

***PANTHER TRACE II  
COMMUNITY DEVELOPMENT DISTRICT***

***Advanced Meeting Package  
Regular Meeting***

***Monday  
October 28, 2019***

***6:30 p.m.***

***Panther Trace II Clubhouse  
11518 Newgate Crest Drive  
Riverview, Florida***

***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.***

# Panther Trace II Community Development District

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DPFG Management & Consulting, LLC  
15310 Amberly Drive, Suite 175, Tampa, Florida 33647  
Phone: 813-374-9105

Board of Supervisors  
**Panther Trace II Community  
Development District**

Dear Board Members:

A Regular Meeting of the Board of Supervisors of the Panther Trace II Community Development District is scheduled for **Monday, October 28, 2019 at 6:30 p.m.** at the **Panther Trace II Clubhouse**, 11518 Newgate Crest Drive, Riverview, Florida.

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

The balance of the agenda is routine in nature and staff will present their reports at the meeting. If you have any questions, please contact me.

Sincerely,

Ray Lotito  
District Manager

cc: Attorney, Straley Robin Vericker  
Engineer, Stantec  
Clubhouse Manager  
District Files

District: **PANTHER TRACE II COMMUNITY DEVELOPMENT DISTRICT**

Date of Meeting: Monday, October 28, 2019

Time: 6:30 PM

Location: Panther Trace II Clubhouse  
11518 Newgate Crest Drive  
Riverview, FL

### *Agenda*

#### **I. Roll Call**

##### **Pledge of Allegiance**

#### **II. Audience Comments (*limited to three minutes*)**

#### **III. Landscape and Pond Maintenance**

A. LMP Maintenance Report Exhibit 1

B. Remson Aquatics Pond Maintenance Report Exhibit 2

#### **IV. Administrative Matters – Consent Agenda**

A. Consideration and Approval of Minutes of the September 23, 2019 Meeting Exhibit 3

B. Acceptance of the Unaudited September 2019 Financial Exhibit 4

#### **V. Administrative Matters**

A. Consideration and Approval First Addendum to the Agreement Between Panther Trace II CDD and LMP, Inc. for Landscape and Irrigation Maintenance Services Exhibit 5

B. Consideration and Approval in Substantial Form the Batting Cage Construction Agreement Exhibit 6

#### **VI. Business Matters**

A. Old Business

None

B. New Business

1. Consideration of Flatwoods Environmental Outflow Structure Maintenance Proposal - \$1,105.00 Exhibit 7

## **VI. Business Matters (continued)**

### **2. Consideration of Holiday Lights Proposals**

- J&A Lawn Services Install w/ lights - \$1,700.00 Exhibit 8
- J&A Lawn Services Install w/o lights - \$1,100.00
- S.F.C.G. Contracting - \$2,615.00 Exhibit 9

### **3. Consideration of Palm Tree Trimming Proposals**

- LMP - \$7,320.00 Exhibit 10
- Green Thumb Unlimited - \$4,356.00 Exhibit 11

### **4. Consideration of Ceiling Fan & Water Filter Proposals**

- Lowe's Services Supply & Install - \$208.98 Exhibit 12
- Home Depot Supply only - \$90.28 Exhibit 13
- J&A Lawn Install of Ceiling Fan - \$150.00 Exhibit 14
- J&A Lawn Water Fountain Filter Change – \$150.00
- Jayman Enterprises Install Water Filter w/o Supply of Water Filter - \$85.00 Exhibit 15

### **5. Consideration of Mulch Supply & Installation**

- iMulchFL - \$22,800.00 Exhibit 16
- LMP - \$27,000.00 Exhibit 17
- Mulch Blowers - \$22,800.00 Exhibit 18
- Capital Land Management - \$25,800.00 Exhibit 19

## **VII. Staff Report**

- A. District Manager
- B. District Attorney
- C. District Engineer
- D. Amenity Manager August 2019 Operations Report Exhibit 20



**VIII. Audience Comments** *(limited to three minutes)*

**IX. Supervisors Requests**

**X. Adjournment**

*Dial-In Number can be provided upon request to the District Office at least 1 week prior to the scheduled CDD Board meetings.*

# EXHIBIT 1

**Panther Trace CDD II**  
**October 2019**  
**Monthly Landscape Inspection**  
**Report**

## **Panther Trace II CDD-LMP Monthly Inspection Report**

**Anna Ramirez, Facilities Director**

**11518 Newgate Crest Dr.**

**Riverview, Florida 33579**

**Office Phone: (813)-671-0831**

**Email: pt2clubhousemgr@gmail.com**

**Vendor Name: Landscape Maintenance Professionals**

**Account Manager: Paul Gomez**

**Date of Inspection: Monday, October 7, 2019**

**Items Needed to be Corrected:**

1. Clubhouse and Pool area need to be policed for weeds and crack weeds on decking.
2. Lawford monument needs weed control.
3. Both street signs in Lawford and Sifton Peace need Crape Myrtle trees trimmed for visibility.
4. Stop Sign @ 12500 & 12600 Palmetto trees need trimming.
5. Newberry monument and island needs weed control.
6. Trim Muhly grass along the boulevard and islands.
7. Natural area by the church needs weed control.
8. Area along the boulevard between Newberry and Balm River needs to be free of debris.
9. Entrance @ Balm River island need weed control and free of debris.
10. Denmore on the east side of Denmore Crest Pl. standing water.

**Photographs from Date of Inspection:**

**Please see attached pictures.**

**Responses from Landscape Vendor:**

**All items will be corrected in October.**

**Additional Photographs/Notes:**

**Waiting for report from irrigation regarding the standing water in Denmore.**

**Panther Trace II CDD-LMP Monthly Inspection Report**





**Panther Trace II CDD-LMP Monthly Inspection Report**



**Panther Trace II CDD-LMP Monthly Inspection Report**





**Panther Trace II CDD-LMP Monthly Inspection Report**





**Panther Trace II CDD-LMP Monthly Inspection Report**



**Panther Trace II CDD-LMP Monthly Inspection Report**



# **LMP Reports:**

- **Detailed Weekly Landscape Report**
  - **Landscape Proposals**
  - **Monthly Irrigation Report**



# LMP Weekly Maintenance Worksheet

Date 9-11-2019 Property Panther Trace II

Foreman Jimmy & Vivian

Mgr: Paul Gomez

X	Mow	We are on week blue for ponds mowed. All ponds were mowed.
X	Edge	
X	Monofilament Trim	
X	Shrub/Groundcover Trim	Week 4 for trimming completed.
X	Blow	
X	Debris Disposal	Changed out trash bags at the clubhouse & blow off around the pool. Police for weeds, debris & trash throughout property.
	Bed Weed Control for R-UP	
	Tree Pruner Palm pruner	
	Insect/Disease Control	
	Irrigation Inspection	
	Tree Fertilization	
	Shrub Fertilization	
	Turf Fertilization	
	Turf Weed Control	
	Fire Ant Control	
X	Seasonal Color Maintenance Annuals	Annuals Fall change out schedule for 9-13-2019.
	Perennials Maintenance	
	Mulching	



# LMP Weekly Maintenance Worksheet

Date 9-18-2019 Property Panther Trace II

:

Foreman Jimmy & Vivian

Mgr: Paul Gomez

:

X	Mow	We are on week pink for ponds mowed.
X	Edge	
X	Monofilament Trim	
X	Shrub/Groundcover Trim	Week 1 for trimming completed.
X	Blow	
X	Debris Disposal	Changed out trash bags at the clubhouse & blow off around the pool. Police for weeds, debris & trash throughout property.
	Bed Weed Control for R-UP	
	Tree Pruner Palm pruner	
	Insect/Disease Control	
	Irrigation Inspection	
	Tree Fertilization	
	Shrub Fertilization	
	Turf Fertilization	
	Turf Weed Control	
	Fire Ant Control	
X	Seasonal Color Maintenance Annuals	Police annuals for weeds.
	Perennials Maintenance	
	Mulching	



# LMP Weekly Maintenance Worksheet

Date 9-25-2019 Property Panther Trace II

Foreman Jimmy & Vivian

Mgr: Paul Gomez

X	Mow	We are on week blue for ponds mowed.
X	Edge	
X	Monofilament Trim	
X	Shrub/Groundcover Trim	Week 2 for trimming completed.
X	Blow	
X	Debris Disposal	Changed out trash bags at the clubhouse & blow off around the pool. Police for weeds, debris & trash throughout property.
	Bed Weed Control for R-UP	
	Tree Pruner Palm pruner	
	Insect/Disease Control	
	Irrigation Inspection	
	Tree Fertilization	
	Shrub Fertilization	
	Turf Fertilization	
	Turf Weed Control	
	Fire Ant Control	
X	Seasonal Color Maintenance Annuals	Police annuals for weeds.
	Perennials Maintenance	
	Mulching	





# LMP Weekly Maintenance Worksheet

Date 10-2-2019 Property Panther Trace II

: \_\_\_\_\_

Foreman Jimmy & Vivian

Mgr: Paul Gomez

: \_\_\_\_\_

X	Mow	We are on week pink for ponds mowed.
X	Edge	
X	Monofilament Trim	
X	Shrub/Groundcover Trim	Week 3 for trimming completed.
X	Blow	
X	Debris Disposal	Changed out trash bags at the clubhouse & blow off around the pool. Police for weeds, debris & trash throughout property.
	Bed Weed Control for R-UP	
	Tree Pruner Palm pruner	
	Insect/Disease Control	
	Irrigation Inspection	
	Tree Fertilization	
	Shrub Fertilization	
	Turf Fertilization	
	Turf Weed Control	
	Fire Ant Control	
X	Seasonal Color Maintenance Annuals	Police annuals for weeds.
	Perennials Maintenance	
	Mulching	



# LMP Weekly Maintenance Worksheet

Date 10-9-2019 Property Panther Trace II

Foreman Jimmy & Vivian

Mgr: Paul Gomez

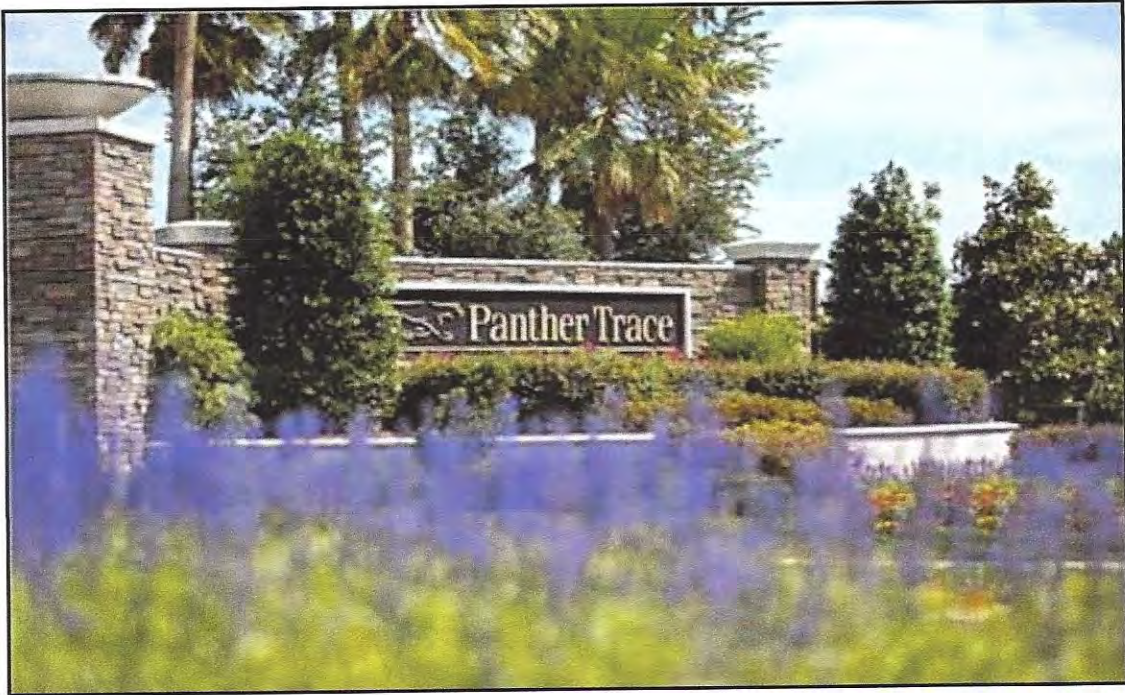
X	Mow	We are on week blue for ponds mowed.
X	Edge	
X	Monofilament Trim	
X	Shrub/Groundcover Trim	Week 4 for trimming completed. Work in progress cutting back Muhly grasses.
X	Blow	
X	Debris Disposal	Changed out trash bags at the clubhouse & blow off around the pool. Police for weeds, debris & trash throughout property.
	Bed Weed Control for R-UP	
	Tree Pruner Palm pruner	
	Insect/Disease Control	
	Irrigation Inspection	
	Tree Fertilization	
	Shrub Fertilization	
	Turf Fertilization	
	Turf Weed Control	
	Fire Ant Control	
X	Seasonal Color Maintenance Annuals	Police annuals for weeds.
	Perennials Maintenance	
	Mulching	





# EXHIBIT 2

**Panther Trace CDD II**  
**October 2019**  
**Monthly Water Way Inspection**  
**Report**



# **Panther Trace II**

## **Water Way Inspection Report**

Prepared by:

Remson Aquatics LLC, Riverview FL

Matthew Remson Environmental Scientist

11207 Remson Lane, Riverview, FL 33578

Cell: 813-748-2433 Office: 813-671-2851



Pond: 5

**Comments:**

Torpedo grass and small Algae blooms were present this maintenance event and treated.



Pond: 6

**Comments:**

Algae blooms were present and treated this maintenance event.

Little to no torpedo grass was found in this site.





Pond: 7

**Comments:**

Algae blooms were present this maintenance event and was treated.

We will return within 14 days for inspection and retreatment if necessary.



Pond: 12

**Comments:**

Hydrilla is experiencing positive results from last month's treatment. Dead hydrilla is turning into algae blooms which were treated this maintenance event.





## Pond: 13

**Comments:**

The underwater weed baby tears was treated in this pond in the month of Sept and has experienced positive results from the treatment.

Algae blooms have developed from the decaying underwater weed and was treated this maintenance vent.



## Pond: 30

**Comments:**

Hydrilla is experiencing positive results from last month's treatment. Dead hydrilla is turning into algae blooms which were treated this maintenance event.





Pond:33

**Comments:**

Torpedo grass was present and treated this maintenance event.

Little to no Algae blooms were found in this site.

Spatterdock was present and treated.



Pond: 34

**Comments:**

Little to no Torpedo Grass or Algae blooms were found in this site.

New spatterdock was found and treated this maintenance event.





Pond:35

**Comments:**

Little to no Torpedo Grass or was found in this site.

Small Algae blooms were developing and were treated this maintenance event.



Pond: 36

**Comments:**

Torpedo grass and brush vegetation has experienced positive results from last months treatment. Any new growth was retreated this maintenance event.





### Panther Trace II Stormwater Map



### Lake/Pond Recommendations and Summary

The date the inspection/maintenance event took place was October 3<sup>rd</sup> 2019, during this event we focused on the ponds that had hydrilla and algae blooms at the time of the maintenance event which were Ponds #7, #12, #13, 25 and #26. These ponds are experiencing algae blooms from the decaying underwater weeds adding excess nutrients to the ponds. These sites are being focused on during the month of October and into November. The sites treated for underwater weeds have experienced positive results from the treatment and have diminished greatly in the last few months. Grass and other species of brush vegetation was minimal and seem to be under control. We will return for a follow up inspection for these sites within 14 days and extra treatment if necessary.

Lack of rain fall in recent months have caused water level to decline which is explained in a recent report from Southwest Florida Water Management District that can be found on [watermatters.org](http://watermatters.org). When water levels decline is typical to expect algae blooms to occur due to nutrient overloading. We will continue to monitor and treat for torpedo grass and other nuisance species of vegetation along the shoreline and near the drain/control elevation structures. We will continue to promote the growth of native vegetation throughout the community.

# EXHIBIT 3



Rotation - \$1,600.00

D. Exhibit 6: Ratification of Reed Electrical Proposal – Troubleshoot Power for Well Pump –  
Not to Exceed \$600.00

E. Exhibit 7: Ratification of Reed Electrical Invoice - \$191.27

On a MOTION by Mr. Steppy, SECONDED by Mr. Miner, WITH ALL IN FAVOR, the  
Board approved Consent Agenda Items A - E for the Panther Trace II Community Development District.

**FIFTH ORDER OF BUSINESS – Business Matters**

**A. Old Business**

1. Exhibit 8: Consideration and Approval of LMP Proposal #61153 Removal of Existing Plant  
Material End of Medians Along Panther Trace Blvd., at Evington Point Dr., Silton Peace Dr.,  
Balintore Dr., and Belcroft Dr. - \$7,400.00 (*Tabled at last meeting*)

This item has been tabled indefinitely.

2. Exhibit 9: Consideration and Approval of LMP Proposal #61154 Removal of Existing Plant  
Material End Of Median Along Panther Trace Blvd. and Evington Point Dr. - \$4,500.50

(*Tabled at last meeting*)

This item has been tabled to indefinitely.

3. Exhibit 10: Consideration and Approval of BRB Construction and Consulting, LLC Proposal  
– Storm water Structure Remediation - \$13,120.00 (*Tabled at last Meeting*)

This item has been tabled indefinitely.

**B. New Business**

1. Exhibit 11: Review of Proposed Amenity Policy Amendments

2. Exhibit 12: Consideration and Adoption of Resolution 2019-05 Revising the Amenity  
Facility Policy

On a MOTION by Mr. Ward, SECONDED by Mr. Spiess, WITH ALL IN FAVOR, the Board adopted  
Resolution 2019-05 Revising the Amenity Facility Policy, in substantial form, for the Panther Trace II  
Community Development District.

**3. Consideration of Weston Course Loop Cutback**

➤ Exhibit 13: LMP Proposal #61394 Weston Course Loop Cutback - \$2465.00

➤ Exhibit 14: Flatwood Environmental Proposal Weston Course Loop Cutback -  
\$2040.00

➤ Exhibit 15: Flatwood Environmental Optional Proposal for Garlon Treatment -  
\$330.00



- Exhibit 16: Remson Aquatics Estimate #1227 Weston Course Loop Cutback -  
\$7264.00

On a MOTION by Mr. Ward, SECONDED by Mr. Spiess, WITH ALL IN FAVOR, the Board approved the Flatwood Environmental Proposal Weston Course Loop Cutback - \$2040.00 for the Panther Trace II Community Development District.

4. Exhibit 17: Consideration and Approval of LMP Irrigation Repair Proposal #62002 -  
Controller 2B Clubhouse - \$38.37

On a MOTION by Mr. Steppy, SECONDED by Mr. Spiess, WITH ALL IN FAVOR, the Board approved the LMP Irrigation Repair Proposal #62002 – Controller 2B Clubhouse – \$38.37 for the Panther Trace II Community Development District.

5. Exhibit 18: Consideration and Approval of LMP Irrigation Repair Proposal #62003 –  
Controller 2A Clubhouse - \$196.39

On a MOTION by Mr. Steppy, SECONDED by Mr. Ward, WITH ALL IN FAVOR, the Board approved the LMP Irrigation Repair Proposal #62003 – Controller 2A Clubhouse – \$196.39 for the Panther Trace II Community Development District.

6. Consideration and Approval of LMP Irrigation Repair Proposal #62090 - \$74.21

On a MOTION by Mr. Ward, SECONDED by Mr. Miner, WITH ALL IN FAVOR, the Board approved the LMP Irrigation Repair Proposal #62090 - \$74.21 for the Panther Trace II Community Development District.

**SIXTH ORDER OF BUSINESS – Staff Report**

A. District Manager

There being none, the next item followed.

B. District Counsel

There being none, the next item followed.

C. District Engineer

There being none, the next item followed.

D. Exhibit 19: Amenity Manager August 2019 Operations Report

**SEVENTH ORDER OF BUSINESS – Audience Comments**

There being none, the next item followed.

**EIGHTH ORDER OF BUSINESS – Supervisor Requests**

There being none, the next item followed.

**NINTH ORDER OF BUSINESS – Adjournment**

Mr. Lotito asked for final questions, comments, or corrections before adjourning the meeting.  
There being none, Mr. Steppy made a motion to adjourn the meeting.

On a MOTION by Mr. Steppy, SECONDED by Mr. Ward, WITH ALL IN FAVOR, the Board adjourned the meeting for the Panther Trace II Community Development District.

*\*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**

# EXHIBIT 4

**Panther Trace II  
Community Development District**

**Financial Statements  
(Unaudited)**

**September 30, 2019**



**Panther Trace II CDD**  
**Balance Sheet**  
**September 30, 2019**

	GENERAL FUND	SERIES 2014 DEBT SERVICE	TOTAL
1 <b><u>ASSETS:</u></b>			
2			
3 CASH - OPERATING ACCOUNT	\$ 47,930	\$ -	\$ 47,930
4 PETTY CASH	100	-	100
6 CASH - DEBIT CARD	2,760	-	2,760
7			
8 INVESTMENTS:			
9 MONEY MARKET ACCOUNT	715,279	-	715,279
10 REVENUE TRUST	-	311,235	311,235
12 RESERVE CASH TRUST	-	327,553	327,553
13 REDEMPTION - PREPAYMENT TRUST	-	31	31
15 ACCOUNTS RECEIVABLE	-	-	-
16 ASSESSMENTS RECEIVABLE (TAX ROLL)	-	-	-
17 DUE FROM GF	-	-	-
18 PREPAID EXPENSES	1,743	-	1,743
19 DEPOSITS	2,162	-	2,162
20 <b>TOTAL ASSETS</b>	<b>\$ 769,974</b>	<b>\$ 638,818</b>	<b>\$ 1,408,793</b>
21			
22			
23 <b><u>LIABILITIES:</u></b>			
24			
25 ACCOUNTS PAYABLE	\$ 20,003	\$ -	\$ 20,003
27 DUE TO DEVELOPER	17,959	-	17,959
28 DEFERRED REVENUE (TAX ROLL)	-	-	-
30 DUE TO OTHER FUNDS	-	-	-
32			
33 <b><u>FUND BALANCE:</u></b>			
34			
35 NONSPENDABLE:			
36 PREPAID AND DEPOSITS	2,332	-	2,332
37 ASSIGNED:			
38 THREE MONTH OPERATING RESERVE	210,878	-	210,878
39 FY16 RESERVE FOR R&R	22,613	-	22,613
40 FY17 RESERVE FOR R&R	40,900	-	40,900
41 FY18 RESERVE FOR R&R	41,200	-	41,200
42 FY19 RESERVE FOR R&R	41,500	-	41,500
43 RESTRICTED FOR:			
44 DEBT SERVICE	-	638,818	638,818
46 UNASSIGNED:	372,590	-	372,590
47			
48 <b>TOTAL LIABILITIES &amp; FUND BALANCE</b>	<b>\$ 769,974</b>	<b>\$ 638,818</b>	<b>\$ 1,408,793</b>

**Panther Trace II CDD**  
**General Fund**  
**Statement of Revenue, Expenditures and Changes in Fund Balance**  
**For the Period from October 1, 2018 to September 30, 2019**

	FY2019 ADOPTED BUDGET	BUDGET YEAR-TO-DATE	ACTUAL YEAR-TO-DATE	VARIANCE FAVORABLE (UNFAVORABLE)
<b>1 REVENUES</b>				
2 ASSESSMENTS - ON ROLL (BUDGETED NET)	\$ 907,430	\$ 907,430	\$ 908,687 (a)	\$ 1,257
3 INTEREST REVENUE	300	300	14,251	13,951
4 RENTAL REVENUE	3,000	3,000	3,762	762
5 MISCELLANEOUS REVENUE (ACCESS KEYS & OTHER)	-	-	390	390
6 FUND BALANCE FORWARD (RESERVE CONTRIBUTIONS)	36,550	36,550	10,006	(26,544)
7 DISCOUNT	-	-	-	-
8 <b>TOTAL REVENUES</b>	<b>947,280</b>	<b>947,280</b>	<b>937,097</b>	<b>(10,183)</b>
<b>10 EXPENDITURES</b>				
11 BOARD OF SUPERVISORS PAYROLL	12,000	12,000	10,939	1,061
12 PAYROLL TAXES	918	918	817	101
13 PAYROLL SERVICES FEE	1,300	1,300	774	526
14 TRAVEL PER DIEM	250	250	-	250
15 MANAGEMENT CONSULTING SERVICES	48,000	48,000	48,000	-
16 OFFICE SUPPLIES	150	150	309	(159)
17 BANK FEES	200	200	189	11
18 MASS MAILING	2,000	2,000	-	2,000
19 AUDITING	4,200	4,200	3,200	1,000
20 REGULATORY AND PERMIT FEES	175	175	175	-
21 LEGAL ADVERTISEMENTS	1,000	1,000	3,766	(2,766)
22 ENGINEERING SERVICES	6,000	6,000	5,975	25
23 LEGAL SERVICES	20,000	20,000	29,705	(9,705)
24 WEBSITE ADMINISTRATION	960	960	2,598	(1,638)
25 <b>TOTAL ADMINISTRATIVE</b>	<b>97,153</b>	<b>97,153</b>	<b>106,446</b>	<b>(9,293)</b>
<b>INSURANCE</b>				
27 INSURANCE (LIABILITY, PROPERTY & CASUALTY; BOND)	12,778	12,778	16,068	(3,290)
29 <b>TOTAL INSURANCE</b>	<b>12,778</b>	<b>12,778</b>	<b>16,068</b>	<b>(3,290)</b>
<b>DEBT SERVICE ADMINISTRATION</b>				
31 DISSEMINATION AGENT - BONDS	2,000	2,000	1,000	1,000
33 ARBITRAGE REBATE	650	650	650	-
34 TRUSTEE FEES	5,592	5,592	5,592	-
35 <b>TOTAL DEBT SERVICE ADMINISTRATION</b>	<b>8,242</b>	<b>8,242</b>	<b>7,242</b>	<b>1,000</b>
<b>SECURITY:</b>				
37 SECURITY SYSTEM - (ENVERA CONTRACT)	6,168	6,168	6,168	-
39 SECURITY MONITORING - (EMG)	440	440	401	39
40 SECURITY PATROL - (CBM)	34,200	34,200	23,507	10,693
41 SECURITY SYSTEM - MAINTENANCE & IMP.	1,200	1,200	840	360
42 <b>TOTAL SECURITY</b>	<b>42,008</b>	<b>42,008</b>	<b>30,916</b>	<b>11,092</b>
<b>PHYSICAL ENVIRONMENT EXPENSES:</b>				
44 ELECTRICITY	168,000	168,000	156,430	11,570
46 STREETLIGHTING LEASE	25,000	25,000	23,344	1,656
47 WATER	15,000	15,000	10,034	4,966
48 SOLID WASTE DISPOSAL	1,750	1,750	1,392	358
49 PET WASTE REMOVAL	12,480	12,480	5,760	6,720
50 PEST CONTROL	400	400	422	(22)
51 COMMUNICATIONS (TEL, INTERNET, TECH, ETC)	2,280	2,280	2,312	(32)
52 FACILITY MAINTENANCE	3,000	3,000	-	3,000
53 WATERWAY MANAGEMENT PROGRAM - CONTRACT	19,020	19,020	19,020	-
54 WATERWAY MANAGEMENT PROGRAM - OTHER	2,000	2,000	12,996	(10,996)
55 ENTRY & WALLS MAINTENANCE	1,200	1,200	-	1,200
56 LANDSCAPE MAINTENANCE - CONTRACT	201,381	201,381	220,204	(18,823)
57 LANDSCAPE MAINTENANCE - OTHER	47,920	47,920	73,238	(25,318)
58 IRRIGATION MAINTENANCE	2,000	2,000	12,000	(10,000)
59 IRRIGATION COMPLIANCE REPORTING	2,700	2,700	2,700	-
60 DECORATIVE LIGHTS & MAINTENANCE	7,500	7,500	5,230	2,270
61 SIGNAGE REPAIRS	1,200	1,200	385	815
62 FIELD MISCELLANEOUS	2,500	2,500	-	2,500
63 <b>TOTAL PHYSICAL ENVIRONMENT</b>	<b>515,331</b>	<b>515,331</b>	<b>545,468</b>	<b>(30,137)</b>

**Panther Trace II CDD**  
**General Fund**  
**Statement of Revenue, Expenditures and Changes in Fund Balance**  
**For the Period from October 1, 2018 to September 30, 2019**

	FY2019 ADOPTED BUDGET	BUDGET YEAR-TO-DATE	ACTUAL YEAR-TO-DATE	VARIANCE FAVORABLE (UNFAVORABLE)
65 <b>CLUBHOUSE &amp; AMENITY ADMINISTRATION:</b>				
66 AMENITY MANAGEMENT	46,000	46,000	44,011	1,989
67 AMENITY MANAGEMENT (CELL PHONE & REIMB EXPENSES)	600	600	600	-
68 FICA TAXES AMENITY EMPLOYEE - EMPLOYER PORTION	-	-	4,789	(4,789)
69 AMENITY MANAGEMENT PAYROLL SERVICE FEE	-	-	789	(789)
70 AMENITY MAINTENANCE & IMPROVEMENTS	1,500	1,500	2,052	(552)
71 CLUBHOUSE FACILITY MAINTENANCE - CLEANING	3,900	3,900	5,204	(1,304)
72 CLUBHOUSE FACILITY MAINTENANCE - OTHER	12,000	12,000	11,995	5
73 POOL MAINTENANCE	23,900	23,900	17,900	6,000
74 POOL PERMITS	425	425	425	-
75 POOL MAINTENANCE & MONITORING	9,500	9,500	4,173	5,327
76 CLUBHOUSE MISCELLANEOUS SUPPLIES	3,000	3,000	1,105	1,895
77 SPECIAL EVENTS	10,000	10,000	2,418	7,582
78 PLAYGROUND MAINTENANCE	3,000	3,000	111	2,889
79 CAPITAL OUTLAY	79,893	79,893	22,513	57,380
80 RESERVE CAPITAL - POOL FURNITURE	20,160	20,160	3,735	16,425
81 RESERVE CAPITAL - INTERIOR RENOVATIONS	16,390	16,390	-	16,390
82 RESERVE CAPITAL - POOL (PUMP)	-	-	6,271	(6,271)
83 <b>TOTAL</b>	<b>230,268</b>	<b>230,268</b>	<b>128,092</b>	<b>102,176</b>
84				
85 <b>BUDGETED INCREASE FUND BALANCE - CAPITAL RES.</b>	<b>41,500</b>	<b>41,500</b>	<b>41,500</b>	<b>-</b>
86				
87				
88 <b>TOTAL EXPENDITURES</b>	<b>947,280</b>	<b>947,280</b>	<b>875,732</b>	<b>71,548</b>
89				
90 <b>EXCESS OF REVENUE OVER (UNDER) EXPENDITURES</b>	<b>-</b>	<b>-</b>	<b>61,364</b>	<b>61,364</b>
91				
92 <b>NET CHANGE IN FUND BALANCE</b>	<b>-</b>	<b>-</b>	<b>61,364</b>	<b>61,364</b>
93				
94 <b>FUND BALANCE - BEGINNING</b>	<b>571,473</b>	<b>571,473</b>	<b>639,154</b>	<b>639,154</b>
95 <b>DECREASE IN FUND BALANCE</b>	<b>(36,550)</b>	<b>(10,006)</b>	<b>(10,006)</b>	<b>-</b>
96 <b>INCREASE IN FUND BALANCE</b>	<b>41,500</b>	<b>41,500</b>	<b>41,500</b>	<b>-</b>
97				
98 <b>FUND BALANCE - ENDING</b>	<b>\$ 576,423</b>	<b>\$ 602,967</b>	<b>\$ 732,012</b>	<b>\$ 700,519</b>

a) Assessment budget reported at net and actual collections reported at net.

Renewal & Replacement (Reserve)			
	FY 2016	\$	145,600
	FY 2017	\$	40,900
	FY 2018	\$	41,200
	FY 2019	\$	41,500
	<b>Total</b>	<b>\$</b>	<b>269,200</b>
	FY17 Pool Finish Per Reserve Study	\$	(100,000)
	FY17 Well Pumps per Reserve Study	\$	(10,080)
	FY 2018 Pool Filter Grid Replacement	\$	(2,901)
	FY 2019 Pool Table Furniture	\$	(3,735)
	FY 2019 Pool Pump	\$	(6,271)
	<b>Total Reserve Balance After FY18 Reserve Component Exp.</b>	<b>\$</b>	<b>146,213</b>

**Panther Trace II CDD**  
**DS Fund - Series 2014**  
**Statement of Revenue, Expenditures and Changes in Fund Balance**  
**For the Period from October 1, 2018 to September 30, 2019**

	<b>FY 2019 ADOPTED BUDGET</b>	<b>BUDGET YEAR-TO-DATE</b>	<b>ACTUAL YEAR-TO-DATE</b>	<b>VARIANCE FAVORABLE (UNFAVORABLE)</b>
<b>1 REVENUE</b>				
2 ASSESSMENTS - ON ROLL (GROSS)	\$ 870,858	\$ 818,607	\$ 818,581 (a)	\$ (26)
3 INTEREST--INVESTMENT	-	-	13,854	13,854
4 DISCOUNT ASSESSMENTS	(34,834)	-	-	-
5 FUND BALANCE FORWARD	-	-	-	-
6 MISCELLANEOUSE INCOME	-	-	-	-
<b>7 TOTAL REVENUE</b>	<b>836,024</b>	<b>818,607</b>	<b>832,434</b>	<b>13,827</b>
<b>9 EXPENDITURES</b>				
10 COUNTY ASSESSMENT COLL FEES	17,417	-	-	-
11 INTEREST EXPENSE (NOV 2018)	-	-	187,218	(187,218)
12 INTEREST EXPENSE (MAY 2019, NOV 2019)	369,986	369,986	187,218	182,768
13 PRINCIPAL RETIREMENT (MAY 1, 2019)	445,000	445,000	445,000	-
14 PRINCIPAL PREPAYMENT	-	-	-	-
<b>15 TOTAL EXPENDITURES</b>	<b>832,403</b>	<b>814,986</b>	<b>819,436</b>	<b>(4,450)</b>
16				
17 EXCESS OF REVENUE OVER (UNDER) EXPENDITURES	3,621	3,621	12,998	9,377
18				
19				
<b>20 OTHER SOURCES AND USES</b>				
21 DEBT PROCEEDS	-	-	-	-
22 TRANSFER - IN	-	-	-	-
23 TRANSFER - OUT	-	-	-	-
<b>24 TOTAL OTHER SOURCES AND USES</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
25				
26 NET CHANGE IN FUND BALANCE	3,621	3,621	12,998	9,377
27				
28 FUND BALANCE - BEGINNING	-	-	625,820	625,820
29				
<b>30 FUND BALANCE - ENDING</b>	<b>\$ 3,621</b>	<b>\$ 3,621</b>	<b>\$ 638,818</b>	<b>\$ 635,197</b>

31  
32 Note (A) - Assessments are budgeted at gross and YTD budget is reported at net of discount assessment and county assessment

**Panther Trace II CDD  
Cash Reconciliation  
September 30, 2019**

		<b><i>Bank United</i></b>
		<b><i>(Operating Acct)</i></b>
		<hr/>
Balance Per Bank Statement	\$	51,713.56
Add: In Transit Transfers/Deposits		-
Less: Outstanding Checks		(3,783.50)
		<hr/>
<b><i>Adjusted Bank Balance</i></b>	<b><i>\$</i></b>	<b><i>47,930.06</i></b>
		<hr/> <hr/>
Beginning Bank Balance Per Books	\$	75,807.33
Add: Cash Receipts		50,871.13
Less: Cash Disbursements		(78,748.40)
		<hr/>
<b><i>Balance Per Books</i></b>	<b><i>\$</i></b>	<b><i>47,930.06</i></b>
		<hr/> <hr/>

**Panther Trace II CDD  
Cash Register - FY2019**

Date	Num	Name	Memo	Receipts	Disbursements	Balance
<b>BANK UNITED EOY BALANCE 9-30-2018</b>						<b>18,345.00</b>
10/01/2018	1566	DPFG MANAGEMENT & CONSULTING, LLC	CDD Mgmt - October		4,000.00	14,345.00
10/01/2018	1582	VENTURESIN.COM, INC	Web Site Hosting - October		80.00	14,265.00
10/04/2018	1575	Jackson Construction & Design Inc.	Permit/Drawings/Inspections		2,490.00	11,775.00
10/04/2018	1576	Holder's Outdoor Projects	replace missing pavers		1,450.00	10,325.00
10/05/2018	10126DD	Paychex	9/16-9/30/18 - P/R		1,491.75	8,833.25
10/05/2018	ACH10052018	Paychex	9/16-9/30/18 - P/R		316.77	8,516.48
10/05/2018	ACH20181003	Paychex	P/R Fee		56.40	8,460.08
10/09/2018	1038	Panther Trace II.	Transfer to Operating Account	50,000.00		58,460.08
10/09/2018	1567	CBM SERVICES GROUP	9/3-10/7 - Security Guard		1,478.25	56,981.83
10/09/2018	1568	FRONTIER COMMUNICATIONS	9/1-9/30 - Internet/Phone		190.62	56,791.21
10/09/2018	1569	JAYMAN ENTERPRISES, LLC	Repair Missing Fence, 9/1-9/30 - Pet Waste Removal		530.00	56,261.21
10/09/2018	1572	LANDSCAPE MAINTENANCE PROFESSIONALS, INC.	Irrigation Repairs		20,439.92	35,821.29
10/11/2018	1577	LANDSCAPE MAINTENANCE PROFESSIONALS, INC.	Monthly ground maintenance		18,350.33	17,470.96
10/15/2018	1586	CBM SERVICES GROUP	10/8-10/14 - Security Guard		297.00	17,173.96
10/15/2018	1587	FRONTIER COMMUNICATIONS	10/1-10/31 - Internet/Phone		203.44	16,970.52
10/15/2018	1588	REPUBLIC SERVICES	10/1-10/31 - Solid Waste		109.88	16,860.64
10/15/2018	1589	STANTEC CONSULTING SERVICES	Engineering Svcs thru 9/21/18		480.00	16,380.64
10/15/2018	1590	TAMPA PUBLISHING COM	Legal Ad		752.00	15,628.64
10/15/2018	1591	TECO	Electricity - September		14,000.76	1,627.88
10/15/2018	1592	ZEBRA CLEANING TEAM, INC.	Pool Maint - October		1,600.00	27.88
10/16/2018		BANK UNITED	Funds Transfer		900.00	-872.12
10/19/2018	10127DD	Paychex	10/1-10/13 - P/R		1,491.75	-2,363.87
10/22/2018	ACH1019201	Paychex	10/1-10/13 - P/R		316.77	-2,680.64
10/24/2018	1593	S.F.C.G. CONTRACTING AND CONSTRUCTI	Holiday Lighting		2,615.00	-5,295.64
10/24/2018	1594	CBM SERVICES GROUP	10/15-10/21 - Security Guard		297.00	-5,592.64
10/24/2018	1595	DAD SERVICES	Power Wash Signs		1,070.00	-6,662.64
10/24/2018	1596	S.F.C.G. CONTRACTING AND CONSTRUCTI	Holiday Lighting		2,615.00	-9,277.64
10/24/2018	1597	MHD COMMUNICATIONS	Card Reader Replacement		360.00	-9,637.64
10/24/2018		BANK UNITED	Funds Transfer	50,000.00		40,362.36
10/26/2018	10128DD	ANTHONY CUNHA	BOS Mtg - 9/24/18		184.70	40,177.66
10/26/2018	10130DD	DAVID STEPPY	BOS Mtg - 9/24/18 & 10/22/18		369.40	39,808.26
10/26/2018	10129	JEFFREY A. SPIESS	BOS Mtg - 9/24/18 & 10/22/18		369.40	39,438.86
10/26/2018	10132DD	Pamela S. Wood	BOS Mtg - 9/24/18 & 10/22/18		369.40	39,069.46
10/26/2018	ACH10262018	Paychex	BOS Mtg - 9/24/18 & 10/22/18		245.20	38,824.26
10/26/2018	10131DD	SCOTT WARD	BOS Mtg - 9/24/18		184.70	38,639.56
10/26/2018	ACH20181025	Paychex	PR Fee		46.39	38,593.17
10/30/2018	1598	JAYMAN ENTERPRISES, LLC	Toilet, pool & tennis court Maintenance		75.00	38,518.17
10/30/2018	1599	YELLOWSTONE LANDSCAPE	Landscape Maint - August & Irrigation Repairs		12,324.00	26,194.17
10/31/2018		BANK UNITED	Service Charge		9.00	26,185.17
10/31/2018		BANK UNITED	Interest	4.35		26,189.52
				<b>100,004.35</b>	<b>92,159.83</b>	<b>26,189.52</b>
11/01/2018	1600	DPFG MANAGEMENT & CONSULTING, LLC	CDD Mgmt - November		4,000.00	22,189.52
11/02/2018	10133DD	Paychex	10/1-10/15/18 - P/R		1,491.75	20,697.77
11/02/2018	ACH20181030	Paychex	P/R Fee		46.40	20,651.37
11/02/2018	ACH1122018	Paychex	10/1-10/15/18 - P/R		316.77	20,334.60
11/05/2018		Panther Trace II Clubhouse	CH Rentals	917.00		21,251.60
11/05/2018		Panther Trace II.	transfer		400.00	20,851.60
11/14/2018	ACH111418/5	TECO	Summary Bill - October		13,831.59	7,020.01
11/14/2018	ACH111418/6	TECO	9/18-10/16 - Streetlights PH 2		2,029.57	4,990.44
11/14/2018	ACH111418/7	TECO	8/15-9/17 - Streetlights PH 2		2,029.57	2,960.87
11/14/2018	ACH111418/8	TECO	9/15-10/15 - 12821 Balm Riverview Road Well		156.38	2,804.49
11/14/2018	1601	ANNA RAMIREZ	Reimburse Event Supplies - Pumpkin Painting		69.50	2,734.99
11/14/2018	1602	CBM SERVICES GROUP	10/22-11/4 - Security Guard		1,015.88	1,719.11
11/14/2018	1604	FLORIDA DEPT OF ECONOMIC OPPORTUNIT	Annual Filing - FY 2019		175.00	1,544.11
11/14/2018	1605	FRONTIER COMMUNICATIONS	11/1-11/30/18 - Internet/Phone		191.58	1,352.53
11/14/2018	1607	MHD COMMUNICATIONS	Key Cards		280.00	1,072.53
11/14/2018	1608	REPUBLIC SERVICES	11/1-11/30 - Solid Waste		114.88	957.65
11/14/2018	1609	STANTEC CONSULTING SERVICES	Engineering Svcs thru 10/19/18		110.00	847.65
11/14/2018		Bank United	Funds Transfer	50,000.00		50,847.65
11/14/2018	1610	US BANK	Trustee Fees DS 2014		5,592.01	45,255.64
11/14/2018	1611	VANGUARD CLEANING SYSTEMS OF TAMPA	CH Cleaning - October		325.00	44,930.64
11/16/2018	10134DD	Paychex	10/16-10/31/18 - P/R		1,491.75	43,438.89
11/16/2018	ACH20181112	Paychex	P/R Fee		46.40	43,392.49
11/16/2018	ACH11162018	Paychex	10/15-10/31/18 - P/R		316.77	43,075.72
11/19/2018	ACH111918	Paychex	P/R Fee		46.39	43,029.33
11/20/2018	1612	LANDSCAPE MAINTENANCE PROFESSIONALS, INC.	Landscape Maintenance - October & Irrigation repair		18,742.41	24,286.92
11/20/2018	1613	VANGUARD CLEANING SYSTEMS OF TAMPA	Extra Cleaning - 1/22/18, CH Cleaning - November		375.00	23,911.92
11/20/2018	1614	ZEBRA CLEANING TEAM, INC.	Pool Maint - November		1,600.00	22,311.92
11/20/2018	1615	EGIS INSURANCE & RISK ADVISORS	Insurance FY 2019		16,068.00	6,243.92
11/21/2018	1616	STRALEY ROBIN VERICKER	Legal Svcs thru 10/15/18		929.58	5,314.34
11/21/2018	1617	JAYMAN ENTERPRISES, LLC	10/1-10/31 - Pet Waste Removal		540.00	4,774.34
11/23/2018	10135DD	ANTHONY CUNHA	BOS Mtg - 11/26/18		184.70	4,589.64
11/23/2018	10137DD	DAVID STEPPY	BOS Mtg - 11/26/18		184.70	4,404.94
11/23/2018	10136	JEFFREY A. SPIESS	BOS Mtg - 11/26/18		184.70	4,220.24
11/23/2018	10139DD	Pamela S. Wood	BOS Mtg - 11/26/18		184.70	4,035.54
11/23/2018	ACH112318.	Paychex	11/01-11/30/18 - P/R		153.20	3,882.34
11/23/2018	10138DD	SCOTT WARD	BOS Mtg - 11/26/18		184.70	3,697.64
11/30/2018	10140	Paychex	11/1-11/24/18 - P/R		1,491.75	2,205.89
11/30/2018	ACH113018	Paychex	11/18-11/24/18 - P/R		316.77	1,889.12
11/30/2018	ACH112618	Paychex	P/R Fee		46.40	1,842.72
11/30/2018	10141DD	Paychex	11/30 - P/R		310.30	1,532.42
11/30/2018	ACH11302018	Paychex	11/30 - P/R		51.40	1,481.02
11/30/2018		Bank United	Interest	2.95		1,483.97
11/30/2018		Bank United	Service Charge		0.60	1,483.37

**Panther Trace II CDD  
Cash Register - FY2019**

Date	Num	Name	Memo	Receipts	Disbursements	Balance
				50,919.95	75,626.10	1,483.37
12/03/2018	1618	Panther Trace I CDD	Reimbursement - Billing Error		1,093.55	389.82
12/04/2018		Bank United	Funds Transfer	50,000.00		50,389.82
12/04/2018	1619	DPFG MANAGEMENT & CONSULTING, LLC	CDD Mgmt - December		4,000.00	46,389.82
12/05/2018	1620	ADVANCED ENERGY SOLUTIONS	Replaced Faulty photo eye & GFCI		165.00	46,224.82
12/05/2018	1621	CBM SERVICES GROUP	11/12-12/2 - Security Guard		1,518.76	44,706.06
12/05/2018	1622	GHS ENVIRONMENTAL, LLC	Monthly Meter Readings - Nov-Dec		450.00	44,256.06
12/05/2018	1623	JAYMAN ENTERPRISES, LLC	11/1-11/30 - Pet Waste Removal		540.00	43,716.06
12/05/2018	1624	LANDSCAPE MAINTENANCE PROFESSIONALS, INC.	Landscape Maintenance - December		18,350.33	25,365.73
12/05/2018	1625	REPUBLIC SERVICES	12/1-12/31 - Solid Waste		114.88	25,250.85
12/05/2018	1626	TECO	10/1-11/14 - 12451 Evington Point Dr Pump		500.41	24,750.44
12/05/2018	1627	VANGUARD CLEANING SYSTEMS OF TAMPA	CH Cleaning - December		325.00	24,425.44
12/05/2018	1628	ZEBRA CLEANING TEAM, INC.	Step Ladder Repair		89.00	24,336.44
12/07/2018	ACH120718	TECO	10/16-11/13 - 12821 Balm Riverview Road Well		151.26	24,185.18
12/10/2018	ACH121018	TECO	10/17-11/13 - Streetlights PH 2		2,029.57	22,155.61
12/10/2018	ACH121018	Paychex	P/R Fee		46.39	22,109.22
12/11/2018	1629	FLORIDA DEPARTMENT OF REVENUE	3rd Quarter 2018 Sales Tax - DUPLICATE PMT		173.95	21,935.27
12/11/2018	1631	FLORIDA DEPARTMENT OF REVENUE	3rd Quarter 2018 Sales Tax		173.95	21,761.32
12/12/2018	1632	ADVANCED ENERGY SOLUTIONS	Replaced Faulty GFI - Lawford sign & Bally Moore		110.28	21,651.04
12/12/2018	1633	Alert 360	Monitoring - 12/1/18-2/28/19		99.97	21,551.07
12/12/2018	1634	CBM SERVICES GROUP	12/3-12/9 - Security Guard		388.13	21,162.94
12/13/2018		Bank United	Funds Transfer	50,000.00		71,162.94
12/14/2018	10142	Paychex	11/25-12/8/18 - P/R		1,831.93	69,331.01
12/14/2018	10144	DAVID STEPPY	11/25-12/8/18		184.70	69,146.31
12/14/2018	10143	JEFFREY A. SPIESS	11/25-12/8/18		184.70	68,961.61
12/14/2018	10146	Pamela S. Wood	11/25-12/8/18		184.70	68,776.91
12/14/2018	ACH121418	Paychex	11/25-12/8/18 - P/R		551.32	68,225.59
12/14/2018	10145	SCOTT WARD	11/25-12/8/18		184.70	68,040.89
12/14/2018	ACH121418	BOCC	10/19-11/19 - 11518 Newgate Crest Dr		438.34	67,602.55
12/19/2018		Panther Trace II.	CH Rental, Access Cards	647.00		68,249.55
12/19/2018	ACH121918	TECO	Summary Bill - November		14,135.15	54,114.40
12/20/2018	ACH122018	Paychex	P/R Fee		46.40	54,068.00
12/26/2018	1636	CBM SERVICES GROUP	12/10-12/23 - Security Guard		769.50	53,298.50
12/26/2018	1637	ENVERA	1/1-3/31/19- CCTV Monitoring		1,542.00	51,756.50
12/26/2018	1638	FRONTIER COMMUNICATIONS	12/1-12/31/18 - Internet/Phone		191.58	51,564.92
12/26/2018	1639	GHS ENVIRONMENTAL, LLC	Monthly Meter Readings - Dec		225.00	51,339.92
12/26/2018	1640	LANDSCAPE MAINTENANCE PROFESSIONALS, INC.	Landscape Maintenance - November, Irrigation repair - 12/7/18		18,502.40	32,837.52
12/26/2018	1641	REPUBLIC SERVICES	1/1-1/31/19 - Solid Waste		109.88	32,727.64
12/26/2018	1642	VANGUARD CLEANING SYSTEMS OF TAMPA	Extra Clean - 10/13,27, 11/3,10,17,24		300.00	32,427.64
12/26/2018	1643	ZEBRA CLEANING TEAM, INC.	Pool Maint - December		1,600.00	30,827.64
12/28/2018	10147	Paychex	12/28/18 - P/R		1,491.75	29,335.89
12/28/2018	ACH122818	Paychex	12/28/18 - P/R		316.77	29,019.12
12/28/2018	1644	DPFG MANAGEMENT & CONSULTING, LLC	CDD Mgmt - January		4,000.00	25,019.12
12/31/2018		Bank United	Service Charge		10.85	25,008.27
12/31/2018		Bank United	Interest	6.49		25,014.76
				100,653.49	77,122.10	25,014.76
01/03/2019	1645	CBM SERVICES GROUP	12/24-12/30 - Security Guard		425.25	24,589.51
01/03/2019	1646	STRALEY ROBIN VERICKER	Legal Svcs thru 12/15/18		4,872.65	19,716.86
01/03/2019	1647	TECO	11/15-12/13 - 12451 Evington Point Dr Pump		191.59	19,525.27
01/03/2019	1648	VENTURESIN.COM, INC	Web Site Hosting - Nov-Jan		240.00	19,285.27
01/04/2019	ACH010419	Paychex	BOS Mtg - 12/17/18		122.60	19,162.67
01/04/2019	10149	DAVID STEPPY	BOS Mtg - 12/17/18		184.70	18,977.97
01/04/2019	10148	JEFFREY A. SPIESS	BOS Mtg - 12/17/18		184.70	18,793.27
01/04/2019	10151	Pamela S. Wood	BOS Mtg - 12/17/18		184.70	18,608.57
01/04/2019	ACH010419	Paychex	P/R Fee		76.40	18,532.17
01/04/2019	10150	SCOTT WARD	BOS Mtg - 12/17/18		184.70	18,347.47
01/07/2019	10152	Paychex	1/11/19 - P/R		1,493.48	16,853.99
01/07/2019	ACH0101119	Paychex	1/11/19 - P/R		316.72	16,537.27
01/07/2019	ACH010719	Paychex	P/R Fee		46.40	16,490.87
01/08/2019	ACH010819	TECO	11/14-12/12 - 12821 Balm Riverview Road Well		127.62	16,363.25
01/08/2019	ACH010819	TECO	11/14-12/13 - Streetlights PH 2		1,917.97	14,445.28
01/10/2019	1649	CBM SERVICES GROUP	12/31-1/06 - Security Guard		469.13	13,976.15
01/10/2019	1650	DAD SERVICES	Power Wash walls & light fixtures, Power Wash vinyl fences		340.50	13,635.65
01/10/2019	1651	HOME TEAM PEST DEFENSE	Pest Control - Qt. 1		104.50	13,531.15
01/10/2019	1652	JAYMAN ENTERPRISES, LLC	12/1-12/31 - Pet Waste Removal		540.00	12,991.15
01/10/2019	1653	LANDSCAPE MAINTENANCE PROFESSIONALS, INC.	Irrigation Repair - Main line leak & others		3,160.20	9,830.95
01/11/2019	1654	JAYMAN ENTERPRISES, LLC	Replace toilet parts		75.00	9,755.95
01/11/2019		Bank United	Funds Transfer	50,000.00		59,755.95
01/15/2019	1655	LANDSCAPE MAINTENANCE PROFESSIONALS, INC.	Woodline area pushback, Irrigation Repairs 11/1/18, Annual Mulch Installation		33,601.05	26,154.90
01/17/2019	ACH011719	BOCC	11/19-12/21 - 11518 Newgate Crest Dr		805.68	25,349.22
01/17/2019	1656	FRONTIER COMMUNICATIONS	1/1-1/31 - Internet/Phone		203.43	25,145.79
01/17/2019	1657	VANGUARD CLEANING SYSTEMS OF TAMPA	CH Cleaning - January		325.00	24,820.79
01/17/2019	1658	ZEBRA CLEANING TEAM, INC.	Pool Maint - January		1,600.00	23,220.79
01/17/2019		Bank United	Funds Transfer	50,000.00		73,220.79
01/21/2019	ACH012119	TECO	Summary Bill - December		14,077.09	59,143.70
01/21/2019	1659	FLORIDA DEPARTMENT OF REVENUE	4th Qtr Sales Tax		42.49	59,101.21
01/24/2019	1660	LANDSCAPE MAINTENANCE PROFESSIONALS, INC.	Irrigation Repairs 11/8/18		176.13	58,925.08
01/25/2019	ACH012519	Paychex	P/R Fee		168.65	58,756.43
01/25/2019	10153	Paychex	1/6-1/19 - P/R		1,493.48	57,262.95
01/25/2019	ACH012519	Paychex	1/6-1/19 - P/R		316.72	56,946.23
01/29/2019		Bank United	Funds Transfer	840,750.77		897,697.00

**Panther Trace II CDD  
Cash Register - FY2019**

Date	Num	Name	Memo	Receipts	Disbursements	Balance
01/31/2019	1662	CBM SERVICES GROUP	1/14-1/27 - Security Guard		759.38	896,937.62
01/31/2019	1663	GHS ENVIRONMENTAL, LLC	Monthly Meter Readings - Jan		225.00	896,712.62
01/31/2019	1664	Panther Trace II CDD C/O U S Bank	Tax Collection Distribution c/o US Bank		790,750.77	106,961.85
01/31/2019	1665	REPUBLIC SERVICES	2/1-2/28 - Solid Waste		109.88	106,851.97
01/31/2019	1666	STANTEC CONSULTING SERVICES	Engineering Svcs thru 12/28/18		2,040.00	103,811.97
01/31/2019	1667	STRALEY ROBIN VERICKER	Legal Svcs thru 1/15/19		3,100.00	100,711.97
01/31/2019	1668	TECO	12/14-1/16 - 12451 Evington Point Dr Pump		196.60	100,515.37
01/31/2019	1669	Thomas M. Flynn	Repair leaking thermal valve		155.00	100,360.37
01/31/2019	1670	VANGUARD CLEANING SYSTEMS OF TAMPA	Extra Clean - 12/15,18,20,22,23		250.00	100,110.37
01/31/2019		Bank United	Service Charge		13.70	100,096.67
01/31/2019		Bank United	Interest	18.08		100,114.75
				<b>940,768.85</b>	<b>865,668.86</b>	<b>100,114.75</b>
02/01/2019	1661	DPFG MANAGEMENT & CONSULTING, LLC	CDD Mgmt - February		4,000.00	96,114.75
02/04/2019	1671	CLEAN SWEEP SUPPLY CO	Supplies		138.80	95,975.95
02/04/2019	1672	ALL PHASE PLUMBING SERVICES	After hours Stoppage at Clubhouse		205.00	95,770.95
02/04/2019	ACH020419	Paychex	P/R Fee		46.39	95,724.56
02/08/2019	1673	Paychex	Jul-Jan - Cellphone Reimbursement		350.00	95,374.56
02/08/2019	10154	Paychex	1/20-2/02 - P/R		1,493.48	93,881.08
02/08/2019	10156	DAVID STEPPY	BOS Mtg - 1/18/19		184.70	93,696.38
02/08/2019	10155	JEFFREY A. SPIESS	BOS Mtg - 1/18/19		184.70	93,511.68
02/08/2019	10158	Pamela S. Wood	BOS Mtg - 1/18/19		184.70	93,326.98
02/08/2019	10157	SCOTT WARD	BOS Mtg - 1/18/19		184.70	93,142.28
02/08/2019	1674	CBM SERVICES GROUP	1/7-2/3 - Security Guard		702.00	92,440.28
02/08/2019	1675	FLORIDA FIRE SERVICE, INC	Annual Fire Extinguisher Maint		231.50	92,208.78
02/08/2019	1676	JAYMAN ENTERPRISES, LLC	1/1-1/31 - Pet Waste Removal		480.00	91,728.78
02/08/2019	1677	LANDSCAPE MAINTENANCE PROFESSIONALS, INC.	Irrigation Repair - Main line leak		547.74	91,181.04
02/08/2019	1678	LLS TAX SOLUTIONS, INC	Arbitrage Series 2014		650.00	90,531.04
02/08/2019	1679	Panther Trace II CDD C/O U S Bank	Tax Collection Distribution c/o US Bank		6,546.45	83,984.59
02/08/2019	1681	VENTURESIN.COM, INC	Web Site Hosting - February		80.00	83,904.59
02/11/2019	ACH021119	TECO	12/13-1/16 - 12821 Balm Riverview Road Well		127.66	83,776.93
02/12/2019	ACH021219	TECO	12/14-1/16 - Streetlights PH 2		2,008.85	81,768.08
02/12/2019	1682	REMSON AQUATICS	Lake & Pond Maint - October-January		6,340.00	75,428.08
02/14/2019		Panther Trace II.	Clubhouse Rentals	854.00		76,282.08
02/18/2019	ACH021819	Paychex	1/20-2/2 - P/R		439.32	75,842.76
02/19/2019	ACH021919	TECO	Summary Bill - January		13,618.18	62,224.58
02/19/2019	ACH021919	BOCC	12/21-1/24 - 11518 Newgate Crest Dr		590.24	61,634.34
02/19/2019	ACH021919	Paychex	P/R Fee		46.40	61,587.94
02/21/2019	ACH022119	Paychex	P/R Fee		162.00	61,425.94
02/21/2019	1683	CBM SERVICES GROUP	2/4-2/17 - Security Guard		789.75	60,636.19
02/21/2019	1685	FRONTIER COMMUNICATIONS	2/1-2/28 - Internet/Phone		193.60	60,442.59
02/21/2019	1686	LANDSCAPE MAINTENANCE PROFESSIONALS, INC.	Woodline area pushback		9,372.00	51,070.59
02/21/2019	1687	STANTEC CONSULTING SERVICES	Engineering Svcs thru 1/25/19		340.00	50,730.59
02/21/2019	1688	VANGUARD CLEANING SYSTEMS OF TAMPA	CH Cleaning - February		325.00	50,405.59
02/21/2019	1689	ZEBRA CLEANING TEAM, INC.	Pool Maint - February, Kid feature switch, Chlorine Pump chemical tube		1,713.45	48,692.14
02/22/2019	ACH022219	Paychex	2/3-2/16 - P/R		316.72	48,375.42
02/22/2019	10159	Paychex	2/03-2/16 - P/R		1,493.48	46,881.94
02/28/2019		Bank United	Service Charge		13.90	46,868.04
02/28/2019		Bank United	Interest	22.49		46,890.53
				<b>876.49</b>	<b>54,100.71</b>	<b>46,890.53</b>
03/01/2019	1690	DPFG MANAGEMENT & CONSULTING, LLC	CDD Mgmt - March		4,000.00	42,890.53
03/01/2019		Cypress Creek Of Hillsborough	Meeting Room - 2/19/19	12.50		42,903.03
03/01/2019	1691	DAD SERVICES	Installed light and fan timers, repair playgrd fence		420.00	42,483.03
03/04/2019	1692	LANDSCAPE MAINTENANCE PROFESSIONALS, INC.	Landscape Maintenance - January		18,350.33	24,132.70
03/04/2019	ACH030419.1	Paychex	P/R Fee		46.40	24,086.30
03/05/2019	1693	Decide and Provide Foundation, Inc.	Refund of clubhouse rental		37.50	24,048.80
03/06/2019	1694	LANDSCAPE MAINTENANCE PROFESSIONALS, INC.	Landscape Maintenance - February		18,350.33	5,698.47
03/06/2019		BANK UNITED	Funds Transfer	50,000.00		55,698.47
03/07/2019	1695	CBM SERVICES GROUP	2/17-3/3 - Security		897.75	54,800.72
03/07/2019	1696	GHS ENVIRONMENTAL, LLC	Monthly Meter Readings - Feb		225.00	54,575.72
03/07/2019	1697	HOME TEAM PEST DEFENSE	Pest Control - Qt. 2		104.50	54,471.22
03/07/2019	1698	JAYMAN ENTERPRISES, LLC	2/1-2/28 - Pet Waste Removal		480.00	53,991.22
03/07/2019	1699	LANDSCAPE MAINTENANCE PROFESSIONALS, INC.	VOID Palm Removal with stump grinding, Irrigation Repairs 2/19/19		0.00	53,991.22
03/07/2019	1700	REPUBLIC SERVICES	3/1-3/31 - Solid Waste		182.48	53,808.74
03/07/2019	1701	STRALEY ROBIN VERICKER	Legal Svcs thru 2/15/19		3,085.45	50,723.29
03/07/2019		Waterleaf CDD & PARK CREEK CDD	Meeting Room 2/19 & 8/30	18.75		50,742.04
03/08/2019	ACH030819	Paychex	2/17-3/2 - P/R		407.32	50,334.72
03/11/2019	1702	Brady Bunch Fencing	Tennis Court Repair Deposit		4,500.00	45,834.72
03/12/2019	ACH031219	TECO	1/17-2/14 - Streetlights PH 2		2,009.07	43,825.65
03/12/2019	ACH031219	TECO	1/17-2/14 - 12821 Balm Riverview Road Well		78.50	43,747.15
03/12/2019	03122019ACH	BOCC	1/24-2/22 - 11518 Newgate Crest Dr Double Pmt		471.39	43,275.76
03/13/2019	10160	Paychex	2/17-3/2 - P/R		1,593.48	41,682.28
03/13/2019	10162	DAVID STEPPY	BOS Mtg - 2/5/19		184.70	41,497.58
03/13/2019	10161	JEFFREY A. SPIESS	BOS Mtg - 2/5/19		184.70	41,312.88
03/13/2019	10163	SCOTT WARD	BOS Mtg - 2/5/19		184.70	41,128.18
03/13/2019	1703	BOCC	1/24-2/22 - 11518 Newgate Crest Dr		471.39	40,656.79
03/13/2019	1704	CBM SERVICES GROUP	3/4-3/10 - Security Guard		391.50	40,265.29
03/13/2019	1705	ENVERA	4/1-6/30- CCTV Monitoring		1,542.00	38,723.29
03/13/2019	1706	FRONTIER COMMUNICATIONS	3/1-3/31 - Internet/Phone		193.60	38,529.69
03/13/2019	1707	LANDSCAPE MAINTENANCE PROFESSIONALS, INC.	Landscape Maintenance - March		18,350.33	20,179.36
03/13/2019	1708	VANGUARD CLEANING SYSTEMS OF TAMPA	CH Cleaning - March		325.00	19,854.36
03/13/2019	1709	VENTURESIN.COM, INC	Web Site Hosting - March		80.00	19,774.36



**Panther Trace II CDD  
Cash Register - FY2019**

Date	Num	Name	Memo	Receipts	Disbursements	Balance
03/13/2019	1710	Alert 360	Monitoring - 3/1-5/31		100.35	19,674.01
03/13/2019		BANK UNITED	Funds Transfer	50,000.00		69,674.01
03/15/2019		BANK UNITED	Funds Transfer		600.00	69,074.01
03/20/2019	ACH032019	TECO	Summary Bill - February		13,775.23	55,298.78
03/20/2019	1711	CBM SERVICES GROUP	3/11-3/17 - Security Guard		452.25	54,846.53
03/20/2019	1712	LANDSCAPE MAINTENANCE PROFESSIONALS, INC.	Irrigation Repairs		3,179.20	51,667.33
03/20/2019	1713	Panther Trace II CDD C/O U S Bank	Tax Collection Distribution c/o US Bank		8,311.30	43,356.03
03/20/2019	1714	REMSON AQUATICS	Lake & Pond Maint - February		1,585.00	41,771.03
03/20/2019	1715	STANTEC CONSULTING SERVICES	Engineering Svcs thru 2/22/19		510.00	41,261.03
03/20/2019	1716	ZEBRA CLEANING TEAM, INC.	Pool Maint - March		1,600.00	39,661.03
03/22/2019	ACH032219	Paychex	3/3-3/16 - P/R		315.04	39,345.99
03/22/2019	ACH032219.2	Paychex	P/R Fee		46.40	39,299.59
03/22/2019	10164	Paychex	3/3-3/16 - P/R		1,493.48	37,806.11
03/26/2019	1717	FLORIDA PATIO FURNITURE, INC	Sierra 42" Round Dining Table		2,350.00	35,456.11
03/27/2019	1718	Brady Bunch Fencing	Tennis Court Repair Final		2,500.00	32,956.11
03/28/2019	1719	ALL PHASE PLUMBING SERVICES	After hours Stoppage at Clubhouse		325.00	32,631.11
03/28/2019	1720	CBM SERVICES GROUP	3/18-3/24 - Security Guard		506.25	32,124.86
03/28/2019	1721	GHS ENVIRONMENTAL, LLC	Monthly Meter Readings - Mar		225.00	31,899.86
03/28/2019	1722	REPUBLIC SERVICES	VOID 4/1-4/30 - Solid Waste		0.00	31,899.86
03/28/2019	1723	STRALEY ROBIN VERICKER	Legal Svcs thru 3/15/19		3,285.00	28,614.86
03/28/2019	1724	VANGUARD CLEANING SYSTEMS OF TAMPA	Additional day of Svc 2/7/19		40.00	28,574.86
03/31/2019		BANK UNITED	Service Charge		42.50	28,532.36
03/31/2019		BANK UNITED	Interest	9.26		28,541.62
				<b>100,040.51</b>	<b>118,389.42</b>	<b>28,541.62</b>
04/01/2019	1725	DPFG MANAGEMENT & CONSULTING, LLC	CDD Mgmt - April		4,000.00	24,541.62
04/01/2019	9000	VENTURESIN.COM, INC	Web Site Hosting - April		80.00	24,461.62
04/04/2019		BANK UNITED	Funds Transfer Im MMK to OPT	50,000.00		74,461.62
04/04/2019	1727	CBM SERVICES GROUP	3/25-3/31 - Security Guard		465.75	73,995.87
04/04/2019	1728	Dibartolomeo, McBee, Hartley & Barnes, PA	Auditing Services - FY2018		3,200.00	70,795.87
04/04/2019	1729	DISCLOSURE SERVICES, LLC	Dissemination FY2019; Series 2014		1,000.00	69,795.87
04/04/2019	1730	JAYMAN ENTERPRISES, LLC	3/1-3/31 - Pet Waste Removal		540.00	69,255.87
04/04/2019	1731	LANDSCAPE MAINTENANCE PROFESSIONALS, INC.	Landscape Maintenance - April		18,350.33	50,905.54
04/04/2019	1733	VANGUARD CLEANING SYSTEMS OF TAMPA	CH Cleaning - April		325.00	50,580.54
04/05/2019	639959DD	Innovative Employer Solutions	3/17-3/31 - P/R		1,730.00	48,850.54
04/05/2019	ACH040519	Innovative Employer Solutions	3/17-3/31 - P/R		177.52	48,673.02
04/05/2019	ACH04052019	TECO	1/17-2/18 - 12451 Evington Point Dr Pump		186.42	48,486.60
04/09/2019		BANK UNITED	Refund for Service Fees	40.10		48,526.70
04/10/2019	ACH041019.1	TECO	2/15-3/15 - 12821 Balm Riverview Road Wall		75.02	48,451.68
04/10/2019	ACH041019.2	TECO	2/15-3/15 - Streetlights PH 2		2,009.07	46,442.61
04/10/2019		Panther Trace II Clubhouse	Rentals	490.00		46,932.61
04/10/2019	ACH041019	Bank United.	Check Order 4/10/19		138.72	46,793.89
04/11/2019	1734	JAYMAN ENTERPRISES, LLC	Pressure Wash		700.00	46,093.89
04/11/2019	1735	CBM SERVICES GROUP	4/1-4/7 - Security Guard		415.13	45,678.76
04/11/2019	1736	FRONTIER COMMUNICATIONS	4/1-4/30 - Internet/Phone		195.26	45,483.50
04/11/2019	1737	ZEBRA CLEANING TEAM, INC.	Pool fecal clean up - April, Pool Maint - April		1,725.00	43,758.50
04/11/2019	ACH041119	TECO	2/19-3/19 - 12451 Evington Point Dr Pump		181.10	43,577.40
04/15/2019	1738	Panther Trace I CDD	Event Reimbursement		357.40	43,220.00
04/15/2019	1739	LANDSCAPE MAINTENANCE PROFESSIONALS, INC.	Palm Removal with stump grinding, Irrigation Repairs 2/19/19		3,258.26	39,961.74
04/16/2019	1740	REPUBLIC SERVICES	4/1-4/30 - Solid Waste		114.88	39,846.86
04/17/2019	ACH04172019	BOCC	2/22-3/25 - 11518 Newgate Crest Dr		252.34	39,594.52
04/17/2019	1741	LANDSCAPE MAINTENANCE PROFESSIONALS, INC.	Install shrubs, mulch, irrigation modifications, Palm Tree Trimming		9,001.87	30,592.65
04/17/2019	1742	STANTEC CONSULTING SERVICES	Engineering Svcs thru 3/22/19		340.00	30,252.65
04/18/2019	ACH041819	TECO	Summary Bill - March		13,702.09	16,550.56
04/19/2019	643434DD	Innovative Employer Solutions	4/1-4/14 - P/R		1,680.00	14,870.56
04/19/2019	ACH04192019	Innovative Employer Solutions	4/1-4/14 - P/R		185.52	14,685.04
04/22/2019	1743	FLORIDA DEPARTMENT OF REVENUE	1st Qtr. Sales Tax 2019		66.11	14,618.93
04/22/2019	04222019	Paychex	SUI Taxes		402.80	14,216.13
04/24/2019	1744	CBM SERVICES GROUP	4/8-4/21 - Security Guard		857.25	13,358.88
04/24/2019	1745	STRALEY ROBIN VERICKER	Legal Svcs thru 4/15/19		2,955.90	10,402.98
04/26/2019	1746	REMSON AQUATICS	Lake & Pond Maint - March/April		3,170.00	7,232.98
04/26/2019		BANK UNITED	Funds Transfer	50,000.00		57,232.98
04/30/2019		BANK UNITED	Interest	6.03		57,239.01
				<b>100,536.13</b>	<b>71,838.74</b>	<b>57,239.01</b>
05/01/2019	9001	DPFG MANAGEMENT & CONSULTING, LLC	CDD Mgmt - May		4,000.00	53,239.01
05/01/2019		BANK UNITED	Funds Transfer Im MMK to OPT	50,000.00		103,239.01
05/02/2019	1748	GHS ENVIRONMENTAL, LLC	Monthly Meter Readings - April		225.00	103,014.01
05/02/2019	1749	LANDSCAPE MAINTENANCE PROFESSIONALS, INC.	Landscape Maintenance - May		18,350.33	84,663.68
05/02/2019	1750	REMSON AQUATICS	Application of Liquid live bacteria and sludge reducer		2,176.00	82,487.68
05/02/2019	1751	REPUBLIC SERVICES	5/1-5/31 - Solid Waste		133.78	82,353.90
05/02/2019	1752	VANGUARD CLEANING SYSTEMS OF TAMPA	CH Cleaning - May		325.00	82,028.90
05/02/2019	1753	CBM SERVICES GROUP	4/22-4/28 - Security Guard		401.63	81,627.27
05/03/2019	647280DD	Innovative Employer Solutions	4/15-4/28 - P/R		1,543.48	80,083.79
05/03/2019	647281DD	DAVID STEPPY	BOS Mtg. 4/22/19		184.70	79,899.09
05/03/2019	ACH050319	Innovative Employer Solutions	4/15-4/28 - P/R & BOS Mtg. 4/22/19		486.44	79,412.65
05/03/2019	1	JEFFREY A. SPIESS	BOS Mtg. 4/22/19		184.70	79,227.95
05/03/2019	647283DD	Pamela S. Wood	BOS Mtg. 4/22/19		184.70	79,043.25
05/03/2019	647282DD	SCOTT WARD	BOS Mtg. 4/22/19		184.70	78,858.55
05/06/2019	9003	VENTURESIN.COM, INC	Web Site Hosting - May		80.00	78,778.55
05/07/2019		Panther Trace II Clubhouse	Meeting room 10/16/18	25.00		78,803.55
05/07/2019	ACH050719	BOCC	3/25-4/23 - 11518 Newgate Crest Dr		918.48	77,885.07
05/08/2019	1754	CBM SERVICES GROUP	4/29-5/5 - Security Guard		502.88	77,382.19
05/08/2019	1755	FRONTIER COMMUNICATIONS	5/1-5/31 - Internet/Phone		196.96	77,185.23

**Panther Trace II CDD  
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Date	Num	Name	Memo	Receipts	Disbursements	Balance
05/08/2019	1756	Panther Trace II CDD C/O U S Bank	Tax Collection Distribution c/o US Bank		8,373.41	68,811.82
05/08/2019	1757	REMSON AQUATICS	Lake & Pond Maint - May		1,585.00	67,226.82
05/08/2019	1758	ZEBRA CLEANING TEAM, INC.	Pool Maint - May, Water valve for kid feature		1,704.10	65,522.72
05/09/2019	ACH050919	TECO	3/16-4/15 - 12821 Balm Riverview Road Well		173.52	65,349.20
05/10/2019	ACH051019	Paychex	P/R Qtr Fee		10.00	65,339.20
05/13/2019	ACH051319	TECO	3/20-4/16 - 12451 Evington Point Dr Pump		176.89	65,162.31
05/13/2019	ACH05192019	TECO	3/16-4/15 - Streetlights PH 2		2,022.99	63,139.32
05/17/2019	650544DD	Innovative Employer Solutions	4/29-5/12 - P/R		1,493.48	61,645.84
05/17/2019	ACH051719	Innovative Employer Solutions	4/29-5/12 - P/R		372.04	61,273.80
05/17/2019		BANK UNITED	Funds Transfer fm MMK to OPT	50,000.00		111,273.80
05/20/2019	9006	CBM SERVICES GROUP	5/6-5/12 - Security Guard		489.38	110,784.42
05/20/2019	9005	MHD COMMUNICATIONS	Key Cards		280.00	110,504.42
05/20/2019	ACH052019	TECO	Summary Bill - April		13,702.50	96,801.92
05/20/2019	9004	VANGUARD CLEANING SYSTEMS OF TAMPA	CH Cleaning - Additional days serviced 4/5,4/16,4/29		150.00	96,651.92
05/20/2019	9007	STANTEC CONSULTING SERVICES	Engineering Svcs thru 4/26/19		2,380.00	94,271.92
05/20/2019		Panther Trace II Clubhouse	Rentals, Cleaning, access cards	782.50		95,054.42
05/22/2019	1759	HILLSBOROUGH COUNTY HEALTH DEPT.	Pool Permit - Interactive Pool		150.00	94,904.42
05/28/2019	9008	LANDSCAPE MAINTENANCE PROFESSIONALS, INC.	Irrigation Repairs		346.82	94,557.60
05/28/2019	9009	JAYMAN ENTERPRISES, LLC	Remove and dispose old pool deck furniture		75.00	94,482.60
05/28/2019	9010	CLEAN SWEEP SUPPLY CO	Supplies		226.05	94,256.55
05/28/2019	9011	VENTURESIN.COM, INC	Domain Name Renewal		17.99	94,238.56
05/31/2019	1760	CBM SERVICES GROUP	5/13-5/26 - Security Guard		972.01	93,266.55
05/31/2019	1762	REPUBLIC SERVICES	06/01-06/30 - Solid Waste		133.78	93,132.77
05/31/2019	1763	STRALEY ROBIN VERICKER	Legal Svcs thru 5/15/19		1,410.00	91,722.77
05/31/2019	1764	VANGUARD CLEANING SYSTEMS OF TAMPA	CH Cleaning - June		325.00	91,397.77
05/31/2019	1761	LANDSCAPE MAINTENANCE PROFESSIONALS, INC.	Landscape Maintenance - June		18,350.33	73,047.44
05/31/2019	654221DD	Innovative Employer Solutions	5/13-5/26 - P/R		1,493.48	71,553.96
05/31/2019	654222DD	DAVID STEPPY	BOS Mtg. 5/20/19		184.70	71,369.26
05/31/2019	ACH053119	Innovative Employer Solutions	4/15-4/28 - P/R & BOS Mtg. 4/22/19		571.64	70,797.62
05/31/2019	3	JEFFREY A. SPIESS	BOS Mtg. 5/20/19		184.70	70,612.92
05/31/2019	654224DD	Pamela S. Wood	BOS Mtg. 5/20/19		184.70	70,428.22
05/31/2019	2	Rowland C. Miner	BOS Mtg 4/22 & 5/20		369.40	70,058.82
05/31/2019	654223DD	SCOTT WARD	BOS Mtg. 5/20/19		184.70	69,874.12
05/31/2019		Panther Trace I CDD	Rent Deposit	226.00		70,100.12
05/31/2019		BANK UNITED	Interest	12.81		70,112.93
				<b>101,046.31</b>	<b>88,172.39</b>	<b>70,112.93</b>
06/03/2019	9002	DPFG MANAGEMENT & CONSULTING, LLC	CDD Mgmt - June		4,000.00	66,112.93
06/03/2019	1765	Alert 360	6/1-8/31 - Monitoring		100.35	66,012.58
06/07/2019	1766	Panther Trace I CDD	Payable to PT1 for incorrect deposit into account		226.00	65,786.58
06/11/2019	ACH061119.1	TECO	4/16-5/15 - 12821 Balm Riverview Road Well		171.74	65,614.84
06/11/2019	ACH061119.2	TECO	4/17-5/16 - 12451 Evington Point Dr Pump		185.99	65,428.85
06/11/2019	ACH061119.3	TECO	4/16-5/15 - Streetlights PH 2		2,023.02	63,405.83
06/11/2019	9016	CBM SERVICES GROUP	5/27-6/12 - Security Guard		612.57	62,793.26
06/11/2019	9013	GHS ENVIRONMENTAL, LLC	Monthly Meter Readings - May		225.00	62,568.26
06/11/2019	9014	HOME TEAM PEST DEFENSE	Pest Control - Qt. 3		104.50	62,463.76
06/11/2019	9015	VENTURESIN.COM, INC	Web Site Hosting - June		80.00	62,383.76
06/11/2019	9012	ZEBRA CLEANING TEAM, INC.	Life hook pole, flow meter, pool net, throw rope		531.15	61,852.61
06/12/2019	9017	JAYMAN ENTERPRISES, LLC	4/1-5/31 - Pet Waste Removal		1,080.00	60,772.61
06/14/2019	1768	Panther Trace II CDD C/O U S Bank	Tax Collection Distribution c/o US Bank		4,705.57	56,067.04
06/14/2019	656767DD	Innovative Employer Solutions	5/27-6/9 - P/R		1,493.48	54,573.56
06/14/2019	657677DD	DAVID STEPPY	BOS Mtg 3/25/19		184.70	54,388.86
06/14/2019	ACH061419	Innovative Employer Solutions	5/27-6/9 - P/R & BOS Mtg. 3/25/19		579.03	53,809.83
06/14/2019	4	JEFFREY A. SPIESS	BOS Mtg 3/25/19		184.70	53,625.13
06/14/2019	657679DD	Pamela S. Wood	BOS Mtg 3/25/19		184.70	53,440.43
06/14/2019	657675DD	Rowland C. Miner	BOS Mtg 3/25/19		184.70	53,255.73
06/14/2019	657678DD	SCOTT WARD	BOS Mtg 3/25/19		184.70	53,071.03
06/18/2019	ACH061819	BOCC	4/23-5/22 - 11518 Newgate Crest Dr		922.24	52,148.79
06/19/2019	9021	CBM SERVICES GROUP	6/3-6/9 - Security Guard		793.13	51,355.66
06/19/2019	9018	DAD SERVICES	Programmed lights		130.00	51,225.66
06/19/2019	9019	REMSON AQUATICS	Lake & Pond Maint - June		1,585.00	49,640.66
06/19/2019	9020	ZEBRA CLEANING TEAM, INC.	Oil Remover, Pool Maint - June		1,875.00	47,765.66
06/19/2019	ACH061919	TECO	Summary Bill - May		13,716.79	34,048.87
06/19/2019	1769	Panther Trace II CDD C/O U S Bank	Tax Collection Distribution c/o US Bank		428.02	33,620.85
06/20/2019		Panther Trace II	Rentals/Access Cards	560.00		34,180.85
06/24/2019	9022	LANDSCAPE MAINTENANCE PROFESSIONALS, INC.	Irrigation Inspection Repairs		1,471.32	32,709.53
06/25/2019	1770	Haseeb Khawar	Refund for event rental 8/25/19		230.00	32,479.53
06/25/2019	ACH062519	FRONTIER COMMUNICATIONS	6/1-6/30 - Internet/Phone		185.26	32,294.27
06/27/2019	1771	Highland Products Group, LLC	Umbrellas		1,385.00	30,909.27
06/28/2019	661368DD	Innovative Employer Solutions	6/10-6/23 - P/R		1,493.48	29,415.79
06/28/2019	ACH062819	Innovative Employer Solutions	6/10-6/23 - P/R		364.04	29,051.75
06/28/2019	9023	CBM SERVICES GROUP	6/10-6/23 - Security Guard		1,641.96	27,409.79
06/28/2019	9024	FROSTY'S AIR CONDITIONING, LLC	A/C Service Call - Pan & Labor		0.00	27,409.79
06/28/2019	9025	GHS ENVIRONMENTAL, LLC	Monthly Meter Readings - June		225.00	27,184.79
06/28/2019	9026	INSURANCE OFFICE OF AMERICA	Utility Deposit Bond		705.00	26,479.79
06/28/2019	9027	JAYMAN ENTERPRISES, LLC	Instal new toilet tank		175.00	26,304.79
06/28/2019	9028	REMSON AQUATICS	Excavating, grub area removal, form ditch, sod		8,025.00	18,279.79
06/28/2019	9029	VANGUARD CLEANING SYSTEMS OF TAMPA	CH Cleaning - Additional days serviced 5/7,5/10,5/14,5/22,5/29		250.00	18,029.79
06/30/2019		BANK UNITED	Interest	7.31		18,037.10
				<b>567.31</b>	<b>52,643.14</b>	<b>18,037.10</b>
07/01/2019	9030	DPFG MANAGEMENT & CONSULTING, LLC	CDD Mgmt - July		4,000.00	14,037.10
07/05/2019	663632DD	DAVID STEPPY	BOS Mtg 6/24/19		184.70	13,852.40
07/05/2019	ACH070519	Innovative Employer Solutions	BOS Mtg 6/24/19		202.00	13,650.40

**Panther Trace II CDD  
Cash Register - FY2019**

Date	Num	Name	Memo	Receipts	Disbursements	Balance
07/05/2019	5	JEFFREY A. SPIESS	BOS Mtg 6/24/19		184.70	13,465.70
07/05/2019	663634DD	Pamela S. Wood	BOS Mtg 6/24/19		184.70	13,281.00
07/05/2019	663631DD	Rowland C. Miner	BOS Mtg 6/24/19		184.70	13,096.30
07/05/2019	663633DD	SCOTT WARD	BOS Mtg 6/24/19		184.70	12,911.60
07/09/2019			VOID: Deposit	0.00		12,911.60
07/10/2019	ACH071019	TECO	5/16-6/14 - 12821 Balm Riverview Road Wall		130.94	12,780.66
07/10/2019	1772	Panther Trace II CDD C/O U S Bank	Tax Collection Distribution c/o US Bank		5,904.80	6,875.86
07/10/2019		BANK UNITED	Funds Transfer fm MMK to OPT	50,000.00		56,875.86
07/11/2019	ACH07111.1	TECO	5/16-6/14 - Streetlights PH 2		2,023.02	54,852.84
07/11/2019	ACH071119.2	TECO	5/17-6/18 - 12451 Evington Point Dr Pump		218.72	54,634.12
07/11/2019	1773	Panther Trace I CDD	Reimbursement - Billing Error		755.00	53,879.12
07/11/2019	1774	Hillsborough County BOCC	Permitting fees for Batting cages		1,760.00	52,119.12
07/11/2019	1775	LANDSCAPE MAINTENANCE PROFESSIONALS, INC.	Irrigation Inspection Repairs		830.89	51,288.23
07/12/2019	665265DD	Innovative Employer Solutions	6/24-7/7 - P/R		1,493.48	49,794.75
07/12/2019	ACH071219	Innovative Employer Solutions	6/24-7/7 - P/R		364.04	49,430.71
07/15/2019	9031	CBM SERVICES GROUP	6/24-7/7 - Security Guard		1,127.25	48,303.46
07/15/2019	9032	ENVERA	7/1-9/30- CCTV Monitoring		1,542.00	46,761.46
07/15/2019	9033	Innersync	ADA Website Compliance		1,620.00	45,141.46
07/15/2019	9034	LANDSCAPE MAINTENANCE PROFESSIONALS, INC.	Landscape Maintenance - July, Annuals - Seasonal Coleus 4' Pot		19,950.33	25,191.13
07/15/2019	9035	REMSON AQUATICS	Lake & Pond Maint - July		1,585.00	23,606.13
07/15/2019	9036	STRALEY ROBIN VERICKER	Legal Svcs thru 6/15/19		3,112.40	20,493.73
07/15/2019	9037	VANGUARD CLEANING SYSTEMS OF TAMPA	CH Cleaning - July		325.00	20,168.73
07/15/2019	9038	VENTURESIN.COM, INC	Web Site Hosting - July		80.00	20,088.73
07/15/2019	9039	ZEBRA CLEANING TEAM, INC.	Pool Maint - July, Pool fecal/vomit clean up, 2' multi port for sand feature		2,529.73	17,559.00
07/16/2019		BANK UNITED	Funds Transfer fm OPT to DC		500.00	17,059.00
07/17/2019	ACH071719	BOCC	5/22-6/20 - 11518 Newgate Crest Dr		1,394.13	15,664.87
07/17/2019		PANTHER TRACE II	Rentals	351.20		16,016.07
07/17/2019		BANK UNITED	Funds Transfer fm MMK to OPT	50,000.00		66,016.07
07/18/2019	1776	FLORIDA DEPARTMENT OF REVENUE	2nd Qtr. Sales Tax 2019		119.12	65,896.95
07/19/2019	ACH071919	TECO	Summary Bill - June		13,888.52	52,008.43
07/22/2019	9040	CBM SERVICES GROUP	7/8-7/14 - Security Guard		661.50	51,346.93
07/22/2019	9041	STANTEC CONSULTING SERVICES	Engineering Svcs thru 06/21/19		255.00	51,091.93
07/25/2019	ACH072519	FRONTIER COMMUNICATIONS	7/1-7/31 - Internet/Phone		185.51	50,906.42
07/26/2019	5007	CBM SERVICES GROUP	7/15-7/21 - Security Guard		546.75	50,359.67
07/26/2019	5006	REPUBLIC SERVICES	8/1-8/31 - Solid Waste		133.78	50,225.89
07/26/2019	669269DD	Innovative Employer Solutions	7/8-7/21 - P/R		1,543.48	48,682.41
07/26/2019	669270DD	DAVID STEPPY	BOS Mtg 7/22/19		184.70	48,497.71
07/26/2019	ACH072619	Innovative Employer Solutions	7/8-7/21 - P/R & BOS Mtg. 7/22		455.84	48,041.87
07/26/2019	6	JEFFREY A. SPIESS	BOS Mtg 7/22/19		184.70	47,857.17
07/26/2019	669268DD	Rowland C. Miner	BOS Mtg 7/22/19		184.70	47,672.47
07/30/2019	1777	ZEBRA CLEANING TEAM, INC.	Pool Pump Motor (10HP)		6,271.37	41,401.10
07/31/2019		BANK UNITED	Interest	6.71		41,407.81
				<b>100,357.91</b>	<b>76,987.20</b>	<b>41,407.81</b>
08/01/2019	9044	DPFG MANAGEMENT & CONSULTING, LLC	CDD Mgmt - August		4,000.00	37,407.81
08/05/2019	9045	360 Eco Solutions	Clean up wetland areas @ Panther Trace/Cambray Village		4,100.00	33,307.81
08/05/2019	9046	CBM SERVICES GROUP	7/22-7/28 - Security Guard		475.88	32,831.93
08/05/2019	9047	JAYMAN ENTERPRISES, LLC	Purchase & Install trash containers/amenity ctr.		5,939.37	26,892.56
08/05/2019	9048	MHD COMMUNICATIONS	Key Cards		280.00	26,612.56
08/05/2019	9049	REP RICHARD LLC	ADA Chair actuator/control panel 50/50 part warranty		628.50	25,984.06
08/05/2019	9050	STRALEY ROBIN VERICKER	Legal Svcs thru 7/15/19		3,525.30	22,458.76
08/06/2019		Panther Trace II Clubhouse	Rentals/Access Cards	521.25		22,980.01
08/09/2019	ACH080919	TECO	6/15-7/16 - 12821 Balm Riverview Road Wall		178.58	22,801.43
08/09/2019	673019DD	Innovative Employer Solutions	7/22-8/4 - P/R		1,493.48	21,307.95
08/09/2019	ACH08092019	Innovative Employer Solutions	7/22-8/4 - P/R		364.04	20,943.91
08/09/2019		Bank United	Funds Transfer fm MMK to OPT	50,000.00		70,943.91
08/12/2019	ACH081219.1	TECO	6/19-7/17 - 12451 Evington Point Dr Pump		178.58	70,765.33
08/12/2019	ACH081219.2	TECO	6/15-7/16 - Streetlights PH 2		2,023.08	68,742.25
08/16/2019	ACH081619	BOCC	6/20-7/22 - 11518 Newgate Crest Dr		1,080.16	67,662.09
08/19/2019	ACH081919	TECO	Summary Bill - July		13,851.17	53,810.92
08/20/2019	9051	CBM SERVICES GROUP	7/29-8/11 - Security Guard		1,026.01	52,784.91
08/20/2019	9052	GHS ENVIRONMENTAL, LLC	Monthly Meter Readings - July		225.00	52,559.91
08/20/2019	9053	JAYMAN ENTERPRISES, LLC	6/1-7/31 - Pet Waste Removal		1,020.00	51,539.91
08/20/2019	9054	LANDSCAPE MAINTENANCE PROFESSIONALS, INC.	Landscape Maintenance - Aug & Irrigation Repairs		19,082.97	32,456.94
08/20/2019	9055	REMSON AQUATICS	Lake & Pond Maint - Aug		1,585.00	30,871.94
08/20/2019	ACH9056	TAMPA PUBLISHING COM	Legal Ad 8/2		2,416.00	28,455.94
08/20/2019	9057	VANGUARD CLEANING SYSTEMS OF TAMPA	CH Cleaning - Aug & Add'l Cleaning		375.00	28,080.94
08/22/2019		Panther Trace II Clubhouse	Rentals	559.35		28,640.29
08/23/2019	9058	JAYMAN ENTERPRISES, LLC	Purchase/Install No fishing sign, CH Repairs		260.00	28,380.29
08/23/2019	9059	REPUBLIC SERVICES	9/1-9/31 - Solid Waste		133.78	28,246.51
08/23/2019	9060	TAMPA PUBLISHING COM	Legal Ad 8/9		352.50	27,894.01
08/23/2019	676695DD	Innovative Employer Solutions	8/5-8/18 - P/R		1,543.48	26,350.53
08/23/2019	ACH082319	Innovative Employer Solutions	8/5-8/18 - P/R		364.04	25,986.49
08/26/2019	ACH082619	FRONTIER COMMUNICATIONS	8/1-8/31 - Internet/Phone		186.09	25,800.40
08/29/2019		Bank United	Funds Transfer fm MMK to OPT	50,000.00		75,800.40
08/31/2019		Bank United	Interest	6.93		75,807.33
				<b>101,087.53</b>	<b>66,688.01</b>	<b>75,807.33</b>
09/03/2019	9061	CBM SERVICES GROUP	8/12-8/25 - Security Guard		914.63	74,892.70
09/03/2019	9062	HOME TEAM PEST DEFENSE	Pest Control - Qt. 4		108.70	74,784.00
09/03/2019	9063	JAYMAN ENTERPRISES, LLC	Repair broken table & window divider in cbhs		85.00	74,699.00
09/03/2019	9064	MHD COMMUNICATIONS	Troubleshoot Monica's PC		101.25	74,597.75
09/03/2019	9065	DPFG MANAGEMENT & CONSULTING, LLC	CDD Mgmt - September		4,000.00	70,597.75
09/06/2019	680386DD	Innovative Employer Solutions	8/19-9/15 - P/R		2,171.74	68,426.01

**Panther Trace II CDD  
Cash Register - FY2019**

Date	Num	Name	Memo	Receipts	Disbursements	Balance
09/06/2019	680387DD	DAVID STEPPY	BOS Mtg 8/26/19		184.70	68,241.31
09/06/2019	ACH09062019	Innovative Employer Solutions	8/19-8/15 - P/R & BOS Mtg. 8/26		743.04	67,498.27
09/06/2019	7	JEFFREY A. SPIESS	BOS Mtg 8/26/19		184.70	67,313.57
09/06/2019	680389DD	Pamela S. Wood	BOS Mtg 8/26/19		184.70	67,128.87
09/06/2019	680385DD	Rowland C. Miner	BOS Mtg 8/26/19		184.70	66,944.17
09/06/2019	680388DD	SCOTT WARD	BOS Mtg 8/26/19		184.70	66,759.47
09/09/2019	ACH090919.1	TECO	7/17-8/14 - 12821 Balm Riverview Road Well		143.61	66,615.86
09/09/2019	ACH090919.2	TECO	7/17-8/14 - Streetlights PH 2		2,023.02	64,592.84
09/09/2019	ACH090919.3	TECO	7/18-8/15 - 12451 Evington Point Dr Pump		190.02	64,402.82
09/09/2019		Bank United	Funds Transfer fm MMK to OPT		1,850.00	62,552.82
09/09/2019	ACH30696103	REPUBLIC SERVICES	10/1-10/31 - Solid Waste		133.78	62,419.04
09/10/2019	9066	Alert 360	9/1-11/30 - Monitoring		100.35	62,318.69
09/10/2019	9067	CBM SERVICES GROUP	8/26-9/1 - Security Guard		381.38	61,937.31
09/10/2019	9068	FROSTY'S AIR CONDITIONING, LLC	A/C Service Call - Relay & Capacitor		369.00	61,568.31
09/10/2019	9069	J & A Lawn Services, LLC	Service Visit: Vacuum drain cleaning		150.00	61,418.31
09/10/2019	9070	JAYMAN ENTERPRISES, LLC	Troubleshoot & reset timer for outside lights		85.00	61,333.31
09/10/2019	9071	LANDSCAPE MAINTENANCE PROFESSIONALS, INC.	Landscape Maintenance - Sept		18,350.33	42,982.98
09/10/2019	9072	REMSON AQUATICS	Mitigation Maintenance for 3 spillway into conservation sites		2,795.00	40,187.98
09/10/2019	9073	STRALEY ROBIN VERICKER	Legal Svcs thru 8/15/19		1,630.30	38,557.68
09/10/2019	9074	TAMPA PUBLISHING COM	Legal Ad 8/16		412.00	38,145.68
09/10/2019	9075	VANGUARD CLEANING SYSTEMS OF TAMPA	CH Cleaning - Sept		325.00	37,820.68
09/10/2019	9076	VENTURESIN.COM, INC	Web Site Hosting - Aug-Sep		160.00	37,660.68
09/12/2019		US BANK	Refund of FY2019 Tax Collections	864.88		38,525.56
09/16/2019	ACH091619	BOCC	7/22-8/20 - 11518 Newgate Crest Dr		726.78	37,798.78
09/16/2019	9077	CBM SERVICES GROUP	9/2-9/8 - Security Guard		357.75	37,441.03
09/16/2019	9078	ENVERA	10/1-12/31- CCTV Monitoring		1,542.00	35,899.03
09/16/2019	9079	JAYMAN ENTERPRISES, LLC	8/1-8/31 - 11518 Newgate Crest Dr		540.00	35,359.03
09/16/2019	9080	LANDSCAPE MAINTENANCE PROFESSIONALS, INC.	Irrigation Inspection Repairs		1,654.67	33,704.36
09/18/2019		Bank United	Funds Transfer fm MMK to OPT	50,000.00		83,704.36
09/19/2019	ACH091919	TECO	Summary Bill - August		13,577.02	70,127.34
09/20/2019	684278DD	Innovative Employer Solutions	9/2-9/15 - P/R		1,571.15	68,556.19
09/20/2019	ACH092019	Innovative Employer Solutions	9/2-9/15 - P/R		372.54	68,183.65
09/23/2019	9081	ADVANCED ENERGY SOLUTIONS	Replace pool pump motor starter		795.14	67,388.51
09/23/2019	9082	CBM SERVICES GROUP	9/9-9/15 - Security Guard		334.13	67,054.38
09/23/2019	9083	Christensen Net Works	Batting Cage		11,717.69	55,336.69
09/23/2019	9084	GHS ENVIRONMENTAL, LLC	Monthly Meter Readings - Aug		225.00	55,111.69
09/23/2019	9085	LANDSCAPE MAINTENANCE PROFESSIONALS, INC.	Fall Annuals rotation changeout, Irrigation Inspection Repairs		1,954.35	53,157.34
09/23/2019	9086	Reed Electric, LLC	Troubleshoot power at well pump, rplc bad breaker		191.27	52,966.07
09/23/2019	9087	REMSON AQUATICS	Lake & Pond Maint - Sept		1,585.00	51,381.07
09/23/2019	9088	TAMPA PUBLISHING COM	Legal Ad 9/8		585.00	50,796.07
09/25/2019	ACH92519	FRONTIER COMMUNICATIONS	9/1-9/30 - Internet/Phone		185.86	50,610.21
09/30/2019	9089	CBM SERVICES GROUP	9/16-9/22 - Security Guard		303.75	50,306.46
09/30/2019	9090	CLEAN SWEEP SUPPLY CO	Supplies		200.05	50,106.41
09/30/2019	9091	STRALEY ROBIN VERICKER	Legal Svcs thru 9/15/19		2,182.60	47,923.81
09/30/2019		Bank United	Interest	6.25		47,930.06
				<b>50,871.13</b>	<b>78,748.40</b>	<b>47,930.06</b>

# EXHIBIT 5

**First Addendum to the Agreement Between  
Panther Trace II Community Development District and Landscape Maintenance Professionals, Inc.  
for Landscape and Irrigation Maintenance Services**

This First Addendum to the Agreement Between Panther Trace II Community Development District (the “**District**”) and Landscape Maintenance Professionals, Inc. (“the **Contractor**”) for Landscape and Irrigation Maintenance Services (this “**First Addendum**”), is made and entered into as of October \_\_, 2019.

**Recitals:**

**WHEREAS**, the District was established by ordinance of the Board of County Commissioners of Hillsborough County, Florida for the purpose of planning, financing, constructing, operating and/or maintaining certain infrastructure, including surface water management systems, roadways, landscaping, and other infrastructure;

**WHEREAS**, the District and the Contractor entered into the Agreement Between Panther Trace II Community Development District and Landscape Maintenance Professionals, Inc. for Landscape and Irrigation Maintenance Services dated September 1, 2018 (the “**Agreement**”) incorporated by reference herein;

**WHEREAS**, the District desires to revise the scope of services to be performed by Contractor to clarify which services are to be performed monthly under the Agreement and which services are optional additional services that the District may elect Contractor to perform or may contract with another vendor;

**WHEREAS**, the Contractor has agreed that certain services of the Agreement are now considered additional services, not monthly or annual services, which Contractor may perform at the District’s request and upon agreement of price by the parties, and Contractor further agrees to perform the scope of services listed in **Exhibit A** to this Addendum for the prices as stated in **Exhibit B**.

**NOW, THEREFORE**, based upon good and valuable consideration and the mutual covenants of the parties, the receipt of which and sufficiency of which is hereby acknowledged, the District and the Contractor agree as follows:

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

**SECTION 2. SCOPE OF SERVICES.** The Contractor shall perform the services described in Exhibit A to the Scope of Services of the Agreement for the costs listed in Exhibit A.

**SECTION 3. COUNTERPARTS.** The First Addendum may be executed in any number of counterparts, each of which when executed and delivered shall be an original; however, all such counterparts together shall constitute, but one and the same instrument.

**SECTION 4. RATIFICATION.** Except as hereby modified, the terms and conditions of the Agreement are hereby ratified and confirmed. The District and the Contractor each has the authority to execute this First Addendum and to perform its obligations and duties hereunder, and each party has satisfied all conditions precedent to the execution of this First Addendum so that this First Addendum constitutes a legal and binding obligation of each party hereto.

**IN WITNESS WHEREOF** the undersigned have executed this First Addendum effective as of the date written above.

**Landscape Maintenance  
Professionals, Inc.**

**Panther Trace II  
Community Development District**

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Scott A. Carlson  
Director

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Jeff Spiess  
Chair of the Board of Supervisors



## **EXHIBIT "A"**

### **SCOPE OF SERVICES**

The Work defined in this document is intended to be all encompassing, meaning this scope may specify maintenance requirements for grass, plants, trees, shrubs, or irrigation not specifically covered by any Agreement entered into between the District and the Contractor. Any requirement contained herein but not specified in any Agreement issued by the District will be self-deleting.

The frequency at which insecticides and fertilizers are to be applied is specified herein and is considered to be the minimum requirement. The Contractor is responsible for additional applications as deemed necessary by the Contractor to maintain healthy and beautiful plantings. Fertilizers may need to be customized by the Contractor as deemed necessary to accommodate existing soil conditions.

The Contractor agrees to provide all labor, supervision, and equipment necessary to carry out the Work outlined in the Agreement on a timely basis. There shall be no variance from the requirements contained herein unless expressly stated through an addendum to the contract. The contractor must include a schedule of services with the submission of the proposal.

District and/or District Manager reserve the right to modify the scope of Work, i.e., the quantity or type of materials used, the frequency of performance, etc.

#### **General Services**

Scheduling of maintenance visits will be determined by the District Manager. The District Manager shall be contacted at least 48 hours ahead of time when services cannot be performed by Contractor on schedule and an alternate time shall be scheduled.

#### **1. Mowing and Edging**

- a. Mowing of all Boulevard turf areas weekly in the months of April through October and bi-weekly in the months of November through March, approximating forty-two 42 mowings annually. The height of the cut will be set at approximately three inches. Mowing wet grass shall be avoided when possible. Mower blades must be sharp so that the cut grass edge is clean and not ragged.
- b. Pond mowing will be done bi-weekly for a total of no less than twenty-four mowing per year.
- c. Edging of all sidewalks, curbs, pathways and other paved surfaces will be done in conjunction with the mowing operations. Edging is to be defined as outlining and/or removing turf from the borders by use of a mechanical edger. (Does not include ponds).
- d. All landscape debris on curbs, sidewalks, paved areas, etc. generated by mowing shall also include immediately sweeping and/or blowing clippings off in a direction away from buildings, planting beds and cars. Clippings and debris shall never be blown into storm water inlets or ponds. Contractor will haul away all landscape debris generated during the performance of this Scope of Work.
- e. All areas shall be kept free of grass clumps and excess debris.

## **2. Pruning**

- a. Detailing of planted areas will include trimming, pruning, and shaping of all shrubbery, ornamentals and groundcover, removal of tree suckers, removal of Spanish Moss up to 6'-0" as well as the defining of bed lines tree saucers, and the removal of unwanted vegetation.
- b. All shrubs shall be hand and mechanically pruned to industry standards, removing dead and damaged wood to allow for natural development of plant material, and to create the effect intended by the Consultant and Owner and/or District Manager. Pruning shall be performed through the growing months to keep the plant material aesthetically pleasing and within its boundaries.
- c. Contractor shall conduct ornamental pruning of all bushes, shrubs, hedges, vines, etc. in the areas to be maintained no less than twelve (12) times yearly and shall immediately remove the cuttings and trimmings and other debris from District property. All trees, shrubs, and other plant material that encroach on or obstruct any street, sidewalk, walkway, or sign shall be trimmed by the Contractor as needed or as directed by the District.
- d. Trees must be lifted and maintained to a minimum of fifteen (15) feet over all road surfaces and not less than two (2) times yearly.
- e. Palm trees are to be trimmed two (2) times annually to maintain a neat and quality appearance. All dead Palm Fronds should be trimmed and removed as needed. Palms may not be trimmed above the horizontal (3:00-9:00) positions and there shall be absolutely no "pin heading" of palms.
- f. Hardwood Trees are to be trimmed (2) times annually to maintain a neat and quality appearance. All trees, that encroach on or obstruct any street, sidewalk, walkway, view of street, sidewalk or sign shall be trimmed by the Contractor as needed or as directed by the CDD.
- g. Clean up and removal of storm damage debris, fallen trees, tree limbs, or other excessive debris from trees will be done as needed, not including Hurricane Cleanup.

## **3. Bed Dressing and Weed Control**

- a. All mulch applications shall be considered additional services by the parties. The District reserves the right to contract out all mulch and/or pine nugget applications to a vendor of its choice, which may include the Contractor.
- b. If the District requests that the Contractor perform mulch applications and/or mulch maintenance, including but not limited to annual replenishment of Cypress mulch or Pine nuggets in all bedding areas, additional mulch applications, and/or mulch maintenance, such work shall be negotiated and priced by the parties as an additional service.
- c. All plant beds will be kept reasonably free of weeds and excess growth with respect to site conditions and time of year. Weeding will be accomplished by hand pulling and/or herbicide application. All weeds in sidewalk or pavement areas will be chemically controlled or removed as required with Round-Up or equivalent at a ratio of 3 ounces per gallon of water.
- d. Sidewalks, curbs and other paved surfaces adjacent to turf and/or other landscaped elements will be kept clean of unwanted landscape debris by the use of forced air machinery.

e. Contractor shall be responsible for measuring and confirming the quantities for each annual rotation for all existing pots and annual bed areas based on plant spacing as specified. Contractor shall also be responsible for planting the specified size of plant material designated by Consultant. Beds shall be prepared to Consultant's specification. Contractor shall be responsible for taking general and micronutrient tests of annual bed areas. The District Manager and Consultant should receive copies of test results and a list of actions to be taken by Contractor to correct all problems identified by report.

#### **4. Insect and Disease Control**

a. Contractor shall be responsible for weekly inspections of the entire property and treatment of any insect or disease related problems. Contractor shall be responsible for removing any excess pesticides from paved surfaces, curbs, and sidewalks

#### **5. Fertilization**

a. Contractor shall have full responsibilities of determining the proper formulations and rates of all fertilizers to maintain healthy, vigorous turf and plantings. Contractor shall be expected to apply any minor nutrients necessary to maintain healthy shrubs. Contractor shall be responsible for removing any excess fertilizer from paved surfaces, curbs, and sidewalks. Contractor is responsible for adjusting the pH as necessary to maintain healthy plants.

b. Fertilization applies to planted trees that still are staked or guyed, and planted trees that have a caliper of eight (8) inches or less. Existing mature trees do not apply. Contractor is required to notify District Manager and make recommendations, in monthly writing, of all other trees that may need supplemental fertilization. Contractor shall be responsible for removing any excess fertilizer from paved surfaces, curbs, and sidewalks.

6. **Irrigation -Maintenance/Services** -The Contractor will perform the following inspection and maintenance services once monthly:

- a. Activate and visually inspect each zone of the existing system.
- b. Visually inspect entire property for proper coverage.
- c. Visually inspect system and report to the District in writing any heads, valve boxes, or other equipment in need of repair or replacement.
- d. Clean or adjust any heads not functioning properly.
- e. Adjust program controller to the watering needs as dictated by weather conditions.
- f. Assure proper operation of all control valves.
- g. Adjust heads for correct arc and rotation as necessary.
- h. Leave areas in which repairs or adjustments are made neat and free of debris.

#### **7. Irrigation Repairs**

- a. The Contractor must obtain District approval of irrigation system repairs and component replacement before initializing such work.
- i. Contractor shall be responsible for damage to irrigation and water supply items that were not reported to the District Manager in writing, and will be responsible for replacement of these items.
- b. Upon authorization by the District, the Contractor will proceed with such extra work at a price negotiated by the parties. The negotiated prices shall be agreed upon between the Contractor and Owner and a standard unit price list will be made a part of any Agreement resulting from this Scope of Work.
- c. Contractor shall not be responsible for the watering of any turf area unless plant material is under additional warranty.

#### **8. Additional Services.**

- a. Additional services include mulch applications, sod replacement, and palm tree trimming. Contractor and the District agree to negotiate a price for each additional service to be performed if the District requests Contractor perform that service.
- b. All mulch applications shall be considered additional services by the parties. The District reserves the right to contract out all additional services to a vendor of its choice, which may include the Contractor.
- c. If the District requests that the Contractor perform an additional service, such work shall be negotiated and priced by the parties as an additional service.

### **Emergency Response**

The most efficient way to recover from an emergency is to be prepared in advance. The Contractor must be fully equipped, committed and prepared to respond before a storm approaches. They must mobilize within 72 hours of the event. Business partners will respond to emergencies initially with a formal report on damage to the community within 72 hours of the event. They must identify how they will assess damage, salvage and cleanup following the incident and be ready to dispatch trained experienced crews and the heavy equipment necessary to clear downed trees, debris on streets, common areas, pathways, etc. within 48 hours of acceptance of the assessment plan by the District.

### **WARRANTY**

#### **Turf Warranty**

If the grass covered under this turf care program dies, the affected grass will be replaced by the Contractor at no charge to the District. However, the Contractor's liability will be limited to conditions it can reasonably control. Conditions that are considered beyond the Contractor's reasonable control are:

- 1. Nematodes, diseases, insects and weeds that are untreatable with currently available chemicals.
- 2. Lack of sufficient water due to municipality's failure to supply.
- 3. Acts of God.

#### **Tree and Shrub Warranty**

If a plant or tree dies from insect or disease damage it will be replaced with one that is of a similar variety and caliper acceptable to Owner and shall have a one year warranty. Exclusions to this warranty are:



1. Pre-existing uncorrectable conditions. Note: Contractor accepts all pre-existing conditions unless Contractor and District agree that uncorrectable conditions exist and establish an accounting of the uncorrectable conditions.
2. Nematodes, borers, and locusts.
3. Acts of God.
4. Diseases and insects that is untreatable with currently available chemicals. Note: Contractor agrees to treat with success all diseases and insects unless the Contractor and District agree that certain diseases and insects are untreatable and establish an accounting of areas with untreatable diseases and insects.
5. Soil contamination unless the soil has been contaminated by the Contractor.

#### **Bedding Plant Warranty**

Any bedding plant that dies due to insect damage or soil born disease will be replaced by the Contractor under warranty at no charge to the District. Exclusions to this warranty are:

1. Aerial diseases. Note: Contractor agrees to treat with success all aerial diseases unless the Contractor and District agree that certain aerial diseases are untreatable and establish an accounting of the untreatable diseases.
2. Acts of God.
3. Soil contamination unless the soil has been contaminated by the Contractor.
4. Freezing.
5. Theft or vandalism.

#### **GENERAL CONDITIONS**

The maintenance work will be done on a routine schedule that is sensitive to the overall function and appearance of the property.

1. All Work will be performed during the normal business week of the Contractor (Monday through Friday) unless otherwise stipulated. All work shall be performed professionally in accordance with generally accepted horticultural principals.
2. The District Manager that oversees the onsite management, currently DPGF, Inc., or its designee, will be the representative of the District for the purpose of verifying that work performed by Contractor is done according to the signed Agreement.
3. Contractor will maintain general liability insurance, property damage insurance, and worker's compensation insurance in amounts acceptable to the District at all times while performing the Work. Specific District insurance requirements are specified in the actual Agreement between the Contractor and District.
4. Contractor will maintain at all times the necessary licenses in the state, county, or city having jurisdiction and any permits required in performance of the Work.

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5. Contractor will comply with all applicable provisions of the Equal Employment Opportunity Act, Executive Order 11246 of September 24, 1965, the Americans with Disabilities Act and other equal employment opportunity legislation.

6. All work performed shall be in strict accordance with the Owner's specifications and all local municipalities and government agencies' requirements, including State/Federal EPA, FDEP, State of Florida codes, ordinances and Statutes.

7. Contractor shall pay all local, state and federal taxes, if any, applicable to this Agreement, the Services performed pursuant to this Agreement, and the compensation paid to the Contractor.

8. The Contractor shall confirm and provide documentation of the ability to work in the U.S.

9. Contractor shall provide such indemnification and legal defense as set forth in the actual agreement between the parties.

10. Contractor shall notify the District and the District shall secure the approval of those residents whose real property the Contractor shall require access to in the course of performing work under this Scope of Work.

11. Contractor agrees that its pricing to the Owner shall not increase throughout the term of this Service Agreement.

### **QUALITY AND INSTALLATION STANDARDS**

1. All labor and material is warranted for a period of one (1) year from the date of installation.

2. Contractor will be responsible for correcting all deficiencies found by District's representatives within five (5) working days (unless otherwise requested) and prior to invoice submittal.

3. Notwithstanding the above, before performing any work the Contractor affirms that he has totally familiarized himself with plans and all general notes and requirements as specified. There shall be no deviation from plans unless authorized in writing. No extra work shall be allowed unless a prior written authorization is received from the Owner.

4. Contractor will supply its own electric power as necessary unless otherwise instructed by Owner.

5. Contractor will receive an executed or acceptance of proposal/or contract from District before beginning any work.

6. Contractor may be charged up to \$100.00 per day for non-conformances not corrected within a reasonable amount of time.

7. At all times, Contractor must:

a. Construct, operate, and maintain a safe and healthful work environment.

- b. Provide its employees the protective clothing, equipment, training, and safety devices necessary to insure compliance with relevant State and Federal Safety and Health standards.
8. Contractor shall supply District with a chemical information list and all MSDS sheets prior to starting work and will update both on an annual basis.
9. Where applicable, Contractor will provide District with a fall protection plan as required by the OSHA 1995 fall protection standards.
10. A Quality Control Checklist for proper grounds maintenance will be developed and completed by the Contractor and submitted to the District each week.
11. The following shall not be allowed on District's property:
  - a. Alcohol or illegal drugs of any kind.
  - b. Loud or offensive music.
  - c. Pets or animals.
  - d. Firearms.
  - e. Any non-employee under 18 years of age.
12. All laborers and foremen of the Contractor shall perform all Work on the premises in a uniform to be designed by the Contractor. Contractor shall have a reasonable time within which to obtain uniforms for new employees. The shirt and pants shall be matching and consistent. At the start of each day, the uniform shall be reasonably clean and neat. No shirtless attire, no torn or tattered attire or slang graphic T-shirts are permitted.
13. Rudeness or discourteous acts by Contractor employees towards tenants, guest, management, etc. will not be tolerated. No Contractor solicitation of any kind is permitted on property. Contractor may be asked to park in designated areas.
14. Contractor shall maintain an adequate safety program to ensure the safety of employees and any other individuals working under this agreement. Contractor shall comply with all OSHA standards. Contractor shall take precautions at all times to protect any persons and property affected by Contractor's Work under this agreement, utilizing safety equipment such as bright vests, traffic cones, etc.

### **MANNER OF CONTRACTORS PERFORMANCE**

The Contractor agrees that the Authorized Representative will meet with the District's representative on a monthly basis to walk the property to discuss conditions, schedules, and items of concern regarding this Agreement. In addition to any and all specific items addressed during such meetings, the Monthly Landscape Maintenance Visual Scorecard, attached hereto as Exhibit C and incorporated herein, shall be completed and executed by both the Authorized Representative and District's Representative at the conclusion of such meeting. The District may withhold payment in whole or in part to the extent necessary to reasonably protect the District, if significant performance deficiencies are documented per executed Visual Scorecard(s).

As applicable, Contractor agrees to the following:

- Contractor shall ensure hiring, training and administration of motivated and professional employees that meet or exceed both Contractor and District's standards as already discussed. Compliance with Occupational Safety and Health Act (O.S.H.A) shall be maintained at all times. All material, equipment, etc. to be used by the Contractor in the performance of the Services shall conform to all OSHA requirements.

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- Contractor shall ensure hiring, training and administration of motivated and professional employees that meet or exceed both Contractor and District's standards as already discussed. Compliance with Occupational Safety and Health Act (O.S.H.A) shall be maintained at all times. All material, equipment, etc. to be used by the Contractor in the performance of the Services shall conform to all OSHA requirements.
- Contractor shall administer all cost accounting and billing relative to this contract.
- Contractor must have an emergency phone contact available 24 hours a day for major irrigation repairs and leaks and the contact must speak and understand the English language fluently. Contractor must be on-site within one (1) hour when notified of a major irrigation break as may be requested by the District.
- Contractor must attend all monthly District meetings.
- Contractor must provide priority emergency clean up services after named storms. Response must be initiated within 24 hours; "initial push" must be completed within the first 24 hours.
- Contractor is responsible for providing a monthly written report, including pictures for illustration, to the District within thirty (30) days of start date of contract outlining any damage to the irrigation system.
- Contractor is responsible for providing a written report, including pictures for illustration, to District within thirty (30) days of start date of contract outlining any dead turf and/or plant material (trees in excess of fifteen feet height are excluded) present in the Areas to be Maintained. After day thirty (30), if the District has repaired the irrigation system as called for above, the Contractor is responsible for replacement of any additional dead turf and/or plant material in the Areas to be Maintained that is not caused by age, non-Contractor vehicle damage, vandalism, or Acts of God. As District replaces dead turf/ plant material from Contractors report, Contractor is responsible for providing photos or video proof that dead plant material was dead or distressed at the start of the contract period.
- Contractor shall assign a foreman to the property that shall be responsible for the on-site supervision of Contractors personnel and services being rendered. Contractor shall provide a contact number and email address.

The foreman shall communicate with the District Manager at least monthly and such communication shall include, but not limited to the following:

- Detailed weekly reports of work performed and detailed and dated enumeration of problems encountered, during service performance, and recommendation for solution.
- Detailed monthly irrigation reports from irrigation inspection.
- Detailed and dated account of any materials or service incorporated into work that will be billed for as an extra charge. All extra work that incurs a cost must be approved in advance by the District.
- All of the above reports and accounts will be delivered to the District Manager, or its designee, (ten days prior to the ensuing monthly Board meeting date) along with the invoice for the prior month's services; invoice will not be processed for payment until reports are received. The parties agree that certain invoices, such as those for emergency irrigation repair, shall be submitted to the District Manager for expedited approval by the Chair of the Board, which may not meet the ten day requirement described above in order to prevent the death of plant material and sod.

## **EXHIBIT B**

### **PANTHER TRACE II BILLING AND PAYMENT**

#### **Base Maintenance Prices (\$18,350.33 monthly invoicing)**

- Annual Price \$ 168,864.00
- Monthly Payment \$ 14,072.00

#### **Irrigation Inspection**

- Annual Price -\$ 14,256.00
- Monthly Payment \$ 1,188.00

#### **Turf Fertilization, Herbicide & Pest Applications**

- Annual Price \$29,620.00
- Monthly Payment \$2,168.25

#### **Ornamental Fertilization, Herbicide & Pest Applications**

- Annual Price: \$7,464.00
- Price per Application: \$2,488.00

#### **Additional Services (to be priced through negotiation of the parties)**

##### **Mulch Applications:**

- Number of Applications (of 600 cubic yards of mulch): to be determined by the District at its discretion
- Monthly Payment - to be negotiated by the parties if requested by the District

##### **Tree Pruning and Trimming:**

Palm Tree Pruning (for 178 palm trees)

##### **Replacement of Sod:**

- Cost of St. Augustine Sod per square foot: \$1.05 w/removal - \$.95 install only
- Cost of Bahia Sod per square foot \$.85 w/removal - \$.75 install only.

Irrigation Labor

Landscape Labor

## **TAMPA - EMERGENCY PLAN/ DEBRIS CLEAN-UP- 2018**

### **TIME AND MATERIALS PRICING - Pricing: will be as follows:**

- a. General Laborer- \$30.00-630am to 630pm
- b. General Laborer After Hours/Holiday Rate -\$45.00 (3 hour minimum)- 6:30 pm to 6:29 am
- c. Supervisor & Truck-\$40.00
- d. Supervisor & Truck-After Hours/Holiday Rate -\$60.00 (3 hour minimum)
- e. Irrigation Technician -\$50.00
- f. Irrigation Helper -\$35.00
- g. Irrigation After Hours/Holiday Rate - \$90.00 (3 hour minimum)
- h. Bucket Truck w/ Operator - \$150.00
  
- i. Grapple Truckw/ Operator-\$150.00

# EXHIBIT 6

## **Batting Cages Construction Agreement**

This Batting Cages Construction Agreement (this “**Agreement**”) is entered into as of October \_\_, 2019, between the **Panther Trace II Community Development District** (the “**District**” or “**Owner**”) and **Jackson Construction and Design, Inc.** a Florida corporation (the “**Contractor**”).

### **Background Information:**

The District owns and maintains the clubhouse, amenity facilities, and common areas within the District’s boundaries. The District and Contractor have previously entered into an agreement for the design and permitting for the installation of batting cages, which produced the Panther Trace II CDD Batting Cages Plans and Specifications attached hereto as **Exhibit A** (the “**Plans**”). Upon receipt of the requisite permits, the District desires to construct batting cages on its common area property in Riverview, Florida in accordance with the Plans. The Contractor provides professional grading, construction, fencing and landscaping services, has represented that it has the appropriate licenses and ability to perform such services, and has submitted a proposal for the costs of providing such services. Scott Ward was chosen by the Board of Supervisors to be the District’s Representative for this project and will work with Contractor to ensure the Project Milestones (defined below) are met.

**NOW, THEREFORE**, in consideration of the mutual covenants contained herein, the parties agree as follows:

1. **Incorporation of Background Information.** The background information stated above is true and correct and by this reference is incorporated by reference as a material part of this Agreement.
2. **Scope of Services.**
  - a. The Contractor shall provide the grading, construction, fencing and landscaping services to complete the work as described in the Plans, including the following:
    - i. Installing of tree barricades and silt fence;
    - ii. Grading of the batting cage area, including removal of sod and debris;
    - iii. Pouring of concrete slab for batting cage floor;
    - iv. Setting of the batting cage fence posts;
    - v. Providing and installing necessary fencing that matches the tennis courts to connect the batting cages and tennis courts, including a gate;
    - vi. Installing the batting cages that the District has purchased and provided to Contractor;
    - vii. Performing final grade of area surrounding batting cages; and
    - viii. Installing landscaping and re-sodding of area surrounding the batting cages.
  - b. The work to be performed will include all labor, equipment, transportation, and a portion of the materials necessary to perform the services described above in accordance with the Plans.
  - c. At the conclusion of the work, the Contractor shall dispose of any waste material at an off-site waste disposal facility.
  - d. The Contractor will be responsible for any damage caused by Contractor’s and/or subcontractors’ negligence.



3. **Change Orders.** Contractor understands that the work may be reduced, enlarged or otherwise modified in scope beyond the work described by the Plans. If any additional services are proposed beyond those identified in this Agreement, Contractor shall perform them but only after receiving an executed Change Order from the District. Contractor shall not perform any service omitted from the Agreement by deductive Change Order. Contractor shall cooperate with and assist the District in preparing and determining the scope of any Change Order and the costs to be added or deducted from such Change Order. Contractor's compensation shall be adjusted for the added or deducted services proposed by the Change Order. A sample Change Order form is attached hereto as **Exhibit B**.
4. **Contract Time and Project Milestones.**
  - a. Contractor will perform the work in a timely manner, time being of the essence of this Agreement.
  - b. Within three (3) business days after this Agreement is fully executed by the parties, the District will notify the Contractor in writing instructing the Contractor to begin the work within fourteen (14) calendar days (the "**Commencement Date**").
  - c. The Contractor shall reach Substantial Completion of the work within 90 calendar days from the Commencement Date. "**Substantial Completion**" of the work shall mean when using common standard industry practices and procedures, Contractor determines the work to be 80% complete, the District has inspected the work, and the District has approved the completed work in writing.
  - d. Contractor shall finish the work at Full Completion no later than 120 calendar days from the Commencement Date (the "**Contract Time**"). The work shall be in "**Full Completion**" when using common standard industry practices and procedures, the Contractor determines the work to be 100% complete, the District has inspected the work, Hillsborough County has given its final inspection and approval, and the District has approved the completed work in writing.
5. **Subcontractors.** Contractor shall provide a list of subcontractors to the District prior to the Commencement Date. The Contractor shall not award any of the work to any subcontractor without prior written approval of the District Representatives. The Contractor shall be as fully responsible to the District for the acts and omissions of its subcontractors, and of persons either directly or indirectly employed by them, as the Contractor is for the acts and omissions of persons directly employed by the Contractor. Nothing contained herein shall create contractual relations between any subcontractor and the District.
6. **Compensation.** Contractor shall submit an invoice for each progress payment as broken out below. The District agrees to compensate the Contractor in a series of progress payments for the work described above in the amount not to exceed \$28,420. Payments will be issued by the District to Contractor as follows:
  - a. Upon the Commencement Date, the District will pay to Contractor a \$5,000 refundable deposit.
  - b. **Progress Payment for Fifty Percent (50%) Completion.** When the Contractor has completed 50% of the work described in the Plans, the parties agree to the following procedure for progress payment:
    - i. Contractor shall walk through the site with the District's Representative for inspection. Once the District Representative has inspected and signed off on the

work, Contractor must submit an invoice to the District. Once received, the District will pay to Contractor \$10,000 within thirty (30) days of the invoice.

- c. **Progress Payment for Substantial Completion.** When the Contractor has reached Substantial Completion, Contractor shall submit an invoice to the District. Once District Representatives has inspected and signed off on the work, the District shall pay to Contractor \$8,000 within 30 days of receipt of the Application and Certificate for Payment.
- d. **Final Payment for Full Completion.** When the Contractor has reached Full Completion, the Contractor shall submit an invoice to the District for the remainder balance. Once District Representatives has inspected and signed off on the work, the District will pay to Contractor the remainder balance (inclusive of any additions or reductions per executed Change Orders) within 30 days of receipt of the invoice.

## 7. **Warranty.**

- a. The Contractor warrants that the work (a) will be performed in a prompt, diligent, good, safe and workmanlike manner in accordance with all laws, industry standards, building codes, and applicable regulations, (b) will be performed without defects in materials to the extent the materials were provided by Contractor, and workmanship, (c) consists of new unused materials, (d) is fit for the particular purposes or uses contemplated by this Agreement, (e) conforms to all accepted models and samples and all affirmations of fact, promises, descriptions or specifications agreed upon by the District and Contractor.
- b. All warranties and guarantees shall extend for one (1) full year from the date of Full Completion unless warranties or guarantees having a longer period of time are stated in the Plans or are otherwise provided by manufacturers or other persons supplying materials, equipment, appliances or labor for the work. Provided further, in addition to all warranties set forth elsewhere, the Contractor shall also be deemed to have granted the District an implied warranty of fitness and merchantability for the purposes or uses intended for all work performed for the period indicated above.
- c. In the event the Contractor fails to meet its warranty obligations, the District, at its option, shall have the right upon ten (10) days' prior written notice to the Contractor, to correct the defective work through its own forces or by retaining other contractors. In such event, the Contractor shall reimburse the District for all costs it incurs in obtaining the correction of the defective work.

## 8. **Duties and Rights of Contractor.** Contractor shall be solely responsible for all work specified in this Agreement, including the techniques, sequences, procedures, means, and coordination for all work required by the Plans. Contractor shall supervise and direct the work to the best of its ability, giving all attention necessary for such proper supervision and direction.

- a. **Discipline and Employee Conduct:** Contractor shall maintain at all times strict discipline among its employees and shall not employ for work on the site any person unfit or without sufficient skills to perform the job for which such person is employed. No smoking in or around the buildings will be permitted. Rudeness or discourteous acts by Contractor employees will not be tolerated. No Contractor solicitation of any kind is permitted on property.
- b. **Furnishing of Labor, Materials/Liens and Claims:** Contractor shall provide and pay for all labor, materials, and equipment, including tools, equipment and machinery, utilities, including water, transportation, and all other facilities and services necessary for the

proper completion of work in accordance with this Agreement. The Contractor shall keep the District's property free from any material men's or mechanic's liens and claims or notices in respect to such liens and claims, which arise by reason of the Contractor's performance under this Agreement, and the Contractor shall immediately discharge any such claim or lien. In the event that the Contractor does not pay or satisfy such claim or lien within 3 business days after the filing of notice thereof, the District, in addition to any and all other remedies available under this Agreement, may terminate this Agreement to be effective immediately upon the giving of notice of termination.

- c. **Safety Precautions and Programs:** Contractor shall provide for and oversee all safety orders, precautions, and programs necessary for reasonable safety in its performance of the work. Contractor shall maintain an adequate safety program to ensure the safety of employees, any other individuals working under this Agreement, and any other individual having reason to enter the clubhouse where Contractor is performing the work. Contractor shall comply with all OSHA standards. Contractor shall take precautions at all times to protect any persons and property affected by Contractor's work, utilizing safety equipment such as hard hats, caution tape, bright vests and traffic cones.

9. **Permits and Regulations.** All permits necessary for the work to be performed under this Agreement have been applied for and submitted to Hillsborough County. The Contractor shall comply with necessary economic, operational, safety, insurance, and other compliance requirements imposed by federal, state, county, municipal or regulatory bodies, relating to the contemplated operations and services hereunder. The Contractor shall keep, observe, and perform all requirements of applicable local, State, and Federal laws, rules, regulations, or ordinances. If the Contractor fails to notify the District in writing within 5 days of the receipt of any notice, order, required to comply notice, or a report of a violation or an alleged violation, made by any local, State, or Federal governmental body or agency or subdivision thereof with respect to the services being rendered under this Agreement or any action of the Contractor or any of its agents, servants, employees, or material men, or with respect to terms, wages, hours, conditions of employment, safety appliances, or any other requirements applicable to provision of services, or fails to comply with any requirement of such agency within 5 days after receipt of any such notice, order, request to comply notice, or report of a violation or an alleged violation, the District may terminate this Agreement, such termination to be effective immediately upon the giving of notice of termination. Contractor will be responsible for any fines or penalties assessed against District as a result of Contractor's work. Contractor shall pay all taxes required by law in connection with the work, including sales, use, and similar taxes, and shall secure all licenses and permits necessary for proper completion of the work, paying the fees therefore and ascertaining that the permits meet all requirements of applicable federal, state and county laws or requirements.

10. **Payment and Performance Bond and Insurance.**

- a. The Contractor shall carry commercial general liability insurance of no less than \$2,000,000 and commercial automobile liability insurance of no less than \$1,000,000. The Contractor shall deliver to the District proof of insurance referred to herein or a certificate evidencing the coverage provided pursuant to this Agreement and naming the District as "Additional Insured" under such policy. Such insurance policy may not be canceled without a thirty-day written notice to the District. The Contractor will maintain Workers Compensation insurance as required by law.

- b. Contractor shall require all of its Subcontractors and suppliers of every tier to procure and maintain all of the same types of insurance coverages which are required of Contractor under this Agreement, and to furnish the District with certificates of insurance and endorsements complying with this section.
- c. With respect to any insurance Contractor is required to maintain pursuant to this Agreement, or does maintain, for the work and/or the site, including, without limitation, that set forth herein, Contractor warrants that Contractor has the right to waive any and all rights of subrogation which Contractor's insurance carriers might have or claim against District, and/or the Indemnified Parties (defined below), arising out of the work and/or the site. Contractor hereby waives to the fullest extent legally permitted all such present and future rights of subrogation and agrees to hold harmless, defend and indemnify District, and the Indemnified Parties from all such subrogation claims. Contractor shall require such waivers from its subcontractors and suppliers. Contractor and its subcontractors' and suppliers' policies will provide such waivers by endorsement. A waiver of subrogation will be effective as to a person or entity even if that person or entity would otherwise have a duty of indemnification, contractual or otherwise, did not pay the insurance premium and whether or not the person or entity had an insurable interest in the property damaged or person injured.

11. **Indemnification.** Contractor agrees to indemnify, defend and hold the District and its supervisors, officers, managers, agents and employees ("**Indemnified Parties**") harmless from any and all liability, claims, actions, suits or demands by any person, corporation or other entity for injuries, death, property damage or of any nature, arising out of, or in connection with, the work to be performed by Contractor, including litigation or any appellate proceedings with respect thereto. Contractor further agrees that nothing herein will constitute or be construed as a waiver of the District's limitations on liability contained in Section 768.28, Florida Statutes, or other statute or law. Any subcontractor retained by the Contractor will acknowledge the same in writing. Obligations under this section will include the payment of all settlements, judgments, damages, liquidated damages, penalties, forfeitures, back pay awards, court costs, arbitration and/or mediation costs, litigation expenses, attorney fees, and paralegal fees (incurred in court, out of court, on appeal, or in bankruptcy proceedings) as ordered. The obligations under this section will be limited to no more than \$2,000,000, which amount Contractor agrees bears a reasonable commercial relationship to this Agreement. Nothing in this section is intended to waive or alter any other remedies that the District may have as against the Contractor.

12. **Termination.** Either party has the right to terminate this Agreement upon failure to cure any defaults after 30 days written notice to the other party. Upon receipt of a termination notice Contractor will cease performance of the work and make every reasonable effort to procure cancellation of all existing orders for materials. Contractor will be entitled to receive as its exclusive remedy payment for the actual cost of materials purchased by Contractor and the work performed up to the time of receipt of the notice (as the percentage of completion is reasonably determined by the District) with the compensation amount being prorated accordingly, if the deposits exceeds these costs, Contractor will refund the appropriate amount to the District.

13. **Relationship Between the Parties.** It is understood that the Contractor is an independent contractor and will perform the services contemplated under this Agreement. As an independent

contractor, nothing in this Agreement will be deemed to create a partnership, joint venture, or employer-employee relationship between the Contractor and the District. The Contractor will not have the right to make any contract or commitments for, or on behalf of, the District without the prior written approval of the District. The Contractor assumes full responsibility for the payment and reporting of all local, state, and federal taxes and other contributions imposed or required of the Contractor during the performance of services to the District.

14. **No Third Party Beneficiaries.** This Agreement is solely for the benefit of the District and the Contractor and no right or cause of action shall accrue upon or by reason, to or for the benefit of any third party not a formal party to this Agreement. Nothing in this Agreement expressed or implied is intended or shall be construed to confer upon any person or corporation other than the District and the Contractor any right, remedy, or claim under or by reason of this Agreement or any of the provisions or conditions of this Agreement; and all of the provisions, representations, covenants, and conditions contained in this Agreement shall inure to the sole benefit of and shall be binding upon the District and the Contractor and their respective representatives, successors, and assigns.
15. **Notices.** Unless specifically stated to the contrary elsewhere in this Agreement, where notice is required to be provided under this Agreement, notice shall be deemed sent upon transmittal of the notice by email and by U.S. Mail to the other party at the addresses listed below and shall be deemed received upon actual receipt by mail or facsimile, whichever is first:

**To the District:** Panther Trace II Community Development District  
15310 Amberly Drive  
Suite 175  
Tampa, Florida 33647

**With a copy to:** District Counsel  
Straley Robin Vericker  
1510 W. Cleveland Street  
Tampa, Florida 33606

**To Contractor:** Jackson Construction & Design, Inc.  
4802 Lena Road  
Suite 106  
Bradenton, Florida 34211

16. **Public Records.** As required under Section 119.0701, Florida Statutes, Contractor shall (a) keep and maintain public records that ordinarily and necessarily would be required by the District in order to perform the service, (b) provide the public with access to public records on the same terms and conditions that the District would provide the records and at a cost that does not exceed the cost provided by law, (c) ensure that public records that are exempt or confidential and exempt from public records disclosure requirements are not disclosed except as authorized by law, (d) meet all requirements for retaining public records and transfer, at no cost, to the District all public records in possession of the Contractor upon termination of this Agreement and destroy any duplicate public records that are exempt or confidential and exempt from public records disclosure requirements. All records stored electronically must be provided



to the District in a format that is compatible with the information technology systems of the District.

**IF THE CONTRACTOR HAS QUESTIONS REGARDING THE APPLICATION OF CHAPTER 119, FLORIDA STATUTES, TO THE CONTRACTOR'S DUTY TO PROVIDE PUBLIC RECORDS RELATING TO THIS AGREEMENT, CONTACT THE CUSTODIAN OF PUBLIC RECORDS AT (813) 418-7473, OR BY EMAIL AT [RAYMOND.LOTITO@DPFG.COM](mailto:RAYMOND.LOTITO@DPFG.COM) OR BY REGULAR MAIL AT 15310 AMBERLY DRIVE, SUITE 175, TAMPA, FLORIDA 33647.**

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

A person or affiliate who has been placed on the convicted vendor list following a conviction for a public entity crime may not submit a bid, proposal, or reply on a contract to provide any goods or services to a public entity; may not submit a bid, proposal, or reply on a contract with a public entity for the construction or repair of a public building or public work; may not submit bids, proposals, or replies on leases of real property to a public entity; may not be awarded or perform work as a contractor, supplier, subcontractor, or consultant under a contract with any public entity; and may not transact business with any public entity in excess of the threshold amount provided in s. 287.017 for CATEGORY TWO for a period of 36 months following the date of being placed on the convicted vendor list.

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

**18. Scrutinized Companies.** Pursuant to Section 287.135, Florida Statutes, Contractor represents that in entering into this Agreement, the Contractor has not been designated as a "scrutinized company" under the statute and, in the event that the Contractor is designated as a "scrutinized company", the Contractor shall immediately notify the District whereupon this Agreement may be terminated by the District.

**19. Controlling Law and Venue.** This Agreement shall be governed under the laws of the State of Florida with venue in Hillsborough County, Florida.

**20. Enforcement of Agreement.** In the event it becomes necessary for either party to institute legal proceedings in order to enforce the terms of this Agreement, the prevailing party will be entitled to all costs, including reasonable attorney's fees at both trial and appellate levels against the non-prevailing party.

**21. Severability.** If any provision of this Agreement is held invalid or unenforceable, the remainder of this Agreement will remain in full force and effect.

22. **Anti-Assignment.** This Agreement is not transferrable or assignable by either party without the written approval of both parties.
23. **Waivers.** The failure of any party hereto to enforce any provision of this Agreement shall not be construed to be a waiver of such or any other provision, nor in any way to affect the validity of all or any part of this Agreement or the right of such party thereafter to enforce each and every such provision. No waiver of any breach of this Agreement shall be held to constitute a waiver of any other or subsequent breach.
24. **Arm's Length Transaction.** This Agreement has been negotiated fully between the District and the Contractor as an arm's length transaction. In the case of a dispute concerning the interpretation of any provision of this Agreement, the parties are each deemed to have drafted, chosen, and selected the language, and any doubtful language will not be interpreted or construed against any party.
25. **Counterparts.** This Agreement may be executed in any number of counterparts, each of which when executed and delivered will be an original; however, all such counterparts together will constitute, but one and the same instrument.
26. **Authorization.** The execution of this Agreement has been duly authorized by the District and the Contractor, both the District and the Contractor have complied with all the requirements of law, and both the District and the Contractor have full power and authority to comply with the terms and provisions of this Agreement.
27. **Entire Agreement.** This Agreement contains the entire agreement and neither party is to rely upon any oral representations made by the other party, except as set forth in this Agreement. To the extent that any provisions of this Agreement conflict with the provisions in any exhibit, the provisions in this Agreement will control over provisions in any exhibit.

**Jackson Construction & Design, Inc.**

**Panther Trace II  
Community Development District**

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Craig Jackson  
President

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Jeff Spiess  
Chair of the Board of Supervisors

***SITE CONSTRUCTION PLANS***  
***FOR***  
***PANTHER TRACE BATTING CAGES***  
***11518 NEWGATE CREST DR***  
***RIVERVIEW, FL***

**INDEX OF DRAWINGS**

<u>DRAWING TITLE</u>	<u>SHEET NO.</u>	<u>LATEST DATE</u>
COVER SHEET		
OVERALL SITE PLAN	C-1	06/19/2019
-	-	-

LEGAL DESCRIPTION  
PANTHER TRACE PHASE 2A-A UNIT 2 TRACT P-2 PARKSIDE

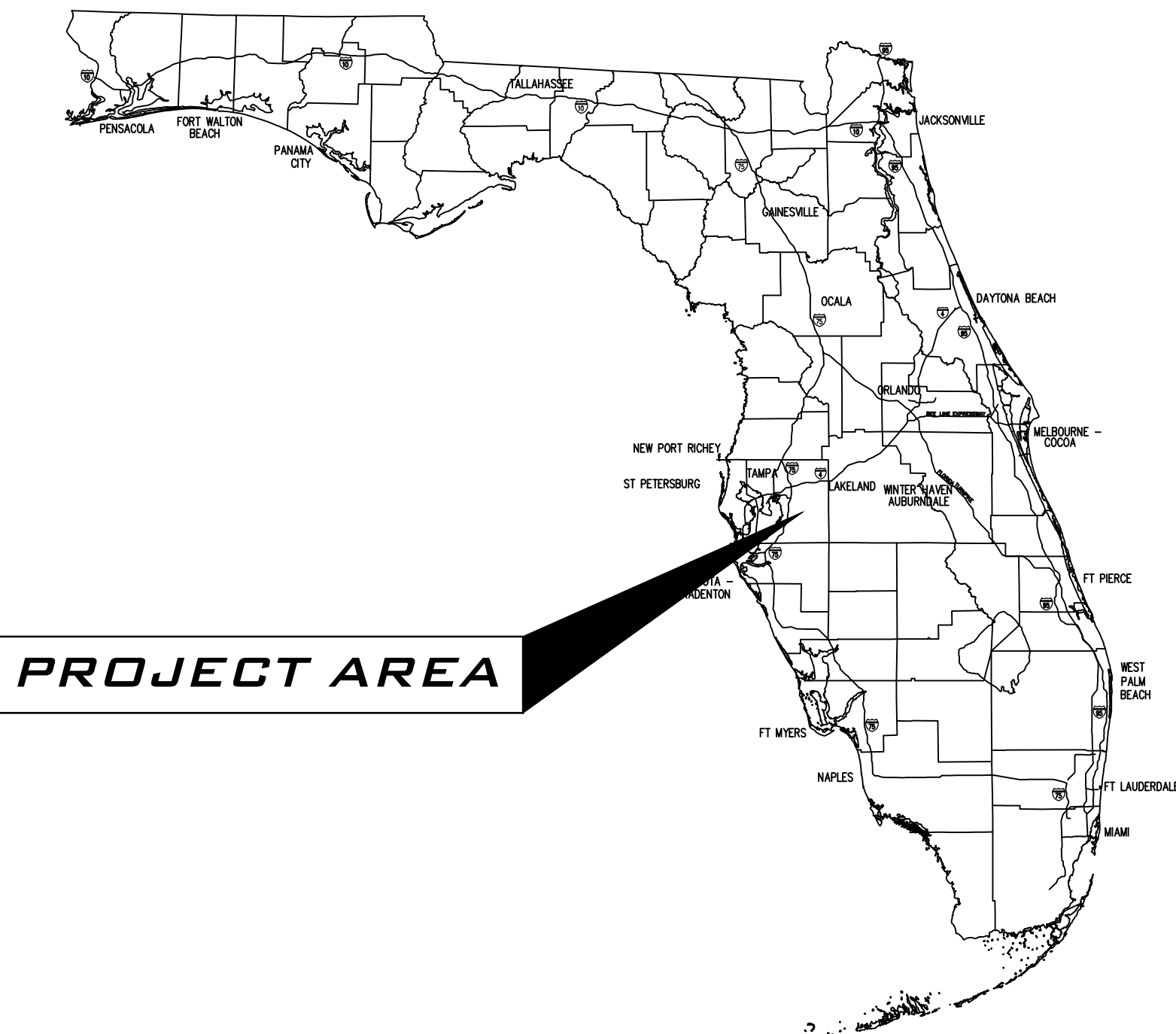
**EXHIBIT A**



SITE DATA  
PROJECT ACREAGE: 5.16 AC  
SITE ADDRESS: 11518 NEWGATE CREST DR, RIVERVIEW  
PARCEL ID: U-04-31-20-85P-000000-90002.0  
FOLIO: 077436-1396  
OWNER: PANTHER TRACE II CDD  
SECTION 04 / TOWNSHIP 31S / RANGE 20E  
CURRENT ZONING: PD  
LAND USE CODE: 8900 MUNICIPAL  
FUTURE LAND USE: RS-4  
FLOOD ZONE: X  
FEMA FLOOD MAP: 12057C0520H 08/28/2008



**LOCATION MAP**

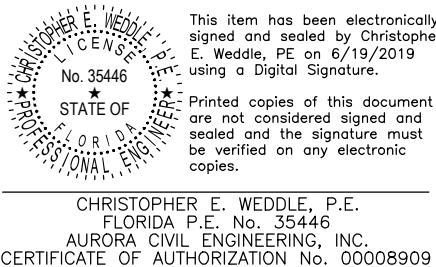


**PREPARED BY**



**PREPARED FOR**

***PANTHER TRACE II CDD***  
***15310 AMBERLY DRIVE, SUITE 175***  
***TAMPA, FLORIDA 33647***




**PANTHER TRACE  
BATTING CAGES**




JUNE 19, 2019





This is the true, authentic  
 signed and sealed by Christopher  
 J. Williams, President of Local 100,  
 on 11/19/2019  
 using a Digital Signature.  
 Printed copies of this document  
 are not valid. This document  
 must be read and signed  
 electronically.



**AURORA**  
 CIVIL ENGINEERING, INC.  
 610 E. Morgan Street Brandon, FL 33510 (815)643-9907

CHRISTOPHER J. WILLIAMS, P.E.  
 FLORIDA P.E. NO. 153446  
 11/19/2019  
 CERTIFICATE OF AUTHORIZATION NO. 00208909

OVERALL PLAN



# Change Order Form

**the Panther Trace II Community Development District and  
Jackson Construction & Design, Inc.**

Description of changes: See Exhibit attached.

Modified Contract Amount \$ \_\_\_\_\_

**IN WITNESS WHEREOF**, this Change Order has been executed by the parties as of \_\_\_\_\_, 2019.

# Panther Trace II Community Development District

Jeff Spiess  
Chair of the Board of Supervisors



# EXHIBIT 7



# FLATWOODS ENVIRONMENTAL

## Flatwoods Environmental, LLC

30435 Commerce Drive Ste 102 | San Antonio, FL 33576

813.836.7940 | office@flatwoodsenv.com

www.FlatwoodsEnv.com

# Proposal

**Date** 10/9/2019 **Proposal #** 16

Customer Information		Project Information	
DPFG, Inc. Ray Lotito, District Manager 15310 Amberly Dr. Suite 175 Tampa, FL 33647	<b>Contact</b>	Panther Trace II CDD Outflow Structure Maintenance	
	<b>Phone</b>	813-619-6185	
	<b>E-mail</b>	raymond.lotito@dpfg.com	<b>Proposal Prepared By:</b> Joe Hamilton
	<b>Account #</b>		<b>Type Of Work</b> Drainage

Flatwoods Environmental, LLC. proposes to furnish all labor, materials, equipment and supervision necessary to construct, as an independent contractor, the following described work:

Description	Cost
Clear 110 LF of access path from the west side of the wetand to the outflow structure.  Maintain a 5' circumference around the outflow structure to ensure increased functionality.	1,105.00

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** \$1,105.00

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

Accepted this \_\_\_\_\_ day of \_\_\_\_\_, 2019.

Signature: \_\_\_\_\_ Printed Name and Title: \_\_\_\_\_

Representing (Name of Firm): \_\_\_\_\_



**LEGEND**

EXISTING	PROPOSED	
24" RCP	24" RCP	STORM DRAINAGE STRUCTURE
13		STRUCTURE NO
85	85	ELEVATION
85	85	CONTOUR
→		DIRECTION OF SURFACE FLOW
AB#		SOIL BORING LOCATION
□□□□□□		STAKED EROSION CONTROL
—EPCWL		EPC WETLAND LINE
WCAS		WETLAND CONS. AREA SETBACK
•		TREES TO BE REMOVED
○ 12" Oak		TREES TO BE PROTECTED
		FINISHED FLOOR ELEVATION (PED EL = FF EL - 0.87')

**"RECORD DRAWINGS"**

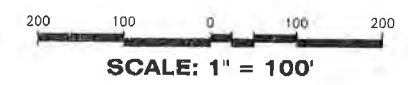
FACILITIES SHOWN HEREON HAVE BEEN, TO THE BEST OF MY KNOWLEDGE, CONSTRUCTED IN SUBSTANTIAL ACCORDANCE WITH APPROVED PLANS. SPECIFICATIONS AND MODIFICATIONS FOR THIS PROJECT. VERIFICATION IS BASED ON PERIODIC CONSTRUCTION OBSERVATION AND SURVEY NOTATIONS SHOWN ON PLANS. SURVEYED DIMENSIONS AND ELEVATIONS SHOWN AS RECORD INFORMATION HAVE BEEN FIELD VERIFIED.

DATE: 5-7-07

**RECORD DRAWING LEGEND**

4300- PROPOSED DESIGN ELEVATION OR DIMENSION LINED THROUGH, 1209 "RECORD" ELEVATION OR DIMENSION WRITTEN IN.

✓ INDICATES "RECORD" ELEVATION, DIMENSION, SLOPE, OR DATA.



BOOK 15422, PAGE 1423

PARK SITE:  
O.R. BOOK 15422, PAGE 1428

STOF HOLDING S LLC  
ZONED PD-MU  
LAND USE RES 4  
(FUTURE PARK)

HILLSBOROUGH COUNTY  
SCHOOL BOARD  
ZONED PD-MU  
LAND USE RES 4

EXISTING POND OA  
DHW 85.5  
DLW 83.9  
NW 83.2  
(Max Bot El 82.0)

TRANSCEND DEVELOPMENT CORP  
ZONED AR  
LAND USE RES 4

WETLAND  
CONSERVATION  
AREA K2  
0.98 Ac.  
DHW 82.3  
DLW 81.2

WETLAND  
CONSERVATION  
AREA I2  
1.80 Ac.  
DHW 84.0  
DLW 81.5  
NW 81.5

PANTHER TRACE  
PHASE 2A2, UNIT 2  
ZONED PD-MU  
LAND USE RES 4

**Due: MAR**

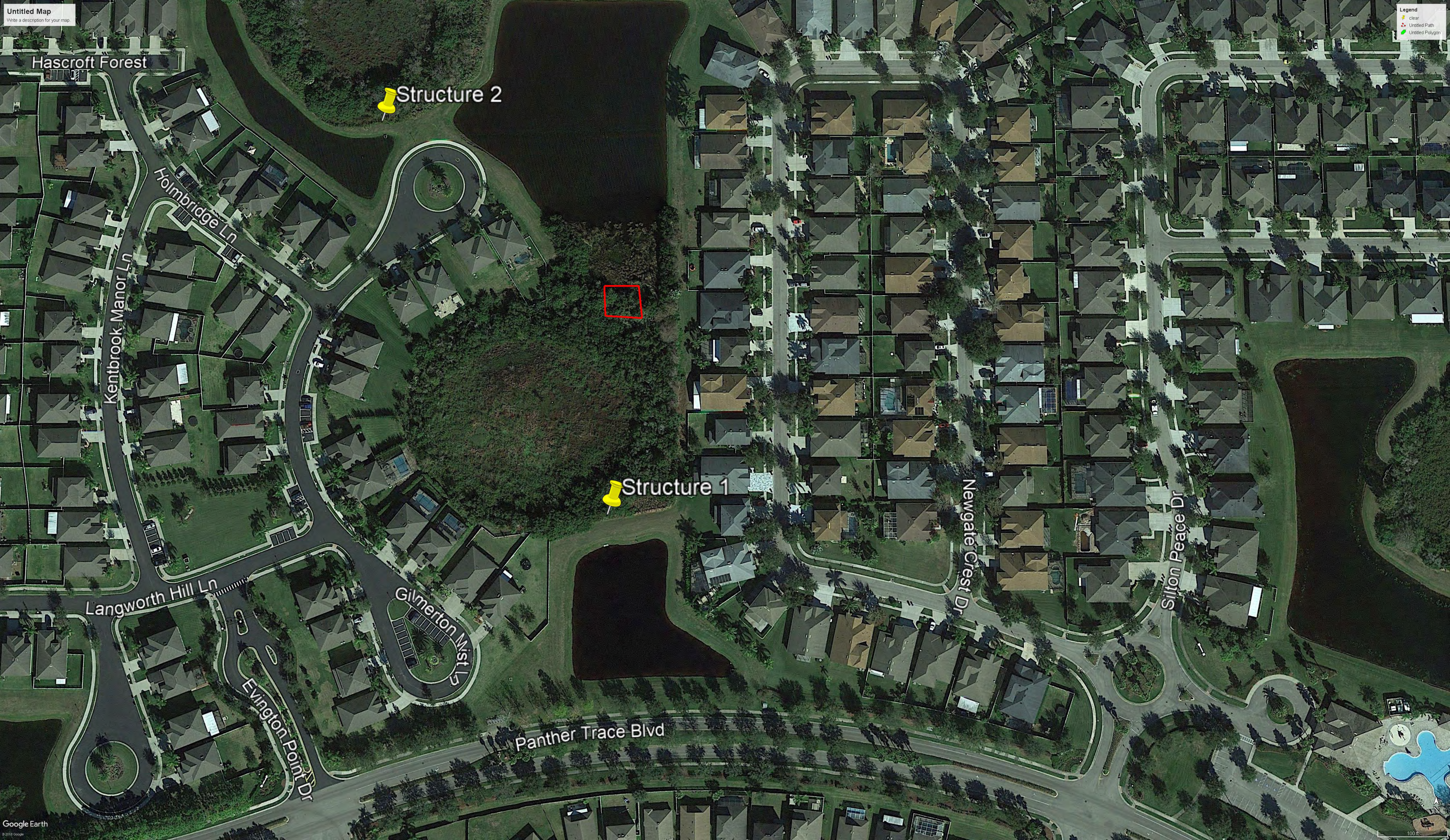
**20082.13**

**Panther Trace**

<b>HEIDT &amp; ASSOCIATES, Inc.</b> Tampa • Port Myers • Sarasota • Manatee		<b>OVERALL MASTER DRAINAGE PLAN</b>	
Tampa Office 2212 Swann Avenue Tampa, Florida 33605 Phone: 813-253-3311 Fax: 813-253-2478		JOB NO. RBB-PT-143	<b>PANTHER TRACE PHASE 2 TOWNHOMES (VILLAGE 6)</b>
DESIGN DUNNING		PREPARED FOR RRG Big Bend, LLC	
DRAWN GALLECOS		DATE 05-17-06	Elevations based on National Geodetic Vertical Datum 1929 (NGVD 29) Conversion from NGVD 29 to NAVD 83 = -0.90 Feet
FILE MDKEY			<b>SHEET 7 OF 21 SHEETS</b>

DATE	DESCRIPTION	BY
3-7-07	STREET NAMES, DELETE GRADES, UD	KM
11-29-06	UPDATE LAYOUT	CH
11-09-06	ADDED WM TURNOUT	ESD
02-07-06	Rev. Erosion Control at Wetland K2	ESD
05-15-06	Rev. Per County Comments	ESD





Hascroft Forest

Structure 2



Structure 1

Newgate Crest Dr

Silton Peace Dr

Gilmerton Mist Ln

Langworth Hill Ln

Evington Point Dr

Panther Trace Blvd















# EXHIBIT 8

J & A Lawn Services, LLC  
10842 Newbridge Dr, Riverview, FL 33579  
813-255-4255

# ESTIMATE

Panther Trace Phase 2  
11518 Siltan Peace Dr.  
Riverview, FL 33579

**Estimate #** 0987318

**Estimate Date** 09/26/2019

Item	Description	Unit Price	Quantity	Amount
Service	Christmas Lights Install	1100.00	1.00	1,100.00
Product	Christmas Lights	600.00	1.00	600.00
<p><u>NOTES:</u> Proposal for Christmas Light with purchasing the lights.</p> <p>One large monument entrance Balm River. Twelve entrances in subdivision. Cambray, Worthington, Evington, Newgate, Siltan Peace, Weston, Fairlawn, Balintore, Lyndhurst, Belcroyt, Newberry and Denmore.</p> <p>Thank you.</p>				
<b>Subtotal</b>				1,700.00
<b>Total</b>				1,700.00
<b>Amount Paid</b>				0.00
<b>Estimate</b>				\$1,700.00

J & A Lawn Services, LLC  
10842 Newbridge Dr, Riverview, FL 33579  
813-255-4255

# ESTIMATE

Panther Trace Phase 2  
11518 Siltan Peace Dr.  
Riverview, FL 33579

**Estimate #** 0987319

**Estimate Date** 09/26/2019

Item	Description	Unit Price	Quantity	Amount
Service	Christmas Lights Install	1100.00	1.00	1,100.00
<p><u>NOTES:</u> Proposal for Christmas Light (lights not included)</p> <p>One large monument entrance Balm River. Twelve entrances in subdivision. Cambray, Worthington, Evington, Newgate, Siltan Peace, Weston, Fairlawn, Balintore, Lyndhurst, Belcroft, Newberry and Denmore.</p> <p>Thank you.</p>				
		<b>Subtotal</b>		1,100.00
		<b>Total</b>		1,100.00
		<b>Amount Paid</b>		0.00
		<b>Estimate</b>		\$1,100.00



# EXHIBIT 9



Happy  
Holidays!

# Holiday Lighting Proposal

**S.F.C.G.**  
**Contracting &  
Construction LLC.**

Holiday Lighting Division

1920 E Clifton Street  
Tampa, FL, 33610  
813-245-0136  
info@sfcgtampa.com

Panther Trace II  
11518 Newgate Crest Drive  
Riverview, FL 33579  
813-994-1001  
Pt2clubhousemgr@gmail.com

## Job Description

Panther Trace II Lighting and Holiday Decoration

## Scope of work proposed: Materials and labor

### Panther Trace 2 - Clubhouse:

Install new holiday lights (multi-color / clear) on the 6 clubhouse entry way palms- Trunks only approx. 18ft  
Install 2 decorative bows at clubhouse entrance door

### Center Drive Palm:

Install new holiday lighting (multi-color/ clear) on Palm Trunk and Lower palm fronds of the Canopy

### Signs:

Install Garland and lights on the Panther Trace II village entry monuments  
Install garland and lights on the back entrance at Balm Riverview road  
Install garland and lighting decorations to message board

Estimate Total \$ 6,153.00

Discount for repeat customer & purchasing the total package 15%

Job Estimate after Discount \$ 5,230.00

Deposit Due 10/25/2018 \$ 2,615.00

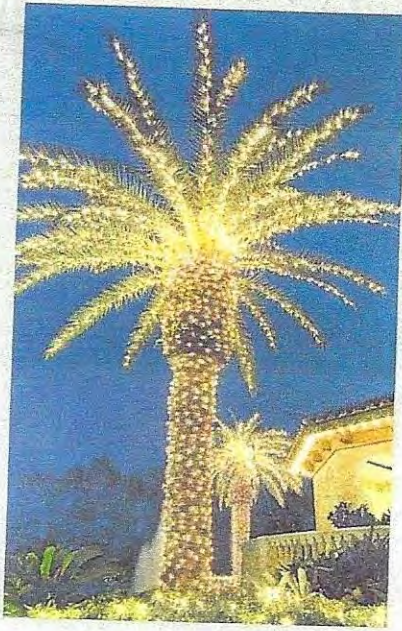
Balance Due by 11/25/2018 \$ 2,615.00

Note:  
S.F.C.G. Contracting and Construction is State Certified & Insured CGC#060234. Price includes materials, rental labor, installation & removal. Power must be accessible for each lit location.  
S.F.C.G. Contracting and construction is not liable for any damage or theft to installed materials. Any loss of equipment due to theft or vandalism, The Panther Trace II CDD will be responsible for reimbursement at cost. 50% deposit is required by October 25<sup>th</sup> in order to secure equipment with balance due within 10 day.



To accept this quotation sign, date and return:

Date: \_\_\_\_\_



Example of Center Drive Palm lighting in clear or colored



Example of proposed sign decoration (lights and Garland)

# EXHIBIT 10





PO Box 267  
Seffner, FL 33583  
O: 813-757-6500  
F: 813-757-6501

## Estimate

**Submitted To:**

Panther Trace II  
c/o DPFG  
250 International Parkway, Suite 280  
Lake Mary, FL 32746

Date	9/11/2019
Estimate #	61910
LMP REPRESENTATIVE	
PG	
PO #	
Work Order #	

ITEM	DESCRIPTION	QTY	COST	TOTAL
Arbor Care	All palms to be trimmed to (9-3) the way a clock reads, removal of fruit and loose boots.  All work includes, clean-up, removal, and disposal of debris generated during the course of work. Palm Pruning	183	40.00	7,320.00

**TERMS AND CONDITIONS:**

<b>TOTAL</b>	<b>\$7,320.00</b>
--------------	-------------------

LMP reserves the right to withdraw this proposal if not accepted within 30 days of the date listed above. Any alteration or deviation to scope of work involving additional costs must be agreed upon in writing as a separate proposal or change order to this proposal. Periodic invoices may be submitted if job is substantial in nature with final invoice being submitted at completion of project. Any work performed requiring more than 5 days to complete is subject to progressive payments as portions of the work are completed. No finance charge will be imposed if the total of said work is paid in full within 30 days of invoice date. If not paid in full within 30 days, then customer is subject to finance charges on the balance of the work from the invoice date at a rate of 1.5% per month until paid. LMP shall have the right to stop work under this contract until all outstanding amounts including finance charges are paid in full. Payments will be applied to the oldest invoices.

ACCEPTANCE OF PROPOSAL: The above prices, scope of work and terms and conditions are hereby satisfactorily agreed upon. LMP, Inc. has been authorized to perform the work as outlined and payment will be made as outlined above. The above pricing does not include any unforeseen modifications to the said irrigation system that could not be reasonably accounted for prior to job start. All plant material carries a one (1) year warranty provided LMP, Inc. is performing landscape maintenance services to the area installed or enhanced at the time of installation. If not, then there is no warranty on the plant material.

OWNER / AGENT

DATE

# EXHIBIT 11





# Green Thumb Unlimited

**Green Thumb Unlimited**  
6700 Industrial Ave  
Port Richey, FL 34668  
727-457-3460

## Proposal

Thursday, October 17, 2019

### Panther Trace II 20191017

Panther Trace II  
Anna Ramirez  
11518 Newgate Crest Dr  
Riverview, FL 33579  
**Phone:** 813-671-0831 Anna

**Worksite:**  
11518 Newgate Crest Dr  
Riverview, FL 33579

**Salesperson:** Eric Kopp  
service@greenthumbunlimited.com

#	Item	Description	Qty	Cost
0		<b>Trim Palms</b> Trim 198 palms at 9 & 3 22.00 per palm Remove boots Haul away all debris	0	\$4,356.00

**Subtotal:** \$4,356.00

**Tax:** \$0.00

**Total:** \$4,356.00

Signature

Date

Acceptance of this proposal represents a signed contract.  
Credit card processing fee of 3% will be added if applicable.  
Proposal is good for 30 days.

A 30% deposit may be required.

Page 1 of 1

[www.greenthumbunlimited.com](http://www.greenthumbunlimited.com)

# EXHIBIT 12





1 Item added to cart successfully!

## Item Summary

Item Total \$49.98

### Lowe's Services

Estimated Ceiling Fan -  
10ft To 15ft Installation \$159.00

Replacement Plan --

Updated Subtotal \$208.98

[CONTINUE SHOPPING](#)

[VIEW CART](#)



Item # 76888 | Model # BDB52LW5N

Harbor Breeze Classic 52-in Matte White Indoor Residential Ceiling Fan  
with Adaptable Light Kit (5-Blade)

\$ 49.98 | Qty: 1 [Remove Item](#)

## Lowe's Services

## Lowe's Professional Installation

# EXHIBIT 13





To See Inventory  
Choose A Store

White basic ceiling fan without light



Cart 1 item

✓ 1 Item Added to Cart

Continue Shopping ✕

Home / Text Search / W

Shop 17 re

Sort By: Best Match

Get It Fast

☐ In Stock at Store Today  
Choose your preferred store

Top Filters

Department

Lighting

Ceiling Fan Parts (8)

Ceiling Fans (10)

Brand

- ☐ TropoAir (13)
- ☐ Maxim Lighting (3)
- ☐ Casablanca (1)
- ☐ Hunter (1)

Price

Set custom price range:

to

☐ \$20 - \$30 (5)



**TropoAir** ProSeries Builder 52 in. Pure White  
Indoor Ceiling Fan

Qty: 1

\$90.28



LET'S  
PROTECT  
THIS.

Include a 2-year Home Depot  
Protection Plan for \$12.00

Add Plan

**Cart Total: \$90.28**

Taxes are calculated during checkout.

**View Cart**

— or —

Check out with **PayPal**

Customers Also Viewed...



Hunter Architect  
52 in. Brushed  
Nickel Ceiling Fan

★★★★★ (8)

\$79.97

**Add To Cart**



Home Decorators  
Collection  
Gatefield 52 in.

NOT YET RATED

\$84.15

Was \$99

**Add To Cart**



Monte Carlo  
Colony Max 52"  
Indoor/Outdoor

★★★★★ (10)

\$158.00

**Add To Cart**



Hampton  
Altura LE  
Fan Light

★★★

\$49

**Add To Cart**

Feedback

Set your store to see  
local  
availability

**Add to Cart**

☐ Compare

Set your store to see  
local  
availability

**Add to Cart**

☐ Compare

Set your store to see  
local  
availability

**Add to Cart**

☐ Compare

# EXHIBIT 14



J & A Lawn Services, LLC  
10842 Newbridge Dr, Riverview, FL 33579  
813-255-4255

# ESTIMATE

Panther Trace Phase 2  
11518 Siltan Peace Dr.  
Riverview, FL 33579

**Estimate #** 0019836

**Estimate Date** 09/26/2019

Item	Description	Unit Price	Quantity	Amount
Service	Installation of ceiling fan	1.00	150.00	150.00
Service	Water fountain filter change	1.00	150.00	150.00
<u>NOTES:</u> Please note that we do not supply the fan or filter. Our only charge is for labor. Thank you.				
<b>Subtotal</b>				300.00
<b>Total</b>				300.00
<b>Amount Paid</b>				0.00
<b>Estimate</b>				\$300.00

# EXHIBIT 15



## Jayman Enterprises, LLC

1020 HILL FLOWER DR  
Brooksville, FL 34604

Phone # (813)333-3008    jaymanenterprises@live.com  
www.jaymanenterprises.com

## Estimate

Date	Estimate #
10/6/2019	521

Name / Address
Anna Ramirez Panther Trace 2 11518 Newgate Crest Dr. Riverview, Fl. 33569

			Project
Description	Qty	Rate	Total
Install filter i drinking fountain. Management to provide filter.		85.00	85.00
Client Signature		Total	\$85.00

# EXHIBIT 16





# Estimate

# EST-001203

## iMulchFL, Inc.

210 N. Tubbs St #569  
Oakland Florida 34760  
(407) 490-9799  
www.imulchfl.com

Bill To

**Panther Trace CDD II**

Anna Ramirez

Pt2clubhousemgr@gmail.com

Estimate Date :

09/19/2019

Mulch Type & Service Notes	Yards	Rate	Amount
Installation of Pine Bark Mulch	600.00	38.00	22,800.00
		Sub Total	22,800.00
		<b>Total</b>	<b>\$22,800.00</b>

## Notes

Looking forward for your business.

## Terms & Conditions

Please indicate authorization to commence installation by signing below and emailing back to info@imulchfl.com

Authorized By: \_\_\_\_\_

PO# (if needed): \_\_\_\_\_

Date: \_\_\_\_\_

Authorized Signature \_\_\_\_\_

# EXHIBIT 17





PO Box 267  
Seffner, FL 33583  
O: 813-757-6500  
F: 813-757-6501

## Estimate

<b>Submitted To:</b>
Panther Trace II c/o DPFG 250 International Parkway, Suite 280 Lake Mary, FL 32746

Date	9/11/2019
Estimate #	61909
LMP REPRESENTATIVE	
PG	
PO #	
Work Order #	

ITEM	DESCRIPTION	QTY	COST	TOTAL
Mulch	Annual mulch installation. Schedule to be coordinated with Panther Trace CDD 1 in November the week of 11/18/19 ahead of the Thanksgiving holiday. All work includes, clean-up, removal, and disposal of debris generated during the course of work.  Mulch - Pine Bark CY	600	45.00	27,000.00

### TERMS AND CONDITIONS:

<b>TOTAL</b>	<b>\$27,000.00</b>
--------------	--------------------

LMP reserves the right to withdraw this proposal if not accepted within 30 days of the date listed above. Any alteration or deviation to scope of work involving additional costs must be agreed upon in writing as a separate proposal or change order to this proposal. Periodic invoices may be submitted if job is substantial in nature with final invoice being submitted at completion of project. Any work performed requiring more than 5 days to complete is subject to progressive payments as portions of the work are completed. No finance charge will be imposed if the total of said work is paid in full within 30 days of invoice date. If not paid in full within 30 days, then customer is subject to finance charges on the balance of the work from the invoice date at a rate of 1.5% per month until paid. LMP shall have the right to stop work under this contract until all outstanding amounts including finance charges are paid in full. Payments will be applied to the oldest invoices.

ACCEPTANCE OF PROPOSAL: The above prices, scope of work and terms and conditions are hereby satisfactorily agreed upon. LMP, Inc. has been authorized to perform the work as outlined and payment will be made as outlined above. The above pricing does not include any unforeseen modifications to the said irrigation system that could not be reasonably accounted for prior to job start. All plant material carries a one (1) year warranty provided LMP, Inc. is performing landscape maintenance services to the area installed or enhanced at the time of installation. If not, then there is no warranty on the plant material.

OWNER / AGENT

DATE

# EXHIBIT 18





5311 36th Avenue East  
Palmetto, FL 34221  
Phone (888) 90-MULCH  
Fax (941) 721-3525

**SUBMITTED TO:** Panther Trace CDD II  
11518 Newgate Crest Dr  
Riverview FL, 23547  
ATTN: Anna Ramirez  
[pt2clubhousemgr@gmail.com](mailto:pt2clubhousemgr@gmail.com)  
813-671-0831

**Date :** 9/23/2019

**Project : Panther Trace CDD II**

QTY	DESCRIPTION	UNIT PRICE	EXTENDED TOTAL
600	Pine Bark Mini Nugget ( cubic yards )  Top dress mulch in existing landscape	38.00	22,800.00
Total			22,800.00

**Terms : Payment due upon completion**

**ACCEPTED BY:** \_\_\_\_\_

**DATE:** \_\_\_\_\_

**ACCEPTED BY:** \_\_\_\_\_

**DATE:** \_\_\_\_\_

Mulch Blowers Representative - Royce Dunnuck  
888-906-8524

# EXHIBIT 19





**CAPITAL**  
Land Management

**Design-Build  
Maintenance  
Agronomics  
Irrigation**

Lakeland

Orlando

Tampa

October 2, 2019

Raymond Lotito  
**DPFG Management & Consulting**  
15310 Amberly Drive, Suite 175  
Tampa, FL 33647  
813-418-7473

Re: **Panther Trace II CDD– Mulch Installation**

Dear Mr. Lotito:

Capital Land Management is pleased to provide an estimate for installation of mulch at Panther Trace II CDD. Please refer to the following pages for our qualifications and exclusions.

Thank you in advance, for the opportunity to work on your project.

Sincerely,

Stanley Hinde  
Project Manager  
Design-Build Division



**CAPITAL**  
Land Management

Design-Build  
Maintenance  
Agronomics  
Irrigation

Lakeland

Orlando

Tampa

**Mulch Installation:**

ITEM	DESCRIPTION	QTY	Unit	COST	TOTAL
A	Install 600 CY Pine Bark Mulch	600	CY	\$43.00	\$25,800.00

**MULCH INSTALLATION TOTAL: \$25,800.00**

***Twenty-Five Thousand, Eight Hundred Dollars.***

**Payment Terms:**

- **INITIAL DEPOSIT** - An advance deposit of 50% of the TOTAL PROPOSED FEE is required for the scheduling of the commencement and securing plant material of the proposed work outlined above and shall be submitted with and become a part of this proposed agreement. The INITIAL DEPOSIT is only refundable prior to the commencement of the work. If work has commenced, the deposit will not be refunded.
- **FINAL PAYMENT** – All remaining amounts due under this proposal agreement and approved change orders are due and payable at the immediate conclusion of the proposed work and in no event later than 30 days from invoice date. Failure to comply with these payment terms will constitute a breach of contract and Capital Land Management may, at its discretion, pursue any appropriate remedy to recover all or any deficits remaining of the above mentioned fees and other sums, plus interest calculated at 18% annum.

We would like to thank you for the opportunity to quote this project. If you have any questions, please feel free to contact us.

Kindest Regards,

Stanley Hinde  
Capital Land Management Corp.

**By signing this agreement in the space provided below, Client and Contractor hereby represents and warrants to the other that it has full power and authority to enter the terms of this agreement and this agreement is legally binding obligation of Client and Contractor, as applicable**

**Capital Land Management**

**DPFG Management & Consulting**

By: \_\_\_\_\_

By: \_\_\_\_\_

Name: \_\_\_\_\_

Name: \_\_\_\_\_

Date: \_\_\_\_\_

Title: \_\_\_\_\_

Date: \_\_\_\_\_



# EXHIBIT 20



**Panther Trace II Community Development District (CDD)**  
**Monday, October 28, 2019**

**Clubhouse Operations:**

1. Normal Operations
2. Revised Pool Policies and Rules
3. Batting Cage Delivery 10/18/2018

**Community Events:**

1. Craft Night October 18<sup>th</sup>
2. Community Yard Sale Saturday, October 19<sup>th</sup>
3. Annual Pumpkin Decorating Event Thursday, October 14, 2019

**Monthly Proposals:**

1. Holiday Lighting
2. Water Fountain Filter Replacement
3. Replacement Fan For Clubhouse
4. Mulch Proposals

**Panther Trace CDD Phase-II Monthly Inspection Report**

**Remson Aquatics Water Way Inspection Report**

**Weston Cut Back Completed ( please see attached Pictures)**

**LMP Reports:**

- Detailed Weekly Landscape Report
- Landscape Proposals
- Monthly Irrigation Report

**Deposit:**

- Access Cards \$40.00
- Craft Event \$48.00
- Clubhouse Rental Fees \$330.00

**Total Deposit: \$418.00**



**Maintenance / Grounds:**

- General Clubhouse duties
- Reported Landscape Issues to LMP
- Reported Pond Issues to Remson Aquatics
- Reported non-working lights to TECO
- Report Sidewalk Repair

**Programs Update:**

- Yoga: Every Monday Night
- Girl Scouts: Every other Tuesday and Wednesday at 6:30pm

**Repairs or Replacements Pending:****Playground Improvements**

**Panther Trace CDD II**  
**Weston Course Loop Conservation**  
**Area Cut Back**  
**(11544 – 11566)**



Flatwoods Environmental

12331 Main Street #1196  
San Antonio, FL 33576

# Invoice

Date	Invoice #
10/8/2019	5

Bill To
Panther Trace II CDD 11518 Newgate Crest Drive Riverview, FL 33579 C/O DPFG

P.O. No.	Terms	Project
10-8-2019-1	Net 30	

Item	Description	Est Amt	Prior Amt	Prior %	Qty	U/M	Rate	Curr %	Total %	Amount
Conserv...	Clear/Cut back 15' of conservation buffer via Skid Steer & Forestry Mulcher Attachment. Vegetation to be mulched in place. Clean up crew available to remove any large debris items left behind on the ground.  Total length measures 466 Linear feet. See map for reference.  Est. Timeframe = 1 Day	2,040.00					2,040.00	100.00%	100.00%	2,040.00

**Total** \$2,040.00

**Payments/Credits** \$0.00

**Balance Due** \$2,040.00

Completed 10/7/19 AR

















