

***CORY LAKES
COMMUNITY DEVELOPMENT DISTRICT***

Advanced Meeting Package
Regular Meeting and Closed Session

Date/Time:
Thursday, May 15, 2025
6:00 P.M.

Location:
Cory Lake Beach Club
10441 Cory Lake Drive
Tampa, Florida 33647

Note: The Advanced Meeting Package is a working document and thus all materials are considered DRAFTS prior to presentation and Board acceptance, approval, or adoption.

Cory Lakes Community Development District

c/o Kai

2502 N. Rocky Point Dr. Suite 1000

Tampa, FL 33607

813-565-4663

Board of Supervisors

Cory Lakes Community Development District

Dear Supervisors:

A Meeting of the Board of Supervisors of the Cory Lakes Community Development District is scheduled for **Thursday, May 15, 2025, at 6:00 P.M.** at the **Cory Lake Beach Club, 10441 Cory Lake Drive, Tampa, Florida 33647.**

The advanced copy of the agenda for the meeting is attached along with associated documentation for your review and consideration. Any additional support material will be distributed at the meeting.

The agenda items are for immediate business purposes and for the health and safety of the community. Staff will present any reports at the meeting. If you have any questions, please contact me. I look forward to seeing you there.

Sincerely,

Larry Krause

Larry Krause

District Manager

813-565-4663

CC: Attorney
Engineer
District Records

District: CORY LAKES COMMUNITY DEVELOPMENT DISTRICT

Date of Meeting: Thursday, April 17, 2025

Time: 6:00 P.M.

Location: Cory Lake Beach Club
10441 Cory Lake Drive
Tampa, Florida 33647

Supervisor	Position	
Ann Belyea	Chairman	
Ronald Acoff	Assistant Secretary	
Cynthia McIntyre	Assistant Secretary	
Juan Aliaga	Assistant Secretary	

ZOOM: <https://us02web.zoom.us/j/3900480969>

Call In: +1 305 224 1968

Meeting ID: 390 048 0969

Passcode: 54321

Mute/Unmute: *6

Agenda

For the full agenda packet, please contact corylakes@hikai.com

- I. Call to Order / Roll Call / Pledge of Allegiance**
- II. Chairman's Opening Comments**
- III. Other Supervisors' Opening Comments**
- IV. Audience Comments** – *(limited to 3 minutes per individual on agenda items)*
- V. Business Items**

A. Consideration/Appointment of Seat No. 3 – Term Expires: 11/2028

- 1. Apple, Todd **Exhibit 1**
- 2. Carpenter, Richard **Exhibit 2**
- 3. Forbes, AJ **Exhibit 3**
- 4. Foster, Ryan **Exhibit 4**
- 5. Harvey, Mike **Exhibit 5**
- 6. Mitchell, Logan **Exhibit 6**
- 7. Ramphal, Harry **Exhibit 7**

B. Consideration/Adoption of Resolutions

- 1. 2025-07, Designating Officers **Exhibit 8**
- 2. 2025-08, Amending FY 2024/2025 Budget **Exhibit 9**
 - a. Exhibit A: FY 2024/2025 Amended Budget

3. 2025-09, Approving Proposed Budget and Setting Public Hearing

Exhibit 10

a. Exhibit A: FY 2025/2026 Proposed Budget

C. Discussion: 2025 Reserve Study

Exhibit 11

VI. Vendor Updates

A. District Engineer: Johnson Engineering, Inc.

B. Envera

1. Discussion: Refund Options

C. JCS Investigations

D. Juniper – Maintenance Quality Inspection Report conducted on April 16, 2025

Exhibit 12

1. Consideration/Approval of Proposals:

a. Replacement of Sod in Selective Areas - \$2,250.00

Exhibit 13

b. Installment of Gold Lantana (Clubhouse) - \$925.00

Exhibit 14

c. Installation of Plants (Tennis Courts) - \$4,605.00

Exhibit 15

d. Removal of Bottle Brush Trees (Tennis Court) - \$2,475.00

Exhibit 16

e. Removal of Bottle Brush Trees (Tennis and Basketball Courts) - \$4,725.00

Exhibit 17

f. Removal of Reclinata Palm (10618 Cory Lake Dr.) - \$350.00

Exhibit 18

E. Steadfast – Waterway Inspection Report conducted on May 7, 2025

Exhibit 19

1. Consideration/Approval of Midge Fly Control and Maintenance (Pond 8) Proposal - \$13,134.00

Exhibit 20

VII. POA Reports

VIII. Financial Items

A. Consideration/Acceptance of April 2025 Unaudited Financial Statements

Exhibit 21

1. Variance Report

2. YTD General Ledger

Exhibit 22

3. Discussion: ADP Refund

B. Discussion: Forensic Audit Services

1. CRI Advisors

Exhibit 23

2. DiBartolomeo, McBee, Hartley & Barnes

Exhibit 24

IX. Approval of Minutes

A. Regular Meeting: April 17, 2025

1. Summary of Motions **Exhibit 25**
2. Meeting Minutes **Exhibit 26**

B. Budget Meeting: April 22, 2025

1. Summary of Motions **Exhibit 27**
2. Meeting Minutes **Exhibit 28**
3. Action Item List as of May 8, 2025 **Exhibit 29**
4. Contract List as of May 8, 2025 **Exhibit 30**

X. Staff Report

A. District Counsel: Straley Robin Vericker, P.A.

1. Update: 17923 Cachet Isle
2. Discussion: Resolution 2022-06, Adopting Updated Parking and Towing Policy on District Owned Property **Exhibit 31**
3. Discussion: Review of Pages 1-4 of CDD Revised Policies as of January 2025 (30 minutes) **Exhibit 32**

B. Office Administrator: Joe Gibson

1. May 2025 Report **Exhibit 33**
2. May to July Calendar **Exhibit 34**
3. Discussion: Cereal for Summer Event **Exhibit 35**
4. Beach Club Financials **Exhibit 36**

C. Facilities Manager: Joe Gibson

1. May 2025 Report **Exhibit 37**
2. Discussion: Hockey Rink Conversion
3. Discussion: Pool Hours
4. Consideration/Approval of Proposals:
 - a. Bandu – Pool ADA Lift Repair - \$4,756.05 **Exhibit 38**
 - b. Precision Sidewalk –Trip Hazard Repair - \$52,445.00 to \$55,067.00 **Exhibit 39**
 - c. CIO – Workstation Replacement - \$5,084.90 **Exhibit 40**

D. District Manager: Kai

1. Presentation of Registered Voters as of April 15, 2025: 2,192
2. FY 2024-2025 Meeting Schedule
3. Quorum Check for Regular Meeting and Closed Session –
06/24/2025 at 6:00 p.m.

Exhibit 41

Exhibit 42

XI. Audience Comments – New Business – *(limited to 3 minutes per individual)*

XII. Supervisor Requests

XIII. Closed Session – *Private Discussion of Security System (Exempt from Sunshine and Public Records Laws)*

- A. Open Closed Session
- B. Discussion: Amenity Access, Cameras, Gates, Rover, Resident Issues,
Pool Security, Playground Security, Amenity Center Security
 1. Envera
 2. JCS Investigations
- C. Close Closed Session

XIV. Adjournment

Cory Lakes

Community Development District

EXHIBIT

1

AGENDA

Todd A. Apple

Tampa, FL ▪ ToddApple@verizon.net ▪ 302.290.0992 (m)

Global General Management

Accomplished **Sales, Marketing and Manufacturing Executive** expert at leading teams in strategic planning, new product launches and strong financial results. Deep background in engineering combined with a legal education and two decades of experience driving domestic and international businesses provide the know how to achieve sustainable revenue growth in complex, challenging business environments. Drive growth and obtain organizational consensus through exceptional communication and relationship management skills. Experience living/working internationally while gaining a keen ability to work with diverse cultures.

Professional Experience

Masonite International, Tampa, FL

Vice-President, General Manager - USA Wood Door Division **2018-2022**

- Led and directed the \$65 million revenue USA Wood Door Division increasing EBITDA Margins to 25%
- Integrated two acquisitions into a single entity; Designed and Executed Operations and Sales Organization
- Executed capital expansion projects into two new facilities in Howell, MI and Arlington, TX

Director, Wholesale Channel Marketing- Masonite Residential **2015-2018**

- Created All Products Distributor President's Council
- Lead Marketing Organization to create and execute Distribution Growth Plans – Launched new Door System

DuPont Company, Wilmington, DE

Director, Government Marketing, DuPont Government Marketing and Government Affairs **2010-2014**

- Built new business serving the US Federal Government, Department of Defense to \$300 million in annual revenues.
- Created, staffed, trained, and managed cross-cultural, interdisciplinary team influencing key government stakeholders and driving new business. Achieved pipeline of new business development initiatives, valued at \$300 million.
- Secured collaborative technology agreements with key government R&D agencies, increasing access to critical science capabilities for DuPont to streamline the innovation process and increase the innovation pipeline.

Director, Distribution and Channel Transformation, DuPont Building Innovations **2009-2010**

- Developed new businesses models that transformed DuPont Surfaces Distribution Relationships.
- Redefined business relationships between DuPont and distributors. Increased efficiencies and gained market share thru increase information sharing models (e.g. inventories, sales pipeline) and uniform sales development methodologies
- Developed alternative route-to-market strategy, ensuring continuity of product supply to marketplace during economic crisis in US construction market due to impending insolvency of key distributors.
- Conceived and negotiated innovative business transaction by selling distribution rights and various assets (e.g. customer lists, inventories), avoiding negative \$6 million earnings impact in 2ndQTR09 due to impending distributor bankruptcies.

Business Director-Americas, DuPont Building Innovations

2007- 2009

- Directed \$640 million Building Innovations business, with full P&L responsibility for US, Canada, and Latin America.
- Led the sales and marketing integration of two internal businesses with very different cultures: DuPont Tyvek® and DuPont Corian® & Zodiac®. Drove marketplace synergies, making it easier to meet the needs of Architects, Builders and Retailers.
- Executed the market introduction of a new series of DuPont Corian® solid surfaces that was truly differentiated, staving off intense Asian competition while reinvigorating brand with consumers.
- Reorganized design, achieving \$15 million reduction in fixed costs. Maintained market-leading position in the industry in advance of unprecedented construction market collapse and intense competition

Business Director-Asia Pacific, DuPont Nonwovens, Shanghai, China

2004-2007

- Based in Shanghai, China, led the DuPont Nonwovens Asia Pacific Region (Japan, Korea, China, Taiwan, India, ASEAN) with full P&L responsibility for a \$180 million business.
- Defined and executed business development strategies for emerging markets including strategic staffing for China and India, driving 25% growth.
- Spearheaded DuPont China construction market business opportunity assessment, defining key sub-geographical markets, product offerings and key partners
- Selected to serve as a Board Director for a manufacturing joint venture in China (DuPont-Dayuan Non-woven Fabric Company Limited) responsible for providing a high-quality China source of spunlace fabrics to US markets
- Led strategic assessment of the Nonwovens Portfolio of businesses and realignment of resources, maximizing impact.
- Drove Six Sigma methodology implementation into the Asia Pacific Region, increasing key decision-making skills of Asian team while also increasing portfolio breadth and success of projects across the region

North American Tyvek® Weatherization Systems Business Manager, DuPont Nonwovens

1999-2003

- P&L responsibility for \$130 million business and drove double-digit sales growth each year. 2000 sales increased 13%.
- 2001 sales increase 17%, 2002 sales increase 17%, 2003 increase 20%
- Implementation of market segmentation business model that expanded the addressable market through new product introductions into the residential stucco façade, light-commercial and window flashing markets.
- Awarded the 1999 DuPont Corporate Marketing Excellence Award in recognition of business model design and channel management strategy

Western Region Market Manager Tyvek® Weatherization Systems, DuPont Nonwovens,

1997-1999

- Responsibility for \$10 million sales revenue
- Introduced New Product to market generating additional \$6 million in sales
- Grew business in Western Region 30%

Production Supervisor, DuPont Sontara® Technologies, Old Hickory, TN

1995-1997

- Supervised 27 union member production team
- Developed employee training database

Medical Marketing Specialist, DuPont Sontara® Technologies, Old Hickory, TN

1993-1995

- Managed \$12 million Medical Specialties business, co-managed a \$100 million medical fabric business
- Lead a team of three companies to reduce system costs by \$1.3 million/year
- Awarded the 1995 Corporate DuPont Marketing Excellence Award in recognition of ability to work with entire value chain to redesign products and reduce overall system costs

Kevlar® Process & Industrial Applications Engineer, Richmond, VA / Londonderry, Northern Ireland **1987-1993**

- Responsible for Kevlar® manufacturing process control and yield improvements
- Member of Mfg. start-up team in Londonderry, Northern Ireland – 4 months
- New Business Development – Kevlar® M/B

EDUCATION AND PROFESSIONAL DEVELOPMENT

Doctorate of Jurisprudence, Nashville School of Law, Nashville, Tennessee, May 2000

- Admitted to practice law by Tennessee State Bar, October, 2000

Bachelor of Science, Chemical Engineering with High Honors, University of Tennessee, June 1987

Six Sigma, Green Belt Certified, December 2003

BOARD POSITIONS

Dept. of Engineering Dean's Board of Advisors, University of Tennessee, 2014-2020

Board of Director for Bristol West End Condominium Association, Nashville, TN 2021

Former Board of Director of Brandywine Homeowners Association

Board of Director for DuPont Joint Venture in Beijing, China

COMMUNITY INVOLVEMENT

PA Board of Supervisors, Vice-Chairman of the Board 2011-Present, Elected Official: Bethel Township,

Wilmington Drama League, Lead Role in Death of a Salesman

Brandywine Youth Club- Basketball Coach (ages 10-13) – 4 years

Middle School Sunday School Teacher 2012-2015

Mandarin Chinese, Two years language lessons In-Country

Music City Marathon Runner (successfully finished) 1994

Cory Lakes

Community Development District

EXHIBIT

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AGENDA

RICHARD CARPENTER

Contact

10845 Cory Lake Drive
Tampa, FL 33647
203-232-5121
rich.carpenter@verizon.net

Larry Krause
District Manager
HiKai
2502 N. Rocky Point Dr.
Tampa, FL 33607
Larry@HiKai.com

Dear Larry,

I am submitting an application to fill the unoccupied term of Supervisor for the Cory Lake Isles CDD.

You will see from my enclosed resume that I have all the requisite qualifications, as well as the interest and desire to serve the community.

I would like very much for the existing Board members to review my resume in the hopes of their appointing me Supervisor.

Sincerely,

Richard Carpenter

Enclosure: Resume

RICHARD CARPENTER

10845 Cory Lake Drive | Tampa, FL | 203-232-5121 | rich.carpenter@verizon.net

OBJECTIVE

To fill the unexpired term of Cory Lake Isles Supervisor

EXPERIENCE

High School Teacher of English and Photography - 16 years

Jostens Independent Yearbook Sales Representative – 26 years

EDUCATION

Masters Degree plus 30 credits in English

MILITARY SERVICE

Massachusetts National Guard – 6 years

LEADERSHIP

College Student Council Vice-President – 2 years

Track Coach – 6 years

Yearbook Adviser – 10 years

Teachers' Association Negotiator, Vice-President, President – 12 years

CLI Facilities Manager during John Darling's absences – 3 years

CORY LAKE ISLES VOLUTEER WORK

2010 to present - Attended in their entirety all CDD meetings, except for those missed during the month of family vacation

2011 - Member of the Cory Lakes Strategic Plan Committee - to implement a vision and long-range plan for the community called Vision 2020

2011 to dissolution – Member and Chairman for approximately 10 years of the Landscape, Aquascape and Facilities Committee to bring to fruition community improvements – some of which are: the community pool and playground, remodel of the beach club, expansion of the fitness center, addition of 2 tennis courts, resurfacing of courts and skate park, addition of a volleyball court, redo of Morris Bridge entrance center island plantings, addition of playground and landscaping to Capri, addition of fountains at the Cross Creek gatehouse and Capri ponds, landscape lighting at both entrances, and numerous landscape recommendations.

2012 -2013 Collated, indexed and wrote in consistent wording the CDD Rules and Regulations for All Amenity Facilities

Cory Lakes

Community Development District

EXHIBIT

3

AGENDA

A.J. (Amal J.) Forbes

(Cell) 813-482-5451

clinwktbb@gmail.com

1 May 2025

Larry Krause
District Manager
Cory Lakes Community Development District
2163 East County Line Road #225
Lakeland FL 33813

To Whom It May Concern:

I am delighted to enclose a copy of my resume for the position of

Candidate, Cory Lakes Development District (CDD) Board of Supervisors Seat #3

I would appreciate your consideration and believe my Government Experiences and Volunteer Services qualify at the highest level.

I have been a resident of this beautiful community for more than 23 years, during which time I have served the community in various volunteer capacity and the CDD as the Chair for the Security Committee until the dissolution of that committee. Under my leadership, the Security Committee achieved multiple goals including introducing Mobile Vaccine Clinics hosted at the Clubhouse, placement of the Electronic Billboards, adding Speed Radars, increased Perimeter Fences, improved Community Street Lights, implementation of an Emergency Action Plan for Natural and Man-Made Disasters, rewriting of our guards Post-Orders and helping residents navigate the impact of COVID-19.

Since the dissolution of the Security Committee, I have continued my signature support for the community as the founder and current coordinator for both the Keep Tampa Bay Beautiful and our award winning (twice) Neighborhood Watch programs.

I believe my experience in support of the community and my dedication to making Cory Lake Isles the best it can be, makes me more than qualified as a candidate to serve our community via the CDD and hereby submit my name for consideration to fill the vacant seat.

Respectfully yours,

A.J. (Amal J.) Forbes
Resident

A.J. (AMAL J.) FORBES

(Cell) 813-482-5451

clinwktbb@gmail.com

Candidate, Cory Lakes Development District (CDD) Board of Supervisors Seat #3

SKILL SUMMARY

Alert and detail-oriented Supervisor with over 15 years of experience in leading and managing military and private non-security/government security operations. Skilled in conducting risk assessments, implementing security protocols, and monitoring surveillance systems. Proven track record of successfully leading multifaceted teams to maintain safety, health and security of personnel and property. Facilitated open and honest communication with customers, with a goal to ensure that the leadership vision and mission are achieved. Diligent and focused professional with excellent decision-making and crisis-management skills in high-pressure situations.

- Acted as the primary advisor to the command staff on matters, representing the concerns and welfare of the department while also ensuring the command directives are understood and carried out, effectively bridging the gap between leadership and the lower ranks, maintaining morale, professional development and mission readiness within the unit.
- Highly effective team-player with strong leadership skills and a proven track record at setting and achieving realistic goals. Mission focused, attention to details and meticulous organizational skills are second to none. Flexible and Multitasked disciplines. Versed in Microsoft Applications including Microsoft Teams, Word, PowerPoint, Outlook and Excel.
- Responsible for a wide range of financial duties, including budgeting, disbursing of funds, accounting transactions, and ensuring the proper use of financial resources.

RELEVANT GOVERNMENT EXPERIENCES State/Federal Government

Law Enforcement

State Government

- Lead collaborator to identify potential problems in advance for activities and protest: Developed training task list to protect the vital resources of the Global Center
- Act as liaison by providing essential duties to support law enforcement officers
- Assisted with dozens of crime prevention and community outreach engagements
- Responded to at least 150 traffic controls, found property recoveries, faulty alarm, medical emergencies and stuck elevators events in pursuit of building relationships with the community to promote safety: Led registration of over 250 personal properties
- Communicated with operational staff and provides additional training as needed

Training Support

Federal/State Government

- Provided occupational safety and health educational outreach to small businesses within the state of Florida to save lives by reducing workplace illnesses and injuries

- Intuitive business practices prepositioned the success of the overall business model by upscaling sustainable strategies before and during the COVID-19 Pandemic
- Served as event liaison for internal/external activities for the department
- Developed operational policies and procedures, in line with department-wide policies and guidance, and monitors activities to ensure compliance
- Served as liaison to facilitate Information Technology, Parking and Transportation Services, and other partners to ensure efficient maintenance of the department
- Assisted with on-site safety and health hazard assessments and prevention
- Worked to identify existing or potential facility problems and coordinated with partners to ensure a timely response while taking care to minimize work interruptions
- Ensured routine and urgent activities are set up for success and able to be executed properly, and sees activity through until full execution
- Interacted professionally with clients while building relationships within the community
- Consistently exceeded organizational goals with a 96% yearly customer rating
- Accepted and carried out all responsibilities through resourcefulness and self-reliance
- Conducted trend monitoring and analysis to reduce risk and improve safety
- Extracted statistics to create key performance indicator metrics for executive-level review; hosted and attended regularly scheduled in-person and virtual meetings

Supervisory and Customer Centered/Quality Service

Federal Government

- Facilitated in the delivery of gold customer services, operational readiness and world class continuous compliance with nationally recognized standards
- Assistant to the director in overseeing the quality initiatives for the command staff
- Directly and indirectly supervised over 100 military and non-military employees
- Performed numerous quarterly staff reviews and prepared annual evaluations
- Planned, organized and directed hundreds of operations and training of staff to ensure compliance with all applicable regulations, policies, and operating standards
- Instrumental in the design and practicality of a new medical center
- Best practice recognition; management technique Instrumental in the saving lives

Financial Services Supervisor

Federal Government

- Developed and efficiently Managed Budgets
- Managed administrative and financial resources to support over 95,000 clients
- Processed payments for various expenses
- Maintained accurate records, tracking expenses and revenues, and prepared reports
- Processed payments for various expenses
- Assisted with audits to ensure the proper handling of financial resources
- Instrumental in researching fraudulent claims: Net reimbursement of \$3.3 million

RELEVANT VOLUNTEER EXPERIENCES

Cory Lake Isles (CLI) and Federal Government

- Founder and Coordinator, CLI Neighborhood Watch Program (Active)
- Founder and Coordinator, CLI Keep Tampa Bay Beautiful Program (Active)
- Chairman and committee member, CLI Security Committee (Inactive)
- Committee member, CLI Landscape Committee (Inactive)
- Health & Safety President - Parents, Teachers & Students Association (Inactive)
- Volunteer Mothers Against Drunk Driving - MADD (Inactive)
- Volunteer Students Against Destructive Decisions - SADD (Inactive)
- Library Aide - Catalog and barcode over 10,000 new books and magazines (Inactive)

AWARDS

- Recipient, 2024 Department Commendation and Excellent Service Awards
- Recipient of the Organizational 2019 Outstanding Staff Team Award
- Voted by Tampa Police as the best Neighborhood Watch Program in 2019 and 2016
- Former License Practical Nurse
- Recipient of the Organization Management Award for consistently maintaining an efficient work practice
- Fred T. Rodgers Memorial Award for Lasting Impact on Volunteerism
- Health and Safety Award - Parents, Teachers and Students Association
- Volunteer Plant the Seeds of Kindness 1000 Hours Award
- Outstanding Volunteer for Efforts Made that a World of Difference Award
- Several Air Force Achievement Awards for exemplary behavior, efficiency and fidelity
- Several Air Force Commendation Awards for significant honor and meritorious service



Cory Lakes

Community Development District

EXHIBIT

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AGENDA

Ryan J. Foster
10749 Cory Lake Drive
Tampa, FL 33647
651-274-4241 RyanFosterLCAM@gmail.com

EDUCATION AND CERTIFICATION

Licensed Real Estate Sales Associate (FL Lic. # SL3617418)
Licensed Community Association Manager (FL Lic. # CAM61043) 2024

Associate of Applied Science, Automotive Technology – Dunwoody College of Technology, Minneapolis, Minnesota 2009

- Perfect Attendance Award, Valedictorian and Dean's List, Dunwoody College of Technology
- ASE Re-Certified Parts Professional
- ASE Certified Automobile Technician

PROFESSIONAL EXPERIENCE

RESIDENTIAL and COMMERCIAL PROPERTY MANAGER/UNIVERSAL AGENT/SELF-EMPLOYED, Tampa, FL 2023-CURRENT

- Worked with commercial owners to handle the physical needs of their properties
- Worked with residential owners to list, lease and maintain their properties
- Advised several clients on how to handle certain situations with their HOA, comply with Florida statutes and make informed decisions
- Obtained quotes from vendors for several residential needs such as solar or demolition

STELLANTIS, AUBURN HILLS, MI 2025-CURRENT
Area Corporate Advisor

- Monitor operations of 6 dealerships including financials
- Specialized focus on minimizing potential buybacks, litigation and Florida lemon law cases
- Work directly with the manufacturer to identify problems with suppliers, manufacturing and dealer processes

REYNOLDS and REYNOLDS, Tampa, FL 2021-2023
Advanced Service Consultant

- Worked extensively with upper management of multimillion dollar corporations in ensuring smooth transition to new software. Trained management and staff in proper use of software
- Consulted with upper management of over 100 car dealerships on a regular basis regarding trends, and best practices to increase sales and reduce costs
- Maintained confidential data to ensure compliance with the GLBA (Gramm-Leach-Bliley Act)

BRANDON HONDA, Tampa, FL 2019-2021
Assistant Service Manager

- Due to the high turnover of associates, often trained new associates on software and selling skills
- I prepared a monthly report for upper management tracking the training, financial metrics, and sales of all 25 service advisors; when needed, counseled service advisors regarding their sales metrics to help them improve at the company
- Responsible for the management (based on the sales metrics) and firing (as needed) of service technicians.
- As a key holder I was responsible for opening the store daily, and responsible for providing sales totals to the upper management daily
- Received the employee of the month award within the first three months of employment and consistently was one of the highest ranked employees at Brandon Honda and American Honda

LEXUS of TAMPA BAY, Tampa, FL 2016-2019
Assistant Service Manager

- Received second highest rating in customer satisfaction surveys out of 775 employees in Lexus Southeast Region in 2018
- Received rating of #15 out of 775 in remaining 3 years at Lexus
- For 4 years I consistently received the highest rating in customer satisfaction surveys among all Lexus of Tampa employees
- Responsible for quality control to ensure the technicians completed the job as required, preventing several catastrophic errors/car accidents
- Served as liaison between the customer and technician to ensure the repair was done correctly and on time, ensuring customer concerns and complaints were completed to their satisfaction
- Responsible for ensuring all documentation was done correctly consistent with policies and procedures, state laws, federal laws and OSHA

AMERICAN HONDA MOTOR CO., Minneapolis/Jacksonville/Tampa 2008-2016
Vehicle Technician, Service Advisor, Corporate Trainer

- Responsible for OSHA and EPA compliance within the service department
- Ensured that the service department complied with specific standards to maintain their Express Certification
- Diagnosed, repaired, and maintained customer vehicles, frequently repairing "lemon law" cars!
- Recognized as top producer and consistently ranked number 1 in shop production
- Processed/prepared large volumes of new vehicle inventory from Honda and other dealers
- Trained Technicians, Porters and Dispatchers
- Express Foreman (President's Award 2009, '10, '12, '13 and '15)
- Consulted with American Honda regarding any mechanical problems noted with new models

NAPA AUTO PARTS/CSK AUTO, Hudson, WI 2003-2008
Manager, Counter & Commercial Sales, Warranty Administrator

- Supervised and dispatched numerous delivery drivers
- Responsible for loss prevention-Returned alleged defective products to suppliers
- Responsible for 5 employees and their overall management including firing as needed

Cory Lakes

Community Development District

EXHIBIT

5

AGENDA

Larry Krause

From: Michael Harvey <mharve3@live.spcollege.edu>
Sent: Wednesday, April 30, 2025 7:31 PM
To: Larry Krause; vbabbar@srvlegal.com
Subject: Open CDD Seat

My name is Mike Harvey.

I have been a resident for seven years.

I have experience in local and federal government as well as law enforcement and military affairs.

Last year I had the pleasure to serve on the covenant rewrite committee, on behalf of the POA. We were able to get the first amendments approved for this community, in over a decade. We did so by working together, leaving drama and politics outside of the process.

My work in the State legislature (most recently my work on HB1203) affords me a unique perspective of laws as they pertain to planned communities. As a law enforcement official, I'm no stranger to the need for strong security. My experience will be invaluable to the board when vetting contracts for CLI security. Finally, my experience as a small business owner gives me the knowledge needed to balance the books, and always negotiate competitive contracts to preserve homeowner capital.

My lot has never received a fine. I have received one notification for trash cans because the LCAM we had at the time didn't know that we could put the dumpsters on the street, she thought they had to be on the curb. The POA rescinded the notice. After the devastating hurricanes, I received a notice for the temporary tarp but up by the insurance company. I worked hard to keep the insurance company's feet to the fire and I'm happy to report that a crew should be at my home this week for the permanent repair. I was able to get done in 5 months which has taken people years to do. My property has professional lawn care service, and my home, driveway, and even the curb are power washed regularly. Being a part of the CDD carries a responsibility to maintain your home in a manner that is representative of the community's goals.

I have no personal relationships with any other members of this community. That along with my initial move-in date, are crucial for two reasons.

First, I don't have any bias for or against anyone. I'm completely neutral and above the current wave of CLI drama. I don't participate in any social media groups connected with CLI, and I plan on keeping it that way. I will communicate with other residents about the needs of our community through meetings and the official email address to maintain transparency and the spirit of the Sunshine Laws.

Second, I moved in right after most of the drama that has encapsulated this neighborhood began, so I have no vested interest in the ancient past. My goal is to move our neighborhood forward into the future.

As a father of five children, I understand the needs of families with children and their unique need to have safe infrastructure and unparalleled security.

I have attended meetings and understand the needs of the community. We face two immediate problems. Our residents feel that our neighborhood and infrastructure have gone into decline. Our second greatest challenge is that residents have lost confidence in some of the CDD supervisors because of conduct unbecoming a supervisor, and lack of participation in meetings by some other supervisors. Being in the military I understand the chain of command. A supervisor's place is not at community offices or amenities trying to impose control over other residents and CDD staff. I also understand the time commitment, showing up and doing the work.

In conclusion, I'm not asking to be considered for this position because of some sort of vanity project. I'm genuinely concerned about the conduct of have seen over the past couple of weeks from other people who want the seat for whatever reasons they have. Some are engaged in online fights and in-person confrontations, and others have massive conflicts of interest and have the potential to overstep the boundaries, something that the community feels we are already dealing with from (some) current CDD supervisors that may cost this community higher insurance premiums. I was reluctant to ask to be considered because when I come home, like everyone else, I want to feel as if I'm in my castle. However, when good people than by and do nothing when they see a problem, they are part of the problem. I have but one objective. Use CLI resources in the most effective ways possible to maintain a high standard of living while helping keep the supervisor meeting focused and productive without the sideshow distractions.

I'm available for an interview if it pleases the board. Thank you for your time and attention. I look forward to your prudent decision and support whatever direction the board chooses.

Michael Harvey

Cory Lakes

Community Development District

EXHIBIT

6

AGENDA

Larry Krause

From: Ryan Foster <vtecsupreme@yahoo.com>
Sent: Thursday, April 24, 2025 8:28 PM
To: Larry Krause; Keyza Rivera
Cc: jaliaga@corylakescdd.net; Cynthia McIntyre; abelyea@corylakescdd.net; racoff@corylakescdd.net
Subject: CDD Supervisor Seat 3 Vacancy

CDD Supervisors,

My name is Logan Anthony Mitchell. As there's a CDD supervisor seat vacancy I'm writing to submit my name for consideration to be appointed to that seat.

Since 1999 I've been a resident and homeowner in Cory Lake Isles. I've built 6 homes; I now own 2. During this time, I've seen many changes in this community. Some were good and some were not. Previously, I served on what's now known as the DRC. I believe that I'm a good fit for this seat for the following reasons:

- I don't speak to supervisors so there's no risk of me violating sunshine laws
- I don't use social media, and it sounds like district council recommends against doing so
- I have a vested interest in this community after living here so long and paying what I pay to live here
- I know the history of this community (the good and the bad)
- I'm very aware of what items need attention in this community
- The visual appearance of Cory Lake Isles concerns me, and I'm dissatisfied with it
- Unlike some of the possible appointees I have zero "ghosts in my closet"
- I retired in 1996 and have the time to dedicate to the position
- I'm never late unlike multiple recent supervisors
- I take a lot of pride in the appearance of both of my properties, to present a good image to the community and visitors
- I don't waste money, but understand when it needs to be spent
- Both of my properties are on the lake and my insight regarding that may be helpful, as the majority of the supervisors don't live on the lake

Being retired, I'm not going to create a resume. Here's a short list of the businesses I've personally owned and operated in the past:

- A travel agency
- A dry cleaning business
- A vending machine business
- 2 hair salons
- An Amazon business
- Retail convenience stores
- Multiple restaurants for 35 years
- A private car service
- An overseas corporation
- 2 foster homes caring for 24 children
- A courier service for legal documents
- A ceramic mold business
- A rental property business

I believe due to my tenure as a resident, knowledge of CLI history, genuine vested interest and private nature...that I'm the best fit for the open seat. There are no alliances between residents and I, as I keep to myself.

Please carefully consider my request to be appointed, as we all want Cory Lake Isles to be the best it can be. Thank you very much in advance. I look forward to seeing each of you in person at the May 2025 CDD meeting.

Very Respectfully,
 -Logan Anthony Mitchell
 10749 Cory Lake Drive & 10603 Cayman Isle Court

P.S. I use Ryan Foster's email address almost all the time, as I don't use email. I understand as a CDD supervisor that I'll have my own Cory Lake Isles CDD email address, and that's not a problem.

Cory Lakes

Community Development District

EXHIBIT

7

AGENDA

Larry Krause

From: Harry Ramphal <hramphal@gmail.com>
Sent: Friday, April 25, 2025 11:48 AM
To: abelyea@corylakescdd.net; Larry Krause; Vivek K. Babbar; racoff@corylakescdd.net
Subject: Candidacy for CDD seat 3

Dear Cory Lake Isles CDD Supervisors,

I hope this message finds you well. I am writing to formally submit my candidacy for Seat 3 on the Cory Lake Isles Community Development District (CDD) Board.

As a proud resident of Cory Lake Isles for the past two decades, I have developed a deep appreciation for our community and its unique qualities. My commitment to enhancing the living experience in our neighborhood has been evident through various roles I have undertaken over the years. Notably, I have served on the CDD Finance Committee and the Security Committee, where I contributed to vital discussions and initiatives aimed at ensuring the safety and financial health of our community.

In addition to these roles, I had the honor of serving as President of the Cory Lake Isles Property Owners Association (POA) for three years. During my tenure on the POA, I worked closely with the CDD, helping to foster collaboration between our organizations and addressing the diverse needs of our residents. This experience has equipped me with valuable insights into the operations of the CDD and the opportunity to engage directly with residents on matters that impact our quality of life.

My passion for community service extends beyond committee work. I am dedicated to promoting cohesiveness, communication, and transparency among residents. I am currently serving on the POA.

I believe that my extensive experience, coupled with my unwavering dedication to improving the quality of life in Cory Lake Isles, positions me as a strong candidate for this role. I am eager for the opportunity to contribute further to our wonderful community and to work collaboratively with fellow board members to achieve our shared goals.

Thank you for considering my application. I look forward to the possibility of serving on the CDD Board and continuing to make a positive impact in Cory Lake Isles.

Warm regards,
Haresh Ramphal
347-612-7644
Hramphal@gmail.com

Haresh Ramphal

Cory Lakes

Community Development District

EXHIBIT

8

AGENDA

RESOLUTION 2025-07

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

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

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

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

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

<u>Ann Belyea</u>	Chair
_____	Vice-Chair
<u>Andy Mendenhall</u>	Secretary
<u>Kerri Robertson</u>	Treasurer
<u>Sonia Valentin</u>	Assistant Treasurer
<u>Larry Krause</u>	Assistant Secretary
_____	Assistant Secretary
_____	Assistant Secretary
_____	Assistant Secretary

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

PASSED AND ADOPTED this 15th day of May 2025.

ATTEST:

**CORY LAKES COMMUNITY
DEVELOPMENT DISTRICT**

Name: _____
Secretary / Assistant Secretary

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

Cory Lakes

Community Development District

EXHIBIT

9

AGENDA

RESOLUTION 2025-08

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE CORY LAKES COMMUNITY DEVELOPMENT DISTRICT AMENDING ITS BUDGET FOR THE FISCAL YEAR BEGINNING OCTOBER 1, 2024, AND ENDING SEPTEMBER 30, 2025; PROVIDING FOR SEVERABILITY; PROVIDING FOR CONFLICTS; PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Board of Supervisors (the “**Board**”) of the Cory Lakes Community Development District (the “**District**”) previously adopted its budget for fiscal year 2024/2025;

WHEREAS, the Board desires to reallocate funds budgeted to reflect appropriated revenues and expenses approved during the fiscal year;

WHEREAS, the District is empowered by section 189.016, Florida Statutes to adjust the budget based on actual revenues and expenses; and

WHEREAS, the District Manager has submitted a proposed amended budget to reflect appropriated revenues and expenses approved during the fiscal year 2024/2025 (the “**Amended Budget**”), attached hereto as **Exhibit “A”** and incorporated as a material part of this Resolution by this reference.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD AS FOLLOWS:

1. **Recitals.** The foregoing recitals are hereby incorporated as the findings of fact of the Board.
2. **Amended Budget.** The Board hereby finds and determines as follows:
 - a. That the Board has reviewed the Amended Budget, a copy of which is on the District’s website, on file with the office of the District Manager, and at the District’s Records Office.
 - b. The Amended Budget is hereby adopted and shall accordingly amend the previously adopted budget for fiscal year 2024/2025.
 - c. That the Amended Budget shall be maintained in the office of the District Manager and at the District’s Records Office and identified as the “Amended Budget for the Cory Lakes Community Development District for the Fiscal Year Beginning October 1, 2024, and Ending September 30, 2025”.
 - d. The Amended Budget shall be posted by the District Manager on the District’s official website within five (5) days after adoption and remain on the website for at least two (2) years.
3. **Severability.** If any section or part of a section of this Resolution is declared invalid or unconstitutional, the validity, force and effect of any other section or part of a section of this Resolution shall not thereby be affected or impaired unless it clearly appears that such

other section or part of a section of this Resolution is wholly or necessarily dependent upon the section or part of a section so held to be invalid or unconstitutional.

4. **Conflicts.** This Resolution is intended to supplement the original resolution adopting the budget for fiscal year 2024/2025, which remain in full force and effect. This Resolution and the original resolution shall be construed to the maximum extent possible to give full force and effect to the provisions of each resolution. All District resolutions or parts thereof in actual conflict with this Resolution are, to the extent of such conflict, superseded and repealed.
5. **Effective Date.** This Resolution shall become effective upon its adoption.

Passed and adopted May 15, 2025.

Attest:

**Cory Lakes Community
Development District**

Name: _____
☐ Secretary/☐ Assistant Secretary

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

Exhibit A: FY 2024/2025 Amended Budget

CORY LAKES CDD
ADOPTED FY 2025 GENERAL FUND BUDGET - PROPOSED AMENDED

	FY 2021 ACTUAL	FY 2022 ACTUAL	FY 2023 ACTUAL	FY 2024 ACTUAL	FY 2025 AMENDED v.1	FY 2025 PROPOSED AMENDED	FY 2025 AMENDED V.2
I. REVENUE							
1 ASSESSMENTS LEVY: ALL RESIDENTS	\$ 1,992,645		\$ 2,405,551	\$ 2,534,100	\$ 2,582,867	-	2,582,867
2 ASSESSMENTS LEVY: CACHET		-	2,591	2,664	2,550	-	2,550
3 ALLOWABLE DISCOUNTS (4%)		-	-	(96,628)	-	-	-
4 ASSESSMENTS LEVY - NET	1,992,645	-	2,408,142	2,440,136	2,585,417	-	2,585,417
5 ON-ROLL EXCESS FEES				19,948			
6 INTEREST AND MISCELLANEOUS	283,204	24,974	44,438	99,262	30,000	-	30,000
7 FUND BALANCE FORWARD FROM FY 2024	-		-	26,832	300,000	-	300,000
8 TRANSFER FROM WEIR PROJECT BANK ACCOUNT		700,000	-	28,556	400,000	-	400,000
9 TOTAL REVENUE	2,275,849	724,974	2,452,580	2,614,735	3,315,417	-	3,315,417
EXPENDITURES							
ADMINISTRATIVE EXPENSES							
13 SUPERVISORS FEES	12,200	11,400	10,554	14,200	12,000		12,000
14 PAYROLL SERVICE FEE	793	751	745	4,215	600		600
15 PAYROLL TAXES	933	872	842	1,216	1,225		1,225
16 DISTRICT MANAGEMENT	55,000	55,000	59,449	70,600	70,000		70,000
17 ASSESSMENT ROLL PREPARATION	5,000	5,000	4,583		-		-
18 BOND AMORTIZATION SCHEDULE FEE	-	-	-		-		-
19 DISSEMINATION SERVICES (DISCLOSURE REPORT)	3,000	3,000	2,750		-		-
20 TRUSTEES FEES	7,112	7,112	7,704	3,556	3,558		3,558
21 AUDITING SERVICES	6,400	6,400	6,400	4,600	4,750		4,750
22 ARBITRAGE REBATE CALCULATION	-	-	-		2,500		2,500
23 LEGAL SERVICES - GENERAL	6,643	12,586	16,223	20,136	15,000		15,000
24 DISTRICT ENGINEER	4,505	21,984	12,503	2,460	15,000		15,000
25 INSURANCE - GENERAL LIABILITY & PUBLIC OFFICIALS	33,153	34,837	39,057	54,687	68,188		68,188
26 INSURANCE - WORKERS COMPENSATION	3,792	4,356	4,026	3,799	5,500		5,500
27 LEGAL ADVERTISING	6,051	3,908	3,921	7,937	1,500		1,500
28 BANK FEES	-	-	1,804	600	1,500		1,500
29 CREDIT CARD DISCOUNT	195	227	424		200		200
30 DUES & LICENSES	175	175	175	175	175		175
31 POSTAGE	1,313	3,604	2,873	155	2,000		2,000
32 OFFICE SUPPLIES	631	345	2,362		-		-
33 TAX COLLECTOR - (Amounts are based on fees charged by County)	39,852	27,793	47,747		-		-
34 CONTINGENCIES	1,844	1,432	4,505	699	2,000		2,000
35 COI	-	4,000	-		-		-
36 TOTAL ADMINISTRATIVE EXPENDITURES	188,592	204,782	228,646	189,035	205,696	-	205,696
UTILITIES:							
39 COMMUNICATION	32,482	34,231	39,909	33,027	35,748		35,748
40 WEBSITE	1,056	1,056	557		705		705
41 ADA WEBSITE COMPLIANCE	-	420	210	210	210		210
42 STREETLIGHTS	168,061	213,884	241,863	231,889	251,520		251,520
43 ELECTRICITY	63,288	69,694	82,593	74,180	95,280		95,280
44 PROPANE	-	-	-		400		400

CORY LAKES CDD
ADOPTED FY 2025 GENERAL FUND BUDGET - PROPOSED AMENDED

	FY 2021 ACTUAL	FY 2022 ACTUAL	FY 2023 ACTUAL	FY 2024 ACTUAL	FY 2025 AMENDED v.1	FY 2025 PROPOSED AMENDED	FY 2025 AMENDED V.2
45 WATER, SEWER & IRRIGATION	26,553	26,507	24,975	34,027	24,975		24,975
46 SOLID WASTE REMOVAL	7,656	7,345	9,439	8,553	9,439		9,439
47 SEWER LIFT STATION	20,497	2,390	5,032	11,405	5,000		5,000
48 TOTAL UTILITIES	319,593	355,527	404,578	393,292	423,277	-	423,277
49							
50 SECURITY OPERATIONS							
51 SECURITY STAFFING CONTRACT SERVICES	302,398	393,605	429,911	354,559	411,840	-	411,840
52 SUMMER TIME POOL GUARD	-	-	-	-	24,480	-	24,480
53 ROVER SECURITY SERVICES				91,787			
54 CONTRACTUAL VIRTUAL GUARD	88,908	71,020	55,768	63,946	66,912	-	66,912
55 OFF DUTY POLICING	14,686	14,949	12,050	12,038	16,000	-	16,000
56 TOTAL SECURITY OPERATIONS	405,992	479,574	497,729	522,330	519,232	-	519,232
57 FIELD OFFICE ADMINISTRATION							
58 FIELD MANAGER	63,365	63,200	65,768	50,454	79,000	-	79,000
59 ASSISTANT FIELD MANAGER	6,847	152	-	2,306	18,500	-	18,500
60 OFFICE ADMINISTRATOR	48,044	47,204	54,234	65,305	68,237	-	68,237
61 PAYROLL TAXES	11,569	11,147	14,170	11,700	15,000	-	15,000
62 SEASONAL DECORATIONS	40,500	60,000	58,950	58,950	60,000	-	60,000
63 BEACH CLUB OFFICE EQUIPMENT	2,845	4,024	5,503	4,043	4,500	-	4,500
64 BEACH CLUB OFFICE SUPPLIES	5,178	3,492	4,250	4,976	4,500	-	4,500
65 BEACH CLUB GYM SUPPLIES	20,495	18,237	4,911	9,682	19,000	-	19,000
66 GUARD OFFICE EQUIPMENT	-	230	-	-	1,000	-	1,000
67 GUARD OFFICE SUPPLIES	467	336	244	2,947	1,500	-	1,500
68 COMMUNITY EVENT SUPPLIES	10,623	18,364	13,658	14,573	18,000	-	18,000
69 POOL & BEACH CLUB ATTENDANTS	35,049	32,475	23,785	28,548	26,000	-	26,000
70 MISCELLANEOUS FIELD EXPENSE - Furniture & Court Resurface	-	-	9,450	3,392	125,000	(38,000)	87,000
71 WEIR PROJECT	-	-	-	-	350,000	-	350,000
72 TOTAL FIELD OFFICE ADMINISTRATION	244,982	258,861	254,923	256,876	790,237	(38,000)	752,237
73 PROPERTY MAINTENANCE							
74 LANDSCAPE MAINTENANCE							
75 LANDSCAPING	462,585	473,801	490,148	345,051	348,000	-	348,000
76 MULCH	-	3,150	-	19,245	50,000	-	50,000
77 LANDSCAPE REVIEW CONTRACT	-		2,000	3,000	-	-	-
78 BEACH SAND	-	2,385	-	7,343	6,000	-	6,000
79 ANNUALS & SEASONAL PLANT INSTALLATION	2,416	4,520	4,000	5,240	7,500	-	7,500
80 PLANT REPLACEMENT	38,313	25,272	21,127	18,584	25,000	-	25,000
81 SOD REPLACEMENT	3,387	480			5,000	-	5,000
82 WELL MAINTENANCE - IRRIGATION	614	240	5,659	2,200	3,000	-	3,000
83 IRRIGATION - MAINTENANCE	7,074	15,414	20,311	12,794	7,500	-	7,500
84 TREE REMOVAL, REPLACEMENT & MAINTENANCE	14,613	38,222	47,543	22,850	24,000	-	24,000
85 LAKE & POND MAINTENANCE	45,750	47,165	49,291	59,441	57,600	-	57,600
86 TOTAL LANDSCAPE MAINTENANCE	574,752	610,649	640,079	495,748	533,600	-	533,600
87							
88 FACILITIES MAINTENANCE							
89 OUTSIDE FACILITIES MAINTENANCE	20,887	60,722	117,489	15,556	50,000	-	50,000

CORY LAKES CDD
ADOPTED FY 2025 GENERAL FUND BUDGET - PROPOSED AMENDED

	FY 2021 ACTUAL	FY 2022 ACTUAL	FY 2023 ACTUAL	FY 2024 ACTUAL	FY 2025 AMENDED v.1	FY 2025 PROPOSED AMENDED	FY 2025 AMENDED V.2
90 CAPITAL REINVESTMENT NOTE 2022 REPAYMENT	-	145,396	160,941	155,706	152,000	-	152,000
91 CAR & CART REPAIRS AND MAINTENANCE	9,036	10,140	10,385	11,443	9,000	-	9,000
92 RENTALS & LEASES	13,411	18,368	23,223	10,582	10,740	-	10,740
93 CLEANING	15,062	18,443	18,590	19,117	27,560	-	27,560
94 PEST CONTROL	1,529	1,800	2,000	1,300	1,950	-	1,950
95 SECURITY GATE MAINTENANCE & REPAIR	11,376	14,077	7,746	6,033	5,000	-	5,000
96 SECURITY GATE MAINTENANCE & REPAIR - CACHET	1,621	2,438	5,319	-	2,550	-	2,550
97 MONUMENTS AND SIGNS	3,016	2,624	585	2,320	4,000	-	4,000
98 FOUNTAINS	810	12,045	400	4,294	5,000	-	5,000
99 STORM WATER DRAINAGE	16,391	5,011	22,950	22,800	30,000	-	30,000
100 RECREATIONAL EQUIPMENT MAINTENANCE & REPAIR	30,868	16,622	22,833	27,732	15,000	-	15,000
101 BUILDING EQUIPMENT MAINTENANCE & REPAIR	8,178	14,939	8,728	42,865	10,000	-	10,000
102 PRESSURE WASHING	685	1,250	1,500	875	7,500	-	7,500
103 FACILITIES MAINTENANCE CONTINGENCY						248,000	248,000
104 CONTINGENCY FOR END OF YEAR					-	90,000	90,000
105 PAVER, STREETS AND SIDEWALKS REPAIRS, CLEANING	86,247	59,866	34,810	36,004	125,000	-	125,000
106 TOTAL FACILITIES MAINTENANCE	219,117	383,741	437,499	356,627	455,300	338,000	793,300
107							
108 FACILITIES MAINTENANCE (POOL)							
109 POOL MAINTENANCE	21,417	23,395	22,968	19,650	25,500	-	25,500
110 POOL REPAIRS	2,386	7,204	1,584	10,728	7,000	-	7,000
111 POOL HEATER UTILITIES	11,955	7,873	2,254	926	5,000	-	5,000
112 POOL PERMIT	275	273	275	275	575	-	575
113 TOTAL FACILITIES MAINTENANCE (POOL)	36,033	38,745	27,081	31,580	38,075	-	38,075
114							
115 TOTAL EXPENDITURES BEFORE THER FINANCING SOURCES/USES	1,989,061	2,331,879	2,490,535	2,245,486	2,965,417	300,000	3,265,417
116							
117 OTHER FINANCING SOURCES/USES							
118 INCREASE IN FUND BALANCE - WEIR PROJECT	3,538	-	-	53,784	-	-	-
119 INCREASE IN FUND BALANCE - OPERATING RESERVE				67,527	-	50,000	50,000
120 CAPITAL PROJECTS	-	-	-	-	-	-	-
121 CONTINGENCY	6,538	295,314	-	-	350,000	(350,000)	-
122 TOTAL OTHER FINANCING USES	3,538	-	-	121,311	350,000	(300,000)	50,000
123							
124 TOTAL EXPENDITURES	1,992,599	2,331,877	2,490,535	2,366,797	3,315,417	-	3,315,417
125							
126 NET CHANGE IN FUND BALANCE	290,326	(1,606,903)	(37,955)	247,937	0	-	-
127 FUND BALANCE - BEGINNING	252,368	542,694	919,325	881,370	1,250,619	-	1,250,619
128 INCREASE IN FUND BALANCE				121,312	-	-	50,000
129 LESS WEIR PROJECT FUND BALANCE FORWARD					-		
130 FUND BALANCE ENDING	542,694	(1,064,209)	881,370	1,250,619	1,250,619	-	1,300,619
131							
132 FUND BALANCE USES:	-	-					
133 NonSpendable - Prepaids & Deposits (amts in FY 2022 are from the audit)	106,368	101,092	23,154	28,348	31,165		31,165
134 Operating 2 mos Assigned for FY 2025 - Less Weir Project	-	360,000	474,385	569,245	435,903		435,903
135 Assigned for Weir			295,000	360,000	400,000		400,000

CORY LAKES CDD
ADOPTED FY 2025 GENERAL FUND BUDGET - PROPOSED AMENDED

		FY 2021 ACTUAL	FY 2022 ACTUAL	FY 2023 ACTUAL	FY 2024 ACTUAL	FY 2025 AMENDED v.1	FY 2025 PROPOSED AMENDED	FY 2025 AMENDED V.2
136	Increase in Operating Reserve							50,000
137	Assigned for Capital Outlay							
138	Fund Balance CarryForward Used in FY 2025					300,000		-
139	Unassigned Fund Balance	436,326	458,233	88,831	293,026	83,551		383,551
140	TOTAL FUND BALANCE USE	\$ 542,694	\$ 919,325	\$ 881,370	\$ 1,250,619	\$ 1,250,619	\$ -	\$ 1,300,619

NOTE: The amount advanced in December was a total of \$350,814. The amendment considers forwarding \$300,000 and maintaining \$50,814 in unassigned

FY 2025 Project List

Project	Amount
1 4 Tennis and 1 Basketball courts	\$ 46,000.00
2 Pool Furniture	\$ 24,800.00
3 Wicker Cush.	\$ 5,300.00
4 Clubhouse Floors	\$ 31,000.00
5 Volleyball Court	\$ 29,800.00
6 Lighting for Tennis Courts 3 and 4	\$ 15,000.00
7 Sidewalks	\$ 60,000.00
8 Playground Cover for Capri Isle	\$ 35,000.00
9 2 of 4 Playgrounds Cory Lake Drive	\$ 22,892.00
10 Purchase 40 wall sconces and replace 36, including installation	\$ 18,860.00
11 Tinting Windows in Beach Club	\$ 3,500.00
12 4 Pool Heaters	\$ 24,300.00
13 Tennis Court Fencing/Custom Morris Bridge	\$ 31,000.00
14 HVHC Replacement	\$ 30,000.00
15 Remove trees about tennis court	\$ 8,000.00
16 Pool trash cans	\$ 1,500.00
	<u>\$ 386,952.00</u>

FY 2025 Project Costs		\$ 386,952.00		
Potential Sources	Budget	YTD	Actual as	Remaining
# Budget Line	Expense	of 5/8/2025		Balance
104	Contingency for EOY	\$ 90,000.00	\$ 46,393.00	\$ 43,607.00
Budget Line				
103	Facilities Maintenance Contingency	\$ 248,000.00	\$ -	\$ 248,000.00
				\$ (31,000.00) Clubhouse Floors
				\$ (31,000.00) Tennis Court Fencing/Custom Morris Bridge
				\$ (30,000.00) HVHC Replacement
				\$ (60,000.00) Sidewalks
				\$ (3,500.00) Tinting Windows in Beach Club
				\$ (24,300.00) 4 Pool Heaters
				\$ (29,800.00) Volleyball Court
				\$ (8,000.00) Remove trees about tennis court
				<u>\$ 30,400.00</u>
Budget Line				
89	Outside Facilities Maintenance	\$ 50,000.00	\$ 4,604.05	\$ 45,395.95
				\$ (22,892.00) 2 of 4 playgrounds Cory Lake Drive
				\$ (18,860.00) Purchase 40 wall sconces and replace 36, including installation
				<u>\$ 3,643.95</u> Remaining Balance
Budget Line				
4	Misc Field Expense - Furniture &	Budget Expense	YTD Actual as	Remaining
70	Court Resurface	\$ 87,000.00	\$ 1,109.00	\$ 85,891.00
				\$ (46,000.00) 4 Tennis and 1 Basketball courts
				\$ (24,800.00) Pool Furniture
				\$ (5,300.00) Wicker Cush.
				\$ (1,500.00) Pool trash cans
				<u>\$ 8,291.00</u>

Cory Lakes

Community Development District

EXHIBIT

10

AGENDA

RESOLUTION 2025-09

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE CORY LAKES COMMUNITY DEVELOPMENT DISTRICT APPROVING A PROPOSED OPERATION AND MAINTENANCE BUDGET FOR FISCAL YEAR 2025/2026; SETTING A PUBLIC HEARING THEREON PURSUANT TO FLORIDA LAW; ADDRESSING TRANSMITTAL, POSTING, AND PUBLICATION REQUIREMENTS; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the District Manager prepared and submitted to the Board of Supervisors (“**Board**”) of the Cory Lakes Community Development District (“**District**”) prior to June 15, 2025, a proposed operation and maintenance budget for the fiscal year beginning October 1, 2025, and ending September 30, 2026 (“**Proposed Budget**”); and

WHEREAS, the Board has considered the Proposed Budget and desires to approve the Proposed Budget and set the required public hearing thereon.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD:

1. **PROPOSED BUDGET APPROVED.** The Proposed Budget, including any modifications made by the Board, attached hereto as **Exhibit A** is hereby approved as the basis for conducting a public hearing to adopt said Proposed Budget.

2. **SETTING A PUBLIC HEARING.** The public hearing on said Proposed Budget is hereby declared and set for the following date, hour, and location:

DATE: August 21, 2025

HOUR: 6:00 p.m.

LOCATION: Cory Lake Beach Club
10441 Cory Lake Drive
Tampa, Florida 33647

3. **TRANSMITTAL OF PROPOSED BUDGET TO LOCAL GENERAL PURPOSE GOVERNMENT.** The District Manager is hereby directed to submit a copy of the Proposed Budget to the City of Tampa at least 60 days prior to the hearing set above.

4. **POSTING OF PROPOSED BUDGET.** In accordance with Section 189.016, Florida Statutes, the District’s Secretary is further directed to post the Proposed Budget on the District’s website at least 2 days before the budget hearing date and shall remain on the website for at least 45 days.

5. **PUBLICATION OF NOTICE.** Notice of this public hearing shall be published in the manner prescribed by Florida law.

6. **EFFECTIVE DATE.** This Resolution shall take effect immediately upon adoption.

PASSED AND ADOPTED ON MAY 15, 2025.

Attest:

**Cory Lakes Community
Development District**

Print Name: _____
☐ Secretary/☐ Assistant Secretary

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

Exhibit A: Proposed Budget for Fiscal Year 2025/2026



FY 2026 PROPOSED BUDGET

**STATEMENT 1
CORY LAKES CDD
FY 2026 PROPOSED BUDGET**

	ACTUAL FY 2021	ACTUAL FY 2022	ACTUAL FY 2023	ACTUAL FY 2024	AMENDED FY 2025	ACTUAL THRU 03.31.2025	FY 2026 PROPOSED BUDGET	VARIANCE FY 2025-2026
I. REVENUE								
ASSESSMENTS LEVY: ALL RESIDENTS	\$ 1,992,645	\$ -	\$ 2,405,551	\$ 2,534,100	\$ 2,582,867	\$ 2,480,861	\$ 2,694,848	\$ 111,981
ASSESSMENTS LEVY: CACHET		-	2,591	2,664	2,550	2,450	2,550	0
ALLOWABLE DISCOUNTS (4%)		-	-	(96,628)	-		-	-
ASSESSMENTS LEVY - NET	1,992,645	-	2,408,142	2,440,136	2,585,417	2,483,311	2,697,398	111,981
ON-ROLL EXCESS FEES				19,948				-
INTEREST AND MISCELLANEOUS	283,204	24,974	44,438	99,250	30,000	51,864	30,000	-
PRIOR YEAR UNASSIGNED FUND BALANCE								-
CARRYFORWARD				26,832				-
INTERFUND TRANSFER INCOME				28,568	300,000		-	(300,000)
TRANSFER FROM WEIR PROJECT BANK ACCOUNT		700,000	-		400,000	32,200	-	(400,000)
TOTAL REVENUE	2,275,849	724,974	2,452,580	2,614,735	3,315,417	2,567,375	2,727,398	(476,038)
II. EXPENDITURES								
ADMINISTRATIVE EXPENSES								
SUPERVISORS FEES	12,200	11,400	10,554	14,200	12,000	5,600	14,000	2,000
PAYROLL SERVICE FEE	793	751	745	4,215	600	1,919	5,000	4,400
PAYROLL TAXES	933	872	842	1,216	1,225	428	1,071	(154)
DISTRICT MANAGEMENT	55,000	55,000	59,449	70,600	70,000	35,967	70,000	-
ASSESSMENT ROLL PREPARATION	5,000	5,000	4,583		-		-	-
BOND AMORTIZATION SCHEDULE FEE	-	-	-		-		-	-
DISSEMINATION SERVICES (DISCLOSURE REPORT)	3,000	3,000	2,750		-		-	-
TRUSTEES FEES	7,112	7,112	7,704	3,556	3,558	1,778	3,558	-
AUDITING SERVICES	6,400	6,400	6,400	4,600	4,750		4,900	150
ARBITRAGE REBATE CALCULATION	-	-	-		2,500		2,500	-
LEGAL SERVICES - GENERAL	6,643	12,586	16,223	20,136	15,000	18,397	20,000	5,000
DISTRICT ENGINEER	4,505	21,984	12,503	2,460	15,000	3,268	15,000	-
INSURANCE - GENERAL LIABILITY & PUBLIC OFFICIALS	33,153	34,837	39,057	54,687	68,188	70,907	80,000	11,812
INSURANCE - WORKERS COMPENSATION	3,792	4,356	4,026	3,799	5,500		-	(5,500)
LEGAL ADVERTISING	6,051	3,908	3,921	7,937	1,500	605	1,500	-
BANK FEES	-	-	1,804	600	1,500	-	1,500	-
CREDIT CARD DISCOUNT	195	227	424		200	-	200	-
DUES & LICENSES	175	175	175	175	175	175	175	-
POSTAGE	1,313	3,604	2,873	155	2,000	79	2,500	500
OFFICE SUPPLIES	631	345	2,362		-		-	-
TAX COLLECTOR - (Amounts are based on fees charged by County)	39,852	27,793	47,747		-		-	-
CONTINGENCIES	1,844	1,432	4,505	699	2,000	87	2,000	-
COI	-	4,000	-		-		-	-
TOTAL ADMINISTRATIVE EXPENDITURES	188,592	204,782	228,646	189,035	205,696	139,211	223,904	18,208

**STATEMENT 1
CORY LAKES CDD
FY 2026 PROPOSED BUDGET**

	ACTUAL FY 2021	ACTUAL FY 2022	ACTUAL FY 2023	ACTUAL FY 2024	AMENDED FY 2025	ACTUAL THRU 03.31.2025	FY 2026 PROPOSED BUDGET	VARIANCE FY 2025-2026	
39									
40	UTILITIES:								
41	COMMUNICATION	32,482	34,231	39,908	33,027	35,748	15,641	38,000	2,252
42	WEBSITE	1,056	1,056	-		705		1,000	295
43	ADA WEBSITE COMPLIANCE	-	420	210	210	210	210	210	-
44	STREETLIGHTS	168,061	213,884	241,846	231,889	251,520	123,940	255,000	3,480
45	ELECTRICITY	63,288	69,694	82,593	74,180	95,280	40,502	95,280	-
46	PROPANE	-	-	-		400		-	(400)
47	WATER, SEWER UTILITY SERVICES	26,553	26,507	24,975	34,027	24,975	18,007	40,000	15,025
48	SOLID WASTE REMOVAL	7,656	7,345	9,439	8,553	9,439	5,287	12,000	2,561
49	SEWER LIFT STATION	20,497	2,390	5,031	11,405	5,000	1,020	5,000	-
50	TOTAL UTILITIES	319,593	355,527	404,002.19	393,292	423,277	204,607	446,490	23,213
51									
52	SECURITY OPERATIONS								
53	SECURITY STAFFING CONTRACT SERVICES	302,398	393,605	429,411	354,559	411,840	178,920	415,000	3,160
54	SUMMER TIME POOL GUARD	-	-	-		24,480	-	24,480	-
55	ROVER SECURITY SERVICES			499	91,787		-	-	-
56	CONTRACTUAL VIRTUAL GUARD	88,908	71,020	55,768	63,946	66,912	23,608	66,912	-
57	OFF DUTY POLICING	14,686	14,949	12,051	12,038	16,000		16,000	-
58	SECURITY CONTINGENCY							-	
59	TOTAL SECURITY OPERATIONS	405,992	479,574	497,729	522,330	519,232	202,528	522,392	3,160
60									
61	FIELD OFFICE ADMINISTRATION								
62	FIELD MANAGER	63,365	63,200	65,768	50,454	79,000	29,361	200,000	121,000
63	ASSISTANT FIELD MANAGER	6,847	152	-	2,306	18,500	1,198	-	(18,500)
64	OFFICE ADMINISTRATOR	48,044	47,204	54,234	65,305	68,237	39,005	-	(68,237)
65	PAYROLL TAXES	11,569	11,147	14,170	11,700	15,000	5,083	-	(15,000)
66	SEASONAL DECORATIONS	40,500	60,000	58,950	58,950	60,000	58,950	55,000	(5,000)
67	BEACH CLUB OFFICE EQUIPMENT	2,845	4,024	5,503	4,043	4,500	2,829	4,500	-
68	BEACH CLUB OFFICE SUPPLIES	5,178	3,492	4,250	4,976	4,500	2,411	4,500	-
69	BEACH CLUB GYM SUPPLIES	20,495	18,237	4,911	9,682	19,000	8,970	19,000	-
70	GUARD OFFICE EQUIPMENT	-	230	-	-	1,000		1,000	-
71	GUARD OFFICE SUPPLIES	467	336	244	2,947	1,500	171	1,500	-
72	COMMUNITY EVENT SUPPLIES	10,623	18,364	13,658	14,573	18,000	7,578	18,000	-
73	POOL & BEACH CLUB ATTENDANTS	35,049	32,475	23,785	28,548	26,000	10,015	-	(26,000)
74	MISCELLANEOUS FIELD EXPENSE - FURNITURE AND COURT RESURFACE	-	-	9,450	3,392	87,000	1,109	-	(87,000)
75	FIELD OFFICE ADMINISTRATION-OTHER							-	
76	WEIR PROJECT	-		-	-	350,000	32,200	-	(350,000)
77	TOTAL FIELD OFFICE ADMINISTRATION	244,982	258,861	254,923	256,876	752,237	198,881	303,500	(448,737)

**STATEMENT 1
CORY LAKES CDD
FY 2026 PROPOSED BUDGET**

		ACTUAL FY 2021	ACTUAL FY 2022	ACTUAL FY 2023	ACTUAL FY 2024	AMENDED FY 2025	ACTUAL THRU 03.31.2025	FY 2026 PROPOSED BUDGET	VARIANCE FY 2025-2026
78									
79	LANDSCAPE MAINTENANCE								
80	LANDSCAPE MAINTENANCE	462,585	473,801	490,148	345,051	348,000	172,372	350,000	2,000
81	MULCH	-	3,150	-	19,245	50,000	-	50,000	-
82	LANDSCAPE REVIEW CONTRACT	-		2,000	3,000	-	-	-	
83	BEACH SAND	-	2,385	-	7,343	6,000	-	6,000	-
84	ANNUALS & SEASONAL PLANT INSTALLATION	2,416	4,520	4,000	5,240	7,500	1,750	7,500	-
85	PLANT REPLACEMENT	38,313	25,272	21,127	18,584	25,000	456	25,000	-
86	SOD REPLACEMENT	3,387	480			5,000	2,466	5,000	-
87	WELL MAINTENANCE - IRRIGATION	614	240	5,659	2,200	3,000		3,000	-
88	IRRIGATION - MAINTENANCE	7,074	15,414	20,311	12,794	7,500	3,590	7,500	-
89	TREE REMOVAL, REPLACEMENT & MAINTENANCE	14,613	38,222	47,543	22,850	24,000	18,122	24,000	-
90	LAKE & POND MAINTENANCE	45,750	47,165	49,291	59,441	57,600	28,800	60,000	2,400
91	TOTAL FIELD OFFICE ADMINISTRATION	574,752	610,649	640,079	495,748	533,600	227,556	538,000	4,400
92									
93	FACILITIES MAINTENANCE								
94	OUTSIDE FACILITIES MAINTENANCE	20,887	60,722	108,514	15,556	50,000	4,484	50,000	-
95	CAPITAL REINVESTMENT NOTE 2022 REPAYMENT	-	145,396	160,943	155,706	152,000	5,440	145,323	(6,677)
96	CAR & CART REPAIRS AND MAINTENANCE	9,036	10,140	10,390	11,443	9,000	623	9,000	
97	RENTALS & LEASES	13,411	18,368	22,418	10,582	10,740	4,116	10,824	84
98	CLEANING	15,062	18,443	18,590	19,117	27,560	19,539	35,000	7,440
99	PEST CONTROL	1,529	1,800	2,000	1,300	1,950	350	2,340	390
100	SECURITY GATE MAINTENANCE & REPAIR	11,376	14,077	9,855	6,033	5,000	12,473	10,000	5,000
101	SECURITY GATE MAINTENANCE & REPAIR - CACHET	1,621	2,438	5,319	-	2,550	-	2,550	-
102	MONUMENTS AND SIGNS	3,016	2,624	584	2,320	4,000	8,036	6,000	2,000
103	FOUNTAINS	810	12,045	1,200	4,294	5,000	1,475	8,000	3,000
104	STORM WATER DRAINAGE	16,391	5,011	22,950	22,800	30,000	1,753	30,000	-
105	RECREATIONAL EQUIPMENT MAINTENANCE & REPAIR	30,868	16,622	22,832	27,732	15,000	4,614	15,000	-
106	BUILDING EQUIPMENT MAINTENANCE & REPAIR	8,178	14,939	8,727	42,865	10,000	5,384	10,000	-
107	PRESSURE WASHING	685	1,250	1,500	875	7,500		7,500	-
108	FACILITIES MAINTENANCE CONTINGENCY					248,000		80,000	
109	CONTINGENCY FOR END OF YEAR					90,000	46,211	40,000	(50,000)
110	PAVER, STREETS AND SIDEWALKS REPAIRS, CLEANING	86,247	59,866	42,252	36,004	125,000	28,452	125,000	-
111	TOTAL FACILITIES MAINTENANCE	219,117	383,741	438,075	356,627	793,300	142,949	586,537	(38,763)
112									
113	FACILITIES MAINTENANCE (POOL)								
114	POOL MAINTENANCE	21,417	23,395	22,969	19,650	25,500	13,400	39,000	13,500
115	POOL REPAIRS	2,386	7,204	1,583	10,728	7,000	1,200	12,000	5,000
116	POOL HEATER UTILITIES	11,955	7,873	2,253	926	5,000	485	5,000	-
117	POOL PERMIT	275	273	275	275	575		575	-
118	TOTAL FACILITIES MAINTENANCE (POOL)	36,033	38,745	27,081	31,580	38,075	15,085	56,575	18,500

**STATEMENT 1
CORY LAKES CDD
FY 2026 PROPOSED BUDGET**

	ACTUAL FY 2021	ACTUAL FY 2022	ACTUAL FY 2023	ACTUAL FY 2024	AMENDED FY 2025	ACTUAL THRU 03.31.2025	FY 2026 PROPOSED BUDGET	VARIANCE FY 2025-2026
119								
120								
121							-	
122							-	-
123								
124	1,989,061	2,331,879	2,490,535	2,245,486	3,265,417	1,130,816	2,677,398	(420,019)
125								
126								
127	3,538	-	-	53,784	-	-	-	-
128				67,527	50,000	-	50,000	-
130	3,538	-	-	121,311	50,000	-	50,000	-
131								
132	1,992,599	2,331,877	2,490,535	2,366,797	3,315,417	1,130,816	2,727,398	(420,019)
133								
134								
135	290,326	(1,606,903)	(37,955)	247,938	-	1,436,559	-	
136	252,368	542,694	919,325	881,370	1,250,619	1,250,619	1,300,619	
137				121,311	50,000		-	
138						(32,200)	-	
139	542,694	(1,064,209)	881,370	1,250,619	1,300,619	2,654,978	1,300,619	-
140								
141	106,368	101,092	23,154	28,348	31,165	32,943	32,943	
142			769,385	-	50,000	-	-	
143	-	360,000	-	569,245	435,903	445,513	454,566	
144			-	360,000	400,000	367,800	-	
145								
146	436,326	458,233	88,831	293,026	383,551	1,808,722	813,110	
147	\$ 542,694	\$ 919,325	\$ 881,370	\$ 1,250,619	\$ 1,300,619	\$ 2,654,978	\$ 1,300,619	\$ -

FY 2026 Project List

Project	Amount	FY 2026 Project Costs	\$ 916,860.00			
1 HVHC Replacement (FY 2025)	\$ 30,000.00					
2 Tinting Windows in Beach Club (FY 2025)	\$?	Potential Sources	Budget	Committed		Remaining
3 Additional Fountain Maintenance Cross Creek	\$ 18,000.00	# Budget Line	Expense			Balance
4 Replace wall sconces	\$ 18,860.00	109 Pavers			\$	-
Refurbish club house interior (furniture replace sofas and love seats, lighting)	\$ 200,000.00					
6 Interior Designer	\$ 30,000.00					
7 Pavers	\$ 150,000.00					
8 Sidewalks	\$ 100,000.00					
9 Landscaping	\$ 100,000.00	Budget Line		Committed		
10 Mulch	\$ 75,000.00	101 Facilities Maintenance Contingency	\$ 80,000.00	Contracts	\$ -	\$ 80,000.00
11 Pickleball courts (roller hockey rink)	\$ 100,000.00					
12 Pool Furniture Maintenance	\$ 10,000.00					
13 Gym equipment replacement (2 treadmills and elliptical)	\$ 30,000.00	3 Budget Line	Budget Expense	YTD Actual as	0	Remaining
14 3 District computers (laptops, docking stations, and monitors)	\$ 7,000.00	94 Outside Facilities Maintenance	\$ 50,000.00		\$ -	\$ 50,000.00
15 Audio system and ZOOM	\$ 8,000.00					
16 Repair, power wash & painting of the monuments (need head count)	\$ 6,000.00					
17 Additional folding tables and chairs	\$ 1,500.00					
18 Ice maker and freezer maintenance	\$ 1,500.00					
19 Replace exit gate arms Morris Bridge and entrance at Cross Creek	\$ 5,000.00	4 Budget Line	Budget Expense	YTD Actual as	0	Remaining
		Misc Field Expense - Furniture &				Balance
20 Pedestrian Walkway	\$ 15,000.00	74 Court Resurface	\$ -		\$ -	\$ -
21 Patio and stairs deck	\$ 11,000.00					
Total	\$ 916,860.00					

STATEMENT 2
CORY LAKES COMMUNITY DEVELOPMENT DISTRICT
GENERAL FUND (OPERATIONS & MAINTENANCE & CACHET ISLES)
FY 2026 ASSESSMENT ALLOCATION

1. GF Budget & Total Assessment

Total O&M Expenditures - Less Interest & Miscellaneous, Fund Transfer, and Cachet Isles	\$	2,694,847.70
Plus: Early Payment Discount (4%)	\$	114,674.37
Plus: County Collection Fees (2%)	\$	57,337.19
Total Assessment, gross	\$	2,866,859.25
Total Cachet Isle	\$	2,550.21
Plus: Early Payment Discount (4%)	\$	108.52
Plus: County Collection Fees (2%)	\$	54.26
Total Cachet Isle, gross	\$	2,712.99

2. GF Assessment per Unit

Total O&M Assessment, gross	\$	2,866,859.25
Total O&M ERU Count		961
O&M Assessment per O&M ERU, gross	\$	2,983.20
Total Cachet Isles, gross	\$	2,712.99
Total Cachet Isles ERU Count		56.20
Cachet Isles per Unit, gross	\$	48.27

3. GF Assessment Allocation 2026

ERU ASSMNT TYPE	Number of Units	O&M ERU	C.I. ERU	O&M Assmt per Unit, gross	Cachet Isles, gross	Total GF Assmt, gross
1 O&M 0 C.I.	904	904	-	\$ 2,983.20	\$ -	\$ 2,983.20
1 O&M 1 C.I.	13	13	13.00	\$ 2,983.20	\$ 48.27	\$ 3,031.48
1 O&M 1.2 C.I.	36	36	43.20	\$ 2,983.20	\$ 57.93	\$ 3,041.13
2 O&M 0 C.I.	4	8	-	\$ 5,966.41	\$ -	\$ 5,966.41
TOTAL	957	961	56.20			

*C.I. -Cachet Isles

4. Change in GF Assessments, FY 2025 vs FY 2026

ERU ASSMNT TYPE	FY 2025 O&M per Unit, gross	FY 2025 O&M per Unit, gross	\$ Change	% Change	Mo Change
1 O&M 0 C.I.	\$ 2,859.24	\$ 2,983.20	\$ 123.96	4.34%	\$ 10.33
1 O&M 1 C.I.	\$ 2,859.24	\$ 2,983.20	\$ 123.96	4.34%	\$ 10.33
1 O&M 1.2 C.I.	\$ 2,859.24	\$ 2,983.20	\$ 123.96	4.34%	\$ 10.33
2 O&M 0 C.I.	\$ 5,718.48	\$ 5,966.41	\$ 247.93	4.34%	\$ 20.66

STATEMENT 3
CORY LAKES COMMUNITY DEVELOPMENT DISTRICT
CONTRACT SUMMARY

FINANCIAL STATEMENT CATEGORY	VENDOR	GL ACCOUNT	COMMENTS/SCOPE OF SERVICE	ANNUAL AMOUNT
ADMINISTRATIVE EXPENSES				
SUPERVISORS FEES		1511001	Chapter 190 of the Florida Statutes sets pay at \$200 per Supervisor for each meeting of the Board of Supervisors, not to exceed \$4,800 per Supervisor for each fiscal year. Estimated 5 Supervisors to be in attendance for 12 meetings. The budget considers an additional \$2,000 to account for 5 Board Members attending 2 additional meetings.	\$ 14,000
PAYROLL SERVICE FEE		1511117	Payroll for District employees is provided by ADP Corporation based on a monthly average of \$320 per month (Per Michelle-Shima needs to call ADP)	\$ 5,000
PAYROLL TAXES		1511115	FICA - tax is currently 7.65% of Payroll.	\$ 1,071
DISTRICT MANAGEMENT	Kai	1513020	Kai specializes in managing community development districts in the State of Florida by combining the knowledge, skills and experience of a team of professionals to ensure compliance with all governmental requirements of the District, develop financing programs, administer the issuance of tax exempt bonds and operate & maintain the assets of the community.	\$ 70,000
ASSESSMENT ROLL PREPARATION		1510081	Services for preparing, maintaining and transmitting the annual lien roll with the annual special assessment amounts for the operating, maintenance and capital assessments. This was titled "financial consulting services" in the previous fiscal year.	\$ -
BOND AMORTIZATION SCHEDULE FEE	US Bank	1513029	The bond amortization schedule fee covers the cost of preparing detailed schedules for bond amortization	\$ -
DISSEMINATION SERVICES (DISCLOSURE REPORT)		1513125	The District must annually disseminate financial information in order to comply with the requirements of Rule 15c2-12 under the Securities & Exchange Act of 1934.	\$ -
TRUSTEES FEES	US Bank	1513030	Annual fees paid to U.S. Bank for acting as trustee, paying agent and registrar.	\$ 3,558
AUDITING SERVICES	DiBartolomeo	1510220	The District is required to undertake an independent examination of its books, records and accounting procedures each year. The District has engaged Grau and Associates, Inc. to provide this service.	\$ 4,900
ARBITRAGE REBATE CALCULATION		1513028	To ensure the District's compliance with all tax regulations, annual computations are necessary to calculate the arbitrage rebate liability.	\$ 2,500
LEGAL SERVICES - GENERAL	Straley, Robin, Vericker	1514010	Straley, Robin, PA., provides on-going general counsel and legal representation. Attorneys attend the noticed Board meetings in order to anticipate and deal with possible legal issues as they may arise and to respond to questions. In this capacity, as local government lawyers, realize that this type of local government is very limited in its scope - providing infrastructure and service to development.	\$ 20,000
DISTRICT ENGINEER	Johnson Engineering	1510140	Stantec, Inc. provides an array of engineering, consulting, and construction services to the District, assisting it in crafting solutions with sustainability for the long-term interests of the community, while recognizing the needs of the government, environment and maintenance of the community's facilities.	\$ 15,000
INSURANCE - GENERAL LIABILITY & PUBLIC OFFICIALS	EGIS	1510260	The District carries public officials and general liability insurance with a limit of liability set at \$1,000,000 for general liability (\$2,000,000 general aggregate) and \$1,000,000 for public officials liability. Takes into account adding the perimeter fence and playgrounds (damage).	\$ 80,000
INSURANCE - WORKERS COMPENSATION	EGIS	1513110	The District's worker's compensation for the District employees.	\$ -
LEGAL ADVERTISING		1513055	The District advertises for monthly meetings, special meetings, public hearings, public bids, etc.	\$ 1,500
BANK FEES	Truist Bank	1513035	Bank charges incurred during the year.	\$ 1,500
CREDIT CARD DISCOUNT		1513034		\$ 200
DUES & LICENSES	DEO	1510300	Annual fee paid to the Florida Department of Economic Opportunity.	\$ 175

STATEMENT 3
CORY LAKES COMMUNITY DEVELOPMENT DISTRICT
CONTRACT SUMMARY

FINANCIAL STATEMENT CATEGORY	VENDOR	GL ACCOUNT	COMMENTS/SCOPE OF SERVICE	ANNUAL AMOUNT
POSTAGE	Cross Creek Pack & Ship	1510301	For mailing out agenda packages and debt service payments.	\$ 2,500
OFFICE SUPPLIES				\$ -
TAX COLLECTOR			The tax collector's fee is 2% of assessments collected.	\$ -
CONTINGENCIES		1513036	Automated AP routing and miscellaneous items.	\$ 2,000
COI				\$ -
UTILITIES:				
COMMUNICATION	Charter, Spectrum, CIO Tech, & Frontier	1541003	Intended to provide for the cost of communications related provider for phone, cable, internet etc. at the Beach Club and gatehouses. The current vendors include Charter/Spectrum which approximates \$1,290 monthly. CIO Technologies approximately \$725 per month, and Frontier at \$990. Covers the cost of phone, internet, and cable services at the Beach Club and gatehouses. Current vendors include Charter/Spectrum (\$1,290/month), CIO Technologies (\$725/month), and Frontier (~\$990/month).	\$ 38,000
WEBSITE	Strange Zone	1513014	Intended to cover the cost associated with annual registration and maintenance of the District's website.	\$ 1,000
ADA WEBSITE COMPLIANCE	ADA Site Compliance	1520097	ADA website compliance ensures that a website is accessible to people with disabilities, in accordance with the standards set by the Americans with Disabilities Act.	\$ 210
STREETLIGHTS	TECO	1520098	Intended to cover the cost paid to TECO for the District's streetlight maintenance and power. Average monthly bill is \$20,980	\$ 255,000
ELECTRICITY (AMENITIES)	TECO	1531030	Intended to cover the cost for electricity at all the District's facilities. Average monthly bill is \$6,820, totaling \$81,840. Additional \$13,440 included to account for cost increases and additional projects.	\$ 95,280
PROPANE		1531040	Intended to cover the cost of propane for the District's facilities.	\$ -
WATER, SEWER UTILITY SERVICES	City of Tampa Utilities	1533010	Funds allocated to support utility expenditures associated with water and sewer services for District-operated facilities; reflects an average monthly obligation of \$3,005.	\$ 40,000
SOLID WASTE REMOVAL	WM CORP	1534010	Covers the recurring monthly cost of solid waste services, including the Beach Club dumpster and the port-o-let provided for the landscape maintenance contractor; total monthly expenditure averages \$784. Includes additional \$1,192 for cost increase	\$ 12,000
SEWER LIFT STATION	Star Environmental	1534020	Provides funding for the operation and routine maintenance of the District's lift station. Star Environmental currently charges a fixed monthly service fee of \$85. An additional \$3,980 has been budgeted to accommodate anticipated maintenance and repair needs beyond the standard service.	\$ 5,000
SECURITY OPERATIONS				
SECURITY STAFFING CONTRACT SERVICES	JCS INVESTIGATIONS	1521010	The District contracts with JCS to provide guardhouse staffing, roving patrols, and pool monitoring services.	\$ 415,000
SUMMER TIME POOL GUARD			To allow for pool guard services from May 1 thru September 31 7 days per week	\$ 24,480
ROVER SECURITY SERVICES		1521005	Provides funding for contracted security services through Rover Security Services, including community patrols and access control as applicable.	\$ -
CONTRACTUAL VIRTUAL GUARD	Envera	1521029	Covers virtual guard services at guardhouses, beach club and pool; total monthly expense is \$4,900. Includes an additional amount of \$8,148 for additional costs such as barcodes and video pulls.	\$ 66,912

STATEMENT 3
CORY LAKES COMMUNITY DEVELOPMENT DISTRICT
CONTRACT SUMMARY

FINANCIAL STATEMENT CATEGORY	VENDOR	GL ACCOUNT	COMMENTS/SCOPE OF SERVICE	ANNUAL AMOUNT
OFF DUTY POLICING		1521030	Covers the costs of engaging off duty Police for periodic traffic law enforcement within the community.	\$ 16,000
SECURITY CONTINGENCY			Intended to cover miscellaneous security expenses incurred throughout the fiscal year.	\$ -
FIELD OFFICE ADMINISTRATION				
FIELD MANAGER	JCS Investigations	1513012	The District directly employs an on-site Field Manager who oversees and directs contract service providers, operates and maintains various District facilities and attends District Board and certain committee meetings providing updates, reports and recommendations. This includes the assistant field manager, office administrator, and payroll taxes. Current contract is \$206,000 less client relationship discount of \$11,500, \$194,500.	\$ 200,000
ASSISTANT FIELD MANAGER		1513013	Assists field manager; Found contract that states. This position is contracted out through JCS and no longer applicable.	\$ -
OFFICE ADMINISTRATOR		1513016	The District directly employs an on-site Office Administrator who, among other things, provides oversight of daily operations and administers the use of the Beach Club facilities, interacts with residents and visitors regarding concerns and inquiries, oversees and coordinates various resident communication venues, receives, reviews and coordinates approval of invoices weekly with Management company and attends District Board and certain committee meetings providing updates, reports and recommendations. This position is contracted out through JCS and no longer applicable.	\$ -
PAYROLL TAXES		1511115	Intended to provide for the cost of payroll taxes associated with the onsite employee payroll. This position is contracted out through JCS and no longer applicable.	\$ -
SEASONAL DECORATIONS	Illuminations Holiday Decorations	1541040	Intended to provide for the supply and install of seasonal decorations at the District Facilities per contract for 3 years beginning in FY 2026	\$ 55,000
BEACH CLUB OFFICE EQUIPMENT		1541041	Intended to provide for the purchase and/or leasing of miscellaneous office equipment.	\$ 4,500
BEACH CLUB OFFICE SUPPLIES		1541092	Intended to provide for miscellaneous office supplies.	\$ 4,500
BEACH CLUB GYM SUPPLIES		1541094	Intended to provide for lease and maintenance of certain equipment as well as miscellaneous supplies.	\$ 19,000
GUARD OFFICE EQUIPMENT		1541020	Intended to provide for the purchase and/or leasing of miscellaneous office equipment.	\$ 1,000
GUARD OFFICE SUPPLIES		1541021	Intended to provide for miscellaneous office supplies.	\$ 1,500
COMMUNITY EVENT SUPPLIES		1541800	Intended to provide for the cost of supplies associated with periodic special events.	\$ 18,000
POOL & BEACH CLUB ATTENDANTS		1513331	Intended to provide for the costs of part time employees to provide various services around the pool. This position is contracted out through JCS and no longer applicable.	\$ -
MISCELLANEOUS FIELD EXPENSE - FURNITURE AND COURT RESURFACE		1541090	Includes improvements made to the roller hockey rink, volleyball court, lighting for tennis courts 3 and 4, and playground covers within Capri Isles	\$ -
FIELD OFFICE ADMINISTRATION-OTHER				
WEIR PROJECT		2800001	Amount to be set aside for Weir Project	\$ -
LANDSCAPE MAINTENANCE				
LANDSCAPE MAINTENANCE	Landscape Maintenance Professionals, Inc.	1546001	The District contracts with a qualified and licensed contractor to provide landscape maintenance services within the District common areas and rights of way. Average \$28,880 per month. Added an additional \$2,388 for incidentals.	\$ 350,000

STATEMENT 3
CORY LAKES COMMUNITY DEVELOPMENT DISTRICT
CONTRACT SUMMARY

FINANCIAL STATEMENT CATEGORY	VENDOR	GL ACCOUNT	COMMENTS/SCOPE OF SERVICE	ANNUAL AMOUNT
MULCH	Landscape Maintenance Professionals, Inc.	1546059	Annual mulching	\$ 50,000
BEACH SAND	Landscape Maintenance Professionals, Inc.	1546060	Intended to provide for the periodic replenishment of sand at the Beach Club beach.	\$ 6,000
ANNUALS & SEASONAL PLANT INSTALLATION	Landscape Maintenance Professionals, Inc.	1546005	Intended to provide for the seasonal installation of annual flowers at high focal point locations within the District's common areas and right of ways.	\$ 7,500
PLANT REPLACEMENT	Landscape Maintenance Professionals, Inc.	1546002	Intended to provide for the replacement of dead or deteriorated plants within the District's common areas and right of ways that are not the result of the maintenance contractor's negligence.	\$ 25,000
SOD REPLACEMENT	Landscape Maintenance Professionals, Inc.	1546003	Intended to provide for the replacement of dead or deteriorated sod within the District's common areas and right of ways that is not the result of the maintenance contractor's negligence.	\$ 5,000
WELL MAINTENANCE - IRRIGATION	Landscape Maintenance Professionals, Inc.	1537010	Intended to provide for the costs of repairs, maintenance and periodic replacements of well pumps, motors and controls.	\$ 3,000
IRRIGATION - MAINTENANCE	Landscape Maintenance Professionals, Inc.	1546041	Intended to provide for the costs of repairs and maintenance to the sprinkler systems within the District's common areas and right of ways that are not as a part of the landscape maintenance contract.	\$ 7,500
TREE REMOVAL, REPLACEMENT & MAINTENANCE	Landscape Maintenance Professionals, Inc.	1546006	Intended to provide for the costs of removing and/or replacing tree and maintenance within the District's common areas and right of ways.	\$ 24,000
LAKE & POND MAINTENANCE	Steadfast	1537005	The District contracts with a qualified and licensed contractor for the maintenance of algae, submersed vegetation, and nuisance bank grasses that if not properly maintained could otherwise impede the lake systems ability to properly receive, pre-treat and convey storm water as designed. Includes a COI.	\$ 60,000
FACILITIES MAINTENANCE				
OUTSIDE FACILITIES MAINTENANCE		1541091	Intended to provide for the costs of small equipment and supplies necessary in the day to day maintenance of various District facilities.	\$ 50,000
CAPITAL REINVESTMENT NOTE 2022 REPAYMENT		1546098	Semi annual payments are due 11.01 and 05.01. Debt Service for FY 2025 11.01.25 payment = \$2,683 and 05.01.2026 payment = \$142,640	\$ 145,323
CAR & CART REPAIRS AND MAINTENANCE		1541097	Intended to provide for the routine repairs and maintenance associated with the Patrol vehicle and maintenance cart.	\$ 9,000
RENTALS & LEASES	Navitas Credit Corp	1546099	Intended to cover the cost of a lease/purchase of 1 -half ton pickup and 3-utility carts for a 4 year term and replacement of roving patrol occurred in 2022. Payments are \$902 monthly	\$ 10,824
CLEANING	Sunshine Cleaning	1541093	Intended to provide for the routine cleaning of the gatehouses and Beach Club, based on a monthly rate of \$2,750. The budget contemplates an additional \$2,000 to account for a cost increase.	\$ 35,000
PEST CONTROL	Hughes Pest Control	1541095	Intended to provide for the periodic treatment for pests at the Beach Club and Gatehouses based on a contracted monthly rate of \$195.	\$ 2,340
SECURITY GATE MAINTENANCE & REPAIR		1541061	Intended to provide for the costs of repairs and maintenance to the gatehouses.	\$ 10,000
SECURITY GATE MAINTENANCE & REPAIR - CACHET		1541062	Intended to provide for the costs of repairs and maintenance to the gate and associated equipment specific to the entrance to Catchet Isle. (paid solely by the residents of Catchet Isles).	\$ 2,550

STATEMENT 3
CORY LAKES COMMUNITY DEVELOPMENT DISTRICT
CONTRACT SUMMARY

FINANCIAL STATEMENT CATEGORY	VENDOR	GL ACCOUNT	COMMENTS/SCOPE OF SERVICE	ANNUAL AMOUNT
MONUMENTS AND SIGNS		1541015	Intended to provide for the repairs and maintenance of the entry monuments and roadway signage.	\$ 6,000
FOUNTAINS	Architectual Fountains	1541010	Intended to provide for the repairs and maintenance of the District's fountains. Architectual Fountains balances fountains at \$400 per quarter. The budget contemplates an additional funds for miscellaneous repairs.	\$ 8,000
STORM WATER DRAINAGE		1546063	Intended to provide for the periodic inspection and cleaning of the District's roadway drainage inlets and lake interconnecting pipes.	\$ 30,000
RECREATIONAL EQUIPMENT MAINTENANCE & REPAIR	Fitness Services of Florida	1539050	Intended to provide for repair and maintenance of the Districts recreational equipment at the Beach Club and Tennis Courts. Includes preventive maintenance of \$300 monthly.	\$ 15,000
BUILDING EQUIPMENT MAINTENANCE & REPAIR		1539051	Intended to provide for repair and maintenance of the Beach Club building and associated systems. Includes \$30,000 for replacement of 2 air conditioning units plus duct work at the amenities center.	\$ 10,000
PRESSURE WASHING		1546096	Intended to provide for the periodic pressure washing of the District's facilities. Contract is for \$875 when needed	\$ 7,500
FACILITIES MAINTENANCE CONTINGENCY			Line item for all additional projects with but not limited to the amenities, landscaping, and recreational facilities.	\$ 80,000
END OF THE YEAR CONTINGENCY				\$ 40,000
PAVER, STREETS AND SIDEWALKS REPAIRS, CLEANING		1160080	Intended to provide for periodic repair, maintenance and pressure washing of the Districts roadways, sidewalks, gutters and parking lots.	\$ 125,000
FACILITIES MAINTENANCE (POOL)				
POOL MAINTENANCE	Bandu	1541050	Intended to cover the cost associated with routine cleaning, water testing and water chemistry services at the District's pool. Bandu currently charges \$3,250 per month	\$ 39,000
POOL REPAIRS	Bandu	1541052	Intended to provide for repairs and maintenance to the District's pool pumps, motors and controls system. The budget also contemplates repairing all 4 water heaters at \$25,000.	\$ 12,000
POOL HEATER UTILITIES	Tampa Electric	1546094	Intended to provide for the seasonal utility costs associated with operating the heaters at the District's pool.	\$ 5,000
POOL PERMIT		1541054	Intended to cover the cost of renewing the Health Department permit associated with operating the District's pool.	\$ 575
CONTINGENCY FOR EOY		1541057	Contingency	\$ 50,000
RESERVE				
RESERVE STUDY			The FY 2026 budget includes a reserve contribution of \$445,000 in accordance with the Cory Lakes CDD Reserve Study. This amount represents the base funding needed to establish reserve levels after no contributions were made in FY 2025. The study assumes a 2.8% annual inflation rate, and recommends continuing contributions annually through FY 2044 to maintain adequate funding for the repair and replacement of major capital assets. The funding model follows a threshold strategy to ensure the reserve balance does not fall below 11% of projected expenditures in any given year.	\$ -
TOTAL EXPENDITURES				\$ 2,727,398

STATEMENT 4
CORY LAKES COMMUNITY DEVELOPMENT DISTRICT
DEBT SERVICE REQUIREMENT

	SERIES 2013 TOTAL
REVENUE	
Special Assmnts - On Roll (Gross)	\$ 106,176.87
Special Assmnts - Discounts 4%	(4,247.07)
TOTAL REVENUE	101,929.80
EXPENDITURES	
ADMINISTRATIVE	
Assessmnt Collection Fee 2%	2,123.54
DEBT SERVICE	
Principal	
11/1/2026	30,000.00
Interest	
5/1/2026	30,743.75
11/1/2026	30,743.75
TOTAL EXPENDITURES	93,611.04
REVENUE OVER / (UNDER) EXPENDITURES	\$ 8,318.76

STATEMENT 5
CORY LAKES COMMUNITY DEVELOPMENT DISTRICT
SPECIAL ASSESSMENT REVENUE BOND, SERIES 2013 - REINSTATED

Period Ending	Principal	Coupon	Interest	Debt Service	Annual Debt Service	Par Outstanding
11/01/2024	30,000	5.625%	32,431	62,431	62,431	1,060,000
05/01/2025		5.625%	31,588	31,588		1,060,000
11/01/2025	30,000	5.625%	31,588	61,588	93,175	1,030,000
05/01/2026		5.625%	30,744	30,744		1,030,000
11/01/2026	30,000	5.625%	30,744	60,744	91,488	1,000,000
05/01/2027		5.625%	29,900	29,900		1,000,000
11/01/2027	35,000	5.625%	29,900	64,900	94,800	965,000
05/01/2028		5.625%	28,916	28,916		965,000
11/01/2028	35,000	5.625%	28,916	63,916	92,831	930,000
05/01/2029		5.625%	27,931	27,931		930,000
11/01/2029	40,000	5.625%	27,931	67,931	95,863	890,000
05/01/2030		5.625%	26,806	26,806		890,000
11/01/2030	40,000	5.625%	26,806	66,806	93,613	850,000
05/01/2031		5.625%	25,681	25,681		850,000
11/01/2031	45,000	5.625%	25,681	70,681	96,363	805,000
05/01/2032		5.625%	24,416	24,416		805,000
11/01/2032	45,000	5.625%	24,416	69,416	93,831	760,000
05/01/2033		5.625%	23,150	23,150		760,000
11/01/2033	50,000	5.625%	23,150	73,150	96,300	710,000
05/01/2034		6.125%	21,744	21,744		710,000
11/01/2034	55,000	6.125%	21,744	76,744	98,488	655,000
05/01/2035		6.125%	20,059	20,059		655,000
11/01/2035	55,000	6.125%	20,059	75,059	95,119	600,000
05/01/2036		6.125%	18,375	18,375		600,000
11/01/2036	60,000	6.125%	18,375	78,375	96,750	540,000
05/01/2037		6.125%	16,538	16,538		540,000
11/01/2037	65,000	6.125%	16,538	81,538	98,075	475,000
05/01/2038		6.125%	14,547	14,547		475,000
11/01/2038	70,000	6.125%	14,547	84,547	99,094	405,000
05/01/2039		6.125%	12,403	12,403		405,000
11/01/2039	75,000	6.125%	12,403	87,403	99,806	330,000
05/01/2040		6.125%	10,106	10,106		330,000
11/01/2040	75,000	6.125%	10,106	85,106	95,213	255,000
05/01/2041		6.125%	7,809	7,809		255,000
11/01/2041	80,000	6.125%	7,809	87,809	95,619	175,000
05/01/2042		6.125%	5,359	5,359		175,000
11/01/2042	85,000	6.125%	5,359	90,359	95,719	90,000
05/01/2043		6.125%	2,756	2,756		90,000
11/01/2043	90,000	6.125%	2,756	92,756	95,513	0
Total	1,090,000				1,880,088	

Maximum Annual Debt Service 99,806.26

Footnote:

(a) Data herein for the CDD's budgetary process purposes only.

STATEMENT 6
CORY LAKES COMMUNITY DEVELOPMENT DISTRICT
ASSESSMENT SUMMARY
FY 2026 TOTAL ASSESSMENT ALLOCATION

CDD Land Use/Phase	Number of Units	Series 2013	O&M	Cachet Isles	SERIES 2013, TOTAL	O&M, TOTAL	
x	67	-	-	-	-	-	-
O&M CI	1	-	\$ 2,983.20	\$ 48.27	\$ -	\$ 2,983.20	\$ 48.27
O&M 1.2 CI	1	-	\$ 2,983.20	\$ 57.93	\$ -	\$ 2,983.20	\$ 57.93
O&M	55	-	\$ 2,983.20	\$ -	\$ -	\$ 164,076.23	\$ -
1.1, 1.4 and 1.5	113	-	\$ 2,983.20	\$ -	\$ -	\$ 337,102.08	\$ -
1.1 CI	5	-	\$ 2,983.20	\$ 48.27	\$ -	\$ 14,916.02	\$ 241.35
1.11 and 1.51	2	-	\$ 5,966.41	\$ -	\$ -	\$ 11,932.82	\$ -
1.2 CI	35	-	\$ 2,983.20	\$ 57.93	\$ -	\$ 104,412.15	\$ 2,027.55
1.3 CI	7	-	\$ 2,983.20	\$ 48.27	\$ -	\$ 20,882.43	\$ 337.89
2	121	-	\$ 2,983.20	\$ -	\$ -	\$ 360,967.71	\$ -
2.0 96B	1	-	\$ 2,983.20	\$ -	\$ -	\$ 2,983.20	\$ -
2.0 96AB	10	-	\$ 2,983.20	\$ -	\$ -	\$ 29,832.04	\$ -
2.1 96B	1	-	\$ 5,966.41	\$ -	\$ -	\$ 5,966.41	\$ -
3	91	-	\$ 2,983.20	\$ -	\$ -	\$ 271,471.58	\$ -
4	74	-	\$ 2,983.20	\$ -	\$ -	\$ 220,757.11	\$ -
5	234	-	\$ 2,983.20	\$ -	\$ -	\$ 698,069.79	\$ -
6	92	-	\$ 2,983.20	\$ -	\$ -	\$ 274,454.79	\$ -
7	115	942.11	\$ 2,983.20	\$ -	\$ 108,342.65	\$ 343,068.49	\$ -
	1,025		GRAND TOTAL, GROSS		\$108,342.65	\$2,866,859.25	\$2,712.99
			GRAND TOTAL, NET		101,842.09	2,694,847.70	2,550.21

Cory Lakes

Community Development District

EXHIBIT

11

AGENDA



Office: (888) 927-7865
Fax: (813) 200-8448
Contact@customreserves.com
5470 E Busch Blvd., Unit 171
Tampa, FL 33617

CORY LAKES COMMUNITY DEVELOPMENT DISTRICT RESERVE STUDY



For 30-Year Projection Period: FY 2025 through FY 2055

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Property Overview



Tampa, Florida

Latitude: 28° 07' 52"

Longitude: -82° 17' 58"

Executive Summary

Custom Reserves, LLC conducted a site visit on April 10, 2025. There are 29 common area reserve components identified comprising 37 line items that require reserve funding during the noninvasive, visual inspection of the community. Supplemental information to the physical inspection typically includes the following sources:

1. District board members, management and staff
2. Client's vendors
3. Declaration
4. Maintenance records of the reserve components where available
5. Project plans where available

Cory Lakes Community Development District (Cory Lakes CDD) is a local unit of special purpose government built in 1991 to 2008, located in Tampa, Florida and is responsible for the common elements shared by 825 owners. The development contains Beach House, Gatehouses, and Pool House, Pool, and Property Site components.

A Reserve Study comprises two parts:

Physical Analysis	Financial Analysis
• Component Inventory • Condition Assessment • Estimated Useful Life • Remaining Useful Life • Replacement Cost	• Fund Status • Funding Plan

The intention of this Reserve Study is to forecast the District's ability to repair or replace major components as they wear out in future years. This Reserve Study complies with or exceeds all applicable statutes and national standards. Actual expenditures and times of replacements can and/or will vary.

Reference #: 1341.25

Report by: Paul Grifoni, PRA, RS

Financial Analysis

The cash flow funding plan is included to project and illustrate the reserve funding plan as depicted in **Table B**. The unaudited cash status of the District's reserve funds, as of September 30, 2025, as reported by Management and the Board is zero dollars. Cory Lakes CDD did not budget for reserve contributions in FY¹ 2025. A recommended reserve contribution of \$445,000 would be required in 2026 to adequately fund reserves based on this analysis utilizing a threshold funding amount of 11% in the high risk years. In addition, a decrease in the reserve contribution to \$506,000 in 2041 is recommended to keep a reasonable and non-excessive amount of reserve funds available in the long term.

External market factors incorporated in this Reserve Study are an inflation rate of 2.8% based on the Consumer Price Index published by the Bureau of Labor Statistics and an interest rate of 2.8%.

The actual timing of the events depicted may not occur exactly as projected. Internal changes such as deferred or accelerated projects, and external changes such as interest and inflation rates, are likely. Updates to the Reserve Study will incorporate these changes. To ensure equity in the adopted funding plan, ongoing annual reviews and either a Non Site visit or Site Visit update of this Reserve Study is recommended in two- to three-years respectively depending on the complexity of the community, and changes in external and internal factors. It is recommended by the American Institute of Certified Public Accountants (AICPA) that your Reserve Study be updated annually.

¹ FY 2025 begins October 1, 2024 and ends September 30, 2025

Property Component Definitions

The analysis began by separating the property components into specific areas of responsibility for replacement and repair. These classes of property are as follows:

1. **Reserve Components** are defined as follows:
 - District responsibility
 - Limited useful life expectancies
 - Predictable remaining useful life expectancies
 - Replacement cost above a minimum threshold
2. **Operating Budget Components** are defined as follows:
 - Common area components historically funded through operating funds rather than reserve funds
 - Common area components whose replacement or repair costs fall below a specific dollar amount
3. **Long-Lived Components** are defined as follows:
 - Common area components without a predictable remaining useful life
 - Common area components with a remaining useful life beyond the 30-year scope of this reserve study
4. **Owner Components** are defined as follows:
 - Components that are not the responsibility of the District to maintain, repair or replace
5. **Other Components** are defined as follows:
 - Components that are neither the responsibility of the District nor the Owner to maintain, repair or replace

Property Component Model

CATEGORY	COMPONENT	COMMON COMPONENTS (X)			REMAINING COMPONENTS (O)	
		RESERVES	OPERATING	LONG-LIVED	OWNER	OTHER
Property Site	Asphalt Pavement, Crack Repair and Patch		X			
	Asphalt Pavement, Mill and Overlay, Phased	X				
	Awnings		X			
	Basketball Backstops		X			
Property Site	Bleacher, Hockey Rink		X			
	Boardwalk, Northwest Entrance, Inspections and Capital Repairs		X			
	Boardwalk, Northwest Entrance, Replacement	X				
	Boat Ramp, Concrete, Beach House	X				
Property Site	Border, Hockey Rink		X			
	Bulkhead or Shoreline, Private				O	
	Concrete Sidewalks, On Lots				O	
	Deck, Pavers, Replacement	X				
Pool	Decks and Docks, Private				O	
	Beach House, Gatehouses, and Pool House					
	Decks, Beach House	X				
	Docks and Pilings, Beach House, Inspections and Capital Repairs	X				
Property Site	Docks and Pilings, Beach House, Replacement (Incl. Gangway)	X				
	Exercise Equipment, Beach House		X			
	Expenses Less Than \$10,000		X			
	Fence, Aluminum	X				
Property Site	Fence, Aluminum, Cory Lake Boulevard	X				
	Fence, Chain Link, Cory Lake Drive	X				
	Fence, Vinyl (Arbor Green Community Development District)					O
	Fences, Hockey Rink and Landscape Yard		X			
Pool	Foundations, Common Buildings			X		
	Fountains, Gate Houses		X			
	Furniture	X				
	Gate Entry System (Envera)					O
Property Site	Gate Operators, Phased (Incl. Swing Arms)	X				
	Gates, Aluminum, Vehicular	X				
	Gazebo		X			
	Homes and Lots				O	
Beach House, Gatehouses, and Pool House	HVAC Equipment, Beach House and Gatehouses, Phased	X				
	HVAC Equipment, Pool House		X			
	Hydrants (City of Tampa)					O
	Interior Renovations, Complete	X				
Beach House, Gatehouses, and Pool House	Interior Renovations, Partial	X				
	Irrigation System, Partial Replacements	X				
	Landscaping		X			
	Lift Station (City of Tampa)					O
Property Site	Lift Stations, Pumps	X				
	Lift Stations, Rebuild	X				
	Light Poles and Fixtures (TECO)					O
	Mechanical Equipment, Phased	X				
Pool	Other Repairs Normally Funded Through the Operating Budget		X			
	Paint Finishes, Building Exteriors		X			
	Pavers, Replacement, Partial	X				
	Pavers, Seal	X				
Property Site	Pergolas, Wood, Pool		X			
	Pipes, Interior Building, Water and Sewer		X			
	Playground Equipment, Phased	X				
	Ponds, Fountains, Phased	X				
Property Site	Ponds, Shoreline, Common, Erosion Control		X			
	Pool Finish	X				
	Railings, Beach House and Cachet Isle Bridge		X			
	Roof, Tile, Beach House	X				
Beach House, Gatehouses, and Pool House	Roof, Tile, Pool House	X				
	Roofs, Tile, Gatehouses	X				
	Security System (Envera)					O
	Sidewalks, Concrete, Common Areas		X			
Property Site	Signage, Property Identification	X				
	Signage, Streets and Traffic Control		X			
	Sport Courts, Basketball, Hockey, Pickleball, and Tennis, Light Poles and Fixtures	X				
	Sport Courts, Basketball, Hockey, Pickleball, and Tennis, Surface, Color Coat	X				
Property Site	Sport Courts, Basketball, Hockey, Pickleball, and Tennis, Surface, Replacement	X				
	Sport Courts, Basketball, Pickleball, and Tennis, Fences	X				
	Stormwater System, Partial	X				
	Structural Frames, Common Buildings			X		
Pool	Subsurface Utilities, Sanitary Waste (City of Tampa)					O
	Subsurface Utilities, Water Supply (City of Tampa)					O
	Utility Vehicles		X			
	Volleyball Court		X			
Property Site	Water Slide, Fiberglass, Refinishing	X				
	Water Slide, Fiberglass, Replacement	X				
	Windows and Doors	X				



Table A

Reserve Expenditures

Cory Lakes Community
Development District

Projected Inflation Rate 2.8%

Line Item	Reserve Components	Total	Per Phase	Unit of Measurement	1st Year of Replacement	Useful Life Years	Age (Year)	Remaining Life Years	2025 Unit Cost	2025 Cost of Replacement	2025 Cost of Replacement	Total 30 Year Future Costs of Replacement	Fiscal Year	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7	Year 8	Year 9
		Quantity	Quantity							per Phase	per Total		2025	2026	2027	2028	2029	2030	2031	2032	2033	2034
	Beach House, Gatehouses, and Pool House Components									\$892,000	\$942,000	\$2,190,467										
1	Decks, Beach House	2	2	Each	2027	to 35	1991	2	\$19,000.00	\$38,000	\$38,000	\$40,158			\$40,158							
2	HVAC Equipment, Beach House and Gatehouses, Phased	6	2	Each	2027	10 to 15	Varies	2	\$12,500.00	\$25,000	\$75,000	\$230,142			\$26,420					\$30,331		
3	Interior Renovations, Complete	1	1	Allowance	2033	to 20	Varies	8	\$250,000.00	\$250,000	\$250,000	\$853,492									\$311,806	
3.1	Interior Renovations, Partial	1	1	Allowance	2043	to 10	Varies	18	\$75,000.00	\$75,000	\$75,000	\$123,293										
4	Roof, Tile, Beach House	76	76	Squares	2048	to 25	2023	23	\$2,000.00	\$152,000	\$152,000	\$286,870										
4.1	Roof, Tile, Pool House	25	25	Squares	2039	to 25	2014	14	\$2,000.00	\$50,000	\$50,000	\$73,599										
4.2	Roofs, Tile, Gatehouses	48	48	Squares	2027	to 25	1991-1998	2	\$2,000.00	\$96,000	\$96,000	\$303,793			\$101,451							
5	Windows and Doors	2,060	2,060	Square Feet	2036	to 45	1991-2014	11	\$100.00	\$206,000	\$206,000	\$279,120										
	Pool Components									\$783,815	\$873,815	\$2,176,769										
6	Deck, Pavers, Replacement	10,460	10,460	Square Feet	2039	20 to 30	2014	14	\$9.00	\$94,140	\$94,140	\$138,573										
7	Fence, Aluminum	720	720	Linear Feet	2039	to 25	2014	14	\$40.00	\$28,800	\$28,800	\$42,393										
8	Furniture	1	1	Allowance	2035	5 to 10	Unknown	10	\$46,000.00	\$46,000	\$46,000	\$245,873										
9	Mechanical Equipment, Phased	1	0.3	Allowance	2026	5 to 10	Varies	1	\$45,000.00	\$45,000	\$135,000	\$690,777		\$46,260			\$50,256			\$54,596		
10	Pool Finish	5,250	5,250	Square Feet	2028	10 to 15	2014	3	\$29.50	\$154,875	\$154,875	\$422,852				\$168,252						
11	Water Slide, Fiberglass, Refinishing	1	1	Each	2029	10 to 15	2025	4	\$15,000.00	\$15,000	\$15,000	\$47,507				\$16,752						
11.1	Water Slide, Fiberglass, Replacement	1	1	Each	2039	to 25	2014	14	\$400,000.00	\$400,000	\$400,000	\$588,794										
	Property Site Components									\$2,570,000	\$16,943,700	\$13,562,170										
12	Asphalt Pavement, Mill and Overlay, Phased	5,100	5,100	Square Yards	2030	15 to 25	1995-1998	5	\$18.00	\$91,800	\$91,800	\$315,594						\$105,392				
13	Boat Ramp, Concrete, Beach House	1	1	Each	2029	to 30	1991-1999	4	\$30,000.00	\$30,000	\$30,000	\$33,504				\$33,504						
14	Boardwalk, Northwest Entrance, Replacement	1,510	1,510	Square Feet	2029	to 30	1995-1998	4	\$80.00	\$120,800	\$120,800	\$134,909				\$134,909						
15	Docks and Pilings, Beach House, Inspections and Capital Repairs	1	1	Allowance	2046	to 15	2025	21	\$20,000.00	\$20,000	\$20,000	\$35,718										
15.1	Docks and Pilings, Beach House, Replacement (Incl. Gangway)	1,000	1,000	Square Feet	2031	to 30	1991	6	\$125.00	\$125,000	\$125,000	\$147,526							\$147,526			
16	Fence, Aluminum, Cory Lake Boulevard	465	465	Linear Feet	2031	to 35	Unknown	6	\$50.00	\$23,250	\$23,250	\$27,440							\$27,440			
17	Fence, Chain Link, Cory Lake Drive	1,275	1,275	Linear Feet	2033	to 30	2003	8	\$30.00	\$38,250	\$38,250	\$47,706									\$47,706	
18	Gate Operators, Phased (Incl. Swing Arms)	22	4	Each	2027	10 to 15	Varies	2	\$6,000.00	\$24,000	\$132,000	\$378,730			\$25,363			\$27,554			\$29,933	
19	Gates, Aluminum, Vehicular	10	10	Each	2033	to 35	1991-1998	8	\$9,000.00	\$90,000	\$90,000	\$112,250									\$112,250	
20	Irrigation System, Partial Replacements	1	1	Allowance	2037	to 40+	Varies	12	\$200,000.00	\$200,000	\$200,000	\$278,578										
21	Lift Stations, Pumps	4	4	Each	2034	to 15	Unknown	9	\$10,000.00	\$40,000	\$40,000	\$128,892										\$51,286
21.1	Lift Stations, Rebuild	2	2	Each	2034	to 30	Unknown	9	\$35,000.00	\$70,000	\$70,000	\$89,750										\$89,750
22	Pavers, Replacement, Partial	182,700	9,100	Square Yards	2030	to 30+	Varies	5	\$81.00	\$737,100	\$14,798,700	\$7,371,598						\$846,237				
22.1	Pavers, Seal	182,700	173,600	Square Yards	2030	3 to 5	Varies	5	\$1.00	\$173,600	\$182,700	\$1,736,141						\$199,304				
23	Playground Equipment, Phased	1	0.5	Allowance	2032	15 to 20	Varies	7	\$125,000.00	\$125,000	\$250,000	\$615,013								\$151,657		
24	Ponds, Fountains, Phased	11	4	Each	2028	10 to 15	Varies	3	\$10,000.00	\$40,000	\$110,000	\$378,538				\$43,455					\$49,889	
25	Signage, Property Identification	1	1	Allowance	2027	15 to 20	Varies	2	\$30,000.00	\$30,000	\$30,000	\$86,780			\$31,704							
26	Stormwater System, Partial	1	1	Allowance	2029	5 to 8	Varies	4	\$40,000.00	\$40,000	\$40,000	\$389,137					\$44,672					\$51,286
27	Sport Courts, Basketball, Hockey, Pickleball, and Tennis, Light Poles and Fixtures	25	25	Each	2034	to 30	Varies	9	\$5,000.00	\$125,000	\$125,000	\$160,268										\$160,268
28	Sport Courts, Basketball, Hockey, Pickleball, and Tennis, Surface, Color Coat	5,070	5,070	Square Yards	2030	4 to 6	Unknown	5	\$14.60	\$74,000	\$74,000	\$642,525						\$84,957				
28.1	Sport Courts, Basketball, Hockey, Pickleball, and Tennis, Surface, Replacement	5,070	5,070	Square Yards	2034	to 30	Varies	9	\$60.00	\$304,200	\$304,200	\$390,029										\$390,029
29	Sport Courts, Basketball, Pickleball, and Tennis, Fences	1,200	1,200	Linear Feet	2034	to 30	Varies	9	\$40.00	\$48,000	\$48,000	\$61,543										\$61,543
Total Expenditures										\$3,353,815	\$17,817,515	\$15,738,938	\$0	\$46,260	\$225,095	\$211,707	\$280,092	\$1,263,443	\$174,966	\$236,585	\$551,585	\$804,163



Table A

Reserve Expenditures

Cory Lakes Community
Development District

Line Item	Reserve Components	Year 10	Year 11	Year 12	Year 13	Year 14	Year 15	Year 16	Year 17	Year 18	Year 19	Year 20	Year 21	Year 22	Year 23	Year 24	Year 25	Year 26	Year 27	Year 28	Year 29	Year 30
		2035	2036	2037	2038	2039	2040	2041	2042	2043	2044	2045	2046	2047	2048	2049	2050	2051	2052	2053	2054	2055
	Beach House, Gatehouses, and Pool House Components																					
1	Decks, Beach House																					
2	HVAC Equipment, Beach House and Gatehouses, Phased			\$34,822					\$39,978					\$45,897					\$52,693			
3	Interior Renovations, Complete																			\$541,686		
3.1	Interior Renovations, Partial									\$123,293												
4	Roof, Tile, Beach House														\$286,870							
4.1	Roof, Tile, Pool House					\$73,599																
4.2	Roofs, Tile, Gatehouses																		\$202,342			
5	Windows and Doors		\$279,120																			
	Pool Components																					
6	Deck, Pavers, Replacement					\$138,573																
7	Fence, Aluminum					\$42,393																
8	Furniture	\$60,630										\$79,913										\$105,330
9	Mechanical Equipment, Phased	\$59,312			\$64,435			\$70,001			\$76,047			\$82,615			\$89,751			\$97,503		
10	Pool Finish									\$254,599												
11	Water Slide, Fiberglass, Refinishing																	\$30,755				
11.1	Water Slide, Fiberglass, Replacement					\$588,794																
	Property Site Components																					
12	Asphalt Pavement, Mill and Overlay, Phased																					\$210,202
13	Boat Ramp, Concrete, Beach House																					
14	Boardwalk, Northwest Entrance, Replacement																					
15	Docks and Pilings, Beach House, Inspections and Capital Repairs												\$35,718									
15.1	Docks and Pilings, Beach House, Replacement (Incl. Gangway)																					
16	Fence, Aluminum, Cory Lake Boulevard																					
17	Fence, Chain Link, Cory Lake Drive																					
18	Gate Operators, Phased (Incl. Swing Arms)		\$32,519			\$35,328			\$38,379			\$41,694			\$45,295			\$49,208			\$53,458	
19	Gates, Aluminum, Vehicular																					
20	Irrigation System, Partial Replacements			\$278,578																		
21	Lift Stations, Pumps															\$77,606						
21.1	Lift Stations, Rebuild																					
22	Pavers, Replacement, Partial	\$971,533					\$1,115,381					\$1,280,527					\$1,470,125					\$1,687,796
22.1	Pavers, Seal	\$228,813					\$262,692					\$301,587					\$346,240					\$397,506
23	Playground Equipment, Phased								\$199,891										\$263,466			
24	Ponds, Fountains, Phased				\$57,276					\$65,756					\$75,492					\$86,670		
25	Signage, Property Identification													\$55,077								
26	Stormwater System, Partial					\$58,879					\$67,597					\$77,606					\$89,096	
27	Sport Courts, Basketball, Hockey, Pickleball, and Tennis, Light Poles and Fixtures																					
28	Sport Courts, Basketball, Hockey, Pickleball, and Tennis, Surface, Color Coat						\$111,977					\$128,556					\$147,591					\$169,444
28.1	Sport Courts, Basketball, Hockey, Pickleball, and Tennis, Surface, Replacement																					
29	Sport Courts, Basketball, Pickleball, and Tennis, Fences																					
Total Expenditures		\$1,320,288	\$311,639	\$313,401	\$121,711	\$937,567	\$1,490,049	\$70,001	\$278,248	\$443,648	\$143,644	\$1,832,277	\$35,718	\$183,590	\$407,657	\$155,212	\$2,053,707	\$79,962	\$518,501	\$725,859	\$142,554	\$2,570,276



Table B

Pooling (Cash Flow) Funding Plan

Cory Lakes Community
Development District

	FY	2025	2026	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036	2037	2038	2039	2040
Beginning of Year Reserves	Note 2	\$0	\$0	\$398,740	\$642,310	\$918,888	\$1,148,025	\$413,727	\$761,246	\$1,071,176	\$1,089,484	\$870,827	\$145,421	\$424,354	\$725,735	\$1,244,145	\$978,615
Recommended Reserve Contributions	Note 2	0	445,000	457,500	470,300	483,500	497,000	510,900	525,200	539,900	555,000	570,500	586,500	602,900	619,800	637,200	655,000
Anticipated Interest Earned	2.8%	0	0	11,165	17,985	25,729	32,145	11,584	21,315	29,993	30,506	24,383	4,072	11,882	20,321	34,836	27,401
Projected Expenditures		0	(46,260)	(225,095)	(211,707)	(280,092)	(1,263,443)	(174,966)	(236,585)	(551,585)	(804,163)	(1,320,288)	(311,639)	(313,401)	(121,711)	(937,567)	(1,490,049)
Projected Year End Reserves		0	398,740	642,310	918,888	1,148,025	413,727	761,246	1,071,176	1,089,484	870,827	145,421	424,354	725,735	1,244,145	978,615	170,966
Threshold/ Risk Year																	

	2041	2042	2043	2044	2045	2046	2047	2048	2049	2050	2051	2052	2053	2054	2055
Beginning of Year Reserves	\$170,966	\$611,753	\$870,834	\$986,368	\$1,420,142	\$192,829	\$743,510	\$1,178,038	\$1,417,366	\$1,933,040	\$582,357	\$1,185,801	\$1,386,303	\$1,404,260	\$2,025,725
Recommended Reserve Contributions	506,000	520,200	534,800	549,800	565,200	581,000	597,300	614,000	631,200	648,900	667,100	685,800	705,000	724,700	745,000
Anticipated Interest Earned	2.8%	4,787	17,129	24,383	27,618	39,764	5,399	20,818	32,985	39,686	54,125	16,306	33,202	38,816	56,720
Projected Expenditures	(70,001)	(278,248)	(443,648)	(143,644)	(1,832,277)	(35,718)	(183,590)	(407,657)	(155,212)	(2,053,707)	(79,962)	(518,501)	(725,859)	(142,554)	(2,570,276)
Projected Year End Reserves	611,753	870,834	986,368	1,420,142	192,829	743,510	1,178,038	1,417,366	1,933,040	582,357	1,185,801	1,386,303	1,404,260	2,025,725	257,169
Threshold/ Risk Year															Threshold/ Risk Year

Financial Notes:
1) FY 2025 Begins October 1, 2024 and Ends September 30, 2025
2) FY 2025 Beginning Reserve Balance and Remaining Contributions are as of September 30, 2025
3) Interest Earned is compounded on the Beginning Year Reserve Balance, the first year is a partial amount earned
4) Taxes on the interest earned are considered negligible

Physical Analysis

Beach House, Gatehouses, and Pool House Components

1. Decks, Beach House

The District maintains two decks at the Beach House comprising approximately 285 square feet of decking. The decks are original to 1991 and in good to fair overall condition with isolated warped decking evident. The District plans to complete repairs to the decks this year, funded outside of reserves. The estimated useful life of this type of deck is up to 35 years. Cory Lakes CDD should budget for replacement by 2027. The District should fund cleaning, partial repairs and or replacements through the operating budget on an as needed basis to maximize the useful life. Repairs may include replacement of warped or loose deck boards or railing components, replacement or additional installation of connections or fasteners, and partial replacements of structural members as needed.



Figure 1 – Deck overview



Figure 2 – Warped deck board

2. HVAC Equipment, Beach House and Gatehouses

The Beach House and Gatehouse utilize six split systems for heating, ventilating and air conditioning. Four 5-ton units serve the Beach House. The gatehouses have a 1.5-ton and a 3.5-ton unit. A split system comprises an outdoor condensing unit and an indoor air handling unit. The split systems were operational at the time of the site visit. The ages of the units range from 2009 to 2025. Split systems have a useful life from 10- to 15-years. Cory Lakes CDD should budget for phased replacements of two units beginning by 2027 and every five years thereafter.



Figure 1 – Condensing units at the Beach House



Figure 2 – New condensing unit at gatehouse

3. Interior Renovations

The interior components of the Beach House, gatehouses, and pool house comprise paint finishes, tile and wood floor coverings, appliances and furnishings, plumbing and electrical fixtures. The date of the last renovations is unknown. The District plans to replace the flooring in the Beach House this year, funded outside of reserves. The interior components are in good to fair overall condition at various ages. The useful lives of these interior components vary. However, in order to maintain continuity, the District should coordinate replacement of all these components every 20 years. Cory Lakes CDD should budget for a complete renovation by 2033.

A partial renovation includes paint finishes and up to fifty percent (50%) of the furnishings and appliances. Cory Lakes CDD should budget for a partial renovation by 2043 and every 10 years thereafter except when the complete renovation occurs.



Figure 1 – Beach House interior overview



Figure 2 – Kitchen at the Beach House



Figure 3 – Exercise room at the Beach House



Figure 4 – Rest room at pool house



Figure 5 – Southeast gatehouse interior



Figure 6 – Interior at northwest gatehouse

4. Roofs, Tile

The District maintains approximately 76 squares of tile roofing at the Beach House, 25 squares of tile roofing at the pool house, and 48 squares of tile roofing at the gatehouses. The Beach House and pool house roofs are in good overall condition at an age of two years and 11 years, respectively. The tile roofs at the gatehouses were built between 1991 and 1998 and are in fair condition overall. The useful life of a tile roof of this type is up to 25 years. Manufacturers offer long term warranties as a marketing strategy. A long-term warranty may be of little value if the roof system does not perform satisfactorily and leaks. Conversely, if a roof system is designed, constructed and manufactured well, the expense of purchasing a warranty may not be necessary.

Tile roof systems should be applied over continuous wood decking. Underlayment is installed over the roof deck before the tile is installed. Underlayment provides a secondary weatherproofing barrier if moisture infiltrates the tile roof covering.

There are a wide variety of profiles, styles, finishes and colors available. Special texture may be added in surface treatment. Each type of tile roof system may make use of separate ridge, hip, hip intersection and gable ends.

When purchasing a new roof system, there will be two warranties to consider. There will be the manufacturer's warranty which covers defects in the manufacture of the roof covering. The roofing contractor will also provide a warranty. Typically, this will cover installation and related issues. The warranty should contain what items are covered. Many companies offer one year or two years of coverage.

The District should budget for replacement of the Beach House tile roof by 2048, the pool house roof by 2039, and the roofs at the gatehouses by 2027.



Figure 1 – Beach House roof overview



Figure 2 – Roof tiles at the Beach House



Figure 3 – Pool house tile roof



Figure 4 – Tile roof at northwest gatehouse



Figure 5 – Southeast gatehouse roof overview



Figure 6 – Roof tiles at southeast gatehouse

5. Windows and Doors

The windows and doors of the Beach House, gatehouses, and pool house comprise approximately 2,060 square feet. The windows and doors are original to construction between 1991 and 2014. They are in good overall condition. Windows and doors of this type have a useful life of up to 45 years. The need to replace windows can be due to various reasons such as consistency in style and condition. There will be a cost savings with coordinated replacement. Cory Lakes CDD should budget for replacement of the windows and doors by 2036.



Figure 1 – Windows and doors at the Beach House



Figure 2 – Typical windows and doors at gatehouse

Pool Components

6. Deck, Pavers

The pool deck comprises approximately 10,460 square feet of pavers. The pavers were installed in 2014 and in good overall condition. Pool deck pavers have an estimated useful life from 20- to 30-years with the benefit of periodic maintenance. Periodic maintenance includes pressure washing, resetting as needed and an application of sand between the pavers followed by a sealer application every three years. The maintenance and interim repairs should be funded through the operating budget as needed. Cory Lakes CDD should budget for replacement of the pavers by 2039.



Figure 1 – Paver pool deck



Figure 2 – Pavers at pool deck

7. Fences, Aluminum

Approximately 10,460 linear feet of aluminum fence surrounds the pool area. This fence is in good condition overall at an age of 11 years. The finish on aluminum fences is relatively maintenance free. Aluminum fences have an estimated useful life of up to 25 years. Cory Lakes CDD should budget for replacement of the pool fence by 2039.



Figure 1 – Pool fence



Figure 2 – Isolated fence damage by water slide

8. Furniture

The pool furniture includes umbrellas, lounges, couches, tables and chairs. The pool furniture is of unknown age and in fair condition overall. The pool furniture has an estimated useful life from 5- to 10-years. Cory Lakes CDD is planning to replace the furniture this year and should budget for replacement every 10 years thereafter.



Figure 1 – Pool furniture



Figure 2 – Furniture damage

9. Mechanical Equipment

The mechanical equipment includes heaters, pumps, filters, and chlorinators. The mechanical equipment is in satisfactory operation condition at various ages. The pool equipment has an estimated useful life from 5- to 10-years with the benefit of ongoing maintenance. This ongoing maintenance includes partial replacements of the pumps, filters and chlorinators as needed. Cory Lakes CDD should budget for phased replacements of up to thirty-three percent (33%) of the equipment by 2026 and every 5 years thereafter. The District may be able to fund most replacements through the operating budget which would allow reserves to build up enough for eventual replacement of the enclosure.



Figure 1 – Pool heaters



Figure 2 – Pool pumps and chlorinators

10. Pool Finish

The finish at the pool wall and floor surfaces is original to construction in 2014 and in fair overall condition. Management reports cracks in the plaster but no leaks. Pool finishes have an anticipated useful life from 10- to 15-years. The District should budget for resurfacing of the wall and floor areas, as well as replacement of the pool waterline tile, as needed, by 2028 and again by 2043. Typically, minor upgrades will be needed to bring the pool up to current code. Potential repairs to the underlying pool structure may raise the estimate of cost.



Figure 1 – Pool overview



Figure 2 – Plaster finish cracks

11. Water Slide, Fiberglass

The pool includes a water slide. The water slide is original to construction in 2014 and in good overall condition. Management reports that the water slide was recently repaired. Fiberglass water slides have an estimated useful life of up to 25 years with refinishing every 10- to 15-years. Cory Lakes CDD should budget for refinishing of the water slide by 2029 and replacement by 2039.



Figure 1 – Water slide entrance

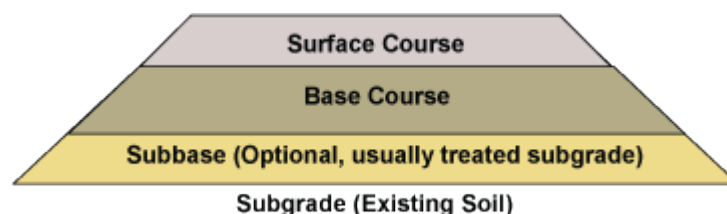


Figure 2 – Water slide exit into pool

Property Site Components

12. Asphalt Pavement, Repaving

The District maintains approximately 5,100 square yards of asphalt pavement at the northwest entrance. The asphalt pavement was built between 1995 and 1998 and is in fair overall condition with cracks evident. Asphalt pavement comprises multiple layers. Typically, the top layer or surface course deteriorates over time and can be milled or removed and overlaid or replaced. The following diagram depicts typical pavement layers.



A mill and overlay is a method of repaving of the surface course where cracked, worn and failed pavement is mechanically removed or milled. A new layer of asphalt is overlaid atop the remaining sound pavement. Milled pavement removes part of the existing pavement and permits the overlay to match the elevation of areas such as adjacent catch basins, curbs and gutters. The milled pavement should be properly bonded to the new overlayment. Overlayment thicknesses range from one to two inches. Variable thicknesses are often necessary for proper drainage.

A combination of area patching, crack repair and milling should occur before the overlayment. Areas that exhibit potholes, alligator cracks and areas of pavement that are deteriorated from vehicle fluids should all be repaired prior to overlayment. Area patching may require total replacement of isolated areas of pavement. The base course for residential subdivision roadways designed for light traffic is often six inches thick. The paving contractor should seal all cracks. Crack repair minimizes the chance of underlying cracks coming through the overlayment.

The estimated useful life of the asphalt pavement surface course varies from 15- to 25-years due to design, quality of construction, materials and maintenance. Cory Lakes CDD should budget for a mill and overlay of the pavement by 2030 and again by 2055.



Figure 1 – Asphalt pavement at northwest entrance



Figure 2 – Alligator cracking at Cory Lake Drive

13. Boat Ramp, Concrete, Beach House

The District maintains a concrete boat ramp by the Beach House. The boat ramp visually appears in good overall condition at an age of 26 to 34 years. A boat ramp has an estimated typical useful life of up to 30 years. Cory Lakes CDD should budget for replacement of the boat ramp by 2029.



Figure 1 – Boat Ramp

14. Boardwalk, Northwest Entrance, Replacement

The District maintains approximately 1,510 square feet of boardwalk decking near the northwest entrance. The boardwalk was built between 1995 and 1998. It is in good to fair overall condition. The District recently had the boardwalk inspected and plans to perform repairs to the boardwalk this year, funded through the operating budget. The estimated useful life of this type of boardwalk is up to 30 years. Cory Lakes CDD should budget for replacement by 2029. The District should fund cleaning, partial repairs and/or partial replacements through the operating budget on an as-needed basis to maximize the useful life. Repairs may include replacement of warped or loose deck boards or railing components, replacement or additional installation of connections or fasteners, and partial replacements of structural members as needed.



Figure 1 – Boardwalk decking and railings



Figure 2 – Boardwalk overview

15. Docks and Pilings, Beach House

The District maintains docks at the Beach House comprised of approximately 1,000 square feet of decking and a gangway. The docks were installed in 1991 and are in good overall condition. The District had a recent engineering inspection that determined only some of the ladders needed replaced. Those repairs will be completed this year and funded outside of reserves. The estimated useful life of this type of dock is up to 30 years with inspections and capital repairs done up to every 15 years. Cory Lakes CDD should budget for replacement by 2031 and subsequent repairs by 2046. Repairs may include replacement of warped or loose deck boards or railing components, replacement or additional installation of connections or fasteners, and partial replacements of structural members as needed.



Figure 1 – Overview of docks



Figure 2 – Docks and pilings with gangway



Figure 3 – Floating dock



Figure 4 – Gangway between docks

16. Fence, Aluminum, Cory Lake Boulevard

The District maintains the aluminum fence located along Cory Lake Boulevard by the southeast entrance. The fence is in poor condition at an unknown age. Cory Lakes CDD plans to repair the leaning fence this year, funded outside of reserves. Aluminum fences have an estimated useful life of up to 35 years. The finish on aluminum fences is relatively maintenance free. While aluminum doesn't rust, it does corrode over time. The District can maximize the useful life of the fences by keeping vegetation out of close proximity to the fences as well as repair connections and fasteners promptly when and if they fail. These activities should be funded through the operating budget on an as needed basis. In addition, the District should budget for replacement of the fences by 2031.



Figure 1 – Aluminum fence at southeast entrance



Figure 2 – Leaning section of aluminum fence

17. Fence, Chain Link, Cory Lake Drive

The District maintains approximately 1,275 linear feet of chain link fence along Cory Lake Drive. The fence was installed in 2003 and is in good overall condition. The estimated useful life of chain link fences is up to 30 years. Cory Lakes CDD should budget for replacement by 2033.



Figure 1 – Chain link fence overview



Figure 2 – Chain link fence

18. Gate Operators

The District maintains 22 gate operators. The gate operators vary in age and are in satisfactory operation condition. Gate operators have an estimated useful life from 10- to 15-years. Cory Lakes CDD should budget for phased replacement of up to twenty percent (20%) of the gate operators in 2027 and every three years thereafter. The District should fund interim repairs and replacement of any gate arms, photo eyes, motors, and battery backups through the operating budget.



Figure 1 – Typical swing gate operators



Figure 2 – Typical lift gate operators

19. Gates, Aluminum, Vehicular

Cory Lakes CDD also maintains 10 aluminum vehicular gates comprised of eight bi-parting gates and two single swing gates. The gates were installed between 1991 and 1998 and are in good overall condition. The aluminum gates have an estimated typical useful life of up to 35 years. The District should budget for replacement of the gates by 2033.



Figure 1 – Gates at southeast entrance



Figure 2 – Gates at northwest entrance

20. Irrigation System

The District maintains irrigation throughout the communities' common areas. Irrigation system components typically include pumps, clocks, valves, heads and piping. The components of the system vary in age and are in satisfactory operation condition. The system has a long useful life with the benefit of ongoing maintenance. Over time, the effects of the elements will reduce the flexibility and durability of the underground pipe network and wiring. Cory Lakes CDD should budget for a renovation of the irrigation system every 20 years or by 2037. The District should fund interim head and controller replacements through the operating budget as needed.

21. Lift Station

The District maintains two lift stations. Lift stations exist to aid in transportation of the sanitary refuse water exiting the buildings. A lift station typically comprises two pumps, a controller and guide rails that require replacement. Lift stations require renovations every 30 years. The lift stations are in satisfactory operation condition at unknown ages. Cory Lakes CDD should budget for replacement of the lift station pumps every 15 years or by 2034. The District should also budget for a renovation of the lift station by 2034.

22. Pavers

The streets comprise approximately 182,700 square yards of pavers. The District plans to spend about \$80,000 outside of reserves this year to replace some of the pavers. Vehicular pavers have an estimated useful life of up to 30 years and beyond with the benefit of ongoing maintenance that includes pressure washing, resetting as needed, an application of sand between the pavers followed by sealer applications every three- to five-years in order to preserve the color and minimize repairs. The estimate of cost includes an allowance for partial replacements of up to five percent (5%) of the pavers every five years beginning by 2030. The quantity of replacements will increase as the pavers age. However, the estimated quantity should be sufficient for budgeting reserves over the next 30 years. Cory Lakes CDD should budget for maintenance activity to the pavers not being replaced at the same time.



Figure 1 – Damaged pavers at southeast entrance



Figure 2 – Pavers at Beach House parking area



Figure 3 – Missing paver by sport courts parking area



Figure 4 – Pavers overview at St Lucia Isle Drive



Figure 5 – Paver street at Bermuda Isle Drive



Figure 6 – Pavers at Bimini Isle Court



Figure 7 – Replaced pavers at Cory Lake Drive



Figure 8 – Paver settlement at Martinique Isle Drive



Figure 9 – Damaged pavers at Cory Lake Boulevard



Figure 10 – Paver street at Barbados Isle Drive



Figure 11 – Paver settlement at Cory Lake Drive



Figure 12 – Pavers overview at Cozumel Isle Drive

23. Playground Equipment

Cory Lakes CDD maintains playground equipment by the Beach House and along Cory Lake Drive. The playground equipment is in fair overall condition at varied ages. The District plans to spend approximately \$22,000 this year outside of reserves to do repairs and partial replacements to the playground equipment. Playground equipment has an estimated useful life of 15- to 20-years. The major concern with playground equipment is safety. The District should budget for phased subsequent replacements of up to fifty percent (50%) of the equipment by 2032 and every 10 years thereafter. Cory Lakes CDD should consult with a professional to ensure proper space between each apparatus and a proper landing area.



Figure 1 – Playground equipment by the Beach House



Figure 2 – Playground rust and finish deterioration



Figure 3 – Playground Equipment on Cory Lake Drive



Figure 4 – Playground on Cory Lake Drive

24. Ponds, Fountains

Cory Lakes CDD maintains 11 pond fountains which provide aesthetic benefits as well as increase the overall water quality of the ponds that they are located in. The fountains are of various ages and two are planned to be repaired this year outside of reserves. The District should budget for phased replacement of the thirty-three percent (33%) of the fountains every five years beginning by 2028.



Figure 1 – Pond fountain

25. Signage

The District maintains signage located throughout the community. The signage was built in various years and is in good condition overall. Entrance monuments contribute to the overall aesthetic appeal of the property. Renovations are based on the desire to update the perceived identity of the community. Therefore, the timing of renovations is discretionary. The District should budget for renovation of the entrance monuments by 2027 and again by 2047. Renovation should include replacement of the lettering, light fixtures, roof, decorative trim, and paint finishes. Interim repairs and paint finish applications should be funded through the operating budget as needed.



Figure 1 – Entrance monument at Cory Lake Drive



Figure 2 – Isolated entrance monument damage



Figure 3 – Entrance monument at Morris Bridge Road Figure 4 – Typical community entrance monument

26. Stormwater System

The District maintains the stormwater system. The visible portion of the stormwater system comprises curbing designed to direct stormwater to catch basins. The system includes a series of pipes throughout the property designed to carry storm water away to a pond system for processing. The streets utilize a concrete curb and gutter system that conveys stormwater runoff into drainage inlets along the outside paver edge. The District maintains approximately 109,000 linear feet of concrete curbs and gutters. This application of concrete has a useful life of up to 65 years although isolated deterioration of limited areas of concrete is common. Inclement weather, inadequate subsurface preparation and improper concrete mixtures or finishing techniques can result in premature deterioration such as settlement, chips, cracks and spalls. Variable conditions like these result in the need to plan for periodic partial replacements of the concrete flatwork throughout the next 30 years. Cory Lakes CDD should budget for up to one percent (1%) of the curbs and gutters in conjunction with paver maintenance.

Stormwater systems are low maintenance and often overlooked. However, overlooking systems of this type leads to major problems. Over time, drains can become clogged with leaves and other debris. The District should anticipate occasional displacement of storm water structures and the surrounding pavers from erosion as time goes on. Erosion causes settlement of curb inlets or catch basins. The catch basin can shift and need replacement if left unrepaired. The District should plan to repair any displaced storm water structures and partial pipe replacements

concurrently with surrounding pavers or curbs and gutters. The exact times and amount of capital repairs or replacements varies upon natural forces.

The overall reported condition of the stormwater system is good. Stormwater systems have a long useful life with the benefit of ongoing maintenance. Achieving this useful life typically requires interim capital repairs or partial replacements. Maintenance of stormwater systems is required in every municipality as a condition for use of the land to prevent adverse impacts on adjoining properties. Cory Lakes CDD should routinely keep drains clear every five- to eight-years beginning in 2029.



Figure 1 – Concrete curb damage at Cory Lake Drive



Figure 2 – Typical street stormwater inlet

27. Sport Courts, Basketball, Hockey, Pickleball, and Tennis, Light Poles and Fixtures

The District maintains the light poles and fixtures at the sport courts. The light poles and fixtures were installed at various times and are in satisfactory operation condition. These light poles and fixtures have an estimated useful life of up to 25 years. Cory Lakes CDD should budget for replacement of the light poles and fixtures by 2034. The cost includes an allowance for replacement of the pole, base, fixture and minor electrical repairs at the time of replacement. Interim replacement of light bulbs and/or fixtures should be funded through the operating budget on an as needed basis.



Figure 1 – Light poles and fixtures



Figure 2 – Light poles and fixtures at tennis courts

28. Sport Courts, Basketball, Hockey, Pickleball, and Tennis, Surface

The District maintains sport courts that comprise 5,070 square yards of surface area. The courts require repairs and a color coat application every four- to six-years to maintain the playing surface. The color coats are in fair overall condition at unknown ages. Cory Lakes CDD plans to coat the courts this year, funded outside of reserves. The District should budget for subsequent color coat applications by 2030 and every five years thereafter except when replacement occurs.

Replacement of a sport court surface has a useful life of up to 30 years. Cory Lakes CDD should budget for surface replacement of the courts by 2034.



Figure 1 – Basketball court overview



Figure 2 – Cracks at basketball court



Figure 3 – Hockey and pickleball courts overview



Figure 4 – Court deterioration



Figure 5 – Pickleball and tennis courts overview



Figure 6 – Large pickleball/tennis court cracks



Figure 7 – Tennis courts overview



Figure 8 – Holes in tennis court surface

29. Sport Courts, Basketball, Pickleball, and Tennis, Fences

The basketball, pickleball, and tennis courts are enclosed by 1,200 linear feet of chain link fence. The fences vary in age and are in fair overall condition. The District plans to repair the fences this year, funded outside of reserves. The fences have a useful life of up to 30 years. Cory Lakes CDD should budget for replacement by 2034 in conjunction with the surface replacement.



Figure 1 – Chain link fences at basketball court



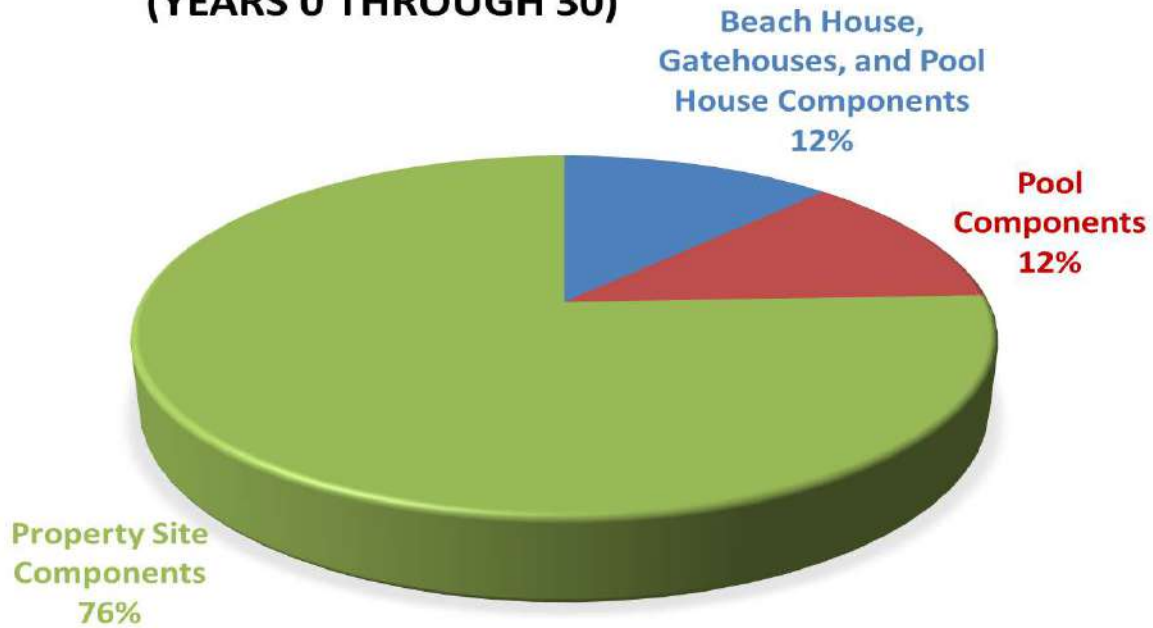
Figure 2 – Falling fence at pickleball/tennis courts

Condition Model

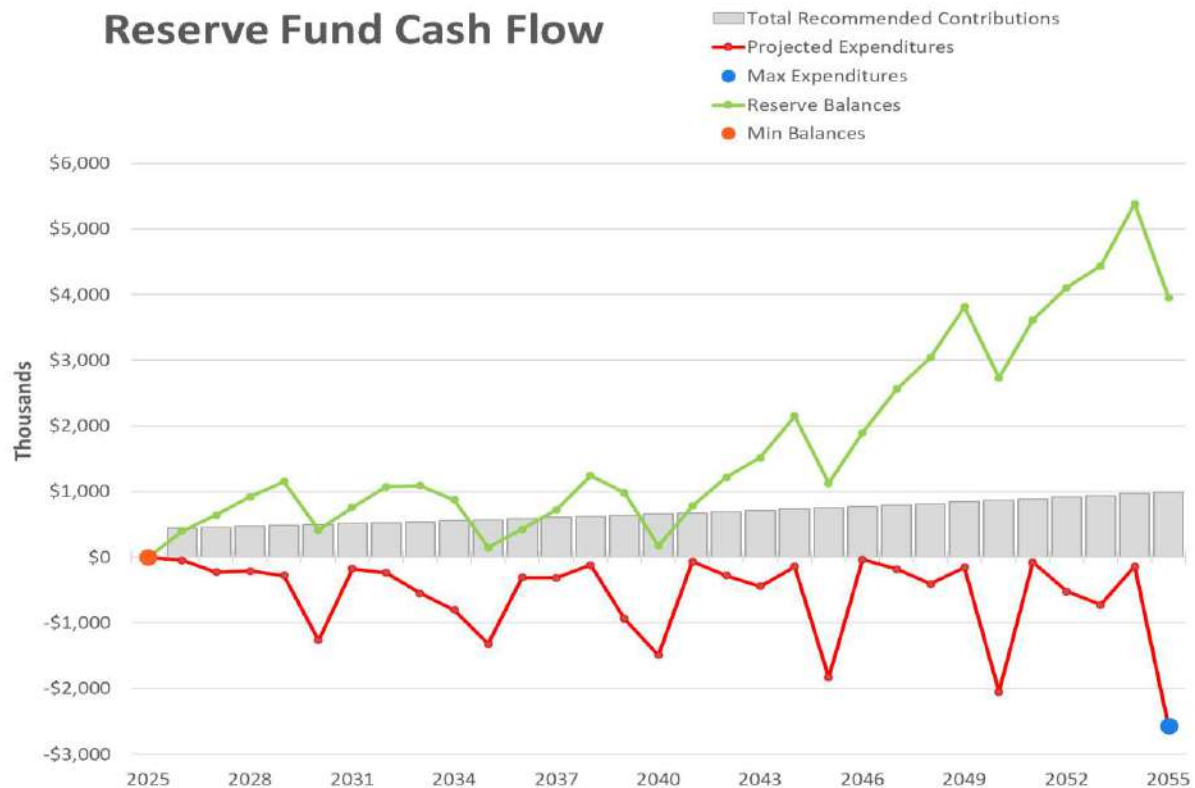
Component Type	Component Name	Condition	Urgency	1st Year of Replacement
Beach House, Gatehouses, and Pool House	Decks, Beach House	7	✓	2027
Beach House, Gatehouses, and Pool House	HVAC Equipment, Beach House and Gatehouses, Phased	7	✓	2027
Beach House, Gatehouses, and Pool House	Interior Renovations, Complete	8	✓	2033
Beach House, Gatehouses, and Pool House	Interior Renovations, Partial	8	✓	2043
Beach House, Gatehouses, and Pool House	Roof, Tile, Beach House	10	✓	2048
Beach House, Gatehouses, and Pool House	Roof, Tile, Pool House	8	✓	2039
Beach House, Gatehouses, and Pool House	Roofs, Tile, Gatehouses	6	!	2027
Beach House, Gatehouses, and Pool House	Windows and Doors	8	✓	2036
Pool	Deck, Pavers, Replacement	9	✓	2039
Pool	Fence, Aluminum	7	✓	2039
Pool	Furniture	5	!	2035
Pool	Mechanical Equipment, Phased	7	✓	2026
Pool	Pool Finish	7	!	2028
Pool	Water Slide, Fiberglass, Refinishing	9	✓	2029
Pool	Water Slide, Fiberglass, Replacement	8	✓	2039
Property Site	Asphalt Pavement, Mill and Overlay, Phased	7	✓	2030
Property Site	Boat Ramp, Concrete, Beach House	8	✓	2029
Property Site	Boardwalk, Northwest Entrance, Replacement	7	✓	2029
Property Site	Docks and Pilings, Beach House, Inspections and Capital Repairs	8	✓	2046
Property Site	Docks and Pilings, Beach House, Replacement (Incl. Gangway)	8	✓	2031
Property Site	Fence, Aluminum, Cory Lake Boulevard	4	!	2031
Property Site	Fence, Chain Link, Cory Lake Drive	8	✓	2033
Property Site	Gate Operators, Phased (Incl. Swing Arms)	8	✓	2027
Property Site	Gates, Aluminum, Vehicular	9	✓	2033
Property Site	Irrigation System, Partial Replacements	9	✓	2037
Property Site	Lift Stations, Pumps	8	✓	2034
Property Site	Lift Stations, Rebuild	8	✓	2034
Property Site	Pavers, Replacement, Partial	7	!	2030
Property Site	Pavers, Seal	6	✓	2030
Property Site	Playground Equipment, Phased	6	!	2032
Property Site	Ponds, Fountains, Phased	7	✓	2028
Property Site	Signage, Property Identification	7	✓	2027
Property Site	Stormwater System, Partial	8	✓	2029
Property Site	Sport Courts, Basketball, Hockey, Pickleball, and Tennis, Light Poles and Fixtures	8	✓	2034
Property Site	Sport Courts, Basketball, Hockey, Pickleball, and Tennis, Surface, Color Coat	6	!	2030
Property Site	Sport Courts, Basketball, Hockey, Pickleball, and Tennis, Surface, Replacement	6	!	2034
Property Site	Sport Courts, Basketball, Pickleball, and Tennis, Fences	6	!	2034

Expenditure Chart and Funding Graph

EXPENDITURES BY CATEGORY (YEARS 0 THROUGH 30)



Reserve Fund Cash Flow



Terms and Definitions

Adequate Reserves - A replacement reserve fund and stable and equitable multiyear funding plan that together provide for the reliable and timely execution of the district's major repair and replacement projects as defined herein without reliance on additional supplemental funding.

Capital Improvements - Additions to the district's common area that previously did not exist. While these components should be added to the reserve study for future replacement, the cost of construction or installation cannot be taken from the reserve fund.

Cash Flow Method (also known as pooling) - A method of calculating Reserve contributions where contributions to the Reserve fund are designed to offset the variable annual expenditures from the Reserve fund. Different Reserve Funding Plans are tested against the anticipated schedule of Reserve expenditures until the desired Funding Goal is achieved.

Common Area - The areas identified in the community district's master deed or declarations of covenant easements and restrictions that the district is obligated to maintain and replace or based on a well-established district precedent.

Component - An individual line item in the Reserve Study developed or updated in the Physical Analysis. These elements form the building blocks of the Reserve Study. Components typically are: 1) District responsibility, 2) The need and schedule for this project can be reasonably anticipated, 3) The total cost for the project is material to the district, can be reasonably estimated, and includes all direct and related costs.

Component Inventory - The task of selecting and quantifying Reserve Components. This task is accomplished through onsite visual observations, review of district design and organizational documents, and a review of established district precedents, and discussion with appropriate representative(s) of the district.

Component Method (also known as Straight Line) - A method of developing a reserve funding plan where the total funding is based on the sum of funding for individual components.

Condition Assessment - The task of evaluating the current condition of the component based on observed or reported characteristics. The assessment is limited to a visual, non-invasive evaluation.

Effective Age - The difference between Useful Life and Remaining Useful Life. Not always equivalent to chronological age since some components age irregularly. Used primarily in computations.

Financial Analysis - The portion of a reserve study in which the current status of the reserves (measured as cash or percent funded) and a recommended reserve funding plan are derived, and the projected reserve income and expense over a period of time are presented. The financial analysis is one of the two parts of a reserve study. A minimum of 30 years of income and expense are to be considered.

Fully Funded - 100% Funded. When the actual (or projected) Reserve balance is equal to the Fully Funded Balance.

Fully Funded Balance (FFB) - An indicator against which the actual (or projected) reserve balance can be compared. The reserve balance that is in direct proportion to the fraction of life “used up” of the current repair or replacement cost. This number is calculated for each component, and then summed for an district total.

Fund Status - The status of the reserve fund reported in terms of cash or percent funded.

Funding Goals - The three funding goals listed below range from the most aggressive to most conservative:

Baseline Funding - Establishing a reserve funding goal of allowing the reserve cash balance to approach but never fall below zero during the cash flow projection. This is the funding goal with the greatest risk of being prepared to fund future repair and replacement of major components, and it is not recommended as a long-term solution/plan. Baseline funding may lead to project delays, the need for a special assessment, and/or a line of credit for the community to fund needed repairs and replacement of major components.

Threshold Funding - Establishing a reserve funding goal of keeping the reserve balance above a specified dollar or percent funded amount. Depending on the threshold selected, this funding goal may be weaker or stronger than “fully funded” with respective higher risk or less risk of cash problems. In determining the threshold, many variables should be considered, including things such as investment risk tolerance, community age, building type, components that are not readily inspected, and components with a remaining useful life of more than 30 years.

Fully Funding - Setting a reserve funding goal to attain and maintain reserves at or near 100 percent funded. Fully funded is when the actual or projected reserve balance is equal to the fully funded balance.

It should be noted that, in certain jurisdictions, there may be statutory funding requirements that would dictate the funding requirements. In all cases, these standards are considered the minimum to be referenced.

Funding Plan - A district’s plan to provide income to a Reserve fund to offset anticipated expenditures from that fund. The plan must be a minimum of 30 years of projected income and expenses.

Funding Principles - A funding plan addressing these principles. These funding principles are the basis for the recommendations included within the reserve study:

- Sufficient funds when required.
- Stable funding rate over the years.
- Equitable funding rate over the years.
- Fiscally responsible.

Initial Year - The first fiscal year in the financial analysis or funding plan.

Life Estimates - The task of estimating useful life and remaining useful life of the reserve components.

Life Cycle Cost - The ongoing cost of deterioration which must be offset in order to maintain and replace common area components at the end of their useful life. Note that the cost of preventive maintenance and corrective maintenance determined through periodic structural inspections (if required) are included in the calculation of life cycle costs and often result in overall net lower life cycle costs.

Maintenance - Maintenance is the process of maintaining or preserving something, or the state of being maintained. Maintenance is often defined in three ways: preventive maintenance, corrective maintenance, and deferred maintenance. Maintenance projects commonly fall short of “replacement” but may pass the defining test of a reserve component and be appropriate for reserve funding. Maintenance types are categorized below:

Preventive Maintenance - Planned maintenance carried out proactively at predetermined intervals, aimed at reducing the performance degradation of the component such that it can attain, at minimum, its estimated useful life.

Deferred Maintenance - Maintenance which is not performed and leads to premature deterioration to the common areas due to lack of preventive maintenance. This results in a reduction in the remaining useful life of the reserve components and the potential of inadequate funding. Typically, deferred maintenance creates a need for corrective maintenance.

Corrective Maintenance - Maintenance performed following the detection of a problem, with the goal of remediating the condition such that the intended function and life of the component or system is restored, preserved, or enhanced. Many corrective maintenance projects could be prevented with a proactive, preventive maintenance program. Note that when the scope is minor, these projects may fall below the threshold of cost significance and thus are handled through the operational budget. In other cases, the cost and timing should be included within the reserve study.

Percent Funded - The ratio, at a particular point in time clearly identified as either the beginning or end of the district’s fiscal year, of the actual (or projected) reserve balance to the fully funded balance, expressed as a percentage. While percent funded is an indicator of a district’s reserve fund size, it should be viewed in the context of how it is changing due to the district’s reserve funding plan, in light of the district’s risk tolerance and is not by itself a measure of “adequacy.”

Periodic Structural Inspection - Structural system inspections aimed at identifying issues when they become evident.

Additional information and recommendations are included within the Condominium Safety Public Policy Report. www.condosafety.com

Physical Evaluation - The portion of the reserve study where the component inventory, condition assessment, and life and valuation estimate tasks are performed. This represents one of the two parts of the reserve study.

Preventive Maintenance Schedule - A summary of the preventive maintenance tasks included within a maintenance manual which should be performed such that the useful lives of the components are attained or exceeded. This schedule should include both the timing and the estimated cost of the task(s).

Remaining Useful Life (RUL) - Also referred to as “remaining life” (RL). The estimated time, in years, that a component can be expected to serve its intended function, presuming timely preventive maintenance. Projects expected to occur in the initial year have zero remaining useful life. Replacement Cost: The cost to replace, repair, or restore the component to its original functional condition during that particular year, including all related expenses (including but not limited to shipping, engineering, design, permits, installation, disposal, etc.).

Reserve Balance - Actual or projected funds, clearly identified as existing either at the beginning or end of the district’s fiscal year, which will be used to fund reserve component expenditures. The source of this information should be disclosed within the reserve study.

Also known as beginning balance, reserves, reserve accounts, or cash reserves. This balance is based on information provided and not audited.

Reserve Study - A reserve study is a budget planning tool which identifies the components that a community district is responsible to maintain or replace, the current status of the reserve fund, and a stable and equitable funding plan to offset the anticipated future major common area expenditures.

This limited evaluation is conducted for budget and cash flow purposes. Tasks outside the scope of a reserve study include, but are not limited to, design review, construction evaluation, intrusive or destructive testing, preventive maintenance plans, and structural or safety evaluations.

Reserve Study Provider - An individual who prepares reserve studies. In many instances, the reserve study provider will possess a specialized designation such as the Reserve Specialist. (RS) designation administered by Community Associations Institute (CAI). This designation indicates that the provider has shown the necessary skills to perform a reserve study that conforms to these standards. In some instances, qualifications in excess of the RS designation will be required if supplemental subject matter expertise is required.

Reserve Study Provider Firm - A company that prepares reserve studies as one of its primary business activities.

Responsible Charge - A Reserve Specialist (RS) in responsible charge of a reserve study shall render regular and effective supervision to those individuals’ performing services that directly and materially affect the quality and competence of services rendered by the Reserve Specialist. A Reserve Specialist shall maintain such records as are reasonably necessary to establish that the Reserve Specialist exercised regular and effective supervision of a reserve study of which he or she was in responsible charge. A Reserve Specialist engaged in any of the following acts or practices shall be deemed not to have rendered the regular and effective supervision required herein:

1. The regular and continuous absence from principal office premises from which professional services are rendered; except for performance of field work or presence in a field office maintained exclusively for a specific project;
2. The failure to personally inspect or review the work of subordinates where necessary and appropriate;

3. The rendering of a limited, cursory or perfunctory review of plans or projects in lieu of an appropriate detailed review; and

4. The failure to personally be available on a reasonable basis or with adequate advance notice for consultation and inspection where circumstances require personal availability.

Site Visit - A visual assessment of the accessible areas of the components included within the reserve study.

The site visit includes tasks such as, but not limited to, on-site visual observations, a review of the district's design and governing documents, review of district precedents, and discussion with appropriate representative(s) of the district.

Special Assessment - A temporary assessment levied on the members of an district in addition to regular assessments. Note that special assessments are often regulated by governing documents or local statutes.

Special assessments, when used to make up for unplanned reserve fund shortfalls, may be an indicator of deferred maintenance, improper reserve project planning, and unforeseen catastrophes and accidents, as well as other surprises.

Structural System - The structural components within a building that, by contiguous interconnection, form a path by which external and internal forces, applied to the building, are delivered to the ground. This is generally a combination of structural beams, columns, and bracing and is not included within the reserve study, although it is reviewed as part of the recommended periodic structural inspections.

It is important to recognize that individual structural components which are not a part of the structural system, such as decks, balconies, and podium deck components may be included for reserve funding if they otherwise satisfy the three-part test.

Useful Life (UL) - The estimated time, in years, that a reserve component can be expected to serve its intended function if properly constructed presuming proactive, planned, preventive maintenance. Best practice is that a component's Useful Life should reflect the actual preventive maintenance being performed (or not performed).

Valuation Estimates - The task of estimating the current repair or replacement costs for the reserve components.

Disclosures and Limitations

No destructive testing was performed. Latent defects in design or construction are excluded from this report. There are no material issues to our knowledge that have not been disclosed to the client that would affect the integrity of this Reserve Study report. Custom Reserves has no interests with the client other than this Reserve Study. The Reserve Specialist or other reserve study provider for this project has no familial or marital relationship with the client, no ownership interest in the client, and no ongoing business relationship with the client.

Clear recommendations appear within the reserve study where the district has been advised to retain outside expertise to supplement the evaluation of the Reserve Specialist.

Component quantities and estimates of costs indicated in this Report were developed by Custom Reserves unless otherwise noted in our “Condition Assessment” comments. The sources for the costs outlined in the study include experience and historical information. This report should be used for budget and planning purposes only. The Reserve Specialist shall incur no civil liability for performing the physical or financial portions of a reserve study performed in accordance with these standards.

Report Credentials

PAUL GRIFONI – Senior Engineer, Licensed Home Inspector

EDUCATION - University of Massachusetts - Bachelor of Science in Engineering

PROFESSIONAL AFFILIATIONS / DESIGNATIONS

Professional Reserve Analyst (PRA)
Association of Professional Reserve Analysts



Reserve Specialist (RS)
Community Associations Institute



Cory Lakes

Community Development District

EXHIBIT

12

AGENDA

Reference Number: 20250416-18400961363	Form Name: Maintenance Quality Inspection (MQI) NEW 8-2022
Submitter Name: Steve Small steve.small@lmppro.com	Date Sent on Device: Apr 16, 2025 9:06:16 AM EDT
Location: 12001 Cory Lake Blvd, Tampa, FL 33647, USA Apr 16, 2025 9:59:53 AM EDT [View Map]	

GENERAL INFORMATION

Section 1

PROPERTY NAME	Cory Lake Isles CDD
LOCATION	PASCO
Supervisor Email	steve.small@lmppro.com
Branch Manager	bill.conrad@lmppro.com
Supervisor First Name	Steve
Supervisor Last Name	Small
DATE OF INSPECTION	Apr 16, 2025
Next Inspection Date	May 21, 2025

INSPECTION DETAILS

Monthly Maintenance

1 DETAILS	10
1 DETAILS NOTES	Pool area inside remove any fallen palm boots debris Clean dead out of Liriope Clubhouse front of building, once a month selective prune 1 stem fro TY plants to crest full bush I was very impressed with this inspection the place looks great

1 DETAILS PHOTOS**2 MOWING FUNCTIONS -
EDGING,MOW,STRING TRIM,BLOW**

10

**2.1 MOWING FUNCTIONS -
EDGING,MOW,STRING TRIM,BLOW NOTES**

Nice all edged and trimmed

3 SHRUB PRUNING

9

3 SHRUB PRUNING NOTES

Cachet Isle Cul de sac cut back palms from top of peanut
Remove weeds from peanut.

3 SHRUB PRUNING PHOTOS**4 TREES/PALMS UP TO 15' TRIMMING**

5

**4 TREES/PALMS UP TO 15' TRIMMING
NOTES**

Good

5 OVERALL CLEANLINESS

5

5 OVERALL CLEANLINESS NOTES

Very clean beautiful

6 TURF INSECT/DISEASE CONTROL

5

6 TURF INSECT/DISEASE CONTROL NOTES

Good

7 TURF WEED CONTROL – TURF AREAS	5
7 TURF WEED CONTROL – TURF AREAS NOTES	Good
8 PLANT INSECT/DISEASE CONTROL	5
8 PLANT INSECT/DISEASE CONTROL NOTES	Good
9 WEED CONTROL – BED AREAS	18
9 WEED CONTROL – BED AREAS NOTES	Very small amount nice job
10 TURF FERTILITY	10
10 TURF FERTILITY NOTES	Property has been fertilized
11 PLANT FERTILITY	10
11 PLANT FERTILITY NOTES	All shrubs and ornamental plants will be fertilized next month
12 CARRYOVERS	5
12 CARRYOVERS NOTES	None good job
Deductions	3
OVERALL MONTHLY MAINTENANCE SCORE	97%

Additional Services

PALM PRUNING	10
MULCHING	10
MULCHING NOTES	Needs done waiting for board to approve
WATER/IRRIGATION MANAGEMENT	10
WATER/IRRIGATION MANAGEMENT NOTES	Good
ANNUALS (APPEARANCE, INSECT CONTROL, DEADHEADING)	10
ANNUALS (APPEARANCE, INSECT CONTROL, DEADHEADING) NOTES	No deductions for annual waiting on board to approve
NOTES TO CLIENT	Spring has sprung and I am very impressed with my team there is lots of color throughout property and plants are blooming and doing well.

Cory Lakes

Community Development District

EXHIBIT

13

AGENDA



Proposal

Proposal No.: 340364

Proposed Date: 05/07/25

PROPERTY:	FOR:
Cory Lakes CDD Philip Cusumano 10441 Cory Lake Drive Tampa, FL 33647	Enhancement - Replace declining sod in selective areas

In selective areas where sod has been declining, small area at the Cross Creek entrance side, small area at the clubhouse south side of entrance by palm, some areas at the intersection of Cory Lake Blvd and Cory Lake drive stop sign, also small area inside Capri Isle along roadway.

ITEM	QTY	UOM	UNIT PRICE	EXT. PRICE	TOTAL
(TYPE IN LOCATION AND QUICK DESCRIPTION)					
Site Prep					\$525.00
Bed Prep - Plant, Sod, Debris Removal	5.00	HR	\$65.00	\$325.00	
Debris by the truck	1.00	1	\$200.00	\$200.00	
Landscape Material					\$1,575.00
Enhancement Labor	5.00	HR	\$65.00	\$325.00	
Pro Vista Saint Augustine, 01 Square Foot	1000.00	01SF	\$1.25	\$1,250.00	
Irrigation Renovation					\$150.00
Irrigation Technician Labor	2.00	HR	\$75.00	\$150.00	
				Total:	\$2,250.00

Guarantee: Any alteration from these specs involving additional costs will be executed only upon written order and will become an extra charge over and above estimate.

Standard Warranty: LMP agrees to warranty irrigation, drainage and lighting for 1 year, trees and palms for 6 months, shrubs and ground cover for 3 months, and sod for 30 days. This warranty is subject to and specifically limited by the following:

Warranty is not valid on relocated material, annuals and any existing irrigation, drainage and lighting systems. Warranty is not valid on new plant material or sod installed without automatic irrigation. Warranty does not cover damage from pests or disease encountered on site, act of God, or damage caused by others. Failure of water or power source not caused by LMP will void warranty. The above identified warranty periods commence upon the date of completion of all items included in this proposal. Standard Warranty does not modify or supersede any previously written agreement. LMP is not responsible for damage to non-located underground.

Residential Agreement: A deposit or payment in full will be required before any work will begin. Any and all balance will be due upon job completion in full, unless otherwise noted in writing. All work will be performed in a workman like manner in accordance to said proposal. Any additional work added to original proposal will require written approval, may require additional deposits and will be due on completion with any remaining balances owed.

DUE TO THE NATURE OF MATERIAL COST VOLATILITY, WE ARE CURRENTLY HOLDING PRICING FOR THIRTY (30) DAYS FROM PROPOSAL DATE

Signature (Owner/Property Manager)

Date

Printed Name (Owner/Property Manager)

Signature - Representative

Date

Cory Lakes

Community Development District

EXHIBIT

14

AGENDA



Proposal

Proposal No.: 339751

Proposed Date: 05/02/25

PROPERTY:	FOR:
Cory Lakes CDD Philip Cusumano 10441 Cory Lake Drive Tampa, FL 33647	Enhancement - at entrances to clubhouse small islands and declining blue daze areas add gold lantana

At the entrances to the clubhouse on small islands and where declining blue daze from winter freeze along sidewalk are install Depressa Glod Lantana to these areas for a better look and more color throughout the year.

ITEM	QTY	UOM	UNIT PRICE	EXT. PRICE	TOTAL
(TYPE IN LOCATION AND QUICK DESCRIPTION)					
Site Prep					\$130.00
Bed Prep - Plant, Sod, Debris Removal	2.00	HR	\$65.00	\$130.00	
Landscape Material					\$795.00
Enhancement Labor	3.00	HR	\$65.00	\$195.00	
Gold Lantana, 01 gallon - 01G	60.00	01g	\$10.00	\$600.00	
				Total:	\$925.00

Guarantee: Any alteration from these specs involving additional costs will be executed only upon written order and will become an extra charge over and above estimate.

Standard Warranty: LMP agrees to warranty irrigation, drainage and lighting for 1 year, trees and palms for 6 months, shrubs and ground cover for 3 months, and sod for 30 days. This warranty is subject to and specifically limited by the following:

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Signature (Owner/Property Manager)

Date

Printed Name (Owner/Property Manager)

Signature - Representative

Date

Cory Lakes

Community Development District

EXHIBIT

15

AGENDA



Proposal

Proposal No.: 339747

Proposed Date: 05/02/25

PROPERTY:	FOR:
Cory Lakes CDD Philip Cusumano 10441 Cory Lake Drive Tampa, FL 33647	Enhancement - At both sides of entrance to Tennis courts install new plants to small islands

At the entrance to Tennis courts remove sparse roses and install Echo turf Peanut for low ground cover.

ITEM	QTY	UOM	UNIT PRICE	EXT. PRICE	TOTAL
(TYPE IN LOCATION AND QUICK DESCRIPTION)					
Site Prep					\$65.00
Bed Prep - Plant, Sod, Debris Removal	1.00	HR	\$65.00	\$65.00	
Landscape Material					\$4,540.00
Enhancement Labor	16.00	HR	\$65.00	\$1,040.00	
Perennial Peanut, 01 gallon - 01G	350.00	01g	\$10.00	\$3,500.00	
Total:					\$4,605.00

Guarantee: Any alteration from these specs involving additional costs will be executed only upon written order and will become an extra charge over and above estimate.

Standard Warranty: LMP agrees to warranty irrigation, drainage and lighting for 1 year, trees and palms for 6 months, shrubs and ground cover for 3 months, and sod for 30 days. This warranty is subject to and specifically limited by the following:

Warranty is not valid on relocated material, annuals and any existing irrigation, drainage and lighting systems. Warranty is not valid on new plant material or sod installed without automatic irrigation. Warranty does not cover damage from pests or disease encountered on site, act of God, or damage caused by others. Failure of water or power source not caused by LMP will void warranty. The above identified warranty periods commence upon the date of completion of all items included in this proposal. Standard Warranty does not modify or supersede any previously written agreement. LMP is not responsible for damage to non-located underground.

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DUE TO THE NATURE OF MATERIAL COST VOLATILITY, WE ARE CURRENTLY HOLDING PRICING FOR THIRTY (30) DAYS FROM PROPOSAL DATE

Signature (Owner/Property Manager)

Date

Printed Name (Owner/Property Manager)

Signature - Representative

Date

Cory Lakes

Community Development District

EXHIBIT

16

AGENDA



Proposal

Proposal No.: 340781

Proposed Date: 05/08/25

PROPERTY:	FOR:
Cory Lakes CDD Philip Cusumano 10441 Cory Lake Drive Tampa, FL 33647	Remove bottle brush trees along the sidewalk by the tennis court



Proposal provide for remove and grinding stumps of the bottle brush along the tennis court.

Thank you for inviting **Juniper Landscaping** to present a proposal for tree work at the above referenced property. Our team of professionals is committed to meet your service expectations and budget considerations.

Scope of Work:

Hardwood trees will be pruned as specified in the production plan as required by location and species.

Tree Care: Three (3) cuts will be utilized for removing branches that are too large for one-handed holding. The first cut will be an undercut $\frac{1}{4}$ to $\frac{1}{2}$ the branch thickness, six to twelve inches from the branch base. A

second cut within an inch or two of the first will be made to drop the branch. A final cut will be made at the edge of the branch collar to remove the branch stub. No stubs will be left at the end of the pruning operation.

Style of Cut: After the final cut in lateral branch removal a protuberance is left. The angle of the cut needed to save the branch collar is determined by the natural target pruning. This angle is equal and opposite to the angle of the branch bark ridge when present. When the branch bark ridge is not visible, the angle is determined by the swelling at the branch truck union. The resulting knob or bump, which is called the branch collar, is not a stub that requires a flush cut, but is necessary for continued health of the tree.

Work Force

The Contractor's representative will be experienced in tree maintenance and will be under the supervision of an I.S.A. Certified Arborist.

Debris will be stored in a designated area and cleaned upon completion of performance of work. All walks and resident areas will be cleaned up on a daily basis.

The contractor will maintain trees in a healthy, growing condition by performing all necessary operations, including the following:

Property Owner's Responsibility

Juniper Landscaping does not provide permits. All permits are to be obtained by the property owner. (unless otherwise stated in the proposal) _____ **Initial**

Juniper Landscaping will not attempt to perform arbor work over the top of vehicles. The property should have all vehicles, storage items such as boats, trailers and etc., moved prior to the beginning of work. Should the arbor crew be unable to complete services do to un-moved obstacles, a return trip will result in additional charges to cover the costs for returning to the job and for completion. _____ **Initial**

Juniper Landscaping cannot be responsible for wires, cables, pipes, or anything else that may be either underground, entwined within the root system, hung on or through trees being worked on, or otherwise in conflict with the completion of services. The property owner is to assure all such items are removed prior to the start of the job. _____ **Initial**

During the stump removal process, if included within the scope of work, wires, cables, and or pipes may be damaged do to their location within or close to the stump and or root system. Juniper Landscaping will not be responsible for any damage of this nature. _____ **Initial**

Safety Measures

Worker Safety

Workers shall wear hard hats; climbers shall use tree saddles and safety lanyards, and also a safety work line with rappelling hitch for climbing at heights above fifteen feet (15'). Ground workers shall stand clear of

branch drop areas and take appropriate precautions to avoid injury from the work or tools employed.

Protection of People and Property

Tree pruning or removal performed in the vicinity of pedestrian or vehicular traffic ways shall be effectively cordoned off with cones and/or lines, and shall have warning signs to keep people at a safe distance from the work area.

Branch drop after cutting shall be controlled to avoid injury to people and property. Branches too large for controlled, one-handed dropping shall be roped and lowered by ropes and other equipment. All brush and other trimming debris shall be cleaned up and removed from the site, leaving a safe and neat ground surface upon completion of work.

ITEM	QTY	UOM	TOTAL
Arbor Care Services			
Tree Removal			\$1,925.00
Tree Removal - Small (Flush Cut)	11.00	CT	
Stump Grinding			\$550.00
Stump Grinding - Small	11.00	CT	
Total:			\$2,475.00

LMP Guarantee: Any alteration from these specs involving additional costs will be executed only upon written order and will become an extra charge over and above estimate.

Standard Warranty: Lagrees to warranty irrigation, drainage and lighting for 1 year, trees and palms for 6 months, shrubs and ground cover for 3 months, and sod for 30 days. This warranty is subject to and specifically limited by the following:

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Residential Agreement: A deposit or payment in full will be required before any work will begin. Any and all balance will be due upon job completion in full, unless otherwise noted in writing. All work will be performed in a workman like manner in accordance to said proposal. Any additional work added to original proposal will require written approval, may require additional deposits and will be due on completion with any remaining balances owed.

DUE TO THE NATURE OF MATERIAL COST VOLATILITY, WE ARE CURRENTLY HOLDING PRICING FOR THIRTY (30) DAYS FROM PROPOSAL DATE

Signature (Owner/Property Manager)

Date

Printed Name (Owner/Property Manager)

Signature - Representative

Date

Cory Lakes

Community Development District

EXHIBIT

17

AGENDA



Proposal

Proposal No.: 340978

Proposed Date: 05/09/25

PROPERTY:	FOR:
Cory Lakes CDD Philip Cusumano 10441 Cory Lake Drive Tampa, FL 33647	Remove Bottle Brush trees along the sidewalk by the tennis and basketball court.





Proposal provide for remove and grinding stumps of the bottle brush trees along the tennis and basketball court.

Thank you for inviting **Juniper Landscaping** to present a proposal for tree work at the above referenced property. Our team of professionals is committed to meet your service expectations and budget considerations.

Scope of Work:

Hardwood trees will be pruned as specified in the production plan as required by location and species.

Tree Care: Three (3) cuts will be utilized for removing branches that are too large for one-handed holding. The first cut will be an undercut $\frac{1}{4}$ to $\frac{1}{2}$ the branch thickness, six to twelve inches from the branch base. A second cut within an inch or two of the first will be made to drop the branch. A final cut will be made at the edge of the branch collar to remove the branch stub. No stubs will be left at the end of the pruning operation.

Style of Cut: After the final cut in lateral branch removal a protuberance is left. The angle of the cut needed to save the branch collar is determined by the natural target pruning. This angle is equal and opposite to the angle of the branch bark ridge when present. When the branch bark ridge is not visible, the angle is determined by the swelling at the branch truck union. The resulting knob or bump, which is called the branch collar, is not a stub that requires a flush cut, but is necessary for continued health of the tree.

Work Force

The Contractor's representative will be experienced in tree maintenance and will be under the supervision of an I.S.A. Certified Arborist.

Debris will be stored in a designated area and cleaned upon completion of performance of work. All walks and resident areas will be cleaned up on a daily basis.

The contractor will maintain trees in a healthy, growing condition by performing all necessary operations, including the following:

Property Owner's Responsibility

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Safety Measures

Worker Safety

Workers shall wear hard hats; climbers shall use tree saddles and safety lanyards, and also a safety work line with rappelling hitch for climbing at heights above fifteen feet (15'). Ground workers shall stand clear of branch drop areas and take appropriate precautions to avoid injury from the work or tools employed.

Protection of People and Property

Tree pruning or removal performed in the vicinity of pedestrian or vehicular traffic ways shall be effectively cordoned off with cones and/or lines, and shall have warning signs to keep people at a safe distance from the work area.

Branch drop after cutting shall be controlled to avoid injury to people and property. Branches too large for controlled, one-handed dropping shall be roped and lowered by ropes and other equipment. All brush and other trimming debris shall be cleaned up and removed from the site, leaving a safe and neat ground surface upon completion of work.

ITEM	QTY	UOM	TOTAL
Arbor Care Services			

Tree Removal			\$3,675.00
Tree Removal - Small (Flush Cut)	21.00	CT	
Stump Grinding			\$1,050.00
Stump Grinding - Small	21.00	CT	
Total:			\$4,725.00

LMP Guarantee: Any alteration from these specs involving additional costs will be executed only upon written order and will become an extra charge over and above estimate.

Standard Warranty: Lagrees to warranty irrigation, drainage and lighting for 1 year, trees and palms for 6 months, shrubs and ground cover for 3 months, and sod for 30 days. This warranty is subject to and specifically limited by the following:

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_____	_____
Signature (Owner/Property Manager)	Date

Printed Name (Owner/Property Manager)	
_____	_____
Signature - Representative	Date

Cory Lakes

Community Development District

EXHIBIT

18

AGENDA



Proposal

Proposal No.: 340764

Proposed Date: 05/08/25

PROPERTY:	FOR:
Cory Lakes CDD Philip Cusumano 10441 Cory Lake Drive Tampa, FL 33647	Remove reclinata palm in the common area in front of 10618 Corry Lake dr



Proposal provide for flush cut 3 stalks from reclinata palm . This palm is diseased and 1 stalk remains alive but will eventually die stump will remain and possibly revive and new growth will happen.

Thank you for inviting **Juniper Landscaping** to present a proposal for tree work at the above referenced property. Our team of professionals is committed to meet your service expectations and budget considerations.

Scope of Work:

Hardwood trees will be pruned as specified in the production plan as required by location and species.

Tree Care: Three (3) cuts will be utilized for removing branches that are too large for one-handed holding. The first cut will be an undercut $\frac{1}{4}$ to $\frac{1}{2}$ the branch thickness, six to twelve inches from the branch base. A second cut within an inch or two of the first will be made to drop the branch. A final cut will be made at the edge of the branch collar to remove the branch stub. No stubs will be left at the end of the pruning operation.

Style of Cut: After the final cut in lateral branch removal a protuberance is left. The angle of the cut needed to save the branch collar is determined by the natural target pruning. This angle is equal and opposite to the angle of the branch bark ridge when present. When the branch bark ridge is not visible, the angle is determined by the swelling at the branch truck union. The resulting knob or bump, which is called the branch collar, is not a stub that requires a flush cut, but is necessary for continued health of the tree.

Work Force

The Contractor's representative will be experienced in tree maintenance and will be under the supervision of an I.S.A. Certified Arborist.

Debris will be stored in a designated area and cleaned upon completion of performance of work. All walks and resident areas will be cleaned up on a daily basis.

The contractor will maintain trees in a healthy, growing condition by performing all necessary operations, including the following:

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Safety Measures

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Workers shall wear hard hats; climbers shall use tree saddles and safety lanyards, and also a safety work line with rappelling hitch for climbing at heights above fifteen feet (15'). Ground workers shall stand clear of branch drop areas and take appropriate precautions to avoid injury from the work or tools employed.

Protection of People and Property

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Branch drop after cutting shall be controlled to avoid injury to people and property. Branches too large for controlled, one-handed dropping shall be roped and lowered by ropes and other equipment. All brush and other trimming debris shall be cleaned up and removed from the site, leaving a safe and neat ground surface upon completion of work.

ITEM	QTY	UOM	TOTAL
Arbor Care Services			
Tree Removal			\$350.00
Tree Removal - Small (Flush Cut)	1.00	CT	
Total:			\$350.00

LMP Guarantee: Any alteration from these specs involving additional costs will be executed only upon written order and will become an extra charge over and above estimate.

Standard Warranty: Lagrees to warranty irrigation, drainage and lighting for 1 year, trees and palms for 6 months, shrubs and ground cover for 3 months, and sod for 30 days. This warranty is subject to and specifically limited by the following:

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DUE TO THE NATURE OF MATERIAL COST VOLATILITY, WE ARE CURRENTLY HOLDING PRICING FOR THIRTY (30) DAYS FROM PROPOSAL DATE

Signature (Owner/Property Manager)

Date

Printed Name (Owner/Property Manager)

Signature - Representative

Date

Cory Lakes

Community Development District

EXHIBIT

19

AGENDA



Cory Lake Isles CDD Aquatics

Inspection Date:

5/7/2025 11:56 AM

Prepared by:

Matt Goldrick

Account Manager

STEADFAST OFFICE:

WWW.STEADFASTENV.COM
813-836-7940

Inspection Report

SITE: 1

Condition: ☒Excellent Great Good Poor Mixed Condition Improving



Comments:

No notable grass or algae growth observed. Routine monitoring and treatments as needed will continue.

The drone we use to capture aerial photos is down with maintenance issues, so all photos will be ground-level.

<u>WATER:</u>	☒ Clear	Turbid	Tannic
<u>ALGAE:</u>	☒ N/A	Subsurface Filamentous	Surface Filamentous
		Planktonic	Cyanobacteria
<u>GRASSES:</u>	☒ N/A	Minimal	Moderate
			Substantial
<u>NUISANCE SPECIES OBSERVED:</u>			
	Torpedo Grass	Pennywort	Babytears
	Hydrilla	Slender Spikerush	Other:
			Chara

SITE: 2

Condition: Excellent Great ☒Good Poor Mixed Condition Improving



Comments:

Dwarf babytears are prevalent around the edge. Our technicians are aware of this and actively treating for submerged vegetation. No other nuisance grass or algae growth observed.

Erosion appears to be starting on one of the drainage structures. I will keep an eye on it and recommend repairs if needed.

<u>WATER:</u>	☒ Clear	Turbid	Tannic
<u>ALGAE:</u>	☒ N/A	Subsurface Filamentous	Surface Filamentous
		Planktonic	Cyanobacteria
<u>GRASSES:</u>	N/A	Minimal	☒ Moderate
			Substantial
<u>NUISANCE SPECIES OBSERVED:</u>			
	Torpedo Grass	Pennywort	☒ Babytears
	Hydrilla	Slender Spikerush	Other:
			Chara

Inspection Report

SITE: 3

Condition: Excellent Great ✓Good Poor Mixed Condition Improving



Comments:

Dwarf babytears are also present here. This pond has been receiving the same treatments as pond 2. No notable algae growth observed.

<u>WATER:</u>	☒ Clear	Turbid	Tannic
<u>ALGAE:</u>	☒ N/A	Subsurface Filamentous	Surface Filamentous
		Planktonic	Cyanobacteria
<u>GRASSES:</u>	N/A	Minimal	☒ Moderate
<u>NUISANCE SPECIES OBSERVED:</u>			Substantial
	Torpedo Grass	Pennywort	☒ Babytears
	Hydrilla	Slender Spikerush	Other:
			Chara

SITE: 4

Condition: Excellent ✓Great Good Poor Mixed Condition Improving



Comments:

Mild pennywort growth on the exposed banks. A technician was on-site today treating for nuisance grasses. No algae growth observed.

<u>WATER:</u>	☒ Clear	Turbid	Tannic
<u>ALGAE:</u>	☒ N/A	Subsurface Filamentous	Surface Filamentous
		Planktonic	Cyanobacteria
<u>GRASSES:</u>	N/A	☒ Minimal	Moderate
<u>NUISANCE SPECIES OBSERVED:</u>			Substantial
	Torpedo Grass	☒ Pennywort	Babytears
	Hydrilla	Slender Spikerush	Other:
			Chara

Inspection Report

SITE: 5

Condition: ☒Excellent ☐Great ☐Good ☐Poor ☐Mixed Condition ☐Improving



Comments:

No notable grass or algae growth observed. Routine monitoring and treatments as needed will continue. The film on the water's surface is either pollen or residential runoff.

<u>WATER:</u>	☒ Clear	☐ Turbid	☐ Tannic
<u>ALGAE:</u>	☒ N/A	☐ Subsurface Filamentous	☐ Surface Filamentous
		☐ Planktonic	☐ Cyanobacteria
<u>GRASSES:</u>	☒ N/A	☐ Minimal	☐ Moderate
		☐ Substantial	
<u>NUISANCE SPECIES OBSERVED:</u>			
	☐ Torpedo Grass	☐ Pennywort	☐ Babytears
	☐ Hydrilla	☐ Slender Spikerush	☐ Chara

SITE: 6

Condition: ☒Excellent ☐Great ☐Good ☐Poor ☐Mixed Condition ☐Improving



Comments:

No notable grass or algae growth observed. Routine monitoring and treatments as needed will continue. The water level is very low.

<u>WATER:</u>	☒ Clear	☐ Turbid	☐ Tannic
<u>ALGAE:</u>	☒ N/A	☐ Subsurface Filamentous	☐ Surface Filamentous
		☐ Planktonic	☐ Cyanobacteria
<u>GRASSES:</u>	☒ N/A	☐ Minimal	☐ Moderate
		☐ Substantial	
<u>NUISANCE SPECIES OBSERVED:</u>			
	☐ Torpedo Grass	☐ Pennywort	☐ Babytears
	☐ Hydrilla	☐ Slender Spikerush	☐ Chara

Inspection Report

SITE: 7

Condition: ☒Excellent ☐Great ☐Good ☐Poor ☐Mixed Condition ☐Improving



Comments:

No notable grass or algae growth observed. Routine monitoring and treatments as needed will continue.

<u>WATER:</u>	Clear	Turbid	Tannic	
<u>ALGAE:</u>	N/A	Subsurface Filamentous	Surface Filamentous	
		Planktonic	Cyanobacteria	
<u>GRASSES:</u>	N/A	Minimal	Moderate	Substantial
<u>NUISANCE SPECIES OBSERVED:</u>				
	Torpedo Grass	Pennywort	Babytears	Chara
	Hydrilla	Slender Spikerush	Other:	

SITE: 9

Condition: ☒Excellent ☐Great ☐Good ☐Poor ☐Mixed Condition ☐Improving



Comments:

Any grasses present on the banks are terrestrial and will not survive once water levels rise. No nuisance grass or algae growth observed.

<u>WATER:</u>	☒ Clear	Turbid	Tannic	
<u>ALGAE:</u>	☒ N/A	Subsurface Filamentous	Surface Filamentous	
		Planktonic	Cyanobacteria	
<u>GRASSES:</u>	☒ N/A	Minimal	Moderate	Substantial
<u>NUISANCE SPECIES OBSERVED:</u>				
	Torpedo Grass	Pennywort	Babytears	Chara
	Hydrilla	Slender Spikerush	Other:	

Inspection Report

SITE: 10

Condition: Excellent Great Good Poor Mixed Condition Improving



Comments:

Terrestrial grasses are also growing here. Any nuisance grasses are decaying and will likely be broken down once water levels rise. No algae growth observed.

<u>WATER:</u>	☒ Clear	Turbid	Tannic
<u>ALGAE:</u>	☒ N/A	Subsurface Filamentous	Surface Filamentous
		Planktonic	Cyanobacteria
<u>GRASSES:</u>	☒ N/A	Minimal	Moderate
<u>NUISANCE SPECIES OBSERVED:</u>			Substantial
	Torpedo Grass	Pennywort	Babytears
	Hydrilla	Slender Spikerush	Other:
			Chara

SITE: 11

Condition: Excellent Great ✓ Good Poor Mixed Condition Improving



Comments:

Small patches of nuisance grasses are present. Hydrilla is also starting to grow near the edge. Technicians are treating other ponds for submerged vegetation, so this one will be hit as well. No algae growth observed.

<u>WATER:</u>	☒ Clear	Turbid	Tannic
<u>ALGAE:</u>	☒ N/A	Subsurface Filamentous	Surface Filamentous
		Planktonic	Cyanobacteria
<u>GRASSES:</u>	N/A	☒ Minimal	Moderate
<u>NUISANCE SPECIES OBSERVED:</u>			Substantial
	☒ Torpedo Grass	☒ Pennywort	Babytears
	☒ Hydrilla	Slender Spikerush	Other:
			Chara

MANAGEMENT SUMMARY



April brought warmer weather and minimal rain, but May seems it could break this pattern. This means warm, still water for algae and exposed pond banks for nuisance grasses. Algal blooms can be sudden in these conditions and may take longer than the typical 7-10 days to fully decay. Grasses have more room to spread while the water levels are low, but this also leaves more space for technicians to preventatively treat and stay ahead of this. Residents and community associations should be cognizant of their irrigation use, as it typically contains nutrient-packed reclaimed water that will runoff into ponds and feed algae and grasses. Following county provided watering schedules are a great way to balance lawn and waterway health.

Pond conditions were all good or better during today's inspection. Algae will be the main target for technicians moving forward, especially as the weather continues to warm up. Nuisance grasses were present in small amounts; routine spraying with preventative products will help keep them at bay.

RECOMMENDATIONS

Continue to treat SRAs for algae, administer follow-ups to SRAs experiencing extended decay times.

Administer treatments to any nuisance grasses growing along exposed shorelines and within beneficial plants.

Continue to apply treatment to overgrown littoral areas.

Avoid over treating SRAs, to prevent fish kills or toxic blooms.

Stay alert for debris items that find their way to the SRA's shore.

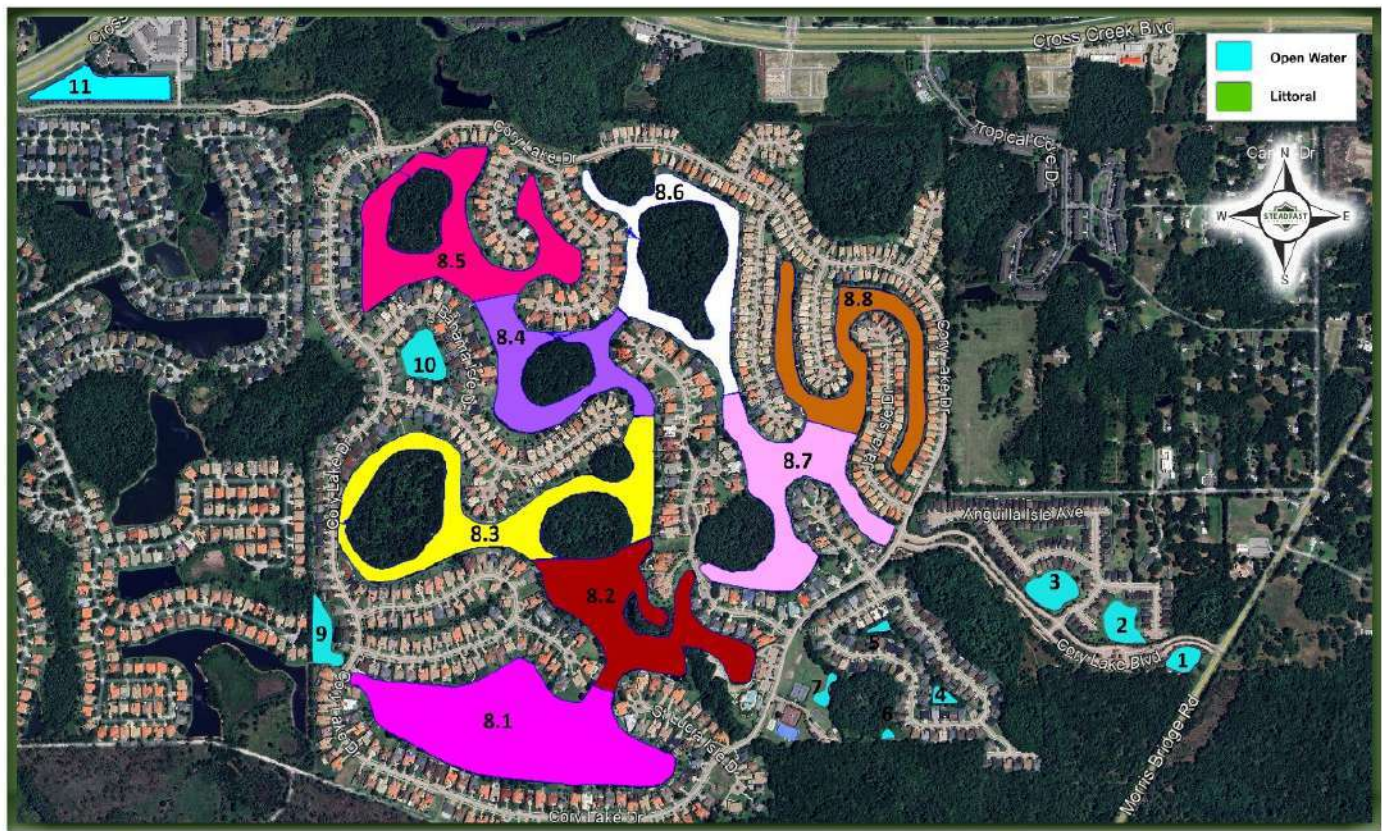
Thank you for choosing Steadfast Environmental!

MAINTENANCE AREA



Cory Lakes CDD
10441 Cory Lake Drive, Tampa, Florida 33647

Gate Code:





Daily Logs List

Apr 2, 2025

Job: SE1412 Cory Lakes CDD RAM

Title:

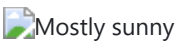
Added By: Richard Perez

Log Notes:

Treated pond 8 for grass

Weather Conditions:

Mostly sunny



92°F

67°F

Wind: 12 mph

Humidity: 93%

Total Precip: 0"

Wed, Apr 2, 2025, 1:21 PM

Attachments: 4





Daily Logs List

Apr 9, 2025

Job: SE1412 Cory Lakes CDD RAM

Title:

Added By: Richard Perez

Log Notes:

Treated pond 11 for algae and ponds 1, 2, 3, 4, 5, 6, 7, 9, 10, 11 were treated for grasses and pick up trash

Weather Conditions:

Mostly sunny

79°F

Wind: 14 mph

 Mostly sunny

57°F

Humidity: 94%

Total Precip: 0"

Wed, Apr 9, 2025, 11:07 AM

Attachments: 16





Daily Logs List

Apr 16, 2025

Job: SE1412 Cory Lakes CDD RAM

Title:

Added By: Richard Perez

Log Notes:

Treated pond 8 for planktonic algae and some grass, water level low

Weather Conditions:

Partly cloudy with mist and fog

Wed, Apr 16, 2025, 1:11 PM



Partly cloudy with mist and fog

83°F

61°F

Wind: 9 mph

Humidity: 89%

Total Precip: 0"

Attachments: 4





Daily Logs List

Apr 22, 2025

Job: SE1412 Cory Lakes CDD RAM

Title:

Added By: Richard Perez

Log Notes:

Treated pond 8 for grass and some planktonic algae

Weather Conditions:

Mostly sunny

Tue, Apr 22, 2025, 12:00 AM



91°F

62°F

Wind: 5 mph

Humidity: 92%

Total Precip: 0"

Attachments: 3





STEADFAST ENVIRONMENTAL

From the Steadfast Water, Algae and Trash (SWAT) Rapid Response Team



An example of the difference between conditions with frequent rain (algae free); and the current dry conditions (algae city)

SPRING CONDITION REPORT

Sporadic algae blooms and explosive growth during dry spring conditions.

As we approach Summer, increasingly warm temperatures are on the way. Most daily high temperatures this week were in the high 80's to mid 90's. Meanwhile, rainfall is nowhere to be found; contributing to decreased water levels and increased shallow water temperatures. Residents may notice sporadic algae blooms and explosive growth on ponds during this time. This is a direct result of lack of rain and increased ambient temperatures. A stark contrast to the relatively stable conditions of the previous months and it would appear as though we are in a drought.

Contributions to algal activity include excess nutrients from fertilizers & grass clippings, stormwater runoff, and lack of water movement between rainfall events. These nutrients, in addition to the abundant Florida sunshine, and high daytime temperatures, allow algae to rapidly take over suitable water bodies.

Blooms may take the form of water tinted green with cloudy planktonic algae, rough patches of surface filamentous algae, or paint-like cyanobacterial slicks on the water's surface.

Algal blooms are unique to each pond and are dependent on several factors. Aspects such as a pond's dimensions, the volume of flow entering the pond, and the proximity of adjacent wetlands for water to drain into. All these factors affect a pond's nutrient density; the fuel for algal blooms.

Full spectrum Copper Sulfate treatments are in effect in response to these seasonal algal blooms. Under normal conditions, most species of algae decompose fully in 7-10 days following a treatment date. However, in drier conditions (like those we are experiencing now) with no wind or rain to assist in breakup

of the algae as it dissolves, decay times will be extended.

Across the majority of ponds, we are seeing signs of having intercepted blooms, curtailing them before they get out of hand. In other ponds whose construction lends to high nutrient retention, this will be a cyclical battle against the algal growth until fresh rains once again bring relief, or until we see a reduction in growth rates during the onset of Fall, where many nutrients will have time to settle and get locked away.

While regular follow up treatments are administered to combat fresh growth, it can be difficult to prevent algae from flaring up between visits at this time. Routine treatments will continue to dispel them as they establish.

Cory Lakes

Community Development District

EXHIBIT

20

AGENDA



Steadfast Alliance
30435 Commerce Drive
Suite 102
San Antonio FL 33576 US

ESTIMATE

DATE	DUE	ESTIMATE #
5/6/2025	6/5/2025	

BILL TO

Cory Lake CDD
c/o Breeze Homes
1540 International Parkway,
Suite 2000,
Lake Mary FL 32746

SHIP TO

SE1412
Cory Lakes CDD RAM

DESCRIPTION	QTY	RATE	AMOUNT

This proposal is for administering Aquatic Insecticide/Larvicide treatments for midge fly control and maintenance in Pond #8 in Cory Lake CDD.

A steadfast aquatics crew will be mobilized to apply the treatments via boat throughout the entirety of the big lake (Pond #8).

Skeeter is the chemical being used and is a natural oil-based surfactant that sits on the top of the water. As adult midges attempt to emerge and breed, they become coated in oil, preventing flight. Following this, they are set upon by nematodes in the product, resulting in death within 24 hours.

1.00	13,134.00	13,134.00

This price is for one full treatment event that will be effective for 30 days.

Total Area to be treated: 140 AC

I HEREBY CERTIFY that I am the Client/Owner of record of the property which is the subject of this proposal and hereby authorize the performance of the services as described herein and agree to pay the charges resulting thereby as identified above.

TOTAL	13,134.00

I warrant and represent that I am authorized to enter into this Agreement as Client/Owner.

Accepted this _____ day of _____, 20____.

Signature: _____

Printed Name and Title: _____

Representing (Name of Firm): _____

Cory Lakes

Community Development District

EXHIBIT

21

AGENDA

**Cory Lakes
Community Development District**

**Financial Statements
(Unaudited)**

April 30, 2025

**CORY LAKES
COMMUNITY DEVELOPMENT DISTRICT
BALANCE SHEET
APRIL 30, 2025**

	GENERAL FUND	DEBT SERVICE 2013	TOTAL GOVERNMENTAL FUNDS
1 ASSETS			
2 Operating account			
3 Bank United - operating account	\$ 73,225	\$ -	\$ 73,225
4 Bank United - debit card	217	-	217
5 Suntrust - operating account-2700	9,378	-	9,378
6 Suntrust - operating account-2321	6,578	-	6,578
7 Suntrust - debit card	-	-	-
8 MMK account 4004 -Weir Assigned	367,800	-	367,800
9 MMK account 4004 -two months operating	445,513	-	445,513
10 MMK account 5435	1,471,420	-	1,471,420
11 MMK account 5435-restricted cash	3,257	-	3,257
12 Investments			
13 Revenue	-	163,243	163,243
14 Reserve	-	49,903	49,903
15 Prepayment	-	-	-
16 Sinking fund	-	-	-
17 Undeposited funds	-	-	-
18 Due from other funds	-	-	-
19 Due from Debt service fund - series 2013 A-1	-	-	-
20 Due from General fund	-	3,257	3,257
21 Retainer	-	-	-
22 Accounts receivable-On Roll Assessments	57,647	2,359	60,006
23 Due from Debt service fund - series 2013	-	-	-
23 Accounts receivable	14,276	-	14,276
24 Prepays	6,911	-	6,911
25 Deposits	23,154	-	23,154
26 Total assets	<u>\$ 2,479,373</u>	<u>\$ 218,762</u>	<u>\$ 2,698,136</u>
27 LIABILITIES AND FUND BALANCE			
28 Liabilities:			
29 Accounts payable	\$ 19,880	\$ -	\$ 19,880
30 Accrued expenses payable	-	-	-
31 Due to other funds	-	-	-
32 Deferred revenue-On roll assessments	57,647	2,359	60,006
33 Due to debt service fund - series 2013	3,257	-	3,257
34 Other payables	-	-	-
35 Rental deposits	-	-	-
36 JSAPP deposit	-	-	-
37 Total liabilities	<u>80,784</u>	<u>2,359</u>	<u>83,142</u>
38 FUND BALANCES			
39 Nonspendable	30,066	-	30,066
40 Restricted for Debt Service	-	216,403	216,403
41 Assigned for Two Month Operating Reserve	445,513	-	445,513
42 Assigned for Weir Project Reserve	367,800	-	367,800
43 Unassigned	1,555,212	-	1,555,212
44 Total fund balances	<u>2,398,590</u>	<u>216,403</u>	<u>2,614,994</u>
45 Total liabilities and fund balances	<u>\$ 2,479,373</u>	<u>\$ 218,762</u>	<u>\$ 2,698,136</u>

**CORY LAKES
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES, EXPENDITURES, AND CHANGES IN FUND BALANCE
GENERAL FUND
FOR THE PERIOD BEGINNING OCTOBER 1, 2024 THROUGH APRIL 30, 2025**

	FY 2025 ADOPTED BUDGET	YTD BUDGET	YTD ACTUAL	YTD VARIANCE FAV (UNFAV)	% OF BUDGET BUDGET SPENT TO DATE
1 REVENUES					
2 Assessment levy: all residents	\$ 2,582,867	\$ 1,033,147	\$ 2,525,277	\$ 1,492,130	97.77%
3 Assessment levy: Cachet	2,550	2,295	2,493	198	97.78%
4 Interest Revenue-Investments	30,000	17,500	42,899	25,399	143.00%
5 Miscellaneous Revenue				-	
6 Rental Income	-	-	11,450	11,450	0.00%
7 Bar Code Access	-	-	4,127	4,127	0.00%
8 Tennis Contract Revenue	-	-	-	-	0.00%
9 Event Sponsorship	-	-	-	-	0.00%
10 Miscellaneous Revenue	-	-	2,121	2,121	0.00%
11 Fund Balance Forward from FY24	300,000	-	-	-	0.00%
12 Fund Balance Forward-Weir Project	400,000	32,200	32,200	-	8.05%
13 Total revenues	<u>3,315,417</u>	<u>1,085,142</u>	<u>2,620,567</u>	<u>1,535,426</u>	<u>79.04%</u>
14 EXPENDITURES					
15 Professional & admin					
16 District Engineer	15,000	8,750	3,268	5,483	21.78%
17 Insurance: general liability & public officials	68,188	68,188	65,282	2,906	95.74%
18 Postage	2,000	1,167	79	1,088	3.95%
19 Supervisors	12,000	7,000	6,800	200	56.67%
20 Payroll taxes - FICA	1,225	715	521	194	42.52%
21 Payroll services	600	350	2,046	(1,696)	341.00%
22 District management	70,000	40,833	41,801	(967)	59.72%
23 Trustee	3,558	2,076	2,074	1	58.30%
24 Bank fees	1,500	875	334	542	22.23%
25 Dues & licenses	175	175	175		100.00%
26 Legal advertising and Sunshine Board	1,500	875	778	97	51.88%
27 Insurance: worker's compensation	5,500	5,500	5,625	(125)	102.27%
28 Legal - general counsel	15,000	8,750	21,744	(12,994)	144.96%
29 Assessment roll preparation	-	-	-	-	0.00%
30 Bond amortization schedule fee	-	-	-	-	0.00%
31 Audit	4,750	2,771	-	2,771	0.00%
32 Arbitrage rebate calculation	2,500	1,458	-	1,458	0.00%
33 Credit card discount	200	117	-	117	0.00%
34 Contingencies	2,000	1,167	87	1,079	4.37%
35 Total Administrative	<u>205,696</u>	<u>150,766</u>	<u>150,613</u>	<u>152</u>	<u>73.22%</u>

**CORY LAKES
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES, EXPENDITURES, AND CHANGES IN FUND BALANCE
GENERAL FUND
FOR THE PERIOD BEGINNING OCTOBER 1, 2024 THROUGH APRIL 30, 2025**

	FY 2025 ADOPTED BUDGET	YTD BUDGET	YTD ACTUAL	YTD VARIANCE FAV (UNFAV)	% OF BUDGET BUDGET SPENT TO DATE
36 Field Operations					
37 Utilities					
38 ADA website compliance	210	210	210	-	100.00%
39 Streetlights	251,520	146,720	144,647	2,073	57.51%
40 Electricity	95,280	55,580	45,895	9,685	48.17%
41 Water, sewer & irrigation	24,975	14,569	20,471	(5,902)	81.96%
42 Solid waste removal	9,439	5,506	6,070	(564)	64.31%
43 Sewer lift stations	5,000	2,917	1,190	1,727	23.80%
44 Communication	35,748	20,853	18,334	2,519	51.29%
45 Website	705	411	-	411	0.00%
46 Propane	400	233	-	233	0.00%
47 Total Utilities	<u>423,277</u>	<u>246,999</u>	<u>236,817</u>	<u>10,182</u>	<u>55.95%</u>
48 Security operations				-	
49 Summer time pool guard	24,480	14,280	-	14,280	0.00%
50 Security staffing contract services	411,840	240,240	219,720	20,520	53.35%
51 Contractual virtual guard and Access cards	66,912	39,032	32,714	6,318	48.89%
52 Off-duty policing	16,000	9,333	-	9,333	0.00%
53 Total Utilities	<u>519,232</u>	<u>302,885</u>	<u>252,434</u>	<u>50,452</u>	<u>48.62%</u>
54 Field office administration					
55 Field Manager	79,000	46,083	35,097	10,986	44.43%
56 Assistant Field Manager	18,500	10,792	3,594	7,197	19.43%
57 Office administrator	68,237	39,805	44,016	(4,211)	64.50%
58 Payroll taxes	15,000	8,750	5,083	3,667	33.89%
59 Pool & beach club attendants	26,000	15,167	11,831	3,335	45.50%
60 Guard office supplies	1,500	875	171	704	11.43%
61 Seasonal decorations	60,000	60,000	58,950	1,050	98.25%
62 Beach club office equipment	4,500	2,625	3,888	(1,263)	86.41%
63 Beach club office supplies	4,500	2,625	2,536	89	56.36%
64 Beach club gym supplies	19,000	11,083	11,366	(283)	59.82%
65 Community events supplies	18,000	10,500	12,153	(1,653)	67.51%
66 Guard office equipment	1,000	583	-	583	0.00%
67 Miscellaneous field expense	125,000	72,917	1,109	71,807	0.89%
68 Weir project	350,000	32,200	32,200	-	9.20%
69 Total Field office administration	<u>790,237</u>	<u>314,005</u>	<u>221,996</u>	<u>92,009</u>	<u>28.09%</u>

**CORY LAKES
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES, EXPENDITURES, AND CHANGES IN FUND BALANCE
GENERAL FUND
FOR THE PERIOD BEGINNING OCTOBER 1, 2024 THROUGH APRIL 30, 2025**

	FY 2025 ADOPTED BUDGET	YTD BUDGET	YTD ACTUAL	YTD VARIANCE FAV (UNFAV)	% OF BUDGET BUDGET SPENT TO DATE
70 Landscape Maintenance					
71 Lake & pond maintenance	57,600	33,600	33,600	-	58.33%
72 Well maintenance - irrigation	3,000	1,750	-	1,750	0.00%
73 Landscape review contract	-	-	-	-	0.00%
74 Landscape maintenance	348,000	203,000	172,372	30,628	49.53%
75 Plant replacement	25,000	14,583	168	14,415	0.67%
76 Annuals & seasonal plant installation	7,500	4,375	1,750	2,625	23.33%
77 Tree removal, replacement and maintenance	24,000	14,000	18,122	(4,122)	75.51%
78 Irrigation - maintenance	7,500	4,375	6,664	(2,289)	88.85%
79 Mulch	50,000	29,167	-	29,167	0.00%
80 Beach sand	6,000	6,000	-	6,000	0.00%
81 Sod replacement	5,000	2,917	2,466	451	49.32%
82 Total Landscape maintenance	<u>533,600</u>	<u>313,767</u>	<u>235,142</u>	<u>78,625</u>	<u>44.07%</u>
83 Facilities maintenance					
84 Recreation equipment maintenance & repair	15,000	8,750	4,614	4,136	30.76%
85 Building equipment maintenance & repair	10,000	5,833	5,384	449	53.84%
86 Fountains	5,000	2,917	1,475	1,442	29.50%
87 Monuments & signs	4,000	2,333	9,536	(7,203)	238.40%
88 Outside maintenance	50,000	29,167	4,604	24,563	9.21%
89 Cleaning	27,560	16,077	23,114	(7,037)	83.87%
90 Pest control	1,950	1,138	350	788	17.95%
91 Car and cart repairs and maintenance	9,000	5,250	623	4,627	6.93%
92 Security gate maintenance & repair	5,000	2,917	12,638	(9,721)	252.76%
93 Security gate maintenance & repair - Cachet	2,550	1,488	-	1,488	0.00%
94 Storm water drainage	30,000	17,500	1,753	15,748	5.84%
95 Paver, streets and sidewalk repairs, cleaning	125,000	72,917	28,474	44,442	22.78%
96 Pressure washing	7,500	4,375	202	4,173	2.69%
97 Rentals and leases	10,740	6,265	4,116	2,149	38.32%
98 Capital reinvestment note 2022 repayment	152,000	152,000	153,315	(1,315)	100.86%
99 Total Facilities maintenance	<u>455,300</u>	<u>328,925</u>	<u>250,198</u>	<u>78,727</u>	<u>54.95%</u>
100 Facilities maintenance (pool)					
101 Pool maintenance	25,500	14,875	22,478	(7,603)	88.15%
102 Pool repairs	7,000	4,083	2,300	1,783	32.86%
103 Pool heater utilities	5,000	2,917	561	2,356	11.22%
104 Pool permit	575	335	-	335	0.00%
105 Total Facilities maintenance (pool)	<u>38,075</u>	<u>22,210</u>	<u>25,339</u>	<u>(3,128)</u>	<u>66.55%</u>
106 Total Field operations	<u>2,759,721</u>	<u>1,528,791</u>	<u>1,221,924</u>	<u>306,867</u>	<u>44.28%</u>
107 Other financing sources and uses					
108 Contingency	350,000	67,859	67,859	-	19.39%
109 Total other financing sources and uses	<u>350,000</u>	<u>67,859</u>	<u>67,859</u>	<u>-</u>	<u>19.39%</u>
110 Total Expenditures	<u>3,315,417</u>	<u>1,747,416</u>	<u>1,440,396</u>	<u>307,019</u>	<u>43.45%</u>
111 Excess/(deficiency) of revenues over/(under)	<u>-</u>	<u>(662,274)</u>	<u>1,180,171</u>	<u>1,228,406</u>	<u>0.00%</u>
112 Fund balance - beginning (unaudited)			1,250,619		
113 Less FB carryforward - Weir project			(32,200)		
114 Fund balance - ending			<u>\$ 2,398,590</u>		

**CORY LAKES
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES, EXPENDITURES, AND CHANGES IN FUND BALANCE
DEBT SERVICES FUND SERIES 2013
FOR THE PERIOD BEGINNING OCTOBER 1, 2024 THROUGH APRIL 30, 2025**

	FY 2025 ADOPTED BUDGET	YTD BUDGET	YTD ACTUAL	YTD VARIANCE FAV (UNFAV)
REVENUES				
Assessment levy	\$ 101,930	\$ 40,772	\$ 99,571	\$ 58,799
Interest	-	-	3,450	3,450
Bond close out transfer in	-	-	-	-
Total revenues	<u>101,930</u>	<u>40,772</u>	<u>103,021</u>	<u>62,249</u>
EXPENDITURES				
Debt Service				
Assessment Collection Fee 2%	2,124	-	-	-
Principal prepayment	-	-	-	-
Principal:				
November 2024	30,000	30,000	30,000	-
Interest:				
November 2024	31,588	31,588	32,431	
May 2025	31,588	-	-	
Total debt service expenditures	<u>95,299</u>	<u>61,588</u>	<u>62,431</u>	<u>-</u>
Excess/(deficiency) of revenues	<u>6,631</u>	<u>(20,816)</u>	<u>40,590</u>	<u>62,249</u>
Fund balance - beginning (unaudited)			175,813	
Fund balance - ending			<u>\$ 216,403</u>	

Cory Lakes
Operating Account - Bank Reconciliation
April 30, 2025

	<u>Operating Acct (BU)</u>
<i>Balance Per Bank Statements</i>	\$ 106,826.99
Plus: Deposits In Transit	-
Less: Outstanding Checks	(33,602.33)
Less: Restricted cash in operating account	
<i>Adjusted Bank Balance</i>	<u><u>\$ 73,224.66</u></u>

<i>Beginning Balance Per Books</i>	\$ 32,427.87
Cash Deposits & Credits	354,981.75
Cash Disbursements & Transfers	(314,184.96)
<i>Balance Per Books</i>	<u><u>\$ 73,224.66</u></u>

Cory Lakes CDD
Check Register - Operating Account
FY2025

Date	Number	Payee	Memo	Payment	Deposit	Balance
9/30/2024			EOY BALANCE			108,901.25
10/1/2024	100299	US Bank Equipment Finance	Invoice: 538359183 (Reference: Contract # 500-0666087-000.)	147.56		108,753.69
10/2/2024	100300	Breeze Connected, LLC	Professional Management Monthly Services	5,833.33		102,920.36
10/3/2024	1005	Cory Lakes CDD C/O US Bank	FY24 Tax collections DS 2013	8,926.90		93,993.46
10/3/2024	100301	JCS Investigations	Security at cross creek, morris bridge gate and pool guard	37,440.00		56,553.46
10/4/2024	100302	Landscape Maintenance Professionals	Invoice: 186066 (Reference: Annuals - Summer Mix.) Invoice: 186882 (Reference: Monthly lawn	31,438.53		25,114.93
10/4/2024	100303	FL-Air Heating & Cooling	Invoice: 20735 (Reference: Demo & Tear out of existing hvac in gym/north side (2)5 tons & ductwo	1,750.00		23,364.93
10/4/2024	100304	Steadfast Environmental, LLC	Routine Aquatic Maintenance (Pond Spraying)	4,800.00		18,564.93
10/4/2024	100424ACH	ADP.	PR Processing Fee-BOS	61.87		18,503.06
10/7/2024	100305	Tampa S.W.A.P	Gym Drywall/mud/finish/ & Paint Deposit for Corey Lakes	3,850.00		14,653.06
10/7/2024	100306	City of Tampa Utilities	Invoice: 9588- 9/24 (Reference: 10441 Cory Lake DR.) Invoice: 9589-9/24 (Reference: 10907 Cc	2,512.15		12,140.91
10/7/2024	100307	City of Tampa Utilities	Invoice: 0809-9/24 (Reference: 1540 INTERNATIONAL PKWY STE 2000.) Invoice: 0810-9/24 (F	460.87		11,680.04
10/8/2024	100308	Verizon	Invoice: 9974540992 (Reference: Monthly service 8/23- 9/22.)	221.06		11,458.98
10/8/2024	100309	Suncoast Pool Service Inc	Invoice: 10631 (Reference: Swimming pool and fountain service, Operational checks of pumps and	1,725.00		9,733.98
10/8/2024	100310	HD Supply Facilities Maintenance, LTI	Invoice: 9229962553 (Reference: Fido Baggies Pet waste Liners 50/Pkg-CN.) Invoice: 92298734	765.94		8,968.04
10/9/2024	100311	WM Corp Services, Inc	Invoice: 0084799-2206-7 (Reference: Waste Management Services.)	583.79		8,384.25
10/11/2024	101124ACH	Charter Communications	Reference: 10441 Cory lake Dr 9/14/24- 10/13/24	918.48		7,465.77
10/11/2024	101124ACH	ADP.	PR Processing Fee	134.77		7,331.00
10/11/2024	101124PR	ADP.	10/11/24 PR	6,666.99		664.01
10/11/2024			Funds Transfer		150,000.00	150,664.01
10/15/2024	100312	Navitas Credit Corp	Reference: Contract payment. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceV	901.39		149,762.62
10/15/2024	100313	ADA Site Compliance LLC	Reference: Compliance Shield, Accessibility Policy, Technological Audit. https://clientname(FILLI	210.00		149,552.62
10/16/2024	101624ACH1	Frontier Communications	Reference: Frontier-Communication.	195.69		149,356.93
10/16/2024	100314	Bay 2 Bay Plumbing & Drains LLC	Invoice: 2794 (Reference: Garbage Disposal.)	625.00		148,731.93
10/16/2024	100315	Landscape Maintenance Professionals	Invoice: 187261 (Reference: Remove Pine tree leaning towards the back of the house.)	400.00		148,331.93
10/17/2024	100316	Fitness Services of Florida, Inc.	Invoice: 29011 (Reference: Monthly Preventative Maintenance service for all cardio and strength e	300.00		148,031.93
10/17/2024	100317	Gate Tech Inc.	Invoice: 162312 (Reference: Replacement belt for CSW200 with battery backup.) Invoice: 16301	786.66		147,245.27
10/18/2024	101824ACH	Tampa Electric	Reference: Summary Bill account.	26,306.94		120,938.33
10/21/2024	100318	Illuminations Holiday Lighting	Invoice: 32924 (Reference: Christmas Lighting Invoice for Cory Lake Isles.)	29,475.00		91,463.33
10/21/2024	100319	Solitude Lake Management	Invoice: PSI100899 (Reference: Early Termination Fee- Cory Lakes CDD Lake ALL.)	7,844.00		83,619.33
10/21/2024	100320	FL-Air Heating & Cooling	Invoice: 20746 (Reference: HVAC Equipment - 5 Ton Heat Pump Rheem 2 Stage 14.3 Seer2.)	30,126.00		53,493.33
10/21/2024	100321	Sunshine Cleaning Crew LLC	Invoice: 1004 (Reference: October Cleaning Services.)	2,125.00		51,368.33
10/21/2024	100322	Architectural Fountains, Inc	VOID: Invoice: 10032411E (Reference: SERVICE CALL TO RESET BREAKER ON FOUNTAIN #1.) Invoice: 10			51,368.33
10/23/2024	100323	A H Zehra Quadri & Syed Hussaini	Invoice: 1022024-1 (Reference: Refund of rental fee and deposit.)	850.00		50,518.33
10/23/2024	100324	Landscape Maintenance Professionals	Invoice: 187374 (Reference: Cleanup of property including cutting and stacking trees and palms ro	3,810.00		46,708.33
10/23/2024	100325	Envera Systems	Invoice: 00086732 (Reference: Work performed for Adjusting camera.)	127.00		46,581.33
10/23/2024	100326	Lakshmi Praveena Bobba	Invoice: 10222024 (Reference: Refund of Security deposit.)	400.00		46,181.33
10/25/2024	102524ACH2	ADP.	BOS MTG	891.80		45,289.53
10/25/2024	102524ACH4	ADP.	10/25/24 PR	6,014.03		39,275.50
10/25/2024	1125	Cynthia McIntyre		184.70		39,090.80
10/25/2024	607	Strongroom - Avidpay	ck # 100320 was ACH vendor was unable to retrieve. Wired funds 10/25 MG-this AR ensures fund	30,126.00		8,964.80
10/25/2024			Funds Transfer		125,000.00	133,964.80
10/28/2024	100327	City of Tampa Utilities	Invoice: 0805-10/24 (Reference: Water Services.) Invoice: 0806-10/24 (Reference: Water Servic	2,322.39		131,642.41
10/28/2024	100328	City of Tampa Utilities	Invoice: 9598-10/24 (Reference: Water Services.) Invoice: 9599-10/24 (Reference: Water Servic	16.12		131,626.29
10/29/2024	102924ACH1	Frontier Communications	Reference: Frontier-Communication.	135.98		131,490.31
10/29/2024	102924ACH2	Frontier Communications	Reference: Frontier-Communication.	190.98		131,299.33
10/29/2024	102924ACH3	Frontier Communications	Reference: Frontier-Communication.	270.98		131,028.35
10/29/2024	102924ACH	Frontier Communications	Reference: Frontier-Communication.	190.98		130,837.37
10/30/2024	103024ACH1	Tampa Electric	Reference: 11589 Cory Lake BL 9/10/24- 10/8/24	1,177.72		129,659.65
10/30/2024	100329	Egis Insurance Advisors LLC	Invoice: 25841 (Reference: Florida Insurance Alliance.)	65,959.00		63,700.65
10/30/2024	100331	FL-Air Heating & Cooling	OEM Condenser Fan Motor	1,179.00		62,521.65

10/30/2024	100332	Sunshine Cleaning Crew LLC	Removal of all drywall dust Inside windows,mirrors,walls,ceiling fans & gym equip.	360.00		62,161.65
10/30/2024	100333	Landscape Maintenance Professionals, Inc.		37,150.37		25,011.28
10/30/2024	100334	Dixie Safe & Lock Inc	Install Dead Bock AMP	209.00		24,802.28
10/30/2024	103024ACH	Tampa Electric	Reference: 12027 Cory Lake Blvd 9/10/24- 10/8/24	1,043.49		23,758.79
10/31/2024			Deposit		495.25	24,254.04
10/31/2024	WIRE	Finemark National Bank & Trust	Interest Paid-Check not received-stopped payment and sent a wire	12,833.33		11,420.71
10/31/2024	100330	Florida Dept of Economic Opportunity	Annual District Filing Fee	175.00		11,245.71
10/31/2024	100335	Envera Systems	Entrance #1	3,340.00		7,905.71
10/31/2024	100336	Boring Inc	Konica/ C258	210.86		7,694.85
10/31/2024	100337	WM Corp Services, Inc	Waste Management Services	783.79		6,911.06
10/31/2024	100338	A Party To Remember LLC	Special Event	4,015.05		2,896.01
10/31/2024	100339	Star Environmental, Inc		170.00		2,726.01
10/31/2024	100340	Architectural Fountains, Inc	VOID: Service call to check fountain at T-Road, replaced 45MFD capacitor on 9/24/2024.			2,726.01
10/31/2024	100342	HD Supply Facilities Maintenance, LTI	1 ply mlt ftd papr tws,Vinyl Ele,mil Trash bag,emmotion roll towel	662.32		2,063.69
10/31/2024	100343	US Bank Equipment Finance	Contract payment-Prop Damage surcharge	26.02		2,037.67
10/31/2024	100344	Brick Paving Systems Inc.	Repaired depressed area of paver road with cuts	525.00		1,512.67
10/31/2024				382,883.83	275,495.25	1,512.67
11/1/2024	110124ACH	ADP.	PR Processing Fee-BOS	63.93		1,448.74
11/4/2024			Funds Transfer		125,000.00	126,448.74
11/5/2024	110524ACH5	Charter Communications	Reference: 10441 Cory lake Dr 10/1/24- 10/14/24	919.28		125,529.46
11/5/2024	100345	Landscape Maintenance Professionals, Inc.		2,580.00		122,949.46
11/5/2024	100346	Breeze Connected, LLC	Professional Management Monthly Services	5,833.33		117,116.13
11/5/2024	100347	JCS Investigations	Invoice: 4 (Reference: Security at cross creek, morris bridge gate and pool guard.)	38,520.00		78,596.13
11/7/2024	100348	Breeze	Invoice: 19720 (Reference: Contingency Joseph O'Reilly Background.)	87.36		78,508.77
11/7/2024	100349	Navitas Credit Corp	Invoice: 110424-4119 (Reference: Contract payment.)	901.39		77,607.38
11/7/2024	100350	Verizon	Invoice: 9976976821 (Reference: Monthly service 9/23- 10/22.)	221.37		77,386.01
11/7/2024	100351	Fitness Services of Florida, Inc.	Invoice: 29104 (Reference: Received a request from FSF SO 89275 for parts and repairs.) Invoic	1,267.00		76,119.01
11/8/2024	110824ACH	ADP.	11/08/24 pr	7,020.29		69,098.72
11/8/2024	110824ACH	ADP.	PR Processing Fee	135.43		68,963.29
11/8/2024	110824ACH	ADP.	VOID: 110824PR			68,963.29
11/12/2024	100352	Straley Robin Vericker	Invoice: 25437 (Reference: Professional Services Rendered Through.)	976.00		67,987.29
11/12/2024	100353	Egis Insurance Advisors LLC	Invoice: 25654 (Reference: Workers Compensation - Renew policy, TRIA EC - Renew policy.)	3,228.00		64,759.29
11/12/2024	100354	Landscape Maintenance Professionals	Invoice: 188117 (Reference: Replace faulty irragation controller.) Invoice: 188115 (Reference:	5,041.48		59,717.81
11/13/2024	111324ACH1	Frontier Communications	Reference: Frontier-Communication.	196.56		59,521.25
11/13/2024	100355	Suncoast Pool Service Inc	Invoice: 10695 (Reference: Swimming pool and fountain service, Operational checks of pumps and	1,725.00		57,796.25
11/13/2024	100356	Fitness Services of Florida, Inc.	Invoice: 29117 (Reference: Monthly Preventative Maintenance service Oct24.)	300.00		57,496.25
11/13/2024	100357	Gate Tech Inc.	Invoice: 163952 (Reference: Service call Area-2.) Invoice: 163950 (Reference: Replacement mo	1,247.20		56,249.05
11/13/2024	100358	Landscape Maintenance Professionals	Invoice: 188241 (Reference: Cleanup of property including cutting and stacking trees and palms ro	1,250.00		54,999.05
11/13/2024	100359	HD Supply Facilities Maintenance, LTD		879.30		54,119.75
11/13/2024	100360	Steadfast Environmental, LLC	Invoice: SE-25340 (Reference: FEMA Debris Monior Services - Quantification of vegetative debris	2,040.00		52,079.75
11/13/2024	100361	Envera Systems	Entrance #1	3,340.00		48,739.75
11/13/2024	111324ACH	Tampa Electric	Reference: Summary Bill account.	25,897.37		22,842.38
11/14/2024			VOID: Funds Transfer		150,000.00	172,842.38
11/15/2024	100362	City of Tampa Utilities		2,763.66		170,078.72
11/15/2024	100363	City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceView	155.34		169,923.38
11/18/2024	100364	Electro Mechanic Industries, DBA Vern	Invoice: 843785 (Reference: FIBERGLASS REPAIR ON TOP OF SLIDE TO FIX CRACK.) Invoic	7,600.00		162,323.38
11/21/2024	112124ACH1	Tampa Electric	Reference: 11589 Cory Lake BL 10/09/24- 11/07/24	1,047.36		161,276.02
11/21/2024	112124ACH	Tampa Electric	Reference: 12027 Cory Lake Blvd 10/09/24- 11/07/24	676.32		160,599.70
11/22/2024	112224ACH	ADP.		45618		154,556.74
11/23/2024	072624ACH	Cynthia McIntyre	VOID: BOS MTG 7-25-24	6,042.96		154,556.74
11/27/2024	112724ACH1	Frontier Communications	Reference: Frontier-Communication.	135.98		154,420.76
11/27/2024	112724ACH2	Frontier Communications	Reference: Frontier-Communication.	190.98		154,229.78
11/27/2024	112724ACH3	Frontier Communications	Reference: Frontier-Communication.	270.98		153,958.80
11/27/2024	1126	Cynthia McIntyre		184.70		153,774.10
11/27/2024	112724ACH	Frontier Communications	Reference: Frontier-Communication.	190.98		153,583.12
11/27/2024	607R	Strongroom - Avidpay	ck # 100320 was ACH vendor was unable to retrieve. Wired funds 10/25 MG-this AR ensures funds are		30,126.00	183,709.12
11/30/2024			Deposit		415.55	184,124.67

11/30/2024	608		immaterial difference payroll	0.02		184,124.65
11/30/2024				122,929.57	305,541.55	184,124.65
12/2/2024	100365	CIO Technology Solutions, inc	Invoice: 34433-MSP (Reference: Agreement Recurring.)	557.27		183,567.38
12/3/2024	100366	U.S. BANK	Invoice: 7515930 (Reference: Trustee Fees.)	3,555.75		180,011.63
12/3/2024	100367	Access Central Inc	Invoice: 83854 (Reference: 300 Barcodes FC8 starting at 17101 at Beach Club.)	2,135.20		177,876.43
12/3/2024	100368	Welch Tennis Courts, Inc.	Invoice: 78778 (Reference: Deluxe PickleBall Replacement Net.)	153.98		177,722.45
12/3/2024	100369	CIO Technology Solutions, inc	Invoice: 34611-MSP (Reference: Agreement Recurring.)	662.27		177,060.18
12/3/2024	120324ACH	Charter Communications	Reference: 10441 Cory lake Dr 11/14/24- 12/13/24	919.28		176,140.90
12/5/2024	619		ADP cleared bank but not in QB plus immaterial penny difference	461.21		175,679.69
12/6/2024	100370	Star Environmental, Inc	Invoice: 76365 (Reference: Monthly lift station 11/1- 11/31.) Invoice: 76634 (Reference: Monthl	340.00		175,339.69
12/6/2024	100371	Pye Barker Fire & Safety Inc	Invoice: IV00335568 (Reference: Maint Rest One Tank Sys.)	716.50		174,623.19
12/6/2024	100372	HD Supply Facilities Maintenance, LTI	Invoice: 9231310406 (Reference: Sanitizing wet gym wipe.) Invoice: 9231352134 (Reference: Se	1,762.44		172,860.75
12/6/2024	100373	WM Corp Services, Inc	Invoice: 0100222-2206-0 (Reference: Waste Management Services.)	783.79		172,076.96
12/6/2024	100374	Gate Tech Inc.	Invoice: 163902 (Reference: DKS Cellular Monthly Charge.)	54.94		172,022.02
12/6/2024	100375	Olin Plumbing Inc.	Invoice: I-40235-1 (Reference: Backflow Testing.)	75.00		171,947.02
12/6/2024	120624ACH	ADP.	12-6-24 pr	6,616.60		165,330.42
12/9/2024	100376	Signarama Oldsmar	Reference: Posts Installation 6 Stop Signs. https://clientname(FILLIN).payableslockbox.com/DocV	295.00		165,035.42
12/9/2024	120924ACH	ADP.	BOS MTG	215.30		164,820.12
12/10/2024	100377	Breeze Connected, LLC	Invoice: 4218 (Reference: Professional Management Services Monthly.)	5,833.33		158,986.79
12/11/2024			Funds Transfer		200,000.00	358,986.79
12/12/2024	100378	A Party To Remember LLC	VOID: Invoice: 1261 (Reference: special Event.)			358,986.79
12/12/2024	100379	U.S. BANK	Invoice: 542686860 (Reference: Contract payment-Prop Damage surcharge.)	147.56		358,839.23
12/12/2024	100380	Pest2Rest, Inc.		675.00		358,164.23
12/12/2024	100381	Suncoast Pool Service Inc	Invoice: 10767 (Reference: Swimming pool and fountain service, Operational checks of pumps and	1,725.00		356,439.23
12/12/2024	100382	Navitas Credit Corp	Invoice: 120424-4119 (Reference: Contract payment.)	901.39		355,537.84
12/12/2024	100383	Landscape Maintenance Professional	Invoice: 188465 (Reference: Irrigation repair completed.) Invoice: 188537 (Reference: MONTHLY	28,932.68		326,605.16
12/12/2024	100384	HD Supply Facilities Maintenance, LTI	Invoice: 9231956598 (Reference: High velocity 14"3 speed air circulator-CN.)	94.99		326,510.17
12/12/2024	100385	Straley Robin Vericker	Invoice: 25595 (Reference: Professional Services Rendered Through October 31, 2024.)	2,205.00		324,305.17
12/12/2024	100386	Sunshine Cleaning Crew LLC	Invoice: 1006 (Reference: Nov cleaning services.)	2,750.00		321,555.17
12/12/2024	100387	Signarama Oldsmar	Invoice: INV-1482 (Reference: Posts Installation 6 Stop Signs.)	2,735.00		318,820.17
12/12/2024	100388	JCS Investigations	Invoice: 5 (Reference: Security at cross creek, morris bridge gate and pool guard.)	32,640.00		286,180.17
12/12/2024	100389	Fitness Services of Florida, Inc.	Invoice: 29212 (Reference: Monthly Preventative Maintenance service Oct24.)	300.00		285,880.17
12/12/2024	121224WIRE	Brick Paving Systems Inc.	Repaired depressed area of paver road with cuts	6,984.00		278,896.17
12/12/2024			VOID: Funds Transfer			278,896.17
12/13/2024	121324ACH	ADP.	PR Processing Fee-BOS	61.87		278,834.30
12/13/2024	616	Olin Plumbing Inc.	payment returned from Strongroom Check # 100375 paid by debit card		75.00	278,909.30
12/15/2024	121524WIRE	Dominique Green	Real bearded santa clause & 2 bluetooth speaker	2,645.75		276,263.55
12/16/2024	121624ACH1	Tampa Electric	Reference: 11589 Cory Lake BL 11/08/24- 12/10/24	1,118.49		275,145.06
12/16/2024	121624ACH2	Tampa Electric	Reference: 12027 Cory Lake Blvd 11/08/24- 12/09/24	757.55		274,387.51
12/16/2024	121624ACH3	Frontier Communications	Reference: Frontier-Communication.	196.56		274,190.95
12/16/2024	100390	Verizon	Monthly service 9/23- 10/22	221.37		273,969.58
12/16/2024	100391	HD Supply Facilities Maintenance, LTD		356.74		273,612.84
12/16/2024	100392	Evans Custom Docks Inc	Repair the floating dock ramp	1,750.00		271,862.84
12/16/2024	100393	CIO Technology Solutions, inc	Agreement Recurring	557.27		271,305.57
12/16/2024	100394	Air Masters of Tampa Bay, Inc.	Snooker Ice machine,water valve	334.00		270,971.57
12/16/2024	121624ACH	Tampa Electric	Reference: Summary Bill account.	25,762.54		245,209.03
12/16/2024			Funds Transfer	5,000.00		240,209.03
12/20/2024	122024ACH2	ADP.	PR Processing Fee-	135.10		240,073.93
12/20/2024	122024ach	ADP.	12-20-24 pr	6,203.66		233,870.27
12/20/2024	122024ACH	ADP.	VOID: 12-20-24 pr			233,870.27
12/20/2024	122024ACH	ADP.	PR Processing Fee-BOS	56.91		233,813.36
12/26/2024			Deposit		900.00	234,713.36
12/26/2024			Deposit		700.00	235,413.36
12/26/2024			Deposit		830.00	236,243.36
12/26/2024	100395	City of Tampa Utilities		4,901.24		231,342.12
12/26/2024	100396	Sunshine Cleaning Crew LLC	Invoice: 1007 (Reference: December Cleaning Services (7-days).)	2,750.00		228,592.12
12/26/2024	100397	Signarama Oldsmar	Invoice: INV-1512 (Reference: ACM material 6mm thick rounded corners 3 signs.) Invoice: INV-1	3,893.85		224,698.27

12/26/2024	100398	Breeze Connected, LLC	Reference: Professional Management Services Monthly. https://clientname(FILLIN).payableslockb	461.00		224,237.27
12/26/2024	100399	Gate Tech Inc.	Invoice: 164285 (Reference: DSK Cellular Monthly Charge..)	67.44		224,169.83
12/26/2024	618		Prior mgmt co charged fees to Breeze account. Shima contacted Lucy Martel.	1,027.50		223,142.33
12/27/2024	122724ACH1	Frontier Communications	Reference: Frontier-Communication.	190.98		222,951.35
12/27/2024	122724ACH2	Frontier Communications	Reference: Frontier-Communication.	135.98		222,815.37
12/27/2024	122724ACH3	Frontier Communications	Reference: Frontier-Communication.	190.98		222,624.39
12/27/2024	122724ACH	Frontier Communications	Reference: Frontier-Communication.	270.98		222,353.41
12/30/2024	100400	Steadfast Environmental, LLC	Invoice: SE-25324 (Reference: Routine Aquatic Maintenance (Pond Spraying).) Invoice: SE-254	9,600.00		212,753.41
12/30/2024	100401	Gate Tech Inc.		3,959.52		208,793.89
12/30/2024	100402	Landscape Maintenance Professionals, Inc.		5,864.30		202,929.59
12/31/2024		Deposit			7,393.75	210,323.34
12/31/2024		Deposit			638.41	210,961.75
12/31/2024				183,700.06	210,537.16	210,961.75
1/3/2025	010325ACH1	ADP.	01/-03-25 pr	6,741.91		204,219.84
1/3/2025	010325ACH8	Charter Communications	Reference: 10441 Cory lake Dr 12/14/24- 01/13/25	919.28		203,300.56
1/6/2025	100403	Breeze Connected, LLC	Invoice: 4317 (Reference: Professional Management Services.) Invoice: 4350 (Reference: Profe	6,800.83		196,499.73
1/6/2025	100404	JCS Investigations	Invoice: 6 (Reference: Security at cross creek, morris bridge gate and pool guard.)	34,080.00		162,419.73
1/6/2025	100405	WM Corp Services, Inc	Invoice: 0108370-2206-9 (Reference: Waste Management Services.)	783.79		161,635.94
1/6/2025	100406	Steadfast Environmental, LLC	Invoice: SE-26085 (Reference: Routine Aquatic Maintenance (Pond Spraying) for the month dated	4,800.00		156,835.94
1/6/2025	100407	McMaster-Carr	316 Stainless Steel Washer for 5/8" Screw Size, 0.688" ID, 1.5" OD, Packs of 10	72.41		156,763.53
1/7/2025	100408	Gate Tech Inc.	Invoice: 164969 (Reference: DKS Cellular Monthly Charge.)	54.94		156,708.59
1/7/2025	100409	Navitas Credit Corp	Reference: Contract payment. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceV	901.39		155,807.20
1/10/2025	011025ACH	Tampa Electric	Reference: Summary Bill account.	25,439.48		130,367.72
1/10/2025	100410	HD Supply Facilities Maintenance, LTI	Invoice: 9232566998 (Reference: Large- Thermostal cover,42 gel 2.5 mil trash bag.) Invoice: 18(	680.41		129,687.31
1/10/2025	100411	Brick Paving Systems Inc.	Invoice: CLI-R-111920242 (Reference: Paver street repair.)	6,984.00		122,703.31
1/10/2025	100412	Custom Reserves LLC	Invoice: R1341.25 (Reference: Retainer Payment - Site visits are prioritized based on receipt date	2,350.00		120,353.31
1/10/2025	100413	Illuminations Holiday Lighting	Invoice: 321225 (Reference: Christmas Lighting Invoice for Cory Lake Isles.)	29,475.00		90,878.31
1/10/2025	100414	Fitness Services of Florida, Inc.	Invoice: 29307 (Reference: Monthly Preventative Maintenance service Oct24.)	300.00		90,578.31
1/10/2025	100415	CIO Technology Solutions, inc	Invoice: 34699-MSP (Reference: Agreement Recurring.)	557.27		90,021.04
1/10/2025	100416	Olin Plumbing Inc.	Invoice: I-40235-2 (Reference: Backflow Testing.)	1,252.89		88,768.15
1/10/2025	100417	Boring Inc	Invoice: 843457 (Reference: Konica/ C258-11/24.)	68.18		88,699.97
1/10/2025	100418	IONOS	Invoice: 202053148368 (Reference: Contract: 71894054 - Microsoft 365 Apps for business 1 Lic..	12.99		88,686.98
1/10/2025	100419	Signarama Oldsmar	Invoice: INV-1565 (Reference: Monument Sign.)	212.50		88,474.48
1/10/2025	100420	U.S. BANK	Invoice: 544928872 (Reference: Contract payment-Prop Damage surcharge.)	415.92		88,058.56
1/10/2025	100421	Servicore Window Cleaning	Invoice: 20173043 (Reference: Window Cleaning.)	1,254.00		86,804.56
1/10/2025			Funds Transfer		200,000.00	286,804.56
1/13/2025		Tampa Electric	QuickBooks generated zero amount transaction for bill payment stub			286,804.56
1/13/2025	100422	Verizon	Invoice: 6101828258 (Reference: Monthly service 11/24- 12/22.)	442.74		286,361.82
1/14/2025	011425ACH	Frontier Communications	Reference: Frontier-Communication.	196.56		286,165.26
1/16/2025	100423	City of Tampa Utilities	Invoice: 9588-01/25 (Reference: Water Services-Jan 2025.) Invoice: 9589-01/25 (Reference: Wa	3,409.97		282,755.29
1/16/2025	100424	Tommy Finch Fencing LLC	Invoice: 16 (Reference: 8'h white vinyl fence repair around dumpster.) Invoice: 15 (Reference:	10,035.00		272,720.29
1/16/2025	100425	Gate Tech Inc.	Invoice: 165009 (Reference: Additional Troubleshooting/Service time..) Invoice: 165010 (Referer	285.00		272,435.29
1/16/2025	100426	Hyoco Distribution Inc	VOID: Paid by Credit card-returned Invoice: HY250001 (Reference: Freight charges / handling.)			272,435.29
1/16/2025	100427	Suncoast Pool Service Inc	Invoice: 10839 (Reference: Swimming pool and fountain service, Operational checks of pumps and	1,725.00		270,710.29
1/16/2025	100428	Landscape Maintenance Professionals	Invoice: 306196 (Reference: Replace plants at center island where car damaged occurred.)	168.40		270,541.89
1/16/2025	100429	Brick Paving Systems Inc.	Invoice: CLI-R-1820251 (Reference: days trip charge with a 3-man crew,Crushed concrete base ar	7,639.50		262,902.39
1/16/2025	100430	Straley Robin Vericker	Invoice: 25818 (Reference: Professional Services Rendered Through November 30, 2024.)	5,560.50		257,341.89
1/16/2025	100431	Signarama Oldsmar	Invoice: INV-1569 (Reference: Replant and Straighten Pole and Sign.)	250.00		257,091.89
1/17/2025	011725ACH1	ADP.	PR Processing Fee-	135.10		256,956.79
1/17/2025	011725ACH	ADP.	01-17-25 pr	6,476.46		250,480.33
1/21/2025	100432	Sunshine Cleaning Crew LLC	Invoice: 1008 (Reference: January Cleaning Services (7-days).)	2,750.00		247,730.33
1/21/2025	100433	CIO Technology Solutions, inc	Invoice: 34985-MSP (Reference: Agreement Recurring: Cory Lake.)	557.27		247,173.06
1/22/2025	100434	Servicore Window Cleaning	Invoice: 20173048 (Reference: Window Cleaning.)	1,425.00		245,748.06
1/22/2025	100435	HD Supply Facilities Maintenance, LTI	Invoice: 9232262017 (Reference: Combifold fold twl dspnsr.) Invoice: 9232165507 (Reference: k	336.83		245,411.23
1/22/2025	100436	Evans Custom Docks Inc	Invoice: 002 (Reference: Repair the existing middle rail ,replace cap.) Invoice: 003 (Reference	1,642.00		243,769.23
1/22/2025	100437	Architectural Fountains, Inc	Invoice: INV-034613 (Reference: Service call to address down fountain.)	150.00		243,619.23
1/22/2025	100438	Envera Systems	Invoice: 748625 (Reference: Active video monitoring.service and maintenance.) Invoice: 748626	8,011.00		235,608.23

1/22/2025	100439	Boring Inc	Invoice: 846313 (Reference: Konica/ C258-12/24.)	68.18		235,540.05
1/22/2025	100440	Fitness Services of Florida, Inc.	Invoice: 29379 (Reference: Monthly Preventative Maintenance service Jan25.)	300.00		235,240.05
1/22/2025	100441	Gate Tech Inc.	Invoice: 164703 (Reference: ADC Sure FI kit & Service call area.)	1,613.35		233,626.70
1/22/2025	100442	Air Masters of Tampa Bay, Inc.	Invoice: 194292 (Reference: Repair Snooker Ice machine,water valve.)	148.39		233,478.31
1/23/2025	012325ACH1	Tampa Electric	Reference: 12027 Cory Lake Blvd December 10, 2024 - January 09, 2025	703.20		232,775.11
1/23/2025	012325ACH	Tampa Electric	Reference: 11589 Cory Lake BL December 10, 2024 - January 09, 2025	1,044.60		231,730.51
1/23/2025	100443	Envera Systems	Invoice: 749806 (Reference: Gate Access Entrance#1.)	3,340.00		228,390.51
1/24/2025	1127	Cynthia McIntyre	VOID:			228,390.51
1/24/2025	012425ACH	ADP.	BOS MTG	461.20		227,929.31
1/24/2025	100444	City of Tampa Utilities	Invoice: 9598-01/25 (Reference: Water Services-Jan 2025.)	156.13		227,773.18
1/27/2025	100445	Olin Plumbing Inc.	Invoice: I-40235-3 (Reference: Wilkins Backflow Replacement.)	5,340.00		222,433.18
1/27/2025	100446	Hecker Construction Company,Inc.	Invoice: 7256 (Reference: Demo and removal of Seawall Weir systems.)	32,200.00		190,233.18
1/28/2025	012825ACH1	Frontier Communications	Reference: Frontier-Communication.	190.98		190,042.20
1/28/2025	012825ACH2	Frontier Communications	Reference: Frontier-Communication.	135.98		189,906.22
1/28/2025	012825ACH3	Frontier Communications	Reference: Frontier-Communication.	190.98		189,715.24
1/28/2025	012825ACH	Frontier Communications	Reference: Frontier-Communication.	270.98		189,444.26
1/29/2025	012925ACH2	ADP.	2 PR ADP BOS Fees	117.60		189,326.66
1/29/2025	012925ACH	Charter Communications	Reference: 10441 Cory lake Dr 01/14/25- 02/13/25	918.74		188,407.92
1/29/2025	100447	HD Supply Facilities Maintenance, LTI	Invoice: 9233165607 (Reference: Swivel Anchor Hook 6.5-US.) Invoice: 9232926962 (Reference	347.05		188,060.87
1/30/2025	100448	Steadfast Environmental, LLC	Invoice: SE-26142 (Reference: Linear Feet of Field Fence installation at dam. Environmental Crew	3,770.00		184,290.87
1/31/2025			Deposit		566.17	184,857.04
1/31/2025	013125ACH3	ADP.	01-31-25 pr	6,990.29		177,866.75
1/31/2025	013125ACH3	ADP.	ADP Pr Fees-BOS	61.87		177,804.88
1/31/2025	013125ACH5	ADP.	BOS MTG 12-1924	1,107.10		176,697.78
1/31/2025	1127	Cynthia McIntyre		184.70		176,513.08
1/31/2025	1128	Cynthia McIntyre	VOID:			176,513.08
1/31/2025	1128	Cynthia McIntyre		184.70		176,328.38
1/31/2025	100449	Frontier Communications	Invoice: 011925-01-5 (Reference: Internet service.)	196.89		176,131.49
1/31/2025				235,396.43	200,566.17	176,131.49
2/4/2025	100450	Business Observer	Invoice: 25-00164H (Reference: Public Board Meetings.)	72.19		176,059.30
2/4/2025	100451	JCS Investigations	Invoice: 7 (Reference: Security at cross creek, morris bridge gate and pool guard.)	34,320.00		141,739.30
2/4/2025	100452	Gate Tech Inc.	Invoice: 165111 (Reference: 15' Lighted Replacement Arm,Service call (Area 3).) Invoice: 16511	2,750.57		138,988.73
2/4/2025	100453	HD Supply Facilities Maintenance, LTI	Invoice: 9233227197 (Reference: Sanitizing wipes 2300 sht rolls.) Invoice: 9233227196 (Referen	1,160.75		137,827.98
2/4/2025	100454	US Bank Equipment Finance	Invoice: 547184903 (Reference: Prop Damage surcharge.)	428.93		137,399.05
2/4/2025	100455	Fitness Services of Florida, Inc.	Invoice: 29442 (Reference: Monthly Preventative Maintenance service of all cardio and strength eq	300.00		137,099.05
2/7/2025	020725ACH2	ADP.	PR Fees	118.78		136,980.27
2/7/2025	020725ACH	ADP.	BOS MTG	891.80		136,088.47
2/7/2025	100456	Tommy Finch Fencing LLC	Invoice: 010425 (Reference: Straight run replace / rapair north/East side.)	6,924.00		129,164.47
2/7/2025	100457	Breeze Connected, LLC	Invoice: 4400 (Reference: Professional Management Services Monthly Feb25.)	5,833.33		123,331.14
2/10/2025	100458	Straley Robin Vericker	Reference: For Professional Services Rendered Through December 31, 2024. https://clientname(I	4,026.00		119,305.14
2/10/2025	100459	Boring Inc	Reference: Konica/ C258-01/25. https://clientname(FILLIN).payableslockbox.com/DocView/Invoice	314.99		118,990.15
2/11/2025	021125ACH	Tampa Electric	Reference: Summary Bill account.	25,865.94		93,124.21
2/12/2025	100460	IONOS	Invoice: 202053693668 (Reference: Contract: 71894054 - Microsoft 365 Apps for business 1 Lic..	12.99		93,111.22
2/12/2025	100461	City of Tampa Utilities	Invoice: 021025-9595 (Reference: Water Services-Feb 2025.) Invoice: 021025-9594 (Reference:	1,588.64		91,522.58
2/12/2025	100462	WM Corp Services, Inc	Invoice: 0116249-2206-5 (Reference: Waste Management Services.)	783.79		90,738.79
2/12/2025	100463	Navitas Credit Corp	Invoice: 020425-4119 (Reference: Contract payment.)	510.09		90,228.70
2/12/2025	100464	HD Supply Facilities Maintenance, LTI	Invoice: 9233627698/CR3588575 () Invoice: 8233510362 (Reference: 10.In Autmid touchis papr tr	456.72		89,771.98
2/14/2025	021425ACH2	ADP.	PR Processing Fee-	135.10		89,636.88
2/14/2025	021425ACH3	ADP.	ADP Pr Fees-BOS	63.94		89,572.94
2/14/2025	021425ACH	ADP.	02-14-25 pr	7,096.60		82,476.34
2/18/2025	100465	Fitness Services of Florida, Inc.	Invoice: 29519 (Reference: Monthly Preventative Maintenance service of all cardio and strength eq	1,155.00		81,321.34
2/19/2025	100466	Steadfast Environmental, LLC	Invoice: SE-26237 (Reference: Routine Aquatic Maintenance (Pond Spraying) for the month dated	4,800.00		76,521.34
2/19/2025	100467	Star Environmental, Inc	Invoice: 77131 (Reference: Monthly lift station 01/1- 01/31.) Invoice: 77162 (Reference: Monthl	170.00		76,351.34
2/19/2025	100468	Gate Tech Inc.	Invoice: 165279 (Reference: Monthly DKS Cellular Monthly Charge.)	54.94		76,296.40
2/21/2025	100469	FL-Air Heating & Cooling	Invoice: 23140 (Reference: Maintenance Plans - No Charge Service Call Fee.)	249.00		76,047.40
2/24/2025	100470	Landscape Maintenance Professional	Invoice: 310331 (Reference: Landscape Maintenance-January 2025.) Invoice: 315452 (Referenc	57,314.16		18,733.24
2/26/2025	022625ACH1	Tampa Electric	Reference: 12027 Cory Lake Blvd January 10, 2025 - February 07, 2025	674.63		18,058.61

2/26/2025	022625ACH	Tampa Electric	Reference: 11589 Cory Lake BL January 10, 2025 - February 07, 2025	936.64		17,121.97
2/26/2025	022625ACH	ADP.	ADP BOS Fees	132.05		16,989.92
2/26/2025	100471	Business Observer	Invoice: 25-00372H (Reference: notice of board meeting and closed session of the board of superv	72.19		16,917.73
2/26/2025	100472	Envera Systems	Invoice: 750934 (Reference: Gate Access Entrance#1.)	3,340.00		13,577.73
2/26/2025	100473	Sunshine Cleaning Crew LLC	Invoice: 1009 (Reference: February Cleaning Services (7-days.week).)	2,750.00		10,827.73
2/27/2025	022725ACH1	Frontier Communications	Reference: Frontier-Communication.	190.98		10,636.75
2/27/2025	022725ACH2	Frontier Communications	Reference: Frontier-Communication.	135.98		10,500.77
2/27/2025	022725ACH3	Frontier Communications	Reference: Frontier-Communication.	190.98		10,309.79
2/27/2025	022725ACH	Frontier Communications	Reference: Frontier-Communication.	270.98		10,038.81
2/28/2025			Deposit		270.17	10,308.98
2/28/2025	022825ACH	ADP.	02-28-25 pr	5,138.00		5,170.98
2/28/2025	100474	CIO Technology Solutions, inc	Reference: Agreement Recurring. https://clientname(FILLIN).payableslockbox.com/DocView/Invoi	561.36		4,609.62
2/28/2025	610		Hecker construction inv 7256		32,200.00	36,809.62
2/28/2025				171,792.04	32,470.17	36,809.62
3/3/2025	100475	Straley Robin Vericker	Reference: For Professional Services Rendered Through January 31, 2024. https://clientname(Fil	3,189.50		33,620.12
3/4/2025			Funds Transfer		150,000.00	183,620.12
3/5/2025	030525ACH	Charter Communications	Reference: 10441 Cory lake Dr 02/14/25- 03/14/25	918.74		182,701.38
3/5/2025	100476	Breeze Connected, LLC	Invoice: 4486 (Reference: Professional Management Services-March.)	5,833.33		176,868.05
3/6/2025	030625ach2	ADP.	BOS MTG	369.40		176,498.65
3/6/2025	030625ach	ADP.	ADP Pr Fees-BOS	91.80		176,406.85
3/6/2025	100477	JCS Investigations	Invoice: 8 (Reference: Security at cross creek, morris bridge gate and pool guard-March.)	39,360.00		137,046.85
3/10/2025	031025ACH	Tampa Electric	Reference: Summary Bill account.	25,409.62		111,637.23
3/11/2025	100478	Steadfast Alliance, LLC	Invoice: SA-10104 (Reference: Routine Aquatic Maintenance (Pond Spraying) for the month dated	4,800.00		106,837.23
3/11/2025	100479	JCS Investigations	Invoice: 101 (Reference: Facilities and Admin Contract Labor-02.25.25-03.07.25.)	5,923.08		100,914.15
3/12/2025	100480	Landscape Maintenance Professional	Invoice: 316696 (Reference: Replaced [2] Faulty solenoids with wire connectors.)	287.20		100,626.95
3/13/2025	100481	Signarama Oldsmar	Invoice: INV-1620 (Reference: ACM 6mm Pool Sign 48x36 + Installation.)	570.00		100,056.95
3/13/2025	100482	Gate Tech Inc.	Invoice: 163940 (Reference: Service call (Area 3).) Invoice: 164851 (Reference: Email Joe Dec 1	380.00		99,676.95
3/14/2025	031425ACG	ADP.	VOID: 03-14-25 PR			99,676.95
3/14/2025	031425ach	ADP.	03-14-25 PR	251.90		99,425.05
3/14/2025	031425ach	ADP.	ADP Pr Fees	61.80		99,363.25
3/14/2025	100483	City of Tampa Utilities	Invoice: 030725-0807 (Reference: Water Services-Mar 2025.) Invoice: 030725-0808 (Reference:	2,294.53		97,068.72
3/14/2025	100484	City of Tampa Utilities	Invoice: 030725-0805 (Reference: Water Services-Mar 2025.) Invoice: 030725-0806 (Reference:	399.36		96,669.36
3/14/2025	100485	Bandu LLC	Invoice: INV0387 (Reference: February pool service.)	3,250.00		93,419.36
3/14/2025	WTR03142025	Brick Paving Systems Inc.	Invoice: 22420251 (Reference: Repaired 7 areas at 10704, 10706, 10709 Cory Lakes Dr. and 1 ar	6,319.00		87,100.36
3/17/2025	031725ACH	Frontier Communications	Reference: Frontier-Communication.	196.89		86,903.47
3/18/2025	100486	Bandu LLC	Invoice: INV0388 (Reference: March pool service.)	3,250.00		83,653.47
3/18/2025	100487	Straley Robin Vericker	Invoice: 26197 (Reference: For Professional Services Rendered Through February 28, 2025.)	3,416.00		80,237.47
3/18/2025	100488	WM Corp Services, Inc	Invoice: 0129311-2206-8 (Reference: Waste Management Services.)	783.79		79,453.68
3/18/2025	100489	Gate Tech Inc.	Invoice: 165621 (Reference: Service call (Area 3).) Invoice: 165622 (Reference: Service call (A	340.00		79,113.68
3/19/2025	100490	Landscape Maintenance Professional	Invoice: 317644 (Reference: The controller at Figi isles place is not functioning anymore. This is	31,709.58		47,404.10
3/19/2025	100491	Gate Tech Inc.	Invoice: 165754 (Reference: Monthly DKS Cellular Monthly Charge.)	54.94		47,349.16
3/19/2025	100492	Star Environmental, Inc	Invoice: 77568 (Reference: Monthly lift station 1 Feb28,2025.) Invoice: 77599 (Reference: Month	170.00		47,179.16
3/21/2025	032125ACH1	Tampa Electric	Reference: 12027 Cory Lake Blvd February 08, 2025 - March 10, 2025	590.45		46,588.71
3/21/2025	032125ach	ADP.	ADP Pr Fees	201.00		46,387.71
3/21/2025	032125ACH	Tampa Electric	Reference: 11589 Cory Lake BL February 08, 2025 - March 10, 2025	475.22		45,912.49
3/24/2025	100493	Welch Tennis Courts, Inc.	Invoice: 79979 (Reference: Canopy Replacement 8? x 16? Regatta Blue Firesist Roll of Lacing Co	3,578.00		42,334.49
3/24/2025	100494	Sunshine Cleaning Crew LLC	Invoice: 1010 (Reference: March Cleaning Services (7-days.week).)	2,750.00		39,584.49
3/24/2025	100495	JCS Investigations	Invoice: 102 (Reference: Facilities and Admin Contract Labor-02.28.25-03.21.25.)	7,479.60		32,104.89
3/25/2025			Deposit		1,780.00	33,884.89
3/25/2025			Deposit		750.93	34,635.82
3/26/2025	100496	Architectural Fountains, Inc	Invoice: INV-038105 (Reference: Replaced T101 timer on Fountain #2.) Invoice: INV-038104 (Re	575.00		34,060.82
3/27/2025	032725ACH1	Frontier Communications	Reference: Frontier-Communication.	190.98		33,869.84
3/27/2025	032725ACH2	Frontier Communications	Reference: Frontier-Communication.	135.98		33,733.86
3/27/2025	032725ACH3	Frontier Communications	Reference: Frontier-Communication.	190.98		33,542.88
3/27/2025	032725ach	ADP.	BOS MTG	891.80		32,651.08
3/27/2025	032725ACH	Frontier Communications	Reference: Frontier-Communication.	270.98		32,380.10
3/27/2025	100497	Envera Systems	Invoice: 751819 (Reference: Entrance#1.)	101.67		32,278.43

3/27/2025	100498	Verizon	Invoice: 6106718157 (Reference: Monthly service 1/23/25- 2/22/25.)	221.69		32,056.74
3/27/2025	100499	Boring Inc	Invoice: 853145 (Reference: Konica/ C258-02/25.)	68.18		31,988.56
3/27/2025	100500	HD Supply Facilities Maintenance, LTI	Invoice: 9234309410 (Reference: Jumbo 2-Ply recycled toilet paper.) Invoice: 9234821547 (Refe	2,655.70		29,332.86
3/28/2025	100501	HD Supply Facilities Maintenance, LTI	Invoice: 9234985504 (Reference: cover in use 1gang 2-7/8 clr wasp guard-TW.) Invoice: 923498	105.28		29,227.58
3/31/2025	604			0.07		29,227.51
10/25/2024	1125	Cynthia McIntyre		184.70		29,042.81
3/31/2025				110,350.27	2,530.93	29,042.81
4/1/2025	040125ach	ADP.	BOS MTG-Juan Aliaga pay	369.40		28,673.41
4/2/2025	100502	Johnson Engineering, Inc	Invoice: 80 (Reference: Professional Engineering Services.) Invoice: 81 (Reference: Professiona	4,240.00		24,433.41
4/3/2025	100503	Boring Inc	Invoice: 856632 (Reference: Konica/ C258-03/25.)	68.18		24,365.23
4/3/2025	619	Constant Contacts	approved by Joe Gibson-normally paid by debit card	52.00		24,313.23
4/4/2025	040425ach2	ADP.	bos taxes juan aliag	61.20		24,252.03
4/4/2025	040425ach	ADP.	ADP Pr Fees	67.32		24,184.71
4/4/2025	040425ACH	Charter Communications	Reference: 10441 Cory lake Dr 03/14/25 - 04/13/25	918.74		23,265.97
4/4/2025	100504	Gate Tech Inc.	Invoice: 165623 (Reference: Additional Troubleshooting/Service time..) Invoice: 165391 (Referer	1,555.00		21,710.97
4/4/2025	100505	Servicore Window Cleaning	Invoice: 20173071 (Reference: Exterior Cleaning-Clubhouse and Sidewalkers.)	625.00		21,085.97
4/7/2025	100506	Verizon	Invoice: 6109204158 (Reference: Monthly service 2/23/25- 3/22/25.)	221.53		20,864.44
4/7/2025	100507	FL-Air Heating & Cooling	Invoice: 23617 (Reference: HVAC Equipment - 3.5 Ton Air conditioner rheem 15.2 Seer2 R454B.	9,983.00		10,881.44
4/7/2025	100508	JCS Investigations	Invoice: 103 (Reference: CDD Facilities and Administration-03.22.25-04.11.25.)	7,479.60		3,401.84
4/7/2025			Funds Transfer		150,000.00	153,401.84
4/8/2025	100509	JCS Investigations	Invoice: 9 (Reference: Security at cross creek, morris bridge gate and pool guard.)	40,800.00		112,601.84
4/8/2025	100510	Egis Insurance Advisors LLC	Invoice: 26930 (Reference: Workers Compensation - Audit-0/01/2023-10/01/2024.)	5,625.00		106,976.84
4/8/2025	100511	Johnson Engineering, Inc	Invoice: 86 (Reference: Professional Engineering Services.)	850.00		106,126.84
4/8/2025	100512	HD Supply Facilities Maintenance, LTI	Invoice: 9235267897 (Reference: Jumbo 2-Ply recycled toilet paper.) Invoice: 9235180154 (Refe	239.98		105,886.86
4/9/2025	040925ACH	Tampa Electric	Reference: Summary Bill account.	25,667.99		80,218.87
4/11/2025	041125ach	ADP.	ADP Pr Fees	59.93		80,158.94
4/11/2025	100513	HD Supply Facilities Maintenance, LTI	Invoice: 9233047964 (Reference: Klein 9" High-leverage Side-cut Pliers-US,Noncontact Voltage T	239.53		79,919.41
4/14/2025	100514	Ashe Glass & Mirror, Inc.	VOID: Invoice: 24243 Deposit (Reference: 1/4" Clear Tempered Glass replacement.)			79,919.41
4/14/2025	100515	Hawkins Service Company, LLC	Invoice: 315569236 (Reference: SUPERFLO VSP VST-Pentair.)	2,785.82		77,133.59
4/15/2025	041525ACH	Frontier Communications	Reference: Frontier-Communication.	196.89		76,936.70
4/15/2025	100516	WM Corp Services, Inc	Invoice: 0137111-2206-2 (Reference: Waste Management Services.)	783.79		76,152.91
4/15/2025	100517	CIO Technology Solutions, inc	VOID: Invoice: 35378-MSP (Reference: Agreement Recurring.)			76,152.91
4/15/2025	100518	Holiday GOO	VOID: Invoice: 21428 (Reference: 2 PK Candy filled plastic Eggs.)			76,152.91
4/15/2025	100519	Bandu LLC	VOID: Invoice: INV0417 (Reference: April pool service.)			76,152.91
4/15/2025	300039	A Party To Remember LLC	Invoice: 1634 (Reference: Special event.)	4,082.48		72,070.43
4/21/2025	100520	Kazar's Electric, Inc.	Invoice: S15644A (Reference: Labor-3/24,Materials 3/24.)	393.24		71,677.19
4/21/2025	100521	Straley Robin Vericker	Invoice: 26356 (Reference: For Professional Services Rendered Through April 30, 2025.)	3,347.00		68,330.19
4/21/2025	100522	Steadfast Alliance, LLC	Invoice: SA-10849 (Reference: echnician diagnosed arc flash damage to the inside of the fountain	888.86		67,441.33
4/21/2025	100523	City of Tampa Utilities	Invoice: 040825-9593 (Reference: Water Services-Apr 2025.) Invoice: 040825-9592 (Reference:	2,382.78		65,058.55
4/21/2025	100524	City of Tampa Utilities	Invoice: 040825-9595 (Reference: Water Services-Apr 2025.) Invoice: 040825-9594 (Reference:	80.41		64,978.14
4/22/2025	100525	Star Environmental, Inc	Invoice: 77983 (Reference: Monthly lift station 1 Mar31,2025.) Invoice: 77952 (Reference: Month	170.00		64,808.14
4/22/2025	619	Constant Contacts	approved by Joe Gibson-normally paid by debit card	52.00		64,756.14
4/22/2025	620	Finemark National Bank & Trust	May 1 loan payment	147,875.00		-83,118.86
4/22/2025	621		Checks 100519 and 100517 returned due to signature		3,250.00	-79,868.86
4/22/2025	621		Checks 100519 and 100517 returned due to signature	3,250.00		-83,118.86
4/22/2025	621		Checks 100519 and 100517 returned due to signature		557.27	-82,561.59
4/22/2025	621		Checks 100519 and 100517 returned due to signature	557.27		-83,118.86
4/23/2025	100526	Ashe Glass & Mirror, Inc.	Invoice: 24243 Deposit (Reference: 1/4" Clear Tempered Glass replacement.)	2,237.50		-85,356.36
4/23/2025	100527	Bandu LLC	Invoice: INV0417 (Reference: April pool service.)	3,250.00		-88,606.36
4/23/2025	100528	CIO Technology Solutions, inc	Invoice: 35378-MSP (Reference: Agreement Recurring.)	557.27		-89,163.63
4/23/2025	100529	Holiday GOO	Invoice: 21428 (Reference: 2 PK Candy filled plastic Eggs.)	424.50		-89,588.13
4/23/2025	100530	Custom Reserves LLC	Invoice: F1341.25 (Reference: Final Payment - Due upon receipt of the Reserve Study as agreed t	2,350.00		-91,938.13
4/23/2025	100531	HD Supply Facilities Maintenance, LTI	Invoice: 1804582011 (Reference: PAYMENT DISCREPANCY-UNKNOWN.) Invoice: 923559794	628.17		-92,566.30
4/23/2025	100532	Servicore Window Cleaning	Invoice: 20173076 (Reference: Window Cleaning-Quarterly Cleaning of Exterior Windows.)	825.00		-93,391.30
4/24/2025	042425ach2	ADP.	BOS MTG	676.50		-94,067.80
4/24/2025	100533	Joe Gibson	Invoice: 041025- (Reference: paid for district expense out of pocket.) Invoice: 041425- (Refere	511.38		-94,579.18
4/25/2025	100534	Kai Connected, LLC	Invoice: 4519 (Reference: Professional Management Services-April.)	5,833.33		-100,412.51

4/25/2025	100535	Gate Tech Inc.	Invoice: 166124 (Reference: DKS Cellular Monthly Charge-April.)	57.44		-100,469.95
4/25/2025	100536	Steadfast Alliance, LLC	Invoice: SA-11117 (Reference: Routine Aquatic Maintenance (Pond Spraying) for the month dated	4,800.00		-105,269.95
4/28/2025	042825ACH1	Tampa Electric	Reference: 12027 Cory Lake Blvd March 11, 2025 - April 08, 2025	317.70		-105,587.65
4/28/2025	042825ACH	Tampa Electric	Reference: 11589 Cory Lake BL March 11, 2025 - April 08, 2025	189.27		-105,776.92
4/28/2025	100537	Business Observer	Invoice: 25-00950H (Reference: notice of board meeting and closed session of the board of superv	100.63		-105,877.55
4/28/2025	100538	HD Supply Facilities Maintenance, LTI	Invoice: 9235758930 (Reference: Inndura 3-hole poly slash jacket.) Invoice: 9235758929 (Refere	309.44		-106,186.99
4/29/2025	042925ACH1	Frontier Communications	Reference: Frontier-Communication.	190.98		-106,377.97
4/29/2025	042925ACH2	Frontier Communications	Reference: Frontier-Communication.	135.98		-106,513.95
4/29/2025	042925ACH3	Frontier Communications	Reference: Frontier-Communication.	190.98		-106,704.93
4/29/2025	042925ACH	Frontier Communications	Reference: Frontier-Communication.	270.98		-106,975.91
4/30/2025			Deposit		749.98	-106,225.93
4/30/2025	100539	A Party To Remember LLC	Invoice: 1636 (Reference: DJ back to school Bash.)	455.00		-106,680.93
4/30/2025	100540	Bandu LLC	Invoice: INV0442 (Reference: May pool service.) Invoice: INV0443 (Reference: Black algae treat	4,350.00		-111,030.93
4/30/2025	100541	Ashe Glass & Mirror, Inc.	Invoice: 24469 (Reference: /4" Clear Tempered Glass 30-3/4*58 1/2 seamed edges.)	183.44		-111,214.37
4/30/2025	100542	Envera Systems	Invoice: 752361 (Reference: Gate Access Entrance#1.) Invoice: 752359 (Reference: Gate Acces	3,134.45		-114,348.82
4/30/2025	100543	JCS Investigations	Invoice: 104 (Reference: CDD Facilities and Administration-April.)	7,479.60		-121,828.42
4/30/2025	100544	Sunshine Cleaning Crew LLC	Invoice: 1011 (Reference: April Cleaning Services (7-days.week).)	2,750.00		-124,578.42
4/30/2025	100545	Signarama Oldsmar	Invoice: INV-1621 (Reference: Refurbishment Monument sign + Installation.)	1,500.00		-126,078.42
4/30/2025	100546	HD Supply Facilities Maintenance, LTI	Invoice: 9235820800 (Reference: 42 Gal 2.5 Mil Trash Bag 50/Pkg-US,55-60 Gal 6.0 Mil Trash Ba	696.92		-126,775.34
4/30/2025	622		check 100518 reissued - was returned due to signature		424.50	-126,350.84
4/30/2025	622		check 100518 reissued - was returned due to signature	424.50		-126,775.34
4/30/2025			Funds Transfer		200,000.00	73,224.66
4/30/2025				199,198.42	204,981.75	73,224.66

**Cory Lakes Community Development District
Budget Variance Report
4/30/2025**

	ADOPTED BUDGET	YTD BUDGET	YTD ACTUAL	YTD VARIANCE FAV (UNFAV)	Notes
Payroll services	600	350	2,046	(1,696)	ADP is billing average of \$225 per month. This is in excess of budget
District management	70,000	40,833	41,801	(967)	December meeting over 3 hours
Legal - general counsel	15,000	8,750	21,744	(12,994)	Direct amount billed to Straley Robin Vericker Direct amount billed from City of Tampa Utilities. December bills were approx \$2500 more than average. The average bill, with exception of higher than normal December bills, is \$2600 per month which exceeds total budget
Water, sewer & irrigation	24,975	14,569	20,471	(5,902)	
Solid waste removal	9,439	5,506	6,070	(564)	Direct amount billed from WM Corp Services - timing difference two bills entered for Oct Admin services changed to JCS Investigations. First bill in Feb exceeded prior employee's monthly gross pay and 100% billed to admin (Subsequent bills were broken out per labor code).
Office administrator	68,237	39,805	44,016	(4,211)	
Beach club office equipment	4,500	2,625	3,888	(1,263)	\$1015 paper towels and sanitizing wipes; \$430 equipment damage surcharge Multiple invoices from Landscape Maintenance Professionals for clean up of trees off of property and stump grinding
Tree removal, replacement and maintenance	24,000	14,000	18,122	(4,122)	
Irrigation - maintenance	7,500	4,375	6,664	(2,289)	Hawkins Service Superflo VSP \$2786
Monuments & signs	4,000	2,333	9,536	(7,203)	6 Stop signs \$3030; 3 signs \$1807; repair signs from Hurricane Milton \$1411; refurbish monument sign Average bill \$2650 per month for cleaning to Sunshine cleaning which exceeds budget; \$4129 window and exterior cleaning
Cleaning	27,560	16,077	23,114	(7,037)	
Security gate maintenance & repair	5,000	2,917	12,638	(9,721)	Replacement motor pulley for mega arm \$882; \$2028 LED lighted folding arm; \$1662 gear box for mega arm; \$1087 installation of 15' lighted arm and multiple other smaller invoices to Gate Tech Inc.
Pool maintenance	25,500	14,875	22,478	(7,603)	Monthly pool service increased from \$1725 with Suncoast to \$3250 with Bandu
Insurance: worker's compensation	5,500	5,500	5,625	(125)	Amount due with work comp FY24 audit
Beach club gym supplies	19,000	11,083	11,366	(283)	Multiple small invoices mostly from HD supply
Community events supplies	18,000	10,500	12,153	(1,653)	\$8100 to A Party 2 Remember for 2 events - Oct and Apr
Capital reinvestment note 2022 repayment	152,000	152,000	153,315	(1,315)	Interest

Cory Lakes

Community Development District

EXHIBIT

22

AGENDA

Type	Date	Num	Name	Memo	Split	Debit	Credit	Balance
1001000 · Cash BU - Operating 5451								108901.25
Bill Pmt -Check	10/1/2024	100299	US Bank Equipment Finance	Invoice: 538359183 (Reference: Contract # 500-0666087-000.)	1200000 · Accounts Payable		147.56	108753.69
Bill Pmt -Check	10/2/2024	100300	Kai Connected, LLC	Professional Management Monthly Services	1200000 · Accounts Payable		5833.33	102920.36
Check	10/3/2024	1005	Cory Lakes CDD C/O US Bank	FY24 Tax collections DS 2013	1207001 · Due to DS 2013		8926.9	93993.46
Bill Pmt -Check	10/3/2024	100301	JCS Investigations	Security at cross creek, morris bridge gate and pool guard	1200000 · Accounts Payable		37440	56553.46
Bill Pmt -Check	10/4/2024	100302	Landscape Maintenance Professionals, Inc.	Invoice: 186066 (Reference: Annuals - Summer Mix.) Invoice: 186882 (Reference: Monthly lawn M...	1200000 · Accounts Payable		31438.53	25114.93
Bill Pmt -Check	10/4/2024	100303	FL-Air Heating & Cooling	Invoice: 20735 (Reference: Demo & Tear out of existing hvac in gym/north side (2)5 tons & ductwo...	1200000 · Accounts Payable		1750	23364.93
Bill Pmt -Check	10/4/2024	100304	Steadfast Environmental, LLC	Routine Aquatic Maintenance (Pond Spraying)	1200000 · Accounts Payable		4800	18564.93
Bill Pmt -Check	10/4/2024	100424ACH	ADP.	PR Processing Fee-BOS	1200000 · Accounts Payable		61.87	18503.06
Bill Pmt -Check	10/7/2024	100306	City of Tampa Utilities	Invoice: 9588- 9/24 (Reference: 10441 Cory Lake DR.) Invoice: 9589-9/24 (Reference: 10907 Cor...	1200000 · Accounts Payable		2512.15	15990.91
Bill Pmt -Check	10/7/2024	100307	City of Tampa Utilities	Invoice: 0809-9/24 (Reference: 1540 INTERNATIONAL PKWY STE 2000.) Invoice: 0810-9/24 (Referen...	1200000 · Accounts Payable		460.87	15530.04
Bill Pmt -Check	10/7/2024	100305	Tampa S.W.A.P	Gym Drywall/mud/finish/ & Paint Deposit for Corey Lakes	1200000 · Accounts Payable		3850	11680.04
Bill Pmt -Check	10/8/2024	100308	Verizon	Invoice: 9974540992 (Reference: Monthly service 8/23- 9/22.)	1200000 · Accounts Payable		221.06	11458.98
Bill Pmt -Check	10/8/2024	100309	Suncoast Pool Service Inc	Invoice: 10631 (Reference: Swimming pool and fountain service, Operational checks of pumps and f...	1200000 · Accounts Payable		1725	9733.98
Bill Pmt -Check	10/8/2024	100310	HD Supply Facilities Maintenance, LTD	Invoice: 9229962553 (Reference: Fido Baggies Pet waste Liners 50/Pkg-CN.) Invoice: 9229873402...	1200000 · Accounts Payable		765.94	8968.04
Bill Pmt -Check	10/9/2024	100311	WM Corp Services, Inc	Invoice: 0084799-2206-7 (Reference: Waste Management Services.)	1200000 · Accounts Payable		583.79	8384.25
Bill Pmt -Check	10/11/2024	101124ACH	Charter Communications	Reference: 10441 Cory lake Dr 9/14/24- 10/13/24	1200000 · Accounts Payable		918.48	7465.77
Transfer	10/11/2024			Funds Transfer	1101004 · Money Market BU 4004	150000		157465.77
Bill Pmt -Check	10/11/2024	101124PR	ADP.	10/11/24 PR	1200000 · Accounts Payable		6666.99	150798.78
Bill Pmt -Check	10/11/2024	101124ACH	ADP.	PR Processing Fee	1200000 · Accounts Payable		134.77	150664.01
Bill Pmt -Check	10/15/2024	100312	Navitas Credit Corp	Reference: Contract payment. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceView...	1200000 · Accounts Payable		901.39	149762.62
Bill Pmt -Check	10/15/2024	100313	ADA Site Compliance LLC	Reference: Compliance Shield, Accessibility Policy, Technological Audit. https://clientname(FIL...	1200000 · Accounts Payable		210	149552.62
Bill Pmt -Check	10/16/2024	100314	Bay 2 Bay Plumbing & Drains LLC	Invoice: 2794 (Reference: Garbage Disposal.)	1200000 · Accounts Payable		625	148927.62
Bill Pmt -Check	10/16/2024	100315	Landscape Maintenance Professionals, Inc.	Invoice: 187261 (Reference: Remove Pine tree leaning towards the back of the house.)	1200000 · Accounts Payable		400	148527.62
Bill Pmt -Check	10/16/2024	101624ACH1	Frontier Communications	Reference: Frontier-Communication.	1200000 · Accounts Payable		195.69	148331.93
Bill Pmt -Check	10/17/2024	100316	Fitness Services of Florida, Inc.	Invoice: 29011 (Reference: Monthly Preventative Maintenance service for all cardio and strength ...	1200000 · Accounts Payable		300	148031.93
Bill Pmt -Check	10/17/2024	100317	Gate Tech Inc.	Invoice: 162312 (Reference: Replacement belt for CSW200 with battery backup.) Invoice: 163011...	1200000 · Accounts Payable		786.66	147245.27
Bill Pmt -Check	10/18/2024	101824ACH	Tampa Electric	Reference: Summary Bill account.	1200000 · Accounts Payable	26306.94		120938.33
Bill Pmt -Check	10/21/2024	100318	Illuminations Holiday Lighting	Invoice: 32924 (Reference: Christmas Lighting Invoice for Cory Lake Isles.)	1200000 · Accounts Payable		29475	91463.33
Bill Pmt -Check	10/21/2024	100319	Solitude Lake Management	Invoice: PSI100899 (Reference: Early Termination Fee- Cory Lakes CDD Lake ALL.)	1200000 · Accounts Payable		7844	83619.33
Bill Pmt -Check	10/21/2024	100320	FL-Air Heating & Cooling	Invoice: 20746 (Reference: HVAC Equipment - 5 Ton Heat Pump Rheem 2 Stage 14.3 Seer2.)	1200000 · Accounts Payable		30126	53493.33
Bill Pmt -Check	10/21/2024	100321	Sunshine Cleaning Crew LLC	Invoice: 1004 (Reference: October Cleaning Services.)	1200000 · Accounts Payable		2125	51368.33
Bill Pmt -Check	10/21/2024	100322	Architectural Fountains, Inc	VOID: Invoice: 10032411E (Reference: SERVICE CALL TO RESET BREAKER ON FOUNTAIN #1.) Invoice: ...	1200000 · Accounts Payable	0		51368.33
Bill Pmt -Check	10/23/2024	100323	A H Zehra Quadri & Syed Hussaini	Invoice: 1022024-1 (Reference: Refund of rental fee and deposit.)	1200000 · Accounts Payable		850	50518.33
Bill Pmt -Check	10/23/2024	100324	Landscape Maintenance Professionals, Inc.	Invoice: 187374 (Reference: Cleanup of property including cutting and stacking trees and palms r...	1200000 · Accounts Payable		3810	46708.33
Bill Pmt -Check	10/23/2024	100325	Envera Systems	Invoice: 00086732 (Reference: Work performed for Adjusting camera.)	1200000 · Accounts Payable		127	46581.33
Bill Pmt -Check	10/23/2024	100326	Lakshmi Praveena Bobba	Invoice: 10222024 (Reference: Refund of Secunty deposit.)	1200000 · Accounts Payable		400	46181.33
Transfer	10/25/2024			Funds Transfer	1001002 · MMK Bank United 5435	125000		171181.33
General Journal	10/25/2024	607	Strongroom - Avidpay	ck # 100320 was ACH vendor was unable to retrieve. Wired funds 10/25 MG-this AR ensures funds ar...	1115000 · Account Receivable		30126	141055.33
Bill Pmt -Check	10/25/2024	102524ACH2	ADP.	BOS MTG	1200000 · Accounts Payable		891.8	140163.53
Bill Pmt -Check	10/25/2024	102524ACH4	ADP.	10/25/24 PR	1200000 · Accounts Payable		6014.03	134149.5
Bill Pmt -Check	10/25/2024	1125	Cynthia McIntrye		1200000 · Accounts Payable		184.7	133964.8
Bill Pmt -Check	10/28/2024	100327	City of Tampa Utilities	Invoice: 0805-10/24 (Reference: Water Services.) Invoice: 0806-10/24 (Reference: Water Servic...	1200000 · Accounts Payable		2322.39	131642.41
Bill Pmt -Check	10/28/2024	100328	City of Tampa Utilities	Invoice: 9598-10/24 (Reference: Water Services.) Invoice: 9599-10/24 (Reference: Water Servic...	1200000 · Accounts Payable		16.12	131626.29
Bill Pmt -Check	10/29/2024	102924ACH	Frontier Communications	Reference: Frontier-Communication.	1200000 · Accounts Payable		190.98	131435.31
Bill Pmt -Check	10/29/2024	102924ACH1	Frontier Communications	Reference: Frontier-Communication.	1200000 · Accounts Payable		135.98	131299.33
Bill Pmt -Check	10/29/2024	102924ACH2	Frontier Communications	Reference: Frontier-Communication.	1200000 · Accounts Payable		190.98	131108.35
Bill Pmt -Check	10/29/2024	102924ACH3	Frontier Communications	Reference: Frontier-Communication.	1200000 · Accounts Payable		270.98	130837.37
Bill Pmt -Check	10/30/2024	100329	Egis Insurance Advisors LLC	Invoice: 25841 (Reference: Florida Insurance Alliance.)	1200000 · Accounts Payable		65959	64878.37
Bill Pmt -Check	10/30/2024	103024ACH	Tampa Electric	Reference: 12027 Cory Lake Blvd 9/10/24- 10/8/24	1200000 · Accounts Payable		1043.49	63834.88
Bill Pmt -Check	10/30/2024	103024ACH1	Tampa Electric	Reference: 11589 Cory Lake BL 9/10/24- 10/8/24	1200000 · Accounts Payable		1177.72	62657.16
Bill Pmt -Check	10/30/2024	100331	FL-Air Heating & Cooling	OEM Condenser Fan Motor	1200000 · Accounts Payable		1179	61478.16
Bill Pmt -Check	10/30/2024	100332	Sunshine Cleaning Crew LLC	Removal of all drywall dust inside windows,mirrors,walls,ceiling fans & gym equip.	1200000 · Accounts Payable		360	61118.16
Bill Pmt -Check	10/30/2024	100333	Landscape Maintenance Professionals, Inc.		1200000 · Accounts Payable		37150.37	23967.79
Bill Pmt -Check	10/30/2024	100334	Dixie Safe & Lock Inc	Install Dead Boct AMP	1200000 · Accounts Payable		209	23758.79
Bill Pmt -Check	10/31/2024	100340	Architectural Fountains, Inc	VOID: Service call to check fountain at T-Road, replaced 45MFD capacitor on 9/24/2024.	1200000 · Accounts Payable	0		23758.79
Bill Pmt -Check	10/31/2024	100338	A Party To Remember LLC	Special Event	1200000 · Accounts Payable		4015.05	19743.74
Bill Pmt -Check	10/31/2024	100336	Boring Inc	Konica/ C258	1200000 · Accounts Payable		210.86	19532.88
Bill Pmt -Check	10/31/2024	100344	Brick Paving Systems Inc.	Repaired depressed area of paver road with cuts	1200000 · Accounts Payable		525	19007.88
Bill Pmt -Check	10/31/2024	100335	Envera Systems	Entrance #1	1200000 · Accounts Payable		3340	15667.88
Bill Pmt -Check	10/31/2024		WIRE Finemark National Bank & Trust	Interest Paid-Check not received-stopped payment and sent a wire	1200000 · Accounts Payable		12833.33	2834.55
Bill Pmt -Check	10/31/2024	100342	HD Supply Facilities Maintenance, LTD	1 ply mlt ftd papr twls,Vinyl Ele,mlt Trash bag,emmotion roll towel	1200000 · Accounts Payable		662.32	2172.23
Bill Pmt -Check	10/31/2024	100339	Star Environmental, Inc		1200000 · Accounts Payable		170	2002.23
Bill Pmt -Check	10/31/2024	100343	US Bank Equipment Finance	Contract payment-Prop Damage surcharge	1200000 · Accounts Payable		26.02	1976.21
Bill Pmt -Check	10/31/2024	100337	WM Corp Services, Inc	Waste Management Services	1200000 · Accounts Payable		783.79	1192.42
Bill Pmt -Check	10/31/2024	100330	Florida Dept of Economic Opportunity	Annual District Filing Fee	1200000 · Accounts Payable		175	1017.42
Deposit	10/31/2024			Deposit	1363097 · Bar Code Access	495.25		1512.67
Bill Pmt -Check	11/1/2024	110124ACH	ADP.	PR Processing Fee-BOS	1200000 · Accounts Payable		63.93	1448.74

Transfer	11/4/2024		Funds Transfer	1001002 - MMK Bank United 5435	125000	126448.74
Bill Pmt -Check	11/5/2024	110524ACH5 Charter Communications	Reference: 10441 Cory lake Dr 10/1/24- 10/14/24	1200000 - Accounts Payable		919.28 125529.46
Bill Pmt -Check	11/5/2024	100347 JCS Investigations	Invoice: 4 (Reference: Security at cross creek, morris bridge gate and pool guard.)	1200000 - Accounts Payable		38520 87009.46
Bill Pmt -Check	11/5/2024	100345 Landscape Maintenance Professionals, Inc.		1200000 - Accounts Payable		2580 84429.46
Bill Pmt -Check	11/5/2024	100346 Kai Connected, LLC	Professional Management Monthly Services	1200000 - Accounts Payable		5833.33 78596.13
Bill Pmt -Check	11/7/2024	100348 Kai	Invoice: 19720 (Reference: Contingency Joseph O'Reilly Background.)	1200000 - Accounts Payable		87.36 78508.77
Bill Pmt -Check	11/7/2024	100349 Navitas Credit Corp	Invoice: 110424-4119 (Reference: Contract payment.)	1200000 - Accounts Payable		901.39 77607.38
Bill Pmt -Check	11/7/2024	100350 Verizon	Invoice: 9976976821 (Reference: Monthly service 9/23- 10/22.)	1200000 - Accounts Payable		221.37 77386.01
Bill Pmt -Check	11/7/2024	100351 Fitness Services of Florida, Inc.	Invoice: 29104 (Reference: Received a request from FSF SO 89275 for parts and repairs.) Invol...	1200000 - Accounts Payable		1267 76119.01
Bill Pmt -Check	11/8/2024	110824ACH ADP.	11/08/24 pr	1200000 - Accounts Payable		7020.29 69098.72
Bill Pmt -Check	11/8/2024	110824ACH ADP.	PR Processing Fee	1200000 - Accounts Payable		135.43 68963.29
Bill Pmt -Check	11/8/2024	110824ACH ADP.	VOID: 110824PR	1200000 - Accounts Payable	0	68963.29
Bill Pmt -Check	11/12/2024	100352 Straley Robin Vericker	Invoice: 25437 (Reference: Professional Services Rendered Through.)	1200000 - Accounts Payable		976 67987.29
Bill Pmt -Check	11/12/2024	100353 Egis Insurance Advisors LLC	Invoice: 25654 (Reference: Workers Compensation - Renew policy, TRIA EC - Renew policy.)	1200000 - Accounts Payable		3228 64759.29
Bill Pmt -Check	11/12/2024	100354 Landscape Maintenance Professionals, Inc.	Invoice: 188117 (Reference: Replace faulty irrigation controller.) Invoice: 188115 (Reference...	1200000 - Accounts Payable	5041.48	59717.81
Bill Pmt -Check	11/13/2024	100355 Suncoast Pool Service Inc	Invoice: 10695 (Reference: Swimming pool and fountain service, Operational checks of pumps and f...	1200000 - Accounts Payable	1725	57992.81
Bill Pmt -Check	11/13/2024	100356 Fitness Services of Florida, Inc.	Invoice: 29117 (Reference: Monthly Preventative Maintenance service Oct24.)	1200000 - Accounts Payable	300	57692.81
Bill Pmt -Check	11/13/2024	100357 Gate Tech Inc.	Invoice: 163952 (Reference: Service call Area-2.) Invoice: 163950 (Reference: Replacement mot...	1200000 - Accounts Payable	1247.2	56445.61
Bill Pmt -Check	11/13/2024	100358 Landscape Maintenance Professionals, Inc.	Invoice: 188241 (Reference: Cleanup of property including cutting and stacking trees and palms r...	1200000 - Accounts Payable	1250	55195.61
Bill Pmt -Check	11/13/2024	100360 Steadfast Environmental, LLC	Invoice: SE-25340 (Reference: FEMA Debris Monior Services - Quantification of vegetative debris ...	1200000 - Accounts Payable	2040	53155.61
Bill Pmt -Check	11/13/2024	100361 Envera Systems	Entrance #1	1200000 - Accounts Payable	3340	49815.61
Bill Pmt -Check	11/13/2024	100359 HD Supply Facilities Maintenance, LTD		1200000 - Accounts Payable	879.3	48936.31
Bill Pmt -Check	11/13/2024	111324ACH Tampa Electric	Reference: Summary Bill account.	1200000 - Accounts Payable	25897.37	23038.94
Bill Pmt -Check	11/13/2024	111324ACH1 Frontier Communications	Reference: Frontier-Communication.	1200000 - Accounts Payable	196.56	22842.38
Transfer	11/14/2024		VOID: Funds Transfer	1001002 - MMK Bank United 5435	150000	172842.38
Bill Pmt -Check	11/15/2024	100362 City of Tampa Utilities		1200000 - Accounts Payable	2763.66	170078.72
Bill Pmt -Check	11/15/2024	100363 City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1200000 - Accounts Payable	155.34	169923.38
Bill Pmt -Check	11/18/2024	100364 Electro Mechanic Industries,DBA Vermana	Invoice: 843785 (Reference: FIBERGLASS REPAIR ON TOP OF SLIDE TO FIX CRACK.) Invoice: 843786 ...	1200000 - Accounts Payable	7600	162323.38
Bill Pmt -Check	11/21/2024	112124ACH Tampa Electric	Reference: 12027 Cory Lake Blvd 10/09/24- 11/07/24	1200000 - Accounts Payable	676.32	161647.06
Bill Pmt -Check	11/21/2024	112124ACH1 Tampa Electric	Reference: 11589 Cory Lake BL 10/09/24- 11/07/24	1200000 - Accounts Payable	1047.36	160599.7
Bill Pmt -Check	11/22/2024	112224ACH ADP.		11/22/2024 1200000 - Accounts Payable	6042.96	154556.74
Bill Pmt -Check	11/23/2024	072624ACH Cynthia McIntrye	VOID: BOS MTG 7-25-24	1200000 - Accounts Payable	0	154556.74
Bill Pmt -Check	11/27/2024	112724ACH Frontier Communications	Reference: Frontier-Communication.	1200000 - Accounts Payable	190.98	154365.76
Bill Pmt -Check	11/27/2024	112724ACH1 Frontier Communications	Reference: Frontier-Communication.	1200000 - Accounts Payable	135.98	154229.78
Bill Pmt -Check	11/27/2024	112724ACH2 Frontier Communications	Reference: Frontier-Communication.	1200000 - Accounts Payable	190.98	154038.8
Bill Pmt -Check	11/27/2024	112724ACH3 Frontier Communications	Reference: Frontier-Communication.	1200000 - Accounts Payable	270.98	153767.82
General Journal	11/27/2024	607R Strongroom - Avidpay	ck # 100320 was ACH vendor was unable to retrieve. Wired funds 10/25 MG-this AR ensures funds ar...	1115000 - Account Receivable	30126	183893.82
Bill Pmt -Check	11/27/2024	1126 Cynthia McIntrye		1200000 - Accounts Payable	184.7	183709.12
Deposit	11/30/2024		Deposit	1363097 - Bar Code Access	415.55	184124.67
General Journal	11/30/2024	608	immaterial difference payroll	1361001 - Interest Earnings - GF	0.02	184124.65
Bill Pmt -Check	12/2/2024	100365 CIO Technology Solutions, inc	Invoice: 34433-MSP (Reference: Agreement Recurring.)	1200000 - Accounts Payable	557.27	183567.38
Bill Pmt -Check	12/3/2024	120324ACH Charter Communications	Reference: 10441 Cory lake Dr 11/14/24- 12/13/24	1200000 - Accounts Payable	919.28	182648.1
Bill Pmt -Check	12/3/2024	100366 U.S. BANK	Invoice: 7515930 (Reference: Trustee Fees.)	1200000 - Accounts Payable	3555.75	179092.35
Bill Pmt -Check	12/3/2024	100367 Access Central Inc	Invoice: 83854 (Reference: 300 Barcodes FC8 starting at 17101 at Beach Club.)	1200000 - Accounts Payable	2135.2	176957.15
Bill Pmt -Check	12/3/2024	100368 Welch Tennis Courts, Inc.	Invoice: 78778 (Reference: Deluxe PickleBall Replacement Net.)	1200000 - Accounts Payable	153.98	176803.17
Bill Pmt -Check	12/3/2024	100369 CIO Technology Solutions, inc	Invoice: 34611-MSP (Reference: Agreement Recurring.)	1200000 - Accounts Payable	662.27	176140.9
General Journal	12/5/2024	619	ADP cleared bank but not in QB plus immaterial penny difference	1511001 - P/R - Board of Supervisors	461.21	175679.69
Bill Pmt -Check	12/6/2024	100370 Star Environmental, Inc	Invoice: 76365 (Reference: Monthly lift station 11/1- 11/31.) Invoice: 76634 (Reference: Mont...	1200000 - Accounts Payable	340	175339.69
Bill Pmt -Check	12/6/2024	100371 Pye Barker Fire & Safety Inc	Invoice: IV00335568 (Reference: Maint Rest One Tank Sys.)	1200000 - Accounts Payable	716.5	174623.19
Bill Pmt -Check	12/6/2024	100372 HD Supply Facilities Maintenance, LTD	Invoice: 9231310406 (Reference: Sanitizing wet gym wipe.) Invoice: 9231352134 (Reference: San...	1200000 - Accounts Payable	1762.44	172860.75
Bill Pmt -Check	12/6/2024	100373 WM Corp Services, Inc	Invoice: 0100222-2206-0 (Reference: Waste Management Services.)	1200000 - Accounts Payable	783.79	172076.96
Bill Pmt -Check	12/6/2024	100374 Gate Tech Inc.	Invoice: 163902 (Reference: DKS Cellular Monthly Charge.)	1200000 - Accounts Payable	54.94	172022.02
Bill Pmt -Check	12/6/2024	100375 Olin Plumbing Inc.	Invoice: I-40235-1 (Reference: Backflow Testing.)	1200000 - Accounts Payable	75	171947.02
Bill Pmt -Check	12/6/2024	120624ACH ADP.	12-6-24 pr	1200000 - Accounts Payable	6616.6	165330.42
Bill Pmt -Check	12/9/2024	100376 Signarama Oldsmar	Reference: Posts Installation 6 Stop Signs. https://clientname(FILLIN).payableslockbox.com/DocV...	1200000 - Accounts Payable	295	165035.42
Bill Pmt -Check	12/9/2024	12924ach ADP.	BOS MTG	1200000 - Accounts Payable	215.3	164820.12
Bill Pmt -Check	12/10/2024	100377 Kai Connected, LLC	Invoice: 4218 (Reference: Professional Management Services Monthly.)	1200000 - Accounts Payable	5833.33	158986.79
Transfer	12/11/2024		Funds Transfer	1001002 - MMK Bank United 5435	200000	358986.79
Transfer	12/12/2024		VOID: Funds Transfer	1001005 - Reserved for Weir project	0	358986.79
Bill Pmt -Check	12/12/2024	121224WIRE Brick Paving Systems Inc.	Repaired depressed area of paver road with cuts	1200000 - Accounts Payable	6984	352002.79
Bill Pmt -Check	12/12/2024	100378 A Party To Remember LLC	VOID: Invoice: 1261 (Reference: special Event.)	1200000 - Accounts Payable	0	352002.79
Bill Pmt -Check	12/12/2024	100379 U.S. BANK	Invoice: 542686860 (Reference: Contract payment-Prop Damage surcharge.)	1200000 - Accounts Payable	147.56	351855.23
Bill Pmt -Check	12/12/2024	100381 Suncoast Pool Service Inc	Invoice: 10767 (Reference: Swimming pool and fountain service, Operational checks of pumps and f...	1200000 - Accounts Payable	1725	350130.23
Bill Pmt -Check	12/12/2024	100382 Navitas Credit Corp	Invoice: 120424-4119 (Reference: Contract payment.)	1200000 - Accounts Payable	901.39	349228.84
Bill Pmt -Check	12/12/2024	100383 Landscape Maintenance Professionals, Inc.	Invoice: 188465 (Reference: Irrigation repair completed.) Invoice: 188537 (Reference: MONTHLY...	1200000 - Accounts Payable	28932.68	320296.16
Bill Pmt -Check	12/12/2024	100384 HD Supply Facilities Maintenance, LTD	Invoice: 9231956598 (Reference: High velocity 14"3 speed air circulator-CN.)	1200000 - Accounts Payable	94.99	320201.17
Bill Pmt -Check	12/12/2024	100385 Straley Robin Vericker	Invoice: 25595 (Reference: Professional Services Rendered Through October 31, 2024.)	1200000 - Accounts Payable	2205	317996.17
Bill Pmt -Check	12/12/2024	100386 Sunshine Cleaning Crew LLC	Invoice: 1006 (Reference: Nov cleaning services.)	1200000 - Accounts Payable	2750	315246.17
Bill Pmt -Check	12/12/2024	100387 Signarama Oldsmar	Invoice: INV-1482 (Reference: Posts Installation 6 Stop Signs.)	1200000 - Accounts Payable	2735	312511.17

Bill Pmt -Check	12/12/2024	100388	JCS Investigations	Invoice: 5 (Reference: Security at cross creek, morris bridge gate and pool guard.)	1200000 - Accounts Payable	32640	279871.17
Bill Pmt -Check	12/12/2024	100389	Fitness Services of Florida, Inc.	Invoice: 29212 (Reference: Monthly Preventative Maintenance service Oct24.)	1200000 - Accounts Payable	300	279571.17
Bill Pmt -Check	12/12/2024	100380	Pest2Rest, Inc.		1200000 - Accounts Payable	675	278896.17
General Journal	12/13/2024	616	Olin Plumbing Inc.	payment returned from Strongroom Check # 100375 paid by debit card	1539051 - Building equipment M&R	75	278971.17
Bill Pmt -Check	12/13/2024	121324ACH	ADP.	PR Processing Fee-BOS	1200000 - Accounts Payable	61.87	278909.3
Bill Pmt -Check	12/15/2024	121524WIRE	Dominique Green	Real bearded santa clause & 2 bluetooth speaker	1200000 - Accounts Payable	2645.75	276263.55
Bill Pmt -Check	12/16/2024	121624ACH	Tampa Electric	Reference: Summary Bill account.	1200000 - Accounts Payable	25762.54	250501.01
Bill Pmt -Check	12/16/2024	121624ACH1	Tampa Electric	Reference: 11589 Cory Lake BL 11/08/24- 12/10/24	1200000 - Accounts Payable	1118.49	249382.52
Bill Pmt -Check	12/16/2024	121624ACH2	Tampa Electric	Reference: 12027 Cory Lake Blvd 11/08/24- 12/09/24	1200000 - Accounts Payable	757.55	248624.97
Bill Pmt -Check	12/16/2024	100390	Verizon	Monthly service 9/23- 10/22	1200000 - Accounts Payable	221.37	248403.6
Bill Pmt -Check	12/16/2024	100392	Evans Custom Docks Inc	Repair the floating dock ramp	1200000 - Accounts Payable	1750	246653.6
Bill Pmt -Check	12/16/2024	100393	CIO Technology Solutions, inc	Agreement Recurring	1200000 - Accounts Payable	557.27	246096.33
Bill Pmt -Check	12/16/2024	100394	Air Masters of Tampa Bay, Inc.	Snooker Ice machine,water valve	1200000 - Accounts Payable	334	245762.33
Bill Pmt -Check	12/16/2024	100391	HD Supply Facilities Maintenance, LTD		1200000 - Accounts Payable	356.74	245405.59
Bill Pmt -Check	12/16/2024	121624ACH3	Frontier Communications	Reference: Frontier-Communication.	1200000 - Accounts Payable	196.56	245209.03
Transfer	12/16/2024			Funds Transfer	1001001 - Debit Card BU - Op. 7713	5000	240209.03
Bill Pmt -Check	12/20/2024	122024ACH	ADP.	VOID: 12-20-24 pr	1200000 - Accounts Payable	0	240209.03
Bill Pmt -Check	12/20/2024	122024ach	ADP.	12-20-24 pr	1200000 - Accounts Payable	6203.66	234005.37
Bill Pmt -Check	12/20/2024	122024ACH	ADP.	PR Processing Fee-BOS	1200000 - Accounts Payable	56.91	233948.46
Bill Pmt -Check	12/20/2024	122024ACH2	ADP.	PR Processing Fee-	1200000 - Accounts Payable	135.1	233813.36
Bill Pmt -Check	12/26/2024	100396	Sunshine Cleaning Crew LLC	Invoice: 1007 (Reference: December Cleaning Services (7-days).)	1200000 - Accounts Payable	2750	231063.36
Bill Pmt -Check	12/26/2024	100397	Signarama Oldsmar	Invoice: INV-1512 (Reference: ACM material 6mm thick rounded corners 3 signs.) Invoice: INV-1...	1200000 - Accounts Payable	3893.85	227169.51
Bill Pmt -Check	12/26/2024	100399	Gate Tech Inc.	Invoice: 164285 (Reference: DSK Cellular Monthly Charge..)	1200000 - Accounts Payable	67.44	227102.07
Bill Pmt -Check	12/26/2024	100398	Kai Connected, LLC	Reference: Professional Management Services Monthly. https://clientname(FILLIN).payableslockbox...	1200000 - Accounts Payable	461	226641.07
Bill Pmt -Check	12/26/2024	100395	City of Tampa Utilities		1200000 - Accounts Payable	4901.24	221739.83
Deposit	12/26/2024			Deposit	-SPLIT-	900	222639.83
Deposit	12/26/2024			Deposit	-SPLIT-	700	223339.83
Deposit	12/26/2024			Deposit	-SPLIT-	830	224169.83
General Journal	12/26/2024	618		Prior mgmt co charged fees to Breeze account. Shima contacted Lucy Martel.	1131001 - Accounts Receivable Other (UP)	1027.5	223142.33
Bill Pmt -Check	12/27/2024	122724ACH	Frontier Communications	Reference: Frontier-Communication.	1200000 - Accounts Payable	270.98	222871.35
Bill Pmt -Check	12/27/2024	122724ACH1	Frontier Communications	Reference: Frontier-Communication.	1200000 - Accounts Payable	190.98	222680.37
Bill Pmt -Check	12/27/2024	122724ACH2	Frontier Communications	Reference: Frontier-Communication.	1200000 - Accounts Payable	135.98	222544.39
Bill Pmt -Check	12/27/2024	122724ACH3	Frontier Communications	Reference: Frontier-Communication.	1200000 - Accounts Payable	190.98	222353.41
Bill Pmt -Check	12/30/2024	100400	Steadfast Environmental, LLC	Invoice: SE-25324 (Reference: Routine Aquatic Maintenance (Pond Spraying).) Invoice: SE-25490...	1200000 - Accounts Payable	9600	212753.41
Bill Pmt -Check	12/30/2024	100402	Landscape Maintenance Professionals, Inc.		1200000 - Accounts Payable	5864.3	206889.11
Bill Pmt -Check	12/30/2024	100401	Gate Tech Inc.		1200000 - Accounts Payable	3959.52	202929.59
Deposit	12/31/2024			Deposit	6517720 - Interest Investments- 2017 Note	7393.75	210323.34
Deposit	12/31/2024			Deposit	1363097 - Bar Code Access	638.41	210961.75
Bill Pmt -Check	1/3/2025	010325ACH8	Charter Communications	Reference: 10441 Cory lake Dr 12/14/24- 01/13/25	1200000 - Accounts Payable	919.28	210042.47
Bill Pmt -Check	1/3/2025	010325ACH1	ADP.	01/-03-25 pr	1200000 - Accounts Payable	6741.91	203300.56
Bill Pmt -Check	1/6/2025	100403	Kai Connected, LLC	Invoice: 4317 (Reference: Professional Management Services.) Invoice: 4350 (Reference: Profes...	1200000 - Accounts Payable	6800.83	196499.73
Bill Pmt -Check	1/6/2025	100404	JCS Investigations	Invoice: 6 (Reference: Security at cross creek, morris bridge gate and pool guard.)	1200000 - Accounts Payable	34080	162419.73
Bill Pmt -Check	1/6/2025	100405	WM Corp Services, Inc	Invoice: 0108370-2206-9 (Reference: Waste Management Services.)	1200000 - Accounts Payable	783.79	161635.94
Bill Pmt -Check	1/6/2025	100406	Steadfast Environmental, LLC	Invoice: SE-26085 (Reference: Routine Aquatic Maintenance (Pond Spraying) for the month dated on...	1200000 - Accounts Payable	4800	156835.94
Bill Pmt -Check	1/6/2025	100407	McMaster-Carr	316 Stainless Steel Washer for 5/8" Screw Size, 0.688" ID, 1.5" OD, Packs of 10	1200000 - Accounts Payable	72.41	156763.53
Bill Pmt -Check	1/7/2025	100408	Gate Tech Inc.	Invoice: 164969 (Reference: DKS Cellular Monthly Charge.)	1200000 - Accounts Payable	54.94	156708.59
Bill Pmt -Check	1/7/2025	100409	Navitas Credit Corp	Reference: Contract payment. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceView...	1200000 - Accounts Payable	901.39	155807.2
Transfer	1/10/2025			Funds Transfer	1001002 - MMK Bank United 5435	200000	355807.2
Bill Pmt -Check	1/10/2025	011025ACH	Tampa Electric	Reference: Summary Bill account.	1200000 - Accounts Payable	25439.48	330367.72
Bill Pmt -Check	1/10/2025	100410	HD Supply Facilities Maintenance, LTD	Invoice: 9232566998 (Reference: Large- Thermostal cover,42 gel 2.5 mil trash bag.) Invoice: 1...	1200000 - Accounts Payable	680.41	329687.31
Bill Pmt -Check	1/10/2025	100411	Brick Paving Systems Inc.	Invoice: CLI-R-111920242 (Reference: Paver street repair.)	1200000 - Accounts Payable	6984	322703.31
Bill Pmt -Check	1/10/2025	100412	Custom Reserves LLC	Invoice: R1341.25 (Reference: Retainer Payment - Site visits are prioritized based on receipt da...	1200000 - Accounts Payable	2350	320353.31
Bill Pmt -Check	1/10/2025	100413	Illuminations Holiday Lighting	Invoice: 321225 (Reference: Christmas Lighting Invoice for Cory Lake Isles.)	1200000 - Accounts Payable	29475	290878.31
Bill Pmt -Check	1/10/2025	100414	Fitness Services of Florida, Inc.	Invoice: 29307 (Reference: Monthly Preventative Maintenance service Oct24.)	1200000 - Accounts Payable	300	290578.31
Bill Pmt -Check	1/10/2025	100415	CIO Technology Solutions, inc	Invoice: 34699-MSP (Reference: Agreement Recurring.)	1200000 - Accounts Payable	557.27	290021.04
Bill Pmt -Check	1/10/2025	100416	Olin Plumbing Inc.	Invoice: I-40235-2 (Reference: Backflow Testing.)	1200000 - Accounts Payable	1252.89	288768.15
Bill Pmt -Check	1/10/2025	100417	Boring Inc	Invoice: 843457 (Reference: Konica/ C258-11/24.)	1200000 - Accounts Payable	68.18	288699.97
Bill Pmt -Check	1/10/2025	100418	IONOS	Invoice: 202053148368 (Reference: Contract: 71894054 - Microsoft 365 Apps for business 1 Lic..)	1200000 - Accounts Payable	12.99	288686.98
Bill Pmt -Check	1/10/2025	100419	Signarama Oldsmar	Invoice: INV-1565 (Reference: Monument Sign.)	1200000 - Accounts Payable	212.5	288474.48
Bill Pmt -Check	1/10/2025	100420	U.S. BANK	Invoice: 544928872 (Reference: Contract payment-Prop Damage surcharge.)	1200000 - Accounts Payable	415.92	288058.56
Bill Pmt -Check	1/10/2025	100421	Servicore Window Cleaning	Invoice: 20173043 (Reference: Window Cleaning.)	1200000 - Accounts Payable	1254	286804.56
Bill Pmt -Check	1/13/2025	100422	Verizon	Invoice: 6101828258 (Reference: Monthly service 11/24- 12/22.)	1200000 - Accounts Payable	442.74	286361.82
Bill Pmt -Check	1/13/2025		Tampa Electric	QuickBooks generated zero amount transaction for bill payment stub	1200000 - Accounts Payable	0	286361.82
Bill Pmt -Check	1/14/2025	011425ACH	Frontier Communications	Reference: Frontier-Communication.	1200000 - Accounts Payable	196.56	286165.26
Bill Pmt -Check	1/16/2025	100423	City of Tampa Utilities	Invoice: 9588-01/25 (Reference: Water Services-Jan 2025.) Invoice: 9589-01/25 (Reference: Wat...	1200000 - Accounts Payable	3409.97	282755.29
Bill Pmt -Check	1/16/2025	100424	Tommy Finch Fencing LLC	Invoice: 16 (Reference: 8'h white vinyl fence repair around dumpster.) Invoice: 15 (Reference...	1200000 - Accounts Payable	10035	277270.29
Bill Pmt -Check	1/16/2025	100425	Gate Tech Inc.	Invoice: 165009 (Reference: Additional Troubleshooting/Service time..) Invoice: 165010 (Refer...	1200000 - Accounts Payable	285	272435.29
Bill Pmt -Check	1/16/2025	100426	Hyoco Distribution Inc	VOID: Paid by Credit card-retumed Invoice: HY250001 (Reference: Freight charges / handling.)	1200000 - Accounts Payable	0	272435.29
Bill Pmt -Check	1/16/2025	100427	Surcoast Pool Service Inc	Invoice: 10839 (Reference: Swimming pool and fountain service, Operational checks of pumps and f...	1200000 - Accounts Payable	1725	270710.29

Bill	Pmt - Check	1/16/2025	100428	Landscape Maintenance Professionals, Inc.	Invoice: 306196 (Reference: Replace plants at center island where car damaged occurred.)	1200000 - Accounts Payable	168.4	270541.89
Bill	Pmt - Check	1/16/2025	100429	Brick Paving Systems Inc.	Invoice: CLI-R-1820251 (Reference: days trip charge with a 3-man crew, Crushed concrete base and ...	1200000 - Accounts Payable	7639.5	262902.39
Bill	Pmt - Check	1/16/2025	100430	Straley Robin Vericker	Invoice: 25818 (Reference: Professional Services Rendered Through November 30, 2024.)	1200000 - Accounts Payable	5560.5	257341.89
Bill	Pmt - Check	1/16/2025	100431	Signarama Oldsmar	Invoice: INV-1569 (Reference: Replant and Straighten Pole and Sign.)	1200000 - Accounts Payable	250	257091.89
Bill	Pmt - Check	1/17/2025	011725ACH	ADP.	01-17-25 pr	1200000 - Accounts Payable	6476.46	250615.43
Bill	Pmt - Check	1/17/2025	011725ACH1	ADP.	PR Processing Fee-	1200000 - Accounts Payable	135.1	250480.33
Bill	Pmt - Check	1/21/2025	100432	Sunshine Cleaning Crew LLC	Invoice: 1008 (Reference: January Cleaning Services (7-days).)	1200000 - Accounts Payable	2750	247730.33
Bill	Pmt - Check	1/21/2025	100433	CIO Technology Solutions, Inc	Invoice: 34985-MSP (Reference: Agreement Recurring: Cory Lake.)	1200000 - Accounts Payable	557.27	247173.06
Bill	Pmt - Check	1/22/2025	100434	Servicore Window Cleaning	Invoice: 20173048 (Reference: Window Cleaning.)	1200000 - Accounts Payable	1425	245748.06
Bill	Pmt - Check	1/22/2025	100435	HD Supply Facilities Maintenance, LTD	Invoice: 9232262017 (Reference: Combifold fold twt dspnsr.) Invoice: 9232165507 (Reference: k...	1200000 - Accounts Payable	336.83	245411.23
Bill	Pmt - Check	1/22/2025	100436	Evans Custom Docks Inc	Invoice: 002 (Reference: Repair the existing middle rail, replace cap.) Invoice: 003 (Referen...	1200000 - Accounts Payable	1642	243769.23
Bill	Pmt - Check	1/22/2025	100437	Architectural Fountains, Inc	Invoice: INV-034613 (Reference: Service call to address down fountain.)	1200000 - Accounts Payable	150	243619.23
Bill	Pmt - Check	1/22/2025	100438	Envera Systems	Invoice: 748625 (Reference: Active video monitoring, service and maintenance.) Invoice: 748626...	1200000 - Accounts Payable	8011	235608.23
Bill	Pmt - Check	1/22/2025	100439	Boring Inc	Invoice: 846313 (Reference: Konica/ C258-12/24.)	1200000 - Accounts Payable	68.18	235540.05
Bill	Pmt - Check	1/22/2025	100440	Fitness Services of Florida, Inc.	Invoice: 29379 (Reference: Monthly Preventative Maintenance service Jan25.)	1200000 - Accounts Payable	300	235240.05
Bill	Pmt - Check	1/22/2025	100441	Gate Tech Inc.	Invoice: 164703 (Reference: ADC Sure FI kit & Service call area.)	1200000 - Accounts Payable	1613.35	233626.7
Bill	Pmt - Check	1/22/2025	100442	Air Masters of Tampa Bay, Inc.	Invoice: 194292 (Reference: Repair Snooker Ice machine, water valve.)	1200000 - Accounts Payable	148.39	233478.31
Bill	Pmt - Check	1/23/2025	012325ACH	Tampa Electric	Reference: 11589 Cory Lake BL December 10, 2024 - January 09, 2025	1200000 - Accounts Payable	1044.6	232433.71
Bill	Pmt - Check	1/23/2025	012325ACH1	Tampa Electric	Reference: 12027 Cory Lake Blvd December 10, 2024 - January 09, 2025	1200000 - Accounts Payable	703.2	231730.51
Bill	Pmt - Check	1/23/2025	100443	Envera Systems	Invoice: 749806 (Reference: Gate Access Entrance #1.)	1200000 - Accounts Payable	3340	228390.51
Bill	Pmt - Check	1/24/2025	100444	City of Tampa Utilities	Invoice: 9598-01/25 (Reference: Water Services-Jan 2025.)	1200000 - Accounts Payable	156.13	228234.38
Bill	Pmt - Check	1/24/2025	012425ACH	ADP.	BOS MTG	1200000 - Accounts Payable	461.2	227773.18
Bill	Pmt - Check	1/24/2025	1127	Cynthia McIntrye	VOID:	1200000 - Accounts Payable	0	227773.18
Bill	Pmt - Check	1/27/2025	100445	Olin Plumbing Inc.	Invoice: I-40235-3 (Reference: Wilkins Backflow Replacement.)	1200000 - Accounts Payable	5340	222433.18
Bill	Pmt - Check	1/27/2025	100446	Hecker Construction Company, Inc.	Invoice: 7256 (Reference: Demo and removal of Seawall Weir systems.)	1200000 - Accounts Payable	32200	190233.18
Bill	Pmt - Check	1/28/2025	012825ACH	Frontier Communications	Reference: Frontier-Communication.	1200000 - Accounts Payable	270.98	189962.2
Bill	Pmt - Check	1/28/2025	012825ACH1	Frontier Communications	Reference: Frontier-Communication.	1200000 - Accounts Payable	190.98	189771.22
Bill	Pmt - Check	1/28/2025	012825ACH2	Frontier Communications	Reference: Frontier-Communication.	1200000 - Accounts Payable	135.98	189635.24
Bill	Pmt - Check	1/28/2025	012825ACH3	Frontier Communications	Reference: Frontier-Communication.	1200000 - Accounts Payable	190.98	189444.26
Bill	Pmt - Check	1/29/2025	012925ACH	Charter Communications	Reference: 10441 Cory lake Dr 01/14/25- 02/13/25	1200000 - Accounts Payable	918.74	188525.52
Bill	Pmt - Check	1/29/2025	100447	HD Supply Facilities Maintenance, LTD	Invoice: 9233165607 (Reference: Swivel Anchor Hook 6.5-US.) Invoice: 9232926962 (Reference: H...	1200000 - Accounts Payable	347.05	188178.47
Bill	Pmt - Check	1/29/2025	012925ACH2	ADP.	2 PR ADP BOS Fees	1200000 - Accounts Payable	117.6	188060.87
Bill	Pmt - Check	1/30/2025	100448	Steadfast Environmental, LLC	Invoice: SE-26142 (Reference: Linear Feet of Field Fence installation at dam. Environmental Crew...	1200000 - Accounts Payable	3770	184290.87
Bill	Pmt - Check	1/31/2025	100449	Frontier Communications	Invoice: 011925-01-5 (Reference: Internet service.)	1200000 - Accounts Payable	196.89	184093.98
Bill	Pmt - Check	1/31/2025	013125ACH3	ADP.	01-31-25 pr	1200000 - Accounts Payable	6990.29	177103.69
Bill	Pmt - Check	1/31/2025	013125ACH3	ADP.	ADP Pr Fees-BOS	1200000 - Accounts Payable	61.87	177041.82
Bill	Pmt - Check	1/31/2025	1128	Cynthia McIntrye	VOID:	1200000 - Accounts Payable	0	177041.82
Bill	Pmt - Check	1/31/2025	013125ACH5	ADP.	BOS MTG 12-1924	1200000 - Accounts Payable	1107.1	175934.72
Bill	Pmt - Check	1/31/2025	1128	Cynthia McIntrye		1200000 - Accounts Payable	184.7	175750.02
Bill	Pmt - Check	1/31/2025	1127	Cynthia McIntrye		1200000 - Accounts Payable	184.7	175655.32
Deposit		1/31/2025			Deposit	1363097 - Bar Code Access	566.17	176131.49
Bill	Pmt - Check	2/4/2025	100450	Business Observer	Invoice: 25-00164H (Reference: Public Board Meetings.)	1200000 - Accounts Payable	72.19	176059.3
Bill	Pmt - Check	2/4/2025	100451	JCS Investigations	Invoice: 7 (Reference: Security at cross creek, morris bridge gate and pool guard.)	1200000 - Accounts Payable	34320	141739.3
Bill	Pmt - Check	2/4/2025	100452	Gate Tech Inc.	Invoice: 165111 (Reference: 15' Lighted Replacement Arm, Service call (Area 3).) Invoice: 1651...	1200000 - Accounts Payable	2750.57	138988.73
Bill	Pmt - Check	2/4/2025	100453	HD Supply Facilities Maintenance, LTD	Invoice: 9233227197 (Reference: Sanitizing wipes 2300 sht rolls.) Invoice: 9233227196 (Referen...	1200000 - Accounts Payable	1160.75	137827.98
Bill	Pmt - Check	2/4/2025	100454	US Bank Equipment Finance	Invoice: 547184903 (Reference: Prop Damage surcharge.)	1200000 - Accounts Payable	428.93	137399.05
Bill	Pmt - Check	2/4/2025	100455	Fitness Services of Florida, Inc.	Invoice: 29442 (Reference: Monthly Preventative Maintenance service of all cardio and strength e...	1200000 - Accounts Payable	300	137099.05
Bill	Pmt - Check	2/7/2025	100456	Tommy Finch Fencing LLC	Invoice: 010425 (Reference: Straight run replace / rapair north/East side.)	1200000 - Accounts Payable	6924	130175.05
Bill	Pmt - Check	2/7/2025	100457	Kai Connected, LLC	Invoice: 4400 (Reference: Professional Management Services Monthly Feb25.)	1200000 - Accounts Payable	5833.33	124341.72
Bill	Pmt - Check	2/7/2025	020725ACH	ADP.	BOS MTG	1200000 - Accounts Payable	891.8	123449.92
Bill	Pmt - Check	2/7/2025	020725ACH2	ADP.	PR Fees	1200000 - Accounts Payable	118.78	123331.14
Bill	Pmt - Check	2/10/2025	100459	Boring Inc	Reference: Konica/ C258-01/25. https://clientname(FILLIN).payablestockbox.com/DocView/InvoiceVI...	1200000 - Accounts Payable	314.99	123016.15
Bill	Pmt - Check	2/10/2025	100458	Straley Robin Vericker	Reference: For Professional Services Rendered Through December 31, 2024. https://clientname(FIL...	1200000 - Accounts Payable	4026	118990.15
Bill	Pmt - Check	2/11/2025	021125ACH	Tampa Electric	Reference: Summary Bill account.	1200000 - Accounts Payable	25865.94	93124.21
Bill	Pmt - Check	2/12/2025	100460	IONOS	Invoice: 202053693668 (Reference: Contract: 71894054 - Microsoft 365 Apps for business 1 Lic..)	1200000 - Accounts Payable	12.99	93111.22
Bill	Pmt - Check	2/12/2025	100461	City of Tampa Utilities	Invoice: 021025-9595 (Reference: Water Services-Feb 2025.) Invoice: 021025-9594 (Reference: W...	1200000 - Accounts Payable	1588.64	91522.58
Bill	Pmt - Check	2/12/2025	100462	WM Corp Services, Inc	Invoice: 0116249-2206-5 (Reference: Waste Management Services.)	1200000 - Accounts Payable	783.79	90738.79
Bill	Pmt - Check	2/12/2025	100463	Navitas Credit Corp	Invoice: 020425-4119 (Reference: Contract payment.)	1200000 - Accounts Payable	510.09	90228.7
Bill	Pmt - Check	2/12/2025	100464	HD Supply Facilities Maintenance, LTD	Invoice: 9233627698/CR3588575 () Invoice: 8233510362 (Reference: 10.In Autmid touchis papr towl...	1200000 - Accounts Payable	456.72	89771.98
Bill	Pmt - Check	2/14/2025	021425ACH	ADP.	02-14-25 pr	1200000 - Accounts Payable	7096.6	82675.38
Bill	Pmt - Check	2/14/2025	021425ACH2	ADP.	PR Processing Fee-	1200000 - Accounts Payable	135.1	82540.28
Bill	Pmt - Check	2/14/2025	021425ACH3	ADP.	ADP Pr Fees-BOS	1200000 - Accounts Payable	63.94	82476.34
Bill	Pmt - Check	2/18/2025	100465	Fitness Services of Florida, Inc.	Invoice: 29519 (Reference: Monthly Preventative Maintenance service of all cardio and strength e...	1200000 - Accounts Payable	1155	81321.34
Bill	Pmt - Check	2/19/2025	100466	Steadfast Environmental, LLC	Invoice: SE-26237 (Reference: Routine Aquatic Maintenance (Pond Spraying) for the month dated on...	1200000 - Accounts Payable	4800	76521.34
Bill	Pmt - Check	2/19/2025	100467	Star Environmental, Inc	Invoice: 77131 (Reference: Monthly lift station 01/1- 01/31.) Invoice: 77162 (Reference: Mont...	1200000 - Accounts Payable	170	76351.34
Bill	Pmt - Check	2/19/2025	100468	Gate Tech Inc.	Invoice: 165279 (Reference: Monthly DKS Cellular Monthly Charge.)	1200000 - Accounts Payable	54.94	76296.4
Bill	Pmt - Check	2/21/2025	100469	FL-Air Heating & Cooling	Invoice: 23140 (Reference: Maintenance Plans - No Charge Service Call Fee.)	1200000 - Accounts Payable	249	76047.4
Bill	Pmt - Check	2/24/2025	100470	Landscape Maintenance Professionals, Inc.	Invoice: 310331 (Reference: Landscape Maintenance-January 2025.) Invoice: 315452 (Reference: ...	1200000 - Accounts Payable	57314.16	187334.16
Bill	Pmt - Check	2/26/2025	100471	Business Observer	Invoice: 25-00372H (Reference: notice of board meeting and closed session of the board of superv...	1200000 - Accounts Payable	72.19	18661.05

Bill Pmt -Check	2/26/2025	100472	Envera Systems	Invoice: 750934 (Reference: Gate Access Entrance#1.)	1200000 - Accounts Payable	3340	15321.05
Bill Pmt -Check	2/26/2025	100473	Sunshine Cleaning Crew LLC	Invoice: 1009 (Reference: February Cleaning Services (7-days.week).)	1200000 - Accounts Payable	2750	12571.05
Bill Pmt -Check	2/26/2025	022625ACH	Tampa Electric	Reference: 11589 Cory Lake BL January 10, 2025 - February 07, 2025	1200000 - Accounts Payable	936.64	11634.41
Bill Pmt -Check	2/26/2025	022625ACH1	Tampa Electric	Reference: 12027 Cory Lake Blvd January 10, 2025 - February 07, 2025	1200000 - Accounts Payable	674.63	10959.78
Bill Pmt -Check	2/26/2025	022625ACH	ADP.	ADP BOS Fees	1200000 - Accounts Payable	132.05	10827.73
Bill Pmt -Check	2/27/2025	022725ACH	Frontier Communications	Reference: Frontier-Communication.	1200000 - Accounts Payable	270.98	10556.75
Bill Pmt -Check	2/27/2025	022725ACH1	Frontier Communications	Reference: Frontier-Communication.	1200000 - Accounts Payable	190.98	10365.77
Bill Pmt -Check	2/27/2025	022725ACH2	Frontier Communications	Reference: Frontier-Communication.	1200000 - Accounts Payable	135.98	10229.79
Bill Pmt -Check	2/27/2025	022725ACH3	Frontier Communications	Reference: Frontier-Communication.	1200000 - Accounts Payable	190.98	10038.81
Bill Pmt -Check	2/28/2025	100474	CIO Technology Solutions, Inc	Reference: Agreement Recurring. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceV...	1200000 - Accounts Payable	561.36	9477.45
Deposit	2/28/2025			Deposit	1363097 - Bar Code Access	270.17	9747.62
General Journal	2/28/2025	610		Hecker construction inv 7256	-SPLIT-	32200	41947.62
Bill Pmt -Check	2/28/2025	022825ACH	ADP.	02-28-25 pr	1200000 - Accounts Payable	5138	36809.62
Bill Pmt -Check	3/3/2025	100475	Straley Robin Vericker	Reference: For Professional Services Rendered Through January 31, 2024. https://clientname(FILL...	1200000 - Accounts Payable	3189.5	33620.12
Transfer	3/4/2025			Funds Transfer	1001002 - MMK Bank United 5435	150000	183620.12
Bill Pmt -Check	3/5/2025	030525ACH	Charter Communications	Reference: 10441 Cory lake Dr 02/14/25- 03/14/25	1200000 - Accounts Payable	918.74	182701.38
Bill Pmt -Check	3/5/2025	100476	Kai Connected, LLC	Invoice: 4486 (Reference: Professional Management Services-March.)	1200000 - Accounts Payable	5833.33	176968.05
Bill Pmt -Check	3/6/2025	100477	JCS Investigations	Invoice: 8 (Reference: Security at cross creek, morris bridge gate and pool guard-March.)	1200000 - Accounts Payable	39360	137508.05
Bill Pmt -Check	3/6/2025	030625ach	ADP.	ADP Pr Fees-BOS	1200000 - Accounts Payable	91.8	137416.25
Bill Pmt -Check	3/6/2025	030625ach2	ADP.	BOS MTG	1200000 - Accounts Payable	369.4	137046.85
Bill Pmt -Check	3/10/2025	031025ACH	Tampa Electric	Reference: Summary Bill account.	1200000 - Accounts Payable	25409.62	111637.23
Bill Pmt -Check	3/11/2025	100478	Steadfast Alliance, LLC	Invoice: SA-10104 (Reference: Routine Aquatic Maintenance (Pond Spraying) for the month dated on...	1200000 - Accounts Payable	4800	106837.23
Bill Pmt -Check	3/11/2025	100479	JCS Investigations	Invoice: 101 (Reference: Facilities and Admin Contract Labor-02.25.25-03.07.25.)	1200000 - Accounts Payable	5923.08	100914.15
Bill Pmt -Check	3/12/2025	100480	Landscape Maintenance Professionals, Inc.	Invoice: 316696 (Reference: Replaced [2] Faulty solenoids with wire connectors.)	1200000 - Accounts Payable	287.2	100626.95
Bill Pmt -Check	3/13/2025	100481	Signarama Oldsmar	Invoice: INV-1620 (Reference: ACM 6mm Pool Sign 48x36 + Installation.)	1200000 - Accounts Payable	570	100056.95
Bill Pmt -Check	3/13/2025	100482	Gate Tech Inc.	Invoice: 163940 (Reference: Service call (Area 3).) Invoice: 164851 (Reference: Email Joe Dec...	1200000 - Accounts Payable	380	99676.95
Bill Pmt -Check	3/14/2025	100483	City of Tampa Utilities	Invoice: 030725-0807 (Reference: Water Services-Mar 2025.) Invoice: 030725-0808 (Reference: W...	1200000 - Accounts Payable	2294.53	97382.42
Bill Pmt -Check	3/14/2025	100484	City of Tampa Utilities	Invoice: 030725-0805 (Reference: Water Services-Mar 2025.) Invoice: 030725-0806 (Reference: W...	1200000 - Accounts Payable	399.36	96983.06
Bill Pmt -Check	3/14/2025	100485	Bandu LLC	Invoice: INV0387 (Reference: February pool service.)	1200000 - Accounts Payable	3250	93733.06
Bill Pmt -Check	3/14/2025	WTR03142025	Brick Paving Systems Inc.	Invoice: 22420251 (Reference: Repaired 7 areas at 10704, 10706, 10709 Cory Lakes Dr. and 1 area ...	1200000 - Accounts Payable	6319	87414.06
Bill Pmt -Check	3/14/2025	031425ACG	ADP.	VOID: 03-14-25 PR	1200000 - Accounts Payable	0	87414.06
Bill Pmt -Check	3/14/2025	031425ach	ADP.	03-14-25 PR	1200000 - Accounts Payable	251.9	87162.16
Bill Pmt -Check	3/14/2025	031425ach	ADP.	ADP Pr Fees	1200000 - Accounts Payable	61.8	87100.36
Bill Pmt -Check	3/17/2025	031725ACH	Frontier Communications	Reference: Frontier-Communication.	1200000 - Accounts Payable	196.89	86903.47
Bill Pmt -Check	3/18/2025	100486	Bandu LLC	Invoice: INV0388 (Reference: March pool service.)	1200000 - Accounts Payable	3250	83653.47
Bill Pmt -Check	3/18/2025	100487	Straley Robin Vericker	Invoice: 26197 (Reference: For Professional Services Rendered Through February 28, 2025.)	1200000 - Accounts Payable	3416	80237.47
Bill Pmt -Check	3/18/2025	100488	WM Corp Services, Inc	Invoice: 0129311-2206-8 (Reference: Waste Management Services.)	1200000 - Accounts Payable	783.79	79453.68
Bill Pmt -Check	3/18/2025	100489	Gate Tech Inc.	Invoice: 165621 (Reference: Service call (Area 3).) Invoice: 165622 (Reference: Service call ...	1200000 - Accounts Payable	340	79113.68
Bill Pmt -Check	3/19/2025	100490	Landscape Maintenance Professionals, Inc.	Invoice: 317644 (Reference: The controller at Figi isles place is not functioning anymore. This ...	1200000 - Accounts Payable	31709.58	47404.1
Bill Pmt -Check	3/19/2025	100491	Gate Tech Inc.	Invoice: 165754 (Reference: Monthly DKS Cellular Monthly Charge.)	1200000 - Accounts Payable	54.94	47349.16
Bill Pmt -Check	3/19/2025	100492	Star Environmental, Inc	Invoice: 77568 (Reference: Monthly lift station 1 Feb28,2025.) Invoice: 77599 (Reference: Mon...	1200000 - Accounts Payable	170	47179.16
Bill Pmt -Check	3/21/2025	032125ACH	Tampa Electric	Reference: 11589 Cory Lake BL February 08, 2025 - March 10, 2025	1200000 - Accounts Payable	475.22	46703.94
Bill Pmt -Check	3/21/2025	032125ACH1	Tampa Electric	Reference: 12027 Cory Lake Blvd February 08, 2025 - March 10, 2025	1200000 - Accounts Payable	590.45	46113.49
Bill Pmt -Check	3/21/2025	032125ach	ADP.	ADP Pr Fees	1200000 - Accounts Payable	201	45912.49
Bill Pmt -Check	3/24/2025	100493	Welch Tennis Courts, Inc.	Invoice: 79979 (Reference: Canopy Replacement 8? x 16? Regatta Blue Firesist Roll of Lacing Cord...	1200000 - Accounts Payable	3578	42334.49
Bill Pmt -Check	3/24/2025	100494	Sunshine Cleaning Crew LLC	Invoice: 1010 (Reference: March Cleaning Services (7-days.week).)	1200000 - Accounts Payable	2750	39584.49
Bill Pmt -Check	3/24/2025	100495	JCS Investigations	Invoice: 102 (Reference: Facilities and Admin Contract Labor-02.28.25-03.21.25.)	1200000 - Accounts Payable	7479.6	32104.89
Deposit	3/25/2025			Deposit	-SPLIT-		33884.89
Deposit	3/25/2025			Deposit	1363097 - Bar Code Access	1780	34635.82
Bill Pmt -Check	3/26/2025	100496	Architectural Fountains, Inc	Invoice: INV-038105 (Reference: Replaced T101 timer on Fountain #2.) Invoice: INV-038104 (Ref...	1200000 - Accounts Payable	575	34060.82
Bill Pmt -Check	3/27/2025	100497	Envera Systems	Invoice: 751819 (Reference: Entrance#1.)	1200000 - Accounts Payable	101.67	33959.15
Bill Pmt -Check	3/27/2025	100498	Verizon	Invoice: 6106718157 (Reference: Monthly service 1/23/25- 2/22/25.)	1200000 - Accounts Payable	221.69	33737.46
Bill Pmt -Check	3/27/2025	100499	Boring Inc	Invoice: 853145 (Reference: Konica/ C258-02/25.)	1200000 - Accounts Payable	68.18	33669.28
Bill Pmt -Check	3/27/2025	100500	HD Supply Facilities Maintenance, LTD	Invoice: 9234309410 (Reference: Jumbo 2-Ply recycled toilet paper.) Invoice: 9234821547 (Refe...	1200000 - Accounts Payable	2655.7	31013.58
Bill Pmt -Check	3/27/2025	032725ACH	Frontier Communications	Reference: Frontier-Communication.	1200000 - Accounts Payable	270.98	30742.6
Bill Pmt -Check	3/27/2025	032725ACH1	Frontier Communications	Reference: Frontier-Communication.	1200000 - Accounts Payable	190.98	30551.62
Bill Pmt -Check	3/27/2025	032725ACH2	Frontier Communications	Reference: Frontier-Communication.	1200000 - Accounts Payable	135.98	30415.64
Bill Pmt -Check	3/27/2025	032725ACH3	Frontier Communications	Reference: Frontier-Communication.	1200000 - Accounts Payable	190.98	30224.66
Bill Pmt -Check	3/27/2025	032725ach	ADP.	BOS MTG	1200000 - Accounts Payable	891.8	29332.86
Bill Pmt -Check	3/28/2025	100501	HD Supply Facilities Maintenance, LTD	Invoice: 9234985504 (Reference: cover in use 1gang 2-7/8 clr wasp guard-TW.) Invoice: 9234985...	1200000 - Accounts Payable	105.28	29227.58
General Journal	3/31/2025	604			1363112 - Interest Investments	0.07	29227.51
Bill Pmt -Check	3/31/2025	1129	Cynthia McIntrye		1200000 - Accounts Payable	184.7	29042.81
Bill Pmt -Check	4/1/2025	040125ach	ADP.	BOS MTG-Juan Aliaga pay	1200000 - Accounts Payable	369.4	28673.41
Bill Pmt -Check	4/2/2025	100502	Johnson Engineering, Inc	Invoice: 80 (Reference: Professional Engineering Services.) Invoice: 81 (Reference: Professio...	1200000 - Accounts Payable	4240	24433.41
Bill Pmt -Check	4/3/2025	100503	Boring Inc	Invoice: 856632 (Reference: Konica/ C258-03/25.)	1200000 - Accounts Payable	68.18	24365.23
General Journal	4/3/2025	619	Constant Contacts	approved by Joe Gibson-normally paid by debit card	1541092 - Beach club office supplies	52	24313.23
Bill Pmt -Check	4/4/2025	040425ACH	Charter Communications	Reference: 10441 Cory lake Dr 03/14/25 - 04/13/25	1200000 - Accounts Payable	918.74	23394.49
Bill Pmt -Check	4/4/2025	100504	Gate Tech Inc.	Invoice: 165623 (Reference: Additional Troubleshooting/Service time..) Invoice: 165391 (Refer...	1200000 - Accounts Payable	1555	21839.49
Bill Pmt -Check	4/4/2025	100505	Servicore Window Cleaning	Invoice: 20173071 (Reference: Exterior Cleaning-Clubhouse and Sidewalkers.)	1200000 - Accounts Payable	625	21214.49

Bill Pmt -Check	4/4/2025	040425ach ADP.	ADP Pr Fees	1200000 - Accounts Payable	67.32	21147.17
Bill Pmt -Check	4/4/2025	040425ach2 ADP.	bos taxes juan aliag	1200000 - Accounts Payable	61.2	21085.97
Transfer	4/7/2025		Funds Transfer	1001002 - MMK Bank United 5435	150000	171085.97
Bill Pmt -Check	4/7/2025	100506 Verizon	Invoice: 6109204158 (Reference: Monthly service 2/23/25- 3/22/25.)	1200000 - Accounts Payable	221.53	170864.44
Bill Pmt -Check	4/7/2025	100507 FL-Air Heating & Cooling	Invoice: 23617 (Reference: HVAC Equipment - 3.5 Ton Air conditioner rheem 15.2 Seer2 R454B.)	1200000 - Accounts Payable	9983	160881.84
Bill Pmt -Check	4/7/2025	100508 JCS Investigations	Invoice: 103 (Reference: CDD Facilities and Administration-03.22.25-04.11.25.)	1200000 - Accounts Payable	7479.6	153401.84
Bill Pmt -Check	4/8/2025	100509 JCS Investigations	Invoice: 9 (Reference: Security at cross creek, morris bridge gate and pool guard.)	1200000 - Accounts Payable	40800	112601.84
Bill Pmt -Check	4/8/2025	100510 Egis Insurance Advisors LLC	Invoice: 26930 (Reference: Workers Compensation - Audit-0/01/2023-10/01/2024.)	1200000 - Accounts Payable	5625	106976.84
Bill Pmt -Check	4/8/2025	100511 Johnson Engineering, Inc	Invoice: 86 (Reference: Professional Engineering Services.)	1200000 - Accounts Payable	850	106126.84
Bill Pmt -Check	4/8/2025	100512 HD Supply Facilities Maintenance, LTD	Invoice: 9235267897 (Reference: Jumbo 2-Ply recycled toilet paper.) Invoice: 9235180154 (Ref...	1200000 - Accounts Payable	239.98	105886.86
Bill Pmt -Check	4/9/2025	040925ACH Tampa Electric	Reference: Summary Bill account.	1200000 - Accounts Payable	25667.99	80218.87
Bill Pmt -Check	4/11/2025	100513 HD Supply Facilities Maintenance, LTD	Invoice: 9233047964 (Reference: Klein 9" High-leverage Side-cut Pliers-US,Noncontact Voltage Te...	1200000 - Accounts Payable	239.53	79979.34
Bill Pmt -Check	4/11/2025	041125ach ADP.	ADP Pr Fees	1200000 - Accounts Payable	59.93	79919.41
Bill Pmt -Check	4/14/2025	100514 Ashe Glass & Mirror, Inc.	VOID: Invoice: 24243 Deposit (Reference: 1/4" Clear Tempered Glass replacement.)	1200000 - Accounts Payable	0	79919.41
Bill Pmt -Check	4/14/2025	100515 Hawkins Service Company, LLC	Invoice: 315569236 (Reference: SUPERFLO VSP VST-Pentair.)	1200000 - Accounts Payable	2785.82	77133.59
Bill Pmt -Check	4/15/2025	100516 WM Corp Services, Inc	Invoice: 01371111-2206-2 (Reference: Waste Management Services.)	1200000 - Accounts Payable	783.79	76349.8
Bill Pmt -Check	4/15/2025	100517 CIO Technology Solutions, inc	VOID: Invoice: 35378-MSP (Reference: Agreement Recurring.)	1200000 - Accounts Payable	0	76349.8
Bill Pmt -Check	4/15/2025	100518 Holiday GOO	VOID: Invoice: 21428 (Reference: 2 PK Candy filled plastic Eggs.)	1200000 - Accounts Payable	0	76349.8
Bill Pmt -Check	4/15/2025	100519 Bandu LLC	VOID: Invoice: INV0417 (Reference: April pool service.)	1200000 - Accounts Payable	0	76349.8
Bill Pmt -Check	4/15/2025	041525ACH Frontier Communications	Reference: Frontier-Communication.	1200000 - Accounts Payable	196.89	76152.91
Bill Pmt -Check	4/15/2025	300039 A Party To Remember LLC	Invoice: 1634 (Reference: Special event.)	1200000 - Accounts Payable	4082.48	72070.43
Bill Pmt -Check	4/21/2025	100520 Kazar's Electric, Inc.	Invoice: S15644A (Reference: Labor-3/24,Materials 3/24.)	1200000 - Accounts Payable	393.24	71677.19
Bill Pmt -Check	4/21/2025	100521 Straley Robin Vericker	Invoice: 26356 (Reference: For Professional Services Rendered Through April 30, 2025.)	1200000 - Accounts Payable	3347	68330.19
Bill Pmt -Check	4/21/2025	100522 Steadfast Alliance, LLC	Invoice: SA-10849 (Reference: echnician diagnosed arc flash damage to the inside of the fountain...	1200000 - Accounts Payable	888.86	67441.33
Bill Pmt -Check	4/21/2025	100523 City of Tampa Utilities	Invoice: 040825-9593 (Reference: Water Services-Apr 2025.) Invoice: 040825-9592 (Reference: W...	1200000 - Accounts Payable	2382.78	65058.55
Bill Pmt -Check	4/21/2025	100524 City of Tampa Utilities	Invoice: 040825-9595 (Reference: Water Services-Apr 2025.) Invoice: 040825-9594 (Reference: W...	1200000 - Accounts Payable	80.41	64978.14
Bill Pmt -Check	4/22/2025	100525 Star Environmental, Inc	Invoice: 77983 (Reference: Monthly lift station 1 Mar31,2025.) Invoice: 77952 (Reference: Mon...	1200000 - Accounts Payable	170	64808.14
General Journal	4/22/2025	619 Constant Contacts	approved by Joe Gibson-normally paid by debit card	1541092 - Beach club office supplies	52	64756.14
General Journal	4/22/2025	620 Finemark National Bank & Trust	May 1 loan payment	1546098 - Capital reinvestment 2022 repay	147875	-83118.86
General Journal	4/22/2025	621	Checks 100519 and 100517 returned due to signature	-SPLIT-	3250	-79868.86
General Journal	4/22/2025	621	Checks 100519 and 100517 returned due to signature	1001000 - Cash BU - Operating 5451	3250	-83118.86
General Journal	4/22/2025	621	Checks 100519 and 100517 returned due to signature	1001000 - Cash BU - Operating 5451	557.27	-82561.59
General Journal	4/22/2025	621	Checks 100519 and 100517 returned due to signature	1001000 - Cash BU - Operating 5451	557.27	-83118.86
Bill Pmt -Check	4/23/2025	100530 Custom Reserves LLC	Invoice: F1341.25 (Reference: Final Payment - Due upon receipt of the Reserve Study as agreed up...	1200000 - Accounts Payable	2350	-85468.86
Bill Pmt -Check	4/23/2025	100531 HD Supply Facilities Maintenance, LTD	Invoice: 1804582011 (Reference: PAYMENT DISCREPANCY-UNKNOWN.) Invoice: 9235597942 (Reference:...	1200000 - Accounts Payable	628.17	-86097.03
Bill Pmt -Check	4/23/2025	100532 Servicore Window Cleaning	Invoice: 20173076 (Reference: Window Cleaning-Quarterly Cleaning of Exterior Windows.)	1200000 - Accounts Payable	825	-86922.03
Bill Pmt -Check	4/23/2025	100526 Ashe Glass & Mirror, Inc.	Invoice: 24243 Deposit (Reference: 1/4" Clear Tempered Glass replacement.)	1200000 - Accounts Payable	2237.5	-89159.53
Bill Pmt -Check	4/23/2025	100527 Bandu LLC	Invoice: INV0417 (Reference: April pool service.)	1200000 - Accounts Payable	3250	-92409.53
Bill Pmt -Check	4/23/2025	100528 CIO Technology Solutions, inc	Invoice: 35378-MSP (Reference: Agreement Recurring.)	1200000 - Accounts Payable	557.27	-92966.8
Bill Pmt -Check	4/23/2025	100529 Holiday GOO	Invoice: 21428 (Reference: 2 PK Candy filled plastic Eggs.)	1200000 - Accounts Payable	424.5	-93931.3
Bill Pmt -Check	4/24/2025	100533 Joe Gibson	Invoice: 041025- (Reference: paid for district expense out of pocket.) Invoice: 041425- (Ref...	1200000 - Accounts Payable	511.38	-93902.68
Bill Pmt -Check	4/24/2025	042425ach2 ADP.	BOS MTG	1200000 - Accounts Payable	676.5	-94579.18
Bill Pmt -Check	4/25/2025	100534 Kai Connected, LLC	Invoice: 4519 (Reference: Professional Management Services-April.)	1200000 - Accounts Payable	5833.33	-100412.51
Bill Pmt -Check	4/25/2025	100535 Gate Tech Inc.	Invoice: 166124 (Reference: DKS Cellular Monthly Charge-April.)	1200000 - Accounts Payable	57.44	-100469.95
Bill Pmt -Check	4/25/2025	100536 Steadfast Alliance, LLC	Invoice: SA-11117 (Reference: Routine Aquatic Maintenance (Pond Spraying) for the month dated on...	1200000 - Accounts Payable	4800	-105269.95
Bill Pmt -Check	4/28/2025	042825ACH Tampa Electric	Reference: 11589 Cory Lake BL March 11, 2025 - April 08, 2025	1200000 - Accounts Payable	189.27	-105459.22
Bill Pmt -Check	4/28/2025	042825ACH1 Tampa Electric	Reference: 12027 Cory Lake Blvd March 11, 2025 - April 08, 2025	1200000 - Accounts Payable	317.7	-105776.92
Bill Pmt -Check	4/28/2025	100537 Business Observer	Invoice: 25-00950H (Reference: notice of board meeting and closed session of the board of superv...	1200000 - Accounts Payable	100.63	-105877.55
Bill Pmt -Check	4/28/2025	100538 HD Supply Facilities Maintenance, LTD	Invoice: 9235758930 (Reference: Innadura 3-hole poly slash jacket.) Invoice: 9235758929 (Refer...	1200000 - Accounts Payable	309.44	-106186.99
Bill Pmt -Check	4/29/2025	042925ACH Frontier Communications	Reference: Frontier-Communication.	1200000 - Accounts Payable	270.98	-106457.97
Bill Pmt -Check	4/29/2025	042925ACH1 Frontier Communications	Reference: Frontier-Communication.	1200000 - Accounts Payable	190.98	-106648.95
Bill Pmt -Check	4/29/2025	042925ACH2 Frontier Communications	Reference: Frontier-Communication.	1200000 - Accounts Payable	135.98	-106784.93
Bill Pmt -Check	4/29/2025	042925ACH3 Frontier Communications	Reference: Frontier-Communication.	1200000 - Accounts Payable	190.98	-106975.91
Bill Pmt -Check	4/30/2025	100539 A Party To Remember LLC	Invoice: 1636 (Reference: DJ back to school Bash.)	1200000 - Accounts Payable	455	-107430.91
Bill Pmt -Check	4/30/2025	100540 Bandu LLC	Invoice: INV0442 (Reference: May pool service.) Invoice: INV0443 (Reference: Black algae trea...	1200000 - Accounts Payable	4350	-111780.91
Bill Pmt -Check	4/30/2025	100541 Ashe Glass & Mirror, Inc.	Invoice: 24469 (Reference: 1/4" Clear Tempered Glass 30-3/4*58 1/2 seamed edges.)	1200000 - Accounts Payable	183.44	-111964.35
Bill Pmt -Check	4/30/2025	100542 Envera Systems	Invoice: 752361 (Reference: Gate Access Entrance#1.) Invoice: 752359 (Reference: Gate Access ...	1200000 - Accounts Payable	3134.45	-115098.8
Bill Pmt -Check	4/30/2025	100543 JCS Investigations	Invoice: 104 (Reference: CDD Facilities and Administration-April.)	1200000 - Accounts Payable	7479.6	-122578.5
Bill Pmt -Check	4/30/2025	100544 Sunshine Cleaning Crew LLC	Invoice: 1011 (Reference: April Cleaning Services (7-days.week).)	1200000 - Accounts Payable	2750	-125328.4
Bill Pmt -Check	4/30/2025	100545 Signarama Oldsmar	Invoice: INV-1621 (Reference: Refurbishment Monument sign + Installation.)	1200000 - Accounts Payable	1500	-126828.4
Bill Pmt -Check	4/30/2025	100546 HD Supply Facilities Maintenance, LTD	Invoice: 9235820800 (Reference: 42 Gal 2.5 Mil Trash Bag 50/Pkg-US,55-60 Gal 6.0 Mil Trash Bag 2...	1200000 - Accounts Payable	696.92	-127525.32
Transfer	4/30/2025		Funds Transfer	1001002 - MMK Bank United 5435	200000	72474.68
Deposit	4/30/2025		Deposit	1363097 - Bar Code Access	749.98	73224.66
General Journal	4/30/2025	622	check 100518 reissued - was returned due to signature	1001000 - Cash BU - Operating 5451	424.5	73649.16
General Journal	4/30/2025	622	check 100518 reissued - was returned due to signature	1001000 - Cash BU - Operating 5451	424.5	73224.66
Total 1001000 - Cash BU - Operating 5451					1532122.98	1567799.57
1001001 - Debit Card BU - Op. 7713						915.15
General Journal	10/31/2024	618 Homebase	October debit card purchases	1511117 - Payroll Services Fee	24.95	890.2
General Journal	10/31/2024	618 Shell-Fuel	October debit card purchases	1511117 - Payroll Services Fee	38.91	851.29

General Journal	10/31/2024	618 IONOS	October debit card purchases	1511117 - Payroll Services Fee	12.99	838.3
General Journal	10/31/2024	618 Cross Creek Pak and Ship	October debit card purchases	1511117 - Payroll Services Fee	13.01	825.29
General Journal	10/31/2024	618 Google Play	October debit card purchases	1511117 - Payroll Services Fee	0.49	824.8
General Journal	10/31/2024	618 Constant Contacts	October debit card purchases	1511117 - Payroll Services Fee	52	772.8
General Journal	10/31/2024	618 Cross Creek Pak and Ship	October debit card purchases	1511117 - Payroll Services Fee	6.32	766.48
General Journal	10/31/2024	618 Shell-Fuel	October debit card purchases	1511117 - Payroll Services Fee	69.03	697.45
General Journal	10/31/2024	618 Shell-Fuel	October debit card purchases	1511117 - Payroll Services Fee	25.47	671.98
General Journal	10/31/2024	618 Amazon.com	October debit card purchases	1511117 - Payroll Services Fee	154.49	517.49
General Journal	10/31/2024	618 Amazon.com	October debit card purchases	1511117 - Payroll Services Fee	58.49	459
Transfer	11/4/2024		Funds Transfer	1001002 - MMK Bank United 5435	2000	2459
General Journal	11/30/2024	608 Amazon.com	November debit card transactions	1539050 - Recreation equipment M&R	238.32	2220.68
General Journal	11/30/2024	608 Amazon.com	November debit card transactions	1539050 - Recreation equipment M&R	245.78	1974.9
General Journal	11/30/2024	608 Amazon.com	November debit card transactions	1539050 - Recreation equipment M&R	10.89	1964.01
General Journal	11/30/2024	608 Amazon.com	November debit card transactions	1539050 - Recreation equipment M&R	20.71	1943.3
General Journal	11/30/2024	608 Constant Contacts	November debit card transactions	1539050 - Recreation equipment M&R	52	1891.3
General Journal	11/30/2024	608 Cross Creek Pak and Ship	November debit card transactions	1539050 - Recreation equipment M&R	6.54	1884.76
General Journal	11/30/2024	608 Publix Super Market	November debit card transactions	1539050 - Recreation equipment M&R	24.28	1860.48
General Journal	11/30/2024	608 Amazon.com	November debit card transactions	1539050 - Recreation equipment M&R	201.98	1658.5
General Journal	11/30/2024	608 Google Play	November debit card transactions	1539050 - Recreation equipment M&R	1.99	1656.51
General Journal	11/30/2024	608 Amazon.com	November debit card transactions	1539050 - Recreation equipment M&R	18.59	1637.92
General Journal	11/30/2024	608 IONOS	November debit card transactions	1539050 - Recreation equipment M&R	12.99	1624.93
General Journal	11/30/2024	608 Walgreens	November debit card transactions	1539050 - Recreation equipment M&R	53.03	1571.9
General Journal	11/30/2024	608 Shell-Fuel	November debit card transactions	1539050 - Recreation equipment M&R	38.89	1533.01
General Journal	11/30/2024	608 Amazon.com	November debit card transactions	1539050 - Recreation equipment M&R	29.98	1503.03
General Journal	11/30/2024	608 Home Depot	November debit card transactions	1539050 - Recreation equipment M&R	21.41	1481.62
General Journal	11/30/2024	608 Cross Creek Pak and Ship	November debit card transactions	1539050 - Recreation equipment M&R	6.82	1474.8
General Journal	11/30/2024	608 Amazon.com	November debit card transactions	1539050 - Recreation equipment M&R	67.76	1407.04
General Journal	11/30/2024	608 Homebase	November debit card transactions	1539050 - Recreation equipment M&R	24.95	1382.09
General Journal	11/30/2024	608 Amazon.com	November debit card transactions-Life Ring Boat Dock	1539050 - Recreation equipment M&R	440	942.09
Transfer	12/16/2024		Funds Transfer	1001000 - Cash BU - Operating 5451	5000	5942.09
General Journal	12/31/2024	617 Homebase	Dec Debit card transactions	1511117 - Payroll Services Fee	24.95	5917.14
General Journal	12/31/2024	617 Amazon.com	Dec Debit card transactions	1511117 - Payroll Services Fee	24.21	5892.93
General Journal	12/31/2024	617 Olin Plumbing Inc.	Dec Debit card transactions	1511117 - Payroll Services Fee	75	5817.93
General Journal	12/31/2024	617 Amazon.com	Dec Debit card transactions	1511117 - Payroll Services Fee	33.95	5783.98
General Journal	12/31/2024	617 Cross Creek Pak and Ship	Dec Debit card transactions	1511117 - Payroll Services Fee	6.82	5777.16
General Journal	12/31/2024	617 Amazon.com	Dec Debit card transactions	1511117 - Payroll Services Fee	44.85	5732.31
General Journal	12/31/2024	617 Amazon.com	Dec Debit card transactions	1511117 - Payroll Services Fee	30.48	5701.83
General Journal	12/31/2024	617 Amazon.com	Dec Debit card transactions	1511117 - Payroll Services Fee	171.67	5530.16
General Journal	12/31/2024	617 Amazon.com	Dec Debit card transactions	1511117 - Payroll Services Fee	7.66	5522.5
General Journal	12/31/2024	617 IONOS	Dec Debit card transactions	1511117 - Payroll Services Fee	12.99	5509.51
General Journal	12/31/2024	617 Amazon.com	Dec Debit card transactions	1511117 - Payroll Services Fee	285.1	5224.41
General Journal	12/31/2024	617 Amazon.com	Dec Debit card transactions	1511117 - Payroll Services Fee	36.98	5187.43
General Journal	12/31/2024	617 Google Play	Dec Debit card transactions	1511117 - Payroll Services Fee	1.99	5185.44
General Journal	12/31/2024	617 Amazon.com	Life ring Hurricane Milton	1511117 - Payroll Services Fee	440	4745.44
General Journal	12/31/2024	617 Shell-Fuel	Dec Debit card transactions	1511117 - Payroll Services Fee	39.33	4706.11
General Journal	12/31/2024	617 Constant Contacts	Dec Debit card transactions	1511117 - Payroll Services Fee	52	4654.11
General Journal	12/31/2024	617 Amazon.com	Dec Debit card transactions	1511117 - Payroll Services Fee	44.99	4609.12
General Journal	12/31/2024	617 Cross Creek Pak and Ship	Dec Debit card transactions	1511117 - Payroll Services Fee	12.57	4596.55
General Journal	12/31/2024	617 Amazon.com	Dec Debit card transactions	1511117 - Payroll Services Fee	29.55	4567
General Journal	12/31/2024	617 Amazon.com	Dec Debit card transactions	1511117 - Payroll Services Fee	257.91	4309.09
General Journal	12/31/2024	617 Amazon.com	Dec Debit card transactions	1511117 - Payroll Services Fee	75.61	4233.48
General Journal	12/31/2024	617 Amazon.com	Life ring Hurricane Milton	1511117 - Payroll Services Fee	440	3793.48
General Journal	1/31/2025	606 Homebase	January Debit Card	1511117 - Payroll Services Fee	24.95	3768.53
General Journal	1/31/2025	606 Amazon.com	January Debit Card	1511117 - Payroll Services Fee	87.14	3681.39
General Journal	1/31/2025	606 Amazon.com	January Debit Card	1511117 - Payroll Services Fee	92.33	3589.06
General Journal	1/31/2025	606 IONOS	January Debit Card	1511117 - Payroll Services Fee	12.99	3576.07
General Journal	1/31/2025	606 Amazon.com	January Debit Card	1511117 - Payroll Services Fee	78.99	3497.08
General Journal	1/31/2025	606 Amazon.com	January Debit Card	1511117 - Payroll Services Fee	179	3318.08
General Journal	1/31/2025	606 Cross Creek Pak and Ship	January Debit Card	1511117 - Payroll Services Fee	6.82	3311.26
General Journal	1/31/2025	606 Google Play	January Debit Card	1511117 - Payroll Services Fee	1.99	3309.27
General Journal	1/31/2025	606 Amazon.com	January Debit Card	1511117 - Payroll Services Fee	37.38	3271.89
General Journal	1/31/2025	606 Amazon.com	January Debit Card	1511117 - Payroll Services Fee	18	3253.89
General Journal	1/31/2025	606 Amazon.com	January Debit Card	1511117 - Payroll Services Fee	85.14	3168.75
General Journal	1/31/2025	606 Sam's Club	January Debit Card	1511117 - Payroll Services Fee	48.78	3119.97
General Journal	1/31/2025	606 Constant Contacts	January Debit Card	1511117 - Payroll Services Fee	52	3067.97
General Journal	1/31/2025	606 Amazon.com	January Debit Card	1511117 - Payroll Services Fee	9.98	3057.99
General Journal	1/31/2025	606 Amazon.com	January Debit Card	1511117 - Payroll Services Fee	42.76	3015.23
General Journal	1/31/2025	606 Hyoco Distribution Inc	January Debit Card-electronic message board Morris Bridge Entrance	1511117 - Payroll Services Fee	700.13	2315.1
General Journal	1/31/2025	606 Amazon.com	January Debit Card	1511117 - Payroll Services Fee	80.06	2235.04

General Journal	1/31/2025	606	Cross Creek Pak and Ship	January Debit Card	1511117 - Payroll Services Fee	6.54	2228.5
General Journal	1/31/2025	606	Parts Town LLC	January Debit Card	1511117 - Payroll Services Fee	213.94	2014.56
General Journal	1/31/2025	606	Amazon.com	January Debit Card	1511117 - Payroll Services Fee	5.38	2009.18
General Journal	1/31/2025	606	Cross Creek Pak and Ship	January Debit Card	1511117 - Payroll Services Fee	6.78	2002.4
General Journal	1/31/2025	606	McMaster-Carr	January Debit Card	1511117 - Payroll Services Fee	49.78	1952.62
General Journal	1/31/2025	606	McMaster-Carr	January Debit Card	1511117 - Payroll Services Fee	100.16	1852.46
General Journal	1/31/2025	606	Amazon.com	January Debit Card	1511117 - Payroll Services Fee	84.72	1767.74
General Journal	1/31/2025	606	Amazon.com	January Debit Card	1511117 - Payroll Services Fee	44.99	1722.75
General Journal	2/28/2025	609	Homebase	Feb debit card transactions-Employees quit without notice and did not receive Feb expense report	1511117 - Payroll Services Fee	24.95	1697.8
General Journal	2/28/2025	609	Amazon.com	Feb debit card transactions-Employees quit without notice and did not receive Feb expense report	1511117 - Payroll Services Fee	8.62	1689.18
General Journal	2/28/2025	609	Parts Town LLC	Feb debit card transactions-Employees quit without notice and did not receive Feb expense report	1511117 - Payroll Services Fee	32.8	1656.38
General Journal	2/28/2025	609	Parts Town LLC	Feb debit card transactions-Employees quit without notice and did not receive Feb expense report	1511117 - Payroll Services Fee	164.01	1492.37
General Journal	2/28/2025	609	McMaster-Carr	Feb debit card transactions-Employees quit without notice and did not receive Feb expense report	1511117 - Payroll Services Fee	58.93	1433.44
General Journal	2/28/2025	609	Home Depot	Feb debit card transactions-Employees quit without notice and did not receive Feb expense report	1511117 - Payroll Services Fee	52.12	1381.32
General Journal	2/28/2025	609	Amazon.com	Feb debit card transactions-Employees quit without notice and did not receive Feb expense report	1511117 - Payroll Services Fee	54.53	1326.79
General Journal	2/28/2025	609	Amazon.com	Feb debit card transactions-Employees quit without notice and did not receive Feb expense report	1511117 - Payroll Services Fee	139.32	1187.47
General Journal	2/28/2025	609	Parts Town LLC	Feb debit card transactions-Employees quit without notice and did not receive Feb expense report	1511117 - Payroll Services Fee	164.01	1351.48
General Journal	2/28/2025	609	IONOS	Feb debit card transactions-Employees quit without notice and did not receive Feb expense report	1511117 - Payroll Services Fee	12.99	1338.49
General Journal	2/28/2025	609	Amazon.com	Feb debit card transactions-Employees quit without notice and did not receive Feb expense report	1511117 - Payroll Services Fee	159.99	1178.5
General Journal	2/28/2025	609	Amazon.com	Feb debit card transactions-Employees quit without notice and did not receive Feb expense report	1511117 - Payroll Services Fee	35.99	1142.51
General Journal	2/28/2025	609	Amazon.com	Feb debit card transactions-Employees quit without notice and did not receive Feb expense report	1511117 - Payroll Services Fee	41.34	1101.17
General Journal	2/28/2025	609	Home Depot	Feb debit card transactions-Employees quit without notice and did not receive Feb expense report	1511117 - Payroll Services Fee	34.03	1067.14
General Journal	2/28/2025	609	Amazon.com	Feb debit card transactions-Employees quit without notice and did not receive Feb expense report	1511117 - Payroll Services Fee	9.99	1057.15
General Journal	2/28/2025	609	Parts Town LLC	Feb debit card transactions-Employees quit without notice and did not receive Feb expense report	1511117 - Payroll Services Fee	164.01	1221.16
General Journal	2/28/2025	609	Sherwin Williams	Feb debit card transactions-Employees quit without notice and did not receive Feb expense report	1511117 - Payroll Services Fee	72.41	1148.75
General Journal	2/28/2025	609	Amazon.com	Feb debit card transactions-Employees quit without notice and did not receive Feb expense report	1511117 - Payroll Services Fee	90	1058.75
General Journal	2/28/2025	609	Amazon.com	Feb debit card transactions-Employees quit without notice and did not receive Feb expense report	1511117 - Payroll Services Fee	44.55	1014.2
General Journal	2/28/2025	609	Google Play	Feb debit card transactions-Employees quit without notice and did not receive Feb expense report	1511117 - Payroll Services Fee	1.99	1012.21
General Journal	2/28/2025	609	Amazon.com	Feb debit card transactions-Employees quit without notice and did not receive Feb expense report	1511117 - Payroll Services Fee	10.95	1001.26
General Journal	2/28/2025	609	Amazon.com	Feb debit card transactions-Employees quit without notice and did not receive Feb expense report	1511117 - Payroll Services Fee	44.99	956.27
General Journal	2/28/2025	609	Amazon.com	Feb debit card transactions-Employees quit without notice and did not receive Feb expense report	1511117 - Payroll Services Fee	137.14	819.13
General Journal	2/28/2025	609	Ford	Feb debit card transactions-Employees quit without notice and did not receive Feb expense report	1511117 - Payroll Services Fee	290.45	528.68
General Journal	2/28/2025	609	Home Depot	Feb debit card transactions-Employees quit without notice and did not receive Feb expense report	1511117 - Payroll Services Fee	21.26	507.42
General Journal	2/28/2025	609	Constant Contacts	Feb debit card transactions-Employees quit without notice and did not receive Feb expense report	1511117 - Payroll Services Fee	52	455.42
General Journal	2/28/2025	609	Cross Creek Pak and Ship	Feb debit card transactions-Employees quit without notice and did not receive Feb expense report	1511117 - Payroll Services Fee	6.82	448.6
General Journal	2/28/2025	609	First Champ	Feb debit card transactions-Employees quit without notice and did not receive Feb expense report	1511117 - Payroll Services Fee	29.55	419.05
General Journal	2/28/2025	609	Amazon.com	Feb debit card transactions-Employees quit without notice and did not receive Feb expense report	1511117 - Payroll Services Fee	137.76	281.29
General Journal	3/31/2025	606		March debit card	1541041 - Beach club office equipment	12.99	268.3
General Journal	3/31/2025	606		March debit card	1541041 - Beach club office equipment	24.95	243.35
General Journal	3/31/2025	606		March debit card-sent to bank 4/10/25	1541041 - Beach club office equipment	26.79	216.56
Total 1001001 - Debit Card BU - Op. 7713						7328.02	8026.61
1001002 - MMK Bank United 5435							712712.67
1001003 - MMK Bank United-Restricted							8926.91
General Journal	10/14/2024	606		DS payment paid from Operating account - this zeros out restricted cash in the MMK	1001002 - MMK Bank United 5435	8926.91	0
General Journal	10/31/2024	612		Excess fees FY24	1001002 - MMK Bank United 5435	838.52	838.52
General Journal	11/6/2024	605		Tax collections GF	1001002 - MMK Bank United 5435	1312.5	2151.02
General Journal	11/15/2024	606		Tax collections GF	1001002 - MMK Bank United 5435	4016.19	6167.21
General Journal	11/22/2024	607		Tax collections GF	1001002 - MMK Bank United 5435	2078.34	8245.55
General Journal	12/3/2024	613		Tax collections GF	1001002 - MMK Bank United 5435	2447.57	10693.12
General Journal	12/6/2024	614		Tax collections GF	1001002 - MMK Bank United 5435	45237.62	55930.74
General Journal	12/17/2024	615		Tax collections GF	1001002 - MMK Bank United 5435	12755.31	68686.05
General Journal	1/7/2025	605		Tax collections GF	1001002 - MMK Bank United 5435	26022.34	94708.39
General Journal	1/31/2025	607		Tax collections GF	1001002 - MMK Bank United 5435	109.93	94818.32
General Journal	2/7/2025	604		Tax collections GF	1001002 - MMK Bank United 5435	2334.83	97153.15
Check	3/1/2025	Wire	Cory Lakes CDD C/O US Bank	FY25 Tax collections DS 2013	1207001 - Due to DS 2013	97153.15	0
General Journal	3/10/2025	605		Tax collections GF	1001002 - MMK Bank United 5435	1505.41	1505.41
General Journal	4/7/2025	617		Tax collections GF	1001002 - MMK Bank United 5435	1712.66	3218.07
General Journal	4/25/2025	618		Tax collections GF	1001002 - MMK Bank United 5435	38.66	3256.73
Total 1001003 - MMK Bank United-Restricted						100409.88	106080.06
1001002 - MMK Bank United 5435 - Other							703785.76
Deposit	10/4/2024			Deposit	-SPLIT-	845	704630.76
Transfer	10/11/2024			to transfer funds from bills from OP account-this puts funds back into MM account	1101004 - Money Market BU 4004	150000	554630.76
General Journal	10/14/2024	606		DS payment paid from Operating account - this zeros out restricted cash in the MMK	1001003 - MMK Bank United-Restricted	8926.91	563557.67
Transfer	10/25/2024			Funds Transfer	1001000 - Cash BU - Operating 5451	125000	438557.67
General Journal	10/31/2024	612		Excess fees FY24	-SPLIT-	20806.99	459364.66
General Journal	10/31/2024	612		Excess fees FY24	1001002 - MMK Bank United 5435	838.52	458526.14
Deposit	10/31/2024			Deposit	-SPLIT-	1355	459881.14
Deposit	10/31/2024			Deposit	-SPLIT-	700	460581.14
Deposit	10/31/2024			Deposit	-SPLIT-	1080.52	461661.66

Deposit	10/31/2024		Interest	1361001 - Interest Earnings - GF	2181.15		463842.81
Transfer	11/4/2024		Funds Transfer	1001001 - Debit Card BU - Op. 7713		2000	461842.81
Transfer	11/4/2024		Funds Transfer	1001000 - Cash BU - Operating 5451		125000	336842.81
General Journal	11/6/2024	605	Tax collections GF	-SPLIT-	34632.4		371475.21
General Journal	11/6/2024	605	Tax collections GF	1001002 - MMK Bank United 5435		1312.5	370162.71
Transfer	11/14/2024		Funds Transfer	1001000 - Cash BU - Operating 5451		150000	220162.71
General Journal	11/15/2024	606	Tax collections GF	-SPLIT-	105973.23		326135.94
General Journal	11/15/2024	606	Tax collections GF	1001002 - MMK Bank United 5435		4016.19	322119.75
General Journal	11/22/2024	607	Tax collections GF	-SPLIT-	54840.2		376959.95
General Journal	11/22/2024	607	Tax collections GF	1001002 - MMK Bank United 5435		2078.34	374881.61
Deposit	11/30/2024		Interest	1361001 - Interest Earnings - GF	1241.64		376123.25
General Journal	12/3/2024	613	Tax collections GF	-SPLIT-	64582.88		440706.13
General Journal	12/3/2024	613	Tax collections GF	1001002 - MMK Bank United 5435		2447.57	438258.56
General Journal	12/6/2024	614	Tax collections GF	-SPLIT-	1193663.24		1631921.8
General Journal	12/6/2024	614	Tax collections GF	1001002 - MMK Bank United 5435		45237.62	1586684.18
Transfer	12/11/2024		Funds Transfer	1001000 - Cash BU - Operating 5451		200000	1386684.18
Transfer	12/12/2024		Funds Transfer	1001005 - Reserved for Weir project		175000	1211684.18
General Journal	12/17/2024	615	Tax collections GF	-SPLIT-	336568.14		1548252.32
General Journal	12/17/2024	615	Tax collections GF	1001002 - MMK Bank United 5435		12755.31	1535497.01
Transfer	12/17/2024		Funds Transfer	1001006 - MM Reserved for Operating Cap		80637.28	1454859.73
Deposit	12/31/2024		Interest	1361001 - Interest Earnings - GF	4357.18		1459216.91
Transfer	12/31/2024		Funds Transfer	1001005 - Reserved for Weir project		125000	1334216.91
General Journal	1/7/2025	605	Tax collections GF	-SPLIT-	686639.05		2020855.96
General Journal	1/7/2025	605	Tax collections GF	1001002 - MMK Bank United 5435		26022.34	1994833.62
Transfer	1/10/2025		Funds Transfer	1001000 - Cash BU - Operating 5451		200000	1794833.62
Deposit	1/10/2025		Deposit	1510260 - Public Official & GL Insurance	677		1795510.62
Deposit	1/10/2025		Deposit	-SPLIT-	700		1796210.62
General Journal	1/31/2025	607	Tax collections GF	-SPLIT-	3271		1799481.62
General Journal	1/31/2025	607	Tax collections GF	-SPLIT-	2900.55		1802382.17
Deposit	1/31/2025		Interest	1001002 - MMK Bank United 5435		109.93	1802272.24
General Journal	2/7/2025	604	Tax collections GF	1361001 - Interest Earnings - GF	5878.99		1808151.23
General Journal	2/7/2025	604	Tax collections GF	-SPLIT-	61607.95		1869759.18
Deposit	2/28/2025		Deposit	1001002 - MMK Bank United 5435		2334.83	1867424.35
Deposit	2/28/2025		Interest	1546006 - Tree removal	2300		1869724.35
Transfer	3/4/2025		Funds Transfer	1361001 - Interest Earnings - GF	5615.91		1875340.26
General Journal	3/10/2025	605	Tax collections GF	1001000 - Cash BU - Operating 5451		150000	1725340.26
General Journal	3/10/2025	605	Tax collections GF	-SPLIT-	39722.53		1765062.79
Deposit	3/31/2025		Interest	1001002 - MMK Bank United 5435		1505.41	1763557.38
Transfer	4/7/2025		Funds Transfer	1361001 - Interest Earnings - GF	5720.94		1769278.32
General Journal	4/7/2025	617	Tax collections GF	1001000 - Cash BU - Operating 5451		150000	1619278.32
General Journal	4/7/2025	617	Tax collections GF	-SPLIT-	45191.15		1664469.47
General Journal	4/25/2025	618	Tax collections GF	1001002 - MMK Bank United 5435		1712.66	1662756.81
General Journal	4/25/2025	618	Tax collections GF	-SPLIT-	1020.09		1663776.9
Transfer	4/30/2025		Funds Transfer	1001002 - MMK Bank United 5435		38.66	1663738.24
Deposit	4/30/2025		Interest	1001000 - Cash BU - Operating 5451		200000	1463738.24
Transfer	4/30/2025		to close account	1361001 - Interest Earnings - GF	5081.94		1468820.18
Total 1001002 - MMK Bank United 5435 - Other				1001007 - Bank account 4641	2600		1471420.18
Total 1001002 - MMK Bank United 5435					2700681.58	1933047.16	1471420.18
1001007 - Bank account 4641					2801091.46	2039127.22	1474676.91
General Journal	1/31/2025	616					0
General Journal	2/28/2025	616		1513035 - Bank fees		75	-75
General Journal	3/31/2025	616		1513035 - Bank fees		75	-150
Deposit	4/1/2025		Deposit	1513035 - Bank fees		75	-225
Deposit	4/1/2025		Deposit	-SPLIT-	2550		2325
General Journal	4/30/2025	616		1363095 - Rental Income	350		2675
Transfer	4/30/2025		to close account	1513035 - Bank fees		75	2600
Total 1001007 - Bank account 4641				1001002 - MMK Bank United 5435		2600	0
1101000 - Cash In Bank - Old Oper Acct					2900	2900	0
Total 1101000 - Cash In Bank - Old Oper Acct							0
1101001 - Cash - Operating Account ST							0
Total 1101001 - Cash - Operating Account ST							0
1101002 - SunTrust - operating - 2321							6577.76
1101003 - Restricted Cash for Debt Svc							0
Total 1101003 - Restricted Cash for Debt Svc							0
1101002 - SunTrust - operating - 2321 - Other							6577.76
Total 1101002 - SunTrust - operating - 2321 - Other							6577.76
Total 1101002 - SunTrust - operating - 2321							6577.76
1101004 - Money Market BU 4004							452053.77

1001005 - Reserved for Weir project					53784
General Journal	10/31/2024	605	to zero out mm account after funding current operating reserve--will transfer weir funds when ava...	1101004 - Money Market BU 4004	34421.28
General Journal	11/30/2024	610		1001006 - MM Reserved for Operating Cap	380637.28
General Journal	12/1/2024	610R	Reverse of GJE 610 --	1001006 - MM Reserved for Operating Cap	380637.28
Transfer	12/12/2024		VOID: Funds Transfer	1001000 - Cash BU - Operating 5451	0
Transfer	12/12/2024		Funds Transfer	1001002 - MMK Bank United 5435	175000
General Journal	12/12/2024	609		1001006 - MM Reserved for Operating Cap	80637.28
Transfer	12/31/2024		Funds Transfer	1001002 - MMK Bank United 5435	125000
General Journal	2/28/2025	610	Hecker construction inv 7256	1001000 - Cash BU - Operating 5451	32200
Total 1001005 - Reserved for Weir project					761274.56
1001006 - MM Reserved for Operating Cap					447258.56
General Journal	10/31/2024	604	move operating reserve per budget	1101004 - Money Market BU 4004	368376
General Journal	11/30/2024	610		1001005 - Reserved for Weir project	380637.28
General Journal	12/1/2024	610R	Reverse of GJE 610 --	1001005 - Reserved for Weir project	380637.28
General Journal	12/12/2024	609	Funds Transfer	1001005 - Reserved for Weir project	80637.28
Transfer	12/17/2024			1001002 - MMK Bank United 5435	829650.56
Total 1001006 - MM Reserved for Operating Cap					461274.56
1101004 - Money Market BU 4004 - Other					330742.77
Transfer	10/11/2024		Funds Transfer	1001000 - Cash BU - Operating 5451	150000
Transfer	10/11/2024		to transfer funds from bills from OP account-this puts funds back into MM account	1001002 - MMK Bank United 5435	150000
Deposit	10/31/2024		Interest	1361001 - Interest Earnings - GF	1680.49
General Journal	10/31/2024	604	move operating reserve per budget	1001006 - MM Reserved for Operating Cap	368376
General Journal	10/31/2024	605	to zero out mm account after funding current operating reserve--will transfer weir funds when ava...	1001005 - Reserved for Weir project	34421.28
Deposit	11/30/2024		Interest	1361001 - Interest Earnings - GF	1531.46
Deposit	12/31/2024		Interest	1361001 - Interest Earnings - GF	1998.17
Deposit	1/31/2025		Interest	1361001 - Interest Earnings - GF	2578.76
Deposit	2/28/2025		Interest	1361001 - Interest Earnings - GF	2417.82
Deposit	3/31/2025		Interest	1361001 - Interest Earnings - GF	2615.1
Total 1101004 - Money Market BU 4004 - Other					197243.08
Total 1101004 - Money Market BU 4004					1788168.2
1101005 - Cash - Old Debit Card					1426909.12
Total 1101005 - Cash - Old Debit Card					0
1101006 - SunTrust - operating-2700 - OLD					0
Total 1101006 - SunTrust - operating-2700 - OLD					9781.6
1101020 - SunTrust - Debit card acct 2718					9781.6
General Journal	10/31/2024	617 Amazon.com	Oct old debit card charges by new maintenance sup	1541091 - Outside facilities maintenance	772.19
General Journal	10/31/2024	617 Amazon.com	Oct old debit card charges by new maintenance sup	1541091 - Outside facilities maintenance	16.34
General Journal	10/31/2024	617 Amazon.com	Oct old debit card charges by new maintenance sup	1541091 - Outside facilities maintenance	7.85
General Journal	10/31/2024	617 Amazon.com	Oct old debit card charges by new maintenance sup	1541091 - Outside facilities maintenance	748
General Journal	10/31/2024	617 Amazon.com	Oct old debit card charges by new maintenance sup	1541091 - Outside facilities maintenance	24.51
General Journal	10/31/2024	617 Amazon.com	Oct old debit card charges by new maintenance sup	1541091 - Outside facilities maintenance	723.49
General Journal	10/31/2024	617 Amazon.com	Oct old debit card charges by new maintenance sup	1541091 - Outside facilities maintenance	14.78
General Journal	10/31/2024	617 Amazon.com	Oct old debit card charges by new maintenance sup	1541091 - Outside facilities maintenance	708.71
General Journal	10/31/2024	617 Amazon.com	Oct old debit card charges by new maintenance sup	1541091 - Outside facilities maintenance	105
General Journal	10/31/2024	617 Amazon.com	Oct old debit card charges by new maintenance sup	1541091 - Outside facilities maintenance	603.71
General Journal	10/31/2024	617 Amazon.com	Oct old debit card charges by new maintenance sup	1541091 - Outside facilities maintenance	86.9
General Journal	10/31/2024	617 Amazon.com	Oct old debit card charges by new maintenance sup	1541091 - Outside facilities maintenance	516.81
General Journal	10/31/2024	617 Amazon.com	Oct old debit card charges by new maintenance sup	1541091 - Outside facilities maintenance	15.51
General Journal	10/31/2024	617 Amazon.com	Oct old debit card charges by new maintenance sup	1541091 - Outside facilities maintenance	501.3
General Journal	10/31/2024	617 Amazon.com	Oct old debit card charges by new maintenance sup	1541091 - Outside facilities maintenance	17.98
General Journal	10/31/2024	617 Amazon.com	Oct old debit card charges by new maintenance sup	1541091 - Outside facilities maintenance	483.32
General Journal	10/31/2024	617 Amazon.com	Oct old debit card charges by new maintenance sup	1541091 - Outside facilities maintenance	6.99
General Journal	10/31/2024	617 Amazon.com	Oct old debit card charges by new maintenance sup	1541091 - Outside facilities maintenance	476.33
General Journal	10/31/2024	617 Amazon.com	Oct old debit card charges by new maintenance sup	1541091 - Outside facilities maintenance	61.27
General Journal	10/31/2024	617 Amazon.com	Oct old debit card charges by new maintenance sup	1541091 - Outside facilities maintenance	415.06
General Journal	10/31/2024	617 Amazon.com	Oct old debit card charges by new maintenance sup	1541091 - Outside facilities maintenance	113.62
General Journal	10/31/2024	617 Amazon.com	Oct old debit card charges by new maintenance sup	1541091 - Outside facilities maintenance	301.44
General Journal	10/31/2024	617 Amazon.com	Oct old debit card charges by new maintenance sup	1541091 - Outside facilities maintenance	59.76
General Journal	10/31/2024	617 Amazon.com	Oct old debit card charges by new maintenance sup	1541091 - Outside facilities maintenance	241.68
General Journal	10/31/2024	617 Amazon.com	Oct old debit card charges by new maintenance sup	1541091 - Outside facilities maintenance	85.86
General Journal	10/31/2024	617 Amazon.com	Oct old debit card charges by new maintenance sup	1541091 - Outside facilities maintenance	155.82
General Journal	10/31/2024	617 Amazon.com	Oct old debit card charges by new maintenance sup	1541091 - Outside facilities maintenance	9.58
General Journal	10/31/2024	617 Amazon.com	Oct old debit card charges by new maintenance sup	1541091 - Outside facilities maintenance	146.24
General Journal	10/31/2024	617 Amazon.com	Oct old debit card charges by new maintenance sup	1541091 - Outside facilities maintenance	9.99
General Journal	10/31/2024	617 Amazon.com	Oct old debit card charges by new maintenance sup	1541091 - Outside facilities maintenance	156.23
General Journal	10/31/2024	617 Amazon.com	Oct old debit card charges by new maintenance sup	1541091 - Outside facilities maintenance	51.97
General Journal	10/31/2024	617 Amazon.com	Oct old debit card charges by new maintenance sup	1541091 - Outside facilities maintenance	104.26
General Journal	10/31/2024	617 Amazon.com	Oct old debit card charges by new maintenance sup	1541091 - Outside facilities maintenance	44.99
General Journal	10/31/2024	617 Amazon.com	Oct old debit card charges by new maintenance sup	1541091 - Outside facilities maintenance	59.27
General Journal	10/31/2024	617 Amazon.com	Oct old debit card charges by new maintenance sup	1541091 - Outside facilities maintenance	9.98
General Journal	10/31/2024	617 Amazon.com	Oct old debit card charges by new maintenance sup	1541091 - Outside facilities maintenance	49.29
General Journal	10/31/2024	617 Amazon.com	Oct old debit card charges by new maintenance sup	1541091 - Outside facilities maintenance	23.28
General Journal	10/31/2024	617 Amazon.com	Oct old debit card charges by new maintenance sup	1541091 - Outside facilities maintenance	26.01
General Journal	10/31/2024	617 Amazon.com	Oct old debit card charges by new maintenance sup	1541091 - Outside facilities maintenance	46.51
General Journal	10/31/2024	617 Amazon.com	Oct old debit card charges by new maintenance sup	1541091 - Outside facilities maintenance	-20.5
General Journal	10/31/2024	617 Amazon.com	Oct old debit card charges by new maintenance sup	1541091 - Outside facilities maintenance	120
General Journal	10/31/2024	617 Amazon.com	Oct old debit card charges by new maintenance sup	1541091 - Outside facilities maintenance	-140.5
General Journal	10/31/2024	617 Amazon.com	Oct old debit card charges by new maintenance sup	1541091 - Outside facilities maintenance	75
General Journal	10/31/2024	617 Amazon.com	Oct old debit card charges by new maintenance sup	1541091 - Outside facilities maintenance	-215.5
General Journal	10/31/2024	617 Amazon.com	Oct old debit card charges by new maintenance sup	1541091 - Outside facilities maintenance	79.77
General Journal	10/31/2024	617 Amazon.com	Oct old debit card charges by new maintenance sup	1541091 - Outside facilities maintenance	-295.27
Total 1101020 - SunTrust - Debit card acct 2718					108.75
1101021 - First Horizon - Operating 2401					-404.02
1101029 - MM Restricted Cash					9.99
Total 1101029 - MM Restricted Cash					1186.2
1101021 - First Horizon - Operating 2401 - Other					-404.02
Total 1101021 - First Horizon - Operating 2401 - Other					0
Total 1101021 - First Horizon - Operating 2401					0
1101025 - First Horizon-MMK -1015					0
1101026 - Restricted cash-1015					0
Total 1101026 - Restricted cash-1015					0

1101025 - First Horizon-MMK -1015 - Other									0
Total 1101025 - First Horizon-MMK -1015 - Other									0
Total 1101025 - First Horizon-MMK -1015									0
1101030 - Debit card account-(FH 4934)									0
Total 1101030 - Debit card account-(FH 4934)									0
1110001 - Clearing Account									0
Total 1110001 - Clearing Account									0
2101031 - Cash - Reserve (United)									0
1001004 - Old Operating Account Truist									0
Total 1001004 - Old Operating Account Truist									0
2101031 - Cash - Reserve (United) - Other									0
Total 2101031 - Cash - Reserve (United) - Other									0
Total 2101031 - Cash - Reserve (United)									0
3151000 - Revenue Fund 2005									0
Total 3151000 - Revenue Fund 2005									0
3151004 - Reserve Fund 2005									0
Total 3151004 - Reserve Fund 2005									0
3151005 - Interest Fund 2005									0
Total 3151005 - Interest Fund 2005									0
3151006 - Sinking Fund 2005									0
Total 3151006 - Sinking Fund 2005									0
3151007 - Prepayment DS 2005									0
Total 3151007 - Prepayment DS 2005									0
4151000 - Escrow Fund 2013									0
Total 4151000 - Escrow Fund 2013									0
4151001 - DS 2013 Revenue Fund									112844.54
Transfer 10/31/2024				Funds Transfer	4151005 - DS 2013 Reserve Fund	194.49			113039.03
Transfer 10/31/2024				Funds Transfer	4151016 - DS 2013 Sinking Fund	12.86			113051.89
General Journal 10/31/2024	614			FY24 tax collection GF Check # 1005	4131002 - DS 2013 - Due From GF	8926.9			121978.79
Deposit 10/31/2024				Interest	4161001 - Interest Revenue - DS 2013	439.79			122418.58
Transfer 11/30/2024				Funds Transfer	4151015 - DS 2013 Interest		32431.25		89987.33
Transfer 11/30/2024				Funds Transfer	4151005 - DS 2013 Reserve Fund	189.86			90177.19
Transfer 11/30/2024				Funds Transfer	4151016 - DS 2013 Sinking Fund	12.56			90189.75
Transfer 11/30/2024				Funds Transfer	4151016 - DS 2013 Sinking Fund		26699.87		63489.88
Deposit 11/30/2024				Interest	4161001 - Interest Revenue - DS 2013	441.55			63931.43
Transfer 12/31/2024				Funds Transfer	4151005 - DS 2013 Reserve Fund	176.84			64108.27
Deposit 12/31/2024				Interest	4161001 - Interest Revenue - DS 2013	226.4			64334.67
Transfer 1/31/2025				Funds Transfer	4151005 - DS 2013 Reserve Fund	176.9			64511.57
Deposit 1/31/2025				Interest	4161001 - Interest Revenue - DS 2013	227.96			64739.53
Transfer 2/28/2025				Funds Transfer	4151005 - DS 2013 Reserve Fund	170.01			64909.54
Deposit 2/28/2025				Interest	4161001 - Interest Revenue - DS 2013	220.46			65130
General Journal 3/31/2025	614			FY25 tax collection GF Wire	4131002 - DS 2013 - Due From GF	97153.15			162283.15
Transfer 3/31/2025				Funds Transfer	4151005 - DS 2013 Reserve Fund	152.59			162435.74
Deposit 3/31/2025				Interest	4161001 - Interest Revenue - DS 2013	199.02			162634.76
Transfer 4/30/2025				Funds Transfer	4151005 - DS 2013 Reserve Fund	167.74			162802.5
Deposit 4/30/2025				Interest	4161001 - Interest Revenue - DS 2013	440.89			163243.39
Total 4151001 - DS 2013 Revenue Fund						109529.97	59131.12		163243.39
4151005 - DS 2013 Reserve Fund									49903.13
Transfer 10/31/2024				Funds Transfer	4151001 - DS 2013 Revenue Fund		194.49		49708.64
Deposit 10/31/2024				Interest	4161001 - Interest Revenue - DS 2013	194.49			49903.13
Transfer 11/30/2024				Funds Transfer	4151001 - DS 2013 Revenue Fund		189.86		49713.27
Deposit 11/30/2024				Interest	4161001 - Interest Revenue - DS 2013	189.86			49903.13
Transfer 12/31/2024				Funds Transfer	4151001 - DS 2013 Revenue Fund		176.84		49726.29
Deposit 12/31/2024				Interest	4161001 - Interest Revenue - DS 2013	176.84			49903.13
Transfer 1/31/2025				Funds Transfer	4151001 - DS 2013 Revenue Fund		176.9		49726.23
Deposit 1/31/2025				Interest	4161001 - Interest Revenue - DS 2013	176.9			49903.13
Transfer 2/28/2025				Funds Transfer	4151001 - DS 2013 Revenue Fund		170.01		49733.12
Deposit 2/28/2025				Interest	4161001 - Interest Revenue - DS 2013	170.01			49903.13
Transfer 3/31/2025				Funds Transfer	4151001 - DS 2013 Revenue Fund		152.59		49750.54
Deposit 3/31/2025				Interest	4161001 - Interest Revenue - DS 2013	152.59			49903.13
Transfer 4/30/2025				Funds Transfer	4151001 - DS 2013 Revenue Fund		167.74		49735.39
Deposit 4/30/2025				Interest	4161001 - Interest Revenue - DS 2013	167.74			49903.13
Total 4151005 - DS 2013 Reserve Fund						1228.43	1228.43		49903.13
4151007 - 2013 DS - Optional Redemption									0
Total 4151007 - 2013 DS - Optional Redemption									0
4151010 - DS 2013 Cost of Issuance									0
Total 4151010 - DS 2013 Cost of Issuance									0
4151015 - DS 2013 Interest									0
General Journal 11/30/2024	609			11/1/24 interest pmt	3517720 - Interest Expense - DS 2013		32431.25		-32431.25

Transfer	11/30/2024		Funds Transfer		4151001 - DS 2013 Revenue Fund	32431.25		0
Total 4151015 - DS 2013 Interest						32431.25	32431.25	0
4151016 - DS 2013 Sinking Fund								3300.13
Transfer	10/31/2024		Funds Transfer		4151001 - DS 2013 Revenue Fund		12.86	3287.27
Deposit	10/31/2024		Interest		4161001 - Interest Revenue - DS 2013	12.86		3300.13
General Journal	11/30/2024	610	11/1/2024 principal payment		3517710 - Principal Retirement - DS 2013		30000	-26699.87
Transfer	11/30/2024		Funds Transfer		4151001 - DS 2013 Revenue Fund		12.56	-26712.43
Transfer	11/30/2024		Funds Transfer		4151001 - DS 2013 Revenue Fund	26699.87		-12.56
Deposit	11/30/2024		Interest		4161001 - Interest Revenue - DS 2013	12.56		0
Total 4151016 - DS 2013 Sinking Fund						26725.29	30025.42	0
4151020 - DS 2013 Prepayment								0
Total 4151020 - DS 2013 Prepayment								0
4151027 - DS 2013 Principal A1								0
Total 4151027 - DS 2013 Principal A1								0
5151001 - DS 2013 A1 Revenue Fund								0
Total 5151001 - DS 2013 A1 Revenue Fund								0
5151007 - DS 2013 A1 Reserve								0
Total 5151007 - DS 2013 A1 Reserve								0
5151017 - DS 2013 A1 Interest								0
Total 5151017 - DS 2013 A1 Interest								0
5151025 - DS 2013 A1 Prepayment								0
Total 5151025 - DS 2013 A1 Prepayment								0
5151030 - DS 2013 A1 Sinking Fund								0
Total 5151030 - DS 2013 A1 Sinking Fund								0
6151001 - 2017 Note Revenue Fund								0.28
Total 6151001 - 2017 Note Revenue Fund								0.28
6151007 - 2017 Note Reserve Fund								0.15
Total 6151007 - 2017 Note Reserve Fund								0.15
8151010 - Constr - Custody Fund								0.02
Total 8151010 - Constr - Custody Fund								0.02
8151020 - Acquisition-Constr Gen Acct								0
Total 8151020 - Acquisition-Constr Gen Acct								0
8151030 - Cap - Acquisition/Constr								0
Total 8151030 - Cap - Acquisition/Constr								0
9151000 - Acqu/Const 301								0
Total 9151000 - Acqu/Const 301								0
9151005 - Acqu/Const Fund - 2013								0.02
Total 9151005 - Acqu/Const Fund - 2013								0.02
1115000 - Account Receivable								282
General Journal	10/25/2024	607 Strongroom - Avidpay	ck # 100320 was ACH vendor was unable to retrieve. Wired funds 10/25 MG-this AR ensures funds ar...		1001000 - Cash BU - Operating 5451	30126		30408
General Journal	11/27/2024	607R Strongroom - Avidpay	Reverse of GJE 607 -- ck # 100320 was ACH vendor was unable to retrieve. Wired funds 10/25 MG-th...		1001000 - Cash BU - Operating 5451		30126	282
Total 1115000 - Account Receivable						30126	30126	282
1115001 - Accounts Receivable - Other								0
Total 1115001 - Accounts Receivable - Other								0
1115015 - Assessments Receivable PY								0
Total 1115015 - Assessments Receivable PY								0
1120001 - Roll Assessments Receivable CY								0
Total 1120001 - Roll Assessments Receivable CY								0
1122000 - Off-Roll Assessments Rec CY								0
Total 1122000 - Off-Roll Assessments Rec CY								0
2115000 - Accounts Receivable - PY								0
Total 2115000 - Accounts Receivable - PY								0
2122000 - Rec. Off-Roll Assessments DS								0
Total 2122000 - Rec. Off-Roll Assessments DS								0
3123001 - On Roll Assessment Rec. DS								0
Total 3123001 - On Roll Assessment Rec. DS								0
1101010 - Cash on Hand								0
Total 1101010 - Cash on Hand								0
1123000 - Assessments On Roll - Cachet Is								0
Total 1123000 - Assessments On Roll - Cachet Is								0
1123003 - On Roll Assmts Excess Fees Rec								19968.47
General Journal	10/31/2024	612	Excess fees FY24		1001002 - MMK Bank United 5435		19968.47	0
Total 1123003 - On Roll Assmts Excess Fees Rec						0	19968.47	0
1130001 - On Roll Assessments Receivable								0
General Journal	10/1/2024	604	BOY Tax collections rec and def rev entry		1223000 - Deferred Revenue On-Roll	2585417		2585417
General Journal	11/6/2024	605	Tax collections GF		1001002 - MMK Bank United 5435		33319.9	2552097.1
General Journal	11/15/2024	606	Tax collections GF		1001002 - MMK Bank United 5435		101957.04	2450140.06
General Journal	11/22/2024	607	Tax collections GF		1001002 - MMK Bank United 5435		52761.85	2397378.21
General Journal	12/3/2024	613	Tax collections GF		1001002 - MMK Bank United 5435		62135.31	2335242.9

General Journal	12/6/2024	614	Tax collections GF	1001002 - MMK Bank United 5435		1148425.62	1186817.28
General Journal	12/17/2024	615	Tax collections GF	1001002 - MMK Bank United 5435		323812.83	863004.45
General Journal	1/7/2025	605	Tax collections GF	1001002 - MMK Bank United 5435		660616.7	202387.75
General Journal	1/31/2025	607	Tax collections GF	1001002 - MMK Bank United 5435		2790.62	199597.13
General Journal	2/7/2025	604	Tax collections GF	1001002 - MMK Bank United 5435		59273.13	140324
General Journal	3/10/2025	605	Tax collections GF	1001002 - MMK Bank United 5435		38217.12	102106.88
General Journal	4/7/2025	617	Tax collections GF	1001002 - MMK Bank United 5435		43478.49	58628.39
General Journal	4/25/2025	618	Tax collections GF	1001002 - MMK Bank United 5435		981.43	57646.96
Total 1130001 - On Roll Assessments Receivable					2585417	2527770.04	57646.96
1131000 - Due from other							12844.42
1131005 - Due From Construction							0
Total 1131005 - Due From Construction							0
1131006 - Due from Reserves							0
Total 1131006 - Due from Reserves							0
1131007 - Due from DS 2013							0
Total 1131007 - Due from DS 2013							0
2131001 - DTDF Rec from GF							0
Total 2131001 - DTDF Rec from GF							0
4131001 - DS 2019 - Due from 2013 Series							0
Total 4131001 - DS 2019 - Due from 2013 Series							0
4131002 - DS 2013 - Due From GF							8926.91
General Journal	10/31/2024	612	Excess fees FY24	1001002 - MMK Bank United 5435	838.52		9765.43
General Journal	10/31/2024	614	FY24 tax collection GF Check # 1005	4151001 - DS 2013 Revenue Fund		8926.9	838.53
General Journal	11/6/2024	605	Tax collections DS	1001002 - MMK Bank United 5435	1312.5		2151.03
General Journal	11/15/2024	606	Tax collections DS	1001002 - MMK Bank United 5435	4016.19		6167.22
General Journal	11/22/2024	607	Tax collections DS	1001002 - MMK Bank United 5435	2078.34		8245.56
General Journal	12/3/2024	613	Tax collections DS	1001002 - MMK Bank United 5435	2447.57		10693.13
General Journal	12/6/2024	614	Tax collections DS	1001002 - MMK Bank United 5435	45237.62		55930.75
General Journal	12/17/2024	615	Tax collections DS	1001002 - MMK Bank United 5435	12755.31		68686.06
General Journal	1/7/2025	605	Tax collections DS	1001002 - MMK Bank United 5435	26022.34		94708.4
General Journal	1/31/2025	607	Tax collections DS	1001002 - MMK Bank United 5435	109.93		94818.33
General Journal	2/7/2025	604	Tax collections DS	1001002 - MMK Bank United 5435	2334.83		97153.16
General Journal	3/10/2025	605	Tax collections DS	1001002 - MMK Bank United 5435	1505.41		98658.57
General Journal	3/31/2025	614	FY25 tax collection GF Wire	4151001 - DS 2013 Revenue Fund		97153.15	1505.42
General Journal	4/7/2025	617	Tax collections DS	1001002 - MMK Bank United 5435	1712.66		3218.08
General Journal	4/25/2025	618	Tax collections DS	1001002 - MMK Bank United 5435	38.66		3256.74
Total 4131002 - DS 2013 - Due From GF					100409.88	106080.05	3256.74
1131000 - Due from other - Other							3917.51
Total 1131000 - Due from other - Other							3917.51
Total 1131000 - Due from other						100409.88	106080.05
1131001 - Accounts Receivable Other (UP)							6491.98
General Journal	12/26/2024	618	Prior mgmt co charged fees to Breeze account. Shima contacted Lucy Martel. Update Patricia conta...	1001000 - Cash BU - Operating 5451	1027.5		7519.48
Total 1131001 - Accounts Receivable Other (UP)					1027.5	0	7519.48
1131050 - Accounts receivable - Fraud							2529.79
General Journal	3/31/2025	606	March debit card-sent to bank 4/10/25	1541041 - Beach club office equipment	26.79		2556.58
Total 1131050 - Accounts receivable - Fraud					26.79	0	2556.58
1155000 - Prepaid Expenses							8011.03
General Journal	10/31/2024	603	Envera invoice 745255 10/1/2024-12/31/2024	-SPLIT-		607	7404.03
General Journal	10/31/2024	603	Envera invoice 745256 10/1/2024-12/31/2024	1155000 - Prepaid Expenses		375	7029.03
General Journal	10/31/2024	603	Envera invoice 745254 10/1/2024-12/31/2024	1155000 - Prepaid Expenses		575	6454.03
General Journal	11/30/2024	603	Envera invoice 745255 10/1/2024-12/31/2024	-SPLIT-		607	5847.03
General Journal	11/30/2024	603	Envera invoice 745256 10/1/2024-12/31/2024	1155000 - Prepaid Expenses		375	5472.03
General Journal	11/30/2024	603	Envera invoice 745254 10/1/2024-12/31/2024	1155000 - Prepaid Expenses		575	4897.03
General Journal	11/30/2024	603	US Bank Invoice 7515930 10/1/2024-9/30/2025	1155000 - Prepaid Expenses	2963.13		7860.16
General Journal	12/31/2024	603	Envera invoice 745255 10/1/2024-12/31/2024	-SPLIT-		607	7253.16
General Journal	12/31/2024	603	Envera invoice 745256 10/1/2024-12/31/2024	1155000 - Prepaid Expenses		375	6878.16
General Journal	12/31/2024	603	Envera invoice 745254 10/1/2024-12/31/2024	1155000 - Prepaid Expenses		575	6303.16
General Journal	12/31/2024	603	US Bank Invoice 7515930 10/1/2024-9/30/2025	1155000 - Prepaid Expenses		296.31	6006.85
General Journal	1/31/2025	603	Envera invoice 748625 1/1/2025-3/31/2025	-SPLIT-	1214		7220.85
General Journal	1/31/2025	603	Envera invoice 748626 1/1/2025-3/31/2025	1155000 - Prepaid Expenses	750		7970.85
General Journal	1/31/2025	603	Envera invoice 748624 1/1/2025-3/31/2025	1155000 - Prepaid Expenses	1150		9120.85
General Journal	1/31/2025	603	US Bank Invoice 7515930 10/1/2024-9/30/2025	1155000 - Prepaid Expenses		296.31	8824.54
General Journal	2/28/2025	603	Envera invoice 748625 1/1/2025-3/31/2025	-SPLIT-		607	8217.54
General Journal	2/28/2025	603	Envera invoice 748626 1/1/2025-3/31/2025	1155000 - Prepaid Expenses		375	7842.54
General Journal	2/28/2025	603	Envera invoice 748624 1/1/2025-3/31/2025	1155000 - Prepaid Expenses		575	7267.54
General Journal	2/28/2025	603	US Bank Invoice 7515930 10/1/2024-9/30/2025	1155000 - Prepaid Expenses		296.31	6971.23
General Journal	3/31/2025	603	Envera invoice 748625 1/1/2025-3/31/2025	-SPLIT-		607	6364.23
General Journal	3/31/2025	603	Envera invoice 748626 1/1/2025-3/31/2025	1155000 - Prepaid Expenses		375	5989.23
General Journal	3/31/2025	603	Envera invoice 748624 1/1/2025-3/31/2025	1155000 - Prepaid Expenses		575	5414.23

General Journal	3/31/2025	603	US Bank Invoice 7515930 10/1/2024-9/30/2025	1155000 - Prepaid Expenses		296.31	5117.92
General Journal	4/30/2025	603	Envera invoice 752538 4/1/25-6/30/25	-SPLIT-	189.63		5307.55
General Journal	4/30/2025	603	Envera invoice 752539 4/1/25-6/30/25	1155000 - Prepaid Expenses	1150		6457.55
General Journal	4/30/2025	603	Envera invoice 752361 4/1/25-6/30/25	1155000 - Prepaid Expenses	750		7207.55
General Journal	4/30/2025	603	US Bank Invoice 7515930 10/1/2024-9/30/2025	1155000 - Prepaid Expenses		296.31	6911.24
Total 1155000 - Prepaid Expenses					8166.76	9266.55	6911.24
1156200 - Rental Deposits							0
Total 1156200 - Rental Deposits							0
1156500 - Utility Deposits							23154.38
Total 1156500 - Utility Deposits							23154.38
12000 - Undeposited Funds							0
Total 12000 - Undeposited Funds							0
12100 - Inventory Asset							0
Total 12100 - Inventory Asset							0
2123000 - On-Roll Assessments Rec DS							838.53
General Journal	10/1/2024	604	BOY Tax collections rec and def rev entry	1223000 - Deferred Revenue On-Roll	101930		102768.53
General Journal	10/31/2024	612	Excess fees FY24	1001002 - MMK Bank United 5435		838.52	101930.01
General Journal	11/6/2024	605	Tax collections DS	1001002 - MMK Bank United 5435		1312.5	100617.51
General Journal	11/15/2024	606	Tax collections DS	1001002 - MMK Bank United 5435		4016.19	96601.32
General Journal	11/22/2024	607	Tax collections DS	1001002 - MMK Bank United 5435		2078.34	94522.98
General Journal	12/3/2024	613	Tax collections DS	1001002 - MMK Bank United 5435		2447.57	92075.41
General Journal	12/6/2024	614	Tax collections DS	1001002 - MMK Bank United 5435		45237.62	46837.79
General Journal	12/17/2024	615	Tax collections DS	1001002 - MMK Bank United 5435		12755.31	34082.48
General Journal	1/7/2025	605	Tax collections DS	1001002 - MMK Bank United 5435		26022.34	8060.14
General Journal	1/31/2025	607	Tax collections DS	1001002 - MMK Bank United 5435		109.93	7950.21
General Journal	2/7/2025	604	Tax collections DS	1001002 - MMK Bank United 5435		2334.83	5615.38
General Journal	3/10/2025	605	Tax collections DS	1001002 - MMK Bank United 5435		1505.41	4109.97
General Journal	4/7/2025	617	Tax collections DS	1001002 - MMK Bank United 5435		1712.66	2397.31
General Journal	4/25/2025	618	Tax collections DS	1001002 - MMK Bank United 5435		38.66	2358.65
Total 2123000 - On-Roll Assessments Rec DS					101930	100409.88	2358.65
2232004 - Due From GF For Reserve							0
Total 2232004 - Due From GF For Reserve							0
3123003 - On Roll Assess. DS Excess Fees							0
Total 3123003 - On Roll Assess. DS Excess Fees							0
3333333 - Operating Lease ROU Asset							0
Total 3333333 - Operating Lease ROU Asset							0
1200000 - Accounts Payable							-58107.71
Bill	10/1/2024	186882	Landscape Maintenance Professionals, Inc.	Reference: Monthly lawn Maintenance contract Oct24. https://clientname(FILLIN).payableslockbox.com/DocView/Invoice/538359183 (Reference: Contract # 500-0666087-000.)	1546001 - Landscape Maintenance	28800.37	-86908.08
Bill Pmt -Check	10/1/2024	100299	US Bank Equipment Finance	Professional Management Monthly Services	1001000 - Cash BU - Operating 5451	147.56	-86760.52
Bill	10/1/2024	4071	Kai Connected, LLC	Security at cross creek, morris bridge gate and pool guard	1513020 - District Manager	5833.33	-92593.85
Bill	10/1/2024	3	JCS Investigations	Routine Aquatic Maintenance (Pond Spraying)	-SPLIT-	37440	-130033.85
Bill	10/1/2024	SE-25133	Steadfast Environmental, LLC	Reference: Waste Management Services. https://clientname(FILLIN).payableslockbox.com/DocView/Invoice/538359183 (Reference: Contract # 500-0666087-000.)	1537005 - Lake/Pond Bank Maintenance	4800	-134833.85
Bill	10/1/2024	0084799-2206-7	WM Corp Services, Inc	Reference: DSK Cellular Monthly Charge. https://clientname(FILLIN).payableslockbox.com/DocView/Invoice/538359183 (Reference: Contract # 500-0666087-000.)	1534010 - Solid waste removal	583.79	-135417.64
Bill	10/1/2024	163524	Gate Tech Inc.	Reference: Florida Insurance Alliance. https://clientname(FILLIN).payableslockbox.com/DocView/Invoice/538359183 (Reference: Contract # 500-0666087-000.)	1546061 - Security gate M&R	54.94	-135472.58
Bill	10/1/2024	25841	Egis Insurance Advisors LLC	Annual District Filing Fee	1510260 - Public Official & GL Insurance	65959	-201431.58
Bill	10/1/2024	89915	Florida Dept of Economic Opportunity	Entrance #1	1513040 - Florida Filing Fee	175	-201606.58
Bill	10/1/2024	746423	Envera Systems	Reverse of GJE 604 -- Illuminations Holiday Decorations Invoice # 32924-FY25 expense not paid by...	1521029 - Contractual virtual guard	3340	-204946.58
General Journal	10/1/2024	604R	Illuminations Holiday Lighting	Professional Management Monthly Services	1541040 - Seasonal decorations	29475	-234421.58
Bill Pmt -Check	10/2/2024	100300	Kai Connected, LLC	Reference: SERVICE CALL TO REPLACE TERMINAL STRIP IN CAPACITOR BOX. https://clientname(FILLIN).payableslockbox.com/DocView/Invoice/538359183 (Reference: Contract # 500-0666087-000.)	1001000 - Cash BU - Operating 5451	5833.33	-228588.25
Bill	10/2/2024	10022405E	Architectural Fountains, Inc	Reference: SERVICE CALL TO RESET TIMER ON FOUNTAIN. CHECKED OTHER FOUNTAINS TOO. https://clientname(FILLIN).payableslockbox.com/DocView/Invoice/538359183 (Reference: Contract # 500-0666087-000.)	1541010 - Fountains	150	-228738.25
Bill	10/2/2024	10022407E	Architectural Fountains, Inc	1 ply mlt ftd ppr twls,Vinyl Ele,mlt Trash bag,emmotion roll towel	1541010 - Fountains	150	-228888.25
Bill	10/2/2024	9230318895	HD Supply Facilities Maintenance, LTD	AA maintenance warehousebattery	1541094 - Beach club gym supplies	327.62	-229215.87
Bill	10/2/2024	9230318896	HD Supply Facilities Maintenance, LTD	Security at cross creek, morris bridge gate and pool guard	1541094 - Beach club gym supplies	171.94	-229387.81
Bill Pmt -Check	10/3/2024	100301	JCS Investigations	Reference: Swimming pool and fountain service, Operational checks of pumps and filters system. C...	1001000 - Cash BU - Operating 5451	37440	-191947.81
Bill	10/3/2024	10631	Suncoast Pool Service Inc	Reference: Garbage Disposal. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceView/538359183 (Reference: Contract # 500-0666087-000.)	1541050 - Pool maintenance	1725	-193672.81
Bill	10/3/2024	2794	Bay 2 Bay Plumbing & Drains LLC	Reference: Monthly Preventative Maintenance service for all cardio and strength equipment for Se...	1539051 - Building equipment M&R	625	-194297.81
Bill	10/3/2024	29011	Fitness Services of Florida, Inc.	Reference: SERVICE CALL TO RESET BREAKER ON FOUNTAIN #1. https://clientname(FILLIN).payablesloc...	1539050 - Recreation equipment M&R	300	-194597.81
Bill	10/3/2024	10032411E	Architectural Fountains, Inc	Jumbo 2-ply recycled toilet paper	1541010 - Fountains	150	-194747.81
Bill	10/3/2024	9230417424	HD Supply Facilities Maintenance, LTD	Invoice: 186066 (Reference: Annuals - Summer Mix.) Invoice: 186882 (Reference: Monthly lawn M...	1541094 - Beach club gym supplies	82.18	-194829.99
Bill Pmt -Check	10/4/2024	100302	Landscape Maintenance Professionals, Inc.	Invoice: 20735 (Reference: Demo & Tear out of existing hvac in gym/north side (2)5 tons & ductwo...	1001000 - Cash BU - Operating 5451	31438.53	-163391.46
Bill Pmt -Check	10/4/2024	100303	FL-Air Heating & Cooling	Routine Aquatic Maintenance (Pond Spraying)	1001000 - Cash BU - Operating 5451	1750	-161641.46
Bill Pmt -Check	10/4/2024	100304	Steadfast Environmental, LLC	Reference: Summary Bill account.	1001000 - Cash BU - Operating 5451	4800	-156841.46
Bill	10/4/2024	100424-0199	Tampa Electric	Gojo ltx auto soap dispenser	-SPLIT-	26306.94	-183148.4
Bill	10/4/2024	9230417424	HD Supply Facilities Maintenance, LTD	PR Processing Fee-BOS	1541094 - Beach club gym supplies	80.58	-183228.98
Bill	10/4/2024	100424PRFees	ADP.	PR Processing Fee-BOS	1511117 - Payroll Services Fee	61.87	-183290.85
Bill Pmt -Check	10/4/2024	100424ACH	ADP.	Reference: Agreement Recurring. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceV...	1001000 - Cash BU - Operating 5451	61.87	-183228.98
Bill	10/4/2024	34611-MSP	CIO Technology Solutions, inc	Invoice: 9588-9/24 (Reference: 10441 Cory Lake DR.) Invoice: 9589-9/24 (Reference: 10907 Cor...	1541003 - Communications-Internet, cable	662.27	-183891.25
Bill Pmt -Check	10/7/2024	100306	City of Tampa Utilities	Invoice: 0809-9/24 (Reference: 1540 INTERNATIONAL PKWY STE 2000.) Invoice: 0810-9/24 (Referen...	1001000 - Cash BU - Operating 5451	2512.15	-181379.1
Bill Pmt -Check	10/7/2024	100307	City of Tampa Utilities		1001000 - Cash BU - Operating 5451	460.87	-180918.23

Bill	10/7/2024	187261	Landscape Maintenance Professionals, Inc.	Reference: Remove Pine tree leaning towards the back of the house. https://clientname(FILLIN).p...	1546006 - Tree removal	400	-181318.23
Bill Pmt - Check	10/7/2024	100305	Tampa S.W.A.P	Gym Drywall/mud/finish/ & Paint Deposit for Corey Lakes	1001000 - Cash BU - Operating 5451	3850	-177468.23
Bill Pmt - Check	10/8/2024	100308	Verizon	Invoice: 9974540992 (Reference: Monthly service 8/23- 9/22.)	1001000 - Cash BU - Operating 5451	221.06	-177247.17
Bill Pmt - Check	10/8/2024	100309	Suncoast Pool Service Inc	Invoice: 10631 (Reference: Swimming pool and fountain service, Operational checks of pumps and f...	1001000 - Cash BU - Operating 5451	1725	-175522.17
Bill Pmt - Check	10/8/2024	100310	HD Supply Facilities Maintenance, LTD	Invoice: 9229962553 (Reference: Fido Baggies Pet waste Liners 50/Pkg-CN.) Invoice: 9229873402...	1001000 - Cash BU - Operating 5451	765.94	-174756.23
Bill	10/8/2024	100824-4119	Navitas Credit Corp	Reference: Contract payment. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceView...	1546099 - Rentals and leases	901.39	-175657.62
Bill	10/8/2024	0805-10/24	City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1533010 - Water/Sewer Utility Services	295.71	-175953.33
Bill	10/8/2024	0806-10/24	City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1533010 - Water/Sewer Utility Services	94.76	-176048.09
Bill	10/8/2024	0808-10/24	City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1533010 - Water/Sewer Utility Services	79.89	-176127.98
Bill	10/8/2024	0809-10/24	City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1533010 - Water/Sewer Utility Services	103.1	-176231.08
Bill	10/8/2024	0810-10/24	City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1533010 - Water/Sewer Utility Services	290.54	-176521.62
Bill	10/8/2024	10/24/9588	City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1533010 - Water/Sewer Utility Services	907.16	-177428.78
Bill	10/8/2024	10/24/9589	City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1533010 - Water/Sewer Utility Services	17.67	-177446.45
Bill	10/8/2024	10/24/9590	City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1533010 - Water/Sewer Utility Services	49.2	-177495.65
Bill	10/8/2024	10/24/9591	City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1533010 - Water/Sewer Utility Services	26.11	-177521.76
Bill	10/8/2024	10/24/9592	City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1533010 - Water/Sewer Utility Services	8.06	-177529.82
Bill	10/8/2024	10/24/9593	City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1533010 - Water/Sewer Utility Services	83.8	-177613.62
Bill	10/8/2024	10/24/9594	City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1533010 - Water/Sewer Utility Services	198.62	-177812.24
Bill	10/8/2024	10/24/9595	City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1533010 - Water/Sewer Utility Services	27.96	-177840.2
Bill	10/8/2024	10/24/9596	City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1533010 - Water/Sewer Utility Services	127.21	-177967.41
Bill	10/8/2024	10/24/9597	City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1533010 - Water/Sewer Utility Services	12.6	-177980.01
Bill	10/8/2024	10/24/9598	City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1533010 - Water/Sewer Utility Services	8.06	-177988.07
Bill	10/8/2024	10/24/9599	City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1533010 - Water/Sewer Utility Services	8.06	-177996.13
Bill	10/8/2024	540569522	US Bank Equipment Finance	Contract payment-	1541041 - Beach club office equipment	26.02	-178022.15
Bill Pmt - Check	10/9/2024	100311	WM Corp Services, Inc	Invoice: 0084799-2206-7 (Reference: Waste Management Services.)	1001000 - Cash BU - Operating 5451	583.79	-177438.36
Bill	10/9/2024	INV-11499	ADA Site Compliance LLC	Reference: Compliance Shield, Accessibility Policy, Technological Audit. https://clientname(FIL...	1520097 - ADA website compliance	210	-177648.36
Bill Pmt - Check	10/11/2024	101124ACH	Charter Communications	Reference: 10441 Cory lake Dr 9/14/24- 10/13/24	1001000 - Cash BU - Operating 5451	918.48	-176729.88
Bill	10/11/2024	187374	Landscape Maintenance Professionals, Inc.	Reference: Cleanup of property including cutting and stacking trees and palms roadside for later...	1546006 - Tree removal	2310	-179039.88
Bill	10/11/2024	187375	Landscape Maintenance Professionals, Inc.	Reference: Cleanup of property including cutting and stacking trees and palms roadside for later...	1546006 - Tree removal	1500	-180539.88
Bill	10/11/2024	101124PR ADP.		10/11/24 PR	-SPLIT-	6666.99	-187206.87
Bill Pmt - Check	10/11/2024	101124PR ADP.		10/11/24 PR	1001000 - Cash BU - Operating 5451	6666.99	-180539.88
Bill	10/11/2024	67226866	ADP.	PR Processing Fee	1511117 - Payroll Services Fee	134.77	-180674.65
Bill Pmt - Check	10/11/2024	101124ACH ADP.		PR Processing Fee	1001000 - Cash BU - Operating 5451	134.77	-180539.88
Bill	10/12/2024	187391	Landscape Maintenance Professionals, Inc.	Cleanup of property including cutting and stacking trees and palms roadside for later removal, a...	1546006 - Tree removal	2970	-183509.88
Bill	10/13/2024	20424579921	Frontier Communications	Reference: Frontier-Communication.	1541003 - Communications-Internet, cable	195.69	-183705.57
Bill	10/13/2024	187476	Landscape Maintenance Professionals, Inc.	Cleanup of property including cutting and stacking trees and palms roadside for later removalCle...	1546006 - Tree removal	2300	-186005.57
Bill	10/14/2024	10/24/9993	Tampa Electric	Reference: 12027 Cory Lake Blvd 9/10/24- 10/8/24	1531030 - Electricity Services	1043.49	-187049.06
Bill	10/14/2024	10/24/9928	Tampa Electric	Reference: 11589 Cory Lake BL 9/10/24- 10/8/24	1531030 - Electricity Services	1177.72	-188226.78
Bill	10/14/2024	1.28076E+14	Charter Communications	Reference: 10441 Cory lake Dr 10/1/24- 10/14/24	1541003 - Communications-Internet, cable	919.28	-189146.06
Bill Pmt - Check	10/15/2024	100312	Navitas Credit Corp	Reference: Contract payment. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceView...	1001000 - Cash BU - Operating 5451	901.39	-188244.67
Bill Pmt - Check	10/15/2024	100313	ADA Site Compliance LLC	Reference: Compliance Shield, Accessibility Policy, Technological Audit. https://clientname(FIL...	1001000 - Cash BU - Operating 5451	210	-188034.67
Bill	10/15/2024	INV-031285	Architectural Fountains, Inc	Service call to check fountain at T-Road, replaced 45MFMD capacitor on 9/24/2024.	1541010 - Fountains	300	-188334.67
Bill Pmt - Check	10/16/2024	100314	Bay 2 Bay Plumbing & Drains LLC	Invoice: 2794 (Reference: Garbage Disposal.)	1001000 - Cash BU - Operating 5451	625	-187709.67
Bill Pmt - Check	10/16/2024	100315	Landscape Maintenance Professionals, Inc.	Invoice: 182761 (Reference: Remove Pine tree leaning towards the back of the house.)	1001000 - Cash BU - Operating 5451	400	-187309.67
Bill	10/16/2024	1004	Sunshine Cleaning Crew LLC	Reference: October Cleaning Services. https://clientname(FILLIN).payableslockbox.com/DocView/In...	1541093 - Cleaning (BC & GH)	2125	-189434.67
Bill Pmt - Check	10/16/2024	101624ACH1	Frontier Communications	Reference: Frontier-Communication.	1001000 - Cash BU - Operating 5451	195.69	-189238.98
Bill	10/16/2024	86732	Envera Systems	Reference: Work performed for Adjusting camera. https://clientname(FILLIN).payableslockbox.com/...	1541057 - Contingency for Eoy	127	-189365.98
Bill	10/16/2024	187424	Landscape Maintenance Professionals, Inc.	HURRICANE MILTON DISASTER RECOVERY	1541057 - Contingency for Eoy	500	-189865.98
Bill	10/16/2024	187425	Landscape Maintenance Professionals, Inc.	Cleanup of property including cutting and stacking trees and palms roadside for later removal	1546006 - Tree removal	2580	-192445.98
Bill	10/16/2024	839320	Boring Inc	Konica/ C258	1541041 - Beach club office equipment	210.86	-192656.84
Bill	10/16/2024	300977-00001A	Finemark National Bank & Trust	Interest Paid	6517720 - Interest Investments- 2017 Note	12833.33	-205490.17
Bill	10/16/2024	188195	Landscape Maintenance Professionals, Inc.	Reference: At resident 15211 Fiji Isle behind house where CDD drain is erosion around drain, rem...	1546063 - Storm water drainage	1752.5	-207242.67
Bill Pmt - Check	10/17/2024	100316	Fitness Services of Florida, Inc.	Invoice: 29011 (Reference: Monthly Preventative Maintenance service for all cardio and strength ...	1001000 - Cash BU - Operating 5451	300	-206942.67
Bill Pmt - Check	10/17/2024	100317	Gate Tech Inc.	Invoice: 162312 (Reference: Replacement belt for CSW200 with battery backup.) Invoice: 163011...	1001000 - Cash BU - Operating 5451	786.66	-206156.01
Bill Pmt - Check	10/18/2024	101824ACH	Tampa Electric	Reference: Summary Bill account.	1001000 - Cash BU - Operating 5451	26306.94	-179849.07
Bill	10/18/2024	21397	FL-Air Heating & Cooling	OEM Condenser Fan Motor	1539051 - Building equipment M&R	1179	-181028.07
Bill	10/18/2024	192982	Air Masters of Tampa Bay, Inc.	Snooker Ice machine, water valve	1539051 - Building equipment M&R	334	-181362.07
Bill	10/18/2024	83	Johnson Engineering, Inc	Reference: Professional Engineering Services. https://clientname(FILLIN).payableslockbox.com/Do...	1501040 - District Engineer	680	-182042.07
Bill Pmt - Check	10/21/2024	100318	Illuminations Holiday Lighting	Invoice: 32924 (Reference: Christmas Lighting Invoice for Cory Lake Isles.)	1001000 - Cash BU - Operating 5451	29475	-152567.07
Bill Pmt - Check	10/21/2024	100319	Soiltude Lake Management	Invoice: PSI100899 (Reference: Early Termination Fee- Cory Lakes CDD Lake ALL.)	1001000 - Cash BU - Operating 5451	7844	-144723.07
Bill Pmt - Check	10/21/2024	100320	FL-Air Heating & Cooling	Invoice: 20746 (Reference: HVAC Equipment - 5 Ton Heat Pump Rheem 2 Stage 14.3 Seer2.)	1001000 - Cash BU - Operating 5451	30126	-114597.07
Bill Pmt - Check	10/21/2024	100321	Sunshine Cleaning Crew LLC	Invoice: 1004 (Reference: October Cleaning Services.)	1001000 - Cash BU - Operating 5451	2125	-112472.07
Bill Pmt - Check	10/21/2024	100322	Architectural Fountains, Inc	VOID: Invoice: 10032411E (Reference: SERVICE CALL TO RESET BREAKER ON FOUNTAIN #1.) Invoice: ...	1001000 - Cash BU - Operating 5451	0	-112472.07
Bill	10/22/2024	1022024-1	A H Zehra Quadri & Syed Hussaini	Reference: Refund of rental fee and deposit. https://clientname(FILLIN).payableslockbox.com/Doc...	1363095 - Rental Income	850	-113322.07
Bill	10/22/2024	10222024	Lakshmi Praveena Bobba	Reference: Refund of Security deposit. https://clientname(FILLIN).payableslockbox.com/DocView/L...	1363095 - Rental Income	400	-113722.07
Bill	10/22/2024	83854	Access Central Inc	Reference: 300 Barcodes FC8 starting at 17101 at Beach Club. https://clientname(FILLIN).payable...	1521029 - Contractual virtual guard	2135.2	-115857.27
Bill Pmt - Check	10/23/2024	100323	A H Zehra Quadri & Syed Hussaini	Invoice: 1022024-1 (Reference: Refund of rental fee and deposit.)	1001000 - Cash BU - Operating 5451	850	-115007.27
Bill Pmt - Check	10/23/2024	100324	Landscape Maintenance Professionals, Inc.	Invoice: 187374 (Reference: Cleanup of property including cutting and stacking trees and palms r...	1001000 - Cash BU - Operating 5451	3810	-111197.27
Bill Pmt - Check	10/23/2024	100325	Envera Systems	Invoice: 00086732 (Reference: Work performed for Adjusting camera.)	1001000 - Cash BU - Operating 5451	127	-111070.27

Bill	Pmt -Check	10/23/2024	100326	Lakshmi Praveena Bobba	Invoice: 10222024 (Reference: Refund of Security deposit.)	1001000 - Cash BU - Operating 5451	400	-110670.27
Bill		10/23/2024	29104	Fitness Services of Florida, Inc.	Reference: Received a request from FSF SO 89275 for parts and repairs. https://clientname(FILLI...	1539050 - Recreation equipment M&R	180	-110850.27
Bill		10/23/2024	29103	Fitness Services of Florida, Inc.	Reference: Received a request from FSF SO 89274 for parts and repairs. https://clientname(FILLI...	1539050 - Recreation equipment M&R	257	-111107.27
Bill		10/23/2024	29102	Fitness Services of Florida, Inc.	Reference: Received a request from FSF SO 89275 for parts and repairs. https://clientname(FILLI...	1539050 - Recreation equipment M&R	530	-111637.27
Bill		10/23/2024	29101	Fitness Services of Florida, Inc.	Reference: Monthly Preventative Maintenance service Oct24. https://clientname(FILLIN).payables...	1539050 - Recreation equipment M&R	300	-111937.27
Bill		10/23/2024	9231017430	HD Supply Facilities Maintenance, LTD	Reference: 28"Bright Orange PVC Traffic Cone-CN handling fees. https://clientname(FILLIN).paya...	1541021 - Guard office supplies	126.88	-112064.15
Bill		10/24/2024	9231064300	HD Supply Facilities Maintenance, LTD	Gojo ltx auto soap dispenser	1541094 - Beach club gym supplies	41.09	-112105.24
Bill		10/24/2024	9231064301	HD Supply Facilities Maintenance, LTD	Gojo ltx auto soap dispenser	1541094 - Beach club gym supplies	196.39	-112301.63
Bill		10/25/2024	1005	Sunshine Cleaning Crew LLC	Removal of all drywall dust inside windows,mirrors,walls,ceiling fans & gym equip.	1541093 - Cleaning (BC & GH)	360	-112661.63
Bill		10/25/2024	240	A Party To Remember LLC	Special Event	1541800 - Community events supplies	4015.05	-116676.68
Bill		10/25/2024	0092424-2206-2	WM Corp Services, Inc	Waste Management Services	1534010 - Solid waste removal	783.79	-117460.47
Bill		10/25/2024	9231100531	HD Supply Facilities Maintenance, LTD	Reference: 28"Bright Orange PVC Traffic Cone-CN handling fees. https://clientname(FILLIN).paya...	1541021 - Guard office supplies	44.59	-117505.06
Bill		10/25/2024	9231100530	HD Supply Facilities Maintenance, LTD	Gojo ltx auto soap dispenser	1541094 - Beach club gym supplies	470.35	-117975.41
Bill		10/25/2024	102524PR	ADP.	10/25/24 PR	-SPLIT-	6014.03	-123989.44
Bill		10/25/2024	BOS MTG	ADP.	BOS MTG	-SPLIT-	891.8	-124881.24
Bill	Pmt -Check	10/25/2024	102524ACH2	ADP.	BOS MTG	1001000 - Cash BU - Operating 5451	891.8	-123989.44
Bill	Pmt -Check	10/25/2024	102524ACH4	ADP.	10/25/24 PR	1001000 - Cash BU - Operating 5451	6014.03	-117975.41
Bill		10/25/2024	7515930	U.S. BANK	Reference: Trustee Fees. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer.a...	1513030 - Trustees Fees	3555.75	-121531.16
Bill		10/25/2024	102524BOS	Cynthia McIntrye		-SPLIT-	184.7	-121715.86
Bill	Pmt -Check	10/25/2024	1125	Cynthia McIntrye		1001000 - Cash BU - Operating 5451	184.7	-121531.16
Bill	Pmt -Check	10/28/2024	100327	City of Tampa Utilities	Invoice: 0805-10/24 (Reference: Water Services.) Invoice: 0806-10/24 (Reference: Water Servic...	1001000 - Cash BU - Operating 5451	2322.39	-119208.77
Bill	Pmt -Check	10/28/2024	100328	City of Tampa Utilities	Invoice: 9598-10/24 (Reference: Water Services.) Invoice: 9599-10/24 (Reference: Water Servic...	1001000 - Cash BU - Operating 5451	16.12	-119192.65
Bill		10/28/2024	188106	Landscape Maintenance Professionals, Inc.	Cleanup of property including cutting and stacking trees and palms roadside for later removalCle...	1546006 - Tree removal	790	-119982.65
Bill		10/29/2024	20457979621	Frontier Communications	Reference: Frontier-Communication.	1541003 - Communications-Internet, cable	270.98	-120253.63
Bill		10/29/2024	20458689851	Frontier Communications	Reference: Frontier-Communication.	1541003 - Communications-Internet, cable	190.98	-120444.61
Bill		10/29/2024	20458495621	Frontier Communications	Reference: Frontier-Communication.	1541003 - Communications-Internet, cable	135.98	-120580.59
Bill		10/29/2024	20457979361	Frontier Communications	Reference: Frontier-Communication.	1541003 - Communications-Internet, cable	190.98	-120771.57
Bill	Pmt -Check	10/29/2024	102924ACH	Frontier Communications	Reference: Frontier-Communication.	1001000 - Cash BU - Operating 5451	190.98	-120580.59
Bill	Pmt -Check	10/29/2024	102924ACH1	Frontier Communications	Reference: Frontier-Communication.	1001000 - Cash BU - Operating 5451	135.98	-120444.61
Bill	Pmt -Check	10/29/2024	102924ACH2	Frontier Communications	Reference: Frontier-Communication.	1001000 - Cash BU - Operating 5451	190.98	-120253.63
Bill	Pmt -Check	10/29/2024	102924ACH3	Frontier Communications	Reference: Frontier-Communication.	1001000 - Cash BU - Operating 5451	270.98	-119982.65
Bill		10/29/2024	CLI-R-1028202401	Brick Paving Systems Inc.	Repaired depressed area of paver road with cuts	1546095 - Paver Sidewalk Street Repairs	525	-120507.65
Bill		10/29/2024	188107	Landscape Maintenance Professionals, Inc.	Cleanup of property including cutting and stacking trees and palms roadside for later removal CL...	1546006 - Tree removal	1790	-122297.65
Bill	Pmt -Check	10/30/2024	100329	Egis Insurance Advisors LLC	Invoice: 25841 (Reference: Florida Insurance Alliance.)	1001000 - Cash BU - Operating 5451	65959	-56338.65
Bill	Pmt -Check	10/30/2024	103024ACH	Tampa Electric	Reference: 12027 Cory Lake Blvd 9/10/24- 10/8/24	1001000 - Cash BU - Operating 5451	1043.49	-55295.16
Bill	Pmt -Check	10/30/2024	103024ACH1	Tampa Electric	Reference: 11589 Cory Lake BL 9/10/24- 10/8/24	1001000 - Cash BU - Operating 5451	1177.72	-54117.44
Bill	Pmt -Check	10/30/2024	100331	FL-Air Heating & Cooling	OEM Condenser Fan Motor	1001000 - Cash BU - Operating 5451	1179	-52938.44
Bill	Pmt -Check	10/30/2024	100332	Sunshine Cleaning Crew LLC	Removal of all drywall dust inside windows,mirrors,walls,ceiling fans & gym equip.	1001000 - Cash BU - Operating 5451	360	-52578.44
Bill	Pmt -Check	10/30/2024	100333	Landscape Maintenance Professionals, Inc.		1001000 - Cash BU - Operating 5451	37150.37	-15428.07
Bill	Pmt -Check	10/30/2024	100334	Dixie Safe & Lock Inc	Install Dead Bolt AMP	1001000 - Cash BU - Operating 5451	209	-15219.07
Bill		10/30/2024	9231215623	HD Supply Facilities Maintenance, LTD	Reference: PVC schedule 40 Conduit 1/2"-10ft US,Rubber. https://clientname(FILLIN).payableslockb...	1541094 - Beach club gym supplies	50.27	-15269.34
Bill	Pmt -Check	10/31/2024	100340	Architectural Fountains, Inc	VOID: Service call to check fountain at T-Road, replaced 45MFD capacitor on 9/24/2024.	1001000 - Cash BU - Operating 5451	0	-15269.34
Bill	Pmt -Check	10/31/2024	100338	A Party To Remember LLC	Special Event	1001000 - Cash BU - Operating 5451	4015.05	-11254.29
Bill	Pmt -Check	10/31/2024	100336	Boring Inc	Konica/ C258	1001000 - Cash BU - Operating 5451	210.86	-11043.43
Bill	Pmt -Check	10/31/2024	100344	Brick Paving Systems Inc.	Repaired depressed area of paver road with cuts	1001000 - Cash BU - Operating 5451	525	-10518.43
Bill	Pmt -Check	10/31/2024	100335	Envera Systems	Entrance #1	1001000 - Cash BU - Operating 5451	3340	-7178.43
Bill	Pmt -Check	10/31/2024	WIRE	Finemark National Bank & Trust	Interest Paid-Check not received-stopped payment and sent a wire	1001000 - Cash BU - Operating 5451	12833.33	5654.9
Bill	Pmt -Check	10/31/2024	100342	HD Supply Facilities Maintenance, LTD	1 ply mlt ftd papr twls,Vinyl Ele,mil Trash bag,emmotion roll towel	1001000 - Cash BU - Operating 5451	662.32	6317.22
Bill		10/31/2024	75905	Star Environmental, Inc	Monthly lift station 10/1- 10/31	1534020 - Sewer lift stations	85	6232.22
Bill		10/31/2024	75937	Star Environmental, Inc	Monthly lift station 10/1- 10/31	1534020 - Sewer lift stations	85	6147.22
Bill	Pmt -Check	10/31/2024	100339	Star Environmental, Inc		1001000 - Cash BU - Operating 5451	170	6317.22
Bill	Pmt -Check	10/31/2024	100343	US Bank Equipment Finance	Contract payment-Prop Damage surcharge	1001000 - Cash BU - Operating 5451	26.02	6343.24
Bill	Pmt -Check	10/31/2024	100337	WM Corp Services, Inc	Waste Management Services	1001000 - Cash BU - Operating 5451	783.79	7127.03
Bill	Pmt -Check	10/31/2024	100330	Florida Dept of Economic Opportunity	Annual District Filing Fee	1001000 - Cash BU - Operating 5451	175	7302.03
Bill		10/31/2024	188117	Landscape Maintenance Professionals, Inc.	Reference: Replace faulty irrigation controller. https://clientname(FILLIN).payableslockbox.com...	1546041 - Irrigation - maintenance	411.49	6890.54
Bill		10/31/2024	188115	Landscape Maintenance Professionals, Inc.	Reference: Replace faulty irrigation controller. https://clientname(FILLIN).payableslockbox.com...	1546041 - Irrigation - maintenance	411.49	6479.05
Bill		10/31/2024	34699-MSP	CIO Technology Solutions, inc	Reference: Agreement Recurring. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceV...	1541003 - Communications-Internet, cable	557.27	5921.78
Bill		11/1/2024	187608	Landscape Maintenance Professionals, Inc.	MONTHLY GROUNDS MAINTENANCE BASE PAYMENT	1546001 - Landscape Maintenance	28800.37	-22878.59
Bill		11/1/2024	4	JCS Investigations	Reference: Security at cross creek, morris bridge gate and pool guard. Bill does not specify po...	1521010 - Security staffing contract svcs	38520	-61398.59
Bill		11/1/2024	4155	Kai Connected, LLC	Professional Management Monthly Services	1513020 - District Manager	5833.33	-67231.92
Bill		11/1/2024	SE-25324	Steadfast Environmental, LLC	Reference: Routine Aquatic Maintenance (Pond Spraying). https://clientname(FILLIN).payableslock...	1537005 - Lake/Pond Bank Maintenance	4800	-72031.92
Bill		11/1/2024	188241	Landscape Maintenance Professionals, Inc.	Reference: Cleanup of property including cutting and stacking trees and palms roadside for later...	1546006 - Tree removal	1250	-73281.92
Bill		11/1/2024	747521	Envera Systems	Entrance #1	1521029 - Contractual virtual guard	3340	-76621.92
Bill		11/1/2024	163902	Gate Tech Inc.	Reference: DKS Cellular Monthly Charge. https://clientname(FILLIN).payableslockbox.com/DocView/...	1546061 - Security gate M&R	54.94	-76676.86
Bill		11/1/2024	9231310406	HD Supply Facilities Maintenance, LTD	Reference: Sanitizing wet gym wipe. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1541094 - Beach club gym supplies	196.39	-76873.25
Bill		11/1/2024	110124PFFees	ADP.	PR Processing Fee-BOS	1511117 - Payroll Services Fee	63.93	-76937.18
Bill	Pmt -Check	11/1/2024	110124ACH	ADP.	PR Processing Fee-BOS	1001000 - Cash BU - Operating 5451	63.93	-76873.25
Bill		11/1/2024	163940	Gate Tech Inc.	Reference: Service call (Area 3). https://clientname(FILLIN).payableslockbox.com/DocView/Invoic...	1546061 - Security gate M&R	195	-77068.25
Bill		11/4/2024	9976976821	Verizon	Reference: Monthly service 9/23- 10/22. https://clientname(FILLIN).payableslockbox.com/DocView/...	1541003 - Communications-Internet, cable	221.37	-77289.62

Bill	11/4/2024	110424-4119	Navitas Credit Corp	Reference: Contract payment. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceView...	1546099 - Rentals and leases	901.39	-78191.01
Bill	11/4/2024	163952	Gate Tech Inc.	Reference: Service call Area-2. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceV...	1546061 - Security gate M&R	155	-78346.01
Bill	11/4/2024	163950	Gate Tech Inc.	Reference: Replacement motor pulley for mega arm and mega arm. https://clientname(FILLIN).payab...	1546061 - Security gate M&R	882.56	-79228.57
Bill	11/4/2024	163951	Gate Tech Inc.	Reference: Service call Area-3. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceV...	1546061 - Security gate M&R	209.64	-79438.21
Bill	11/4/2024	110424-0199	Tampa Electric	Reference: Summary Bill account.	-SPLIT-	25897.37	-105335.58
Bill	11/4/2024	9231352134	HD Supply Facilities Maintenance, LTD	Reference: Sanitizing wet gym white. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1541094 - Beach club gym supplies	196.39	-105531.97
Bill Pmt - Check	11/5/2024	110524ACH5	Charter Communications	Reference: 10441 Cory lake Dr 10/1/24- 10/14/24	1001000 - Cash BU - Operating 5451	919.28	-104612.69
Bill Pmt - Check	11/5/2024	100347	JCS Investigations	Invoice: 4 (Reference: Security at cross creek, morris bridge gate and pool guard.)	1001000 - Cash BU - Operating 5451	38520	-66092.69
Bill Pmt - Check	11/5/2024	100345	Landscape Maintenance Professionals, Inc.		1001000 - Cash BU - Operating 5451	2580	-63512.69
Bill Pmt - Check	11/5/2024	100346	Kai Connected, LLC		1001000 - Cash BU - Operating 5451	5833.33	-57679.36
Bill	11/5/2024	25437	Straley Robin Vericker		1514010 - Legal services	976	-58655.36
Bill	11/5/2024	19720	Kai	Professional Management Monthly Services	1513036 - Contingencies	87.36	-58742.72
Bill	11/5/2024	10695	Suncoast Pool Service Inc	Reference: Professional Services Rendered Through. https://clientname(FILLIN).payableslockbox.c...	1541050 - Pool maintenance	1725	-60467.72
Bill	11/5/2024	9231365420	HD Supply Facilities Maintenance, LTD	Reference: Swimming pool and fountain service, Operational checks of pumps and filters system. C...	1541094 - Beach club gym supplies	419.97	-60887.69
Bill	11/5/2024	9231365422	HD Supply Facilities Maintenance, LTD	Reference: Fido Baggies @ Pet Waste Bag 10/Cs-CN. https://clientname(FILLIN).payableslockbox.co...	1541094 - Beach club gym supplies	13.19	-60900.88
Bill	11/5/2024	9231365419	HD Supply Facilities Maintenance, LTD	Reference: PVC schedule 40 Conduit 1/2"10ft US. https://clientname(FILLIN).payableslockbox.com/...	1541094 - Beach club gym supplies	50.56	-60951.44
Bill	11/5/2024	9231365418	HD Supply Facilities Maintenance, LTD	Reference: 1-7/8"300 Fibatape White drywall Tape-US. https://clientname(FILLIN).payableslockbox...	1541094 - Beach club gym supplies	835.67	-61787.11
Bill	11/6/2024	188208	Landscape Maintenance Professionals, Inc.	Reference: 1200 MI gojo soap foam refill 2/Cs-US. https://clientname(FILLIN).payableslockbox.co...	1546003 - Sod replacement	2466	-64253.11
Bill Pmt - Check	11/7/2024	100348	Kai	Reference: Replace Zoyshia that has declined or died from fungus caused by excessive rains.. ht...	1001000 - Cash BU - Operating 5451	87.36	-64165.75
Bill Pmt - Check	11/7/2024	100349	Navitas Credit Corp	Invoice: 19720 (Reference: Contingency Joseph O'Reilly Background.)	1001000 - Cash BU - Operating 5451	901.39	-63264.36
Bill Pmt - Check	11/7/2024	100350	Verizon	Invoice: 110424-4119 (Reference: Contract payment.)	1001000 - Cash BU - Operating 5451	221.37	-63042.99
Bill Pmt - Check	11/7/2024	100351	Fitness Services of Florida, Inc.	Invoice: 9976976821 (Reference: Monthly service 9/23- 10/22.)	1001000 - Cash BU - Operating 5451	1267	-61775.99
Bill	11/7/2024	IV00335568	Pye Barker Fire & Safety Inc	Invoice: 29104 (Reference: Received a request from FSF SO 89275 for parts and repairs.) Invoi...	1539051 - Building equipment M&R	716.5	-62492.49
Bill	11/8/2024	SE-25340	Steadfast Environmental, LLC	Reference: Maint Rest One Tank Sys. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1541057 - Contingency for Eoy	2040	-64532.49
Bill	11/8/2024	843786	Electro Mechanic Industries,DBA Vermana	Reference: FEMA Debris Monior Services - Quantification of vegetative debris haul off at Cory La...	1541057 - Contingency for Eoy	4100	-68632.49
Bill	11/8/2024	843785	Electro Mechanic Industries,DBA Vermana	Reference: SAND BOTTOM 2 SECTIONS OF SLIDE DOWN TO GOOD OPEN UP SEAM WITH A DIAMOND BLADE. WIPE ...	1541057 - Contingency for Eoy	3500	-72132.49
Bill	11/8/2024	110824PR	ADP.	Reference: FIBERGLASS REPAIR ON TOP OF SLIDE TO FIX CRACK. https://clientname(FILLIN).payables...	-SPLIT-	7020.29	-79152.78
Bill Pmt - Check	11/8/2024	110824ACH	ADP.	11/08/24 pr	1001000 - Cash BU - Operating 5451	7020.29	-72132.49
Bill	11/8/2024	674709421	ADP.	11/08/24 pr	1511117 - Payroll Services Fee	135.43	-72267.92
Bill Pmt - Check	11/8/2024	110824ACH	ADP.	PR Processing Fee	1001000 - Cash BU - Operating 5451	135.43	-72132.49
Bill	11/8/2024	11/24/9589	City of Tampa Utilities	PR Processing Fee	1533010 - Water/Sewer Utility Services	152.35	-72284.84
Bill	11/8/2024	11/24/9590	City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1533010 - Water/Sewer Utility Services	59.71	-72344.55
Bill	11/8/2024	11/24/9592	City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1533010 - Water/Sewer Utility Services	68.38	-72412.93
Bill	11/8/2024	11/24/9593	City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1533010 - Water/Sewer Utility Services	64.04	-72476.97
Bill	11/8/2024	11/24/9594	City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1533010 - Water/Sewer Utility Services	103.05	-72580.02
Bill	11/8/2024	11/24/9595	City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1533010 - Water/Sewer Utility Services	68.38	-72648.4
Bill	11/8/2024	11/24/9596	City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1533010 - Water/Sewer Utility Services	461.76	-73110.16
Bill	11/8/2024	11/24/9597	City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1533010 - Water/Sewer Utility Services	12.03	-73122.19
Bill	11/8/2024	11/24/9598	City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1533010 - Water/Sewer Utility Services	47.34	-73169.53
Bill	11/8/2024	11/24/9599	City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1533010 - Water/Sewer Utility Services	18.85	-73188.38
Bill	11/8/2024	0805-11/24	City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1533010 - Water/Sewer Utility Services	256.1	-73444.48
Bill	11/8/2024	0806-11/24	City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1533010 - Water/Sewer Utility Services	111.78	-73556.26
Bill	11/8/2024	0808-11/24	City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1533010 - Water/Sewer Utility Services	75.48	-73631.74
Bill	11/8/2024	0809-11/24	City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1533010 - Water/Sewer Utility Services	104.52	-73736.26
Bill	11/8/2024	11/24/9588	City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1533010 - Water/Sewer Utility Services	1159.89	-74896.15
Bill	11/8/2024	0810-11/24	City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1533010 - Water/Sewer Utility Services	155.34	-75051.49
Bill	11/8/2024	110824PR	ADP.	VOID: 110824PR	-SPLIT-	0	-75051.49
Bill Pmt - Check	11/8/2024	110824ACH	ADP.	VOID: 110824PR	1001000 - Cash BU - Operating 5451	0	-75051.49
Bill	11/8/2024	1	Evans Custom Docks Inc	Repair the floating dock ramp	1541091 - Outside facilities maintenance	1750	-76801.49
Bill	11/10/2024	9231554099	HD Supply Facilities Maintenance, LTD	1/2" Watertile UF Connector 14/2-12/2-CN	1541094 - Beach club gym supplies	22.14	-76823.63
Bill Pmt - Check	11/12/2024	100352	Straley Robin Vericker	Invoice: 25437 (Reference: Professional Services Rendered Through.)	1001000 - Cash BU - Operating 5451	976	-75847.63
Bill Pmt - Check	11/12/2024	100353	Egis Insurance Advisors LLC	Invoice: 25654 (Reference: Workers Compensation - Renew policy, TRIA EC - Renew policy.)	1001000 - Cash BU - Operating 5451	3228	-72619.63
Bill Pmt - Check	11/12/2024	100354	Landscape Maintenance Professionals, Inc.	Invoice: 188117 (Reference: Replace faulty irrigation controller.) Invoice: 188115 (Reference...	1001000 - Cash BU - Operating 5451	5041.48	-67578.15
Bill	11/12/2024	9231605760	HD Supply Facilities Maintenance, LTD	Reference: keyboard tray-9140303-black/silver-CN. https://clientname(FILLIN).payableslockbox.co...	1541094 - Beach club gym supplies	61.98	-67640.13
Bill	11/12/2024	9231605759	HD Supply Facilities Maintenance, LTD	1 Qt DAP drydex Spacking wht-US	1541094 - Beach club gym supplies	17.79	-67657.92
Bill Pmt - Check	11/13/2024	100355	Suncoast Pool Service Inc	Invoice: 10695 (Reference: Swimming pool and fountain service, Operational checks of pumps and f...	1001000 - Cash BU - Operating 5451	1725	-65932.92
Bill Pmt - Check	11/13/2024	100356	Fitness Services of Florida, Inc.	Invoice: 29117 (Reference: Monthly Preventative Maintenance service Oct24.)	1001000 - Cash BU - Operating 5451	300	-65832.92
Bill Pmt - Check	11/13/2024	100357	Gate Tech Inc.	Invoice: 163952 (Reference: Service call Area-2.) Invoice: 163950 (Reference: Replacement mot...	1001000 - Cash BU - Operating 5451	1247.2	-64385.72
Bill Pmt - Check	11/13/2024	100358	Landscape Maintenance Professionals, Inc.	Invoice: 188241 (Reference: Cleanup of property including cutting and stacking trees and palms r...	1001000 - Cash BU - Operating 5451	1250	-63135.72
Bill Pmt - Check	11/13/2024	100360	Steadfast Environmental, LLC	Invoice: SE-25340 (Reference: FEMA Debris Monior Services - Quantification of vegetative debris ...	1001000 - Cash BU - Operating 5451	2040	-61095.72
Bill Pmt - Check	11/13/2024	100361	Envera Systems	Entrance #1	1001000 - Cash BU - Operating 5451	3340	-57755.72
Bill Pmt - Check	11/13/2024	100359	HD Supply Facilities Maintenance, LTD		1001000 - Cash BU - Operating 5451	879.3	-56876.42
Bill Pmt - Check	11/13/2024	111324ACH	Tampa Electric	Reference: Summary Bill account.	1001000 - Cash BU - Operating 5451	25897.37	-30979.05
Bill	11/13/2024	20500893431	Frontier Communications	Reference: Frontier-Communication.	1541003 - Communications-Internet, cable	196.56	-31175.61
Bill Pmt - Check	11/13/2024	111324ACH1	Frontier Communications	Reference: Frontier-Communication.	1001000 - Cash BU - Operating 5451	196.56	-30979.05
Bill	11/13/2024	11/24/9993	Tampa Electric	Reference: 12027 Cory Lake Blvd 10/09/24- 11/07/24	1531030 - Electricity Services	676.32	-31855.37
Bill	11/13/2024	11/24/9928	Tampa Electric	Reference: 11589 Cory Lake BL 10/09/24- 11/07/24	1531030 - Electricity Services	1047.36	-32702.73
Bill	11/14/2024	1.28076E+14	Charter Communications	Reference: 10441 Cory lake Dr 11/14/24- 12/13/24	1541003 - Communications-Internet, cable	919.28	-33622.01
Bill Pmt - Check	11/15/2024	100362	City of Tampa Utilities		1001000 - Cash BU - Operating 5451	2763.66	-30858.35

Bill	Pmt -Check	11/15/2024	100363	City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1001000 - Cash BU - Operating 5451	155.34	-30703.01
Bill		11/15/2024	9231734708	HD Supply Facilities Maintenance, LTD	PVC schedule 40 Conduit 1/2" 10ft US	1541094 - Beach club gym supplies	23.19	-30726.2
Bill		11/15/2024	9231734709	HD Supply Facilities Maintenance, LTD	3 Outlet Power tap with night light-CN	1541094 - Beach club gym supplies	21.79	-30747.99
Bill		11/17/2024	542686860	U.S. BANK	Reference: Contract payment. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceView...	1541041 - Beach club office equipment	147.56	-30895.55
Bill	Pmt -Check	11/18/2024	100364	Electro Mechanic Industries,DBA Vermana	Invoice: 843785 (Reference: FIBERGLASS REPAIR ON TOP OF SLIDE TO FIX CRACK.) Invoice: 843786 ...	1001000 - Cash BU - Operating 5451	7600	-23295.55
Bill		11/18/2024	843457	Boring Inc	Reference: Konica/ C258-11/24. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceV...	1541041 - Beach club office equipment	68.18	-23363.73
Bill		11/18/2024	84	Johnson Engineering, Inc	Reference: Professional Engineering Services. https://clientname(FILLIN).payableslockbox.com/Do...	1510140 - District Engineer	1227.5	-24591.23
Bill		11/19/2024	29212	Fitness Services of Florida, Inc.	Reference: Monthly Preventative Maintenance service Oct24. https://clientname(FILLIN).payables...	1539050 - Recreation equipment M&R	300	-24891.23
Bill		11/19/2024	CLI-R-111920242	Brick Paving Systems Inc.	Repaired depressed area of paver road with cuts	1546095 - Paver Sidewalk Street Repairs	6984	-31875.23
Bill		11/19/2024	CLI-R-111920242	Brick Paving Systems Inc.	Reference: Paver street repair. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceV...	1546095 - Paver Sidewalk Street Repairs	6984	-38859.23
Bill		11/20/2024	1006	Sunshine Cleaning Crew LLC	Reference: Nov cleaning services. https://clientname(FILLIN).payableslockbox.com/DocView/Invoic...	1541093 - Cleaning (BC & GH)	2750	-41609.23
Bill		11/20/2024	9231860897	HD Supply Facilities Maintenance, LTD	Reference: Milwaukee 12" bit extension shank. https://clientname(FILLIN).payableslockbox.com/Do...	1541094 - Beach club gym supplies	52.09	-41661.32
Bill		11/20/2024	9231860895	HD Supply Facilities Maintenance, LTD	Reference: 3 Outlet Power tap with night light-CN. https://clientname(FILLIN).payableslockbox.c...	1541094 - Beach club gym supplies	11.79	-41673.11
Bill		11/20/2024	9231860896	HD Supply Facilities Maintenance, LTD	Step drill bit-US	1541094 - Beach club gym supplies	79.99	-41753.1
Bill	Pmt -Check	11/21/2024	112124ACH	Tampa Electric	Reference: 12027 Cory Lake Blvd 10/09/24- 11/07/24	1001000 - Cash BU - Operating 5451	676.32	-41076.78
Bill	Pmt -Check	11/21/2024	112124ACH1	Tampa Electric	Reference: 11589 Cory Lake BL 10/09/24- 11/07/24	1001000 - Cash BU - Operating 5451	1047.36	-40029.42
Bill		11/21/2024	78778	Welch Tennis Courts, Inc.	Reference: Deluxe PickleBall Replacement Net. https://clientname(FILLIN).payableslockbox.com/Do...	1539050 - Recreation equipment M&R	153.98	-40183.4
Bill		11/22/2024	188465	Landscape Maintenance Professionals, Inc.	Reference: Irrigation repair completed. https://clientname(FILLIN).payableslockbox.com/DocView/...	1546041 - Irrigation - maintenance	132.31	-40315.71
Bill		11/22/2024	112224PR	ADP.		11/22/2024 -SPLIT-	6042.96	-46358.67
Bill	Pmt -Check	11/22/2024	112224ACH	ADP.		11/22/2024	6042.96	-40315.71
Bill		11/22/2024	9231956598	HD Supply Facilities Maintenance, LTD	Reference: High velocity 14"3 speed air circulator-CN. https://clientname(FILLIN).payableslock...	1541094 - Beach club gym supplies	94.99	-40410.7
Bill		11/22/2024	9231956599	HD Supply Facilities Maintenance, LTD	Cmbntrn C-Fold/multifid ppr twl	1541094 - Beach club gym supplies	65.98	-40476.68
Bill		11/22/2024	9979408412	Verizon	Monthly service 9/23- 10/22	1541003 - Communications-Internet, cable	221.37	-40698.05
Bill	Pmt -Check	11/23/2024	072624ACH	Cynthia McIntyre	VOID: BOS MTG 7-25-24	1001000 - Cash BU - Operating 5451	0	-40698.05
Bill		11/23/2024	INV-034613	Architectural Fountains, Inc	Reference: Service call to address down fountain. https://clientname(FILLIN).payableslockbox.co...	1541010 - Fountains	150	-40848.05
Bill		11/25/2024	25595	Straley Robin Vericker	Reference: Professional Services Rendered Through October 31, 2024. https://clientname(FILLIN)....	1541010 - Legal services	2205	-43053.05
Bill		11/25/2024	56218	Pest2Rest, Inc.	Reference: Commercial pest control services. https://clientname(FILLIN).payableslockbox.com/Doc...	1541095 - Pest control	350	-43403.05
Bill		11/26/2024	0100222-2206-0	WM Corp Services, Inc	Reference: Waste Management Services. https://clientname(FILLIN).payableslockbox.com/DocView/in...	1534010 - Solid waste removal	783.79	-44186.84
Bill		11/27/2024	20536643701	Frontier Communications	Reference: Frontier-Communication.	1541003 - Communications-Internet, cable	270.98	-44457.82
Bill		11/27/2024	20536610421	Frontier Communications	Reference: Frontier-Communication.	1541003 - Communications-Internet, cable	190.98	-44648.8
Bill		11/27/2024	20536454201	Frontier Communications	Reference: Frontier-Communication.	1541003 - Communications-Internet, cable	135.98	-44784.78
Bill		11/27/2024	20536776921	Frontier Communications	Reference: Frontier-Communication.	1541003 - Communications-Internet, cable	190.98	-44975.76
Bill	Pmt -Check	11/27/2024	112724ACH	Frontier Communications	Reference: Frontier-Communication.	1001000 - Cash BU - Operating 5451	190.98	-44784.78
Bill	Pmt -Check	11/27/2024	112724ACH1	Frontier Communications	Reference: Frontier-Communication.	1001000 - Cash BU - Operating 5451	135.98	-44648.8
Bill	Pmt -Check	11/27/2024	112724ACH2	Frontier Communications	Reference: Frontier-Communication.	1001000 - Cash BU - Operating 5451	190.98	-44457.82
Bill	Pmt -Check	11/27/2024	112724ACH3	Frontier Communications	Reference: Frontier-Communication.	1001000 - Cash BU - Operating 5451	270.98	-44186.84
Bill		11/27/2024	INV-1482	Signarama Oldsmar	Reference: Posts Installation 6 Stop Signs. https://clientname(FILLIN).payableslockbox.com/DocV...	1541015 - Monuments & signs	2735	-46921.84
Bill		11/27/2024	INV-1518	Signarama Oldsmar	Reference: Posts Installation 6 Stop Signs. https://clientname(FILLIN).payableslockbox.com/DocV...	1541015 - Monuments & signs	295	-47216.84
Bill		11/27/2024	INV-1512	Signarama Oldsmar	Reference: ACM material 6mm thick rounded corners 3 signs. https://clientname(FILLIN).payables...	1541015 - Monuments & signs	1806.66	-49023.5
Bill		11/27/2024	INV-1511	Signarama Oldsmar	Reference: Monument Sign. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer....	1541015 - Monuments & signs	675.99	-49699.49
Bill		11/27/2024	112724BOS	Cynthia McIntyre		-SPLIT-	184.7	-49884.19
Bill	Pmt -Check	11/27/2024	1126	Cynthia McIntyre		1001000 - Cash BU - Operating 5451	184.7	-49699.49
Bill		11/29/2024	I-40235-1	Olin Plumbing Inc.	Reference: Backflow Testing. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceView...	1539051 - Building equipment M&R	75	-49774.49
Bill		11/30/2024	29117	Fitness Services of Florida, Inc.	Reference: Monthly Preventative Maintenance service Oct24. https://clientname(FILLIN).payables...	1539050 - Recreation equipment M&R	300	-50074.49
Bill		11/30/2024	76365	Star Environmental, Inc	Reference: Monthly lift station 11/1- 11/31. https://clientname(FILLIN).payableslockbox.com/Doc...	1534020 - Sewer lift stations	85	-50159.49
Bill		11/30/2024	76333	Star Environmental, Inc	Reference: Monthly lift station 11/1- 11/31. https://clientname(FILLIN).payableslockbox.com/Doc...	1534020 - Sewer lift stations	85	-50244.49
Bill		11/30/2024	34825-MSP	CIO Technology Solutions, Inc	Agreement Recurring	1541003 - Communications-Internet, cable	557.27	-50801.76
Bill		12/1/2024	188537	Landscape Maintenance Professionals, Inc.	Reference: MONTHLY GROUNDS MAINTENANCE BASE PAYMENT (CATAGORY A & B). https://clientname(FILLIN)...	1546001 - Landscape Maintenance	28800.37	-79602.13
Bill		12/1/2024	5	JCS Investigations	Reference: Security at cross creek, morris bridge gate and pool guard. Bill does not specify po...	1521010 - Security staffing contract svcs	32640	-112242.13
Bill		12/1/2024	4218	Kai Connected, LLC	Reference: Professional Management Services Monthly. https://clientname(FILLIN).payableslockbox...	1513020 - District Manager	5833.33	-118075.46
Bill		12/1/2024	164285	Gate Tech Inc.	Reference: DSK Cellular Monthly Charge.. https://clientname(FILLIN).payableslockbox.com/DocView...	1546061 - Security gate M&R	67.44	-118142.9
Bill	Pmt -Check	12/2/2024	100365	CIO Technology Solutions, Inc	Invoice: 34433-MSP (Reference: Agreement Recurring.)	1001000 - Cash BU - Operating 5451	557.27	-117585.63
Bill		12/2/2024	SE-25490	Steadfast Environmental, LLC	Reference: Routine Aquatic Maintenance (Pond Spraying) for the month dated on this invoice.. ht...	1537005 - Lake/Pond Bank Maintenance	4800	-122385.63
Bill		12/2/2024	10767	Suncoast Pool Service Inc	Reference: Swimming pool and fountain service, Operational checks of pumps and filters system. C...	1541050 - Pool maintenance	1725	-124110.63
Bill		12/2/2024	748625	Envera Systems	Reference: Active video monitoring,service and maintenance. https://clientname(FILLIN).payables...	1521029 - Contractual virtual guard	1821	-125931.63
Bill		12/2/2024	748626	Envera Systems	Reference: Video Pulls ,service and maintenance. https://clientname(FILLIN).payableslockbox.com...	1521029 - Contractual virtual guard	1125	-127056.63
Bill		12/2/2024	748624	Envera Systems	Reference: Active video Monetoring ,service maintenance. https://clientname(FILLIN).payablesloc...	1521029 - Contractual virtual guard	1725	-128781.63
Bill		12/2/2024	748623	Envera Systems	Reference: Entrance #1. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer.as...	1521029 - Contractual virtual guard	3340	-132121.63
Bill	Pmt -Check	12/3/2024	120324ACH	Charter Communications	Reference: 10441 Cory lake Dr 11/14/24- 12/13/24	1001000 - Cash BU - Operating 5451	919.28	-131202.35
Bill	Pmt -Check	12/3/2024	100366	U.S. BANK	Invoice: 7515930 (Reference: Trustee Fees.)	1001000 - Cash BU - Operating 5451	3555.75	-127646.6
Bill	Pmt -Check	12/3/2024	100367	Access Central Inc	Invoice: 83854 (Reference: 300 Barcodes FC8 starting at 17101 at Beach Club.)	1001000 - Cash BU - Operating 5451	2135.2	-125511.4
Bill	Pmt -Check	12/3/2024	100368	Welch Tennis Courts, Inc.	Invoice: 78778 (Reference: Deluxe PickleBall Replacement Net.)	1001000 - Cash BU - Operating 5451	153.98	-125357.42
Bill	Pmt -Check	12/3/2024	100369	CIO Technology Solutions, Inc	Invoice: 34611-MSP (Reference: Agreement Recurring.)	1001000 - Cash BU - Operating 5451	662.27	-124695.15
Bill		12/3/2024	1261	A Party To Remember LLC	VOID: Reference: special Event. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceV...	1541800 - Community events supplies	0	-124695.15
Bill		12/3/2024	1261	Dominique Green	Real bearded santa clause & 2 bluetooth speaker	1541800 - Community events supplies	2645.75	-127340.9
Bill		12/3/2024	9232165507	HD Supply Facilities Maintenance, LTD	Reference: korky beehive Mx plunger and holder. https://clientname(FILLIN).payableslockbox.com/...	1541094 - Beach club gym supplies	188.34	-127529.24
Bill		12/4/2024	120424-4119	Navitas Credit Corp	Reference: Contract payment. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceView...	1546099 - Rentals and leases	901.39	-128430.63
Bill		12/5/2024	120524-0199	Tampa Electric	Reference: Summary Bill account.	-SPLIT-	25762.54	-154193.17
Bill		12/5/2024	188873	Landscape Maintenance Professionals, Inc.	Reference: Stump grind, this will be a 2 day process.. https://clientname(FILLIN).payableslockb...	1546006 - Tree removal	2500	-156693.17

Bill	12/5/2024	188876	Landscape Maintenance Professionals, Inc.	Reference: Install Winter annuals Annuals - Seasonal - Petunia, RED-WHITE 4". https://clientnam...	1546005 - Annuals & seasonal plant instal	1750	-158443.17
Credit	12/5/2024	3.11E+11	Tampa Electric	VOID: Credit	1513034 - Credit card discount	0	-158443.17
Bill	12/5/2024	9232262017	HD Supply Facilities Maintenance, LTD	Reference: Combifold fold twt dpsnrs. https://clientname(FILLIN).payableslockbox.com/DocView/in...	1541094 - Beach club gym supplies	112.17	-158555.34
Bill Pmt -Check	12/6/2024	100370	Star Environmental, Inc	Invoice: 76365 (Reference: Monthly lift station 11/- 11/31.) Invoice: 76634 (Reference: Mont...	1001000 - Cash BU - Operating 5451	340	-158215.34
Bill Pmt -Check	12/6/2024	100371	Pye Barker Fire & Safety Inc	Invoice: IV00335568 (Reference: Maint Rest One Tank Sys.)	1001000 - Cash BU - Operating 5451	716.5	-157498.84
Bill Pmt -Check	12/6/2024	100372	HD Supply Facilities Maintenance, LTD	Invoice: 9231310406 (Reference: Sanitizing wet gym wipe.) Invoice: 9231352134 (Reference: San...	1001000 - Cash BU - Operating 5451	1762.44	-155736.4
Bill Pmt -Check	12/6/2024	100373	WM Corp Services, Inc	Invoice: 0100222-2206-0 (Reference: Waste Management Services.)	1001000 - Cash BU - Operating 5451	783.79	-154952.61
Bill Pmt -Check	12/6/2024	100374	Gate Tech Inc.	Invoice: 163902 (Reference: DKS Cellular Monthly Charge.)	1001000 - Cash BU - Operating 5451	54.94	-154897.67
Bill Pmt -Check	12/6/2024	100375	Olin Plumbing Inc.	Invoice: I-40235-1 (Reference: Backflow Testing.)	1001000 - Cash BU - Operating 5451	75	-154822.67
Bill	12/6/2024	120624PR	ADP.	12-6-24 pr	-SPLIT-	6616.6	-161439.27
Bill Pmt -Check	12/6/2024	120624ACH	ADP.	12-6-24 pr	1001000 - Cash BU - Operating 5451	6616.6	-154822.67
Bill	12/6/2024	9232309357	HD Supply Facilities Maintenance, LTD	Reference: Noncontact voltage tester pen. https://clientname(FILLIN).payableslockbox.com/DocVie...	1541094 - Beach club gym supplies	36.32	-154858.99
Bill	12/6/2024	194292	Air Masters of Tampa Bay, Inc.	Reference: Repair Snooker Ice machine,water valve. https://clientname(FILLIN).payableslockbox.c...	1539051 - Building equipment M&R	148.39	-155007.38
Bill Pmt -Check	12/9/2024	100376	Signarama Oldsmar	Reference: Posts Installation 6 Stop Signs. https://clientname(FILLIN).payableslockbox.com/DocV...	1001000 - Cash BU - Operating 5451	295	-154712.38
Bill	12/9/2024	INV-1510	Signarama Oldsmar	Reference: Milton Hurricane Stop Sign damages. https://clientname(FILLIN).payableslockbox.com/D...	1541015 - Monuments & signs	1411.2	-156123.58
Bill	12/9/2024	0805-12/24	City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1533010 - Water/Sewer Utility Services	1002.91	-157126.49
Bill	12/9/2024	0806-12/24	City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1533010 - Water/Sewer Utility Services	794.22	-157920.71
Bill	12/9/2024	0808-12/24	City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1533010 - Water/Sewer Utility Services	203.63	-158124.34
Bill	12/9/2024	0809-12/24	City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1533010 - Water/Sewer Utility Services	97.26	-158221.6
Bill	12/9/2024	12/24/9588	City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1533010 - Water/Sewer Utility Services	320.41	-158542.01
Bill	12/9/2024	12/24/9589	City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1533010 - Water/Sewer Utility Services	403.79	-158945.8
Bill	12/9/2024	12/24/9590	City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1533010 - Water/Sewer Utility Services	77.04	-159022.84
Bill	12/9/2024	12/24/9592	City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1533010 - Water/Sewer Utility Services	111.72	-159134.56
Bill	12/9/2024	12/24/9593	City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1533010 - Water/Sewer Utility Services	558.32	-159692.88
Bill	12/9/2024	12/24/9594	City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1533010 - Water/Sewer Utility Services	384.47	-160077.35
Bill	12/9/2024	12/24/9595	City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1533010 - Water/Sewer Utility Services	123.31	-160200.66
Bill	12/9/2024	12/24/9596	City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1533010 - Water/Sewer Utility Services	423.1	-160623.76
Bill	12/9/2024	12/24/9597	City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1533010 - Water/Sewer Utility Services	7.7	-160631.46
Bill	12/9/2024	12/24/9598	City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1533010 - Water/Sewer Utility Services	370.79	-161002.25
Bill	12/9/2024	12/24/9599	City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1533010 - Water/Sewer Utility Services	22.57	-161024.82
Bill	12/9/2024	BOS MTG	ADP.	BOS MTG	-SPLIT-	215.3	-161240.12
Bill Pmt -Check	12/9/2024	12924ach	ADP.	BOS MTG	1001000 - Cash BU - Operating 5451	215.3	-161024.82
Bill Pmt -Check	12/10/2024	100377	Kai Connected, LLC	Invoice: 4218 (Reference: Professional Management Services Monthly.)	1001000 - Cash BU - Operating 5451	5833.33	-155191.49
Bill	12/10/2024	188998	Landscape Maintenance Professionals, Inc.	Irrigation repairs	1546041 - Irrigation - maintenance	630.52	-155822.01
Bill	12/11/2024	4284	Kai Connected, LLC	Reference: Professional Management Services Monthly. https://clientname(FILLIN).payableslockbox...	1513055 - Legal Advertising & Mailing	461	-156283.01
Bill	12/11/2024	37713402	McMaster-Carr	316 Stainless Steel Washer for 5/8" Screw Size, 0.688" ID, 1.5" OD, Packs of 10	1541097 - Car and cart repairs maintenanc	72.41	-156355.42
Bill Pmt -Check	12/12/2024	121224WIRE	Brick Paving Systems Inc.	Repaired depressed area of paver road with cuts	1001000 - Cash BU - Operating 5451	6984	-149371.42
Bill Pmt -Check	12/12/2024	100378	A Party To Remember LLC	VOID: Invoice: 1261 (Reference: special Event.)	1001000 - Cash BU - Operating 5451	0	-149371.42
Bill Pmt -Check	12/12/2024	100379	U.S. BANK	Invoice: 542686860 (Reference: Contract payment-Prop Damage surcharge.)	1001000 - Cash BU - Operating 5451	147.56	-149223.86
Bill Pmt -Check	12/12/2024	100381	Suncoast Pool Service Inc	Invoice: 10767 (Reference: Swimming pool and fountain service, Operational checks of pumps and f...	1001000 - Cash BU - Operating 5451	1725	-147498.86
Bill Pmt -Check	12/12/2024	100382	Navitas Credit Corp	Invoice: 120424-4119 (Reference: Contract payment.)	1001000 - Cash BU - Operating 5451	901.39	-146597.47
Bill Pmt -Check	12/12/2024	100383	Landscape Maintenance Professionals, Inc.	Invoice: 188465 (Reference: Irrigation repair completed.) Invoice: 188537 (Reference: MONTHLY...	1001000 - Cash BU - Operating 5451	28932.68	-117664.79
Bill Pmt -Check	12/12/2024	100384	HD Supply Facilities Maintenance, LTD	Invoice: 9231956598 (Reference: High velocity 14"3 speed air circulator-CN.)	1001000 - Cash BU - Operating 5451	94.99	-117569.8
Bill Pmt -Check	12/12/2024	100385	Straley Robin Vericker	Invoice: 25595 (Reference: Professional Services Rendered Through October 31, 2024.)	1001000 - Cash BU - Operating 5451	2205	-115364.8
Bill Pmt -Check	12/12/2024	100386	Sunshine Cleaning Crew LLC	Invoice: 1006 (Reference: Nov cleaning services.)	1001000 - Cash BU - Operating 5451	2750	-112614.8
Bill Pmt -Check	12/12/2024	100387	Signarama Oldsmar	Invoice: INV-1482 (Reference: Posts Installation 6 Stop Signs.)	1001000 - Cash BU - Operating 5451	2735	-109879.8
Bill Pmt -Check	12/12/2024	100388	JCS Investigations	Invoice: 5 (Reference: Security at cross creek, morris bridge gate and pool guard.)	1001000 - Cash BU - Operating 5451	32640	-77239.8
Bill Pmt -Check	12/12/2024	100389	Fitness Services of Florida, Inc.	Invoice: 29212 (Reference: Monthly Preventative Maintenance service Oct24.)	1001000 - Cash BU - Operating 5451	300	-76939.8
Bill Pmt -Check	12/12/2024	100380	Pest2Rest, Inc.		1001000 - Cash BU - Operating 5451	675	-76264.8
Bill	12/12/2024	164639	Gate Tech Inc.	Reference: Service call. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer.a...	1546061 - Security gate M&R	454.94	-76719.74
Bill	12/12/2024	164636	Gate Tech Inc.	Service call (Area 3)	1546061 - Security gate M&R	185	-76904.74
Bill	12/12/2024	164635	Gate Tech Inc.	Liftmaster Folding Arm Kit	1546061 - Security gate M&R	632.32	-77537.06
Bill	12/12/2024	164640	Gate Tech Inc.	Service call (Area 3)	1546061 - Security gate M&R	185	-77722.06
Bill	12/12/2024	164637	Gate Tech Inc.	Service call (Area 2), DCP-MA-007 & Additional Troubleshooting	1546061 - Security gate M&R	279.64	-78001.7
Bill	12/12/2024	164638	Gate Tech Inc.	Surcharge for calls requested after normal business hours	1546061 - Security gate M&R	195	-78196.7
Bill	12/12/2024	164634	Gate Tech Inc.	12' Single Lighted folding arm, LED Arm Installation Kit and Additional Troubleshooting	1546061 - Security gate M&R	2027.62	-80224.32
Bill	12/12/2024	85	Johnson Engineering, Inc	Reference: Professional Engineering Services. https://clientname(FILLIN).payableslockbox.com/Do...	1510140 - District Engineer	510	-80734.32
Bill	12/13/2024	20581405941	Frontier Communications	Reference: Frontier-Communication.	1541003 - Communications-Internet, cable	196.56	-80930.88
Bill	12/13/2024	12/24/9928	Tampa Electric	Reference: 11589 Cory Lake BL 11/08/24- 12/10/24	1531030 - Electricity Services	1118.49	-82049.37
Bill	12/13/2024	12/24/9993	Tampa Electric	Reference: 12027 Cory Lake Blvd 11/08/24- 12/09/24	1531030 - Electricity Services	757.55	-82806.92
Bill	12/13/2024	1007	Sunshine Cleaning Crew LLC	Reference: December Cleaning Services (7-days). https://clientname(FILLIN).payableslockbox.com/...	1541093 - Cleaning (BC & GH)	2750	-85556.92
Bill	12/13/2024	189033	Landscape Maintenance Professionals, Inc.	Reference: Remove two fallen trees on Cory Lake Blvd.. https://clientname(FILLIN).payableslockb...	1546006 - Tree removal	500	-86056.92
Bill	12/13/2024	121324PRFees	ADP.	PR Processing Fee-BOS	1511117 - Payroll Services Fee	61.87	-86118.79
Bill Pmt -Check	12/13/2024	121324ACH	ADP.	PR Processing Fee-BOS	1001000 - Cash BU - Operating 5451	61.87	-86056.92
Bill	12/14/2024	189066	Landscape Maintenance Professionals, Inc.	Irrigation repairs	1546041 - Irrigation - maintenance	483.78	-86540.7
Bill	12/14/2024	1.28076E+14	Charter Communications	Reference: 10441 Cory lake Dr 12/14/24- 01/13/25	1541003 - Communications-Internet, cable	919.28	-87459.98
Bill Pmt -Check	12/15/2024	121524WIRE	Dominique Green	Real bearded santa clause & 2 bluetooth speaker	1001000 - Cash BU - Operating 5451	2645.75	-84814.23
Bill	12/15/2024	1804313248	HD Supply Facilities Maintenance, LTD	Reference: Payment Discrepancy -Unknown. https://clientname(FILLIN).payableslockbox.com/DocView...	1541094 - Beach club gym supplies	13.19	-84827.42
Bill Pmt -Check	12/16/2024	121624ACH	Tampa Electric	Reference: Summary Bill account.	1001000 - Cash BU - Operating 5451	25762.54	-59064.88

Bill	Pmt - Check	12/16/2024	121624ACH1	Tampa Electric	Reference: 11589 Cory Lake BL 11/08/24- 12/10/24	1001000 - Cash BU - Operating 5451	1118.49	-57946.39
Bill	Pmt - Check	12/16/2024	121624ACH2	Tampa Electric	Reference: 12027 Cory Lake Blvd 11/08/24- 12/09/24	1001000 - Cash BU - Operating 5451	757.55	-57188.84
Bill	Pmt - Check	12/16/2024	100390	Verizon	Monthly service 9/23- 10/22	1001000 - Cash BU - Operating 5451	221.37	-56967.47
Bill	Pmt - Check	12/16/2024	100392	Evans Custom Docks Inc	Repair the floating dock ramp	1001000 - Cash BU - Operating 5451	1750	-55217.47
Bill	Pmt - Check	12/16/2024	100393	CIO Technology Solutions, Inc	Agreement Recurring	1001000 - Cash BU - Operating 5451	557.27	-54660.2
Bill	Pmt - Check	12/16/2024	100394	Air Masters of Tampa Bay, Inc.	Snooker Ice machine,water valve	1001000 - Cash BU - Operating 5451	334	-54326.2
Bill	Pmt - Check	12/16/2024	100391	HD Supply Facilities Maintenance, LTD		1001000 - Cash BU - Operating 5451	356.74	-53969.46
Bill	Pmt - Check	12/16/2024	121624ACH3	Frontier Communications	Reference: Frontier-Communication.	1001000 - Cash BU - Operating 5451	196.56	-53772.9
Bill		12/16/2024	9232566998	HD Supply Facilities Maintenance, LTD	Reference: Large- Thermostat cover, 42 gel 2.5 mil trash bag. https://clientname(FILLIN).payable...	1541094 - Beach club gym supplies	667.22	-54440.12
Bill		12/16/2024	2	Evans Custom Docks Inc	Reference: Repair the existing middle rail ,replace cap. https://clientname(FILLIN).payablesloc...	1541091 - Outside facilities maintenance	892	-55332.12
Bill		12/16/2024	3	Evans Custom Docks Inc	Reference: repair on the two half round docks. https://clientname(FILLIN).payableslockbox.com/D...	1541091 - Outside facilities maintenance	750	-56082.12
Bill		12/16/2024	846313	Boring Inc	Reference: Konica/ C258-12/24. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceVi...	1541041 - Beach club office equipment	68.18	-56150.3
Bill		12/17/2024	I-40235-2	Olin Plumbing Inc.	Reference: Backflow Testing. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceView...	1539051 - Building equipment M&R	1252.89	-57403.19
Bill		12/18/2024	544928872	U.S. BANK	Reference: Contract payment-Prop Damage surcharge. https://clientname(FILLIN).payableslockbox.c...	1541041 - Beach club office equipment	415.92	-57819.11
Bill		12/18/2024	164703	Gate Tech Inc.	Reference: ADC Sure FI kit & Service call area. https://clientname(FILLIN).payableslockbox.com/...	1546061 - Security gate M&R	1613.35	-59432.46
Bill		12/20/2024	122024PR	ADP.	12-20-24 pr	-SPLIT-	6203.66	-65636.12
Bill	Pmt - Check	12/20/2024	122024ACH	ADP.	VOID: 12-20-24 pr	1001000 - Cash BU - Operating 5451	0	-65636.12
Bill	Pmt - Check	12/20/2024	122024ach	ADP.	12-20-24 pr	1001000 - Cash BU - Operating 5451	6203.66	-59432.46
Bill		12/20/2024	122024PRfees-1	ADP.	PR Processing Fee-BOS	1511117 - Payroll Services Fee	56.91	-59489.37
Bill	Pmt - Check	12/20/2024	122024ACH	ADP.	PR Processing Fee-BOS	1001000 - Cash BU - Operating 5451	56.91	-59432.46
Bill		12/20/2024	122024PRfees-2	ADP.	PR Processing Fee-	1511117 - Payroll Services Fee	135.1	-59567.56
Bill	Pmt - Check	12/20/2024	122024ACH2	ADP.	PR Processing Fee-	1001000 - Cash BU - Operating 5451	135.1	-59432.46
Bill		12/22/2024	6101828258	Verizon	Reference: Monthly service 11/24- 12/22. https://clientname(FILLIN).payableslockbox.com/DocView...	1541003 - Communications-Internet, cable	442.74	-59875.2
Bill		12/23/2024	29307	Fitness Services of Florida, Inc.	Reference: Monthly Preventative Maintenance service Oct24. https://clientname(FILLIN).payablesL...	1539050 - Recreation equipment M&R	300	-60175.2
Bill	Pmt - Check	12/26/2024	100396	Sunshine Cleaning Crew LLC	Invoice: 1007 (Reference: December Cleaning Services (7-days).)	1001000 - Cash BU - Operating 5451	2750	-57425.25
Bill	Pmt - Check	12/26/2024	100397	Signarama Oldsmar	Invoice: INV-1512 (Reference: ACM material 6mm thick rounded comers 3 signs.) Invoice: INV-1...	1001000 - Cash BU - Operating 5451	3893.85	-53531.35
Bill	Pmt - Check	12/26/2024	100399	Gate Tech Inc.	Invoice: 164285 (Reference: DSK Cellular Monthly Charge..)	1001000 - Cash BU - Operating 5451	67.44	-53463.91
Bill	Pmt - Check	12/26/2024	100398	Kai Connected, LLC	Reference: Professional Management Services Monthly. https://clientname(FILLIN).payableslockbox...	1001000 - Cash BU - Operating 5451	461	-53002.91
Bill	Pmt - Check	12/26/2024	100395	City of Tampa Utilities		1001000 - Cash BU - Operating 5451	4901.24	-48101.67
Bill		12/26/2024	INV-1565	Signarama Oldsmar	Reference: Monument Sign. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1541015 - Monuments & signs	212.5	-48314.17
Bill		12/27/2024	20613390001	Frontier Communications	Reference: Frontier-Communication.	1541003 - Communications-Internet, cable	270.98	-48585.15
Bill		12/27/2024	20612726701	Frontier Communications	Reference: Frontier-Communication.	1541003 - Communications-Internet, cable	190.98	-48776.13
Bill		12/27/2024	20610933311	Frontier Communications	Reference: Frontier-Communication.	1541003 - Communications-Internet, cable	135.98	-48912.11
Bill		12/27/2024	20612864731	Frontier Communications	Reference: Frontier-Communication.	1541003 - Communications-Internet, cable	190.98	-49103.09
Bill	Pmt - Check	12/27/2024	122724ACH	Frontier Communications	Reference: Frontier-Communication.	1001000 - Cash BU - Operating 5451	270.98	-48832.11
Bill	Pmt - Check	12/27/2024	122724ACH1	Frontier Communications	Reference: Frontier-Communication.	1001000 - Cash BU - Operating 5451	190.98	-48641.13
Bill	Pmt - Check	12/27/2024	122724ACH2	Frontier Communications	Reference: Frontier-Communication.	1001000 - Cash BU - Operating 5451	135.98	-48505.15
Bill	Pmt - Check	12/27/2024	122724ACH3	Frontier Communications	Reference: Frontier-Communication.	1001000 - Cash BU - Operating 5451	190.98	-48314.17
Bill		12/27/2024	0108370-2206-9	WM Corp Services, Inc	Reference: Waste Management Services. https://clientname(FILLIN).payableslockbox.com/DocView/In...	1534010 - Solid waste removal	783.79	-49097.96
Bill	Pmt - Check	12/30/2024	100400	Steadfast Environmental, LLC	Invoice: SE-25324 (Reference: Routine Aquatic Maintenance (Pond Spraying).) Invoice: SE-25490...	1001000 - Cash BU - Operating 5451	9600	-39497.96
Bill		12/30/2024	100402	Landscape Maintenance Professionals, Inc.		1001000 - Cash BU - Operating 5451	5864.3	-33633.66
Bill	Pmt - Check	12/30/2024	100401	Gate Tech Inc.		1001000 - Cash BU - Operating 5451	3959.52	-29674.14
Bill		12/30/2024	9232883860	HD Supply Facilities Maintenance, LTD	Reference: Jumbo 2-Ply recycled toilet paper. https://clientname(FILLIN).payableslockbox.com/Do...	1541041 - Beach club office equipment	123.27	-29797.41
Bill		12/31/2024	76634	Star Environmental, Inc	Reference: Monthly lift station 12/1- 12/31. https://clientname(FILLIN).payableslockbox.com/Doc...	1534020 - Sewer lift stations	85	-29882.41
Bill		12/31/2024	76602	Star Environmental, Inc	Reference: Monthly lift station 12/1- 12/31. https://clientname(FILLIN).payableslockbox.com/Doc...	1534020 - Sewer lift stations	85	-29967.41
Bill		12/31/2024	4350	Kai Connected, LLC	Reference: Professional Management Services Meetings over.3 hours https://clientname(FILLIN).p...	1513020 - District Manager	967.5	-30934.91
Bill		12/31/2024	34985-MSP	CIO Technology Solutions, inc	Reference: Agreement Recurring: Cory Lake. https://clientname(FILLIN).payableslockbox.com/DocVi...	1541003 - Communications-Internet, cable	557.27	-31492.18
Bill		1/1/2025	6	JCS Investigations	Reference: Security at cross creek, morris bridge gate and pool guard. Bill does not specify po...	1521010 - Security staffing contract svcs	34080	-65572.18
Bill		1/1/2025	4317	Kai Connected, LLC	Reference: Professional Management Services. https://clientname(FILLIN).payableslockbox.com/Doc...	1513020 - District Manager	5833.33	-71405.51
Bill		1/1/2025	SE-26085	Steadfast Environmental, LLC	Reference: Routine Aquatic Maintenance (Pond Spraying) for the month dated on this invoice.. ht...	1537005 - Lake/Pond Bank Maintenance	4800	-76205.51
Bill		1/1/2025	164969	Gate Tech Inc.	Reference: DKS Cellular Monthly Charge. https://clientname(FILLIN).payableslockbox.com/DocView/...	1546061 - Security gate M&R	54.94	-76260.45
Bill		1/1/2025	HY250001	Hyoco Distribution Inc	VOID: Paid by Credit card-returned Reference: Freight charges / handling. https://clientname(FI...	1513036 - Contingencies	0	-76260.45
Bill		1/2/2025	749806	Envera Systems	Reference: Entrance#1. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer.asp...	1521029 - Contractual virtual guard	3340	-79600.45
Bill		1/2/2025	9232926962	HD Supply Facilities Maintenance, LTD	Reference: Hubbell Timer 60 Min,Channellock,700 Vinyl Electric Tape,Milwaukee 30. https://clien...	1541094 - Beach club gym supplies	177.58	-79778.03
Bill		1/2/2025	164851	Gate Tech Inc.	Reference: Email Joe Dec 15. 1 pm. Creek gate is having issues. The resident gate is not closing...	1546061 - Security gate M&R	185	-79963.03
Bill	Pmt - Check	1/3/2025	010325ACH8	Charter Communications	Reference: 10441 Cory lake Dr 12/14/24- 01/13/25	1001000 - Cash BU - Operating 5451	919.28	-79043.75
Bill		1/3/2025	010325PR	ADP.	01/-03-25 pr	-SPLIT-	6741.91	-85785.66
Bill		1/3/2025	15	Tommy Finch Fencing LLC	Reference: 216'8" Tan vinyl fence repair north side. https://clientname(FILLIN).payableslockbo...	1541057 - Contingency for Eoy	9450	-95235.66
Bill		1/3/2025	16	Tommy Finch Fencing LLC	Reference: 8" white vinyl fence repair around dumpster. https://clientname(FILLIN).payablesloc...	1541057 - Contingency for Eoy	585	-95820.66
Bill	Pmt - Check	1/3/2025	010325ACH1	ADP.	01/-03-25 pr	1001000 - Cash BU - Operating 5451	6741.91	-89078.75
Bill		1/4/2025	010425-4119	Navitas Credit Corp	Reference: Contract payment. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceView...	1546099 - Rentals and leases	901.39	-89980.14
Bill		1/4/2025	10425	Tommy Finch Fencing LLC	Reference: Straight run replace / rapair north/East side. https://clientname(FILLIN).payableslo...	1541057 - Contingency for Eoy	6924	-96904.14
Bill		1/5/2025	10839	Suncoast Pool Service Inc	Reference: Swimming pool and fountain service, Operational checks of pumps and filters system. C...	1541050 - Pool maintenance	1725	-98629.14
Bill	Pmt - Check	1/6/2025	100403	Kai Connected, LLC	Invoice: 4317 (Reference: Professional Management Services.) Invoice: 4350 (Reference: Profes...	1001000 - Cash BU - Operating 5451	6800.83	-91828.31
Bill	Pmt - Check	1/6/2025	100404	JCS Investigations	Invoice: 6 (Reference: Security at cross creek, morris bridge gate and pool guard.)	1001000 - Cash BU - Operating 5451	34080	-57748.31
Bill	Pmt - Check	1/6/2025	100405	WM Corp Services, Inc	Invoice: 0108370-2206-9 (Reference: Waste Management Services.)	1001000 - Cash BU - Operating 5451	783.79	-56964.52
Bill	Pmt - Check	1/6/2025	100406	Steadfast Environmental, LLC	Invoice: SE-26085 (Reference: Routine Aquatic Maintenance (Pond Spraying) for the month dated on...	1001000 - Cash BU - Operating 5451	4800	-52164.52
Bill	Pmt - Check	1/6/2025	100407	McMaster-Carr	316 Stainless Steel Washer for 5/8" Screw Size, 0.688" ID, 1.5" OD, Packs of 10	1001000 - Cash BU - Operating 5451	72.41	-52092.11
Bill		1/6/2025	20173043	Servicore Window Cleaning	Reference: Window Cleaning. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewe...	1541093 - Cleaning (BC & GH)	1254	-53346.11

Bill	Pmt -Check	1/7/2025	100408	Gate Tech Inc.	Invoice: 164969 (Reference: DKS Cellular Monthly Charge.)	1001000 - Cash BU - Operating 5451	54.94	-53291.17
Bill	Pmt -Check	1/7/2025	100409	Navitas Credit Corp	Reference: Contract payment. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceView...	1001000 - Cash BU - Operating 5451	901.39	-52389.78
Bill		1/7/2025	321225	Illuminations Holiday Lighting	Reference: Christmas Lighting Invoice for Cory Lake Isles. https://clientname(FILLIN).payables...	1541040 - Seasonal decorations	29475	-81864.78
Bill		1/7/2025	165009	Gate Tech Inc.	Reference: Additional Troubleshooting/Service time.. https://clientname(FILLIN).payableslockbox...	1546061 - Security gate M&R	100	-81964.78
Bill		1/7/2025	165010	Gate Tech Inc.	Reference: Service call (Area 3). https://clientname(FILLIN).payableslockbox.com/DocView/Invoic...	1546061 - Security gate M&R	185	-82149.78
Bill		1/7/2025	010725-0199	Tampa Electric	Reference: Summary Bill account.	-SPLIT-	26274.92	-108424.27
Bill		1/7/2025	I-40235-3	Olin Plumbing Inc.	Reference: Wilkins Backflow Replacement. https://clientname(FILLIN).payableslockbox.com/DocView...	1541057 - Contingency for Eoy	5340	-113764.7
Bill		1/7/2025	9233047965	HD Supply Facilities Maintenance, LTD	Reference: Stanley 9" V-grooved Magn.torpedo Leve-TH. https://clientname(FILLIN).payableslockbo...	1541094 - Beach club gym supplies	39.12	-113803.82
Bill		1/7/2025	9233047964	HD Supply Facilities Maintenance, LTD	Reference: Klein 9" High-leverage Side-cut Pliers-US,Noncontact Voltage Tester Pen 50-1000vac-C...	1541094 - Beach club gym supplies	83.57	-113807.39
Bill		1/7/2025	9233047966/CM3588575	HD Supply Facilities Maintenance, LTD	Reference: Hubbell Timer 60min 8.3a 120/277v Ltalmd-CN. https://clientname(FILLIN).payableslock...	-SPLIT-	116.84	-114004.23
Bill		1/7/2025	1804582011	HD Supply Facilities Maintenance, LTD	Reference: PAYMENT DISCREPANCY-UNKNOWN. https://clientname(FILLIN).payableslockbox.com/DocView/...	1541094 - Beach club gym supplies	120.04	-114124.27
Bill		1/8/2025	306196	Landscape Maintenance Professionals, Inc.	Reference: Replace plants at center island where car damaged occurred. https://clientname(FILLI...	1546002 - Plant replacement	168.4	-114292.67
Bill		1/8/2025	CLI-R-1820251	Brick Paving Systems Inc.	Reference: days trip charge with a 3-man crew,Crushed concrete base and DOT sand. https://clien...	1546095 - Paver Sidewalk Street Repairs	7639.5	-121932.17
Bill		1/8/2025	R1341.25	Custom Reserves LLC	Reference: Retainer Payment - Site visits are prioritized based on receipt date.. https://clien...	1541057 - Contingency for Eoy	2350	-124282.17
Bill		1/8/2025	29379	Fitness Services of Florida, Inc.	Reference: Monthly Preventative Maintenance service Jan25. https://clientname(FILLIN).payables...	1539050 - Recreation equipment M&R	300	-124582.17
Bill		1/9/2025	2.02053E+11	IONOS	Reference: Contract: 71894054 - Microsoft 365 Apps for business 1 Lic.. https://clientname(FILL...	1541041 - Beach club office equipment	12.99	-124595.16
Bill		1/9/2025	1/25/9597	City of Tampa Utilities	Reference: Water Services-Jan 2025. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1533010 - Water/Sewer Utility Services	12.03	-124607.19
Bill		1/9/2025	1/25/9598	City of Tampa Utilities	Reference: Water Services-Jan 2025. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1533010 - Water/Sewer Utility Services	156.13	-124763.32
Bill		1/9/2025	1/25/9599	City of Tampa Utilities	Reference: Water Services-Jan 2025. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1533010 - Water/Sewer Utility Services	43.01	-124806.33
Bill		1/9/2025	0805-01/25	City of Tampa Utilities	Reference: Water Services-Jan 2025. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1533010 - Water/Sewer Utility Services	353.21	-125159.54
Bill		1/9/2025	1/25/9588	City of Tampa Utilities	Reference: Water Services-Jan 2025. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1533010 - Water/Sewer Utility Services	856.78	-126016.32
Bill		1/9/2025	1/25/9589	City of Tampa Utilities	Reference: Water Services-Jan 2025. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1533010 - Water/Sewer Utility Services	217.69	-126234.01
Bill		1/9/2025	1/25/9590	City of Tampa Utilities	Reference: Water Services-Jan 2025. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1533010 - Water/Sewer Utility Services	72.71	-126306.72
Bill		1/9/2025	1/25/9592	City of Tampa Utilities	Reference: Water Services-Jan 2025. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1533010 - Water/Sewer Utility Services	90.05	-126396.77
Bill		1/9/2025	0806-01/25	City of Tampa Utilities	Reference: Water Services-Jan 2025. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1533010 - Water/Sewer Utility Services	126.3	-126523.07
Bill		1/9/2025	0807-01/25	City of Tampa Utilities	Reference: Water Services-Jan 2025. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1533010 - Water/Sewer Utility Services	511.18	-127034.25
Bill		1/9/2025	0808-01/25	City of Tampa Utilities	Reference: Water Services-Jan 2025. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1533010 - Water/Sewer Utility Services	104.52	-127138.77
Bill		1/9/2025	0809-01/25	City of Tampa Utilities	Reference: Water Services-Jan 2025. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1533010 - Water/Sewer Utility Services	111.78	-127250.55
Bill		1/9/2025	1/25/9593	City of Tampa Utilities	Reference: Water Services-Jan 2025. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1533010 - Water/Sewer Utility Services	224.91	-127475.46
Bill		1/9/2025	1/25/9594	City of Tampa Utilities	Reference: Water Services-Jan 2025. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1533010 - Water/Sewer Utility Services	77.04	-127552.5
Bill		1/9/2025	1/25/9595	City of Tampa Utilities	Reference: Water Services-Jan 2025. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1533010 - Water/Sewer Utility Services	98.71	-127651.21
Bill		1/9/2025	1/25/9596	City of Tampa Utilities	Reference: Water Services-Jan 2025. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1533010 - Water/Sewer Utility Services	510.05	-128161.26
Bill		1/9/2025	9233165607	HD Supply Facilities Maintenance, LTD	Reference: Swivel Anchor Hook 6.5-US. https://clientname(FILLIN).payableslockbox.com/DocView/in...	1541094 - Beach club gym supplies	46.2	-128207.46
Bill	Pmt -Check	1/10/2025	011025ACH	Tampa Electric	Reference: Summary Bill account.	1001000 - Cash BU - Operating 5451	25439.48	-102767.98
Bill	Pmt -Check	1/10/2025	100410	HD Supply Facilities Maintenance, LTD	Invoice: 9232568998 (Reference: Large- Thermostal cover, 42 gel 2.5 mil trash bag.) Invoice: 1...	1001000 - Cash BU - Operating 5451	680.41	-102087.57
Bill	Pmt -Check	1/10/2025	100411	Brick Paving Systems Inc.	Invoice: CLI-R-111920242 (Reference: Paver street repair.)	1001000 - Cash BU - Operating 5451	6984	-95103.57
Bill	Pmt -Check	1/10/2025	100412	Custom Reserves LLC	Invoice: R1341.25 (Reference: Retainer Payment - Site visits are prioritized based on receipt da...	1001000 - Cash BU - Operating 5451	2350	-92753.57
Bill	Pmt -Check	1/10/2025	100413	Illuminations Holiday Lighting	Invoice: 321225 (Reference: Christmas Lighting Invoice for Cory Lake Isles.)	1001000 - Cash BU - Operating 5451	29475	-63278.57
Bill	Pmt -Check	1/10/2025	100414	Fitness Services of Florida, Inc.	Invoice: 29307 (Reference: Monthly Preventing Maintenance service Oct24.)	1001000 - Cash BU - Operating 5451	300	-62978.57
Bill	Pmt -Check	1/10/2025	100415	CIO Technology Solutions, Inc	Invoice: 34699-MSP (Reference: Agreement Recurring.)	1001000 - Cash BU - Operating 5451	557.27	-62421.3
Bill	Pmt -Check	1/10/2025	100416	Olin Plumbing Inc.	Invoice: I-40235-2 (Reference: Backflow Testing.)	1001000 - Cash BU - Operating 5451	1252.89	-61168.41
Bill	Pmt -Check	1/10/2025	100417	Boring Inc	Invoice: 843457 (Reference: Konical/ C258-11/24.)	1001000 - Cash BU - Operating 5451	68.18	-61100.23
Bill	Pmt -Check	1/10/2025	100418	IONOS	Invoice: 202053148368 (Reference: Contract: 71894054 - Microsoft 365 Apps for business 1 Lic..)	1001000 - Cash BU - Operating 5451	12.99	-61087.24
Bill	Pmt -Check	1/10/2025	100419	Signarama Oldsmar	Invoice: INV-1565 (Reference: Monument Sign.)	1001000 - Cash BU - Operating 5451	212.5	-60874.74
Bill	Pmt -Check	1/10/2025	100420	U.S. BANK	Invoice: 544928872 (Reference: Contract payment-Prop Damage surcharge.)	1001000 - Cash BU - Operating 5451	415.92	-60458.82
Bill	Pmt -Check	1/10/2025	100421	Servicore Window Cleaning	Invoice: 20173043 (Reference: Window Cleaning.)	1001000 - Cash BU - Operating 5451	1254	-59204.82
Bill	Pmt -Check	1/13/2025	100422	Verizon	Invoice: 6101828258 (Reference: Monthly service 11/24- 12/22.)	1001000 - Cash BU - Operating 5451	442.74	-58762.08
Bill		1/13/2025	9233227197	HD Supply Facilities Maintenance, LTD	Reference: Sanitizing wipes 2300 sht rolls. https://clientname(FILLIN).payableslockbox.com/DocV...	1541094 - Beach club gym supplies	589.17	-59351.25
Bill		1/13/2025	9233227196	HD Supply Facilities Maintenance, LTD	Reference: 1 ply mlt ftd papr twls,mil trash bag,maintenance warehouse,enmotion,recycled toilet ...	1541094 - Beach club gym supplies	426.65	-59777.9
Bill	Pmt -Check	1/13/2025		Tampa Electric	QuickBooks generated zero amount transaction for bill payment stub	1001000 - Cash BU - Operating 5451	0	-59777.9
Bill		1/14/2025	25818	Straley Robin Vericker	Reference: Professional Services Rendered Through November 30, 2024. https://clientname(FILLIN)...	1514010 - Legal services	5560.5	-65338.4
Bill		1/14/2025	INV-1569	Signarama Oldsmar	Reference: Replant and Straighten Pole and Sign. https://clientname(FILLIN).payableslockbox.com...	1541015 - Monuments & signs	250	-65588.4
Bill		1/14/2025	20660730001	Frontier Communications	Reference: Frontier-Communication.	1541003 - Communications-Internet, cable	196.56	-65784.96
Bill	Pmt -Check	1/14/2025	011425ACH	Frontier Communications	Reference: Frontier-Communication.	1001000 - Cash BU - Operating 5451	196.56	-65588.4
Bill		1/14/2025	1.28076E+14	Charter Communications	Reference: 10441 Cory lake Dr 01/14/25- 02/13/25	1541003 - Communications-Internet, cable	918.74	-66507.14
Bill		1/14/2025	9233295875	HD Supply Facilities Maintenance, LTD	Reference: Schlage elan passage lever brass. https://clientname(FILLIN).payableslockbox.com/Doc...	1541090 - Miscellaneous Field Expense	66.14	-66573.28
Bill		1/15/2025	1/25/9928	Tampa Electric	Reference: 11589 Cory Lake BL December 10, 2024 - January 09, 2025	1531030 - Electricity Services	1044.6	-67617.88
Bill		1/15/2025	1/25/9993	Tampa Electric	Reference: 12027 Cory Lake Blvd December 10, 2024 - January 09, 2025	1531030 - Electricity Services	703.2	-68321.08
Bill	Pmt -Check	1/16/2025	100423	City of Tampa Utilities	Invoice: 9588-01/25 (Reference: Water Services-Jan 2025.) Invoice: 9589-01/25 (Reference: Wat...	1001000 - Cash BU - Operating 5451	3409.97	-64911.11
Bill	Pmt -Check	1/16/2025	100424	Tommy Finch Fencing LLC	Invoice: 16 (Reference: 8'h white vinyl fence repair around dumpster.) Invoice: 15 (Reference...	1001000 - Cash BU - Operating 5451	10035	-54876.11
Bill	Pmt -Check	1/16/2025	100425	Gate Tech Inc.	Invoice: 165009 (Reference: Additional Troubleshooting/Service time..) Invoice: 165010 (Refer...	1001000 - Cash BU - Operating 5451	285	-54591.11
Bill	Pmt -Check	1/16/2025	100426	Hyoco Distribution Inc	VOID: Paid by Credit card-returned Invoice: HY250001 (Reference: Freight charges / handling.)	1001000 - Cash BU - Operating 5451	0	-54591.11
Bill	Pmt -Check	1/16/2025	100427	Suncoast Pool Service Inc	Invoice: 10839 (Reference: Swimming pool and fountain service, Operational checks of pumps and f...	1001000 - Cash BU - Operating 5451	1725	-52866.11
Bill	Pmt -Check	1/16/2025	100428	Landscape Maintenance Professionals, Inc.	Invoice: 306196 (Reference: Replace plants at center island where car damaged occurred.)	1001000 - Cash BU - Operating 5451	168.4	-52697.71
Bill	Pmt -Check	1/16/2025	100429	Brick Paving Systems Inc.	Invoice: CLI-R-1820251 (Reference: days trip charge with a 3-man crew,Crushed concrete base and ...	1001000 - Cash BU - Operating 5451	7639.5	-45058.21
Bill	Pmt -Check	1/16/2025	100430	Straley Robin Vericker	Invoice: 25818 (Reference: Professional Services Rendered Through November 30, 2024.)	1001000 - Cash BU - Operating 5451	5560.5	-39497.71
Bill	Pmt -Check	1/16/2025	100431	Signarama Oldsmar	Invoice: INV-1569 (Reference: Replant and Straighten Pole and Sign.)	1001000 - Cash BU - Operating 5451	250	-39247.71
Bill		1/16/2025	20173048	Servicore Window Cleaning	Reference: Window Cleaning. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceView...	1541093 - Cleaning (BC & GH)	1425	-40672.71
Bill		1/16/2025	9233391949	HD Supply Facilities Maintenance, LTD	Reference: Husky 94-piece mechanics tool set kit. https://clientname(FILLIN).payableslockbox.co...	1541090 - Miscellaneous Field Expense	78.79	-40751.5

Bill	1/17/2025	165112	Gate Tech Inc.	Reference: Gear Box for Mega Arm,Belt for Mega Arms. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceV...	1546061 - Security gate M&R	1662.87	-42414.37
Bill	1/17/2025	165111	Gate Tech Inc.	Reference: 15' Lighted Replacement Arm,Service call (Area 3). https://clientname(FILLIN).payabl...	1546061 - Security gate M&R	1087.7	-43502.07
Bill	1/17/2025	25-00164H	Business Observer	Reference: Public Board Meetings. https://clientname(FILLIN).payableslockbox.com/DocView/Invoic...	1513055 - Legal Advertising & Mailing	72.19	-43574.26
Bill	1/17/2025	011725PR	ADP.	01-17-25 pr	-SPLIT-	6476.46	-50050.72
Bill Pmt -Check	1/17/2025	011725ACH	ADP.	01-17-25 pr	1001000 - Cash BU - Operating 5451	6476.46	-43574.26
Bill	1/17/2025	011725PRFees	ADP.	PR Processing Fee-	1511117 - Payroll Services Fee	135.1	-43709.36
Bill Pmt -Check	1/17/2025	011725ACH1	ADP.	PR Processing Fee-	1001000 - Cash BU - Operating 5451	135.1	-43574.26
Bill	1/18/2025	547184903	US Bank Equipment Finance	Reference: Prop Damage surcharge. https://clientname(FILLIN).payableslockbox.com/DocView/Invoic...	1541041 - Beach club office equipment	428.93	-44003.19
Bill	1/19/2025	1008	Sunshine Cleaning Crew LLC	Reference: January Cleaning Services (7-days). https://clientname(FILLIN).payableslockbox.com/D...	1541093 - Cleaning (BC & GH)	2750	-46753.19
Bill	1/19/2025	011925-01-5	Frontier Communications	Reference: Internet service. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceView...	1541003 - Communications-Internet, cable	196.89	-46950.08
Bill	1/20/2025	849853	Boring Inc	Reference: Konica/ C258-01/25. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceVi...	1541041 - Beach club office equipment	314.99	-47265.07
Bill Pmt -Check	1/21/2025	100432	Sunshine Cleaning Crew LLC	Invoice: 1008 (Reference: January Cleaning Services (7-days).)	1001000 - Cash BU - Operating 5451	2750	-44515.07
Bill Pmt -Check	1/21/2025	100433	CIO Technology Solutions, Inc	Invoice: 34985-MSP (Reference: Agreement Recurring: Cory Lake.)	1001000 - Cash BU - Operating 5451	557.27	-43957.8
Bill	1/21/2025	7256	Hecker Construction Company,Inc.	Reference: Demo and removal of Seawall Weir systems. https://clientname(FILLIN).payableslockbo...	2800003 - Weir Project	32200	-76157.8
Bill	1/21/2025	8233510362	HD Supply Facilities Maintenance, LTD	Reference: 10.In Autmid touchis papr towl dsnprs-CN,Jumbo Jr Toilet Paper dsnprs-VN. https://c...	1541094 - Beach club gym supplies	301.76	-76459.56
Bill Pmt -Check	1/22/2025	100434	Servicore Window Cleaning	Invoice: 20173048 (Reference: Window Cleaning.)	1001000 - Cash BU - Operating 5451	1425	-75034.56
Bill Pmt -Check	1/22/2025	100435	HD Supply Facilities Maintenance, LTD	Invoice: 9232262017 (Reference: Combifold fold twl dsnprs.) Invoice: 9232165507 (Reference: k...	1001000 - Cash BU - Operating 5451	336.83	-74697.73
Bill Pmt -Check	1/22/2025	100436	Evans Custom Docks Inc	Invoice: 002 (Reference: Repair the existing middle rail ,replace cap.) Invoice: 003 (Referen...	1001000 - Cash BU - Operating 5451	1642	-73055.73
Bill Pmt -Check	1/22/2025	100437	Architectural Fountains, Inc	Invoice: INV-034613 (Reference: Service call to address down fountain.)	1001000 - Cash BU - Operating 5451	150	-72905.73
Bill Pmt -Check	1/22/2025	100438	Envera Systems	Invoice: 748625 (Reference: Active video monitoring,service and maintenance.) Invoice: 748626...	1001000 - Cash BU - Operating 5451	8011	-64894.73
Bill Pmt -Check	1/22/2025	100439	Boring Inc	Invoice: 846313 (Reference: Konica/ C258-12/24.)	1001000 - Cash BU - Operating 5451	68.18	-64826.55
Bill Pmt -Check	1/22/2025	100440	Fitness Services of Florida, Inc.	Invoice: 29379 (Reference: Monthly Preventative Maintenance service Jan25.)	1001000 - Cash BU - Operating 5451	300	-64526.55
Bill Pmt -Check	1/22/2025	100441	Gate Tech Inc.	Invoice: 164703 (Reference: ADC Sure FI kit & Service call area.)	1001000 - Cash BU - Operating 5451	1613.35	-62913.2
Bill Pmt -Check	1/22/2025	100442	Air Masters of Tampa Bay, Inc.	Invoice: 194292 (Reference: Repair Snooker Ice machine,water valve.)	1001000 - Cash BU - Operating 5451	148.39	-62764.81
Credit	1/22/2025	311000020199-01/22	Tampa Electric	311000020199_Credit	1520098 - Streetlights	835.44	-61929.37
Bill Pmt -Check	1/23/2025	012325ACH	Tampa Electric	Reference: 11589 Cory Lake BL December 10, 2024 - January 09, 2025	1001000 - Cash BU - Operating 5451	1044.6	-60884.77
Bill Pmt -Check	1/23/2025	012325ACH1	Tampa Electric	Reference: 12027 Cory Lake Blvd December 10, 2024 - January 09, 2025	1001000 - Cash BU - Operating 5451	703.2	-60181.57
Bill Pmt -Check	1/23/2025	100443	Envera Systems	Invoice: 749806 (Reference: Gate Access Entrance#1.)	1001000 - Cash BU - Operating 5451	3340	-56841.57
Bill Pmt -Check	1/24/2025	100444	City of Tampa Utilities	Invoice: 9598-01/25 (Reference: Water Services-Jan 2025.)	1001000 - Cash BU - Operating 5451	156.13	-56685.44
Bill	1/24/2025	9233627698/CR3588575	HD Supply Facilities Maintenance, LTD	https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer.aspx?i=27912625&c=BREEZE&s=...	-SPLIT-	154.96	-56840.4
Bill	1/24/2025	BOSMTG	ADP.	BOS MTG	-SPLIT-	461.2	-57301.6
Bill Pmt -Check	1/24/2025	012425ACH	ADP.	BOS MTG	1001000 - Cash BU - Operating 5451	461.2	-56840.4
Bill	1/24/2025	12425	Cynthia McIntrye		-SPLIT-	184.7	-57025.1
Bill Pmt -Check	1/24/2025	1127	Cynthia McIntrye	VOID:	1001000 - Cash BU - Operating 5451	0	-57025.1
Bill	1/24/2025	1804452537	HD Supply Facilities Maintenance, LTD	Reference: Payment Discrepancy -Unknown. https://clientname(FILLIN).payableslockbox.com/DocView...	1541094 - Beach club gym supplies	120.64	-57145.74
Bill Pmt -Check	1/27/2025	100445	Olin Plumbing Inc.	Invoice: I-40235-3 (Reference: Wilkins Backflow Replacement.)	1001000 - Cash BU - Operating 5451	5340	-51805.74
Bill Pmt -Check	1/27/2025	100446	Hecker Construction Company,Inc.	Invoice: 7256 (Reference: Demo and removal of Seawall Weir systems.)	1001000 - Cash BU - Operating 5451	32200	-19605.74
Bill	1/28/2025	310331	Landscape Maintenance Professionals, Inc.	Reference: Landscape Maintenance-January 2025. https://clientname(FILLIN).payableslockbox.com/D...	1546001 - Landscape Maintenance	28657.08	-48262.82
Bill	1/28/2025	0116249-2206-5	WM Corp Services, Inc	Reference: Waste Management Services. https://clientname(FILLIN).payableslockbox.com/DocView/In...	1534010 - Solid waste removal	783.79	-49046.61
Bill	1/28/2025	20695670501	Frontier Communications	Reference: Frontier-Communication.	1541003 - Communications-Internet, cable	270.98	-49317.59
Bill	1/28/2025	20696362631	Frontier Communications	Reference: Frontier-Communication.	1541003 - Communications-Internet, cable	190.98	-49508.57
Bill	1/28/2025	20693341311	Frontier Communications	Reference: Frontier-Communication.	1541003 - Communications-Internet, cable	135.98	-49644.55
Bill	1/28/2025	20695819431	Frontier Communications	Reference: Frontier-Communication.	1541003 - Communications-Internet, cable	190.98	-49835.53
Bill Pmt -Check	1/28/2025	012825ACH	Frontier Communications	Reference: Frontier-Communication.	1001000 - Cash BU - Operating 5451	270.98	-49564.55
Bill Pmt -Check	1/28/2025	012825ACH1	Frontier Communications	Reference: Frontier-Communication.	1001000 - Cash BU - Operating 5451	190.98	-49373.57
Bill Pmt -Check	1/28/2025	012825ACH2	Frontier Communications	Reference: Frontier-Communication.	1001000 - Cash BU - Operating 5451	135.98	-49237.59
Bill Pmt -Check	1/28/2025	012825ACH3	Frontier Communications	Reference: Frontier-Communication.	1001000 - Cash BU - Operating 5451	190.98	-49046.61
Bill Pmt -Check	1/29/2025	012925ACH	Charter Communications	Reference: 10441 Cory lake Dr 01/14/25- 02/13/25	1001000 - Cash BU - Operating 5451	918.74	-48127.87
Bill Pmt -Check	1/29/2025	100447	HD Supply Facilities Maintenance, LTD	Invoice: 9233165607 (Reference: Swivel Anchor Hook 6.5-US.) Invoice: 9232926962 (Reference: H...	1001000 - Cash BU - Operating 5451	347.05	-47780.82
Bill	1/29/2025	SE-26143	Steadfast Environmental, LLC	Reference: Install a 12" x 12" drain basin at the southern pump housing. Run 6" corrugated pipe ...	1541052 - Pool repairs	1200	-48980.82
Bill	1/29/2025	SE-26142	Steadfast Environmental, LLC	Reference: Linear Feet of Field Fence installation at dam. Environmental Crew to remove damaged ...	1541057 - Contingency for Eoy	2570	-51550.82
Bill	1/29/2025	BOSMTGFees	ADP.	2 PR ADP BOS Fees	1511117 - Payroll Services Fee	117.6	-51668.42
Bill Pmt -Check	1/29/2025	012925ACH2	ADP.	2 PR ADP BOS Fees	1001000 - Cash BU - Operating 5451	117.6	-51550.82
Bill Pmt -Check	1/30/2025	100448	Steadfast Environmental, LLC	Invoice: SE-26142 (Reference: Linear Feet of Field Fence installation at dam. Environmental Crew...	1001000 - Cash BU - Operating 5451	3770	-47780.82
Bill	1/30/2025	29442	Fitness Services of Florida, Inc.	Reference: Monthly Preventative Maintenance service of all cardio and strength equipment for Jan...	1539050 - Recreation equipment M&R	300	-48080.82
Bill	1/31/2025	77131	Star Environmental, Inc	Reference: Monthly lift station 01/1- 01/31. https://clientname(FILLIN).payableslockbox.com/Doc...	1534020 - Sewer lift stations	85	-48165.82
Bill	1/31/2025	77162	Star Environmental, Inc	Reference: Monthly lift station 01/1- 01/31. https://clientname(FILLIN).payableslockbox.com/Doc...	1534020 - Sewer lift stations	85	-48250.82
Bill Pmt -Check	1/31/2025	100449	Frontier Communications	Invoice: 011925-01-5 (Reference: Internet service.)	1001000 - Cash BU - Operating 5451	196.89	-48053.93
Bill	1/31/2025	BOS	MTG	BOS MTG 12-1924	-SPLIT-	1107.1	-49161.03
Bill	1/31/2025	013125PR	ADP.	01-31-25 pr	-SPLIT-	6990.29	-56151.32
Bill Pmt -Check	1/31/2025	013125ACH3	ADP.	01-31-25 pr	1001000 - Cash BU - Operating 5451	6990.29	-49161.03
Bill	1/31/2025	BOSPRFees	ADP.	ADP Pr Fees-BOS	1511117 - Payroll Services Fee	61.87	-49222.9
Bill Pmt -Check	1/31/2025	013125ACH3	ADP.	ADP Pr Fees-BOS	1001000 - Cash BU - Operating 5451	61.87	-49161.03
Bill	1/31/2025	12825	Cynthia McIntrye		-SPLIT-	184.7	-49345.73
Bill Pmt -Check	1/31/2025	1128	Cynthia McIntrye	VOID:	1001000 - Cash BU - Operating 5451	0	-49345.73
Bill Pmt -Check	1/31/2025	013125ACH5	ADP.	BOS MTG 12-1924	1001000 - Cash BU - Operating 5451	1107.1	-48238.63
Bill Pmt -Check	1/31/2025	1128	Cynthia McIntrye		1001000 - Cash BU - Operating 5451	184.7	-48053.93
Bill Pmt -Check	1/31/2025	1127	Cynthia McIntrye		1001000 - Cash BU - Operating 5451	184.7	-47869.23
Bill	1/31/2025	35073-MSP	CIO Technology Solutions, Inc	Reference: Agreement Recurring. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceV...	1541003 - Communications-Internet, cable	561.36	-48430.59

Bill	2/1/2025	7 JCS Investigations	Reference: Security at cross creek, morris bridge gate and pool guard. Bill does not specify po...	1521010 - Security staffing contract svcs	34320	-82750.59
Bill	2/1/2025	SE-26237 Steadfast Environmental, LLC	Reference: Routine Aquatic Maintenance (Pond Spraying) for the month dated on this invoice.. ht...	1537005 - Lake/Pond Bank Maintenance	4800	-87550.59
Bill	2/1/2025	4400 Kai Connected, LLC	Reference: Professional Management Services Monthly Feb25. https://clientname(FILLIN).payablesL...	1513020 - District Manager	5833.33	-93383.92
Bill	2/1/2025	165279 Gate Tech Inc.	Reference: Monthly DK5 Cellular Monthly Charge. https://clientname(FILLIN).payableslockbox.com/...	1546061 - Security gate M&R	54.94	-93438.86
Bill	2/3/2025	750934 Envera Systems	Reference: Gate Access Entrance#1. https://clientname(FILLIN).payableslockbox.com/DocView/Invoi...	1521029 - Contractual virtual guard	3340	-96778.86
Bill Pmt - Check	2/4/2025	100450 Business Observer	Invoice: 25-00164H (Reference: Public Board Meetings.)	1001000 - Cash BU - Operating 5451	72.19	-96706.67
Bill Pmt - Check	2/4/2025	100451 JCS Investigations	Invoice: 7 (Reference: Security at cross creek, morris bridge gate and pool guard.)	1001000 - Cash BU - Operating 5451	34320	-62386.67
Bill Pmt - Check	2/4/2025	100452 Gate Tech Inc.	Invoice: 165111 (Reference: 15' Lighted Replacement Arm,Service call (Area 3).) Invoice: 1651...	1001000 - Cash BU - Operating 5451	2750.57	-59636.1
Bill Pmt - Check	2/4/2025	100453 HD Supply Facilities Maintenance, LTD	Invoice: 9233227197 (Reference: Sanitizing wipes 2300 sht rolls.) Invoice: 9233227196 (Refer...	1001000 - Cash BU - Operating 5451	1160.75	-58475.35
Bill Pmt - Check	2/4/2025	100454 US Bank Equipment Finance	Invoice: 547184903 (Reference: Prop Damage surcharge.)	1001000 - Cash BU - Operating 5451	428.93	-58046.42
Bill Pmt - Check	2/4/2025	100455 Fitness Services of Florida, Inc.	Invoice: 29442 (Reference: Monthly Preventative Maintenance service of all cardio and strength e...	1001000 - Cash BU - Operating 5451	300	-57746.42
Bill	2/4/2025	020425-4119 Navitas Credit Corp	Reference: Contract payment. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceView...	1546099 - Rentals and leases	510.09	-58256.51
Bill	2/5/2025	020525-0199 Tampa Electric	Reference: Summary Bill account.	-SPLIT-	25865.94	-84122.45
Bill	2/5/2025	26930 Egis Insurance Advisors LLC	Reference: Workers Compensation - Audit -01/2023-10/01/2024. https://clientname(FILLIN).payabl...	1513110 - Insurance-Worker's Compensation	5625	-89747.45
Bill	2/5/2025	165391 Gate Tech Inc.	Reference: Service call Area -3. https://clientname(FILLIN).payableslockbox.com/DocView/Invoice...	1546061 - Security gate M&R	185	-89932.45
Bill	2/5/2025	165389 Gate Tech Inc.	Reference: Service call Area-3. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceV...	1546061 - Security gate M&R	835	-90767.45
Bill	2/5/2025	165390 Gate Tech Inc.	Reference: Additional Service Troubleshooting,Service call. https://clientname(FILLIN).payables...	1546061 - Security gate M&R	385	-91152.45
Bill	2/6/2025	25977 Straley Robin Vericker	Reference: For Professional Services Rendered Through December 31, 2024. https://clientname(FIL...	1514010 - Legal services	4026	-95178.45
Bill Pmt - Check	2/7/2025	100456 Tommy Finch Fencing LLC	Invoice: 010425 (Reference: Straight run replace / repair north/East side.)	1001000 - Cash BU - Operating 5451	6924	-88254.45
Bill Pmt - Check	2/7/2025	100457 Kai Connected, LLC	Invoice: 4400 (Reference: Professional Management Services Monthly Feb25.)	1001000 - Cash BU - Operating 5451	5833.33	-82421.12
Bill	2/7/2025	25-00372H Business Observer	Reference: notice of board meeting and closed session of the board of supervisors - 2/20/25. ht...	1513055 - Legal Advertising & Mailing	72.19	-82493.31
Bill	2/7/2025	BOSMTG ADP.	BOS MTG	-SPLIT-	891.8	-83385.11
Bill Pmt - Check	2/7/2025	020725ACH ADP.	BOS MTG	1001000 - Cash BU - Operating 5451	891.8	-82493.31
Bill	2/7/2025	PR Fees ADP.	PR Fees	1511117 - Payroll Services Fee	118.78	-82612.09
Bill Pmt - Check	2/7/2025	020725ACH2 ADP.	PR Fees	1001000 - Cash BU - Operating 5451	118.78	-82493.31
Bill	2/9/2025	2.02054E+11 IONOS	Reference: Contract: 71894054 - Microsoft 365 Apps for business 1 Lic.. https://clientname(FILL...	1541041 - Beach club office equipment	12.99	-82506.3
Bill Pmt - Check	2/10/2025	100459 Boring Inc	Reference: Konica/ C258-01/25. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceVi...	1001000 - Cash BU - Operating 5451	314.99	-82191.31
Bill Pmt - Check	2/10/2025	100458 Straley Robin Vericker	Reference: For Professional Services Rendered Through December 31, 2024. https://clientname(FIL...	1001000 - Cash BU - Operating 5451	4026	-78165.31
Bill	2/10/2025	021025-0805 City of Tampa Utilities	Reference: Water Services-Feb 2025. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1533010 - Water/Sewer Utility Services	315.75	-78481.06
Bill	2/10/2025	021025-0806 City of Tampa Utilities	Reference: Water Services-Feb 2025. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1533010 - Water/Sewer Utility Services	30.62	-78511.68
Bill	2/10/2025	021025-9588 City of Tampa Utilities	Reference: Water Services-Feb 2025. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1533010 - Water/Sewer Utility Services	686.95	-79198.63
Bill	2/10/2025	021025-0809 City of Tampa Utilities	Reference: Water Services-Feb 2025. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1533010 - Water/Sewer Utility Services	26.29	-79224.92
Bill	2/10/2025	021025-0808 City of Tampa Utilities	Reference: Water Services-Feb 2025. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1533010 - Water/Sewer Utility Services	30.62	-79255.54
Bill	2/10/2025	021025-0807 City of Tampa Utilities	Reference: Water Services-Feb 2025. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1533010 - Water/Sewer Utility Services	119.04	-79374.58
Bill	2/10/2025	021025-9595 City of Tampa Utilities	Reference: Water Services-Feb 2025. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1533010 - Water/Sewer Utility Services	33.7	-79408.28
Bill	2/10/2025	021025-9594 City of Tampa Utilities	Reference: Water Services-Feb 2025. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1533010 - Water/Sewer Utility Services	59.71	-79467.99
Bill	2/10/2025	021025-9593 City of Tampa Utilities	Reference: Water Services-Feb 2025. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1533010 - Water/Sewer Utility Services	85.71	-79553.7
Bill	2/10/2025	021025-9592 City of Tampa Utilities	Reference: Water Services-Feb 2025. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1533010 - Water/Sewer Utility Services	25.04	-79578.74
Bill	2/10/2025	021025-9590 City of Tampa Utilities	Reference: Water Services-Feb 2025. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1533010 - Water/Sewer Utility Services	29.37	-79608.11
Bill	2/10/2025	021025-9589 City of Tampa Utilities	Reference: Water Services-Feb 2025. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1533010 - Water/Sewer Utility Services	59.71	-79667.82
Bill	2/10/2025	021025-9598 City of Tampa Utilities	Reference: Water Services-Feb 2025. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1533010 - Water/Sewer Utility Services	39.14	-79706.96
Bill	2/10/2025	021025-9597 City of Tampa Utilities	Reference: Water Services-Feb 2025. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1533010 - Water/Sewer Utility Services	12.03	-79718.99
Bill	2/10/2025	021025-9599 City of Tampa Utilities	Reference: Water Services-Feb 2025. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1533010 - Water/Sewer Utility Services	34.96	-79753.95
Bill Pmt - Check	2/11/2025	021125ACH Tampa Electric	Reference: Summary Bill account.	1001000 - Cash BU - Operating 5451	25865.94	-53888.01
Bill Pmt - Check	2/12/2025	100460 IONOS	Invoice: 202053693668 (Reference: Contract: 71894054 - Microsoft 365 Apps for business 1 Lic..)	1001000 - Cash BU - Operating 5451	12.99	-53875.02
Bill Pmt - Check	2/12/2025	100461 City of Tampa Utilities	Invoice: 021025-9595 (Reference: Water Services-Feb 2025.) Invoice: 021025-9594 (Reference: W...	1001000 - Cash BU - Operating 5451	1588.64	-52286.38
Bill Pmt - Check	2/12/2025	100462 WM Corp Services, Inc	Invoice: 0116249-2206-5 (Reference: Waste Management Services.)	1001000 - Cash BU - Operating 5451	783.79	-51502.59
Bill Pmt - Check	2/12/2025	100463 Navitas Credit Corp	Invoice: 020425-4119 (Reference: Contract payment.)	1001000 - Cash BU - Operating 5451	510.09	-50992.5
Bill Pmt - Check	2/12/2025	100464 HD Supply Facilities Maintenance, LTD	Invoice: 9233627698/CR3588575 () Invoice: 8233510362 (Reference: 10.In Autmid touchis papr towL...	1001000 - Cash BU - Operating 5451	456.72	-50535.78
Bill	2/12/2025	29519 Fitness Services of Florida, Inc.	Reference: Monthly Preventative Maintenance service of all cardio and strength equipment for Feb...	1539050 - Recreation equipment M&R	300	-50835.78
Bill	2/12/2025	29518 Fitness Services of Florida, Inc.	Reference: Approved 02/03/25 by Joe. Received a request from FSF SO 89283 for parts and repair q...	1539050 - Recreation equipment M&R	465	-51300.78
Bill	2/12/2025	29517 Fitness Services of Florida, Inc.	Reference: Approved 01/02/24 by Joe Reilly. Received a request from FSF SO 89280 for parts and r...	1539050 - Recreation equipment M&R	390	-51690.78
Bill	2/13/2025	315452 Landscape Maintenance Professionals, Inc.	Reference: Cory Lake Isles CDD- Landscape Maintenance Agreement -2024 Lakeland February 2025. h...	1546001 - Landscape Maintenance	28657.08	-80347.86
Bill	2/13/2025	2/25/9928 Tampa Electric	Reference: 11589 Cory Lake BL January 10, 2025 - February 07, 2025	1531030 - Electricity Services	936.64	-81284.5
Bill	2/13/2025	2/25/9993 Tampa Electric	Reference: 12027 Cory Lake Blvd January 10, 2025 - February 07, 2025	1531030 - Electricity Services	674.63	-81959.13
Bill	2/13/2025	9234238991 HD Supply Facilities Maintenance, LTD	Reference: Enmotion 800 roll towel. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1541094 - Beach club gym supplies	888.71	-82847.84
Bill	2/14/2025	1.28076E+14 Charter Communications	Reference: 10441 Cory lake Dr 02/14/25- 03/14/25	1541003 - Communications-Internet, cable	918.74	-83766.58
Bill	2/14/2025	21425 ADP.	02-14-25 pr	-SPLIT-	7096.6	-90863.18
Bill Pmt - Check	2/14/2025	021425ACH ADP.	02-14-25 pr	1001000 - Cash BU - Operating 5451	7096.6	-83766.58
Bill	2/14/2025	021425PFEES ADP.	PR Processing Fee-	1511117 - Payroll Services Fee	135.1	-83901.68
Bill Pmt - Check	2/14/2025	021425ACH2 ADP.	PR Processing Fee-	1001000 - Cash BU - Operating 5451	135.1	-83766.58
Bill	2/14/2025	BOSPRFEES ADP.	ADP Pr Fees-BOS	1511117 - Payroll Services Fee	63.94	-83830.52
Bill Pmt - Check	2/14/2025	021425ACH3 ADP.	ADP Pr Fees-BOS	1001000 - Cash BU - Operating 5451	63.94	-83766.58
Bill	2/15/2025	INV-038105 Architectural Fountains, Inc	Reference: Replaced T101 timer on Fountain #2. https://clientname(FILLIN).payableslockbox.com/D...	1541010 - Fountains	175	-83941.58
Bill	2/15/2025	INV-038104 Architectural Fountains, Inc	Reference: 1st Qtr fountain Service. https://clientname(FILLIN).payableslockbox.com/DocView/Inv...	1541010 - Fountains	400	-84341.58
Bill	2/16/2025	9234309410 HD Supply Facilities Maintenance, LTD	Reference: Jumbo 2-Ply recycled toilet paper. https://clientname(FILLIN).payableslockbox.com/Do...	1541094 - Beach club gym supplies	82.18	-84423.76
Bill	2/17/2025	23140 FL-Air Heating & Cooling	Reference: Maintenance Plans - No Charge Service Call Fee. https://clientname(FILLIN).payablesL...	1539051 - Building equipment M&R	249	-84672.76
Bill	2/17/2025	853145 Boring Inc	Reference: Konica/ C258-02/25. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceVi...	1541041 - Beach club office equipment	68.18	-84740.94
Bill Pmt - Check	2/18/2025	100465 Fitness Services of Florida, Inc.	Invoice: 29519 (Reference: Monthly Preventative Maintenance service of all cardio and strength e...	1001000 - Cash BU - Operating 5451	1155	-83585.94

Bill	2/18/2025	751819	Envera Systems	Reference: Entrance#1. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer.asp...	1521029 - Contractual virtual guard		101.67	-83687.61
Bill Pmt - Check	2/19/2025	100466	Steadfast Environmental, LLC	Invoice: SE-26237 (Reference: Routine Aquatic Maintenance (Pond Spraying) for the month dated on...	1001000 - Cash BU - Operating 5451	4800		-78887.61
Bill Pmt - Check	2/19/2025	100467	Star Environmental, Inc	Invoice: 77131 (Reference: Monthly lift station 01/1- 01/31.) Invoice: 77162 (Reference: Mont...	1001000 - Cash BU - Operating 5451	170		-78717.61
Bill Pmt - Check	2/19/2025	100468	Gate Tech Inc.	Invoice: 165279 (Reference: Monthly DKS Cellular Monthly Charge.)	1001000 - Cash BU - Operating 5451	54.94		-78662.61
Bill	2/19/2025	1009	Sunshine Cleaning Crew LLC	Reference: February Cleaning Services (7-days.week). https://clientname(FILLIN).payableslockbox...	1541093 - Cleaning (BC & GH)		2750	-81412.67
Bill	2/20/2025	316996	Landscape Maintenance Professionals, Inc.	Reference: Replaced [2] Faulty solenoids with wire connectors. https://clientname(FILLIN).payab...	1546041 - Irrigation - maintenance		287.2	-81699.87
Bill Pmt - Check	2/21/2025	100469	FL-Air Heating & Cooling	Invoice: 23140 (Reference: Maintenance Plans - No Charge Service Call Fee.)	1001000 - Cash BU - Operating 5451	249		-81450.87
Bill	2/22/2025	6106718157	Verizon	Reference: Monthly service 1/23/25- 2/22/25. https://clientname(FILLIN).payableslockbox.com/Doc...	1541003 - Communications-Internet, cable		221.69	-81672.56
Bill Pmt - Check	2/24/2025	100470	Landscape Maintenance Professionals, Inc.	Invoice: 310331 (Reference: Landscape Maintenance-January 2025.) Invoice: 315452 (Reference: ...	1001000 - Cash BU - Operating 5451	57314.16		-24358.4
Bill	2/24/2025	22420251	Brick Paving Systems Inc.	Reference: Repaired 7 areas at 10704, 10706, 10709 Cory Lakes Dr. and 1 area at the Bahama Isle ...	1546095 - Paver Sidewalk Street Repairs		6319	-30677.4
Bill Pmt - Check	2/26/2025	100471	Business Observer	Invoice: 25-00372H (Reference: notice of board meeting and closed session of the board of superv...	1001000 - Cash BU - Operating 5451	72.19		-30605.21
Bill Pmt - Check	2/26/2025	100472	Envera Systems	Invoice: 750934 (Reference: Gate Access Entrance#1.)	1001000 - Cash BU - Operating 5451	3340		-27265.21
Bill Pmt - Check	2/26/2025	100473	Sunshine Cleaning Crew LLC	Invoice: 1009 (Reference: February Cleaning Services (7-days.week).)	1001000 - Cash BU - Operating 5451	2750		-24515.21
Bill Pmt - Check	2/26/2025	022625ACH	Tampa Electric	Reference: 11589 Cory Lake BL January 10, 2025 - February 07, 2025	1001000 - Cash BU - Operating 5451	936.64		-23578.57
Bill Pmt - Check	2/26/2025	022625ACH1	Tampa Electric	Reference: 12027 Cory Lake Blvd January 10, 2025 - February 07, 2025	1001000 - Cash BU - Operating 5451	674.63		-22903.94
Bill	2/26/2025	26050	Straley Robin Vericker	Reference: For Professional Services Rendered Through January 31, 2024. https://clientname(FILL...	1514010 - Legal services		3189.5	-26093.44
Bill	2/26/2025	0129311-2206-8	WM Corp Services, Inc	Reference: Waste Management Services. https://clientname(FILLIN).payableslockbox.com/DocView/In...	1534010 - Solid waste removal		783.79	-26877.23
Bill	2/26/2025		PRFEES ADP.	ADP BOS Fees	1511117 - Payroll Services Fee		132.05	-27009.28
Bill Pmt - Check	2/26/2025	022625ACH	ADP.	ADP BOS Fees	1001000 - Cash BU - Operating 5451	132.05		-26877.23
Bill	2/26/2025	165621	Gate Tech Inc.	Reference: Service call (Area 3). https://clientname(FILLIN).payableslockbox.com/DocView/Invoic...	1546061 - Security gate M&R		185	-27062.23
Bill	2/26/2025	165622	Gate Tech Inc.	Reference: Service call (Area 3). https://clientname(FILLIN).payableslockbox.com/DocView/Invoic...	1546061 - Security gate M&R		155	-27217.23
Bill	2/26/2025	INV0388	Bandu LLC	Reference: March pool service. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceVi...	1541050 - Pool maintenance		3250	-30467.23
Bill	2/26/2025	INV0387	Bandu LLC	Reference: February pool service. https://clientname(FILLIN).payableslockbox.com/DocView/Invoice...	1541050 - Pool maintenance		3250	-33717.23
Bill	2/26/2025	165623	Gate Tech Inc.	Reference: Additional Troubleshooting/Service time.. https://clientname(FILLIN).payableslockbox...	1546061 - Security gate M&R		150	-33867.23
Bill	2/27/2025	2077723681	Frontier Communications	Reference: Frontier-Communication.	1541003 - Communications-Internet, cable		270.98	-34138.21
Bill	2/27/2025	20777992131	Frontier Communications	Reference: Frontier-Communication.	1541003 - Communications-Internet, cable		190.98	-34329.19
Bill	2/27/2025	20777997421	Frontier Communications	Reference: Frontier-Communication.	1541003 - Communications-Internet, cable		135.98	-34465.17
Bill	2/27/2025	2077722671	Frontier Communications	Reference: Frontier-Communication.	1541003 - Communications-Internet, cable		190.98	-34656.15
Bill Pmt - Check	2/27/2025	022725ACH	Frontier Communications	Reference: Frontier-Communication.	1001000 - Cash BU - Operating 5451	270.98		-34385.17
Bill Pmt - Check	2/27/2025	022725ACH1	Frontier Communications	Reference: Frontier-Communication.	1001000 - Cash BU - Operating 5451	190.98		-34194.19
Bill Pmt - Check	2/27/2025	022725ACH2	Frontier Communications	Reference: Frontier-Communication.	1001000 - Cash BU - Operating 5451	135.98		-34058.21
Bill Pmt - Check	2/27/2025	022725ACH3	Frontier Communications	Reference: Frontier-Communication.	1001000 - Cash BU - Operating 5451	190.98		-33867.23
Bill	2/27/2025	317644	Landscape Maintenance Professionals, Inc.	Reference: The controller at Figi isles place is not functioning anymore. This is a proposal to ...	1546041 - Irrigation - maintenance		760.45	-34627.68
Bill	2/27/2025	317645	Landscape Maintenance Professionals, Inc.	Reference: Replace [1] Hunter XC Hybrid 6 station,Replace [1] Hunter xc solar panel. https://cl...	1546041 - Irrigation - maintenance		760.45	-35388.13
Bill	2/27/2025	317643	Landscape Maintenance Professionals, Inc.	Reference: Cut Down Dead Palms. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceV...	1546006 - Tree removal		1531.6	-36919.73
Bill	2/28/2025	77599	Star Environmental, Inc	Reference: Monthly lift station 1 Feb28,2025. https://clientname(FILLIN).payableslockbox.com/Do...	1534020 - Sewer lift stations		85	-37004.73
Bill	2/28/2025	77568	Star Environmental, Inc	Reference: Monthly lift station 1 Feb28,2025. https://clientname(FILLIN).payableslockbox.com/Do...	1534020 - Sewer lift stations		85	-37089.73
Bill Pmt - Check	2/28/2025	100474	CIO Technology Solutions, Inc	Reference: Agreement Recurring. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceV...	1001000 - Cash BU - Operating 5451	561.36		-36528.37
Bill	2/28/2025	022825PR	ADP.	02-28-25 pr	-SPLIT-		5138	-41666.37
Bill Pmt - Check	2/28/2025	022825ACH	ADP.	02-28-25 pr	1001000 - Cash BU - Operating 5451	5138		-36528.37
Bill	3/1/2025	4486	Kai Connected, LLC	Reference: Professional Management Services-March. https://clientname(FILLIN).payableslockbox.c...	1513020 - District Manager		5833.33	-42361.7
Bill	3/1/2025	8	JCS Investigations	Reference: Security at cross creek, morris bridge gate and pool guard-March. Bill does not speci...	1521010 - Security staffing contract svcs		39360	-81721.7
Bill	3/1/2025	SA-10104	Steadfast Alliance, LLC	Reference: Routine Aquatic Maintenance (Pond Spraying) for the month dated on this invoice... ht...	1537005 - Lake/Pond Bank Maintenance		4800	-86521.7
Bill	3/1/2025	165754	Gate Tech Inc.	Reference: Monthly DKS Cellular Monthly Charge. https://clientname(FILLIN).payableslockbox.com/...	1546061 - Security gate M&R		54.94	-86576.64
Bill Pmt - Check	3/3/2025	100475	Straley Robin Vericker	Reference: For Professional Services Rendered Through January 31, 2024. https://clientname(FILL...	1001000 - Cash BU - Operating 5451	3189.5		-83387.14
Bill	3/4/2025	319957	Landscape Maintenance Professionals, Inc.	Reference: Cory Lake Isles CDD- Landscape Maintenance Agreement -2024 Lakeland March 2025. http...	1546001 - Landscape Maintenance		28657.08	-112044.22
Bill Pmt - Check	3/5/2025	030525ACH	Charter Communications	Reference: 10441 Cory lake Dr 02/14/25- 03/14/25	1001000 - Cash BU - Operating 5451	918.74		-111125.48
Bill Pmt - Check	3/5/2025	100476	Kai Connected, LLC	Invoice: 4486 (Reference: Professional Management Services-March.)	1001000 - Cash BU - Operating 5451	5833.33		-105292.15
Bill	3/5/2025	INV-1620	Signarama Oldsmar	Reference: ACM 6mm Pool Sign 48x36 + Installation. https://clientname(FILLIN).payableslockbox.c...	1541015 - Monuments & signs		570	-105862.15
Bill	3/5/2025	9234821547	HD Supply Facilities Maintenance, LTD	Reference: Fido Baggies @ Pet Waste Bag 10/Cs-CN. https://clientname(FILLIN).payableslockbox.co...	1541094 - Beach club gym supplies		578.94	-106441.09
Bill Pmt - Check	3/6/2025	100477	JCS Investigations	Invoice: 8 (Reference: Security at cross creek, morris bridge gate and pool guard-March.)	1001000 - Cash BU - Operating 5451	39360		-67081.09
Bill	3/6/2025	030625-0199	Tampa Electric	Reference: Summary Bill account.	-SPLIT-		25409.62	-92490.71
Bill	3/6/2025	9234866890	HD Supply Facilities Maintenance, LTD	Reference: 42 gal 2.5 mil trash bag 50/pkg-us. https://clientname(FILLIN).payableslockbox.com/D...	1541094 - Beach club gym supplies		729.75	-93220.46
Bill	3/6/2025		BOS FEES PR ADP.	ADP Pr Fees-BOS	1511117 - Payroll Services Fee		91.8	-93312.26
Bill Pmt - Check	3/6/2025	030625ach	ADP.	ADP Pr Fees-BOS	1001000 - Cash BU - Operating 5451	91.8		-93220.46
Bill	3/6/2025		BOSMTG ADP.	BOS MTG	-SPLIT-		369.4	-93589.86
Bill Pmt - Check	3/6/2025	030625ach2	ADP.	BOS MTG	1001000 - Cash BU - Operating 5451	369.4		-93220.46
Bill	3/7/2025	79979	Welch Tennis Courts, Inc.	Reference: Canopy Replacement 87 x 167 Regatta Blue Firesist Roll of Lacing Cord Shipping & Hand...	1541057 - Contingency for Eoy		3578	-96798.46
Bill	3/7/2025	101	JCS Investigations	Reference: Facilities and Admin Contract Labor-02.25.25-03.07.25. https://clientname(FILLIN).pa...	1513016 - Office administrator		5923.08	-102721.54
Bill	3/7/2025	030725-9597	City of Tampa Utilities	Reference: Water Services-Mar 2025. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1533010 - Water/Sewer Utility Services		12.03	-102733.57
Bill	3/7/2025	030725-9596	City of Tampa Utilities	Reference: Water Services-Mar 2025. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1533010 - Water/Sewer Utility Services		556.12	-103289.69
Bill	3/7/2025	030725-9595	City of Tampa Utilities	Reference: Water Services-Mar 2025. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1533010 - Water/Sewer Utility Services		195.91	-103485.6
Bill	3/7/2025	030725-9598	City of Tampa Utilities	Reference: Water Services-Mar 2025. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1533010 - Water/Sewer Utility Services		126.3	-103611.9
Bill	3/7/2025	030725-0805	City of Tampa Utilities	Reference: Water Services-Mar 2025. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1533010 - Water/Sewer Utility Services		376.79	-103988.69
Bill	3/7/2025	030725-0806	City of Tampa Utilities	Reference: Water Services-Mar 2025. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1533010 - Water/Sewer Utility Services		22.57	-104011.26
Bill	3/7/2025	030725-0807	City of Tampa Utilities	Reference: Water Services-Mar 2025. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1533010 - Water/Sewer Utility Services		68.22	-104079.48
Bill	3/7/2025	030725-0808	City of Tampa Utilities	Reference: Water Services-Mar 2025. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1533010 - Water/Sewer Utility Services		55.29	-104134.77
Bill	3/7/2025	030725-0809	City of Tampa Utilities	Reference: Water Services-Mar 2025. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1533010 - Water/Sewer Utility Services		11.42	-104146.19
Bill	3/7/2025	030725-0810	City of Tampa Utilities	Reference: Water Services-Mar 2025. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1533010 - Water/Sewer Utility Services		171.62	-104317.81

Bill	3/7/2025	030725-9588	City of Tampa Utilities	Reference: Water Services-Mar 2025. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1533010 - Water/Sewer Utility Services	517.94	-104835.75
Bill	3/7/2025	030725-9593	City of Tampa Utilities	Reference: Water Services-Mar 2025. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1533010 - Water/Sewer Utility Services	152.35	-104988.1
Bill	3/7/2025	030725-9594	City of Tampa Utilities	Reference: Water Services-Mar 2025. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1533010 - Water/Sewer Utility Services	68.38	-105056.48
Bill	3/7/2025	030725-9599	City of Tampa Utilities	Reference: Water Services-Mar 2025. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1533010 - Water/Sewer Utility Services	39.29	-105095.77
Bill	3/7/2025	030725-9589	City of Tampa Utilities	Reference: Water Services-Mar 2025. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1533010 - Water/Sewer Utility Services	195.91	-105291.68
Bill	3/7/2025	030725-9590	City of Tampa Utilities	Reference: Water Services-Mar 2025. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1533010 - Water/Sewer Utility Services	68.38	-105360.06
Bill	3/7/2025	030725-9592	City of Tampa Utilities	Reference: Water Services-Mar 2025. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1533010 - Water/Sewer Utility Services	55.37	-105415.43
Bill	3/7/2025	9234911463	HD Supply Facilities Maintenance, LTD	Reference: Enmotion 800 roll towel. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1541041 - Beach club office equipment	255.48	-105670.91
Bill Pmt -Check	3/10/2025	031025ACH	Tampa Electric	Reference: Summary Bill account.	1001000 - Cash BU - Operating 5451	25409.62	-80261.29
Bill Pmt -Check	3/11/2025	100478	Steadfast Alliance, LLC	Invoice: SA-10104 (Reference: Routine Aquatic Maintenance (Pond Spraying) for the month dated on...	1001000 - Cash BU - Operating 5451	4800	-75461.29
Bill Pmt -Check	3/11/2025	100479	JCS Investigations	Invoice: 101 (Reference: Facilities and Admin Contract Labor-02.25.25-03.07.25.)	1001000 - Cash BU - Operating 5451	5923.08	-69538.21
Bill	3/11/2025	9234985505	HD Supply Facilities Maintenance, LTD	Reference: Gojo ltx auto soap dispenser 1200. https://clientname(FILLIN).payableslockbox.com/Do...	1541094 - Beach club gym supplies	66.04	-69604.25
Bill	3/11/2025	9234985504	HD Supply Facilities Maintenance, LTD	Reference: cover in use 1gang 2-7/8 ctr wasp guard-TW. https://clientname(FILLIN).payableslockb...	1541094 - Beach club gym supplies	39.24	-69643.49
Bill Pmt -Check	3/12/2025	100480	Landscape Maintenance Professionals, Inc.	Invoice: 316696 (Reference: Replaced [2] Faulty solenoids with wire connectors.)	1001000 - Cash BU - Operating 5451	287.2	-69356.29
Bill Pmt -Check	3/13/2025	100481	Signarama Oldsmar	Invoice: INV-1620 (Reference: ACM 6mm Pool Sign 48x36 + Installation.)	1001000 - Cash BU - Operating 5451	570	-68786.29
Bill Pmt -Check	3/13/2025	100482	Gate Tech Inc.	Invoice: 163940 (Reference: Service call (Area 3).) Invoice: 164851 (Reference: Email Joe Dec...	1001000 - Cash BU - Operating 5451	380	-68406.29
Bill Pmt -Check	3/14/2025	100483	City of Tampa Utilities	Invoice: 030725-0807 (Reference: Water Services-Mar 2025.) Invoice: 030725-0808 (Reference: W...	1001000 - Cash BU - Operating 5451	2294.53	-66111.76
Bill Pmt -Check	3/14/2025	100484	City of Tampa Utilities	Invoice: 030725-0805 (Reference: Water Services-Mar 2025.) Invoice: 030725-0806 (Reference: W...	1001000 - Cash BU - Operating 5451	399.36	-65712.4
Bill Pmt -Check	3/14/2025	100485	Bandu LLC	Invoice: INV0387 (Reference: February pool service.)	1001000 - Cash BU - Operating 5451	3250	-62462.4
Bill Pmt -Check	3/14/2025	WTR03142025	Brick Paving Systems Inc.	Invoice: 22420251 (Reference: Repaired 7 areas at 10704, 10706, 10709 Cory Lakes Dr. and 1 area ...	1001000 - Cash BU - Operating 5451	6319	-56143.4
Bill	3/14/2025	3/25/9928	Tampa Electric	Reference: 11589 Cory Lake BL February 08, 2025 - March 10, 2025	1531030 - Electricity Services	475.22	-56618.62
Bill	3/14/2025	3/25/9993	Tampa Electric	Reference: 12027 Cory Lake Blvd February 08, 2025 - March 10, 2025	1531030 - Electricity Services	590.45	-57209.07
Bill	3/14/2025	1.28076E+14	Charter Communications	Reference: 10441 Cory lake Dr 03/14/25 - 04/13/25	1541003 - Communications-Internet, cable	918.74	-58127.81
Bill	3/14/2025	031425PR	ADP.	03-14-25 PR	-SPLIT-	251.9	-58379.71
Bill Pmt -Check	3/14/2025	031425ACG	ADP.	VOID: 03-14-25 PR	1001000 - Cash BU - Operating 5451	0	-58379.71
Bill Pmt -Check	3/14/2025	031425ach	ADP.	03-14-25 PR	1001000 - Cash BU - Operating 5451	251.9	-58127.81
Bill	3/14/2025	pr fees	ADP.	ADP Pr Fees	1511117 - Payroll Services Fee	61.8	-58189.61
Bill Pmt -Check	3/14/2025	031425ach	ADP.	ADP Pr Fees	1001000 - Cash BU - Operating 5451	61.8	-58127.81
Bill	3/15/2025	752361	Envera Systems	Reference: Video pulls 4/1/25 to 6/30/25 https://clientname(FILLIN).payableslockbox.com/DocView...	1521029 - Contractual virtual guard	1125	-59252.81
Bill	3/15/2025	752359	Envera Systems	Reference: Video monitoring 4/1/2025 to 6/30/2025. https://clientname(FILLIN).payableslockbox.c...	1521029 - Contractual virtual guard	1725	-60977.81
Bill	3/15/2025	752358	Envera Systems	Reference: Gate Access Entrance#1. 4/1/25 to 6/30/25 https://clientname(FILLIN).payableslockbox...	1521029 - Contractual virtual guard	284.45	-61262.26
Bill	3/17/2025	26197	Straley Robin Vericker	Reference: For Professional Services Rendered Through February 28, 2025. https://clientname(FIL...	1514010 - Legal services	3416	-64678.26
Bill	3/17/2025	20827429851	Frontier Communications	Reference: Frontier-Communication.	1541003 - Communications-Internet, cable	196.89	-64875.15
Bill Pmt -Check	3/17/2025	031725ACH	Frontier Communications	Reference: Frontier-Communication.	1001000 - Cash BU - Operating 5451	196.89	-64678.26
Bill	3/17/2025	86	Johnson Engineering, Inc	Reference: Professional Engineering Services. https://clientname(FILLIN).payableslockbox.com/Do...	1510140 - District Engineer	850	-65528.26
Bill	3/17/2025	856632	Boring Inc	Reference: Konica/ C258-03/25. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceVi...	1541041 - Beach club office equipment	68.18	-65596.44
Bill	3/17/2025	9235180154	HD Supply Facilities Maintenance, LTD	Reference: Sanitizing wipes 2300 sht rolls. https://clientname(FILLIN).payableslockbox.com/DocV...	1541041 - Beach club office equipment	196.39	-65792.83
Bill Pmt -Check	3/18/2025	100486	Bandu LLC	Invoice: INV0388 (Reference: March pool service.)	1001000 - Cash BU - Operating 5451	3250	-62542.83
Bill Pmt -Check	3/18/2025	100487	Straley Robin Vericker	Invoice: 26197 (Reference: For Professional Services Rendered Through February 28, 2025.)	1001000 - Cash BU - Operating 5451	3416	-59126.83
Bill Pmt -Check	3/18/2025	100488	WM Corp Services, Inc	Invoice: 0129311-2206-8 (Reference: Waste Management Services.)	1001000 - Cash BU - Operating 5451	783.79	-58343.04
Bill Pmt -Check	3/18/2025	100489	Gate Tech Inc.	Invoice: 165621 (Reference: Service call (Area 3).) Invoice: 165622 (Reference: Service call ...	1001000 - Cash BU - Operating 5451	340	-58003.04
Bill Pmt -Check	3/19/2025	100490	Landscape Maintenance Professionals, Inc.	Invoice: 317644 (Reference: The controller at Figi isles place is not functioning anymore. This ...	1001000 - Cash BU - Operating 5451	31709.58	-26293.46
Bill Pmt -Check	3/19/2025	100491	Gate Tech Inc.	Invoice: 165754 (Reference: Monthly DKS Cellular Monthly Charge.)	1001000 - Cash BU - Operating 5451	54.94	-26238.52
Bill Pmt -Check	3/19/2025	100492	Star Environmental, Inc	Invoice: 77568 (Reference: Monthly lift station 1 Feb28,2025.) Invoice: 77599 (Reference: Mon...	1001000 - Cash BU - Operating 5451	170	-26068.52
Bill	3/19/2025	9235267897	HD Supply Facilities Maintenance, LTD	Reference: Jumbo 2-Ply recycled toilet paper. https://clientname(FILLIN).payableslockbox.com/Do...	1541094 - Beach club gym supplies	43.59	-26112.11
Bill Pmt -Check	3/21/2025	032125ACH	Tampa Electric	Reference: 11589 Cory Lake BL February 08, 2025 - March 10, 2025	1001000 - Cash BU - Operating 5451	475.22	-25636.89
Bill Pmt -Check	3/21/2025	032125ACH1	Tampa Electric	Reference: 12027 Cory Lake Blvd February 08, 2025 - March 10, 2025	1001000 - Cash BU - Operating 5451	590.45	-25046.44
Bill	3/21/2025	102	JCS Investigations	Reference: Facilities and Admin Contract Labor-02.28.25-03.21.25. https://clientname(FILLIN).pa...	-SPLIT-	7479.6	-32526.04
Bill	3/21/2025	pr fees	ADP.	ADP Pr Fees	1511117 - Payroll Services Fee	201	-32727.04
Bill Pmt -Check	3/21/2025	032125ach	ADP.	ADP Pr Fees	1001000 - Cash BU - Operating 5451	201	-32526.04
Bill	3/22/2025	6109204158	Verizon	Reference: Monthly service 2/23/25- 3/22/25. https://clientname(FILLIN).payableslockbox.com/Doc...	1541003 - Communications-Internet, cable	221.53	-32747.57
Bill	3/23/2025	1010	Sunshine Cleaning Crew LLC	Reference: March Cleaning Services (7-days.week). https://clientname(FILLIN).payableslockbox.co...	1541093 - Cleaning (BC & GH)	2750	-35497.57
Bill Pmt -Check	3/24/2025	100493	Welch Tennis Courts, Inc.	Invoice: 79979 (Reference: Canopy Replacement 87 x 167 Regatta Blue Firesist Roll of Lacing Cord...	1001000 - Cash BU - Operating 5451	3578	-31919.57
Bill Pmt -Check	3/24/2025	100494	Sunshine Cleaning Crew LLC	Invoice: 1010 (Reference: March Cleaning Services (7-days.week).)	1001000 - Cash BU - Operating 5451	2750	-29169.57
Bill Pmt -Check	3/24/2025	100495	JCS Investigations	Invoice: 102 (Reference: Facilities and Admin Contract Labor-02.28.25-03.21.25.)	1001000 - Cash BU - Operating 5451	7479.6	-21689.97
Bill	3/24/2025	24243	Deposit Ashe Glass & Mirror, Inc.	Reference: 1/4" Clear Tempered Glass replacement. https://clientname(FILLIN).payableslockbox.co...	1541057 - Contingency for Eoy	2237.5	-23927.47
Bill	3/24/2025	20173071	Servicore Window Cleaning	Reference: Exterior Cleaning-Clubhouse and Sidewalkers. https://clientname(FILLIN).payableslock...	1541093 - Cleaning (BC & GH)	625	-24552.47
Bill	3/25/2025	0137111-2206-2	WM Corp Services, Inc	Reference: Waste Management Services. https://clientname(FILLIN).payableslockbox.com/DocView/In...	1534010 - Solid waste removal	783.79	-25336.26
Bill Pmt -Check	3/26/2025	100496	Architectural Fountains, Inc	Invoice: INV-038105 (Reference: Replaced T101 timer on Fountain #2.) Invoice: INV-038104 (Ref...	1001000 - Cash BU - Operating 5451	575	-24761.26
Bill	3/26/2025	21428	Holiday GOO	Reference: 2 PK Candy filled plastic Eggs. https://clientname(FILLIN).payableslockbox.com/DocVi...	1541800 - Community events supplies	424.5	-25185.76
Bill Pmt -Check	3/27/2025	100497	Envera Systems	Invoice: 751819 (Reference: Entrance#1.)	1001000 - Cash BU - Operating 5451	101.67	-25084.09
Bill Pmt -Check	3/27/2025	100498	Verizon	Invoice: 6106718157 (Reference: Monthly service 1/23/25- 2/22/25.)	1001000 - Cash BU - Operating 5451	221.69	-24862.4
Bill Pmt -Check	3/27/2025	100499	Boring Inc	Invoice: 853145 (Reference: Konica/ C258-02/25.)	1001000 - Cash BU - Operating 5451	68.18	-24794.22
Bill Pmt -Check	3/27/2025	100500	HD Supply Facilities Maintenance, LTD	Invoice: 9234309410 (Reference: Jumbo 2-Ply recycled toilet paper.) Invoice: 9234821547 (Refe...	1001000 - Cash BU - Operating 5451	2655.7	-22138.52
Bill	3/27/2025	20855853611	Frontier Communications	Reference: Frontier-Communication.	1541003 - Communications-Internet, cable	270.98	-22409.5
Bill	3/27/2025	20855517131	Frontier Communications	Reference: Frontier-Communication.	1541003 - Communications-Internet, cable	190.98	-22600.48
Bill	3/27/2025	20855517221	Frontier Communications	Reference: Frontier-Communication.	1541003 - Communications-Internet, cable	135.98	-22736.46
Bill	3/27/2025	20855853771	Frontier Communications	Reference: Frontier-Communication.	1541003 - Communications-Internet, cable	190.98	-22927.44
Bill Pmt -Check	3/27/2025	032725ACH	Frontier Communications	Reference: Frontier-Communication.	1001000 - Cash BU - Operating 5451	270.98	-22656.46

Bill	Pmt -Check	3/27/2025	032725ACH1	Frontier Communications	Reference: Frontier-Communication.	1001000 - Cash BU - Operating 5451	190.98	-22465.48
Bill	Pmt -Check	3/27/2025	032725ACH2	Frontier Communications	Reference: Frontier-Communication.	1001000 - Cash BU - Operating 5451	135.98	-22329.5
Bill	Pmt -Check	3/27/2025	032725ACH3	Frontier Communications	Reference: Frontier-Communication.	1001000 - Cash BU - Operating 5451	190.98	-22138.52
Bill		3/27/2025	S15644A	Kazar's Electric, Inc.	Reference: Labor-3/24,Materials 3/24. https://clientname(FILLIN).payableslockbox.com/DocView/Inv...	1539051 - Building equipment M&R		393.24
Bill		3/27/2025	SA-10849	Steadfast Alliance, LLC	Reference: echnician diagnosed arc flash damage to the inside of the fountain control panel. Pro...	1541057 - Contingency for Eoy	888.86	-23420.62
Bill		3/27/2025	BOSMTG ADP.	BOS MTG	BOS MTG	-SPLIT-	891.8	-24312.42
Bill	Pmt -Check	3/27/2025	032725ach ADP.	BOS MTG	BOS MTG	1001000 - Cash BU - Operating 5451	891.8	-23420.62
Bill	Pmt -Check	3/28/2025	100501	HD Supply Facilities Maintenance, LTD	Invoice: 9234985504 (Reference: cover in use 1 gang 2-7/8 clr wasp guard-TW.) Invoice: 9234985...	1001000 - Cash BU - Operating 5451	105.28	-23315.34
Bill		3/31/2025	77983	Star Environmental, Inc	Reference: Monthly lift station 1 Mar31,2025. https://clientname(FILLIN).payableslockbox.com/Do...	1534020 - Sewer lift stations		85
Bill		3/31/2025	77952	Star Environmental, Inc	Reference: Monthly lift station 1 Mar31,2025. https://clientname(FILLIN).payableslockbox.com/Do...	1534020 - Sewer lift stations		85
Bill		3/31/2025	315569236	Hawkins Service Company, LLC	Reference: SUPERFLO VSP VST-Pentair. https://clientname(FILLIN).payableslockbox.com/DocView/Inv...	1546041 - Irrigation - maintenance	2785.82	-26271.16
Bill		3/31/2025	35378-MSP	CIO Technology Solutions, inc	Reference: Agreement Recurring. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceV...	1541003 - Communications-Internet, cable	557.27	-26828.43
Bill		3/31/2025	9235597942	HD Supply Facilities Maintenance, LTD	Reference: No Lifeguard on duty pool/spa sign -US, expand common hose with spray nozzle,AAAmaint...	1541094 - Beach club gym supplies	508.13	-27336.56
Bill		3/31/2025		need invoice Cynthia McIntyre		-SPLIT-	184.7	-27521.26
Bill	Pmt -Check	3/31/2025	1129	Cynthia McIntyre		1001000 - Cash BU - Operating 5451	184.7	-27336.56
Bill		4/1/2025	INV0417	Bandu LLC	Reference: April pool service. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceVi...	1541050 - Pool maintenance	3250	-30586.56
Bill		4/1/2025	SA-11117	Steadfast Alliance, LLC	Reference: Routine Aquatic Maintenance (Pond Spraying) for the month dated on this invoice... ht...	1537005 - Lake/Pond Bank Maintenance	4800	-35386.56
Bill		4/1/2025	9	JCS Investigations	Reference: Security at cross creek, morris bridge gate and pool guard. Bill does not specify p...	1521010 - Security staffing contract svcs	40800	-76186.56
Bill		4/1/2025	166124	Gate Tech Inc.	Reference: DKS Cellular Monthly Charge-April. https://clientname(FILLIN).payableslockbox.com/Do...	1546061 - Security gate M&R	57.44	-76244
Bill		4/1/2025	4519	Kai Connected, LLC	Reference: Professional Management Services-April. https://clientname(FILLIN).payableslockbox.c...	1513020 - District Manager	5833.33	-82077.73
Bill		4/1/2025	40125	ADP.	BOS MTG-Juan Aliaga pay	-SPLIT-	369.4	-82446.73
Bill	Pmt -Check	4/1/2025	040125ach ADP.	BOS MTG-Juan Aliaga pay	BOS MTG-Juan Aliaga pay	1001000 - Cash BU - Operating 5451	369.4	-82077.73
Bill		4/1/2025	40125	ADP.	bos taxes juan aliag	1511115 - Payroll Taxes - FICA	61.2	-82138.53
Bill	Pmt -Check	4/2/2025	100502	Johnson Engineering, Inc	Invoice: 80 (Reference: Professional Engineering Services.) Invoice: 81 (Reference: Professio...	1001000 - Cash BU - Operating 5451	4240	-77898.53
Bill		4/2/2025	20173076	Servicore Window Cleaning	Reference: Window Cleaning-Quarterly Cleaning of Exterior Windows. https://clientname(FILLIN).p...	1541093 - Cleaning (BC & GH)	825	-78723.53
Bill	Pmt -Check	4/3/2025	100503	Boring Inc	Invoice: 856632 (Reference: Konical C258-03/25.)	1001000 - Cash BU - Operating 5451	68.18	-78655.35
Bill		4/3/2025	23617	FL-Air Heating & Cooling	Reference: HVAC Equipment - 3.5 Ton Air conditioner rheem 15.2 Seer2 R454B. https://clientname([...	1541057 - Contingency for Eoy	9983	-88638.35
Bill	Pmt -Check	4/4/2025	040425ACH	Charter Communications	Reference: 10441 Cory lake Dr 03/14/25 - 04/13/25	1001000 - Cash BU - Operating 5451	918.74	-87719.61
Bill	Pmt -Check	4/4/2025	100504	Gate Tech Inc.	Invoice: 165623 (Reference: Additional Troubleshooting/Service time..) Invoice: 165391 (Refer...	1001000 - Cash BU - Operating 5451	1555	-86164.61
Bill	Pmt -Check	4/4/2025	100505	Servicore Window Cleaning	Invoice: 20173071 (Reference: Exterior Cleaning-Clubhouse and Sidewalkers.)	1001000 - Cash BU - Operating 5451	625	-85539.61
Bill		4/4/2025	040425-0199	Tampa Electric	Reference: Summary Bill account.	-SPLIT-	25667.99	-112107.26
Bill		4/4/2025	25-00950H	Business Observer	Reference: notice of board meeting and closed session of the board of supervisors. https://clie...	1513055 - Legal Advertising & Mailing	100.63	-111308.23
Bill		4/4/2025	9235758930	HD Supply Facilities Maintenance, LTD	Reference: Inn dura 3-hole poly slash jacket. https://clientname(FILLIN).payableslockbox.com/Doc...	1541094 - Beach club gym supplies	53.96	-111362.19
Bill		4/4/2025	9235758929	HD Supply Facilities Maintenance, LTD	Reference: Enmotion 800 roll towel. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1541094 - Beach club gym supplies	255.48	-111617.67
Bill		4/4/2025		pr fees ADP.	ADP Pr Fees	1511117 - Payroll Services Fee	67.32	-111684.99
Bill	Pmt -Check	4/4/2025	040425ach ADP.	ADP Pr Fees	ADP Pr Fees	1001000 - Cash BU - Operating 5451	67.32	-111617.67
Bill	Pmt -Check	4/4/2025	040425ach2 ADP.	bos taxes juan aliag	bos taxes juan aliag	1001000 - Cash BU - Operating 5451	61.2	-111556.47
Bill		4/4/2025	040425-2718	Truist Bank	Reference: Bank services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer....	1513035 - Bank fees	33.5	-111589.97
Bill		4/6/2025	103	JCS Investigations	Reference: CDD Facilities and Administration-03.22.25-04.11.25. https://clientname(FILLIN).paya...	-SPLIT-	7479.6	-119069.57
Bill	Pmt -Check	4/7/2025	100506	Verizon	Invoice: 6109204158 (Reference: Monthly service 2/23/25- 3/22/25.)	1001000 - Cash BU - Operating 5451	221.53	-118848.04
Bill	Pmt -Check	4/7/2025	100507	FL-Air Heating & Cooling	Invoice: 23617 (Reference: HVAC Equipment - 3.5 Ton Air conditioner rheem 15.2 Seer2 R454B.)	1001000 - Cash BU - Operating 5451	9983	-108865.04
Bill	Pmt -Check	4/7/2025	100508	JCS Investigations	Invoice: 103 (Reference: CDD Facilities and Administration-03.22.25-04.11.25.)	1001000 - Cash BU - Operating 5451	7479.6	-101385.44
Bill		4/7/2025	9235820800	HD Supply Facilities Maintenance, LTD	Reference: 42 Gal 2.5 Mil Trash Bag 50/Pkg-US,55-60 Gal 6.0 Mil Trash Bag 25/Pkg-US. https://cl...	1541041 - Beach club office equipment	696.92	-102082.36
Bill	Pmt -Check	4/8/2025	100509	JCS Investigations	Invoice: 9 (Reference: Security at cross creek, morris bridge gate and pool guard.)	1001000 - Cash BU - Operating 5451	40800	-61282.36
Bill	Pmt -Check	4/8/2025	100510	Egis Insurance Advisors LLC	Invoice: 26930 (Reference: Workers Compensation - Audit-0/01/2023-10/01/2024.)	1001000 - Cash BU - Operating 5451	5625	-55657.36
Bill	Pmt -Check	4/8/2025	100511	Johnson Engineering, Inc	Invoice: 86 (Reference: Professional Engineering Services.)	1001000 - Cash BU - Operating 5451	850	-54807.36
Bill	Pmt -Check	4/8/2025	100512	HD Supply Facilities Maintenance, LTD	Invoice: 9235267897 (Reference: Jumbo 2-Ply recycled toilet paper.) Invoice: 9235180154 (Refe...	1001000 - Cash BU - Operating 5451	239.98	-54567.38
Bill		4/8/2025	040825-9594	City of Tampa Utilities	Reference: Water Services-Apr 2025. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1533010 - Water/Sewer Utility Services	72.71	-54640.09
Bill		4/8/2025	040825-9595	City of Tampa Utilities	Reference: Water Services-Apr 2025. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1533010 - Water/Sewer Utility Services	7.7	-54647.79
Bill		4/8/2025	040825-9599	City of Tampa Utilities	Reference: Water Services-Apr 2025. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1533010 - Water/Sewer Utility Services	34.96	-54682.75
Bill		4/8/2025	040825-9598	City of Tampa Utilities	Reference: Water Services-Apr 2025. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1533010 - Water/Sewer Utility Services	140.82	-54823.57
Bill		4/8/2025	040825-9597	City of Tampa Utilities	Reference: Water Services-Apr 2025. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1533010 - Water/Sewer Utility Services	12.03	-54835.6
Bill		4/8/2025	040825-9596	City of Tampa Utilities	Reference: Water Services-Apr 2025. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1533010 - Water/Sewer Utility Services	32.89	-54868.49
Bill		4/8/2025	040825-9589	City of Tampa Utilities	Reference: Water Services-Apr 2025. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1533010 - Water/Sewer Utility Services	195.91	-55064.4
Bill		4/8/2025	040825-9588	City of Tampa Utilities	Reference: Water Services-Apr 2025. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1533010 - Water/Sewer Utility Services	982.15	-56046.55
Bill		4/8/2025	040825-0810	City of Tampa Utilities	Reference: Water Services-Apr 2025. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1533010 - Water/Sewer Utility Services	119.04	-56165.59
Bill		4/8/2025	040825-0809	City of Tampa Utilities	Reference: Water Services-Apr 2025. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1533010 - Water/Sewer Utility Services	47.96	-56213.55
Bill		4/8/2025	040825-0808	City of Tampa Utilities	Reference: Water Services-Apr 2025. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1533010 - Water/Sewer Utility Services	49.29	-56262.84
Bill		4/8/2025	040825-0807	City of Tampa Utilities	Reference: Water Services-Apr 2025. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1533010 - Water/Sewer Utility Services	30.62	-56293.46
Bill		4/8/2025	040825-0806	City of Tampa Utilities	Reference: Water Services-Apr 2025. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1533010 - Water/Sewer Utility Services	68.22	-56361.68
Bill		4/8/2025	040825-0805	City of Tampa Utilities	Reference: Water Services-Apr 2025. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1533010 - Water/Sewer Utility Services	407.31	-56768.99
Bill		4/8/2025	040825-9593	City of Tampa Utilities	Reference: Water Services-Apr 2025. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1533010 - Water/Sewer Utility Services	137.83	-56906.82
Bill		4/8/2025	040825-9592	City of Tampa Utilities	Reference: Water Services-Apr 2025. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1533010 - Water/Sewer Utility Services	55.37	-56962.19
Bill		4/8/2025	040825-9590	City of Tampa Utilities	Reference: Water Services-Apr 2025. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1533010 - Water/Sewer Utility Services	68.38	-57030.57
Bill	Pmt -Check	4/9/2025	040925ACH	Tampa Electric	Reference: Summary Bill account.	1001000 - Cash BU - Operating 5451	25667.99	-31362.58
Bill		4/11/2025	9236008351	HD Supply Facilities Maintenance, LTD	Reference: LED 15w Small Flood Light Bronze-CN. https://clientname(FILLIN).payableslockbox.com/...	1541094 - Beach club gym supplies	125.72	-31488.3
Bill	Pmt -Check	4/11/2025	100513	HD Supply Facilities Maintenance, LTD	Invoice: 9233047964 (Reference: Klein 9" High-leverage Side-cut Pliers-US,Noncontact Voltage Te...	1001000 - Cash BU - Operating 5451	239.53	-31248.77
Bill		4/11/2025	25-01028H	Business Observer	Reference: Notice of budget meeting. https://clientname(FILLIN).payableslockbox.com/DocView/Inv...	1513055 - Legal Advertising & Mailing	72.19	-31320.96
Bill		4/11/2025		pr fees ADP.	ADP Pr Fees	1511117 - Payroll Services Fee	59.93	-31380.89

Bill	Pmt - Check	4/11/2025	041125ach ADP.	ADP Pr Fees	1001000 - Cash BU - Operating 5451	59.93	-31320.96
Bill		4/12/2025	INV0421 Bandu LLC	Reference: Pool motor wiring. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceView...	1541050 - Pool maintenance	2577.83	-33898.79
Bill	Pmt - Check	4/14/2025	100514 Ashe Glass & Mirror, Inc.	VOID: Invoice: 24243 Deposit (Reference: 1/4" Clear Tempered Glass replacement.)	1001000 - Cash BU - Operating 5451	0	-33898.79
Bill	Pmt - Check	4/14/2025	100515 Hawkins Service Company, LLC	Invoice: 315569236 (Reference: SUPERFLO VSP VST-Pentair.)	1001000 - Cash BU - Operating 5451	2785.82	-31112.97
Bill		4/14/2025	9236054719 HD Supply Facilities Maintenance, LTD	Reference: 42 Gal 2.5 Mil Trash Bag 50/Pkg-US. https://clientname(FILLIN).payableslockbox.com/D...	1541094 - Beach club gym supplies	76.69	-31189.66
Bill		4/14/2025	9236054720 HD Supply Facilities Maintenance, LTD	Reference: 13 Gal .9 Mil Trash Bag 200/Pkg-CN. https://clientname(FILLIN).payableslockbox.com/D...	1541094 - Beach club gym supplies	205.58	-31395.24
Bill		4/14/2025	859837 Boring Inc	Reference: Konica/ C258-04/25. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceVi...	1541041 - Beach club office equipment	322.23	-31717.47
Bill		4/14/2025	041025 - Joe Gibson	Reference: paid for district expense out of pocket. https://clientname(FILLIN).payableslockbox....	-SPLIT-	201.8	-31919.27
Bill		4/14/2025	041425 - Joe Gibson	Reference: paid for district expense out of pocket. https://clientname(FILLIN).payableslockbox....	-SPLIT-	309.58	-32228.85
Bill		4/14/2025	4/25/9928 Tampa Electric	Reference: 11589 Cory Lake BL March 11, 2025 - April 08, 2025	1531030 - Electricity Services	189.27	-32418.12
Bill		4/14/2025	4/25/9993 Tampa Electric	Reference: 12027 Cory Lake Blvd March 11, 2025 - April 08, 2025	1531030 - Electricity Services	317.7	-32735.82
Bill		4/14/2025	1.28076E+14 Charter Communications	Reference: 10441 Cory lake Dr 04/14/25 - 05/13/25	1541003 - Communications-Internet, cable	928.58	-33664.4
Bill	Pmt - Check	4/15/2025	100516 WM Corp Services, Inc	Invoice: 0137111-2206-2 (Reference: Waste Management Services.)	1001000 - Cash BU - Operating 5451	783.79	-32880.61
Bill	Pmt - Check	4/15/2025	100517 CIO Technology Solutions, inc	VOID: Invoice: 35378-MSP (Reference: Agreement Recurring.)	1001000 - Cash BU - Operating 5451	0	-32880.61
Bill	Pmt - Check	4/15/2025	100518 Holiday GOO	VOID: Invoice: 21428 (Reference: 2 PK Candy filled plastic Eggs.)	1001000 - Cash BU - Operating 5451	0	-32880.61
Bill	Pmt - Check	4/15/2025	100519 Bandu LLC	VOID: Invoice: INV0417 (Reference: April pool service.)	1001000 - Cash BU - Operating 5451	0	-32880.61
Bill		4/15/2025	20906316141 Frontier Communications	Reference: Frontier-Communication.	1541003 - Communications-Internet, cable	196.89	-33077.5
Bill	Pmt - Check	4/15/2025	041525ACH Frontier Communications	Reference: Frontier-Communication.	1001000 - Cash BU - Operating 5451	196.89	-32880.61
Bill		4/15/2025	1634 A Party To Remember LLC	Reference: Special event. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer....	1541800 - Community events supplies	4082.48	-36963.09
Bill	Pmt - Check	4/15/2025	300039 A Party To Remember LLC	Invoice: 1634 (Reference: Special event.)	1001000 - Cash BU - Operating 5451	4082.48	-32880.61
Bill		4/16/2025	26356 Straley Robin Vericker	Reference: For Professional Services Rendered Through April 30, 2025. https://clientname(FILLIN)...	1514010 - Legal services	3347	-36227.61
Bill		4/16/2025	9236143175 HD Supply Facilities Maintenance, LTD	Reference: 80280 LED Br30 Fld 9.5w 4k Dim Wh 6/Pkg-CN Jumbo 2-ply Recycled Toilet Paper 12/Cs-US...	1541094 - Beach club gym supplies	357.56	-36585.17
Bill		4/16/2025	553719972 US Bank Equipment Finance	Reference: Contract payment-Prop Damage surcharge. https://clientname(FILLIN).payableslockbox.c...	1541041 - Beach club office equipment	26.76	-36611.93
Bill		4/17/2025	9236196822 HD Supply Facilities Maintenance, LTD	Reference: 1/4in X 3/8in X 17ft Black Brush Withstr-CN. https://clientname(FILLIN).payableslock...	1541094 - Beach club gym supplies	36.76	-36648.69
Bill		4/18/2025	9236237672 HD Supply Facilities Maintenance, LTD	Reference: 1/4in Gywool Pilewstrip 18 Ft-US 3/16in Gywool Pilewstrip 18 Ft-US Wstrip3/16in0156in...	1541094 - Beach club gym supplies	64	-36712.69
Bill	Pmt - Check	4/21/2025	100520 Kazar's Electric, Inc.	Invoice: S15644A (Reference: Labor-3/24,Materials 3/24.)	1001000 - Cash BU - Operating 5451	393.24	-36319.45
Bill	Pmt - Check	4/21/2025	100521 Straley Robin Vericker	Invoice: 26356 (Reference: For Professional Services Rendered Through April 30, 2025.)	1001000 - Cash BU - Operating 5451	3347	-32972.45
Bill	Pmt - Check	4/21/2025	100522 Steadfast Alliance, LLC	Invoice: SA-10849 (Reference: echnician diagnosed arc flash damage to the inside of the fountain...	1001000 - Cash BU - Operating 5451	888.86	-32083.59
Bill	Pmt - Check	4/21/2025	100523 City of Tampa Utilities	Invoice: 040825-9593 (Reference: Water Services-Apr 2025.) Invoice: 040825-9592 (Reference: W...	1001000 - Cash BU - Operating 5451	2382.78	-29700.81
Bill	Pmt - Check	4/21/2025	100524 City of Tampa Utilities	Invoice: 040825-9595 (Reference: Water Services-Apr 2025.) Invoice: 040825-9594 (Reference: W...	1001000 - Cash BU - Operating 5451	80.41	-29620.4
Bill		4/21/2025	1011 Sunshine Cleaning Crew LLC	Reference: April Cleaning Services (7-days.week). https://clientname(FILLIN).payableslockbox.co...	1541093 - Cleaning (BC & GH)	2750	-32370.4
Bill	Pmt - Check	4/22/2025	100525 Star Environmental, Inc	Invoice: 77983 (Reference: Monthly lift station 1 Mar31,2025.) Invoice: 77952 (Reference: Mon...	1001000 - Cash BU - Operating 5451	170	-32200.4
Bill		4/22/2025	9236299444 HD Supply Facilities Maintenance, LTD	Reference: Sloan 1.6 GPF Closet General Repair Kit-US. https://clientname(FILLIN).payableslockb...	1541094 - Beach club gym supplies	268.13	-32468.53
Bill		4/22/2025	042225-8548 IONOS	Reference: Contract: 71894054. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceVi...	1541041 - Beach club office equipment	12.99	-32481.52
Bill		4/22/2025	6111698101 Verizon	Reference: Monthly service 3/23/25 - 4/22/25. https://clientname(FILLIN).payableslockbox.com/Doc...	1541003 - Communications-Internet, cable	221.46	-32702.98
Bill	Pmt - Check	4/23/2025	100530 Custom Reserves LLC	Invoice: F1341.25 (Reference: Final Payment - Due upon receipt of the Reserve Study as agreed up...	1001000 - Cash BU - Operating 5451	2350	-30352.98
Bill	Pmt - Check	4/23/2025	100531 HD Supply Facilities Maintenance, LTD	Invoice: 1804582011 (Reference: PAYMENT DISCREPANCY-UNKNOWN.) Invoice: 9235597942 (Reference:...	1001000 - Cash BU - Operating 5451	628.17	-29724.81
Bill	Pmt - Check	4/23/2025	100532 Servcore Window Cleaning	Invoice: 20173076 (Reference: Window Cleaning-Quarterly Cleaning of Exterior Windows.)	1001000 - Cash BU - Operating 5451	825	-28899.81
Bill	Pmt - Check	4/23/2025	100526 Ashe Glass & Mirror, Inc.	Invoice: 24243 Deposit (Reference: 1/4" Clear Tempered Glass replacement.)	1001000 - Cash BU - Operating 5451	2237.5	-26662.31
Bill	Pmt - Check	4/23/2025	100527 Bandu LLC	Invoice: INV0417 (Reference: April pool service.)	1001000 - Cash BU - Operating 5451	3250	-23412.31
Bill	Pmt - Check	4/23/2025	100528 CIO Technology Solutions, inc	Invoice: 35378-MSP (Reference: Agreement Recurring.)	1001000 - Cash BU - Operating 5451	557.27	-22855.04
Bill	Pmt - Check	4/23/2025	100529 Holiday GOO	Invoice: 21428 (Reference: 2 PK Candy filled plastic Eggs.)	1001000 - Cash BU - Operating 5451	424.5	-22430.54
Bill		4/23/2025	104 JCS Investigations	Reference: CDD Facilities and Administration-April. https://clientname(FILLIN).payableslockbox....	-SPLIT-	7479.6	-29910.14
Bill		4/23/2025	INV-1621 Signarama Oldsmar	Reference: Refurbishment Monument sign + Installation. https://clientname(FILLIN).payableslockb...	1541015 - Monuments & signs	1500	-31410.14
Bill	Pmt - Check	4/24/2025	100533 Joe Gibson	Invoice: 041025- (Reference: paid for district expense out of pocket.) Invoice: 041425- (Refe...	1001000 - Cash BU - Operating 5451	511.38	-30898.76
Bill		4/24/2025	24469 Ashe Glass & Mirror, Inc.	Reference: 1/4" Clear Tempered Glass 30-3/4*58 1/2 seamed edges. https://clientname(FILLIN).paya...	1541057 - Contingency for Eoy	183.44	-31082.2
Bill		4/24/2025	9236401611 HD Supply Facilities Maintenance, LTD	Reference: 14" Rotary Wall And Surface Cleaner-CN. https://clientname(FILLIN).payableslockbox.c...	1541094 - Beach club gym supplies	156.19	-31238.39
Bill		4/24/2025	BOSMTG ADP.	BOS MTG	-SPLIT-	676.5	-31914.89
Bill	Pmt - Check	4/24/2025	042425ach2 ADP.	BOS MTG	1001000 - Cash BU - Operating 5451	676.5	-31238.39
Bill		4/24/2025	754058 Envera Systems	Reference: Gate Access Entrance#1. https://clientname(FILLIN).payableslockbox.com/DocView/Invoi...	1521029 - Contractual virtual guard	3390	-34628.39
Bill	Pmt - Check	4/25/2025	100534 Kai Connected, LLC	Invoice: 4519 (Reference: Professional Management Services-April.)	1001000 - Cash BU - Operating 5451	5833.33	-28795.06
Bill	Pmt - Check	4/25/2025	100535 Gate Tech Inc.	Invoice: 166124 (Reference: DKS Cellular Monthly Charge-April.)	1001000 - Cash BU - Operating 5451	57.44	-28737.62
Bill	Pmt - Check	4/25/2025	100536 Steadfast Alliance, LLC	Invoice: SA-11117 (Reference: Routine Aquatic Maintenance (Pond Spraying) for the month dated on...	1001000 - Cash BU - Operating 5451	4800	-23937.62
Bill		4/25/2025	0145152-2206-6 WM Corp Services, Inc	Reference: Waste Management Services-March. https://clientname(FILLIN).payableslockbox.com/DocV...	1534010 - Solid waste removal	783.79	-31264.61
Bill		4/25/2025	9236444520 HD Supply Facilities Maintenance, LTD	Reference: 4 Way Square Stern Key Chrome Plated-CN. https://clientname(FILLIN).payableslockbox.c...	1541094 - Beach club gym supplies	32.47	-24753.88
Bill		4/27/2025	INV0443 Bandu LLC	Reference: Black algae treatment-April. https://clientname(FILLIN).payableslockbox.com/DocView...	1541052 - Pool repairs	1100	-25853.88
Bill		4/27/2025	INV0442 Bandu LLC	Reference: May pool service. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceView...	1541050 - Pool maintenance	3250	-29103.88
Bill		4/28/2025	F1341.25 Custom Reserves LLC	Reference: Final Payment - Due upon receipt of the Reserve Study as agreed upon in the Confirmat...	1541057 - Contingency for Eoy	2350	-31453.88
Bill	Pmt - Check	4/28/2025	042825ACH Tampa Electric	Reference: 11589 Cory Lake BL March 11, 2025 - April 08, 2025	1001000 - Cash BU - Operating 5451	189.27	-31264.61
Bill	Pmt - Check	4/28/2025	042825ACH1 Tampa Electric	Reference: 12027 Cory Lake Blvd March 11, 2025 - April 08, 2025	1001000 - Cash BU - Operating 5451	317.7	-30946.91
Bill	Pmt - Check	4/28/2025	100537 Business Observer	Invoice: 25-00950H (Reference: notice of board meeting and closed session of the board of superv...	1001000 - Cash BU - Operating 5451	100.63	-30846.28
Bill	Pmt - Check	4/28/2025	100538 HD Supply Facilities Maintenance, LTD	Invoice: 9235758930 (Reference: Indura 3-hole poly slash jacket.) Invoice: 9235758929 (Refer...	1001000 - Cash BU - Operating 5451	309.44	-30536.84
Bill		4/28/2025	1636 A Party To Remember LLC	Reference: DJ back to school Bash. https://clientname(FILLIN).payableslockbox.com/DocView/Invoi...	1541800 - Community events supplies	455	-30991.84
Bill		4/29/2025	INV0447 Bandu LLC	Reference: Pool slide motor bearing is going bad and the tank body to the EQ pump is leaking be...	1541057 - Contingency for Eoy	9131.71	-40123.55
Bill		4/29/2025	20940763891 Frontier Communications	Reference: Frontier-Communication.	1541003 - Communications-Internet, cable	270.98	-40394.53
Bill		4/29/2025	20941366881 Frontier Communications	Reference: Frontier-Communication.	1541003 - Communications-Internet, cable	190.98	-40585.51
Bill		4/29/2025	20941422061 Frontier Communications	Reference: Frontier-Communication.	1541003 - Communications-Internet, cable	135.98	-40721.49
Bill		4/29/2025	20941241261 Frontier Communications	Reference: Frontier-Communication.	1541003 - Communications-Internet, cable	190.98	-40912.47
Bill	Pmt - Check	4/29/2025	042925ACH Frontier Communications	Reference: Frontier-Communication.	1001000 - Cash BU - Operating 5451	270.98	-40641.49

Bill Pmt -Check	4/29/2025	042925ACH1	Frontier Communications	Reference: Frontier-Communication.	1001000 - Cash BU - Operating 5451	190.98		-40450.51
Bill Pmt -Check	4/29/2025	042925ACH2	Frontier Communications	Reference: Frontier-Communication.	1001000 - Cash BU - Operating 5451	135.98		-40314.53
Bill Pmt -Check	4/29/2025	042925ACH3	Frontier Communications	Reference: Frontier-Communication.	1001000 - Cash BU - Operating 5451	190.98		-40123.55
Bill	4/30/2025	78394	Star Environmental, Inc	Reference: Monthly lift station 1 Apr30,2025. https://clientname(FILLIN).payableslockbox.com/Do...	1534020 - Sewer lift stations		85	-40208.55
Bill	4/30/2025	78425	Star Environmental, Inc	Reference: Monthly lift station 1 Apr30,2025. https://clientname(FILLIN).payableslockbox.com/Do...	1534020 - Sewer lift stations		85	-40293.55
Bill Pmt -Check	4/30/2025	100539	A Party To Remember LLC	Invoice: 1636 (Reference: DJ back to school Bash.)	1001000 - Cash BU - Operating 5451	455		-39838.55
Bill Pmt -Check	4/30/2025	100540	Bandu LLC	Invoice: INV0442 (Reference: May pool service.) Invoice: INV0443 (Reference: Black algae trea...	1001000 - Cash BU - Operating 5451	4350		-35488.55
Bill Pmt -Check	4/30/2025	100541	Ashe Glass & Mirror, Inc.	Invoice: 24469 (Reference: /4" Clear Tempered Glass 30-3/4*58 1/2 seamed edges.)	1001000 - Cash BU - Operating 5451	183.44		-35305.11
Bill Pmt -Check	4/30/2025	100542	Envera Systems	Invoice: 752361 (Reference: Gate Access Entrance#1.) Invoice: 752359 (Reference: Gate Access ...	1001000 - Cash BU - Operating 5451	3134.45		-32170.66
Bill Pmt -Check	4/30/2025	100543	JCS Investigations	Invoice: 104 (Reference: CDD Facilities and Administration-April.)	1001000 - Cash BU - Operating 5451	7479.6		-24691.06
Bill Pmt -Check	4/30/2025	100544	Sunshine Cleaning Crew LLC	Invoice: 1011 (Reference: April Cleaning Services (7-days.week).)	1001000 - Cash BU - Operating 5451	2750		-21941.06
Bill Pmt -Check	4/30/2025	100545	Signarama Oldsmar	Invoice: INV-1621 (Reference: Refurbishment Monument sign + Installation.)	1001000 - Cash BU - Operating 5451	1500		-20441.06
Bill Pmt -Check	4/30/2025	100546	HD Supply Facilities Maintenance, LTD	Invoice: 9235820800 (Reference: 42 Gal 2.5 Mil Trash Bag 50/Pkg-US,55-60 Gal 6.0 Mil Trash Bag 2...	1001000 - Cash BU - Operating 5451	696.92		-19744.14
Bill	4/30/2025	9236559618	HD Supply Facilities Maintenance, LTD	Reference: 38 Oz Dawn Liquid Dish Soap-US,16" Pool Rescue Hook-MX,Pentair #153 Sfty Life Hook Ha...	1541094 - Beach club gym supplies		135.83	-19879.97
Total 1200000 - Accounts Payable						1370882.54	1332654.8	-19879.97
1255001 - Sales Tax								0
Total 1255001 - Sales Tax								0
2222222 - Accounts Payable - Lease Pmt.								0
Total 2222222 - Accounts Payable - Lease Pmt.								0
3200000 - Accrued Interest Payable DS2005								0
Total 3200000 - Accrued Interest Payable DS2005								0
3210000 - Accrued Prinipal Payment								0
Total 3210000 - Accrued Prinipal Payment								0
1202000 - Account Payable								0
Total 1202000 - Account Payable								0
1202100 - Accrued Expenses Payable								-38416
General Journal	10/1/2024	605R	JCS investigations invoice #3. Sept 24 services	1521010 - Security staffing contract svcs	37440			-976
General Journal	10/1/2024	607R	inv # 25437	1514010 - Legal services	976			0
General Journal	12/31/2024	604	To accrue for physical check issued in for November and bill not entered and December meetings	1511001 - P/R - Board of Supervisors		1000		-1000
General Journal	12/31/2024	604R	To accrue for physical check issued in for November and bill not entered and December meetings	1511001 - P/R - Board of Supervisors	1000			0
General Journal	3/11/2025	604	to accrue for Feb bill	1541050 - Pool maintenance		1725		-1725
General Journal	3/31/2025	604R	to accrue for Feb bill	1541050 - Pool maintenance	1725			0
Total 1202100 - Accrued Expenses Payable					41141	2725		0
1203000 - Sales Tax Payable								0
Total 1203000 - Sales Tax Payable								0
1207000 - Due To								-8926.91
1207001 - Due to DS 2013								-8926.9
Check	10/3/2024	1005	Cory Lakes CDD C/O US Bank	1001000 - Cash BU - Operating 5451	8926.9			0
General Journal	10/31/2024	612	FY24 Tax collections DS 2013	1001002 - MMK Bank United 5435		838.52		-838.52
General Journal	11/6/2024	605	Excess fees FY24	1001002 - MMK Bank United 5435		1312.5		-2151.02
General Journal	11/15/2024	606	Tax collections GF	1001002 - MMK Bank United 5435		4016.19		-6167.21
General Journal	11/22/2024	607	Tax collections GF	1001002 - MMK Bank United 5435		2078.34		-8245.55
General Journal	12/3/2024	613	Tax collections GF	1001002 - MMK Bank United 5435		2447.57		-10693.12
General Journal	12/6/2024	614	Tax collections GF	1001002 - MMK Bank United 5435		45237.62		-55930.74
General Journal	12/17/2024	615	Tax collections GF	1001002 - MMK Bank United 5435		12755.31		-68686.05
General Journal	1/7/2025	605	Tax collections GF	1001002 - MMK Bank United 5435		26022.34		-94708.39
General Journal	1/31/2025	607	Tax collections GF	1001002 - MMK Bank United 5435		109.93		-94818.32
General Journal	2/7/2025	604	Tax collections GF	1001002 - MMK Bank United 5435		2334.83		-97153.15
Check	3/1/2025	Wire	FY25 Tax collections DS 2013	1001003 - MMK Bank United-Restricted	97153.15			0
General Journal	3/10/2025	605	Tax collections GF	1001002 - MMK Bank United 5435		1505.41		-1505.41
General Journal	4/7/2025	617	Tax collections GF	1001002 - MMK Bank United 5435		1712.66		-3218.07
General Journal	4/25/2025	618	Tax collections GF	1001002 - MMK Bank United 5435		38.66		-3256.73
Total 1207001 - Due to DS 2013					106080.05	100409.88		-3256.73
1207002 - Due to General Fund From Reserv								0
Total 1207002 - Due to General Fund From Reserv								0
1207003 - Due to Reserve Fund								0
Total 1207003 - Due to Reserve Fund								0
1207004 - Due To GF from Construction								0
Total 1207004 - Due To GF from Construction								0
1207005 - Due to DS 2013 Refunding								-0.01
Total 1207005 - Due to DS 2013 Refunding								-0.01
3207001 - DS 2005 - Due to GF								0
Total 3207001 - DS 2005 - Due to GF								0
3207005 - DS 2005 - Due to DS 2019								0
Total 3207005 - DS 2005 - Due to DS 2019								0
3207010 - Due to GF from DS 2013								0
Total 3207010 - Due to GF from DS 2013								0
1207000 - Due To - Other								0
Total 1207000 - Due To - Other								0

Total 1207000 - Due To				106080.05	100409.88	-3256.74
1223000 - Deferred Revenue On-Roll						0
General Journal 10/1/2024	604	BOY Tax collections rec and def rev entry	-SPLIT-		2585417	-2585417
General Journal 11/6/2024	605	Tax collections GF	1001002 - MMK Bank United 5435	33319.9		-2552097.5
General Journal 11/15/2024	606	Tax collections GF	1001002 - MMK Bank United 5435	101957.04		-2450140.06
General Journal 11/22/2024	607	Tax collections GF	1001002 - MMK Bank United 5435	52761.85		-2397378.21
General Journal 12/3/2024	613	Tax collections GF	1001002 - MMK Bank United 5435	62135.31		-2335242.9
General Journal 12/6/2024	614	Tax collections GF	1001002 - MMK Bank United 5435	1148425.62		-1186817.28
General Journal 12/17/2024	615	Tax collections GF	1001002 - MMK Bank United 5435	323812.83		-863004.45
General Journal 1/7/2025	605	Tax collections GF	1001002 - MMK Bank United 5435	660616.7		-202387.75
General Journal 1/31/2025	607	Tax collections GF	1001002 - MMK Bank United 5435	2790.62		-199597.13
General Journal 2/7/2025	604	Tax collections GF	1001002 - MMK Bank United 5435	59273.14		-140323.99
General Journal 3/10/2025	605	Tax collections GF	1001002 - MMK Bank United 5435	38217.12		-102106.87
General Journal 4/7/2025	617	Tax collections GF	1001002 - MMK Bank United 5435	43478.49		-58628.38
General Journal 4/25/2025	618	Tax collections GF	1001002 - MMK Bank United 5435	981.43		-57646.95
Total 1223000 - Deferred Revenue On-Roll				2527770.05	2585417	-57646.95
2156100 - Deposits Payable						0
Total 2156100 - Deposits Payable						0
2223000 - Deferred Revenue On-Roll DS						0
Total 2223000 - Deferred Revenue On-Roll DS						0
24000 - 1						0
Total 24000 - 1						0
3223000 - Deferred Revenue DS 2013						0
General Journal 10/1/2024	604	BOY Tax collections rec and def rev entry	1223000 - Deferred Revenue On-Roll		101930	-101930
General Journal 11/6/2024	605	Tax collections DS	1001002 - MMK Bank United 5435	1312.5		-100617.5
General Journal 11/15/2024	606	Tax collections DS	1001002 - MMK Bank United 5435	4016.19		-96601.31
General Journal 11/22/2024	607	Tax collections DS	1001002 - MMK Bank United 5435	2078.33		-94522.98
General Journal 12/3/2024	613	Tax collections DS	1001002 - MMK Bank United 5435	2447.57		-92075.41
General Journal 12/6/2024	614	Tax collections DS	1001002 - MMK Bank United 5435	45237.62		-46837.79
General Journal 12/17/2024	615	Tax collections DS	1001002 - MMK Bank United 5435	12755.31		-34082.48
General Journal 1/7/2025	605	Tax collections DS	1001002 - MMK Bank United 5435	26022.33		-8060.15
General Journal 1/31/2025	607	Tax collections DS	1001002 - MMK Bank United 5435	109.93		-7950.22
General Journal 2/7/2025	604	Tax collections DS	1001002 - MMK Bank United 5435	2334.83		-5615.39
General Journal 3/10/2025	605	Tax collections DS	1001002 - MMK Bank United 5435	1505.41		-4109.98
General Journal 4/7/2025	617	Tax collections DS	1001002 - MMK Bank United 5435	1712.66		-2397.32
General Journal 4/25/2025	618	Tax collections DS	1001002 - MMK Bank United 5435	38.66		-2358.66
Total 3223000 - Deferred Revenue DS 2013				99571.34	101930	-2358.66
4223000 - Deferred Revenue DS 2019						0
Total 4223000 - Deferred Revenue DS 2019						0
6666666 - Op. Lease Liability/Oblig - ST						0
Total 6666666 - Op. Lease Liability/Oblig - ST						0
8207000 - Due to GF						0
Total 8207000 - Due to GF						0
5555555 - Op. Lease Liability/Oblig - LT						0
Total 5555555 - Op. Lease Liability/Oblig - LT						0
1270000 - FB-Reserved						0
Total 1270000 - FB-Reserved						0
1271000 - FB-Unassigned						-26833.01
Total 1271000 - FB-Unassigned						-26833.01
1271200 - FB Non-Spendable						-31165.48
General Journal 10/31/2024	603	to true up non spendable	1155000 - Prepaid Expenses	1557.1		-29608.38
General Journal 11/30/2024	603	to true up non spendable	1155000 - Prepaid Expenses		1406.13	-31014.51
General Journal 12/31/2024	603	to true up non spendable	1155000 - Prepaid Expenses	0		-31014.51
General Journal 1/31/2025	603	to true up non spendable	1155000 - Prepaid Expenses	522.32		-30492.19
General Journal 1/31/2025	603	Envera invoice 748625 1/1/2025-3/31/2025	1155000 - Prepaid Expenses		3340	-33832.19
General Journal 2/28/2025	603	Envera invoice 748625 1/1/2025-3/31/2025	1155000 - Prepaid Expenses	1853.31		-31978.88
General Journal 3/31/2025	603	Envera invoice 748625 1/1/2025-3/31/2025	1155000 - Prepaid Expenses	1853.31		-30125.57
General Journal 4/30/2025	603	Envera invoice 752538 4/1/25-6/30/25	1155000 - Prepaid Expenses	0		-30125.57
Total 1271200 - FB Non-Spendable				5786.04	4746.13	-30125.57
1271210 - One Qtr Operating Capital						-569245
General Journal 12/18/2024	612	to adjust reserves for FY25 budget	32000 - Unrestricted Net Assets	133342		-435903
Total 1271210 - One Qtr Operating Capital				133342	0	-435903
1271211 - FB - Increase in Operating Cap						0
Total 1271211 - FB - Increase in Operating Cap						0
1271212 - FB-Weir Project						-360000
General Journal 12/18/2024	611	to update for weir project FY25 budget	32000 - Unrestricted Net Assets		40000	-400000
General Journal 2/28/2025	610	Hecker construction inv 7256	1001000 - Cash BU - Operating 5451	32200		-367800
Total 1271212 - FB-Weir Project				32200	40000	-367800
1271220 - FB - Emergency Reserve						0

Total 1271220 - FB - Emergency Reserve									0
1271230 - FY 2015 Reserves - R&R									0
Total 1271230 - FY 2015 Reserves - R&R									0
1271240 - FY 2016 Reserves - R&R									0
Total 1271240 - FY 2016 Reserves - R&R									0
1271500 - FB Assigned									0
Total 1271500 - FB Assigned									0
1271600 - FB Restricted for Debt Service									0
Total 1271600 - FB Restricted for Debt Service									0
2275001 - FB-Assigned-Reserve Fund									0
Total 2275001 - FB-Assigned-Reserve Fund									0
30000 - Opening Balance Equity									0
Total 30000 - Opening Balance Equity									0
32000 - Unrestricted Net Assets									-375869.72
General Journal	10/31/2024	603	to true up non spendable		1155000 - Prepaid Expenses		1557.1	-377426.82	
General Journal	11/30/2024	603	to true up non spendable		1155000 - Prepaid Expenses	1406.13		-376020.69	
General Journal	12/18/2024	611	to update for weir project FY25 budget		1271212 - FB- Weir Project	40000		-336020.69	
General Journal	12/18/2024	612	to adjust reserves for FY25 budget		1271210 - One Qtr Operating Capital		133342	-469362.69	
General Journal	12/31/2024	603	to true up non spendable		1155000 - Prepaid Expenses	0		-469362.69	
General Journal	1/31/2025	603	to true up non spendable		1155000 - Prepaid Expenses		522.32	-469885.01	
General Journal	1/31/2025	603	Envera invoice 748625 1/1/2025-3/31/2025		1155000 - Prepaid Expenses	3340		-466545.01	
General Journal	2/28/2025	603	Envera invoice 748625 1/1/2025-3/31/2025		1155000 - Prepaid Expenses		1853.31	-468398.32	
General Journal	3/31/2025	603	Envera invoice 748625 1/1/2025-3/31/2025		1155000 - Prepaid Expenses		1853.31	-470251.63	
General Journal	4/30/2025	603	Envera invoice 752538 4/1/25-6/30/25		1155000 - Prepaid Expenses	0		-470251.63	
Total 32000 - Unrestricted Net Assets						44746.13	139128.04	-470251.63	
4270000 - FB Unassigned-DS 2013									0
Total 4270000 - FB Unassigned-DS 2013									0
4271500 - FB-Assigned DS 2013									0
Total 4271500 - FB-Assigned DS 2013									0
5271500 - FB-Assigned DS 2013 A1									0
Total 5271500 - FB-Assigned DS 2013 A1									0
8270000 - FB - Operating Reserves									0
Total 8270000 - FB - Operating Reserves									0
8271500 - FB- Assigned - Constr. 301									-63319.43
Total 8271500 - FB- Assigned - Constr. 301									-63319.43
Lot Closings									0
Total Lot Closings									0
1310001 - Temporary Deposit Account									0
Total 1310001 - Temporary Deposit Account									0
1351000 - Revenues									0
Total 1351000 - Revenues									0
1363000 - PY Assessments - On Roll									0
Total 1363000 - PY Assessments - On Roll									0
1363001 - Special Assessments									0
Total 1363001 - Special Assessments									0
1363095 - Rental Income									0
Deposit	10/4/2024	516 Customer	Deposit		1001002 - MMK Bank United 5435		350	-350	
Deposit	10/4/2024	3086 Customer	Deposit		1001002 - MMK Bank United 5435		450	-800	
Bill	10/22/2024	1022024-1 A H Zehra Quadri & Syed Hussaini	Reference: Refund of rental fee and deposit. https://clientname(FILLIN).payableslockbox.com/Doc...		1200000 - Accounts Payable	850		50	
Bill	10/22/2024	10222024 Lakshmi Praveena Bobba	Reference: Refund of Security deposit. https://clientname(FILLIN).payableslockbox.com/DocView/L...		1200000 - Accounts Payable	400		450	
Deposit	10/31/2024	3534 Customer	Deposit		1001002 - MMK Bank United 5435		50	400	
Deposit	10/31/2024	1787 Customer	Deposit		1001002 - MMK Bank United 5435		450	-50	
Deposit	10/31/2024	1635 Customer	Deposit		1001002 - MMK Bank United 5435		350	-400	
Deposit	10/31/2024	2135 Customer	Deposit		1001002 - MMK Bank United 5435		50	-450	
Deposit	10/31/2024	140 Customer	Deposit		1001002 - MMK Bank United 5435		350	-800	
Deposit	10/31/2024	526 Customer	Deposit		1001002 - MMK Bank United 5435		350	-1150	
Deposit	10/31/2024	MO Customer	Deposit		1001002 - MMK Bank United 5435		350	-1500	
Deposit	10/31/2024	1090 Customer	deposit does not match a log-need to find log to confirm this is rental income		1001002 - MMK Bank United 5435		150	-1650	
Deposit	10/31/2024	123 Customer	Deposit		1001002 - MMK Bank United 5435		450	-2100	
Deposit	10/31/2024	1016 Customer	Deposit		1001002 - MMK Bank United 5435		450	-2550	
Deposit	12/26/2024	1122 Customer	Deposit		1001000 - Cash BU - Operating 5451		350	-2900	
Deposit	12/26/2024	1150 Customer	Deposit		1001000 - Cash BU - Operating 5451		100	-3000	
Deposit	12/26/2024	985 Customer	Deposit		1001000 - Cash BU - Operating 5451		450	-3450	
Deposit	12/26/2024	3603 Customer	Deposit		1001000 - Cash BU - Operating 5451		350	-3800	
Deposit	12/26/2024	703 Customer	Deposit		1001000 - Cash BU - Operating 5451		350	-4150	
Deposit	12/26/2024	128 Customer	Deposit		1001000 - Cash BU - Operating 5451		350	-4500	
Deposit	12/26/2024	1113 Customer	Deposit		1001000 - Cash BU - Operating 5451		450	-4950	
Deposit	1/10/2025	19-68693031 Customer	Deposit		1001002 - MMK Bank United 5435		350	-5300	
Deposit	1/10/2025	123 Customer	Deposit		1001002 - MMK Bank United 5435		350	-5650	

Deposit	1/10/2025	151 Customer	Deposit	1001002 - MMK Bank United 5435	350	-6000
Deposit	1/10/2025	417 Customer	Deposit	1001002 - MMK Bank United 5435	350	-6350
Deposit	1/10/2025	132 Customer	Deposit	1001002 - MMK Bank United 5435	450	-6800
Deposit	3/25/2025	1321 Customer	Deposit	1001000 - Cash BU - Operating 5451	450	-7250
Deposit	3/25/2025	2635 Customer	Deposit	1001000 - Cash BU - Operating 5451	350	-7600
Deposit	3/25/2025	3437 Customer	Deposit	1001000 - Cash BU - Operating 5451	350	-7950
Deposit	3/25/2025	1195 Customer	Deposit	1001000 - Cash BU - Operating 5451	600	-8550
Deposit	4/1/2025	195 Customer	Deposited on 1/10 however this bank account was discovered after sales tax return for Q1 was filed	1001007 - Bank account 4641	350	-8900
Deposit	4/1/2025	3002 Customer	Deposited on 1/10 however this bank account was discovered after sales tax return for Q1 was filed	1001007 - Bank account 4641	450	-9350
Deposit	4/1/2025	861 Customer	Deposited on 1/10 however this bank account was discovered after sales tax return for Q1 was filed	1001007 - Bank account 4641	50	-9400
Deposit	4/1/2025	155 Customer	Deposited on 1/10 however this bank account was discovered after sales tax return for Q1 was filed	1001007 - Bank account 4641	350	-9750
Deposit	4/1/2025	3835 Customer	Deposited on 1/10 however this bank account was discovered after sales tax return for Q1 was filed	1001007 - Bank account 4641	450	-10200
Deposit	4/1/2025	7399 Customer	Deposited on 1/10 however this bank account was discovered after sales tax return for Q1 was filed	1001007 - Bank account 4641	450	-10650
Deposit	4/1/2025	1067 Customer	Deposited on 1/10 however this bank account was discovered after sales tax return for Q1 was filed	1001007 - Bank account 4641	450	-11100
Deposit	4/1/2025	717 Customer	deposited 2/18/25 however bank acct was not discovered until after sales tax filed Q1	1001007 - Bank account 4641	350	-11450
Total 1363095 - Rental Income					1250	12700
1363097 - Bar Code Access						-11450
Deposit	10/4/2024	1151 Customer	Deposit	1001002 - MMK Bank United 5435	30	0
Deposit	10/4/2024	213 Customer	Deposit	1001002 - MMK Bank United 5435	15	-30
Deposit	10/31/2024	MO Customer	Deposit	1001002 - MMK Bank United 5435	30	-45
Deposit	10/31/2024	141 Customer	Deposit	1001002 - MMK Bank United 5435	15	-75
Deposit	10/31/2024	386 Customer	Deposit	1001002 - MMK Bank United 5435	15	-90
Deposit	10/31/2024	2208 Customer	Deposit	1001002 - MMK Bank United 5435	15	-105
Deposit	10/31/2024	2834 Customer	Deposit	1001002 - MMK Bank United 5435	15	-120
Deposit	10/31/2024	1182 Customer	Deposit	1001002 - MMK Bank United 5435	15	-135
Deposit	10/31/2024	3012 Customer	Deposit	1001002 - MMK Bank United 5435	15	-150
Deposit	10/31/2024	380 Customer	Deposit	1001002 - MMK Bank United 5435	15.52	-165.52
Deposit	10/31/2024	Customer	Deposit	1001002 - MMK Bank United 5435	15	-180.52
Deposit	11/30/2024	Customer	Oct square deposits	1001000 - Cash BU - Operating 5451	495.25	-675.77
Deposit	12/26/2024	2040 Customer	Nov deposits	1001000 - Cash BU - Operating 5451	415.55	-1091.32
Deposit	12/26/2024	1814 Customer	Deposit	1001000 - Cash BU - Operating 5451	15	-1106.32
Deposit	12/31/2024	Customer	Deposit	1001000 - Cash BU - Operating 5451	15	-1121.32
Deposit	1/31/2025	Customer	Dec Square deposits	1001000 - Cash BU - Operating 5451	638.41	-1759.73
Deposit	2/28/2025	Square Inc.	square deposits need report	1001000 - Cash BU - Operating 5451	566.17	-2325.9
Deposit	3/25/2025	1763 Customer	Feb square deposits	1001000 - Cash BU - Operating 5451	270.17	-2596.07
Deposit	3/25/2025	1155 Customer	Deposit	1001000 - Cash BU - Operating 5451	15	-2611.07
Deposit	3/25/2025	Customer	Deposit	1001000 - Cash BU - Operating 5451	15	-2626.07
Deposit	4/30/2025	Square Inc.	March square deposits	1001000 - Cash BU - Operating 5451	750.93	-3377
Total 1363097 - Bar Code Access			April Square deposits	1001000 - Cash BU - Operating 5451	749.98	-4126.98
1363098 - Tennis Contract					0	4126.98
Total 1363098 - Tennis Contract						-4126.98
1363099 - Event/Sponsorship						0
Total 1363099 - Event/Sponsorship						0
1363110 - On Roll Assessments - GF						0
1363114 - On Roll Assessments						0
General Journal	11/6/2024	605	Tax collections GF	1001002 - MMK Bank United 5435	33287.03	-33287.03
General Journal	11/15/2024	606	Tax collections GF	1001002 - MMK Bank United 5435	101856.47	-135143.5
General Journal	11/22/2024	607	Tax collections GF	1001002 - MMK Bank United 5435	52709.81	-187853.31
General Journal	12/3/2024	613	Tax collections GF	1001002 - MMK Bank United 5435	62074.02	-249927.33
General Journal	12/6/2024	614	Tax collections GF	1001002 - MMK Bank United 5435	1147292.83	-1397220.16
General Journal	12/17/2024	615	Tax collections GF	1001002 - MMK Bank United 5435	323493.43	-1720713.59
General Journal	1/7/2025	605	Tax collections GF	1001002 - MMK Bank United 5435	659965.08	-2380678.67
General Journal	1/31/2025	607	Tax collections GF	1001002 - MMK Bank United 5435	2787.87	-2383466.54
General Journal	2/7/2025	604	Tax collections GF	1001002 - MMK Bank United 5435	59214.66	-2442681.2
General Journal	3/10/2025	605	Tax collections GF	1001002 - MMK Bank United 5435	38179.42	-2480860.62
General Journal	4/7/2025	617	Tax collections GF	1001002 - MMK Bank United 5435	43435.6	-2524296.22
General Journal	4/25/2025	618	Tax collections GF	1001002 - MMK Bank United 5435	980.46	-2525276.68
Total 1363114 - On Roll Assessments					0	2525276.68
1363115 - On Roll Assessments Excess Fees						-2525276.68
Total 1363115 - On Roll Assessments Excess Fees						0
1363116 - On Roll Assessments - Catchet						0
General Journal	11/6/2024	605	Tax collections GF	1001002 - MMK Bank United 5435	32.87	-32.87
General Journal	11/15/2024	606	Tax collections GF	1001002 - MMK Bank United 5435	100.57	-133.44
General Journal	11/22/2024	607	Tax collections GF	1001002 - MMK Bank United 5435	52.04	-185.48
General Journal	12/3/2024	613	Tax collections GF	1001002 - MMK Bank United 5435	61.29	-246.77
General Journal	12/6/2024	614	Tax collections GF	1001002 - MMK Bank United 5435	1132.79	-1379.56
General Journal	12/17/2024	615	Tax collections GF	1001002 - MMK Bank United 5435	319.4	-1698.96
General Journal	1/7/2025	605	Tax collections GF	1001002 - MMK Bank United 5435	651.62	-2350.58
General Journal	1/31/2025	607	Tax collections GF	1001002 - MMK Bank United 5435	2.75	-2353.33

General Journal	2/7/2025	604	Tax collections GF	1001002 - MMK Bank United 5435	58.47	-2411.8
General Journal	3/10/2025	605	Tax collections GF	1001002 - MMK Bank United 5435	37.7	-2449.5
General Journal	4/7/2025	617	Tax collections GF	1001002 - MMK Bank United 5435	42.89	-2492.39
General Journal	4/25/2025	618	Tax collections GF	1001002 - MMK Bank United 5435	0.97	-2493.36
Total 1363116 - On Roll Assessments - Catchet					0	2493.36
1363118 - On Roll Assessment Discount						0
Total 1363118 - On Roll Assessment Discount						0
1363120 - On Roll Excess Fess - Catcet						0
Total 1363120 - On Roll Excess Fess - Catcet						0
1363110 - On Roll Assessments - GF - Other						0
Total 1363110 - On Roll Assessments - GF - Other						0
Total 1363110 - On Roll Assessments - GF					0	2527770.04
1363112 - Interest Investments						-2527770.04
1361001 - Interest Earnings - GF						0
Deposit	10/31/2024		Interest	1101004 - Money Market BU 4004	1680.49	-1680.49
Deposit	10/31/2024		Interest	1001002 - MMK Bank United 5435	2181.15	-3861.64
Deposit	11/30/2024		Interest	1101004 - Money Market BU 4004	1531.46	-5393.1
Deposit	11/30/2024		Interest	1001002 - MMK Bank United 5435	1241.64	-6634.74
General Journal	11/30/2024	608	immaterial difference payroll	1001000 - Cash BU - Operating 5451	0.02	-6634.72
Deposit	12/31/2024		Interest	1001002 - MMK Bank United 5435	4357.18	-10991.9
Deposit	12/31/2024		Interest	1101004 - Money Market BU 4004	1998.17	-12990.07
Deposit	1/31/2025		Interest	1101004 - Money Market BU 4004	2578.76	-15568.83
Deposit	1/31/2025		Interest	1001002 - MMK Bank United 5435	5878.99	-21447.82
Deposit	2/28/2025		Interest	1101004 - Money Market BU 4004	2417.82	-23865.64
Deposit	2/28/2025		Interest	1001002 - MMK Bank United 5435	5615.91	-29481.55
Deposit	3/31/2025		Interest	1101004 - Money Market BU 4004	2615.1	-32096.65
Deposit	3/31/2025		Interest	1001002 - MMK Bank United 5435	5720.94	-37817.59
Deposit	4/30/2025		Interest	1001002 - MMK Bank United 5435	5081.94	-42899.53
Total 1361001 - Interest Earnings - GF					0.02	42899.55
1361002 - Interest Earning- Reserve Fund						-42899.53
Total 1361002 - Interest Earning- Reserve Fund						0
1361003 - Interest Reserves (Weir & Op)						0
Total 1361003 - Interest Reserves (Weir & Op)						0
4161001 - Interest Revenue - DS 2013						0
Deposit	10/31/2024		Interest	4151016 - DS 2013 Sinking Fund	12.86	-12.86
Deposit	10/31/2024		Interest	4151005 - DS 2013 Reserve Fund	194.49	-207.35
Deposit	10/31/2024		Interest	4151001 - DS 2013 Revenue Fund	439.79	-647.14
Deposit	11/30/2024		Interest	4151005 - DS 2013 Reserve Fund	189.86	-837
Deposit	11/30/2024		Interest	4151016 - DS 2013 Sinking Fund	12.56	-849.56
Deposit	11/30/2024		Interest	4151001 - DS 2013 Revenue Fund	441.55	-1291.11
Deposit	12/31/2024		Interest	4151005 - DS 2013 Reserve Fund	176.84	-1467.95
Deposit	12/31/2024		Interest	4151001 - DS 2013 Revenue Fund	226.4	-1694.35
Deposit	1/31/2025		Interest	4151005 - DS 2013 Reserve Fund	176.9	-1871.25
Deposit	1/31/2025		Interest	4151001 - DS 2013 Revenue Fund	227.96	-2099.21
Deposit	2/28/2025		Interest	4151005 - DS 2013 Reserve Fund	170.01	-2269.22
Deposit	2/28/2025		Interest	4151001 - DS 2013 Revenue Fund	220.46	-2489.68
Deposit	3/31/2025		Interest	4151005 - DS 2013 Reserve Fund	152.59	-2642.27
Deposit	3/31/2025		Interest	4151001 - DS 2013 Revenue Fund	199.02	-2841.29
Deposit	4/30/2025		Interest	4151005 - DS 2013 Reserve Fund	167.74	-3009.03
Deposit	4/30/2025		Interest	4151001 - DS 2013 Revenue Fund	440.89	-3449.92
Total 4161001 - Interest Revenue - DS 2013					0	3449.92
5161001 - Interest Revenue - DS 2013 A1						-3449.92
Total 5161001 - Interest Revenue - DS 2013 A1						0
8161001 - Interest Revenue - Constr. 301						0
Total 8161001 - Interest Revenue - Constr. 301						0
1363112 - Interest Investments - Other						0
General Journal	3/31/2025	604		1001000 - Cash BU - Operating 5451	0.07	0.07
Total 1363112 - Interest Investments - Other					0.07	0
Total 1363112 - Interest Investments					0.09	46349.47
1363113 - Interest - Other						-46349.38
Total 1363113 - Interest - Other						0
1369001 - Miscellaneous Revenue						0
Deposit	1/10/2025	7861 Customer	Gutter repair-reimbursement to district for damage repairs	1001002 - MMK Bank United 5435	920	-920
Deposit	1/10/2025	4283 Customer	reimbursement to district for damage repairs	1001002 - MMK Bank United 5435	1201	-2121
Total 1369001 - Miscellaneous Revenue					0	2121
1369900 - Other Miscellaneous Revenues						-2121
Total 1369900 - Other Miscellaneous Revenues						0
1369910 - Easement Agreement Fee						0
Total 1369910 - Easement Agreement Fee						0

1530600 - Insurance Proceeds									0
Total 1530600 - Insurance Proceeds									0
1530601 - Fund Balance Forward-Weir									0
General Journal	2/28/2025	610	Hecker construction inv 7256		1001000 - Cash BU - Operating 5451		32200	-32200	0
Total 1530601 - Fund Balance Forward-Weir						0	32200	-32200	0
2310001 - Temporary Deposit DS 2005									0
Total 2310001 - Temporary Deposit DS 2005									0
2351001 - Revenues 201									0
Total 2351001 - Revenues 201									0
2363109 - Spec Assessments Off Roll 2005									0
Total 2363109 - Spec Assessments Off Roll 2005									0
2363110 - Spec Assessment On Roll 2005									0
Total 2363110 - Spec Assessment On Roll 2005									0
3363105 - Prepayment DS									0
Total 3363105 - Prepayment DS									0
4310001 - DS 2019 Temporary Deposit									0
Total 4310001 - DS 2019 Temporary Deposit									0
4363110 - Assessments On Roll - DS 2013									0
336120 - Discount Assessments DS									0
Total 336120 - Discount Assessments DS									0
3363111 - Assessments On Roll									0
General Journal	11/6/2024	605	Tax collections DS		1001002 - MMK Bank United 5435		1312.5	-1312.5	
General Journal	11/15/2024	606	Tax collections DS		1001002 - MMK Bank United 5435		4016.19	-5328.69	
General Journal	11/22/2024	607	Tax collections DS		1001002 - MMK Bank United 5435		2078.34	-7407.03	
General Journal	12/3/2024	613	Tax collections DS		1001002 - MMK Bank United 5435		2447.57	-9854.6	
General Journal	12/6/2024	614	Tax collections DS		1001002 - MMK Bank United 5435		45237.62	-55092.22	
General Journal	12/17/2024	615	Tax collections DS		1001002 - MMK Bank United 5435		12755.31	-67847.53	
General Journal	1/7/2025	605	Tax collections DS		1001002 - MMK Bank United 5435		26022.34	-93869.87	
General Journal	1/31/2025	607	Tax collections DS		1001002 - MMK Bank United 5435		109.93	-93979.8	
General Journal	2/7/2025	604	Tax collections DS		1001002 - MMK Bank United 5435		2334.83	-96314.63	
General Journal	3/10/2025	605	Tax collections DS		1001002 - MMK Bank United 5435		1505.41	-97820.04	
General Journal	4/7/2025	617	Tax collections DS		1001002 - MMK Bank United 5435		1712.66	-99532.7	
General Journal	4/25/2025	618	Tax collections DS		1001002 - MMK Bank United 5435		38.66	-99571.36	
Total 3363111 - Assessments On Roll						0	99571.36	-99571.36	
3363113 - On Roll Assess.- Excess Fees									0
Total 3363113 - On Roll Assess.- Excess Fees									0
4363113 - On Roll Assessment Discount DS									0
Total 4363113 - On Roll Assessment Discount DS									0
5363110 - Assessments On Roll - DS2013									0
Total 5363110 - Assessments On Roll - DS2013									0
4363110 - Assessments On Roll - DS 2013 - Other									0
Total 4363110 - Assessments On Roll - DS 2013 - Other									0
Total 4363110 - Assessments On Roll - DS 2013						0	99571.36	-99571.36	
4364000 - Bond close out transfer									0
Total 4364000 - Bond close out transfer									0
50000 - Cost of Goods Sold									0
Total 50000 - Cost of Goods Sold									0
0000000 - Uncatorgized debit card expense									0
Total 0000000 - Uncatorgized debit card expense									0
1100000 - Administrative									0
1120000 - Profserv -Special Assessment									0
Total 1120000 - Profserv -Special Assessment									0
151 - Legal Services - Other									0
Total 151 - Legal Services - Other									0
1510060 - Administrative Service									0
Total 1510060 - Administrative Service									0
1510081 - Assessment roll preparation									0
Total 1510081 - Assessment roll preparation									0
1510083 - Disclosure report									0
Total 1510083 - Disclosure report									0
1510100 - Financial Consulting - Rizzetta									0
Total 1510100 - Financial Consulting - Rizzetta									0
1510140 - District Engineer									0
Bill	10/18/2024	83	Johnson Engineering, Inc	Reference: Professional Engineering Services. https://clientname(FILLIN).payableslockbox.com/Do...	1200000 - Accounts Payable		680	680	
Bill	11/18/2024	84	Johnson Engineering, Inc	Reference: Professional Engineering Services. https://clientname(FILLIN).payableslockbox.com/Do...	1200000 - Accounts Payable	1227.5		1907.5	
Bill	12/12/2024	85	Johnson Engineering, Inc	Reference: Professional Engineering Services. https://clientname(FILLIN).payableslockbox.com/Do...	1200000 - Accounts Payable	510		2417.5	
Bill	3/17/2025	86	Johnson Engineering, Inc	Reference: Professional Engineering Services. https://clientname(FILLIN).payableslockbox.com/Do...	1200000 - Accounts Payable	850		3267.5	
Total 1510140 - District Engineer						3267.5	0	3267.5	
1510220 - Auditing Services									0

Total 1510220 - Auditing Services						0
1510260 - Public Official & GL Insurance						0
Bill	10/1/2024	25841 Egis Insurance Advisors LLC	Reference: Florida Insurance Alliance. https://clientname(FILLIN).payablestockbox.com/DocView/I...	1200000 - Accounts Payable	65959	65959
Deposit	1/10/2025	3932 Egis Insurance Advisors LLC	reduced premium	1001002 - MMK Bank United 5435	677	65282
Total 1510260 - Public Official & GL Insurance					65959	65282
1510300 - Dues, Licenses & Fee						0
Total 1510300 - Dues, Licenses & Fee						0
1510301 - Postage						0
General Journal	10/31/2024	618 Cross Creek Pak and Ship	October debit card purchases	1511117 - Payroll Services Fee	13.01	13.01
General Journal	10/31/2024	618 Cross Creek Pak and Ship	October debit card purchases	1511117 - Payroll Services Fee	6.32	19.33
General Journal	11/30/2024	608 Cross Creek Pak and Ship	November debit card transactions	1539050 - Recreation equipment M&R	6.54	25.87
General Journal	11/30/2024	608 Cross Creek Pak and Ship	November debit card transactions	1539050 - Recreation equipment M&R	6.82	32.69
General Journal	12/31/2024	617 Cross Creek Pak and Ship	Dec Debit card transactions	1511117 - Payroll Services Fee	6.82	39.51
General Journal	12/31/2024	617 Cross Creek Pak and Ship	Dec Debit card transactions	1511117 - Payroll Services Fee	12.57	52.08
General Journal	1/31/2025	606 Cross Creek Pak and Ship	January Debit Card	1511117 - Payroll Services Fee	6.82	58.9
General Journal	1/31/2025	606 Cross Creek Pak and Ship	January Debit Card	1511117 - Payroll Services Fee	6.54	65.44
General Journal	1/31/2025	606 Cross Creek Pak and Ship	January Debit Card	1511117 - Payroll Services Fee	6.78	72.22
General Journal	2/28/2025	609 Cross Creek Pak and Ship	Feb debit card transactions-Employees quit without notice and did not receive Feb expense report	1511117 - Payroll Services Fee	6.82	79.04
Total 1510301 - Postage					79.04	79.04
1510320 - Website Fees/Email / IT Support						0
Total 1510320 - Website Fees/Email / IT Support						0
1511001 - P/R - Board of Supervisors						0
Bill	10/25/2024	BOS MTG ADP.	salary	1200000 - Accounts Payable	800	800
Bill	10/25/2024	102524BOS Cynthia McIntrye		1200000 - Accounts Payable	200	1000
Bill	10/25/2024	102524PR ADP.	10/25/24 PR	1200000 - Accounts Payable	0	1000
Bill	11/22/2024	112224PR ADP.		11/22/2024 1200000 - Accounts Payable	0	1000
Bill	11/27/2024	112724BOS Cynthia McIntrye		1200000 - Accounts Payable	200	1200
General Journal	12/5/2024	619	ADP cleared bank but not in QB plus immaterial penny difference	-SPLIT-	400	1600
Bill	12/9/2024	BOS MTG ADP.	salary	1200000 - Accounts Payable	200	1800
General Journal	12/31/2024	604	To accrue for physical check issued in for November and bill not entered and December meetings.	1202100 - Accrued Expenses Payable	1000	2800
General Journal	12/31/2024	604R	Reverse of GJE 604 -- To accrue for physical check issued in for November and bill not entered a...	1202100 - Accrued Expenses Payable	1000	1800
Bill	1/24/2025	BOSMTG ADP.	salary	1200000 - Accounts Payable	400	2200
Bill	1/24/2025	12425 Cynthia McIntrye		1200000 - Accounts Payable	200	2400
Bill	1/31/2025	BOS MTG ADP.	salary	1200000 - Accounts Payable	1000	3400
Bill	1/31/2025	12825 Cynthia McIntrye		1200000 - Accounts Payable	200	3600
Bill	2/7/2025	BOSMTG ADP.	salary-corrected split MG	1200000 - Accounts Payable	800	4400
Bill	3/6/2025	BOSMTG ADP.	BOS MTG	1200000 - Accounts Payable	400	4800
Bill	3/27/2025	BOSMTG ADP.	BOS MTG	1200000 - Accounts Payable	800	5600
Bill	3/31/2025	need invoice Cynthia McIntrye		1200000 - Accounts Payable	200	5800
Bill	4/1/2025	40125 ADP.	BOS MTG-Juan Aliaga pay	1200000 - Accounts Payable	400	6200
Bill	4/24/2025	BOSMTG ADP.	BOS MTG	1200000 - Accounts Payable	600	6800
Total 1511001 - P/R - Board of Supervisors					7800	6800
1511115 - Payroll Taxes - FICA						0
Bill	10/25/2024	BOS MTG ADP.	tax	1200000 - Accounts Payable	76.5	76.5
Bill	10/25/2024	BOS MTG ADP.	to move to PR tax	1200000 - Accounts Payable	15.3	91.8
Bill	10/25/2024	102524BOS Cynthia McIntrye		1200000 - Accounts Payable	15.3	76.5
Bill	11/27/2024	112724BOS Cynthia McIntrye		1200000 - Accounts Payable	15.3	61.2
General Journal	12/5/2024	619	ADP cleared bank but not in QB plus immaterial penny difference	1511001 - P/R - Board of Supervisors	61.21	122.41
Bill	12/9/2024	BOS MTG ADP.	tax	1200000 - Accounts Payable	15.3	137.71
Bill	1/24/2025	BOSMTG ADP.	tax	1200000 - Accounts Payable	61.2	198.91
Bill	1/24/2025	12425 Cynthia McIntrye		1200000 - Accounts Payable	15.3	183.61
Bill	1/31/2025	BOS MTG ADP.	tax	1200000 - Accounts Payable	91.8	275.41
Bill	1/31/2025	12825 Cynthia McIntrye		1200000 - Accounts Payable	15.3	260.11
Bill	1/31/2025	BOS MTG ADP.	difference added - tax MG	1200000 - Accounts Payable	15.3	275.41
Bill	2/7/2025	BOSMTG ADP.	tax-corrected split MG	1200000 - Accounts Payable	91.8	367.21
Bill	3/6/2025	BOSMTG ADP.	BOS MTG	1200000 - Accounts Payable	30.6	336.61
Bill	3/27/2025	BOSMTG ADP.	BOS MTG	1200000 - Accounts Payable	91.8	428.41
Bill	3/31/2025	need invoice Cynthia McIntrye		1200000 - Accounts Payable	15.3	413.11
Bill	4/1/2025	40125 ADP.	BOS MTG-Juan Aliaga pay	1200000 - Accounts Payable	30.6	382.51
Bill	4/1/2025	40125 ADP.	bos taxes juan aliag	1200000 - Accounts Payable	61.2	443.71
Bill	4/24/2025	BOSMTG ADP.	BOS MTG	1200000 - Accounts Payable	76.5	520.21
Total 1511115 - Payroll Taxes - FICA					657.91	520.21
1511116 - Unemployment Insurance						0
Total 1511116 - Unemployment Insurance						0
1511117 - Payroll Services Fee						0
Bill	10/4/2024	100424PRFees ADP.	PR Processing Fee-BOS	1200000 - Accounts Payable	61.87	61.87
Bill	10/11/2024	67226866 ADP.	PR Processing Fee	1200000 - Accounts Payable	134.77	196.64
General Journal	10/31/2024	618 Homebase	October debit card purchases	-SPLIT-	24.95	221.59
Bill	11/1/2024	110124PRFees ADP.	PR Processing Fee-BOS	1200000 - Accounts Payable	63.93	285.52

Bill	11/8/2024	674709421 ADP.	PR Processing Fee	1200000 - Accounts Payable	135.43		420.95
General Journal	11/30/2024	608 Homebase	November debit card transactions	1539050 - Recreation equipment M&R	24.95		445.9
Bill	12/13/2024	121324PRFees ADP.	PR Processing Fee-BOS	1200000 - Accounts Payable	61.87		507.77
Bill	12/20/2024	122024PRFees-1 ADP.	PR Processing Fee-BOS	1200000 - Accounts Payable	56.91		564.68
Bill	12/20/2024	122024PRFees-2 ADP.	PR Processing Fee-	1200000 - Accounts Payable	135.1		699.78
General Journal	12/31/2024	617 Homebase	Dec Debit card transactions	-SPLIT-	24.95		724.73
Bill	1/17/2025	011725PRFees ADP.	PR Processing Fee-	1200000 - Accounts Payable	135.1		859.83
Bill	1/29/2025	BOSMTGFees ADP.	2 PR ADP BOS Fees	1200000 - Accounts Payable	117.6		977.43
General Journal	1/31/2025	606 Homebase	January Debit Card	-SPLIT-	24.95		1002.38
Bill	1/31/2025	BOSPRFees ADP.	ADP Pr Fees-BOS	1200000 - Accounts Payable	61.87		1064.25
Bill	2/7/2025	PR Fees ADP.	PR Fees	1200000 - Accounts Payable	118.78		1183.03
Bill	2/14/2025	021425PRFEES ADP.	PR Processing Fee-	1200000 - Accounts Payable	135.1		1318.13
Bill	2/14/2025	BOSPRFees ADP.	updated amount - \$2.07 difference of what cleared plus penny recon difference MG	1200000 - Accounts Payable	63.94		1382.07
Bill	2/26/2025	PRFEES ADP.	ADP BOS Fees	1200000 - Accounts Payable	132.05		1514.12
General Journal	2/28/2025	609 Homebase	Feb debit card transactions-Employees quit without notice and did not receive Feb expense report	-SPLIT-	24.95		1539.07
Bill	3/6/2025	BOS FEES PR ADP.	ADP Pr Fees-BOS	1200000 - Accounts Payable	91.8		1630.87
Bill	3/14/2025	pr fees ADP.	ADP Pr Fees	1200000 - Accounts Payable	61.8		1692.67
Bill	3/21/2025	pr fees ADP.	ADP Pr Fees	1200000 - Accounts Payable	201		1893.67
General Journal	3/31/2025	606	March debit card	1541041 - Beach club office equipment	24.95		1918.62
Bill	4/4/2025	pr fees ADP.	ADP Pr Fees	1200000 - Accounts Payable	67.32		1985.94
Bill	4/11/2025	pr fees ADP.	ADP Pr Fees	1200000 - Accounts Payable	59.93		2045.87
Total 1511117 - Payroll Services Fee					2045.87	0	2045.87
1513020 - District Manager							0
Bill	10/1/2024	4071 Kai Connected, LLC	Professional Management Monthly Services	1200000 - Accounts Payable	5833.33		5833.33
Bill	11/1/2024	4155 Kai Connected, LLC	Professional Management Monthly Services	1200000 - Accounts Payable	5833.33		11666.66
Bill	12/1/2024	4218 Kai Connected, LLC	Reference: Professional Management Services Monthly. https://clientname(FILLIN).payableslockbox...	1200000 - Accounts Payable	5833.33		17499.99
Bill	12/31/2024	4350 Kai Connected, LLC	meeting over 3 hours	1200000 - Accounts Payable	967.5		18467.49
Bill	1/1/2025	4317 Kai Connected, LLC	Reference: Professional Management Services. https://clientname(FILLIN).payableslockbox.com/Doc...	1200000 - Accounts Payable	5833.33		24300.82
Bill	2/1/2025	4400 Kai Connected, LLC	Reference: Professional Management Services Monthly Feb25. https://clientname(FILLIN).payablesl...	1200000 - Accounts Payable	5833.33		30134.15
Bill	3/1/2025	4486 Kai Connected, LLC	Reference: Professional Management Services-March. https://clientname(FILLIN).payableslockbox.c...	1200000 - Accounts Payable	5833.33		35967.48
Bill	4/1/2025	4519 Kai Connected, LLC	Reference: Professional Management Services-April. https://clientname(FILLIN).payableslockbox.c...	1200000 - Accounts Payable	5833.33		41800.81
Total 1513020 - District Manager					41800.81	0	41800.81
1513022 - Office supplies							0
Total 1513022 - Office supplies							0
1513028 - Arbitrage Rebate Calculation							0
Total 1513028 - Arbitrage Rebate Calculation							0
1513029 - Bond amortization schedule fee							0
Total 1513029 - Bond amortization schedule fee							0
1513030 - Trustees Fees							0
Bill	10/25/2024	7515930 U.S. BANK	Reference: Trustee Fees. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer.a...	1200000 - Accounts Payable	3555.75		3555.75
General Journal	11/30/2024	603	US Bank Invoice 7515930 10/1/2024-9/30/2025	1155000 - Prepaid Expenses		2963.13	592.62
General Journal	12/31/2024	603	US Bank Invoice 7515930 10/1/2024-9/30/2025	1155000 - Prepaid Expenses	296.31		888.93
General Journal	1/31/2025	603	US Bank Invoice 7515930 10/1/2024-9/30/2025	1155000 - Prepaid Expenses	296.31		1185.24
General Journal	2/28/2025	603	US Bank Invoice 7515930 10/1/2024-9/30/2025	1155000 - Prepaid Expenses	296.31		1481.55
General Journal	3/31/2025	603	US Bank Invoice 7515930 10/1/2024-9/30/2025	1155000 - Prepaid Expenses	296.31		1777.86
General Journal	4/30/2025	603	US Bank Invoice 7515930 10/1/2024-9/30/2025	1155000 - Prepaid Expenses	296.31		2074.17
Total 1513030 - Trustees Fees					5037.3	2963.13	2074.17
1513034 - Credit card discount							0
Credit	12/5/2024	3.11E+11 Tampa Electric	VOID: Credit	1200000 - Accounts Payable	0		0
Total 1513034 - Credit card discount					0	0	0
1513035 - Bank fees							0
General Journal	1/31/2025	616		1001007 - Bank account 4641	75		75
General Journal	2/28/2025	616		1001007 - Bank account 4641	75		150
General Journal	3/31/2025	616		1001007 - Bank account 4641	75		225
Bill	4/4/2025	040425-2718 Truist Bank	Reference: Bank services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer....	1200000 - Accounts Payable	33.5		258.5
General Journal	4/30/2025	616		1001007 - Bank account 4641	75		333.5
Total 1513035 - Bank fees					333.5	0	333.5
1513036 - Contingencies							0
Bill	11/5/2024	19720 Kai	Reference: Contingency Joseph O'Reilly Background. https://clientname(FILLIN).payableslockbox.c...	1200000 - Accounts Payable	87.36		87.36
Bill	1/1/2025	HY250001 Hyoco Distribution Inc	VOID: Paid by Credit card-returned Reference: Freight charges / handling. https://clientname(FI...	1200000 - Accounts Payable	0		87.36
Total 1513036 - Contingencies					87.36	0	87.36
1513040 - Florida Filing Fee							0
Bill	10/1/2024	89915 Florida Dept of Economic Opportunity	Annual District Filing Fee	1200000 - Accounts Payable	175		175
Total 1513040 - Florida Filing Fee					175	0	175
1513051 - Tax Collector/Property Appraise							0
Total 1513051 - Tax Collector/Property Appraise							0
1513055 - Legal Advertising & Mailing							0
Bill	12/11/2024	4284 Kai Connected, LLC	legal advertising per SR	1200000 - Accounts Payable	461		461
Bill	1/17/2025	25-00164H Business Observer	Reference: Public Board Meetings. https://clientname(FILLIN).payableslockbox.com/DocView/Invoic...	1200000 - Accounts Payable	72.19		533.19

Bill	2/7/2025	25-00372H Business Observer	Reference: notice of board meeting and closed session of the board of supervisors - 2/20/25. ht...	1200000 - Accounts Payable	72.19		605.38
Bill	4/4/2025	25-00950H Business Observer	Reference: notice of board meeting and closed session of the board of supervisors. https://clie...	1200000 - Accounts Payable	100.63		706.01
Bill	4/11/2025	25-01028H Business Observer	Reference: Notice of budget meeting. https://clientname(FILLIN).payableslockbox.com/DocView/Inv...	1200000 - Accounts Payable	72.19		778.2
Total 1513055 - Legal Advertising & Mailing					778.2	0	778.2
1513060 - Accounting Services							0
Total 1513060 - Accounting Services							0
1513066 - Sales Tax Expense							0
Total 1513066 - Sales Tax Expense							0
1513100 - General Liability Property							0
Total 1513100 - General Liability Property							0
1513110 - Insurance-Worker's Compensation							0
Bill	2/5/2025	26930 Egis Insurance Advisors LLC	Reference: Workers Compensation - Audit-0/01/2023-10/01/2024. https://clientname(FILLIN).payabl...	1200000 - Accounts Payable	5625		5625
Total 1513110 - Insurance-Worker's Compensation					5625	0	5625
1513125 - Dissemination Svcs -Disclosure							0
Total 1513125 - Dissemination Svcs -Disclosure							0
1513126 - Trust Fund Accounting							0
Total 1513126 - Trust Fund Accounting							0
1513131 - Notes Payable - Soave-DS							0
Total 1513131 - Notes Payable - Soave-DS							0
1514010 - Legal services							0
General Journal	10/1/2024	607R Straley Robin Vericker	Reverse of GJE 607 -- inv # 25437	1202100 - Accrued Expenses Payable		976	-976
Bill	11/5/2024	25437 Straley Robin Vericker	Reference: Professional Services Rendered Through. https://clientname(FILLIN).payableslockbox.c...	1200000 - Accounts Payable	976		0
Bill	11/25/2024	25595 Straley Robin Vericker	Reference: Professional Services Rendered Through October 31, 2024. https://clientname(FILLIN)....	1200000 - Accounts Payable	2205		2205
Bill	1/14/2025	25818 Straley Robin Vericker	Reference: Professional Services Rendered Through November 30, 2024. https://clientname(FILLIN)...	1200000 - Accounts Payable	5560.5		7765.5
Bill	2/6/2025	25977 Straley Robin Vericker	Reference: For Professional Services Rendered Through December 31, 2024. https://clientname(FIL...	1200000 - Accounts Payable	4026		11791.5
Bill	2/26/2025	26050 Straley Robin Vericker	Reference: For Professional Services Rendered Through January 31, 2024. https://clientname(FILL...	1200000 - Accounts Payable	3189.5		14981
Bill	3/17/2025	26197 Straley Robin Vericker	Reference: For Professional Services Rendered Through February 28, 2025. https://clientname(FIL...	1200000 - Accounts Payable	3416		18397
Bill	4/16/2025	26356 Straley Robin Vericker	Reference: For Professional Services Rendered Through April 30, 2025. https://clientname(FILLIN...	1200000 - Accounts Payable	3347		21744
Total 1514010 - Legal services					22720	976	21744
1514011 - Legal - general							0
Total 1514011 - Legal - general							0
1520050 - GF- Prefunding Settlement							0
Total 1520050 - GF- Prefunding Settlement							0
1520090 - COI							0
Total 1520090 - COI							0
1549001 - Miscellaneous Admin.							0
Total 1549001 - Miscellaneous Admin.							0
1100000 - Administrative - Other							0
Total 1100000 - Administrative - Other							0
Total 1100000 - Administrative					156366.49	5753.83	150612.66
1130000 - Debt Service							0
2517710 - Principal 201							0
Total 2517710 - Principal 201							0
2517720 - Interest 201							0
Total 2517720 - Interest 201							0
3517705 - Assessment Collection Fee DS							0
Total 3517705 - Assessment Collection Fee DS							0
3517710 - Principal Retirement - DS 2013							0
General Journal	11/30/2024	610	11/1/2024 principal payment	4151016 - DS 2013 Sinking Fund	30000		30000
Total 3517710 - Principal Retirement - DS 2013					30000	0	30000
4517710 - Principal Retirement - DS 2019							0
Total 4517710 - Principal Retirement - DS 2019							0
1130000 - Debt Service - Other							0
Total 1130000 - Debt Service - Other							0
Total 1130000 - Debt Service					30000	0	30000
1140000 - Utility Services							0
1513014 - Website							0
Total 1513014 - Website							0
1520097 - ADA website compliance							0
Bill	10/9/2024	INV-11499 ADA Site Compliance LLC	Reference: Compliance Shield, Accessibility Policy, Technological Audit. https://clientname(FIL...	1200000 - Accounts Payable	210		210
Total 1520097 - ADA website compliance					210	0	210
1520098 - Streetlights							0
Bill	10/4/2024	100424- 0199 Tampa Electric	Reference: Summary Bill account.	1200000 - Accounts Payable	20891.09		20891.09
Bill	11/4/2024	110424- 0199 Tampa Electric	Reference: Summary Bill account.	1200000 - Accounts Payable	20888.48		41779.57
Bill	12/5/2024	120524-0199 Tampa Electric	Reference: Summary Bill account.	1200000 - Accounts Payable	20888.63		62668.2
Bill	1/7/2025	010725-0199 Tampa Electric	Reference: Summary Bill account.	1200000 - Accounts Payable	20889.61		83557.81
Credit	1/22/2025	311000020199-01/22 Tampa Electric	311000020199_Credit	1200000 - Accounts Payable		835.44	82722.37
Bill	2/5/2025	020525-0199 Tampa Electric	Reference: Summary Bill account.	1200000 - Accounts Payable	20562.97		103285.34
Bill	3/6/2025	030625-0199 Tampa Electric	Past due added-(20609.06+46.09)	1200000 - Accounts Payable	20655.15		123940.49

Bill	4/4/2025	040425-0199 Tampa Electric	Reference: Summary Bill account.	1200000 - Accounts Payable	20706.7	144647.19
Total 1520098 - Streetlights					145482.63	835.44 144647.19
1530020 - Street Lights						0
Total 1530020 - Street Lights						0
1530100 - Solid Waste Assessment						0
Total 1530100 - Solid Waste Assessment						0
1531030 - Electricity Services						0
Bill	10/4/2024	100424 - 0199 Tampa Electric	Reference: Summary Bill account.	1200000 - Accounts Payable	5310.02	5310.02
Bill	10/14/2024	10/24/9993 Tampa Electric	Reference: 12027 Cory Lake Blvd 9/10/24 - 10/8/24	1200000 - Accounts Payable	1043.49	6353.51
Bill	10/14/2024	10/24/9928 Tampa Electric	Reference: 11589 Cory Lake BL 9/10/24 - 10/8/24	1200000 - Accounts Payable	1177.72	7531.23
Bill	11/4/2024	110424 - 0199 Tampa Electric	Reference: Summary Bill account.	1200000 - Accounts Payable	4963.06	12494.29
Bill	11/13/2024	11/24/9993 Tampa Electric	Reference: 12027 Cory Lake Blvd 10/09/24 - 11/07/24	1200000 - Accounts Payable	676.32	13170.61
Bill	11/13/2024	11/24/9928 Tampa Electric	Reference: 11589 Cory Lake BL 10/09/24 - 11/07/24	1200000 - Accounts Payable	1047.36	14217.97
Bill	12/5/2024	120524 - 0199 Tampa Electric	Reference: Summary Bill account.	1200000 - Accounts Payable	4768.08	18986.05
Bill	12/13/2024	12/24/9928 Tampa Electric	Reference: 11589 Cory Lake BL 11/08/24 - 12/10/24	1200000 - Accounts Payable	1118.49	20104.54
Bill	12/13/2024	12/24/9993 Tampa Electric	Reference: 12027 Cory Lake Blvd 11/08/24 - 12/09/24	1200000 - Accounts Payable	757.55	20862.09
Bill	1/7/2025	010725 - 0199 Tampa Electric	Reference: Summary Bill account.	1200000 - Accounts Payable	5309.48	26171.57
Bill	1/15/2025	1/25/9928 Tampa Electric	Reference: 11589 Cory Lake BL December 10, 2024 - January 09, 2025	1200000 - Accounts Payable	1044.6	27216.17
Bill	1/15/2025	1/25/9993 Tampa Electric	Reference: 12027 Cory Lake Blvd December 10, 2024 - January 09, 2025	1200000 - Accounts Payable	703.2	27919.37
Bill	2/5/2025	020525 - 0199 Tampa Electric	Reference: Summary Bill account.	1200000 - Accounts Payable	5257.14	33176.51
Bill	2/13/2025	2/25/9928 Tampa Electric	Reference: 11589 Cory Lake BL January 10, 2025 - February 07, 2025	1200000 - Accounts Payable	936.64	34113.15
Bill	2/13/2025	2/25/9993 Tampa Electric	Reference: 12027 Cory Lake Blvd January 10, 2025 - February 07, 2025	1200000 - Accounts Payable	674.63	34787.78
Bill	3/6/2025	030625 - 0199 Tampa Electric	Reference: Summary Bill account.	1200000 - Accounts Payable	4648.64	39436.42
Bill	3/14/2025	3/25/9928 Tampa Electric	Reference: 11589 Cory Lake BL February 08, 2025 - March 10, 2025	1200000 - Accounts Payable	475.22	39911.64
Bill	3/14/2025	3/25/9993 Tampa Electric	Reference: 12027 Cory Lake Blvd February 08, 2025 - March 10, 2025	1200000 - Accounts Payable	590.45	40502.09
Bill	4/4/2025	040425 - 0199 Tampa Electric	Reference: Summary Bill account.	1200000 - Accounts Payable	4885.46	45387.55
Bill	4/14/2025	4/25/9928 Tampa Electric	Reference: 11589 Cory Lake BL March 11, 2025 - April 08, 2025	1200000 - Accounts Payable	189.27	45576.82
Bill	4/14/2025	4/25/9993 Tampa Electric	Reference: 12027 Cory Lake Blvd March 11, 2025 - April 08, 2025	1200000 - Accounts Payable	317.7	45894.52
Total 1531030 - Electricity Services					45894.52	0 45894.52
1531040 - Propane						0
Total 1531040 - Propane						0
1533010 - Water/Sewer Utility Services						0
Bill	10/8/2024	0805 - 10/24 City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1200000 - Accounts Payable	295.71	295.71
Bill	10/8/2024	0806 - 10/24 City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1200000 - Accounts Payable	94.76	390.47
Bill	10/8/2024	0808 - 10/24 City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1200000 - Accounts Payable	79.89	470.36
Bill	10/8/2024	0809 - 10/24 City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1200000 - Accounts Payable	103.1	573.46
Bill	10/8/2024	0810 - 10/24 City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1200000 - Accounts Payable	290.54	864
Bill	10/8/2024	10/24/9588 City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1200000 - Accounts Payable	907.16	1771.16
Bill	10/8/2024	10/24/9589 City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1200000 - Accounts Payable	17.67	1788.83
Bill	10/8/2024	10/24/9590 City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1200000 - Accounts Payable	49.2	1838.03
Bill	10/8/2024	10/24/9591 City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1200000 - Accounts Payable	26.11	1864.14
Bill	10/8/2024	10/24/9592 City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1200000 - Accounts Payable	8.06	1872.2
Bill	10/8/2024	10/24/9593 City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1200000 - Accounts Payable	83.8	1956
Bill	10/8/2024	10/24/9594 City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1200000 - Accounts Payable	198.62	2154.62
Bill	10/8/2024	10/24/9595 City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1200000 - Accounts Payable	27.96	2182.58
Bill	10/8/2024	10/24/9596 City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1200000 - Accounts Payable	127.21	2309.79
Bill	10/8/2024	10/24/9597 City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1200000 - Accounts Payable	12.6	2322.39
Bill	10/8/2024	10/24/9598 City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1200000 - Accounts Payable	8.06	2330.45
Bill	10/8/2024	10/24/9599 City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1200000 - Accounts Payable	8.06	2338.51
Bill	11/8/2024	11/24/9589 City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1200000 - Accounts Payable	152.35	2490.86
Bill	11/8/2024	11/24/9590 City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1200000 - Accounts Payable	59.71	2550.57
Bill	11/8/2024	11/24/9592 City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1200000 - Accounts Payable	68.38	2618.95
Bill	11/8/2024	11/24/9593 City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1200000 - Accounts Payable	64.04	2682.99
Bill	11/8/2024	11/24/9594 City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1200000 - Accounts Payable	103.05	2786.04
Bill	11/8/2024	11/24/9595 City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1200000 - Accounts Payable	68.38	2854.42
Bill	11/8/2024	11/24/9596 City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1200000 - Accounts Payable	461.76	3316.18
Bill	11/8/2024	11/24/9597 City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1200000 - Accounts Payable	12.03	3328.21
Bill	11/8/2024	11/24/9598 City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1200000 - Accounts Payable	47.34	3375.55
Bill	11/8/2024	11/24/9599 City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1200000 - Accounts Payable	18.85	3394.4
Bill	11/8/2024	0805 - 11/24 City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1200000 - Accounts Payable	256.1	3650.5
Bill	11/8/2024	0806 - 11/24 City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1200000 - Accounts Payable	111.78	3762.28
Bill	11/8/2024	0808 - 11/24 City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1200000 - Accounts Payable	75.48	3837.76
Bill	11/8/2024	0809 - 11/24 City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1200000 - Accounts Payable	104.52	3942.28
Bill	11/8/2024	11/24/9588 City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1200000 - Accounts Payable	1159.89	5102.17
Bill	11/8/2024	0810 - 11/24 City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1200000 - Accounts Payable	155.34	5257.51
Bill	12/9/2024	0805 - 12/24 City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1200000 - Accounts Payable	1002.91	6260.42
Bill	12/9/2024	0806 - 12/24 City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1200000 - Accounts Payable	794.22	7054.64
Bill	12/9/2024	0808 - 12/24 City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1200000 - Accounts Payable	203.63	7258.27
Bill	12/9/2024	0809 - 12/24 City of Tampa Utilities	Reference: Water Services. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer...	1200000 - Accounts Payable	97.26	7355.53

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Bill	4/8/2025	040825-0808	City of Tampa Utilities	Reference: Water Services-Apr 2025. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1200000 - Accounts Payable	49.29	19702.84
Bill	4/8/2025	040825-0807	City of Tampa Utilities	Reference: Water Services-Apr 2025. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1200000 - Accounts Payable	30.62	19733.46
Bill	4/8/2025	040825-0806	City of Tampa Utilities	Reference: Water Services-Apr 2025. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1200000 - Accounts Payable	68.22	19801.68
Bill	4/8/2025	040825-0805	City of Tampa Utilities	Reference: Water Services-Apr 2025. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1200000 - Accounts Payable	407.31	20208.99
Bill	4/8/2025	040825-9593	City of Tampa Utilities	Reference: Water Services-Apr 2025. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1200000 - Accounts Payable	137.83	20346.82
Bill	4/8/2025	040825-9592	City of Tampa Utilities	Reference: Water Services-Apr 2025. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1200000 - Accounts Payable	55.37	20402.19
Bill	4/8/2025	040825-9590	City of Tampa Utilities	Reference: Water Services-Apr 2025. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1200000 - Accounts Payable	68.38	20470.57
Total 1533010 - Water/Sewer Utility Services						20470.57	0
1533030 - Website Maintenance							0
Total 1533030 - Website Maintenance							0
1534010 - Solid waste removal							0
Bill	10/1/2024	0084799-2206-7	WM Corp Services, Inc	Reference: Waste Management Services. https://clientname(FILLIN).payableslockbox.com/DocView/In...	1200000 - Accounts Payable	583.79	583.79
Bill	10/25/2024	0092424-2206-2	WM Corp Services, Inc	Waste Management Services	1200000 - Accounts Payable	783.79	1367.58
Bill	11/26/2024	0100222-2206-0	WM Corp Services, Inc	Reference: Waste Management Services. https://clientname(FILLIN).payableslockbox.com/DocView/In...	1200000 - Accounts Payable	783.79	2151.37
Bill	12/27/2024	0108370-2206-9	WM Corp Services, Inc	Reference: Waste Management Services. https://clientname(FILLIN).payableslockbox.com/DocView/In...	1200000 - Accounts Payable	783.79	2935.16
Bill	1/28/2025	0116249-2206-5	WM Corp Services, Inc	Reference: Waste Management Services. https://clientname(FILLIN).payableslockbox.com/DocView/In...	1200000 - Accounts Payable	783.79	3718.95
Bill	2/26/2025	0129311-2206-8	WM Corp Services, Inc	Reference: Waste Management Services. https://clientname(FILLIN).payableslockbox.com/DocView/In...	1200000 - Accounts Payable	783.79	4502.74
Bill	3/25/2025	0137111-2206-2	WM Corp Services, Inc	Reference: Waste Management Services. https://clientname(FILLIN).payableslockbox.com/DocView/In...	1200000 - Accounts Payable	783.79	5286.53
Bill	4/25/2025	0145152-2206-6	WM Corp Services, Inc	Reference: Waste Management Services-March. https://clientname(FILLIN).payableslockbox.com/DocV...	1200000 - Accounts Payable	783.79	6070.32
Total 1534010 - Solid waste removal						6070.32	0
1534020 - Sewer lift stations							0
Bill	10/31/2024	75905	Star Environmental, Inc	Monthly lift station 10/1- 10/31	1200000 - Accounts Payable	85	85
Bill	10/31/2024	75937	Star Environmental, Inc	Monthly lift station 10/1- 10/31	1200000 - Accounts Payable	85	170
Bill	11/30/2024	76365	Star Environmental, Inc	Reference: Monthly lift station 11/1- 11/31. https://clientname(FILLIN).payableslockbox.com/Doc...	1200000 - Accounts Payable	85	255
Bill	11/30/2024	76333	Star Environmental, Inc	Reference: Monthly lift station 11/1- 11/31. https://clientname(FILLIN).payableslockbox.com/Doc...	1200000 - Accounts Payable	85	340
Bill	12/31/2024	76634	Star Environmental, Inc	Reference: Monthly lift station 12/1- 12/31. https://clientname(FILLIN).payableslockbox.com/Doc...	1200000 - Accounts Payable	85	425
Bill	12/31/2024	76602	Star Environmental, Inc	Reference: Monthly lift station 12/1- 12/31. https://clientname(FILLIN).payableslockbox.com/Doc...	1200000 - Accounts Payable	85	510
Bill	1/31/2025	77131	Star Environmental, Inc	Reference: Monthly lift station 01/1- 01/31. https://clientname(FILLIN).payableslockbox.com/Doc...	1200000 - Accounts Payable	85	595
Bill	1/31/2025	77162	Star Environmental, Inc	Reference: Monthly lift station 01/1- 01/31. https://clientname(FILLIN).payableslockbox.com/Doc...	1200000 - Accounts Payable	85	680
Bill	2/28/2025	77599	Star Environmental, Inc	Reference: Monthly lift station 1 Feb28,2025. https://clientname(FILLIN).payableslockbox.com/Do...	1200000 - Accounts Payable	85	765
Bill	2/28/2025	77568	Star Environmental, Inc	Reference: Monthly lift station 1 Feb28,2025. https://clientname(FILLIN).payableslockbox.com/Do...	1200000 - Accounts Payable	85	850
Bill	3/31/2025	77983	Star Environmental, Inc	Reference: Monthly lift station 1 Mar31,2025. https://clientname(FILLIN).payableslockbox.com/Do...	1200000 - Accounts Payable	85	935
Bill	3/31/2025	77952	Star Environmental, Inc	Reference: Monthly lift station 1 Mar31,2025. https://clientname(FILLIN).payableslockbox.com/Do...	1200000 - Accounts Payable	85	1020
Bill	4/30/2025	78394	Star Environmental, Inc	Reference: Monthly lift station 1 Apr30,2025. https://clientname(FILLIN).payableslockbox.com/Do...	1200000 - Accounts Payable	85	1105
Bill	4/30/2025	78425	Star Environmental, Inc	Reference: Monthly lift station 1 Apr30,2025. https://clientname(FILLIN).payableslockbox.com/Do...	1200000 - Accounts Payable	85	1190
Total 1534020 - Sewer lift stations						1190	0
1541003 - Communications-Internet, cable							0
Bill	10/4/2024	34611-MSP	CIO Technology Solutions, inc	Reference: Agreement Recurring. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceV...	1200000 - Accounts Payable	662.27	662.27
Bill	10/13/2024	20424579921	Frontier Communications	Reference: Frontier-Communication.	1200000 - Accounts Payable	195.69	857.96
Bill	10/14/2024	1.28076E+14	Charter Communications	Reference: 10441 Cory lake Dr 10/1/24- 10/14/24	1200000 - Accounts Payable	919.28	1777.24
Bill	10/29/2024	20457979621	Frontier Communications	Reference: Frontier-Communication.	1200000 - Accounts Payable	270.98	2048.22
Bill	10/29/2024	20458689851	Frontier Communications	Reference: Frontier-Communication.	1200000 - Accounts Payable	190.98	2239.2
Bill	10/29/2024	20458495621	Frontier Communications	Reference: Frontier-Communication.	1200000 - Accounts Payable	135.98	2375.18
Bill	10/29/2024	20457979361	Frontier Communications	Reference: Frontier-Communication.	1200000 - Accounts Payable	190.98	2566.16
General Journal	10/31/2024	617	Amazon.com	Oct old debit card charges by new maintenance sup	1541091 - Outside facilities maintenance	9.99	2566.17
Bill	10/31/2024	34699-MSP	CIO Technology Solutions, inc	Reference: Agreement Recurring. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceV...	1200000 - Accounts Payable	557.27	3113.44
Bill	11/4/2024	9976976821	Verizon	Reference: Monthly service 9/23- 10/22. https://clientname(FILLIN).payableslockbox.com/DocView/...	1200000 - Accounts Payable	221.37	3334.81
Bill	11/13/2024	20500893431	Frontier Communications	Reference: Frontier-Communication.	1200000 - Accounts Payable	196.56	3531.37
Bill	11/14/2024	1.28076E+14	Charter Communications	Reference: 10441 Cory lake Dr 11/14/24- 12/13/24	1200000 - Accounts Payable	919.28	4450.65
Bill	11/22/2024	9979408412	Verizon	Monthly service 9/23- 10/22	1200000 - Accounts Payable	221.37	4672.02
Bill	11/27/2024	20536643701	Frontier Communications	Reference: Frontier-Communication.	1200000 - Accounts Payable	270.98	4943
Bill	11/27/2024	20536610421	Frontier Communications	Reference: Frontier-Communication.	1200000 - Accounts Payable	190.98	5133.98
Bill	11/27/2024	20536454201	Frontier Communications	Reference: Frontier-Communication.	1200000 - Accounts Payable	135.98	5269.96
Bill	11/27/2024	20536776921	Frontier Communications	Reference: Frontier-Communication.	1200000 - Accounts Payable	190.98	5460.94
Bill	11/30/2024	34825-MSP	CIO Technology Solutions, inc	Agreement Recurring	1200000 - Accounts Payable	557.27	6018.21
Bill	12/13/2024	20581405941	Frontier Communications	Reference: Frontier-Communication.	1200000 - Accounts Payable	196.56	6214.77
Bill	12/14/2024	1.28076E+14	Charter Communications	Reference: 10441 Cory lake Dr 12/14/24- 01/13/25	1200000 - Accounts Payable	919.28	7134.05
Bill	12/22/2024	6101828258	Verizon	Reference: Monthly service 11/24- 12/22. https://clientname(FILLIN).payableslockbox.com/DocView...	1200000 - Accounts Payable	442.74	7576.79
Bill	12/27/2024	20613390001	Frontier Communications	Reference: Frontier-Communication.	1200000 - Accounts Payable	270.98	7847.77
Bill	12/27/2024	20612726701	Frontier Communications	Reference: Frontier-Communication.	1200000 - Accounts Payable	190.98	8038.75
Bill	12/27/2024	20610933311	Frontier Communications	Reference: Frontier-Communication.	1200000 - Accounts Payable	135.98	8174.73
Bill	12/27/2024	20612864731	Frontier Communications	Reference: Frontier-Communication.	1200000 - Accounts Payable	190.98	8365.71
Bill	12/31/2024	34985-MSP	CIO Technology Solutions, inc	Reference: Agreement Recurring: Cory Lake. https://clientname(FILLIN).payableslockbox.com/DocVi...	1200000 - Accounts Payable	557.27	8922.98
Bill	1/14/2025	20660703001	Frontier Communications	Reference: Frontier-Communication.	1200000 - Accounts Payable	196.56	9119.54
Bill	1/14/2025	1.28076E+14	Charter Communications	Reference: 10441 Cory lake Dr 01/14/25- 02/13/25	1200000 - Accounts Payable	918.74	10038.28
Bill	1/19/2025	011925-01-5	Frontier Communications	Reference: Internet service. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceView...	1200000 - Accounts Payable	196.89	10235.17
Bill	1/28/2025	20695670501	Frontier Communications	Reference: Frontier-Communication.	1200000 - Accounts Payable	270.98	10506.15
Bill	1/28/2025	20696362631	Frontier Communications	Reference: Frontier-Communication.	1200000 - Accounts Payable	190.98	10697.13
Bill	1/28/2025	20693341311	Frontier Communications	Reference: Frontier-Communication.	1200000 - Accounts Payable	135.98	10833.11

Bill	1/28/2025	20695819431	Frontier Communications	Reference: Frontier-Communication.	1200000 - Accounts Payable	190.98	11024.09	
Bill	1/31/2025	35073-MSP	CIO Technology Solutions, inc	Reference: Agreement Recurring. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceV...	1200000 - Accounts Payable	561.36	11585.45	
Bill	2/14/2025	1.28076E+14	Charter Communications	Reference: 10441 Cory lake Dr 02/14/25- 03/14/25	1200000 - Accounts Payable	918.74	12504.19	
Bill	2/22/2025	6106718157	Verizon	Reference: Monthly service 1/23/25- 2/22/25. https://clientname(FILLIN).payableslockbox.com/Doc...	1200000 - Accounts Payable	221.69	12725.88	
Bill	2/27/2025	20777223681	Frontier Communications	Reference: Frontier-Communication.	1200000 - Accounts Payable	270.98	12996.86	
Bill	2/27/2025	20777992131	Frontier Communications	Reference: Frontier-Communication.	1200000 - Accounts Payable	190.98	13187.84	
Bill	2/27/2025	20777997421	Frontier Communications	Reference: Frontier-Communication.	1200000 - Accounts Payable	135.98	13323.82	
Bill	2/27/2025	20777222671	Frontier Communications	Reference: Frontier-Communication.	1200000 - Accounts Payable	190.98	13514.8	
Bill	3/14/2025	1.28076E+14	Charter Communications	Reference: 10441 Cory lake Dr 03/14/25 - 04/13/25	1200000 - Accounts Payable	918.74	14433.54	
Bill	3/17/2025	20827429851	Frontier Communications	Reference: Frontier-Communication.	1200000 - Accounts Payable	196.89	14630.43	
Bill	3/22/2025	6109204158	Verizon	Reference: Monthly service 2/23/25- 3/22/25. https://clientname(FILLIN).payableslockbox.com/Doc...	1200000 - Accounts Payable	221.53	14851.96	
Bill	3/27/2025	20855853611	Frontier Communications	Reference: Frontier-Communication.	1200000 - Accounts Payable	270.98	15122.94	
Bill	3/27/2025	20855517131	Frontier Communications	Reference: Frontier-Communication.	1200000 - Accounts Payable	190.98	15313.92	
Bill	3/27/2025	20855517221	Frontier Communications	Reference: Frontier-Communication.	1200000 - Accounts Payable	135.98	15449.9	
Bill	3/27/2025	20855853771	Frontier Communications	Reference: Frontier-Communication.	1200000 - Accounts Payable	190.98	15640.88	
Bill	3/31/2025	35378-MSP	CIO Technology Solutions, inc	Reference: Agreement Recurring. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceV...	1200000 - Accounts Payable	557.27	16198.15	
Bill	4/14/2025	1.28076E+14	Charter Communications	Reference: 10441 Cory lake Dr 04/14/25 - 05/13/25	1200000 - Accounts Payable	928.58	17126.73	
Bill	4/15/2025	20906316141	Frontier Communications	Reference: Frontier-Communication.	1200000 - Accounts Payable	196.89	17323.62	
Bill	4/22/2025	6111698101	Verizon	Reference: Monthly service 3/23/25- 4/22/25. https://clientname(FILLIN).payableslockbox.com/Doc...	1200000 - Accounts Payable	221.46	17545.08	
Bill	4/29/2025	20940763891	Frontier Communications	Reference: Frontier-Communication.	1200000 - Accounts Payable	270.98	17816.06	
Bill	4/29/2025	20941366881	Frontier Communications	Reference: Frontier-Communication.	1200000 - Accounts Payable	190.98	18007.04	
Bill	4/29/2025	20941422061	Frontier Communications	Reference: Frontier-Communication.	1200000 - Accounts Payable	135.98	18143.02	
Bill	4/29/2025	20941241261	Frontier Communications	Reference: Frontier-Communication.	1200000 - Accounts Payable	190.98	18334	
Total 1541003 - Communications-Internet, cable						18343.99	9.99	18334
1140000 - Utility Services - Other								0
Total 1140000 - Utility Services - Other								0
Total 1140000 - Utility Services						237662.03	845.43	236816.6
1150000 - Security Operations - FHP								0
1521005 - Rover Security Services								0
Bill	10/1/2024	3	JCS Investigations	Security at cross creek, morris bridge gate and pool guard	1200000 - Accounts Payable	7200		7200
General Journal	10/1/2024	605R		JCS investigations invoice #3. Sept 24 services	1521010 - Security staffing contract svcs		7200	0
Total 1521005 - Rover Security Services						7200	7200	0
1521010 - Security staffing contract svcs								0
Bill	10/1/2024	3	JCS Investigations	Sept services - MG	1200000 - Accounts Payable	30240		30240
General Journal	10/1/2024	605R		Reverse of GJE 605 -- JCS investigations invoice #3. Sept 24 services	-SPLIT-		30240	0
Bill	11/1/2024	4	JCS Investigations	Reference: Security at cross creek, morris bridge gate and pool guard. Bill does not specify po...	1200000 - Accounts Payable	38520		38520
Bill	12/1/2024	5	JCS Investigations	Reference: Security at cross creek, morris bridge gate and pool guard. Bill does not specify po...	1200000 - Accounts Payable	32640		71160
Bill	1/1/2025	6	JCS Investigations	Reference: Security at cross creek, morris bridge gate and pool guard. Bill does not specify po...	1200000 - Accounts Payable	34080		105240
Bill	2/1/2025	7	JCS Investigations	Reference: Security at cross creek, morris bridge gate and pool guard. Bill does not specify po...	1200000 - Accounts Payable	34320		139560
Bill	3/1/2025	8	JCS Investigations	Reference: Security at cross creek, morris bridge gate and pool guard-March. Bill does not speci...	1200000 - Accounts Payable	39360		178920
Bill	4/1/2025	9	JCS Investigations	Reference: Security at cross creek, morris bridge gate and pool guard. Bill does not specify p...	1200000 - Accounts Payable	40800		219720
Total 1521010 - Security staffing contract svcs						249960	30240	219720
1521011 - Summer time pool guard								0
Total 1521011 - Summer time pool guard								0
1521020 - Security Services-Other								0
Total 1521020 - Security Services-Other								0
1521025 - Security Maintenance								0
Total 1521025 - Security Maintenance								0
1521026 - Security-Contractual Maintenanc								0
Total 1521026 - Security-Contractual Maintenanc								0
1521027 - Security Equipment								0
Total 1521027 - Security Equipment								0
1521029 - Contractual virtual guard								0
Bill	10/1/2024	746423	Envera Systems	Entrance #1	1200000 - Accounts Payable	3340		3340
Bill	10/22/2024	83854	Access Central Inc	Reference: 300 Barcodes FC8 starting at 17101 at Beach Club. https://clientname(FILLIN).payable...	1200000 - Accounts Payable	2135.2		5475.2
General Journal	10/31/2024	603		Envera invoice 745255 10/1/2024-12/31/2024	1155000 - Prepaid Expenses	607		6082.2
General Journal	10/31/2024	603		Envera invoice 745256 10/1/2024-12/31/2024	1155000 - Prepaid Expenses	375		6457.2
General Journal	10/31/2024	603		Envera invoice 745254 10/1/2024-12/31/2024	1155000 - Prepaid Expenses	575		7032.2
Bill	11/1/2024	747521	Envera Systems	Entrance #1	1200000 - Accounts Payable	3340		10372.2
General Journal	11/30/2024	603		Envera invoice 745255 10/1/2024-12/31/2024	1155000 - Prepaid Expenses	607		10979.2
General Journal	11/30/2024	603		Envera invoice 745256 10/1/2024-12/31/2024	1155000 - Prepaid Expenses	375		11354.2
General Journal	11/30/2024	603		Envera invoice 745254 10/1/2024-12/31/2024	1155000 - Prepaid Expenses	575		11929.2
Bill	12/2/2024	748625	Envera Systems	Reference: Active video monitoring,service and maintenance. https://clientname(FILLIN).payables...	1200000 - Accounts Payable	1821		13750.2
Bill	12/2/2024	748626	Envera Systems	Reference: Video Pulls ,service and maintenance. https://clientname(FILLIN).payableslockbox.com...	1200000 - Accounts Payable	1125		14875.2
Bill	12/2/2024	748624	Envera Systems	Reference: Active video Monetoring ,service maintenance. https://clientname(FILLIN).payablesloc...	1200000 - Accounts Payable	1725		16600.2
Bill	12/2/2024	748623	Envera Systems	Reference: Entrance #1. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer.as...	1200000 - Accounts Payable	3340		19940.2
General Journal	12/31/2024	603		Envera invoice 745255 10/1/2024-12/31/2024	1155000 - Prepaid Expenses	607		20547.2
General Journal	12/31/2024	603		Envera invoice 745256 10/1/2024-12/31/2024	1155000 - Prepaid Expenses	375		20922.2
General Journal	12/31/2024	603		Envera invoice 745254 10/1/2024-12/31/2024	1155000 - Prepaid Expenses	575		21497.2

Bill	1/2/2025	749806	Envera Systems	Reference: Entrance#1. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer.asp...	1200000 - Accounts Payable	3340		24837.2
General Journal	1/31/2025	603		Envera invoice 748625 1/1/2025-3/31/2025	1155000 - Prepaid Expenses		1214	23623.2
General Journal	1/31/2025	603		Envera invoice 748626 1/1/2025-3/31/2025	1155000 - Prepaid Expenses		750	22873.2
General Journal	1/31/2025	603		Envera invoice 748624 1/1/2025-3/31/2025	1155000 - Prepaid Expenses		1150	21723.2
Bill	2/3/2025	750934	Envera Systems	Reference: Gate Access Entrance#1. https://clientname(FILLIN).payableslockbox.com/DocView/Invoi...	1200000 - Accounts Payable	3340		25063.2
Bill	2/18/2025	751819	Envera Systems	Reference: Entrance#1. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer.asp...	1200000 - Accounts Payable	101.67		25164.87
General Journal	2/28/2025	603		Envera invoice 748625 1/1/2025-3/31/2025	1155000 - Prepaid Expenses	607		25771.87
General Journal	2/28/2025	603		Envera invoice 748626 1/1/2025-3/31/2025	1155000 - Prepaid Expenses	375		26146.87
General Journal	2/28/2025	603		Envera invoice 748624 1/1/2025-3/31/2025	1155000 - Prepaid Expenses	575		26721.87
Bill	3/15/2025	752361	Envera Systems	Reference: Video pulls 4/1/25 to 6/30/25 https://clientname(FILLIN).payableslockbox.com/DocView...	1200000 - Accounts Payable	1125		27846.87
Bill	3/15/2025	752359	Envera Systems	Reference: Video monitoring 4/1/2025 to 6/30/2025. https://clientname(FILLIN).payableslockbox.c...	1200000 - Accounts Payable	1725		29571.87
Bill	3/15/2025	752358	Envera Systems	Reference: Gate Access Entrance#1. 4/1/25 to 6/30/25 https://clientname(FILLIN).payableslockbox...	1200000 - Accounts Payable	284.45		29856.32
General Journal	3/31/2025	603		Envera invoice 748625 1/1/2025-3/31/2025	1155000 - Prepaid Expenses	607		30463.32
General Journal	3/31/2025	603		Envera invoice 748626 1/1/2025-3/31/2025	1155000 - Prepaid Expenses	375		30838.32
General Journal	3/31/2025	603		Envera invoice 748624 1/1/2025-3/31/2025	1155000 - Prepaid Expenses	575		31413.32
Bill	4/24/2025	754058	Envera Systems	Reference: Gate Access Entrance#1. https://clientname(FILLIN).payableslockbox.com/DocView/Invoi...	1200000 - Accounts Payable	3390		34803.32
General Journal	4/30/2025	603		Envera invoice 752538 4/1/25-6/30/25	1155000 - Prepaid Expenses		189.63	34613.69
General Journal	4/30/2025	603		Envera invoice 752539 4/1/25-6/30/25	1155000 - Prepaid Expenses		1150	33463.69
General Journal	4/30/2025	603		Envera invoice 752361 4/1/25-6/30/25	1155000 - Prepaid Expenses		750	32713.69
Total 1521029 - Contractual virtual guard						37917.32	5203.63	32713.69
1521030 - Off duty policing								0
Total 1521030 - Off duty policing								0
1521051 - Security Camera Monitoring								0
Total 1521051 - Security Camera Monitoring								0
1150000 - Security Operations - FHP - Other								0
Total 1150000 - Security Operations - FHP - Other								0
Total 1150000 - Security Operations - FHP						295077.32	42643.63	252433.69
1150002 - Stormwater Control								0
Total 1150002 - Stormwater Control								0
1160000 - Field office administration								0
1513012 - Field manager								0
Bill	10/11/2024	101124PR	ADP.	joe oreilly	1200000 - Accounts Payable	2384.62		2384.62
Bill	10/25/2024	102524PR	ADP.	joe oreilly	1200000 - Accounts Payable	2384.62		4769.24
Bill	11/8/2024	110824PR	ADP.	joe oreilly	1200000 - Accounts Payable	2384.62		7153.86
Bill	11/8/2024	110824PR	ADP.	joe oreilly	1200000 - Accounts Payable	0		7153.86
Bill	11/22/2024	112224PR	ADP.	joe oreilly	1200000 - Accounts Payable	2384.62		9538.48
Bill	12/6/2024	120624PR	ADP.	joe oreilly	1200000 - Accounts Payable	2384.62		11923.1
Bill	12/20/2024	122024PR	ADP.	joe oreilly	1200000 - Accounts Payable	2384.62		14307.72
Bill	1/3/2025	010325PR	ADP.	joe oreilly	1200000 - Accounts Payable	2384.62		16692.34
Bill	1/17/2025	011725PR	ADP.	joe oreilly	1200000 - Accounts Payable	2384.62		19076.96
Bill	1/31/2025	013125PR	ADP.	joe oreilly	1200000 - Accounts Payable	2384.62		21461.58
Bill	2/14/2025	21425	ADP.	joe oreilly	1200000 - Accounts Payable	2384.62		23846.2
Bill	2/14/2025	21425	ADP.	Joe Oreilly/Dominique Green Stipends	1200000 - Accounts Payable	500		24346.2
Bill	2/28/2025	022825PR	ADP.	joe oreilly	1200000 - Accounts Payable	2146.32		26492.52
Bill	3/14/2025	031425PR	ADP.	joe oreilly	1200000 - Accounts Payable	0		26492.52
Bill	3/21/2025	102	JCS Investigations	Reference: Facilities and Admin Contract Labor-02.28.25-03.21.25. https://clientname(FILLIN).pa...	1200000 - Accounts Payable	2868.3		29360.82
Bill	4/6/2025	103	JCS Investigations	Reference: CDD Facilities and Administration-03.22.25-04.11.25. https://clientname(FILLIN).paya...	1200000 - Accounts Payable	2868.3		32229.12
Bill	4/23/2025	104	JCS Investigations	Reference: CDD Facilities and Administration-April. https://clientname(FILLIN).payableslockbox....	1200000 - Accounts Payable	2868.3		35097.42
Total 1513012 - Field manager						35097.42	0	35097.42
1513013 - Assistant field manager								0
Bill	3/21/2025	102	JCS Investigations	Reference: Facilities and Admin Contract Labor-02.28.25-03.21.25. https://clientname(FILLIN).pa...	1200000 - Accounts Payable	1198.16		1198.16
Bill	4/6/2025	103	JCS Investigations	Reference: CDD Facilities and Administration-03.22.25-04.11.25. https://clientname(FILLIN).paya...	1200000 - Accounts Payable	1198.16		2396.32
Bill	4/23/2025	104	JCS Investigations	Reference: CDD Facilities and Administration-April. https://clientname(FILLIN).payableslockbox....	1200000 - Accounts Payable	1198.16		3594.48
Total 1513013 - Assistant field manager						3594.48	0	3594.48
1513015 - Assistant Office Administrator								0
Total 1513015 - Assistant Office Administrator								0
1513016 - Office administrator								0
Bill	10/11/2024	101124PR	ADP.	dominique	1200000 - Accounts Payable	2438.23		2438.23
Bill	10/11/2024	101124PR	ADP.	Dominique Green Stipends	1200000 - Accounts Payable	500		2938.23
Bill	10/11/2024	101124PR	ADP.	10/11/24 PR	1200000 - Accounts Payable			2938.23
Bill	10/25/2024	102524PR	ADP.	dominique	1200000 - Accounts Payable	2438.23		5376.46
Bill	10/25/2024	102524PR	ADP.	Dominique Green Stipends	1200000 - Accounts Payable	0		5376.46
Bill	10/25/2024	102524PR	ADP.	10/25/24 PR	1200000 - Accounts Payable			5376.46
Bill	11/8/2024	110824PR	ADP.	dominique	1200000 - Accounts Payable	2438.23		7814.69
Bill	11/8/2024	110824PR	ADP.	Dominique Green Stipends	1200000 - Accounts Payable	500		8314.69
Bill	11/8/2024	110824PR	ADP.	11/08/24 pr	1200000 - Accounts Payable			8314.69
Bill	11/8/2024	110824PR	ADP.	dominique	1200000 - Accounts Payable	0		8314.69
Bill	11/8/2024	110824PR	ADP.	Dominique Green Stipends	1200000 - Accounts Payable	0		8314.69
Bill	11/8/2024	110824PR	ADP.	VOID: 110824PR	1200000 - Accounts Payable	0		8314.69

Bill	11/22/2024	112224PR ADP.	dominique	1200000 - Accounts Payable	2438.23	10752.92
Bill	11/22/2024	112224PR ADP.	Dominique Green Stipends	1200000 - Accounts Payable	0	10752.92
Bill	11/22/2024	112224PR ADP.		11/22/2024 1200000 - Accounts Payable		10752.92
Bill	12/6/2024	120624PR ADP.	dominique	1200000 - Accounts Payable	2438.23	13191.15
Bill	12/6/2024	120624PR ADP.	Dominique Green Stipends	1200000 - Accounts Payable	500	13691.15
Bill	12/6/2024	120624PR ADP.	12-6-24 pr	1200000 - Accounts Payable		13691.15
Bill	12/20/2024	122024PR ADP.	dominique	1200000 - Accounts Payable	2438.23	16129.38
Bill	12/20/2024	122024PR ADP.	Dominique Green Stipends	1200000 - Accounts Payable	0	16129.38
Bill	12/20/2024	122024PR ADP.	12-20-24 pr	1200000 - Accounts Payable		16129.38
Bill	1/3/2025	010325PR ADP.	dominique	1200000 - Accounts Payable	2438.23	18567.61
Bill	1/3/2025	010325PR ADP.	Dominique Green Stipends	1200000 - Accounts Payable	500	19067.61
Bill	1/3/2025	010325PR ADP.	01/-03-25 pr	1200000 - Accounts Payable		19067.61
Bill	1/17/2025	011725PR ADP.	dominique	1200000 - Accounts Payable	2438.23	21505.84
Bill	1/17/2025	011725PR ADP.	Joe Oreilly	1200000 - Accounts Payable	500	22005.84
Bill	1/17/2025	011725PR ADP.	01-17-25 pr	1200000 - Accounts Payable		22005.84
Bill	1/31/2025	013125PR ADP.	dominique	1200000 - Accounts Payable	2438.23	24444.07
Bill	1/31/2025	013125PR ADP.	Joe Oreilly/Dominique Green	1200000 - Accounts Payable	1000	25444.07
Bill	1/31/2025	013125PR ADP.	01-31-25 pr	1200000 - Accounts Payable		25444.07
Bill	2/14/2025	21425 ADP.	dominique	1200000 - Accounts Payable	2438.23	27882.3
Bill	2/14/2025	21425 ADP.	02-14-25 pr	1200000 - Accounts Payable	500	28382.3
Bill	2/28/2025	022825PR ADP.	dominique	1200000 - Accounts Payable	2194.56	30576.86
Bill	2/28/2025	022825PR ADP.	02-28-25 pr	1200000 - Accounts Payable		30576.86
Bill	3/7/2025	101 JCS Investigations	Reference: Facilities and Admin Contract Labor-02.25.25-03.07.25. https://clientname(FILLIN).pa...	1200000 - Accounts Payable	5923.08	36499.94
Bill	3/14/2025	031425PR ADP.	dominique	1200000 - Accounts Payable	0	36499.94
Bill	3/14/2025	031425PR ADP.	03-14-25 PR	1200000 - Accounts Payable		36499.94
Bill	3/21/2025	102 JCS Investigations	Reference: Facilities and Admin Contract Labor-02.28.25-03.21.25. https://clientname(FILLIN).pa...	1200000 - Accounts Payable	2505.22	39005.16
Bill	4/6/2025	103 JCS Investigations	Reference: CDD Facilities and Administration-03.22.25-04.11.25. https://clientname(FILLIN).paya...	1200000 - Accounts Payable	2505.22	41510.38
Bill	4/23/2025	104 JCS Investigations	Reference: CDD Facilities and Administration-April. https://clientname(FILLIN).payableslockbox....	1200000 - Accounts Payable	2505.22	44015.6
Total 1513016 - Office administrator					44015.6	0
1513017 - Payroll taxes						0
Bill	10/11/2024	101124PR ADP.	employer tax	1200000 - Accounts Payable	473.78	473.78
Bill	10/25/2024	102524PR ADP.	employer tax	1200000 - Accounts Payable	428.38	902.16
Bill	11/8/2024	110824PR ADP.	employer tax	1200000 - Accounts Payable	498.88	1401.04
Bill	11/8/2024	110824PR ADP.	employer tax	1200000 - Accounts Payable	0	1401.04
Bill	11/22/2024	112224PR ADP.	employer tax	1200000 - Accounts Payable	429.43	1830.47
Bill	12/6/2024	120624PR ADP.	employer tax	1200000 - Accounts Payable	470.19	2300.66
Bill	12/20/2024	122024PR ADP.	employer tax	1200000 - Accounts Payable	440.88	2741.54
Bill	1/3/2025	010325PR ADP.	employer tax	1200000 - Accounts Payable	479.1	3220.64
Bill	1/17/2025	011725PR ADP.	employer tax	1200000 - Accounts Payable	460.25	3680.89
Bill	1/31/2025	013125PR ADP.	employer tax	1200000 - Accounts Payable	496.76	4177.65
Bill	2/14/2025	21425 ADP.	employer tax	1200000 - Accounts Payable	504.31	4681.96
Bill	2/28/2025	022825PR ADP.	employer tax	1200000 - Accounts Payable	365.12	5047.08
Bill	3/14/2025	031425PR ADP.	employer tax	1200000 - Accounts Payable	35.8	5082.88
Total 1513017 - Payroll taxes					5082.88	0
1513018 - U.C. tax						0
Total 1513018 - U.C. tax						0
1513026 - Special Residential Mailing						0
Total 1513026 - Special Residential Mailing						0
1513331 - Pool & beach club attendants						0
Bill	10/11/2024	101124PR ADP.	candice chukes	1200000 - Accounts Payable	211.2	211.2
Bill	10/11/2024	101124PR ADP.	Joshua Brandt	1200000 - Accounts Payable	0	211.2
Bill	10/11/2024	101124PR ADP.	Destiny Diez	1200000 - Accounts Payable	366	577.2
Bill	10/11/2024	101124PR ADP.	Abigail Sabella	1200000 - Accounts Payable	293.16	870.36
Bill	10/11/2024	101124PR ADP.	Evan Wilson	1200000 - Accounts Payable	0	870.36
Bill	10/25/2024	102524PR ADP.	candice chukes	1200000 - Accounts Payable	76.56	946.92
Bill	10/25/2024	102524PR ADP.	Sussana Romo-Delgado	1200000 - Accounts Payable	189.96	1136.88
Bill	10/25/2024	102524PR ADP.	Destiny Diez	1200000 - Accounts Payable	154.56	1291.44
Bill	10/25/2024	102524PR ADP.	Abigail Sabella	1200000 - Accounts Payable	341.72	1633.16
Bill	10/25/2024	102524PR ADP.	Evan Wilson	1200000 - Accounts Payable	0	1633.16
Bill	11/8/2024	110824PR ADP.	candice chukes	1200000 - Accounts Payable	180	1813.16
Bill	11/8/2024	110824PR ADP.	Sussana Romo-Delgado	1200000 - Accounts Payable	566.28	2379.44
Bill	11/8/2024	110824PR ADP.	Destiny Diez	1200000 - Accounts Payable	0	2379.44
Bill	11/8/2024	110824PR ADP.	Abigail Sabella	1200000 - Accounts Payable	452.28	2831.72
Bill	11/8/2024	110824PR ADP.	Evan Wilson	1200000 - Accounts Payable	0	2831.72
Bill	11/8/2024	110824PR ADP.	candice chukes	1200000 - Accounts Payable	0	2831.72
Bill	11/8/2024	110824PR ADP.	Joshua Brandt	1200000 - Accounts Payable	0	2831.72
Bill	11/8/2024	110824PR ADP.	Sussanna	1200000 - Accounts Payable	0	2831.72
Bill	11/8/2024	110824PR ADP.	Abigail Sabella	1200000 - Accounts Payable	0	2831.72
Bill	11/8/2024	110824PR ADP.	Evan Wilson	1200000 - Accounts Payable	0	2831.72

Bill	11/22/2024	112224PR ADP.	candice chukes	1200000 - Accounts Payable	236.16	3067.88
Bill	11/22/2024	112224PR ADP.	Sussana Romo-Delgado	1200000 - Accounts Payable	345.12	3413
Bill	11/22/2024	112224PR ADP.	Destiny Diez	1200000 - Accounts Payable	0	3413
Bill	11/22/2024	112224PR ADP.	Abigail Sabella	1200000 - Accounts Payable	209.4	3622.4
Bill	11/22/2024	112224PR ADP.	Evan Wilson	1200000 - Accounts Payable	0	3622.4
Bill	12/6/2024	120624PR ADP.	candice chukes	1200000 - Accounts Payable	156.12	3778.52
Bill	12/6/2024	120624PR ADP.	Sussana Romo-Delgado	1200000 - Accounts Payable	342.36	4120.88
Bill	12/6/2024	120624PR ADP.	Destiny Diez	1200000 - Accounts Payable	0	4120.88
Bill	12/6/2024	120624PR ADP.	Abigail Sabella	1200000 - Accounts Payable	325.08	4445.96
Bill	12/6/2024	120624PR ADP.	Evan Wilson	1200000 - Accounts Payable	0	4445.96
Bill	12/20/2024	122024PR ADP.	candice chukes	1200000 - Accounts Payable	144.93	4590.89
Bill	12/20/2024	122024PR ADP.	Sussana Romo-Delgado	1200000 - Accounts Payable	419.76	5010.65
Bill	12/20/2024	122024PR ADP.	Destiny Diez	1200000 - Accounts Payable	0	5010.65
Bill	12/20/2024	122024PR ADP.	Abigail Sabella	1200000 - Accounts Payable	375.24	5385.89
Bill	12/20/2024	122024PR ADP.	Evan Wilson	1200000 - Accounts Payable	0	5385.89
Bill	1/3/2025	010325PR ADP.	candice chukes	1200000 - Accounts Payable	144.96	5530.85
Bill	1/3/2025	010325PR ADP.	Sussana Romo-Delgado	1200000 - Accounts Payable	419.76	5950.61
Bill	1/3/2025	010325PR ADP.	Destiny Diez	1200000 - Accounts Payable	0	5950.61
Bill	1/3/2025	010325PR ADP.	Abigail Sabella	1200000 - Accounts Payable	375.24	6325.85
Bill	1/3/2025	010325PR ADP.	Evan Wilson	1200000 - Accounts Payable	0	6325.85
Bill	1/17/2025	011725PR ADP.	candice chukes	1200000 - Accounts Payable	303.24	6629.09
Bill	1/17/2025	011725PR ADP.	Sussana Romo-Delgado	1200000 - Accounts Payable	162.36	6791.45
Bill	1/17/2025	011725PR ADP.	Destiny Diez	1200000 - Accounts Payable	0	6791.45
Bill	1/17/2025	011725PR ADP.	Abigail Sabella	1200000 - Accounts Payable	227.76	7019.21
Bill	1/17/2025	011725PR ADP.	Evan Wilson	1200000 - Accounts Payable	0	7019.21
Bill	1/31/2025	013125PR ADP.	candice chukes	1200000 - Accounts Payable	219.72	7238.93
Bill	1/31/2025	013125PR ADP.	Sussana Romo-Delgado	1200000 - Accounts Payable	244.68	7483.61
Bill	1/31/2025	013125PR ADP.	Destiny Diez	1200000 - Accounts Payable	0	7483.61
Bill	1/31/2025	013125PR ADP.	Abigail Sabella	1200000 - Accounts Payable	206.28	7689.89
Bill	1/31/2025	013125PR ADP.	Evan Wilson	1200000 - Accounts Payable	0	7689.89
Bill	2/14/2025	21425 ADP.	candice chukes	1200000 - Accounts Payable	243.6	7933.49
Bill	2/14/2025	21425 ADP.	Sussana Romo-Delgado	1200000 - Accounts Payable	79.2	8012.69
Bill	2/14/2025	21425 ADP.	Destiny Diez	1200000 - Accounts Payable	0	8012.69
Bill	2/14/2025	21425 ADP.	Abigail Sabella	1200000 - Accounts Payable	446.64	8459.33
Bill	2/14/2025	21425 ADP.	Evan Wilson	1200000 - Accounts Payable	0	8459.33
Bill	2/28/2025	022825PR ADP.	candice chukes	1200000 - Accounts Payable	60	8519.33
Bill	2/28/2025	022825PR ADP.	Sussana Romo-Delgado	1200000 - Accounts Payable		8519.33
Bill	2/28/2025	022825PR ADP.	Destiny Diez	1200000 - Accounts Payable	0	8519.33
Bill	2/28/2025	022825PR ADP.	Abigail Sabella	1200000 - Accounts Payable	372	8891.33
Bill	2/28/2025	022825PR ADP.	Evan Wilson	1200000 - Accounts Payable	0	8891.33
Bill	3/14/2025	031425PR ADP.	candice chukes	1200000 - Accounts Payable	216.1	9107.43
Bill	3/14/2025	031425PR ADP.	Sussana Romo-Delgado	1200000 - Accounts Payable		9107.43
Bill	3/14/2025	031425PR ADP.	Destiny Diez	1200000 - Accounts Payable	0	9107.43
Bill	3/14/2025	031425PR ADP.	Abigail Sabella	1200000 - Accounts Payable	0	9107.43
Bill	3/14/2025	031425PR ADP.	Evan Wilson	1200000 - Accounts Payable	0	9107.43
Bill	3/21/2025	102 JCS Investigations	Reference: Facilities and Admin Contract Labor-02.28.25-03.21.25. https://clientname(FILLIN).pa...	1200000 - Accounts Payable	907.92	10015.35
Bill	4/6/2025	103 JCS Investigations	Reference: CDD Facilities and Administration-03.22.25-04.11.25. https://clientname(FILLIN).paya...	1200000 - Accounts Payable	907.92	10923.27
Bill	4/23/2025	104 JCS Investigations	Reference: CDD Facilities and Administration-April. https://clientname(FILLIN).payableslockbox....	1200000 - Accounts Payable	907.92	11831.19
Total 1513331 - Pool & beach club attendants					11831.19	0
1513341 - Community Events Coordinator						0
Total 1513341 - Community Events Coordinator						0
1541020 - Guard office equipment						0
Total 1541020 - Guard office equipment						0
1541021 - Guard office supplies						0
Bill	10/23/2024	9231017430 HD Supply Facilities Maintenance, LTD	Reference: 28"Bright Orange PVC Traffic Cone-CN handling fees. https://clientname(FILLIN).paya...	1200000 - Accounts Payable	126.88	126.88
Bill	10/25/2024	9231100531 HD Supply Facilities Maintenance, LTD	Reference: 28"Bright Orange PVC Traffic Cone-CN handling fees. https://clientname(FILLIN).paya...	1200000 - Accounts Payable	44.59	171.47
Total 1541021 - Guard office supplies					171.47	0
1541040 - Seasonal decorations						0
General Journal	10/1/2024	604R Illuminations Holiday Lighting	Illuminations Holiday Decorations Invoice # 32924-FY25 expense not paid by 9/30	1200000 - Accounts Payable	29475	29475
Bill	1/7/2025	321225 Illuminations Holiday Lighting	Reference: Christmas Lighting Invoice for Cory Lake Isles. https://clientname(FILLIN).payablesl...	1200000 - Accounts Payable	29475	58950
Total 1541040 - Seasonal decorations					58950	0
1541041 - Beach club office equipment						0
Bill	10/8/2024	540569522 US Bank Equipment Finance	Contract payment-	1200000 - Accounts Payable	26.02	26.02
Bill	10/16/2024	839320 Boring Inc	Konica/ C258	1200000 - Accounts Payable	210.86	236.88
General Journal	10/31/2024	618 IONOS	October debit card purchases	1511117 - Payroll Services Fee	12.99	249.87
General Journal	10/31/2024	618 Google Play	October debit card purchases	1511117 - Payroll Services Fee	0.49	250.36
General Journal	10/31/2024	618 Constant Contacts	October debit card purchases	1511117 - Payroll Services Fee	52	302.36
Bill	11/17/2024	542686860 U.S. BANK	Reference: Contract payment. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceView...	1200000 - Accounts Payable	147.56	449.92
Bill	11/18/2024	843457 Boring Inc	Reference: Konica/ C258-11/24. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceVi...	1200000 - Accounts Payable	68.18	518.1

General Journal	11/30/2024	608	Constant Contacts	November debit card transactions	1539050 - Recreation equipment M&R	52	570.1
General Journal	11/30/2024	608	Google Play	November debit card transactions	1539050 - Recreation equipment M&R	1.99	572.09
General Journal	11/30/2024	608	IONOS	November debit card transactions	1539050 - Recreation equipment M&R	12.99	585.08
Bill	12/16/2024	846313	Boring Inc	Reference: Konica/ C258-12/24. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceVi...	1200000 - Accounts Payable	68.18	653.26
Bill	12/18/2024	544928872	U.S. BANK	Reference: Contract payment-Prop Damage surcharge. https://clientname(FILLIN).payableslockbox.c...	1200000 - Accounts Payable	415.92	1069.18
Bill	12/30/2024	9232883860	HD Supply Facilities Maintenance, LTD	Reference: Jumbo 2-Ply recycled toilet paper. https://clientname(FILLIN).payableslockbox.com/Do...	1200000 - Accounts Payable	123.27	1192.45
General Journal	12/31/2024	617	IONOS	Dec Debit card transactions	1511117 - Payroll Services Fee	12.99	1205.44
General Journal	12/31/2024	617	Google Play	Dec Debit card transactions	1511117 - Payroll Services Fee	1.99	1207.43
General Journal	12/31/2024	617	Constant Contacts	Dec Debit card transactions	1511117 - Payroll Services Fee	52	1259.43
Bill	1/7/2025	9233047966/CM3588575	HD Supply Facilities Maintenance, LTD	Reference: Hubbell Timer 60min 8.3a 120/277v Ltalmd-CN. https://clientname(FILLIN).payableslock...	1200000 - Accounts Payable	236.88	1496.31
Bill	1/7/2025	9233047966/CM3588575	HD Supply Facilities Maintenance, LTD	Reference: Hubbell Timer 60min 8.3a 120/277v Ltalmd-CN. https://clientname(FILLIN).payableslock...	1200000 - Accounts Payable	120.04	1376.27
Bill	1/9/2025	2.02053E+11	IONOS	Reference: Contract: 71894054 - Microsoft 365 Apps for business 1 Lic.. https://clientname(FILL...	1200000 - Accounts Payable	12.99	1389.26
Bill	1/18/2025	547184903	US Bank Equipment Finance	Reference: Prop Damage surcharge. https://clientname(FILLIN).payableslockbox.com/DocView/Invoic...	1200000 - Accounts Payable	428.93	1818.19
Bill	1/20/2025	849853	Boring Inc	Reference: Konica/ C258-01/25. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceVi...	1200000 - Accounts Payable	314.99	2133.18
General Journal	1/31/2025	606	IONOS	January Debit Card	1511117 - Payroll Services Fee	12.99	2146.17
General Journal	1/31/2025	606	Google Play	January Debit Card	1511117 - Payroll Services Fee	1.99	2148.16
General Journal	1/31/2025	606	Constant Contacts	January Debit Card	1511117 - Payroll Services Fee	52	2200.16
Bill	2/9/2025	2.02054E+11	IONOS	Reference: Contract: 71894054 - Microsoft 365 Apps for business 1 Lic.. https://clientname(FILL...	1200000 - Accounts Payable	12.99	2213.15
Bill	2/17/2025	853145	Boring Inc	Reference: Konica/ C258-02/25. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceVi...	1200000 - Accounts Payable	68.18	2281.33
General Journal	2/28/2025	609	IONOS	Feb debit card transactions-Employees quit without notice and did not receive Feb expense report	1511117 - Payroll Services Fee	12.99	2294.32
General Journal	2/28/2025	609	Google Play	Feb debit card transactions-Employees quit without notice and did not receive Feb expense report	1511117 - Payroll Services Fee	1.99	2296.31
Bill	3/7/2025	9234911463	HD Supply Facilities Maintenance, LTD	Reference: Enmotion 800 roll towel. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1200000 - Accounts Payable	255.48	2551.79
Bill	3/17/2025	856632	Boring Inc	Reference: Konica/ C258-03/25. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceVi...	1200000 - Accounts Payable	68.18	2619.97
Bill	3/17/2025	9235180154	HD Supply Facilities Maintenance, LTD	Reference: Sanitizing wipes 2300 sht rolls. https://clientname(FILLIN).payableslockbox.com/DocV...	1200000 - Accounts Payable	196.39	2816.36
General Journal	3/31/2025	606		March debit card	-SPLIT-	12.99	2829.35
Bill	4/7/2025	9235820800	HD Supply Facilities Maintenance, LTD	Reference: 42 Gal 2.5 Mil Trash Bag 50/Pkg-US,55-60 Gal 6.0 Mil Trash Bag 25/Pkg-US. https://cl...	1200000 - Accounts Payable	696.92	3526.27
Bill	4/14/2025	859837	Boring Inc	Reference: Konica/ C258-04/25. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceVi...	1200000 - Accounts Payable	322.23	3848.5
Bill	4/16/2025	553719972	US Bank Equipment Finance	Reference: Contract payment-Prop Damage surcharge. https://clientname(FILLIN).payableslockbox.c...	1200000 - Accounts Payable	26.76	3875.26
Bill	4/22/2025	042225-8548	IONOS	Reference: Contract: 71894054. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceVi...	1200000 - Accounts Payable	12.99	3888.25
Total 1541041 - Beach club office equipment						4008.29	120.04
1541090 - Miscellaneous Field Expense							0
Bill	1/14/2025	9233295875	HD Supply Facilities Maintenance, LTD	Reference: Schlage elan passage lever brass. https://clientname(FILLIN).payableslockbox.com/Doc...	1200000 - Accounts Payable	66.14	66.14
Bill	1/16/2025	9233391949	HD Supply Facilities Maintenance, LTD	Reference: Husky 94-piece mechanics tool set kit. https://clientname(FILLIN).payableslockbox.c...	1200000 - Accounts Payable	78.79	144.93
General Journal	1/31/2025	606	Amazon.com	January Debit Card	1511117 - Payroll Services Fee	85.14	230.07
General Journal	1/31/2025	606	Parts Town LLC	January Debit Card	1511117 - Payroll Services Fee	213.94	444.01
General Journal	2/28/2025	609	Amazon.com	Feb debit card transactions-Employees quit without notice and did not receive Feb expense report	1511117 - Payroll Services Fee	8.62	452.63
General Journal	2/28/2025	609	Parts Town LLC	Feb debit card transactions-Employees quit without notice and did not receive Feb expense report	1511117 - Payroll Services Fee	32.8	485.43
General Journal	2/28/2025	609	Parts Town LLC	Feb debit card transactions-Employees quit without notice and did not receive Feb expense report	1511117 - Payroll Services Fee	164.01	649.44
General Journal	2/28/2025	609	McMaster-Carr	Feb debit card transactions-Employees quit without notice and did not receive Feb expense report	1511117 - Payroll Services Fee	58.93	708.37
General Journal	2/28/2025	609	Home Depot	Feb debit card transactions-Employees quit without notice and did not receive Feb expense report	1511117 - Payroll Services Fee	52.12	760.49
General Journal	2/28/2025	609	Parts Town LLC	Feb debit card transactions-Employees quit without notice and did not receive Feb expense report	1511117 - Payroll Services Fee	164.01	596.48
General Journal	2/28/2025	609	Amazon.com	Feb debit card transactions-Employees quit without notice and did not receive Feb expense report	1511117 - Payroll Services Fee	159.99	756.47
General Journal	2/28/2025	609	Amazon.com	Feb debit card transactions-Employees quit without notice and did not receive Feb expense report	1511117 - Payroll Services Fee	35.99	792.46
General Journal	2/28/2025	609	Amazon.com	Feb debit card transactions-Employees quit without notice and did not receive Feb expense report	1511117 - Payroll Services Fee	41.34	833.8
General Journal	2/28/2025	609	Home Depot	Feb debit card transactions-Employees quit without notice and did not receive Feb expense report	1511117 - Payroll Services Fee	34.03	867.83
General Journal	2/28/2025	609	Amazon.com	Feb debit card transactions-Employees quit without notice and did not receive Feb expense report	1511117 - Payroll Services Fee	9.99	877.82
General Journal	2/28/2025	609	Parts Town LLC	Feb debit card transactions-Employees quit without notice and did not receive Feb expense report	1511117 - Payroll Services Fee	164.01	713.81
General Journal	2/28/2025	609	Sherwin Williams	Feb debit card transactions-Employees quit without notice and did not receive Feb expense report	1511117 - Payroll Services Fee	72.41	786.22
General Journal	2/28/2025	609	Amazon.com	Feb debit card transactions-Employees quit without notice and did not receive Feb expense report	1511117 - Payroll Services Fee	90	876.22
General Journal	2/28/2025	609	Amazon.com	Feb debit card transactions-Employees quit without notice and did not receive Feb expense report	1511117 - Payroll Services Fee	44.55	920.77
General Journal	2/28/2025	609	Home Depot	Feb debit card transactions-Employees quit without notice and did not receive Feb expense report	1511117 - Payroll Services Fee	21.26	942.03
General Journal	2/28/2025	609	First Champ	Feb debit card transactions-Employees quit without notice and did not receive Feb expense report	1511117 - Payroll Services Fee	29.55	971.58
General Journal	2/28/2025	609	Amazon.com	Feb debit card transactions-Employees quit without notice and did not receive Feb expense report	1511117 - Payroll Services Fee	137.76	1109.34
Total 1541090 - Miscellaneous Field Expense						1437.36	328.02
1541092 - Beach club office supplies							0
General Journal	10/31/2024	617	Amazon.com	Oct old debit card charges by new maintenance sup	1541091 - Outside facilities maintenance	17.98	17.98
General Journal	10/31/2024	617	Amazon.com	Oct old debit card charges by new maintenance sup	1541091 - Outside facilities maintenance	23.28	41.26
General Journal	10/31/2024	618	Amazon.com	October debit card purchases	1511117 - Payroll Services Fee	154.49	195.75
General Journal	10/31/2024	618	Amazon.com	October debit card purchases	1511117 - Payroll Services Fee	58.49	254.24
General Journal	11/30/2024	608	Amazon.com	November debit card transactions	1539050 - Recreation equipment M&R	245.78	500.02
General Journal	11/30/2024	608	Amazon.com	November debit card transactions	1539050 - Recreation equipment M&R	10.89	510.91
General Journal	11/30/2024	608	Amazon.com	November debit card transactions	1539050 - Recreation equipment M&R	20.71	531.62
General Journal	11/30/2024	608	Publix Super Market	November debit card transactions	1539050 - Recreation equipment M&R	24.28	555.9
General Journal	11/30/2024	608	Amazon.com	November debit card transactions	1539050 - Recreation equipment M&R	18.59	574.49
General Journal	12/31/2024	617	Amazon.com	Dec Debit card transactions	1511117 - Payroll Services Fee	30.48	604.97
General Journal	12/31/2024	617	Amazon.com	Dec Debit card transactions	1511117 - Payroll Services Fee	171.67	776.64
General Journal	12/31/2024	617	Amazon.com	Dec Debit card transactions	1511117 - Payroll Services Fee	7.66	784.3
General Journal	12/31/2024	617	Amazon.com	Dec Debit card transactions	1511117 - Payroll Services Fee	36.98	821.28
General Journal	12/31/2024	617	Amazon.com	Dec Debit card transactions	1511117 - Payroll Services Fee	44.99	866.27

General Journal	12/31/2024	617	Amazon.com	Dec Debit card transactions	1511117 - Payroll Services Fee	29.55	895.82
General Journal	12/31/2024	617	Amazon.com	Dec Debit card transactions	1511117 - Payroll Services Fee	257.91	1153.73
General Journal	12/31/2024	617	Amazon.com	Dec Debit card transactions	1511117 - Payroll Services Fee	75.61	1229.34
General Journal	1/31/2025	606	Amazon.com	January Debit Card	1511117 - Payroll Services Fee	87.14	1316.48
General Journal	1/31/2025	606	Amazon.com	January Debit Card	1511117 - Payroll Services Fee	92.33	1408.81
General Journal	1/31/2025	606	Amazon.com	January Debit Card	1511117 - Payroll Services Fee	78.99	1487.8
General Journal	1/31/2025	606	Amazon.com	January Debit Card	1511117 - Payroll Services Fee	179	1666.8
General Journal	1/31/2025	606	Amazon.com	January Debit Card	1511117 - Payroll Services Fee	37.38	1704.18
General Journal	1/31/2025	606	Amazon.com	January Debit Card	1511117 - Payroll Services Fee	9.98	1714.16
General Journal	1/31/2025	606	Amazon.com	January Debit Card	1511117 - Payroll Services Fee	42.76	1756.92
General Journal	1/31/2025	606	Amazon.com	January Debit Card	1511117 - Payroll Services Fee	80.06	1836.98
General Journal	1/31/2025	606	Amazon.com	January Debit Card	1511117 - Payroll Services Fee	5.38	1842.36
General Journal	1/31/2025	606	Amazon.com	January Debit Card	1511117 - Payroll Services Fee	84.72	1927.08
General Journal	1/31/2025	606	Amazon.com	January Debit Card	1511117 - Payroll Services Fee	44.99	1972.07
General Journal	2/28/2025	609	Amazon.com	Feb debit card transactions-Employees quit without notice and did not receive Feb expense report	1511117 - Payroll Services Fee	54.53	2026.6
General Journal	2/28/2025	609	Amazon.com	Feb debit card transactions-Employees quit without notice and did not receive Feb expense report	1511117 - Payroll Services Fee	139.32	2165.92
General Journal	2/28/2025	609	Amazon.com	Feb debit card transactions-Employees quit without notice and did not receive Feb expense report	1511117 - Payroll Services Fee	10.95	2176.87
General Journal	2/28/2025	609	Amazon.com	Feb debit card transactions-Employees quit without notice and did not receive Feb expense report	1511117 - Payroll Services Fee	44.99	2221.86
General Journal	2/28/2025	609	Amazon.com	Feb debit card transactions-Employees quit without notice and did not receive Feb expense report	1511117 - Payroll Services Fee	137.14	2359
General Journal	2/28/2025	609	Constant Contacts	Feb debit card transactions-Employees quit without notice and did not receive Feb expense report	1511117 - Payroll Services Fee	52	2411
General Journal	4/3/2025	619	Constant Contacts	approved by Joe Gibson-normally paid by debit card	1001000 - Cash BU - Operating 5451	52	2463
Bill	4/14/2025	041025-	Joe Gibson	Reference: paid for district expense out of pocket. https://clientname(FILLIN).payableslockbox.com/DocView/Invoice.aspx?i=27912625&c=BREEZE&s=...	1200000 - Accounts Payable	21.37	2484.37
General Journal	4/22/2025	619	Constant Contacts	approved by Joe Gibson-normally paid by debit card	1001000 - Cash BU - Operating 5451	52	2536.37
Total 1541092 - Beach club office supplies						2536.37	0
1541094 - Beach club gym supplies							0
Bill	10/2/2024	9230318895	HD Supply Facilities Maintenance, LTD	1 ply mlt ftd papr twls,Vinyl Ele,mil Trash bag,emmotion roll towel	1200000 - Accounts Payable	327.62	327.62
Bill	10/2/2024	9230318896	HD Supply Facilities Maintenance, LTD	AA maintenance warehousebattery	1200000 - Accounts Payable	171.94	499.56
Bill	10/3/2024	9230387140	HD Supply Facilities Maintenance, LTD	Jumbo 2-ply recycled toilet paper	1200000 - Accounts Payable	82.18	581.74
Bill	10/4/2024	9230417424	HD Supply Facilities Maintenance, LTD	Gojo ltx auto soap dispenser	1200000 - Accounts Payable	80.58	662.32
Bill	10/24/2024	9231064300	HD Supply Facilities Maintenance, LTD	Gojo ltx auto soap dispenser	1200000 - Accounts Payable	41.09	703.41
Bill	10/24/2024	9231064301	HD Supply Facilities Maintenance, LTD	Gojo ltx auto soap dispenser	1200000 - Accounts Payable	196.39	899.8
Bill	10/25/2024	9231100530	HD Supply Facilities Maintenance, LTD	Gojo ltx auto soap dispenser	1200000 - Accounts Payable	470.35	1370.15
Bill	10/30/2024	9231215623	HD Supply Facilities Maintenance, LTD	Reference: PVC schedule 40 Conduit 1/2*10ft US,Rubber. https://clientname(FILLIN).payableslockbox.com/DocView/Invoice.aspx?i=27912625&c=BREEZE&s=...	1200000 - Accounts Payable	50.27	1420.42
Bill	11/1/2024	9231310406	HD Supply Facilities Maintenance, LTD	Reference: Sanitizing wet gym wipe. https://clientname(FILLIN).payableslockbox.com/DocView/Invoice.aspx?i=27912625&c=BREEZE&s=...	1200000 - Accounts Payable	196.39	1616.81
Bill	11/4/2024	9231352134	HD Supply Facilities Maintenance, LTD	Reference: Sanitizing wet gym wipe. https://clientname(FILLIN).payableslockbox.com/DocView/Invoice.aspx?i=27912625&c=BREEZE&s=...	1200000 - Accounts Payable	196.39	1813.2
Bill	11/5/2024	9231365420	HD Supply Facilities Maintenance, LTD	Reference: Fido Baggies @ Pet Waste Bag 10/Cs-CN. https://clientname(FILLIN).payableslockbox.com/DocView/Invoice.aspx?i=27912625&c=BREEZE&s=...	1200000 - Accounts Payable	419.97	2233.17
Bill	11/5/2024	9231365422	HD Supply Facilities Maintenance, LTD	Reference: PVC schedule 40 Conduit 1/2*10ft US. https://clientname(FILLIN).payableslockbox.com/DocView/Invoice.aspx?i=27912625&c=BREEZE&s=...	1200000 - Accounts Payable	13.19	2246.36
Bill	11/5/2024	9231365419	HD Supply Facilities Maintenance, LTD	Reference: 1-7/8*300 Fibatape White drywall Tape-US. https://clientname(FILLIN).payableslockbox.com/DocView/Invoice.aspx?i=27912625&c=BREEZE&s=...	1200000 - Accounts Payable	50.56	2296.92
Bill	11/5/2024	9231365418	HD Supply Facilities Maintenance, LTD	Reference: 1200 MI gojo soap foam refill 2/Cs-US. https://clientname(FILLIN).payableslockbox.com/DocView/Invoice.aspx?i=27912625&c=BREEZE&s=...	1200000 - Accounts Payable	835.67	3132.59
Bill	11/10/2024	9231554099	HD Supply Facilities Maintenance, LTD	1/2" Watertite UF Connector 14/2-12/2-CN	1200000 - Accounts Payable	22.14	3154.73
Bill	11/12/2024	9231605760	HD Supply Facilities Maintenance, LTD	Reference: keyboard tray-9140303/silver-CN. https://clientname(FILLIN).payableslockbox.com/DocView/Invoice.aspx?i=27912625&c=BREEZE&s=...	1200000 - Accounts Payable	61.98	3216.71
Bill	11/12/2024	9231605759	HD Supply Facilities Maintenance, LTD	1 QT DAP drydex Spacking wht-US	1200000 - Accounts Payable	17.79	3234.5
Bill	11/15/2024	9231734708	HD Supply Facilities Maintenance, LTD	PVC schedule 40 Conduit 1/2*10ft US	1200000 - Accounts Payable	23.19	3257.69
Bill	11/15/2024	9231734709	HD Supply Facilities Maintenance, LTD	3 Outlet Power tap with night light-CN	1200000 - Accounts Payable	21.79	3279.48
Bill	11/20/2024	9231860897	HD Supply Facilities Maintenance, LTD	Reference: Milwaukee 12" bit extension shank. https://clientname(FILLIN).payableslockbox.com/DocView/Invoice.aspx?i=27912625&c=BREEZE&s=...	1200000 - Accounts Payable	52.09	3331.57
Bill	11/20/2024	9231860895	HD Supply Facilities Maintenance, LTD	Reference: 3 Outlet Power tap with night light-CN. https://clientname(FILLIN).payableslockbox.com/DocView/Invoice.aspx?i=27912625&c=BREEZE&s=...	1200000 - Accounts Payable	11.79	3343.36
Bill	11/20/2024	9231860896	HD Supply Facilities Maintenance, LTD	Step drill bit-US	1200000 - Accounts Payable	79.99	3423.35
Bill	11/22/2024	9231956598	HD Supply Facilities Maintenance, LTD	Reference: High velocity 14"3 speed air circulator-CN. https://clientname(FILLIN).payableslockbox.com/DocView/Invoice.aspx?i=27912625&c=BREEZE&s=...	1200000 - Accounts Payable	94.99	3518.34
Bill	11/22/2024	9231956599	HD Supply Facilities Maintenance, LTD	Cmbntn C-Fold/multfid ppr twl	1200000 - Accounts Payable	65.98	3584.32
Bill	12/3/2024	9232165507	HD Supply Facilities Maintenance, LTD	Reference: korky beehive Mx plunger and hoider. https://clientname(FILLIN).payableslockbox.com/DocView/Invoice.aspx?i=27912625&c=BREEZE&s=...	1200000 - Accounts Payable	188.34	3772.66
Bill	12/5/2024	9232262017	HD Supply Facilities Maintenance, LTD	Reference: Combifold fold twl dsnpr. https://clientname(FILLIN).payableslockbox.com/DocView/Invoice.aspx?i=27912625&c=BREEZE&s=...	1200000 - Accounts Payable	112.17	3884.83
Bill	12/6/2024	9232309357	HD Supply Facilities Maintenance, LTD	Reference: Noncontact voltage tester pen. https://clientname(FILLIN).payableslockbox.com/DocView/Invoice.aspx?i=27912625&c=BREEZE&s=...	1200000 - Accounts Payable	36.32	3921.15
Bill	12/15/2024	1804313248	HD Supply Facilities Maintenance, LTD	Reference: Payment Discrepancy -Unknown. https://clientname(FILLIN).payableslockbox.com/DocView/Invoice.aspx?i=27912625&c=BREEZE&s=...	1200000 - Accounts Payable	13.19	3934.34
Bill	12/16/2024	9232566998	HD Supply Facilities Maintenance, LTD	Reference: Large- Thermostal cover,42 gal 2.5 mil trash bag. https://clientname(FILLIN).payableslockbox.com/DocView/Invoice.aspx?i=27912625&c=BREEZE&s=...	1200000 - Accounts Payable	667.22	4601.56
Bill	1/2/2025	9232926962	HD Supply Facilities Maintenance, LTD	Reference: Hubbell Timer 60 Min,Channellock,700 Vinyl Electric Tape,Milwaukee 30. https://clientname(FILLIN).payableslockbox.com/DocView/Invoice.aspx?i=27912625&c=BREEZE&s=...	1200000 - Accounts Payable	177.58	4779.14
Bill	1/7/2025	9233047965	HD Supply Facilities Maintenance, LTD	Reference: Stanley 9" V-grooved Magn.torpedo Leve-TH. https://clientname(FILLIN).payableslockbox.com/DocView/Invoice.aspx?i=27912625&c=BREEZE&s=...	1200000 - Accounts Payable	39.12	4818.26
Bill	1/7/2025	9233047964	HD Supply Facilities Maintenance, LTD	Reference: Klein 9" High-leverage Side-cut Pliers-US,Noncontact Voltage Tester Pen 50-1000vac-C... https://clientname(FILLIN).payableslockbox.com/DocView/Invoice.aspx?i=27912625&c=BREEZE&s=...	1200000 - Accounts Payable	83.57	4901.83
Bill	1/7/2025	1804582011	HD Supply Facilities Maintenance, LTD	Reference: PAYMENT DISCREPANCY-UNKNOWN. https://clientname(FILLIN).payableslockbox.com/DocView/Invoice.aspx?i=27912625&c=BREEZE&s=...	1200000 - Accounts Payable	120.04	5021.87
Bill	1/9/2025	9233165607	HD Supply Facilities Maintenance, LTD	Reference: Swivel Anchor Hook 6.5-US. https://clientname(FILLIN).payableslockbox.com/DocView/Invoice.aspx?i=27912625&c=BREEZE&s=...	1200000 - Accounts Payable	46.2	5068.07
Bill	1/13/2025	9233227197	HD Supply Facilities Maintenance, LTD	Reference: Sanitizing wipes 2300 sht rolls. https://clientname(FILLIN).payableslockbox.com/DocView/Invoice.aspx?i=27912625&c=BREEZE&s=...	1200000 - Accounts Payable	589.17	5657.24
Bill	1/13/2025	9233227196	HD Supply Facilities Maintenance, LTD	Reference: 1 ply mlt ftd papr twls,mil trash bag,maintenance warehouse,enmotion,recycled toilet ... https://clientname(FILLIN).payableslockbox.com/DocView/Invoice.aspx?i=27912625&c=BREEZE&s=...	1200000 - Accounts Payable	426.65	6083.89
Bill	1/21/2025	8233510362	HD Supply Facilities Maintenance, LTD	Reference: 10.In Autmid touchis papr towl dsnpr-CN,Jumbo Jr Toilet Paper dsnpr-VN. https://clientname(FILLIN).payableslockbox.com/DocView/Invoice.aspx?i=27912625&c=BREEZE&s=...	1200000 - Accounts Payable	301.76	6385.65
Bill	1/24/2025	9233627698/CR3588575	HD Supply Facilities Maintenance, LTD	trash bags	1200000 - Accounts Payable	275	6660.65
Bill	1/24/2025	9233627698/CR3588575	HD Supply Facilities Maintenance, LTD	https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer.aspx?i=27912625&c=BREEZE&s=...	1200000 - Accounts Payable		120.04
Bill	1/24/2025	1804452537	HD Supply Facilities Maintenance, LTD	Reference: Payment Discrepancy -Unknown. https://clientname(FILLIN).payableslockbox.com/DocView/Invoice.aspx?i=27912625&c=BREEZE&s=...	1200000 - Accounts Payable	120.64	6661.25
Bill	2/13/2025	9234238991	HD Supply Facilities Maintenance, LTD	Reference: Enmotion 800 roll towel. https://clientname(FILLIN).payableslockbox.com/DocView/Invoice.aspx?i=27912625&c=BREEZE&s=...	1200000 - Accounts Payable	888.71	7549.96
Bill	2/16/2025	9234309410	HD Supply Facilities Maintenance, LTD	Reference: Jumbo 2-Ply recycled toilet paper. https://clientname(FILLIN).payableslockbox.com/DocView/Invoice.aspx?i=27912625&c=BREEZE&s=...	1200000 - Accounts Payable	82.18	7632.14
Bill	3/5/2025	9234821547	HD Supply Facilities Maintenance, LTD	Reference: Fido Baggies @ Pet Waste Bag 10/Cs-CN. https://clientname(FILLIN).payableslockbox.com/DocView/Invoice.aspx?i=27912625&c=BREEZE&s=...	1200000 - Accounts Payable	578.94	8211.08
Bill	3/6/2025	9234866890	HD Supply Facilities Maintenance, LTD	Reference: 42 gal 2.5 mil trash bag 50/pkg-us. https://clientname(FILLIN).payableslockbox.com/DocView/Invoice.aspx?i=27912625&c=BREEZE&s=...	1200000 - Accounts Payable	729.75	8940.83

Bill	3/11/2025	9234985505	HD Supply Facilities Maintenance, LTD	Reference: Gojo ltx auto soap dispenser 1200. https://clientname(FILLIN).payableslockbox.com/Do...	1200000 - Accounts Payable	66.04		9006.87
Bill	3/11/2025	9234985504	HD Supply Facilities Maintenance, LTD	Reference: cover in use 1gang 2-7/8 clr wasp guard-TW. https://clientname(FILLIN).payableslockb...	1200000 - Accounts Payable	39.24		9046.11
Bill	3/19/2025	9235267897	HD Supply Facilities Maintenance, LTD	Reference: Jumbo 2-Ply recycled toilet paper. https://clientname(FILLIN).payableslockbox.com/Do...	1200000 - Accounts Payable	43.59		9089.7
Bill	3/31/2025	9235597942	HD Supply Facilities Maintenance, LTD	Reference: No Lifeguard on duty pool/spa sign -US ,expand common hose with spray nozzle.AAAmaint...	1200000 - Accounts Payable	508.13		9597.83
Bill	4/4/2025	9235758930	HD Supply Facilities Maintenance, LTD	Reference: Inndura 3-hole poly slash jacket. https://clientname(FILLIN).payableslockbox.com/Doc...	1200000 - Accounts Payable	53.96		9651.79
Bill	4/4/2025	9235758929	HD Supply Facilities Maintenance, LTD	Reference: Enmotion 800 roll towel. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1200000 - Accounts Payable	255.48		9907.27
Bill	4/11/2025	9236008351	HD Supply Facilities Maintenance, LTD	Reference: LED 15w Small Flood Light Bronze-CN. https://clientname(FILLIN).payableslockbox.com/...	1200000 - Accounts Payable	125.72		10032.99
Bill	4/14/2025	9236054719	HD Supply Facilities Maintenance, LTD	Reference: 42 Gal 2.5 Mil Trash Bag 50/Pkg-US. https://clientname(FILLIN).payableslockbox.com/D...	1200000 - Accounts Payable	76.69		10109.68
Bill	4/14/2025	9236054720	HD Supply Facilities Maintenance, LTD	Reference: 13 Gal .9 Mil Trash Bag 200/Pkg-CN. https://clientname(FILLIN).payableslockbox.com/D...	1200000 - Accounts Payable	205.58		10315.26
Bill	4/16/2025	9236143175	HD Supply Facilities Maintenance, LTD	Reference: 80280 LED Br30 Fld 9.5w 4k Dim Wh 6/Pkg-CN Jumbo 2-ply Recycled Toilet Paper 12/Cs-US...	1200000 - Accounts Payable	357.56		10672.82
Bill	4/17/2025	9236196822	HD Supply Facilities Maintenance, LTD	Reference: 1/4in X 3/8in X 17ft Black Brush Wthrstn-CN. https://clientname(FILLIN).payableslock...	1200000 - Accounts Payable	36.76		10709.58
Bill	4/18/2025	9236237672	HD Supply Facilities Maintenance, LTD	Reference: 1/4in Gywool Pilewstrip 18 Ft-US 3/16in Gywool Pilewstrip 18 Ft-US Wstrip3/16in0156in...	1200000 - Accounts Payable	64		10773.58
Bill	4/22/2025	9236299444	HD Supply Facilities Maintenance, LTD	Reference: Sloan 1.6 GPF Closet General Repair Kit-US. https://clientname(FILLIN).payableslockb...	1200000 - Accounts Payable	268.13		11041.71
Bill	4/24/2025	9236401611	HD Supply Facilities Maintenance, LTD	Reference: 14" Rotary Wall And Surface Cleaner-CN. https://clientname(FILLIN).payableslockbox.c...	1200000 - Accounts Payable	156.19		11197.9
Bill	4/25/2025	9236444520	HD Supply Facilities Maintenance, LTD	Reference: 4 Way Square Stem Key Chrome Plated-CN. https://clientname(FILLIN).payableslockbox.c...	1200000 - Accounts Payable	32.47		11230.37
Bill	4/30/2025	9236559618	HD Supply Facilities Maintenance, LTD	Reference: 38 Oz Dawn Liquid Dish Soap-US,16" Pool Rescue Hook-MX,Pentair #153 Sfty Life Hook Ha...	1200000 - Accounts Payable	135.83		11366.2
Total 1541094 - Beach club gym supplies						11486.24	120.04	11366.2
1541098 - Capital Lease #3354508								0
Total 1541098 - Capital Lease #3354508								0
1541800 - Community events supplies								0
Bill	10/25/2024	240	A Party To Remember LLC	Special Event	1200000 - Accounts Payable	4015.05		4015.05
General Journal	11/30/2024	608	Walgreens	November debit card transactions	1539050 - Recreation equipment M&R	53.03		4068.08
General Journal	11/30/2024	608	Amazon.com	November debit card transactions	1539050 - Recreation equipment M&R	29.98		4098.06
General Journal	11/30/2024	608	Home Depot	November debit card transactions	1539050 - Recreation equipment M&R	21.41		4119.47
Bill	12/3/2024	1261	A Party To Remember LLC	VOID: Reference: special Event. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceV...	1200000 - Accounts Payable	0		4119.47
Bill	12/3/2024	1261	Dominique Green	Real bearded santa clause & 2 bluetooth speaker	1200000 - Accounts Payable	2645.75		6765.22
General Journal	12/31/2024	617	Amazon.com	Dec Debit card transactions	1511117 - Payroll Services Fee	24.21		6789.43
General Journal	12/31/2024	617	Amazon.com	Dec Debit card transactions	1511117 - Payroll Services Fee	33.95		6823.38
General Journal	12/31/2024	617	Amazon.com	Dec Debit card transactions	1511117 - Payroll Services Fee	44.85		6868.23
General Journal	12/31/2024	617	Amazon.com	Dec Debit card transactions	1511117 - Payroll Services Fee	285.1		7153.33
Bill	3/26/2025	21428	Holiday GOO	Reference: 2 PK Candy filled plastic Eggs. https://clientname(FILLIN).payableslockbox.com/DocVi...	1200000 - Accounts Payable	424.5		7577.83
Bill	4/14/2025	041025-	Joe Gibson	Reference: paid for district expense out of pocket. https://clientname(FILLIN).payableslockbox....	1200000 - Accounts Payable	37.25		7615.08
Bill	4/15/2025	1634	A Party To Remember LLC	Reference: Special event. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer....	1200000 - Accounts Payable	4082.48		11697.56
Bill	4/28/2025	1636	A Party To Remember LLC	Reference: DJ back to school Bash. https://clientname(FILLIN).payableslockbox.com/DocView/Invoi...	1200000 - Accounts Payable	455		12152.56
Total 1541800 - Community events supplies						12152.56	0	12152.56
1573017 - Operations Contingency								0
Total 1573017 - Operations Contingency								0
1160000 - Field office administration - Other								0
Bill	2/28/2025	022825PR	ADP.	Joe Oreilly/Dominique Green Stipends	1200000 - Accounts Payable	0		0
Bill	3/14/2025	031425PR	ADP.	Joe Oreilly/Dominique Green Stipends	1200000 - Accounts Payable	0		0
Total 1160000 - Field office administration - Other						0	0	0
Total 1160000 - Field office administration						190363.86	568.1	189795.76
1160003 - Road & Street Facilities								0
1541022 - Gate Maintenance								0
Total 1541022 - Gate Maintenance								0
1541025 - Sidewalk Repair & Maintenance								0
Total 1541025 - Sidewalk Repair & Maintenance								0
1541030 - Street/Decorative Light Mainten								0
Total 1541030 - Street/Decorative Light Mainten								0
1541033 - Roadway Repair & Maintenance								0
Total 1541033 - Roadway Repair & Maintenance								0
1541035 - Street Sign Repairs & Replace								0
Total 1541035 - Street Sign Repairs & Replace								0
1160003 - Road & Street Facilities - Other								0
Total 1160003 - Road & Street Facilities - Other								0
Total 1160003 - Road & Street Facilities								0
1170000 - Landscaping maintenance								0
Animal Nuisance Removal								0
Total Animal Nuisance Removal								0
1537005 - Lake/Pond Bank Maintenance								0
Bill	10/1/2024	SE-25133	Steadfast Environmental, LLC	Routine Aquatic Maintenance (Pond Spraying)	1200000 - Accounts Payable	4800		4800
Bill	11/1/2024	SE-25324	Steadfast Environmental, LLC	Reference: Routine Aquatic Maintenance (Pond Spraying). https://clientname(FILLIN).payableslock...	1200000 - Accounts Payable	4800		9600
Bill	12/2/2024	SE-25490	Steadfast Environmental, LLC	Reference: Routine Aquatic Maintenance (Pond Spraying) for the month dated on this invoice.. ht...	1200000 - Accounts Payable	4800		14400
Bill	1/1/2025	SE-26085	Steadfast Environmental, LLC	Reference: Routine Aquatic Maintenance (Pond Spraying) for the month dated on this invoice.. ht...	1200000 - Accounts Payable	4800		19200
Bill	2/1/2025	SE-26237	Steadfast Environmental, LLC	Reference: Routine Aquatic Maintenance (Pond Spraying) for the month dated on this invoice.. ht...	1200000 - Accounts Payable	4800		24000
Bill	3/1/2025	SA-10104	Steadfast Alliance, LLC	Reference: Routine Aquatic Maintenance (Pond Spraying) for the month dated on this invoice.. ht...	1200000 - Accounts Payable	4800		28800
Bill	4/1/2025	SA-11117	Steadfast Alliance, LLC	Reference: Routine Aquatic Maintenance (Pond Spraying) for the month dated on this invoice.. ht...	1200000 - Accounts Payable	4800		33600
Total 1537005 - Lake/Pond Bank Maintenance						33600	0	33600
1537010 - Well maintenance - irrigation								0

Total 1537010 - Well maintenance - irrigation							0
1541013 - Wetland/Mitigation Area							0
Total 1541013 - Wetland/Mitigation Area							0
1541017 - Landscape Misc. Mowing							0
Total 1541017 - Landscape Misc. Mowing							0
1545999 - Landscape review contract							0
Total 1545999 - Landscape review contract							0
1546001 - Landscape Maintenance							0
Bill	10/1/2024	186882	Landscape Maintenance Professionals, Inc.	Reference: Monthly lawn Maintenance contract Oct24. https://clientname(FILLIN).payableslockbox...	1200000 - Accounts Payable	28800.37	28800.37
Bill	11/1/2024	187608	Landscape Maintenance Professionals, Inc.	MONTHLY GROUNDS MAINTENANCE BASE PAYMENT	1200000 - Accounts Payable	28800.37	57600.74
Bill	12/1/2024	188537	Landscape Maintenance Professionals, Inc.	Reference: MONTHLY GROUNDS MAINTENANCE BASE PAYMENT (CATAGORY A & B). https://clientname(FILLIN...	1200000 - Accounts Payable	28800.37	86401.11
Bill	1/28/2025	310331	Landscape Maintenance Professionals, Inc.	Reference: Landscape Maintenance-January 2025. https://clientname(FILLIN).payableslockbox.com/D...	1200000 - Accounts Payable	28657.08	115058.19
Bill	2/13/2025	315452	Landscape Maintenance Professionals, Inc.	Reference: Cory Lake Isles CDD- Landscape Maintenance Agreement -2024 Lakeland February 2025. h...	1200000 - Accounts Payable	28657.08	143715.27
Bill	3/4/2025	319957	Landscape Maintenance Professionals, Inc.	Reference: Cory Lake Isles CDD- Landscape Maintenance Agreement -2024 Lakeland March 2025. http...	1200000 - Accounts Payable	28657.08	172372.35
Total 1546001 - Landscape Maintenance						172372.35	0 172372.35
1546002 - Plant replacement							0
Bill	1/8/2025	306196	Landscape Maintenance Professionals, Inc.	Reference: Replace plants at center island where car damaged occurred. https://clientname(FILLI...	1200000 - Accounts Payable	168.4	168.4
Total 1546002 - Plant replacement						168.4	0 168.4
1546003 - Sod replacement							0
Bill	11/6/2024	188208	Landscape Maintenance Professionals, Inc.	Reference: Replace Zoyshia that has declined or died from fungus caused be excessive rains.. ht...	1200000 - Accounts Payable	2466	2466
Total 1546003 - Sod replacement						2466	0 2466
1546004 - Street Tree Maintenance							0
Total 1546004 - Street Tree Maintenance							0
1546005 - Annuals & seasonal plant instal							0
Bill	12/5/2024	188876	Landscape Maintenance Professionals, Inc.	Reference: Install Winter annuals Annuals - Seasonal - Petunia, RED-WHITE 4". https://clientnam...	1200000 - Accounts Payable	1750	1750
Total 1546005 - Annuals & seasonal plant instal						1750	0 1750
1546006 - Tree removal							0
Bill	10/7/2024	187261	Landscape Maintenance Professionals, Inc.	Reference: Remove Pine tree leaning towards the back of the house. https://clientname(FILLIN).p...	1200000 - Accounts Payable	400	400
Bill	10/11/2024	187374	Landscape Maintenance Professionals, Inc.	Reference: Cleanup of property including cutting and stacking trees and palms roadside for later...	1200000 - Accounts Payable	2310	2710
Bill	10/11/2024	187375	Landscape Maintenance Professionals, Inc.	Reference: Cleanup of property including cutting and stacking trees and palms roadside for later...	1200000 - Accounts Payable	1500	4210
Bill	10/12/2024	187391	Landscape Maintenance Professionals, Inc.	Cleanup of property including cutting and stacking trees and palms roadside for later removal, a...	1200000 - Accounts Payable	2970	7180
Bill	10/13/2024	187476	Landscape Maintenance Professionals, Inc.	Cleanup of property including cutting and stacking trees and palms roadside for later removalCle...	1200000 - Accounts Payable	2300	9480
Bill	10/16/2024	187425	Landscape Maintenance Professionals, Inc.	Cleanup of property including cutting and stacking trees and palms roadside for later removal	1200000 - Accounts Payable	2580	12060
Bill	10/28/2024	188106	Landscape Maintenance Professionals, Inc.	Cleanup of property including cutting and stacking trees and palms roadside for later removalCle...	1200000 - Accounts Payable	790	12850
Bill	10/29/2024	188107	Landscape Maintenance Professionals, Inc.	Cleanup of property including cutting and stacking trees and palms roadside for later removalCL...	1200000 - Accounts Payable	1790	14640
Bill	11/1/2024	188241	Landscape Maintenance Professionals, Inc.	Reference: Cleanup of property including cutting and stacking trees and palms roadside for later...	1200000 - Accounts Payable	1250	15890
Bill	12/5/2024	188873	Landscape Maintenance Professionals, Inc.	Reference: Stump grind, this will be a 2 day process.. https://clientname(FILLIN).payableslockb...	1200000 - Accounts Payable	2500	18390
Bill	12/13/2024	189033	Landscape Maintenance Professionals, Inc.	Reference: Remove two fallen trees on Cory Lake Blvd.. https://clientname(FILLIN).payableslockb...	1200000 - Accounts Payable	500	18890
Bill	2/27/2025	317643	Landscape Maintenance Professionals, Inc.	Reference: Cut Down Dead Palms. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceV...	1200000 - Accounts Payable	1531.6	20421.6
Deposit	2/28/2025	23639	Landscape Maintenance Professionals, Inc.	refund check requested backup 3.11.25	1001002 - MMK Bank United 5435		2300 18121.6
Total 1546006 - Tree removal						20421.6	2300 18121.6
1546041 - Irrigation - maintenance							0
Bill	10/31/2024	188117	Landscape Maintenance Professionals, Inc.	Reference: Replace faulty irragation controller. https://clientname(FILLIN).payableslockbox.com...	1200000 - Accounts Payable	411.49	411.49
Bill	10/31/2024	188115	Landscape Maintenance Professionals, Inc.	Reference: Replace faulty irrigation controller. https://clientname(FILLIN).payableslockbox.com...	1200000 - Accounts Payable	411.49	822.98
Bill	11/22/2024	188465	Landscape Maintenance Professionals, Inc.	Reference: Irrigation repair completed. https://clientname(FILLIN).payableslockbox.com/DocView/...	1200000 - Accounts Payable	132.31	955.29
Bill	12/10/2024	188998	Landscape Maintenance Professionals, Inc.	Irrigation repairs	1200000 - Accounts Payable	630.52	1585.81
Bill	12/14/2024	189066	Landscape Maintenance Professionals, Inc.	Irrigation repairs	1200000 - Accounts Payable	483.78	2069.59
Bill	2/20/2025	316696	Landscape Maintenance Professionals, Inc.	Reference: Replaced [2] Faulty solenoids with wire connectors. https://clientname(FILLIN).payab...	1200000 - Accounts Payable	287.2	2356.79
Bill	2/27/2025	317644	Landscape Maintenance Professionals, Inc.	Reference: The controller at Figi isles place is not functioning anymore. This is a proposal to ...	1200000 - Accounts Payable	760.45	3117.24
Bill	2/27/2025	317645	Landscape Maintenance Professionals, Inc.	Reference: Replace [1] Hunter XC Hybrid 6 station,Replace [1] Hunter xc solar panel. https://cl...	1200000 - Accounts Payable	760.45	3877.69
Bill	3/31/2025	315569236	Hawkins Service Company, LLC	Reference: SUPERFLO VSP VST-Pentair. https://clientname(FILLIN).payableslockbox.com/DocView/Inw...	1200000 - Accounts Payable	2785.82	6663.51
Total 1546041 - Irrigation - maintenance						6663.51	0 6663.51
1546042 - Inspection Services (OLM)							0
Total 1546042 - Inspection Services (OLM)							0
1546059 - Mulch							0
Total 1546059 - Mulch							0
1546060 - Beach Sand							0
Total 1546060 - Beach Sand							0
1550000 - Stormwater Assessment							0
Total 1550000 - Stormwater Assessment							0
1550025 - Aquatic Maintenance (Contract)							0
Total 1550025 - Aquatic Maintenance (Contract)							0
1550030 - Wetland Monitoring & Maint.							0
Total 1550030 - Wetland Monitoring & Maint.							0
1550035 - Inlet Monitoring							0
Total 1550035 - Inlet Monitoring							0
1550040 - Pond 25							0
Total 1550040 - Pond 25							0
1550120 - Landscape Replac - Fert/Chem							0

Total 1550120 - Landscape Replace - Fert/Chem							0		
1550160 - Rust Prevention							0		
Total 1550160 - Rust Prevention							0		
1551015 - Landscape Contingency							0		
Total 1551015 - Landscape Contingency							0		
1551016 - Fertilization Services							0		
Total 1551016 - Fertilization Services							0		
1170000 - Landscaping maintenance - Other							0		
Total 1170000 - Landscaping maintenance - Other							0		
Total 1170000 - Landscaping maintenance							237441.86	2300	235141.86
1171000 - Facilities maintenance									0
1160005 - Capital Lease #3354508									0
Total 1160005 - Capital Lease #3354508									0
1160006 - Operations Contingency									0
Total 1160006 - Operations Contingency									0
1160080 - Clean&repair-streets& sidewalks									0
Total 1160080 - Clean&repair-streets& sidewalks									0
1539050 - Recreation equipment M&R									0
Bill	10/3/2024	29011 Fitness Services of Florida, Inc.	Reference: Monthly Preventative Maintenance service for all cardio and strength equipment for Se...	1200000 - Accounts Payable	300	300			
Bill	10/23/2024	29104 Fitness Services of Florida, Inc.	Reference: Received a request from FSF SO 89275 for parts and repairs. https://clientname(FILLI...	1200000 - Accounts Payable	180	480			
Bill	10/23/2024	29103 Fitness Services of Florida, Inc.	Reference: Received a request from FSF SO 89274 for parts and repairs. https://clientname(FILLI...	1200000 - Accounts Payable	257	737			
Bill	10/23/2024	29102 Fitness Services of Florida, Inc.	Reference: Received a request from FSF SO 89275 for parts and repairs. https://clientname(FILLI...	1200000 - Accounts Payable	530	1267			
Bill	10/23/2024	29101 Fitness Services of Florida, Inc.	Reference: Monthly Preventative Maintenance service Oct24. https://clientname(FILLIN).payablesL...	1200000 - Accounts Payable	300	1567			
Bill	11/19/2024	29212 Fitness Services of Florida, Inc.	Reference: Monthly Preventative Maintenance service Oct24. https://clientname(FILLIN).payablesL...	1200000 - Accounts Payable	300	1867			
Bill	11/21/2024	78778 Welch Tennis Courts, Inc.	Reference: Deluxe PickleBall Replacement Net. https://clientname(FILLIN).payableslockbox.com/Do...	1200000 - Accounts Payable	153.98	2020.98			
Bill	11/30/2024	29117 Fitness Services of Florida, Inc.	Reference: Monthly Preventative Maintenance service Oct24. https://clientname(FILLIN).payablesL...	1200000 - Accounts Payable	300	2320.98			
General Journal	11/30/2024	608 Amazon.com	November debit card transactions	-SPLIT-	238.32	2559.3			
Bill	12/23/2024	29307 Fitness Services of Florida, Inc.	Reference: Monthly Preventative Maintenance service Oct24. https://clientname(FILLIN).payablesL...	1200000 - Accounts Payable	300	2859.3			
Bill	1/8/2025	29379 Fitness Services of Florida, Inc.	Reference: Monthly Preventative Maintenance service Jan25. https://clientname(FILLIN).payablesL...	1200000 - Accounts Payable	300	3159.3			
Bill	1/30/2025	29442 Fitness Services of Florida, Inc.	Reference: Monthly Preventative Maintenance service of all cardio and strength equipment for Jan...	1200000 - Accounts Payable	300	3459.3			
Bill	2/12/2025	29519 Fitness Services of Florida, Inc.	Reference: Monthly Preventative Maintenance service of all cardio and strength equipment for Feb...	1200000 - Accounts Payable	300	3759.3			
Bill	2/12/2025	29518 Fitness Services of Florida, Inc.	Reference: Approved 02/03/25 by Joe. Received a request from FSF SO 89283 for parts and repair q...	1200000 - Accounts Payable	465	4224.3			
Bill	2/12/2025	29517 Fitness Services of Florida, Inc.	Reference: Approved 01/02/24 by Joe Reilly. Received a request from FSF SO 89280 for parts and r...	1200000 - Accounts Payable	390	4614.3			
Total 1539050 - Recreation equipment M&R							4614.3	0	4614.3
1539051 - Building equipment M&R									0
Bill	10/3/2024	2794 Bay 2 Bay Plumbing & Drains LLC	Reference: Garbage Disposal. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceView...	1200000 - Accounts Payable	625	625			
Bill	10/18/2024	21397 FL-Air Heating & Cooling	OEM Condenser Fan Motor	1200000 - Accounts Payable	1179	1804			
Bill	10/18/2024	192982 Air Masters of Tampa Bay, Inc.	Snooker Ice machine,water valve	1200000 - Accounts Payable	334	2138			
General Journal	10/31/2024	617 Amazon.com	Oct old debit card charges by new maintenance sup	1541091 - Outside facilities maintenance	61.27	2199.27			
General Journal	10/31/2024	617 Amazon.com	Oct old debit card charges by new maintenance sup	1541091 - Outside facilities maintenance	44.99	2244.26			
General Journal	10/31/2024	617 Amazon.com	Oct old debit card charges by new maintenance sup	1541091 - Outside facilities maintenance	9.98	2254.24			
Bill	11/7/2024	IV00335568 Pye Barker Fire & Safety Inc	Reference: Maint Rest One Tank Sys. https://clientname(FILLIN).payableslockbox.com/DocView/Invo...	1200000 - Accounts Payable	716.5	2970.74			
Bill	11/29/2024	I-40235-1 Olin Plumbing Inc.	Reference: Backflow Testing. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceView...	1200000 - Accounts Payable	75	3045.74			
General Journal	11/30/2024	608 Amazon.com	November debit card transactions	1539050 - Recreation equipment M&R	201.98	3247.72			
General Journal	11/30/2024	608 Amazon.com	November debit card transactions	1539050 - Recreation equipment M&R	67.76	3315.48			
Bill	12/6/2024	194292 Air Masters of Tampa Bay, Inc.	Reference: Repair Snooker Ice machine,water valve. https://clientname(FILLIN).payableslockbox.c...	1200000 - Accounts Payable	148.39	3463.87			
General Journal	12/13/2024	616 Olin Plumbing Inc.	payment returned from Strongroom Check # 100375 paid by debit card	1001000 - Cash BU - Operating 5451	75	3388.87			
Bill	12/17/2024	I-40235-2 Olin Plumbing Inc.	Reference: Backflow Testing. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceView...	1200000 - Accounts Payable	1252.89	4641.76			
General Journal	1/31/2025	606 McMaster-Carr	January Debit Card	1511117 - Payroll Services Fee	100.16	4741.92			
Bill	2/17/2025	23140 FL-Air Heating & Cooling	Reference: Maintenance Plans - No Charge Service Call Fee. https://clientname(FILLIN).payablesL...	1200000 - Accounts Payable	249	4990.92			
Bill	3/27/2025	S15644A Kazar's Electric, Inc.	Reference: Labor-3/24,Materials 3/24. https://clientname(FILLIN).payableslockbox.com/DocView/Inv...	1200000 - Accounts Payable	393.24	5384.16			
Total 1539051 - Building equipment M&R							5459.16	75	5384.16
1541010 - Fountains									0
Bill	10/2/2024	10022405E Architectural Fountains, Inc	Reference: SERVICE CALL TO REPLACE TERMINAL STRIP IN CAPACITOR BOX. https://clientname(FILLIN)...	1200000 - Accounts Payable	150	150			
Bill	10/2/2024	10022407E Architectural Fountains, Inc	Reference: SERVICE CALL TO RESET TIMER ON FOUNTAIN. CHECKED OTHER FOUNTAINS TOO. https://client...	1200000 - Accounts Payable	150	300			
Bill	10/3/2024	10032411E Architectural Fountains, Inc	Reference: SERVICE CALL TO RESET BREAKER ON FOUNTAIN #1. https://clientname(FILLIN).payablesloc...	1200000 - Accounts Payable	150	450			
Bill	10/15/2024	INV-031285 Architectural Fountains, Inc	Service call to check fountain at T-Road, replaced 45MFD capacitor on 9/24/2024.	1200000 - Accounts Payable	300	750			
Bill	11/23/2024	INV-034613 Architectural Fountains, Inc	Reference: Service call to address down fountain. https://clientname(FILLIN).payableslockbox.co...	1200000 - Accounts Payable	150	900			
Bill	2/15/2025	INV-038105 Architectural Fountains, Inc	Reference: Replaced T101 timer on Fountain #2. https://clientname(FILLIN).payableslockbox.com/D...	1200000 - Accounts Payable	175	1075			
Bill	2/15/2025	INV-038104 Architectural Fountains, Inc	Reference: 1st Qtr fountain Service. https://clientname(FILLIN).payableslockbox.com/DocView/Inv...	1200000 - Accounts Payable	400	1475			
Total 1541010 - Fountains							1475	0	1475
1541015 - Monuments & signs									0
General Journal	10/31/2024	617 Amazon.com	Oct old debit card charges by new maintenance sup	1541091 - Outside facilities maintenance	79.77	79.77			
Bill	11/27/2024	INV-1482 Signarama Oldsmar	Reference: Posts Installation 6 Stop Signs. https://clientname(FILLIN).payableslockbox.com/DocV...	1200000 - Accounts Payable	2735	2814.77			
Bill	11/27/2024	INV-1518 Signarama Oldsmar	Reference: Posts Installation 6 Stop Signs. https://clientname(FILLIN).payableslockbox.com/DocV...	1200000 - Accounts Payable	295	3109.77			
Bill	11/27/2024	INV-1512 Signarama Oldsmar	Reference: ACM material 6mm thick rounded corners 3 signs. https://clientname(FILLIN).payablesL...	1200000 - Accounts Payable	1806.66	4916.43			
Bill	11/27/2024	INV-1511 Signarama Oldsmar	Reference: Monument Sign. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer....	1200000 - Accounts Payable	675.99	5592.42			
Bill	12/9/2024	INV-1510 Signarama Oldsmar	Reference: Milton Hurricane Stop Sign damages. https://clientname(FILLIN).payableslockbox.com/D...	1200000 - Accounts Payable	1411.2	7003.62			
Bill	12/26/2024	INV-1565 Signarama Oldsmar	Reference: Monument Sign. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer....	1200000 - Accounts Payable	212.5	7216.12			

Bill	1/14/2025	INV-1569	Signarama Oldsmar	Reference: Replant and Straighten Pole and Sign. https://clientname(FILLIN).payableslockbox.com/...	1200000 - Accounts Payable	250	7466.12
Bill	3/5/2025	INV-1620	Signarama Oldsmar	Reference: ACM 6mm Pool Sign 48x36 + Installation. https://clientname(FILLIN).payableslockbox.c...	1200000 - Accounts Payable	570	8036.12
Bill	4/23/2025	INV-1621	Signarama Oldsmar	Reference: Refurbishment Monument sign + Installation. https://clientname(FILLIN).payableslockb...	1200000 - Accounts Payable	1500	9536.12
Total 1541015 - Monuments & signs						9536.12	0
1541057 - Contingency for Eoy							0
Bill	10/16/2024	86732	Envera Systems	Reference: Work performed for Adjusting camera. https://clientname(FILLIN).payableslockbox.com/...	1200000 - Accounts Payable	127	127
Bill	10/16/2024	187424	Landscape Maintenance Professionals, Inc.	HURRICANE MILTON DISASTER RECOVERY	1200000 - Accounts Payable	500	627
Bill	11/8/2024	SE-25340	Steadfast Environmental, LLC	Reference: FEMA Debris Monitor Services - Quantification of vegetative debris haul off at Cory La...	1200000 - Accounts Payable	2040	2667
Bill	11/8/2024	843786	Electro Mechanic Industries,DBA Vermana	Reference: SAND BOTTOM 2 SECTIONS OF SLIDE DOWN TO GOOD OPEN UP SEAM WITH A DIAMOND BLADE. WIPE ...	1200000 - Accounts Payable	4100	6767
Bill	11/8/2024	843785	Electro Mechanic Industries,DBA Vermana	Reference: FIBERGLASS REPAIR ON TOP OF SLIDE TO FIX CRACK. https://clientname(FILLIN).payablesl...	1200000 - Accounts Payable	3500	10267
General Journal	11/30/2024	608	Amazon.com	November debit card transactions-Life Ring Boat Dock	1539050 - Recreation equipment M&R	440	10707
General Journal	12/31/2024	617	Amazon.com	Life ring Hurricane Milton	1511117 - Payroll Services Fee	440	11147
General Journal	12/31/2024	617	Amazon.com	Life ring Hurricane Milton	1511117 - Payroll Services Fee	440	11587
Bill	1/3/2025	15	Tommy Finch Fencing LLC	Reference: 216'8'h Tan vinyl fence repair north side. https://clientname(FILLIN).payableslockbo...	1200000 - Accounts Payable	9450	21037
Bill	1/3/2025	16	Tommy Finch Fencing LLC	Reference: 8'h white vinyl fence repair around dumpster. https://clientname(FILLIN).payablesloc...	1200000 - Accounts Payable	585	21622
Bill	1/4/2025	10425	Tommy Finch Fencing LLC	Reference: Straight run replace / repair north/East side. https://clientname(FILLIN).payableslo...	1200000 - Accounts Payable	6924	28546
Bill	1/7/2025	I-40235-3	Olin Plumbing Inc.	Reference: Wilkins Backflow Replacement. https://clientname(FILLIN).payableslockbox.com/DocView...	1200000 - Accounts Payable	5340	33886
Bill	1/8/2025	R1341.25	Custom Reserves LLC	reserve study retainer	1200000 - Accounts Payable	2350	36236
Bill	1/29/2025	SE-26142	Steadfast Environmental, LLC	Reference: Linear Feet of Field Fence installation at dam. Environmental Crew to remove damaged ...	1200000 - Accounts Payable	2570	38806
General Journal	1/31/2025	606	Hyoco Distribution Inc	January Debit Card-electronic message board Morris Bridge Entrance	1511117 - Payroll Services Fee	700.13	39506.13
Bill	3/7/2025	79979	Welch Tennis Courts, Inc.	Reference: Canopy Replacement 87 x 167 Regatta Blue Firesist Roll of Lacing Cord Shipping & Hand...	1200000 - Accounts Payable	3578	43084.13
Bill	3/24/2025	24243	Deposit Ashe Glass & Mirror, Inc.	Reference: 1/4" Clear Tempered Glass replacement. https://clientname(FILLIN).payableslockbox.co...	1200000 - Accounts Payable	2237.5	45321.63
Bill	3/27/2025	SA-10849	Steadfast Alliance, LLC	Reference: echnician diagnosed arc flash damage to the inside of the fountain control panel. Pro...	1200000 - Accounts Payable	888.86	46210.49
Bill	4/3/2025	23617	FL-Air Heating & Cooling	Reference: HVAC Equipment - 3.5 Ton Air conditioner rheem 15.2 Seer2 R454B. https://clientname(...	1200000 - Accounts Payable	9963	56193.49
Bill	4/24/2025	24469	Ashe Glass & Mirror, Inc.	Reference: 1/4" Clear Tempered Glass 30-3/4*58 1/2 seamed edges. https://clientname(FILLIN).paya...	1200000 - Accounts Payable	183.44	56376.93
Bill	4/28/2025	F1341.25	Custom Reserves LLC	Reference: Final Payment - Due upon receipt of the Reserve Study as agreed upon in the Confirmat...	1200000 - Accounts Payable	2350	58726.93
Bill	4/29/2025	INV0447	Bandu LLC	Reference: Pool slide motor bearing is going bad and the tank body to the EQ pump is leaking be...	1200000 - Accounts Payable	9131.71	67858.64
Total 1541057 - Contingency for Eoy						67858.64	0
1541062 - Security gate M&R - cachet							0
Total 1541062 - Security gate M&R - cachet							0
1541091 - Outside facilities maintenance							0
General Journal	10/31/2024	617	Amazon.com	Oct old debit card charges by new maintenance sup	-SPLIT-	16.34	16.34
General Journal	10/31/2024	617	Amazon.com	Oct old debit card charges by new maintenance sup	1541091 - Outside facilities maintenance	7.85	24.19
General Journal	10/31/2024	617	Amazon.com	Oct old debit card charges by new maintenance sup	1541091 - Outside facilities maintenance	24.51	48.7
General Journal	10/31/2024	617	Amazon.com	Oct old debit card charges by new maintenance sup	1541091 - Outside facilities maintenance	14.78	63.48
General Journal	10/31/2024	617	Amazon.com	Oct old debit card charges by new maintenance sup	1541091 - Outside facilities maintenance	105	168.48
General Journal	10/31/2024	617	Amazon.com	Oct old debit card charges by new maintenance sup	1541091 - Outside facilities maintenance	86.9	255.38
General Journal	10/31/2024	617	Amazon.com	Oct old debit card charges by new maintenance sup	1541091 - Outside facilities maintenance	15.51	270.89
General Journal	10/31/2024	617	Amazon.com	Oct old debit card charges by new maintenance sup	1541091 - Outside facilities maintenance	6.99	277.88
General Journal	10/31/2024	617	Amazon.com	Oct old debit card charges by new maintenance sup	1541091 - Outside facilities maintenance	113.62	391.5
General Journal	10/31/2024	617	Amazon.com	Oct old debit card charges by new maintenance sup	1541091 - Outside facilities maintenance	59.76	451.26
General Journal	10/31/2024	617	Amazon.com	Oct old debit card charges by new maintenance sup	1541091 - Outside facilities maintenance	85.86	537.12
General Journal	10/31/2024	617	Amazon.com	Oct old debit card charges by new maintenance sup	1541091 - Outside facilities maintenance	9.58	546.7
General Journal	10/31/2024	617	Amazon.com	Oct old debit card charges by new maintenance sup	1541091 - Outside facilities maintenance	51.97	598.67
General Journal	10/31/2024	617	Amazon.com	Oct old debit card charges by new maintenance sup	1541091 - Outside facilities maintenance	46.51	645.18
General Journal	10/31/2024	617	Amazon.com	Oct old debit card charges by new maintenance sup	1541091 - Outside facilities maintenance	120	765.18
General Journal	10/31/2024	617	Amazon.com	Oct old debit card charges by new maintenance sup	1541091 - Outside facilities maintenance	75	840.18
General Journal	10/31/2024	617	Amazon.com	Oct old debit card charges by new maintenance sup	1541091 - Outside facilities maintenance	108.75	948.93
Bill	11/8/2024	1	Evans Custom Docks Inc	Repair the floating dock ramp	1200000 - Accounts Payable	1750	2698.93
Bill	12/16/2024	2	Evans Custom Docks Inc	Reference: Repair the existing middle rail ,replace cap. https://clientname(FILLIN).payablesloc...	1200000 - Accounts Payable	892	3590.93
Bill	12/16/2024	3	Evans Custom Docks Inc	Reference: repair on the two half round docks. https://clientname(FILLIN).payableslockbox.com/D...	1200000 - Accounts Payable	750	4340.93
General Journal	12/31/2024	617	Olin Plumbing Inc.	Dec Debit card transactions	1511117 - Payroll Services Fee	75	4415.93
General Journal	1/31/2025	606	Amazon.com	January Debit Card	1511117 - Payroll Services Fee	18	4433.93
General Journal	1/31/2025	606	McMaster-Carr	January Debit Card	1511117 - Payroll Services Fee	49.78	4483.71
Bill	4/14/2025	041025-	Joe Gibson	Reference: paid for district expense out of pocket. https://clientname(FILLIN).payableslockbox....	1200000 - Accounts Payable	93.32	4577.03
Bill	4/14/2025	041025-	Joe Gibson	Reference: paid for district expense out of pocket. https://clientname(FILLIN).payableslockbox....	1200000 - Accounts Payable	27.02	4604.05
Total 1541091 - Outside facilities maintenance						4604.05	0
1541093 - Cleaning (BC & GH)							0
Bill	10/16/2024	1004	Sunshine Cleaning Crew LLC	Reference: October Cleaning Services. https://clientname(FILLIN).payableslockbox.com/DocView/In...	1200000 - Accounts Payable	2125	2125
Bill	10/25/2024	1005	Sunshine Cleaning Crew LLC	Removal of all drywall dust Inside windows, mirrors, walls, ceiling fans & gym equip.	1200000 - Accounts Payable	360	2485
Bill	11/20/2024	1006	Sunshine Cleaning Crew LLC	Reference: Nov cleaning services. https://clientname(FILLIN).payableslockbox.com/DocView/Invoic...	1200000 - Accounts Payable	2750	5235
Bill	12/13/2024	1007	Sunshine Cleaning Crew LLC	Reference: December Cleaning Services (7-days). https://clientname(FILLIN).payableslockbox.com/...	1200000 - Accounts Payable	2750	7985
Bill	1/6/2025	20173043	Servicore Window Cleaning	Reference: Window Cleaning. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceView...	1200000 - Accounts Payable	1254	9239
Bill	1/16/2025	20173048	Servicore Window Cleaning	Reference: Window Cleaning. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceView...	1200000 - Accounts Payable	1425	10664
Bill	1/19/2025	1008	Sunshine Cleaning Crew LLC	Reference: January Cleaning Services (7-days). https://clientname(FILLIN).payableslockbox.com/D...	1200000 - Accounts Payable	2750	13414
Bill	2/19/2025	1009	Sunshine Cleaning Crew LLC	Reference: February Cleaning Services (7-days.week). https://clientname(FILLIN).payableslockbox...	1200000 - Accounts Payable	2750	16164
Bill	3/23/2025	1010	Sunshine Cleaning Crew LLC	Reference: March Cleaning Services (7-days.week). https://clientname(FILLIN).payableslockbox.co...	1200000 - Accounts Payable	2750	18914
Bill	3/24/2025	20173071	Servicore Window Cleaning	Reference: Exterior Cleaning-Clubhouse and Sidewalkers. https://clientname(FILLIN).payableslock...	1200000 - Accounts Payable	625	19539
Bill	4/2/2025	20173076	Servicore Window Cleaning	Reference: Window Cleaning-Quarterly Cleaning of Exterior Windows. https://clientname(FILLIN).p...	1200000 - Accounts Payable	825	20364

Bill	4/21/2025	1011	Sunshine Cleaning Crew LLC	Reference: April Cleaning Services (7-days.week). https://clientname(FILLIN).payableslockbox.co...	1200000 - Accounts Payable	2750		23114
Total 1541093 - Cleaning (BC & GH)						23114	0	23114
1541095 - Pest control								0
Bill	11/25/2024	56218	Pest2Rest, Inc.	Reference: Commercial pest control services. https://clientname(FILLIN).payableslockbox.com/Doc...	1200000 - Accounts Payable	350		350
Total 1541095 - Pest control						350	0	350
1541096 - Barcode Access								0
Total 1541096 - Barcode Access								0
1541097 - Car and cart repairs maintenanc								0
General Journal	10/31/2024	618	Shell-Fuel	October debit card purchases	1511117 - Payroll Services Fee	38.91		38.91
General Journal	10/31/2024	618	Shell-Fuel	October debit card purchases	1511117 - Payroll Services Fee	69.03		107.94
General Journal	10/31/2024	618	Shell-Fuel	October debit card purchases	1511117 - Payroll Services Fee	25.47		133.41
General Journal	11/30/2024	608	Shell-Fuel	November debit card transactions	1539050 - Recreation equipment M&R	38.89		172.3
Bill	12/11/2024	37713402	McMaster-Carr	316 Stainless Steel Washer for 5/8" Screw Size, 0.688" ID, 1.5" OD, Packs of 10	1200000 - Accounts Payable	72.41		244.71
General Journal	12/31/2024	617	Shell-Fuel	Dec Debit card transactions	1511117 - Payroll Services Fee	39.33		284.04
General Journal	1/31/2025	606	Sam's Club	January Debit Card	1511117 - Payroll Services Fee	48.78		332.82
General Journal	2/28/2025	609	Ford	Feb debit card transactions-Employees quit without notice and did not receive Feb expense report	1511117 - Payroll Services Fee	290.45		623.27
Total 1541097 - Car and cart repairs maintenanc						623.27	0	623.27
1546061 - Security gate M&R								0
Bill	10/1/2024	163524	Gate Tech Inc.	Reference: DSK Cellular Monthly Charge. https://clientname(FILLIN).payableslockbox.com/DocView/...	1200000 - Accounts Payable	54.94		54.94
Bill	11/1/2024	163902	Gate Tech Inc.	Reference: DKS Cellular Monthly Charge. https://clientname(FILLIN).payableslockbox.com/DocView/...	1200000 - Accounts Payable	54.94		109.88
Bill	11/1/2024	163940	Gate Tech Inc.	Reference: Service call (Area 3). https://clientname(FILLIN).payableslockbox.com/DocView/Invoic...	1200000 - Accounts Payable	195		304.88
Bill	11/4/2024	163952	Gate Tech Inc.	Reference: Service call Area-2. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceV...	1200000 - Accounts Payable	155		459.88
Bill	11/4/2024	163950	Gate Tech Inc.	Reference: Replacement motor pulley for mega arm and mega arm. https://clientname(FILLIN).payab...	1200000 - Accounts Payable	882.56		1342.44
Bill	11/4/2024	163951	Gate Tech Inc.	Reference: Service call Area-3. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceV...	1200000 - Accounts Payable	209.64		1552.08
Bill	12/1/2024	164285	Gate Tech Inc.	Reference: DSK Cellular Monthly Charge.. https://clientname(FILLIN).payableslockbox.com/DocView...	1200000 - Accounts Payable	67.44		1619.52
Bill	12/12/2024	164639	Gate Tech Inc.	Reference: Service call. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceViewer.a...	1200000 - Accounts Payable	454.94		2074.46
Bill	12/12/2024	164636	Gate Tech Inc.	Service call (Area 3)	1200000 - Accounts Payable	185		2259.46
Bill	12/12/2024	164635	Gate Tech Inc.	Liftmaster Folding Arm Kit	1200000 - Accounts Payable	632.32		2891.78
Bill	12/12/2024	164640	Gate Tech Inc.	Service call (Area 3)	1200000 - Accounts Payable	185		3076.78
Bill	12/12/2024	164637	Gate Tech Inc.	Service call (Area 2), DCP-MA-007 & Additional Troubleshooting	1200000 - Accounts Payable	279.64		3356.42
Bill	12/12/2024	164638	Gate Tech Inc.	Surcharge for calls requested after normal business hours	1200000 - Accounts Payable	195		3551.42
Bill	12/12/2024	164634	Gate Tech Inc.	12' Single Lighted folding arm, LED Arm Installation Kit and Additional Troubleshooting	1200000 - Accounts Payable	2027.62		5579.04
Bill	12/18/2024	164703	Gate Tech Inc.	Reference: ADC Sure Fi kit & Service call area. https://clientname(FILLIN).payableslockbox.com/...	1200000 - Accounts Payable	1613.35		7192.39
Bill	1/1/2025	164969	Gate Tech Inc.	Reference: DKS Cellular Monthly Charge. https://clientname(FILLIN).payableslockbox.com/DocView/...	1200000 - Accounts Payable	54.94		7247.33
Bill	1/2/2025	164851	Gate Tech Inc.	Reference: Email Joe Dec 15. 1 pm. Creek gate is having issues. The resident gate is not closing...	1200000 - Accounts Payable	185		7432.33
Bill	1/7/2025	165009	Gate Tech Inc.	Reference: Additional Troubleshooting/Service time.. https://clientname(FILLIN).payableslockbox...	1200000 - Accounts Payable	100		7532.33
Bill	1/7/2025	165010	Gate Tech Inc.	Reference: Service call (Area 3). https://clientname(FILLIN).payableslockbox.com/DocView/Invoic...	1200000 - Accounts Payable	185		7717.33
Bill	1/17/2025	165112	Gate Tech Inc.	Reference: Gear Box for Mega Arm,Belt for Mega Arms. https://clientname(FILLIN).payableslockbox...	1200000 - Accounts Payable	1662.87		9380.2
Bill	1/17/2025	165111	Gate Tech Inc.	Reference: 15' Lighted Replacement Arm,Service call (Area 3). https://clientname(FILLIN).payabl...	1200000 - Accounts Payable	1087.7		10467.9
Bill	2/1/2025	165279	Gate Tech Inc.	Reference: Monthly DKS Cellular Monthly Charge. https://clientname(FILLIN).payableslockbox.com/...	1200000 - Accounts Payable	54.94		10522.84
Bill	2/5/2025	165391	Gate Tech Inc.	Reference: Service call Area -3. https://clientname(FILLIN).payableslockbox.com/DocView/Invoice...	1200000 - Accounts Payable	185		10707.84
Bill	2/5/2025	165389	Gate Tech Inc.	Reference: Service call Area-3. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceV...	1200000 - Accounts Payable	835		11542.84
Bill	2/5/2025	165390	Gate Tech Inc.	Reference: Additional Service Troubleshooting,Service call. https://clientname(FILLIN).payables...	1200000 - Accounts Payable	385		11927.84
Bill	2/26/2025	165621	Gate Tech Inc.	Reference: Service call (Area 3). https://clientname(FILLIN).payableslockbox.com/DocView/Invoic...	1200000 - Accounts Payable	185		12112.84
Bill	2/26/2025	165622	Gate Tech Inc.	Reference: Service call (Area 3). https://clientname(FILLIN).payableslockbox.com/DocView/Invoic...	1200000 - Accounts Payable	155		12267.84
Bill	2/26/2025	165623	Gate Tech Inc.	Reference: Additional Troubleshooting/Service time.. https://clientname(FILLIN).payableslockbox...	1200000 - Accounts Payable	150		12417.84
Bill	3/1/2025	165754	Gate Tech Inc.	Reference: Monthly DKS Cellular Monthly Charge. https://clientname(FILLIN).payableslockbox.com/...	1200000 - Accounts Payable	54.94		12472.78
Bill	4/1/2025	166124	Gate Tech Inc.	Reference: DKS Cellular Monthly Charge-April. https://clientname(FILLIN).payableslockbox.com/Do...	1200000 - Accounts Payable	57.44		12530.22
Bill	4/14/2025	041425-	Joe Gibson	Reference: paid for district expense out of pocket. https://clientname(FILLIN).payableslockbox....	1200000 - Accounts Payable	107.89		12638.11
Total 1546061 - Security gate M&R						12638.11	0	12638.11
1546063 - Storm water drainage								0
Bill	10/16/2024	188195	Landscape Maintenance Professionals, Inc.	Reference: At resident 15211 Fiji Isle behind house where CDD drain is erosion around drain, rem...	1200000 - Accounts Payable	1752.5		1752.5
Total 1546063 - Storm water drainage						1752.5	0	1752.5
1546095 - Paver Sidewalk Street Repairs								0
Bill	10/29/2024	CLI-R-1028202401	Brick Paving Systems Inc.	Repaired depressed area of paver road with cuts	1200000 - Accounts Payable	525		525
Bill	11/19/2024	CLI-R-111920242	Brick Paving Systems Inc.	Repaired depressed area of paver road with cuts	1200000 - Accounts Payable	6984		7509
Bill	11/19/2024	CLI-R-111920242	Brick Paving Systems Inc.	Reference: Paver street repair. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceV...	1200000 - Accounts Payable	6984		14493
Bill	1/8/2025	CLI-R-1820251	Brick Paving Systems Inc.	Reference: days trip charge with a 3-man crew,Crushed concrete base and DOT sand. https://clien...	1200000 - Accounts Payable	7639.5		22132.5
Bill	2/24/2025	22420251	Brick Paving Systems Inc.	Reference: Repaired 7 areas at 10704, 10706, 10709 Cory Lakes Dr. and 1 area at the Bahama Isle ...	1200000 - Accounts Payable	6319		28451.5
Bill	4/14/2025	041025-	Joe Gibson	Reference: paid for district expense out of pocket. https://clientname(FILLIN).payableslockbox....	1200000 - Accounts Payable	22.84		28474.34
Total 1546095 - Paver Sidewalk Street Repairs						28474.34	0	28474.34
1546096 - Pressure washing								0
Bill	4/14/2025	041425-	Joe Gibson	Reference: paid for district expense out of pocket. https://clientname(FILLIN).payableslockbox....	1200000 - Accounts Payable	201.69		201.69
Total 1546096 - Pressure washing						201.69	0	201.69
1546097 - Clean & Repair Monument Lantern								0
Total 1546097 - Clean & Repair Monument Lantern								0
1546098 - Capital reinvestment 2022 repay								0
General Journal	4/22/2025	620	Finemark National Bank & Trust	May 1 loan payment	1001000 - Cash BU - Operating 5451	147875		147875
Total 1546098 - Capital reinvestment 2022 repay						147875	0	147875

1546099 - Rentals and leases					0
Bill	10/8/2024	100824-4119 Navitas Credit Corp	Reference: Contract payment. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceView...	1200000 - Accounts Payable	901.39 901.39
Bill	11/4/2024	110424-4119 Navitas Credit Corp	Reference: Contract payment. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceView...	1200000 - Accounts Payable	901.39 1802.78
Bill	12/4/2024	120424-4119 Navitas Credit Corp	Reference: Contract payment. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceView...	1200000 - Accounts Payable	901.39 2704.17
Bill	1/4/2025	010425-4119 Navitas Credit Corp	Reference: Contract payment. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceView...	1200000 - Accounts Payable	901.39 3605.56
Bill	2/4/2025	020425-4119 Navitas Credit Corp	Reference: Contract payment. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceView...	1200000 - Accounts Payable	510.09 4115.65
Total 1546099 - Rentals and leases				4115.65	0 4115.65
8541750 - Interest Expense Note 2022					0
Total 8541750 - Interest Expense Note 2022					0
1171000 - Facilities maintenance - Other					0
Total 1171000 - Facilities maintenance - Other					0
Total 1171000 - Facilities maintenance				312691.83	75 312616.83
1180000 - Facilities maintenance (pool)					0
1541050 - Pool maintenance					0
Bill	10/3/2024	10631 Suncoast Pool Service Inc	Reference: Swimming pool and fountain service, Operational checks of pumps and filters system. C...	1200000 - Accounts Payable	1725 1725
Bill	11/5/2024	10695 Suncoast Pool Service Inc	Reference: Swimming pool and fountain service, Operational checks of pumps and filters system. C...	1200000 - Accounts Payable	1725 3450
Bill	12/2/2024	10767 Suncoast Pool Service Inc	Reference: Swimming pool and fountain service, Operational checks of pumps and filters system. C...	1200000 - Accounts Payable	1725 5175
Bill	1/5/2025	10839 Suncoast Pool Service Inc	Reference: Swimming pool and fountain service, Operational checks of pumps and filters system. C...	1200000 - Accounts Payable	1725 6900
Bill	2/26/2025	INV0388 Bandu LLC	Reference: March pool service. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceVi...	1200000 - Accounts Payable	3250 10150
Bill	2/26/2025	INV0387 Bandu LLC	Reference: February pool service. https://clientname(FILLIN).payableslockbox.com/DocView/Invoic...	1200000 - Accounts Payable	3250 13400
General Journal	3/11/2025	604	to accrue for Feb bill	1202100 - Accrued Expenses Payable	1725 15125
General Journal	3/31/2025	604R	Reverse of GJE 604 -- to accrue for Feb bill	1202100 - Accrued Expenses Payable	1725 13400
Bill	4/1/2025	INV0417 Bandu LLC	Reference: April pool service. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceVi...	1200000 - Accounts Payable	3250 16650
Bill	4/12/2025	INV0421 Bandu LLC	Reference: Pool motor wiring. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceVi...	1200000 - Accounts Payable	2577.83 19227.83
Bill	4/27/2025	INV0442 Bandu LLC	Reference: May pool service. https://clientname(FILLIN).payableslockbox.com/DocView/InvoiceView...	1200000 - Accounts Payable	3250 22477.83
Total 1541050 - Pool maintenance				24202.83	1725 22477.83
1541052 - Pool repairs					0
Bill	1/29/2025	SE-26143 Steadfast Environmental, LLC	Reference: Install a 12" x 12" drain basin at the southern pump housing. Run 6" corrugated pipe ...	1200000 - Accounts Payable	1200 1200
Bill	4/27/2025	INV0443 Bandu LLC	Reference: Black algae treatment-April. https://clientname(FILLIN).payableslockbox.com/DocView...	1200000 - Accounts Payable	1100 2300
Total 1541052 - Pool repairs				2300	0 2300
1541054 - Pool permit					0
Total 1541054 - Pool permit					0
1541056 - Pool Janitorial Services					0
Total 1541056 - Pool Janitorial Services					0
1546094 - Pool heater utilities					0
Bill	10/4/2024	100424-0199 Tampa Electric	Reference: Summary Bill account.	1200000 - Accounts Payable	105.83 105.83
Bill	11/4/2024	110424-0199 Tampa Electric	Reference: Summary Bill account.	1200000 - Accounts Payable	45.83 151.66
Bill	12/5/2024	120524-0199 Tampa Electric	Reference: Summary Bill account.	1200000 - Accounts Payable	105.83 257.49
Bill	1/7/2025	010725-0199 Tampa Electric	Reference: Summary Bill account.	1200000 - Accounts Payable	75.83 333.32
Bill	2/5/2025	020525-0199 Tampa Electric	Reference: Summary Bill account.	1200000 - Accounts Payable	45.83 379.15
Bill	3/6/2025	030625-0199 Tampa Electric	Reference: Summary Bill account.	1200000 - Accounts Payable	105.83 484.98
Bill	4/4/2025	040425-0199 Tampa Electric	Reference: Summary Bill account.	1200000 - Accounts Payable	75.83 560.81
Total 1546094 - Pool heater utilities				560.81	0 560.81
1180000 - Facilities maintenance (pool) - Other					0
Total 1180000 - Facilities maintenance (pool) - Other					0
Total 1180000 - Facilities maintenance (pool)				27063.64	1725 25338.64
1190002 - Parks & Recreation					0
1520000 - Management Contract					0
Total 1520000 - Management Contract					0
1520010 - Gym Monitor - Covid					0
Total 1520010 - Gym Monitor - Covid					0
1520020 - Pool/Water Park/Fountain Maint					0
Total 1520020 - Pool/Water Park/Fountain Maint					0
1520030 - Pool Permits					0
Total 1520030 - Pool Permits					0
1520040 - Clubhouse Facility Maintenance					0
Total 1520040 - Clubhouse Facility Maintenance					0
1520060 - CH Telephone & Internet					0
Total 1520060 - CH Telephone & Internet					0
1520080 - CH Exercise Equipment Maint					0
Total 1520080 - CH Exercise Equipment Maint					0
1520100 - CH Pest Control					0
Total 1520100 - CH Pest Control					0
1520120 - CH Office Supplies					0
Total 1520120 - CH Office Supplies					0
1520140 - CHFacility - Janitor Supplies					0
Total 1520140 - CHFacility - Janitor Supplies					0
1520160 - CH Lighting Replacement					0
Total 1520160 - CH Lighting Replacement					0

1520180 - Tennis/Basketball Court Repairs	0
Total 1520180 - Tennis/Basketball Court Repairs	0
1520200 - Miscellaneous Expenses	0
Total 1520200 - Miscellaneous Expenses	0
1520220 - Security/Fire System	0
Total 1520220 - Security/Fire System	0
1520240 - Licenses and Dues for Movies	0
Total 1520240 - Licenses and Dues for Movies	0
1520260 - Special Events	0
Total 1520260 - Special Events	0
1541046 - Pressure Wash	0
Total 1541046 - Pressure Wash	0
1542001 - Debit Card Purchases	0
Total 1542001 - Debit Card Purchases	0
1542002 - Fence/Wall Repair & Maintenance	0
Total 1542002 - Fence/Wall Repair & Maintenance	0
1190002 - Parks & Recreation - Other	0
Total 1190002 - Parks & Recreation - Other	0
Total 1190002 - Parks & Recreation	0
1200001 - Capital Expenditures	0
1552001 - Pool Renovations	0
Total 1552001 - Pool Renovations	0
1552005 - Monument & Landscape & Lighting	0
Total 1552005 - Monument & Landscape & Lighting	0
1200001 - Capital Expenditures - Other	0
Total 1200001 - Capital Expenditures - Other	0
Total 1200001 - Capital Expenditures	0
1200010 - Reserve Study	0
Total 1200010 - Reserve Study	0
1513058 - Legislative	0
Total 1513058 - Legislative	0
1513101 - Legal Counsel	0
Total 1513101 - Legal Counsel	0
1533020 - Gas Utility Services	0
Total 1533020 - Gas Utility Services	0
1533032 - Garbage/Solid Waste Control Ser	0
Total 1533032 - Garbage/Solid Waste Control Ser	0
1533040 - Water-Sewer Combination Service	0
Total 1533040 - Water-Sewer Combination Service	0
1541888 - Special Events	0
Total 1541888 - Special Events	0
1546050 - Furniture and Court Resurface	0
Total 1546050 - Furniture and Court Resurface	0
1551000 - Contingency & FB Forward	0
1200005 - Capital Reserve Expenditures	0
Total 1200005 - Capital Reserve Expenditures	0
1551001 - Miscellaneous Contingency	0
Total 1551001 - Miscellaneous Contingency	0
1551002 - ADA Compliance Project	0
Total 1551002 - ADA Compliance Project	0
1551003 - Elliptical	0
Total 1551003 - Elliptical	0
1551005 - Umbrellas	0
Total 1551005 - Umbrellas	0
1551010 - Pool Heater	0
Total 1551010 - Pool Heater	0
1551100 - Capital Reserve-Reserve Fund	0
Total 1551100 - Capital Reserve-Reserve Fund	0
1551120 - Guardhouse & Paver Project	0
Total 1551120 - Guardhouse & Paver Project	0
1551125 - Landscape R&R - 1st Roudabout	0
Total 1551125 - Landscape R&R - 1st Roudabout	0
1551000 - Contingency & FB Forward - Other	0
Total 1551000 - Contingency & FB Forward - Other	0
Total 1551000 - Contingency & FB Forward	0
1566000 - Expendiures	0
Total 1566000 - Expendiures	0
2600000 - Infrastructure reinvestment	0
1190000 - Capital outlay	0

Total 1190000 - Capital outlay									0
2600000 - Infrastructure reinvestment - Other									0
Total 2600000 - Infrastructure reinvestment - Other									0
Total 2600000 - Infrastructure reinvestment									0
2700000 - Contingency									0
Total 2700000 - Contingency									0
2800001 - Increase in FB-Weir project									0
Total 2800001 - Increase in FB-Weir project									0
2800002 - Increase in FB-Operating Capita									0
Total 2800002 - Increase in FB-Operating Capita									0
2800003 - Weir Project									0
Bill	1/21/2025	7256	Hecker Construction Company,Inc.	Reference: Demo and removal of Seawall Weir systems. https://clientname(FILLIN).payableslockbo...	1200000 - Accounts Payable	32200			32200
Total 2800003 - Weir Project						32200	0		32200
3517720 - Interest Expense - DS 2013									0
General Journal	11/30/2024	609		11/1/24 interest pmt	4151015 - DS 2013 Interest	32431.25			32431.25
Total 3517720 - Interest Expense - DS 2013						32431.25	0		32431.25
4517000 - Cost of Issuance									0
Total 4517000 - Cost of Issuance									0
4517730 - Prepayment Expense-DS 2013									0
5517730 - Prepayment Expense - DS 2013 A1									0
Total 5517730 - Prepayment Expense - DS 2013 A1									0
4517730 - Prepayment Expense-DS 2013 - Other									0
Total 4517730 - Prepayment Expense-DS 2013 - Other									0
Total 4517730 - Prepayment Expense-DS 2013									0
5517720 - Interest Expense - DS 2013 A1									0
Total 5517720 - Interest Expense - DS 2013 A1									0
5541700 - Principal Expense-DS 2013 A1									0
Total 5541700 - Principal Expense-DS 2013 A1									0
5541800 - Bond close out transfer expense									0
Total 5541800 - Bond close out transfer expense									0
6517720 - Interest Investments- 2017 Note									0
Bill	10/16/2024	300977-00001A	Finemark National Bank & Trust	Includes late fees - Spoke with Shannon and John and if late fees pertain to this payment- they ...	1200000 - Accounts Payable	12833.33			12833.33
Deposit	12/31/2024	7101	Finemark National Bank & Trust	late fee returned	1001000 - Cash BU - Operating 5451		7393.75		5439.58
Total 6517720 - Interest Investments- 2017 Note						12833.33	7393.75		5439.58
69800 - Uncategorized Expenses									0
Total 69800 - Uncategorized Expenses									0
7777777 - Lease Expense									0
Total 7777777 - Lease Expense									0
8541650 - Acq. Construction									0
Total 8541650 - Acq. Construction									0
1394000 - Interfund Transfer In									0
Total 1394000 - Interfund Transfer In									0
1530500 - Gain of Debt Forgiveness									0
Total 1530500 - Gain of Debt Forgiveness									0
4394000 - Interfund Transfer In DS 2019									0
Total 4394000 - Interfund Transfer In DS 2019									0
4394005 - Bond Proceeds DS 2019									0
Total 4394005 - Bond Proceeds DS 2019									0
8394000 - Interfund Transfer in Cap									0
Total 8394000 - Interfund Transfer in Cap									0
1588000 - Transfer - Out to Reserve									0
Total 1588000 - Transfer - Out to Reserve									0
1588100 - Transfer-In /Reserves Fund									0
Total 1588100 - Transfer-In /Reserves Fund									0
2588000 - Interfund Transfer Out 201									0
Total 2588000 - Interfund Transfer Out 201									0
3520050 - Prefunding Settlement									0
Total 3520050 - Prefunding Settlement									0
3588000 - Transfer-Out									0
Total 3588000 - Transfer-Out									0
4517700 - Bond Refunding									0
Total 4517700 - Bond Refunding									0
4520000 - Underwriter's Discount									0
Total 4520000 - Underwriter's Discount									0
8588000 - Interfund Transfer Out 301									0
Total 8588000 - Interfund Transfer Out 301									0
No acctnt									0
Total no acctnt									0
TOTAL								15055540.37	15055540.37

Cory Lakes

Community Development District

EXHIBIT

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AGENDA

From: Karen Hauk
Sent: Tuesday, April 29, 2025 12:35 PM
To: Larry Krause ; Ann Belyea
Cc: Tracie Fiduccia
Subject: Forensic Services

Ann,

Thanks so much for presenting us with an opportunity to provide forensic services to your organization. As we mentioned in the meeting, we charge by the hour for these services at \$250/hour.

A basic forensic engagement would typically range from \$10,000 to \$20,000 depending on the scope of the tasks requested. Our recommendation for your organization would be to have your financial statement audit for the fiscal year 9/30/24 completed and then revisit the need to engage in a forensic engagement. The financial statement audit may address some of the concerns that you raised in our meeting. Do keep in mind that a financial statement audit is not designed to detect fraud. You should also communicate the change in management to the auditors.

Hope you have a great day,
Karen



Karen Hauk, CPA, CFE, MBA | Partner, CRI Advisors, LLC | Partner, Carr, Riggs & Ingram, L.L.C.
Carr, Riggs & Ingram | CRIadv.com

Cory Lakes

Community Development District

EXHIBIT

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AGENDA

-----Original Message-----

From: Jim Hartley

Sent: Wednesday, May 14, 2025 12:39 PM

To: Larry Krause

Subject: RE: Cory Lakes forensic audit

Larry, following up on our discussion.

As discussed, we would approach this audit as an Agreed Upon Procedures audit (AUP)

This will outline our task and goal of issuing a report on the transactions and processes of the District. This will allow everyone to understand what will be performed. Ultimately this will include a full examination of the records during this timeframe.

This will cover 2023, 2024 and current 2025. The costs of these services would be at our standard rates for the level of service provided and is anticipated to be in a range from \$12,500 - \$15,000.

Let me know if you have any questions or need to discuss further.

Thank you for the opportunity to further serve the District

Jim Hartley, CPA

DiBartolomeo, McBee, Hartley & Barnes

Cory Lakes

Community Development District

EXHIBIT

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AGENDA

SUMMARY OF MOTIONS MINUTES OF
04/17/25 REGULAR MEETING AND CLOSED SESSION
CORY LAKES COMMUNITY DEVELOPMENT DISTRICT

The Regular Meeting and Closed Session of the Board of Supervisors of the Cory Lakes Community Development District was held Thursday, April 17, 2025 at 6:00 p.m. at Cory Lakes Beach Club, 10441 Cory Lake Drive, Tampa, Florida 33647. The public was able to listen and/or participate in person as well as via ZOOM at <https://us02web.zoom.us/j/3900480969>, Meeting ID: 390 048 0969, Passcode: 54321, or telephonically at +1-305-224-1968.

FIRST ORDER OF BUSINESS – Call to Order/Roll Call/Pledge of Allegiance

Chairman Belyea called the meeting to order at 6:02 p.m., conducted roll call, and led everyone in reciting the Pledge of Allegiance.

Present and constituting a quorum were:

Ann Belyea	Board Supervisor, Chairman
Ronald Acoff	Board Supervisor, Assistant Secretary
Cynthia McIntyre	Board Supervisor, Assistant Secretary
Juan Aliaga	Board Supervisor, Assistant Secretary

Also present were:

Larry Krause	District Manager, Kai
Michael Sakellarides (via Zoom)	Operations Field Manager, Kai
Lauren Parsons (via Zoom)	Vice President, KAI
Brian Quillen (via Zoom)	Head of Operations,
Vivek Babbar (via Zoom)	District Counsel, SRV
Joseph Gibson	Facilities Manager, JCS
Brandy Marshall	Lieutenant, JCS
Steve Small	Account Manager, Juniper
John Scanlon	Owner, JCS
Brandy Marshall	Lieutenant, JCS
Andy Jimenez	EVP, Egis
Yvonne Miller	Board Member, POA

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On a MOTION by Ms. Belyea, SECONDED by Ms. McIntyre, WITH ALL IN FAVOR, the Board approved the **Postponement of the Nomination of the Candidate to the May CDD meeting**, for the Cory Lakes Community Development District.

On a MOTION by Mr. Acoff, SECONDED by Ms. Belyea, WITH ALL IN FAVOR, the Board adopted **Resolution 2025-03, Designating Officers**, for the Cory Lakes Community Development District

***Disclaimer:** Readers should be aware that these summary minutes are intended to provide highlights of topic discussions and items being considered.*

On a MOTION by Ms. McIntyre, SECONDED by Ms. Belyea, WITH ALL IN FAVOR, the Board adopted **Resolution 2025-04, Authorizing Bank Account Signatories, Replacing Ms. Lyalina with Ms. Valentin as Assistant Treasurer**, for the Cory Lakes Community Development District.

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On a MOTION by Ms. Belyea, SECONDED by Ms. Belyea, WITH ALL IN FAVOR, the Board approved the **November 21, 2024, Regular Meeting Minutes**, for the Cory Lakes Community Development District.

On a MOTION by Ms. Belyea, SECONDED by Ms. McIntyre, WITH ALL IN FAVOR, the Board approved the **March 20, 2025, Regular Meeting Minutes, With the Noted Changes**, for the Cory Lakes Community Development District

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On a MOTION by Ms. McIntyre, SECONDED by Ms. Belyea, WITH ALL IN FAVOR, the Board approved the **Contract with Target Towing, subject to Legal Review, and the Implementation of the Towing Process**, for the Cory Lakes Community Development District.

On a MOTION by Ms. Belyea, SECONDED by Ms. McIntyre, WITH THREE IN FAVOR and Mr. Aliaga OPPOSED, the Board approved the **20-mil thick Flooring and the Film for the Top Windows**, for the Cory Lakes Community Development District.

On a MOTION by Ms. Belyea, SECONDED by Ms. McIntyre, WITH ALL IN FAVOR, the Board adopted **Resolution 2025-06**, Authorizing the Facilities Manager to Use and Sign a District Debit Card, With a Maximum Limit of \$10,000 per Month, in Increments of Five Transactions of \$2,000.00 Each, for the Cory Lakes Community Development District.

On a MOTION by Ms. Belyea, SECONDED by Ms. McIntyre, WITH ALL IN FAVOR, the Board opened the **Closed Session for the Security System Discussion**, for the Cory Lakes Community Development District.

On a MOTION by Ms. McIntyre, SECONDED by Ms. Belyea, WITH ALL IN FAVOR, the Board opened the **Regular Meeting**, for the Cory Lakes Community Development District.

Signature

Signature

Printed Name

Printed Name

Title: ☐ Secretary ☐ Assistant Secretary

Title: ☐ Chairman ☐ Vice Chairman

Cory Lakes

Community Development District

EXHIBIT

26

AGENDA

MINUTES OF 04/17/25 REGULAR MEETING AND CLOSED SESSION
CORY LAKES COMMUNITY DEVELOPMENT DISTRICT

The Regular Meeting and Closed Session of the Board of Supervisors of the Cory Lakes Community Development District was held Thursday, April 17, 2025 at 6:00 p.m. at Cory Lakes Beach Club, 10441 Cory Lake Drive, Tampa, Florida 33647. The public was able to listen and/or participate in person as well as via ZOOM at <https://us02web.zoom.us/j/3900480969>, Meeting ID: 390 048 0969, Passcode: 54321, or telephonically at +1-305-224-1968.

FIRST ORDER OF BUSINESS – Call to Order/Roll Call/Pledge of Allegiance

Chairman Belyea called the meeting to order at 6:02 p.m., conducted roll call, and led everyone in reciting the Pledge of Allegiance.

Present and constituting a quorum were:

Ann Belyea	Board Supervisor, Chairman
Ronald Acoff	Board Supervisor, Assistant Secretary
Cynthia McIntyre	Board Supervisor, Assistant Secretary
Juan Aliaga	Board Supervisor, Assistant Secretary

Also present were:

Larry Krause	District Manager, Kai
Michael Sakellarides (via Zoom)	Operations Field Manager, Kai
Lauren Parsons (via Zoom)	Vice President, KAI
Brian Quillen (via Zoom)	Head of Operations,
Vivek Babbar (via Zoom)	District Counsel, SRV
Joseph Gibson	Facilities Manager, JCS
Brandy Marshall	Lieutenant, JCS
Steve Small	Account Manager, Juniper
John Scanlon	Owner, JCS
Brandy Marshall	Lieutenant, JCS
Andy Jimenez	EVP, Egis
Yvonne Miller	Board Member, POA

The following is a summary of the discussions and actions taken at the April 17, 2025 Cory Lakes CDD Board of Supervisors Regular Meeting and Closed Session.

SECOND ORDER OF BUSINESS – Chairman’s Opening Comments

Chairman Belyea welcomed everyone and explained that the Audience Comments section was limited to three minutes per person and only for subjects that were included in the agenda.

THIRD ORDER OF BUSINESS – Other Supervisors’ Opening Comments

Supervisor Aliaga thanked all for their presence. He acknowledged the efforts of the CDD in enhancing the community. He reported that issues at the swimming pool had lessened, possibly due to parents speaking with their children. However, he raised concerns about adults placing large chairs on the pool ramp and sitting with their feet in the water. He also noted that some residents have been removing dumbbells from the gym to exercise outdoors, which was prohibited. Regarding the tennis courts, he reminded residents that the facility was for everyone and should not be dominated by any specific group. He then urged residents not to place palm fronds over drainage areas, as this could cause blockages and costly repairs. He reminded pet owners to keep dogs leashed, especially in areas managed by the CDD. He expressed the need for stricter enforcement from security and asked them to inspect the dark area behind the Beach Club near the playground. He then spoke about an issue at 18012 Java Isle.

Supervisor Acoff addressed the upcoming hurricane season, encouraging residents to trim trees, remove debris, and prepare emergency plans. He said that he would contact TECO to investigate recent uneven power outages during past hurricanes and explore how to improve the neighborhood's grid reliability.

Supervisor McIntyre welcomed attendees and acknowledged JCS for organizing a successful Spring Festival, highlighting the presence of the Easter Bunny, food, and sponsors that helped reduce CDD costs. She expressed optimism that future events would attract more sponsors. She then addressed the high volume of emergency repairs in recent agendas, expressing concern over the growing costs. She assured the residents that the Board is prioritizing safety and cost-efficiency but warned of potential budget impacts. She invited the community to provide feedback and concluded by thanking Mr. Gibson for his role in the Spring Festival.

FOURTH ORDER OF BUSINESS – Audience Comments

Ms. Gupta thanked Mr. Gibson for addressing her pedestrian gate concerns. She requested an update to the Beach Club Facility Rental Policies to increase the occupant limit from 100 to 268. She also asked for the posting of security contact information and pool rules to improve compliance and safety. Additionally, she raised concerns about technical issues with Zoom meetings, citing poor audio and frequent disconnections.

Mr. Foster formally submitted his candidacy for the vacant seat. He read his letter of intent, noting his background and qualifications and emphasized his dedication and plans for the community.

Mr. Ramphal briefly raised concerns about the gym lights and asked for an update on the repairs.

Mr. Forbes expressed his candidacy for the supervisor position, citing his commitment to the community and his leadership roles, including the neighborhood watch program. He committed to transparency, accountability, and enhancing security and infrastructure without overburdening taxpayers.

Supervisor McIntyre raised a point of order regarding the omission of Robert's Rules of Order and rules of debate from the agenda, which had previously been promised for inclusion. Chairman Belyea responded that due to a full agenda and the business nature of the meeting, the item would not be addressed that evening.

FIFTH ORDER OF BUSINESS – Business Items

A. Exhibit 1: Consideration/Acceptance of Resignation of Anthony Hawkeye

On a MOTION by Ms. McIntyre, SECONDED by Ms. Belyea, WITH ALL IN FAVOR, the Board accepted the Resignation of Mr. Hawkeye as Supervisor , for the Cory Lakes Community Development District.

B. Discussion: Appointment of Seat No. 3 – Term Expires: 11/2028

Chairman Belyea acknowledged that the resignation had created a vacancy on the Board. She explained that the Board would be responsible for appointing a resident homeowner to fill the position. She emphasized the importance of basing the decision on what would best serve the community, rather than personal relationships or alliances.

Mr. Krause asked Mr. Babbar whether a formal vote was required to declare the seat vacant. Mr. Babbar clarified that no such vote was necessary; acceptance of the resignation automatically rendered the seat vacant under applicable procedures.

Chairman Belyea elaborated on the appointment process, noting that while Supervisors are typically elected by homeowners during the general election, in the case of a mid-term vacancy, the remaining Board members are responsible for selecting a replacement. Four candidates had already expressed interest, and Chairman Belyea invited Board members to suggest any additional nominations.

Supervisor McIntyre proposed publicly announcing the vacancy to ensure all residents had the opportunity to apply and present themselves at a future meeting. She advocated for deferring the appointment to a later date in order to allow the process to be transparent and inclusive. Supervisor Acoff expressed agreement

and reiterated the value of transparency, recommending giving the community time to respond. Supervisor Aliaga supported the idea of enabling public input and emphasized the importance of community involvement. When a suggestion was made to allow for temporary appointments or rotational service, Chairman Belyea clarified that such an approach was not permissible under Statute and the Board must follow proper procedures.

Supervisor McIntyre asked whether the Board was obligated to fill the vacancy. She recalled a previous instance where the Board did not fill a vacancy prior to an election. Supervisor Acoff said that filling the seat promptly was critical to avoid deadlocks in voting and to maintain effective governance, especially with upcoming budget deliberations.

On a MOTION by Ms. Belyea, SECONDED by Ms. McIntyre, WITH ALL IN FAVOR, the Board approved the **Postponement of the Nomination of the Candidate to the May CDD meeting**, for the Cory Lakes Community Development District.

Chairman Belyea directed Kai to send out a notice to the community, informing residents of the vacancy and inviting interested homeowners to submit their qualifications for consideration. These materials would need to be received within two weeks in order to be reviewed in advance of the May meeting. Supervisor Acoff requested that a firm deadline be established so the Board could evaluate submissions thoroughly prior to voting.

Mr. Krause clarified the statutory deadlines, noting that while the meeting agenda must be posted seven days in advance, supporting materials could be distributed earlier. It was agreed that candidate materials would be due by May 1, and Mr. Krause would email submissions to Board members on May 2 upon receipt, without waiting for the formal agenda packet. It was further determined that candidates would each be given three minutes to present their qualifications at the May 15 CDD meeting, followed by questions from the Board.

C. Consideration/Adoption of Resolutions:

1. Exhibit 2: 2025-03, Designating Officers

Mr. Krause explained that the first two resolutions—2025-03 and 2025-04—were necessary for banking functions, including the authorization of signatures on checks and invoices and that the third resolution, 2025-05, was for updating the administrative office address.

Supervisor Acoff asked about the identity of individuals being authorized in the resolutions, noting that Ms. Thibault was no longer with the District. Mr. Krause noted that Ms. Robertson and Ms. Parsons were present virtually. Chairman Belyea confirmed these individuals would attend the following Tuesday's meeting in person.

Regarding Resolution 2025-03, the Board discussed whether to appoint a new Vice Chair immediately or wait until the May meeting, when a new supervisor would be selected. Supervisor Acoff emphasized the importance of giving any incoming Board member the opportunity to be considered for officer roles, and the Board agreed.

On a MOTION by Mr. Acoff, SECONDED by Ms. Belyea, WITH ALL IN FAVOR, the Board adopted **Resolution 2025-03, Designating Officers**, for the Cory Lakes Community Development District

2. Exhibit 3: 2025-04, Authorizing Bank Account Signatories

Mr. Krause noted a correction to Resolution 2025-04, stating that Ms. Valentin should replace Ms. Lyalina as Assistant Treasurer. Mr. Babbar, legal counsel, advised that the Board could approve the correction by motion and revise the resolution later for signature.

On a MOTION by Ms. McIntyre, SECONDED by Ms. Belyea, WITH ALL IN FAVOR, the Board adopted **Resolution 2025-04, Authorizing Bank Account Signatories, Replacing Ms. Lyalina with Ms. Valentin as Assistant Treasurer**, for the Cory Lakes Community Development District.

3. Exhibit 4: 2025-05, Designating Primary Administrative Office Headquarters

On a MOTION by Ms. Belyea, SECONDED by Ms. McIntyre, WITH ALL IN FAVOR, the Board adopted **Resolution 2025-05, Designating Primary Administrative Office Headquarters**, for the Cory Lakes Community Development District.

Supervisor Acoff requested that resumes or background information on the newly designated financial officers be made available before the budget meeting on April 22, 2025. Mr. Krause agreed to provide that information.

SIXTH ORDER OF BUSINESS – Vendor Updates

A. District Engineer: Johnson Engineering, Inc.

There being none, the next item followed.

B. JCS Investigations

1. Update: Access to Boat Ramp and Amenities

Ms. Marshall presented a procedural update on lake access security. She explained that key locations would be marked by chained poles with visible locks to indicate restricted areas, intended to prevent unauthorized access by non-residents. She said that keys would be held at both guard booths and the office, and that the office manager would verify POA numbers when access is requested. She added that the access would be managed through a reservation system, requiring residents to provide a POA number. She noted that reservations could be made online, with all information—including time, date, and verification—tracked virtually. Ms. Marshall confirmed that residents would receive updated information via monthly email bulletins, and the access process would involve staff unlocking and re-locking the gate or chain. She also proposed sending a community-wide notice about the new system. Some concerns were raised about vehicles using secondary driveways to access the lake. Ms. Marshall suggested placing chains or signage in those areas to deter entry. It was noted that “no parking” and “restricted area” signs had already been posted. When asked about the number of unauthorized individuals accessing the lake, Ms. Marshall estimated between 15 and 30 incidents per month, depending on the weather, with an average of 40 during the previous summer. She shared an example of a group of six individuals who had launched kayaks at the lake, even though they were not residents.

The board discussed the effective date, and Ms. Marshall confirmed implementation could begin as early as the following day, April 17, 2025. However, she recommended providing residents with a few days’ notice to prepare. Supervisor Acoff raised concerns about residents inviting guests who might misuse access, and the Board agreed that the new system would require that guests be accompanied by residents. Mr. Gibson requested that Steadfast also be provided with a key to ensure they could access the area at any hour.

On a MOTION by Ms. Belyea, SECONDED by Ms. McIntyre, WITH ALL IN FAVOR, the Board approved the **30-Day Test Run of the Lake Access Locking Procedure for Non-Residents, With Key Access Available upon Request and a Notice to the Community Prior to Implementation, Noting that the Contracted Security and Aquatic Maintenance Vendors be Provided with Access**, for the Cory Lakes Community Development District.

Supervisor Acoff then inquired about the start date for the JCS pool attendant. Chairman Belyea clarified that the pool attendant was scheduled to begin on May 1, 2025, per the budget. There was brief discussion about whether to publicly announce this date ahead of time, but the Board ultimately agreed to defer further discussion on the topic to a closed session following the meeting.

C. Exhibit 5: Juniper – Maintenance Quality Inspection conducted on 03/31/2025

Mr. Small provided an update to the Board. Supervisor Acoff spoke about a concern on the lights and asked the landscaping crew to ensure that trees were properly circled with mulch and that the lights were protected. Supervisor McIntyre inquired whether Mr. Gibson was accompanying Mr. Small during inspections, and Mr. Gibson confirmed. Supervisor McIntyre asked about the test on the mulch glue, and Mr. Small proposed a test application in the pool area.

1. Consideration/Approval of Proposals:

a. Exhibit 6: Installation of Mulch - \$58,000.00

Supervisor Aliaga inquired how the Board would verify that the correct amount of mulch was delivered and how the delivery would be managed. Mr. Small clarified that a different contractor would be used this year and that adjustments had already been made to reduce volume and cost by eliminating non-essential areas from the plan. Supervisor McIntyre noted that the proposal exceeded the \$50,000 budgeted amount by \$8,000. Chairman Belyea stated that the extra funds could likely be found elsewhere in the budget, though Supervisor Acoff emphasized the need to remain within the approved budget until the Board had a clearer financial outlook.

On a MOTION by Ms. Belyea, SECONDED by Ms. McIntyre, WITH ALL IN FAVOR, the Board approved the **Installation of Mulch by Juniper, with a Not-To-Exceed amount of \$50,000.00, and the Option to Revisit Additional Funding at a Later Date**, for the Cory Lakes Community Development District.

b. Exhibit 7: Installation of Perennials - \$2,492.80

The Board had a discussion on the proposal and the budgeted amount, and Mr. Small said that he would provide a new proposal for them.

On a MOTION by Ms. Belyea, SECONDED by Ms. McIntyre, WITH ALL IN FAVOR, the Board approved the **Installation of Perennials, with a Not-To-Exceed amount of \$1,750.00 at the Specified Locations**, for the Cory Lakes Community Development District.

Supervisor McIntyre asked about the sprinklers and the tennis court, and Mr. Small stated that he would look into it.

D. Exhibit 8: Steadfast – Waterway Inspection Report conducted on 04/08/2025

Chairman Belyea inquired about the fountain at the Morris Bridge entrance, and Mr. Gibson said that he would check back on the issue with Steadfast.

E. Exhibit 9: Consideration/Approval of Sidewalk Repair Proposal – Precision Sidewalk Safety - \$74,860.00 to \$78,603.00

Mr. Kurkcü introduced himself and discussed the proposal. Supervisor Acoff asked about the rating system and the breakdown, as the areas might need to be addressed in phases. He also expressed concern about the driveways that were excluded from the initial assessment. Chairman Belyea thought that the homeowners were responsible for maintaining their sidewalks. This raised the issue of ownership and accountability for sidewalk maintenance, prompting further discussion on the matter.

Supervisor McIntyre inquired why the sidewalk repairs were being discussed during this meeting. Mr. Gibson explained that the insurance company had reported six trip-related claims over the past years. The Board had a discussion on the areas to be addressed in the proposal. Chairman Belyea asked who is legally responsible for the sidewalks. Mr. Babbar explained that the POA might have covenants that require homeowners to maintain the sidewalks adjacent to their properties; however, if no such covenants exist, the responsibility to improve and repair the sidewalks would fall to the CDD.

Supervisor Acoff questioned whether the repairs being discussed were for the current year or would be scheduled for the next year. Supervisor McIntyre expressed concern about the number of claims related to

sidewalk hazards and asked whether the Board should be formally notified of such claims. She asked whether there was a systematic approach to selecting which areas to address first. Mr. Babbar clarified that case law indicated that government entities, such as the CDD, are not considered insurers. Therefore, while the CDD can prioritize repairs, it is not obligated to address all hazards at once. It was agreed that a structured plan should be developed to address the sidewalk issues over time, with the most severe hazards prioritized.

Supervisor Acoff requested a more detailed breakdown of the costs associated with addressing the most severe sidewalk hazards. Mr. Kurkcü noted that there were 417 sidewalk hazards identified, and the estimated cost for repairing these was approximately \$55,000. Chairman Belyea added that any sidewalk elevated by more than 2 inches would need to be addressed by another company, as the current vendor was not equipped to handle these larger discrepancies. The Board asked Mr. Krause to provide a list of all claims for the past two years, and Mr. Krause confirmed. Additionally, it was decided that the vendor would provide an updated proposal, incorporating the requested changes.

F. Exhibit 10: Consideration/Approval Holiday Lighting Proposal – Illuminations - \$53,730.00

1. Price Matrix

Mr. Gay discussed the proposal and the price matrix for the holiday lighting, offering a 10% discount to the District. Supervisor Aliaga asked about installation of lights on the palm trees. Mr. Gay explained that while the lights could be installed, doing so would require a lift to put them up and take them down, noting the additional costs.

On a MOTION by Ms. Belyea, SECONDED by Mr. Acoff, WITH THREE IN FAVOR and Mr. Aliaga OPPOSED, the Board approved the **Five-Year Option for the Holiday Lighting Installation by Illuminations**, for the Cory Lakes Community Development District.

Chairman Belyea also requested an update on the landscaping lighting, asking about progress and any necessary improvements. Mr. Gibson was instructed to collaborate with Mr. Gay regarding the operations of the lights. Mr. Carpenter reported an issue with the lighting at the Morris Bridge entrance, and Mr. Gay said that he would look at it.

SEVENTH ORDER OF BUSINESS – POA Reports

Ms. Miller stated that she had two items on her agenda but chose to focus her remarks on the topic of sidewalks, which had just been addressed during the meeting. She referenced a meeting held the previous evening where a homeowner raised concerns about hazardous sidewalks within the community. The homeowner's concern stemmed from the POA communicating to residents that they are now responsible for maintaining palm trees, ensuring a seven-foot clearance, keeping sidewalks clear of obstructions such as vehicles, and maintaining their sections of the sidewalk. She asked that if the evaluation determines that some sidewalk or driveway responsibilities lie with the POA or individual homeowners, the findings be formally shared with the POA—either in a joint meeting or through documentation—to ensure a unified and consistent message is communicated to residents.

Supervisor Acoff responded affirmatively, stating that once the sidewalk evaluation is completed and critical areas are identified, the findings can be shared with the POA. He acknowledged the importance of specifying exact locations and addresses to avoid confusion and enable clear communication. Chairman Belyea added that while the CDD may not be able to identify every single location in need of repair, general guidance could be provided to residents. She noted that residents should be informed about sidewalk elevation standards, such as the acceptable gap between the sidewalk and adjacent pavement, to determine violations. Ms. Miller agreed, stating that the more detailed information the CDD can provide, the more effectively the POA can help demonstrate that the CDD and POA are working collaboratively to resolve the sidewalk issues. She reiterated that homeowners should be made aware of their responsibilities and what constitutes a safety or code violation. The ADA standard was also mentioned.

Ms. Miller asked whether Mr. Krause or the CDD's legal counsel had received any updates or returned documentation from the POA's counsel regarding proposed changes to their agreement. Mr. Babbar indicated that the matter was part of his upcoming report but offered to address it immediately if the Board preferred. Ms. Miller concluded her remarks by requesting that any reports or correspondence be forwarded to the POA for follow-up and transparency. Chairman Belyea acknowledged her request and indicated the Board would address the matter during the legal report section of the meeting.

EIGHTH ORDER OF BUSINESS – Financial Items

A. Exhibit 12: Consideration/Acceptance of March 2025 Unaudited Financial Statements

Supervisor Acoff noted the absence of the variance report typically provided to the Board, noting it might have been missed due to the transition in staff. Chairman Belyea responded that the report was under internal review following the departure of Ms. Thibault. Supervisor Acoff voiced concern about the financial transition, referencing past experiences and expressing discomfort with the current state of oversight. He suggested conducting a detailed audit to ensure financial transparency.

Mr. Krause then read a statement regarding Ms. Thibault's departure, noting that the events occurred did not align with their company values and decided to move forward with Kai. The Board was informed that Mr. Andy Mendenhall, the new Director of District Management with 20 years of experience, would attend the budget meeting. The Board had a discussion if the audit was necessary. Ms. Parsons reassured the Board and confirmed her attendance at the upcoming meeting.

On a MOTION by Ms. McIntyre, SECONDED by Mr. Acoff, WITH THREE IN FAVOR and Ms. Belyea OPPOSED, the Board approved to **Conduct a Forensic Audit within 30 Days**, for the Cory Lakes Community Development District.

Supervisor McIntyre asked if the accounting was done outside the country. Ms. Parsons clarified that although Kai uses offshore staff for basic invoice processing, all financial approvals and bank account access remain in the Florida office. She also confirmed that payroll responsibilities rest solely with a Florida-based employee, and offshore personnel do not access sensitive or confidential information. Supervisor McIntyre spoke about specific budget line items, such as the budget allocated to outside maintenance and contingency fund. The Board agreed to postpone the acceptance of the March 2025 unaudited financial statement to the Tuesday meeting, when more detailed information and staff would be available for further discussion.

NINTH ORDER OF BUSINESS – Approval of Minutes

A. Regular Meeting: November 21, 2024

1. Exhibit 13: Updated Meeting Minutes

On a MOTION by Ms. Belyea, SECONDED by Ms. Belyea, WITH ALL IN FAVOR, the Board approved the **November 21, 2024, Regular Meeting Minutes**, for the Cory Lakes Community Development District.

B. Regular Meeting: March 20, 2025

1. Exhibit 14: Summary of Motions

2. Exhibit 15: Meeting Minutes

Supervisor McIntyre noted that line 206, page 5 of the minutes, should state "contractor." She suggested adding "for the removal and replacement of mulch" after the amount on line 181. Additionally, she emphasized the importance of consistently recording when the Board reaches consensus on directives or agenda items, even when no formal vote occurs, and Mr. Krause confirmed. Supervisor Acoff also commented that "He" should be "She" on line 44.

On a MOTION by Ms. Belyea, SECONDED by Ms. McIntyre, WITH ALL IN FAVOR, the Board approved the **March 20, 2025, Regular Meeting Minutes, With the Noted Changes**, for the Cory Lakes Community Development District

3. Exhibit 16: Action Item List as of April 10, 2025

4. Exhibit 17: Contract List as of April 10, 2025

TENTH ORDER OF BUSINESS – Staff Reports

A. District Counsel: Straley Robin Vericker, P.A.

1. Exhibit 18: Consideration/Approval of Cory Lake Isles Enforcement and Cooperation Agreement with POA

Mr. Babbar reported that he had received minor feedback, noting the recent changes to the HOA statute, which now limits the ability to issue fines. He then mentioned a revision to the indemnification clause and confirmed that the change is standard and legally compliant. Additionally, a clarification was made at Section 4—at Supervisor Acoff's request—to specify that any party causing damage would be responsible for paying for it. Mr. Gibson briefly interjected to correct the address listed in the agreement.

On a MOTION by Ms. Belyea, SECONDED by Ms. McIntyre, WITH ALL IN FAVOR, the Board approved the **Cory Lake Isles Enforcement and Cooperation Agreement with POA, With the Noted Changes**, for the Cory Lakes Community Development District.

2. Update: 17923 Cachet Isle

Chairman Belyea requested an update on the property at 17923 Cachet Isle. Mr. Babbar responded that he had been focused on the project's scope and obtaining proposals but had not yet taken action, as he was still waiting to receive a response from Mr. Reed.

The discussion then shifted to the contract for paver work, with Supervisor Acoff asking for clarification on its status. Mr. Babbar explained that he had been in communication with Mr. Krause and was reviewing the agreement, noting that a revised schedule had been circulated but was not initially found in his inbox. Supervisor Acoff confirmed that the revised table had been sent in March and emphasized the urgency of finalizing the contract to avoid scheduling conflicts with school bus routes during summer break. Mr. Babbar acknowledged receipt of the revised schedule and committed to moving the process forward promptly.

Supervisor McIntyre raised concerns about whether towing was currently being implemented and about the amount of time security staff spent tagging vehicles instead of patrolling. Mr. Krause clarified that JCS was responsible for protecting District assets and that towing operations required careful coordination. Ms. Marshall added that the POA and the towing company had been ready, but the implementation was stalled due to the absence of a formal agreement and Board approval. Supervisor Acoff suggested creating a comprehensive checklist to ensure all procedural elements—such as signage, enforcement, and communications—were in place.

Ms. Marshall explained the towing process, and Supervisor McIntyre asked that a formal policy and communication plan be developed, including a clear explanation for residents and directions for obtaining parking passes. The Board agreed on the need to align existing policy with practice and emphasized the importance of transparency and consistency. It was confirmed that signage from the towing company would need to be installed after the Board approved the motion and executed the contract.

Mr. Krause recommended a soft launch involving warnings for the first two weeks, followed by active towing enforcement, with multiple communications issued to residents throughout the process. The Board agreed to proceed with finalizing the towing contract, installing signage, issuing notices, and establishing a grace period before full enforcement begins.

On a MOTION by Ms. McIntyre, SECONDED by Ms. Belyea, WITH ALL IN FAVOR, the Board approved the **Contract with Target Towing, subject to Legal Review, and the Implementation of the Towing Process**, for the Cory Lakes Community Development District.

3. Exhibit 19: Discussion: Review of Pages 1-4 of CDD Revised Policies as of January 2025 (30 minutes)

The Board decided to discuss this item at the next meeting.

B. Office Administrator: Joe Gibson

1. Exhibit 20: Updated April 2025 Report

Supervisor Acoff noted that while reviewing documents associated with the events, he saw several listed sponsors that had not been previously discussed by the Board. He recommended creating a specific form to document all sponsorships and in-kind services, emphasizing the importance of transparency and accountability in government operations. Citing potential risks—such as conflicts of interest or vendors later billing for services not properly recorded—he insisted that the Board must be fully aware of any such arrangements. Mr. Babbar agreed with Supervisor Acoff's recommendation, stating that a distinct form should be used for audit and record-keeping purposes. Supervisor Acoff suggested forwarding it to the Chairman for reference, and Chairman Belyea concurred.

Mr. Gibson reported that routine office functions such as barcode processing, lease tracking, and accounts payable aging reports were ongoing. He noted that two part-time staff members were assisting with both daily office operations and event support. Reflecting on the recent event, Mr. Gibson stated that it provided valuable insight into expectations for future community functions, including smaller summer gatherings and larger fall, holiday, and spring events.

Mr. Gibson then addressed ongoing technical difficulties with the community's digital signage. He reported that although new messages could be added, the existing software did not allow for the removal of old content. He recommended acquiring a new laptop, as the current one had a damaged screen and malfunctioning USB ports. This hardware update had already been discussed in a prior pre-budget meeting.

Supervisor Aliaga asked why power washing throughout the community had not yet been completed. Mr. Gibson replied that power washing had been underway but was delayed due to urgent repairs, including three recent incidents of damaged gates. Supervisor Aliaga questioned the delay, estimating the remaining work should take three days. Mr. Gibson clarified that while work was progressing, maintenance responsibilities extended beyond power washing, including response to emergencies and overall facility upkeep. He also mentioned that prior cost concerns had led the board to reject outsourcing the work, though the cost of internal labor might ultimately be comparable. Supervisor Aliaga suggested a second staff person be assigned full-time to power washing. Mr. Gibson responded that his team was addressing all responsibilities to the best of their capacity and emphasized that maintenance was not limited to one task. Chairman Belyea asked the Board to recognize the broader scope of work being managed. Mr. Gibson reiterated that improvements were ongoing, that many areas had been neglected in the past, and that the team was committed to restoring the community to a high standard. He clarified that the extensive buildup of grime had increased the time needed to complete pressure washing tasks.

2. Exhibit 21: Spring Festival Update

C. Facilities Manager: Joe Gibson

1. Exhibit 22: Updated April 2025 Report

Mr. Gibson presented the updated April 2025 report, outlining recent facility and event updates, including Beach Club rental activity and maintenance needs. During the discussion, Supervisor McIntyre inquired whether the damaged drywall and the non-functioning community fountain were currently on the list

of items scheduled for repair. Mr. Gibson confirmed that both issues had been noted and were included on the list to be addressed.

2. Exhibit 23: Consideration/Approval of Beach Club Flooring Proposals

- a. Scharber - \$25,980.00
- b. Hanover - \$24,873.00
- c. Floor Coverings Option 1 - \$27,002.55
- d. Floor Coverings Option 2 - \$31,089.50

Supervisor McIntyre asked about pool signage required to address code violations. Mr. Gibson responded that new signage had been installed using previously purchased signs. Chairman Belyea and Mr. Gibson noted that while signs were in place, some were incomplete, lacking specific rules such as restrictions on loud music and horseplay. Mr. Gibson explained that previous signage efforts had not been comprehensive, and some were outdated or missing critical information. The Board acknowledged the need for improved, more explicit signage, especially to address safety concerns raised by parents. Supervisor McIntyre proposed that when the rules and regulations are updated, the signage should be revisited to reflect the new standards. Mr. Krause emphasized the importance of inclusive language in the signage that doesn't narrowly target specific behaviors but addresses broader safety and conduct expectations. Chairman Belyea noted that even with updated signs, new issues would arise—like recent reports of children misusing garden tools or adults damaging yoga mats. The Board generally agreed that clearer, enforceable rules were necessary. There was also concern about items like beach chairs being placed in the pool area and a lack of restrictions on certain activities, such as playing with balls in the pool.

Mr. Gibson presented several options for the flooring of the Beach Club, detailing thickness and durability of each. Supervisor McIntyre asked whether the insurance company had mandated replacement. Mr. Gibson confirmed that a pending report cited the current flooring as a liability due to the risk of injury from gaps that exceed code. While most agreed on the need to replace the floor, Supervisor McIntyre advocated for a comprehensive redesign of the Beach Club, suggesting that an interior designer develop a long-term renovation plan. She emphasized the need to make the bathrooms ADA-compliant and remove the underutilized children's play area to increase usable space. The Board agreed that some areas, including damaged or outdated play structures and possibly the kitchen, should be cleared out, though the kitchen still served catering purposes.

Supervisor McIntyre also raised concerns about glare from the windows, recommending the installation of window film to improve meeting visibility and reduce heat, potentially lowering air conditioning costs. The Board agreed to pursue pricing for both the window film and fixing a cracked front window.

The Board had a discussion on the specifications of the flooring proposals.

On a MOTION by Ms. Belyea, SECONDED by Ms. McIntyre, WITH THREE IN FAVOR and Mr. Aliaga OPPOSED, the Board approved the **20-mil thick Flooring and the Film for the Top Windows**, for the Cory Lakes Community Development District.

3. Exhibit 24: Consideration/Approval of Playground Repair Proposal – Play Power - \$22,892.65

Mr. Gibson discussed the proposal, and the Board spoke about the budget allocation for the different projects and opted to wait for the budget meeting before making any decision.

4. Exhibit 25: Consideration/Approval of Pool Furniture Proposals

- a. Resling
 - i. Suncoast - \$12,174.00
 - ii. Florida Patio - \$24,873.00

Mr. Gibson provided a breakdown of pool furniture refurbishment estimates. Supervisor Acoff asked whether all furniture needed repainting or just the slings. Mr. Gibson clarified that many of the tables and some chairs had visible rust and peeling paint, with repainting necessary to preserve aesthetics and prevent further degradation. He added that most of the painting cost was associated with the tables, not the chairs. Supervisor McIntyre requested an additional estimate for repainting from another vendor, suspecting the included painting cost might be high. However, Mr. Gibson explained that many painting vendors may not accept the job unless they are also re-slinging, due to the complexity of disassembling the chairs and powder coating the frames.

Supervisor Acoff asked whether Suncoast had any partnerships with third-party painters. Mr. Gibson responded that Suncoast only paints their own newly produced furniture and does not offer repainting services for existing furniture. He agreed to follow up with Suncoast to confirm whether they could recommend a painter.

Supervisor McIntyre asked whether all umbrellas needed to be replaced. Mr. Gibson confirmed that all existing umbrellas were beyond repair due to misuse—many had been left open and damaged by wind. Mr. Gibson stated that both Suncoast and Florida Patio had estimated four to six weeks for the completion of refurbishment. There was general consensus that the turnkey solution from Florida Patio was likely the better long-term value due to the inclusion of painting, single-trip logistics, and quality of workmanship. However, final approval was deferred pending confirmation of available budget funds. Mr. Gibson committed to obtaining a final response from Suncoast regarding possible painting options and to refining the chair count and cost estimate before the next meeting.

b. Replacement of Wet Deck Furniture

i. Suncoast - \$43,659.00

ii. Florida Patio - \$43,970.00

c. Replacement of Cushions (Undercover) – Wicker Paradise - \$5,364.00

Mr. Gibson addressed the condition of the cushions and wicker furniture. He noted that the cushions have mildew, and while it might be possible to clean them, the process could damage the fabric. Regarding the wicker furniture, he reported that it was still in good condition and structurally stable. Though a few strands may need to be re-woven, none were broken. He estimated that the wicker could last another three to five years.

5. Exhibit 26: Consideration/Approval of Resurfacing 2 Tennis and 1 Basketball Courts Proposals

a. Welch - \$41,050.00

b. Lawson - \$45,800.00

c. Stewart - \$46,000.00

d. Florida Courts - \$120,000.00

e. Sportsline - \$88,617.00

Mr. Gibson presented updates regarding the tennis courts and discussed the differences between the proposals. He advised the Board to begin budgeting for full replacement during that timeframe. He also mentioned that removing certain nearby trees could help mitigate future root damage.

6. Consideration/Approval of Resurfacing and Painting Pickleball (Hockey) Courts Proposals

Mr. Gibson said resurfacing companies would only work within the existing walls, which are structurally compromised. The Board discussed the possible actions on the walls. Chairman Belyea recommended resurfacing the tennis courts and adding pickleball lines, using temporary nets to satisfy players. Supervisor McIntyre suggested seeking private sponsorships to fund a proper pickleball facility at the hockey rink and offered to act as liaison, and the Board concurred. Mr. Babbar explained that while sponsorship is allowed, all sponsors must be treated equally under first amendment law. Supervisor Acoff emphasized the need for CDD oversight. Mr. Babbar advised listing the potential hockey rink conversion as an agenda item to allow for public

input before moving forward. Chairman Belyea confirmed resurfacing of tennis courts 1 to 4, with pickleball lines added to court 4, considering the budget.

- a. Lawson - \$28,125.00
- b. Florida Courts - \$39,000.00
- c. Sportsline - \$32,000.00

7. Exhibit 27: Consideration/Approval of Volleyball Court Repair Proposals

Supervisor Acoff recommended that the District Engineer review the proposed repair plans for the volleyball court prior to any further action or approval.

- a. Juniper – Sand Replacement & PVC Repair - \$6,962.50
- b. Juniper – Complete Repair - \$85,443.31
- c. Florida – Sand Replacement & PVC Repair - \$5,750.00
- d. Florida – Complete Repair - \$29,800.00

Supervisor McIntyre asked about the insurance coverage regarding security staff using the vehicles, and Mr. Gibson said that Mr. Scanlon said that they would cover the drivers.

D. District Manager: Kai

Chairman Belyea spoke about the spending authority of Mr. Gibson and recalled the resolution that was presented at the last meeting.

Supervisor McIntyre asked about the refund for Envera. Mr. Gibson reported that he had provided Envera with the dates during their system was down and stated that the District should issue a bill to Envera to recover the additional staffing costs incurred during that period.

Supervisor Acoff then asked for an update on the FEMA status.

On a MOTION by Ms. Belyea, SECONDED by Ms. McIntyre, WITH ALL IN FAVOR, the Board adopted **Resolution 2025-06, Authorizing the Facilities Manager to Use and Sign a District Debit Card, With a Maximum Limit of \$10,000 per Month, in Increments of Five Transactions of \$2,000.00 Each**, for the Cory Lakes Community Development District.

Supervisor McIntyre requested that discussion regarding converting the hockey rink into pickleball courts be placed on the May 15 meeting agenda, and the Board agreed. Mr. Gibson informed the Board that he would not be present at the May meeting.

Supervisor McIntyre inquired about the \$7,000 payment to Solitude, specifically regarding its status and whether it had been processed, and Mr. Krause said that he would look into it.

Supervisor Acoff spoke about the proper recording and payment of invoices. Chairman Belyea asked Mr. Krause to provide the General Ledger at the budget meeting.

- 1. Exhibit 28: FY 2024-2025 Meeting Schedule
- 2. Quorum Check for Budget Meeting – 04/22/2025 at 6:00 p.m.
- 3. Quorum Check for Regular Meeting – 05/15/2025 at 6:00 p.m.

ELEVENTH ORDER OF BUSINESS – Audience Comments – New Business

There being none, the next item follows.

TWELFTH ORDER OF BUSINESS – Supervisors Requests

507 *There being none, the next item follows.*

508 **THIRTEENTH ORDER OF BUSINESS – Closed Session – Private Discussion of Security System (Exempt**
509 *from Sunshine and Public Records Laws)*

510 A. Open Closed Session

511 On a MOTION by Ms. Belyea, SECONDED by Ms. McIntyre, WITH ALL IN FAVOR, the Board opened the
512 **Closed Session for the Security System Discussion**, for the Cory Lakes Community Development District.

513 B. Discussion: Amenity Access, Cameras, Gates, Rover, Resident Issues, Pool Security, Playground
514 Security, Amenity Center Security

515 1. Envera

516 2. JCS Investigations

517 On a MOTION by Ms. McIntyre, SECONDED by Ms. Belyea, WITH ALL IN FAVOR, the Board opened the
518 **Regular Meeting**, for the Cory Lakes Community Development District.

519 **FOURTEENTH ORDER OF BUSINESS – Adjournment**

520 The meeting was adjourned at 11:02 p.m.

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

524 **Meeting minutes were approved at a meeting by vote of the Board of Supervisors at a publicly noticed**
525 **meeting held on _____.**

526

Signature

Signature

527

Printed Name

Printed Name

528 **Title:** ☐ **Secretary** ☐ **Assistant Secretary**

Title: ☐ **Chairman** ☐ **Vice Chairman**

Cory Lakes

Community Development District

EXHIBIT

27

AGENDA

1 **SUMMARY OF MOTIONS MINUTES OF**

2 **04/22/25 BUDGET MEETING**

3 **CORY LAKES COMMUNITY DEVELOPMENT DISTRICT**

4 The Budget Meeting of the Board of Supervisors of the Cory Lakes Community Development
5 District was held Tuesday, April 22, 2025 at 6:00 p.m. at Cory Lakes Beach Club, 10441 Cory Lake Drive,
6 Tampa, Florida 33647. The public was able to listen and/or participate in person as well as via ZOOM at
7 <https://us02web.zoom.us/j/3900480969>, Meeting ID: 390 048 0969, Passcode: 54321, or telephonically at
8 +1-305-224-1968.

9 **FIRST ORDER OF BUSINESS – Call to Order/Roll Call/Pledge of Allegiance**

10 Chairman Belyea called the meeting to order at 6:02 p.m., conducted roll call, and led everyone in
11 reciting the Pledge of Allegiance.

12 Present and constituting a quorum were:

13 Ann Belyea	Board Supervisor, Chairman
14 Ronald Acoff	Board Supervisor, Assistant Secretary
15 Cynthia McIntyre	Board Supervisor, Assistant Secretary
16 Juan Aliaga	Board Supervisor, Assistant Secretary

17 Also present were:

18 Larry Krause	District Manager, Kai
19 Lauren Parsons	Vice President, Kai
20 Brian Quillen (via Zoom)	Head of Operations, Kai
21 Andy Mendenhall	District Management Services Director, Kai
22 Elizabeth Moore	Financial Strategy and Budget Manager, Kai
23 Michelle Gresham (via Zoom)	Senior Accountant, Kai
24 Kerri Robertson	Treasury & Finance Director, Kai
25 Joseph Gibson	Facilities Manager, CLI
26 Brandy Marshall	Lieutenant, JCS

28 On a MOTION by Ms. McIntyre, SECONDED by Mr. Aliaga, WITH ALL IN FAVOR, the Board approved
29 the **Appointment of Ms. Belyea as the Liaison to work with Kai on the Forensic Audit**, for the Cory
30 Lakes Community Development District.

32 On a MOTION by Ms. Belyea, SECONDED by Ms. McIntyre, WITH ALL IN FAVOR, the Board
33 approved for **District Counsel to Only Attend Meetings that are Requested by the Board**, for the Cory
34 Lakes Community Development District.

36 On a MOTION by Ms. McIntyre, SECONDED by Mr. Acoff, WITH ALL IN FAVOR, the Board approved
37 for the **District Manager to Coordinate with Ms. Belyea on the Attendance of District Counsel at a**
38 **Meeting if There is Just Cause**, for the Cory Lakes Community Development District.

39
***Disclaimer:** Readers should be aware that these summary minutes are intended to provide
highlights of topic discussions and items being considered.*

On a MOTION by Ms. McIntyre, SECONDED by Mr. Aliaga, WITH ALL IN FAVOR, the Board accepted the **March 2025 Unaudited Financial Statements**, for the Cory Lakes Community Development District.

On a MOTION by Ms. McIntyre, SECONDED by Mr. Aliaga, WITH ALL IN FAVOR, the Board approved to **Take \$50,000.00 Out from the Contingency Line Item and Designate it as an Emergency Fund**, for the Cory Lakes Community Development District.

Signature

Signature

Printed Name

Printed Name

Title: ☐ Secretary ☐ Assistant Secretary

Title: ☐ Chairman ☐ Vice Chairman

Cory Lakes

Community Development District

EXHIBIT

28

AGENDA

MINUTES OF 04/22/25 BUDGET MEETING
CORY LAKES COMMUNITY DEVELOPMENT DISTRICT

The Budget Meeting of the Board of Supervisors of the Cory Lakes Community Development District was held Tuesday, April 22, 2025 at 6:00 p.m. at Cory Lakes Beach Club, 10441 Cory Lake Drive, Tampa, Florida 33647. The public was able to listen and/or participate in person as well as via ZOOM at <https://us02web.zoom.us/j/3900480969>, Meeting ID: 390 048 0969, Passcode: 54321, or telephonically at +1-305-224-1968.

FIRST ORDER OF BUSINESS – Call to Order/Roll Call/Pledge of Allegiance

Chairman Belyea called the meeting to order at 6:02 p.m., conducted roll call, and led everyone in reciting the Pledge of Allegiance.

Present and constituting a quorum were:

Ann Belyea	Board Supervisor, Chairman
Ronald Acoff	Board Supervisor, Assistant Secretary
Cynthia McIntyre	Board Supervisor, Assistant Secretary
Juan Aliaga	Board Supervisor, Assistant Secretary

Also present were:

Larry Krause	District Manager, Kai
Lauren Parsons	Vice President, Kai
Brian Quillen (<i>via Zoom</i>)	Head of Operations, Kai
Andy Mendenhall	District Management Services Director, Kai
Elizabeth Moore	Financial Strategy and Budget Manager, Kai
Michelle Gresham (<i>via Zoom</i>)	Senior Accountant, Kai
Kerri Robertson	Treasury & Finance Director, Kai
Joseph Gibson	Facilities Manager, CLI
Brandy Marshall	Lieutenant, JCS

The following is a summary of the discussions and actions taken at the April 22, 2025 Cory Lakes CDD Board of Supervisors Budget Meeting.

SECOND ORDER OF BUSINESS – Chairman’s Opening Comments

Chairman Belyea stated that she looked forward to working with the other Supervisors on the budget for the upcoming year.

THIRD ORDER OF BUSINESS – Other Supervisors’ Opening Comments

There being none, the next item followed.

FOURTH ORDER OF BUSINESS – Audience Comments

There being none, the next item followed.

FIFTH ORDER OF BUSINESS – Business Items

A. Exhibit 1: Presentation of March 2025 Unaudited Financial Statements

Chairman Belyea stated that the March 2025 Unaudited Financial Statements had not been approved at the previous session. Mr. Krause confirmed that Ms. Robertson was present via phone and available to respond to inquiries. Supervisor Acoff expressed concern over the absence of individuals who had previously committed to attending in person and questioned the sudden personnel changes. He requested resumes and background information for the new team members, emphasizing the importance of transparency and professional qualifications, such as CPA credentials.

Ms. Robertson introduced herself, noting her role with Kai for the past two weeks. She clarified that while she is not a CPA, she is a Certified Treasury Professional (CTP) with 20 years of experience in finance and banking, including public fund administration. Ms. Moore stated her own qualifications, including over 22 years in the finance industry and extensive experience in budget processes and data analytics.

Chairman Belyea acknowledged the Board's concern about the abrupt transition following Ms. Thibault's departure and asked for clarification regarding the apparent upheaval. Ms. Robertson explained that the core accounting team remains unchanged, with only her role being new. Mr. Mendenhall introduced himself, noting his 20 years of experience in district management and assured the Supervisors of his commitment to stability and effective leadership.

Supervisor Acoff reiterated his concern, highlighting the lack of advance communication about the staffing changes and suggesting deeper issues within the organization. Chairman Belyea emphasized the Board's fiduciary responsibility to the community and the need for assurance that financial operations remain secure. She and Supervisor McIntyre reiterated their call for a forensic audit, seeking confirmation that District funds are intact.

Ms. Parsons joined the discussion, stating that while the recent staff turnover was unplanned and driven by unforeseen internal issues, the changes were handled with continuity in mind. She emphasized that the financial preparation and accounts payable teams remain the same and expressed openness to facilitating a more current audit in partnership with Mr. Mendenhall.

Supervisor Acoff expressed concern about transparency and stated that the strategy for the transition should have been communicated earlier if it had been premeditated. Ms. Parsons clarified that the departure of Ms. Thibault was sudden and not originally part of the strategy. Supervisor McIntyre suggested appointing a liaison to work with auditors, proposing Supervisor Acoff for the role. Supervisor Acoff expressed a willingness to discuss the idea further and recommended the Board consider issuing a Request For Proposals (RFP) as a precautionary measure to protect the District.

The Board discussed concerns about the strategy, changes in signatories, and accountability, with Board members calling for clearer communication and assurances regarding the District's financial integrity.

On a MOTION by Ms. McIntyre, SECONDED by Mr. Aliaga, WITH ALL IN FAVOR, the Board approved the **Appointment of Ms. Belyea as the Liaison to work with Kai on the Forensic Audit**, for the Cory Lakes Community Development District.

Supervisor McIntyre asked who would answer the detailed questions regarding the financials, and Mr. Mendenhall said that it would be Ms. Robertson and that he would also assist them. Ms. Robertson asked the Board if they would go out for a bid for an accounting firm for the forensic analysis, and the Board confirmed and agreed that this item would be added to the agenda at the May meeting.

Ms. Robertson then discussed the financials. Chairman Belyea asked about the debt service on page 6 of the packet, and Mr. Mendenhall spoke about the bond repayment. Supervisor Acoff inquired about the deposits, and Ms. Robertson explained that those were the same as the non-spendable, which could be anything that was carried forward from the previous management company. She discussed the amounts in the reserve and the weir project, noting the unassigned fund and balance sheet. The Board requested a variance report on a monthly basis moving forward.

Supervisor McIntyre spoke about the fees for District Counsel, and the Board had a discussion on when District Counsel should be attending the meetings.

On a MOTION by Ms. Belyea, SECONDED by Ms. McIntyre, WITH ALL IN FAVOR, the Board approved for **District Counsel to Only Attend Meetings that are Requested by the Board**, for the Cory Lakes Community Development District.

Mr. Mendenhall suggested that Counsel remain on standby and be ready to attend if needed, thus ensuring that Counsel's availability would not result in unnecessary attendance or delays.

On a MOTION by Ms. McIntyre, SECONDED by Mr. Acoff, WITH ALL IN FAVOR, the Board approved for the **District Manager to Coordinate with Ms. Belyea on the Attendance of District Counsel at a Meeting if There is Just Cause**, for the Cory Lakes Community Development District.

Supervisor McIntyre asked for clarification on whether any unspent funds from the previous fiscal year had been allocated or used. She emphasized the importance of understanding the distribution and spending of contingency funds. The Board requested that the funds be broken down in future reports, and Ms. Robertson concurred. Mr. Mendenhall explained that any unspent funds at the end of the year are placed into the Fund Balance, where they can either remain or be moved into reserves for future use. The Board had a discussion on the contingency fund, noting that the hurricane season was approaching. Supervisor Acoff then inquired about the final total of money allocated from the previous year's budget. He noted that it was crucial to reconcile the allocated amounts and ensure that any funds earmarked for particular projects had been properly accounted for. Mr. Krause was tasked with reporting back with these figures to provide clarity for the Board. Supervisor McIntyre stated that no funds had been specifically set aside in the budget for damages related to hurricanes, and the Board discussed the upcoming projects.

Supervisor Acoff also expressed concern about maintaining the integrity of funds allocated for the completion of the weirs project. He made it clear that these funds must be preserved and not repurposed for other projects or needs. This was met with agreement from the Board, highlighting the importance of following through on critical infrastructure projects that had already been budgeted for.

On a MOTION by Ms. McIntyre, SECONDED by Mr. Aliaga, WITH ALL IN FAVOR, the Board accepted the **March 2025 Unaudited Financial Statements**, for the Cory Lakes Community Development District.

Chairman Belyea asked about the ongoing use of ADP payroll services, pointing out that the District no longer has employees and asking why it was still incurring payroll processing costs. Ms. Parsons explained that the service was a holdover from the previous district management under Wrathell Hunt. At the time of transition, all accounts were under ADP, and it was advised that switching mid-year could disrupt payroll records and tax reporting. As a result, the District remained with ADP for continuity, despite plans to transition to Engage, a software-based payroll service.

Supervisor McIntyre recalled that ADP fees had previously been charged across multiple entities managed by Wrathell Hunt and that Ms. Thibault was trying to get some of the amount back. Ms. Parsons confirmed partial reimbursement but said that the current invoice could not be verified, as it was still under Wrathell Hunt. Supervisor Acoff raised concern about the prolonged delay in severing ties with ADP, noting the District was nearly two years into a new cycle and that a clean break should have occurred at the start of a fiscal year. Ms. Parsons agreed and spoke about the tax returns and invoice breakdown. The Board agreed that an update should be presented at the next meeting and directed staff to include the ADP refund on the May 15 agenda.

B. Exhibit 2: Presentation on General Ledger as of March 31, 2025

C. Exhibit 3: Presentation on Resolution 2025-02, FY 2024-2025 Budget Amendment

The Board reviewed the Fund Balance and contingency allocations. Supervisor McIntyre directed attention to line item F, on page 100 of the packet, which showed a fund balance forwarded from FY 2024 amounting to \$300,000. The Board had a discussion on the earmarked amount of \$50,000 for emergency use.

On a MOTION by Ms. McIntyre, SECONDED by Mr. Aliaga, WITH ALL IN FAVOR, the Board approved to **Take \$50,000.00 Out from the Contingency Line Item and Designate it as an Emergency Fund**, for the Cory Lakes Community Development District.

D. Exhibit 4: Update on Vision Project List

Supervisor McIntyre raised concerns about missing items from the current project list. She cited several previously discussed maintenance and repair needs—including hinges on a pedestrian gate at the Cross Creek entrance, repairs to playground equipment, window tinting, pool heaters, and tennis court fence repair—none of which she saw reflected on the document under review. She emphasized the need for a master list of all outstanding maintenance and capital improvement projects, itemized with cost estimates. Supervisor Acoff proposed creating a spreadsheet to capture each project, including fiscal year and estimated cost, so the Board could prioritize items against the roughly \$250,000 in available funds. Chairman Belyea asked Mr. Gibson to compile all bid information gathered to date, including past and current estimates, and Mr. Gibson confirmed.

Ms. Moore then discussed the FY 2026 proposed budget, and the Board discussed which items they could move to FY 2025 for the \$250,000 budget allocation, such as the volleyball repair. Supervisor McIntyre reiterated that specific items should be added to the master list, including the sidewalks, playground repair, tinting windows, tennis court fence, sand for the beach, weather stripping, volleyball court repair, and additional air-conditioning units, and removal of trees around the tennis courts. The Board went over the list and decided to put the Cross Creek fountain maintenance, the refurbishing of Clubhouse interior, the flooring, the pavers, the landscaping, the reslinging of the chairs, the umbrellas, and the cushions for FY 2026. They then discussed the conversion of the hockey rink to pickleball courts, the gym equipment replacement, and the upgrade of the meeting room's audio-visual setup, including Zoom and the computers. The Board opted to add painting the monuments and the power washing and repairs.

The Board had a discussion on increasing the number of tables and chairs. Supervisor Acoff emphasized the need to specify maximum occupancy in rental agreements, distinguishing between seated and standing capacities, and Mr. Gibson agreed. The discussion continued regarding the condition of kitchen appliances and the maintenance of the speed gates.

Supervisor McIntyre proposed reconsidering the community's security strategy, possibly incorporating a mix of 24/7 rover patrols and technological surveillance, such as high-definition cameras and intercom systems at facilities like the pool. It was noted that improved technology could reduce reliance on expensive human labor over time. The budget figures were reviewed in support of expanding security coverage, and as of March 31, the community had spent \$178,000 of the \$411,000 budgeted for security in the fiscal year, suggesting a projected annual spend of \$356,000. Additional allocations included \$24,000 for pool security and \$16,000 for law enforcement support. There was agreement among Board members that enhancing security—particularly through a rover presence—was worthwhile. There was a brief clarification regarding previous assumptions in the draft budget, including the pool rover.

Mr. Gibson highlighted capital improvement items needing attention, including repairs or enhancements to the pedestrian walkway, the back deck, and the floating dock, as these items might impact the budget and would need further evaluation. Supervisor Acoff raised a budgeting strategy question, asking whether Ms. Moore planned to draw from the contingency fund before utilizing the general fund. Ms. Moore indicated that the sequencing of these expenditures was critical for transparency and budget control, especially in light of recent unexpected expenses.

Supervisor Acoff also brought up the subject of FEMA reimbursements related to recent storm events or infrastructure damage. He reminded the Board that Mr. Krause needed to follow up on this issue to ensure the District is actively pursuing all eligible reimbursement funds.

Supervisor McIntyre asked about the refund from Envera. Mr. Gibson said that the District had experienced failures with the security technology system, which, coupled with lapses in contracted services, forced the District to pay for additional security personnel. He explained that he had been in communication with Envera to seek compensation credits due to the lapses.

Supervisor Acoff inquired about the weirs line item in the financials, noting that it appeared as a fund balance, and Ms. Moore acknowledged his point. Supervisor Acoff reiterated his concern that assessment

increases should be kept minimal—preferably within a 3 to 4 percent range. He urged the Board to build in reasonable padding and grow the contingency fund without burdening residents.

Ms. Moore then reviewed the findings from the most recent Reserve Study, which recommended budgeting \$445,000. She noted that this recommendation aligned with long-term asset maintenance goals and capital replacement planning. The Board then spoke about who was responsible on the sidewalks. They agreed that the Reserve Study be added to the May 15 agenda for discussion.

E. Exhibit 5: Discussion on FY 2026 Proposed Budget

This item was addressed previously.

F. Exhibit 6: Discussion on Review of Pages 1-4 of CDD Revised Policies as of January 2025 (30 minutes)

The Board decided to table this item to the May meeting.

SIXTH ORDER OF BUSINESS – Supervisors Requests

There being none, the next item followed.

SEVENTH ORDER OF BUSINESS – Adjournment

The meeting was adjourned by Chairman Belyea.

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

Meeting minutes were approved at a meeting by vote of the Board of Supervisors at a publicly noticed meeting held on _____.

Signature

Signature

Printed Name

Printed Name

Title: ☐ Secretary ☐ Assistant Secretary

Title: ☐ Chairman ☐ Vice Chairman

Cory Lakes

Community Development District

EXHIBIT

29

AGENDA

CORY LAKES CDD - Task Log
RISKS, ACTIONS, ISSUES & DECISIONS (RAID LOG)

AS OF **05/08/2025 05:00 PM**

# of task item	DATE OPENED - Insert Date	PRIORITY - Choose From Drop Down	DELIVERABLE/FOCUS	OWNER	TARGET DATE - Insert Date	STATUS - Choose from drop down	DATE CLOSED - Insert Date	NOTES
1	11/18/21		Forward newsletters to Admin to post on CDD website.	District Manager		Ongoing		
2	02/17/22		E-blast residents every 10 days to join CDD Facebook page.	District Manager		Ongoing		
3	06/16/22		Amend swim instructor contract and email to Ms. Agnew.	District Manager		Completed		02/16/23
4	06/16/22		Contact POA Board, LAF and the Color Committee to set a meeting date to discuss CLI's color palate.	District Manager		Completed		02/16/23
5	06/16/22		Staff: Obtain COT's Emergency Plan for hurricanes.	Field Services		Ongoing		
6	07/21/22		Prepare an addendum to the holiday lighting contract	District Manager		Completed		02/16/23
7	07/21/22		Mr. Hall: Write letter to Waste Management asking them to not damage the garbage cans.	Field Services		Completed		02/16/23
8	09/15/22		Staff: Procure plaque expressing appreciation to Mr. Forbes for his service to the community by the next meeting.	Field Services		Completed		02/16/23
9	09/15/22		Find out if Coach B's COI has been automatically updated.	District Manager		Completed		02/16/23
10	09/15/22		Help Ms. Schewe/Mr. Hall revise Clubhouse Usage Agmt 11.17.22 Ms. Evans: Gather Board comments/edits to Agreement & email to Ms. Belyea for revision and presentation at next meeting.	Supervisors		Completed		02/16/23
11	09/15/22		Email Clubhouse Usage language outlined by Ms. Belyea, to Mr. Babbar for review.	District Manager		Completed		02/16/23
12	09/15/22		Mr. Hall: Have the palms trimmed on the sidewalk side.	Field Services		Completed		02/16/23
13	09/15/22		Mr. Adams/Mr. Hall: Ask TECO to waive costs of enhanced LED Streetlights and report outcome at the next meeting.	District Manager		Completed		02/16/23
14	09/15/22		Coach B: Review his financial records & report revenue % owed to CDD.	Amenity		Completed		02/16/23
15	09/15/22		Put "Community Speeding" discussion on October agenda.	District Manager		Completed		02/16/23
16	09/15/22		Include "Update: Landscape Maintenance" on all agendas.	District Manager		Completed		02/16/23
17	11/17/22		Get old gym expansion est, update & present at next mtg.	District Manager		Completed		02/16/23
18	11/17/22		Mr. Hall: Obtain proposals to improve the monuments.	Field Services		Ongoing		02/16/23
19	11/17/22		Mr. Hall: Research cost of Geotech study & update at next meeting.	Field Services		Completed		02/16/23
20	11/17/22		Notify insurance carrier of new Clubhouse roof.	District Manager		Completed		02/16/23
21	12/15/22		Have Mr. Pinder simplify financials to have best accounting practices data & prep separate accounting schedule w/ sources & uses of funds & include general ledger entries on financials.	District Manager		Ongoing		
22	12/15/22		Mr. Hall: Ask County about contracting its patrol services.	Field Services		Completed		02/16/23
23	01/19/23		Ms. Evans: Provide weekly Facilities updates to Board Members	Field Services		Ongoing		
24	01/19/23		Ms. Evans: Email Short-term User Agreement to Ms. Belyea to revise. Mr. Adams: Put User Agreement on next agenda.	Amenity		Completed		02/16/23
25	01/19/23		Put Instructor Agreements & COI discussion on nxt agenda.	District Manager		Completed		02/16/23
26	01/19/23		Attend Regular Meetings every two months for one hour.	District Attorney		Ongoing		
27	01/19/23		Put "Spirit Committee Replacement" on next agenda under Office Administrator's Report.	District Manager		Completed		02/16/23
28	01/19/23		Put dissolving Sunshine Board discussion on next agenda.	District Manager		Completed		02/16/23
29	02/16/23		Adjust Unaudited Financials to show requested breakouts.	District Manager		Ongoing		
30	02/16/23		Put potential insurance carriers discussion on next agenda.	District Manager		Ongoing		
31	02/16/23		Secure quotes for weirs and present at next meeting	District Engineer		Ongoing		
32	02/16/23		Ms. Evans: Email link to new digital Islander & associated website to BOS. Mr. Adams: Put "Digital Islander" discussion on next agenda.	Amenity		Ongoing		
33	02/16/23		Put "Towing Issues & Options" on next agenda.	District Manager		Ongoing		
34	02/16/23		Staff: Give insurance forms to instructors/coaches without one on file.	Field Services		Ongoing		
35	02/16/23		Put "Food Safety at CDD Events" on next agenda.	District Manager		Completed		05/18/23
36	02/16/23		Add "Employee Health Benefits" to next agenda & research obtaining \$6,000 base benefit pkg for full-time CDD employees.	District Manager		Ongoing		
37	02/16/23		Include "Community Social Walk" event on next agenda.	District Manager		Ongoing		
38	05/07/23		Draft & email template Sports Camp Agreement to Mr. Adams. Mr. Adams: Distribute to Board Members for review.	District Attorney		Ongoing		

CORY LAKES CDD - Task Log
RISKS, ACTIONS, ISSUES & DECISIONS (RAID LOG)

AS OF 05/08/2025 05:00 PM

# of task item	DATE OPENED - Insert Date	PRIORITY - Choose From Drop Down	DELIVERABLE/FOCUS	OWNER	TARGET DATE - Insert Date	STATUS - Choose from drop down	DATE CLOSED - Insert Date	NOTES
39	03/16/23		Ms. Evans: Update Beach Club Facility Agreement & present at next meeting.	Amenity		Completed		05/18/23
40	03/16/23		Mr. Hall/Mr. Babbar: Prep letter to Cachet Isle owner re: drainage issue.	District Attorney		Ongoing		
41	03/16/23		Mr. Chang/Mr. Hall: Inspect weirs & report findings at next meeting, with list of all weirs and when last recertified.	District Engineer		Ongoing		
42	03/16/23		Ms. Evans: Prep Digital Islander Posting Rules. Email to BOS before next meeting.	Amenity		Ongoing		
43	03/16/23		Provide written Instructor Insurance guidelines to BOS.	District Attorney		Ongoing		
44	03/16/23		Prep & email simpler food safety waiver to Mr. Adams for dissemination to BOS.	District Attorney		Ongoing		
45	03/16/23		Mr. Hall: E-blast Nuisance Alligator Procedure to residents.	Field Services		Completed		
46	03/16/23		Include CDD G/L and invoices in all future agendas.	District Manager		Completed		05/18/23
47	03/16/23		Invite the Controller to the next meeting.	District Manager		Ongoing		
48	03/16/23		Prep seven-year reconciliation to track expenditures & Excel spreadsheet identifying capital infrastructure re-investment plan.	District Manager		Ongoing		
49	03/16/23		Mr. Hall: Obtain another proposal to repaint tower and monuments.	Field Services		Ongoing		
50	03/16/23		Mr. Hall: Confer with Ms. Gupta re: Cachet Isles camera proposals.	Field Services		Ongoing		
51	04/20/23		Ms. Evans: Prepare a best practices security document and email it to the Board for review.	Amenity		Ongoing		
52	04/20/23		Staff: Prepare a contract for the Sports Camp for a four-week camp pending vendor's business license, insurance and background checks.	Field Services		Ongoing		
53	04/20/23		Collect phone survey edits from the Board and give to Triton for updated survey ahead of the next meeting.	District Manager		Ongoing		
54	04/20/23		Mr. Hall: Secure proposal to change lines to prolong the pool heaters.	Field Services		Ongoing		
55	04/20/23		Create employee personnel policy with feedback from Board before next meeting.	District Manager		Completed		05/18/23
56	04/20/23		Include Food Safety Waiver on next agenda.	District Manager		Completed		05/18/23
57	04/20/23		Include Vendor License Agreement on next agenda for discussion and consideration.	District Manager		Completed		05/18/23
58	05/18/23		Research whether the Supervisor of Elections will allow a referendum on the ballot.	District Manager		Completed		06/15/23
59	05/18/23		Research & confirm if \$9,450 "Miscellaneous field expense" on Page 3 of financials relates to the boat.	District Manager		Ongoing		
60	05/18/23		Provide monthly Uses Report for the \$700,000 account.	District Manager		Ongoing		
61	05/18/23		Research General Ledger & advise why "Beach club office supplies" line item is at 100% of budget.	District Manager		Ongoing		
62	05/18/23		Establish 3 Trust accounts for remaining funds from 2022 in Fund Balance.	District Manager		Ongoing		
63	05/18/23		Present investment options in advance of next meeting.	District Manager		Ongoing		
64	05/18/23		Develop incoming revenue policies to be implemented.	District Manager		Ongoing		
65	05/18/23		Update Employee Handbook and Policies.	District Manager		Ongoing		
66	05/18/23		Obtain and negotiate bill for telephone survey.	District Manager		Ongoing		
67	05/18/23		Contact District Counsel regarding the demand letter.	District Manager		Ongoing		
68	05/18/23		Mr. Adams & Mr. Hall: Address financial matters & take necessary corrective action.	District Manager		Ongoing		
69	05/18/23		Provide amortization schedules for the Gator and 2 trucks.	District Manager		Ongoing		
70	05/18/23		Mr. Hall: Work with the Accounting Department and the contractor to recode expenditures to "Well maintenance – irrigation".	Field Services		Ongoing		
71	06/15/23		Email Amortization Schedule for the \$700,000 loan to Board Members.	District Manager		Ongoing		
72	06/15/23		Provide a copy of the holiday decorating contract.	District Manager		Completed		
73	05/18/23		Mr. Hall: Obtain proposals for resurfacing priorities.	Field Services		Ongoing		

CORY LAKES CDD - Task Log
RISKS, ACTIONS, ISSUES & DECISIONS (RAID LOG)

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74	06/15/23		Provide updated budget for discussion at the July meeting.	District Manager		Ongoing		
75	06/15/23		Re-send emailed reserve study to all Board members.	District Manager		Ongoing		
76	06/15/23		Mr. Hall: Confer with Envera to address access issues on Sundays.	Field Services		Ongoing		
77	06/15/23		Ask Mr. Babbar how best to memorialize a Board decision not to sell the weirs and if a deed restriction is necessary.	District Manager		Ongoing		
78	06/15/23		Email update regarding inspection of weirs.	District Engineer		Ongoing		
79	06/15/23		Mr. Hall: Address a double invoicing issue.	Field Services		Ongoing		
80	07/20/23		Mr.Henderson: Revise the Allied proposal and present it at the next meeting	Field Services		Completed		
81	07/20/23		Mr. Holliday: Present a report on Envera's new technology, at a future meeting and provide Board Members with a hard copy in advance of the presentation	Field Services		Ongoing		
82	07/20/23		Ms. Green: Forward updated CLI Facebook page to the Board via constant contact.	Amenity		Ongoing		
83	07/20/23		Ms. Green: Email residents and request that they alert the Admin office of all instances where the guards failed to notify them of guest visits.	Amenity		Ongoing		
84	07/20/23		Adjust the budget to include the reserve study costs, Allied increase, increased Management and paver costs.	District Manager		Ongoing		
85	07/20/23		Include the weir project as a discussion item on the next agenda	District Manager		Ongoing		
86	07/20/23		Provide 5 hours of legal advice and help review footage of potential theft by the prior Office Administrator and report his findings.	District Attorney		Ongoing		
87	08/17/23		Mr. Hall: Send email to residents re: school drop off tips	Field Services		Ongoing		
88	08/17/23		REMOVE items 10, 11 form agenda; Table item 12 to Sept. meeting; COUNSEL to attend	District Manager		Ongoing		
89	08/17/23		Post Budget Presenation to Website	District Manager		Completed	8/30/23	
90	08/17/23		Mr. Hall: Send email to residents re: budget presentation	Field Services		Ongoing		
91	08/17/23		Mr. Hall: Get NEON VESTS for Carpooling Staff	Field Services		Ongoing		
92	08/17/23		Mr. Hall: Get TRAFFIC CONES with reflectors for ALLIED to use	Field Services		Ongoing		
93	08/17/23		Meet with Supervisors - financials, agendas, facilities, etc.	District Manager		Ongoing		
94	08/17/23		Provide list of issues to discuss with DM to Mr. Krause	Supervisors		Ongoing		
95	08/17/23		Ms. Thibault: Connect with Mr. Woodcock (Engineer) to review weirs	District Manager		Completed		
96	08/17/23		Ms. Green: resend email to residents re: registering for guest notifications via text	Amenity		Ongoing		
97	08/17/23		Staff: send files re: Beach Club Rentals to Supervisor Belyea for review	Field Services		Ongoing		
98	08/17/23		Mr. Krause & Ms. Thibault: someone to talk to Board re: events management	District Manager		Ongoing		
99	08/17/23		Mr. Hall: send email to Supervisors re: prior events planning process	Field Services		Ongoing		
100	08/17/23		Ms. Thompson: send committee policies to Supervisors	Field Services		Ongoing		
101	08/17/23		Post ADOPTED BUDGET, MINUTES to website	District Manager		Completed		
102	08/17/23		Work with EGIS Insurance on policy discount (new roofs)	District Manager		Ongoing		
103	08/17/23		Complete audit of website and UPDATE	District Manager		Ongoing		
104	09/21/23		Add EVENTS proposal to next meeting agenda for discussion	District Manager		Ongoing		
105	09/21/23		Mr. Krause/Ms. Green: Add EVENTS CALENDAR to website	District Manager		Ongoing		
106	09/21/23		Invite DISTRICT COUNSEL to attend next CDD Meeting	District Manager		Completed		
107	09/21/23		Add MEADOWS DEED item to next agenda	District Manager		Ongoing		
108	09/21/23		Provide UPDATE to Board re: 17923 Cachet Isle Drive (VII. C.)	District Attorney		Ongoing		
109	09/21/23		REMOVE EVENTS FORM DISCUSSION from agenda	District Manager		Completed		
110	09/21/23		Send Updated User Agreement (Exhibit 5) to Counsel for review and placement on next month's agenda	District Manager		Completed		sent 09/25/23
111	09/21/23		Send Updated Rental Agreement (Exhibit 6) to Counsel for review and placement on next month's agenda	District Manager		Completed		sent 09/25/23

CORY LAKES CDD - Task Log
RISKS, ACTIONS, ISSUES & DECISIONS (RAID LOG)

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112	09/21/23		Add Agenda Item for advertising Public Hearing to discuss rental fees for the Cory Lakes Beach Club facility, setting date and time	District Manager		Ongoing		
113	09/21/23		Provide UPDATE to Board re: 17923 Cachet Isle Drive (VII. C.)	District Attorney		Ongoing		
114	09/21/23		Work with POA (Amanda Schewe) to set SPECIAL MEETING in early November to discuss Community Covenants and Bylaws	District Manager		Ongoing		
115	09/21/23		Place Safety and Security Charter and Objectives on nesxt meeting agenda (Exhibits 8 and 9, respectively)	District Manager		Completed		
116	09/21/23		Mr. Krause/Ms. Green: Print AGENDA BOOK on BOTH SIDES for 3 Supervisors; bring Tablet for 1 Supervisor	District Manager		Ongoing		
117	09/21/23		Mr. Hall: Look into purchasing additional flat bench for gym	Field Services		Ongoing		
118	09/21/23		Mr. Krause/Mr. Babbar: Send LIABILITY WAIVER to staff to place in office	District Manager		Ongoing		
119	09/21/23		Test ZOOM link on agenda	District Manager		Completed		
120	09/21/23		Add discussion item to agenda: WAYS TO REDUCE LENGTH OF MEETING	District Manager		Completed		
121	10/19/23		Bring updated proposal for landscaping / mulching	Field Services		Ongoing		
122	10/19/23		Larry/Patricia - send Worker's Comp information to Supervisors, re: volunteers	District Manager		Ongoing		
123	10/19/23		John Hall - send arial and description of school carpooling to Larry	Field Services		Completed		
124	10/19/23		Larry/Vivek - Send arial and description from John Hall to Insurance Co.	District Manager		Completed		
125	10/19/23		Set up SPECIAL BUDGET MEETING for November 7 at 6:00 p.m.	District Manager		Completed		
126	10/19/23		Provide Advertising language to DM for SPECIAL BUDGET MEETING	District Attorney		Completed		
127	10/19/23		Contact RESERVE STUDY vendors for proposals	District Manager		Completed		
128	10/19/23		Add AUDIT COMMITTEE (Board) to Nov. meeting agenda - Auditors	District Manager		Completed		
129	10/19/23		Send MEETING INVITATION to Supervisors, Staff for 11/7 Meeting	District Manager		Completed		
130	10/19/23		Send email to Dominique re: when to use LIABILITY WAIVER	District Attorney		Completed		
131	10/19/23		Send Rules and Regulations/Procedures to Vivek (Counsel)	District Manager		Completed		
132	10/19/23		Have PUBLIC RECORDS REQUEST (PRR) form added to website	District Manager		Completed		
133	10/19/23		Larry/Vivek - bring back to next meeting COMMITTEE GUIDELINES	District Manager		Ongoing		
134	10/19/23		Send Supervisors information on TRAINING	District Attorney		Completed		
135	10/19/23		Add CONTRACT BOILERPLATE to Nov. Meeting Agenda	District Manager		Completed		
136	10/19/23		Remove comments from ZOOM for meetings	District Manager		Completed		
137	11/07/23		John - provide lighting contracts for streetlights	Field Services		Ongoing		
138	11/07/23		Request Contracts from TECO for Streetlights	District Manager		Ongoing		
139	11/07/23		Review Past Meeting Minutes for Board Approval of Landscaping	District Manager		Ongoing		
140	11/07/23		Add Budget Amendment to November meeting agenda	District Manager		Completed		
141	11/07/23		Larry/John - Connect with LMP re: Fuel Surcharge (need the to send us authorization)	District Manager		Ongoing		
142	11/07/23		Staff - need to establish best methodology for stabalizing pavers - bring back by December or January	Field Services		Ongoing		
143	11/07/23		Price out insurance based on new roofs at Beach Club and Guard Houses	District Manager		Completed		
144	11/07/23		Patrica - bring updated Budget to next meeting	District Manager		Completed		
145	11/07/23		Place Budget PPT on CDD Website	District Manager		Completed		
146	11/07/23		Staff/Supervisors - draft and send email message to community, re: Budget	Supervisors		Completed		
147	11/07/23		Dominique - Send email to community, re: cleaning landscaping debris	Amenity		Ongoing		
148	11/16/23		Provide Supervisors with Summary/Comparison of RFP responses, re: Auditors	District Manager		Completed		
149	11/16/23		Add Landscaping Fuel Surcharge discussion to agenda for December	District Manager		Ongoing		
150	11/16/23		Send Allied PPT to Supervisors	District Manager		Completed		
151	11/16/23		Allied - bring back updated options for security	Field Services		Ongoing		

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152	11/16/23		Larry/Patricia - add RENTAL and SPONSHORSHIP line item to budget under Office Administrator	District Manager		Ongoing		
153	11/16/23		Move Office Administrator Report to other Staff Reports	District Manager		Completed		
154	11/16/23		Number all pages in Agenda Packet	District Manager		Completed		
155	11/16/23		Send POA Joint Meeting dates to Vivek, then POA (1/15, 1/8)	District Manager		Completed		
156	11/16/23		John/Dominique - bring back guidelines for agreements in December	Field Services		Ongoing		
157	11/16/23		Advertise RFP for Auditing Services & Next Audit Committee Meeting	District Manager		Completed		
158	11/16/23		Bring back Discussion on Changing District Rules to Policies	District Manager		Completed		
159	11/16/23		Add the Meeting Date to the Minutes document title	District Manager		Completed		
160	11/16/23		Check with District Counsel on Volunteers for painting monuments	District Manager		Ongoing		
161	11/16/23		Coord. With Patricia on prorating raises for John and Dominique	District Manager		Ongoing		
162	12/21/23		John/Larry - Invite LMP Executives to the January 18 CDD Meeting	District Manager		Completed		12/24/23
163	12/21/23		Advertise JOINT POA/CDD 1/11/24 Meeting in Tampa Bay Times	District Manager		Completed		
164	12/21/23		BREEZE - add page numbers to financials (seperate from packet)	District Manager		Completed		
165	12/21/23		Patricia - add Dashboard to Financials	District Manager		Completed		
166	12/21/23		John/Dominique - review/submit changes to rules to District Manager	Field Services		Ongoing		
167	12/21/23		Review/submit changes to rules to District Manager	Supervisors		Ongoing		
168	12/21/23		Check on procedures in other districts for requesting facility use	District Manager		Completed		
169	12/21/23		Draft notice email/flyer alerting people to no longer park/stand at guard gate	District Manager		Completed		
170	12/21/23		Dominique to send out meeting notice reminders 7 days prior to meetings	Amenity		Ongoing		
171	12/21/23		Advertise Feb. 22 CDD Regualr Meeting in Tampa Bay Times	District Manager		Completed		
172	12/21/23		Add Commissioner Hagan to Feb. 22 Agenda - at the TOP	District Manager		Completed		
173	12/21/23		Send Recreation Amenity Policy to Staff and Supervisors	District Attorney		Completed		
174	01/18/24		LMP to send weekly/monthly reports to John Hall	Field Services		Ongoing		
175	01/18/24		Send/check on cancellation of services notice to Grau & Associates	District Manager		Completed		
176	01/18/24		Larry and John to confer with Counsel re: 17923 Cachet Isle	District Manager		Ongoing		
177	01/18/24		John/Dominique - create list of projects/costs that need to be addressed	Field Services		Ongoing		
178	01/18/24		Add Commissioner Hagan to beginning of Agenda to address safety	District Manager		Completed		
179	01/18/24		John - change out 25 MPH sign that is faded	Field Services		Ongoing		
180	01/18/24		Send Commission on Ethics Link to Supervisors to register emails	District Manager		Completed		
181	01/18/24		Reach out to Counsel re: Supervisor online training	District Manager		Ongoing		
182	01/18/24		John/Dominique - info. Campaign to residents, re: fingerprint access	Field Services		Ongoing		
183	01/18/24		Send finalized, updated DRAFT of CLI Non-Exclusive 2-Hour Beach Club User Agreement to Supervisors, then Counsel for final review	District Manager		Ongoing		
184	02/22/24		Patricia - Bring proposal for Security Tech Access for CDD to March Meeting	District Manager		Ongoing		
185	02/22/24		Advertise for the BUDGET Workshop for March 26 at 6 p.m.	District Manager		Completed		
186	02/22/24		Send Non-Exclusive Beachclub Agreement UPDATES to Counsel; bring back for consideration/approval by Board in March	District Manager		Ongoing		
187	02/22/24		Add BUDGET Workshop on March 26 to Meeting Schedule	District Manager		Completed		
188	02/22/24		Edit all received changes to Rule & Procedures and include in MARCH meeting agenda	District Manager		Completed		
189	02/22/24		Confirm with Counsel whether to update Rules first or convert to Policies first (Counsel advises updating them first)	District Manager		Completed		
190	03/21/24		Ask Kim from ENVERA to invite Manager to Budget Workshop 3/26	District Manager		Completed		
191	03/21/24		ENVERA - Bring Proposal to Budget Meeting 3/26	Field Services		Completed		
192	03/21/24		Patricia to ADD % Column to financials	District Manager		Completed		
193	03/21/24		Send POLICIES UPDATES to District Counsel as they occur	District Manager		Ongoing		
194	03/21/24		Invite District Counsel to attend April CDD Meeting	District Manager		Completed		
195	03/21/24		Contact ALLIED for Driver Privacy Act Issues	District Manager		Completed		

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196	03/21/24		Dominique - contact Heritage Isle, re: TENNIS COURT Reservation process	Amenity		Ongoing		
197	03/21/24		Dominique - Print the ACTION ITEM list larger (Larry to provide Tablets)	Amenity		Completed		
198	03/21/24		Contact Engineer/Counsel for update on 17923 Cachet Isle Dr.	District Manager		Ongoing		
199	03/21/24		Dominique - Contact Solitude re: pond praying	Amenity		Ongoing		
200	03/21/24		Get TJ to clean mailboxes (or Phillip if cannot reach TJ)	District Manager		Ongoing		
201	03/21/24		Larry/Patricia - Get gas card for Dominique for filling ROVER	District Manager		Completed		
202	03/21/24		Contact ALLIED re: capturing License Plate Numbers	District Manager		Completed		
203	03/21/24		Send Appt/DUE for policies pages 12-16 by April 10	District Manager		Completed		
204	03/21/24		Add oil stains on roads, send to Counsel for advisement	District Manager		Ongoing		
205	03/21/24		Larry/Dominique - work with Cousnel on messageing re: bonds/roads	District Manager				
206	03/21/24		Larry/Vivek - Agreement for POA LCAM to rent space at Morris Bridge or Amenity Center	District Manager				
207	03/26/24		Larry/Patricia-meet with Kim Bittar re: ENVERA	District Manager		Completed		
208	03/26/24		Patricia-bring additional proposals for security to APRIL meeting (DCI, etc.)	District Manager		Completed		
209	03/26/24		Larry/Phillip-Contact Tampa Police, Hillsborough Sheriff to attend meetings	District Manager		Completed		
210	03/26/24		Patricia - work with insurance carrier on reduction of coverage, costs	District Manager		Completed		
211	03/26/24		Contact John Hall for Tj contact information	District Manager		Ongoing		
212	03/26/24		Advertise for Part Time Assistant Facilities Manager	District Manager		Completed		
213	03/26/24		Add LMP Proposals to April Agenda	District Manager		Completed		
214	03/26/24		Dominique to get electronic files from LMP of their proposals	Amenity		Completed		
215	03/26/24		Patricia - Reach out to LMP to get an addendum for the Fuel Surcharge	District Manager		Ongoing		
216	03/26/24		Phillip - get price on beach sand	Field Services		Completed		
217	03/26/24		Dominique - send message to community re: do not cut netting at volleyball court	Amenity		Completed		
218	03/26/24		Get proposal form District Engineer to conduct paver analysis	District Manager		Ongoing		
219	03/26/24		Patricia - get WEIRS research from Distric Engineer to send to Greg Woodcock	District Manager		Completed		
220	03/26/24		Larry/Patricia-get Reserve Study Proposals	District Manager		Ongoing		
221	04/18/24		John Scanlon (JCS Security) to send LK cost per hour	Field Services		Completed		
222	04/18/24		Advertise for CLI Budget Meeting on 5/30/24 at 6 p.m.; Proposals	District Manager		Completed		
223	04/18/24		Add EMS Aquatics Proposal to 5/30/24 Agenda	District Manager		Completed		
224	04/18/24		Add Steadfast Aquatics Proposal to 5/30/24 Agenda	District Manager		Completed		
225	04/18/24		Obtain new proposal from Allied Security, add to 5/30/24 Agenda	District Manager		Completed		
226	04/18/24		PT - Increase FONT for Financials	District Manager		Completed		
227	04/18/24		PC - contact TECO re: 26 Streetlights being on all day	Field Services		Completed		
228	04/18/24		Add discussion item: TPD hours for patrolling community to 5/16/24 CDD Meeting	District Manager		Ongoing		
229	04/18/24		Add DISCUSSION ITEM: Security and Resident Interactions to 5/16/24 CDD Meeting	District Manager		Completed		
230	04/18/24		Update Employee Handbook and Provide to DG and PC	District Manager		Ongoing		
231	04/18/24		PC - contact District ENGINEER re: signage at intersection	Field Services		Ongoing		
232	04/18/24		PC - Check on SPEED SIGNS, Battery Replacement	Field Services		Ongoing		
233	04/18/24		PC - Paint, Address Box at Morris Bridge Resident Entrance	Field Services		Ongoing		
234	04/18/24		LK/PT - Publish RFP for Security; Work with Supervisor Acoff	District Manager		Completed		
235	04/18/24		BRING BACK to 5/30/24 Agenda - Stantec – Paver Roadways Review - \$25,510.00	District Manager		Ongoing		
236	04/18/24		BRING BACK to 5/30/24 Agenda - Stantec – Weir Replacement Project - \$17,700.00	District Manager		Ongoing		
237	04/18/24		PC - Advertise for Part-Time Assistant Facilities Manager	Field Services		Completed		

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238	04/18/24		BRING BACK to 5/16/24 CDD Meeting: Discussion: CDD Rules and Regulations - Updates on Pages 12-16	District Manager		Completed		
239	04/18/24		BRING BACK to 5/16/24 CDD Meeting: Pool Party Reservation Agreement	District Manager		Completed		
240	04/18/24		BRING BACK to 5/16/24 CDD Meeting: Discussion: Alligators and Alligator Removal	District Manager		Completed		
241	04/18/24		BRING BACK to 5/16/24 CDD Meeting: All Meeting Minutes for Approval	District Manager		Completed		
242	04/18/24		BRING BACK to 5/16/24 CDD Meeting: Resolution 204-02; Spending Authority	District Manager		Completed		
243	05/16/24		PC - get with Solitude to tour ponds in community	Field Services				
244	05/16/24		Work with TPD to get them onscene for security - patrolling community	District Manager		Ongoing		
245	05/16/24		Send invitation to Supervisors re: rules/regulations update pages 17-34, due 6/11/24	District Manager		Completed		sent 5/17/24
246	05/16/24		DG - send community-wide email re: alligators	Amenity		Completed		sent 5/21/24
247	05/16/24		Update on WEIR proposals	District Manager		Completed		PT reached out
248	05/16/24		PT - Adjust office schedule for Office staff into 4-hour shifts	Accounting		Ongoing		
249	05/16/24		DG - needs to get contact information for EMERGE; LK to see if we have	Amenity		Completed		BREEZE does not have contact info.
250	05/16/24		PC - Get vendor that installed new roofs at guard houses/amenity center to review roofs prior to storm season	Field Services		Ongoing		
251	05/16/24		PC - order/install new backboards in Hockey Rink	Field Services		Ongoing		
252	05/16/24		Add City of Tampa MANHOLE COVERS to 5/30 agenda	District Manager		Ongoing		
253	05/16/24		Check with VB on email for privatizing roads	District Manager		Ongoing		reached out via email again 5/21/24
254	05/16/24		Get update from Counsel/Engineer re: 17923 Cachet Isle issue	District Manager		Ongoing		LK sent email 5/21/24 for update
255	05/16/24		Bring back items 2-5 under DM to next Regular CDD Meeting	District Manager		Completed		
256	05/30/24		Terminate Contract with Current Cleaning Company	District Manager		Completed		last day is June 30
257	05/30/24		Terminate Contract with Current Security Company	District Manager		Completed		last day is June 30
258	05/30/24		Send Contract to new Security Company	District Manager		Completed		First day is July 1
259	05/30/24		Send Contract to new Cleaning Company	District Manager		Completed		First day is July 1
260	06/20/24		Send Policies and Procedures UPDATES to District Counsel for review	District Manager		Completed		sent email 6/22/24 to Vivek
261	06/20/24		Get/add information about REMOTE ACCESS for CourtReserve; bring back NEXT month	District Manager		Completed		sent email 06/22/24 to Angela
262	06/20/24		Invite Todd Hebel (DCIntegrations) to July 16 Special Meeting	District Manager		Completed		sent email 06/22/24 to Todd
263	06/20/24		PC - work with crew of 4 (Budgeted \$20K) to fix PAVERS by Cross Creek area	Field Services		Ongoing		
264	06/20/24		Advise Joe Hamilton (Steadfast) of pond addition to Proposal	District Manager		Completed		sent email 06/21/24 to Joe
265	06/20/24		PC - send reports from Solitude to LK for Agendas	Field Services				
266	06/20/24		PC - reach out to Arbor Green re: Drainage Issues	Field Services		Ongoing		
267	06/20/24		Ask Counsel to involve POA re: 17923 Cachet Isle Dr.	District Manager		Completed		sent email 06/21/24 to Vivek
268	06/20/24		Ask Counsel about UPDATING POST ORDERS with new Security	District Manager		Completed		sent email 06/21/24 to Vivek
269	06/20/24		Ask Counsel about UPDATING FORMS with new costs/people allowed	District Manager		Completed		sent email 06/21/24 to Vivek
270	06/20/24		Ask Counsel about AUCTIONING SPARK or donating it	District Manager		Completed		sent email 06/21/24 to Vivek
271	06/20/24		Solitude - needs to send PLAN to PC by WED., June 26	Field Services				
272	06/20/24		Work with ALLIED/Counsel to recoup costs for ROVER offsite	District Manager				
273	06/20/24		Set SPECIAL BUDGET MEETING for July 16 at 6 p.m. (Website, Ad in TBT)	District Manager		Completed		Sent email 06/22/24 to Stephan; Sent email 06/21/24 to Deirdre
274	06/20/24		LK/PT/DG - add attendants at the pool during Summer	District Manager		Ongoing		
275	06/20/24		PC - Contact City of Tampa re: Manhole Covers, ensure CDD is in City Budget	Field Services		Ongoing		
276	06/20/24		Post Minutes to CDD website	District Manager		Completed		
277	06/20/24		Steadfast to have UPDATED Proposal to Distict by TUES., June 25	Field Services		Completed		
278	06/20/24		PC - Proposal to next meeting re: FASTER GATE OPERATORS	Field Services		Ongoing		

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279	07/16/24		Ceiling fans at pool	Field Services		In Process – Being Reviewed by Staff		
280	07/16/24		Invite ENVERA to next meeting	District Manager		Completed		
281	07/16/24		Bring Court Reserve Proposal to next meeting	District Manager		Completed		
282	07/16/24		Bring BEST proposals for A/C for Board to decide	Field Services		Completed		
283	07/16/24		Additional proposals to resurface Tennis Courts	Field Services		Ongoing		
284	07/16/24		Set aside a designated funds line item for furniture/flooring	Accounting		Ongoing		
285	07/16/24		Quotes for a stand-up warmer for Amenity Center Kitchen	Field Services		Ongoing		
286	07/18/24		Cancel Solitude for aquatics	District Manager		Completed		
287	07/18/24		Weir Cap Update and Project Management Proposal	District Engineer		Completed		
288	08/15/24		Send email to community re: new policy for security and updating their ENVERA list, some residents may receive calls as system is being updated.	Amenity		Completed		
289	08/15/24		Provide verbiage for above	District Manager		Completed		
290	08/15/24		Send approved Drainage Project Oversight to Engineer	District Manager		Completed		
291	08/15/24		Ask CourtReserve about Wi-Fi range and needs for lock system at tennis courts	Amenity		Ongoing		
292	08/15/24		Provide post-event report after every CDD event	Amenity		Completed		
293	08/15/24		Work with Pool Vendor (Suncoast Pools) to address Health Department issues	Amenity		Ongoing		
294	08/15/24		Get back-up pool vendor - Cooper Pools - for help with health dept. inspection if needed.	District Manager		Ongoing		Reached out 8/16/24
295	08/15/24		Advise FI Heat and Air of Board approval to start demo and see if they can prorate the contract given that we have a maintenance agreement with them; advise Board approval of installation of units per their proposal	District Manager		Completed		
296	08/15/24		Look into stormwater report to get to Board	District Manager		Ongoing		
297	08/15/24		Check with CITY OF TAMPA on manhole covers	District Manager		Ongoing		
298	08/15/24		Get drywall repair into the Gym ASAP while closed	District Manager		Ongoing		
299	08/15/24		Provide list of charities to which the SPARK can be donated; need to get value	District Manager		Completed		
300	08/15/24		Need to get engineer out to review volleyball court for drainage issues	District Manager				
301	08/15/24		Find or get new storm drain report	District Manager		Ongoing		Requested via email 8/17/24
302	08/15/24		Add erosion item to next agenda	District Manager		Completed		
303	08/15/24		Reach out to Suncoast Pool re: cost increase and maintenance needs	District Manager				
304	08/15/24		Advise HECKER that the Board approved Concrete Caps	District Manager		Completed		Email sent 8/17/24
305	08/15/24		Send Health Dept. Report to the Board, re: pool issues	District Manager		Completed		Sent 8/16/24
306	08/15/24		Send reserve study to supervisors and latest proposals	District Manager		Completed		Sent 8/16/24
307	08/15/24		Envera to provide visuals	District Manager		Completed		Updated proposal received; ongoing presentation 9/13/24
308	09/19/24		Help residents (Todd Apple) put out new Pickleball Net that is in the Maintenance Shed	Field Services				
309	09/19/24		Send weekly email to community re: Townhall Meeting (see AJ for details and State Leaders) now through October meeting date	Amenity		Ongoing		
310	09/19/24		Contact county/city Mosquito Control for spraying	Field Services				
311	09/19/24		Fix THE POINT entrance monument that is crooked	Field Services		In Process – Being Reviewed by Staff		
312	09/19/24		Paint all community entrance monuments	Field Services		In Process – Being Reviewed by Staff		

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313	09/19/24		Fix uplighting in island at T intersection of Cory Lake Drive and Cross Creek	Field Services		In Process – Being Reviewed by Staff		
314	09/19/24		Windows 11 upgrade and add QR code to kiosk	Amenity		Ongoing		
315			Mulching proposals	Amenity		Ongoing		
316	09/19/24		BM/JO - Send weekly summary of security items to Board	Field Services		Ongoing		
317	09/19/24		Send email to community about pool hours being from 7 a.m. to 7 p.m. now through next meeting and include Kim Bittar from ENVERA	Amenity		Ongoing		
318	09/19/24		Reach out to Steadfast re: more details/information on fish kills	Field Services		Completed		
319	09/19/24		Provide lease information both district trucks (white and blue Ford)	District Manager		Completed		See October agenda
320	09/19/24		Follow up with FI. Heat and Air re: AC maintenance agreement for new units at Gym	Field Services		Ongoing		
321	09/19/24		Get Hecker, Engineer and Counsel together to get moving on WEIR project install	District Manager		Ongoing		
322	09/19/24		Get proposals to restore CDD and Conservation areas at 17923 Cachet Isle Drive (SWFWMD)	Field Services		Ongoing		
323	09/19/24		Refund Syedd for 5/30/24 event rental and security deposit	District Manager		Completed		
324	09/19/24		Reach out to pool slide manufacturer for fixing cracks	Field Services		Completed		
325	09/19/24		Reach out to Suncoast Pools for update on Health Department infractions	Field Services		Completed		
326	09/19/24		Get quotes for new pool vendor (LK to provide information from Cooper Pools)	Field Services		Completed		Bandu and Cooper Pools
327	09/19/24		Get quotes for elevating pool pump motor to reduce flooding shorts	Field Services		Ongoing		
328	09/19/24		Send projects list to JO	District Manager		Ongoing		
329	09/19/24		Send Paver and ENVERA PPTs to Supervisors	District Manager		Completed		Done 9/20/24
330	09/19/24		Work with Supervisor Acoff to get JCS to provide security for Paver work (installation)	Field Services		Ongoing		
331	09/19/24		Check with Vivek Babbar (Counsel) on cease and desist for using CDD name, likeness and other images	District Manager		Ongoing		
332	09/19/24		Look into gate arms at Cross creek (moving slowly)	Amenity		Ongoing		
333	09/19/24		Include summary sheet with all multiple proposals for easy comparison	District Manager		Ongoing		See October agenda
334	09/19/24		Get more detailed scope of work from City Cleaners, additional quotes for cleaning from Sunshine Cleaning and a third vendor	Field Services		Completed		Sunshine, City Wide, and Stratus
335	09/19/24		Reach out to other vendors re: window cleaning at the amenity center (quarterly)	Field Services		Completed		See proposals
336	09/19/24		Serve as liaison with JO and LK re: janitorial scope of work	Supervisors		Completed		See scope of work
337	09/19/24		Get scope of work from other vendors in other communities	District Manager		Completed		See scope of work
338	09/19/24		Donate SPARK to Habitat for Humanity – get with counsel on form to file	District Manager		Completed		
339	09/19/24		Add name of dissenting votes on minutes	District Manager		Completed		See motions and minutes
340	09/19/24		Include vendors for holiday lights, HVAC, and auditing services to contract list	District Manager		Completed		See updated contract list
341	10/17/24		Ask Counsel to attend Next Meeting	District Manager		Completed		
342	10/17/24		Ask Counsel for update on: Weir Contract	District Manager		Completed		
343	10/17/24		Ask Counsel for update on: 17923 Cachet Isle	District Manager		Completed		
344	10/17/24		Ask Counsel for update on: Cease and Desist letter to The Islander Publisher	District Manager		Completed		
345	10/17/24		Ask Counsel for update on: Rules and Regulations	District Manager		Completed		Will bring to December meeting
346	10/17/24		Ask Counsel for update on: Donation of the Chevy SPARK vehicle to Habitat for Humanit	District Manager		Completed		
347	10/17/24		Ask Counsel for update on: Contract for 7 Day a Week Janitorial Service – Sunshine Cleaning	District Manager		Ongoing		
348	10/25/24	323	Ask Counsel for update on: CDD trees falling on Private Property	District Manager		Completed		

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349	10/17/24		Add Suncoast Pools Contract to list of contracts	District Manager		Completed		See November agenda
350	10/17/24		Add Ford F-150 to list of Contracts with status of payments/paid off	District Manager		Completed		See November agenda
351	10/17/24		Add Ford Ranger to list of Contracts with status of payments/paid off	District Manager		Completed		See November agenda
352	10/17/24		Reach out to Patricia on updates on the payments status of both Trucks	District Manager		Completed		
353	10/17/24		Reach out to Egis Insurance re: Hurricane Milton issues	District Manager		Ongoing		
354	10/17/24		Add Reserve Study to agenda packet for November - need to reach out for updated proposals	District Manager		Completed		See November agenda
355	10/17/24		Send staff email re: need all hurricane-related proposals sent to LK and Patricia for processing	District Manager		Ongoing		sent via email 10/17/24
356	10/17/24		Refund Security Deposit to resident for event on 10/13/24	District Manager		Completed		Done. (10/17/2024)
357	10/17/24		Send email to community re: picking up after their pets	Amenity		Completed		Done. (10/19/2024)
358	10/17/24		Provide monthly summary of Security Events to Supervisors	Amenity		Ongoing		Pending... Will be attached to next month's OA&E Report for board meeting (11/21/2024)
359	10/17/24		Get towing company to attend Nov. Meeting			Completed		Attended November meeting
360	10/17/24		Get with Engineer on update of WEIRs, contract	Field Services		Completed		JO sent email 10/18/24 Meeting set up for 10/21/2024
361	10/17/24		Get Joe Hamilton (FEMA Monitor) to quantify debris in community ASAP	Field Services		Completed		Joe Hamilton verified debris on 10/18/2024
362	10/17/24		Look into caution tape at Morris Bridge entrance on the right -determine issue there	Field Services		Ongoing		JO have looked a couple of times and will continue to look, and cannot find it.
363	10/17/24		Review fish net down in ponds, allowing fish to escape; Check with Steadfast on issue/remediation	Field Services		Ongoing		10/18 Steadfast Francisco was advised he will check and found new screen needs to be ordered.
364	10/17/24		Address Light Sconces throughout community and work with Supervisor Belyea on Designs	Field Services		Ongoing		GK Electric Solutions was here on Saturday 10/19/2024. He is working up a proposal and will get cut sheets of a few fixture options.
365	10/17/24		Work with FI Heat and Air on Maintenance contract for New A/C Units vs. Old A/C Units	Field Services		Ongoing		LK spoke with vendor 10/18/24 – they will review and update/prorate They are working to prorate the contract for the new units. Koral is preparing spread sheet for contracts on units and there cost and expiration dates.
366	10/17/24		Reach out to TAMPA re: manhole covers	Field Services		Ongoing		JO spoke with City of Tampa Sewer Operations Team leader Reginald Tim he is going to be coming out to show me some things as per there last inspection there were no deficiencies to any it was to the pavers around the area which are settling.
367	10/17/24		Get with Tim Gay (?) re: holiday lighting and getting lights turned on Nov. 1-11 for Diwali	Field Services		Completed		JO spoke with vendor he will turn on lights at clubhouse he said as in the past.
368	11/21/24		Add POA report after VENDOR UPDATES and before BUSINESS ITEMS	District Manager		Completed		See December agenda
369	11/21/24		Bring back the Reserve Study Proposals	District Manager		Completed		Ask for updated proposals; 12/19/24 Board approved Custom Reserves
370	11/21/24		Update Contract list: ADD column for STATUS	District Manager		Completed		See December agenda
371	11/21/24		Pay the Solitude Invoice for TERMINATION of services (see item 5 below)	Accounting		Ongoing		Counsel reviewed termination provisions 11/21/24
372	11/21/24		Will send a letter to Solitude to APPEAL the TERMINATION fee	District Attorney		Ongoing		

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373	11/21/24		Can District pay for Notary Renewal and Require FREE Resident Notarizations	District Manager		Ongoing		
374	11/21/24		Remove ICE machine outside Beach Club	Field Services		Completed		Removed 11/27/24
375	11/21/24		Send COMMUNITY NOTICE (Constant Contact) re: POOL HOURS are form 8a-5p until further notice	Amenity		Completed		LK sent verbiage to DG 11/24/24
376	11/21/24		Add current TOWING policies for discussion	District Manager		Completed		See December agenda
377	11/21/24		Send Security Reports to Supervisors, District Manager, and Facilities Manager			Ongoing		
378	11/21/24		Add SECURITY REPORT (exempt from Public) at end of Agenda for December	District Manager		Completed		See December agenda
379	11/21/24		Reach out to STEADFAST re: CARP in the ponds	Field Services		Ongoing		
380	11/21/24		Follow up on CONTRACT with SUNSHINE CLEANING	District Manager		Ongoing		
381	11/21/24		Send Letter to Resident re: tree at 10429 Canary Isle Drive	District Manager		Completed		emailed 11/24, sent 11/25
382	11/21/24		Work with ENGINEER to create SCOPE of WORK to restore the property to SWFWMD specs at 17923 Cachet Isle	District Manager		Ongoing		LK sent request to engineer 11/24/24
383	11/21/24		Bring back pool maintenance vendor proposals to Dec. Meeting	District Manager		Completed		See December agenda
384	11/21/24		Take proposals from JO report and place on AGENDA as separate Exhibits	District Manager		Ongoing		See December agenda
385	11/21/24		Open account with McMaster-Carr	Field Services		Completed		
386	11/21/24		Get a quick fix for the patios behind the Beach Club for the Boat Parade	Field Services		Ongoing		See December agenda
387	11/21/24		Hire 20-hour Part-Time Facilities Manger Assistant ASAP	Field Services		Ongoing		
388	11/21/24		Message TECO and COUNTY re: new services	District Manager		Ongoing		
389	11/21/24		Discuss FENCING and FEMA options	Field Services		Completed		
390	11/21/24		Get FENCING added to INSURANCE	District Manager		Ongoing		
391	11/21/24		Send ALL quotes/proposals to Keyza	Field Services		Completed		See December agenda
392	11/21/24		Get POOL signs updated/replaced	Field Services		Ongoing		
393	11/21/24		Bring list of MAINTENANCE ITEMS for Board to Address and Prioritize to December meeting	Field Services		Completed		See December agenda
394	11/21/24		Get additional Stormwater Drain cleaning proposals for December meeting	Field Services		Ongoing		
395	11/21/24		Send 2012 Reserve Study to new Supervisors	District Manager		Completed		Sent
396	12/19/24		Contract with Custom Reserves	District Manager		Completed		Start Date: 01/07/25 - Executed
397	12/19/24		Draft letter for person involved on plane in lake	District Attorney		Ongoing		
398	12/19/24		Steadfast to monitor and pick up trash on the lake	Field Services		Ongoing		
399	12/19/24		Advertise Joint CDD/POA Meeting on January 28, 2025 at 6:00 p.m.	District Manager		Completed		Scheduled to publish on Jan 17
400	12/19/24		Table discussion of Parking and Towing Policy to February meeting	District Manager		Ongoing		Hardship waiver to be discussed at the joint CDD/POA meeting
401	12/19/24		Discuss budget amendment and resolution at the January meeting	Accounting		Completed		See January agenda; adopted
402	12/19/24		Revise November minutes based on verbatim	District Manager		Ongoing		See February agenda
403	12/19/24		Enlarge action item list font and add to task list	District Manager		Completed		
404	12/19/24		Review Suncoast Pool contract and terminate	District Manager		Completed		30-day notice; 01/07/25 sent termination letter
405	12/19/24		Draft contract for Bandu	District Attorney		Completed		Start Date 02/08/25; executed
406	12/19/24		Table discussion of updated CDD Rules and Regulations to January meeting	District Manager		Completed		See January agenda
407	12/19/24		Advertise new meeting date for June 17, 2025	District Manager		Ongoing		Scheduled to publish on June 6, 2025
408	12/19/24		Remind Clubhouse renters to clean (charge to deposit fee if not)	Amenity		Ongoing		
409	12/19/24		Separate list of maintenance items for consideration until budget meeting	Field Services		Ongoing		
410	12/19/24		Chairman Belyea to refer a company for chimney cover	Field Services				Board decided not to proceed
411	12/19/24		Remove amenity privileges of the resident who damaged the gate until \$195 was paid	Amenity		Ongoing		
412	12/19/24		Table stormwater drain cleaning proposals to next meeting	District Manager		Completed		See January agenda

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413	01/16/25		Send WEIRS contracts update to Supervisors	District Manager		Completed		requested from Engineer 1/18/25
414	01/16/25		ADVERTISE - SECURITY SHADE SESSION at end of February agenda (discuss QR Codes, JCS Report)	District Manager		Completed		Advertised; see February Agenda
415	01/16/25		Ask Engineer to Attend Next meeting (call in)	District Manager		Completed		email sent 1/18/25
416	01/16/25		Ask Engineer his opinion and recommendation on MRI proposals and Inspection	District Manager		Completed		email sent 1/18/25
417	01/16/25		Need to advertise the joint POA/CDD meeting for Jan. 28, 2025	District Manager		Completed		Advertised; see Joint Meeting agenda
418	01/16/25		Bring Updated Policies back to Board each month as they address 3-4 pages a meeting	District Manager		Completed		See February agenda
419	01/16/25		Contact Tampa Police for status of contract with them for services/speeding	District Manager		Completed		See February agenda
420	01/16/25		Check with County on if CDD can piggyback on any existing contracts/projects to cut costs	District Manager		Ongoing		
421	01/16/25		Check with City to see if any grants available to CDD re: lighting	District Manager		Completed		email sent 1/18/25
422	01/16/25		Set up meeting with Acoff, Joe, Vivek, Patricia, me to discuss Pavers/contracts	District Manager		Ongoing		
423	01/16/25		CHANGE/ADVERTISE April meeting to Wednesday the 16th (from the 17th)	District Manager		Ongoing		Updated webiste; scheduled to advertise
424	01/16/25		Work on MASTER LIST of projects in EXCEL that includes COST, SAFETY LEVEL, DESCRIPTION	Field Services		Ongoing		
425	01/16/25		Get with Envera to see if there are any new updates on the horizon	Field Services		Ongoing		
426	01/16/25		Get with Steadfast on dormant grassy areas and any treatment/replacement option	Field Services		Completed		See February agenda
427	01/16/25		Get with Steadfast to include more details in their monthly reports	Field Services		Ongoing		
428	01/16/25		Get a TV Monitor in the Amenity Center for posting amenity center events	Amenity				
429	01/16/25		Send Chairman Belyea a summary of the meeting highlights	District Manager				
430	01/16/25		Check with Vivek on if the Board can VOTE at the Joint POA/CDD meeting	District Manager		Completed		email sent 1/18/25
431	01/16/25		Check with Vivek on Board options re: threatening Dec. meeting attendee	District Manager		Completed		email sent 1/18/25
432	01/16/25		What is the balance of the Bonds left fot the District to payoff?	Accounting				
433	01/16/25		Forward Aliaga SOCCER EVENT propopsal to Counsel, Insurance	District Manager				
434	01/16/25		Send Events Calendars to Webmaster for online posting	District Manager		Completed		email sent 1/18/25
435	01/16/25		HIRE ASSISTANT for Facilities Manager	Field Services				
436	01/16/25		Ask Counsel on verbiage for potential email to resdients re: consequences for misbehavior at meetings and comments on collusion among Board members and making deals	District Manager		Completed		email sent 1/18/25
437	02/20/25		Update re: insurance and HR services to be provided by Breeze	District Manager		Ongoing		
438	02/20/25		Notify Builder of damage and send pics – to be received by Steve Small of Juniper	District Manager				
439	02/20/25		Get quotes for installing Wi-Fi at the Tennis and Basketball Courts	District Manager		Ongoing		
440	02/20/25		Bring back NOVEMBER Minutes with VERBATIM section	District Manager		Completed		See March agenda
441	02/20/25		Send information to VB re: unruly resident from December meeting	District Manager		Completed		Email sent 2/22/25
442	02/20/25		Send Letter to unruly resident from December Meeting	District Attorney				
443	02/20/25		Send community-wide email re: Staffing Updates	District Manager		Completed		Email sent 2/21/25
444	02/20/25		Send community-wide email re: gates	District Manager				
445	02/24/25		Get quotes for adding WiFi to the tennis courts, basketball courts, and Hockey Rink	Amenity		Ongoing		
446	02/24/25		BRING BACK POA agreement to the March Meeting	District Manager		Completed		See March agenda
447	02/24/25		Work with Steve Small (SS) with Juniper (formerly LMP – Landscaping) on damage to part of community	Field Services		Ongoing		See March agenda for proposal
448	02/24/25		BRING BACK Joint POA meeting minutes to the March Meeting	District Manager		Completed		See March agenda

CORY LAKES CDD - Task Log
RISKS, ACTIONS, ISSUES & DECISIONS (RAID LOG)

AS OF **05/08/2025 05:00 PM**

# of task item	DATE OPENED - Insert Date	PRIORITY - Choose From Drop Down	DELIVERABLE/FOCUS	OWNER	TARGET DATE - Insert Date	STATUS - Choose from drop down	DATE CLOSED - Insert Date	NOTES
449	02/24/25		Discussion on Policies Update will be TABLED until scheduled for a WORKSHOP	District Manager		Ongoing		Tabled
450	02/24/25		Confirm with BUDGET that there are funds for the approved items in the attached Facilities Manger List	Accounting		Ongoing		
451	02/24/25		Obtain additional quotes for Waterproof sealing of windows at Beach Club (Amenity Center)	Field Services		Ongoing		
452	02/24/25		Send MRI Stormdrain report to District Engineer for his review	District Engineer		Completed		Email sent 3/5/25
453	02/24/25		Get more information from Bandu (Pool Maintenance Vendor) on the problem with the Pool Heaters- what exactly is wrong with them	Field Services		Completed		See March agenda for FM report
454	02/24/25		Need to make sure you get at least two (2) quotes for anything costing over \$5,000	Field Services		Ongoing		
455	02/24/25		Ask Engineer to inspect pedestrian walkway along Cross Creek for sturdiness and stability	District Engineer		Completed		See March agenda for FM report
456	02/24/25		Ask Engineer to inspect the patios behind the Beach Club for stability	District Engineer		Completed		See March agenda for FM report
457	02/24/25		See if you can get someone to inspect the playgrounds for FREE and who is NOT trying to sell the district equipment (Previous inspections by the vendor installers determined new equipment was needed, but they may want to make a sale)	Field Services		Ongoing		
458	02/24/25		Need to get additonal quotes for various types of Flooring in the Beach Club	Field Services		Ongoing		
459	02/24/25		Review A/C units on side of Beach Club nearest pool to determine if they need replacing	Field Services		Ongoing		
460	02/24/25		Send proposal and information to Counsel re: contract with paving company	District Manager		Completed		Email sent 3/5/25
461	02/24/25		Check with Insruance to see if claim was made on fencing at Tennis Courts	District Manager		Completed		No Fencing is covered on policy
462	02/24/25		Can the CDD piggy back on City or County contracts with vendors?	District Manager				
463	02/24/25		Send termination letter to Pest 2 Rest; proceed with Arrow Commercial	District Manager		Completed		
464	02/24/25		Need to get quotes for HOLIDAY LIGHTING for this year (maybe get a better deal with 3-year contract?)	Field Services				
465	02/24/25		Get signed proposals to vendors once budget approved (to Atlas Weather Stripping, Bandu Pool Maintenance, and Fitness Services)	District Manager		Ongoing		
466	03/20/25		Work with JCS (BM) on process and get word out to community re: boat ramp and amenities access	District Manager		Ongoing		
467	03/20/25		Counsel to review JCS process on boat ramp and amenities access	District Attorney				
468	03/20/25		Present JCS Process on access to Boat Ramp and Amenities on April Agenda	District Manager				
469	03/20/25		Add closed session to EVERY AGENDA moving forward, at the end of the agenda, and list general topics to be discussed	District Manager		Completed		Advertised and see April agenda
470	03/20/25		Counsel to draft letter to resident and their contractor to repair damaged CDD landscaping, LK to mail finalized draft	District Attorney				
471	03/20/25		Work with Landscaper on reducing cost of mulch if possible, proceeding with approved proposal	Field Services		Ongoing		See April agenda
472	03/20/25		Work with landscaper on changing proposal for annuals to colorful perennials – AB to liaise with staff – NTE \$4750	Field Services		Ongoing		See April agenda
473	03/20/25		Work with POA on space set aside in the Beach Club for the POA to meet with residents	Field Services				
474	03/20/25		Bring back HR Responsibilities for BREEZE after 90-day trial period with JCS, if not renewed	District Manager		Ongoing		
475	05/08/25	323	Bring back Exhibit 6 (POA agreement) to APRIL agenda if update from Counsel received	District Manager		Completed		See April agenda

CORY LAKES CDD - Task Log
RISKS, ACTIONS, ISSUES & DECISIONS (RAID LOG)

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476	03/20/25		REMOVE Dog Park Discussion from agenda until Board requests it be brought back	District Manager		Completed		
477	03/20/25		Remove Workers Comp Coverage from Insurance Policy	District Manager		Ongoing		SENT EMAIL 3/21/25
478	03/20/25		Add JCS to the insurance policy for the District's VEHICLES (Auto Insurance)	District Manager		Ongoing		SENT EMAIL 3/21/25
479	03/20/25		Get proposals to have the fencing at the tennis courts and basketball court repaired	Field Services				
480	03/20/25		Review the District's Insurance coverage to add items that need to be covered (e.g. fencing)	Field Services		Ongoing		
481	03/20/25		Review the Pavilion website to see if there are any city or county contracts the CDD can piggy back on for items in the District	Field Services				
482	03/20/25		Send CONSTANT CONTACT email to residents re: gym closing Sundays/Wednesdays at 4 a.m. for 30 minutes for cleaning	District Manager		Completed		SENT EMAIL 3/21/25
483	03/20/25		Send letter to resident re: bad behavior at meeting	District Manager		Completed		SENT CERTIFIED AND FIRST CLASS MAIL 3/21/25
484	03/20/25		Fix November Minutes to remove the word "NOT" from line 493, present again in APRIL	District Manager		Completed		See April agenda
485	03/20/25		Work with Residents Todd Apple and Debbie Maneriank on getting quotes to convert Hockey Rink to four (4) Pickleball courts	Field Services		Ongoing		
486	03/20/25		Proceed with replacing the cracked glass in the Beach Club	Field Services				
487	03/20/25		Remove Wi-Fi item from future agendas	District Manager		Completed		
488	03/20/25		Proceed with NTE \$20,000 to have all windows and doors sealed at Beach Club	Field Services				
489	03/20/25		Have playgrounds (3) inspected for safety and repairs	Field Services		Ongoing		
490	03/20/25		Proceed with pool pumps approved – Board Approved	Field Services		Ongoing		
491	03/20/25		Proceed with A/C Replacement at Morris Bridge Guardhouse – Board approved	Field Services				
492	03/20/25		Work on replacement flooring options for Beach Club	Field Services		Completed		See April agenda
493	03/20/25		Work with BLUE WAVE to repair existing lighting system – Board approved	Field Services				
494	03/20/25		Change meeting dates, update website, and advertise	District Manager		Completed		Advertised and posted
495	04/17/25		Send Community Email re: Vacant Seat 3 and request for applicants due May 1	District Manager		Completed		
496	04/17/25		Post to website article re: Vacant Seat 3 and request for applicants due May 1	District Manager		Completed		
497	04/17/25		Send resumes to Supervisors by May 2, 2025 (they are due May 1)	District Manager		Completed		
498	04/17/25		Get General Ledger information to the Supervisors for the 4/22/25 BUDGET MEETING	District Manager		Completed		
499	04/17/25		Provide update on Solitude payment of \$7000 to terminate contract	District Manager				emailed team 4/19/25
500	04/17/25		Send resumes of Sonia Valentin, Elizabeth Moore, Kerri Robertson to Supervisors before Tuesday	District Manager				emailed staff 4/19/25
501	04/17/25		Provide Board with list of all insurance claims against the District for the past two years	District Manager				requested of Egis via email 4/18/25
502	04/17/25		Board wants a Forensic Audit done on its financials within 30 days	District Manager		Ongoing		See May agenda
503	04/17/25		Bring March 2025 UNAUDITED Financials to the 4/22/25 Budget meeting	District Manager		Completed		
504	04/17/25		Have Policies on the agenda for the 4/22/25 meeting for the Board to discuss	District Manager		Completed		
505	04/17/25		Board approved giving JG total of \$10,000 a month to be spent in 5 \$2000 increments	District Manager		Completed		sent email to team 4/19/25
506	04/17/25		Get driver insurance information from EGIS re: vehicles in the District	District Manager		Completed		
507	04/17/25		Get update from CR (Engineer) re: MRI Storm Drains	District Manager		Ongoing		

CORY LAKES CDD - Task Log
RISKS, ACTIONS, ISSUES & DECISIONS (RAID LOG)

AS OF **05/08/2025 05:00 PM**

# of task item	DATE OPENED - Insert Date	PRIORITY - Choose From Drop Down	DELIVERABLE/FOCUS	OWNER	TARGET DATE - Insert Date	STATUS - Choose from drop down	DATE CLOSED - Insert Date	NOTES
508	04/17/25		Get and provide FEMA update to Board	District Manager		Ongoing		
509	04/17/25		Add Hockey Rink Conversion discussion to the May 15 Agenda	District Manager		Completed		
510	04/17/25		Get with Envera on discount or refund for loss of services	District Manager		Ongoing		
511	04/17/25		Board approved a 30-Day trial of locking access to the Boart ramp to control access to the lake for non-resident boaters	Field Services		Ongoing		
512	04/17/25		Need updated proposals from Juniper/LMP for Mulch (\$50,000 approved) and Annuals (\$1,750 approved) for Chair to sign	Field Services				
513	04/17/25		Get with Steadfast re: fountain #3 at end of Morris Bridge entrance to be repaired	Field Services				
514	04/17/25		Get additional proposals for sidewalk issues greater than 2 inches	Field Services		Completed		See May agenda
515	04/17/25		Need updated proposal from Illuminations (Tim Gay) re: 5-year option with 10% discount for Chair to sign	Field Services				
516	04/17/25		Get with Tim Gay on how to change the color of the lights already installed	Field Services				
517	04/17/25		Finalize verbiage re: contract with POA	District Attorney				
518	04/17/25		Get contract with Target Towing to Chairman to sign – need to confirm current and active TOWING POLICY	Field Services				
519	04/17/25		Provide APPROVED proposals for flooring and film on top windows at amenity center to Chairman to be signed	Field Services				
520	04/17/25		Work with Supervisor McIntyre as Board Liaison re: procuring sponsorship for the Hockey Rink to Pickle Ball Courts conversion	Field Services				
521	04/17/25		Send community-wide email re: boat ramp being locked up	Field Services		Completed		
522	04/17/25		Get answer re: painting question from Board	Field Services				
523	04/22/25		Add Proposals for FORENSIC AUDIT to the MAY 15 MEETING AGENDA	District Manager		Ongoing		See May agenda
524	04/22/25		Request FORENSIC AUDIT proposals for the May 15 CDD meeting; Chaiman to liaise with staff	District Manager		Ongoing		
525	04/22/25		Ask Counsel if he needs to attend EXEMPT SESSIONS	District Manager		Completed		
526	04/22/25		Finance – Board wants the \$45,322 spent on CONTINGENCY broken down per item/expense	Accounting		Ongoing		
527	04/22/25		Update Board on Meeting with Engineer	District Manager				
528	04/22/25		Refund options from ENVERA due to downed services, increased security expenses – put on MAY 15 MEETING AGENDA for discussion	Field Services		Ongoing		
529	04/22/25		Add Hockey Rink Conversion Discussion to MAY 15 MEETING AGENDA	District Manager		Completed		See May agenda
530	04/22/25		Will look into alternative companies to review AUDIO SYSTEM for Beach Club	District Manager				
531	04/22/25		Provide update from FEMA	District Manager		Ongoing		FEMA reached out and approved District for proceeding with request 4/25/25; LK/JG need to complete paperwork and submit to FEMA
532	04/22/25		Add Reserve Study Discussion and Reserve Study 2025 to MAY 15 MEETING AGENDA	District Manager		Completed		See May agenda
533	04/22/25		Add discussion and review of Amenities Policies page 1-4 to MAY 15 MEETING AGENDA	District Manager		Completed		See May agenda
534	04/22/25		Ask FINANCE team to include the Variance Report in the Financials every month	District Manager		Completed		

Cory Lakes

Community Development District

EXHIBIT

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AGENDA

	Service	Vendor	Start Date	Addendum Date	Amount	Expiration Date	Renewal	Termination Clause	Status
1	District Management	Breeze Connected, LLC	8/15/23	-	\$5,833.33/month	8/14/26	Automatic: 1 year	60 days written notice	Ongoing
2	Cleaning	American Power Washing LLC	2/12/24	-	\$875	2/11/25	Automatic: 1 year	30 days written notice	Ongoing
3	Deep Penetration Injection	ASP Underground Solutions	2/8/24	-	\$7,500	2/7/25	Automatic: 1 year	30 days written notice	Ongoing
4	Lake Management	Steadfast	8/18/24	-	\$4,800/month	8/18/25	Automatic: 1 year	without cause with 30 days written notice	Ongoing
5	Preventive Maintenance	Fitness Services of Florida	3/1/23	-	\$275/visit	2/28/25	Automatic: 1 year for approval	30 days written notice	Ongoing
6	1143 Commercial Security: Active Video Surveillance & Access Control	Envera Systems	8/26/16	9/2/16	Monitoring/Database: \$650/month Service & Maintenance Plan: \$532/month	8/25/25	Automatic: 1 year	without cause with 30 days written notice	Ongoing
7	1144 Remote Monitoring		8/26/16	8/26/16	Monitoring/Database: \$2,000/month Service & Maintenance Plan: \$340/month				
8	1144 Guard Module Sublicense		8/26/16	8/26/16	\$400/month				
9	Commercial Security: Passive Video Surveillance		10/24/16	-	Monitoring/Database: \$250/month Service & Maintenance Plan: \$125/month				
10	Outdoor Lighting (Capri Isle)	Tampa Electric Company	7/11/13	-	\$2,255.12/month	7/10/25	Automatic: 1 year	90 days written notice	Ongoing
11	Outdoor Lighting (Cory Lake Dr.)		6/2/17	-	\$7,353.92/month	6/1/25			
12	District Counsel	Straley Robin Vericker (Vivek Babbar)	10/1/15	-	\$250/hour				Ongoing
13	Landscape	Landscape Maintenance Professionals Inc.	2/1/23	-	\$426,445/year	1/31/26		30 days written notice	Ongoing
14	District Engineer	Johnson Engineering, Inc.	6/29/16		\$220/hour			30 days written notice	Ongoing
15	Holiday Lighting	Illuminations Holiday Lighting	4/17/25	-		CY 2029	-		Awaiting
16	Maintenance Contract to HVAC	FL-Air Heating & Cooling	8/15/24	-	-	2-year maintenance	-		Installation Date: 9/18/2024

17	Auditor	DiBartolomeo, McBee, Hartley, & Barnes, P.A.	12/27/23	-	2023: \$4,600 2024: \$4,750 2025: \$4,900	FY 2025	-	with or without cause upon 30 days written notice	Ongoing
18	Security Guard and Roving Patrol	JCS Investigations and Security, LLC	7/1/24	-	\$34,320/month	6/30/25	Automatic: 1 year	without cause with 30 days written notice	Ongoing
19	Pool Monitor		7/18/24	-	\$4,480/month	9/17/24	-		
20	Cleaning	Sunshine Cleaning Crew LLC	7/1/24	-	May 1 to Aug 3: \$2,215/month Sep 1 to Apr 30: \$1,275/month	6/30/25	Automatic: 1 year	without cause with 30 days written notice	Ongoing
21	Pool Maintenance	Bandu	2/8/25	-	\$3,250/month	2/7/25	Automatic: 1 year	without cause with 30 days written notice	Ongoing
22	Truck Loan Agreement - 2018 Ford F150	Navitas Credit Corp.	10/16/18		\$656.50/month	-	-		COMPLETE
23	Truck Loan Agreement - 2021 Ford Range	Navitas Credit Corp.	1/24/22		\$705.74/month	Maturity: Jan 2027			Ongoing
24	Website Service	Strange Zone, Inc.	8/22/23		\$899.99/year	12/1/25	1 year upon approval		Ongoing
25	Reserve Study	Custom Reserves	1/7/25		\$4,700			without cause with 10 days written notice	Ongoing
26	Dock Repair	Evans Custom Docks Inc.			\$2,092				Ongoing
27	Fencing	Tommy Finch Fencing	12/31/24		NTE \$35,000				Ongoing
28	Weir/Drainage Structure Repair	Hecker Construction	1/22/25		NTE \$322,000				Ongoing
29	Pavers	Brick Paving	4/18/25		\$82,225.00				Ongoing
30	Pest Control	Arrow Exterminators	3/25/25		\$195/month				Ongoing
31	Door Repairs	Atlas			\$2,226.05				Awaiting
32	Pump	Hawkins Service			\$2,785.82				Awaiting
33	Landscape Lighting	Blue Wave Lighting			\$5,725.00				Awaiting
34	Towing	Target							Awaiting

Cory Lakes

Community Development District

EXHIBIT

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AGENDA

RESOLUTION 2022-06

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE CORY LAKES COMMUNITY DEVELOPMENT DISTRICT ADOPTING A POLICY REGARDING PARKING AND TOWING ON DISTRICT OWNED PROPERTY; DESIGNATING AUTHORIZED REPRESENTATIVES TO WORK WITH TOWING OPERATORS; AUTHORIZING THE ENGAGEMENT OF AN AUTHORIZED TOWING OPERATOR; PROVIDING FOR CONFLICTS AND SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE.

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

WHEREAS, the District owns and maintains the roadways, parking lots, and common areas that are located within the boundaries of the District (collectively, the “**District Property**”);

WHEREAS, the Board of Supervisors of the District (the “**Board**”) is authorized by Sections 190.011(15) and 190.012(2)(d), Florida Statutes, to establish a parking and towing policy for District Property and to have vehicles or vessels towed that are parked on District Property in violation of the District’s rules and policies or applicable regulatory requirements;

WHEREAS, unauthorized vehicles or vessels may pose a danger or cause a hazard to the health, safety, and welfare of District, its residents, its infrastructure, and the general public;

WHEREAS, the Board held a public meeting on April 21, 2022 to receive public comment on the proposed parking and towing policy attached hereto as **Exhibit A** (the “**Parking and Towing Policy**”);

WHEREAS, after hearing and considering public comment, the Board has concluded that the Parking and Towing Policy shall be adopted;

WHEREAS, in accordance with Section 715.07(2), Florida Statutes the District desires to designate authorized personnel the authority to work with authorized towing operators to tow unauthorized vehicles or vessels;

WHEREAS, Hillsborough County keeps and maintains a list of service providers who are authorized to perform towing or wrecker services;

WHEREAS, the District desires to authorize the engagement of a towing operator on Hillsborough County’s list to tow unauthorized vehicles or vessels.

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

1. **Incorporation of Recitals**. The above recitals are true and correct and by this reference are incorporated as a material part of this resolution.

2. **Adoption of Parking and Towing Policy.** The Board hereby adopts the Parking and Towing Policy.
3. **Authorizing District Representatives to work with Towing Operators.**
 - a. The Board hereby authorizes the following representatives on behalf of the District to authorize the towing of unauthorized vehicles or vessels on District Property pursuant to the Parking and Towing Policy:
 - i. Chair or, in the Chair's absence, the Vice Chair
 - ii. The District Manager
 - iii. The Facilities Manager
 - iv. The Office Administrator
 - v. The District's security consultant and its employees
 - b. The Board may authorize additional representatives from time to time by a vote at a public meeting or by adopting a resolution.
4. **Authorizing the Engagement of an Approved Towing Operator.**
 - a. The Board hereby authorizes the entering into an agreement with a company that is on Hillsborough County's list of service providers who are authorized to perform towing or wrecker services and to perform such towing services as needed in compliance with Florida law, applicable Hillsborough County and City of Tampa regulations, and the Parking and Towing Policy.
 - b. The District shall coordinate with the towing operator to ensure that the required signage shall be posted on District Property in the manner required by applicable laws and regulations (including specifically Section 715.07, Florida Statutes).
5. **Conflicts.** This Resolution replaces any prior resolutions, policies, rules, actions or any portion or content included therein in conflict with this resolution.
6. **Severability.** If any section or part of a section of this resolution is declared invalid, unconstitutional, or inconsistent with any law or regulation, the validity, force and effect of any other section or part of a section of this resolution shall not thereby be affected or impaired unless it clearly appears that such other section or part of a section of this resolution is wholly or necessarily dependent upon the section or part of a section so held to be invalid or unconstitutional.
7. **Effective Date.** This Resolution shall become effective upon its passage and shall remain in effect unless rescinded, repealed, replaced, or superseded.

Passed and adopted on APRIL 21, 2022.

Attest:


Secretary/~~Assistant Secretary~~

Cory Lakes
Community Development District

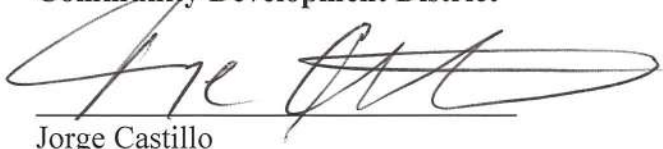

Jorge Castillo
Chair of the Board of Supervisors

Exhibit A
Cory Lakes Community Development District
Parking and Towing Policy for District Property

The Cory Lakes Community Development District (the “**District**”) has adopted the following policy regarding the parking and towing of vehicles or vessels of any kind (as defined by Section 715.07, Florida Statutes) on the District owned roadways, parking lots, and common areas (collectively, the “**District Property**”):

Parking Restrictions:

1. The District’s parking policy for District Property is hereby declared to be the same policy that is currently in place under the Declaration of Covenants, Conditions, and Restrictions of the Cory Lake Isles Property Owners Association. Any subsequent amendments thereto are automatically incorporated by reference.
2. Overnight parking in the District parking lot must display a validity issued guest parking pass from the security company.
3. All vehicles or vessels must have valid and proper license plates and registration affixed to their vehicles or vessels. Unregistered vehicles may be reported to license inspectors or law enforcement as a violation of Section 320.02, *Florida Statutes*. Additionally unregistered vehicles or vessels may be considered to have been abandoned and reported to law enforcement or code enforcement.
4. No vehicles or vessels shall be parked on a sidewalk or in in any manner that inhibits the use of the sidewalk. In addition to a violation of the District’s policies any such parking may be reported to law enforcement as a violation of Section 316.1945(1)(a)2, *Florida Statutes*.

A vehicle or vessel receives a new violation every 24 hours that it is parked illegally. (ex if a vehicle is illegally parked Friday through Sunday that would equal 3 violations). The reset period on any violations is 6 months (180 days) from the initial violation date.

Any vehicle or vessel that is parked on the District Property in violation of the District’s rules and policies or applicable regulatory requirements may be towed, at the sole expense of the vehicle owner, in accordance with applicable laws and regulations (including Section 715.07, Florida Statutes). In addition, such violations may result a suspension of amenity privileges pursuant to the District’s suspension policy.

THE RESTRICTIONS LISTED HEREIN ARE IN ADDITION TO, AND EXCLUSIVE OF, VARIOUS STATE LAWS AND/OR COUNTY/MUNICIPAL ORDINANCES AND/OR PROPERTY OWNERS’ ASSOCIATION STANDARDS GOVERNING PARKING.

Towing Procedures:

1. Upon discovery of a violation:
 - a. The Authorized Representative shall affix up to 3 warnings to the vehicle or vessel.
 - i. The warning shall include the date, time, location, violation, and a notice that if the vehicle is still in violation it may be subject to towing.
 - b. The Authorized Representative shall take a picture evidencing the warning and the violation.

Exhibit A
Cory Lakes Community Development District
Parking and Towing Policy for District Property

- c. Then the Authorized Representative shall enter the relevant information (including but not limited to the make, model, color, and license plate) in the log book and provide the picture to the District's records custodian.
 - d. After the 3rd warning, the Facilities Manager will provide a formal written notice to the mailing address associated with the license plate and place a copy on the vehicle.
 - e. Any subsequent violations will result in being towed.
2. If the Authorized Representative finds that the vehicle or vessel remains in violation after 24 hours of the written notice, they shall:
- a. take a picture evidencing the failure to move the vehicle or vessel
 - b. enter the relevant information in the log book and provide the picture to the District's records custodian.
 - c. Then provide authorization for the Towing Operator to commence towing for only the reported violation and not to patrol for other violations.

This policy was adopted by Resolution 2022-06 on April 21, 2022

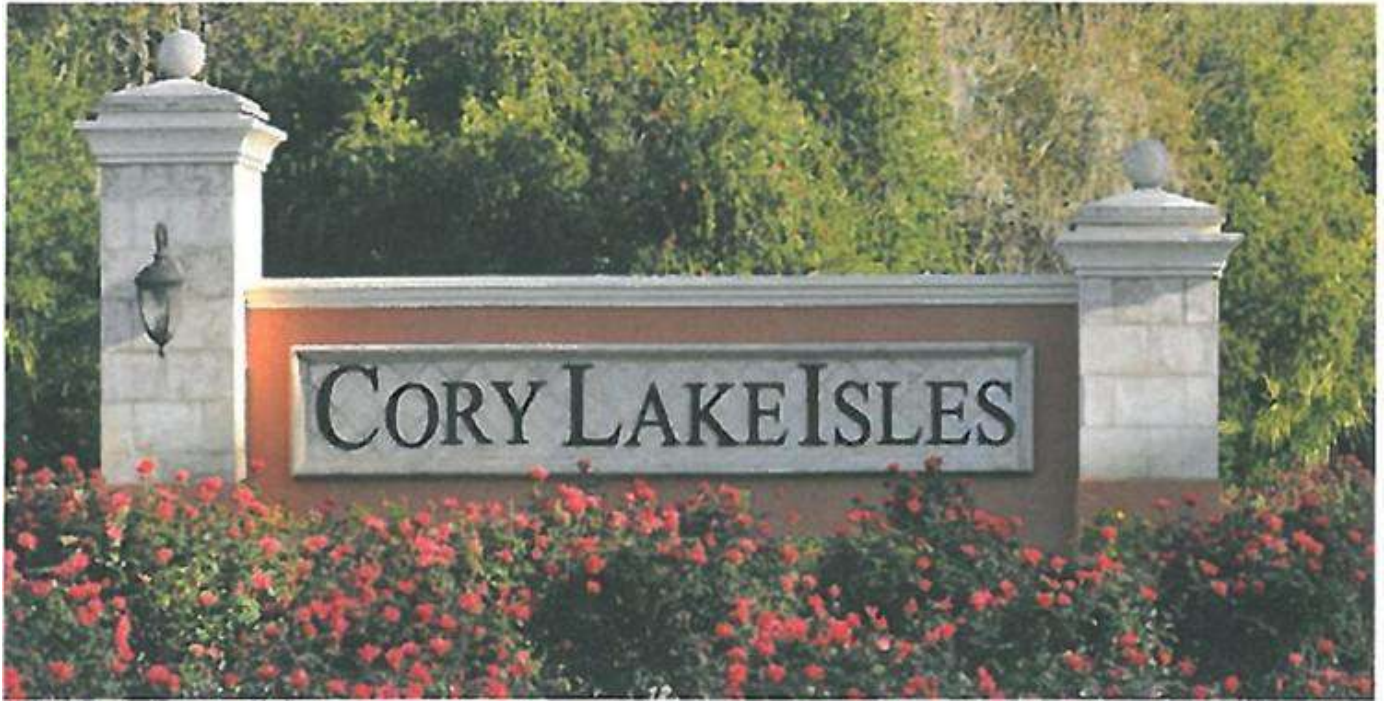
Cory Lakes

Community Development District

EXHIBIT

32

AGENDA



Cory Lakes Community Development District Policies

Revised January 2025

Definitions

"Adult"-shall be considered any person 18 years of age or older.

"Amenity Facilities"-shall mean, in general, the properties and areas owned by the District, including those intended for recreational use and shall include, but not specifically be limited to, the basketball court, tennis courts, roller hockey court, white sand beach, Beach Club, playgrounds, fitness center and pocket parks together with their appurtenant facilities and areas. Any reference intended as to one or more specific Facility shall reference that Facility by name.

"Facility Manager"-shall mean the on-site managerial employees or a management company, including its employees, staff and agents, contracted by the District to manage Amenity Facilities within the District.

"Board"-shall mean the Board of Supervisors of the District.

"District"-shall mean the Cory Lakes Community Development District.

"District Manager"-shall mean the professional management company with which the District has contracted to provide management services to the District.

"District Staff" -shall mean those acting in an official capacity in representation of the District, including but not limited to the District Manager, Facility Manager, Office Administrator, Attendants, On-duty Security Personnel, and any other person acting in said capacity.

"Family"-shall mean a group of related individuals living under one roof or head of household. This includes individuals who have not yet attained the age of 18, together with their parents or legal guardians. This does not include visiting relatives or extended family not residing in the home.

"Guest" -shall mean any person or persons who are invited and accompanied by a Patron to participate in the use of the Amenity Facilities.

"Non-Resident"-shall mean any person or persons that do not own property within the District.

"Non-Resident Member"-shall mean any person or family not owning property in the District who is paying the annual user fee to the District for use of all Amenity Facilities.

"Owner"-shall mean any person or family owning property within the District.

"Patron" or **"Patrons"**- shall mean Owners, Renters or Non-Resident Members who are 14 years of age and older.

"Renter"- shall mean any tenant residing in an Owner's home pursuant to a valid rental or lease agreement executed by the Owner.

"Policies" - shall mean all policies of the District, as amended from time to time.

Important Contact Information

Community security: (813) 986-0030

Clubhouse Office (813) 986-1031 clibeachclub@corylakescdd.net

Morris Bridge gatehouse at (813) 986-0030.

Enforcement of Policies

The Board, the District Manager, Facility Manager, and District Staff shall have full authority to enforce these policies. However, the Board and the District Manager shall have the authority to waive strict application of any of these policies when prudent, necessary, or in the best interest of the District and its Patrons and their Guests. Such a temporary waiver of any policy shall not constitute a continuous, ongoing waiver of said policy.

Law enforcement officers of the Hillsborough County Sheriff's Office or Florida Highway Patrol, Tampa Police Department, District Private Security guards and District staff/employees have the authority to disperse groups who congregate at the Amenity Facilities with no real purpose, at any time of day, and to generally respond to unlawful behavior at any Amenity Facilities. These entities are authorized to issue Trespass Warnings, who fail to obey the policies. Violators who have been issued Trespass Warnings and subsequently return to the Amenity Facilities before the warning's expiration, may be arrested for trespassing.

All Patrons and guests must be prepared to provide identification when requested by District staff or security guards. Any resistance to comply or negative confrontation with District staff or the security guard may result in a suspension.

Use of Amenity Facilities at Your Own Risk

Patrons and their Guests are welcome to enjoy the Amenity Facilities at their own risk and pursuant to the District's policies. The District does not provide any lifeguards or any on-site staff dedicated for the purpose of monitoring the use of all Amenity Facilities or safety of the Patrons, Renters, or their Guests. The District will not accept responsibility for any injuries from the use of the Amenity Facilities or damage or theft of property. The District assumes no liability for any theft, vandalism and/ or damage that might occur to personal property.

Persons interested in using the Amenity Facilities are encouraged to consult with a physician prior to commencing a physical fitness program.

General Provisions

1. All Patrons and Guests using the Amenity Facilities are expected to conduct themselves in a responsible, courteous and safe manner, in compliance with all policies of the District governing the Amenity Facilities. No cursing, profane, abusive, or harassing language of any kind will be tolerated.
2. The Board reserves the right to amend, modify, or delete, in part or in their entirety, these Policies, when necessary, at a duly-noticed Board meeting, and will notify the Patrons of any changes. However, in order to change or modify rates or fees beyond the increases specifically allowed for herein, the Board must hold a duly-noticed public hearing on said rates and fees.
3. Violation of the District's Policies, theft of District equipment, and/or misuse or destruction of amenity Facility equipment may result in suspension or termination of Amenity Facility privileges of the offending patron.
 - a. If the violation was done by a guest, the Patron will be held accountable for their actions as though done by the Patron.
 - b. The District may pursue further legal action and restitution for the destruction of Amenity Facility property or equipment.
4. All Patrons shall abide by and comply with any and all federal, state and local laws and ordinances while present at or utilizing the Amenity Facilities and shall ensure that any minor for whom they are responsible for and their Guests also complies with the same.
5. Patrons with outstanding District assessments will not be permitted to use the Amenity Facilities until the assessment has been paid in full.
6. **Hours**-The Amenity Facilities are available for use by patrons during normal operating hours to as posted by the District.
 - a. Fitness Center is open 24 hours a day.
 - b. Community playground, park facilities, Cricket pitch, soccer field and beach area are open daily from 30 minutes after sunrise and are closed 30 minutes before sunset, except for activities pre-approved by the District.
 - c. Lighted outdoor Sport Facilities (tennis, basketball, hockey rink, volley ball court) will remain open for use until 10:00pm.
 - i. All Sport Facilities must be vacated by 10 pm.
 - ii. All facility lighting will be turned off no later than 10:30 p.m.
 - d. Except for activities pre-approved by the District, loitering or parking at the community playground, beach club, beach area, or Sport Facilities outside of posted operating hours is strictly prohibited.
 - e. The Beach Club will be closed on the following holidays: Easter, Thanksgiving Day, Christmas Day and New Year's Day. The Beach Club may also have limited hours of operation or be closed on Christmas Eve and New Year's Eve with Board authorization.
7. **Emergencies**- After contacting 911 if required; all emergencies and injuries must also be reported to the office of the Facilities Manager or the Morris Bridge gatehouse.
8. **Reports of Concerns or Issues.** Patrons should report any concerns or issues immediately to the District staff. If After hours, leave a detailed voice message or contact the security guard. District staff or the community security shall address any conflicts or complaints.
9. Inflatables such as water slides or bounce houses are strictly prohibited on any District property (except

for events sponsored by the District).

10. All motorized vehicles (such as cars, trucks, motorcycles, mopeds, go carts, remote control vehicles, scooters) are not to be operated at park facilities except on streets, parking lots, and other posted areas. No remote control vehicles or toys can be operated in the parking lots or on District property.
11. Micromobility devices, **motorized scooters**, and miniature motorcycles are not allowed on District property, the streets or roads at any time.
12. Vehicles must be parked in designated areas. Vehicles must not be parked on grass lawns, sidewalks, or in any way which blocks the normal flow of traffic.
13. All motorized vehicles are prohibited on all landscaped property owned, maintained, and operated by the District, unless such vehicle is owned or contracted by the district.
14. Destruction, removal or defacing of park equipment, plants, (including driving on the grass), structures, District Property or surrounding wildlife areas is strictly prohibited.
15. No person shall use threatening, abusive, insulting, or indecent language, nor behave in a boisterous or disorderly manner while on district property. If the person is found to be a non-resident, they will be asked to leave the property immediately.
16. No person shall create any noise at excessive levels or use amplified sound or music without prior written permission from the Board or its designated committee while on district property.
17. All trash and waste must be deposited in receptacles. Food and perishable items are not to be left in common areas or in the community lake.
18. No person shall possess, consume, serve, or sell drugs, alcohol, smokeless tobacco on District property. Any person suspected of being intoxicated or under the influence of drugs or alcohol while on District property shall be denied admission and/or be removed by law enforcement.
 - a. Alcoholic beverages may be served at District pre-approved special events or with the appropriate rental agreement in place during a Beach Club rental.
19. No fireworks of any kind are allowed on District property.
20. No illegal weapons should be brought onto District property. If there are any concerns with weapons or safety, the concerned party should contact law enforcement. Except for licensed individuals, the use of projectiles of any kind shall be strictly prohibited on District property.
21. Patrons are personally responsible for their party and agree to pay for any damage caused by their use or their guest's use of the facilities.
22. Except as specifically noted in any policy, upon the District's insurance carrier's recommendation to ensure that the District mitigates children's exposure to injury, children under 15 years of age must be accompanied by a parent, guardian, or adult Patron, 18 years of age or older. This policy is meant to follow the sound public policy and determination of appropriate age for minors to assume responsibility for their actions in accordance with the State of Florida's requirements for obtaining a Florida's learner's permit.
23. Guests must be accompanied by a Patron at all times while using any of the Amenities.

24. Only District employees and staff are allowed in the service areas of the Amenity Facilities.
25. Commercial advertisements shall not be posted or circulated in the Amenity Facilities. Petitions, posters or promotional material shall not be originated, solicited, circulated or posted on Amenity Facilities property unless approved in writing by the District Manager and/or the District Supervisors.
26. The Amenity Facilities shall not be used for retail purposes without written permission from the Board. The term "retail purposes" shall mean those activities which involve, in any way, the provision of goods or services for compensation.
27. The Amenity Facilities cannot be used for fundraising events without permission from the District Supervisors in advance of the planned event.
28. District Staff reserves the right to authorize all programs and activities, including the number of participants, equipment and supplies usage, number of guests, facility reservations, etc., at all Amenity Facilities, except usage fees that have been established by the Board.
 - a. District Staff also has the right to authorize management-sponsored events and programs to better serve the Patrons, and to reserve any Amenity Facility for said events (if the schedule permits) and to collect revenue for those services provided.
 - b. This includes, but is not limited to, various athletic events and programs, and children's programs, social events, etc.
 - c. Usage of the Amenity Facilities may be limited or suspended from time to time for events approved by the District.
29. Various areas of the Amenity Facilities have security cameras and are under 24-7 surveillance, intended solely to ensure the property of the District is protected or to identify any persons who damage District property.
 - a. Only law enforcement, the District Manager, Facilities Manager, the installation company, District Chair, or a person authorized by motion of the Board are authorized to view security footage.
 - b. To preserve the limited exemption to the public records laws, no footage shall be released to the public or any Patrons.
30. Various areas of the Amenity Facilities have an access system to ensure only authorized Patrons and Guests are to enjoy the Amenity Facilities.
 - a. Access will be issued to all Patrons, which includes all children 16 years of age and older.
 - b. There is a \$10.00 charge to issue access per Patron.
 - c. All Patrons will be required to execute an amenity facilities registration form prior to receiving their access. Proof of Patron status will be required for facility access.
 - d. Do not hold doors or gates open to allow non Patrons or someone that is not your personal guest to enter the Amenity Facilities.
 - e. Do not use the "EXIT" button to allow non-Patron to enter.
 - f. Do not leave doors or gates open or propped open at any time, for any reason.
31. Any perceived or observed illegal activity should be referred to the appropriate law enforcement authorities. The District staff and security cannot report illegal activity unless they observed the activity.
32. Patron may also be subject to the imposition of fines by the POA for violation of the covenants.

33. Instructor Use of District Property. To ensure the safety of our Patrons and reduce the liability of
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the District, any person wishing to conduct or instruct a class that involves any physical activity on District property, whether fee-based or free, must be preapproved by the District. This includes tennis lessons, fitness trainer, kick boxing, swim lessons, dancing, yoga, soccer lessons, basketball, pickleball etc. A fully completed and approved Instructor Agreement, proof of compliance with the District's insurance requirements and proof of any requested instructor certification requirements must be on file with the District before the commencement of the first class and must remain in effect throughout the class or program. Approved instructors are bound by the Instructor Agreement. Failure to comply with the provisions of the Instructor Agreement will result in the cancellation of the class or program.

Beach Club Facility Rental Policies

1. Only Patrons 21 years and older may reserve the Beach Club.
2. Reservations may not be made more than 6 months prior to the event.
3. Patrons interested in renting should contact the Clubhouse Office regarding the anticipated date and time of the event to determine availability.
4. The Patron must remain at the facility the entire time during the rental.
5. The Patron is responsible for any damage to or theft of District Property that occurs during the time of the rental regardless of who did the damage or theft.
 - a. The Patron renting the Beach Club shall be responsible for any and all damage and expenses arising from the event.
6. The Beach Club is closed and is not available for rent on the following days:
 - a. New Years Day, Martin Luther King Jr Day, Memorial Day, Fourth of July, Labor Day, Veterans Day, Thanksgiving and the day after Thanksgiving, and Christmas Day.
7. The Pool and pool deck area of the facilities are not available for private rental and shall remain open to other patrons and their guests during normal operating hours.
8. The Beach Club is available for rent for up to 6-hours from 9am to 11pm 7 days a week.
 - a. 2-hours rentals can take place from 9am to 9pm 7 days a week.
 - b. The Beach Club cannot be rented for more than 6 hours unless approved by the Board.
9. **Fee Schedule:**
 - a. Deposit:
 1. \$100
 - b. Rental Fees:
 1. \$350 for 6 hour rental
 2. \$150 for 2 hour rental
 3. Additional \$100 if alcohol will be served.
10. Rental time includes set up and break down. No extra time is allowed prior to the event to set up or after the event to put the Beach Club back in order and clean it.
11. Insurance:
 - a. A valid Certificate of Insurance for all vendors MUST be provide to the District office no less than 7 days prior to the scheduled event. Failure to provide the COI will result in the vendor being turned away at the event.
 - b. Additional liability insurance coverage may be required for all events that are approved to serve alcoholic beverages.
 - c. Additional liability insurance coverage may be required for certain events the District feels should require additional liability coverage on a case-by-case basis to be reviewed by the Board.
 - d. The District is to be names on these policies as an additional insured party.
12. Patrons interested in reserving the Beach Club must submit to the Clubhouse Office a completed Rental Agreement.
 - a. The event date and time will not be confirmed until all fees associated with the rental are paid.
 - b. A District Staff member is required to work during the rental.
13. All checks and money orders are to be made payable to **the Cory Lakes Community Development District**. Cash is not accepted.
14. The Office Administrator and/or Facilities Manager, at their sole discretion, has the authority to deny a rental request.
 - a. Denial of a request may be appealed to the Board at the next available board meeting.
15. Reservation for non-profit events must be made at least 30 days in advance of the event and are contingent on approval by the Board.
 - a. Non-Profit means any 501(c) organizations. Non-Profit and Not for Profit are used interchangeably
 - b. Patrons may not rent the facilities in their personal name if a non-profit or for-profit

organization advertises the event. Such rental should occur in the name of the organization.

16. **Cancellation Policy:** Cancellation of the reservation less than thirty (30) days from Facility use date will result in a forfeiture of one half (1/2) of the rental fee.
 - a. The Board may at their discretion suspend the forfeiture of the rental fee when an event is cancelled due to unforeseen circumstances.
17. **Capacity:** The capacity cannot exceed 268 people, including staff, vendors, etc.
18. **Return of the Deposit:** To receive a refund of the deposit, the following **MUST** be completed and verified by the District Staff.
 - a. No violation of District policies.
 - b. All trash and garbage must be removed from the building and placed inside the dumpster situated near the basketball court across the street from the clubhouse.
 - c. Arrangement for the delivery and removal of rented equipment and supplies must not interfere with usage of the Beach Club for other events.
 - d. All displays, favors or remnants of the event must be removed.
 - e. All furniture and other items must be returned to their original position.
 - f. There must be no damage to the Beach Club and its property.
 - g. Capacity cannot be exceeded.
 - h. Time period may not be exceeded.
 1. If the event exceeds the scheduled time limit by more than 30 minutes, the entire deposit, will be forfeited to cover the additional staff time.
19. Consumption of alcohol:
 - a. No one under 21 years of age may consume alcohol on District Property.
 - b. If 50% of the guests are under 21 at least 2 responsible adults must be present during the entire event.
20. Serving Food at Private Events:
 - a. The District is not responsible or liable for any issues, injuries, reactions, illnesses, or death caused by food brought by Patrons, vendors, organizations, or third parties for events held on the District's property.
 - b. In consideration of being permitted to participate in any event on the District's property where food (perishable or otherwise) is prepared, handled, transported, or stored, the Renter agrees to assume all risk of issues, injuries, reactions, illness, or death resulting from consumption of food items.
21. Decoration:
 - a. Tape or anything adhesive cannot be placed on the walls or furniture.
 - b. No nails, tacks or pins may be placed in the walls or furniture.
 - c. No confetti may be used at any time.
 - d. Only table top decorations are allowed in the Beach Club.
 - e. Real candles are prohibited. No fires or lighting of matches is allowed.
 1. Battery operated candles are allowed.
22. The volume of live or recorded music must not violate applicable city of Tampa Noise Ordinances.
23. Anyone standing in the driveway at the end of the canopy entrance should not be able to hear the music or other noise from the event.
24. The Patron Renter is responsible for any and all monetary citation and fines that may be issued to the District.
25. Enforcement: District staff are authorized to cancel events or restrict access for violations of District policies.

Pool Party Reservation Policies

1. The designated area to be reserved, consists of the 4 tables under the roof overhang only.
 - a. The use of the pool for a party is non-exclusive.
 - b. The pool is open to the community and will remain open to Patrons/guests during the event.
 - c. The renter may set up tables, decorations and tents on the beach for the event.
2. Any Pool Party must be booked at least 24 hours prior to the event.
 - a. Please contact the Clubhouse.
 - b. Cancellation policy requires a 3-day notice of cancellation to receive a full refund.
3. A certified lifeguard must be hired by the renter and be on guard during the entire time of party to ensure the safety of the guests. If a lifeguard is not provided by the renter, the renter will be asked to leave the pool and the party is immediately cancelled.
4. Pool parties can only be scheduled to be held during regular pool hours.
5. Pool Party rental fee is \$100 for up to a 4-hour rental, this includes set up and clean-up of the area.
6. The Patron is also required to pay a deposit of \$100.
7. Rental of the facility is not confirmed until the rental fee and deposit are received.
8. Return of the Deposit: To receive a refund of the deposit, the following **MUST** be completed and verified by the District Staff.
 - a. No violation of District policies.
 - b. All trash and garbage must be removed from the reserved area and placed inside the dumpster situated near the basketball court across the street from the clubhouse.
 - c. All displays, favors or remnants of the event must be removed.
 - d. All furniture and other items must be returned to their original position.
 - e. There must be no damage to the Beach Club and its property.
 - f. Capacity cannot be exceeded.
 - g. Time period may not be exceeded.
9. A valid certificate of Insurance (COI) must be on file for any hired vendor (caterer, entertainer, etc.) with the District named as an additional insured and the District as certificate holder.
10. No food is to brought into the pool area.
11. Food may be served on the beach. Only drinks in plastic containers with lids may be served within the confines of the pool area.
12. Functions may be canceled due to bad weather or pool malfunctions. The pool staff will give as much advance- notice as possible
13. Alcohol may not be consumed on any District property outside of the reserved space.
14. There is a maximum of 40 people allowed per party.
15. Table top decorations only in the pool area. (no balloons, confetti or signs taped to wall/canvas picture).
16. If there are any complaints from the other Patrons at the pool or those living in the area about excessive noise due to the party, your deposit may be forfeited.
17. No Barbeque grilling or balloons or fires are allowed.
18. Music cannot be played.
19. All children under age 18 must be supervised.
20. The following number of adult chaperones be present at all times during children's parties:
 - a. Children between age 0 and 13 - 1 adult for every 4 children
 - b. Children between ages 14 to 18 - 1 adult for every 6 children

General Policies for Swimming Pool and Water Slide

1. All Patrons must use their assigned facility access issued to them upon entering the pool area.
2. A Patron over age 18 may bring no more than 2 guests (or 4 guests per household) per day.
3. All Patrons must use the “Court Reserve” system to receive a onetime access code to gain access to the pool.
4. All Guests must be listed on the “Court reserve” app or the guests will be asked to leave the pool.
5. No loud music. Radios, tape players, CD players, MP3 players, televisions, or any noise making device including cell phones, are only permitted with headphones.
6. Swimming is permitted only during designated hours
7. No food, chewing gum, glass containers, sharp or hazardous objects are not permitted in the pool area.
 - a. All food can be consumed on the beach in the picnic area.
8. No jumping, pushing, running, throwing balls or other objects in the air or other horseplay is allowed in the pool or in the enclosed pool.
9. Watch children at all times. Do not take your eyes off your child when they are in the pool or near the water.
 - a. A supervising parent, guardian or caregiver who is able to swim must remain within arm’s length of any child who cannot swim while the non-swimming child is in any pool.
10. Parents should take their children to the restroom before entering the pool.
11. Children who are not potty trained must wear a reusable swim diaper made of polyester or nylon.
 - a. Throw away or one time use swim diapers are not allowed unless covered by a reusable swim diaper.
 - b. Regular diapers are not allowed in the pool.
12. Diving is strictly prohibited.
13. Pool entrances must be kept clear at all times.
14. No swinging or climbing on ladders, fences, or railings is allowed.
15. Pool furniture and accessories should not be removed from the pool area.
16. Anyone who pollutes the pool is liable for any costs incurred in treating and reopening of the pool.
17. Chemicals used in the pool may affect certain hair or fabric colors. The District is not responsible for these effects.
18. Bicycles, skateboards, roller blades, and scooters are not permitted to be used, stored or operated on the pool deck area inside the pool gates at any time.
19. ADA chair lifts are for use by disabled Patrons and disabled Guests only. Chair lifts are designed for self-use.
 - a. District Staff is not authorized to assist Patrons or Guests with use beyond initial review of operating instructions.
20. No sports equipment is allowed in the pool area: This includes soccer balls, footballs, nerf balls, tennis balls, etc.
21. Floating devices including beach balls, tubes and mattresses are not allowed.
 - a. No balls of any kind or objects may be brought into the pool.
 - b. Toys and other aquatic equipment are prohibited in the pool.
 - c. Exceptions to the above are Coast Guard approved personal floatation devices, kickboards for lap swimming/swim classes, masks, goggles, water wings, and water toys for organized special events previously approved by the District.
 - d. Amenity Management Staff has the final say regarding the use of all recreational floatation devices at all pools.
22. The District Staff reserves the right to authorize all programs and activities, with regard to the number of guest participants, equipment, supplies, usage, etc. conducted at the pool, including swim lessons, aquatic/recreational programs and POA sponsored events.
23. Only those swim coaches authorized by the District may teach private or group lessons at the pool.
24. Patrons, and guests are not allowed to jump the fence to gain access to the pool.

25. Climbing on rocks is not permitted.
26. Patrons and guests must wear proper swimming attire.
 - a. Street apparel is not considered proper swimming attire.
 - b. All swimming suits must cover breasts, genitalia, and buttocks sufficiently to conceal the same from public view.
 - c. Thong swimming suits or “g-strings” are not permitted.
 - d. Swimming suits that are not thong or g-string may not be worn in such a manner that makes them appear to be a thong or g-string swimming suit.
27. NO Suntan OIL- Suntan lotion is acceptable.
28. Shower before entering the pool.
29. All walkways around the perimeter of the pool must be kept clear at all times.
30. No more than two (2) non-household guests are allowed per Patron
31. All swimmers MUST leave the pool anytime rain is falling or thunder is heard.
 - a. They cannot go back into the pool for at least 30 minutes after the last clap of thunder is heard.
32. No yelling, screaming, loud noises, or any activity or action that is a nuisance to other swimmers.
33. No inappropriate public displays of affection.
34. No jumping off the bridge or leaning over the bridge. No throwing of anything off the bridge.
35. Return all chairs and tables to their original position
36. Remove all refuse and place in garbage
37. Group games are not allowed if anyone else is in the pool.
38. Lap lanes are for lap swimming.
 - a. Patrons and guests may be required to share lanes with other lap swimmers.
 - b. No one is to sit or hang on the lap lane divider ropes.
39. One long whistle blast means that all people must exit the pool.

Water Slide Policies:

1. Anyone using the slide must be at least 42" tall when standing barefoot and be able to swim without the assistance of swim aids or safety devices.
2. Only one person is allowed on the slide at a time.
3. Parents may not slide with children.
4. Any person waiting to use the slide must wait at the top of the slide.
5. Absolutely no stopping on the slide.
6. For Safety reasons, pregnant women and persons with health condition or back problems should not use the water slide.
7. Children/infants are NOT permitted to go down the slide sitting on a Patron's lap.
8. All Patrons and Guests must go down the slide feet first and facing upward.
9. Blocking the water slide and cause a buildup of water is prohibited.

Feces Policy for Swimming Pool

1. If contamination occurs, the pool will be closed for 24 hours per the Florida Department of Health guidelines.
2. The water will be shocked with chlorine to kill the bacteria.

Fitness Center Policies

1. The Fitness Center is an unattended facility. Staff are not present to provide personal training or exercise consultation.
2. No one under the age of 14 is allowed in the Fitness Center at any time.
3. Patrons 14 and 15 years of age are permitted to use the Fitness Center if accompanied by an Adult Patron with a valid access.
4. Between the hours of 10:00 p.m and 5:00 a.m. Patrons who are 17 years old or less must be accompanied by an Adult Patron.
5. No Guests are allowed in the Fitness Center at any time.
6. Patrons may bring a preapproved personal trainer to the Fitness Center for personal training sessions only.
7. Food (including chewing gum and candy) is not permitted within the Fitness Center.
8. Non-alcoholic Beverages are permitted in the Fitness Center if contained in non-breakable containers with a screw top or sealed lids.
9. Appropriate clothing and athletic footwear (covering the entire foot) must always be worn in the Fitness Center.
 - a. Appropriate clothing includes t-shirts, tank tops, athletic shorts (no jeans), and/or sweat suits (no swimsuits).
 - b. No flip flops or sandals are allowed.
10. Patrons are responsible for wiping off fitness equipment after use.
11. Hand chalk is not permitted to be used in the Fitness Center.
12. Personal audio devices (e.g. Radios, CD players, MP3 players, Bluetooth speakers, etc.) are not permitted unless they are personal units equipped with ear or headphones.
13. When other Patrons are waiting, the use of cardiovascular equipment should be limited to 30 minutes and breaks should be taken between multiple sets on weight equipment.
14. Weights or other fitness equipment may not be removed from the Fitness Center.
15. Weights must be returned to their proper location after use.
16. Free weights are not to be dropped and should be placed only on the floor or on equipment made specifically for storage of the weights.
17. Patrons are responsible for removing the weight plates that they used on the plate- loaded machine and returning all plates, dumbbells, barbells, and other equipment to the proper storage places.
18. Weight plates are not to be attached to weight stacks on the machines.
19. Benches and machines are not to be stepped on.
20. Dumbbells, weight plates, and barbells shall not be placed on the benches.
21. All broken equipment should immediately be reported to the District Staff.
22. The District Staff reserves the right to discontinue any programs or activities due to concerns with safety and other conflicts with the operation of the Beach Club.
23. There is to be no loitering in the gym at any time.

General Policies for Sport Facilities

Sport Facilities include the soccer field, volleyball court, tennis courts, pickleball court, basketball court, cricket pitch and hockey rink

1. The Sport Facilities are unattended facilities.
2. Reservations are permitted but are not required to use the facilities. Each facility may have a separate reservation policy.
 - a. Unless reserved, they are available on a first come first served basis.
 - b. Only Adult Patrons over 18 may register to use "Court Reserve"
3. Use of the facilities are limited to one hour when other players are waiting.
4. Gates must be closed at all times during play and upon leaving the facilities.
5. Only District approved instructors are allowed to use the facilities and are only allowed while training Patrons.
 - a. Refer to "**Instructor Use of District Property**" in these Policies for more information.
6. Beverages are permitted at the Sport Facilities if contained in non-breakable containers with screw top or sealed lids.
7. No glass containers, food, gum, candy, cans, or disposable cups are permitted at any of the Sport Facilities.
8. Players must clean up after play. This includes "dead" balls, trash, Styrofoam cups, cans, wrappers, plastic bottles, etc.
9. Use of radio, television, or similar devices permitted only when used with headphones.
10. Proper tennis shoes and attire, as determined by the staff, are required at all times. Shirts must be worn at all times.
11. Patrons and Guests must supply their own equipment.
12. The Sport Facilities may not be rented.
13. Bicycles, skateboards, and scooters are prohibited to be used at any of the Sport Facilities.
 - a. Only roller-skates and rollerblades are permitted on the hockey rink.
14. Cars may never be driven on the soccer field.
15. Roller blades may only be used at the hockey rink.
16. Outdoor Sport Facilities or amenities must be immediately vacated as soon as it begins to rain, lightening or thunder is detected.
17. All facilities will remain closed for 30 minutes after the last lightning is seen/detected or thunder heard.
18. No walking across the Sport Facilities while play is in motion.

Tennis Courts Policies

1. Children 12 years of age and younger must be accompanied by parents or adult guardian.
2. No more than 4 players are permitted on any court.
 - a. All others including spectators shall watch from outside the courts and/or the bleachers. The exception is during tennis lessons taught by the District authorized tennis coach.
3. Court lights must be turned off at the conclusion of the play and before leaving the courts.
4. Trainers are required to use the original courts for instructional purposes.
 - a. Court #1 in the original courts enclosure will be the primary training court.
 - b. If more than one trainer is on the courts to give lessons at the same time and Patrons are not using court #2, a trainer can use that court.
 - c. Trainer must vacate court #2 when a Patron player is waiting.
 - d. Refer to “**Instructor Use of District Property**” in these Policies for more information.
 - e. Courts #1 & #2 adjacent to the soccer field are considered the lesson courts.
 - i. The other 2 courts adjacent to the volleyball court are not authorized to be used unless courts 1 & 2 are occupied.
5. Other than USTA standard tennis or pickleball, no other ball sports are permitted on the tennis courts.
6. The Facility Manager reserves the right to authorize all programs and activities, with regard to the number of guest participants, equipment, supplies, usage, etc., including Tournaments.
7. Tennis courts are for the play of tennis only, except that Court #4 can be used for pickleball as it is lined to accommodate a standard Pickleball court.
8. If the prior Patron left trash on the court, the next Patron is to photograph the appearance and turn the photos over the Facility Manager.

Tennis and Pickle Ball Reservation Policy:

1. Courts must be reserved by a Patron using the “Court Reserve” app.
2. Reservations can be made by Patrons no more than 24-48 hours in advance.
 - a. The exception is the authorized District Tennis Coach. They may reserve all classes days/weeks in advance as needed so the dates of the entire class are reserved.
3. Only one court can be reserved per day per Patron/household and no more than 2x week.
4. Playing time is limited per reservation to 90 minutes for singles and 2 hours for doubles.
5. A player or group of players may not reserve 2 consecutive court times.
6. Patrons/households may bring no more than 3 guests per day to play tennis or pickle ball and a total of 6 guests per week.
 - a. Any individual guest using the tennis courts or pickle ball courts may not frequent no more than 2 times per week (Sunday-Sunday).
7. A Patron that has a reservation is not allowed to give his/her assigned time to another Patron.
8. Reserving a specific court with intent to not use that court is prohibited.
9. A Patron has until 15 minutes past the start of the court reservation time to begin play, or the court may be reassigned to another Patron for the balance of the reservation time.
10. Patrons must cancel reservations for court times no later than 7 am on the day of reserved court time.
 - a. Any reservation that must be cancelled as a result of conditions that prohibit play on the courts during the reservation window (as determined by the Facility Manager) will not be counted as a no-show for any Patron.
11. If a Patron reserves a court time and fails to appear, does not make use of the specific court reserved, or fails to cancel the reservation timely, the Patron will be placed on the no-show list.
 - a. If the Patron’s name appears on the no-show list 3 times during any 3 month period, the Patron may be prohibited from making future reservations of court time and the Patron’s tennis privileges may be suspended for a period of time not to exceed 30 days for each 3 time no-show iteration.
12. The Patron reserving a court for pickleball is responsible for setting up and taking down the portable

Basketball, Volleyball and Hockey Court Policies

1. Reservations are required using the “Court Reserve” app.
 - a. All guests must be listed by first and last name by the Patron that is reserving the court.
 - b. Use of the facilities is limited to the time indicated in the “court reserve” app.
 - c. All Patrons and guests must leave the court at the end of their allotted time.
2. If Tennis Court #4 is occupied, the Hockey Rink can be utilized for pickleball.
3. Guest Policies:
 - a. Patrons who are either 16 or 17 are permitted to bring 1 Guest per day. The Guest must be 16 years of age or older.
 - b. Patrons over the age of 18 may bring a maximum of 4 guests per day to these facilities.
4. Anyone under the age of 15 is not allowed to use the Basketball or Roller Hockey Court Facilities unless accompanied by an Adult Patron at all times.
5. The courts and surrounding areas must be cleaned up by the Patron after use.
6. Anyone found to be removing sand or damaging the netting under the sand in the volley ball court will be required to pay for the damage and replace the sand.

Playground and Pocket Park Policies

1. Parks and playgrounds are available on a first come first serve basis, no reservations are permitted.
2. No one over the age of 12 is allowed on any of the equipment
3. Children under the age of 8 must be accompanied by an Adult Patron or guardian.
4. Persons using the parks and playgrounds must clean up all food, beverages, and miscellaneous trash brought to the park/playground.
5. Place all trash in containers
6. Glass containers are prohibited.
7. No person shall create any noise at excessive levels, or use amplified sound or music.

Pets and Animal Policies

1. Dogs and all other pets (with the exception of Service Animals) are not permitted in the Beach Club, pool area, weight room, Courts, (tennis, basketball, volley ball or hockey) or within the playground areas.
2. Where pets are permitted on the grounds, they must be on a 6-foot leash or shorter.
3. Patrons are responsible for picking up after all pets.
4. No dogs deemed “dangerous dogs” by the appropriate authority are allowed on District property at any time.
5. Nuisance alligators should be reported to the Facility Manager.
 - a. The Facility Manager will contact the alligator trapper for removal as deemed appropriate.
 - b. Nuisance wildlife, as defined in Florida Administrative Code (F.A.C.) 68A-9.010, refers to an animal or animals exhibiting behavior that:
 - i. causes (or is about to cause) property damage,
 - ii. presents a threat to public safety, or
 - iii. causes an annoyance within, under or upon a building.
6. No person shall feed, pursue, molest, harm, harass, capture, possess or sell any wildlife or part thereof or their nests or eggs.
 - a. Violators will be reported to the Florida Fish and Wildlife Conservation Officer for legal action.

Prohibitions on dogs or other pets do not include “Service Animal(s)” trained to do work or perform tasks for an individual with a disability, including a physical, sensory, psychiatric, intellectual, or other mental disability.

A Service Animal must be kept under the control of its handler by leash or harness, unless doing so interferes with the Service Animal's work or tasks or the individual's disability prevents doing so. The District may remove the Service Animal under the following conditions:

1. If the Service Animal is out of control and the handler does not take effective measures to control it;
2. If the Service Animal is not housebroken; or,
3. If the Service Animal's behavior poses a direct threat to the health and safety of others.

The District is prohibited from asking about the nature or extent of an individual's disability in order to determine whether an animal is a Service Animal or pet. However, the District may ask whether an animal is a Service Animal required because of a disability and what work or tasks the animal has been trained to perform.

Dog Park Policies

1. The Dog Park is unattended.
2. Only Patrons with facility access are permitted to bring a dog to the dog park.
3. Limit is 2 dogs per Patron per visit.
4. Dogs that have been declared dangerous or aggressive are prohibited.
5. All Patrons must have proof of their dog's current rabies vaccination and license to get access to the dog park via "Court Reserve".
6. No Guests are allowed at the dog park.
7. Children under the age of 6 are not permitted in the dog park.
8. Children 6-13 years of age must be accompanied by an Adult and must have a dog to enter the park area.
9. Strollers are not allowed in the park.
10. Puppies under 4 months old are not permitted in the park.
11. All Patrons are expected to abide by the posted policies regarding the times that large dogs and small dogs are allowed.
12. Only dogs under 40 pounds are permitted in the small dog park.
13. Dogs in heat are not allowed.
14. Patrons must pick up after their dog and dispose of feces properly.
15. Patrons must fill in holes dug by their dog.
16. Dogs must be on a leash when entering and exiting the dog park. Patrons must carry a leash for each dog while inside the dog area and the dogs must always be under voice command.
17. Dogs are always required to wear a basic flat buckle collar or harness with identification tags. No spiked or pronged dog collars are allowed.
18. Animals other than dogs are not allowed.
19. Leaving dogs unattended is prohibited. All Patrons must always remain in the park with their dogs.
20. Dogs that persistently bark, are a nuisance, are annoying or provoking other dogs or persons must leave the Dog Park area.
21. Climbing on or over the fence is not permitted.
22. Patrons must use caution when bringing dog toys to the park since fights could erupt.
23. No food (dog or human), or raw hides are allowed in the Dog Park.
24. No alcoholic beverages or glass containers are allowed in the park.
25. The District staff has the authority to close the park or sections of the park for any reason including maintenance, mowing, weather related problems, special events, or for the public's safety and/or health.

Fishing Policies

1. Fishing is permitted only from 30 minutes after sunrise to 30 minutes before sunset.
2. The District operates under a catch and release policy for fishing.
 - a. The lake and ponds serve as storm water management purposes and are not to State Code for keeping or consuming your catch. The purpose of these bodies of water is to help facilitate the District's natural water system for storm water runoff.
 - b. Removal of hooks and lures from fish should be performed in a manner that gives the fish the best chance of survival. De-Hookers or needle-nose pliers need to be carried by authorized users at all times.
 - c. Circle Hooks are recommended for all live bait fishing.
3. Traps, Cast netting, spear fishing, or the use of spear guns, bow & arrows, and firearms are not permitted as acceptable methods to fish.
4. Respect your fellow landowners and access the lake and ponds through the proper access points.
 - a. At no time is a Patron or their guests to enter private property to reach the lake or pond.
5. There is a 20-foot District owned buffer surrounding each pond.
 - a. Patrons may fish in the 20-foot buffer and are asked to be respectful of adjacent homes.
6. If dangerous wildlife is "caught" by hook or lure, the line(s) should be cut at a safe distance so as to avoid possible bodily injury and harm.
7. All trash or debris must be disposed of in the appropriate receptacles.
8. The introduction of fish or wildlife is not authorized.
9. Fish are not to be moved from one lake or pond to another.
10. Patrons and Guests will be responsible to obtain any permits or licenses that may be required under Florida Law to legally fish.
 - a. Any monetary penalties or fees incurred by the District as a result of user's failure to acquire such required permits or licenses will be the liability of the individual
11. Guest Policies:
 - a. Patrons between the ages of 14 and 17 are permitted to have 1 Guest with them when fishing at the ponds. That Guest must be 14 years of age or older.
 - b. Patrons over the age of 18 may have a maximum of 4 guests with them.
12. Parking on any grassed area near the ponds is prohibited.

Pond Policies

1. Because of the potential presence of dangerous wildlife:
 - a. Pets are prohibited in all ponds
 - b. Swimming is prohibited in all ponds
 - c. No personal watercraft of any kind are permitted.
2. Patrons are allowed to use remote control boats in the ponds.

Lake, Beach, Dock, and Boat Ramp Policies

1. Only vessels belonging and registered to a Patron are permitted on the lake or to be docked at the Beach Club.
 - a. Unregistered inoperable or derelict craft may not be on the lake or docked at the Beach Club and will be towed at owner's expense.
 - b. All vessels must be registered with the POA prior to entering the lake and must display the issued (CL) registration.
2. To ensure the peace and enjoyment of the Patrons living on the lake, boats can only be on the lake from 30 minutes after sunrise to 30 minutes before sunset.
3. Only routine boat cleaning and maintenance performed with environmentally safe materials is permitted at the boat ramp.

- a. Any other activity that might result in spillage of oils, lubricants, solvents or other hazardous material into the lake is prohibited.
4. All vessels mooring and/or docked at the Beach Club will be properly secured using at minimum a 3/8 inch nylon mooring line.
5. Music on boats should not be so loud as to disturb Patrons living on the lake.
6. No entry or activity is permitted on the conservation islands.
7. All areas of the lake are "NO WAKE" except for the area inside the buoys on the ski lake.
8. Be courteous to those using the ski lake. Always travel in a counter-clockwise direction and refrain from creating wakes interfering with any watercraft pulling a skier, wake boarder, tube or other towable.
9. Reckless or unsafe operation of any vessel is strictly prohibited.
10. All repairs, maintenance and improvements of pond slopes and retaining walls on private property are the responsibility of the property owners and not that of the District.
11. Swimming in the lake is not recommended due to the potential presence of dangerous wildlife and potential for certain amoeba and other microorganisms that may be dangerous to human beings.

Natural Buffer Areas Policy Statement

The following is the policy statement of the District as it regards the natural tree protection, wetland and upland buffer areas that are scattered in large numbers throughout the Community. The policy statement is consistent with the policies of other governments including Hillsborough County, and Southwest Florida Water Management District (SWFWMD) as it regards their natural, conservation tree protection and wetland conservation/preservation areas:

The natural areas are not intended to be maintained. These areas are to be left untouched to allow for nature to take its normal course. Vegetation that dies, including but not limited to, trees are left to fulfill their role in nature's process. Trees, within or immediately adjacent to these areas, that have died and appear to pose a threat of falling and damaging an abutting property owner's property may be addressed by the abutting property owner after securing permission to remedy the situation from the District and all required permits from all authorities having jurisdiction including Hillsborough County, and SWFWMD.

Such abutting property owner must initially contact the District for permission to address the removal or remediation of the threatening situation and shall then be responsible for any needed permitting or review by Hillsborough County, and SWFWMD. Permitted trimming and/or removal, where warranted, shall be done at the expense of the abutting property owner. The goal is to minimize disturbance to these areas.

In the event that a tree does fall onto another's property, that property owner has the right to cut back or limb the tree as necessary to their individual property line. The rest of the tree is to be left as is. This would also pertain to normal maintenance, which would allow an owner to trim back any encroaching vegetation to their property line. No one is allowed to encroach into the natural areas for any reason, from maintenance to placement of personal property of any kind.

There is no trespassing allowed in all designated wetland conservation and/or mitigation areas located on District property.

Renters' Privileges

1. Patrons who rent out their residential unit(s) in the District shall have the right to designate the Renter of their residential unit(s) as the beneficial users of the Patron's membership privileges for purposes of Amenity Facilities use.
2. An Amenity Assignment of Rights and Privileges Form must be executed by the Owner on behalf of the Renter and witnessed before any facility finger print access is issued to the Renter.
3. A Renter who is designated as the beneficial user of the Owner's membership shall be entitled to the same rights and privileges to use the Amenity Facilities as the Owner.
4. During the period when a Renter is designated as the beneficial user of an Owner's membership, that Owner shall not be entitled to use the Amenity Facilities.
5. Owners are responsible for the actions of their Renter. If the Renter damages Amenity Facilities and does not reimburse the District, the Owner will be required to reimburse the District

Security Bar Code Fees

The fee to be paid for Patron security bar codes shall be \$15.00 per bar code. This fee is intended to offset the price of the bar codes, the routine operations and maintenance of the security systems and gates, and the time and labor of District staff. Patrons are encouraged to obtain bar codes for all registered vehicles.

Annual User Fee

The annual user fee for persons not owning or renting property within the District is equal to the amount of the annual District operation and maintenance assessment per family. This fee will cover membership to all Amenity Facilities for 1 full year from the date of receipt of payment by the District. This fee must be paid in full at the time of the completion of the Non-Resident Member application. Each subsequent annual membership fee shall be paid in full on the anniversary date of application for membership. This membership is not available for commercial or business purposes.

Suspension and Termination of Privileges

1. **Violations.** The privileges of a Patron to use the Amenity Facilities may be suspended or terminated if the Patron engages in any of the following behavior:
 - a. Submits false information on any application for use of the Amenity Facilities.
 - b. Permits the unauthorized access to Amenity Facilities.
 - c. Exhibits unsatisfactory behavior or appearance.
 - d. Fails to pay fees or assessments owed to the District in a proper and timely manner.
 - i. Any patron that hits the barcode gate and fails to pay the assessed the cost of repair will only have their bar code privileges suspended until restitution is made. The cost of repair includes, but is not limited to, service calls, emergency service call fees, parts, labor and administrative costs.
 - ii. Bar code privileges will not be suspended for other violations of District policies.
 - e. Fails to abide by any policies established for the use of the Amenity Facilities or other policies of the District.
 - f. Treats the District's supervisors, contractors, other representatives, or other Patrons, in an unreasonable or abusive manner.
 - g. Damages or destroys District property.
 - h. Littering on District property.
 - i. Engages in conduct that is improper or likely to endanger the welfare, safety, harmony or reputation of the District, or its supervisors, staff, facility management, contractors, other representatives, or other Patrons.
2. **Documentation of Violations.** The Clubhouse Staff or District Manager shall record all violations, including repeat violations, on written incident reports and shall include the date, time, name of the parties involved, and nature of the violation. The Clubhouse Staff shall file such report with the District Manager within 24 hours of the incident. The District Manager shall maintain all records in accordance with public record laws.
3. **Suspension by the Clubhouse Manager or District Manager**
 - a. The Clubhouse Manager or District Manager may at any time suspend a Patron's privileges to use the Amenity Facilities for committing any of the violations outlined above.
 - b. The Clubhouse Manager or District Manager shall ask the Patron to leave the Amenity Facilities immediately and shall call local law enforcement for assistance if the Patron fails to comply with the request.
 - c. Such suspension shall be for a maximum period of 30 consecutive days.
 - d. In determining the length of any suspension, the Clubhouse Manager or District Manager, shall take into account the nature of the conduct and any prior violations.
4. **Longer Suspension or Termination of Privileges by the Board.**
 - a. The Clubhouse Manager or District Manager may recommend to the Board, or the Board on its own initiative may elect to consider, a longer suspension or termination of a Patron's privileges for committing any of the violations.
 - b. At least 14 days prior to any Board meeting where a longer suspension or termination is to be considered, the District shall send written notice of the meeting by United States mail to the Patron's last known address.
 - c. The Board may take any action deemed by it in its sole discretion to be appropriate under the circumstances to address the violations, including imposing a longer suspension or permanent termination of a Patron's privileges to use the Recreation Facilities.
 - d. In determining the appropriate action to be taken, the Board shall take into account the nature of the violation and any prior violations.

5. **Trespass.** If a Patron subject to a suspension or termination is found on the premises, such Patron may be subject to arrest for trespassing.

6. **Appeal of Suspension**

- a. A Patron subject to a suspension may appeal the suspension to the District's Board by filing a written request for an appeal, which written request shall be immediately sent to the District's Chairperson with a copy to the District Manager.
- b. The filing of a request for an appeal shall not result in the stay of the suspension.
- c. The District shall consider the appeal at its next Board meeting and shall provide reasonable notice to the Patron of the Board meeting where the appeal will be considered.
- d. At that meeting, the Board shall allow the Patron to appear and present statements and/or evidence on the Patron's behalf, subject to any reasonable restrictions that the Board may impose.
- e. The Board may take any action deemed by it in its sole discretion to be appropriate under the circumstances, including affirming, overturning, or otherwise modifying the suspension, to address the appeal and any violations.
- f. In determining the appropriate action to be taken, the Board shall take into account the nature of the violation and any prior violations.

Cory Lakes

Community Development District

EXHIBIT

33

AGENDA

Office Administrator & Events Monthly Report

Meeting date: May 15, 2025

CDD Office

- Routine barcodes, lease renewals and new resident processing.
- Routine invoice coding and AP aging reports.
- Office Organization
- Envera and Morpho conversions and updates
- Planning yearly events
- Hyoco Signs are Corrected

Talking Points

End of School Bash prepared for May 31

Attachments:

- May Beach club calendar
- June Beach club calendar
- July Beach club calendar
- Beach club Financials (Beach club Income-check deposits)
-Deposit Slip 04.30.2025

Cory Lakes

Community Development District

EXHIBIT

34

AGENDA

May

2025

Subtitle

May Event Calendar

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Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
				1	2	3 BCR 5-11p
4 BCR 12-6p	5	6	7	8 BCR 5-11p	9 BCR 5-11p	10 BCR 5-11p
11 BCR 5-11p	12 Bcu 1-3	13	14 POA Meeting	15 CDD Meeting	16 Bcu 7-9	17 BCR 2-8
18 BCR 1-7p	19 Bcu 1-3	20	21 BCR 10:30-4:30p	22 Bcu 6-8	23 BCR 5-11p	24 BCR 5-11p
25 BCR 5-11p	26 Memorial Day	27	28	29	30 BCR 5-11p	31 End of School Bash BCR 5-11p

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June

2025

Subtitle

June Event Calendar

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Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
1 BCR 5-11p	2	3 BCU 3-5p	4	5	6	7 BCR 5-11p
8 BCR 4-10p	9	10 BCU 3-5p	11 POA Meeting	12 BCU 6-8p	13 BCR 6-8	14 BCR 5-11p
15	16	17 BCU 3-5p	18	19	20	21 BCR 5-11p
22 BCR 2-8p	23	24 BCU 3-5p CDD Meeting	25	26 BCU 6-8p	27	28 BCR 5-11p
29 BCR 12-6	30					

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July

2025

Subtitle

April Event Calendar

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Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
		1 BCU 3-5 BCU 3-5	2	3 BCU 3-5	4 Closed	5
6	7	8 BCU 3-5 BCU 3-5	9	10 BCU 3-5	11 BCU 7-9	12 BCR 12-6
13	14 BCU 1-3	15 BCU 3-5 BCU 3-5	16 POA 6-8	17 BCU 3-5 CDD 6	18 BCR 5-11	19
20	21	22 BCU 3-5 BCU 3-5	23	24 BCU 3-5	25	26
27	28 BCU 1-3	29 BCU 3-5 BCU 3-5	30	31 BCU 3-5 BCU 6-8		

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Cory Lakes

Community Development District

EXHIBIT

35

AGENDA



cereal for summer



x



Fill summer with possibilities.



celebrating
10 years
of full bowls!



May 1 - May 31

Page 303/323

cerealforsummer.org

Cory Lakes

Community Development District

EXHIBIT

36

AGENDA

START DATE: 4/1/2025

DAILY CASH CHECK DEPOSIT LOG

CORY LAKE CDD
10441 CORY LAKE DRIVE
TAMPA, FL 33647

END DATE: 4/30/2025

INCOME

BEGINNING CASH
BALANCE

DATE	ADDRESS	License#(Emerge) BARCODE #	REG-PLATE TAG # (Emrge)	AMOUNT	CASH/CHECK #	NEW BALANCE	NOTES
4/4/2025	11003 Bali Isle Way			100 ⁰⁰		100 ⁰⁰	Alcohol BCR
4/4/2025	11003 Bali Isle Way			350 ⁰⁰		450 ⁰⁰	BCR
4/5/25	10828 Cory Lake Dr			350 ⁰⁰		800 ⁰⁰	BCR
4/12/25	15238 Anguilla Isle			450 ⁰⁰		1250 ⁰⁰	BCR w/ Alcohol
4/20/2025	10742 Cory Lake Dr			350 ⁰⁰		1600 ⁰⁰	BCR
4/26/2025	15251 Anguilla Isle			350 ⁰⁰		1950 ⁰⁰	BCR
4/3/2025				15.52		1965.52	Barcode
4/4/2025	10759 Cory Lake Dr			15.52		1981.04	Barcode
4/7/2025	10543 Martinique			15.52		1996.56	Barcode
4/11/2025	10406 Carney Dr			50.00		2046.56	Pool Rental
TOTAL INCOME:						2046.56	

EXPENDITURES

DETAILS	ACCOUNTING NAME	ACCOUNTING CODE	AMOUNT
TOTAL EXPENSE			

INCOME

EXPENDITURES/CASHBOXBAL

DAILY DEPOSIT

2046.56

EMPLOYEE SIGNATURE:

START DATE: 4/20/2025

END DATE: 4/30/2025

DAILY CASH CHECK DEPOSIT LOG

CORY LAKE CDD
10441 CORY LAKE DRIVE
TAMPA, FL 33647

INCOME

**BEGINNING CASH
BALANCE**

				BALANCE			
DATE	ADDRESS	License#(Emerge) BARCODE #	REG-PLATE TAG # (Emрге)	AMOUNT	CASH/CHECK #	NEW BALANCE	NOTES
4/27/2025	10724 Ponglake Dr			50 ⁰⁰		50 ⁰⁰	Pool Rental
4/24/2025	15243 Anguilla Isle			50 ⁰⁰		100 ⁰⁰	Pool Rental
					TOTAL INCOME:	100.00	

EXPENDITURES

DETAILS	ACCOUNTING NAME	ACCOUNTING CODE	AMOUNT
TOTAL EXPENSE			

	INCOME	
EXPENDITURES/CASHBOXBAL		
	DAILY DEPOSIT	100.00

EMPLOYEE SIGNATURE:

Cory Lakes

Community Development District

EXHIBIT

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AGENDA

Facility Managers Report

May 2025 Board Meeting

Previous meeting follow up items.

1. **Annuals:** They have been installed.
2. **Amenity Mulch:** Completed
3. **Community Much:** In process
4. **Tennis Court Fencing:** Finch Fencing scheduled for April 11th for repairs. Turned down remaining work.
5. **Beach Club Glass:** Cracked glass order submitted; awaiting deposit check for Ashe Glass. Glass to be installed May 5th -9th .
6. **Playground Inspections:** Inspected by Playworks and Egis; repairs recommended for safety. Approved in April meeting but put on a financial hold.
7. **Flooring Proposals:** Approved in April meeting but put on a financial hold.
8. **Landscape Lighting:** 95% Completed
9. **Vac Pump Replacement:** Completed.
10. **Slide Pump Replacement:** Completed
11. **Window Seal Work:** Scheduled
12. **Treadmill repairs:** Completed
13. **Fencing Repairs:** Tommy Finch backed out of all remaining repairs. We are back to bid process to fix remaining fence issues.

Current Maintenance

- **Amenities access:** We continue to have Gym, pool and gate entry access. We have had Envera out numerous times since March 3rd. Most recently, the gym access failed on Saturday May 3rd, Envera was out on May 5th at 4:30pm and indicated they would complete repair om May 6th in the AM. They did not show up until after 5PM on May 6th and completed install of new fingerprint scanner, the scanner was not programmed so 3rd call made on May 7th to open another ticket for finalization of install. May 6th the pool fingerprint reader failed also and ticket submitted to Envera, they will be out May 7th to address this.
- **Monument Signs:** Completed cleaning of all monument signs. The Point sign repair and install has been completed.
- **Foliage Maintenance:** Working with LMP to remove overgrowth around the community.
- **Pressure Washing:** Ongoing pressure washing at the Beach Club, with most of the pool area already completed.
- **A/C Repair:** Beach Club AC had minor wiring issue this has been addressed.
- **Shed Organization:** Ongoing cleanup and organization of the maintenance area.
- **Junk Pile Removal:** Removal company backed out so we search for another.

Cory Lakes

Community Development District

EXHIBIT

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AGENDA

Bandu LLC.

5202 17th st

Zephyrhills, FL.

33542

7278091010

Bandullc@yahoo.com

SWIMMING POOL MAINTENANCE
AND CLEANING QUOTE.

EST0123

DATE

May 5, 2025

TOTAL

USD \$4,756.05

TO

Cory Lakes community development district.

DESCRIPTION	RATE	QTY	AMOUNT
This is a proposal to repair the pool ADA lift on your pool deck. All parts are not working and need to be replaced. - central control panel \$1271.50. - battery \$624.93. - charger \$144.87. - actuator \$1693.25. - remote \$181.50. - labor is \$840. Total is \$4756.05	\$4,756.05	1	\$4,756.05
SUBTOTAL			\$4,756.05
TAX (7%)			\$0.00
TOTAL			USD \$4,756.05

Cory Lakes

Community Development District

EXHIBIT

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AGENDA



SIDEWALK TRIP HAZARD REMOVAL

Survey Estimate and Price Proposal

April 18th, 2025

PREPARED FOR:

Cory Lakes CDD for Cory Lake Isles • Tampa, FL

- Mr. Joe Gibson, Field Manager, Cory Lake Isles
- Members of Cory Lakes CDD Board of Supervisors

PROPOSAL FLP-AF-202 ADDENDUM 1

DESCRIPTION	PRICE IF AUTHORIZATION IS RECEIVED BY JULY 9th, 2025
Using a slope of 1:12, repair only the 417 PSSC repairable trip hazards measuring ½" – 2" high in the specified areas at Cory Lakes CDD as identified in FLP-AF-202.	\$52,445 - \$55,067
NOTES: 1. As requested by Mr. Gibson, hazards measuring ¼" - ⅜" in height identified in the original proposal are excluded from this Addendum 1. 2. As directed, this proposal includes hazards on concrete surrounding storm drains, utility panels, or similar sidewalk incursions when directly in sidewalk right-of-way. Repairs to these types of hazards will be made at the best possible slope if a 1:12 slope cannot be achieved. 3. As directed, hazards adjacent to driveways composed of non-grouted brick pavers are excluded from this proposal. 4. Panels with hazards over 2" in height, severely broken panels, and panels that are hollow underneath are recommended for alternative repair methods. Since PSSC does not provide demolition and replacement, these types of panels are excluded from this proposal.	
	\$52,445 - \$55,067
	TOTAL

PRECISION SIDEWALK SAFETY CORP

1202 SW 17th Street, Suite 201-122 • Ocala, FL 34471 • www.precisionsidewalksafety.com
Trent Kurkcü • 877-799-6783 x 513

THE INFORMATION IN THIS PROPOSAL IS CONFIDENTIAL





AUTHORIZATION TO PROCEED • FAX TO 866-669-1175

>>THIS ESTIMATE EXPIRES ON JULY 9th, 2025<<

SCOPE OF PROJECT	Repair at a 1:12 slope trip hazards measuring ½" – 2" high that PSSC can repair in areas identified in Proposal FLP-AF-202 Addendum 1. Please fill in the authorization date, then complete invoice information in the approved by / billing information table below.	
PROPERTY	Cory Lakes CDD for Cory Lake Isles	
COST	PRICE IF AUTHORIZATION IS RECEIVED BY JULY 9th, 2025 \$52,445 - \$55,067	DATE

This proposal provides a price which will not be exceeded given the scope of work specified and is based on: 1) an estimated number of repairs we anticipate our technician(s) will complete and 2) the resulting amount of concrete material our technician(s) will remove to render repairs compliant with approved customer specifications. Your final inventory of repairs may vary from this estimate. PSSC repairs only those uneven sidewalks specifically requested by you, our customer, and therefore makes no guarantee that the property is free of uneven sidewalk hazards. PSSC may not complete a repair(s) because; 1. a hazard's actual measurement at the time of repair exceeds approved customer specifications, and/or 2. in the crew leader's judgment, our repair attempt would cause further damage to the concrete slab or be insufficient to satisfactorily remove the existing hazard and/or mitigate its potential liability. Such excluded hazards, if any, will be left "as found" and will require customer's alternative remedy. After the project is completed, new trip hazards will occur due to tree roots, water, settling, and other natural and man-made causes outside of PSSC's control. Upon completion of the project, PSSC is not liable for any related claims, losses, or damages. At least 30 minutes prior to the crew's scheduled departure, customer (or designee) agrees to have inspected and either accepted all repairs as completed or determined suitable adjustment(s) (if any) as may be required, such that the crew's departure will not be delayed. PSSC will not be held responsible for cracks or defects in poured concrete that may exist due to materials or methods used by original installer.

The undersigned acknowledges the above explanation of our estimate of work as well as the exclusions set forth in the "Repair Specifications" Section of this Proposal, that he/she is legally authorized to engage Precision Sidewalk Safety Corp to deliver designated work, has seen a sample – photo or actual – of the resulting repair, and agrees to notify or mediate affected property owners.

Initial below in the space provided if you authorize PSSC to INCLUDE the following repair types:

_____ **Hazards on concrete surrounding storm drains, utility covers, or similar sidewalk incursions when directly in sidewalk right-of-way. Repairs to these hazards will be made at the best possible slope if a 1:12 slope cannot be achieved.**

APPROVED BY	NAME	
	SIGNATURE	
	TITLE	
	PHONE	ALT. PHONE
BILLING INFO (All invoices sent electronically)	INVOICE TO NAME	
	ADDRESS	
	INVOICE TO EMAIL ADDRESS	

Upon receipt of this signed acceptance of the details provided throughout this proposal, PSSC will schedule the requested repairs.
Every effort will be made to accommodate the requested start date.

THE INFORMATION IN THIS PROPOSAL IS CONFIDENTIAL



Cory Lakes

Community Development District

EXHIBIT

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AGENDA



Service Plan

Quote Workstation Replacement QTY 3

Service Plan # 005664
Version 1

Prepared for:
Cory Lake Community Development District

Joseph Gibson
clcdmfm@corylakescdd.net

Page 315/323

Prepared by:
CIO Technology Solutions, Inc.

Lloyd Berry
lberry@ciotech.us

Hardware

	Description	Price	Qty	Ext. Price
	Dell OptiPlex 7000 7020 Plus Desktop Computer - In Dell OptiPlex 7000 7020 Plus Desktop Computer - Intel Core i7 14th Gen i7-14700T - vPro Technology - 32 GB - 512 GB SSD - Micro PC - Black - Intel Chip - Windows 11 Pro - Intel UHD Graphics 770 DDR5 SDRAM - English (US) Keyboard - IEEE 802.11ax - 180 W	\$1,647.92	1	\$1,647.92
	Dell Latitude 3000 3550 15.6" Notebook Dell Latitude 3000 3550 15.6" Notebook - Full HD - Intel Core i7 13th Gen i7-1355U - 16 GB - 512 GB SSD - Soft Charcoal - Intel Chip - 1920 x 1080 - Windows 11 Pro - Intel - In-plane Switching (IPS) Technology - Front Camera/Webcam - IEEE 802.11ax Wireles	\$1,151.00	2	\$2,302.00
	Dell Dock 90w Dell Dock- WD19S 90w Power Delivery - 130w AC Advanced Exchange Service, 3 Years	\$192.34	2	\$384.68
	Upgrade from 1Y Next Business Day to 3Y ProSupport 3Y ProSupport Plus	\$250.10	3	\$750.30

Subtotal \$5,084.90

Labor

Description	Price	Qty	Ext. Price
Labor - Workstation Installation Workstation Installation Labor (Fixed Fee) Installation Includes: • Inspect all hardware prior to installation. • Perform power-up testing to ensure no visible fault indicators. • Set up user profiles. • Migrate User Settings and Files • Join workstation to the domain. • Install Automate agent and antivirus. • Install proper firmware and software revisions, and apply updates. Workstation Setup Fee: • \$250 per workstation – based on the historical average setup time of 2 hours per workstation at the standard rate of \$125/hr, following CIO best practices. • Note: The fixed setup fee does not include technician travel time, courier/shipping costs, or on-site labor	\$250.00	3	\$750.00

Subtotal \$750.00

Quote Workstation Replacement QTY 3

Quote Information:

Quote #: 005664

Version: 1
Delivery Date: 05/06/2025
Expiration Date: 06/04/2025

Prepared for:

Cory Lake Community Development District

10441 Cory Lake Dr.
Tampa, FL 33647
Joseph Gibson
(813) 924-4673
clcddfm@corylakescdd.net

Prepared by:

CIO Technology Solutions, Inc.

Lloyd Berry
(813) 255-2882
lberry@ciotech.us

Quote Summary

Description	Amount
Hardware	\$5,084.90
Labor	\$750.00
Total:	\$5,834.90

This Service Plan/Quote is governed under the provisions of the Master Services Agreement located at <https://www.ciotech.us/msa> ("MSA"). This Quote is further defined by the conditions and provisions of the services guide located at <https://www.ciotech.us/services-guide> ("Services Guide"). The MSA and Services Guide contain important provisions related to the Services (including payment and auto-renewal terms), and by agreeing to this Quote, you agree to the provisions of the MSA and the Services Guide. If you cannot access the MSA or Services Guide, or if you have any questions about those documents, then please do not sign this Quote and contact us for further information. Taxes, shipping, handling and other fees may apply. We reserve the right to cancel orders arising from pricing or other errors

Cory Lake Community Development District

IP Address: _____

Signature: _____ Email Address: _____

Name: Joseph Gibson Service Plan Term: 30 Days

Date: _____

Cory Lakes

Community Development District

EXHIBIT

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AGENDA



April 22, 2025

To whom it may concern,

As per F.S. 190.006, you'll find the number of qualified registered electors for your Community Development District as of April 15, 2025, listed below.

Community Development District	Number of Registered Electors
Cory Lakes CDD	2192

We ask that you respond to our office with a current list of CDD office holders by **June 1st** and that you update us throughout the year if there are changes. This will enable us to provide accurate information to potential candidates during filing and qualifying periods.

Please note it is the responsibility of each district to keep our office updated with current district information. If you have any questions, please do not hesitate to contact me at (813) 367-8829 or pthomas@votehillsborough.gov.

Respectfully,

Patricia "Patti" Thomas
Administrative Assistant/Candidate Services



Cory Lakes

Community Development District

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AGENDA

BOARD OF SUPERVISORS FISCAL YEAR 2024/2025 MEETING SCHEDULE		
LOCATION:		
<i>Cory Lake Beach Club, 10441 Cory Lake Drive, Tampa, Florida 33647</i>		
DATE	MEETING TYPE	TIME
October 17, 2024	Regular Meeting	6:00 p.m.
ZOOM: https://us02web.zoom.us/j/83731431918?pwd=clMzOTNheDErWDFaQU9QUFFXSjRZdz09		
Dial In: 1-305-224-1968	Meeting ID: 837 3143 1918	Passcode: 123456
November 21, 2024	Regular Meeting	6:00 p.m.
ZOOM: https://us02web.zoom.us/j/83731431918?pwd=clMzOTNheDErWDFaQU9QUFFXSjRZdz09		
Dial In: 1-305-224-1968	Meeting ID: 837 3143 1918	Passcode: 123456
December 19, 2024	Regular Meeting	6:00 p.m.
ZOOM: https://us02web.zoom.us/j/3900480969?pwd=HjZFOhZKMt7G0awKuNuVy06jeqasuC.1&omn=87588041607		
Dial In: 1-305-224-1968	Meeting ID: 390 048 0969	Passcode: 54321
January 16, 2025	Regular Meeting	6:00 p.m.
ZOOM: https://us02web.zoom.us/j/3900480969?pwd=HjZFOhZKMt7G0awKuNuVy06jeqasuC.1&omn=87064764825		
Dial In: 1-305-224-1968	Meeting ID: 390 048 0969	Passcode: 54321
January 28, 2025	Joint CDD/POA Meeting	6:00 p.m.
ZOOM: https://us02web.zoom.us/j/3900480969?pwd=HjZFOhZKMt7G0awKuNuVy06jeqasuC.1&omn=88209573470		
Dial In: 1-305-224-1968	Meeting ID: 390 048 0969	Passcode: 54321
February 20, 2025	Regular Meeting and Closed Session	6:00 p.m.
ZOOM: https://us02web.zoom.us/j/3900480969		
Dial In: 1-305-224-1968	Meeting ID: 390 048 0969	Passcode: 54321
February 24, 2025	Continued Regular Meeting and Closed Session	6:00 p.m.
ZOOM: https://us02web.zoom.us/j/3900480969		
Dial In: 1-305-224-1968	Meeting ID: 390 048 0969	Passcode: 54321
March 20, 2025	Regular Meeting	6:00 p.m.
ZOOM: https://us02web.zoom.us/j/3900480969		
Dial In: 1-305-224-1968	Meeting ID: 390 048 0969	Passcode: 54321

April 17, 2025	Regular Meeting and Closed Session	6:00 p.m.
ZOOM: https://us02web.zoom.us/j/3900480969		
Dial In: 1-305-224-1968	Meeting ID: 390 048 0969	Passcode: 54321
April 22, 2025	Budget Meeting	6:00 p.m.
ZOOM: https://us02web.zoom.us/j/3900480969		
Dial In: 1-305-224-1968	Meeting ID: 390 048 0969	Passcode: 54321
May 15, 2025	Regular Meeting and Closed Session	6:00 p.m.
ZOOM: https://us02web.zoom.us/j/3900480969		
Dial In: 1-305-224-1968	Meeting ID: 390 048 0969	Passcode: 54321
June 24, 2025	Regular Meeting and Closed Session	6:00 p.m.
ZOOM: https://us02web.zoom.us/j/3900480969		
Dial In: 1-305-224-1968	Meeting ID: 390 048 0969	Passcode: 54321
July 17, 2025	Regular Meeting and Closed Session	6:00 p.m.
ZOOM: https://us02web.zoom.us/j/3900480969		
Dial In: 1-305-224-1968	Meeting ID: 390 048 0969	Passcode: 54321
August 21, 2025	Regular Meeting and Closed Session	6:00 p.m.
ZOOM: https://us02web.zoom.us/j/3900480969		
Dial In: 1-305-224-1968	Meeting ID: 390 048 0969	Passcode: 54321
September 18, 2025	Regular Meeting and Closed Session	6:00 p.m.
ZOOM: https://us02web.zoom.us/j/3900480969		
Dial In: 1-305-224-1968	Meeting ID: 390 048 0969	Passcode: 54321