

**NORTH PARK ISLE
COMMUNITY DEVELOPMENT
DISTRICT**

JANUARY 09, 2025

**SPECIAL MEETING
AGENDA PACKAGE**

[Join the meeting now](#)

Meeting ID: 215 817 490 035 **Passcode:** 45UmMF

Dial-in by phone +1 646-838-1601 **Pin:** 227 773 399#



2005 PAN AM CIRCLE, SUITE 300
TAMPA, FL 33067

North Park Isle Community Development District

Board of Supervisors

Carlos de la Ossa, Chair
Nicholas Dister, Vice-Chairman
Ryan Motko, Assistant Secretary
Kelly Evans, Assistant Secretary
Albert Viera, Assistant Secretary

District Staff

Brian Lamb, District Secretary
Michael Perez, District Manager
John Vericker, District Counsel
Tonja Stewart, District Engineer

Special Meeting Agenda Thursday, January 09, 2025 at 2:00 p.m.

The Special Meeting of the North Park Isle Community Development District will be held **January 09, 2025, at 2:00 p.m. at the Offices of Inframark located at 2005 Pan Am Circle, Suite 300, Tampa, FL 33607.** Please let us know at least 24 hours in advance if you are planning to call into the meeting. Following is the Agenda for the Meeting:

[Join the meeting now](#)

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SPECIAL MEETING OF THE BOARD OF SUPERVISORS

1. **CALL TO ORDER/ROLL CALL**
2. **PUBLIC COMMENTS** (*Each individual has the opportunity to comment and is limited to three (3) minutes for such comment*)
3. **BUSINESS ITEMS**
 - A. Ratification of Audit Engagement Letter
 - B. Consideration of LMP Turf Renovation Proposal
 - C. Consideration of LMP Resodding Proposal
4. **CONSENT AGENDA**
 - A. Approval of Minutes of the December 05, 2024 Regular Meeting
 - B. Consideration of Operation and Maintenance November 2024
 - C. Acceptance of the Financials and Approval of the Check Register for November 2024
5. **STAFF REPORTS**
 - A. District Counsel
 - B. District Engineer
 - C. District Manager
 - i. Field Inspections Report
6. **BOARD OF SUPERVISORS REQUESTS AND COMMENTS**
7. **ADJOURNMENT**



Grau & Associates

CERTIFIED PUBLIC ACCOUNTANTS

1001 Yamato Road • Suite 301
Boca Raton, Florida 33431
(561) 994-9299 • (800) 299-4728
Fax (561) 994-5823
www.graucpa.com

October 3, 2024

To Board of Supervisors
North Park Isle Community Development District
2005 Pan Am Circle, Suite 300
Tampa, FL 33607

We are pleased to confirm our understanding of the services we are to provide North Park Isle Community Development District, City of Plant City, Florida ("the District") for the fiscal year ended September 30, 2024. We will audit the financial statements of the governmental activities and each major fund, including the related notes to the financial statements, which collectively comprise the basic financial statements of North Park Isle Community Development District as of and for the fiscal year ended September 30, 2024. In addition, we will examine the District's compliance with the requirements of Section 218.415 Florida Statutes. This letter serves to renew our agreement and establish the terms and fee for the 2024 audit.

Accounting principles generally accepted in the United States of America provide for certain required supplementary information (RSI), such as management's discussion and analysis (MD&A), to supplement the District's basic financial statements. Such information, although not a part of the basic financial statements, is required by the Governmental Accounting Standards Board who considers it to be an essential part of financial reporting for placing the basic financial statements in an appropriate operational, economic, or historical context. As part of our engagement, we will apply certain limited procedures to the District's RSI in accordance with auditing standards generally accepted in the United States of America. These limited procedures will consist of inquiries of management regarding the methods of preparing the information and comparing the information for consistency with management's responses to our inquiries, the basic financial statements, and other knowledge we obtained during our audit of the basic financial statements. We will not express an opinion or provide any assurance on the information because the limited procedures do not provide us with sufficient evidence to express an opinion or provide any assurance.

The following RSI is required by generally accepted accounting principles and will be subjected to certain limited procedures, but will not be audited:

- 1) Management's Discussion and Analysis
- 2) Budgetary comparison schedule

The following other information accompanying the financial statements will not be subjected to the auditing procedures applied in our audit of the financial statements, and our auditor's report will not provide an opinion or any assurance on that information:

- 1) Compliance with FL Statute 218.39 (3) (c)

Audit Objectives

The objective of our audit is the expression of opinions as to whether your financial statements are fairly presented, in all material respects, in conformity with U.S. generally accepted accounting principles and to report on the fairness of the supplementary information referred to in the second paragraph when considered in relation to the financial statements as a whole. Our audit will be conducted in accordance with auditing standards generally accepted in the United States of America and the standards for financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States, and will include tests of the accounting records of the District and other procedures we consider necessary to enable us to express such opinions. We will issue a written report upon completion of our audit of the District's financial statements. We cannot provide assurance that an unmodified opinion will be expressed. Circumstances may arise in which it is necessary for us to modify our opinion or add emphasis-of-matter or other-matter paragraphs. If our opinion on the financial statements is other than unmodified, we will discuss the reasons with you in advance. If, for any reason, we are unable to complete the audit or are unable to form or have not formed an opinion, we may decline to express an opinion or issue a report, or may withdraw from this engagement.

We will also provide a report (that does not include an opinion) on internal control related to the financial statements and compliance with the provisions of laws, regulations, contracts, and grant agreements, noncompliance with which could have a material effect on the financial statements as required by *Government Auditing Standards*. The report on internal control and on compliance and other matters will include a paragraph that states (1) that the purpose of the report is solely to describe the scope of testing of internal control and compliance, and the results of that testing, and not to provide an opinion on the effectiveness of the District's internal control on compliance, and (2) that the report is an integral part of an audit performed in accordance with *Government Auditing Standards* in considering the District's internal control and compliance. The paragraph will also state that the report is not suitable for any other purpose. If during our audit we become aware that the District is subject to an audit requirement that is not encompassed in the terms of this engagement, we will communicate to management and those charged with governance that an audit in accordance with U.S. generally accepted auditing standards and the standards for financial audits contained in *Government Auditing Standards* may not satisfy the relevant legal, regulatory, or contractual requirements.

Examination Objective

The objective of our examination is the expression of an opinion as to whether the District is in compliance with Florida Statute 218.415 in accordance with Rule 10.556(10) of the Auditor General of the State of Florida. Our examination will be conducted in accordance with attestation standards established by the American Institute of Certified Public Accountants and will include tests of your records and other procedures we consider necessary to enable us to express such an opinion. We will issue a written report upon completion of our examination of the District's compliance. The report will include a statement that the report is intended solely for the information and use of management, those charged with governance, and the Florida Auditor General, and is not intended to be and should not be used by anyone other than these specified parties. We cannot provide assurance that an unmodified opinion will be expressed. Circumstances may arise in which it is necessary for us to modify our opinion or add emphasis-of-matter or other-matter paragraphs. If our opinion on the District's compliance is other than unmodified, we will discuss the reasons with you in advance. If, for any reason, we are unable to complete the examination or are unable to form or have not formed an opinion, we may decline to express an opinion or issue a report, or may withdraw from this engagement.

Other Services

We will assist in preparing the financial statements and related notes of the District in conformity with U.S. generally accepted accounting principles based on information provided by you. These nonaudit services do not constitute an audit under *Government Auditing Standards* and such services will not be conducted in accordance with *Government Auditing Standards*. The other services are limited to the financial statement services previously defined. We, in our sole professional judgment, reserve the right to refuse to perform any procedure or take any action that could be construed as assuming management responsibilities.

Management Responsibilities

Management is responsible for compliance with Florida Statute 218.415 and will provide us with the information required for the examination. The accuracy and completeness of such information is also management's responsibility. You agree to assume all management responsibilities relating to the financial statements and related notes and any other nonaudit services we provide. You will be required to acknowledge in the management representation letter our assistance with preparation of the financial statements and related notes and that you have reviewed and approved the financial statements and related notes prior to their issuance and have accepted responsibility for them. In addition, you will be required to make certain representations regarding compliance with Florida Statute 218.415 in the management representation letter. Further, you agree to oversee the nonaudit services by designating an individual, preferably from senior management, who possesses suitable skill, knowledge, or experience; evaluate the adequacy and results of those services; and accept responsibility for them.

Management is responsible for designing, implementing and maintaining effective internal controls, including evaluating and monitoring ongoing activities, to help ensure that appropriate goals and objectives are met; following laws and regulations; and ensuring that management and financial information is reliable and properly reported. Management is also responsible for implementing systems designed to achieve compliance with applicable laws, regulations, contracts, and grant agreements. You are also responsible for the selection and application of accounting principles, for the preparation and fair presentation of the financial statements and all accompanying information in conformity with U.S. generally accepted accounting principles, and for compliance with applicable laws and regulations and the provisions of contracts and grant agreements.

Management is also responsible for making all financial records and related information available to us and for the accuracy and completeness of that information. You are also responsible for providing us with (1) access to all information of which you are aware that is relevant to the preparation and fair presentation of the financial statements, (2) additional information that we may request for the purpose of the audit, and (3) unrestricted access to persons within the government from whom we determine it necessary to obtain audit evidence.

Your responsibilities include adjusting the financial statements to correct material misstatements and for confirming to us in the written representation letter that the effects of any uncorrected misstatements aggregated by us during the current engagement and pertaining to the latest period presented are immaterial, both individually and in the aggregate, to the financial statements taken as a whole.

You are responsible for the design and implementation of programs and controls to prevent and detect fraud, and for informing us about all known or suspected fraud affecting the government involving (1) management, (2) employees who have significant roles in internal control, and (3) others where the fraud could have a material effect on the financial statements. Your responsibilities include informing us of your knowledge of any allegations of fraud or suspected fraud affecting the government received in communications from employees, former employees, grantors, regulators, or others. In addition, you are responsible for identifying and ensuring that the government complies with applicable laws, regulations, contracts, agreements, and grants and for taking timely and appropriate steps to remedy fraud and noncompliance with provisions of laws, regulations, contracts or grant agreements, or abuse that we report.

Management is responsible for establishing and maintaining a process for tracking the status of audit findings and recommendations. Management is also responsible for identifying and providing report copies of previous financial audits, attestation engagements, performance audits or other studies related to the objectives discussed in the Audit Objectives section of this letter. This responsibility includes relaying to us corrective actions taken to address significant findings and recommendations resulting from those audits, attestation engagements, performance audits, or other studies. You are also responsible for providing management's views on our current findings, conclusions, and recommendations, as well as your planned corrective actions, for the report, and for the timing and format for providing that information.

With regard to the electronic dissemination of audited financial statements, including financial statements published electronically on your website, you understand that electronic sites are a means to distribute information and, therefore, we are not required to read the information contained in these sites or to consider the consistency of other information in the electronic site with the original document.

Audit Procedures—General

An audit includes examining, on a test basis, evidence supporting the amounts and disclosures in the financial statements; therefore, our audit will involve judgment about the number of transactions to be examined and the areas to be tested. An audit also includes evaluating the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management, as well as evaluating the overall presentation of the financial statements. We will plan and perform the audit to obtain reasonable rather than absolute assurance about whether the financial statements are free of material misstatement, whether from (1) errors, (2) fraudulent financial reporting, (3) misappropriation of assets, or (4) violations of laws or governmental regulations that are attributable to the government or to acts by management or employees acting on behalf of the government. Because the determination of abuse is subjective, *Government Auditing Standards* do not expect auditors to provide reasonable assurance of detecting abuse.

Because of the inherent limitations of an audit, combined with the inherent limitations of internal control, and because we will not perform a detailed examination of all transactions, there is a risk that material misstatements may exist and not be detected by us, even though the audit is properly planned and performed in accordance with U.S. generally accepted auditing standards and *Government Auditing Standards*. In addition, an audit is not designed to detect immaterial misstatements or violations of laws or governmental regulations that do not have a direct and material effect on the financial statements. Our responsibility as auditors is limited to the period covered by our audit and does not extend to later periods for which we are not engaged as auditors.

Our procedures will include tests of documentary evidence supporting the transactions recorded in the accounts, and may include tests of the physical existence of inventories, and direct confirmation of receivables and certain other assets and liabilities by correspondence with selected individuals, funding sources, creditors, and financial institutions. We will request written representations from your attorneys as part of the engagement, and they may bill you for responding to this inquiry. At the conclusion of our audit, we will require certain written representations from you about your responsibilities for the financial statements; compliance with laws, regulations, contracts, and grant agreements; and other responsibilities required by generally accepted auditing standards.

Audit Procedures—Internal Control

Our audit will include obtaining an understanding of the government and its environment, including internal control, sufficient to assess the risks of material misstatement of the financial statements and to design the nature, timing, and extent of further audit procedures. Tests of controls may be performed to test the effectiveness of certain controls that we consider relevant to preventing and detecting errors and fraud that are material to the financial statements and to preventing and detecting misstatements resulting from illegal acts and other noncompliance matters that have a direct and material effect on the financial statements. Our tests, if performed, will be less in scope than would be necessary to render an opinion on internal control and, accordingly, no opinion will be expressed in our report on internal control issued pursuant to *Government Auditing Standards*.

An audit is not designed to provide assurance on internal control or to identify significant deficiencies or material weaknesses. However, during the audit, we will communicate to management and those charged with governance internal control related matters that are required to be communicated under AICPA professional standards and *Government Auditing Standards*.

Audit Procedures—Compliance

As part of obtaining reasonable assurance about whether the financial statements are free of material misstatement, we will perform tests of the District's compliance with the provisions of applicable laws, regulations, contracts, agreements, and grants. However, the objective of our audit will not be to provide an opinion on overall compliance and we will not express such an opinion in our report on compliance issued pursuant to *Government Auditing Standards*.

Engagement Administration, Fees, and Other

We understand that your employees will prepare all confirmations we request and will locate any documents selected by us for testing.

The audit documentation for this engagement is the property of Grau & Associates and constitutes confidential information. However, subject to applicable laws and regulations, audit documentation and appropriate individuals will be made available upon request and in a timely manner to a cognizant or oversight agency or its designee, a federal agency providing direct or indirect funding, or the U.S. Government Accountability Office for purposes of a quality review of the audit, to resolve audit findings, or to carry out oversight responsibilities. We will notify you of any such request. If requested, access to such audit documentation will be provided under the supervision of Grau & Associates personnel. Furthermore, upon request, we may provide copies of selected audit documentation to the aforementioned parties. These parties may intend, or decide, to distribute the copies or information contained therein to others, including other governmental agencies. Notwithstanding the foregoing, the parties acknowledge that various documents reviewed or produced during the conduct of the audit may be public records under Florida law. The District agrees to notify Grau & Associates of any public record request it receives that involves audit documentation.

Our fee for these services will not exceed \$6,300 for the September 30, 2024 audit, unless there is a change in activity by the District which results in additional audit work or if additional Bonds are issued.

Grau & Associates and its subcontractors warrant compliance with all federal immigration laws and regulations that relate to their employees. Grau agrees and acknowledges that the District is a public employer subject to the E-Verify requirements as set forth in Section 448.095, Florida Statutes, and that the provisions of Section 448.095, Florida Statutes apply to this Agreement. If the District has a good faith belief that the Grau has knowingly hired, recruited or referred an alien who is not authorized to work by the immigration laws or the Attorney General of the United States for employment under this Agreement, the District shall terminate this Agreement. If the District has a good faith belief that a subcontractor performing work under this

North Park Isle Community Development District

Agreement knowingly hired, recruited or referred an alien who is not duly authorized to work by the immigration laws or the Attorney General of the United States for employment under this Agreement, the District shall promptly notify Grau and order Grau to immediately terminate the contract with the subcontractor. Grau shall be liable for any additional costs incurred by the District as a result of the termination of a contract based on Grau's failure to comply with E-Verify requirements evidenced herein.

We will complete the audit within prescribed statutory deadlines, with the understanding that your employees will provide information needed to perform the audit on a timely basis.

The audit documentation for this engagement will be retained for a minimum of five years after the report release date. If we are aware that a federal awarding agency or auditee is contesting an audit finding, we will contact the party(ies) contesting the audit finding for guidance prior to destroying the audit documentation.

Our invoices for these fees will be rendered each month as work progresses and are payable on presentation. Invoices will be submitted in sufficient detail to demonstrate compliance with the terms of this agreement. In accordance with our firm policies, work may be suspended if your account becomes 60 days or more overdue and may not be resumed until your account is paid in full. If we elect to terminate our services for nonpayment, our engagement will be deemed to have been completed upon written notification of termination, even if we have not completed our report. You will be obligated to compensate us for all time expended and to reimburse us for all out-of-pocket costs through the date of termination. The above fee is based on anticipated cooperation from your personnel and the assumption that unexpected circumstances will not be encountered during the audit. If significant additional time is necessary, we will discuss it with you and arrive at a new fee estimate.

This agreement may be renewed each year thereafter subject to the mutual agreement by both parties to all terms and fees. The fee for each annual renewal will be agreed upon separately.

The District has the option to terminate this agreement with or without cause by providing thirty (30) days written notice of termination to Grau & Associates. Upon any termination of this agreement, Grau & Associates shall be entitled to payment of all work and/or services rendered up until the effective termination of this agreement, subject to whatever claims or off-sets the District may have against Grau & Associates.

We will provide you with a copy of our most recent external peer review report and any letter of comment, and any subsequent peer review reports and letters of comment received during the period of the contract. Our 2022 peer review report accompanies this letter.

We appreciate the opportunity to be of service to North Park Isle Community Development District and believe this letter accurately summarizes the significant terms of our engagement. If you have any questions, please let us know. If you agree with the terms of our engagement as described in this letter, please sign the enclosed copy and return it to us.

Very truly yours,


Grau & Associates



Antonio J. Grau

RESPONSE:

DocuSigned by:

This  correctly sets forth the understanding of North Park Isle Community Development District.

By: 

A014FGA6200743D...

Title: District Manager

Date: 12/30/2024



FICPA Peer Review Program
Administered in Florida
by The Florida Institute of CPAs



Peer Review
Program

AICPA Peer Review Program
Administered in Florida
by the Florida Institute of CPAs

March 17, 2023

Antonio Grau
Grau & Associates
951 Yamato Rd Ste 280
Boca Raton, FL 33431-1809

Dear Antonio Grau:

It is my pleasure to notify you that on March 16, 2023, the Florida Peer Review Committee accepted the report on the most recent System Review of your firm. The due date for your next review is December 31, 2025. This is the date by which all review documents should be completed and submitted to the administering entity.

As you know, the report had a peer review rating of pass. The Committee asked me to convey its congratulations to the firm.

Thank you for your cooperation.

Sincerely,

FICPA Peer Review Committee

Peer Review Team
FICPA Peer Review Committee

850.224.2727, x5957

cc: Daniel Hevia, Racquel McIntosh

Firm Number: 900004390114

Review Number: 594791



Proposal

Proposal No.: 314301

Proposed Date: 12/23/24

PROPERTY:	FOR:
North Park Isle CDD & North Park Isle CDD Cost Sharing Bryan Radcliff 3716 N Maryland Ave Plant City, FL 33565	North Park Isle CDD - Turf Renovation

North Park Isles CDD - St Augustine Turf Renovation

- 1) December - Soil Test
- 2) January - Dye turf for winter color
- 3) February - Aerate Turf - This will help relieve compaction. Also helps air, water, and nutrients reach roots.
- 4) February - Top Dress Turf with Command soil. This will help correct soil microbiology, relieve drought stress, and improve nutrient uptake.
- 5) March - Aerate Turf
- 6) April - Aerate Turf
- 7) April - Top Dress Turf
- 8) May - Aerate Turf
- 9) May - Soil Test to monitor results

These Treatments along with our regular fertilizer and maintenance plan will correct issues that are preventing the St Augustine turf from looking as it should. Treatment areas are

highlighted in pictures included with proposal.





ITEM	QTY	UOM	TOTAL
Mulch, Rock, Soil			\$52,276.60
Enhancement Labor	180.00	HR	
Command Soil	540.00	Yard	
LESCO Tracker MAX Spray Indicator Dye Green, 2.5 gal	640.00	OZ	
MC: Aeration			\$4,800.00
MC: Aeration Additional App # 1			\$4,800.00
MC: Aeration Additional App # 2			\$4,800.00
MC: Aeration Additional App # 3			\$4,800.00
Total:			\$71,476.60

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

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

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

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

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

Signature (Owner/Property Manager)

Date

Printed Name (Owner/Property Manager)

Signature - Representative

Date



Proposal

Proposal No.: 313844

Proposed Date: 12/19/24

PROPERTY:	FOR:
North Park Isle CDD & North Park Isle CDD Cost Sharing Bryan Radcliff 3716 N Maryland Ave Plant City, FL 33565	Resodding of Maryland

This proposal is for the removal & replacement of grass that had been impacted by issues from the Irrigation pump prior to LMP taking the contract. Pump issues continued after LMP acquired the contract & had the well repaired. This turf is either showing too much stress or heavily infested with turf weeds. These areas would greatly benefit from Aeration which has already been sent to the customer. These areas include:

Maryland from Hazy Sea to Tahitian Sunrise

Sam Allen & Maryland in front of monument

Maryland & Tahitian Sunrise to Coastal Dusk

Maryland Lift Station

Small areas at Maryland Clubhouse, primarily by Mailbox Kiosk

Maryland & Tropical Oasis

Maryland & Capri Coast

Irrigation modifications will be billed separately as T & M, which will include repairs, adjustments, verifying coverage & programming.



















ITEM	QTY	UOM	TOTAL
Sod			\$144,750.00
Resod Noth park (Maryland Ave)	96500.00	EA	
Total:			\$144,750.00

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

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

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

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

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

_____	_____
Signature (Owner/Property Manager)	Date

Printed Name (Owner/Property Manager)

_____	_____
Signature - Representative	Date

**MINUTES OF MEETING
NORTH PARK ISLE
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting and of the Board of Supervisors of North Park Isle Community Development District was held on Thursday, December 05, 2024, and called to order at 3:00 p.m. at the Offices of Inframark located at 2005 Pan Am Circle, Suite 300, Tampa, Florida 33607.

Present and constituting a quorum were:

Carlos de la Ossa	Chairperson
Nicholas Dister	Vice Chairperson (<i>via phone</i>)
Kelly Evans	Assistant Secretary
Albert Viera	Assistant Secretary
Ryan Motko	Assistant Secretary

Also present were:

Mark Vega	District Manager
Jayna Cooper	District Manager
Kathryn Hopkinson	District Counsel
John Vericker	District Counsel
Tyson Waag	District Engineer (<i>via phone</i>)
Gary Schwartz	Field Services Manager

The following is a summary of the discussions and actions taken.

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

Mr. Vega called the meeting to order, and a quorum was established.

SECOND ORDER OF BUSINESS **Public Comment**

There being none, the next order of business followed.

THIRD ORDER OF BUSINESS **Business Items**

There being none, the next order of business followed.

FOURTH ORDER OF BUSINESS **Consent Agenda**

A. Approval of Minutes of the November 07, 2024, Regular Meeting

B. Consideration of Operation and Maintenance October 2024

C. Acceptance of the Financials and Approval of the Check Register for October 2024

On MOTION by Mr. de la Ossa seconded by Ms. Evans, with all in favor, the Consent Agenda was approved 5-0

FIFTH ORDER OF BUSINESS

Staff Reports

- A. District Counsel**
- B. District Engineer**
- C. District Manager**

There being no reports, the next item followed.

i. Field Inspections Report

The Field Inspections Report was presented, a copy of which was included in the agenda package.

SIXTH ORDER OF BUSINESS

Board of Supervisors' Requests and Comments

There being none, the next order of business followed.

SEVENTH ORDER OF BUSINESS

Adjournment

There being no further business,

On MOTION by Mr. de la Ossa seconded by Mr. Motko, with all in favor, the meeting was adjourned at 3:10 pm. 5-0

Michael Perez
District Manager

Carlos de la Ossa
Chairperson

NORTH PARK ISLE CDD
Summary of Operations and Maintenance Invoices

Vendor	Invoice Date	Invoice/Account Number	Amount	Invoice Total	Comments/Description
Monthly Contract					
ECO-LOGIC SERVICES LLC	11/2/2024	4485	\$4,325.00	\$4,325.00	LAKE MAINT
INFRAMARK LLC	10/17/2024	135433	\$562.50		DISTRICT INVOICE
INFRAMARK LLC	10/17/2024	135433	\$600.00		DISTRICT INVOICE
INFRAMARK LLC	10/17/2024	135433	\$3,000.00		DISTRICT INVOICE
INFRAMARK LLC	10/17/2024	135433	\$1,000.00		PERSONNEL SVCS
INFRAMARK LLC	10/17/2024	135433	\$125.00	\$5,287.50	DISTRICT INVOICE
INFRAMARK LLC	11/5/2024	136766	\$562.50		DISTRICT INVOICE
INFRAMARK LLC	11/5/2024	136766	\$600.00		DISTRICT INVOICE
INFRAMARK LLC	11/5/2024	136766	\$3,000.00		DISTRICT INVOICE
INFRAMARK LLC	11/5/2024	136766	\$1,000.00		DISTRICT INVOICE
INFRAMARK LLC	11/5/2024	136766	\$125.00	\$5,287.50	DISTRICT INVOICE
Monthly Contract Subtotal			\$14,900.00	\$14,900.00	
Variable Contract					
ALBERTO VIERA	11/7/2024	AV 110724	\$200.00	\$200.00	SUPERVISOR FEE
CARLOS DE LA OSSA	11/7/2024	CDLO 110724	\$200.00	\$200.00	SUPERVISOR FEE
DP PET PRODUCTS, LLC	9/17/2024	147044	\$374.85	\$374.85	LITTER BAG
KELLY ANN EVANS	11/7/2024	KE 110724	\$200.00	\$200.00	SUPERVISOR FEE
NICHOLAS J. DISTER	11/7/2024	ND 110724	\$200.00	\$200.00	SUPERVISOR FEE
RYAN MOTKO	11/7/2024	RM 110724	\$200.00	\$200.00	SUPERVISOR FEE
Variable Contract Subtotal			\$1,374.85	\$1,374.85	
Utilities					
TECO	9/13/2024	1253 091324 ACH	\$1,029.15	\$1,029.15	ELECTRIC
TECO	9/13/2024	2672 091324 ACH	\$309.14	\$309.14	ELECTRIC
TECO	9/13/2024	6724 091324 ACH	\$97.87	\$97.87	ELECTRIC
TECO	9/13/2024	3537 091324 ACH	\$42.14	\$42.14	ELECTRIC
TECO	9/13/2024	1600 091324 ACH	\$11,170.04	\$11,170.04	ELECTRIC

NORTH PARK ISLE CDD
Summary of Operations and Maintenance Invoices

Vendor	Invoice Date	Invoice/Account Number	Amount	Invoice Total	Comments/Description
TECO	10/14/2024	6724 101424 ACH	\$269.00	\$269.00	ELECTRIC
TECO	11/13/2024	6724 111324 ACH	\$274.59	\$274.59	ELECTRIC
TECO	11/13/2024	3537 111324 ACH	\$34.29	\$34.29	ELECTRIC
TECO	10/14/2024	3537 101424 ACH	\$35.66	\$35.66	ELECTRIC
TECO	10/14/2024	1600 101424 ACH	\$11,170.04	\$11,170.04	ELECTRIC
TECO	11/13/2024	1600 111324 ACH	\$11,170.04	\$11,170.04	ELECTRIC
TECO	11/13/2024	3672 111324 ACH	\$60.58	\$60.58	ELECTRIC
TECO	10/14/2024	3672 101424 ACH	\$78.24	\$78.24	ELECTRIC
TECO	11/13/2024	1253 111324 ACH	\$1,066.52	\$1,066.52	ELECTRIC
TECO	10/14/2024	1253 101424 ACH	\$882.62	\$882.62	ELECTRIC
Utilities Subtotal			\$37,689.92	\$37,689.92	
Regular Services					
ADA SITE COMPLIANCE	10/26/2024	INV-11567	\$1,500.00	\$1,500.00	WEBSITE COMPLIANCE
JNJ AMENITY SERVICES LLC	10/28/2024	0444	\$730.00	\$730.00	AMENITY CLEANING
LANDSCAPE MAINTENANCE PROFESSIONALS INC	10/17/2024	188008	\$1,750.00	\$1,750.00	HURRICANE
Regular Services Subtotal			\$3,980.00	\$3,980.00	
Additional Services					
LANDSCAPE MAINTENANCE PROFESSIONALS INC	10/21/2024	188065	\$1,612.50	\$1,612.50	HURRICANE
LANDSCAPE MAINTENANCE PROFESSIONALS INC	10/22/2024	188078	\$1,935.00	\$1,935.00	HURRICANE
TONMOR LLC	10/24/2024	2277	\$14,985.00	\$14,985.00	LABOR
Additional Services Subtotal			\$18,532.50	\$18,532.50	
TOTAL			\$76,477.27	\$76,477.27	

PO Box 18204
Sarasota, FL 34276

Date	Invoice #
11/2/2024	4485

North Park Isle CDD
c/o Inframark
2005 Pan Am Circle, Suite 300
Tampa, FL 33607

Description		Amount
Lake Maintenance Services for October 2024		4,325.00
Total		\$4,325.00

Pete@Eco-Logic-Services.com



2002 West Grand Parkway North
Suite 100
Katy, TX 77449

INVOICE

INVOICE#

135433

DATE

10/17/2024

CUSTOMER ID

C2301

NET TERMS

Net 30

PO#**DUE DATE**

11/16/2024

BILL TO

North Park Isle CDD
2005 Pan Am Cir Ste 300
Tampa FL 33607-6008
United States

Services provided for the Month of: October 2024

DESCRIPTION	QTY	UOM	RATE	MARKUP	AMOUNT
Accounting Services	1	Ea	562.50		562.50
Dissemination Services	2	Ea	300.00		600.00
District Management	1	Ea	3,000.00		3,000.00
Personnel Services	1	Ea	1,000.00		1,000.00
Website Maintenance / Admin	1	Ea	125.00		125.00
Subtotal					5,287.50

Subtotal \$5,287.50

Tax \$0.00

Total Due \$5,287.50

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.



2002 West Grand Parkway North
Suite 100
Katy, TX 77449

INVOICE#

136766

CUSTOMER ID

C2301

PO#**DATE**

11/5/2024

NET TERMS

Net 30

DUE DATE

12/5/2024

BILL TO

North Park Isle CDD
2005 Pan Am Cir Ste 300
Tampa FL 33607-6008
United States

Services provided for the Month of: November 2024

DESCRIPTION	QTY	UOM	RATE	MARKUP	AMOUNT
Accounting Services	1	Ea	562.50		562.50
Dissemination Services	2	Ea	300.00		600.00
District Management	1	Ea	3,000.00		3,000.00
Personnel Services	1	Ea	1,000.00		1,000.00
Website Maintenance / Admin	1	Ea	125.00		125.00
Subtotal					5,287.50

Subtotal

\$5,287.50

Tax

\$0.00

Total Due

\$5,287.50

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.

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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.

North Park Isles CDD –Regular Meeting

MEETING DATE: November 07, 2024

DMS: *Bryan Radcliff*

SUPERVISORS	CHECK IF IN ATTENDANCE	STATUS	PAYMENT AMOUNT
Carlos de la Ossa	✓	Salary Accepted	\$200.00
Ryan Motko	✓	Salary Accepted	\$200.00
Nick Dister *	(Phone) ✓	Salary Accepted	\$200.00
Kelly Evans	✓	Salary Accepted	\$200.00
Albert Viera	✓	Salary Accepted	\$2000.00

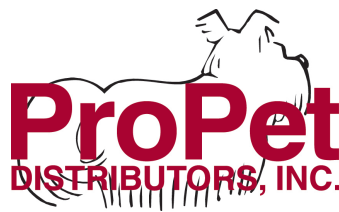
North Park Isles CDD –Regular Meeting

MEETING DATE: November 07, 2024

DMS: Bryan Radcliff

SUPERVISORS	CHECK IF IN ATTENDANCE	STATUS	PAYMENT AMOUNT
Carlos de la Ossa	✓	Salary Accepted	\$200.00
Ryan Motko	✓	Salary Accepted	\$200.00
Nick Dister *	(None) ✓	Salary Accepted	\$200.00
Kelly Evans	✓	Salary Accepted	\$200.00
Albert Viera	✓	Salary Accepted	\$2000.00

DP Pet Products, LLC
dba ProPet Distributors
5340 Young Pine Rd, Suite 8
Orlando, FL 32829
407-240-0953
sales@propetdistributors.com



DATE	INVOICE #
9/11/2024	147044

BILL TO

Inframark
313 Campus St.
Celebration, FL 34747

SHIP TO

Inframark
North Park Isles
313 Campus St.
Celebration, FL 34747

TRACKING NO.

PENDING PYMT

P.O. NUMBER	TERMS	DUE DATE	REP	SHIP	VIA	F.O.B.
North Park Isles	NET10 CC	9/21/2024	PPD	9/11/2024	FedEx	Orlando, FL
QUANTITY	ITEM CODE	DESCRIPTION			RATE	AMOUNT
1	1402-30	DOGIPOT SMART Litter Pick Up Bags, 200 Opaque Green, 8" x 13" bags per boxed roll - 30 Roll Case			258.00	258.00T
1	1404-2	100 Trash Liner Bags/2 Rolls at 50 Bags			47.90	47.90T
	S & H	Shipping & Handling			68.95	68.95T
		Subtotal				374.85
		Sales Tax-Discretionary Surtax 7.50%			7.50%	28.11
		CONTACT # 407-566-1935				
		Jessenia.Chavez@inframark.com				

TERMS: A late charge of 1.5% per month will be added on all overdue amounts. Fed TID# 87-3648516



DOGIPARK®
The Smart Dog Park Solution.
A DOGIPOT® Brand.



UPS carbon
neutral shipment

Subtotal	\$402.96
Sales Tax (0.0%)	\$0.00
Payments/Credits	\$0.00
Balance Due	\$402.96

Thank you for your business!

North Park Isles CDD –Regular Meeting

MEETING DATE: November 07, 2024

DMS: Bryan Radcliff

SUPERVISORS	CHECK IF IN ATTENDANCE	STATUS	PAYMENT AMOUNT
Carlos de la Ossa	✓	Salary Accepted	\$200.00
Ryan Motko	✓	Salary Accepted	\$200.00
Nick Dister *	(Phone) ✓	Salary Accepted	\$200.00
Kelly Evans	✓	Salary Accepted	\$200.00
Albert Viera	✓	Salary Accepted	\$2000.00

North Park Isles CDD –Regular Meeting

MEETING DATE: November 07, 2024

DMS: Bryan Radcliff

SUPERVISORS	CHECK IF IN ATTENDANCE	STATUS	PAYMENT AMOUNT
Carlos de la Ossa	✓	Salary Accepted	\$200.00
Ryan Motko	✓	Salary Accepted	\$200.00
Nick Dister *	(Phone) ✓	Salary Accepted	\$200.00
Kelly Evans	✓	Salary Accepted	\$200.00
Albert Viera	✓	Salary Accepted	\$2000.00

North Park Isles CDD –Regular Meeting

MEETING DATE: November 07, 2024

DMS: Bryan Radcliff

SUPERVISORS	CHECK IF IN ATTENDANCE	STATUS	PAYMENT AMOUNT
Carlos de la Ossa	✓	Salary Accepted	\$200.00
Ryan Motko	✓	Salary Accepted	\$200.00
Nick Dister *	(Phone) ✓	Salary Accepted	\$200.00
Kelly Evans	✓	Salary Accepted	\$200.00
Albert Viera	✓	Salary Accepted	\$2000.00



NORTH PARK ISLE COMMUNITY
DEVELOPMENT DISTRICT
C/O MERITUS CORP
3716 N MARYLAND AVE
PLANT CITY, FL 33565

Statement Date: September 13, 2024

Amount Due: \$1,029.15

Due Date: October 04, 2024

Account #: 221008971253

DO NOT PAY. Your account will be drafted on October 04, 2024

Account Summary

Current Service Period: August 08, 2024 - September 09, 2024

Previous Amount Due	\$1,087.32
Payment(s) Received Since Last Statement	-\$1,087.32

Current Month's Charges	\$1,029.15
-------------------------	------------

Amount Due by October 04, 2024	\$1,029.15
--------------------------------	------------

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

Your Energy Insight



Your average daily kWh used was **6.82% lower** than the same period last year.

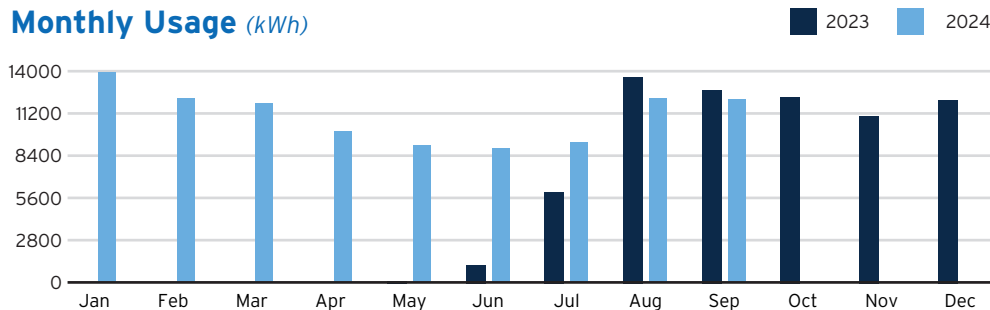


Your peak billing demand was **4.55% lower** than the same period last year.



Scan here to view your account online.

Monthly Usage (kWh)



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

SEE HOW YOU CAN SAVE

with tips from our energy experts.



TampaElectric.com/BizSavingsTips



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

Account #: 221008971253

Due Date: October 04, 2024



Pay your bill online at TampaElectric.com

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

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

Amount Due: \$1,029.15

Payment Amount: \$ _____

610643594428

Your account will be drafted on October 04, 2024

NORTH PARK ISLE COMMUNITY DEVELOPMENT DISTRICT
C/O MERITUS CORP
2005 PAN AM CIR, STE 300
TAMPA, FL 33607-6008

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

Make check payable to: TECO

Please write your account number on the memo line of your check.



Service For:
3716 N MARYLAND AVE
PLANT CITY, FL 33565

Account #: 221008971253
Statement Date: September 13, 2024
Charges Due: October 04, 2024

Meter Read

Meter Location: AMENITY CENTER

Service Period: Aug 08, 2024 - Sep 09, 2024

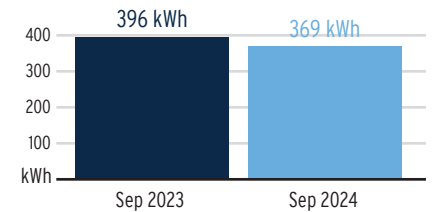
Rate Schedule: General Service Demand - Standard

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000799286	09/09/2024	67,909		55,739		12,170 kWh	1	33 Days
1000799286	09/09/2024	20.95		0		20.95 kW	1	33 Days

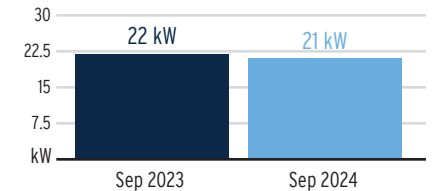
Charge Details

	Electric Charges		
	Daily Basic Service Charge	33 days @ \$1.08000	\$35.64
	Billing Demand Charge	21 kW @ \$14.20000/kW	\$298.20
	Energy Charge	12,170 kWh @ \$0.00736/kWh	\$89.57
	Fuel Charge	12,170 kWh @ \$0.03157/kWh	\$384.21
	Capacity Charge	21 kW @ \$0.20000/kW	\$4.20
	Storm Protection Charge	21 kW @ \$0.72000/kW	\$15.12
	Energy Conservation Charge	21 kW @ \$0.73000/kW	\$15.33
	Environmental Cost Recovery	12,170 kWh @ \$0.00081/kWh	\$9.86
	Clean Energy Transition Mechanism	21 kW @ \$1.12000/kW	\$23.52
	Storm Surcharge	12,170 kWh @ \$0.00052/kWh	\$6.33
	Florida Gross Receipt Tax		\$22.61
	Electric Service Cost		\$904.59
	Franchise Fee		\$59.25
	Municipal Public Service Tax		\$65.31
	Total Electric Cost, Local Fees and Taxes		\$1,029.15

Avg kWh Used Per Day



Billing Demand (kW)



Total Current Month's Charges

\$1,029.15

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

Ways To Pay Your Bill



Bank Draft

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



In-Person

Find list of Payment Agents at TampaElectric.com



Mail A Check

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



Credit or Debit Card

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



Phone

Toll Free:
866-689-6469

All Other

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

Contact Us

Online:

TampaElectric.com

Phone:

Commercial Customer Care:

866-832-6249

Residential Customer Care:

813-223-0800 (Hillsborough)

863-299-0800 (Polk County)

888-223-0800 (All Other Counties)

Hearing Impaired/TTY:

7-1-1

Power Outage:

877-588-1010

Energy-Saving Programs:

813-275-3909

Please Note: If you choose to pay your bill at a location not listed on our website or provided by Tampa Electric, you are paying someone who is not authorized to act as a payment agent at Tampa Electric. You bear the risk that this unauthorized party will relay the payment to Tampa Electric and do so in a timely fashion. Tampa Electric is not responsible for payments made to unauthorized agents, including their failure to deliver or timely deliver the payment to us. Such failures may result in late payment charges to your account or service disconnection.



Service For:
3716 N MARYLAND AVE
PLANT CITY, FL 33565

Account #: 221008971253
Statement Date: September 13, 2024
Charges Due: October 04, 2024

Load Factor



Decreasing the proportion of your electricity utilized at peak will improve your load factor.

Important Messages

Removing Your Envelope. We've noticed that you have been paying your bill electronically lately. To help cut down on clutter and waste, we are no longer including a remittance envelope with your bill. Should you want to mail in your payment, you can request a payment envelope by calling 813-223-0800 or simply use a regular envelope and address it to TECO P.O. Box 31318, Tampa, Florida 33631-3318.



NORTH PARK ISLE COMMUNITY
DEVELOPMENT DISTRICT
C/O MERITUS CORP
1582 E SAM ALLEN RD
PLANT CITY, FL 33565

Statement Date: September 13, 2024

Amount Due: \$309.14

Due Date: October 04, 2024

Account #: 221008226724

DO NOT PAY. Your account will be drafted on October 04, 2024

Account Summary

Current Service Period: August 08, 2024 - September 09, 2024

Previous Amount Due	\$269.00
Payment(s) Received Since Last Statement	-\$269.00

Current Month's Charges	\$309.14
-------------------------	----------

Amount Due by October 04, 2024	\$309.14
--------------------------------	----------

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

Your Energy Insight



Your average daily kWh used was **93.1% higher** than the same period last year.

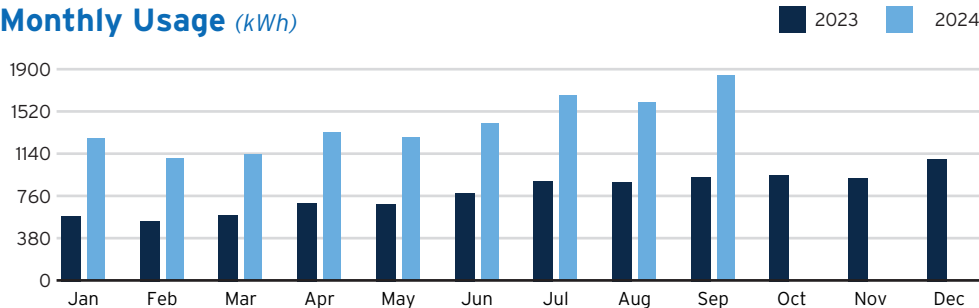


Your average daily kWh used was **1.82% higher** than it was in your previous period.



Scan here to view your account online.

Monthly Usage (kWh)



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

SEE HOW YOU CAN SAVE

with tips from our energy experts.



TampaElectric.com/BizSavingsTips



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

Account #: 221008226724

Due Date: October 04, 2024



Pay your bill online at TampaElectric.com

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

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

Amount Due: \$309.14

Payment Amount: \$ _____

647680518121

Your account will be drafted on October 04, 2024

NORTH PARK ISLE COMMUNITY DEVELOPMENT DISTRICT
C/O MERITUS CORP
2005 PAN AM CIR, STE 300
TAMPA, FL 33607-6008

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

Make check payable to: TECO

Please write your account number on the memo line of your check.



Service For:
1582 E SAM ALLEN RD
PLANT CITY, FL 33565

Account #: 221008226724
Statement Date: September 13, 2024
Charges Due: October 04, 2024

Meter Read

Meter Location: RIGHT SIDE FRONT

Service Period: Aug 08, 2024 - Sep 09, 2024

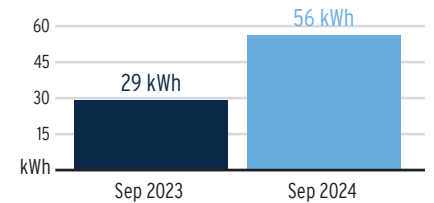
Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000852379	09/09/2024	25,045		23,195		1,850 kWh	1	33 Days

Charge Details

	Electric Charges		
Daily Basic Service Charge	33 days @ \$0.75000	\$24.75	
Energy Charge	1,850 kWh @ \$0.08192/kWh	\$151.55	
Fuel Charge	1,850 kWh @ \$0.03157/kWh	\$58.40	
Storm Protection Charge	1,850 kWh @ \$0.00775/kWh	\$14.34	
Clean Energy Transition Mechanism	1,850 kWh @ \$0.00427/kWh	\$7.90	
Storm Surcharge	1,850 kWh @ \$0.00225/kWh	\$4.16	
Florida Gross Receipt Tax		\$6.69	
Electric Service Cost		\$267.79	
Franchise Fee		\$17.54	
Municipal Public Service Tax		\$23.81	
Total Electric Cost, Local Fees and Taxes		\$309.14	

Avg kWh Used Per Day



Important Messages

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Total Current Month's Charges

\$309.14

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

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Find list of Payment Agents at TampaElectric.com



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P.O. Box 31318
Tampa, FL 33631-3318
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Credit or Debit Card

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



Phone

Toll Free:
866-689-6469

All Other

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

Contact Us

Online:

TampaElectric.com

Phone:

Commercial Customer Care:

866-832-6249

Residential Customer Care:

813-223-0800 (Hillsborough)

863-299-0800 (Polk County)

888-223-0800 (All Other Counties)

Hearing Impaired/TTY:

7-1-1

Power Outage:

877-588-1010

Energy-Saving Programs:

813-275-3909

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NORTH PARK ISLE COMMUNITY
DEVELOPMENT DISTRICT
C/O MERITUS CORP
1603 BERMUDA BREEZE CT, IRR
PLANT CITY, FL 33563

Statement Date: September 13, 2024

Amount Due: \$97.87

Due Date: October 04, 2024

Account #: 221008636724

DO NOT PAY. Your account will be drafted on October 04, 2024

Account Summary

Current Service Period: August 08, 2024 - September 09, 2024

Previous Amount Due	\$26.15
Payment(s) Received Since Last Statement	-\$26.15

Current Month's Charges	\$97.87
-------------------------	---------

Amount Due by October 04, 2024 \$97.87

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

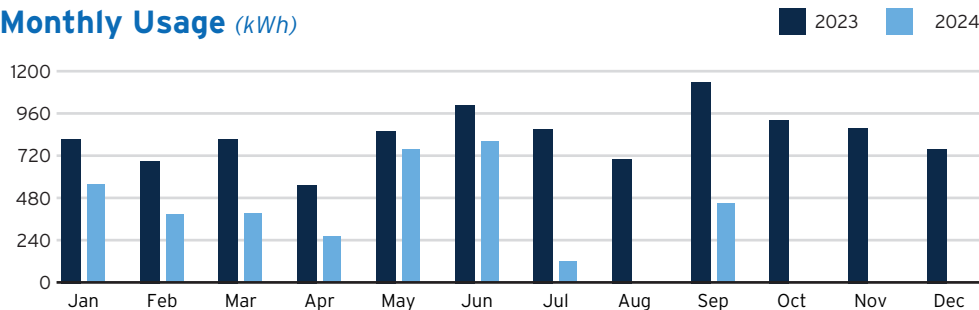


Your average daily kWh used was **62.16% lower** than the same period last year.



Scan here to view your account online.

Monthly Usage (kWh)



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

SEE HOW YOU CAN SAVE

with tips from our energy experts.



TampaElectric.com/BizSavingsTips



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

Account #: 221008636724

Due Date: October 04, 2024



Pay your bill online at TampaElectric.com

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

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

Amount Due: \$97.87

Payment Amount: \$ _____

690890169175

Your account will be drafted on October 04, 2024

NORTH PARK ISLE COMMUNITY DEVELOPMENT DISTRICT
C/O MERITUS CORP
2005 PAN AM CIR, STE 300
TAMPA, FL 33607-6008

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

Make check payable to: TECO

Please write your account number on the memo line of your check.



Service For:
1603 BERMUDA BREEZE CT
IRR, PLANT CITY, FL 33563

Account #: 221008636724
Statement Date: September 13, 2024
Charges Due: October 04, 2024

Meter Read


Meter Location: IRRIGATION

Service Period: Aug 08, 2024 - Sep 09, 2024

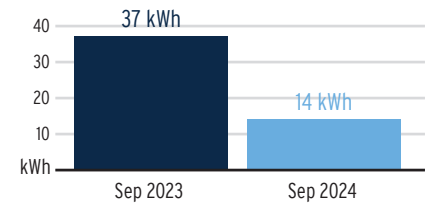
Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000850100	09/09/2024	18,637		18,186		451 kWh	1	33 Days

Charge Details

	Electric Charges		
	Daily Basic Service Charge	33 days @ \$0.75000	\$24.75
	Energy Charge	451 kWh @ \$0.08192/kWh	\$36.95
	Fuel Charge	451 kWh @ \$0.03157/kWh	\$14.24
	Storm Protection Charge	451 kWh @ \$0.00775/kWh	\$3.50
	Clean Energy Transition Mechanism	451 kWh @ \$0.00427/kWh	\$1.93
	Storm Surcharge	451 kWh @ \$0.00225/kWh	\$1.01
	Florida Gross Receipt Tax		\$2.11
	Electric Service Cost		\$84.49
	Franchise Fee		\$5.53
	Municipal Public Service Tax		\$7.85
	Total Electric Cost, Local Fees and Taxes		\$97.87

Avg kWh Used Per Day



Important Messages

Removing Your Envelope. We've noticed that you have been paying your bill electronically lately. To help cut down on clutter and waste, we are no longer including a remittance envelope with your bill. Should you want to mail in your payment, you can request a payment envelope by calling 813-223-0800 or simply use a regular envelope and address it to TECO P.O. Box 31318, Tampa, Florida 33631-3318.

Total Current Month's Charges

\$97.87

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

Ways To Pay Your Bill



Bank Draft

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



In-Person

Find list of Payment Agents at TampaElectric.com



Mail A Check

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



Credit or Debit Card

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



Phone

Toll Free:
866-689-6469

All Other

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

Contact Us

Online:

TampaElectric.com

Phone:

Commercial Customer Care:

866-832-6249

Residential Customer Care:

813-223-0800 (Hillsborough)

863-299-0800 (Polk County)

888-223-0800 (All Other Counties)

Hearing Impaired/TTY:

7-1-1

Power Outage:

877-588-1010

Energy-Saving Programs:

813-275-3909

Please Note: If you choose to pay your bill at a location not listed on our website or provided by Tampa Electric, you are paying someone who is not authorized to act as a payment agent at Tampa Electric. You bear the risk that this unauthorized party will relay the payment to Tampa Electric and do so in a timely fashion. Tampa Electric is not responsible for payments made to unauthorized agents, including their failure to deliver or timely deliver the payment to us. Such failures may result in late payment charges to your account or service disconnection.



**NORTH PARK ISLE COMMUNITY
DEVELOPMENT DISTRICT**
C/O MERITUS CORP
1620 E SAM ALLEN RD, ENTR
PLANT CITY, FL 33565

Statement Date: September 13, 2024

Amount Due: \$42.14

Due Date: October 04, 2024

Account #: 221008673537

DO NOT PAY. Your account will be drafted on October 04, 2024

Account Summary

Current Service Period: August 08, 2024 - September 09, 2024

Previous Amount Due	\$36.72
Payment(s) Received Since Last Statement	-\$36.72

Current Month's Charges	\$42.14
--------------------------------	----------------

Amount Due by October 04, 2024	\$42.14
---------------------------------------	----------------

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

Your Energy Insight



Your average daily kWh used was **0% higher** than the same period last year.

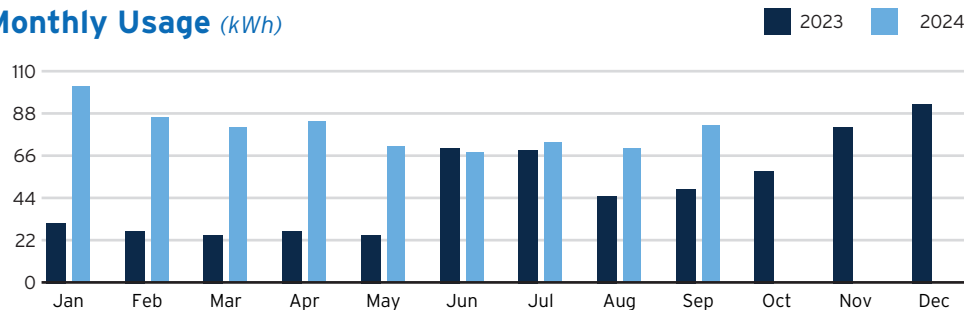


Your average daily kWh used was **0% higher** than it was in your previous period.



Scan here to view your account online.

Monthly Usage (kWh)



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

SEE HOW YOU CAN SAVE

with tips from our energy experts.



TampaElectric.com/BizSavingsTips



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

Account #: 221008673537

Due Date: October 04, 2024



Pay your bill online at TampaElectric.com

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

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

Amount Due: \$42.14

Payment Amount: \$ _____

690890169176

Your account will be drafted on October 04, 2024

NORTH PARK ISLE COMMUNITY DEVELOPMENT DISTRICT
C/O MERITUS CORP
2005 PAN AM CIR, STE 300
TAMPA, FL 33607-6008

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

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



Service For:
1620 E SAM ALLEN RD
ENTR, PLANT CITY, FL 33565

Account #: 221008673537
Statement Date: September 13, 2024
Charges Due: October 04, 2024

Meter Read


Meter Location: ENTRANCE

Service Period: Aug 08, 2024 - Sep 09, 2024

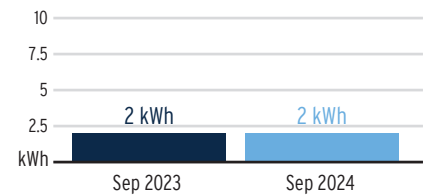
Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000869434	09/09/2024	1,476		1,394		82 kWh	1	33 Days

Charge Details

	Electric Charges		
Daily Basic Service Charge	33 days @ \$0.75000	\$24.75	
Energy Charge	82 kWh @ \$0.08192/kWh	\$6.72	
Fuel Charge	82 kWh @ \$0.03157/kWh	\$2.59	
Storm Protection Charge	82 kWh @ \$0.00775/kWh	\$0.64	
Clean Energy Transition Mechanism	82 kWh @ \$0.00427/kWh	\$0.35	
Storm Surcharge	82 kWh @ \$0.00225/kWh	\$0.18	
Florida Gross Receipt Tax		\$0.90	
Electric Service Cost		\$36.13	
Franchise Fee		\$2.37	
Municipal Public Service Tax		\$3.64	
Total Electric Cost, Local Fees and Taxes		\$42.14	

Avg kWh Used Per Day



Important Messages

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Total Current Month's Charges

\$42.14

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Bank Draft

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866-689-6469

All Other

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

Contact Us

Online:

TampaElectric.com

Phone:

Commercial Customer Care:

866-832-6249

Residential Customer Care:

813-223-0800 (Hillsborough)

863-299-0800 (Polk County)

888-223-0800 (All Other Counties)

Hearing Impaired/TTY:

7-1-1

Power Outage:

877-588-1010

Energy-Saving Programs:

813-275-3909

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NORTH PARK ISLE COMMUNITY
DEVELOPMENT DISTRICT
TROPICAL OASIS AVE, SOLAR
PLANT CITY, FL 33565

Statement Date: September 13, 2024

Amount Due: \$11,170.04

Due Date: October 04, 2024

Account #: 221008971600

DO NOT PAY. Your account will be drafted on October 04, 2024

Account Summary

Previous Amount Due	\$11,170.04
Payment(s) Received Since Last Statement	-\$11,170.04
<hr/>	
Current Month's Charges	\$11,170.04

Amount Due by October 04, 2024 \$11,170.04

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



Scan here to view
your account online.

SEE HOW YOU CAN SAVE

with tips
from our
energy
experts.



TampaElectric.com/BizSavingsTips

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



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

Account #: 221008971600

Due Date: October 04, 2024



Pay your bill online at TampaElectric.com

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

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

Amount Due: \$11,170.04

Payment Amount: \$ _____

610643594429

Your account will be
drafted on October 04, 2024

NORTH PARK ISLE COMMUNITY DEVELOPMENT DISTRICT
1620 E SAM ALLEN RD, ENTR
PLANT CITY, FL 33565

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

Make check payable to: TECO

Please write your account number on the memo line of your check.



Service For:
TROPICAL OASIS AVE
SOLAR, PLANT CITY, FL 33565

Account #: 221008971600
Statement Date: September 13, 2024
Charges Due: October 04, 2024

Service Period: Aug 08, 2024 - Sep 09, 2024

Rate Schedule: LS-2 Customer Specified Lighting

Charge Details

	Electric Charges		
	Lighting Service Items LS-2 (Bright Choices) for 33 days		
	Lighting Energy Charge	2700 kWh @ \$0.03406/kWh	\$91.96
	Monthly Charge		\$4472.02
	Lighting Fuel Charge	2700 kWh @ \$0.03127/kWh	\$84.43
	Storm Protection Charge	2700 kWh @ \$0.03877/kWh	\$104.68
	Clean Energy Transition Mechanism	2700 kWh @ \$0.00036/kWh	\$0.97
	Storm Surcharge	2700 kWh @ \$0.00074/kWh	\$2.00
	Florida Gross Receipt Tax		\$7.28
	Lighting Charges		\$4,763.34

Billing information continues on next page →

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Ways To Pay Your Bill



Bank Draft

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In-Person

Find list of Payment Agents at [TampaElectric.com](https://www.tampaelectric.com)



Mail A Check

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



Credit or Debit Card

Pay by credit Card using KUBRA EZ-Pay at [TECOaccount.com](https://www.tecoaccount.com). Convenience fee will be charged.



Phone

Toll Free:
866-689-6469

All Other Correspondences:

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

Contact Us

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813-223-0800 (Hillsborough)
863-299-0800 (Polk County)
888-223-0800 (All Other Counties)

Hearing Impaired/TTY:
7-1-1

Power Outage:

877-588-1010
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813-275-3909

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Service For:
TROPICAL OASIS AVE
SOLAR, PLANT CITY, FL 33565

Account #: 221008971600
Statement Date: September 13, 2024
Charges Due: October 04, 2024

Service Period: Aug 08, 2024 - Sep 09, 2024

Rate Schedule: LS-2 Customer Specified Lighting

Charge Details

 Electric Charges	
Lighting Service Items LS-2 (Bright Choices) for 33 days	
Lighting Energy Charge	\$0.00
Monthly Charge	\$1110.19
Lighting Fuel Charge	\$0.00
Storm Protection Charge	\$0.00
Clean Energy Transition Mechanism	\$0.00
Storm Surcharge	\$0.00
Florida Gross Receipt Tax	\$0.00
Lighting Charges	\$1,110.19

Billing information continues on next page →




Service For:
TROPICAL OASIS AVE
SOLAR, PLANT CITY, FL 33565

Account #: 221008971600
Statement Date: September 13, 2024
Charges Due: October 04, 2024

Service Period: Aug 08, 2024 - Sep 09, 2024

Rate Schedule: LS-2 Customer Specified Lighting

Charge Details

 Electric Charges	
Lighting Service Items LS-2 (Bright Choices) for 33 days	
Lighting Energy Charge	\$0.00
Monthly Charge	\$2797.67
Lighting Fuel Charge	\$0.00
Storm Protection Charge	\$0.00
Clean Energy Transition Mechanism	\$0.00
Storm Surcharge	\$0.00
Florida Gross Receipt Tax	\$0.00
Lighting Charges	\$2,797.67

Billing information continues on next page →




Service For:
TROPICAL OASIS AVE
SOLAR, PLANT CITY, FL 33565

Account #: 221008971600
Statement Date: September 13, 2024
Charges Due: October 04, 2024

Service Period: Aug 08, 2024 - Sep 09, 2024

Rate Schedule: LS-2 Customer Specified Lighting

Charge Details

 Electric Charges	
Lighting Service Items LS-2 (Bright Choices) for 33 days	
Lighting Energy Charge	\$0.00
Monthly Charge	\$1065.78
Lighting Fuel Charge	\$0.00
Storm Protection Charge	\$0.00
Clean Energy Transition Mechanism	\$0.00
Storm Surcharge	\$0.00
Florida Gross Receipt Tax	\$0.00
Lighting Charges	\$1,065.78

Billing information continues on next page →




Service For:
TROPICAL OASIS AVE
SOLAR, PLANT CITY, FL 33565

Account #: 221008971600
Statement Date: September 13, 2024
Charges Due: October 04, 2024

Service Period: Aug 08, 2024 - Sep 09, 2024

Rate Schedule: LS-2 Customer Specified Lighting

Charge Details

 Electric Charges	
Lighting Service Items LS-2 (Bright Choices) for 33 days	
Lighting Energy Charge	\$0.00
Monthly Charge	\$444.08
Lighting Fuel Charge	\$0.00
Storm Protection Charge	\$0.00
Clean Energy Transition Mechanism	\$0.00
Storm Surcharge	\$0.00
Florida Gross Receipt Tax	\$0.00
Lighting Charges	\$444.08

Billing information continues on next page →



Service For:
TROPICAL OASIS AVE
SOLAR, PLANT CITY, FL 33565

Account #: 221008971600
Statement Date: September 13, 2024
Charges Due: October 04, 2024

Service Period: Aug 08, 2024 - Sep 09, 2024

Rate Schedule: LS-2 Customer Specified Lighting

Charge Details

 Electric Charges		
Lighting Service Items LS-2 (Bright Choices) for 33 days		
Lighting Energy Charge	210 kWh @ \$0.03406/kWh	\$7.15
Monthly Charge		\$655.46
Lighting Fuel Charge	210 kWh @ \$0.03127/kWh	\$6.57
Storm Protection Charge	210 kWh @ \$0.03877/kWh	\$8.14
Clean Energy Transition Mechanism	210 kWh @ \$0.00036/kWh	\$0.08
Storm Surcharge	210 kWh @ \$0.00074/kWh	\$0.16
Florida Gross Receipt Tax		\$0.57
Lighting Charges		\$678.13

Billing information continues on next page →




Service For:
TROPICAL OASIS AVE
SOLAR, PLANT CITY, FL 33565

Account #: 221008971600
Statement Date: September 13, 2024
Charges Due: October 04, 2024

Service Period: Aug 08, 2024 - Sep 09, 2024

Rate Schedule: LS-2 Customer Specified Lighting

Charge Details

 Electric Charges	
Lighting Service Items LS-2 (Bright Choices) for 33 days	
Lighting Energy Charge	\$0.00
Monthly Charge	\$310.85
Lighting Fuel Charge	\$0.00
Storm Protection Charge	\$0.00
Clean Energy Transition Mechanism	\$0.00
Storm Surcharge	\$0.00
Florida Gross Receipt Tax	\$0.00
Lighting Charges	\$310.85

Total Current Month's Charges	\$11,170.04
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Service For:
TROPICAL OASIS AVE
SOLAR, PLANT CITY, FL 33565

Account #: 221008971600
Statement Date: September 13, 2024
Charges Due: October 04, 2024

Important Messages

Removing Your Envelope. We've noticed that you have been paying your bill electronically lately. To help cut down on clutter and waste, we are no longer including a remittance envelope with your bill. Should you want to mail in your payment, you can request a payment envelope by calling 813-223-0800 or simply use a regular envelope and address it to TECO P.O. Box 31318, Tampa, Florida 33631-3318.



NORTH PARK ISLE COMMUNITY
DEVELOPMENT DISTRICT
C/O MERITUS CORP
1582 E SAM ALLEN RD
PLANT CITY, FL 33565

Statement Date: October 14, 2024

Amount Due: \$269.00

Due Date: November 04, 2024

Account #: 221008226724

DO NOT PAY. Your account will be drafted on November 04, 2024

Account Summary

Current Service Period: September 10, 2024 - October 08, 2024

Previous Amount Due	\$309.14
Payment(s) Received Since Last Statement	-\$309.14

Current Month's Charges	\$269.00
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Amount Due by November 04, 2024 \$269.00

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

Your Energy Insight



Your average daily kWh used was **83.33% higher** than the same period last year.



Your average daily kWh used was **1.79% lower** than it was in your previous period.



Scan here to view your account online.

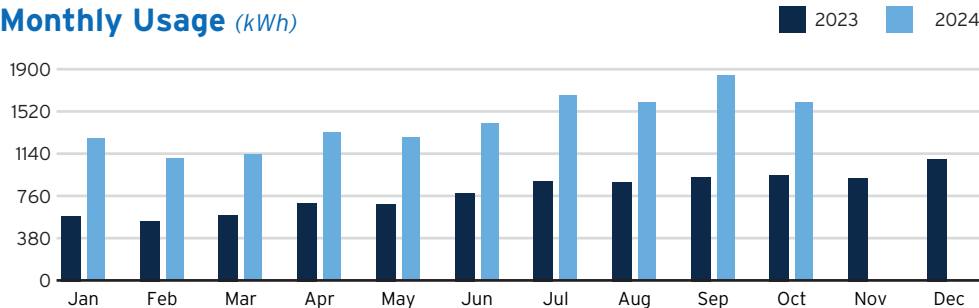
SAFETY TIP:

Ask for identification

Please remember, if someone visits your home or business and claims to be an employee of Tampa Electric, ask to see his or her company badge.



Monthly Usage (kWh)



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



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

Account #: 221008226724

Due Date: November 04, 2024



Pay your bill online at TampaElectric.com

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

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

Amount Due: \$269.00

Payment Amount: \$ _____

605088065355

Your account will be
drafted on November 04, 2024

NORTH PARK ISLE COMMUNITY DEVELOPMENT DISTRICT
C/O MERITUS CORP
2005 PAN AM CIR, STE 300
TAMPA, FL 33607-6008

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

Make check payable to: TECO

Please write your account number on the memo line of your check.



Service For:
1582 E SAM ALLEN RD
PLANT CITY, FL 33565

Account #: 221008226724
Statement Date: October 14, 2024
Charges Due: November 04, 2024

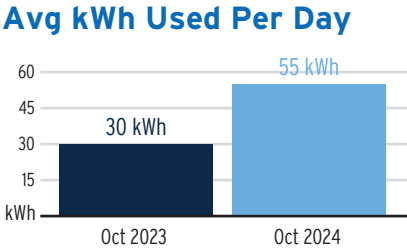
Meter Read

Meter Location: RIGHT SIDE FRONT
Service Period: Sep 10, 2024 - Oct 08, 2024 **Rate Schedule:** General Service - Non Demand

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000852379	10/08/2024	26,653		25,045		1,608 kWh	1	29 Days

Charge Details

	Electric Charges		
Daily Basic Service Charge	29 days @ \$0.75000		\$21.75
Energy Charge	1,608 kWh @ \$0.08192/kWh		\$131.73
Fuel Charge	1,608 kWh @ \$0.03157/kWh		\$50.76
Storm Protection Charge	1,608 kWh @ \$0.00775/kWh		\$12.46
Clean Energy Transition Mechanism	1,608 kWh @ \$0.00427/kWh		\$6.87
Storm Surcharge	1,608 kWh @ \$0.00225/kWh		\$3.62
Florida Gross Receipt Tax			\$5.83
Electric Service Cost			\$233.02
Franchise Fee			\$15.26
Municipal Public Service Tax			\$20.72
Total Electric Cost, Local Fees and Taxes			\$269.00



Important Messages

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Total Current Month's Charges **\$269.00**

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Contact Us

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TampaElectric.com

Phone:
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888-223-0800 (All Other Counties)

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Power Outage: 877-588-1010

Energy-Saving Programs: 813-275-3909

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NORTH PARK ISLE COMMUNITY
DEVELOPMENT DISTRICT
C/O MERITUS CORP
1582 E SAM ALLEN RD
PLANT CITY, FL 33565

Statement Date: November 13, 2024

Amount Due: \$274.59

Due Date: December 04, 2024

Account #: 221008226724

DO NOT PAY. Your account will be drafted on December 04, 2024

Account Summary

Current Service Period: October 09, 2024 - November 07, 2024

Previous Amount Due	\$269.00
Payment(s) Received Since Last Statement	-\$269.00

Current Month's Charges \$274.59

Amount Due by December 04, 2024 \$274.59

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

Your Energy Insight



Your average daily kWh used was **77.42% higher** than the same period last year.

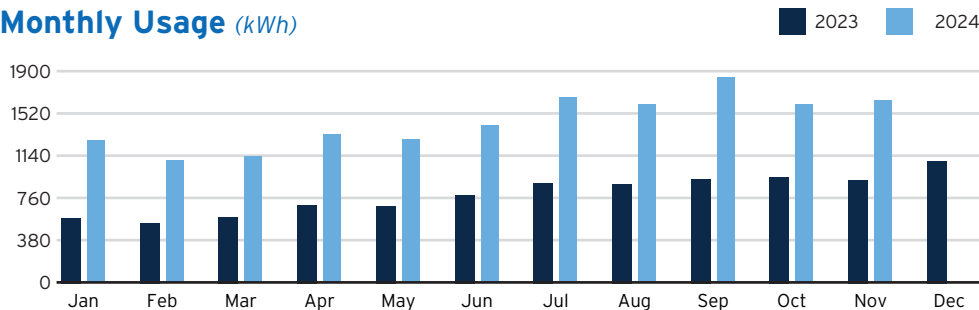


Your average daily kWh used was **0% higher** than it was in your previous period.



Scan here to view your account online.

Monthly Usage (kWh)



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

SCAM

Don't Get Scammed!

Scammers strike when you're distracted. Learn their tricks and report suspicious calls or texts at TampaElectric.com/Scam.



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

Account #: 221008226724

Due Date: December 04, 2024



Pay your bill online at TampaElectric.com

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

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

Amount Due: \$274.59

Payment Amount: \$ _____

663729810457

Your account will be
drafted on December 04, 2024

NORTH PARK ISLE COMMUNITY DEVELOPMENT DISTRICT
C/O MERITUS CORP
2005 PAN AM CIR, STE 300
TAMPA, FL 33607-6008

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

Make check payable to: TECO

Please write your account number on the memo line of your check.



Service For:
1582 E SAM ALLEN RD
PLANT CITY, FL 33565

Account #: 221008226724
Statement Date: November 13, 2024
Charges Due: December 04, 2024

Meter Read

Meter Location: RIGHT SIDE FRONT

Service Period: Oct 09, 2024 - Nov 07, 2024

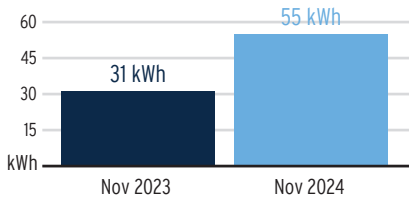
Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000852379	11/07/2024	28,292		26,653		1,639 kWh	1	30 Days

Charge Details

Electric Charges		
Daily Basic Service Charge	30 days @ \$0.75000	\$22.50
Energy Charge	1,639 kWh @ \$0.08192/kWh	\$134.27
Fuel Charge	1,639 kWh @ \$0.03157/kWh	\$51.74
Storm Protection Charge	1,639 kWh @ \$0.00775/kWh	\$12.70
Clean Energy Transition Mechanism	1,639 kWh @ \$0.00427/kWh	\$7.00
Storm Surcharge	1,639 kWh @ \$0.00225/kWh	\$3.69
Florida Gross Receipt Tax		\$5.95
Electric Service Cost		\$237.85
Franchise Fee		\$15.58
Municipal Public Service Tax		\$21.16
Total Electric Cost, Local Fees and Taxes		\$274.59

Avg kWh Used Per Day



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Quarterly fuel source update

Tampa Electric's diverse fuel mix for the 12-month period ending September 2024 includes 82% natural gas, 10% solar, 7% purchased power, and 1% coal.

Total Current Month's Charges

\$274.59

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

Ways To Pay Your Bill



Bank Draft

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



In-Person

Find list of Payment Agents at TampaElectric.com



Mail A Check

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



Credit or Debit Card

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



Phone

Toll Free:
866-689-6469

All Other Correspondences:

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

Contact Us

Online:

TampaElectric.com

Phone:

Commercial Customer Care:
866-832-6249

Residential Customer Care:

813-223-0800 (Hillsborough)
863-299-0800 (Polk County)
888-223-0800 (All Other Counties)

Hearing Impaired/TTY:
7-1-1

Power Outage:

877-588-1010

Energy-Saving Programs:

813-275-3909

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NORTH PARK ISLE COMMUNITY
DEVELOPMENT DISTRICT
C/O MERITUS CORP
1620 E SAM ALLEN RD, ENTR
PLANT CITY, FL 33565

Statement Date: November 13, 2024

Amount Due: \$34.29

Due Date: December 04, 2024

Account #: 221008673537

DO NOT PAY. Your account will be drafted on December 04, 2024

Account Summary

Current Service Period: October 09, 2024 - November 07, 2024

Previous Amount Due	\$35.66
Payment(s) Received Since Last Statement	-\$35.66

Current Month's Charges	\$34.29
-------------------------	---------

Amount Due by December 04, 2024	\$34.29
---------------------------------	---------

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

Your Energy Insight



Your average daily kWh used was **33.33% lower** than the same period last year.

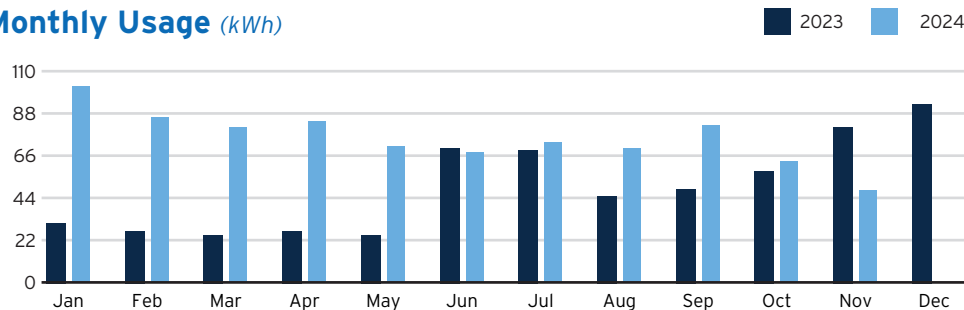


Your average daily kWh used was **0% higher** than it was in your previous period.



Scan here to view your account online.

Monthly Usage (kWh)



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

SCAM

Don't Get Scammed!

Scammers strike when you're distracted. Learn their tricks and report suspicious calls or texts at TampaElectric.com/Scam.



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

Account #: 221008673537

Due Date: December 04, 2024



Pay your bill online at TampaElectric.com

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

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

Amount Due: \$34.29

Payment Amount: \$ _____

678544583449

Your account will be
drafted on December 04, 2024

NORTH PARK ISLE COMMUNITY DEVELOPMENT DISTRICT
C/O MERITUS CORP
2005 PAN AM CIR, STE 300
TAMPA, FL 33607-6008

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

Make check payable to: TECO

Please write your account number on the memo line of your check.



Service For:
1620 E SAM ALLEN RD
ENTR, PLANT CITY, FL 33565


Account #: 221008673537
Statement Date: November 13, 2024
Charges Due: December 04, 2024

Meter Read

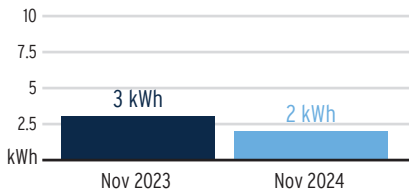
Meter Location: ENTRANCE
Service Period: Oct 09, 2024 - Nov 07, 2024
Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000869434	11/07/2024	1,587		1,539		48 kWh	1	30 Days

Charge Details

	Electric Charges		
Daily Basic Service Charge	30 days @ \$0.75000	\$22.50	
Energy Charge	48 kWh @ \$0.08192/kWh	\$3.93	
Fuel Charge	48 kWh @ \$0.03157/kWh	\$1.52	
Storm Protection Charge	48 kWh @ \$0.00775/kWh	\$0.37	
Clean Energy Transition Mechanism	48 kWh @ \$0.00427/kWh	\$0.20	
Storm Surcharge	48 kWh @ \$0.00225/kWh	\$0.11	
Florida Gross Receipt Tax		\$0.73	
Electric Service Cost		\$29.36	
Franchise Fee		\$1.92	
Municipal Public Service Tax		\$3.01	
Total Electric Cost, Local Fees and Taxes		\$34.29	

Avg kWh Used Per Day



Important Messages


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Quarterly fuel source update
Tampa Electric's diverse fuel mix for the 12-month period ending September 2024 includes 82% natural gas, 10% solar, 7% purchased power, and 1% coal.


Total Current Month's Charges **\$34.29**

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7-1-1
Power Outage:
877-588-1010
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813-275-3909

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NORTH PARK ISLE COMMUNITY
DEVELOPMENT DISTRICT
C/O MERITUS CORP
1620 E SAM ALLEN RD, ENTR
PLANT CITY, FL 33565

Statement Date: October 14, 2024

Amount Due: \$35.66

Due Date: November 04, 2024

Account #: 221008673537

DO NOT PAY. Your account will be drafted on November 04, 2024

Account Summary

Current Service Period: September 10, 2024 - October 08, 2024

Previous Amount Due	\$42.14
Payment(s) Received Since Last Statement	-\$42.14

Current Month's Charges	\$35.66
-------------------------	---------

Amount Due by November 04, 2024	\$35.66
---------------------------------	---------

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

Your Energy Insight



Your average daily kWh used was
0% higher than the same period
last year.



Your average daily kWh used was
0% higher than it was in your
previous period.



Scan here to view
your account online.

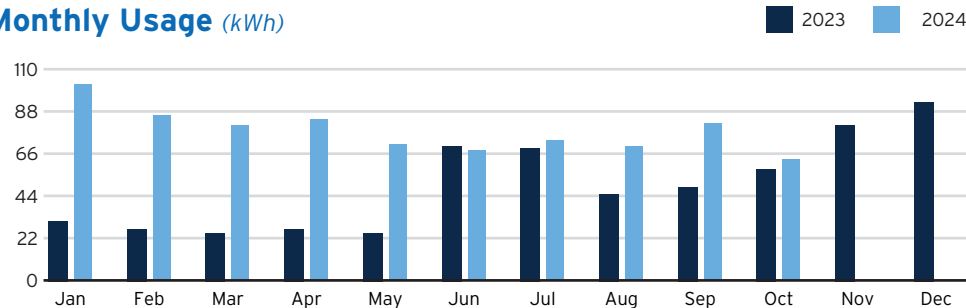
SAFETY TIP:

Ask for identification

Please remember,
if someone visits
your home or
business and claims
to be an employee
of Tampa Electric,
ask to see his or her
company badge.



Monthly Usage (kWh)



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Account #: 221008673537

Due Date: November 04, 2024

Amount Due: \$35.66

Payment Amount: \$ _____

640273182136

Your account will be
drafted on November 04, 2024

NORTH PARK ISLE COMMUNITY DEVELOPMENT DISTRICT
C/O MERITUS CORP
2005 PAN AM CIR, STE 300
TAMPA, FL 33607-6008

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

Make check payable to: TECO

Please write your account number on the memo line of your check.



Service For:
1620 E SAM ALLEN RD
ENTR, PLANT CITY, FL 33565

Account #: 221008673537
Statement Date: October 14, 2024
Charges Due: November 04, 2024

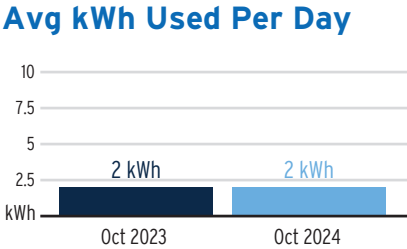
Meter Read

Meter Location: ENTRANCE
Service Period: Sep 10, 2024 - Oct 08, 2024
Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000869434	10/08/2024	1,539		1,476		63 kWh	1	29 Days

Charge Details

Electric Charges		
Daily Basic Service Charge	29 days @ \$0.75000	\$21.75
Energy Charge	63 kWh @ \$0.08192/kWh	\$5.16
Fuel Charge	63 kWh @ \$0.03157/kWh	\$1.99
Storm Protection Charge	63 kWh @ \$0.00775/kWh	\$0.49
Clean Energy Transition Mechanism	63 kWh @ \$0.00427/kWh	\$0.27
Storm Surcharge	63 kWh @ \$0.00225/kWh	\$0.14
Florida Gross Receipt Tax		\$0.76
Electric Service Cost		\$30.56
Franchise Fee		\$2.00
Municipal Public Service Tax		\$3.10
Total Electric Cost, Local Fees and Taxes		\$35.66



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Total Current Month's Charges **\$35.66**

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Phone
Toll Free: **866-689-6469**

Contact Us

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TampaElectric.com

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

Hearing Impaired/TTY: 7-1-1

Power Outage: 877-588-1010

Energy-Saving Programs: 813-275-3909

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NORTH PARK ISLE COMMUNITY
DEVELOPMENT DISTRICT
TROPICAL OASIS AVE, SOLAR
PLANT CITY, FL 33565

Statement Date: October 14, 2024

Amount Due: \$11,170.04

Due Date: November 04, 2024

Account #: 221008971600

DO NOT PAY. Your account will be drafted on November 04, 2024

Account Summary

Previous Amount Due	\$11,170.04
Payment(s) Received Since Last Statement	-\$11,170.04
<hr/>	
Current Month's Charges	\$11,170.04

Amount Due by November 04, 2024 \$11,170.04

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



Scan here to view
your account online.

SAFETY TIP: Ask for identification

Please remember,
if someone visits
your home or
business and claims
to be an employee
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ask to see his or her
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Account #: 221008971600

Due Date: November 04, 2024



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

Amount Due: \$11,170.04

Payment Amount: \$ _____

690890186339

Your account will be
drafted on November 04, 2024

NORTH PARK ISLE COMMUNITY DEVELOPMENT DISTRICT
1620 E SAM ALLEN RD, ENTR
PLANT CITY, FL 33565

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

Make check payable to: TECO

Please write your account number on the memo line of your check.



Service For:
TROPICAL OASIS AVE
SOLAR, PLANT CITY, FL 33565

Account #: 221008971600
Statement Date: October 14, 2024
Charges Due: November 04, 2024

Service Period: Sep 10, 2024 - Oct 08, 2024

Rate Schedule: LS-2 Customer Specified Lighting

Charge Details

	Electric Charges		
	Lighting Service Items LS-2 (Bright Choices) for 29 days		
	Lighting Energy Charge	2700 kWh @ \$0.03406/kWh	\$91.96
	Monthly Charge		\$4472.02
	Lighting Fuel Charge	2700 kWh @ \$0.03127/kWh	\$84.43
	Storm Protection Charge	2700 kWh @ \$0.03877/kWh	\$104.68
	Clean Energy Transition Mechanism	2700 kWh @ \$0.00036/kWh	\$0.97
	Storm Surcharge	2700 kWh @ \$0.00074/kWh	\$2.00
	Florida Gross Receipt Tax		\$7.28
	Lighting Charges		\$4,763.34

Billing information continues on next page →

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

Hearing Impaired/TTY: 7-1-1
Power Outage: 877-588-1010
Energy-Saving Programs: 813-275-3909

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Service For:
TROPICAL OASIS AVE
SOLAR, PLANT CITY, FL 33565

Account #: 221008971600
Statement Date: October 14, 2024
Charges Due: November 04, 2024

Service Period: Sep 10, 2024 - Oct 08, 2024

Rate Schedule: LS-2 Customer Specified Lighting

Charge Details

 Electric Charges	
Lighting Service Items LS-2 (Bright Choices) for 29 days	
Lighting Energy Charge	\$0.00
Monthly Charge	\$1110.19
Lighting Fuel Charge	\$0.00
Storm Protection Charge	\$0.00
Clean Energy Transition Mechanism	\$0.00
Storm Surcharge	\$0.00
Florida Gross Receipt Tax	\$0.00
Lighting Charges	\$1,110.19

Billing information continues on next page ➡




Service For:
TROPICAL OASIS AVE
SOLAR, PLANT CITY, FL 33565

Account #: 221008971600
Statement Date: October 14, 2024
Charges Due: November 04, 2024

Service Period: Sep 10, 2024 - Oct 08, 2024

Rate Schedule: LS-2 Customer Specified Lighting

Charge Details

 Electric Charges	
Lighting Service Items LS-2 (Bright Choices) for 29 days	
Lighting Energy Charge	\$0.00
Monthly Charge	\$2797.67
Lighting Fuel Charge	\$0.00
Storm Protection Charge	\$0.00
Clean Energy Transition Mechanism	\$0.00
Storm Surcharge	\$0.00
Florida Gross Receipt Tax	\$0.00
Lighting Charges	\$2,797.67

Billing information continues on next page →




Service For:
TROPICAL OASIS AVE
SOLAR, PLANT CITY, FL 33565

Account #: 221008971600
Statement Date: October 14, 2024
Charges Due: November 04, 2024

Service Period: Sep 10, 2024 - Oct 08, 2024

Rate Schedule: LS-2 Customer Specified Lighting

Charge Details

 Electric Charges	
Lighting Service Items LS-2 (Bright Choices) for 29 days	
Lighting Energy Charge	\$0.00
Monthly Charge	\$1065.78
Lighting Fuel Charge	\$0.00
Storm Protection Charge	\$0.00
Clean Energy Transition Mechanism	\$0.00
Storm Surcharge	\$0.00
Florida Gross Receipt Tax	\$0.00
Lighting Charges	\$1,065.78

Billing information continues on next page →




Service For:
TROPICAL OASIS AVE
SOLAR, PLANT CITY, FL 33565

Account #: 221008971600
Statement Date: October 14, 2024
Charges Due: November 04, 2024

Service Period: Sep 10, 2024 - Oct 08, 2024

Rate Schedule: LS-2 Customer Specified Lighting

Charge Details

 Electric Charges	
Lighting Service Items LS-2 (Bright Choices) for 29 days	
Lighting Energy Charge	\$0.00
Monthly Charge	\$444.08
Lighting Fuel Charge	\$0.00
Storm Protection Charge	\$0.00
Clean Energy Transition Mechanism	\$0.00
Storm Surcharge	\$0.00
Florida Gross Receipt Tax	\$0.00
Lighting Charges	\$444.08

Billing information continues on next page →



Service For:
TROPICAL OASIS AVE
SOLAR, PLANT CITY, FL 33565

Account #: 221008971600
Statement Date: October 14, 2024
Charges Due: November 04, 2024

Service Period: Sep 10, 2024 - Oct 08, 2024

Rate Schedule: LS-2 Customer Specified Lighting

Charge Details

 Electric Charges		
Lighting Service Items LS-2 (Bright Choices) for 29 days		
Lighting Energy Charge	210 kWh @ \$0.03406/kWh	\$7.15
Monthly Charge		\$655.46
Lighting Fuel Charge	210 kWh @ \$0.03127/kWh	\$6.57
Storm Protection Charge	210 kWh @ \$0.03877/kWh	\$8.14
Clean Energy Transition Mechanism	210 kWh @ \$0.00036/kWh	\$0.08
Storm Surcharge	210 kWh @ \$0.00074/kWh	\$0.16
Florida Gross Receipt Tax		\$0.57
Lighting Charges		\$678.13

Billing information continues on next page →



Service For:
TROPICAL OASIS AVE
SOLAR, PLANT CITY, FL 33565

Account #: 221008971600
Statement Date: October 14, 2024
Charges Due: November 04, 2024

Service Period: Sep 10, 2024 - Oct 08, 2024

Rate Schedule: LS-2 Customer Specified Lighting

Charge Details

<div><div></div><div>Electric Charges</div></div>	
Lighting Service Items LS-2 (Bright Choices) for 29 days	
Lighting Energy Charge	\$0.00
Monthly Charge	\$310.85
Lighting Fuel Charge	\$0.00
Storm Protection Charge	\$0.00
Clean Energy Transition Mechanism	\$0.00
Storm Surcharge	\$0.00
Florida Gross Receipt Tax	\$0.00
Lighting Charges	\$310.85

Total Current Month's Charges	\$11,170.04
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Service For:
TROPICAL OASIS AVE
SOLAR, PLANT CITY, FL 33565

Account #: 221008971600
Statement Date: October 14, 2024
Charges Due: November 04, 2024

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NORTH PARK ISLE COMMUNITY
DEVELOPMENT DISTRICT
TROPICAL OASIS AVE, SOLAR
PLANT CITY, FL 33565

Statement Date: November 13, 2024

Amount Due: \$11,170.04

Due Date: December 04, 2024

Account #: 221008971600

DO NOT PAY. Your account will be drafted on December 04, 2024

Account Summary

Previous Amount Due	\$11,170.04
Payment(s) Received Since Last Statement	-\$11,170.04
<hr/>	
Current Month's Charges	\$11,170.04

Amount Due by December 04, 2024 \$11,170.04

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SCAM

Don't Get Scammed!

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Account #: 221008971600

Due Date: December 04, 2024



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Amount Due: \$11,170.04

Payment Amount: \$ _____

678544583451

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NORTH PARK ISLE COMMUNITY DEVELOPMENT DISTRICT
1620 E SAM ALLEN RD, ENTR
PLANT CITY, FL 33565

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

Make check payable to: TECO

Please write your account number on the memo line of your check.




Service For:
TROPICAL OASIS AVE
SOLAR, PLANT CITY, FL 33565

Account #: 221008971600
Statement Date: November 13, 2024
Charges Due: December 04, 2024

Service Period: Oct 09, 2024 - Nov 07, 2024

Rate Schedule: LS-2 Customer Specified Lighting


Charge Details

	Electric Charges		
	Lighting Service Items LS-2 (Bright Choices) for 30 days		
	Lighting Energy Charge	2700 kWh @ \$0.03406/kWh	\$91.96
	Monthly Charge		\$4472.02
	Lighting Fuel Charge	2700 kWh @ \$0.03127/kWh	\$84.43
	Storm Protection Charge	2700 kWh @ \$0.03877/kWh	\$104.68
	Clean Energy Transition Mechanism	2700 kWh @ \$0.00036/kWh	\$0.97
	Storm Surcharge	2700 kWh @ \$0.00074/kWh	\$2.00
	Florida Gross Receipt Tax		\$7.28
	Lighting Charges		\$4,763.34


Billing information continues on next page →

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Service For:
TROPICAL OASIS AVE
SOLAR, PLANT CITY, FL 33565

Account #: 221008971600
Statement Date: November 13, 2024
Charges Due: December 04, 2024

Service Period: Oct 09, 2024 - Nov 07, 2024

Rate Schedule: LS-2 Customer Specified Lighting

Charge Details

 Electric Charges	
Lighting Service Items LS-2 (Bright Choices) for 30 days	
Lighting Energy Charge	\$0.00
Monthly Charge	\$1110.19
Lighting Fuel Charge	\$0.00
Storm Protection Charge	\$0.00
Clean Energy Transition Mechanism	\$0.00
Storm Surcharge	\$0.00
Florida Gross Receipt Tax	\$0.00
Lighting Charges	\$1,110.19

Billing information continues on next page →




Service For:
TROPICAL OASIS AVE
SOLAR, PLANT CITY, FL 33565

Account #: 221008971600
Statement Date: November 13, 2024
Charges Due: December 04, 2024

Service Period: Oct 09, 2024 - Nov 07, 2024

Rate Schedule: LS-2 Customer Specified Lighting

Charge Details

 Electric Charges	
Lighting Service Items LS-2 (Bright Choices) for 30 days	
Lighting Energy Charge	\$0.00
Monthly Charge	\$2797.67
Lighting Fuel Charge	\$0.00
Storm Protection Charge	\$0.00
Clean Energy Transition Mechanism	\$0.00
Storm Surcharge	\$0.00
Florida Gross Receipt Tax	\$0.00
Lighting Charges	\$2,797.67

Billing information continues on next page →




Service For:
TROPICAL OASIS AVE
SOLAR, PLANT CITY, FL 33565

Account #: 221008971600
Statement Date: November 13, 2024
Charges Due: December 04, 2024

Service Period: Oct 09, 2024 - Nov 07, 2024

Rate Schedule: LS-2 Customer Specified Lighting

Charge Details

 Electric Charges	
Lighting Service Items LS-2 (Bright Choices) for 30 days	
Lighting Energy Charge	\$0.00
Monthly Charge	\$1065.78
Lighting Fuel Charge	\$0.00
Storm Protection Charge	\$0.00
Clean Energy Transition Mechanism	\$0.00
Storm Surcharge	\$0.00
Florida Gross Receipt Tax	\$0.00
Lighting Charges	\$1,065.78

Billing information continues on next page →




Service For:
TROPICAL OASIS AVE
SOLAR, PLANT CITY, FL 33565

Account #: 221008971600
Statement Date: November 13, 2024
Charges Due: December 04, 2024

Service Period: Oct 09, 2024 - Nov 07, 2024

Rate Schedule: LS-2 Customer Specified Lighting

Charge Details

 Electric Charges	
Lighting Service Items LS-2 (Bright Choices) for 30 days	
Lighting Energy Charge	\$0.00
Monthly Charge	\$444.08
Lighting Fuel Charge	\$0.00
Storm Protection Charge	\$0.00
Clean Energy Transition Mechanism	\$0.00
Storm Surcharge	\$0.00
Florida Gross Receipt Tax	\$0.00
Lighting Charges	\$444.08

Billing information continues on next page →



Service For:
TROPICAL OASIS AVE
SOLAR, PLANT CITY, FL 33565

Account #: 221008971600
Statement Date: November 13, 2024
Charges Due: December 04, 2024

Service Period: Oct 09, 2024 - Nov 07, 2024

Rate Schedule: LS-2 Customer Specified Lighting

Charge Details

 Electric Charges		
Lighting Service Items LS-2 (Bright Choices) for 30 days		
Lighting Energy Charge	210 kWh @ \$0.03406/kWh	\$7.15
Monthly Charge		\$655.46
Lighting Fuel Charge	210 kWh @ \$0.03127/kWh	\$6.57
Storm Protection Charge	210 kWh @ \$0.03877/kWh	\$8.14
Clean Energy Transition Mechanism	210 kWh @ \$0.00036/kWh	\$0.08
Storm Surcharge	210 kWh @ \$0.00074/kWh	\$0.16
Florida Gross Receipt Tax		\$0.57
Lighting Charges		\$678.13

Billing information continues on next page →




Service For:
TROPICAL OASIS AVE
SOLAR, PLANT CITY, FL 33565

Account #: 221008971600
Statement Date: November 13, 2024
Charges Due: December 04, 2024

Service Period: Oct 09, 2024 - Nov 07, 2024

Rate Schedule: LS-2 Customer Specified Lighting

Charge Details

 Electric Charges	
Lighting Service Items LS-2 (Bright Choices) for 30 days	
Lighting Energy Charge	\$0.00
Monthly Charge	\$310.85
Lighting Fuel Charge	\$0.00
Storm Protection Charge	\$0.00
Clean Energy Transition Mechanism	\$0.00
Storm Surcharge	\$0.00
Florida Gross Receipt Tax	\$0.00
Lighting Charges	\$310.85

Total Current Month's Charges	\$11,170.04
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Service For:
TROPICAL OASIS AVE
SOLAR, PLANT CITY, FL 33565

Account #: 221008971600
Statement Date: November 13, 2024
Charges Due: December 04, 2024

Important Messages

Removing Your Envelope. We've noticed that you have been paying your bill electronically lately. To help cut down on clutter and waste, we are no longer including a remittance envelope with your bill. Should you want to mail in your payment, you can request a payment envelope by calling 813-223-0800 or simply use a regular envelope and address it to TECO P.O. Box 31318, Tampa, Florida 33631-3318.

Quarterly fuel source update

Tampa Electric's diverse fuel mix for the 12-month period ending September 2024 includes 82% natural gas, 10% solar, 7% purchased power, and 1% coal.



NORTH PARK ISLE COMMUNITY
DEVELOPMENT DISTRICT
C/O MERITUS CORP
1603 BERMUDA BREEZE CT, IRR
PLANT CITY, FL 33563

Statement Date: November 13, 2024

Amount Due: \$60.58

Due Date: December 04, 2024

Account #: 221008636724

DO NOT PAY. Your account will be drafted on December 04, 2024

Account Summary

Current Service Period: October 09, 2024 - November 07, 2024

Previous Amount Due	\$78.24
Payment(s) Received Since Last Statement	-\$78.24

Current Month's Charges	\$60.58
-------------------------	---------

Amount Due by December 04, 2024	\$60.58
---------------------------------	---------

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

Your Energy Insight



Your average daily kWh used was **76.67% lower** than the same period last year.

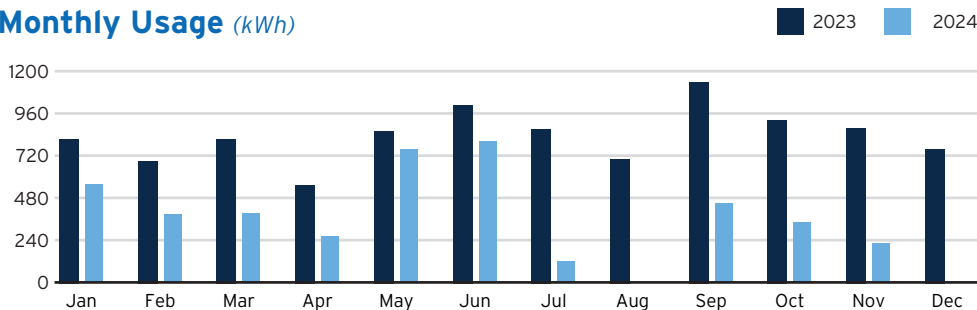


Your average daily kWh used was **41.67% lower** than it was in your previous period.



Scan here to view
your account online.

Monthly Usage (kWh)



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

SCAM

Don't Get Scammed!

Scammers strike when you're distracted. Learn their tricks and report suspicious calls or texts at TampaElectric.com/Scam.



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

Account #: 221008636724

Due Date: December 04, 2024



Pay your bill online at TampaElectric.com

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

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

Amount Due: \$60.58

Payment Amount: \$ _____

678544583448

Your account will be
drafted on December 04, 2024

NORTH PARK ISLE COMMUNITY DEVELOPMENT DISTRICT
C/O MERITUS CORP
2005 PAN AM CIR, STE 300
TAMPA, FL 33607-6008

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

Make check payable to: TECO

Please write your account number on the memo line of your check.



Service For:
1603 BERMUDA BREEZE CT
IRR, PLANT CITY, FL 33563

Account #: 221008636724
Statement Date: November 13, 2024
Charges Due: December 04, 2024

Meter Read

Meter Location: IRRIGATION

Service Period: Oct 09, 2024 - Nov 07, 2024

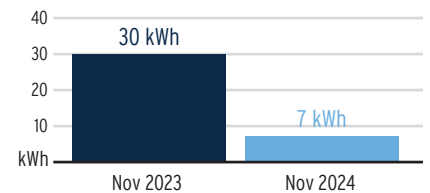
Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000850100	11/07/2024	19,204		18,982		222 kWh	1	30 Days

Charge Details

	Electric Charges		
Daily Basic Service Charge	30 days @ \$0.75000		\$22.50
Energy Charge	222 kWh @ \$0.08192/kWh		\$18.19
Fuel Charge	222 kWh @ \$0.03157/kWh		\$7.01
Storm Protection Charge	222 kWh @ \$0.00775/kWh		\$1.72
Clean Energy Transition Mechanism	222 kWh @ \$0.00427/kWh		\$0.95
Storm Surcharge	222 kWh @ \$0.00225/kWh		\$0.50
Florida Gross Receipt Tax			\$1.30
Electric Service Cost			\$52.17
Franchise Fee			\$3.42
Municipal Public Service Tax			\$4.99
Total Electric Cost, Local Fees and Taxes			\$60.58

Avg kWh Used Per Day



Important Messages

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Quarterly fuel source update

Tampa Electric's diverse fuel mix for the 12-month period ending September 2024 includes 82% natural gas, 10% solar, 7% purchased power, and 1% coal.

Total Current Month's Charges

\$60.58

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Ways To Pay Your Bill



Bank Draft

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



In-Person

Find list of Payment Agents at TampaElectric.com



Mail A Check

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



Credit or Debit Card

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



Phone

Toll Free:
866-689-6469

All Other

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

Contact Us

Online:

TampaElectric.com

Phone:

Commercial Customer Care:

866-832-6249

Residential Customer Care:

813-223-0800 (Hillsborough)

863-299-0800 (Polk County)

888-223-0800 (All Other Counties)

Hearing Impaired/TTY:

7-1-1

Power Outage:

877-588-1010

Energy-Saving Programs:

813-275-3909

Please Note: If you choose to pay your bill at a location not listed on our website or provided by Tampa Electric, you are paying someone who is not authorized to act as a payment agent at Tampa Electric. You bear the risk that this unauthorized party will relay the payment to Tampa Electric and do so in a timely fashion. Tampa Electric is not responsible for payments made to unauthorized agents, including their failure to deliver or timely deliver the payment to us. Such failures may result in late payment charges to your account or service disconnection.



NORTH PARK ISLE COMMUNITY
DEVELOPMENT DISTRICT
C/O MERITUS CORP
1603 BERMUDA BREEZE CT, IRR
PLANT CITY, FL 33563

Statement Date: October 14, 2024

Amount Due: \$78.24

Due Date: November 04, 2024

Account #: 221008636724

DO NOT PAY. Your account will be drafted on November 04, 2024

Account Summary

Current Service Period: September 10, 2024 - October 08, 2024

Previous Amount Due	\$97.87
Payment(s) Received Since Last Statement	-\$97.87

Current Month's Charges	\$78.24
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Amount Due by November 04, 2024	\$78.24
---------------------------------	---------

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

Your Energy Insight



Your average daily kWh used was **60% lower** than the same period last year.



Your average daily kWh used was **14.29% lower** than it was in your previous period.



Scan here to view your account online.

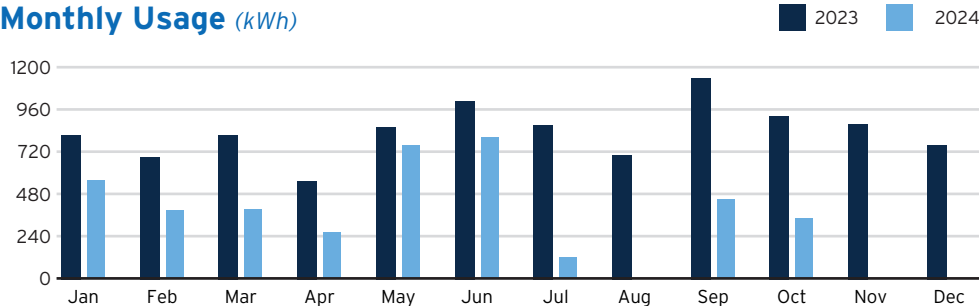
SAFETY TIP:

Ask for identification

Please remember, if someone visits your home or business and claims to be an employee of Tampa Electric, ask to see his or her company badge.



Monthly Usage (kWh)



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Pay your bill online at TampaElectric.com

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

NORTH PARK ISLE COMMUNITY DEVELOPMENT DISTRICT
C/O MERITUS CORP
2005 PAN AM CIR, STE 300
TAMPA, FL 33607-6008

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

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

Account #: 221008636724

Due Date: November 04, 2024

Amount Due: \$78.24

Payment Amount: \$ _____

640273182135

Your account will be
drafted on November 04, 2024

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



Service For:
1603 BERMUDA BREEZE CT
IRR, PLANT CITY, FL 33563

Account #: 221008636724
Statement Date: October 14, 2024
Charges Due: November 04, 2024

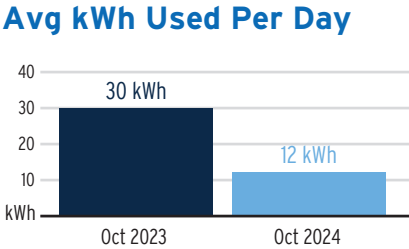
Meter Read

Meter Location: IRRIGATION
Service Period: Sep 10, 2024 - Oct 08, 2024
Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000850100	10/08/2024	18,982		18,637		345 kWh	1	29 Days

Charge Details

	Electric Charges		
Daily Basic Service Charge	29 days @ \$0.75000	\$21.75	
Energy Charge	345 kWh @ \$0.08192/kWh	\$28.26	
Fuel Charge	345 kWh @ \$0.03157/kWh	\$10.89	
Storm Protection Charge	345 kWh @ \$0.00775/kWh	\$2.67	
Clean Energy Transition Mechanism	345 kWh @ \$0.00427/kWh	\$1.47	
Storm Surcharge	345 kWh @ \$0.00225/kWh	\$0.78	
Florida Gross Receipt Tax		\$1.69	
Electric Service Cost		\$67.51	
Franchise Fee		\$4.42	
Municipal Public Service Tax		\$6.31	
Total Electric Cost, Local Fees and Taxes		\$78.24	



Important Messages

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Total Current Month's Charges **\$78.24**

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

Ways To Pay Your Bill

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

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

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

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

Phone
Toll Free: **866-689-6469**

Contact Us

Online: TampaElectric.com
Phone:
Commercial Customer Care: 866-832-6249
Residential Customer Care: 813-223-0800 (Hillsborough)
863-299-0800 (Polk County)
888-223-0800 (All Other Counties)
Hearing Impaired/TTY: 7-1-1
Power Outage: 877-588-1010
Energy-Saving Programs: 813-275-3909

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NORTH PARK ISLE COMMUNITY
DEVELOPMENT DISTRICT
C/O MERITUS CORP
3716 N MARYLAND AVE
PLANT CITY, FL 33565

Statement Date: November 13, 2024

Amount Due: \$1,066.52

Due Date: December 04, 2024

Account #: 221008971253

DO NOT PAY. Your account will be drafted on December 04, 2024

Account Summary

Current Service Period: October 09, 2024 - November 07, 2024

Previous Amount Due	\$882.62
Payment(s) Received Since Last Statement	-\$882.62

Current Month's Charges	\$1,066.52
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Amount Due by December 04, 2024	\$1,066.52
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Amount not paid by due date may be assessed a late payment charge and an additional deposit.

Your Energy Insight



Your average daily kWh used was **4.23% lower** than the same period last year.

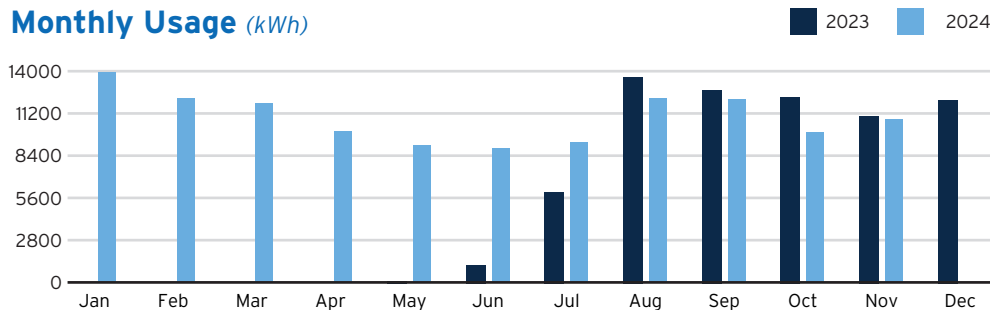


Your peak billing demand was **30% higher** than the same period last year.



Scan here to view your account online.

Monthly Usage (kWh)



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

SCAM

Don't Get Scammed!

Scammers strike when you're distracted. Learn their tricks and report suspicious calls or texts at TampaElectric.com/Scam.



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

Account #: 221008971253

Due Date: December 04, 2024



Pay your bill online at TampaElectric.com

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

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

Amount Due: \$1,066.52

Payment Amount: \$ _____

678544583450

Your account will be
drafted on December 04, 2024

NORTH PARK ISLE COMMUNITY DEVELOPMENT DISTRICT
C/O MERITUS CORP
2005 PAN AM CIR, STE 300
TAMPA, FL 33607-6008

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

Make check payable to: TECO

Please write your account number on the memo line of your check.



Service For:
3716 N MARYLAND AVE
PLANT CITY, FL 33565

Account #: 221008971253
Statement Date: November 13, 2024
Charges Due: December 04, 2024

Meter Read

Meter Location: AMENITY CENTER

Service Period: Oct 09, 2024 - Nov 07, 2024

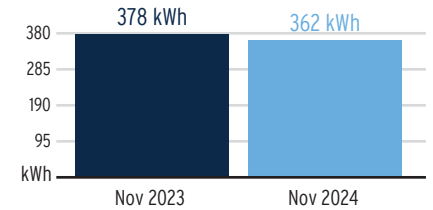
Rate Schedule: General Service Demand - Standard

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000799286	11/07/2024	88,731		77,886		10,845 kWh	1	30 Days
1000799286	11/07/2024	25.81		0		25.81 kW	1	30 Days

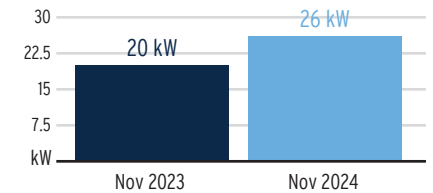
Charge Details

	Electric Charges		
Daily Basic Service Charge	30 days @ \$1.08000		\$32.40
Billing Demand Charge	26 kW @ \$14.20000/kW		\$369.20
Energy Charge	10,845 kWh @ \$0.00736/kWh		\$79.82
Fuel Charge	10,845 kWh @ \$0.03157/kWh		\$342.38
Capacity Charge	26 kW @ \$0.20000/kW		\$5.20
Storm Protection Charge	26 kW @ \$0.72000/kW		\$18.72
Energy Conservation Charge	26 kW @ \$0.73000/kW		\$18.98
Environmental Cost Recovery	10,845 kWh @ \$0.00081/kWh		\$8.78
Clean Energy Transition Mechanism	26 kW @ \$1.12000/kW		\$29.12
Storm Surcharge	10,845 kWh @ \$0.00052/kWh		\$5.64
Florida Gross Receipt Tax			\$23.34
Electric Service Cost			\$933.58
Franchise Fee			\$61.15
Municipal Public Service Tax			\$71.79
Total Electric Cost, Local Fees and Taxes			\$1,066.52

Avg kWh Used Per Day



Billing Demand (kW)



Total Current Month's Charges

\$1,066.52

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In-Person

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Mail A Check

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



Credit or Debit Card

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



Phone

Toll Free:
866-689-6469

All Other

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

Contact Us

Online:

TampaElectric.com

Phone:

Commercial Customer Care:

866-832-6249

Residential Customer Care:

813-223-0800 (Hillsborough)

863-299-0800 (Polk County)

888-223-0800 (All Other Counties)

Hearing Impaired/TTY:

7-1-1

Power Outage:

877-588-1010

Energy-Saving Programs:

813-275-3909

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Service For:
 3716 N MARYLAND AVE
 PLANT CITY, FL 33565

Account #: 221008971253
Statement Date: November 13, 2024
Charges Due: December 04, 2024

Load Factor



Decreasing the proportion of your electricity utilized at peak will improve your load factor.

Important Messages

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NORTH PARK ISLE COMMUNITY
DEVELOPMENT DISTRICT
C/O MERITUS CORP
3716 N MARYLAND AVE
PLANT CITY, FL 33565

Statement Date: October 14, 2024

Amount Due: \$882.62

Due Date: November 04, 2024

Account #: 221008971253

DO NOT PAY. Your account will be drafted on November 04, 2024

Account Summary

Current Service Period: September 10, 2024 - October 08, 2024

Previous Amount Due	\$1,029.15
Payment(s) Received Since Last Statement	-\$1,029.15

Current Month's Charges	\$882.62
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Amount Due by November 04, 2024	\$882.62
---------------------------------	----------

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

Your Energy Insight



Your average daily kWh used was **15.27% lower** than the same period last year.



Your peak billing demand was **13.64% lower** than the same period last year.



Scan here to view your account online.

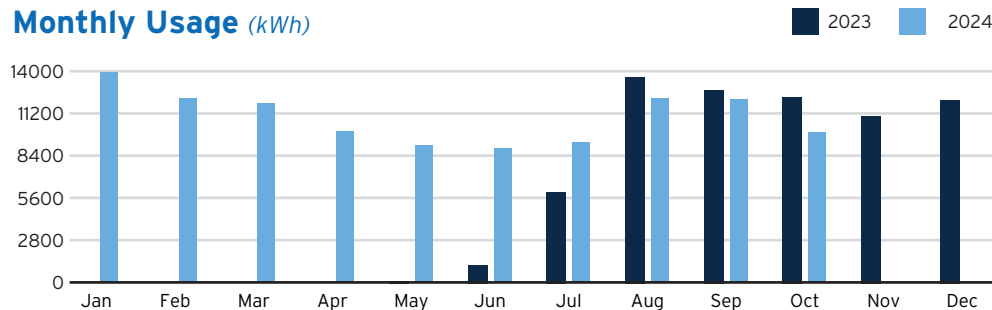
SAFETY TIP:

Ask for identification

Please remember, if someone visits your home or business and claims to be an employee of Tampa Electric, ask to see his or her company badge.



Monthly Usage (kWh)



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

Account #: 221008971253

Due Date: November 04, 2024

Amount Due: \$882.62

Payment Amount: \$ _____

690890186338

Your account will be
drafted on November 04, 2024

NORTH PARK ISLE COMMUNITY DEVELOPMENT DISTRICT
C/O MERITUS CORP
2005 PAN AM CIR, STE 300
TAMPA, FL 33607-6008

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

Make check payable to: TECO

Please write your account number on the memo line of your check.



Service For:
3716 N MARYLAND AVE
PLANT CITY, FL 33565

Account #: 221008971253
Statement Date: October 14, 2024
Charges Due: November 04, 2024

Meter Read

Meter Location: AMENITY CENTER

Service Period: Sep 10, 2024 - Oct 08, 2024

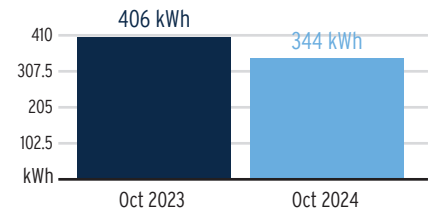
Rate Schedule: General Service Demand - Standard

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000799286	10/08/2024	77,886		67,909		9,977 kWh	1	29 Days
1000799286	10/08/2024	19.38		0		19.38 kW	1	29 Days

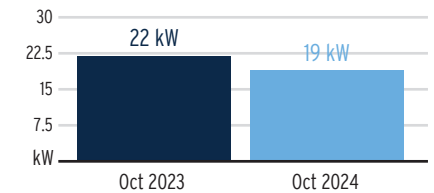
Charge Details

	Electric Charges		
Daily Basic Service Charge	29 days @ \$1.08000		\$31.32
Billing Demand Charge	19 kW @ \$14.20000/kW		\$269.80
Energy Charge	9,977 kWh @ \$0.00736/kWh		\$73.43
Fuel Charge	9,977 kWh @ \$0.03157/kWh		\$314.97
Capacity Charge	19 kW @ \$0.20000/kW		\$3.80
Storm Protection Charge	19 kW @ \$0.72000/kW		\$13.68
Energy Conservation Charge	19 kW @ \$0.73000/kW		\$13.87
Environmental Cost Recovery	9,977 kWh @ \$0.00081/kWh		\$8.08
Clean Energy Transition Mechanism	19 kW @ \$1.12000/kW		\$21.28
Storm Surcharge	9,977 kWh @ \$0.00052/kWh		\$5.19
Florida Gross Receipt Tax			\$19.37
Electric Service Cost			\$774.79
Franchise Fee			\$50.75
Municipal Public Service Tax			\$57.08
Total Electric Cost, Local Fees and Taxes			\$882.62

Avg kWh Used Per Day



Billing Demand (kW)



Total Current Month's Charges

\$882.62

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

Ways To Pay Your Bill



Bank Draft

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



In-Person

Find list of Payment Agents at TampaElectric.com



Mail A Check

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



Credit or Debit Card

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



Phone

Toll Free:
866-689-6469

All Other

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

Contact Us

Online:

TampaElectric.com

Phone:

Commercial Customer Care:

866-832-6249

Residential Customer Care:

813-223-0800 (Hillsborough)

863-299-0800 (Polk County)

888-223-0800 (All Other Counties)

Hearing Impaired/TTY:

7-1-1

Power Outage:

877-588-1010

Energy-Saving Programs:

813-275-3909

Please Note: If you choose to pay your bill at a location not listed on our website or provided by Tampa Electric, you are paying someone who is not authorized to act as a payment agent at Tampa Electric. You bear the risk that this unauthorized party will relay the payment to Tampa Electric and do so in a timely fashion. Tampa Electric is not responsible for payments made to unauthorized agents, including their failure to deliver or timely deliver the payment to us. Such failures may result in late payment charges to your account or service disconnection.



Service For:
3716 N MARYLAND AVE
PLANT CITY, FL 33565

Account #: 221008971253
Statement Date: October 14, 2024
Charges Due: November 04, 2024

Load Factor



Decreasing the proportion of your electricity utilized at peak will improve your load factor.

Important Messages

Removing Your Envelope. We've noticed that you have been paying your bill electronically lately. To help cut down on clutter and waste, we are no longer including a remittance envelope with your bill. Should you want to mail in your payment, you can request a payment envelope by calling 813-223-0800 or simply use a regular envelope and address it to TECO P.O. Box 31318, Tampa, Florida 33631-3318.

ADA Site Compliance
6400 Boynton Beach Blvd 742721
Boynton Beach, FL 33474
accounting@adasitecompliance.com



Invoice

BILL TO
North Park Isle CDD

INVOICE #	DATE	TOTAL DUE	DUE DATE	TERMS	ENCLOSED
INV-11567	10/26/2024	\$1,500.00	11/09/2024	14	

DESCRIPTION	QTY/HRS	RATE	AMOUNT
Technological Auditing, Compliance Shield, Customized Accessibility Policy, and Consulting with Accessibility and Compliance Experts	1	1,500.00	1,500.00

BALANCE DUE

\$1,500.00

INVOICE

JNJ Amenity Services LLC
7804 Davie Ray Dr
Zephyrhills, FL 33540

services@jnjcleanservices.com
+1 (813) 781-8999



Bill to
North Park Isle CDD c/o Inframark
2005 Pan Am Circle
Suite 300
Tampa, FL 33607

Invoice details
Invoice no.: 0444
Invoice date: 10/28/2024
Due date: 11/15/2024

#	Date	Product or service	Description	Qty	Rate	Amount
1.		Restrooms	Clean and sanitize 8 toilets, 3 urinals, and 6 sinks. Sweep and/or mop floors. Supply all toilet paper, paper towels, hand soap and trash bags.	2	\$185.00	\$370.00
2.		Pool Deck	Rearrange pool chairs and/or tables. Wipe tables as needed. Close umbrellas when not in use. Pick up any trash around pool deck.	1	\$120.00	\$120.00
3.		Trash	Remove and replace 4 large trash bags.	4	\$30.00	\$120.00
4.		Kitchen/Activity Room	Wipe down all counters, sink, and refrigerator on the outside. Sweep and/or mop floors.	1	\$120.00	\$120.00

Total \$730.00

Ways to pay



Note to customer
Amenity cleaning services at North Park Isle - October 2024.

Pay invoice



Invoice

Corporate Office
PO Box 267
Seffner, FL 33583

813-757-6500
813-757-6501

Date	Invoice #
10/17/2024	188008

Bill To:
North Park Isle CDD c/o Inframark 2005 Pan Am Circle Ste 300 Tampa, FL 33607

Property Information
3716 N Maryland Ave. Plant City, FL 33565

Estimate #

Work Order #

PO / PA #

Description	Qty	Rate	Amount
HURRICANE MILTON DISASTER RECOVERY			
Tree Staking			
10-17-2024			
Staked 35 trees (includes labor to re-set tree and staking labor and materials)35x100.00 = \$3500.00	0.5	3,500.00	1,750.00
		Total	\$1,750.00
Questions regarding this invoice? Please e-mail arpayments@lmppro.com or call 813-757-6500 and ask for Accounts Receivable. If paying by credit card, please add a 3% processing fee of the Invoice total. Thank you.	Terms	Due Date	Payments/Credits
	Net 30	11/16/2024	Balance Due
			\$0.00
			\$1,750.00

Description	Qty	Rate	Amount
HURRICANE MILTON DISASTER RECOVERY			
Tree Staking			
10-21-2024			
31 trees re-staked with existing strapping/staking @ \$75 = \$2325.00	0.5	2,325.00	1,162.50
9 trees re-staked with 2 lodge poles @ \$50/pole = \$900	0.5	900.00	450.00
		Total	\$1,612.50
Questions regarding this invoice? Please e-mail arpayments@lmppro.com or call 813-757-6500 and ask for Accounts Receivable. If paying by credit card, please add a 3% processing fee of the Invoice total. Thank you.	Terms	Due Date	Payments/Credits
	Net 30	11/20/2024	Balance Due
			\$0.00
			\$1,612.50



Invoice

Corporate Office
PO Box 267
Seffner, FL 33583

813-757-6500
813-757-6501

Date	Invoice #
10/22/2024	188078

Bill To:
North Park Isle CDD c/o Inframark 2005 Pan Am Circle Ste 300 Tampa, FL 33607

Property Information
3716 N Maryland Ave. Plant City, FL 33565

Estimate #

Work Order #

PO / PA #

Description	Qty	Rate	Amount
HURRICANE MILTON DISASTER RECOVERY			
Tree Staking			
10-22-2024			
Restaked 2 trees w/ 2 lodge poles @ \$100 = \$200	2	100.00	200.00
Restaked 10 trees w/ 1 lodge pole @ \$50 = \$500.00	10	50.00	500.00
Restaked 21 trees w/ re-used staking material @ \$35 = \$735.00	21	35.00	735.00
Loader - \$500 / day rate	1	500.00	500.00
		Total	\$1,935.00
Questions regarding this invoice? Please e-mail arpayments@lmppro.com or call 813-757-6500 and ask for Accounts Receivable. If paying by credit card, please add a 3% processing fee of the Invoice total. Thank you.		Terms	Due Date
		Payments/Credits	
		Net 30	11/21/2024
		Balance Due	\$0.00
			\$1,935.00



Tonmor LLC
1420 Celebration Blvd
Ste 200
Celebration FL 34747
admin@tonmor.com

Invoice

Bill To
North Park Isles Community Park 3508 N Maryland Ave Plant City, FL 33565

Ship To
North Park Isles Community Park 3508 N Maryland Ave Plant City, FL 33565

P.O. No.	Invoice #	Date	Due Date	Terms
	2277	10/24/2024	11/8/2024	Net 15
Description		Qty	Prev. Invoiced	Amount
Location: North Park Isles Community Park Project: Dome Top Tank Installation Work Details: - Pour a concrete pad (8 feet long, 8 feet wide, 4 inches high) - Provide and install a 1,000-gallon dome-shaped tank - Use a boom truck to safely move and install the tank - Reroute the existing backwash pipe to the new tank - Install a new drain pipe from the tank to the existing floor drain - Ensure proper operation - Clean up the area afterward Project timeline: 2-3 days after the tank arrives. The pool won't need to be closed. Notes: - This estimate does not include permits. - Engineering or design services are not included in the estimate.		1	0	14,985.00
			Total	\$14,985.00

Late Fee Policy: past due accounts are subject to a service charge of 1.5% per month or the highest rate allowed by law. We may decline service or remove equipment from premises except upon payment. Reasonable collection and attorneys' fees will be assessed

North Park Isle Community Development District

Financial Statements
(Unaudited)

Period Ending
November 30, 2024

Prepared by:



2005 Pan Am Circle ~ Suite 300 ~ Tampa, Florida 33607
Phone (813) 873-7300 ~ Fax (813) 873-7070

NORTH PARK ISLE COMMUNITY DEVELOPMENT DISTRICT

Balance Sheet

As of November 30, 2024

(In Whole Numbers)

ACCOUNT DESCRIPTION	SERIES 2019		SERIES 2021		SERIES 2019		SERIES 2021		GENERAL		GENERAL		TOTAL
	GENERAL FUND	DEBT SERVICE FUND	DEBT SERVICE FUND	CAPITAL PROJECTS FUND	CAPITAL PROJECTS FUND	FIXED ASSETS FUND	LONG-TERM DEBT FUND	LONG-TERM DEBT FUND					
ASSETS													
Cash - Operating Account	\$ 180,381	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 180,381	
Accounts Receivable	783	-	-	-	-	-	-	-	-	-	-	783	
Due From Other Funds	-	-	104,139	-	-	-	-	-	-	-	-	104,139	
Investments:													
General Account	-	-	-	2	-	-	-	-	-	-	-	2	
Acq. & Construction - Master	-	-	-	-	115,141	-	-	-	-	-	-	115,141	
Acquisition & Construction Account	-	-	-	26,880	27,690	-	-	-	-	-	-	54,570	
Prepayment Account	-	1,578	-	-	-	-	-	-	-	-	-	1,578	
Reserve Fund	-	341,059	406,196	-	-	-	-	-	-	-	-	747,255	
Revenue Fund	-	103,003	135,936	-	-	-	-	-	-	-	-	238,939	
Deposits	21,760	-	-	-	-	-	-	-	-	-	-	21,760	
Utility Deposits	4,112	-	-	-	-	-	-	-	-	-	-	4,112	
Fixed Assets													
Construction Work In Process	-	-	-	-	-	24,450,850	-	-	-	-	-	24,450,850	
Amount Avail In Debt Services	-	-	-	-	-	-	1,235,754	-	-	-	-	1,235,754	
Amount To Be Provided	-	-	-	-	-	-	24,778,305	-	-	-	-	24,778,305	
TOTAL ASSETS	\$ 207,036	\$ 445,640	\$ 646,271	\$ 26,882	\$ 142,831	\$ 24,450,850	\$ 26,014,059	\$ -	\$ -	\$ -	\$ -	\$ 51,933,569	
LIABILITIES													
Accounts Payable	\$ 31,109	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 31,109	
Accounts Payable - Other	(3,653)	-	-	-	-	-	-	-	-	-	-	(3,653)	
Contracts Payable	-	-	-	-	82,732	-	-	-	-	-	-	82,732	
Bonds Payable	-	-	-	-	-	-	26,014,059	-	-	-	-	26,014,059	
Due To Other Funds	11,903	22,293	-	32,718	37,225	-	-	-	-	-	-	104,139	
TOTAL LIABILITIES	39,359	22,293	-	32,718	119,957	-	26,014,059	-	-	-	-	26,228,386	

NORTH PARK ISLE COMMUNITY DEVELOPMENT DISTRICT

Balance Sheet

As of November 30, 2024

(In Whole Numbers)

ACCOUNT DESCRIPTION	GENERAL FUND	SERIES 2019 DEBT SERVICE FUND	SERIES 2021 DEBT SERVICE FUND	SERIES 2019 CAPITAL PROJECTS FUND	SERIES 2021 CAPITAL PROJECTS FUND	GENERAL FIXED ASSETS FUND	GENERAL LONG-TERM DEBT FUND	TOTAL
<u>FUND BALANCES</u>								
Restricted for:								
Debt Service	-	423,347	646,271	-	-	-	-	1,069,618
Capital Projects	-	-	-	-	22,874	-	-	22,874
Unassigned:	167,677	-	-	(5,836)	-	24,450,850	-	24,612,691
TOTAL FUND BALANCES	167,677	423,347	646,271	(5,836)	22,874	24,450,850	-	25,705,183
TOTAL LIABILITIES & FUND BALANCES	\$ 207,036	\$ 445,640	\$ 646,271	\$ 26,882	\$ 142,831	\$ 24,450,850	\$ 26,014,059	\$ 51,933,569

NORTH PARK ISLE COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending November 30, 2024
General Fund (001)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<u>REVENUES</u>				
Special Assmnts- Tax Collector	407,027	7,960	(399,067)	1.96%
Special Assmnts- CDD Collected	482,798	2,704	(480,094)	0.56%
Other Miscellaneous Revenues	-	568	568	0.00%
TOTAL REVENUES	889,825	11,232	(878,593)	1.26%
<u>EXPENDITURES</u>				
<u>Administration</u>				
Supervisor Fees	12,000	2,000	10,000	16.67%
ProfServ-Trustee Fees	8,100	-	8,100	0.00%
Disclosure Report	7,200	1,200	6,000	16.67%
District Counsel	10,000	2,615	7,385	26.15%
District Engineer	5,000	-	5,000	0.00%
District Manager	36,000	6,000	30,000	16.67%
Accounting Services	6,750	1,125	5,625	16.67%
Auditing Services	6,000	-	6,000	0.00%
Website Compliance	1,500	1,500	-	100.00%
Annual Mailing	2,500	-	2,500	0.00%
Postage, Phone, Faxes, Copies	500	1	499	0.20%
Insurance - General Liability	3,800	-	3,800	0.00%
Public Officials Insurance	3,100	-	3,100	0.00%
Insurance -Property & Casualty	50,000	-	50,000	0.00%
Insurance Deductible	2,500	-	2,500	0.00%
Legal Advertising	7,000	-	7,000	0.00%
Bank Fees	250	-	250	0.00%
Website Administration	1,500	250	1,250	16.67%
Office Supplies	100	-	100	0.00%
Dues, Licenses, Subscriptions	175	175	-	100.00%
Total Administration	163,975	14,866	149,109	9.07%
<u>Electric Utility Services</u>				
Utility - Electric	15,000	25,168	(10,168)	167.79%
Total Electric Utility Services	15,000	25,168	(10,168)	167.79%
<u>Garbage/Solid Waste Services</u>				
Garbage Collection	5,000	-	5,000	0.00%
Total Garbage/Solid Waste Services	5,000	-	5,000	0.00%
<u>Water-Sewer Comb Services</u>				
Utility - Water	3,500	6,091	(2,591)	174.03%
Total Water-Sewer Comb Services	3,500	6,091	(2,591)	174.03%

NORTH PARK ISLE COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending November 30, 2024
General Fund (001)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<u>Other Physical Environment</u>				
Waterway Management	44,000	8,650	35,350	19.66%
Field Services	12,000	2,000	10,000	16.67%
Contracts-Pools	11,200	4,000	7,200	35.71%
Contracts-Trash & Debris Removal	2,500	-	2,500	0.00%
Contracts - Landscape	180,000	48,513	131,487	26.95%
Amenity Center Pest Control	2,000	354	1,646	17.70%
Onsite Staff	70,000	-	70,000	0.00%
Janitorial Services & Supplies	1,800	-	1,800	0.00%
R&M-Drainage	25,000	-	25,000	0.00%
R&M-Other Landscape	10,000	9,829	171	98.29%
R&M-Pools	20,000	100	19,900	0.50%
Amenity Maintenance & Repairs	10,000	730	9,270	7.30%
Janitorial Maintenance	8,000	-	8,000	0.00%
R&M-Bush Hogging	1,500	-	1,500	0.00%
R&M-Monument, Entrance & Wall	2,800	-	2,800	0.00%
Landscape - Annuals	15,000	-	15,000	0.00%
Landscape - Mulch	20,000	-	20,000	0.00%
Landscape Maintenance	5,000	-	5,000	0.00%
R&M-Shared Landsc Maint Fr Ent	1,500	-	1,500	0.00%
R&M-Security Cameras	15,000	-	15,000	0.00%
Plant Replacement Program	15,000	-	15,000	0.00%
Security System Monitoring & Maint.	3,000	719	2,281	23.97%
Miscellaneous Maintenance	15,000	19,977	(4,977)	133.18%
Irrigation Maintenance	15,000	388	14,612	2.59%
Mitigation Area Monitoring & Maintenance	2,500	-	2,500	0.00%
Aquatic Maintenance	3,000	-	3,000	0.00%
Aquatic Plant Replacement	2,000	-	2,000	0.00%
Misc-Access Cards	2,000	-	2,000	0.00%
Holiday Lighting & Decorations	15,000	-	15,000	0.00%
Janitorial Supplies	1,000	-	1,000	0.00%
Dog Waste Station Supplies	9,000	375	8,625	4.17%
Amenities Furniture & Fixtures	5,000	-	5,000	0.00%
Reserve - Undesignated	27,550	-	27,550	0.00%
Total Other Physical Environment	572,350	95,635	476,715	16.71%
<u>Road and Street Facilities</u>				
Utility - StreetLights	130,000	20,900	109,100	16.08%
Total Road and Street Facilities	130,000	20,900	109,100	16.08%
TOTAL EXPENDITURES	889,825	162,660	727,165	18.28%

NORTH PARK ISLE COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending November 30, 2024
General Fund (001)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
Excess (deficiency) of revenues				
Over (under) expenditures	-	(151,428)	(151,428)	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2024)		319,105		
FUND BALANCE, ENDING		<u>\$ 167,677</u>		

NORTH PARK ISLE COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending November 30, 2024
Series 2019 Debt Service Fund (200)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<u>REVENUES</u>				
Interest - Investments	\$ -	\$ 5,180	\$ 5,180	0.00%
Special Assmnts- Tax Collector	678,975	10,523	(668,452)	1.55%
TOTAL REVENUES	678,975	15,703	(663,272)	2.31%
<u>EXPENDITURES</u>				
<u>Debt Service</u>				
Principal Debt Retirement	215,000	-	215,000	0.00%
Interest Expense	463,975	234,025	229,950	50.44%
Total Debt Service	678,975	234,025	444,950	34.47%
TOTAL EXPENDITURES	678,975	234,025	444,950	34.47%
Excess (deficiency) of revenues				
Over (under) expenditures	-	(218,322)	(218,322)	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2024)		641,669		
FUND BALANCE, ENDING		\$ 423,347		

NORTH PARK ISLE COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending November 30, 2024
Series 2021 Debt Service Fund (201)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<u>REVENUES</u>				
Interest - Investments	\$ -	\$ 8,254	\$ 8,254	0.00%
Special Assmnts- Tax Collector	812,391	2,872	(809,519)	0.35%
Special Assmnts- CDD Collected	-	16,500	16,500	0.00%
TOTAL REVENUES	812,391	27,626	(784,765)	3.40%
<u>EXPENDITURES</u>				
<u>Debt Service</u>				
Principal Debt Retirement	325,000	315,000	10,000	96.92%
Interest Expense	487,391	247,554	239,837	50.79%
Total Debt Service	812,391	562,554	249,837	69.25%
TOTAL EXPENDITURES	812,391	562,554	249,837	69.25%
Excess (deficiency) of revenues				
Over (under) expenditures	-	(534,928)	(534,928)	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2024)		1,181,199		
FUND BALANCE, ENDING		\$ 646,271		

NORTH PARK ISLE COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending November 30, 2024
Series 2019 Capital Projects Fund (300)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<u>REVENUES</u>				
Interest - Investments	\$ -	\$ 189	\$ 189	0.00%
TOTAL REVENUES	-	189	189	0.00%
<u>EXPENDITURES</u>				
TOTAL EXPENDITURES	-	-	-	0.00%
Excess (deficiency) of revenues				
Over (under) expenditures	-	189	189	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2024)		(6,025)		
FUND BALANCE, ENDING		<u>\$ (5,836)</u>		

NORTH PARK ISLE COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending November 30, 2024
Series 2021 Capital Projects Fund (301)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<u>REVENUES</u>				
Interest - Investments	\$ -	\$ 1,066	\$ 1,066	0.00%
TOTAL REVENUES	-	1,066	1,066	0.00%
<u>EXPENDITURES</u>				
TOTAL EXPENDITURES	-	-	-	0.00%
Excess (deficiency) of revenues				
Over (under) expenditures	-	1,066	1,066	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2024)		21,808		
FUND BALANCE, ENDING		<u>\$ 22,874</u>		

NORTH PARK ISLE COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending November 30, 2024
General Fixed Assets Fund (900)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<u>REVENUES</u>				
TOTAL REVENUES	-	-	-	0.00%
<u>EXPENDITURES</u>				
TOTAL EXPENDITURES	-	-	-	0.00%
Excess (deficiency) of revenues				
Over (under) expenditures	-	-	-	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2024)		24,450,850		
FUND BALANCE, ENDING		<u>\$ 24,450,850</u>		

Bank Account Statement

North Park Isle CDD

Bank Account No. 8942
Statement No. 24_11

Statement Date 11/30/2024

G/L Account No. 101001 Balance	180,380.65	Statement Balance	186,021.74
		Outstanding Deposits	459.57
Positive Adjustments	0.00		
Subtotal	180,380.65	Subtotal	186,481.31
Negative Adjustments	0.00	Outstanding Checks	-6,100.66
Ending G/L Balance	180,380.65	Ending Balance	180,380.65

Posting Date	Document Type	Document No.	Description	Amount	Cleared Amount	Difference
Deposits						
11/06/2024		JE000582	Tax Revenue/Debt Service	2,206.45	2,206.45	0.00
11/14/2024		JE000583	Tax Revenue/Debt Service	9,573.89	9,573.89	0.00
11/20/2024	Payment	BD00017	Deposit No. BD00017	2,351.91	2,351.91	0.00
11/30/2024		JE000630	DS pymnt taxcollected	9,573.90	9,573.90	0.00
11/30/2024		JE000631	Remote deposit	92.50	92.50	0.00
11/30/2024		JE000632	CK100016 Adj JE	125.00	125.00	0.00
Total Deposits				23,923.65	23,923.65	0.00
Checks						
08/09/2024	Payment	1622	Check for Vendor V00027	-200.00	-200.00	0.00
09/12/2024	Payment	1638	Check for Vendor V00027	-200.00	-200.00	0.00
10/21/2024	Payment	1645	Check for Vendor V00017	-200.00	-200.00	0.00
10/21/2024	Payment	1646	Check for Vendor V00027	-200.00	-200.00	0.00
10/21/2024	Payment	100026	Inv: 3379	-10,450.00	-10,450.00	0.00
10/23/2024	Payment	100029	Inv: 4395	-4,325.00	-4,325.00	0.00
10/31/2024	Payment	100032	Inv: 16318101724	-218.75	-218.75	0.00
10/31/2024	Payment	100033	Inv: 25366	-1,107.50	-1,107.50	0.00
10/31/2024	Payment	100034	Inv: 16187	-2,100.00	-2,100.00	0.00
10/31/2024	Payment	100035	Inv: 59388262, Inv: 59389713	-175.00	-175.00	0.00
10/31/2024	Payment	100036	Inv: 187551, Inv: 187681	-26,096.50	-26,096.50	0.00
10/31/2024	Payment	100037	Inv: 80047	-16,678.45	-16,678.45	0.00
11/13/2024	Payment	1649	Check for Vendor V00023	-200.00	-200.00	0.00
11/13/2024	Payment	1650	Check for Vendor V00029	-200.00	-200.00	0.00
11/13/2024	Payment	1651	Check for Vendor V00020	-200.00	-200.00	0.00
11/13/2024	Payment	1652	Check for Vendor V00017	-200.00	-200.00	0.00
11/07/2024	Payment	100038	Inv: 135433	-5,287.50	-5,287.50	0.00
11/07/2024	Payment	100039	Inv: 0444	-730.00	-730.00	0.00
11/14/2024	Payment	100041	Inv: 136766	-5,287.50	-5,287.50	0.00
11/14/2024	Payment	100042	Inv: 4485	-4,325.00	-4,325.00	0.00
11/14/2024	Payment	100043	Inv: 2277	-14,985.00	-14,985.00	0.00
11/14/2024	Payment	100044	Inv: 147044	-374.85	-374.85	0.00
11/15/2024	Payment	1654	Payment of Invoice 001024	-2,105.00	-2,105.00	0.00

Bank Account Statement

North Park Isle CDD

Bank Account No. 8942

Statement No. 24_11

Statement Date

11/30/2024

11/04/2024	Payment	DD228	Payment of Invoice 001195	-269.00	-269.00	0.00
11/04/2024	Payment	DD229	Payment of Invoice 001198	-35.66	-35.66	0.00
11/04/2024	Payment	DD230	Payment of Invoice 001199	-11,170.04	-11,170.04	0.00
11/04/2024	Payment	DD231	Payment of Invoice 001202	-78.24	-78.24	0.00
11/04/2024	Payment	DD232	Payment of Invoice 001204	-882.62	-882.62	0.00
11/04/2024	Payment	DD238	Payment of Invoice 001230	-29.18	-29.18	0.00
11/04/2024	Payment	DD239	Payment of Invoice 001231	-26.15	-26.15	0.00
11/04/2024	Payment	DD240	Payment of Invoice 001232	-28.41	-28.41	0.00
Total Checks				-108,365.35	-108,365.35	0.00

Adjustments

Total Adjustments

Outstanding Checks

09/28/2023	Payment	1418	Check for Vendor V00037	-2,000.00
05/16/2024	Payment	1569	Check for Vendor V00047	-2,200.66
10/21/2024	Payment	1644	Check for Vendor V00020	-200.00
11/13/2024	Payment	1653	Check for Vendor V00027	-200.00
11/14/2024	Payment	100040	Inv: INV-11567	-1,500.00
Total Outstanding Checks				-6,100.66

Outstanding Deposits

08/01/2024	JE000545	Spectrum Inv.	209.99
11/01/2024	JE000599	Teco Adjustment	29.74
11/01/2024	JE000599	Teco Adjustment	32.47
11/01/2024	JE000599	Teco Adjustment	33.38
11/01/2024	JE000601	Spectrum Adjustment	153.99
Total Outstanding Deposits			459.57

NORTH PARK ISLE COMMUNITY DEVELOPMENT DISTRICT

Payment Register by Fund

For the Period from 11/01/2024 to 11/30/2024

(Sorted by Check / ACH No.)

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

001	100038	11/07/24	INFRAMARK LLC	135433	DISTRICT INVOICE	Accounting Services	532001-51301	\$562.50
001	100038	11/07/24	INFRAMARK LLC	135433	DISTRICT INVOICE	Disclosure Report	531142-51301	\$600.00
001	100038	11/07/24	INFRAMARK LLC	135433	DISTRICT INVOICE	District Manager	531150-51301	\$3,000.00
001	100038	11/07/24	INFRAMARK LLC	135433	DISTRICT INVOICE	PERSONNEL SVCS	531122-53908	\$1,000.00
001	100038	11/07/24	INFRAMARK LLC	135433	DISTRICT INVOICE	Website Administration	549936-51301	\$125.00
001	100039	11/07/24	JNJ AMENITY SERVICES LLC	0444	AMENITY CLEANING	Amenity Maintenance & Repairs	546176-53908	\$730.00
001	100040	11/14/24	ADA SITE COMPLIANCE	INV-11567	WEBSITE COMPLIANCE	Website Compliance	534397-51301	\$1,500.00
001	100041	11/14/24	INFRAMARK LLC	136766	DISTRICT INVOICE	Accounting Services	532001-51301	\$562.50
001	100041	11/14/24	INFRAMARK LLC	136766	DISTRICT INVOICE	Disclosure Report	531142-51301	\$600.00
001	100041	11/14/24	INFRAMARK LLC	136766	DISTRICT INVOICE	District Manager	531150-51301	\$3,000.00
001	100041	11/14/24	INFRAMARK LLC	136766	DISTRICT INVOICE	Field Services	531122-53908	\$1,000.00
001	100041	11/14/24	INFRAMARK LLC	136766	DISTRICT INVOICE	Website Administration	549936-51301	\$125.00
001	100042	11/14/24	ECO-LOGIC SERVICES LLC	4485	LAKE MAINT.	LAKE MAINT	531085-53908	\$4,325.00
001	100043	11/14/24	TONMOR LLC	2277	TANK INSTALLATION	LABOR	546922-53908	\$14,985.00
001	100044	11/14/24	DP PET PRODUCTS, LLC	147044	LITTER BAG	COS - Miscellaneous	552106-53908	\$374.85
001	1649	11/13/24	ALBERTO VIERA	AV 110724	SUPERVISOR FEE	Supervisor Fees	511100-51101	\$200.00
001	1650	11/13/24	CARLOS DE LA OSSA	CDLO 110724	SUPERVISOR FEE	Supervisor Fees	511100-51101	\$200.00
001	1651	11/13/24	KELLY ANN EVANS	KE 110724	SUPERVISOR FEE	Supervisor Fees	511100-51101	\$200.00
001	1652	11/13/24	NICHOLAS J. DISTER	ND 110724	SUPERVISOR FEE	Supervisor Fees	511100-51101	\$200.00
001	1653	11/13/24	RYAN MOTKO	RM 110724	SUPERVISOR FEE	Supervisor Fees	511100-51101	\$200.00
001	1654	11/15/24	EGIS INSURANCE	23775	Invoice 001024	INSURANCE	545009-53908	\$2,105.00
001	DD228	11/04/24	TECO	6724 101424 ACH	ELECTRIC	Utility - Electric	543041-53100	\$269.00
001	DD229	11/04/24	TECO	3537 101424 ACH	ELECTRIC	Utility - Electric	543041-53100	\$35.66
001	DD230	11/04/24	TECO	1600 101424 ACH	ELECTRIC	Utility - Electric	543041-53100	\$11,170.04
001	DD231	11/04/24	TECO	3672 101424 ACH	ELECTRIC	Utility - Electric	543041-53100	\$78.24
001	DD232	11/04/24	TECO	1253 101424 ACH	ELECTRIC	Utility - Electric	543041-53100	\$882.62
001	DD238	11/04/24	TECO	5371 110424 ACH	ELECTRIC	Utility - Electric	543041-53100	\$29.18
001	DD239	11/04/24	TECO	5389 101424 ACH	ELECTIC	ELECTRIC	543041-53100	\$26.15
001	DD240	11/04/24	TECO	5355 110424 ACH	ELECTRICAL WORK	ELECTRIC	543041-53100	\$28.41

Fund Total	\$48,114.15
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Total Checks Paid	\$48,114.15
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NORTH PARK ISLES DECEMBER INSPECTION REPORT. 12/17/24, 2:49 PM

North Park Isles CDD. LMP.

Tuesday, December 17, 2024

Prepared For Board of supervisors.

65 Items Identified

Gary Schwartz





Sam Allen Rd.

Assigned To LMP.

The community entrance façade is clean and well maintained. The recently installed annuals are healthy and well maintained.



North Maryland.

Assigned To LMP.

The community entrance is clean and well-maintained.



North Maryland.

Assigned To LMP.

Trim the Juniper plants off the curbing.



North Maryland & Sam Allen Rd.

Assigned To LMP.

The plants and Bismarck palm trees are healthy and well maintained.



Sam Allen Rd.

Assigned To LMP.

Heading East on the frontage.



Sam Allen Rd.

Assigned To LMP.

Submit an estimate for any dead or missing plants.



Sam Allen Rd.

Assigned To LMP.

Heading East on the frontage.



Pond # 25.

Assigned To Eco Logic.

The receded pond is well maintained.



North Maryland.

Assigned To LMP.

Heading North on the sidewalk.



North Maryland.

Assigned To LMP.

The tree stakes were removed.



Tahitian Sunrise.

Assigned To LMP.

Dog park.



Tahitian Sunrise

Assigned To LMP.

NE pocket park.



North Maryland.

Assigned To LMP.

LMP was instructed to straighten the leaning Cypress tree.



Pond # 13.

Assigned To Eco Logic.

The pond is well maintained.



Pond # 14.

Assigned To Eco Logic.

The pond is well maintained.



Pond # 12.

Assigned To Eco Logic.

The pond is well maintained.



North Maryland.

Assigned To Club manager.

The mailboxes are clean and well maintained.



North Maryland.

Assigned To LMP.

The amenity center parking lot is clean and well-maintained.



North Maryland.

Assigned To LMP.

The Bismarck palm trees are healthy and well-maintained.



North Maryland.

Assigned To LMP.

Trim the dead palm fronds. If this is out of scope, please send an estimate to trim.



North Maryland.

Assigned To LMP.

Submit an estimate for any dead or missing plants.



North Maryland.

Assigned To Club manager.

The basketball court is well maintained.



North Maryland.

Assigned To LMP.

The playground is well maintained.



North Maryland.

Assigned To Club manager.

The pickleball court is well maintained.



North Maryland.

Assigned To Club manager.

The East side mailboxes are clean and well maintained.



North Maryland.

Assigned To Club manager.

The picnic pavilion is clean and well maintained.



North Maryland.

Assigned To Club manager.

The amenity center is clean and well maintained. All bathrooms are functional.



North Maryland.

Assigned To Club manager.

The amenity center clubhouse is clean and well maintained.



North Maryland.

Assigned To Blue Life.

The pole is clear, blue, and well maintained.



North Maryland.

Assigned To Club manager.

The table and chairs are clean and well maintained.



North Maryland.

Assigned To LMP.

Trim the dead palm fronds. If this is out of scope, please send an estimate to trim.



North Maryland.

Assigned To Clubhouse manager.

The pool furniture is well maintained.



Tropical Oasis.

Assigned To LMP.

NW pocket park.



North Maryland.

Assigned To LMP.

Pocket park.



North Maryland.

Assigned To LMP.

Remove and replace any dead or missing plants.



Pond # 2.

Assigned To Eco Logic.

The pond is well maintained.



Pond # 5.

Assigned To Eco Logic.

The pond is well maintained.



Pond # 3.

Assigned To Eco Logic.

The pond is well maintained.



Pond # 4.

Assigned To Eco Logic.

The pond is well maintained.



Capri Coast.

Assigned To District manager.

It appears the fence was vandalized.

The fence is scheduled to be repaired.



Capri Coast.

Assigned To LMP.

SW pocket park.



Pond # 7.

Assigned To Eco Logic.

The pond is well maintained.



Capri Coast.

Assigned To LMP.

Trim the dead palm fronds.



Capri Coast.

Assigned To LMP.

Blow the shells off of the ramp.



Pond # 6.

Assigned To Eco Logic.

The pond is well maintained.



Capri Coast pond # 8.

Assigned To LMP.

Remove the dead fallen tree.



Pond # 8.

Assigned To Eco Logic.

The invasive plant material in the pond is dead.



Pond # 9.

Assigned To Eco Logic.

The invasive plant material in the pond is dead.



Pond # 11.

Assigned To Eco Logic.

The pond is well maintained.



Capri Coast pond # 20.

Assigned To District manager.

The fallen tree is scheduled to be removed.



Pond # 20.

Assigned To Eco Logic.

There is a minor amount of invasive plant material in the pond, but overall the pond is well maintained.



Capri Coast pond # 20.

Assigned To LMP.

Trimming must be maintained up to the retaining wall.



Capri Coast pond # 10.

Assigned To LMP.

Trimming must be maintained up to the retaining wall.



Pond # 10.

Assigned To Eco Logic.

The pond is well maintained.



Pond # 15.

Assigned To Eco Logic.

The pond is well maintained.



Pond # 6.

Assigned To Eco Logic.

The pond is well maintained.



Pond # 17.

Assigned To Eco Logic.

The pond is well maintained.



Pond # 18.

Assigned To Eco Logic.

The pond is well maintained.



Pond # 19.

Assigned To Eco Logic.

The pond is well maintained.



Pond # 22.

Assigned To Eco Logic.

The pond is well maintained.



Pond # 21.

Assigned To Eco Logic.

The pond is well maintained.



Tahitian Sunrise & North Park Rd.

Assigned To LMP.

The community entrance façade is clean and well-maintained. The Bismarck palm trees are healthy and well-maintained.



Tropical Oasis & North Park Rd.

Assigned To LMP.

The community entrance façade is clean and well-maintained. The Bismarck palm trees are healthy and well maintained. There is one palm frond hanger that needs to be trimmed. If it is out of scope, please send an estimate to trim.



Tropical Oasis & North Park Rd.

Assigned To LMP.

Trim the palm frond hanger.



Blue Orchid & North Park Rd.

Assigned To LMP.

The community entrance façade is clean and well maintained. The Bismarck palm trees are healthy and well maintained.