

EASTON PARK
Community Development District

Inframark, Infrastructure Management Services
210 North University Drive, Suite 702 • Coral Springs, Florida 33071
Telephone: (954) 603-0033 • Fax: (954) 345-1292

December 14, 2022

Board of Supervisors
Easton Park Community Development District

Dear Board Members:

The regular meeting of the Board of Supervisors of the Easton Park Community Development District is scheduled for **Wednesday, December 21, 2022 at 4:30 p.m.** at the Heritage Isles Golf & Country Club, 10630 Plantation Bay Drive, Tampa Florida. Following is the meeting agenda

- 1. Call to Order/Roll Call**
- 2. Organizational Matters**
 - A. Oath of Office of Elected Supervisor – Lisa Murphy, Seat 5
 - B. Consideration of Resolution 2023-1 – Declaring a Vacancy – Seat 4
 - C. Discussion of Appointment to Fill Vacancy – Seat 4
 - D. Consideration of Resolution 2023-2 – Designating Officers
- 3. Audience Comments**
- 4. Staff Reports**
 - A. District Engineer**
 - B. District Counsel**
 - i. Discussion of 20206 Ravens End Drive and 10844 Breaking Rocks Drive
 - C. Landscaper Maintenance Report – Sunrise**
 - D. Aquatic Maintenance Report – SOLitude**
 - E. District Manager**
- 5. Approval of Consent Agenda**
 - A. Financial Statements – November 2022
- 6. Supervisor Request and Comments**
- 7. Adjournment**

The next meeting is scheduled for Wednesday, January 18, 2023 at 4:30 p.m.

Any supporting material for the items listed above not included in the agenda package will be provided as soon as they are available, or they will be distributed at the meeting. I look forward to seeing you at the meeting, but in the meantime if you have any questions, please contact me.

Sincerely,
Mark Vega
Mark Vega
District Manager

Second Order of Business

2B.

RESOLUTION 2023-1

A RESOLUTION OF THE BOARD OF SUPERVISORS OF EASTON PARK COMMUNITY DEVELOPMENT DISTRICT DECLARING A VACANCY IN SEAT 4 ON THE BOARD OF SUPERVISORS PURSUANT TO SECTION 190.006(3)(b), FLORIDA STATUTES; PROVIDING FOR SEVERABILITY, CONFLICTS AND AN EFFECTIVE DATE.

RECITALS

WHEREAS, Easton Park Community Development District (the “District”) is a local unit of special purpose government created and existing pursuant to Chapter 190, Florida Statutes; and

WHEREAS, on November 8, 2022, two (2) members of the Board of Supervisors (the “Board”) were to be elected by the Qualified Electors of the District, as that term is defined in Section 190.003, Florida Statutes; and

WHEREAS, pursuant to Florida law, there was a qualifying period for candidates intending to run for the seats on the Board up for election; and

WHEREAS, at the close of the qualifying period no Qualified Elector qualified to run for one of the two (2) seats available for election by the Qualified Electors of the District; and

WHEREAS, pursuant to Section 190.006(3)(b), Florida Statutes, the Board shall declare such unfilled seat as vacant, effective the second Tuesday following the general election; and

WHEREAS, a Qualified Elector is to be appointed to the vacant seat within ninety (90) days thereafter; and

WHEREAS, the Board finds that it is in the best interests of the District to adopt this Resolution declaring the seat that was available for election as vacant as of November 22, 2022.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF EASTON PARK COMMUNITY DEVELOPMENT DISTRICT AS FOLLOWS:

SECTION 1. DECLARATION OF VACANCY. The following seat is hereby declared vacant effective as of November 22, 2022:

Seat 4 (currently vacant)

SECTION 2. APPOINTMENT/INCUMBENT. Pursuant to Section 190.006(3)(b), Florida Statutes the Board shall appoint a Qualified Elector to fill each vacancy stated in Section 1 on or before February 20, 2023. Until such time as the Board nominates a Qualified Elector to fill the vacancy declared in Section 1 above, the incumbent Board member in the seat shall remain in office.

SECTION 3. SEVERABILITY. If any section or part of a section of this Resolution be declared invalid or unconstitutional, the validity, force and effect of any other section or part of a section of this Resolution shall not thereby be affected or impaired unless it clearly appears that such other section or part of a section of this Resolution is wholly or necessarily dependent upon the section or part of a section so held to be invalid or unconstitutional.

SECTION 4. CONFLICTS. All resolutions or parts thereof in conflict herewith are, to the extent of such conflict, superseded and repealed.

SECTION 5. EFFECTIVE DATE. This Resolution shall become effective upon its adoption.

PASSED AND ADOPTED this 21st day of December 2022.

**EASTON PARK COMMUNITY
DEVELOPMENT DISTRICT**

Attest:

, Secretary

, Chairman

2D.

RESOLUTION 2023-2

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE EASTON PARK COMMUNITY DEVELOPMENT DISTRICT DESIGNATING THE OFFICERS OF THE DISTRICT AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the Easton Park 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 Hillsborough County, Florida; and

WHEREAS, the Board of Supervisors of Easton Park Community Development District at a regular business meeting following the General Election held on November 8, 2022 desires to appoint the below recited persons to the offices specified.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE EASTON PARK COMMUNITY DEVELOPMENT DISTRICT:

1. District Officers. The District officers are as follows:

	is appointed Chairperson.
	is appointed Vice-Chairperson.
	is appointed Assistant Secretary.
	is appointed Assistant Secretary.
	is appointed Assistant Secretary.
Mark Vega	is appointed Secretary.
Stephen Bloom	is appointed Treasurer.
	is appointed Assistant Treasurer.

2. Conflicts. All Resolutions or parts of Resolutions in conflict herewith are hereby repealed to the extent of such conflict.

3. Effective Date. This Resolution shall become effective immediately upon its adoption.

Adopted this 21st day of December 2022.

Attest:

Easton Park Community Development District

Secretary/Assistant Secretary

Chair of the Board of Supervisors

Fourth Order of Business

4D.



Easton Park CDD Waterway Inspection Report

Reason for Inspection: Monthly required

Inspection Date: 2022-11-11

Prepared for:

Mr. Mark Vega, District Manager
Inframark
210 North University Drive, Suite #702
Coral Springs, Florida 33071

Prepared by:

Nick Margo, Aquatic Biologist

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10

Comments:

Site looks good

The site has minimal algae with no new nuisance, shoreline weed growth. The water clarity has also improved.

Action Required:

Routine maintenance next visit

Target:

Species non-specific



13

Comments:

Site looks good

Most of the southern watergrass observed last month is gone and the site is much improved with no issues to note.

Action Required:

Routine maintenance next visit

Target:

Species non-specific



16

Comments:

Site looks good

The site remains in good condition with minimal algae and improved water clarity.

Action Required:

Routine maintenance next visit

Target:

Species non-specific



17

Comments:

Site looks good

The site contains no notable algae or nuisance weed growth.

Action Required:

Routine maintenance next visit

Target:

Species non-specific



18

Comments:

Site looks good

The site remains in good condition with no filamentous algae or new vegetation growth.

Action Required:

Routine maintenance next visit

Target:

Species non-specific



20

Comments:

Site looks good

The site contains minimal algae and the water level is over the high water mark.

Action Required:

Routine maintenance next visit

Target:

Species non-specific



Site: 25

Comments:

Site looks good

The site continues to remain in good condition with minimal nuisance species and native, beneficial pickerelweed along the perimeter.

Action Required:

Routine maintenance next visit

Target:

Species non-specific



Site: 33

Comments:

Site looks good

The site contains very minimal algae and the water level is above the high water mark. The water clarity is good.

Action Required:

Routine maintenance next visit

Target:

Species non-specific



Site: 34

Comments:

Site looks good

The water level is at the high water mark and has minimal algae and new growth of nuisance shoreline weeds.

Action Required:

Routine maintenance next visit

Target:

Species non-specific



Site: 35

Comments:

Site looks good

The remains in good condition with minimal issues affecting the site. The water clarity has also improved since last month.

Action Required:

Routine maintenance next visit

Target:

Species non-specific



Management Summary

The recent storm seemed to help the ponds out a bit with some needed water to help cycle out nutrient. There was no algae or nuisance growth noted on any of the sites inspected and most of the issues from last month, such as the southern watergrass on site 13, were controlled successfully.

Thank You For Choosing SOLitude Lake Management.

Easton Park CDD Waterway Inspection Report

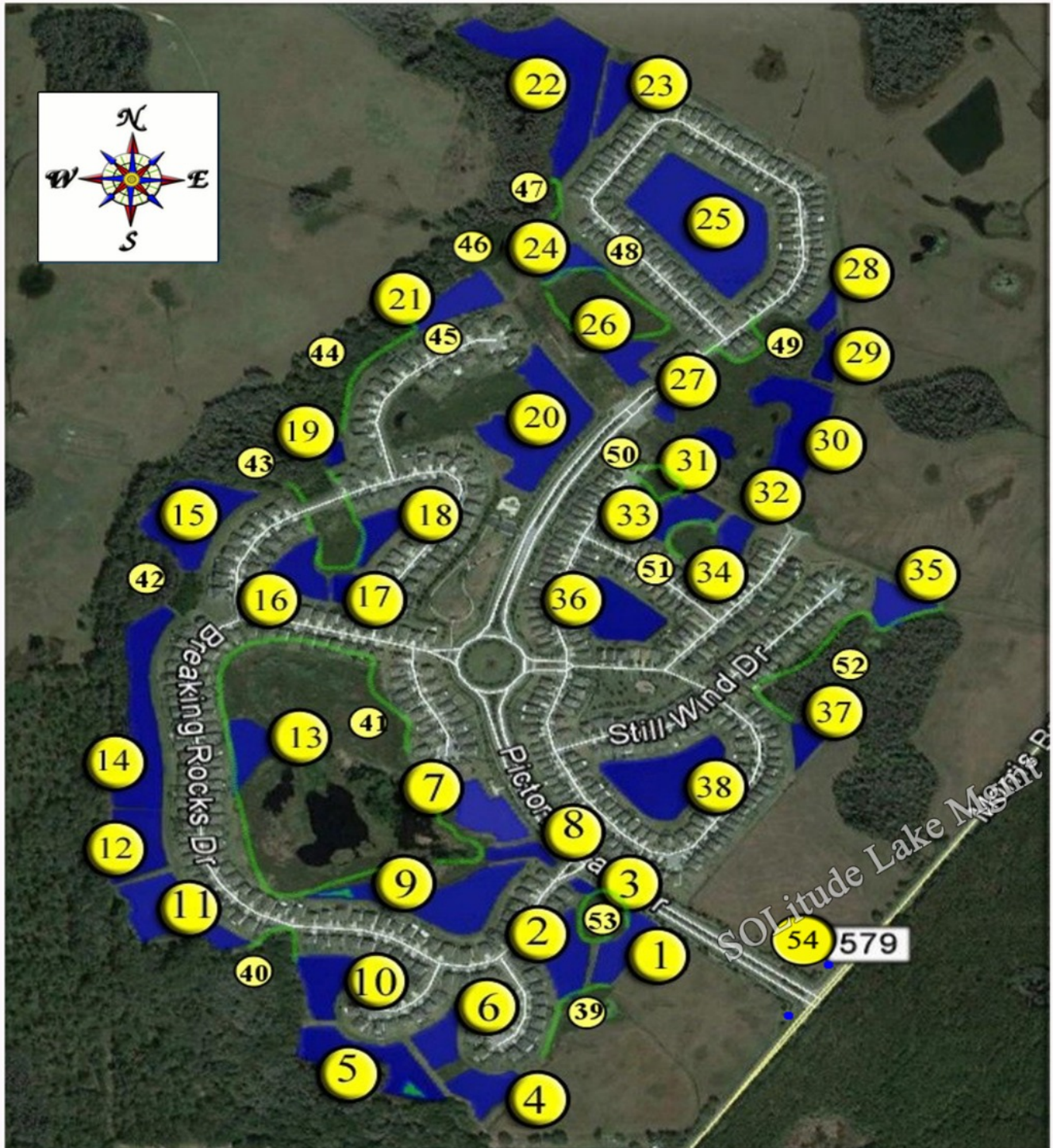
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2022-11-11

Site	Comments	Target	Action Required
10	Site looks good	Species non-specific	Routine maintenance next visit
13	Site looks good	Species non-specific	Routine maintenance next visit
16	Site looks good	Species non-specific	Routine maintenance next visit
17	Site looks good	Species non-specific	Routine maintenance next visit
18	Site looks good	Species non-specific	Routine maintenance next visit
20	Site looks good	Species non-specific	Routine maintenance next visit
25	Site looks good	Species non-specific	Routine maintenance next visit
33	Site looks good	Species non-specific	Routine maintenance next visit
34	Site looks good	Species non-specific	Routine maintenance next visit
35	Site looks good	Species non-specific	Routine maintenance next visit



Easton Park CDD Tampa, FL

1-888-480-5253



NPM 05/2020

Fifth Order of Business

5A

EASTON PARK
Community Development District

Financial Report

November 30, 2022

(unaudited)

Prepared By



EASTON PARK

Community Development District

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EASTON PARK
Community Development District

Financial Statements

(Unaudited)



November 30, 2022

Balance Sheet
November 30, 2022

ACCOUNT DESCRIPTION	GENERAL FUND	DEBT SERVICE FUND - SERIES 2017	TOTAL
<u>ASSETS</u>			
Cash - Checking Account	\$ 372,020	\$ -	\$ 372,020
Due From Other Funds	-	98,158	98,158
Investments:			
Money Market Account	51,050	-	51,050
Interest Account	-	7	7
Reserve Fund	-	124,464	124,464
Revenue Fund	-	61,886	61,886
Sinking fund	-	6	6
Utility Deposits - TECO	24,010	-	24,010
TOTAL ASSETS	\$ 447,080	\$ 284,521	\$ 731,601
<u>LIABILITIES</u>			
Accounts Payable	\$ 4,662	\$ -	\$ 4,662
Accrued Expenses	54,633	-	54,633
Due To Other Funds	98,158	-	98,158
TOTAL LIABILITIES	157,453	-	157,453
<u>FUND BALANCES</u>			
Nonspendable:			
Deposits	24,010	-	24,010
Restricted for:			
Debt Service	-	284,521	284,521
Assigned to:			
Operating Reserves	149,227	-	149,227
Reserves - Other	37,000	-	37,000
Unassigned:	79,390	-	79,390
TOTAL FUND BALANCES	\$ 289,627	\$ 284,521	\$ 574,148
TOTAL LIABILITIES & FUND BALANCES	\$ 447,080	\$ 284,521	\$ 731,601

Statement of Revenues, Expenditures and Changes in Fund Balances

For the Period Ending November 30, 2022

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)
REVENUES				
Interest - Investments	\$ -	\$ -	\$ 415	\$ 415
Special Assmnts- Tax Collector	621,781	124,356	147,845	23,489
Special Assmnts- Discounts	(24,871)	(4,974)	(5,977)	(1,003)
TOTAL REVENUES	596,910	119,382	142,283	22,901
EXPENDITURES				
Administration				
P/R-Board of Supervisors	12,000	2,000	800	1,200
ProfServ-Arbitrage Rebate	900	900	-	900
ProfServ-Dissemination Agent	1,100	1,100	-	1,100
ProfServ-Engineering	5,000	833	348	485
ProfServ-Legal Services	5,000	833	-	833
ProfServ-Mgmt Consulting	54,176	9,029	9,029	-
ProfServ-Trustee Fees	3,658	3,658	-	3,658
Auditing Services	3,600	-	-	-
Website Hosting/Email services	1,538	256	384	(128)
Miscellaneous Mailings	1,000	167	311	(144)
Insurance - General Liability	3,391	3,391	3,391	-
Legal Advertising	1,000	167	-	167
Misc-Assessment Collection Cost	12,436	2,487	2,837	(350)
Bank Fees	300	50	237	(187)
Annual District Filing Fee	175	175	175	-
 Total Administration	105,274	25,046	 17,512	7,534
Electric Utility Services				
Electricity - Streetlights	125,400	20,900	24,000	(3,100)
Utility - Irrigation	4,000	667	1,000	(333)
Utility - Fountains	5,500	917	600	317
Utility - Roundabout Lights	500	83	80	3
Street Light Bond	600	600	600	-
Total Electric Utility Services	136,000	23,167	26,280	(3,113)

Statement of Revenues, Expenditures and Changes in Fund Balances

For the Period Ending November 30, 2022

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)
<u>Stormwater Control</u>				
Contracts-Fountain	2,076	346	173	173
Contracts-Aquatic Control	45,492	7,582	5,020	2,562
R&M-Stormwater System	1,000	167	-	167
R&M Lake & Pond Bank	2,500	417	-	417
Fountain Maintenance	2,500	417	2,495	(2,078)
Total Stormwater Control	53,568	8,929	7,688	1,241
<u>Other Physical Environment</u>				
Contracts-Landscape	140,000	23,333	23,333	-
Insurance - Property	2,356	2,356	-	2,356
Insurance - General Liability	3,050	3,050	4,539	(1,489)
R&M-Irrigation	5,000	833	-	833
Landscape - Annuals	27,605	4,601	-	4,601
Landscape - Mulch	13,000	2,167	-	2,167
Landscape Replacement	20,000	3,333	-	3,333
Rust Prevention	7,140	1,190	1,190	-
Entry & Walls Maintenance	2,500	417	-	417
Ornamental Lighting & Maint.	1,000	167	-	167
Holiday Lighting & Decorations	24,600	24,600	18,750	5,850
Total Other Physical Environment	246,251	66,047	47,812	18,235
<u>Security Operations</u>				
Security System Monitoring & Maint.	3,540	590	90	500
Internet Services	1,300	217	240	(23)
Total Security Operations	4,840	807	330	477
<u>Contingency</u>				
Miscellaneous Expenses	17,177	2,863	-	2,863
Total Contingency	17,177	2,863	-	2,863
<u>Road and Street Facilities</u>				
Sidewalk Pressure Washing	4,800	800	-	800
Total Road and Street Facilities	4,800	800	-	800



Statement of Revenues, Expenditures and Changes in Fund Balances

For the Period Ending November 30, 2022

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)
Reserves				
Reserve	29,000	29,000	-	29,000
Total Reserves	29,000	29,000	-	29,000
TOTAL EXPENDITURES & RESERVES	596,910	156,659	99,622	57,037
Excess (deficiency) of revenues				
Over (under) expenditures	-	(37,277)	42,661	79,938
Net change in fund balance	\$ -	\$ (37,277)	\$ 42,661	\$ 79,938
FUND BALANCE, BEGINNING (OCT 1, 2022)	246,966	246,966	246,966	
FUND BALANCE, ENDING	\$ 246,966	\$ 209,689	\$ 289,627	

Statement of Revenues, Expenditures and Changes in Fund Balances

For the Period Ending November 30, 2022

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)
REVENUES				
Interest - Investments	\$ -	\$ -	\$ 1,223	\$ 1,223
Special Assmnts- Tax Collector	438,990	87,798	104,381	16,583
Special Assmnts- Discounts	(17,560)	(3,512)	(4,220)	(708)
TOTAL REVENUES	421,430	84,286	101,384	17,098
EXPENDITURES				
Administration				
Misc-Assessment Collection Cost	8,780	1,756	2,003	(247)
 Total Administration	8,780	1,756	 2,003	(247)
Debt Service				
Principal Debt Retirement	245,000	-	-	-
Interest Expense	167,300	83,650	83,650	-
Total Debt Service	412,300	83,650	83,650	-
TOTAL EXPENDITURES	421,080	85,406	85,653	(247)
Excess (deficiency) of revenues				
Over (under) expenditures	350	(1,120)	15,731	16,851
OTHER FINANCING SOURCES (USES)				
Contribution to (Use of) Fund Balance	350	-	-	-
TOTAL FINANCING SOURCES (USES)	350	-	-	-
Net change in fund balance	\$ 350	\$ (1,120)	\$ 15,731	\$ 16,851
FUND BALANCE, BEGINNING (OCT 1, 2022)	268,790	268,790	268,790	
FUND BALANCE, ENDING	\$ 269,140	\$ 267,670	\$ 284,521	

EASTON PARK
Community Development District

Supporting Schedules

November 30, 2022

EASTON PARK
Community Development District

Non-Ad Valorem Special Assessments - Hillsborough County Tax Collector
(Monthly Collection Distributions)
For the Fiscal Year Ending September 30, 2023

					ALLOCATION BY FUND	
Date Received	Net Amount Received	Discount / (Penalties) Amount	Collection Costs	Gross Amount Received	General Fund	Debt Service Fund
Assessments Levied FY23				\$ 1,060,771	\$ 621,781	\$ 438,990
Allocation %				100%	59%	41%
11/03/22	\$ 14,240	\$ 718	\$ 291	\$ 15,249	\$ 8,938	\$ 6,311
11/15/22	\$ 66,282	\$ 2,818	\$ 1,353	\$ 70,453	\$ 41,297	\$ 29,156
11/22/22	\$ 35,833	\$ 1,524	\$ 731	\$ 38,088	\$ 22,325	\$ 15,762
11/29/22	\$ 120,833	\$ 5,138	\$ 2,466	\$ 128,436	\$ 75,284	\$ 53,152
TOTAL	\$ 237,188	\$ 10,197	\$ 4,841	\$ 252,226	\$ 147,845	\$ 104,381
% COLLECTED					24%	24%
TOTAL OUTSTANDING					\$ 808,545	\$ 334,608

EASTON PARK

Community Development District

All Funds

Cash and Investment
November 30, 2022

GENERAL FUND

<u>Account Name</u>	<u>Bank Name</u>	<u>Investment Type</u>	<u>Maturity</u>	<u>Yield</u>	<u>Balance</u>
Checking Account - Operating	Hancock Whitney	Checking account	n/a	0.00%	\$ 372,020
Money Market Account	Valley Bank	MMA	n/a	2.75%	\$ 51,050
				Subtotal	\$ 423,070
Series 2017 Interest Account	Hancock Whitney	Open-Ended Comm. Paper	n/a	0.03%	\$ 7
Series 2017 Reserve Fund	Hancock Whitney	Open-Ended Comm. Paper	n/a	0.03%	\$ 124,464
Series 2017 Revenue Fund	Hancock Whitney	Open-Ended Comm. Paper	n/a	0.03%	\$ 61,886
Series 2017 Sinking Fund	Hancock Whitney	Open-Ended Comm. Paper	n/a	0.03%	\$ 6
				Subtotal	\$ 186,364
				Total	\$ 609,433

Easton Park CDD

Bank Reconciliation

Agenda Page #31

Bank Account No. 1334 Hancock Whitney Bank GF
Statement No. 11/22
Statement Date 11/30/2022

G/L Balance (LCY)	372,019.94	Statement Balance	372,019.94
G/L Balance	372,019.94	Outstanding Deposits	0.00
Positive Adjustments	0.00		
		Subtotal	372,019.94
Subtotal	372,019.94	Outstanding Checks	0.00
Negative Adjustments	0.00	Differences	0.00
Ending G/L Balance	372,019.94	Ending Balance	372,019.94
Difference	0.00		

Posting Date	Document Type	Document No.	Description	Amount	Cleared Amount	Difference
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EASTON PARK COMMUNITY DEVELOPMENT DISTRICT

**Payment Register by Fund
For the Period from 11/01/22 to 11/30/22
(Sorted by Check / ACH No.)**

Fund No.	Date	Payee	Invoice No.	Payment Description	Invoice / GL Description	G/L Account #	Amount Paid
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GENERAL FUND - 001

CHECK # 103

001	11/23/22	EASTON PARK CDD	110922-TRANSFER	TRANSFER FUNDS TO GF 1334	Cash with Fiscal Agent	103000	\$25,000.00
Check Total							\$25,000.00

CHECK # 3241

001	11/15/22	DEPT OF ECONOMIC OPPORTUNITY	86922	FY 2022/2023 SPECIAL DISTRICT FEE	Annual District Filing Fee	554007-51301	\$175.00
Check Total							\$175.00

CHECK # 3242

001	11/15/22	PERSSON, COHEN, & MOONEY, P.A.	2733	LEGAL SERVICES	ProfServ-Legal Services	531023-51401	\$1,127.50
Check Total							\$1,127.50

CHECK # 3244

001	11/23/22	INFRAMARK, LLC	84618	MANAGEMENT SERVICES OCT 2022	AGENDA BOOKS	541030-51301	\$30.00
001	11/23/22	INFRAMARK, LLC	84618	MANAGEMENT SERVICES OCT 2022	ProfServ-Mgmt Consulting Serv	531027-51201	\$4,514.67
001	11/23/22	INFRAMARK, LLC	84618	MANAGEMENT SERVICES OCT 2022	POSTAGE	541030-51301	\$5.70
001	11/23/22	INFRAMARK, LLC	84618	MANAGEMENT SERVICES OCT 2022	COPIES	541030-51301	\$110.36
Check Total							\$4,660.73

CHECK # 3245

001	11/23/22	RUST-OFF LLC	37352	RUST PREVENTION	Rust Prevention	546452-53908	\$595.00
Check Total							\$595.00

CHECK # 3246

001	11/23/22	STANTEC CONSULTING SERVICES INC	2003539	SERVICES FOR PERIOD ENDING 10/28/22	ProfServ-Engineering	531013-51501	\$348.00
Check Total							\$348.00

CHECK # DD292

001	11/21/22	FED EX	7-920-85845 ACH	POSTAGE- MEETING AGENDA PKG	MISCELLANEOUS MAILINGS	541030-51301	\$62.56
Check Total							\$62.56

Fund Total **\$31,968.79**

Total Checks Paid	\$31,968.79
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EASTON PARK COMMUNITY DEVELOPMENT DISTRICT

Payment Register by Fund
For the Period from 11/01/22 to 11/30/22
(Sorted by Check / ACH No.)

Fund No.	Date	Payee	Invoice No.	Payment Description	Invoice / GL Description	G/L Account #	Amount Paid
GENERAL FUND - 001							
CHECK # 103							
001	11/23/22	EASTON PARK CDD	110922-TRANSFER	TRANSFER FUNDS TO GF 1334	Cash with Fiscal Agent	103000	\$25,000.00
Check Total							\$25,000.00
CHECK # 3241							
001	11/15/22	DEPT OF ECONOMIC OPPORTUNITY	86922	FY 2022/2023 SPECIAL DISTRICT FEE	Annual District Filing Fee	554007-51301	\$175.00
Check Total							\$175.00
CHECK # 3242							
001	11/15/22	PERSSON, COHEN, & MOONEY, P.A.	2733	LEGAL SERVICES	ProfServ-Legal Services	531023-51401	\$1,127.50
Check Total							\$1,127.50
CHECK # 3244							
001	11/23/22	INFRAMARK, LLC	84618	MANAGEMENT SERVICES OCT 2022	AGENDA BOOKS	541030-51301	\$30.00
001	11/23/22	INFRAMARK, LLC	84618	MANAGEMENT SERVICES OCT 2022	ProfServ-Mgmt Consulting Serv	531027-51201	\$4,514.67
001	11/23/22	INFRAMARK, LLC	84618	MANAGEMENT SERVICES OCT 2022	POSTAGE	541030-51301	\$5.70
001	11/23/22	INFRAMARK, LLC	84618	MANAGEMENT SERVICES OCT 2022	COPIES	541030-51301	\$110.36
Check Total							\$4,660.73
CHECK # 3245							
001	11/23/22	RUST-OFF LLC	37352	RUST PREVENTION	Rust Prevention	546452-53908	\$595.00
Check Total							\$595.00
CHECK # 3246							
001	11/23/22	STANTEC CONSULTING SERVICES INC	2003539	SERVICES FOR PERIOD ENDING 10/28/22	ProfServ-Engineering	531013-51501	\$348.00
Check Total							\$348.00
CHECK # DD292							
001	11/21/22	FED EX	7-920-85845 ACH	POSTAGE- MEETING AGENDA PKG	MISCELLANEOUS MAILINGS	541030-51301	\$62.56
Check Total							\$62.56
Fund Total							\$31,968.79
Total Checks Paid							\$31,968.79

CHECK REQUEST FORM

Date	11/9/2022
From	Easton Park CDD
District Name	Easton Park CDD
Please issue a check from Acct.	Valley Bank # 3639
Please issue a check to	Easton Park CDD
Vendor No.	00032
Check amount	\$25,000.00
Please code to	103000-001
 Check Description/Reason:	 fer to F to cover monthly expenses
 Mailing instructions:	 Please deposit check to Hancock Whitney # 1334
 Manager's Approval:	
Date:	11/9/2022

Florida Department of Economic Opportunity, Special District Accountability Program Page #35
FY 2022/2023 Special District Fee Invoice and Update Form
 Required by Sections 189.064 and 189.018, Florida Statutes, and Chapter 73C-24, Florida Administrative Code

Invoice No.: 86922			Date Invoiced: 10/03/2022
Annual Fee: \$175.00	Late Fee: \$0.00	Received: \$0.00	Total Due, Postmarked by 12/02/2022: \$175.00

STEP 1: Review the following information, make changes directly on the form, and sign and date:

1. Special District's Name, Registered Agent's Name, and Registered Office Address:



Easton Park Community Development District

Mr. R. David Jackson

Persson, Cohen, and Mooney, P.A. *Fernandez & Jackson, P.A.*

6853 Energy Court

Lakewood Ranch, FL 34240

- 2. Telephone:** (941) 244-5351
3. Fax: (941) 306-4832
4. Email: djackson@swflgovlaw.com *flgovlaw.com*
5. Status: Independent
6. Governing Body: Elected
7. Website Address: eastonparkcdd.org
8. County(ies): Hillsborough
9. Function(s): Community Development
10. Boundary Map on File: 09/15/2006
11. Creation Document on File: 06/12/2006
12. Date Established: 06/06/2006
13. Creation Method: Local Ordinance
14. Local Governing Authority: City of Tampa
15. Creation Document(s): City Ordinance 2006-136
16. Statutory Authority: Chapter 190, Florida Statutes
17. Authority to Issue Bonds: Yes
18. Revenue Source(s): Assessments
19. Most Recent Update: 11/10/2021

I do hereby certify that the information above (changes noted if necessary) is accurate and complete as of this date.

Registered Agent's Signature: *[Signature]* Date *November 1, 2022*

STEP 2: Pay the annual fee or certify eligibility for the zero fee:

- a. **Pay the Annual Fee:** Pay the annual fee online by following the instructions at www.Floridajobs.org/SpecialDistrictFee or by check payable to the Department of Economic Opportunity.
- b. **Or, Certify Eligibility for the Zero Fee:** By initialing each of the following items, I, the above signed registered agent, do hereby certify that to the best of my knowledge and belief, **ALL** of the following statements contained herein and on any attachments hereto are true, correct, complete, and made in good faith as of this date. I understand that any information I give may be verified.
- 1.____ This special district and its Certified Public Accountant determined the special district is not a component unit of a local general-purpose government.
- 2.____ This special district is in compliance with the reporting requirements of the Department of Financial Services.
- 3.____ This special district reported \$3,000 or less in annual revenues to the Department of Financial Services on its Fiscal Year 2020/2021 Annual Financial Report (if created since then, attach an income statement verifying \$3,000 or less in revenues).

Department Use Only: Approved:____ Denied:____ Reason:_____

STEP 3: Make a copy of this form for your records.

STEP 4: Mail this form and payment (if paying by check) to the Department of Economic Opportunity, Bureau of Budget Management, 107 E. Madison Street, MSC 120, Tallahassee, FL 32399-4124. Direct any questions to (850) 717-8430.



INVOICE

Invoice # 2733
Date: 10/11/2022
Due On: 11/10/2022

Easton Park Community Development District
2654 Cypress Ridge Blvd. Suite 101
Wesley Chapel, FL 33544

Statement of Account

Outstanding Balance	New Charges	Payments Received	Total Amount Outstanding
(\$0.00	+ \$1,127.50) - (\$0.00) = \$1,127.50

Easton Park CDD

District Counsel Representation

Type	Attorney	Date	Notes	Quantity	Rate	Total
Service	RDJ	04/25/2022	Review and revise draft agreement with Morris Bridge Manors Homeowners Association regarding irrigation connection and shared maintenance costs; follow-up with District Manager regarding same.	0.50	\$275.00	\$137.50
Service	RDJ	07/05/2022	Review and analyze notice advertisement for upcoming budget public hearing; follow-up with District management regarding revisions to same.	0.60	\$275.00	\$165.00
Service	RDJ	08/10/2022	Review agreement with SR Landscaping for landscaping and irrigation maintenance services; draft letter regarding maintenance deficiencies; follow-up with District Manager regarding same and finalize letter; review correspondence and documents related to irrigation issues with Morris Bridge Manors HOA.	1.30	\$275.00	\$357.50
Service	RDJ	09/02/2022	Review correspondence and documents regarding irrigation issues with Morris Bridge HOA and Easton Park HOA; prepare cost sharing agreement with Easton Park HOA; follow-up with District Manager regarding same.	1.30	\$275.00	\$357.50
Service	RDJ	09/08/2022	Review correspondence regarding proposed agreement with Morris Bridge	0.40	\$275.00	\$110.00

HOA; review agreement and follow-up with District Manager regarding same.

Subtotal	\$1,127.50
Total	\$1,127.50

Detailed Statement of Account

Current Invoice

Invoice Number	Due On	Amount Due	Payments Received	Balance Due
2733	11/10/2022	\$1,127.50	\$0.00	\$1,127.50
Outstanding Balance				\$1,127.50
Total Amount Outstanding				\$1,127.50

Please make all amounts payable to: Persson, Cohen, Mooney, Fernandez & Jackson, P.A. and remit to 6853 ENERGY COURT, LAKEWOOD RANCH, FL 34240.

Payment is due 30 days from receipt of this invoice. Thank you.



Inframark LLC
2002 West Grand Parkway North
Suite 100
Katy, TX 77449

Agenda Page #38

Invoice: 84618

Invoice Date: 10/25/2022

Due Date: 11/24/2022

Terms: Net 30

Project ID: ENPCDD

PO #:

Bill To:
Easton Park Community Development District
210 N University Dr Ste 702
Coral Springs FL 33071-7320
United States
Services provided for the Month of: October 2022

SALES DESCRIPTION	QUANTITY	UNITS	RATE	AMOUNT
Management Services for the Month of: October 2022				
Administrative Fees	1	Ea	\$4,514.67	\$4,514.67
Postage	1	Ea	\$5.70	\$5.70
Copies	1	Ea	\$110.36	\$110.36
Agenda Books	1	Ea	\$30.00	\$30.00
			Subtotal	\$4,660.73
			Tax (0%)	\$0.00
			Total Due	\$4,660.73



Inframark LLC
2002 West Grand Parkway North
Suite 100
Katy, TX 77449

Invoice:	84618
Invoice Date:	10/25/2022
Due Date:	11/24/2022
Terms:	Net 30
Project ID:	ENPCDD
PO #:	

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

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

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

*Account Name: INFRAMARK, LLC
ACH - Bank Routing Number: 111000614 / Account
Number: 912593196
Wire - Bank Routing Number: 021000021 / SWIFT
Code: CHASUS33 / Account Number: 912593196*

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

RUST- OFF, LLC
PO Box 470730
Lake Monroe, FL 32747

Phone # 800-992-3111

E-mail therustoff@bellsouth.net

Invoice

Date	Invoice #
11/15/2022	37352

Bill To

EASTON PARK CDD
 INFRAMARK MMANAGEMENT SERVICE
 210 UNIVERSITY DR STE 702
 CORAL SPRINGS, FL 33071

Ship To

EASTON PARK CDD
 MORRIS BRIDGE ROAD
 NEW TAMPA, FL

P.O. No.

Terms

Item	Description	Quantity	Rate	Amount
RX	RX 10- CHEMICAL FOR RUST PREVENTION INCLUDING MONTHLY MAINTENANCE (DATE OF SERVICE) LAST INVOICE DATE TO CURRENT INVOICE DATE)	1	595.00	595.00
Subtotal				\$595.00
Sales Tax (8.5%)				\$0.00
Payments/Credits				\$0.00
Balance Due				\$595.00

AN INCREASE IN WATERING SCHEDULE WILL RESULT IN ADDITIONAL CHARGES.

Invoice Number	2003539
Invoice Date	November 14, 2022
Purchase Order	215613144
Customer Number	136819
Project Number	215613144

Bill To

Easton Park CDD
 Accounts Payable
 c/o Inframark
 210 N. University Drive, Suite 702
 Coral Springs FL 33071
 United States

Please Remit To

Stantec Consulting Services Inc. (SCSI)
 13980 Collections Center Drive
 Chicago IL 60693
 United States

Project	Easton Park CDD			
	Project Manager	Stewart, Tonja L	For Period Ending	October 28, 2022
	Current Invoice Total (USD)	348.00		

Prepare for and attend October CDD meeting

Top Task **2023** **2023 FY General Consulting**

Professional Services

Category/Employee	Current Hours	Rate	Current Amount
Clark, Caitlin Lee Ann	0.25	144.00	36.00
Stewart, Tonja L	1.50	208.00	312.00
Subtotal Professional Services	<u>1.75</u>		<u>348.00</u>

Top Task Subtotal	2023 FY General Consulting	348.00
Total Fees & Disbursements		<u>348.00</u>
INVOICE TOTAL (USD)		348.00

Due upon receipt or in accordance with terms of the contract

Please contact Summer Fillinger if you have any questions concerning this invoice.

Phone: (262) 241-8222 [E-mail: Summer.Fillinger@Stantec.com](mailto:Summer.Fillinger@Stantec.com)

**** PLEASE SEND AN INVOICE # WITH PAYMENT ****

Thank you.



Invoice Number	Invoice Date	Account Number	Page
7-920-85845	Oct 19, 2022		1 of 3

Billing Address:

INFRAMARK
210 N UNIVERSITY DR STE 702
CORAL SPRINGS FL 33071-7320

Shipping Address:

EASTON PARK CBD
210 N UNIVERSITY DR STE 702
CORAL SPRINGS FL 33071-7320

Invoice Questions?**Contact FedEx Revenue Services**

Phone: 800.622.1147
M-F 7 AM to 8 PM CST
Sa 7 AM to 6 PM CST
Internet: fedex.com

Invoice Summary**FedEx Express Services**

Total Charges	USD	\$62.56
TOTAL THIS INVOICE	USD	\$62.56

You saved \$43.46 in discounts this period!

Other discounts may apply.

To pay your FedEx invoice, please go to www.fedex.com/payment. Thank you for using FedEx.

Payments not received by Nov 03, 2022 are subject to a late fee.



Detailed descriptions of surcharges can be located at fedex.com

To ensure proper credit, please return this portion with your payment to FedEx. Please do not staple or fold. Please make check payable to FedEx.

Invoice Number	Invoice Amount	Account Number
7-920-85845	USD \$62.56	

Remittance Advice

Your payment is due by Nov 03, 2022

Payments not received by this date are subject to a late fee.

79208584

0000000000000000625620

INFRAMARK
210 N UNIVERSITY DR STE 702
CORAL SPRINGS FL 33071-7320



FedEx
P.O. Box 660481
DALLAS TX 75266-0481



Invoice Number	Invoice Date	Account Number	Page
7-920-85845	Oct 19, 2022		2 of 3

FedEx Express Shipment Summary By Payor Type

FedEx Express Shipments (Original)

Payor Type	Shipments	Rated Weight lbs	Transportation Charges	Special Handling Charges	Ret Chg/Tax Credits/Other	Discounts	Total Charges
Third Party	2	2.0	85.10	20.92		-43.46	62.56
Total FedEx Express	2	2.0	\$85.10	\$20.92		-\$43.46	\$62.56

TOTAL THIS INVOICE**USD****\$62.56**

FedEx Express Shipment Detail By Payor Type (Original)

Ship Date: Oct 14, 2022		Cust. Ref.: Easton Park Agenda Pkg		Ref.#2:	
Payor: Third Party		Ref.#3:			
Fuel Surcharge - FedEx has applied a fuel surcharge of 19.75% to this shipment.					
Distance Based Pricing, Zone 3					
Package Delivered to Recipient Address - Release Authorized					
Automation	INET	Sender	Recipient		
Tracking ID	770208037606	Sandra H. Demarco	Paul Meier		
Service Type	FedEx Standard Overnight	Inframark, LLC.	10857 BREAKING ROCKS DR		
Package Type	FedEx Pak	210 N UNIVERSITY DR	TAMPA FL 33647 US		
Zone	03	CORAL SPRINGS FL 33071 US			
Packages	1				
Rated Weight	1.0 lbs, 0.5 kgs	Transportation Charge			42.55
Delivered	Oct 17, 2022 12:06	Discount			-21.73
Svc Area	A2	Fuel Surcharge			5.16
Signed by	see above	Residential Delivery			5.30
FedEx Use	000000000/1305/02	Total Charge		USD	\$31.28

FedEx® Billing Online

FedEx Billing Online allows you to efficiently manage and pay your FedEx invoices online. It's free, easy and secure. FedEx Billing Online helps you streamline your billing process. With all your FedEx shipping information available in one secure online location, you never have to worry about misplacing a paper invoice or sifting through reams of paper to find information for past shipments. Go to fedex.com to sign up today!



Invoice Number	Invoice Date	Account Number	Page
7-920-85845	Oct 19, 2022		3 of 3

Ship Date: Oct 14, 2022**Cust. Ref.:** Easton Park Agenda Pkg.**Ref.#2:****Payor:** Third Party**Ref.#3:**

Fuel Surcharge - FedEx has applied a fuel surcharge of 19.75% to this shipment.

Distance Based Pricing, Zone 3

Package Delivered to Recipient Address - Release Authorized

Automation	INET	Sender	Recipient
Tracking ID	770208064345	Sandra H. Demarco	Arnold Sails
Service Type	FedEx Standard Overnight	Inframark, LLC.	20233 RAVENS END DR
Package Type	FedEx Pak	210 N UNIVERSITY DR	TAMPA FL 33647 US
Zone	03	CORAL SPRINGS FL 33071 US	
Packages	1		
Rated Weight	1.0 lbs, 0.5 kgs	Transportation Charge	42.55
Delivered	Oct 17, 2022 12:09	Discount	-21.73
Svc Area	A2	Fuel Surcharge	5.16
Signed by	see above	Residential Delivery	5.30
FedEx Use	000000000/1305/02	Total Charge	USD \$31.28
		Third Party Subtotal	USD \$62.56
		Total FedEx Express	USD \$62.56