



***LONG LAKE RANCH
COMMUNITY DEVELOPMENT DISTRICT***

Advanced Meeting Package

Regular Meeting

***Thursday
November 2, 2023
6:00 p.m.***

***Location:
Long Lake Ranch Amenity Center
19037 Long Lake Ranch Blvd.
Lutz, FL 33558***

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.

Long Lake Ranch Community Development District

250 International Parkway, Suite 208
Lake Mary FL 32746
321-263-0132

Board of Supervisors
Long Lake Ranch Community Development District

Dear Board Members:

The Regular Meeting of the Board of Supervisors of the Long Lake Ranch Community Development District is scheduled for **Thursday, November 2, 2023 at 6:00 p.m.** at the **Long Lake Ranch Amenity Center, 19037 Long Lake Ranch Blvd., Lutz, FL 33558.**

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

Should you have any questions regarding the agenda, please contact me at (321) 263-0132 X-285 or tdobson@vestapropertyservices.com. We look forward to seeing you at the meeting.

Sincerely,

Tish Dobson

Tish Dobson
District Manager

Cc: Attorney
Engineer
District Records

District: **LONG LAKE RANCH COMMUNITY DEVELOPMENT DISTRICT**

Date of Meeting: Thursday, November 2, 2023
Time: 6:00 PM
Location: Long Lake Ranch Amenity
Center, 19037 Long Lake Ranch
Blvd., Lutz, FL 33558

Call-in Number: +1 (929) 205-6099

Meeting ID: 913 989 9080

Passcode: 842235

Zoom Link:

<https://vestapropertyservices.zoom.us/j/9139899080?pwd=aFdWVzFxb3Y0L2w4eG9VTnZRakl0UT09>

Revised Agenda

I. Call to Order/Roll Call

II. Pledge of Allegiance

III. Audience Comments – *(limited to 3 minutes per individual for agenda items)*

IV. Supervisor Comments

V. Presentation of Proof of Publication(s)

[Exhibit 1](#)

VI. Staff Reports

A. Landscaping & Irrigation

1. Red Tree Report – Verbal
2. RedTree Proposals (if any)
 - a. Hardwood Tree Structural Tree Pruning

[Exhibit 2](#)

B. Aquatic Services

1. Presentation of Aquatics Treatment Report

[Exhibit 3](#)

C. District Engineer

1. Presentation of Storm System Inspections

[Exhibit 4](#)

D. District Counsel

E. Clubhouse Manager

1. Presentation of Clubhouse Manager Report

[Exhibit 5](#)

F. District Manager

1. **Presentation of District Manager & Field Operations Report**

[Exhibit 6](#)

VII. Consent Agenda

- A. Consideration for Approval – The Minutes of the Board of Supervisors Regular Meeting Held October 5, 2023 [Exhibit 7](#)
- B. Consideration for Acceptance – The September 2023 Unaudited Financial Report [Exhibit 8](#)
- C. Consideration for Acceptance – The September 2023 Operations & Maintenance Expenditures [Exhibit 9](#)

VIII. Business Items

- A. Consideration of Amenity Rental Agreements
 - 1. **Pool Pavilion Rental Agreement** [Exhibit 10](#)
 - 2. Pavilion Rental Agreement [Exhibit 11](#)
 - 3. **Activity Room Rental Agreement** [Exhibit 12](#)
- B. Discussion of S. Pasco Wellfield Fencing Project
- C. Consideration & Adoption **Resolution 2024-01**, 2024 General Election Notice [Exhibit 13](#)

IX. Supervisors Requests

X. Audience Comments – New Business

XI. Next Meeting Quorum Check: December 7, 6:00 PM

William Pellan	<input type="checkbox"/> IN PERSON	<input type="checkbox"/> REMOTE	<input type="checkbox"/> NO
Heidi Clawson	<input type="checkbox"/> IN PERSON	<input type="checkbox"/> REMOTE	<input type="checkbox"/> NO
Darrell Thompson	<input type="checkbox"/> IN PERSON	<input type="checkbox"/> REMOTE	<input type="checkbox"/> NO
George Smith Jr.	<input type="checkbox"/> IN PERSON	<input type="checkbox"/> REMOTE	<input type="checkbox"/> NO
John Twomey	<input type="checkbox"/> IN PERSON	<input type="checkbox"/> REMOTE	<input type="checkbox"/> NO

XII. Adjournment

EXHIBIT 1

Published Weekly
New Port Richey, Pasco County, Florida

COUNTY OF PASCO

STATE OF FLORIDA

Before the undersigned authority personally appeared Cyndi Gustafson who on oath says that he/she is Publisher's Representative of the Business Observer a weekly newspaper published at New Port Richey, Pasco County, Florida; that the attached copy of advertisement,

being a Notice of Board of Supervisors Regular Meeting

in the matter of Long Lake Ranch Community Development District regular meeting on November 2, 2023 at 6:00 p.m.

in the Court, was published in said newspaper by print in the

issues of 10/20/2023

Affiant further says that the Business Observer complies with all legal requirements for publication in chapter 50, Florida Statutes.

*This Notice was placed on the newspaper's website and floridapublicnotices.com on the same day the notice appeared in the newspaper.

LONG LAKE RANCH COMMUNITY DEVELOPMENT DISTRICT NOTICE OF BOARD OF SUPERVISORS REGULAR MEETING

Notice is hereby given that a regular meeting of the Board of Supervisors of the Long Lake Ranch Community Development District (the "District") will be held on Thursday, November 2, 2023, at 6:00 p.m. at the Long Lake Ranch Clubhouse, Long Lake Ranch Amenity Center, 19037 Long Lake Ranch Blvd, Lutz FL 33558. The purpose of the meeting is to discuss any topics presented to the board for consideration.

Copies of the agenda may be obtained from the District Manager, Vesta District Services, 250 International Parkway, Suite 208, Lake Mary, Florida 32746, Telephone (321) 263-0132, Ext. 285.

The meeting is open to the public and will be conducted in accordance with the provisions of Florida law for community development districts. The meeting may be continued in progress without additional notice to a date, time, and place to be specified on the record at the meeting. There may be occasions when Staff and/or Supervisors may participate by speaker telephone.

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in the meeting is asked to advise the District Manager's office at least forty-eight (48) hours before the meeting by contacting the District Manager at (321) 263-0132, Ext. 285. If you are hearing or speech impaired, please contact the Florida Relay Service at 711, for assistance in contacting the District Manager's office.

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

Long Lake Ranch Community Development District
Tish Dobson, District Manager
(321) 263-0132, Ext. 285
October 20, 2023

23-01749P

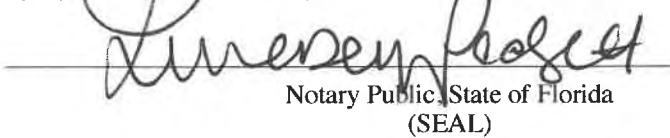


Cyndi Gustafson

Sworn to and subscribed, and personally appeared by physical presence before me,

20th day of October, 2023 A.D.

by Cyndi Gustafson who is personally known to me.



Notary Public, State of Florida
(SEAL)



Lindsey Padgett
Comm.: HH 389871
Expires: April 24, 2027
Notary Public - State of Florida

EXHIBIT 2



The New Standard in Landscape Maintenance

1.888.RED.TREE

www.redtreelandscapeystems.com

5532 Auld Lane, Holiday FL 34690

HARDWOOD TREE STRUCTURAL CROWN THINNING & ELEVATION PROPOSAL

FOR

LONG LAKE RANCH CDD

Attention: Ms. Tish Dobson – District Manager

October 5, 2023

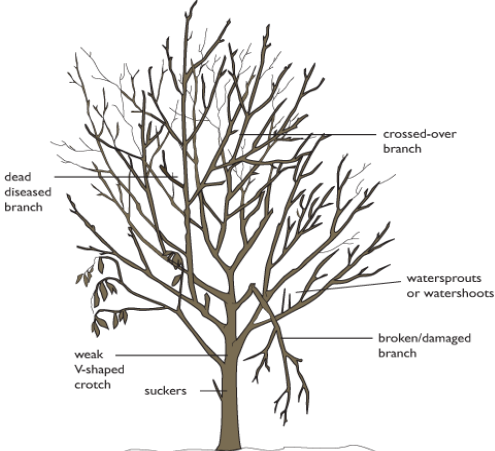
Summary

Proper structural hardwood tree crown thinning and crown cleaning is a process that is necessary to be performed every 3 to 5 years for your oak trees. The general purposes of performing this crown thinning and cleaning process are:

- **Promote air flow through the canopy to drastically reduce the chances of the tree breaking apart or being ripped out of the ground during high-wind storms.**
- **Promote proper sunlight flow through the canopy to enhance and improve the health of the turfgrass and plant material under the tree canopy.**
- **Reduce the risk of injury or property damage by eliminating hazard broken or dead limbs.**
- **Provide proper clearance for service trucks or emergency vehicles.**

Scope of Work

This proposal includes the following functions performed under the watch and instruction of an ISA Certified Arborist:

 A diagram of a tree with various structural issues labeled. The labels include: "dead diseased branch" (a branch at the top left), "crossed-over branch" (two branches crossing in the upper canopy), "watersprouts or watershoots" (small branches at the top right), "weak V-shaped crotch" (a branch joint on the left side), "suckers" (small branches at the base of the trunk), and "broken/damaged branch" (a branch on the right side).	<ul style="list-style-type: none">• Removal of all damaged limbs.• Removal of all diseased limbs.• Removal of all dead limbs.• Removal of all mistletoe.• Removal of all sucker growth.• Removal of watersprout growth.• Removal of cross-over branches.
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A. Targetting the cut

- Proper limb removal at the branch bark ridge and collar.
- Proper drop-crotch pruning to ensure the health of the tree.

Before After

5377064

- Structural elevation to provide proper clearance for pedestrians on landscape areas.
- Structural elevation to provide proper clearance for trucks and emergency vehicles on roadways.
- Includes debris removal, hauling fees and dumping fees for all debris.

TREES IN NEED OF SUGGESTED PRUNING				
Priority	Location	Sycamore	Red Maple	Live Oak
1	Clubhouse	0	10	38
2	Long Lake Ranch Blvd.	0	28	38
3	Nightshade Blvd.	5	6	4
4	Serenoa Blvd.	0	21	3
5	Foxtail Pool	2	2	3
6	Primrose	0	9	6
7	Sunlake Blvd.	20	34	45
Total:		27	110	137
Total Trees in Need of Pruning: 274				

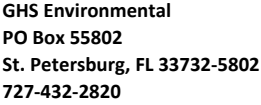
Tree Quantity Approved	Tree Unit Price	Total Project Cost
	\$275.00	

 Authorized Signature to Proceed

 Date of Authorization

Proposal submitted by Peter Lucadano – CEO / Owner & ISA Certified Arborist
peteluke@redtreelandscape.systems / Cell phone: (727) 919-3915

EXHIBIT 3



No. of Ponds: 26 (See Map On File)

Actions Required At Time of Inspection
G = Treated Grasses/Herbaceous Species (ie. torpedo grass, cattails, alligatorweed, primrose, pennywort, etc.)
A = Treated Algae (ie. filamentous, planktonic, blue-green, etc.)
F = Treated Floating Species (ie. Hyacinth, water lettuce, Cuban marsh grass, duckweed, water fern, water spangles, etc.)
S = Treated Submerged Vegetation (ie hydrilla, spikerush, chara, coontail, bladderwort)
L = Treated Lilies (ie fragrant waterlily, spatterdock)
T = Trash/debris removed
*** = See Note**

EXHIBIT 4



TO: **Tish Dobson**
Long Lake Ranch CDD District Manager

DATE: **October 12, 2023**

FROM: **Phil Chang, P.E.**
Long Lake Ranch CDD District Engineer

SWFWMD Storm System Assessments
Villages 1, 3 & 8 (Townhomes) and
RE: **Community Center**

As requested, Johnson Engineering completed a visual assessment of the storm system for the Village 8 Townhomes (SWFWMD Permit No. 43013843.033), the Community Center and Village 3, Parcel G Mass Grading (SWFWMD Permit No. 43013843.037), Village 3 (SWFWMD Permit No. 43013843.038) and Village 1 (SWFWMD Permit No. 43013843.048). These assessments are required by the Southwest Florida Water Management District (SWFWMD) to comply with the conditions of each permit.

Our observations are as follows in the photos below. A map is attached to the end of this memorandum.

Village 8 Townhomes (SWFWMD Permit No. 43013843.033)

Pond 10:

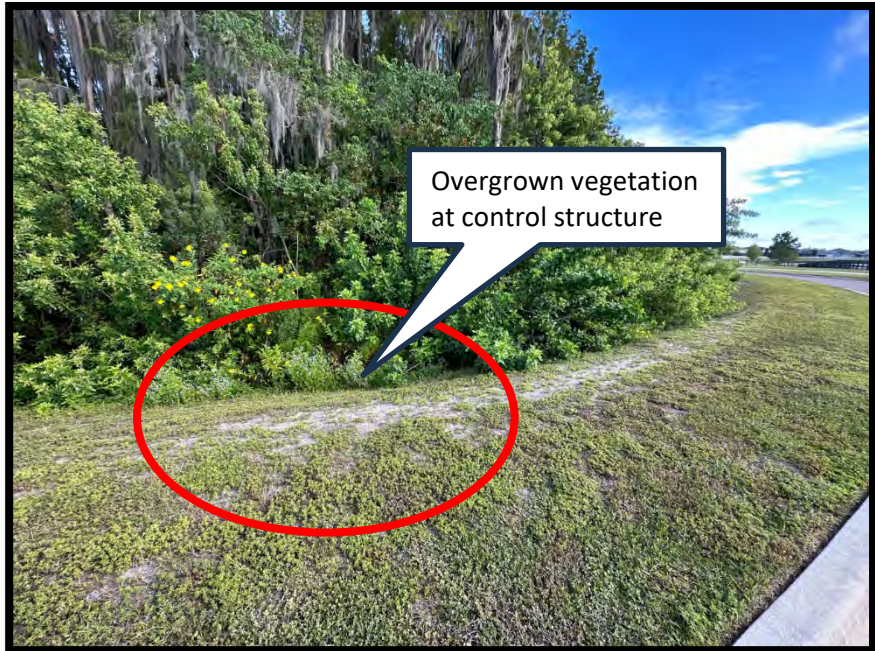
The control structure is ok.



Wetland F6 (Inside Roundabout south of Pond 10):

The control structure is not visible. Vegetation is overgrown around and over the structure.

The overgrown vegetation should be removed to allow unrestricted flow to the control structure.



Community Center and Village 3, Parcel G Mass Grading (SWFWMD Permit No. 43013843.037) and Village 3 (SWFWMD Permit No. 43013843.038)

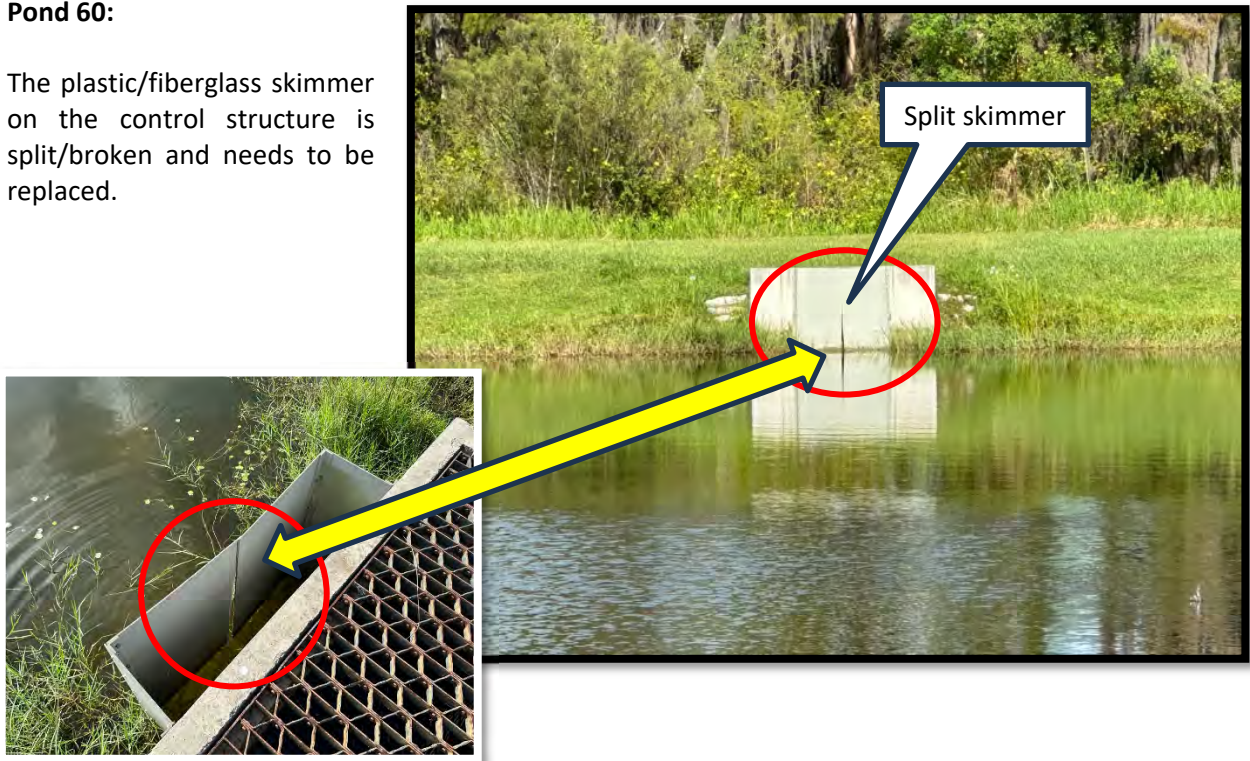
Pond 90:

The control structure is ok.



Pond 60:

The plastic/fiberglass skimmer on the control structure is split/broken and needs to be replaced.



Pond 100:

The control structure is ok.



Pond 100:

The control structure is ok.



However, at the southwest quadrant of the pond, there is some overgrown vegetation. While it may not be significantly affecting the operation of the pond, it should be removed.



**Existing Borrow Pond to
Floodplain Mitigation Pond
(FPM) 11:**









There is overgrown vegetation
at the control structure that
should be removed.



Once the above items have been addressed, I will reinspect to verify that the storm system is operating properly. If it is, I will then submit the appropriate form to SWFWMD indicating that is the case.

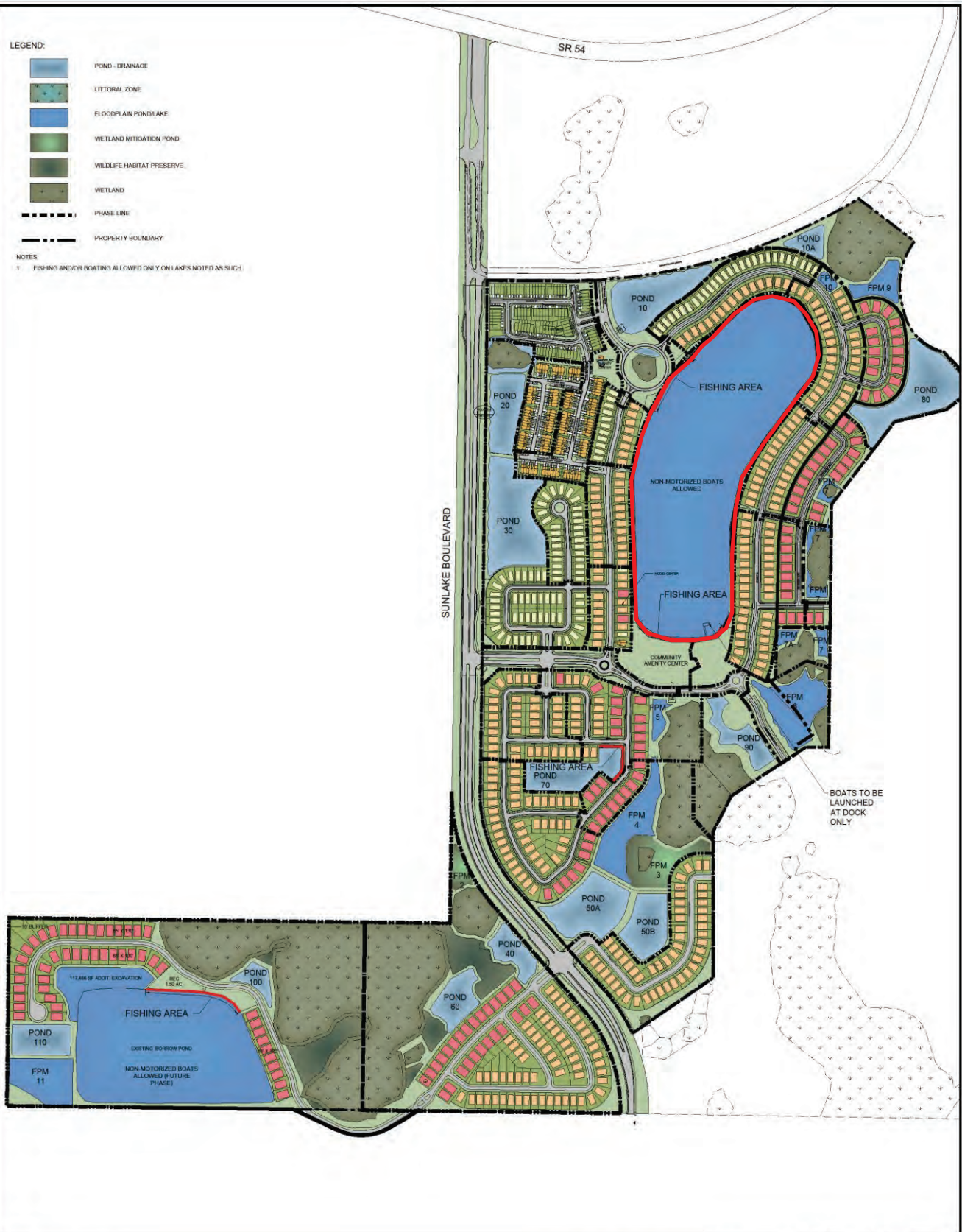
If you have any questions, please let me know.

LEGEND:

-  POND - DRAINAGE
-  LITTORAL ZONE
-  FLOODPLAIN POND/LAKE
-  WETLAND MITIGATION POND
-  WILDLIFE HABITAT PRESERVE
-  WETLAND
-  PHASE LINE
-  PROPERTY BOUNDARY

NOTES

1. FISHING AND/OR BOATING ALLOWED ONLY ON LAKES NOTED AS SUCH



Long Lake Ranch
Fishing and Boating Area Map

Long Lake Ranch CDD
Pasco County

DATE: 01/11/2017	BY: [Signature]	PROJECT: Long Lake Ranch CDD
DATE: 01/11/2017	BY: [Signature]	PROJECT: Long Lake Ranch CDD
DATE: 01/11/2017	BY: [Signature]	PROJECT: Long Lake Ranch CDD
DATE: 01/11/2017	BY: [Signature]	PROJECT: Long Lake Ranch CDD
DATE: 01/11/2017	BY: [Signature]	PROJECT: Long Lake Ranch CDD
DATE: 01/11/2017	BY: [Signature]	PROJECT: Long Lake Ranch CDD
DATE: 01/11/2017	BY: [Signature]	PROJECT: Long Lake Ranch CDD
DATE: 01/11/2017	BY: [Signature]	PROJECT: Long Lake Ranch CDD
DATE: 01/11/2017	BY: [Signature]	PROJECT: Long Lake Ranch CDD
DATE: 01/11/2017	BY: [Signature]	PROJECT: Long Lake Ranch CDD

EXHIBIT 5

Long Lake Ranch CDD

Amenity Manager's Report

Date of report: 10/26/2023

Submitted by: Doug Ruhlig

Clubhouse & Amenities

- John Deere is in and working out great
- Pool scheduled for December
- Golf cart discussion
- HOA party discussion
- Business discussion
- Rental forms discussion

EXHIBIT 6



LONG LAKE RANCH FIELD OPERATIONS & DISTRICT MANAGER REPORT

Aquatics

October 2023



Pond and Lake Management:

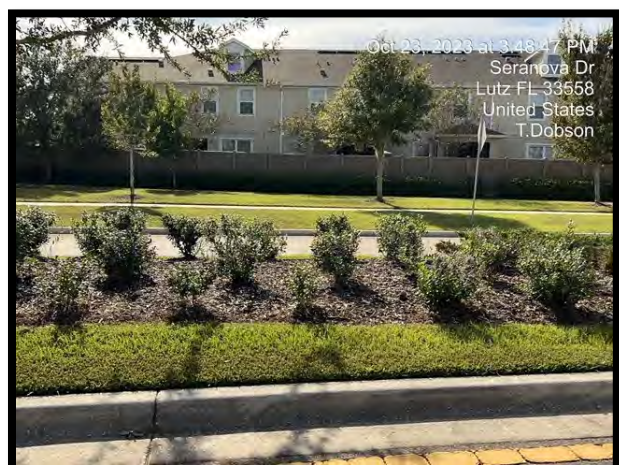
The ponds are currently in decent shape. There are signs of minimal algae growth on the big lake that is being addressed. Patches of Torpedo grass is also noticeable around the big lake, of which is also being treated. The fall-like conditions should assist in lowering the algae blooms for the remainder of the year.





LONG LAKE RANCH FIELD OPERATIONS & DISTRICT MANAGER REPORT

Landscape Maintenance



Landscape Maintenance:

The maintenance of the beds has improved drastically over the last month.





LONG LAKE RANCH FIELD OPERATIONS & DISTRICT MANAGER REPORT

Hedges / Shrubs: At the time of this report, there are signs of new growth on most of the hedge lines, especially the newly installed Podocarpus shrubs. Recommend removing the moss growth and any dead material that is impeding the overall appearance.



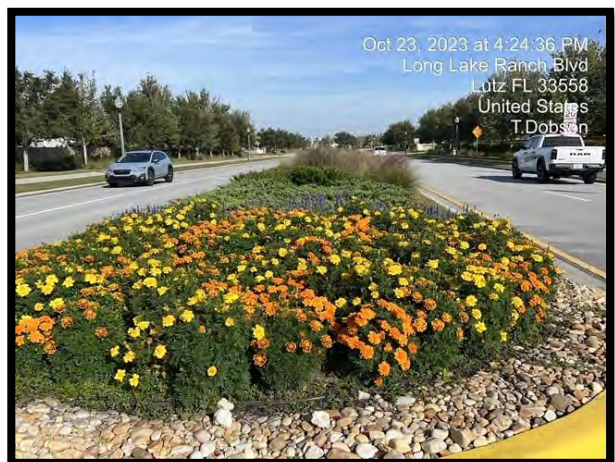


LONG LAKE RANCH FIELD OPERATIONS & DISTRICT MANAGER REPORT

Mowing: The turf is beginning to enter the dormant stage for the fall/winter months. There are a few areas that are struggling with the lack of frequent rain events.



Bed Maintenance: Weed control improved over the last few weeks, but it appeared that some of the Marigolds took a hit from the chemical control. RedTree replaced the plants that were impacted. Mechanical weed control is recommended in the annual beds.





LONG LAKE RANCH FIELD OPERATIONS & DISTRICT MANAGER REPORT

Bed Maintenance. Continued.



Observations & Recommendations



Irrigation: The major irrigation leak at the clubhouse was repaired, but the area needs to be cleaned up.

Palm Trees: The Palm trees continue to appear to be in good shape since the most recent pruning.





LONG LAKE RANCH FIELD OPERATIONS & DISTRICT MANAGER REPORT



Utility Shed Electrical Trench: Most of the trench is filling in, but there are areas that may need additional soil. Kazar was contacted for remediation.

Rear Pool Gate Lock: The mag lock electrical box is shifted with exposed wires. Clubhouse staff will assess for repair.

Fountains: All of the fountains are back online.

*All of these observations were reported to RedTree.





LONG LAKE RANCH FIELD OPERATIONS & DISTRICT MANAGER REPORT

District Manager Report

October Highlights

Cleaning:

The cleaning schedule has proven to be effective as we have not received any complaints this month.

Fountains:

Blue Water Aquatics completed the repairs, and the fountains are now functioning as designed.

Irrigation:

The pump & well across from the Basketball Court is back online. RedTree replaced the pressure tank and magnetic starter. This system does service Foxtail so there was concern that the newly installed vegetation and sod would suffer. At this time, it does not appear that the vegetation was impacted negatively.

Mailboxes:

There were additional issues with a few mailboxes that the Postmaster General is reviewing.

Primrose / City of St. Petersburg Fence:

Fielded several inquiries from residents regarding the newly installed signage.

Site Visits:

10/4, 10/7, 10/10, 10/13, 10/16, 10/19, 10/23/, 10/27.

Sunlake Roadway Lighting:

A Duke Energy Representative (Laura Stapleton) will call into the meeting to review the invoices.

SWFWMD Required Inspections:

- ERP 43013843.033 LLR Village 8 Townhomes: **Completed by GHS & Certified by Phil Chang.**
- ERP 43013843.037 LLR Community Center & Village 3, Parcel G Mass Grading: **Completed by GHS and Certified by Phil Chang.**
- ERP 43013843.038 LLR Village 3: **Completed by GHS & Certified by Phil Chang.**

Water/Irrigation Leak:

The irrigation leak was repaired, and Pasco County is in the process of reviewing the Billing Adjustment Request. The adjustment, if approved, can take up to three billing cycles.



EXHIBIT 7

1 **MINUTES OF MEETING**

2 **LONG LAKE RANCH**

3 **COMMUNITY DEVELOPMENT DISTRICT**

4 The Regular Meeting of the Board of Supervisors of the Long Lake Ranch Community
5 Development District was held on Thursday, October 5, 2023 at 6:00 p.m. at the Long Lake Amenity
6 Center, 19037 Long Lake Ranch Blvd., Lutz, Florida 33558.

7 **FIRST ORDER OF BUSINESS – Call to Order/Roll Call**

8 Ms. Dobson called the meeting to order and conducted roll call.

9 Present and constituting a quorum were:

10 Bill Pellan	Board Supervisor, Chairman
11 Heidi Clawson	Board Supervisor, Vice Chairwoman
12 George Smith	Board Supervisor, Assistant Secretary
13 John Twomey	Board Supervisor, Assistant Secretary
14 Darrell Thompson	Board Supervisor, Assistant Secretary

15 Also present were:

16 Tish Dobson	District Manager, Vesta District Services
17 Sarah Sandy (<i>via phone</i>)	District Counsel, Kutak Rock LLP
18 Pete Lucadano	RedTree Landscaping
19 John Burkett	RedTree Landscaping
20 Jeanine Scully	Resident
21 Virginia Gerdaman	Resident
22 Ryan Gerdaman	Resident

23 *The following is a summary of the discussions and actions taken at the October 5, 2023 Long Lake Ranch*
24 *CDD Board of Supervisors Regular Meeting.*

25 **SECOND ORDER OF BUSINESS – Pledge of Allegiance**

26 Mr. Pellan led all present in reciting the Pledge of Allegiance.

27 **THIRD ORDER OF BUSINESS – Audience Comments –** (*limited to 3 minutes per individual for agenda*
28 *items*)

29 Mrs. Gerdaman commented on her suspension from the pool without notice from staff and
30 requested their pool privileges be reinstated. Discussion ensued.

31 **FOURTH ORDER OF BUSINESS – Supervisor Comments**

32 Ms. Clawson commented on the Room Rental Agreement and the Non-Exclusive License
33 Agreement regarding the room capacity, pricing, and cleaning of the space after an event, and noted
34 the difficulties surrounding both agreements. She also asked about the rule regarding no helium
35 balloons being allowed inside the clubhouse. Discussion ensued.

36 Mr. Smith commented on communication during the meetings and made a request for the removal
37 of a Board Supervisor or asked him to step down. Ms. Sandy weighed in on both communication
38 and Board member removal. She also gave a reminder that according to the Rules of Procedure the
39 drafting of the agenda was done by the Chair and noted that topics can be tabled by the Board.
40 Discussion ensued regarding discussing events and/ or the Spirit Committee at Board meetings.

On a MOTION by Mr. Pellan, SECONDED by Mr. Smith, WITH Ms. Clawson and Mr. Twomey voting “yea” and Mr. Thompson voting “nay”, the Board approved not entertaining discussions related to events and the Spirit Committee at Board meetings, for the Long Lake Ranch Community Development District.

FIFTH ORDER OF BUSINESS – Exhibit 1: Presentation of Proof of Publication(s)

SIXTH ORDER OF BUSINESS – Staff Reports

A. Landscaping & Irrigation

1. Red Tree Report

Mr. Lucadano gave an update on the landscaping and irrigation work. Discussion ensued.

Discussion ensued regarding tree trimming throughout the community.

Discussion ensued regarding the Primrose Woodline Cutback proposal.

On a MOTION by Mr. Twomey, SECONDED by Mr. Pellan, WITH ALL IN FAVOR, the Board approved the RedTree Primrose Woodline & Serenoa Roundabout Cutback proposal, in the amount of \$5,500.00, for the Long Lake Ranch Community Development District.

Discussion ensued regarding chemical edging.

On a MOTION by Ms. Clawson, SECONDED by Mr. Smith, WITH ALL IN FAVOR, the Board approved RedTree selective chemical edging throughout the community, where it does not pose a hazard, for the Long Lake Ranch Community Development District.

Mr. Wayne addressed the Board about their concerns regarding the amenities contract. Discussion ensued regarding amenities services, which included regular cleanings and pool services.

Discussion ensued regarding staffing.

2. Red Tree Proposals (if any)

B. Aquatic Services

1. Exhibit 2: Presentation of Aquatics Treatment Report

C. District Engineer

Ms. Dobson noted the SWFWMD inspections required by Florida Statutes and updated the Board on the paint requirements for curbs.

D. District Counsel

Ms. Sandy had nothing further to report.

E. Clubhouse Manager

1. Exhibit 3: Presentation of Clubhouse Manager Report

Ms. Dobson provided the Board with an update for Mr. Ruhlig.

F. District Manager

1. Exhibit 4: Presentation of District Manager & Field Operations Report

Ms. Dobson gave an update on the streetlights and the shed. Discussion ensued.

79 Discussion ensued regarding the Blue Water Aquatics North Fountain Repair proposal.

80 On a MOTION by Mr. Smith, SECONDED by Ms. Clawson, WITH ALL IN FAVOR, the Board approved
81 the Blue Water Aquatics North Fountain Repair proposal, for the Long Lake Ranch Community
82 Development District.

83 **SEVENTH ORDER OF BUSINESS – Consent Agenda**

84 A. Exhibit 5: Consideration for Approval – The Minutes of the Board of Supervisors Regular Meeting
85 Held September 7, 2023

86 B. Exhibit 6: Consideration for Acceptance – The August 2023 Unaudited Financial Report

87 C. Exhibit 7: Consideration for Acceptance – The August 2023 Operations & Maintenance
88 Expenditures

89 Discussion ensued regarding the Audit and Supervisor Smith's request to merge the reserves on the
90 audit, both top and bottom.

91 Discussion ensued regarding volunteer insurance.

92 On a MOTION by Mr. Pellan, SECONDED by Ms. Clawson, WITH ALL IN FAVOR, the Board approved
93 the Consent Agenda as presented, for the Long Lake Ranch Community Development District.

94 **EIGHTH ORDER OF BUSINESS – Business Items**

95 A. Exhibit 8: Consideration of The Pool Doctor Pool Resurfacing Repair Agreement

96 Discussion ensued regarding the revised Pool Doctor Pool Resurfacing Repair proposal to include
97 both tiers of tile, in the amount of \$85,106.00

98 On a MOTION by Mr. Pellan, SECONDED by Mr. Smith, WITH ALL IN FAVOR, the Board approved
99 the revised Pool Doctor Pool Resurfacing Repair Agreement, in the amount of \$85,106.00, for the Long
100 Lake Ranch Community Development District.

101 **NINTH ORDER OF BUSINESS – Supervisors Requests**

102 Mr. Smith asked if the database had been searched for the initials that were sprayed on the boxes.
103 Discussion ensued.

104 Mr. Pellan asked that the mailboxes be repaired and find out whose responsibility it was to do so.
105 Discussion ensued.

106 Ms. Clawson asked that incidents such as the mailbox vandalism and graffiti within the community
107 be properly communicated to the Board in a timely manner. Discussion ensued.

108 Mr. Thompson asked if the CDD would consider using recycled Publix bags for the dog stations
109 and provided an update on litter volunteering. Discussion ensued.

110 **TENTH ORDER OF BUSINESS – Audience Comments – New Business**

111 There being none, the next item followed.

112 **ELEVENTH ORDER OF BUSINESS – Next Meeting Quorum Check: November 2, 6:00 PM**

113 All 5 Supervisors in attendance indicated that they would be able to attend the next meeting,
114 scheduled for November 2, 2023, in person, constituting a quorum.

115

TWELFTH ORDER OF BUSINESS – Adjournment

Ms. Dobson asked for final questions, comments, or corrections before requesting a motion to adjourn the meeting. There being none, Mr. Pellán made a motion to adjourn the meeting.

On a MOTION by Mr. Pellán, SECONDED by Mr. Twomey, WITH ALL IN FAVOR, the Board adjourned the meeting at 8:53 p.m. for the Long Lake Ranch 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 November 2, 2023.

Signature

Signature

Printed Name

Printed Name

Title: ☐ Secretary ☐ Assistant Secretary

Title: ☐ Chairman ☐ Vice Chairman

EXHIBIT 8

Long Lake Ranch Community Development District

Financial Statements
(Unaudited)

Preliminary

September 30, 2023

FY 2023	FY 2023	FY 2023	FY 2023	FY 2023	FY 2023	FY 2023	FY 2023
Month of	Month of	Month of	Month of	Month of	Month of	Month of	Month of
October	November	December	January	February	March	April	May

1	REVENUE																	
2	ASSESSMENTS LEVIED																	
3	ASSESSMENTS LEVIED (NET ON-ROLL)	\$	-	\$	229,807	\$	889,661	\$	8,664	\$	16,938	\$	7,064	\$	13,818	\$	-	
4	ASSESSMENTS LEVIED (ADDITIONAL GROSS ON-ROLL)														594		420	
5	ADDITIONAL REVENUE																	
6	TENNIS		-		120		240		-		120		120		120		240	
7	ROOM RENTALS		-		125		180		-		-		180		-		180	
8	INTEREST		-		-		-		-		-		-		-		-	
9	ADVERTISEMENT RENTAL		800		1,600		800		800		-		800		1,600		800	
10	MISC. REVENUE		-		125		-		-		75		75		-		50	
11	FUND BALANCE FORWARD (removed)		-		-		-		-		-		-		-		-	
12	TOTAL REVENUE	\$	800	\$	231,777	\$	890,881	\$	9,464	\$	17,133	\$	8,239	\$	16,132	\$	1,690	

13 EXPENDITURES

14 ADMINISTRATIVE

15	SUPERVISORS - REGULAR MEETINGS	\$	600	\$	800	\$	600	\$	600	\$	600	\$	400	\$	600	\$	400
16	SUPERVISORS - WORKSHOPS		-		-		-		-		600		-		600		600
17	PAYROLL TAXES (BOS)		46		61		46		46		77		46		77		77
18	PAYROLL SERVICES FEES		50		50		51		51		102		50		100		100
19	DISTRICT MANAGEMENT		1,667		1,638		1,694		1,622		1,667		1,667		1,667		1,667
20	ADMINISTRATIVE		917		917		917		917		917		917		917		917
21	ACCOUNTING		917		917		917		917		917		917		917		917
22	ASSESSMENT ROLL PREPERATION		417		417		417		417		417		417		417		417
23	DISSEMINATION AGENT		3,000		-		-		-		-		-		-		-
24	DISTRICT COUNSEL		(1)		2,892		2,243		2,825		3,116		2,578		3,778		3,306
25	DISTRICT ENGINEER		298		968		-		425		553		425		383		1,225
26	ARBITRAGE REBATE CALCULATION		-		-		500		-		-		-		-		-
27	TRUSTEE FEES		4,041		-		4,041		-		-		-		-		-
28	BANK FEES		-		-		-		-		-		-		-		53
29	AUDITING		-		-		-		-		-		-		-		-
30	REGULATORY PERMITS AND FEES		175		-		-		-		-		-		-		-
31	TAX COLLECTOR/PROPERTY TAXES		-		-		225		-		-		-		-		150
32	SALES TAX		189		-		-		272		-		-		148		-
33	LEGAL ADVERTISING		-		-		66		66		68		145		66		66
34	WEBSITE HOSTING		1,538		-		-		-		-		-		-		-
35	TOTAL ADMINISTRATIVE		13,852		8,659		11,715		8,156		8,350		8,243		8,986		9,892

36 **INSURANCE**

37	GENERAL LIABILITY/PROPERTY INSURANCE	20,564	-	-	-	-	-	465	-
38	TOTAL INSURANCE	20,564	-	-	-	-	-	465	-

	FY 2023 Month of June	FY 2023 Month of July	FY 2023 Month of August	FY 2023 Month of September	FY 2023 Total Actual Year-to-Date	FY 2023 Amended Budget	VARIANCE Over (Under) to Budget	% Actual YTD / FY Budget
1 REVENUE								
2 ASSESSMENTS LEVIED								
3 ASSESSMENTS LEVIED (NET ON-ROLL)	\$ -	\$ -	\$ -	\$ -	\$ 1,165,951	\$ 1,165,951	\$ -	100%
4 ASSESSMENTS LEVIED (ADDITIONAL GROSS ON-ROLL)	1,373	-	-	-	2,388	74,422	(72,035)	3%
5 ADDITIONAL REVENUE								
6 TENNIS	120	-	120	120	1,320	1,440	(120)	92%
7 ROOM RENTALS	120	-	240	420	1,445	150	1,295	963%
8 INTEREST	-	-	-	-	-	125	(125)	0%
9 ADVERTISEMENT RENTAL	800	-	800	-	8,800	-	8,800	
10 MISC. REVENUE	725	-	25	572	1,646	-	1,646	
11 FUND BALANCE FORWARD (removed)	-	-	-	-	-	-	-	
12 TOTAL REVENUE	\$ 3,138	\$ -	\$ 1,185	\$ 1,112	\$ 1,181,550	\$ 1,242,089	\$ (60,539)	95%
13 EXPENDITURES								
14 ADMINISTRATIVE								
15 SUPERVISORS - REGULAR MEETINGS	\$ -	\$ 600	\$ 600	\$ 600	\$ 6,400	\$ 10,000	\$ (3,600)	64%
16 SUPERVISORS - WORKSHOPS	-	-	-	-	1,200	2,000	(800)	60%
17 PAYROLL TAXES (BOS)	-	46	46	46	581	734	(153)	79%
18 PAYROLL SERVICES FEES	-	50	50	50	654	600	54	109%
19 DISTRICT MANAGEMENT	1,667	1,667	1,667	1,667	19,954	20,000	(46)	100%
20 ADMINISTRATIVE	917	917	917	917	11,000	11,000	(0)	100%
21 ACCOUNTING	917	917	917	917	11,000	11,000	(0)	100%
22 ASSESSMENT ROLL PREPERATION	417	417	417	417	5,000	5,000	0	100%
23 DISSEMINATION AGENT	-	-	-	-	3,000	3,000	-	100%
24 DISTRICT COUNSEL	3,118	2,060	2,253	2,628	30,795	32,000	(1,205)	96%
25 DISTRICT ENGINEER	260	-	-	-	4,535	13,500	(8,965)	34%
26 ARBITRAGE REBATE CALCULATION	-	-	-	-	500	650	(150)	77%
27 TRUSTEE FEES	3,933	-	-	-	12,014	15,701	(3,687)	77%
28 BANK FEES	-	32	25	-	110	150	(40)	73%
29 AUDITING	3,950	-	-	-	3,950	6,000	(2,050)	66%
30 REGULATORY PERMITS AND FEES	-	-	-	-	175	175	-	100%
31 TAX COLLECTOR/PROPERTY TAXES	-	-	-	-	375	250	125	150%
32 SALES TAX	-	280	-	-	889	-	889	
33 LEGAL ADVERTISING	94	1,478	77	179	2,303	1,500	803	154%
34 WEBSITE HOSTING	-	-	-	-	1,538	1,600	(63)	96%
35 TOTAL ADMINISTRATIVE	15,271	8,463	6,967	7,419	115,973	134,860	(18,887)	86%
36 INSURANCE								
37 GENERAL LIABILITY/PROPERTY INSURANCE	-	-	-	-	21,029	22,628	(1,599)	93%
38 TOTAL INSURANCE	-	-	-	-	21,029	22,628	(1,599)	93%

	FY 2023 Month of October	FY 2023 Month of November	FY 2023 Month of December	FY 2023 Month of January	FY 2023 Month of February	FY 2023 Month of March	FY 2023 Month of April	FY 2023 Month of May
39 UTILITIES								
40 UTILITIES - ELECTRICITY	3,730	3,586	3,632	5,282	4,793	4,716	5,222	5,469
41 UTILITIES - STREETLIGHTS	10,809	10,805	10,807	11,208	9,015	5,248	4,955	5,657
42 UTILITIES - WATER/SEWER	763	272	279	358	279	575	653	330
43 UTILITIES - SOLID WASTE REMOVAL	174	1,426	91	88	88	87	87	87
44 TOTAL UTILITIES	15,476	16,090	14,809	16,937	14,174	10,626	10,917	11,543
45 SECURITY								
46 SECURITY MISCELLANEOUS EXPENSE (EQUIPMENT)	650	(380)	-	1,198	-	-	-	-
47 TOTAL SECURITY	650	(380)	-	1,198	-	-	-	-
48 COMMUNITY MAINTENANCE								
49 FIELD SERVICES	421	421	421	421	421	421	421	421
50 FOUNTAIN SERVICE REPAIRS & MAINTENANCE	-	600	443	-	600	291	-	600
51 AQUATIC MAINTENANCE	4,920	2,460	2,460	-	2,460	2,460	2,460	2,460
52 MITIGATION AREA MONITORING & MAINTENANCE	-	-	-	-	-	-	-	-
53 AQUATIC PLANT REPLACEMENT	-	-	-	-	-	-	-	-
54 STORMWATER SYSTEM MAINTENANCE	-	-	-	-	-	-	-	-
55 FISH STOCKING	-	-	-	-	-	-	3,506	-
56 LAKE & POND MAINTENANCE	-	-	-	-	-	-	-	-
57 ENTRY & WALLS MAINTENANCE	-	-	-	-	-	-	-	-
58 LANDSCAPE MAINTENANCE - CONTRACT	13,675	13,675	13,675	13,675	13,675	13,675	13,675	13,675
59 LANDSCAPE REPLACEMENT MULCH	-	-	-	60,000	-	-	1,250	-
60 LANDSCAPE REPLACEMENT ANNUALS	7,272	-	7,272	-	-	7,272	-	-
61 LANDSCAPE REPLACEMENT PLANTS & SHRUBS	-	-	49,142	-	2,850	-	-	4,500
62 TREE TRIMMING & MAINTENANCE	-	675	-	-	-	-	-	-
63 OTHER LANDSCAPE -FIRE ANT TREAT	-	-	-	-	-	-	4,475	-
64 IRRIGATION REPAIRS & MAINTENANCE	1,443	-	-	-	-	606	-	3,873
65 DECORATIVE LIGHT MAINTENANCE	4,000	-	-	-	-	-	-	-
66 PRESSURE WASHING	-	-	-	-	450	-	30,000	-
67 FIELD CONTINGENCY	1,200	-	-	-	-	1,224	-	-
68 TOTAL PHYSICAL ENVIRONMENT	32,930	17,831	73,412	74,096	20,456	25,948	55,787	25,529
69 ROAD & STREET FACILITIES								
70 SIDEWALK REPAIR & MAINTENANCE	-	-	-	-	-	-	-	-
71 ROADWAY REPAIR & MAINTENANCE	-	-	-	-	-	-	-	-
72 SIGNAGE REPAIR & REPLACEMENT	-	-	-	-	66	-	-	-
73 TOTAL ROAD & STREET FACILITIES	-	-	-	-	66	-	-	-

	FY 2023 Month of June	FY 2023 Month of July	FY 2023 Month of August	FY 2023 Month of September	FY 2023 Total Actual Year-to-Date	FY 2023 Amended Budget	VARIANCE Over (Under) to Budget	% Actual YTD / FY Budget
39 UTILITIES								
40 UTILITIES - ELECTRICITY	5,303	4,564	4,617	4,179	55,093	90,000	(34,907)	61%
41 UTILITIES - STREETLIGHTS	28,443	8,456	8,457	8,447	122,308	150,000	(27,692)	82%
42 UTILITIES - WATER/SEWER	1,047	1,739	1,363	1,371	9,029	25,000	(15,971)	36%
43 UTILITIES - SOLID WASTE REMOVAL	86	86	87	103	2,490	1,716	774	145%
44 TOTAL UTILITIES	34,879	14,845	14,524	14,099	188,920	266,716	(77,796)	71%
45 SECURITY								
46 SECURITY MISCELLANEOUS EXPENSE (EQUIPMENT)	-	-	313	125	1,906	7,600	(5,695)	25%
47 TOTAL SECURITY	-	-	313	125	1,906	7,600	(5,695)	25%
48 COMMUNITY MAINTENANCE								
49 FIELD SERVICES	421	421	421	421	5,051	5,051	1	100%
50 FOUNTAIN SERVICE REPAIRS & MAINTENANCE	476	548	600	-	4,159	3,500	659	119%
51 AQUATIC MAINTENANCE	4,920	2,460	-	4,920	31,980	29,520	2,460	108%
52 MITIGATION AREA MONITORING & MAINTENANCE	-	-	-	-	-	3,100	(3,100)	0%
53 AQUATIC PLANT REPLACEMENT	-	-	-	-	-	2,500	(2,500)	0%
54 STORMWATER SYSTEM MAINTENANCE	-	-	-	-	-	500	(500)	0%
55 FISH STOCKING	-	-	-	-	3,506	11,100	(7,594)	32%
56 LAKE & POND MAINTENANCE	-	1,500	-	-	1,500	2,000	(500)	75%
57 ENTRY & WALLS MAINTENANCE	-	-	-	-	-	5,500	(5,500)	0%
58 LANDSCAPE MAINTENANCE - CONTRACT	13,675	13,675	13,675	11,504	161,929	183,982	(22,053)	88%
59 LANDSCAPE REPLACEMENT MULCH	-	-	-	-	61,250	70,000	(8,750)	88%
60 LANDSCAPE REPLACEMENT ANNUALS	-	-	-	-	21,816	24,000	(2,184)	91%
61 LANDSCAPE REPLACEMENT PLANTS & SHRUBS	-	-	-	-	56,492	45,000	11,492	126%
62 TREE TRIMMING & MAINTENANCE	-	-	-	-	675	16,000	(15,325)	4%
63 OTHER LANDSCAPE -FIRE ANT TREAT	-	-	-	-	4,475	4,500	(25)	99%
64 IRRIGATION REPAIRS & MAINTENANCE	225	-	-	-	6,146	6,000	146	102%
65 DECORATIVE LIGHT MAINTENANCE	-	-	-	4,500	8,500	9,050	(550)	94%
66 PRESSURE WASHING	-	-	-	-	30,450	30,000	450	101%
67 FIELD CONTINGENCY	-	-	-	19,039	21,463	22,931	(1,468)	94%
68 TOTAL PHYSICAL ENVIRONMENT	19,717	18,604	14,696	40,384	419,391	474,234	(54,843)	88%
69 ROAD & STREET FACILITIES								
70 SIDEWALK REPAIR & MAINTENANCE	-	2,000	-	5,200	7,200	1,000	6,200	720%
71 ROADWAY REPAIR & MAINTENANCE	-	-	-	-	-	1,000	(1,000)	0%
72 SIGNAGE REPAIR & REPLACEMENT	-	-	450	-	516	5,000	(4,484)	10%
73 TOTAL ROAD & STREET FACILITIES	-	2,000	450	5,200	7,716	7,000	716	110%

	FY 2023 Month of October	FY 2023 Month of November	FY 2023 Month of December	FY 2023 Month of January	FY 2023 Month of February	FY 2023 Month of March	FY 2023 Month of April	FY 2023 Month of May
74 AMENITY MAINTENANCE								
75 CLUBHOUSE MANAGEMENT	8,979	9,396	9,212	8,979	10,011	4,524	8,143	6,140
76 POOL MAINTENANCE - CONTRACT	2,315	-	-	4,630	2,315	2,315	2,315	2,315
77 DOG WASTE STATION SUPPLIES	-	-	417	417	269	-	-	-
78 AMENITY MAINTENANCE & REPAIR	555	1,918	664	430	280	1,085	1,053	1,475
79 OFFICE SUPPLIES	41	62		14	69	43	-	19
80 FURNITURE REPAIR/REPLACEMENT	-	-	-			-	-	-
81 POOL REPAIRS	-	135	355	690	-	(453)	271	625
82 POOL PERMITS	-	-	-			-	-	561
83 COMMUNICATIONS (TEL, FAX, INTERNET)	263	302	296	297	297	297	296	297
84 FACILITY A/C & HEATING MAINTENANCE & REPAIRS	-	-	-			-	280	1,094
85 COMPUTER SUPPORT MAINTENANCE & REPAIR	-	-	-	-	132	464	125	-
86 PLAYGROUND EQUIPMENT & MAINTENANCE	-	-	-			-	-	-
87 ATHLETIC/PARK & COURT/FIELD REPAIRS	184	300	-	97	652	-	563	-
88 PEST CONTROL	-	-	300	-	300	-	-	300
89 CLUBHOUSE SUPPLIES	-	-	-	-	47	127	6	-
90 TOTAL PARKS AND RECREATION	12,337	12,113	11,243	15,554	14,372	8,403	13,052	12,825
91 TOTAL EXPENDITURES	\$ 95,810	\$ 54,313	\$ 111,179	\$ 115,941	\$ 57,417	\$ 53,220	\$ 89,208	\$ 59,790
92 EXCESS OF REVENUE OVER (UNDER) EXPENDITURES	(95,010)	177,464	779,702	(106,476)	(40,284)	(44,982)	(73,076)	(58,100)
93 OTHER FINANCING SOURCES & USES								
94 TRANSFERS IN	-	-	-	-	-	-	-	-
95 TRANSFERS OUT	(95,544)	-	-	-	-	-	-	-
96 TOTAL OTHER FINANCING RESOURCES & USES	(95,544)	-	-	-	-	-	-	-
97 NET CHANGE IN FUND BALANCE	\$ (190,553)	\$ 177,464	\$ 779,702	\$ (106,476)	\$ (40,284)	\$ (44,982)	\$ (73,076)	\$ (58,100)

	FY 2023 Month of June	FY 2023 Month of July	FY 2023 Month of August	FY 2023 Month of September	FY 2023 Total Actual Year-to-Date	FY 2023 Amended Budget	VARIANCE Over (Under) to Budget	% Actual YTD / FY Budget
74 AMENITY MAINTENANCE								
75 CLUBHOUSE MANAGEMENT	9,091	12,280	6,140	-	92,894	126,928	(34,034)	73%
76 POOL MAINTENANCE - CONTRACT	4,630	2,315	2,315	2,315	27,780	27,780	-	100%
77 DOG WASTE STATION SUPPLIES	-	-	150	-	1,252	5,460	(4,208)	23%
78 AMENITY MAINTENANCE & REPAIR	2,707	783	5,118	3,208	19,274	21,000	(1,726)	92%
79 OFFICE SUPPLIES	18	-	-	-	265	500	(235)	53%
80 FURNITURE REPAIR/REPLACEMENT	-	-	-	-	-	1,500	(1,500)	0%
81 POOL REPAIRS	100	-	-	750	2,474	1,500	974	165%
82 POOL PERMITS	-	-	-	-	561	1,000	(439)	56%
83 COMMUNICATIONS (TEL, FAX, INTERNET)	206	780	320	320	3,973	5,000	(1,027)	79%
84 FACILITY A/C & HEATING MAINTENANCE & REPAIRS	-	-	59	-	1,433	2,000	(567)	72%
85 COMPUTER SUPPORT MAINTENANCE & REPAIR	-	-	-	-	721	1,000	(279)	72%
86 PLAYGROUND EQUIPMENT & MAINTENANCE	-	-	-	-	-	1,000	(1,000)	0%
87 ATHLETIC/PARK & COURT/FIELD REPAIRS	-	-	-	-	1,795	5,000	(3,205)	36%
88 PEST CONTROL	-	-	300	-	1,200	2,460	(1,260)	49%
89 CLUBHOUSE SUPPLIES	-	-	-	-	181	2,500	(2,319)	7%
90 TOTAL PARKS AND RECREATION	16,752	16,158	14,401	6,593	153,804	204,628	(50,824)	75%
91 TOTAL EXPENDITURES	\$ 86,619	\$ 60,069	\$ 51,351	\$ 73,820	908,737	1,117,666	(208,928)	81%
92 EXCESS OF REVENUE OVER (UNDER) EXPENDITURES	(83,481)	(60,069)	(50,166)	(72,708)	272,813	124,423	148,390	
93 OTHER FINANCING SOURCES & USES								
94 TRANSFERS IN	-	-	-	-	-	-	-	
95 TRANSFERS OUT	-	-	-	-	(95,877)	(50,000)	(45,877)	
96 TOTAL OTHER FINANCING RESOURCES & USES	-	-	-	-	(95,877)	(50,000)	(45,877)	
97 NET CHANGE IN FUND BALANCE	\$ (83,481)	\$ (60,069)	\$ (50,166)	\$ (72,708)	\$ 176,935	\$ 74,422	\$ 102,513	

Long Lake Ranch CDD
Balance Sheet
September 30, 2023

	General Fund	Reserve Fund	Debt Service 2014	Debt Service 2015	Debt Service 2016	TOTAL
1 ASSETS						
2 OPERATING ACCOUNT - BU	\$ 671,424	\$ -	\$ -	\$ -	\$ -	\$ 671,424
3 MONEY MARKET ACCOUNT - BU	-	938,566	-	-	-	938,566
4 RESERVE ACCOUNT - BU	-	91,644	-	-	-	91,644
5 TRUST ACCOUNTS:						-
6 REVENUE FUND	-	-	200,738	113,847	83,301	397,885
7 RESERVE FUND	-	-	317,500	117,969	95,941	531,409
8 PREPAYMENT FUND	-	-	1,250	-	2,217	3,467
9 ACCOUNTS RECEIVABLE	5,450	-	-	-	-	5,450
10 ASSESSMENTS RECEIVABLE - ON ROLL	-	-	-	-	207	207
11 DUE FROM OTHER FUNDS	132,994	216,993	375	278	226	350,866
12 PREPAID EXPENSES	38,144	-	-	-	-	38,144
13 DEPOSITS	49,570	-	-	-	-	49,570
14 TOTAL ASSETS	\$ 897,581	\$ 1,247,202	\$ 519,863	\$ 232,094	\$ 181,892	\$ 3,078,631
15 LIABILITIES						
16 ACCOUNTS PAYABLE	\$ 30,428	\$ -	\$ -	\$ -	\$ -	\$ 30,428
17 SALES TAX	3	-	-	-	-	3
18 ACCRUED EXPENSES	-	-	-	-	-	-
19 DEFERRED REVENUE - ON-ROLL	-	-	-	-	207	207
20 DUE TO OTHER FUNDS	216,993	132,994	-	-	-	349,987
21 TOTAL LIABILITIES	247,424	132,994	-	-	207	380,625
22 FUND BALANCE						
23 NONSPENDABLE						
24 PREPAID & DEPOSITS	87,714	-	-	-	-	87,714
26 CAPITAL RESERVES	-	972,956	-	-	-	972,956
25 OPERATING CAPITAL	194,325	75,000	-	-	-	269,325
27 UNASSIGNED	368,118	66,252	519,863	232,094	181,685	1,368,012
28 TOTAL FUND BALANCE	650,157	1,114,208	519,863	232,094	181,685	2,698,006
29 TOTAL LIABILITIES & FUND BALANCE	\$ 897,581	\$ 1,247,202	\$ 519,863	\$ 232,094	\$ 181,892	\$ 3,078,631

Long Lake Ranch CDD
Capital Reserve Fund (CRF)
Statement of Revenue, Expenditures, and Changes in Fund Balance
For the period from October 1, 2022 to September 30, 2023

	FY 2023 Amended Budget	FY 2023 Total Actual Year-to-Date	VARIANCE Over (Under) to Budget
1 REVENUE			
2 SPECIAL ASSESSMENTS - ON ROLL (NET)	\$ 222,628	\$ 223,084	\$ 456
3 INTEREST & MISCELLANEOUS	1,000	33,568	32,568
4 TOTAL REVENUE	223,628	256,652	33,024
5 EXPENDITURES			
6 CAPITAL IMPROVEMENT PLAN (CIP)	92,276	131,061	38,785
7 CONTINGENCY	9,228	13,759	4,531
8 TOTAL EXPENDITURES	101,504	144,820	43,316
9 EXCESS OF REVENUE OVER (UNDER) EXPENDITURES	122,124	111,832	(10,292)
10 OTHER FINANCING SOURCES & USES			
11 TRANSFERS IN	50,000	95,544	
12 TRANSFERS OUT	-	-	
13 TOTAL OTHER FINANCING SOURCES & USES	50,000	95,544	45,544
14 FUND BALANCE - BEGINNING	906,832	906,832	-
15 NET CHANGE IN FUND BALANCE	172,124	207,376	35,252
16 FUND BALANCE - ENDING	\$ 1,078,956	\$ 1,114,208	\$ 35,252
17 ANALYSIS OF FUND BALANCE			
18 ASSIGNED			
19 FUTURE CAPITAL IMPROVEMENTS	972,956	972,956	
20 WORKING CAPITAL	75,000	75,000	
21 UNASSIGNED	31,000	66,252	
22 FUND BALANCE - ENDING	\$ 1,078,956	\$ 1,114,208	

Long Lake Ranch CDD
Debt Service Fund - Series 2014
Statement of Revenue, Expenditures, and Changes in Fund Balance
For the period from October 1, 2022 to September 30, 2023

	FY 2023 Adopted Budget	FY 2023 Total Actual Year-to-Date	VARIANCE Over (Under) to Budget
1 REVENUE			
2 SPECIAL ASSESSMENTS - ON ROLL (NET)	\$ 318,994	\$ 319,283	\$ 289
3 INTEREST REVENUE	-	21,438	21,438
4 MISC REVENUE	-	9,736	9,736
5 TOTAL REVENUE	318,994	350,457	31,464
6 EXPENDITURES			
7 INTEREST EXPENSE			
8 November 1, 2022	-	115,763	115,763
9 May 1, 2023	115,763	115,913	150
10 November 1, 2023	113,231	-	(113,231)
11 PRINCIPAL RETIREMENT			-
12 May 1, 2023	90,000	90,000	-
13 PRINCIPAL PREPAYMENT	-	15,000	15,000
14 TOTAL EXPENDITURES	318,994	336,675	17,681
15 EXCESS OF REVENUE OVER (UNDER) EXP.	-	13,782	13,782
16 OTHER FINANCING SOURCES (USES)			
17 TRANSFERS IN	-	-	-
18 TRANSFERS OUT	-	-	-
19 TOTAL OTHER FINANCING SOURCES (USES)	-	-	-
20 FUND BALANCE - BEGINNING	506,081	506,081	-
21 NET CHANGE IN FUND BALANCE	-	13,782	13,782
22 FUND BALANCE - ENDING	\$ 506,081	\$ 519,863	\$ 13,782

Long Lake Ranch CDD
Debt Service Fund - Series 2015
Statement of Revenue, Expenditures, and Changes in Fund Balance
For the period from October 1, 2022 to September 30, 2023

	FY 2023 Adopted Budget	FY 2023 Total Actual Year-to-Date	VARIANCE Over (Under) to Budget
1 REVENUE			
2 SPECIAL ASSESSMENTS - ON ROLL (NET)	\$ 235,938	\$ 236,383	\$ 446
3 INTEREST REVENUE	-	1,320	1,320
4 TOTAL REVENUE	235,938	237,703	1,766
5 EXPENDITURES			
6 INTEREST EXPENSE			
7 November 1, 2022	-	88,119	88,119
8 May 1, 2023	88,119	88,119	-
9 November 1, 2023	86,319	-	(86,319)
10 PRINCIPAL RETIREMENT			
11 May 1, 2023	60,000	60,000	-
12 TOTAL EXPENDITURES	234,438	236,238	1,800
13 EXCESS OF REVENUE OVER (UNDER) EXP.	1,500	1,466	(34)
14 OTHER FINANCING SOURCES (USES)			
15 TRANSFERS IN	-	-	-
16 TRANSFERS OUT	-	-	-
17 TOTAL OTHER FINANCING SOURCES (USES)	-	-	-
18 FUND BALANCE - BEGINNING	230,628	230,628	-
19 NET CHANGE IN FUND BALANCE	1,500	1,466	(34)
20 FUND BALANCE - ENDING	\$ 232,128	\$ 232,094	\$ (34)

Long Lake Ranch CDD
Debt Service Fund - Series 2016
Statement of Revenue, Expenditures, and Changes in Fund Balance
For the period from October 1, 2022 to September 30, 2023

	FY 2023 Adopted Budget	FY 2023 Total Actual Year-to-Date	VARIANCE Over (Under) to Budget
1 REVENUE			
2 SPECIAL ASSESSMENTS - ON ROLL (NET)	\$ 192,869	\$ 192,662	\$ (207)
3 INTEREST REVENUE	-	6,027	6,027
4 TOTAL REVENUE	192,869	198,689	5,820
5 EXPENDITURES			
6 INTEREST EXPENSE			
7 November 1, 2022	-	63,434	63,434
8 May 1, 2023	63,434	63,100	(334)
9 November 1, 2023	62,134	-	(62,134)
10 PRINCIPAL RETIREMENT			-
11 May 1, 2023	65,000	65,000	-
12 PRINCIPAL PREPAYMENT	-	15,000	15,000
13 TOTAL EXPENDITURES	190,569	206,534	15,966
14 EXCESS OF REVENUE OVER (UNDER) EXP.	2,300	(7,846)	(10,146)
15 OTHER FINANCING SOURCES (USES)			
16 TRANSFERS IN	-	-	-
17 TRANSFERS OUT	-	-	-
18 TOTAL OTHER FINANCING SOURCES (USES)	-	-	-
19 FUND BALANCE - BEGINNING	189,530	189,530	-
20 NET CHANGE IN FUND BALANCE	2,300	(7,846)	(10,146)
21 FUND BALANCE - ENDING	\$ 191,830	\$ 181,685	\$ (10,146)

Long Lake Ranch CDD

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Date	Ref. Num	Name	Memo	Deposits	Disbursements	Balance
09/30/2022		EOY Balance				364,594.10
10/01/2022	1461	Egis Insurance & Risk Advisors	Insurance FY 10/1/22 - 10/1/23 Policy # 100122769		20,564.00	344,030.10
10/03/2022	01ACH100322	Duke Energy	Summary Bill - Sept 2022		14,691.39	329,338.71
10/04/2022	100044	County Sanitation	Invoice: 100322-6755 (Reference: 19037 Long Lake Ranch Blvd..)		87.21	329,251.50
10/04/2022	100045	Innersync	Invoice: 20770 (Reference: Outgoing PDF Accessibility and Website Services.)		1,537.50	327,714.00
10/04/2022	100046	Vesta Property Services, Inc.	Invoice: 401900 (Reference: Oct Management Services fees.)		8,979.23	318,734.77
10/06/2022	100047	County Sanitation	Invoice: 2A127846 (Reference: 19037 Long Lake Ranch- Trash Removal.)		87.21	318,647.56
10/06/2022	100048	Johnson Engineering, Inc.	Invoice: 34 (Reference: Professional Personnel 9.11.) Invoice: 4 (Reference: Professional Ser..		742.50	317,905.06
10/06/2022	100049	RedTree Landscape Systems	Invoice: 11549 (Reference: Monthly Grounds Maintenance.) Invoice: 11461 (Reference: Repl		15,892.50	302,012.56
10/06/2022	100050	Vesta Property Services	Invoice: WC0129 (Reference: Replaced 2 pool ladder treads at main pool.) Invoice: WC0142 (420.00	301,592.56
10/06/2022	100051	A Total Solution, Inc.	Invoice: 0000164442 (Reference: Replaced check Valve #2.)		1,358.81	300,233.75
10/11/2022	ACH1101122	Pasco County Utilities Services Branch	18981 Long Lake Ranch Blvd 08/08-09/08/22		70.74	300,163.01
10/11/2022	100052	DCSI, Inc " Security & Sound"	Invoice: 30016 (Reference: access control.)		11,825.00	288,338.01
10/11/2022	100053	Florida Field Services Group, LLC	Invoice: 678 (Reference: 50% deposit - reinstallation of holiday lighting.)		4,000.00	284,338.01
10/11/2022	100054	RedTree Landscape Systems	Invoice: 11444 (Reference: Landscape construction- remove dead/ declining cypress trees.)		3,920.00	280,418.01
10/11/2022	100055	DCSI, Inc " Security & Sound"	Invoice: 29998 (Reference: Access/ Gate Service.)		125.00	280,293.01
10/11/2022	100056	GHS LLC	Invoice: 2022-489 (Reference: Aquatic Maintenance Program.)		2,460.00	277,833.01
10/12/2022	101222ACH1	Frontier	Phone and Internet - 9/15-10/14		100.99	277,732.02
10/12/2022	101222ACH2	Frontier	Phone and Internet - 09/15-10/14/22		163.40	277,568.62
10/12/2022	ACH101222	Duke Energy	000 Sunlake Blvd Lite 08/17-9/16		336.94	277,231.68
10/14/2022	100057	DCSI, Inc " Security & Sound"	Invoice: 29991 (Reference: Access Cards.)		525.00	276,706.68
10/14/2022	101422ACH3	Engage PEO	BOS MTG 10/6/22		141.80	276,564.88
10/14/2022	101422ACH2	George Smith, Jr	BOS MTG 10/6/22		184.70	276,380.18
10/14/2022	101422ACH1	Jim Kofor	BOS MTG 10/6/22		184.70	276,195.48
10/14/2022	23	William Pellan	BOS MTG 10/6/22		184.70	276,010.78
10/18/2022	ACH 101822	Florida Department of Revenue	Sales Tax 3rd Qt 2022		188.81	275,821.97
10/20/2022			Deposit	800.00		276,621.97
10/22/2022	ACH 102222	Credit Card Purchases	Credit Card payment Oct 2022		1,100.17	275,521.80
10/24/2022	102422ACH1	Pasco County Utilities Services Branch	Reference: 0 Community center 8/19-9/20		529.91	274,991.89
10/24/2022	102422ACH2	Pasco County Utilities Services Branch	Reference: 18981 Long Lake Ranch blvd 8/19-9/20		161.07	274,830.82
10/24/2022			Funds Transfer	8.66		274,839.48
10/26/2022	100058	DPFG M&C	Invoice: 403544 (Reference: Dissemination agent.) Invoice: 403514 (Reference: Oct Managen		7,337.58	267,501.90
10/26/2022	100059	Kutak Rock LLP	Invoice: 3125416 (Reference: Professional Services Rendered.) Invoice: 3125413 (Reference:		3,091.50	264,410.40
10/26/2022	100060	Vesta Property Services	Invoice: 403571 (Reference: Monthly pool services.) Invoice: 403621 (Reference: Oct Manag		11,710.90	252,699.50
10/31/2022		EOM Balance		808.66	112,703.26	252,699.50
11/01/2022	ACH110122	Duke Energy	Summary Bill - OCT 2022		14,202.25	238,497.25
11/01/2022	100061	GHS LLC	Invoice: 2022-538 (Reference: Aquatic Maintenance Program.)		2,460.00	236,037.25
11/03/2022			Deposit	800.00		236,837.25
11/07/2022			Deposit: Tax Assessments	10,329.01		247,166.26
11/08/2022	ACH110822	Frontier	Phone and Internet -10/15 - 11/14		162.40	247,003.86
11/08/2022			Deposit	630.00		247,633.86
11/08/2022			Deposit	7,853.00		255,486.86
11/08/2022	100062	Johnson Engineering, Inc.	Invoice: 35 (Reference: Engineering professional services.)		297.50	255,189.36
11/08/2022	100063	RedTree Landscape Systems	Invoice: 11690 (Reference: landscape enhancement performed 10/3.) Invoice: 11770 (Referen		22,389.50	232,799.86
11/08/2022	100064	The Lake Doctors, Inc.	Invoice: 46279B (Reference: Fountain quarterly cleaning.)		600.00	232,199.86
11/08/2022	100065	Patriot Amenity Services Group LLC	Invoice: 1809 (Reference: Disposal of old patio furniture.)		200.00	231,999.86
11/08/2022	100066	Site Master of Florida, LLC	Invoice: 101922-1 (Reference: Repaired erosion on west side of dock.)		1,200.00	230,799.86
11/08/2022	ACH11822	Duke Energy	000 Sunlake Blvd Lite 09/17-10/17		336.94	230,462.92
11/09/2022	ACH 110922	Frontier	Phone and Internet - 10/15-11/14		100.99	230,361.93

Long Lake Ranch CDD

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Date	Ref. Num	Name	Memo	Deposits	Disbursements	Balance
11/11/2022	111122ACH5	Engage PEO	BOS MTG 11/3/22		172.40	230,189.53
11/11/2022	111122ACH1	George Smith, Jr	BOS MTG 11/3/22		184.70	230,004.83
11/11/2022	111122ACH2	Heidi Clawson	BOS MTG 11/3/22		184.70	229,820.13
11/11/2022	111122ACH3	James Christopher Koford	BOS MTG 11/3/22		184.70	229,635.43
11/11/2022	24	William Pellan	BOS MTG 11/3/22		184.70	229,450.73
11/14/2022	1463	Board of County Commissioners	Parcel 34-26-18-0020-0000-0P10 (annual solid waste)		1,336.94	228,113.79
11/14/2022	1464	Board of County Commissioners	Parcel 33-26-18-0030 (annual solid waste)		89.28	228,024.51
11/14/2022	ACH111422	Pasco County Utilities Services Branch	18981 Long Lake Ranch Blvd 09/08-10/07/22		71.80	227,952.71
11/15/2022			Deposit: Tax Assessments	94,294.75		322,247.46
11/16/2022			Deposit	370.00		322,617.46
11/16/2022	100067	DCSI, Inc " Security & Sound"	Invoice: 30076 (Reference: Replace camera system.)		22,151.50	300,465.96
11/16/2022	100068	DPFG M&C	Invoice: 404421 (Reference: Monthly contract management fees.)		4,309.29	296,156.67
11/21/2022	ACH111/2122	Pasco County Utilities Services Branch	18981 Long Lake Ranch Blvd 09/20-10/19/22		148.75	296,007.92
11/21/2022	ACH2112122	Pasco County Utilities Services Branch	0 Community Center 9/20 - 10/19		51.59	295,956.33
11/21/2022	1465	DEPT OF ECONOMIC OPPORTUNITY	FY 2022/2023 Special District Fee Invoice/Update Form		175.00	295,781.33
11/21/2022			Deposit	106,788.60		402,569.93
11/23/2022	100069	DCSI, Inc " Security & Sound"	Invoice: 30115 (Reference: Replace PoE switch , surge protector & Battery backup.)		972.00	401,597.93
11/23/2022	100070	Johnson Engineering, Inc.	Invoice: 36 (Reference: General Engineering services.)		967.50	400,630.43
11/25/2022			Deposit: Tax Assessments	209,466.04		610,096.47
11/28/2022			Deposit	800.00		610,896.47
11/30/2022	ACH113022	Duke Energy	Summary Bill -10/04-Nov/01 2022		14,054.85	596,841.62
11/30/2022	100071	Jeffrey K. Murphy	Invoice: 111822 (Reference: Land Surveying.)		300.00	596,541.62
11/30/2022	ACH 113022	Credit Card Purchases	Credit Card payment Nov 2022		1,009.91	595,531.71
11/30/2022	EOM Balance			431,331.40	88,499.19	595,531.71
12/02/2022			Deposit	1,445,852.78		2,041,384.49
12/06/2022			Deposit	180.00		2,041,564.49
12/06/2022	100072	Vesta Property Services, Inc.	Invoice: 404480 (Reference: December fees.)		9,395.90	2,032,168.59
12/07/2022	ACH120722	Duke Energy	000 Sunlake Blvd Lite 10/18-11/15		336.94	2,031,831.65
12/07/2022	100073	GHS LLC	Invoice: 2022-573 (Reference: Aquatic Maintenance Program.)		2,460.00	2,029,371.65
12/07/2022	100074	Kutak Rock LLP	Invoice: 3141229 (Reference: Professional legal Services Rendered.)		891.57	2,028,480.08
12/07/2022	100075	DCSI, Inc " Security & Sound"	Invoice: 30169 (Reference: Access/ Gate Service.)		250.00	2,028,230.08
12/07/2022	100076	Home Team Pest Defense, Inc.	Invoice: 88598622 (Reference: Pest control service.)		300.00	2,027,930.08
12/07/2022	100077	LLS Tax Solutions Inc.	Invoice: 002856 (Reference: Arbitrage Services.)		500.00	2,027,430.08
12/07/2022	100078	RedTree Landscape Systems	Invoice: 12140 (Reference: Grounds Maintenance.) Invoice: 11959 (Reference: Arbor care per		14,350.00	2,013,080.08
12/07/2022	100079	Vesta Property Services	Invoice: WC0167 (Reference: replace 2 white gutter drain grates with screws at main pool.) In		135.00	2,012,945.08
12/07/2022	100080	Vanguard Cleaning Systems	Invoice: 103734 (Reference: One Time Cleaning of 6 Bathrooms 11/19/2022.)		275.00	2,012,670.08
12/08/2022	ACH120822	Pasco County Utilities Services Branch	18981 Long Lake Ranch Blvd 10/07-11/07/22		71.80	2,012,598.28
12/09/2022	ACH120922	Frontier	Phone and Internet -11/15 - 12/14		201.47	2,012,396.81
12/09/2022	122922 ACH4	Engage PEO	BOS MTG 12/1/22		142.60	2,012,254.21
12/09/2022	122922ACH1	George Smith, Jr	BOS MTG 12/1/22		184.70	2,012,069.51
12/09/2022	122922ACH2	Heidi Clawson	BOS MTG 12/9/22		184.70	2,011,884.81
12/09/2022	25	William Pellan	BOS MTG 12/1/22		184.70	2,011,700.11
12/09/2022			Deposit	166,117.02		2,177,817.13
12/09/2022	01ACH120922	Frontier	Phone and Internet - 11/15-12/14		100.99	2,177,716.14
12/15/2022	1466	Mike Fasano. Pasco County Tax Collector	2030 Lake Waters Place 33-26-18-0030-0P200-0000		101.36	2,177,614.78
12/15/2022	1467	Mike Fasano. Pasco County Tax Collector	19037 Long Lake Ranch Blvd 34-26-18-0020-00000-0P10 County Stormwater		92.15	2,177,522.63
12/16/2022	100081	County Sanitation	Invoice: 2C100633 (Reference: Trash Service.)		91.40	2,177,431.23
12/16/2022	100082	DPFG M&C	Invoice: 405579 (Reference: Monthly management fees.)		4,337.58	2,173,093.65
12/16/2022	100083	Kutak Rock LLP	Invoice: 3141230 (Reference: Professional legal Services Rendered.)		2,000.00	2,171,093.65

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Date	Ref. Num	Name	Memo	Deposits	Disbursements	Balance
12/16/2022	100084	Fencing Life LLC	Invoice: 2209-2812-2635-1 (Reference: Fence Repair.)		29,076.76	2,142,016.89
12/19/2022	ACH121922	Pasco County Utilities Services Branch	18981 Long Lake Ranch Blvd 10/19-11/18/22		148.75	2,141,868.14
12/19/2022	01ACH121922	Pasco County Utilities Services Branch	0 Community Center 10/19-11/18		58.07	2,141,810.07
12/20/2022			Deposit	17,396.30		2,159,206.37
12/22/2022	100085	Dibartolomeo, McBee, Hartley & Barnes, PA	Invoice: 90085636 (Reference: Auditing services.)		3,850.00	2,155,356.37
12/22/2022	ACH 122222	Credit Card Purchases			2,738.05	2,152,618.32
12/27/2022			Deposit	800.00		2,153,418.32
12/28/2022			Deposit	240.00		2,153,658.32
12/30/2022	ACH123022	Duke Energy	Summary Bill -11/02-12/01 2022		14,101.69	2,139,556.63
12/30/2022	100086	GHS LLC	Invoice: 2022-628 (Reference: Routine Aquatic Maintenance.)		2,460.00	2,137,096.63
12/30/2022	100087	Kutak Rock LLP	Invoice: 3156608 (Reference: Professional legal Services Rendered.) Invoice: 3156607 (Refer		2,243.00	2,134,853.63
11/30/2022	EOM Balance			1,630,586.10	91,264.18	2,134,853.63
01/04/2023			Deposit	45.00		2,134,898.63
01/05/2023	1468	US Bank	Trustee Fees Series 2015 A-1 and A-2 (10/01/22- 09/30/23)		4,040.63	2,130,858.00
01/05/2023	1469	US Bank Tax distribution	Tax Collection Distribution 2014A		307,160.67	1,823,697.33
01/05/2023	1470	US Bank Tax distribution	Tax Collection Distribution 2015		227,408.75	1,596,288.58
01/05/2023	1471	US Bank Tax distribution	Tax Collection Distribution 2016		185,351.44	1,410,937.14
01/05/2023	1472	US Bank	Trustee Fees Series 2016 (12/01/22-11/30/23)		4,040.63	1,406,896.51
01/06/2023	100088	DCSI, Inc " Security & Sound"	Invoice: 30235 (Reference: Set up new desktop computer.)		500.00	1,406,396.51
01/06/2023	100089	RedTree Landscape Systems	Invoice: 12220 (Reference: landscape enhancement performed.) Invoice: 12221 (Reference: la		70,088.50	1,336,308.01
01/06/2023	100090	Vesta Property Services, Inc.	Invoice: 405700 (Reference: January Service Fees.)		9,395.90	1,326,912.11
01/09/2023	ACH010923	Frontier	Phone and Internet -12/15 - 01/14		195.02	1,326,717.09
01/09/2023	ACH010923	Pasco County Utilities Services Branch	18981 Long Lake Ranch Blvd 11/07-12/07/22		71.80	1,326,645.29
01/09/2023	100091	Florida Fountains & Equipment LLC	Invoice: 2022-3705 (Reference: Fountain maintenance.)		442.99	1,326,202.30
01/09/2023	01ACH010923	Duke Energy	000 Sunlake Blvd Lite 11/16-12/15		336.94	1,325,865.36
01/10/2023	ACH 011023	Frontier	Phone and Internet - 12/15-01/14		100.99	1,325,764.37
01/11/2023	1473	James Christopher Koford	Check # 1027 not cashed for Meeting Date 12/7/20 for James Christopher Koford.		200.00	1,325,564.37
01/11/2023	100092	Business Observer	Invoice: 22-02176P (Reference: Legal advertising- Notice of meeting.)		65.63	1,325,498.74
01/12/2023			Deposit	15,868.36		1,341,367.10
01/13/2023	100093	DPFG M&C	Invoice: 406412 (Reference: Dec Billable expenses.) Invoice: 406487 (Reference: Monthly co		4,364.49	1,337,002.61
01/13/2023	100094	Vesta Property Services	Invoice: 406555 (Reference: Amenity Services.)		232.77	1,336,769.84
01/13/2023	11323ACH3	Engage PEO	BOS MTG 1/05/23		142.60	1,336,627.24
01/13/2023	11323ACH1	George Smith, Jr	BOS MTG 1/05/23		184.70	1,336,442.54
01/13/2023	11323ACH3	Heidi Clawson	BOS MTG 1/05/23		184.70	1,336,257.84
01/13/2023	26	William Pellan	BOS MTG 1/05/23		184.70	1,336,073.14
01/19/2023	ACH 011923	Florida Department of Revenue	Sales Tax 4th Qt 2022		272.32	1,335,800.82
01/20/2023	1474	Mike Fasano. Pasco County Tax Collector	Negative Distribution		31.80	1,335,769.02
01/20/2023	100095	DCSI, Inc " Security & Sound"	Invoice: 30320 (Reference: Install wall mounted AV rack.)		1,198.00	1,334,571.02
01/20/2023	100096	Kutak Rock LLP	Invoice: 3168542 (Reference: Professional legal Services Rendered.) Invoice: 3168541 (Refer		2,825.00	1,331,746.02
01/23/2023	ACH1012323	Pasco County Utilities Services Branch	18981 Long Lake Ranch Blvd 11/18-12/19/22		157.27	1,331,588.75
01/23/2023	ACH2012323	Pasco County Utilities Services Branch	0 Community Center 11/18 - 12/19		129.35	1,331,459.40
01/23/2023	ACH 012323	Credit Card Purchases			1,368.89	1,330,090.51
01/27/2023	100097	Business Observer	Invoice: 23-00079P (Reference: Legal advertising- Notice of meeting.)		65.63	1,330,024.88
01/27/2023	100098	Johnson Engineering, Inc.	Invoice: 37 (Reference: Professional Engineering Services.)		425.00	1,329,599.88
01/27/2023	100099	Coastal Waste & Recycling, Inc.	Invoice: SW0000247527 (Reference: Monthly waste collection.)		87.83	1,329,512.05
01/30/2023			Deposit	800.00		1,330,312.05
01/31/2023	1475	Fencing Life LLC	Reference: Fence Repair.		29,076.75	1,301,235.30
01/31/2023	EOM Balance			16,713.36	850,331.69	1,301,235.30
02/01/2023	ACH020123	Duke Energy	Summary Bill -12/02-01/03 2023		16,145.68	1,285,089.62

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Date	Ref. Num	Name	Memo	Deposits	Disbursements	Balance
02/02/2023	100100	Vesta Property Services, Inc.	Invoice: 406662 (Reference: Amenity Management services.)		6,139.83	1,278,949.79
02/03/2023	1476	Fencing Life LLC	Reference: Fence Repair at primrose		652.09	1,278,297.70
02/06/2023	100101	RedTree Landscape Systems	Invoice: 12569 (Reference: Grounds Maintenance.)		13,675.00	1,264,622.70
02/06/2023	100102	The Lake Doctors, Inc.	Invoice: 68541B (Reference: Fountain cleaning service- Quarterly.)		600.00	1,264,022.70
02/08/2023	ACH020823	Frontier	Phone and Internet -01/15 - 02/14-23		196.25	1,263,826.45
02/08/2023	ACH020823	Duke Energy	000 Sunlake Blvd Lite 12/16/22-1/17/23		345.00	1,263,481.45
02/08/2023			Deposit	31,021.25		1,294,502.70
02/09/2023			Deposit	195.00		1,294,697.70
02/09/2023	ACH 020923	Frontier	Phone and Internet - 01/15-02/14		100.99	1,294,596.71
02/10/2023	21023ACH3	Engage PEO	BOS MTG 2/02/23		142.60	1,294,454.11
02/10/2023	21023ACH1	George Smith, Jr	BOS MTG 2/02/23		184.70	1,294,269.41
02/10/2023	21023ACH2	Heidi Clawson	BOS MTG 2/02/23		184.70	1,294,084.71
02/10/2023	27	William Pellam	BOS MTG 2/02/23		184.70	1,293,900.01
02/13/2023	ACH021323	Pasco County Utilities Services Branch	18981 Long Lake Ranch Blvd 12/07/22-1/06/23		71.80	1,293,828.21
02/16/2023	100103	RedTree Landscape Systems	Invoice: 12625 (Reference: landscape enhancement performed.) Invoice: 12636 (Reference: la		62,850.00	1,230,978.21
02/16/2023	100104	Vesta Property Services, Inc.	Invoice: 407485 (Reference: Facility maintenance.)		1,868.13	1,229,110.08
02/16/2023	100105	Vesta Property Services	Invoice: 407407 (Reference: Dec pool maintenance.)		2,315.00	1,226,795.08
02/16/2023	100106	Coastal Waste & Recycling, Inc.	Invoice: SW0000263113 (Reference: Monthly waste collection.)		87.83	1,226,707.25
02/21/2023	ACH022123	Pasco County Utilities Services Branch	0 Community Center 12/19/22-01-18-23		58.07	1,226,649.18
02/21/2023	11ACH022123	Pasco County Utilities Services Branch	18981 Long Lake Ranch Blvd 12/19/22- 01/18/23		148.75	1,226,500.43
02/21/2023	100107	Business Observer	Invoice: 23-00243P (Reference: Advertising Supervisors Meeting.)		67.81	1,226,432.62
02/21/2023	100108	DPFG M&C	Invoice: 407591 (Reference: Monthly contracted management fees.)		4,337.58	1,222,095.04
02/21/2023	100109	GHS LLC	Invoice: 2023-113 (Reference: Aquatic Maintenance Program.)		2,460.00	1,219,635.04
02/21/2023	100110	Vesta Property Services	Invoice: 407408 (Reference: Monthly Management Fees.) Invoice: 407409 (Reference: Month		4,630.00	1,215,005.04
02/22/2023	ACH 022223	Credit Card Purchases			1,312.58	1,213,692.46
02/27/2023	100111	Home Team Pest Defense, Inc.	Invoice: 90454983 (Reference: HOA Conventional Pest Control service.)		300.00	1,213,392.46
02/27/2023	100112	Johnson Engineering, Inc.	Invoice: 38 (Reference: General Engineering services.)		552.50	1,212,839.96
02/27/2023	100113	Kutak Rock LLP	Invoice: 3182041 (Reference: Professional legal Services Rendered.) Invoice: 3182040 (Refer		3,116.04	1,209,723.92
02/27/2023	100114	Fencing Life LLC	Invoice: 2302-2122-7014 (Reference: Fence Repair.)		3,117.13	1,206,606.79
02/27/2023	100115	GPS Pools Inc	Invoice: CR MAIN (Reference: Pool repairs and maintenance.)		689.99	1,205,916.80
02/28/2023	EOM Balance			31,216.25	126,534.75	1,205,916.80
03/01/2023	100116	Vesta Property Services, Inc.	1580000 Clubhouse Management - Invoice: 407625 (Reference: Amenity Management services		6,139.83	1,199,776.97
03/02/2023	ACH030223	Duke Energy	1540000 Utilities - Electricity General, 1540010 Utilities - Streetlights - Summary Bill -01/04-0		13,462.17	1,186,314.80
03/03/2023	100117	DCSI, Inc " Security & Sound"	1190000 Capital Improvements - Invoice: 30420 (Reference: installing new fence.)		437.50	1,185,877.30
03/03/2023	100118	PC Consultants	1580100 Computer Support & Maint - Invoice: 108050 (Reference: tech services.)		132.00	1,185,745.30
03/03/2023	100119	Fencing Life LLC	1190000 Capital Improvements - Invoice: 2302-2122-8989 (Reference: Fence Repair.)		3,117.13	1,182,628.17
03/08/2023			Deposit	325.00		1,182,953.17
03/08/2023	100120	RedTree Landscape Systems	1560100 Landscape Contract - Invoice: 12860 (Reference: Grounds Maintenance.)		13,675.00	1,169,278.17
03/08/2023	100121	Vesta Property Services, Inc.	1580005 - Pool Maintenance - Contract - Invoice: 408014 (Reference: Monthly pool Maintenanc		2,315.00	1,166,963.17
03/08/2023	01ACH020823	Frontier	1580080 Communication- Internet, Cable - Phone and Internet - 02/15- 03/14		100.99	1,166,862.18
03/08/2023			Deposit	12,936.53		1,179,798.71
03/09/2023	ACH030923	Duke Energy	1540010 Utilities - Streetlights - 000 Sunlake Blvd Lite Long Lake RCH V4 SL 01/18-02/15		345.00	1,179,453.71
03/10/2023	0310ACH2	Engage PEO	1510000 Board of Supervisors, 1510010 Payroll FICA Taxes, 1510020 Payroll Service Fee - BC		112.00	1,179,341.71
03/10/2023	0310ACH1	George Smith, Jr	1510000 Board of Supervisors - BOS MTG 3/02/23		184.70	1,179,157.01
03/10/2023	28	William Pellam	1510000 Board of Supervisors - BOS MTG 3/02/23		184.70	1,178,972.31
03/11/2023	ACH031123	Frontier	1580080 Communication- Internet, Cable - Phone and Internet -02/15 - 03/14-23		196.25	1,178,776.06
03/11/2023	01ACH031123	Frontier	1580080 Communication- Internet, Cable - Phone and Internet - 03/15- 04/14		100.99	1,178,675.07
03/13/2023	02ACH031323	Pasco County Utilities Services Branch	1540020 Utilities - Water - 18981 Long Lake Ranch Blvd 01/06-02/07		71.80	1,178,603.27
03/14/2023	100122	Business Observer	1510140 Legal Advertising - Invoice: 23-00334P (Reference: notice of board of supervisors wor		65.63	1,178,537.64

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Date	Ref. Num	Name	Memo	Deposits	Disbursements	Balance
03/14/2023	100123	DCSI, Inc " Security & Sound"	1190000 Capital Improvements - Invoice: 30474 (Reference: Access/ Gate Service.)		1,659.00	1,176,878.64
03/14/2023	100124	Vesta Property Services, Inc.	1580000 Clubhouse Management - Invoice: 408344 (Reference: feb fees.)		2,003.19	1,174,875.45
03/14/2023	100125	Fencing Life LLC	1580010 Clubhouse Maintenance - Invoice: 2303-0718-4844 (Reference: service call.)		420.07	1,174,455.38
03/14/2023	100126	Coastal Waste & Recycling, Inc.	1540030 Solid Waste Disposal - Invoice: SW0000275543 (Reference: monthly waste collection.		87.17	1,174,368.21
03/20/2023	27ACH032023	Pasco County Utilities Services Branch	1540020 Utilities - Water - 0 Community Center 1/18-2/16		362.88	1,174,005.33
03/20/2023	26ACH032023	Pasco County Utilities Services Branch	1540020 Utilities - Water - 18981 Long Lake Ranch Blvd 1/18-2/16		140.23	1,173,865.10
03/20/2023	100127	DPFG M&C	1510030 District Management, 1510050 Accounting Services, 1510040 Administrative Service:		4,378.36	1,169,486.74
03/20/2023	100128	GHS LLC	1560020 Aquatic Maintenance - Invoice: 2023-135 (Reference: Aquatic Maintenance Program.		2,460.00	1,167,026.74
03/20/2023	100129	Johnson Engineering, Inc.	1510090 District Engineering Services - Invoice: 39 (Reference: General Engineering services.		425.00	1,166,601.74
03/20/2023	100130	RedTree Landscape Systems	1560120 Landscape Replacement - Annuals, 1560180 Miscellaneous Field Expense, 1190000 C		14,616.00	1,151,985.74
03/20/2023	100131	Vesta Property Services	1580000 Clubhouse Management, 1580060 Pool Repair & Maint. - Invoice: WC0242 (Referenc		133.85	1,151,851.89
03/20/2023			Deposit	50.00		1,151,901.89
03/20/2023			Deposit	4,166.91		1,156,068.80
03/22/2023	ACH 032223	Credit Card Purchases			1,004.24	1,155,064.56
03/30/2023	100132	Business Observer	1510140 Legal Advertising - Invoice: 23-00420P (Reference: notice of board of supervisors.)		67.81	1,154,996.75
03/31/2023	ACH033123	Duke Energy	1540000 Utilities - Electricity General, 1540010 Utilities - Streetlights - Summary Bill -02/02-0		9,618.94	1,145,377.81
03/31/2023	0331ACH3	Engage PEO	1510005 Supervisors - Workshops, 1510010 Payroll FICA Taxes, 1510020 Payroll Service Fee		142.60	1,145,235.21
03/31/2023	0331ACH1	George Smith, Jr	1510005 Supervisors - Workshops - BOS Workshop 3/23/23		184.70	1,145,050.51
03/31/2023	0331ACH2	Heidi Clawson	1510005 Supervisors - Workshops - BOS Workshop 3/23/23		184.70	1,144,865.81
03/31/2023	29	William Pellan	1510005 Supervisors - Workshops - BOS Workshop 3/23/23		184.70	1,144,681.11
03/31/2023	EOM Balance			17,478.44	78,714.13	1,144,681.11
04/03/2023	100133	Vesta Property Services, Inc.	Invoice: 408501 (Reference: Amenity Management services.)		6,139.83	1,138,541.28
04/04/2023	100134	RedTree Landscape Systems	Invoice: 13084 (Reference: Irrigation repairs performed 3/1.) Invoice: 13202 (Reference: Grou		13,985.50	1,124,555.78
04/04/2023	100135	Vesta Property Services	Invoice: 408940 (Reference: Monthly pool Maintenance.)		2,315.00	1,122,240.78
04/10/2023	ACH041023	Frontier	Phone and Internet -03/15 - 04/14-23		196.25	1,122,044.53
04/10/2023	ACH041023	Duke Energy	000 Sunlake Blvd Lite 2/16/22-3/16/23		344.91	1,121,699.62
04/11/2023			Deposit	120.00		1,121,819.62
04/11/2023	100136	DCSI, Inc " Security & Sound"	Invoice: 30531 (Reference: Camera/ DVR service call.)		464.00	1,121,355.62
04/11/2023	100137	Kutak Rock LLP	Invoice: 3196639 (Reference: Professional legal Services Rendered.) Invoice: 3196638 (Refer		2,578.00	1,118,777.62
04/11/2023	100138	Himes Electrical Service, Inc	Invoice: 23385 (Reference: service call- replace GFI receptacle and breaker.)		291.07	1,118,486.55
04/13/2023			Deposit	26,395.32		1,144,881.87
04/14/2023	0414ACH1	Engage PEO	BOS MTG 4/6/23		141.80	1,144,740.07
04/14/2023	0414ACH2	George Smith, Jr	BOS MTG 4/6/23		184.70	1,144,555.37
04/14/2023	0414ACH3	Heidi Clawson	BOS MTG 4/6/23		184.70	1,144,370.67
04/14/2023	30	William Pellan	BOS MTG 4/6/23		184.70	1,144,185.97
04/14/2023	01ACH041423	Pasco County Utilities Services Branch	18981 Long Lake Ranch Blvd.2/7-3/8		71.80	1,144,114.17
04/19/2023	ACH 041923	Florida Department of Revenue	Sales Tax 1st Qt 2023		148.10	1,143,966.07
04/24/2023	ACH 042423	Credit Card Purchases			922.84	1,143,043.23
04/27/2023	15ACH042723	Pasco County Utilities Services Branch	0 Community Center 2/16-3/20		415.44	1,142,627.79
04/27/2023	01ACH042723	Pasco County Utilities Services Branch	18981 Long Lake Ranch Blvd 2/16-3/20		165.79	1,142,462.00
04/30/2023	EOM Balance			26,515.32	28,734.43	1,142,462.00
05/01/2023	01ACH050123	Florida Dept of Health in Pasco County	Pool Permit 51-60-1576070		280.35	1,142,181.65
05/01/2023	02ACH050123	Florida Dept of Health in Pasco County	Pool Permit 51-60-1745199		280.35	1,141,901.30
05/02/2023	ACH050223	Duke Energy	Summary Bill -03/02-04/01/2023		10,177.18	1,131,724.12
05/02/2023	100139	Business Observer	Invoice: 23-00559P (Reference: notice of board of supervisors workshop.)		65.63	1,131,658.49
05/02/2023	100140	GHS LLC	Invoice: 2023-188 (Reference: Aquatic Maintenance Program.) Invoice: 2023-192 (Reference:		5,966.00	1,125,692.49
05/02/2023	100141	Johnson Engineering, Inc.	Invoice: 40 (Reference: General Engineering services.)		382.50	1,125,309.99
05/02/2023	100142	Kutak Rock LLP	Invoice: 3209761 (Reference: Professional legal Services Rendered.) Invoice: 3209760 (Refer		3,777.50	1,121,532.49
05/02/2023	100143	RedTree Landscape Systems	Invoice: 13271 (Reference: irrigation repairs 3/22.)		295.00	1,121,237.49

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Date	Ref. Num	Name	Memo	Deposits	Disbursements	Balance
05/02/2023	100145	Site Master of Florida, LLC	Invoice: 041823-1 (Reference: Slab and Driveway for Maintenance shed.)		8,210.00	1,113,027.49
05/02/2023	100146	Coastal Waste & Recycling, Inc.	Invoice: 16948 (Reference: Monthly- waste collection 4/1-4/30.)		87.17	1,112,940.32
05/02/2023	100147	FlooringMaster	Invoice: 2-706177 (Reference: deposit for quote 606933.)		3,359.53	1,109,580.79
05/02/2023	100148	Vesta District Services	Invoice: 409379 (Reference: Monthly contract management fees.) Invoice: 409279 (Reference		4,349.20	1,105,231.59
05/02/2023	100149	Greenview Landscaping Inc.	Invoice: 4LLRANMUL23 (Reference: installed ADA mulch at the playground.)		1,250.00	1,103,981.59
05/02/2023	1477	Pasco County Property Appraiser	Tax Collection Assessment Fee FY 23/24		150.00	1,103,831.59
05/05/2023			Deposit	769.17		1,104,600.76
05/05/2023	0505ACH3	Engage PEO	BOS MTG 4/27/23		141.80	1,104,458.96
05/05/2023	0505ACH1	George Smith, Jr	BOS MTG 4/27/23		184.70	1,104,274.26
05/05/2023	0505ACH2	Heidi Clawson	BOS MTG 4/27/23		184.70	1,104,089.56
05/05/2023	31	William Pellam	BOS MTG 4/27/23		184.70	1,103,904.86
05/08/2023	01ACH050823	Pasco County Utilities Services Branch	18981 Long Lake Ranch Blvd. 3/8-4/6		71.80	1,103,833.06
05/09/2023	ACH050923	Frontier	Phone and Internet -04/15 - 05/14-23		195.07	1,103,637.99
05/09/2023	01ACH050923	Frontier	Phone and Internet - 4/15-5/14		100.99	1,103,537.00
05/11/2023			Deposit	145.00		1,103,682.00
05/12/2023	1478	American Power Washing	19037 Long Lake Ranch Blvd.		30,000.00	1,073,682.00
05/12/2023	0512ACH3	Engage PEO	BOS MTG 5/04/23		111.20	1,073,570.80
05/12/2023	0512ACH1	George Smith, Jr	BOS Mtg 5/4/23		184.70	1,073,386.10
05/12/2023	0512ACH2	Heidi Clawson	BOS Mtg 5/4/23		184.70	1,073,201.40
05/15/2023	1479	Vesta Property Services, Inc.	Reference: Amenity Management services 05/23.		6,139.83	1,067,061.57
05/15/2023			Deposit	120.00		1,067,181.57
05/15/2023	100150	DCSI, Inc " Security & Sound"	Invoice: 30620 (Reference: Access/ Gate Service.) Invoice: 30628 (Reference: Camera/ DVR :		1,386.50	1,065,795.07
05/15/2023	100151	RedTree Landscape Systems	Invoice: 13397 (Reference: Grounds Maintenance.)		13,675.00	1,052,120.07
05/15/2023	100152	Vesta Property Services	Invoice: 409799 (Reference: Monthly pool Maintenance.)		2,315.00	1,049,805.07
05/17/2023			Deposit	85.00		1,049,890.07
05/17/2023	100154	Lakeside Heating ,Cooling, & Plumbing	Invoice: 19776-1 (Reference: AC- Com Maintenance.)		280.00	1,049,610.07
05/17/2023	100155	Vesta Property Services, Inc.	Invoice: 410003 (Reference: Facility maintenance and attendant.)		2,003.19	1,047,606.88
05/17/2023	100156	The Lake Doctors, Inc.	Invoice: 90527B (Reference: Fountain cleaning service- Quarterly.)		600.00	1,047,006.88
05/17/2023	100157	Coastal Waste & Recycling, Inc.	Invoice: SW0000317854 (Reference: Monthly waste collection.)		86.52	1,046,920.36
05/19/2023	ACH051923	Duke Energy	000 Sunlake Blvd Lite 03/17/23-4/17/23		347.72	1,046,572.64
05/19/2023	01ACH051923	Pasco County Utilities Services Branch	0 Community Center 3/20-4/19		83.99	1,046,488.65
05/19/2023	02ACH051923	Pasco County Utilities Services Branch	18981 Long Lake Ranch Blvd 3/20-4/19		174.31	1,046,314.34
05/22/2023	ACH 052223	Credit Card Purchases			748.56	1,045,565.78
05/23/2023	1480	Site Master of Florida, LLC			16,420.00	1,029,145.78
05/30/2023	1ACH053023	Duke Energy	Summary Bill -04/02-05/01/2023		10,430.96	1,018,714.82
05/30/2023			Deposit	6,530.00		1,025,244.82
05/31/2023	100158	Business Observer	Invoice: 23-00795P (Reference: supervisors meeting 5.31.)		65.63	1,025,179.19
05/31/2023	100159	Johnson Engineering, Inc.	Invoice: 41 (Reference: Professional Engineering Services.)		892.50	1,024,286.69
05/31/2023	100160	RedTree Landscape Systems	Invoice: 13571 (Reference: Grounds Maintenance.)		4,475.00	1,019,811.69
05/31/2023	100161	Romaner Graphics	Invoice: 21680 (Reference: replaced stop sign at clubhouse.)		140.00	1,019,671.69
05/31/2023	100162	Vesta District Services	Invoice: 410192 (Reference: Monthly contract management fees.) Invoice: 410099 (Reference		4,430.25	1,015,241.44
05/31/2023	EOM Balance			7,649.17	134,869.73	1,015,241.44
06/02/2023	100163	Kutak Rock LLP	Invoice: 3225766 (Reference: Professional legal Services Rendered.) Invoice: 3225765 (Refer		3,305.57	1,011,935.87
06/02/2023	100164	Vesta Property Services, Inc.	Invoice: 410327 (Reference: Amenity Management services.)		6,139.83	1,005,796.04
06/02/2023	100165	Vesta Property Services	Invoice: 410328 (Reference: Monthly pool Maintenance.)		2,315.00	1,003,481.04
06/08/2023	01ACH060823	Frontier	Phone and Internet -05/15 - 06/14		196.21	1,003,284.83
06/08/2023	02ACH060823	Frontier	Phone and Internet - 5/15-6/14		100.99	1,003,183.84
06/08/2023	03ACH060823	Pasco County Utilities Services Branch	18981 Long Lake Ranch Blvd. 4/6-5/8		71.80	1,003,112.04
06/09/2023	0609ACH1	Duke Energy	000 Sunlake Blvd Lite 4/18/23 - 5/16/23		347.72	1,002,764.32

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Date	Ref. Num	Name	Memo	Deposits	Disbursements	Balance
06/13/2023			Deposit	2,515.25		1,005,279.57
06/15/2023	100166	DCSI, Inc " Security & Sound"	Invoice: 30804 (Reference: installation for new pool gate access control.) Invoice: 30803 (Re..		1,648.00	1,003,631.57
06/15/2023	100167	GHS LLC	Invoice: 2023-266 (Reference: Aquatic Maintenance Program.)		2,460.00	1,001,171.57
06/15/2023	100168	Home Team Pest Defense, Inc.	Invoice: 92462611 (Reference: HOA Conventional Pest Control service.)		300.00	1,000,871.57
06/15/2023	100169	Johnson Engineering, Inc.	Invoice: 5 (Reference: Professional Engineering Services.)		332.50	1,000,539.07
06/15/2023	100170	RedTree Landscape Systems	Invoice: 13771 (Reference: Grounds Maintenance.) Invoice: 13775 (Reference: repaired mainl		17,530.35	983,008.72
06/15/2023	100171	Dibartolomeo, McBee, Hartley & Barnes, PA	Invoice: 90093120 (Reference: services rendered regarding audited.)		3,950.00	979,058.72
06/15/2023	100172	Coastal Waste & Recycling, Inc.	Invoice: SW0000337953 (Reference: Monthly waste collection.)		85.96	978,972.76
06/19/2023	17ACH061923	Pasco County Utilities Services Branch	0 Community Center 4/19- 5/19		818.40	978,154.36
06/19/2023	18ACH061923	Pasco County Utilities Services Branch	18981 Long Lake Ranch Blvd 4/19- 5/19		157.27	977,997.09
06/22/2023	ACH 062223	Credit Card Purchases			1,795.71	976,201.38
06/26/2023	100173	Vesta District Services	Invoice: 410787 (Reference: May Billable Expenses.)		70.78	976,130.60
06/29/2023			Deposit	315.00		976,445.60
06/30/2023	ACH063023	Duke Energy	Summary Bill -05/02-06/01/2023		33,398.18	943,047.42
06/30/2023		EOM Balance		2,830.25	75,024.27	943,047.42
07/01/2023	1481	US Bank Tax distribution	Tax Collection Distribution 2014A		12,980.30	930,067.12
07/01/2023	1482	US Bank Tax distribution	Tax Collection Distribution 2015		9,610.06	920,457.06
07/01/2023	1483	US Bank Tax distribution	Tax Collection Distribution 2016		7,832.59	912,624.47
07/03/2023	100174	DCSI, Inc " Security & Sound"	Invoice: 30823 (Reference: Access/ Gate Service.)		962.50	911,661.97
07/03/2023	100175	Johnson Engineering, Inc.	Invoice: 6 (Reference: Professional Engineering Services.) Invoice: 42 (Reference: General En		260.00	911,401.97
07/03/2023	100176	Kutak Rock LLP	Invoice: 3238040 (Reference: Professional legal Services Rendered.) Invoice: 3238039 (Refer		3,117.50	908,284.47
07/03/2023	100177	Vesta Property Services, Inc.	Invoice: 409276 (Reference: Facility maintenance and attendant.)		2,003.19	906,281.28
07/03/2023	100178	Himes Electrical Service, Inc	Invoice: 23485 (Reference: service call- replace GFI breakers.)		476.44	905,804.84
07/03/2023	100179	Vesta District Services	Invoice: 410904 (Reference: Monthly contract management fees.)		4,337.58	901,467.26
07/03/2023	100180	Business Observer	Invoice: 23-01025P (Reference: Board of Supervisors Meeting.)		76.56	901,390.70
07/03/2023	100181	Vesta Property Services, Inc.	Invoice: 411020 (Reference: Amenity Management services.) Invoice: 411049 (Reference: An		12,279.66	889,111.04
07/07/2023	ACH070723	Duke Energy	000 Sunlake Blvd Lite 05/17/23-6/15/23		347.73	888,763.31
07/07/2023	100182	GHS LLC	Invoice: 2023-315 (Reference: Aquatic Maintenance Program.)		2,460.00	886,303.31
07/07/2023	100183	Vesta District Services	Invoice: 411134 (Reference: Monthly contracted management fees.)		4,337.58	881,965.73
07/10/2023	ACH071023	Frontier	Phone and Internet -06/15 - 07/14		206.21	881,759.52
07/10/2023	1ACH071023	Pasco County Utilities Services Branch	18981 Long Lake Ranch Blvd.5/8-6/7/23		71.80	881,687.72
07/11/2023	1484	Tuff Shed	Premier Pro Ranch Garage Down payment - 2 of 3		8,440.68	873,247.04
07/11/2023	ACH071123	Frontier	Phone and Internet - 6/15-7/14		110.99	873,136.05
07/14/2023	1485	Site Master of Florida, LLC			3,500.00	869,636.05
07/14/2023	0714ACH3	Engage PEO	BOS MTG 7/06/23		141.80	869,494.25
07/14/2023	0714ACH1	George Smith, Jr	BOS Mtg 7/6/23		184.70	869,309.55
07/14/2023	0714ACH2	Heidi Clawson	BOS Mtg 7/6/23		184.70	869,124.85
07/14/2023	32	William Pellan	BOS Mtg 7/6/23		184.70	868,940.15
07/18/2023	100184	DCSI, Inc " Security & Sound"	Invoice: 30885 (Reference: Install new PoE switch.) Invoice: 30886 (Reference: Troubleshoot		1,035.50	867,904.65
07/18/2023	100185	RedTree Landscape Systems	Invoice: 14038 (Reference: Monthly Grounds Maintenance.) Invoice: 14061 (Reference: Irriga		13,900.00	854,004.65
07/18/2023	100186	Vesta Property Services, Inc.	Invoice: 411628 (Reference: Facility Maintenance.)		2,950.80	851,053.85
07/18/2023	100187	Vesta Property Services	Invoice: 411407 (Reference: Monthly Pool Maintenance.) Invoice: WC0389 (Reference: Pool		2,415.00	848,638.85
07/18/2023	100188	Coastal Waste & Recycling, Inc.	Invoice: SW0000358415 (Reference: WASTE COLLECTION.)		85.66	848,553.19
07/20/2023	ACH 072023	Florida Department of Revenue	Sales Tax 2nd Qt 2023		280.17	848,273.02
07/24/2023	1ACH072423	Pasco County Utilities Services Branch	0 Community Center 5/19- 6/20		1,501.68	846,771.34
07/24/2023	2ACH072423	Pasco County Utilities Services Branch	18981 Long Lake Ranch Blvd 5/19- 6/20		165.79	846,605.55
07/24/2023	ACH 072423	Credit Card Purchases			2,649.76	843,955.79
07/26/2023	1486	US Bank	Admin & Trustee Fees 2014 A-1		3,932.88	840,022.91
07/27/2023	100189	Business Observer	Invoice: 23-01164P (Reference: Legal Advertising.)		264.69	839,758.22

Long Lake Ranch CDD

Check Register - FY2023

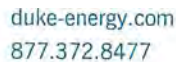
Date	Ref. Num	Name	Memo	Deposits	Disbursements	Balance
07/27/2023	100190	Tampa Print Services Inc.	Invoice: 231523 (Reference: Mailings.)		1,130.15	838,628.07
07/28/2023	100191	Business Observer	Invoice: 23-01200P (Reference: Legal Advertising.)		83.13	838,544.94
07/28/2023	100193	Kutak Rock LLP	Invoice: 3252913 (Reference: General Matters.)		2,060.00	836,484.94
07/31/2023		EOM Balance		0.00	106,562.48	836,484.94
08/01/2023	ACH080123	Duke Energy	Summary Bill -06/02-07/01/2023		12,672.18	823,812.76
08/01/2023	100194	Vesta District Services	Invoice: 411756 (Reference: Monthly Mgmt Fees.)		4,337.58	819,475.18
08/03/2023			Deposit	265.00		819,740.18
08/08/2023	ACH080823	Duke Energy	000 Sunlake Blvd Lite 06/16/23-7/17/23		347.73	819,392.45
08/08/2023	01ACH080823	Frontier	Phone and Internet -07/15 - 08/14		206.26	819,186.19
08/08/2023	02ACH080823	Frontier	Phone and Internet - 7/15-8/14		110.99	819,075.20
08/10/2023	100196	GHS LLC	Invoice: 2023-364 (Reference: Aquatic Maintenance Program.)		2,460.00	816,615.20
08/10/2023	100197	Lakeside Heating ,Cooling, & Plumbing	Invoice: 20197 (Reference: AC parts and service.)		1,094.00	815,521.20
08/10/2023	100198	RedTree Landscape Systems	Invoice: 13587 ()		4,500.00	811,021.20
08/10/2023	100199	Vesta Property Services, Inc.	Invoice: 411838 (Reference: August 2023 Monthly Fees.)		6,139.83	804,881.37
08/10/2023	100200	Vesta Property Services	Invoice: 410565 (Reference: Pool contract.)		2,315.00	802,566.37
08/10/2023	100201	Coastal Waste & Recycling, Inc.	Invoice: SW0000374235 (Reference: waste collection Aug.)		86.79	802,479.58
08/11/2023	ACH081123	Pasco County Utilities Services Branch	18981 Long Lake Ranch Blvd.6/7-7/7/23		71.80	802,407.78
08/11/2023	1487	Egis Insurance & Risk Advisors	Insurance WC100122769 3/16/23 - 10/01/23 WC		465.00	801,942.78
08/11/2023	0811ACH1	Engage PEO	BOS Mtg 8/3/23		141.80	801,800.98
08/11/2023	0811ACH2	George Smith, Jr	BOS Mtg 8/3/23		184.70	801,616.28
08/11/2023	0811ACH3	Heidi Clawson	BOS Mtg 8/3/23		184.70	801,431.58
08/11/2023	33	William Pellan	BOS Mtg 8/3/23		184.70	801,246.88
08/17/2023	100202	Kutak Rock LLP	Invoice: 3265502 (Reference: General Legal Matters.) Invoice: 3265503 (Reference: Legal Fees)		2,253.37	798,993.51
08/17/2023	100203	Lakeside Heating ,Cooling, & Plumbing	Invoice: 21829 (Reference: AC Service Call.)		59.00	798,934.51
08/17/2023	100204	RedTree Landscape Systems	Invoice: 14293 (Reference: Monthly Grounds Maintenance.)		13,675.00	785,259.51
08/17/2023	100205	Romaner Graphics	Invoice: 21804 (Reference: Replace spotlight @ Peppergrass entry.)		90.00	785,169.51
08/17/2023	100206	Vesta Property Services	Invoice: 412097 (Reference: Monthly Pool Maintenance.)		2,315.00	782,854.51
08/17/2023	100207	The Lake Doctors, Inc.	Invoice: 113485B (Reference: Quarterly Fountain Cleaning Service.)		600.00	782,254.51
08/17/2023	100208	Kazar's Electric, Inc.	Invoice: s12180A (Reference: Run circuit & add sub panel @ maint shed.)		3,938.47	778,316.04
08/17/2023	100209	Blue Water Aquatics, Inc.	Invoice: 30397 (Reference: Fountain Repair.)		548.00	777,768.04
08/18/2023	100210	Vesta District Services	Invoice: 411640 (Reference: Billable Expenses - Jun 2023.)		17.21	777,750.83
08/21/2023	1ACH082123	Pasco County Utilities Services Branch	18981 Long Lake Ranch Blvd 06/20- 07/19		148.75	777,602.08
08/21/2023	2ACH082123	Pasco County Utilities Services Branch	0 Community Center 6/20- 7/19		1,142.52	776,459.56
08/21/2023	1488	Tuff Shed	Premier Pro Ranch Garage Down payment - 3 of 3		2,152.67	774,306.89
08/22/2023	ACH082223	BANK UNITED VISA CC			2,290.68	772,016.21
08/23/2023			Deposit	120.00		772,136.21
08/28/2023	1489	GHS LLC	Reference: Aquatic Maintenance Program.		2,460.00	769,676.21
08/30/2023	100211	Business Observer	Invoice: 23-01452P (Reference: Legal Advertising.)		76.56	769,599.65
08/30/2023	100212	DCSI, Inc " Security & Sound"	Invoice: 31095 (Reference: Service Call 07.28.23.) Invoice: 31098 (Reference: Service Call 08		312.50	769,287.15
08/30/2023	100213	Romaner Graphics	Invoice: 21801 (Reference: Parking ID Decals.) Invoice: 21825 (Reference: Replace broken pl		950.00	768,337.15
08/30/2023	ACH083023	Duke Energy	Summary Bill 07/02-08/01/2023		12,726.36	755,610.79
08/31/2023		EOM Balance		385.00	81,259.15	755,610.79
09/06/2023	ACH090623	Duke Energy	000 Sunlake Blvd Lite 07/18/23-8/15/23		347.73	755,263.06
09/08/2023	1ACH090823	Frontier	Phone and Internet -08/15 - 09/14		209.04	755,054.02
09/08/2023	2ACH090823	Frontier	Phone and Internet - 8/15-9/14		110.99	754,943.03
09/11/2023	ACH091123	Pasco County Utilities Services Branch	18981 Long Lake Ranch Blvd 7/7-8/7/23		71.80	754,871.23
09/11/2023	100214	Home Team Pest Defense, Inc.	Invoice: 94511555 (Reference: HOA Conventional Pest Control Service.)		300.00	754,571.23
09/11/2023	100215	Fencing Life LLC	Invoice: 000026 (Reference: Service Call.)		313.50	754,257.73
09/11/2023	100216	A Total Solution, Inc.	Invoice: 0000173102 (Reference: Backflow Inspection.)		405.00	753,852.73

Long Lake Ranch CDD

Check Register - FY2023

Date	Ref. Num	Name	Memo	Deposits	Disbursements	Balance
09/12/2023			Deposit	6,139.83		759,992.56
09/13/2023	1490	Fencing Life LLC	Service Call		496.72	759,495.84
09/13/2023	1491	Site Master of Florida, LLC	FPM 6 - Erosion Repair 19078 Long Lake Ranch Blvd.		5,200.00	754,295.84
09/13/2023	100217	Vesta District Services	Invoice: 412526 (Reference: Monthly contracted management fees.)		4,337.58	749,958.26
09/14/2023	100218	RedTree Landscape Systems	Invoice: 14699 (Reference: Monthly Maintenance.)		11,503.65	738,454.61
09/14/2023	100219	Vesta Property Services, Inc.	Invoice: 412577 (Reference: Amenity Mgmt Svcs - Sep 2023.)		6,139.83	732,314.78
09/14/2023	100220	Vesta Property Services	Invoice: 412902 (Reference: Monthly Pool Maintenance.)		2,315.00	729,999.78
09/14/2023	100221	Coastal Waste & Recycling, Inc.	Invoice: SW0000393360 (Reference: Monthly Fee - Sep 2023.)		102.75	729,897.03
09/15/2023	100222	Business Observer	Invoice: 23-01528P (Reference: Legal Advertising.)		102.81	729,794.22
09/15/2023	100223	GHS LLC	Invoice: 2023-426 (Reference: Monthly Maintenance- Aug 2023.)		2,460.00	727,334.22
09/15/2023	0915ACH3	Engage PEO	BOS Mtg 9/7/23		141.80	727,192.42
09/15/2023	0915ACH1	George Smith, Jr	BOS Mtg 9/7/23		184.70	727,007.72
09/15/2023	0915ACH2	Heidi Clawson	BOS Mtg 9/7/23		184.70	726,823.02
09/15/2023	34	William Pellan	BOS Mtg 9/7/23		184.70	726,638.32
09/21/2023	7337	RedTree Landscape Systems, LLC		496.75		727,135.07
09/22/2023	1ACH092223	Pasco County Utilities Services Branch	18981 Long Lake Ranch Blvd 07/19- 08/18		191.35	726,943.72
09/22/2023	2ACH092223	Pasco County Utilities Services Branch	0 Community Center 7/19- 8/18		1,107.48	725,836.24
09/22/2023	ACH092223	BANK UNITED VISA CC			4,272.51	721,563.73
09/25/2023	100224	Business Observer	Invoice: 23-01608P (Reference: Legal Advertising.)		76.56	721,487.17
09/25/2023	100225	Vesta Property Services	Invoice: 413370 (Reference: Monthly Pool Maintenance.)		2,384.00	719,103.17
09/25/2023	100226	American Power Washing	Invoice: 332 (Reference: Holiday Lighting and Decorations (50% Deposit).)		4,500.00	714,603.17
09/25/2023	100227	Vesta District Services	Invoice: 412411 (Reference: Billable Expenses - Jul 2023.) Invoice: 413161 (Reference: Billat		57.13	714,546.04
09/26/2023			Deposit	615.00		715,161.04
09/27/2023	1492	US Bank Tax distribution	Tax Collection Distribution 2014A		375.31	714,785.73
09/27/2023	1493	US Bank Tax distribution	Tax Collection Distribution 2015		277.87	714,507.86
09/27/2023	1494	US Bank Tax distribution	Tax Collection Distribution 2016		226.47	714,281.39
09/27/2023	1495	The Pool Doctor of Central Florida	Deposit for Pool Renovation		28,368.67	685,912.72
09/28/2023	1502	Everglades Equipment Group	John Deere Gator		14,489.00	671,423.72
09/30/2023	EOY Balance			7,251.58	91,438.65	671,423.72

EXHIBIT 9



29 days

b.def.duke.bill.s.20230815205150.68.afp-46945-000006393

8891008435564500066000000000000000003477300000347738

**Your Monthly Invoice****Account Summary**

New Charges Due Date	9/08/23
Billing Date	8/15/23
Account Number	813-406-4423-061521-5
PIN	8336
Previous Balance	206.26
Payments Received Thru 8/08/23	-206.26
Thank you for your payment!	
Balance Forward	.00
New Charges	209.04
Total Amount Due	\$209.04



RECEIVED AUG 21 2023

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P.O. Box 211579
Eagan, MN 55121-2879

6790 0007 NO RP 15 08152023 NNNNNNNN 01 003310 0012

LONG LAKE RANCH
250 INTERNATIONAL PKWY STE 208
LAKE MARY FL 32746-5062



You are all set with Auto Pay! To review your account, go to frontier.com or MyFrontier mobile app.

**Your Monthly Invoice****Account Summary**

New Charges Due Date	9/08/23
Billing Date	8/15/23
Account Number	813-949-6028-061521-5
PIN	8323
Previous Balance	110.99
Payments Received Thru 8/08/23	-110.99
Thank you for your payment!	
Balance Forward	.00
New Charges	110.99
Total Amount Due	\$110.99



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signupforautopay](https://frontier.com/signupforautopay)



800-801-6652



MyFrontier app



P.O. Box 211579
Eagan, MN 55121-2879

6790 0007 NO RP 15 08152023 NNNNNNNN 01 000200 0001

LONG LAKE RANCH
19037 LONG LAKE RANCH BLVD
LUTZ FL 33558-5507



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PASCO COUNTY UTILITIES
CUSTOMER INFORMATION & SERVICES
P.O. BOX 2139
NEW PORT RICHEY, FL 34656-2139

LAND O' LAKES (813) 235-6012
NEW PORT RICHEY (727) 847-8131
DADE CITY (352) 521-4285

UtilCustServ@MyPasco.net
Pay By Phone: 1-855-786-5344



162 0 1
10-10002

LONG LAKE RANCH CDD

Service Address: **18981 LONG LAKE RANCH BOULEVARD**

Bill Number: 18953605

Billing Date: 8/23/2023

Billing Period: 7/7/2023 to 8/7/2023

New Water, Sewer, Reclaim rates, fees and charges took effect Oct. 1, 2022.
Please visit bit.ly/pcurates for additional details.

Account #	Customer #
0929280	01307800
Please use the 15-digit number below when making a payment through your bank	
092928001307800	

Service	Meter #	Previous		Current		# of Days	Consumption In thousands
		Date	Read	Date	Read		
				8/7/2023			

Transactions

Previous Bill	71.80
Payment 08/11/23	-71.80 CR
Balance Forward	0.00
Current Transactions	
Adjustments	
Fire Line/Hydrant Base Charge	71.80
Total Current Transactions	71.80
TOTAL BALANCE DUE	\$71.80

Annual Water Quality Report: The 2022 Consumer Confidence Report is available online at bit.ly/PascoRegionalCCR. To request a paper copy, please call (813) 929-2733.



Please return this portion with payment

TO PAY ONLINE, VISIT pascoeasypay.pascocountyfl.net

☐ Check this box if entering change of mailing address on back.

Account # 0929280
Customer # 01307800
Balance Forward 0.00
Current Transactions 71.80

Total Balance Due \$71.80
Due Date 9/11/2023

10% late fee will be applied if paid after due date

The Total Due will be electronically transferred on 09/11/2023.

LONG LAKE RANCH CDD
C/O DPFG
250 INTERNATIONAL PARKWAY SUITE 280
LAKE MARY FL 32746

PASCO COUNTY UTILITIES
CUSTOMER INFORMATION & SERVICES
P.O. BOX 2139
NEW PORT RICHEY, FL 34656-2139

013078005092928041895360550000071802



HomeTeam Pest Defense, Inc.
4710 Eisenhower Boulevard
Suite F-3
Tampa, FL 33634-6337
813-886-4700

Invoice and detailed service report

INVOICE #: 94511555

WORK DATE: 08/31/2023

BILL-TO 3276011

DPFG Management & Consulting
Calvin Jones
250 International Pkwy
Suite 280
Lake Mary, FL 32746-5030

Phone: 813-406-4423

LOCATION 3276011

Long Lake Ranch / Bill Pellan
Calvin Jones
19037 Long Lake Ranch Blvd
Lutz, FL 33558-5507

Phone: 813-406-4423

Alt. Phone: 303-888-1052 xBill

Time In: 8/31/2023 9:26:15 AM

Time Out: 8/31/2023 10:39:14 AM

Customer Signature

Customer Unavailable to Sign

Technician Signature

Branden Dearth

License #:

Purchase Order	Terms	Service Description	Quantity	Unit Price	Amount
None	DUE UPON RECEIPT	HOA Conventional Pest Control Service	1.00	300.00	300.00
Subtotal					300.00
Tax					0.00
Total					300.00
Total Due:					300.00

Today's Service Comments

Hi Mr/Ms,

Today's 6-Point Advantage Service:

1. Inspected the exterior of your home to identify potential pest problems
2. Removed and treated cobwebs and wasps nests within reach
3. Provided conventional pest control applications
4. Treated pest entry points around doors and windows
5. Applied pest control materials around the outside perimeter of your business.
6. Provided this detailed service report.

Today's Service Comments:

Today I found and treated for ants in the mulch beds. This will aid in suppressing insect activity until your next service. If you have any pest issues or concerns do not hesitate to call the office at (813)886-4700. Please allow a week for our products to work. Thank you for your trust, Branden.

Curbside Call was completed, no. Mr was home.

Thank you for choosing HomeTeam Pest Defense as your service provider.

Your next scheduled service month will be in November.

PRODUCTS APPLICATION SUMMARY

Material	Lot #	EPA #	A.I. %	A.I. Conc.	Active Ingredient	Finished Qty	Undiluted Qty
Demand G		100-1240	0.0450%	n/a	Lambda-cyhalothrin	3.0000 Pound	3.0000 Pound
Areas Applied: Exterior perimeter							
Target Pests: Millipede							
Material	Lot #	EPA #	A.I. %	A.I. Conc.	Active Ingredient	Finished Qty	Undiluted Qty
Onslaught		1021-1815	6.4000%	0.0250	cyano (3-phenoxyphenyl) methyl-(S)-4- chloro-alpha-(1-methylethyl) benzeneacetate	20.0000 Fluid Ounce	0.0781 Fluid Ounce
Areas Applied: Exterior entry points							
Target Pests: Roaches							

Treated Area(s) - Do not allow unprotected persons, children or pets to touch, enter or replace items or bedding, to contact or enter treated area(s) until dry. Ventilation/Reoccupying - Vacate and keep area(s) closed up to 30 minutes after treatment, then ventilate area(s) for up to 2 hours before reoccupying. Equipment/Processing/Food - Thoroughly wash dishes, utensils, food preparation/processing equipment and surfaces with an effective cleaning compound and rinse with clean water if not removed or covered during a treatment. This area should be odor free before food products are placed in the area. Exterior Applications (Baits) - Do not allow grazing or feed, lawn or sod clippings to livestock after bait applications. Do not burn treated fire wood for one month after treatment. Granular Application(s) Do not water to the point of run-off.



HomeTeam Pest Defense, Inc.
4710 Eisenhower Boulevard
Suite F-3
Tampa, FL 33634-6337
813-886-4700

Invoice and detailed service report

INVOICE #: 94511555

WORK DATE: 08/31/2023

PRODUCTS APPLICATION SUMMARY

Material	Lot #	EPA #	A.I. %	A.I. Conc.	Active Ingredient	Finished Qty	Undiluted Qty
Tandem		100-1437	15.1000%	0.0260	Thiamethoxam 11.6%; Lambda-cyhalothrin 3.5%	5.0000 Gallon	0.0086 Gallon

Areas Applied: Exterior perimeter

Target Pests: Ants

PRODUCTS APPLIED

Material	A.I. %	Finished Qty	Application Equipment	Time
EPA #	A.I. Concentration	Undiluted Qty	Application Method	Lot #
Onslaught	6.4000%	20.0000 Fluid Ounce		10:36:55 AM
1021-1815	0.02500000	0.0781 Fluid Ounce	Crack & Crevice	

Target Pests: Roaches

Areas Applied: Exterior entry points

Weather: 0°, 0 MPH

Demand G	0.0450%	3.0000 Pound		10:36:33 AM
100-1240	n/a	3.0000 Pound	Spreader	

Target Pests: Millipede

Areas Applied: Exterior perimeter

Weather: 0°, 0 MPH

Tandem	15.1000%	5.0000 Gallon	Backpack Compressed Sprayer	10:36:45 AM
100-1437	0.02600000	0.0086 Gallon	Perimeter	

Target Pests: Ants

Areas Applied: Exterior perimeter

Weather: 0°, 0 MPH

GENERAL COMMENTS / INSTRUCTIONS

If you have questions about your service or invoice, please call us at (813)886-4700. Pay online at www.pestdefense.com

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. .
. .
. .

Treated Area(s) - Do not allow unprotected persons, children or pets to touch, enter or replace items or bedding, to contact or enter treated area(s) until dry. Ventilation/Reoccupying - Vacate and keep area(s) closed up to 30 minutes after treatment, then ventilate area(s) for up to 2 hours before reoccupying. Equipment/Processing/Food - Thoroughly wash dishes, utensils, food preparation/processing equipment and surfaces with an effective cleaning compound and rinse with clean water if not removed or covered during a treatment. This area should be odor free before food products are placed in the area. Exterior Applications (Baits) - Do not allow grazing or feed, lawn or sod clippings to livestock after bait applications. Do not burn treated fire wood for one month after treatment. Granular Application(s) Do not water to the point of run-off.



Fencing Life LLC
11083 Maybird Ave
Brooksville, FL 34613-3616 United States

Invoice #000026

Issue date
Sep 1, 2023

Invoice #000026

Customer

Doug Ruhlig
manager@longlakeranchclub.com
813-729-1581
19037 Long Lake Ranch Blvd
Lutz, Florida 33558

Invoice Details

PDF created September 1, 2023
\$313.50

Payment

Due September 1, 2023
\$313.50

Items	Quantity	Price	Amount
Service call	1	\$300.00	\$300.00
Card fee	1	\$13.50	\$13.50
Subtotal			\$313.50

Total Due **\$313.50**



Pay online

To pay your invoice go to <https://squareup.com/u/lj3ZsGeJ>
Or open the camera on your mobile device and place the QR code in the camera's view.

Invoice

A TOTAL SOLUTION, INC. (ATS)
Security & Fire Protection
3487 Keystone Road
Tarpon Springs, FL 34688
Phone: 727-942-1993 Fax: 727-943-5919

DATE	INVOICE #
8/25/2023	0000173102

BILL TO: (Attention Accounts Payable)
DPFGMC 250 International Pkwy Ste 208 Lake Mary, FL 32746

SHIP TO:
Long Lake Ranch 19037 Long Lake Ranch Blvd Lutz, FL 33558

P.O. NO.	TERMS	DUE DATE	REP	JOB DATA	Federal ID Number		SERVICE DATE	
	DUE ON ...	9/1/2023						
ITEM	DESCRIPTION				QTY	RATE		AMOUNT
4230000 Sales	See Comments section of the 8" (S# M09406) backflow inspection report for details.					0.00		0.00
4280000 Sales	A Follow-up service call will be required for 8" backflow deficiencies.					0.00		0.00
4281000 Sales	Inspect Back-flow 3/4"				1	85.00		85.00T
4281000 Sales	Inspect Back-flow 8" (Serial # 90949)				1	160.00		160.00T
4281000 Sales	Inspect Back-flow 8" (Serial # M09406)				1	160.00		160.00T
4361000 Sales	ATS performed the following on August 25, 2023					0.00		0.00
4361000 Sales	3/4" & 8" (S# 90949) backflows were operating normally upon departure.					0.00		0.00

--

Past due accounts are subject to a 1.5% interest charge per month. If you pay by Credit Card and cancel payment you are responsible for all charge back fees. Returned Item Fee of \$35.00.

Phone #	Fax #	E-mail
727-942-1993	727-943-5919	accountsreceivable@atotalsolution.com
Web Site		www.atotalsolution.com

Subtotal	\$405.00
Sales Tax (7.0%)	\$28.35
Total	\$433.35
Balance Due	\$433.35



Fencing Life LLC
11083 Maybird Ave
Brooksville, FL 34613-3616 United States

Invoice #000027

Issue date
Sep 6, 2023

Invoice #000027

Customer

Doug Ruhlig
manager@longlakeranchclub.com
813-729-1581
19037 Long Lake Ranch Blvd
Lutz, Florida 33558

Invoice Details

PDF created September 7, 2023
\$496.72

Payment

Due September 6, 2023
\$496.72

Items	Quantity	Price	Amount
Fence Materials	1	\$175.33	\$175.33
Service call	1	\$300.00	\$300.00
Card Fee	1	\$21.39	\$21.39
Subtotal			\$496.72

Total Due **\$496.72**



Pay online

To pay your invoice go to <https://squareup.com/u/7GDVWe5f>

Or open the camera on your mobile device and place the QR code in the camera's view.

Site Masters of Florida, LLC
5551 Bloomfield Blvd.
Lakeland, FL 33810
(813)917-9567

INVOICE
090723-2

To: Long Lake Ranch CDD
250 International Pkwy, Suite 208
Lake Mary, FL 32746

Date: September 7, 2023

FPM 6 – Erosion Repair

Remediate erosion on pond slope adjacent to south side of
residential property at 19078 Long Lake Ranch Blvd.

Area of erosion to be restored is approx. 16' x 100'

TOTAL DUE \$ 5,200



250 International Parkway, Suite 208

Lake Mary, FL 32746

TEL: 321-263-0132

Invoice

Bill To
DPFG, LLC
Long Lake Ranch Community Development District
c/o Vesta District Services
250 International Parkway , Suite #208
Lake Mary FL 32746

Date 09/01/2023

Invoice # 412526

In Reference To:

Monthly contracted management fees, as follows:

PLEASE REMIT PAYMENT TO CORPORATE HEADQUARTERS:
VESTA DISTRICT SERVICES
c/o Vesta Property Services, Inc.
245 Riverside Avenue, Suite 300
Jacksonville, FL 32202

Description	Quantity	Rate	Amount
District Management Services	1		1,666.67
Accounting Services	1		916.66
Administration Services	1		916.66
Assessment Preparation	1		416.67
Field Operation Services	1		420.92

Total 4,337.58

RedTree Landscape Systems
5532 Auld Lane
Holiday, FL 34690
727-810-4464
service@redtreelandscape.systems
redtreelandscapesystems.com

Invoice 14699



BILL TO Long Lake Ranch Community Development District 250 International Parkway, Suite 280 Lake Mary, FL 32746 USA	DATE 09/01/2023	PLEASE PAY \$11,503.65	DUE DATE 09/01/2023
--	---------------------------	----------------------------------	-------------------------------

ACTIVITY	QTY	RATE	AMOUNT
Grounds Maintenance Monthly Grounds Maintenance	1	13,675.00	13,675.00
For the service month of this billing, kindly refer to the date on the invoice. Thank you!			

PAYMENT 2,171.35

TOTAL DUE **\$11,503.65**

THANK YOU.



Invoice

Vesta Property Services, Inc.
245 Riverside Avenue
Suite 300
Jacksonville FL 32202

Invoice # 412577
Date 09/01/2023

Terms
Due Date 09/01/2023
Memo Sep'23 Fees

Bill To

Long Lake Ranch CDD (CMD)
250 International Parkway
Suite 208
Lake Mary FL 32746

Description	Quantity	Rate	Amount
Amenity Management Services	1	6,139.83	6,139.83
Total			6,139.83



Vesta Property Services, Inc.
1020 E Brandon Blvd, Suite 207
Brandon, FL 33511

Invoice

Invoice # 412902
Date 09/01/2023

Terms
Memo Monthly Pool Maintena...

Bill To
Long Lake Ranch CDD (CMD)
250 International Parkway
Suite 208
Lake Mary FL 32746

Description	Quantity	Rate	Amount	Serial/Lot Numbers
Monthly Maintenance-Long Lake Ranch Amenity Center Pool	1	1,365.00	1,365.00	
Monthly Maintenance-Foxtail Pool	1	950.00	950.00	

Total 2,315.00



412902

COASTAL WASTE & RECYCLING - SW
1840 NW 33RD ST
POMPANO BEACH, FL 33064
Clearwater Office: 727-561-0360
Ft. Myers Office: 954-947-4000
Orlando Office: 407-905-9200
Sarasota Office: 941-922-3417



INVOICE

Invoice SW0000393360
Page Page 1 of 1
Date 09/01/2023
Customer 16948
Site 0
PO Number
Due Date 09/26/2023

Bill To: **LONG LAKE RANCH CDD**
250 INTERNATIONAL PKWY #280
C/O DPFG MGMT & CONSULTING
LAKE MARY, FL 32746

DATE	DESCRIPTION	REFERENCE	RATE	QTY.	AMOUNT
	(0001) LONG LAKE RANCH CDD 19037 LONG LAKE RANCH BLVD, LUTZ FL Serv #001 FEL MSW 1 - 6YD 1x Week				
01 - Sep	MONTHLY - WASTE COLLECTION (Sep 01/23 - Sep 30/23)		\$94.40	1.00	\$94.40
01 - Sep	ADMIN FEE - MONTHLY (Sep 01/23 - Sep 30/23)		\$3.95	1.00	\$3.95
01 - Sep	FUEL SURCHARGE				\$4.40
	SITE TOTAL				\$102.75

*Account
Status*

A surcharge of 5% on initial balance plus 2% per month will be charged on
accounts 30 days overdue.

INVOICE TOTAL	\$102.75
----------------------	-----------------

Invoice SW0000393360
Page Page 1 of 1
Date 09/01/2023
Customer 16948
Site 0
PO Number
Due Date 09/26/2023

Please return this portion with payment to:

Coastal Waste & Recycling
PO Box 25756
Miami FL 33102-5756
www.coastalwasteinc.com

AMOUNT REMITTED	
------------------------	--

0025756SW0169480000SW0000393360000000102757

Business Observer

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

INVOICE

Legal Advertising

Invoice # 23-01528P

Date 09/08/2023

Attn:
Long Lake Ranch CDD DPFG
250 INTERNATIONAL PKWY, STE. 208
LAKE MARY FL 32746

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

Description

Amount

Serial # 23-01528P

\$102.81

Notice of Meetings Fiscal Year 2023-2024

RE: Notice of Regular Meetings of the Board of Supervisors every 1st
Thursday of every month at 6:00 p.m.

Published: 9/8/2023

Important Message

Please include our Serial #
on your check

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

Paid

()

Total

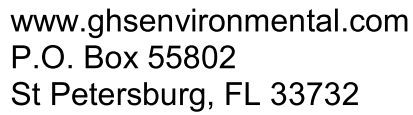
\$102.81

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

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

NOTICE

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



Date: 9/7/2023
Invoice #: 2023-426

Due Date	Service Date:
10/7/2023	August 2023

Task #	Description	Project Compl...	Amount
Task 1	Aquatic Maintenance Program	60.00%	2,460.00
PAYMENT DUE WITHIN 30 DAYS OF INVOICING DATE		Total	\$2,460.00
Please make all checks payable to GHS Environmental There will be a 10% charge per month on any payments received after the initial 30 days. If you have any questions concerning this invoice please contact us at 727-667-6786. THANK YOU FOR YOUR BUSINESS!		Payments/Credits	\$0.00
		Balance Due	\$2,460.00



PASCO COUNTY UTILITIES
CUSTOMER INFORMATION & SERVICES
P.O. BOX 2139
NEW PORT RICHEY, FL 34656-2139

LAND O' LAKES
NEW PORT RICHEY
DADE CITY

(813) 235-6012
(727) 847-8131
(352) 521-4285

UtilCustServ@MyPasco.net
Pay By Phone: 1-855-786-5344



45 0 1
42-52316

LONG LAKE RANCH CDD

Service Address: **18981 LONG LAKE RANCH BOULEVARD**

Bill Number: 19002843

Billing Date: 9/5/2023

Billing Period: 7/19/2023 to 8/18/2023

New Water, Sewer, Reclaim rates, fees, and charges take effect Oct. 1, 2023, pending final Board adoption. Please visit bit.ly/pcurates for details.

Account #	Customer #
0928725	01307800
Please use the 15-digit number below when making a payment through your bank	
092872501307800	

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Water	13595133	7/19/2023	337	8/18/2023	344	30	7

Usage History

Water

August 2023
July 2023
June 2023
May 2023
April 2023
March 2023
February 2023
January 2023
December 2022
November 2022
October 2022
September 2022

7
2
4
3
5
4
1
2
3
2
2
4

Transactions

Previous Bill	148.75
Payment 08/21/23	-148.75 CR
Balance Forward	0.00
Current Transactions	
Water	
Water Base Charge	38.63
Water Tier 1	7.0 Thousand Gals X \$2.04 14.28
Sewer	
Sewer Base Charge	93.08
Sewer Charges	7.0 Thousand Gals X \$6.48 45.36
Total Current Transactions	191.35
TOTAL BALANCE DUE	\$191.35

RECEIVED SEP 14 2023



Please return this portion with payment

TO PAY ONLINE, VISIT pascoeasypay.pascocountyfl.net

☐ Check this box if entering change of mailing address on back.

Account # 0928725
Customer # 01307800
Balance Forward 0.00
Current Transactions 191.35

Total Balance Due \$191.35
Due Date 9/22/2023

10% late fee will be applied if paid after due date

The Total Due will be electronically transferred on 09/22/2023.

LONG LAKE RANCH CDD
C/O DPF
250 INTERNATIONAL PARKWAY SUITE 280
LAKE MARY FL 32746

PASCO COUNTY UTILITIES
CUSTOMER INFORMATION & SERVICES
P.O. BOX 2139
NEW PORT RICHEY, FL 34656-2139

013078005092872571900284350000191357



PASCO COUNTY UTILITIES
CUSTOMER INFORMATION & SERVICES
P.O. BOX 2139
NEW PORT RICHEY, FL 34656-2139

LAND O' LAKES (813) 235-6012
NEW PORT RICHEY (727) 847-8131
DADE CITY (352) 521-4285

UtilCustServ@MyPasco.net
Pay By Phone: 1-855-786-5344



44 0 1
42-52316

LONG LAKE RANCH CDD

Service Address: 0 COMMUNITY CENTER

Bill Number: 19002829

Billing Date: 9/5/2023

Billing Period: 7/19/2023 to 8/18/2023

New Water, Sewer, Reclaim rates, fees, and charges take effect Oct. 1, 2023, pending final Board adoption. Please visit bit.ly/pcurates for details.

Account #	Customer #
0928090	01307800
Please use the 15-digit number below when making a payment through your bank	
092809001307800	

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Irrig Potable	13595130	7/19/2023	22918	8/18/2023	23078	30	160

Usage History
Water

	Irrigation
August 2023	160
July 2023	164
June 2023	205
May 2023	127
April 2023	14
March 2023	81
February 2023	75
January 2023	6
December 2022	28
November 2022	6
October 2022	4
September 2022	95

Transactions

Previous Bill	1,142.52
Payment 08/21/23	-1,142.52 CR
Balance Forward	0.00
Current Transactions	
Water	
Water Base Charge	38.63
Water Charges 50.0 Thousand Gals X \$3.24	162.00
Water Charges 25.0 Thousand Gals X \$6.49	162.25
Water Charges 85.0 Thousand Gals X \$8.76	744.60
Total Current Transactions	1,107.48
TOTAL BALANCE DUE	\$1,107.48

RECEIVED SEP 14 2023



Please return this portion with payment

TO PAY ONLINE, VISIT pascoeasypay.pascocountyfl.net

☐ Check this box if entering change of mailing address on back.

Account # 0928090
Customer # 01307800
Balance Forward 0.00
Current Transactions 1,107.48

Total Balance Due \$1,107.48
Due Date 9/22/2023

10% late fee will be applied if paid after due date

The Total Due will be electronically transferred on 09/22/2023.

LONG LAKE RANCH CDD
C/O DPGF
250 INTERNATIONAL PARKWAY SUITE 280
LAKE MARY FL 32746

PASCO COUNTY UTILITIES
CUSTOMER INFORMATION & SERVICES
P.O. BOX 2139
NEW PORT RICHEY, FL 34656-2139

013078005092809061900282910001107481

**August 2023 Statement**

Open Date: 07/26/2023 Closing Date: 08/24/2023

Page 1 of 3

Account: 4798 5101 7897 7613



Visa® Community Card

**Elan Financial
Services**

BUS 30 ELN

1-866-552-8855

15

LONG LAKE RANCH CDD (CPN 002333750)

New Balance \$4,272.51
Minimum Payment Due \$4,272.51
Payment Due Date 09/22/2023**Late Payment Warning:** As a reminder, your card is a pay in full product. If we do not receive your payment in full by the date listed above, a fee of either 3.00% of the payment due or \$39.00 minimum, whichever is greater, will apply.**Activity Summary**

Previous Balance	+	\$2,290.68
Payments	-	\$2,290.68CR
Other Credits		\$0.00
Purchases	+	\$4,272.51
Balance Transfers		\$0.00
Advances		\$0.00
Other Debits		\$0.00
Fees Charged		\$0.00
Interest Charged		\$0.00

New Balance = \$4,272.51**Past Due** \$0.00**Minimum Payment Due** \$4,272.51

Credit Line \$10,000.00

Available Credit \$5,727.49

Days in Billing Period 30

RECEIVED SEP 01 2023

Payment Options:Mail payment coupon
with a checkPay online at
myaccountaccess.comPay by phone
1-866-552-8855

No payment is required.

CPN 002333750



0047985101789776130004272510004272516

Automatic Payment

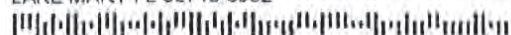
24-Hour Elan Financial Services: 1-866-552-8855

• to pay by phone
• to change your address

Account Number: 4798 5101 7897 7613

Your new full balance of \$4,272.51 will be
automatically deducted from your account on
09/22/23.

000013800 01 SP 000638543575405 P Y

LONG LAKE RANCH CDD
ACCOUNTS PAYABLE
250 INTERNATIONAL PKWY # 208
LAKE MARY FL 32746-5062



August 2023 Statement 07/26/2023 - 08/24/2023

Page 2 of 3

LONG LAKE RANCH CDD (CPN 002333750)

Elan Financial Services 1-866-552-8855

Important Messages

Paying Interest: You have a 24 to 30 day interest-free period for Purchases provided you have paid your previous balance in full by the Payment Due Date shown on your monthly Account statement. In order to avoid additional INTEREST CHARGES on Purchases, you must pay your new balance in full by the Payment Due Date shown on the front of your monthly Account statement.

There is no interest-free period for transactions that post to the Account as Advances or Balance Transfers except as provided in any Offer Materials. Those transactions are subject to interest from the date they post to the Account until the date they are paid in full.

Your payment of \$4272.51 will be automatically deducted from your bank account on 09/22/2023. Please refer to your AutoPay Terms and Conditions for further information regarding this account feature.

Transactions RUHLIG DOUGLAS Credit Limit \$10000

Post Date	Trans Date	Ref #	Transaction Description	Amount	Notation
Purchases and Other Debits					
07/28	07/27	1521	WAL-MART #0988 LUTZ FL	\$27.67	1580010
07/28	07/27	0118	CES 159 LUTZ FL	\$200.00	1580010
08/01	07/31	0107	CES 159 LUTZ FL	\$722.00	1580010
08/01	07/31	2776	LOWES #02238* LUTZ FL	\$50.77	1580010
08/07	08/04	4272	AMZN Mktp US*TA9OK8OS0 Amzn.com/bill WA	\$149.97	1580008
08/07	08/05	6937	Amazon Prime*TA2CF53J0 Amzn.com/bill WA	\$139.00	1580010 - NR
08/14	08/11	2198	SAMS CLUB #4852 WESLEY CHAPEL FL	\$110.00	1580010
08/14	08/11	8953	SQ *SUNCOAST PLUMBING gosq.com FL	\$1,650.00	1580010
08/14	08/11	0685	LAKESIDE HEATING COOLI WWW.LAKESIDEC FL	\$1,094.00	1580010
08/14	08/13	0586	AMZN Mktp US*TO9CV8ZZ1 Amzn.com/bill WA	\$95.69	1580010
08/16	08/15	6817	PUBLIX #1219 LUTZ FL	\$13.42	1580010
08/16	08/16	9720	Amazon.com*TO3Q62MA1 Amzn.com/bill WA	\$19.99	1580010
Total for Account 4798 5101 7817 4633				\$4,272.51	

Transactions BILLING ACCOUNT ACTIVITY

Post Date	Trans Date	Ref #	Transaction Description	Amount	Notation
Payments and Other Credits					
08/22	08/22	MTC	PAYMENT THANK YOU	\$2,290.68	CR
Total for Account 4798 5101 7897 7613				\$2,290.68	CR

2023 Totals Year-to-Date

Total Fees Charged in 2023	\$0.00
Total Interest Charged in 2023	\$0.00

Continued on Next Page

Give us feedback @ survey.walmart.com
Thank you! ID #:75J0M98PY54

Walmart

813-949-4238 Mr: SHANE
1575 LAND O LAKES BLVD
LUTZ FL 33549

STA 00908	DP# 000613	TR# 23	TR# 09438
GV 5L WATER	007874227909	F	5.36 0
GV 5L WATER	007874227909	F	5.36 0
GV SPRING	007874227909	F	1.22 0
LYE TWP FM	001920099041	F	5.97 0
ALL CLEANER	004460032365	F	4.88 0
ALL CLEANER	004460032368	F	4.89 0
SUBTOTAL			27.67
TOTAL			27.67
VISA TEND			27.67

VISA CREDIT **** * 4633 1 2
APPROVAL # 017215
REF # 320800103152
TRANS ID - 4632085/111/4027
VALUATION - 9142
PAYMENT SERVICE - E
AID A0000000031010
AAC F07DF0501BF4827R
TERMINAL # 28929002
AND SIGNATURE REQUIRED

07/27/23 11:51:57 0.00
CHANGE DUE
ITEMS SOLD 0
FCB 9940 4750 4749 2593 2851



Walmart

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07/27/23 11:52:09
CUSTOMER COPY

CES 159
21147 LEONARD RD
LUTZ, FL 33558

Ref B: 0011

Sale

XXXXXXXXXXXX4230

VISA Entry Method: Check

Total: \$ 200.00

07/27/23 11:19:00

Inv #: 065574 Appr Code: 017291

Transaction ID: 583208551442825

Apprvd: Online Batch#: 000574

VISA CREDIT

aid: A0000000033010

TS1: 6800

TVR: 8000008000

Customer Copy

THANK YOU!

C.E.S. (Land O Lakes)
21147 Leonard Road, Suite 12,
Lutz, FL, 33558.

Phone: 813-909-8776
Fax: 813-909-8775
Email: LandOLakes0159@cityelectricsupply.com

Delivery Details
WILL CALL

CASH SALE

100/065574

Date: 7/27/2023

Page 1/1

Entered by: Rick Anderson

Account: 01598020001
Tax Exempt #: 85-8016138207C-
Order Number: STOCK

Description	\$ Price Per	\$ Goods
R3 PERMA POST BLACK	40.00 E	200.00

Credit Card No. 4533	Payment
	\$200.00

Goods Total:	\$200.00
Tax Total:	\$0.00
Total:	\$200.00

Signature:  Print Name: 

Ref ID: A9754

XXXXXXXXXXXX4636

Total: \$ 122.09

Apprvd: Online Batch#: 660371

TVR: 8000008110

Customer Copy

LOL/065618

Page 1/1

Entered by: Bryan Mallow

WILL CALL

Account: 01598020001
Tax Exempt #: 85-8016138207
Order Number: TISH

DESCRIPTION	\$ PRICE PER	\$ GOODS
15W LED KNUCKLE MFTD FLU LGT OLC RATED	40.00 E	160.00
15W LED BULBET FLOOD BRZ KNUCKLE 5K UL/D	50.00 E	150.00
120V SPST 1/2" CONDUIT MOUNTING	21.00 E	252.00
CCT FLD 3/4/5K 15W FLOOD BRONZE KNUCKLE	40.00 E	160.00

Goods Total:	\$722.00
Tax Total:	\$0.00
Total:	\$722.00

Signature: _____

Print Name: _____



LOWIE'S HOME CENTERS, LLC
21500 STATE RD 54
LAWRENCE, IL 62549 (618) 945-9029

SALE

SALES# 8228551 07/14 ORDER# 18071431 07-11-23

1144124 2-IN. DIA PWR 540 PWR SW	8.16
325602 HW 4-CT 1/4 IN SW SHLF P	3.03
3 @ 1.01	
71088 HW 408 SCHLAGE BRASS KEY	15.92
4 @ 3.98	
46232 DEL 3/4-IN X 12-FT BRK 1	10.68
15773 GILD ENERGY EFFST 20 IN Q	2.18
256094 2-IN X 2-FT PWR SCH40 SOL	11.00

SUBTOTAL:	50.77
TOTAL TAX:	0.00
INVOICE TOTAL:	50.77
VISA:	50.77

VISA XXXXXXXXXXXXXXXXXXXX AMOUNT: 50.77 AUTH ID: 011314
CHIP REF ID: 23809678971 07/07/23 11:41:18
CUSTOMER CODE: 00
CARD: 1000000000000000

STORE 2745 LAWRENCE, IL 62549 TEL 618 945 9029
IN 441 114 117 FAX 618 945 9029
ATTN: SALES DEPT 1000000000000000



THANK YOU FOR CHOOSING LOWIE'S
FOR ALL YOUR HOME IMPROVEMENT NEEDS
CALL US AGAIN
WE WILL BE HERE FOR YOU
AT LOWIE'S HOME CENTERS, LLC

LOWIE'S HOME CENTERS, LLC

21500 STATE RD 54 LAWRENCE, IL 62549

***** 00000000000000000000 *****



Final Details for Order #114-1063322-4041060

[Print this page for your records.](#)

Order Placed: August 3, 2023

Amazon.com order number: 114-1063322-4041060

Order Total: \$149.97

Shipped on August 4, 2023

Items Ordered

Price

3 of: *Commercial Grade 8"x13" Pet Waste Roll Bags - 40% Thicker & Stronger Than Mini Roll Bags - Fit's Any Pet Waste Station - 10 roll Case pack of 200 bags (2,000 bags total)* \$49.99

Sold by: ZW USA Inc ([seller profile](#))

Supplied by: ZW USA Inc ([seller profile](#))

Condition: New

Shipping Address:

Long Lake Ranch Clubhouse
19037 LONG LAKE RANCH BLVD
LUTZ, FL 33558-5507
United States

Shipping Speed:

FREE Prime Delivery

Payment information

Payment Method:

Visa | Last digits: 4633

Item(s) Subtotal: \$149.97

Shipping & Handling: \$0.00

Total before tax: \$149.97

Estimated tax to be collected: \$0.00

Grand Total: \$149.97

Billing address

Long Lake Ranch Clubhouse
19037 LONG LAKE RANCH BLVD
LUTZ, FL 33558-5507
United States

Credit Card transactions

Visa ending in 4633: August 4, 2023: \$149.97

To view the status of your order, return to [Order Summary](#).



sam's club

C 813 J 929 - 7010
08/11/23 14:14 3406 04852 046 1895

Long

10% NEWBRSHP	50.00
NEW MEMBER SALE	
117 NEWPLUS	50.00
980256*72 GC	0.00
S INST SV NEWBRSHP	0.00
SUBTOTAL	110.00

TOTAL 110.00

VOIDED BANKCARD TRANSACTION
VISA CREDIT **** * 4633 T 2
AID R0000000031010
AAC 42804227EDC34E48
TERMINAL # 21703199
*Signature Verified

DECLINED

08/11/23 14:15:23

VISA TEND 110.00

VISA CREDIT **** * 4633 T 2

APPROVAL # 311151

AID R0000000031010

AAC 1164FF437F860208

TERMINAL # 21703199

*NO SIGNATURE REQUIRED

CHANGE DUE 0.00

New! Free shipping for Plus members.
Learn more: [samsclub.com/freeshipping](https://www.samsclub.com/freeshipping)
Visit [samsclub.com](https://www.samsclub.com) to see your savings

8 ITEMS SOLD 3

TC# 1864 1303 9359 3507 0590 4



*** MEMBER COPY ***



Invoice #001166

We look forward to working with you.

Customer

Long Lake Ranch
manager@longlakeranchclub.com

Invoice Details

PDF created September 22, 2023
\$1,650.00

Payment

Due August 11, 2023
\$1,650.00

Items	Quantity	Price	Amount
1650.00	1	\$1,650.00	\$1,650.00

Rebuild flush valves in men's women's restrooms is 275.00 each this includes all parts and labor
Rebuilt (2 women's room flush valves in main pool restroom
Rebuilt men's and women's (2) flush valves
At playground
Rebuilt townhomes pool men's/women's restroom (2) flush valves . Men's room flush valve is rough condition but not leaking after repair May need replacement in near future

Subtotal \$1,650.00

Total Paid \$1,650.00

Payments

Aug 11, 2023 (Visa 4633) \$1,650.00



View online

To view your invoice go to <https://squareup.com/u/NPtL22M3>
Or open the camera on your mobile device and place the QR code in the camera's view.



Lakeside Heating, Cooling & Plumbing

4608 Land O' Lakes Blvd, Unit B
Land O'Lakes, FL 34639

Long Lake Ranch Clubhouse
19037 Long Lake Ranch Blvd
Lutz, FL 33558

(813) 406-4423
manager@longlakeranchclub.com

INVOICE	#20197
SERVICE DATE	May 16, 2023
INVOICE DATE	May 16, 2023
DUE	Upon receipt
AMOUNT DUE	\$0.00

CONTACT US

(813) 444-9474
jackie@lakesidecomfortpros.com

INVOICE

Services	qty	unit price	amount
Misc -AC Parts/Service	1.0	\$1,294.00	\$1,294.00
Uv light kit (1 year bulb : \$699			
In place coil cleaning - \$195			
Sanitizing of air handler- \$175			
Pull & clean blower - \$225			
Subtotal			\$1,294.00
Promo Code Fresh Air			- \$200.00
Total			\$1,094.00

Payment History

Aug 11	Fri 8:26am	Credit Card	\$1,094.00
--------	------------	-------------	------------

IMPROVE YOUR INDOOR AIR QUALITY TODAY!

1 year bulb Ultra Violet Light Kit - \$499
Whole Home Air Purifier - \$1,350

Lakeside Heating, Cooling & Plumbing
CAC1818869/ CFC1429720

http: www.lakesidecomfortpros.com

1 of 2



Final Details for Order #114-9756600-3180201

Print this page for your records.

Order Placed: August 10, 2023

Amazon.com order number: 114-9756600-3180201

Order Total: \$95.69

Shipped on August 13, 2023

Items Ordered

	Price
1 of: KEYLION 100 Pack ID Card Name Badge Holder, Heavy Duty Clear Transparent Plastic PVC Vertical Sleeve Pouch with Waterproof Type Resealable Zip	\$27.99

Sold by: KEYLION Protector ([seller profile](#))

Supplied by: KEYLION Protector ([seller profile](#))

Condition: New

2 of: AmazonCommercial 42 Gallon Contractor Bags Heavy Duty Trash Bags, 3 MIL, Unscented, 50 Count	\$33.85
--	---------

Sold by: Amazon.com Services LLC

Supplied by: Other

Condition: New

Shipping Address:

Long Lake Ranch Clubhouse
19037 LONG LAKE RANCH BLVD
LUTZ, FL 33558-5507
United States

Shipping Speed:

Amazon Day Delivery

Payment information

Payment Method:

Visa | Last digits: 4633

Billing address

Long Lake Ranch Clubhouse
19037 LONG LAKE RANCH BLVD
LUTZ, FL 33558-5507
United States

Item(s) Subtotal: \$95.69

Shipping & Handling: \$0.00

Total before tax: \$95.69

Estimated tax to be collected: \$0.00

Grand Total: \$95.69

Credit Card transactions

Visa ending in 4633: August 13, 2023: \$95.69

To view the status of your order, return to [Order Summary](#).

Publix

The Shoppes at Sunlake Centre
18901 State Road 54
Coral Gables, FL 33158
Store Manager: David Jones
313-943-1275



1279 8FN 079 066

AQUAFINA WATER		
3 #	6.71	20.13 F
Promotion		-6.71 F
Order Total		13.42
Sales Tax		0.00
Grand Total		13.42
Credit	Payment	13.42
Change		0.00

Savings Summary
Special Price Savings 6.71

* Your Savings at Publix *
* 6.71 *

Receipt ID: 1279 8FN 079 066

PRESTO!
Trace #: 014934
Reference #: 0542287072
ACCT #: XXXX/XXXX/4633
Purchase VISA
Amount: \$13.42
Auth #: 705112

CREDIT CARD	PURCHASE
XXXXXXXXXXXX	VISA CREDIT
Entry Method:	Creditless
Mode:	Transfer

Your Lastvier was Martin B.

08/19/2021 08:01:19 R107 9mm C1220

Join the Publix family
Apply today at my.publix.jobs
We're an equal opportunity employer.

Publix Super Markets, Inc.

Final Details for Order #114-7920890-5458616

[Print this page for your records.](#)

Order Placed: August 15, 2023

Amazon.com order number: 114-7920890-5458616

Order Total: \$19.99

Shipped on August 15, 2023

Items Ordered

1 of: *Flexzilla Garden Lead-in Hose with SwivelGrip, 5/8 in. x 10 ft., Heavy Duty, Lightweight, Drinking Water Safe, ZillaGreen - HFZG510YWS-E*

Sold by: Amazon.com Services LLC

Supplied by: Other

Condition: New

Price

\$19.99

Shipping Address:

Long Lake Ranch Clubhouse
19037 LONG LAKE RANCH BLVD
LUTZ, FL 33558-5507
United States

Shipping Speed:

FREE Prime Delivery

Payment information**Payment Method:**

Visa ending in 4633

Item(s) Subtotal: \$19.99

Shipping & Handling: \$0.00

Total before tax: \$19.99

Estimated tax to be collected: \$0.00

Grand Total: \$19.99

Billing address

Long Lake Ranch Clubhouse
19037 LONG LAKE RANCH BLVD
LUTZ, FL 33558-5507
United States

Credit Card transactions

Visa ending in 4633: August 15, 2023: \$19.99

To view the status of your order, return to [Order Summary](#).

Business Observer

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

INVOICE

Legal Advertising

Invoice # 23-01608P

Date 09/22/2023

Attn:
Long Lake Ranch CDD DPFG
250 INTERNATIONAL PKWY, STE. 208
LAKE MARY FL 32746

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

Description

Amount

Serial # 23-01608P
P.O./Ref.# {00082490.DOCX/}

\$76.56

Board of Supervisors Regular Meeting

RE: Meeting on Thursday, October 5, 2023 at 6:00 p.m at the Long Lake Ranch Clubhouse
Published: 9/22/2023

Important Message

Please include our Serial #
on your check

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

Paid

()

Total

\$76.56

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

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

NOTICE

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

Business Observer

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

INVOICE

Legal Advertising

LONG LAKE RANCH COMMUNITY DEVELOPMENT DISTRICT NOTICE OF BOARD OF SUPERVISORS REGULAR MEETING

Notice is hereby given that a regular meeting of the Board of Supervisors of the Long Lake Ranch Community Development District (the "**District**") will be held on Thursday, October 5, 2023, at 6:00 p.m. at the Long Lake Ranch Clubhouse, Long Lake Ranch Amenity Center, 19037 Long Lake Ranch Blvd, Lutz FL 33558. The purpose of the meeting is to discuss any topics presented to the board for consideration.

Copies of the agenda may be obtained from the District Manager, Vesta District Services, 250 International Parkway, Suite 208, Lake Mary, Florida 32746, Telephone (321) 263-0132, Ext. 285.

The meeting is open to the public and will be conducted in accordance with the provisions of Florida law for community development districts. The meeting may be continued in progress without additional notice to a date, time, and place to be specified on the record at the meeting. There may be occasions when Staff and/or Supervisors may participate by speaker telephone.

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in the meeting is asked to advise the District Manager's office at least forty-eight (48) hours before the meeting by contacting the District Manager at (321) 263-0132, Ext. 285. If you are hearing or speech impaired, please contact the Florida Relay Service at 711, for assistance in contacting the District Manager's office.

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

Long Lake Ranch Community Development District
Tish Dobson, District Manager
(321) 263-0132, Ext. 285
September 22, 2023

23-01608P

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

NOTICE

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Invoice

Invoice # 413370
Date 09/18/2023

Vesta Property Services, Inc.
1020 E Brandon Blvd, Suite 207
Brandon, FL 33511

Terms
Memo Monthly Pool Maintena...

Bill To
Long Lake Ranch CDD (CMD)
250 International Parkway
Suite 208
Lake Mary FL 32746

Description	Quantity	Rate	Amount	Serial/Lot Numbers
Monthly Maintenance-Long Lake Ranch Amenity Center Pool	1	1,405.00	1,405.00	
Monthly Maintenance-Foxtail Pool	1	979.00	979.00	

Total 2,384.00





413370



American Illuminations & Decor



Long Lake Ranch CDD
19037 Long Lake Ranch Blvd
Lutz, FL 33558

 (813) 758-4841
 tdobson@dpfgmc.com

INVOICE	#332
DUE	Upon receipt
DEPOSIT DUE	\$4,500.00

CONTACT US

4737 Mile Stretch Dr, Suite 4103
Holiday, FL 34690

 (813) 716-5999
 william@american-powerwashing.com

INVOICE

Services	qty	unit price	amount
Home For the Holidays	1.0	\$9,000.00	\$9,000.00
Scope of Work: Install all Cool White C9 Lights and Wreaths owned by Long Lake Ranch following the design as instructed. Install leased Cool White C9 lights on the pavilions at the Long Lake Ranch Amenity Center. Install leased Cool White Mini LED Lights and Red Bows on Wreaths owned by Long Lake Ranch.			
Includes maintenance of all installations. If there are issues needing to be addressed, please call 813-716-5999 or email william@american-powerwashing.com.			
Takedowns are guaranteed by Jan 21st, but most likely will be done by, or around, Jan 14th.			

Total **\$9,000.00**

Deposit **\$4,500.00**

Deposit due immediately. Remaining will be billed the day of completion.



250 International Parkway, Suite 208

Lake Mary, FL 32746

TEL: 321-263-0132

Invoice

Bill To

DPFG, LLC
Long Lake Ranch Community Development District
250 International Parkway
Suite #208
Lake Mary FL 32746

Date 07/31/2023

Invoice # 412411

In Reference To:

July Billable Expenses

PLEASE REMIT PAYMENT TO CORPORATE HEADQUARTERS:
VESTA DISTRICT SERVICES
c/o Vesta Property Services, Inc.
245 Riverside Avenue, Suite 300
Jacksonville, FL 32202

Description	Quantity	Rate	Amount
Billable Expenses			
NINA ADHAV TO TANNER BEDDOW			32.36
Total Billable Expenses			32.36
Total			32.36

WORLDWIDE EXPRESS
PO BOX 733360
DALLAS TX 75373

Remittance Advice

Your payment is due August 03, 2023

Invoice Number: 2307162914

Invoice Date: 07/19/2023

Account Number: W021088396

UPS Shipper Number: E10A79



Payments received by the Due Date	
Amount Due	\$ 248.83

Payments received after the Due Date	
Amount Due	\$ 311.41

VESTA PROPERTY SERVICES
245 RIVERSIDE AVE STE 250
JACKSONVILLE FL 32202

Remit To:
WORLDWIDE EXPRESS
P.O. BOX 733360
DALLAS TX 75373

To ensure proper credit, return this portion with your payment.

Please make checks payable to Worldwide Express.

To avoid late fees, allow 5 or more days for postal delivery.



VESTA PROPERTY SERVICES
250 INTERNATIONAL PKWY
LAKE MARY FL 32746

Invoice Number: 2307162914
Invoice Date: July 19, 2023
Account/Shipper Number: W021088396/E10A79
Amount Due: \$248.83

Invoice Questions?
Contact your Worldwide Express Office

Phone: 833-5WE-SHIP
Fax: (904) 322-5058

Summary of Charges

Gross Shipment Charges	\$	305.46
Earned Discounts	\$	(62.58)
Service Charges	\$	5.95

Account Aging Summary

Balance Current	\$	437.23
1 - 30 Days	\$	340.80
Over 30 days	\$	-
Over 60 days	\$	-
Over 90 days	\$	-
Total Amount Outstanding	\$	778.03

Amount due by due date	\$	248.83
Amount due after due date	\$	311.41

Worldwide Express payment terms require payment of this invoice by August 03, 2023

Earned discounts apply only to invoices that are paid within payment terms.

Late fees may be assessed on past due balances, as allowed by law.

Where allowed by state law, credit card payments are subject to a surcharge of up to 3%, which will not be greater than the cost of acceptance.

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For change of address, complete this form:

Name: _____


Address: _____ Apt/Suite: _____

City: _____ State: _____ Zip: _____

Phone: () _____ Fax: () _____

EBill Email: _____

Authorizing Signature

..... 

Invoice No 2307162914
Invoice Date 07/19/2023
Account No W021088396/E10A79
Account VESTA PROPERTY SERVICES



INVOICE SUMMARIES

REFERENCE CODE SUMMARY

Reference Code	Items	List Price	Discount Price
BEACH CDD NB	1	\$ 14.98	\$ 11.52
GRAND HAVEN CDD-B	3	\$ 58.05	\$ 47.22
LONG LAKE RANCH CDD -B	1	\$ 42.07	\$ 32.36
THE PRESERVE AT SOUTH BRANCH-B	1	\$ 19.35	\$ 15.74
UNION PARK -B	1	\$ 95.99	\$ 73.84
WAYPOINTE CDD	1	\$ 40.54	\$ 31.18
WILDERNESS LAKE PRESERVE CDD	1	\$ 34.48	\$ 31.02
Total Billed	9	\$ 305.46	\$ 242.88

REFERENCE CODE 2 SUMMARY

Reference Code 2	Items	List Price	Discount Price
DPFG MANAGEMENT AND CONSULTING	9	\$ 305.46	\$ 242.88
Total Billed	9	\$ 305.46	\$ 242.88

Invoice No 2307162914
Invoice Date 07/19/2023
Account No W021088396/E10A79
Account VESTA PROPERTY SERVICES



Original Charges

Invoice Detail				Billing	List Price	Discount Price
UPS No: 1ZE10A790399973728 Pickup Date 07/06/2023 Service Level Commercial Ground Weight 1 lb Zone 002 Payer Shipper				Shipper: DPGF MANAGEMENT 250 INTERNATIONAL PKWY LAKE MARY FL 32746 LOGAN MUETHER	Receiver: VESTA PROPERTY SERVICES 245 RIVERSIDE AVENUE SUITE 300 JACKSONVILLE FL 32202 SKYE LEE	Freight 13.13 Fuel Surcharge 1.85
Bill Reference: Beach CDD NB Bill Reference: DPGF Management and Consulting - Carrier has audited this shipment and it has been reweighed from its tendered weight of 1-lbs				Total	14.98	11.52
UPS No: 1ZE10A790392381362 Pickup Date 07/06/2023 Service Level Commercial Ground Weight 1 lb Zone 002 Payer Shipper				Shipper: VESTA PROPERTY SERVICES 250 INTERNATIONAL PKWY SUITE 208 LAKE MARY FL 32746 NINA ADHAV	Receiver: GRAND HAVEN CDD 2N VILLAGE PARKWAY PALM COAST FL 32137 VANESSA STEPNIK	Freight 13.13 Delivery Area Surcharge 3.70 Fuel Surcharge 2.52
Bill Reference: Grand Haven CDD-B Bill Reference: DPGF Management and Consulting - Carrier has audited this shipment and it has been reweighed from its tendered weight of 1-lbs				Total	19.35	15.74
UPS No: 1ZE10A790398156112 Pickup Date 07/06/2023 Service Level Commercial Ground Weight 1 lb Zone 002 Payer Shipper				Shipper: VESTA PROPERTY SERVICES 250 INTERNATIONAL PKWY SUITE 208 HEATHROW FL 32746 NINA ADHAV	Receiver: AMENITY FOOD AND BEVERAGE 2001 WATERSIDE PARKWAY PALM COAST FL 32137 JOHN LUCANSKY	Freight 13.13 Delivery Area Surcharge 3.70 Fuel Surcharge 2.52
Bill Reference: Grand Haven CDD-B Bill Reference: DPGF Management and Consulting - Carrier has audited this shipment and it has been reweighed from its tendered weight of 1-lbs				Total	19.35	15.74
UPS No: 1ZE10A790394676371 Pickup Date 07/07/2023 Service Level Commercial Ground Weight 1 lb Zone 002 Payer Shipper				Shipper: DPGF MANAGEMENT CONSULTING 250 INTERNATIONAL PKWY LAKE MARY FL 32746 MARCY SCOTT	Receiver: TEST LAB, INC. 4112 W OSBORNE AVE TAMPA FL 33614 CARMEN CORNELL	Freight 13.13 Address Correction 19.50 Fuel Surcharge 1.85
Bill Reference: Wilderness Lake Preserve CDD Bill Reference: DPGF Management and Consulting - Carrier has audited this shipment and it has been reweighed from its tendered weight of 1-lbs				Total	34.48	31.02
UPS No: 1ZE10A790197891930 Pickup Date 07/10/2023 Service Level Next Day Air Weight Letter Zone 103 Payer Shipper				Shipper: DPGF MANAGEMENT CONSULTING 250 INTERNATIONAL PKWY LAKE MARY FL 32746 WAYPOINTE CDD	Receiver: KUTAK ROCK LLP 107 WEST COLLEGE AVENUE TALLAHASSEE FL 32301 KATIE IBARRA	Freight 35.48 Fuel Surcharge 5.06
Bill Reference: Waypointe CDD Bill Reference: DPGF Management and Consulting				Total	40.54	31.18

Invoice No 2307162914
Invoice Date 07/19/2023
Account No W021088396/E10A79
Account VESTA PROPERTY SERVICES



Invoice Detail				Billing	List Price	Discount Price
UPS No: 1ZE10A790193174981 Pickup Date 07/11/2023 Service Level Next Day Air Weight 1 lb Zone 102 Payer Shipper				Shipper VESTA PROPERTY SERVICES 250 INTERNATIONAL PKWY SUITE 208 LAKE MARY FL 32746 NINA ADHAV	Receiver TUFF SHED 512 JETTON ST TAMPA FL 33619 TANNER BEDDOW	Freight 36.82 Fuel Surcharge 5.25
Bill Reference: Long Lake Ranch CDD -B Bill Reference: DPFG Management and Consulting - Carrier has audited this shipment and it has been reweighed from its tendered weight of 1-lbs				Total	42.07	32.36
UPS No: 1ZE10A791398186740 Pickup Date 07/12/2023 Service Level Next Day Air Saver Weight 1 lb Zone 138 Payer Shipper				Shipper VESTA PROPERTY SERVICES 250 INTERNATIONAL PKWY SUITE 208 LAKE MARY FL 32746 NINA ADHAV	Receiver JANUS ET CIE 12310 GREENSTONE AVENUE SANTA FE SPRINGS CA 90670 JANUS ET CIE	Freight 84.02 Fuel Surcharge 11.97
Bill Reference: Union Park -B Bill Reference: DPFG Management and Consulting - Carrier has audited this shipment and it has been reweighed from its tendered weight of 1-lbs				Total	95.99	73.84
UPS No: 1ZE10A790391173197 Pickup Date 07/12/2023 Service Level Commercial Ground Weight 1 lb Zone 002 Payer Shipper				Shipper VESTA PROPERTY SERVICES 250 INTERNATIONAL PKWY SUITE 208 LAKE MARY FL 32746 NINA ADHAV	Receiver GRAND HAVEN CDD 2N VILLAGE PARKWAY PALM COAST FL 32137 VANESSA STEPNIK	Freight 13.13 Delivery Area Surcharge 3.70 Fuel Surcharge 2.52
Bill Reference: Grand Haven CDD-B Bill Reference: DPFG Management and Consulting - Carrier has audited this shipment and it has been reweighed from its tendered weight of 1-lbs				Total	19.35	15.74
UPS No: 1ZE10A790393527006 Pickup Date 07/13/2023 Service Level Commercial Ground Weight 1 lb Zone 002 Payer Shipper				Shipper VESTA PROPERTY SERVICES 250 INTERNATIONAL PKWY SUITE 208 LAKE MARY FL 32746 NINA ADHAV	Receiver STEADFAST ENVIRONMENTAL, LLC 30435 COMMERCE DRIVE, UNIT 102 SAN ANTONIO FL 33576 JOSEPH HAMILTON	Freight 13.13 Delivery Area Surcharge 3.70 Fuel Surcharge 2.52
Bill Reference: The Preserve at South Branch-B Bill Reference: DPFG Management and Consulting - Carrier has audited this shipment and it has been reweighed from its tendered weight of 1-lbs				Total	19.35	15.74



250 International Parkway, Suite 208

Lake Mary, FL 32746

TEL: 321-263-0132

Invoice

Bill To
DPFG, LLC
Long Lake Ranch Community Development District
250 International Parkway
Suite #208
Lake Mary FL 32746

Date 08/31/2023
Invoice # 413161

In Reference To:

Aug Billable Expenses

PLEASE REMIT PAYMENT TO CORPORATE HEADQUARTERS:
VESTA DISTRICT SERVICES
c/o Vesta Property Services, Inc.
245 Riverside Avenue, Suite 300
Jacksonville, FL 32202

Description	Quantity	Rate	Amount
Billable Expenses			
LAKE MARY, FL 32746 TO Bank of America Lockbox Services			13.15
LAKE MARY, FL 32746 TO Tuff Shed			11.62
Total Billable Expenses			24.77

Total 24.77



2323 Victory Ave. Suite 1600
Dallas, TX 75219

The above address is for correspondence only.

DPFG MANAGEMENT CONSULTING
245 Riverside Ave STE 250
Jacksonville, FL 32202

Remittance Advice

Your payment is due : 09/07/2023
Invoice Number : 230821W046313
Invoice Date : 08/23/2023
Account Number : W021088396
UPS Shipper Number : E10A79

Amount Due this Invoice

\$ 257.73

Amount Enclosed

\$

Remit payment to:

Worldwide Express
Worldwide Express, P.O. Box 733360
Dallas, TX 75373

Pay Online:

Make a payment, enroll in autopay, or file a dispute or claim online at www.speedship.com

To ensure proper credit, return this portion with your payment.
Please make checks payable to Worldwide Express.
To avoid late fees, allow 7-10 or more days for postal delivery.



Questions?

Have a question? Call us at (877)224-6712 or visit the Support tab at www.speedship.com!

Customer Name: DPGF MANAGEMENT CONSULTING
Invoice Number: 230821W046313
Invoice Date: 08/23/2023
Account/Shipper Number: W021088396/E10A79
Amount Due: \$ 257.73
Due Date: 09/07/2023

ACCOUNT SUMMARY as of 08/23/2023– LAST PAYMENT RECEIVED 08/14/2023

INVOICE DATE	DUE DATE	DAYS PAST DUE	INVOICE NUMBER	INVOICE AMOUNT	PAYMENT	INVOICE BALANCE	CUMULATIVE TOTAL
06/14/2023	06/29/2023	55	2306078196	\$340.80	\$0.00	\$340.80	\$340.80
08/09/2023	08/24/2023	-1	2308077760	\$102.12	\$0.00	\$102.12	\$442.92
08/16/2023	08/31/2023	-8	230813W067381	\$45.04	\$0.00	\$45.04	\$487.96

All services provided in connection with this invoice are solely in the capacity of a licensed property broker by the Federal Motor Carrier Safety Administration and not as the carrier of the goods.

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Where allowed by applicable law, (a) late fees may be assessed on past due balances and (b) credit card payments are subject to a surcharge of up to 3%, which will not be greater than the cost of acceptance.

Please log into your account at www.speedship.com for full terms and conditions.



Invoice No 230821W046313
Invoice Date 08/23/2023
Account No W021088396
Account DPGF MANAGEMENT CONSULTING

Via UPS On 08/02/2023

Account #	W021088396	Shipper	Receiver
Tracking Number	1ZE10A790390543182	DPFG MANAGEMENT CONSULTING 250 INTERNATIONAL PKWY, LAKE MARY, FL 32746	BNY MELLON 4655 Salisbury Rd, Suite 300 JACKSONVILLE, FL 32256 CAROLINE COWART
Payer	SENDER		
Zone			
Service Level	UPS Ground		
Customer_Reference_	Beach CDD NB		
Customer_Reference_	DPFG Management and Consulting		

Pieces	Description	Tracking #	Weight(lbs)	Amount
1	SMALL PACKAGE FREIGHT	1ZE10A790390543182	1	\$10.10
	FUEL SURCHARGE			\$1.44
Total Pieces			Total Weight	Total Amount
1			1	\$11.54

Via UPS On 08/10/2023

Account #	W021088396	Shipper	Receiver
Tracking Number	1ZE10A790393636611	DPFG MANAGEMENT CONSULTING 250 INTERNATIONAL PKWY, LAKE MARY, FL 32746	U.S. Bank N.A. -CDD 1200 Energy Park Drive, Lockbox Services 12-2657 SAINT PAUL, MN 55108 Brett Sawyer
Payer	SENDER		
Zone			
Service Level	UPS Ground		
Customer_Reference_	Cascades NB		
Customer_Reference_	DPFG Management and Consulting		

Pieces	Description	Tracking #	Weight(lbs)	Amount
1	SMALL PACKAGE FREIGHT	1ZE10A790393636611	1	\$12.38
	FUEL SURCHARGE			\$1.83
Total Pieces			Total Weight	Total Amount
1			1	\$14.21

Via UPS On 08/11/2023

Account #	W021088396	Shipper	Receiver
Tracking Number	1ZE10A790392821627	DPFG MANAGEMENT CONSULTING 250 INTERNATIONAL PKWY, LAKE MARY, FL 32746	Forsite 3016 South Third Street, Suite 201 JACKSONVILLE, FL 32250 Forsite
Payer	SENDER		
Zone			
Service Level	UPS Ground		
Customer_Reference_	Grand Haven- B		
Customer_Reference_	DPFG Management and Consulting		

Pieces	Description	Tracking #	Weight(lbs)	Amount
1	SMALL PACKAGE FREIGHT	1ZE10A790392821627	1	\$10.10
	FUEL SURCHARGE			\$1.49
Total Pieces			Total Weight	Total Amount
1			1	\$11.59



Invoice No 230821W046313
Invoice Date 08/23/2023
Account No W021088396
Account DPGF MANAGEMENT CONSULTING

Via UPS On 08/11/2023

Account #	W021088396	Shipper	Receiver
Tracking Number	1ZE10A790393298442	Vesta Property Services 250 International PKWY, Suite 208 LAKE MARY, FL 32746	Egis Insurance Risk Advisors Lockbox 748555, 6000 Feldwood Road COLLEGE PARK, GA 30349 Bank of America Lockbox Services
Payer	SENDER		
Zone			
Service Level	UPS Ground		
Customer_Reference_	Long Lake Ranch CDD		
Customer_Reference_	DPFG Management and Consulting		

Pieces	Description	Tracking #	Weight(lbs)	Amount
1	SMALL PACKAGE FREIGHT	1ZE10A790393298442	1	\$11.46
	FUEL SURCHARGE			\$1.69
Total Pieces			Total Weight	Total Amount
1			1	\$13.15

Via UPS On 08/11/2023

Account #	W021088396	Shipper	Receiver
Tracking Number	1ZE10A790392957660	DPFG MANAGEMENT CONSULTING 250 INTERNATIONAL PKWY, LAKE MARY, FL 32746	Solitude Lake Mgmt, LLC 1320 Brookwood Dr, Suite H, LITTLE ROCK, AR 72202 Raquel Mason
Payer	SENDER		
Zone			
Service Level	UPS Ground		
Customer_Reference_	Magnolia Park		
Customer_Reference_	DPFG Management and Consulting		

Pieces	Description	Tracking #	Weight(lbs)	Amount
1	SMALL PACKAGE FREIGHT	1ZE10A790392957660	1	\$11.98
	FUEL SURCHARGE			\$1.77
Total Pieces			Total Weight	Total Amount
1			1	\$13.75

Via UPS On 08/11/2023

Account #	W021088396	Shipper	Receiver
Tracking Number	1ZE10A790393610237	DPFG MANAGEMENT CONSULTING 250 INTERNATIONAL PKWY, LAKE MARY, FL 32746	Preserve at Wilderness Lake 21320 Wilderness Lakes Blvd., LAND O LAKES, FL 34637 Tish Dobson
Payer	SENDER		
Zone			
Service Level	UPS Ground		
Customer_Reference_	Preserve at Wilderness Lake		
Customer_Reference_	DPFG Management and Consulting		

Pieces	Description	Tracking #	Weight(lbs)	Amount
1	SMALL PACKAGE FREIGHT	1ZE10A790393610237	1	\$10.10
	FUEL SURCHARGE			\$1.49
Total Pieces			Total Weight	Total Amount
1			1	\$11.59



Invoice No 230821W046313
Invoice Date 08/23/2023
Account No W021088396
Account DPGF MANAGEMENT CONSULTING

Via UPS On 08/15/2023

Account #	W021088396	Shipper	Receiver
Tracking Number	1ZE10A791592720679	DPFG MANAGEMENT CONSULTING 250 INTERNATIONAL PKWY, LAKE MARY, FL 32746	AL & THERESA MATTHEWS 2060 SUNSET CT, SOUTH HOLLAND, IL 60473 THERESA MATTHEWS
Payer	SENDER		
Zone	105		
Service Level	UPS Next Day Air Early		
Customer_Reference_	DPFG Management and Consulting		
Customer_Reference_	SOLTERRA		

Pieces	Description	Tracking #	Weight(lbs)	Amount
1	SMALL PACKAGE FREIGHT	1ZE10A791592720679	1	\$80.02
	FUEL SURCHARGE			\$20.33
	EARLY A.M. SURCHARGE			\$30.00
	DELIVERY CONFIRMATION RESPONSE			\$2.00
	RESIDENTIAL SURCHARGE			\$5.85
Total Pieces			Total Weight	Total Amount
1			1	\$138.20

Via UPS On 08/16/2023

Account #	W021088396	Shipper	Receiver
Tracking Number	1ZE10A790392167282	DPFG MANAGEMENT CONSULTING 250 INTERNATIONAL PKWY SUITE 208,	ANNA RAMIREZ 5210 OAKLINE VIEW DR, LITHIA, FL 33547 ANNA RAMIREZ
Payer	SENDER		
Zone	2		
Service Level	UPS Ground		
Customer_Reference_	DPFG Management and Consulting		
Customer_Reference_	Panther Trace II		

Pieces	Description	Tracking #	Weight(lbs)	Amount
1	SMALL PACKAGE FREIGHT	1ZE10A790392167282	1	\$10.10
	FUEL SURCHARGE			\$3.40
	Delivery Area Surcharge Residential			\$5.30
	DELIVERY CONFIRMATION RESPONSE			\$2.00
	RESIDENTIAL SURCHARGE			\$5.25
Total Pieces			Total Weight	Total Amount
1			1	\$26.05



Invoice No 230821W046313
Invoice Date 08/23/2023
Account No W021088396
Account DPGF MANAGEMENT CONSULTING

Via UPS On 08/18/2023

Account #	W021088396	Shipper	Receiver
Tracking Number	1ZE10A790392393493	DPFG MANAGEMENT CONSULTING	Palm Beach Security Safes, Inc. 7113 PALISADE DR, PORT RICHEY, FL 34668 Roger Jordan
Payer	SENDER	250 INTERNATIONAL PKWY, LAKE MARY, FL 32746	
Zone	2		
Service Level	UPS Ground		
Customer_Reference_	DPFG Management and Consulting		
Customer_Reference_	Preserve at Wilderness Lake		

Pieces	Description	Tracking #	Weight(lbs)	Amount
1	SMALL PACKAGE FREIGHT	1ZE10A790392393493	1	\$10.10
	FUEL SURCHARGE			\$2.30
	RESIDENTIAL SURCHARGE			\$5.25
Total Pieces			Total Weight	Total Amount
1			1	\$17.65

Invoice Total \$257.73



2323 Victory Ave.Suite 1600
Dallas, TX 75219

The above address is for correspondence only.

DPFG MANAGEMENT CONSULTING
245 Riverside Ave STE 250
Jacksonville, FL 32202

Remittance Advice

Your payment is due : 09/14/2023
Invoice Number : 230823W001656
Invoice Date : 08/30/2023
Account Number : W021088396
UPS Shipper Number : E10A79

Amount Due this Invoice

\$ 147.18

Amount Enclosed

\$

Remit payment to:

Worldwide Express
Worldwide Express, P.O. Box 733360
Dallas, TX 75373

Pay Online:

Make a payment, enroll in autopay, or file a dispute or claim online at www.speedship.com

To ensure proper credit, return this portion with your payment.
Please make checks payable to Worldwide Express.
To avoid late fees, allow 7-10 or more days for postal delivery.



Questions?

Have a question? Call us at (877)224-6712 or visit the Support tab at www.speedship.com!

Customer Name: DPGF MANAGEMENT CONSULTING
Invoice Number: 230823W001656
Invoice Date: 08/30/2023
Account/Shipper Number: W021088396/E10A79
Amount Due: \$ 147.18
Due Date: 09/14/2023

ACCOUNT SUMMARY as of 08/30/2023– LAST PAYMENT RECEIVED 08/22/2023

INVOICE DATE	DUE DATE	DAYS PAST DUE	INVOICE NUMBER	INVOICE AMOUNT	PAYMENT	INVOICE BALANCE	CUMULATIVE TOTAL
06/14/2023	06/29/2023	62	2306078196	\$340.80	\$0.00	\$340.80	\$340.80
08/23/2023	09/07/2023	-8	230821W046313	\$257.73	\$0.00	\$257.73	\$598.53

All services provided in connection with this invoice are solely in the capacity of a licensed property broker by the Federal Motor Carrier Safety Administration and not as the carrier of the goods.

The Worldwide Express mark is a trademark of Worldwide Express Operations, LLC, which provides UPS, LTL and FTL transportation services. For more information regarding Worldwide Express and our service offerings, please contact your local Worldwide Express office or visit our website, www.wwex.com. Some Worldwide Express offices are individually owned and operated by franchises of Worldwide Express Operations, LLC. Freight services connected to this document are provided by Worldwide Express in its capacity as a freight broker, pursuant to its property brokerage authority issued by the U.S. Department of Transportation Federal Motor Carrier Safety Administration. Worldwide Express is not a motor carrier. All prices are subject to change. Please see wwex.com/legal for full terms and conditions.

Where allowed by applicable law, (a) late fees may be assessed on past due balances and (b) credit card payments are subject to a surcharge of up to 3%, which will not be greater than the cost of acceptance.

Please log into your account at www.speedship.com for full terms and conditions.



Invoice No 230823W001656
Invoice Date 08/30/2023
Account No W021088396
Account DPGF MANAGEMENT CONSULTING

Via UPS On 08/11/2023

Account #	W021088396	Shipper	Receiver
Tracking Number	1ZE10A790390742252	DPFG MANAGEMENT CONSULTING	Sunshine State Heating Air Cond.
Payer	SENDER	250 INTERNATIONAL PKWY,	2323 N. State St, Unit 126,
Zone		LAKE MARY, FL 32746	BUNNELL, FL 32110
Service Level	UPS Ground		Accounting
Customer_Reference_	Grand Haven		
Customer_Reference_	DPFG Management and Consulting		

Pieces	Description	Tracking #	Weight(lbs)	Amount
1	SMALL PACKAGE FREIGHT	1ZE10A790390742252	1	\$10.10
	FUEL SURCHARGE			\$3.26
	Remote Area Surcharge Commercial			\$13.05
Total Pieces			Total Weight	Total Amount
1			1	\$26.41

Via UPS On 08/18/2023

Account #	W021088396	Shipper	Receiver
Tracking Number	1ZE10A790397531922	DPFG MANAGEMENT CONSULTING	Auditor General - State of Florida
Payer	SENDER	250 INTERNATIONAL PKWY,	401 Claude Pepper Building, 111
Zone	3	LAKE MARY, FL 32746	West Madison St
Service Level	UPS Ground		Tallahassee, FL 32399
Customer_Reference_	DPFG Management and Consulting		Derek Noonan, CPA
Customer_Reference_	Radiance CDD		

Pieces	Description	Tracking #	Weight(lbs)	Amount
1	SMALL PACKAGE FREIGHT	1ZE10A790397531922	1	\$10.51
	FUEL SURCHARGE			\$3.02
	ADULT SIGNATURE REQUIRED			\$7.65
	DELIVERY CONFIRMATION RESPONSE			\$2.00
Total Pieces			Total Weight	Total Amount
1			1	\$23.18



Invoice No 230823W001656
Invoice Date 08/30/2023
Account No W021088396
Account DPGF MANAGEMENT CONSULTING

Via UPS On 08/18/2023

Account #	W021088396	Shipper	Receiver
Tracking Number	1ZE10A790397222131	DPFG MANAGEMENT CONSULTING	Auditor General - State of Florida
Payer	SENDER	250 INTERNATIONAL PKWY,	401 Claude Pepper Building, 111
Zone	3	LAKE MARY, FL 32746	West Madison St
Service Level	UPS Ground		Tallahassee, FL 32399
Customer_Reference_	DPFG Management and Consulting		Derek Noonan, CPA
Customer_Reference_	Bridgewater of Wesley Chapel		

Pieces	Description	Tracking #	Weight(lbs)	Amount
1	SMALL PACKAGE FREIGHT	1ZE10A790397222131	1	\$10.51
	FUEL SURCHARGE			\$3.02
	ADULT SIGNATURE REQUIRED			\$7.65
	DELIVERY CONFIRMATION RESPONSE			\$2.00

Total Pieces	Total Weight	Total Amount
1	1	\$23.18

Via UPS On 08/18/2023

Account #	W021088396	Shipper	Receiver
Tracking Number	1ZE10A790395862319	DPFG MANAGEMENT CONSULTING	Tamaya - Beach CDD
Payer	SENDER	250 INTERNATIONAL PKWY,	12778 MERITAGE BLVD,
Zone	2	LAKE MARY, FL 32746	JACKSONVILLE, FL 32246
Service Level	UPS Ground		Loucite
Customer_Reference_	DPFG Management and Consulting		
Customer_Reference_	Beach CDD		

Pieces	Description	Tracking #	Weight(lbs)	Amount
1	SMALL PACKAGE FREIGHT	1ZE10A790395862319	1	\$10.10
	FUEL SURCHARGE			\$1.52

Total Pieces	Total Weight	Total Amount
1	1	\$11.62



Invoice No 230823W001656
Invoice Date 08/30/2023
Account No W021088396
Account DPGF MANAGEMENT CONSULTING

Via UPS On 08/21/2023

Account #	W021088396	Shipper	Receiver
Tracking Number	1ZE10A790393968718	DPFG MANAGEMENT CONSULTING	Monica Vitale
Payer	SENDER	250 INTERNATIONAL PKWY, STE 208	5334 SANDY SHELL DR, APOLLO BEACH, FL 33572
Zone	2		Monica Vitale
Service Level	UPS Ground		
Customer_Reference_	DPFG Management and Consulting		
Customer_Reference_	Panther Trace		

Pieces	Description	Tracking #	Weight(lbs)	Amount
1	SMALL PACKAGE FREIGHT	1ZE10A790393968718	1	\$10.10
	FUEL SURCHARGE			\$2.30
	RESIDENTIAL SURCHARGE			\$5.25
Total Pieces			Total Weight	Total Amount
1			1	\$17.65

Via UPS On 08/21/2023

Account #	W021088396	Shipper	Receiver
Tracking Number	1ZE10A790394055309	DPFG MANAGEMENT CONSULTING	Tuff Shed
Payer	SENDER	250 INTERNATIONAL PKWY, STE 208	512 JETTON ST, TAMPA, FL 33619
Zone	2		Tanner Beddow
Service Level	UPS Ground		
Customer_Reference_	DPFG Management and Consulting		
Customer_Reference_	Long Lake Ranch CDD		

Pieces	Description	Tracking #	Weight(lbs)	Amount
1	SMALL PACKAGE FREIGHT	1ZE10A790394055309	1	\$10.10
	FUEL SURCHARGE			\$1.52
Total Pieces			Total Weight	Total Amount
1			1	\$11.62

Via UPS On 08/22/2023

Account #	W021088396	Shipper	Receiver
Tracking Number	1ZE10A790392709722	DPFG Management and Consulting, LLC	Grand Haven CDD
Payer	SENDER	250 INTERNATIONAL PKWY, STE 208	2 N VILLAGE PKWY, PALM COAST, FL 32137
Zone	2		Vanessa Stepniak
Service Level	UPS Ground		
Customer_Reference_	DPFG Management and Consulting		
Customer_Reference_	Grand Haven CDD		

Pieces	Description	Tracking #	Weight(lbs)	Amount
1	SMALL PACKAGE FREIGHT	1ZE10A790392709722	1	\$10.10
	FUEL SURCHARGE			\$2.07



Invoice No 230823W001656
Invoice Date 08/30/2023
Account No W021088396
Account DPGF MANAGEMENT CONSULTING

DELIVERY AREA SURCHARGE

\$3.70

Total Pieces	Total Weight	Total Amount
1	1	\$15.87

Via UPS On 08/23/2023

Account #	W021088396	Shipper	Receiver
Tracking Number	1ZE10A790399408946	DPFG MANAGEMENT CONSULTING 250 INTERNATIONAL PKWY, LAKE MARY, FL 32746	Magnetix DJ Services 4901 SUNBEAM RD, APT 622 JACKSONVILLE, FL 32257 Mike
Payer	SENDER		
Zone	2		
Service Level	UPS Ground		
Customer_Reference_	DPFG Management and Consulting		
Customer_Reference_	Beach CDD		

Pieces	Description	Tracking #	Weight(lbs)	Amount
1	SMALL PACKAGE FREIGHT	1ZE10A790399408946	1	\$10.10
	FUEL SURCHARGE			\$2.30
	RESIDENTIAL SURCHARGE			\$5.25

Total Pieces	Total Weight	Total Amount
1	1	\$17.65

Invoice Total

\$147.18

WAIVER AND RELEASE OF LIEN UPON PROGRESS PAYMENT

The undersigned lienor, in consideration of the sum of \$ 28,368.67 hereby waives and releases its lien and right to claim a lien for labor, services, or materials furnished through

September 25, 2023 to
Date

Long Lake Ranch
Name of your Customer

On the job of Long Lake Ranch Community
Name of Association

to the following property:

Legal Description: Long Lake Ranch Village 2 Pacels C-1 C-2 D-1 and D-2 PB 68 PG 041 LOT P1 TOG
WITH UTILITY ESMT PER OR 9217 PG 2032 OR 6847 PG 0878 OR 9269 PG 2294

This waiver and release does not cover any retention of labor, services or materials furnished after the date specified.

9 / 25 / 2023
DATE

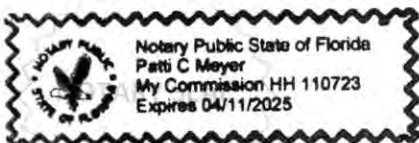
THE POOL DOCTOR
LIENOR

BY: [Signature]
Signature

TITLE: OWNER/PRESIDENT

STATE OF Florida
COUNTY OF Pinellas

THE FOREGOING instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization on this 25th day of September, 2023, by Darell Long (name of person) as President (type of authority...e.g. officer, trustee, attorney in fact) for The Pool Doctor of Central Florida (name of party on behalf of whom the instrument was executed).



[Signature]
Signature of Notary Public

State of Florida
Patti C. Meyer

Print, Type/Stamp Name of Notary

Personally known: ☒ OR Produced Identification: ☐

Type of Identification Produced: _____

Service Invoice

THE POOL DOCTOR

6995 90th Ave. North, Unit B
Pinellas Park, FL 33782
(727) 546-2400
Lic. # CPC1458389
WWW.POOLDOCTORFLA.COM
Bill to:



Invoice #: 154351

VESTA PROPERTY SERVICES
TISH DOBSON

250 INTERNATIONAL PKWY, STE 208
LAKE MARY, FL 32746

Long Lake Ranch
Service Address:
19037 LONG LAKE RANCH BLVD
LUTZ, FL 33558

Completed: 9/25/2023

Terms: Due upon receipt

QTY	Detail	Rate/Price	Amount
	CUSTOMER POOL RENOVATION		
	INSTALL 6X6 SINGLE BULLNOSE (LOWER ROW OF TILE)	\$6,890.00	\$6,890.00
	INSTALL 6X6 SINGLE BULLNOSE W/DEPTH MARKERS	\$7,950.00	\$7,950.00
	HYDROBLAST POOL & GUTTER	\$24,660.00	\$24,660.00
	INSTALL STEPS, BENCH & ABOVE STEPS EDGE TILE		
	INSTALL MARQUIS	\$45,606.00	\$45,606.00
	DOWN PAYMENT, \$28,368.67		
	FINAL PAYMENT, \$56,737.33		

Thank You for calling The Pool Doctor

Parts Subtotal:	\$0.00
Labor Subtotal:	\$0.00
Misc. Subtotal:	\$85,106.00
Tax:	\$0.00
Total:	\$85,106.00

Specializing in Pool & Spa Service, Repair, Remodeling

Request for Taxpayer Identification Number and Certification

Give Form to the
requester. Do not
send to the IRS.

► Go to www.irs.gov/FormW9 for instructions and the latest information.

1 Name (as shown on your income tax return). Name is required on this line; do not leave this line blank.

THE POOL DOCTOR OF CENTRAL FLORIDA

2 Business name/disregarded entity name, if different from above

3 Check appropriate box for federal tax classification of the person whose name is entered on line 1. Check only one of the following seven boxes.

☐ Individual/sole proprietor or single-member LLC

☐ C Corporation

☒ S Corporation

☐ Partnership

☐ Trust/estate

☐ Limited liability company. Enter the tax classification (C=C corporation, S=S corporation, P=Partnership) ►

Note: Check the appropriate box in the line above for the tax classification of the single-member owner. Do not check LLC if the LLC is classified as a single-member LLC that is disregarded from the owner unless the owner of the LLC is another LLC that is not disregarded from the owner for U.S. federal tax purposes. Otherwise, a single-member LLC that is disregarded from the owner should check the appropriate box for the tax classification of its owner.

☐ Other (see instructions) ►

4 Exemptions (codes apply only to certain entities, not individuals; see instructions on page 3):

Exempt payee code (if any) _____

Exemption from FATCA reporting code (if any) _____

(Applies to accounts maintained outside the U.S.)

5 Address (number, street, and apt. or suite no.) See instructions.

6995 90TH AVENUE NORTH, UNIT B

6 City, state, and ZIP code

PINELLAS PARK, FL 33782

7 List account number(s) here (optional)

Requester's name and address (optional)

Part I Taxpayer Identification Number (TIN)

Enter your TIN in the appropriate box. The TIN provided must match the name given on line 1 to avoid backup withholding. For individuals, this is generally your social security number (SSN). However, for a resident alien, sole proprietor, or disregarded entity, see the instructions for Part I, later. For other entities, it is your employer identification number (EIN). If you do not have a number, see *How to get a TIN*, later.

Note: If the account is in more than one name, see the instructions for line 1. Also see *What Name and Number To Give the Requester* for guidelines on whose number to enter.

Social security number

____ - ____ - ____

or

Employer identification number

5 9 - 3 0 7 8 1 0 4

Part II Certification

Under penalties of perjury, I certify that:

- The number shown on this form is my correct taxpayer identification number (or I am waiting for a number to be issued to me); and
- I am not subject to backup withholding because: (a) I am exempt from backup withholding, or (b) I have not been notified by the Internal Revenue Service (IRS) that I am subject to backup withholding as a result of a failure to report all interest or dividends, or (c) the IRS has notified me that I am no longer subject to backup withholding; and
- I am a U.S. citizen or other U.S. person (defined below); and
- The FATCA code(s) entered on this form (if any) indicating that I am exempt from FATCA reporting is correct.

Certification instructions. You must cross out item 2 above if you have been notified by the IRS that you are currently subject to backup withholding because you have failed to report all interest and dividends on your tax return. For real estate transactions, item 2 does not apply. For mortgage interest paid, acquisition or abandonment of secured property, cancellation of debt, contributions to an individual retirement arrangement (IRA), and generally, payments other than interest and dividends, you are not required to sign the certification, but you must provide your correct TIN. See the instructions for Part II, later.

Sign
Here

Signature of
U.S. person ►

Date ► 8/4/2022

General Instructions

Section references are to the Internal Revenue Code unless otherwise noted.

Future developments. For the latest information about developments related to Form W-9 and its instructions, such as legislation enacted after they were published, go to www.irs.gov/FormW9.

Purpose of Form

An individual or entity (Form W-9 requester) who is required to file an information return with the IRS must obtain your correct taxpayer identification number (TIN) which may be your social security number (SSN), individual taxpayer identification number (ITIN), adoption taxpayer identification number (ATIN), or employer identification number (EIN), to report on an information return the amount paid to you, or other amount reportable on an information return. Examples of information returns include, but are not limited to, the following.

- Form 1099-INT (interest earned or paid)

- Form 1099-DIV (dividends, including those from stocks or mutual funds)
- Form 1099-MISC (various types of income, prizes, awards, or gross proceeds)
- Form 1099-B (stock or mutual fund sales and certain other transactions by brokers)
- Form 1099-S (proceeds from real estate transactions)
- Form 1099-K (merchant card and third party network transactions)
- Form 1098 (home mortgage interest), 1098-E (student loan interest), 1098-T (tuition)
- Form 1099-C (canceled debt)
- Form 1099-A (acquisition or abandonment of secured property)

Use Form W-9 only if you are a U.S. person (including a resident alien), to provide your correct TIN.

If you do not return Form W-9 to the requester with a TIN, you might be subject to backup withholding. See What is backup withholding, later.

EXHIBIT 10

LONG LAKE RANCH COMMUNITY DEVELOPMENT DISTRICT ("District")

POOL PAVILION RESERVATION AGREEMENT

(12 Person Capacity)

Today's Date: _____ Date reserved: _____

Type of Event: _____ Number of Guests: _____

~~Amenity Area Reserved: Pool Pavilion~~ Form titled Pool Pavilion

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Time Reserved: _____ to _____ ~~(maximum 4 hours)~~

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• Facility Access Card Required

• Up to five (5) hours: \$60 Rental Fee and \$300 Deposit

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Name: _____

Address: _____

Home Phone: _____ Alternate Phone _____

Email Address: _____

Security Deposit: Date Received: _____ Amount \$ _____ Check # _____

Rental Fee: Date Received: _____ Amount \$ _____ Check # _____

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~~Please read and initial each line.~~

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I, _____, understand the use of the Pool Pavilion is my responsibility and agree to the terms and conditions stated below.

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1. ~~The #~~Reserved times include set up and clean up time. _____

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2. Only members may reserve the pool pavilion area. _____

2. Person reserving the pool pavilion must be present for the entire event and supply amenity access card to allow their guests access to the pool area. _____

3. Please DO NOT arrive earlier than specified reservation time. _____

4. The ~~facility~~ pool pavilion shall be left in the same ~~or better~~ condition ~~than~~ it was prior to the event. ~~Please report any problems to the Club Manager.~~ A) All garbage generated is removed from the premises and may be placed in the District's dumpster. The District will provide garbage bags for replacement in garbage containers. B) Remove all displays, favors, and remnants of event. C) Wipe off tables and chairs (as needed). Renter to supply own cleaning products to wipe off tables and chairs.

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5. ~~The facility cleaning will include wiping down tables, removal of all garbage and general party clean up.~~ _____

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6. ~~Person reserving pool pavilion~~ Renter must supply all party products. This includes: plates, napkins, cups, etc. ~~and must bring all cleaning supplies and garbage bags. Garbage containers must be emptied and a replacement bag installed in the container. Filled garbage bags must be removed at time of clean up and may be placed in one of the garbage cans inside the dumpster area.~~ _____

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7. All guests and minors must be supervised at all times. _____

8. No glitter, confetti, bird seed, rice or silly string is allowed ~~in any District facility.~~ _____

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9. No helium balloons are permitted. No Exceptions. _____

10. Tacks or any other wall damaging material ~~will~~ are NOT ~~be~~ permitted ~~for use~~ for decorating purposes. Painter's tape may be used for wall hangings and decorations and must be removed prior to leaving the ~~facility~~ pool area. Nothing may be hung from a ceiling fan. Any strings used to tie ~~balloons~~, piñatas or decorations to a post must be removed entirely. _____

11. ~~I am aware that using the District facilities for monetary purposes is NOT permitted. This includes but is not limited to: Fundraisers, home based parties, exchange of goods and services, etc.~~ _____

12. I understand that I am responsible for any damage or change in the condition of the facility, including restrooms, caused by my guests or event. I also agree to be responsible for the conduct of my guests and understand that the reservation of the above-mentioned pool pavilion does not include use of the full pool facility. ____

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Commented [HC1]: Question to Sarah Sandy regarding removing.

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13. I agree to give notice of cancellation at least ~~ONE WEEK~~ 5 business days in advance. _____

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14. The use of the park and all other amenities, ~~including basketball and tennis courts~~, are NOT included in the reservation of the pool pavilion. ~~Under the circumstances of Inability to use pool pavilion due to inclement weather, maintenance, capacity restrictions, or other circumstances, that could restrict usage of the pool,~~ guests WILL NOT be permitted to use the clubhouse ~~event activity~~ room as an alternative space for the event. ~~Other patrons are still permitted to use the other pool pavilion areas and pool during a reserved event.~~

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15. I have read the pool party rules and regulations that are outlined in the "Recreational Facilities Rules & Regulations" packet and acknowledge that it is my responsibility to ensure that all guests abide by the rules set for the amenity area. I acknowledge that refusal to follow these rules will result in guests being asked to leave the facilities or the cancellation of the reservation. _____

16. LONG LAKE RANCH COMMUNITY DEVELOPMENT DISTRICT SUPPORTS A NO ALCOHOL POLICY.

~~17. I understand that failure to uphold any portion of this agreement may result in the forfeiture of my deposit, as well as any costs incurred in excess of the deposit amount. Furthermore, I understand I may lose privileges if the regulations are not followed, of future reservation privileges at the Long Lake Ranch Community Center.~~

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~~17,18.~~ Check-In / Check-out is required with on-site personnel.

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I HAVE FULLY READ AND UNDERSTAND ALL OF THE ABOVE RULES AND REGULATIONS CONCERNING MY FACILITY RESERVATION AT LONG LAKE RANCH COMMUNITY DEVELOPMENT DISTRICT. _____

Patron Signature: _____ Date: _____

~~Long Lake Ranch~~ CDD Representative Signature: _____

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Date: _____

Updated - 05/11/2021

EXHIBIT 11

LONG LAKE RANCH COMMUNITY DEVELOPMENT DISTRICT ("District")

PAVILION RESERVATION AGREEMENT

(20 Person Capacity)

Today's Date: _____ Date reserved: _____

Type of Event: _____ Number of Guests: _____

Amenity Area Reserved: Picnic Pavilion

Time Reserved: _____ to _____ (maximum 4 hours)

Name: _____

Address: _____

Home Phone: _____ Alternate Phone _____

Email Address: _____

Please read and initial each line.

1. The reserved times include set up and clean up time. _____

2. Only members may reserve the picnic pavilion area. _____

2. Person reserving the picnic pavilion must be present for the entire event and supply amenity access card to allow their guests access to the pavilion area. _____

3. Please DO NOT arrive earlier than specified reservation time. _____

4. The facility shall be left in the same or better condition than it was prior to the event. Please report any problems to the Club Manager. _____

5. The facility cleaning will include wiping down tables, removal of all garbage and general party clean-up. _____

6. Person reserving picnic pavilion must supply all party products. This includes: plates, napkins, cups, etc. and must bring all cleaning supplies and garbage bags. Garbage containers must be emptied and a replacement bag installed in the container. Filled garbage bags must be removed at time of clean up and may be placed in one of the garbage cans inside the dumpster area. _____

7. All guests and minors must be supervised at all times. _____

8. No glitter, confetti or silly string is allowed in any District facility. _____

9. No helium balloons are permitted. No Exceptions. _____

10. Tacks or any other wall damaging material will NOT be permitted for use for decorating purposes. Painter's tape may be used for wall hangings and decorations and must be removed prior to leaving the facility. Nothing may be hung from a ceiling fan. Any strings used to tie balloons, piñatas or decorations to a post must be removed entirely. _____

11. I am aware that using the District facilities for monetary purposes is NOT permitted. This includes but is not limited to: Fundraisers, home based parties, exchange of goods and services, etc. _____

12. I understand that I am responsible for any damage or change in the condition of the facility, including restrooms, caused by my guests or event. I also agree to be responsible for the conduct of my guests and understand that the reservation of the above-mentioned pavilion does not include use of the full park facility. _____

13. I agree to give notice of cancellation at least ONE WEEK in advance. _____

14. The use of the pool facilities and all other amenities, including basketball and tennis courts, are NOT included in the reservation of the picnic pavilion. Under the circumstances of inclement weather or other circumstances that could restrict usage of playground facilities, guests WILL NOT be permitted to use the pool deck or clubhouse event room as an alternative space for the event. Other patrons are still permitted to use the amenities beyond the picnic pavilion during a reserved event. _____

15. I have read the playground rules and regulations that are outlined in the "Recreational Facilities Rules & Regulations" packet and acknowledge that it is my responsibility to ensure that all guests abide by the rules set for the amenity area. I acknowledge that refusal to follow these rules will result in guests being asked to leave the facilities or the cancellation of the reservation. _____

16. LONG LAKE RANCH COMMUNITY DEVELOPMENT DISTRICT SUPPORTS A NO ALCOHOL POLICY.

17. I understand that failure to uphold any portion of this agreement may result in the forfeiture of future reservation privileges at the Long Lake Ranch Community Center. _____

I HAVE FULLY READ AND UNDERSTAND ALL OF THE ABOVE RULES AND REGULATIONS CONCERNING MY FACILITY RESERVATION AT LONG LAKE RANCH COMMUNITY DEVELOPMENT DISTRICT. _____

Patron Signature: _____ Date: _____

Long Lake Ranch CDD Representative Signature: _____

Date: _____

EXHIBIT 12

LONG LAKE RANCH COMMUNITY DEVELOPMENT DISTRICT ("District")

ACTIVITY ROOM RENTAL AGREEMENT

(~~20~~ 32 Person Capacity)

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Today's Date: _____ Date reserved: _____
Type of Event: _____ Number of Guests: _____
Amenity Area Reserved: _____ Time Reserved: _____

o Facility Access Card Required

o Resident: Up to ~~four~~ five (45) hours: \$60.00 Rental Fee and \$300 Deposit

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o ~~Non-Resident: Up to five (5) hours: \$110 Rental Fee and \$600 Deposit~~

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Patron's Name: _____ LLR Resident? Yes or No

Address: _____

Home Phone: _____ Alternate Phone _____

Email Address: _____

Security Deposit: Date Received: _____ Amount \$ _____ Check # _____

Room Rental Fee: Date Received: _____ Amount \$ _____ Check # _____

Please read and initial each line.

1. Your reserved times include set up and clean up time. _____
2. Please DO NOT arrive earlier than specified reserved time. _____
3. The facility shall be left in the same condition it was prior to the event. _____

o All garbage generated is removed from the premises and may be placed in the District's dumpster.

o Remove all displays, favors, or remnants of event.

o Wipe off tabletops, chairs (as needed), sweep floors and mop (as needed).

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Aligned at: 0.5" + Indent at: 0.75"

~~4. The facility cleaning will include sweeping and mopping floors, wiping down table, removal of all garbage and general party clean up.~~

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5. No wet bathing suits are permitted in the facility. All pool rules apply.

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6. Renter must supply all party products. This includes: plates, napkins, cups, etc. The District will supply cleaning supplies and garbage bags. _____

7. All guests and minors must be supervised at all times. _____

8. No glitter, confetti or silly string is allowed in any District facility. _____

9. No helium balloons are permitted outside at the pavilion or pool. ~~No Exceptions.~~ _____

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10. No smoke machines inside or outside. ~~No bounce-houses/other inflatables or animals~~-permitted at the pavilion.

11. Tacks, adhesive putty, scotch tape or any other wall damaging material ~~will are~~ NOT be permitted for ~~use for~~
decorating purposes. ~~The District will supply p~~Painter's tape may be used for wall hangings and decorations. _____

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12. Lit decorative candles are not permitted in District facility. _____

13. ~~I am aware that using the District facilities for monetary purposes is NOT permitted. This includes but is not limited to: Fundraisers, home based parties, exchange of goods and services, etc.~~ _____

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14. I understand that I am responsible for any damage or change in the condition of the facility, including restrooms, caused by my guests or event. I also agree to be responsible for the conduct of my guests and understand that the rental of the above-mentioned room does not include use of the full facility. _____

15. I agree to give notice of cancellation at least ~~A WEEK~~ 5 business days in advance or my rental fee will be forfeited.

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16. I understand failure to uphold any portion of this agreement may result in the forfeit of my ~~\$300~~ deposit, as well as any costs incurred in excess of the deposit amount. Furthermore, I understand I may lose all privileges if the above regulations are not followed. _____

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17. The use of the pool facilities and all other amenities are NOT included in the rental of the room. Inability to use these areas due to inclement weather, maintenance, capacity restrictions, etc. will NOT result in the return of rental fee. Other Patrons are still permitted to use the amenities during a rented event. _____

18. LONG LAKE RANCH COMMUNITY DEVELOPMENT DISTRICT SUPPORTS A NO ALCOHOL POLICY. _____

I HAVE FULLY READ AND UNDERSTAND ALL OF THE ABOVE RULES AND REGULATIONS CONCERNING MY FACILITY RENTAL AT LONG LAKE RANCH COMMUNITY DEVELOPMENT DISTRICT.

Date:

Date:

Patron Signature Long Lake Ranch

CDD Representative

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Updated - 08/16/21

LONG LAKE RANCH COMMUNITY DEVELOPMENT DISTRICT ("District")

ACTIVITY ROOM RENTAL AGREEMENT

(20 ~~32~~ Person Capacity)

Today's Date: _____ Date reserved: _____

Type of Event: _____ Number of Guests: _____

~~Amenity Area Reserved: Form title Activity Room Time Reserved: to~~

Commented [HC1]: Doug to discuss capacity

Commented [HC2R1]:

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o Facility Access Card Required

o Resident: Up to ~~four five (4-5)~~ hours: \$60.00 Rental Fee and \$300 Deposit

o ~~Non-Resident: Up to five (5) hours: \$110 Rental Fee and \$600 Deposit~~

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~~Patron's Name:~~ _____ LLR Resident? Yes or No

Address: _____

Home Phone: _____ Alternate Phone _____

Email Address: _____

Security Deposit: Date Received: _____ Amount \$ _____ Check # _____

Room Rental Fee: Date Received: _____ Amount \$ _____ Check # _____

~~Please read and initial each line.~~

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~~I, _____, understand the use of the Activity Room is my responsibility and agree to the terms and conditions stated below.~~

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1. ~~Your reserved times include set up and clean up time.~~ _____

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2. Please DO NOT arrive earlier than specified reserved time. _____

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~~3. Person reserving the Activity Room must be present for the entire event and supply amenity access card to allow their guests to access the Activity Room.~~

3. The facility shall be left in the same condition it was prior to the event. _____

a) ~~All garbage generated is removed from the premises and may be placed in the District's dumpster. The District will provide garbage bags for replacement in garbage containers.~~

b) ~~Remove all displays, favors, helium balloons, and remnants of event.~~

c) ~~Wipe off tables, chairs (as needed), sweep floors and mop (as needed). Renter to supply own cleaning products to wipe off tables and chairs.~~

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~~4. The facility cleaning will include sweeping and mopping floors, wiping down table, removal of all garbage and general party clean up.~~ _____

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5. No wet bathing suits are permitted in the facility. All pool rules apply.

6. Renter must supply all party products. This includes: plates, napkins, cups, etc. ~~The District will supply cleaning supplies and garbage bags.~~

7. All guests and minors must be supervised at all times.

8. No glitter, confetti, bird seed, rice, or silly string ~~is allowed in any District facility.~~

9. ~~No helium balloons are permitted. No Exceptions.~~

10. No smoke machines permitted.

11. Tacks, adhesive putty, scotch tape or any other wall damaging material ~~will are~~ NOT be permitted for use for decorating purposes. ~~The District will supply a~~ Painter's tape may be used for wall hangings and decorations.

12. Lit decorative candles are not permitted ~~in District facility.~~

13. ~~I am aware that using the District facilities for monetary purposes is NOT permitted. This includes but is not limited to: Fundraisers, home based parties, exchange of goods and services, etc.~~

14. I understand that I am responsible for any damage or change in the condition of the facility, including restrooms, caused by my guests or event. I also agree to be responsible for the conduct of my guests and understand that the rental of the above-mentioned room does not include use of the full facility.

15. Check-in / Check-out is required with on-site personnel.

~~15.~~ I agree to give notice of cancellation at least ~~A WEEK~~ 5 business days in advance or my rental fee will be forfeited.

~~16.~~ I understand failure to uphold any portion of this agreement may result in the forfeit of my ~~\$300~~ deposit, as well as any costs incurred in excess of the deposit amount. Furthermore, I understand I may lose ~~all~~ privileges if the above regulations are not followed.

~~17.~~ The use of the pool facilities and all other amenities are NOT included in the rental of the room. Inability to use these areas due to inclement weather, maintenance, capacity restrictions, etc. will NOT result in the return of rental fee. Other Patrons are still permitted to use the amenities during a rented event.

18. LONG LAKE RANCH COMMUNITY DEVELOPMENT DISTRICT SUPPORTS A NO ALCOHOL POLICY.

I HAVE FULLY READ AND UNDERSTAND ALL OF THE ABOVE RULES AND REGULATIONS CONCERNING MY FACILITY RENTAL AT LONG LAKE RANCH COMMUNITY DEVELOPMENT DISTRICT.

Date: _____

Patron Signature Long Lake Ranch

CDD Representative

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Commented [HC3]: Proposing to allow helium balloons

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Commented [HC4]: Question to Sarah Sandy regarding removing.

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Updated - 08/16/21

EXHIBIT 13

RESOLUTION NO. 2024-01

**LONG LAKE RANCH COMMUNITY DEVELOPMENT DISTRICT
IMPLEMENTING SECTION 190.006(3), *FLORIDA STATUTES*, AND
REQUESTING THAT THE PASCO COUNTY SUPERVISOR OF
ELECTIONS CONDUCT THE DISTRICT'S GENERAL ELECTIONS;
PROVIDING FOR COMPENSATION; SETTING FORTH THE TERMS OF
OFFICE; AUTHORIZING NOTICE OF THE QUALIFYING PERIOD; AND
PROVIDING FOR SEVERABILITY AND AN EFFECTIVE DATE.**

WHEREAS, the Long Lake Ranch Community Development District ("**District**") is a local unit of special-purpose government created and existing pursuant to Chapter 190, *Florida Statutes*, being situated entirely within unincorporated Pasco County, Florida; and

WHEREAS, the Board of Supervisors of the District ("**Board**") seeks to implement Section 190.006(3), *Florida Statutes*, and to instruct the Pasco County Supervisor of Elections ("**Supervisor**") to conduct the District's elections by the qualified electors of the District at the general election ("**General Election**").

**NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF
SUPERVISORS OF THE LONG LAKE RANCH COMMUNITY
DEVELOPMENT DISTRICT:**

1. **GENERAL ELECTION SEATS.** Seat 1, currently held by Heidi Clausen, Seat 2, currently held by John Twomey, and Seat 3, currently held by George Smith, Jr., are scheduled for the General Election beginning in November 2024. The District Manager is hereby authorized to notify the Supervisor of Elections as to what seats are subject to General Election for the current election year, and for each subsequent election year.

2. **QUALIFICATION PROCESS.** For each General Election, all candidates shall qualify for individual seats in accordance with Section 99.061, *Florida Statutes*, and must also be a qualified elector of the District. A qualified elector is any person at least 18 years of age who is a citizen of the United States, a legal resident of the State of Florida and of the District, and who is registered to vote with the Pasco County Supervisor of Elections. Campaigns shall be conducted in accordance with Chapter 106, *Florida Statutes*.

3. **COMPENSATION.** Members of the Board receive \$200 per meeting for their attendance and no Board member shall receive more than \$4,800 per year.

4. **TERM OF OFFICE.** The term of office for the individuals to be elected to the Board in the General Election is four years. The newly elected Board members shall assume office on the second Tuesday following the election.

5. **REQUEST TO SUPERVISOR OF ELECTIONS.** The District hereby requests the Supervisor to conduct the District's General Election in November 2024, and for each subsequent General Election unless otherwise directed by the District's Manager. The District understands that it will be responsible to pay for its proportionate share of the General Election cost and agrees to pay same within a reasonable time after receipt of an invoice from the Supervisor.

6. **PUBLICATION.** The District Manager is directed to publish a notice of the qualifying period for each General Election, in a form substantially similar to **Exhibit A** attached hereto.

7. **SEVERABILITY.** The invalidity or unenforceability of any one or more provisions of this Resolution shall not affect the validity or enforceability of the remaining portions of this Resolution, or any part thereof.

8. **EFFECTIVE DATE.** This Resolution shall become effective upon its passage.

PASSED AND ADOPTED this 2nd day of November 2024.

**LONG LAKE RANCH
COMMUNITY DEVELOPMENT
DISTRICT**

CHAIRPERSON/VICE CHAIRPERSON

ATTEST:

SECRETARY/ASSISTANT SECRETARY

EXHIBIT A

**NOTICE OF QUALIFYING PERIOD FOR CANDIDATES
FOR THE BOARD OF SUPERVISORS OF THE
LONG LAKE RANCH COMMUNITY DEVELOPMENT DISTRICT**

Notice is hereby given that the qualifying period for candidates for the office of Supervisor of the Long Lake Ranch Community Development District (“District”) will commence at noon on June 10, 2024, and close at noon on June 14, 2024. Candidates must qualify for the office of Supervisor with the Pasco County Supervisor of Elections located at Central Pasco Professional Center, 4111 Land O’Lakes Blvd., Suite 105, Land O’Lakes, Florida 34639; Ph: (813) 929-2788. All candidates shall qualify for individual seats in accordance with Section 99.061, *Florida Statutes*, and must also be a “qualified elector” of the District, as defined in Section 190.003, *Florida Statutes*. A “qualified elector” is any person at least 18 years of age who is a citizen of the United States, a legal resident of the State of Florida and of the District, and who is registered to vote with the Pasco County Supervisor of Elections. Campaigns shall be conducted in accordance with Chapter 106, *Florida Statutes*.

The Long Lake Ranch Community Development District has three (3) seats up for election, specifically seats 1, 2 and 3. Each seat carries a four-year term of office. Elections are nonpartisan and will be held at the same time as the general election on November 5, 2024, and in the manner prescribed by law for general elections.

For additional information, please contact the Pasco County Supervisor of Elections.

Publish on or before May 30, 2024.