

**TOSCANA ISLES  
COMMUNITY DEVELOPMENT  
DISTRICT**

**August 9, 2021**

**BOARD OF SUPERVISORS**

**REGULAR MEETING**

**AGENDA**

**Toscana Isles Community Development District**  
**OFFICE OF THE DISTRICT MANAGER**  
**2300 Glades Road, Suite 410W•Boca Raton, Florida 33431**  
**Phone: (561) 571-0100•Toll-free: (877) 276-0889•Fax: (561) 571-0013**

August 2, 2021

Board of Supervisors  
Toscana Isles Community Development District

Dear Board Members:

The Board of Supervisors of the Toscana Isles Community Development District will hold a Regular Meeting on August 9, 2021, at 10:00 a.m, at Comfort Suites Sarasota – Siesta Key, 5690 Honore Avenue, Sarasota, Florida, 34233. The agenda is as follows:

1. Call to Order/Roll Call
2. Discussion/Consideration: Meeting Duration [**1 hour**]
3. Public Comments [**10 minutes**]

**CONSENT AGENDA ITEMS [5 minutes]**

4. Discussion: Requisition(s)
  - A. No. 325, LALP Development, LLC [\$53.47]
  - B. No. 326, Precision Gate & Security, Inc. [\$3,475.00]
  - C. No. 327, Rothco Signs & Design, Inc. [\$2,134.65]
  - D. No. 328, Duraserv Corp dba Action Automatic Door and Gate [\$27,750.00]
  - E. No. 329, AM Engineering, LLC [\$10,556.04]
  - F. No. 330, Nostalgic Lampposts & Mailboxes Plus, Inc. [\$780.00]
  - G. No. 331, Juniper Landscaping of Florida, LLC [\$1,725.00]
  - H. No. 332, Guy's Hauling & Dumpster Service, Inc. [\$372.87]
5. Ratification of Agreement(s)/Proposal(s)
  - A. Juniper Landscaping of Florida, LLC - #120071 – New Entry Landscape Lighting [\$13,395.00]
  - B. Nostalgic Lampposts & Mailboxes PLUS – Estimate #1838, Post Enhancement for Towing and Community Signage [\$490.00]

**ATTENDEES:**  
Please identify yourself each time you speak to facilitate accurate transcription of meeting minutes.

**NOTE: MEETING LOCATION**

- C. Universal Engineering Sciences, LLC – UES Opportunity No.: 1130.0721.00057, Installation of Four (4) Piezometers Within Tennis Courts
- D. Steve Breen Enterprises, LLC, Contract, Wood Trellis [\$3,250.00]
- 6. Acceptance of Unaudited Financial Statements as of July 31, 2021
- 7. Approval of July 14, 2021 Public Hearing and Regular Meeting Minutes

BUSINESS ITEMS

- 8. Discussion: RFP for Second Lift of Asphalt **[10 minutes]**
- 9. Update: DR Horton’s Conveyance of CDD Budget Information to Home Buyers **[5 minutes]**
- 10. STAFF REPORTS **[5 minutes]**
  - A. District Counsel: *Straley Robin Vericker*
  - B. District Engineer: *AM Engineering, LLC*
  - C. District Manager: *Wrathell, Hunt and Associates, LLC*
    - NEXT MEETING DATE: September 1, 2021 at 10:00 A.M., Comfort Suites Sarasota – Siesta Key, 5690 Honore Avenue, Sarasota, Florida 34233

o QUORUM CHECK

Daniel Peshkin	<input type="checkbox"/> IN-PERSON	<input type="checkbox"/> PHONE	<input type="checkbox"/> NO
Jeffrey Sweater	<input type="checkbox"/> IN-PERSON	<input type="checkbox"/> PHONE	<input type="checkbox"/> NO
Alex Hays	<input type="checkbox"/> IN-PERSON	<input type="checkbox"/> PHONE	<input type="checkbox"/> NO
Michael LaBoe	<input type="checkbox"/> IN-PERSON	<input type="checkbox"/> PHONE	<input type="checkbox"/> NO
Brian Watson	<input type="checkbox"/> IN-PERSON	<input type="checkbox"/> PHONE	<input type="checkbox"/> NO

- 11. Board Members’ Comments/Requests **[5 minutes]**
- 12. Public Comments **[10 minutes]**
- 13. Adjournment

Should you have any questions, please do not hesitate to contact me directly at 561-346-5294.

Sincerely,



Cindy Cerbone  
 District Manager

**FOR BOARD MEMBERS, STAFF AND MEMBERS OF THE  
 PUBLIC TO ATTEND BY TELEPHONE:  
 CALL-IN NUMBER: 1-888-354-0094  
 CONFERENCE ID: 801 901 3513#**

**TOSCANA ISLES  
COMMUNITY DEVELOPMENT DISTRICT**

**4A**

RETURN CHECK TO LALP DEVELOPMENT, LLC  
6561 Palmer Park Circle, Suite B  
Sarasota, FL 34238

TOSCANA ISLES COMMUNITY DEVELOPMENT DISTRICT  
SPECIAL ASSESSMENT REVENUE BONDS, SERIES 2018

2018 ACQUISITION AND CONSTRUCTION ACCOUNT  
REQUISITION NO. 325

The undersigned, an Authorized Officer of Toscana Isles Community Development District (the "District") hereby submits the following requisition for disbursement from the 2018 Acquisition and Construction Account under and pursuant to the terms of the Master Trust Indenture from the District to U.S. Bank National Association, as trustee (the "Trustee"), dated as of October 1, 2014 (the "Master Indenture"), as supplemented by the Second Supplemental Indenture from the District to the Trustee, dated as of December 1, 2018 (the Master Indenture as amended and supplemented is hereinafter referred to as the "Indenture") (all capitalized terms used herein shall have the meaning ascribed to such terms in this Indenture):

- (A) Requisition Number: 325
- (B) Name of Payee: LALP Development, LLC
- (C) Amount Payable: **\$53.47**
- (D) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments, or state Costs of Issuance, if applicable):

**Please see Attached Spreadsheet and Supporting Details**

The undersigned hereby certifies that obligations in the stated amount set forth above have been incurred by the District, that each disbursement set forth above is a proper charge against the 2018 Acquisition and Construction Account, that each disbursement

set forth above was incurred in connection with the acquisition and/or construction of the 2018 Project and each represents a Cost of the 2018 Project, and has not previously been paid.

The undersigned hereby further certifies that there has not been filed with or served upon the District notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive payment of, any of the moneys payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

The undersigned hereby further certifies that such requisition contains no item representing payment on account of any retained percentage which the District is at the date of such certificate entitled to retain.

**TOSCANA ISLES COMMUNITY  
DEVELOPMENT DISTRICT**

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

  
Brian F. Watson, as Vice-Chair

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

7-6-11

## CONSULTING ENGINEER'S APPROVAL

The undersigned Consulting Engineer hereby certifies that this disbursement is for a Cost of the 2018 Project and is consistent with:

- (i) the applicable acquisition or construction contract;
- (ii) the plans and specifications for the portion of the 2018 Project with respect to which such disbursement is being made; and
- (iii) the report of the Consulting Engineer for the 2018 Project, as such report shall have been amended or modified on the date hereof.

The undersigned further certifies that:

- (a) the 2018 Project improvements to be acquired have been completed in accordance with the plans and specifications therefore;
- (b) the 2018 Project improvements are constructed in a sound workmanlike manner and in accordance with industry standards;
- (c) the purchase price to be paid by the District for the 2018 Project improvements is no more than the lesser of:
  - i. the fair market value of such improvements and
  - ii. the actual cost of construction of such improvements;
- (d) the plans and specifications for the 2018 Project improvements have been approved by all regulatory bodies required to approve them or such approval can reasonably be expected to be obtained;
- (e) all currently required approvals and permits for the acquisition, construction, reconstruction, installation and/or equipping of the portion of the 2018 Project for which disbursement is made have been obtained from all applicable regulatory bodies;
- (f) for that portion of the 2018 Project being acquired, the seller has provided documentation stating that the seller has paid all contractors, subcontractors, and materialmen that have provided services or materials in connection with the portion of the 2018 Project for which disbursement is made hereby.

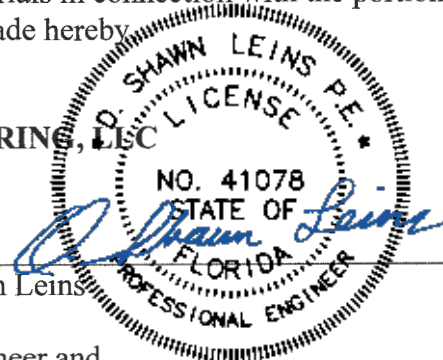
AM ENGINEERING, LLC

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

D. Shawn Leins

As District Engineer and  
Consulting Engineer to the District

Date: 07/06/2021











**TOSCANA ISLES  
COMMUNITY DEVELOPMENT DISTRICT**

**4B**

**TOSCANA ISLES COMMUNITY DEVELOPMENT DISTRICT  
SPECIAL ASSESSMENT REVENUE BONDS, SERIES 2018**

**2018 ACQUISITION AND CONSTRUCTION ACCOUNT  
REQUISITION NO. 326**

The undersigned, an Authorized Officer of Toscana Isles Community Development District (the "District") hereby submits the following requisition for disbursement from the 2018 Acquisition and Construction Account under and pursuant to the terms of the Master Trust Indenture from the District to U.S. Bank National Association, as trustee (the "Trustee"), dated as of October 1, 2014 (the "Master Indenture"), as supplemented by the Second Supplemental Indenture from the District to the Trustee, dated as of December 1, 2018 (the Master Indenture as amended and supplemented is hereinafter referred to as the "Indenture") (all capitalized terms used herein shall have the meaning ascribed to such terms in this Indenture):

- (A) Requisition Number: **326**
- (B) Name of Payee: **Precision Gate & Security, Inc.**
- (C) Amount Payable: **\$3,475.00**
- (D) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments, or state Costs of Issuance, if applicable):

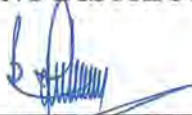
**Invoice #1259 2021 0621 Deposit on Gate Fence**

The undersigned hereby certifies that obligations in the stated amount set forth above have been incurred by the District, that each disbursement set forth above is a proper charge against the 2018 Acquisition and Construction Account, that each disbursement set forth above was incurred in connection with the acquisition and/or construction of the 2018 Project and each represents a Cost of the 2018 Project, and has not previously been paid.

The undersigned hereby further certifies that there has not been filed with or served upon the District notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive payment of, any of the moneys payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

The undersigned hereby further certifies that such requisition contains no item representing payment on account of any retained percentage which the District is at the date of such certificate entitled to retain.

**TOSCANA ISLES COMMUNITY  
DEVELOPMENT DISTRICT**

By:   
Brian F. Watson as Vice-Chair  
Date: 7-6-11

**CONSULTING ENGINEER'S APPROVAL**

The undersigned Consulting Engineer hereby certifies that this disbursement is for a Cost of the 2018 Project and is consistent with:

- (i) the applicable acquisition or construction contract;
- (ii) the plans and specifications for the portion of the 2018 Project with respect to which such disbursement is being made; and
- (iii) the report of the Consulting Engineer for the 2018 Project, as such report shall have been amended or modified on the date hereof.

The undersigned further certifies that:

- (a) the 2018 Project improvements to be acquired have been completed in accordance with the plans and specifications therefore;
- (b) the 2018 Project improvements are constructed in a sound workmanlike manner and in accordance with industry standards;
- (c) the purchase price to be paid by the District for the 2018 Project improvements is no more than the lesser of:
  - i. the fair market value of such improvements and
  - ii. the actual cost of construction of such improvements;
- (d) the plans and specifications for the 2018 Project improvements have been approved by all regulatory bodies required to approve them or such approval can reasonably be expected to be obtained;
- (e) all currently required approvals and permits for the acquisition, construction, reconstruction, installation and/or equipping of the portion of the 2018 Project for which disbursement is made have been obtained from all applicable regulatory bodies;
- (f) for that portion of the 2018 Project being acquired, the seller has provided documentation stating that the seller has paid all contractors, subcontractors, and materialmen that have provided services or materials in connection with the portion of the 2018 Project for which disbursement is made hereby.

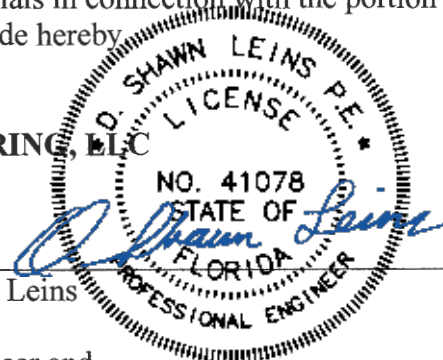
AM ENGINEERING, LLC

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

D. Shawn Leins

As District Engineer and  
Consulting Engineer to the District

Date: 07/06/2021





Precision Gate & Security, Inc. (Serving Tampa Bay and SW FL).  
 813-404-6278/941-623-4996  
 350 W. Venice. Ave. #153  
 Venice, Florida  
 34285  
 United States

Billed To  
 Toscana Isles Community  
 Development District  
 KnightsTrail Rd  
 Nokomis, Florida  
 34275  
 United States

Date of Issue  
 06/21/2021  
  
 Due Date  
 07/21/2021

Invoice Number  
 0001259

Deposit Due (USD)  
**\$3,475.00**  
 of \$6,950.00

Description	Rate	Qty	Line Total
<b>Fencing</b> * Custom fabricate aluminum. * (2) Fence panels fabricated to match main entrance. * (1) 91.5" x 6' panel. * (1) 36" x 6" panel. * Wall mount brackets. * Black powder coat.	\$0.00	1	\$0.00
<b>Walk Gate</b> * Custom fabricate aluminum. * (1) 4' x 6' walk gate with 2" x 2" mounting posts. * (1) 5' x 6' walk gate with (2) Fence panels. * (2) 4" x 4" gate posts * Both gates to have self closing hinges, rear gate has standard gravity latch.	\$0.00	1	\$0.00
<b>Gate Access</b> * (1) Ak-11 keypad mounted to gate post. * (1) 300lb maglock with grab handles & power supply. * (1) Push to exit button, mounted to inground gooseneck stand. * Includes all low voltage wiring and pvc conduits.	\$0.00	1	\$0.00
<b>Installed</b> * All material will be custom built to match main entry fencing/gates. * 4-6 week lead time.	\$6,950.00	1	\$6,950.00
<b>Subtotal</b>			<b>6,950.00</b>

Tax	0.00
Total	6,950.00
Deposit Requested	3,475.00
Amount Paid	0.00
Deposit Due (USD)	\$3,475.00

  
6/29/2021

Terms

WORK ORDER AGREEMENT/ TERMS AND CONDITIONS Terms and Conditions: COD W/ 50% down balance due upon completion. BY OTHERS: Permits, engineered drawing, opening drawings, concrete pad mounts. All high voltage wiring by others holding an electrical license. All low voltage wiring and trenching not included unless otherwise stated. Purchaser agrees that contracted material provided by Precision Gate & Security, Inc., shall remain in the sellers possession until paid in full. In the event purchaser breaches or defaults contract with Precision Gate & Security, Inc., a 50% restocking fee will be applied. Under the terms and provisions of the agreement, the purchaser shall be responsible for the cost of collection, including reasonable attorneys fees. There shall be a 10% service charge per month for all payments due and owing. Any product that Precision Gate & Security, Inc., work on outside of one year parts and labor warranty is billable. Any part that is replaced outside of warranty carries one year warranty only on part replaced, unit is not covered as a whole therefore any parts replaced are billable along with standard labor and trip charges.

Client Signature: \_\_\_\_\_ Date: \_\_\_\_\_

**TOSCANA ISLES  
COMMUNITY DEVELOPMENT DISTRICT**

**4C**

RETURN CHECK TO LALP DEVELOPMENT, LLC  
6561 Palmer Park Circle, Suite B  
Sarasota, FL 34238

**TOSCANA ISLES COMMUNITY DEVELOPMENT DISTRICT  
SPECIAL ASSESSMENT REVENUE BONDS, SERIES 2018**

**2018 ACQUISITION AND CONSTRUCTION ACCOUNT  
REQUISITION NO. 327**

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- (A) Requisition Number: 327
- (B) Name of Payee: Rothco Signs & Design, Inc.
- (C) Amount Payable: **\$2,134.65**
- (D) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments, or state Costs of Issuance, if applicable):


**Invoice #002 2021 0629 Deposit on Sign**

The undersigned hereby certifies that obligations in the stated amount set forth above have been incurred by the District, that each disbursement set forth above is a proper charge against the 2018 Acquisition and Construction Account, that each disbursement set forth above was incurred in connection with the acquisition and/or construction of the 2018 Project and each represents a Cost of the 2018 Project, and has not previously been paid.

The undersigned hereby further certifies that there has not been filed with or served upon the District notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive payment of, any of the moneys payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

The undersigned hereby further certifies that such requisition contains no item representing payment on account of any retained percentage which the District is at the date of such certificate entitled to retain.

**TOSCANA ISLES COMMUNITY  
DEVELOPMENT DISTRICT**

By:   
Brian F. Watson as Vice-Chair  
Date: 7-6-21



## CONSULTING ENGINEER'S APPROVAL

The undersigned Consulting Engineer hereby certifies that this disbursement is for a Cost of the 2018 Project and is consistent with:

- (i) the applicable acquisition or construction contract;
- (ii) the plans and specifications for the portion of the 2018 Project with respect to which such disbursement is being made; and
- (iii) the report of the Consulting Engineer for the 2018 Project, as such report shall have been amended or modified on the date hereof.

The undersigned further certifies that:

- (a) the 2018 Project improvements to be acquired have been completed in accordance with the plans and specifications therefore;
- (b) the 2018 Project improvements are constructed in a sound workmanlike manner and in accordance with industry standards;
- (c) the purchase price to be paid by the District for the 2018 Project improvements is no more than the lesser of:
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  - ii. the actual cost of construction of such improvements;
- (d) the plans and specifications for the 2018 Project improvements have been approved by all regulatory bodies required to approve them or such approval can reasonably be expected to be obtained;
- (e) all currently required approvals and permits for the acquisition, construction, reconstruction, installation and/or equipping of the portion of the 2018 Project for which disbursement is made have been obtained from all applicable regulatory bodies;
- (f) for that portion of the 2018 Project being acquired, the seller has provided documentation stating that the seller has paid all contractors, subcontractors, and materialmen that have provided services or materials in connection with the portion of the 2018 Project for which disbursement is made hereby.

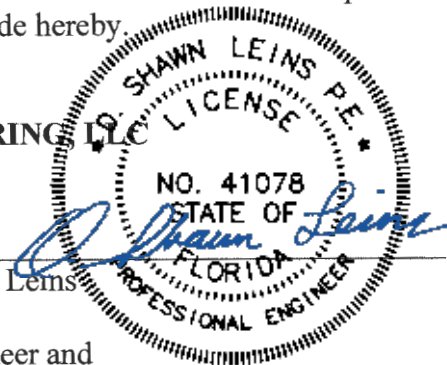
AM ENGINEERING LLC

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

D. Shawn Leims

As District Engineer and  
Consulting Engineer to the District

Date: 07/06/2021



<b>Rothco Signs &amp; Design, Inc.</b> 4526 Gorgas Street North Port, FL 34287	<h1>INVOICE</h1>  INVOICE # 002 DATE: 06/29/2021
<b>TO:</b> <b>Toscana Isles Community Development District, Inc.</b> 7350 Point of Rocks Road Sarasota, FL 34242	<b>SHIP TO:</b>

QUANTITY	DESCRIPTION	UNIT PRICE	TOTAL
1	Deposit	\$2,134.65	\$2,134.65
		<b>SUBTOTAL</b>	<b>\$2,134.65</b>
		SALES TAX	
		SHIPPING & HANDLING	
		<b>TOTAL DUE</b>	<b>\$2,134.65</b>

Make all checks payable to Rothco Signs & Design, Inc.

THANK YOU FOR YOUR BUSINESS!



*[Signature]*  
6/29/2021

**TOSCANA ISLES  
COMMUNITY DEVELOPMENT DISTRICT**

**4D**

**TOSCANA ISLES COMMUNITY DEVELOPMENT DISTRICT  
SPECIAL ASSESSMENT REVENUE BONDS, SERIES 2018**

**2018 ACQUISITION AND CONSTRUCTION ACCOUNT  
REQUISITION NO. 328**

The undersigned, an Authorized Officer of Toscana Isles Community Development District (the "District") hereby submits the following requisition for disbursement from the 2018 Acquisition and Construction Account under and pursuant to the terms of the Master Trust Indenture from the District to U.S. Bank National Association, as trustee (the "Trustee"), dated as of October 1, 2014 (the "Master Indenture"), as supplemented by the Second Supplemental Indenture from the District to the Trustee, dated as of December 1, 2018 (the Master Indenture as amended and supplemented is hereinafter referred to as the "Indenture") (all capitalized terms used herein shall have the meaning ascribed to such terms in this Indenture):

- (A) Requisition Number: **328**
- (B) Name of Payee: **Duraserv Corp dba Action Automatic Door and Gate**
- (C) Amount Payable: **\$27,750.00**

(D) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments, or state Costs of Issuance, if applicable):

<b>Invoice #S412976 2021 0430 Gate with openers with stated value -</b>	<b>\$38,500.00</b>
<b>Invoice #S416915 2021 0618 Adjust stated value via credit memo -</b>	<b>(\$ 1,500.00)</b>
<b>Deposit Already paid via Requisition 249</b>	<b>(\$ 9,250.00)</b>

The undersigned hereby certifies that obligations in the stated amount set forth above have been incurred by the District, that each disbursement set forth above is a proper charge against the 2018 Acquisition and Construction Account, that each disbursement set forth above was incurred in connection with the acquisition and/or construction of the 2018 Project and each represents a Cost of the 2018 Project, and has not previously been paid.

The undersigned hereby further certifies that there has not been filed with or served upon the District notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive payment of, any of the moneys payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

The undersigned hereby further certifies that such requisition contains no item representing payment on account of any retained percentage which the District is at the date of such certificate entitled to retain.

**TOSCANA ISLES COMMUNITY  
DEVELOPMENT DISTRICT**

By:   
Brian F. Watson as Vice-Chair

Date: 7-6-21

## CONSULTING ENGINEER'S APPROVAL

The undersigned Consulting Engineer hereby certifies that this disbursement is for a Cost of the 2018 Project and is consistent with:

- (i) the applicable acquisition or construction contract;
- (ii) the plans and specifications for the portion of the 2018 Project with respect to which such disbursement is being made; and
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The undersigned further certifies that:

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- (c) the purchase price to be paid by the District for the 2018 Project improvements is no more than the lesser of:
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- (d) the plans and specifications for the 2018 Project improvements have been approved by all regulatory bodies required to approve them or such approval can reasonably be expected to be obtained;
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- (f) for that portion of the 2018 Project being acquired, the seller has provided documentation stating that the seller has paid all contractors, subcontractors, and materialmen that have provided services or materials in connection with the portion of the 2018 Project for which disbursement is made hereby.

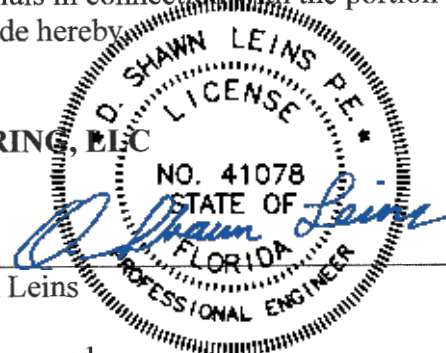
AM ENGINEERING, EPC

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

D. Shawn Leins

As District Engineer and  
Consulting Engineer to the District

Date: 07/06/2021





11360 Metro Pkwy  
 Ft Myers, FL 33966  
 Phone: 239-768-3667

www.ActionDoor.com  
 800-375-3667

# Invoice

Number	Date
S412976	04/30/21

**BILL TO:** #231051

TOSCANA ISLES COMM DEV DISTRICT  
 Attn: ALEX HAYS  
 KNIGHTS TRAIL RD  
 VENICE FL 34284

**SERVICE PERFORMED AT:**

TOSCANA ISLES MASTER ASST INC  
 KNIGHTS TRAIL RD  
 VENICE FL 34284

Site # : 232912-001

Return this portion with payment **Amount Paid:** \_\_\_\_\_

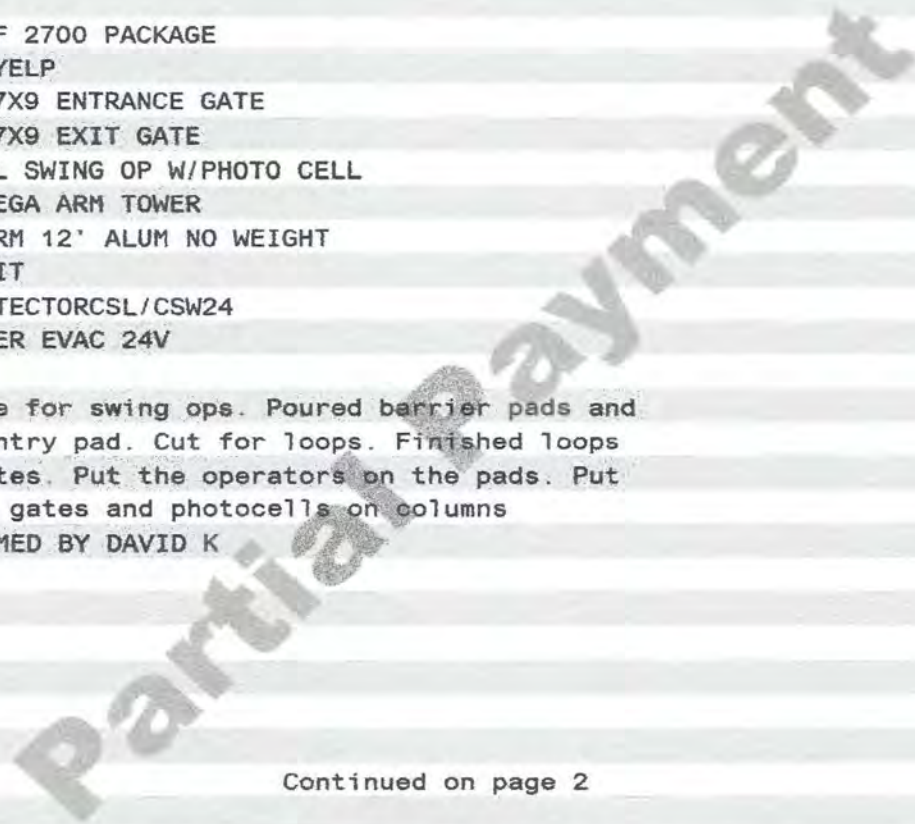
Work Order Date	Call Slip Number	P.O. Number	Salesman	Terms	Contract #	Batch #
04/27/21	435037		GOC	00		APR090

**DESCRIPTION**

Reported by: Alex Hays  
 Trouble Code: EG2 - GATE W/ OPENER  
 BILLING CALL SLIP FROM S.JOB 89453 EST 117734  
 (2) 25X7X9 #8330 GATES ENT/EXIT RESIDENT  
 ACCESS ONLY

- 1 CAT10HF 2700 PACKAGE
- 1 SOS12 YELP
- 1 25'5"X7X9 ENTRANCE GATE
- 1 25'7"X7X9 EXIT GATE
- 4 CSW24UL SWING OP W/PHOTO CELL
- 2 GATE MEGA ARM TOWER
- 2 GATE ARM 12' ALUM NO WEIGHT
- 1 SAMS KIT
- 4 LOOPDETECTORCSL/CSW24
- 1 RECEIVER EVAC 24V

Did concrete for swing ops. Poured barrier pads and telephone entry pad. Cut for loops. Finished loops and hung gates. Put the operators on the pads. Put arms on the gates and photocells on columns  
 WORK PERFORMED BY DAVID K



Continued on page 2

**Thank you for your business!**

Behind our work is more than just our great name -there's me, Jose Comellas. If at any time you feel you did not receive a fair value call me at 1-800-375-3667. A FINANCE CHARGE OF 1 1/2% will be added if not paid within 30 days (ANNUAL PERCENTAGE RATE OF 18%) A reasonable collection fee of \$15.00 plus all collection costs and attorney fees will be paid if suit is brought or not. A SERVICE CHARGE OF \$3.00 will be added to all accounts less than \$200.00 if not paid within 30 days. A FINANCE CHARGE OF 1 1/2% will be added to accounts \$200.00 or more if not paid within 30 days (ANNUAL PERCENTAGE RATE OF 18%) A reasonable collection fee of \$15.00 plus all court costs and reasonable attorney fees will be paid by creditor.

**ACCEPTED FOR SELLER:**  
 BY: \_\_\_\_\_  
(SIGNED) (TITLE)

**ACCEPTED FOR BUYER:**  
 BY: \_\_\_\_\_  
(SIGNED) (TITLE)

**DATE ACCEPTED:** \_\_\_\_\_  
(THIS IS DATE OF THIS CONTRACT)

\_\_\_\_\_  
(PRINT NAME) (REV. 11/04)



11360 Metro Pkwy  
 Ft Myers, FL 33966  
 Phone: 239-768-3667

www.ActionDoor.com  
 800-375-3667

# Invoice

Number	Date
S412976	04/30/21

**BILL TO:** #231051

TOSCANA ISLES COMM DEV DISTRICT  
 Attn: ALEX HAYS  
 KNIGHTS TRAIL RD  
 VENICE FL 34284

**SERVICE PERFORMED AT:**

TOSCANA ISLES MASTER ASST INC  
 KNIGHTS TRAIL RD  
 VENICE FL 34284

Site # : 232912-001

Return this portion with payment

Amount Paid: \_\_\_\_\_

Work Order Date	Call Slip Number	P.O. Number	Salesman	Terms	Contract #	Batch #
04/27/21	435037		GOC	00		APR090

**DESCRIPTION**

Continued from page 1

AS AGREED 38500.00

RECEIVED- 10750.00  
 TOTAL \$ 27,750.00  
 DEPOSIT -9250.00

*[Signature]*  
 6/29/2021

*Partial Payment*

**Thank you for your business!**

Behind our work is more than just our great name -there's me, Jose Comellas. If at any time you feel you did not receive a fair value call me at 1-800-375-3667. A FINANCE CHARGE OF 1 1/2% will be added if not paid within 30 days (ANNUAL PERCENTAGE RATE OF 18%) A reasonable collection fee of \$15.00 plus all collection costs and attorney fees will be paid if suit is brought or not. A SERVICE CHARGE OF \$3.00 will be added to all accounts less than \$200.00 if not paid within 30 days. A FINANCE CHARGE OF 1 1/2% will be added to accounts \$200.00 or more if not paid within 30 days (ANNUAL PERCENTAGE RATE OF 18%). A reasonable collection fee of \$15.00 plus all court costs and reasonable attorney fees will be paid by creditor.

**ACCEPTED FOR SELLER:**

BY: \_\_\_\_\_ (SIGNED) \_\_\_\_\_ (TITLE)

**ACCEPTED FOR BUYER:**

BY: \_\_\_\_\_ (SIGNED) \_\_\_\_\_ (TITLE)

**DATE ACCEPTED:** \_\_\_\_\_ (THIS IS DATE OF THIS CONTRACT)

\_\_\_\_\_  
 (PRINT NAME) (REV. 11/04)



11360 Metro Pkwy  
 Ft Myers, FL 33966  
 Phone: 239-768-3667

www.ActionDoor.com  
 800-375-3667

# Invoice

Number	Date
S416915	06/18/21

**BILL TO:** #231051

TOSCANA ISLES COMM DEV DISTRICT  
 Attn: ALEX HAYS  
 KNIGHTS TRAIL RD  
 VENICE FL 34284

**SERVICE PERFORMED AT:**

TOSCANA ISLES MASTER ASST INC  
 KNIGHTS TRAIL RD  
 VENICE FL 34284

Site # : 232912-001

Return this portion with payment

Amount Paid: \_\_\_\_\_

Work Order Date	Call Slip Number	P.O. Number	Salesman	Terms	Contract #	Batch #
	440983		GOC	00		

DESCRIPTION

Reported by: Alex 941-724-0605  
 Trouble Code: CRD - CREDIT MEMO  
 CREDIT INV#S412976 TO CORRECT OVERBILLING  
 \$1500.00

*Paid in Full*

*[Signature]*  
 6/29/2021

AS AGREED -1500.00

RECEIVED- -1500.00  
 TOTAL \$ .00

**Thank you for your business!**

Behind our work is more than just our great name -there's me, Jose Comellas. If at any time you feel you did not receive a fair value call me at 1-800-375-3667. A FINANCE CHARGE OF 1 1/2% will be added if not paid within 30 days (ANNUAL PERCENTAGE RATE OF 18%) A reasonable collection fee of \$15.00 plus all collection costs and attorney fees will be paid if suit is brought or not. A SERVICE CHARGE OF \$3.00 will be added to all accounts less than \$200.00 if not paid within 30 days. A FINANCE CHARGE OF 1 1/2% will be added to accounts \$200.00 or more if not paid within 30 days (ANNUAL PERCENTAGE RATE OF 18%). A reasonable collection fee of \$15.00 plus all court costs and reasonable attorney fees will be paid by creditor.

**ACCEPTED FOR SELLER:**

BY: \_\_\_\_\_ (SIGNED) \_\_\_\_\_ (TITLE)

**ACCEPTED FOR BUYER:**

BY: \_\_\_\_\_ (SIGNED) \_\_\_\_\_ (TITLE)

**DATE ACCEPTED:** \_\_\_\_\_ (THIS IS DATE OF THIS CONTRACT)

\_\_\_\_\_ (PRINT NAME) (REV. 11/04)



**TOSCANA ISLES  
COMMUNITY DEVELOPMENT DISTRICT**

**4E**

**TOSCANA ISLES COMMUNITY DEVELOPMENT DISTRICT  
SPECIAL ASSESSMENT REVENUE BONDS, SERIES 2018**

**2018 ACQUISITION AND CONSTRUCTION ACCOUNT  
REQUISITION NO. 329**

The undersigned, an Authorized Officer of Toscana Isles Community Development District (the "District") hereby submits the following requisition for disbursement from the 2018 Acquisition and Construction Account under and pursuant to the terms of the Master Trust Indenture from the District to U.S. Bank National Association, as trustee (the "Trustee"), dated as of October 1, 2014 (the "Master Indenture"), as supplemented by the Second Supplemental Indenture from the District to the Trustee, dated as of December 1, 2018 (the Master Indenture as amended and supplemented is hereinafter referred to as the "Indenture") (all capitalized terms used herein shall have the meaning ascribed to such terms in this Indenture):

- (A) Requisition Number: **329**
- (B) Name of Payee: **AM Engineering, LLC**
- (C) Amount Payable: **\$10,556.04**
- (D) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments, or state Costs of Issuance, if applicable):


**Invoice 52518 – Review CDD Invoices - \$ 267.50**  
**Invoice 52546 – Progress Billing through 06/25/21 - \$10,288.54**

The undersigned hereby certifies that obligations in the stated amount set forth above have been incurred by the District, that each disbursement set forth above is a proper charge against the 2018 Acquisition and Construction Account, that each disbursement set forth above was incurred in connection with the acquisition and/or construction of the 2018 Project and each represents a Cost of the 2018 Project, and has not previously been paid.

The undersigned hereby further certifies that there has not been filed with or served upon the District notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive payment of, any of the moneys payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

The undersigned hereby further certifies that such requisition contains no item representing payment on account of any retained percentage which the District is at the date of such certificate entitled to retain.

**TOSCANA ISLES COMMUNITY  
DEVELOPMENT DISTRICT**

By:   
Brian F. Watson as Vice-Chair  
Date: 07-08-21

**CONSULTING ENGINEER'S APPROVAL**

The undersigned Consulting Engineer hereby certifies that this disbursement is for a Cost of the 2018 Project and is consistent with:

- (i) the applicable acquisition or construction contract;
- (ii) the plans and specifications for the portion of the 2018 Project with respect to which such disbursement is being made; and
- (iii) the report of the Consulting Engineer for the 2018 Project, as such report shall have been amended or modified on the date hereof.

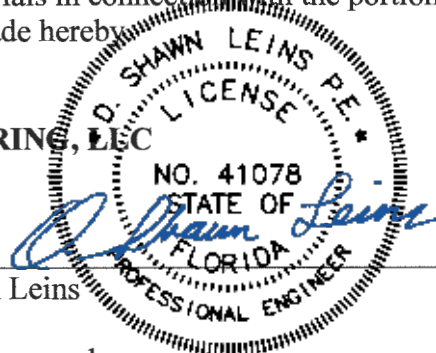
The undersigned further certifies that:

- (a) the 2018 Project improvements to be acquired have been completed in accordance with the plans and specifications therefore;
- (b) the 2018 Project improvements are constructed in a sound workmanlike manner and in accordance with industry standards;
- (c) the purchase price to be paid by the District for the 2018 Project improvements is no more than the lesser of:
  - i. the fair market value of such improvements and
  - ii. the actual cost of construction of such improvements;
- (d) the plans and specifications for the 2018 Project improvements have been approved by all regulatory bodies required to approve them or such approval can reasonably be expected to be obtained;
- (e) all currently required approvals and permits for the acquisition, construction, reconstruction, installation and/or equipping of the portion of the 2018 Project for which disbursement is made have been obtained from all applicable regulatory bodies;
- (f) for that portion of the 2018 Project being acquired, the seller has provided documentation stating that the seller has paid all contractors, subcontractors, and materialmen that have provided services or materials in connection with the portion of the 2018 Project for which disbursement is made hereby.

AM ENGINEERING, LLC

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

D. Shawn Leins



As District Engineer and Consulting Engineer to the District

Date: 07/08/2021



8340 CONSUMER COURT  
SARASOTA, FL 34240  
(941) 377-9178

Invoice Date 6/29/2021

Invoice Number 52518

Net 15 days

Invoice submitted to:

TOSCANA ISLES COMMUNITY DEVELOPMENT DISTRICT  
C/O CRAIG WRATHELL  
WRATHELL, HUNT & ASSOCIATES, LLC  
2300 GLADES ROAD, SUITE 410W  
BOCA RATON, FL 33431

Job Number: VANG0015CDD  
In Reference To: UPDATE CDD AT TOSCANA ISLES

Professional Services

ADMINISTRATIVE ASSISTANT

PRINCIPAL ENGINEER

For professional services rendered

<u>Hrs/Rate</u>	<u>Amount</u>
0.50	42.50
85.00/hr	
1.50	225.00
150.00/hr	
	<u>\$267.50</u>

REVIEW REQUISITIONS - 299-311 - \$267.50.

7/6/2021

For Professional services rendered through  
Thank you for your business!



8340 CONSUMER COURT  
SARASOTA, FL 34240  
(941) 377-9178

Invoice Date 6/30/2021

Invoice Number 52546

Net 15 days

Invoice submitted to:

TOSCANA ISLES COMMUNITY DEVELOPMENT DISTRICT  
6561 PALMER PARK CIRCLE  
SUITE B  
SARASOTA, FL 34238

Job Number: VANG0015B-CDD  
In Reference To: TOSCANA ISLES

	<u>Amount</u>
Total charges covered by contract fee	\$10,238.54
For professional services rendered	\$10,238.54
Reimbursable Charges :	
	<u>Qty/Price</u>
COURIER/DELIVERY	2 50.00
	\$25.00
Total charges in addition to contract	\$50.00
Total reimburseables	\$50.00
Total amount of this bill	<u>\$10,288.54</u>

  
7/6/2021

For Professional services rendered through  
Thank you for your business!

TASK #	DESCRIPTION	CDD	DEVELOPER	SCHEDULED VALUE BOTH	PREVIOUS APPS. CDD	PREV. APPS. DEVELOPER	PREV. APPS BOTH	THIS APPLICATION CDD	THIS APPLICATION DEV	THIS APPLICATION BOTH	TOTAL BILLED TO DATE CDD	CDD % Complete	TOTAL BILLED TO DATE DEV	DEV % Complete	TOTAL BILLED TO DATE BOTH	BOTH % Complete	BALANCE TO FINISH	BALANCE TO FINISH	BALANCE TO FINISH
I.	CITY OF VENICE REZONING	\$0.00	\$8,000.00	\$8,000.00	\$0.00	\$8,000.00	\$8,000.00	\$0.00	\$0.00	\$0.00	\$0.00	N/A	\$8,000.00	100.00%	\$8,000.00	100.00%	\$0.00	\$0.00	\$0.00
II.	IBERA BANK TRACT REZONING	\$0.00	\$10,000.00	\$10,000.00	\$0.00	\$10,000.00	\$10,000.00	\$0.00	\$0.00	\$0.00	\$0.00	N/A	\$10,000.00	100.00%	\$10,000.00	100.00%	\$0.00	\$0.00	\$0.00
III.	SITE DEVELOPMENT PLANS - VENICE	\$0.00	\$40,000.00	\$40,000.00	\$0.00	\$36,000.00	\$36,000.00	\$0.00	\$0.00	\$0.00	\$0.00	N/A	\$36,000.00	90.00%	\$36,000.00	90.00%	\$0.00	\$4,000.00	\$4,000.00
IV.	ACOE	\$10,000.00	\$0.00	\$10,000.00	\$10,000.00	\$0.00	\$10,000.00	\$0.00	\$0.00	\$0.00	\$10,000.00	100.00%	\$0.00	N/A	\$10,000.00	100.00%	\$0.00	\$0.00	\$0.00
V.	SFWFMD	\$10,000.00	\$0.00	\$10,000.00	\$10,000.00	\$0.00	\$10,000.00	\$0.00	\$0.00	\$0.00	\$10,000.00	100.00%	\$0.00	N/A	\$10,000.00	100.00%	\$0.00	\$0.00	\$0.00
Vla.	CONSTRUCTION PLANS	\$130,410.00	\$14,490.00	\$144,900.00	\$130,410.00	\$14,490.00	\$144,900.00	\$0.00	\$0.00	\$0.00	\$130,410.00	100.00%	\$14,490.00	100.00%	\$144,900.00	100.00%	\$0.00	\$0.00	\$0.00
	CONSTRUCTION PLANS - UNIT 1, PHASE 1	\$117,000.00	\$13,000.00	\$130,000.00	\$117,000.00	\$13,000.00	\$130,000.00	\$0.00	\$0.00	\$0.00	\$117,000.00	100.00%	\$13,000.00	100.00%	\$130,000.00	100.00%	\$0.00	\$0.00	\$0.00
	CONSTRUCTION PLANS - UNIT 1, PHASE 2	\$13,410.00	\$1,490.00	\$14,900.00	\$13,410.00	\$1,490.00	\$14,900.00	\$0.00	\$0.00	\$0.00	\$13,410.00	100.00%	\$1,490.00	100.00%	\$14,900.00	100.00%	\$0.00	\$0.00	\$0.00
Vlb.	CONSTRUCTION PLANS	\$183,312.90	\$20,368.10	\$203,681.00	\$183,312.90	\$20,368.10	\$203,681.00	\$0.00	\$0.00	\$0.00	\$183,312.90	100.00%	\$20,368.10	100.00%	\$203,681.00	100.00%	\$0.00	\$0.00	\$0.00
	CONSTRUCTION PLANS - UNIT 1, PHASE 3	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	N/A	\$0.00	N/A	\$0.00	N/A	\$0.00	\$0.00	\$0.00
	CONSTRUCTION PLANS - UNIT 1, PHASE 4	\$16,290.00	\$1,810.00	\$18,100.00	\$16,290.00	\$1,810.00	\$18,100.00	\$0.00	\$0.00	\$0.00	\$16,290.00	100.00%	\$1,810.00	100.00%	\$18,100.00	100.00%	\$0.00	\$0.00	\$0.00
	CONSTRUCTION PLANS - UNIT 2, PHASE 5	\$68,377.50	\$7,597.50	\$75,975.00	\$68,377.50	\$7,597.50	\$75,975.00	\$0.00	\$0.00	\$0.00	\$68,377.50	100.00%	\$7,597.50	100.00%	\$75,975.00	100.00%	\$0.00	\$0.00	\$0.00
	CONSTRUCTION PLANS - UNIT 2, PHASE 6	\$66,155.40	\$7,350.60	\$73,506.00	\$66,155.40	\$7,350.60	\$73,506.00	\$0.00	\$0.00	\$0.00	\$66,155.40	100.00%	\$7,350.60	100.00%	\$73,506.00	100.00%	\$0.00	\$0.00	\$0.00
	CONSTRUCTION PLANS - UNIT 3, PHASE 7	\$32,490.00	\$3,610.00	\$36,100.00	\$32,490.00	\$3,610.00	\$36,100.00	\$0.00	\$0.00	\$0.00	\$32,490.00	100.00%	\$3,610.00	100.00%	\$36,100.00	100.00%	\$0.00	\$0.00	\$0.00
VII.	PLAN MODIFICATIONS	\$43,244.11	\$3,710.34	\$46,954.45	\$43,244.11	\$3,710.34	\$46,954.45	\$0.00	\$0.00	\$0.00	\$43,244.11	100.00%	\$3,710.34	100.00%	\$46,954.45	100.00%	\$0.00	\$0.00	\$0.00
VIII.	FIRST OVERALL PLAT	\$0.00	\$23,000.00	\$23,000.00	\$0.00	\$23,000.00	\$23,000.00	\$0.00	\$0.00	\$0.00	\$0.00	N/A	\$23,000.00	100.00%	\$23,000.00	100.00%	\$0.00	\$0.00	\$0.00
	AMENDMENT	\$9,000.00	\$1,000.00	\$10,000.00	\$9,000.00	\$1,000.00	\$10,000.00	\$0.00	\$0.00	\$0.00	\$9,000.00	100.00%	\$1,000.00	100.00%	\$10,000.00	100.00%	\$0.00	\$0.00	\$0.00
	PRELIMINARY PLAT - UNIT 2	\$15,750.00	\$1,750.00	\$17,500.00	\$15,750.00	\$1,750.00	\$17,500.00	\$0.00	\$0.00	\$0.00	\$15,750.00	100.00%	\$1,750.00	100.00%	\$17,500.00	100.00%	\$0.00	\$0.00	\$0.00
	AMENDMENT	\$7,695.00	\$855.00	\$8,550.00	\$7,695.00	\$855.00	\$8,550.00	\$0.00	\$0.00	\$0.00	\$7,695.00	100.00%	\$855.00	100.00%	\$8,550.00	100.00%	\$0.00	\$0.00	\$0.00
	PRELIMINARY PLAT - UNIT 3	\$16,895.00	\$1,855.00	\$18,550.00	\$16,895.00	\$1,855.00	\$18,550.00	\$0.00	\$0.00	\$0.00	\$16,895.00	100.00%	\$1,855.00	100.00%	\$18,550.00	100.00%	\$0.00	\$0.00	\$0.00
	AMENDMENT WEST - UNIT 3	\$9,000.00	\$1,000.00	\$10,000.00	\$9,000.00	\$1,000.00	\$10,000.00	\$0.00	\$0.00	\$0.00	\$9,000.00	100.00%	\$1,000.00	100.00%	\$10,000.00	100.00%	\$0.00	\$0.00	\$0.00
IX.	PLATTING	\$0.00	\$147,683.05	\$147,683.05	\$0.00	\$134,128.05	\$134,128.05	\$0.00	\$3,555.00	\$3,555.00	\$0.00	N/A	\$137,683.05	93.23%	\$137,683.05	93.23%	\$0.00	\$10,000.00	\$10,000.00
	PLATTING - PHASE 1	\$0.00	\$30,000.00	\$30,000.00	\$0.00	\$30,000.00	\$30,000.00	\$0.00	\$0.00	\$0.00	\$0.00	N/A	\$30,000.00	100.00%	\$30,000.00	100.00%	\$0.00	\$0.00	\$0.00
	PLATTING - PHASE 2	\$0.00	\$11,200.00	\$11,200.00	\$0.00	\$11,200.00	\$11,200.00	\$0.00	\$0.00	\$0.00	\$0.00	N/A	\$11,200.00	100.00%	\$11,200.00	100.00%	\$0.00	\$0.00	\$0.00
	PLATTING - PHASE 3	\$0.00	\$9,378.00	\$9,378.00	\$0.00	\$9,378.00	\$9,378.00	\$0.00	\$0.00	\$0.00	\$0.00	N/A	\$9,378.00	100.00%	\$9,378.00	100.00%	\$0.00	\$0.00	\$0.00
	PLATTING - PHASE 4	\$0.00	\$20,522.00	\$20,522.00	\$0.00	\$20,522.00	\$20,522.00	\$0.00	\$0.00	\$0.00	\$0.00	N/A	\$20,522.00	100.00%	\$20,522.00	100.00%	\$0.00	\$0.00	\$0.00
	PLATTING - PHASE 5	\$0.00	\$33,683.05	\$33,683.05	\$0.00	\$33,683.05	\$33,683.05	\$0.00	\$0.00	\$0.00	\$0.00	N/A	\$33,683.05	100.00%	\$33,683.05	100.00%	\$0.00	\$0.00	\$0.00
	PLATTING - PHASE 6	\$0.00	\$30,700.00	\$30,700.00	\$0.00	\$17,145.00	\$17,145.00	\$0.00	\$3,555.00	\$3,555.00	\$0.00	N/A	\$20,700.00	67.43%	\$20,700.00	67.43%	\$0.00	\$10,000.00	\$10,000.00
	PLATTING - PHASE 7	\$0.00	\$12,200.00	\$12,200.00	\$0.00	\$12,200.00	\$12,200.00	\$0.00	\$0.00	\$0.00	\$0.00	N/A	\$12,200.00	100.00%	\$12,200.00	100.00%	\$0.00	\$0.00	\$0.00
X.a.	CONSTRUCTION ADMINISTRATION	\$31,050.00	\$3,450.00	\$34,500.00	\$31,050.00	\$3,450.00	\$34,500.00	\$0.00	\$0.00	\$0.00	\$31,050.00	100.00%	\$3,450.00	100.00%	\$34,500.00	100.00%	\$0.00	\$0.00	\$0.00
	CONSTRUCTION ADMIN. - UNIT 1, PHASE 1	\$24,300.00	\$2,700.00	\$27,000.00	\$24,300.00	\$2,700.00	\$27,000.00	\$0.00	\$0.00	\$0.00	\$24,300.00	100.00%	\$2,700.00	100.00%	\$27,000.00	100.00%	\$0.00	\$0.00	\$0.00
	CONSTRUCTION ADMIN. - UNIT 1, PHASE 2	\$6,750.00	\$750.00	\$7,500.00	\$6,750.00	\$750.00	\$7,500.00	\$0.00	\$0.00	\$0.00	\$6,750.00	100.00%	\$750.00	100.00%	\$7,500.00	100.00%	\$0.00	\$0.00	\$0.00
X.b.	CONSTRUCTION ADMINISTRATION	\$85,140.00	\$9,460.00	\$94,600.00	\$80,140.00	\$8,904.50	\$89,044.50	\$1,400.00	\$155.50	\$1,555.50	\$81,540.00	95.77%	\$9,060.00	95.77%	\$90,600.00	95.77%	\$3,600.00	\$400.00	\$4,000.00
	CONSTRUCTION ADMIN. - UNIT 1, PHASE 3	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	N/A	\$0.00	N/A	\$0.00	N/A	\$0.00	\$0.00	\$0.00
	CONSTRUCTION ADMIN. - UNIT 1, PHASE 4	\$10,800.00	\$1,200.00	\$12,000.00	\$10,800.00	\$1,200.00	\$12,000.00	\$0.00	\$0.00	\$0.00	\$10,800.00	100.00%	\$1,200.00	100.00%	\$12,000.00	100.00%	\$0.00	\$0.00	\$0.00
	CONSTRUCTION ADMIN. - UNIT 2, PHASE 5	\$26,550.00	\$2,950.00	\$29,500.00	\$26,550.00	\$2,950.00	\$29,500.00	\$0.00	\$0.00	\$0.00	\$26,550.00	100.00%	\$2,950.00	100.00%	\$29,500.00	100.00%	\$0.00	\$0.00	\$0.00
	CONSTRUCTION ADMIN. - UNIT 2, PHASE 6	\$27,630.00	\$3,070.00	\$30,700.00	\$27,630.00	\$3,070.00	\$30,700.00	\$1,400.00	\$155.50	\$1,555.50	\$24,030.00	86.97%	\$2,670.00	86.97%	\$26,700.00	86.97%	\$3,600.00	\$400.00	\$4,000.00
	CONSTRUCTION ADMIN. - UNIT 3, PHASE 7	\$20,160.00	\$2,240.00	\$22,400.00	\$20,160.00	\$2,239.50	\$22,399.50	\$0.00	\$0.50	\$0.50	\$20,160.00	100.00%	\$2,240.00	100.00%	\$22,400.00	100.00%	\$0.00	\$0.00	\$0.00
XI.a.	PROJECT CLOSEOUT	\$21,150.00	\$2,350.00	\$23,500.00	\$21,150.00	\$2,350.00	\$23,500.00	\$0.00	\$0.00	\$0.00	\$21,150.00	100.00%	\$2,350.00	100.00%	\$23,500.00	100.00%	\$0.00	\$0.00	\$0.00
	PROJECT CLOSEOUT - UNIT 1, PHASE 1	\$14,400.00	\$1,600.00	\$16,000.00	\$14,400.00	\$1,600.00	\$16,000.00	\$0.00	\$0.00	\$0.00	\$14,400.00	100.00%	\$1,600.00	100.00%	\$16,000.00	100.00%	\$0.00	\$0.00	\$0.00
	PROJECT CLOSEOUT - UNIT 1, PHASE 2	\$6,750.00	\$750.00	\$7,500.00	\$6,750.00	\$750.00	\$7,500.00	\$0.00	\$0.00	\$0.00	\$6,750.00	100.00%	\$750.00	100.00%	\$7,500.00	100.00%	\$0.00	\$0.00	\$0.00
XI.b.	PROJECT CLOSEOUT	\$85,140.00	\$9,460.00	\$94,600.00	\$72,081.00	\$8,009.00	\$80,090.00	\$5,859.00	\$651.00	\$6,510.00	\$77,940.00	91.54%	\$8,660.00	91.54%	\$86,600.00	91.54%	\$7,200.00	\$800.00	\$8,000.00
	PROJECT CLOSEOUT - UNIT 1, PHASE 3	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	N/A	\$0.00	N/A	\$0.00	N/A	\$0.00	\$0.00	\$0.00
	PROJECT CLOSEOUT - UNIT 1, PHASE 4	\$10,800.00	\$1,200.00	\$12,000.00	\$10,800.00	\$1,200.00	\$12,000.00	\$0.00	\$0.00	\$0.00	\$10,800.00	100.00%	\$1,200.00	100.00%	\$12,000.00	100.00%	\$0.00	\$0.00	\$0.00
	PROJECT CLOSEOUT - UNIT 2, PHASE 5	\$26,550.00	\$2,950.00	\$29,500.00	\$26,550.00	\$2,950.00	\$29,500.00	\$0.00	\$0.00	\$0.00	\$26,550.00	100.00%	\$2,950.00	100.00%	\$29,500.00	100.00%	\$0.00	\$0.00	\$0.00
	PROJECT CLOSEOUT - UNIT 2, PHASE 6	\$27,630.00	\$3,070.00	\$30,700.00	\$24,102.00	\$2,678.00	\$26,780.00	\$828.00	\$92.00	\$920.00	\$24,930.00	90.23%	\$2,770.00	90.23%	\$27,700.00	90.23%	\$2,700.00	\$300.00	\$3,000.00
	PROJECT CLOSEOUT - UNIT 3, PHASE 7	\$20,160.00	\$2,240.00	\$22,400.00	\$11,810.00	\$1,181.00	\$11,810.00	\$5,031.00	\$559.00	\$5,590.00	\$15,660.00	77.68%	\$1,740.00	77.68%	\$17,400.00	77.68%	\$4,500.00	\$500.00	\$5,000.00
XII.	SURVEYING	\$25,000.00	\$0.00	\$25,000.00	\$25,000.00	\$0.00	\$25,000.00	\$0.00	\$0.00	\$0.00	\$25,000.00	100.00%	\$0.00	N/A	\$25,000.00	100.00%	\$0.00	\$0.00	\$0.00
XIII.	FEMA CLOMR																		

**TOSCANA ISLES  
COMMUNITY DEVELOPMENT DISTRICT**

**4F**

**TOSCANA ISLES COMMUNITY DEVELOPMENT DISTRICT  
SPECIAL ASSESSMENT REVENUE BONDS, SERIES 2018**

**2018 ACQUISITION AND CONSTRUCTION ACCOUNT  
REQUISITION NO. 330**

The undersigned, an Authorized Officer of Toscana Isles Community Development District (the "District") hereby submits the following requisition for disbursement from the 2018 Acquisition and Construction Account under and pursuant to the terms of the Master Trust Indenture from the District to U.S. Bank National Association, as trustee (the "Trustee"), dated as of October 1, 2014 (the "Master Indenture"), as supplemented by the Second Supplemental Indenture from the District to the Trustee, dated as of December 1, 2018 (the Master Indenture as amended and supplemented is hereinafter referred to as the "Indenture") (all capitalized terms used herein shall have the meaning ascribed to such terms in this Indenture):

- (A) Requisition Number: **330**
- (B) Name of Payee: **Nostalgic Lampposts & Mailboxes Plus, Inc.**
- (C) Amount Payable: **\$780.00**
- (D) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments, or state Costs of Issuance, if applicable):

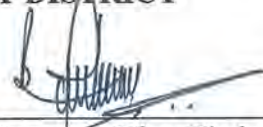
**Invoice #8897 – Install Reflectors on Guardrail** **\$ 780.00**

The undersigned hereby certifies that obligations in the stated amount set forth above have been incurred by the District, that each disbursement set forth above is a proper charge against the 2018 Acquisition and Construction Account, that each disbursement set forth above was incurred in connection with the acquisition and/or construction of the 2018 Project and each represents a Cost of the 2018 Project, and has not previously been paid.

The undersigned hereby further certifies that there has not been filed with or served upon the District notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive payment of, any of the moneys payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

The undersigned hereby further certifies that such requisition contains no item representing payment on account of any retained percentage which the District is at the date of such certificate entitled to retain.

**TOSCANA ISLES COMMUNITY  
DEVELOPMENT DISTRICT**

By:   
Brian F. Watson as Vice-Chair  
Date: 07-08-21



## CONSULTING ENGINEER'S APPROVAL

The undersigned Consulting Engineer hereby certifies that this disbursement is for a Cost of the 2018 Project and is consistent with:

- (i) the applicable acquisition or construction contract;
- (ii) the plans and specifications for the portion of the 2018 Project with respect to which such disbursement is being made; and
- (iii) the report of the Consulting Engineer for the 2018 Project, as such report shall have been amended or modified on the date hereof.

The undersigned further certifies that:

- (a) the 2018 Project improvements to be acquired have been completed in accordance with the plans and specifications therefore;
- (b) the 2018 Project improvements are constructed in a sound workmanlike manner and in accordance with industry standards;
- (c) the purchase price to be paid by the District for the 2018 Project improvements is no more than the lesser of:
  - i. the fair market value of such improvements and
  - ii. the actual cost of construction of such improvements;
- (d) the plans and specifications for the 2018 Project improvements have been approved by all regulatory bodies required to approve them or such approval can reasonably be expected to be obtained;
- (e) all currently required approvals and permits for the acquisition, construction, reconstruction, installation and/or equipping of the portion of the 2018 Project for which disbursement is made have been obtained from all applicable regulatory bodies;
- (f) for that portion of the 2018 Project being acquired, the seller has provided documentation stating that the seller has paid all contractors, subcontractors, and materialmen that have provided services or materials in connection with the portion of the 2018 Project for which disbursement is made hereby.

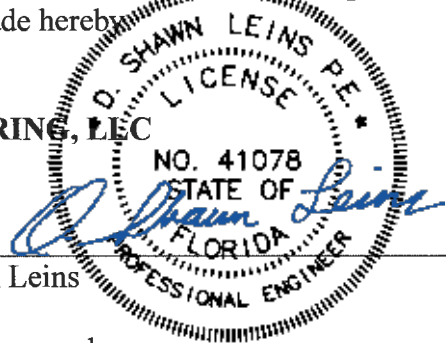
AM ENGINEERING, LLC

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

D. Shawn Leins

As District Engineer and  
Consulting Engineer to the District

Date: 07/08/2021





**NOSTALGIC LAMPPOSTS  
& MAILBOXES PLUS**

P.O. Box 7202  
North Port, FL 34290  
941-223-1677  
nlp1677@yahoo.com

**Invoice**

**BILL TO**

Tucana Isles Community  
Development District  
6561 Palmer Park Circle  
Suite B  
Sarasota, FL 34238

INVOICE #	DATE	TOTAL DUE	TERMS	ENCLOSED
8897	06/30/2021	\$780.00	Due on receipt	

DESCRIPTION	QTY	RATE	AMOUNT
Install reflectors on guardrail			
Reflector arrows	4	95.00	380.00
Bracket	4	45.00	180.00
Labor	4	55.00	220.00
<b>BALANCE DUE</b>			<b>\$780.00</b>

*[Signature]*  
7/6/2021

**CONTRACTOR'S  
AFFIDAVIT & PARTIAL RELEASE OF LIEN**

STATE OF FLORIDA  
COUNTY OF Charlotte

BEFORE ME, the undersigned authority, personally appeared \_\_\_\_\_ ("Affiant"), who, after being by me first duly sworn, deposes and says of Affiant's personal knowledge that:

1. Affiant is an Authorized agent of **Nostalgic Lampposts & Mailboxes Plus, Inc.**, a Florida corporation, which does business in the State of Florida ("Contractor") and is authorized to execute this Affidavit.
2. Contractor, pursuant to a contract (the "Contract") with **TOSCANA ISLES COMMUNITY DEVELOPMENT DISTRICT**, a political subdivision of the state of Florida ("Owner"), has heretofore furnished or caused to be furnished labor, materials and services for the construction of certain improvements as more particularly set forth in the Contract.
3. The undersigned Contractor, in consideration of the sum of **\$780.00** hereby waives and releases its lien and right to claim a lien for labor, services, or materials furnished through **06/30/2021** to Owner on the following real property:

**Toscana Isles CDD**

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

SIGNED, SEALED and DELIVERED this 15 day of July, 2021




Print Name: Deanna Burkhat

SWORN TO AND SUBSCRIBED before me this 15<sup>th</sup> day of July, 2021 by Deanna Burkhat who is personally known to me or who has produced Photo ID as identification. If no type of identification is indicated, the above-named person is personally known to me.



JESSICA M. EMBURY  
NOTARY PUBLIC  
STATE OF FLORIDA  
Comm# GG147655  
Expires 10/2/2021

  
Signature of Notary Public  
Jessica M Embury  
Print Name of Notary Public  
I am a Notary Public of the State of Florida  
and my commission expires on 10/2/21

**TOSCANA ISLES  
COMMUNITY DEVELOPMENT DISTRICT**

**4G**

RETURN CHECK TO LALP DEVELOPMENT, LLC  
6561 Palmer Park Circle, Suite B  
Sarasota, FL 34238

**TOSCANA ISLES COMMUNITY DEVELOPMENT DISTRICT  
SPECIAL ASSESSMENT REVENUE BONDS, SERIES 2018**

**2018 ACQUISITION AND CONSTRUCTION ACCOUNT  
REQUISITION NO. 331**

The undersigned, an Authorized Officer of Toscana Isles Community Development District (the "District") hereby submits the following requisition for disbursement from the 2018 Acquisition and Construction Account under and pursuant to the terms of the Master Trust Indenture from the District to U.S. Bank National Association, as trustee (the "Trustee"), dated as of October 1, 2014 (the "Master Indenture"), as supplemented by the Second Supplemental Indenture from the District to the Trustee, dated as of December 1, 2018 (the Master Indenture as amended and supplemented is hereinafter referred to as the "Indenture") (all capitalized terms used herein shall have the meaning ascribed to such terms in this Indenture):

- (A) Requisition Number: 331
- (B) Name of Payee: Juniper Landscaping of Florida, LLC
- (C) Amount Payable: **\$1,725.00**
- (D) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments, or state Costs of Issuance, if applicable):


**Invoice 125012 – Oak Tree Pruning**

The undersigned hereby certifies that obligations in the stated amount set forth above have been incurred by the District, that each disbursement set forth above is a proper charge against the 2018 Acquisition and Construction Account, that each disbursement set forth above was incurred in connection with the acquisition and/or construction of the 2018 Project and each represents a Cost of the 2018 Project, and has not previously been paid.

The undersigned hereby further certifies that there has not been filed with or served upon the District notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive payment of, any of the moneys payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

The undersigned hereby further certifies that such requisition contains no item representing payment on account of any retained percentage which the District is at the date of such certificate entitled to retain.

**TOSCANA ISLES COMMUNITY  
DEVELOPMENT DISTRICT**

By:   
Brian F. Watson as Vice-Chair  
Date: 07-08-21

## CONSULTING ENGINEER'S APPROVAL

The undersigned Consulting Engineer hereby certifies that this disbursement is for a Cost of the 2018 Project and is consistent with:

- (i) the applicable acquisition or construction contract;
- (ii) the plans and specifications for the portion of the 2018 Project with respect to which such disbursement is being made; and
- (iii) the report of the Consulting Engineer for the 2018 Project, as such report shall have been amended or modified on the date hereof.

The undersigned further certifies that:

- (a) the 2018 Project improvements to be acquired have been completed in accordance with the plans and specifications therefore;
- (b) the 2018 Project improvements are constructed in a sound workmanlike manner and in accordance with industry standards;
- (c) the purchase price to be paid by the District for the 2018 Project improvements is no more than the lesser of:
  - i. the fair market value of such improvements and
  - ii. the actual cost of construction of such improvements;
- (d) the plans and specifications for the 2018 Project improvements have been approved by all regulatory bodies required to approve them or such approval can reasonably be expected to be obtained;
- (e) all currently required approvals and permits for the acquisition, construction, reconstruction, installation and/or equipping of the portion of the 2018 Project for which disbursement is made have been obtained from all applicable regulatory bodies;
- (f) for that portion of the 2018 Project being acquired, the seller has provided documentation stating that the seller has paid all contractors, subcontractors, and materialmen that have provided services or materials in connection with the portion of the 2018 Project for which disbursement is made hereby.

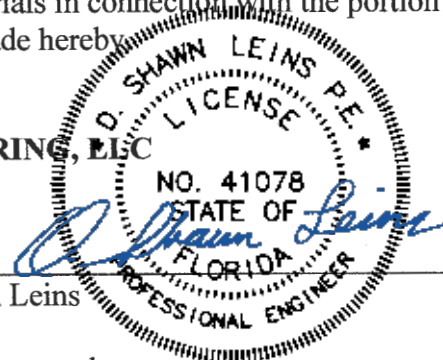
AM ENGINEERING, LLC

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

D. Shawn Leins

As District Engineer and  
Consulting Engineer to the District

Date: 07/08/2021



**Please Remit Payment to:**

Juniper Landscaping of Florida, LLC  
PO Box 628395  
Orlando FL 32862-8395



Invoice 125012

<b>Bill To</b>
Toscana Isles Community Development District- Land c/o LALP Development, LLC 6561 Palmer Park Circle, Suite B Sarasota, FL 34238

<b>Date</b>	<b>Due Date</b>
06/30/21	6/30/2021
<b>Account Owner</b>	<b>PO#</b>
Dan DeMont	

Item	Amount
<b>#111917 - 2021 grand oak pruning</b>	<b>\$1,725.00</b>
<i>Oak Tree Pruning - 06/30/2021</i>	

**Grand Total      \$1,725.00**

*[Signature]*  
7/6/2021

1-30 Days	31-60 Days (Past Due)	61-90 Days (Past Due)	91-120 Days (Past Due)	121+ Days (Past Due)
\$0.00	\$1,725.00	\$3,405.00	\$0.00	\$0.00

\*\*Aging displayed on invoice only refers to balances after 1/1/18 for this property.

\*\*\*This invoice is governed by, and specifically incorporates, the terms and conditions agreed to by the parties in the Proposal/Contract referenced above.

Thank you for allowing us to serve you.

JuniperLandscaping.com  
(941) 786-3827

**CONTRACTOR'S  
AFFIDAVIT & PARTIAL RELEASE OF LIEN**

STATE OF FLORIDA  
COUNTY OF Lee

BEFORE ME, the undersigned authority, personally appeared Karen Hipolito ("Affiant"), who, after being by me first duly sworn, deposes and says of Affiant's personal knowledge that:

1. Affiant is an Authorized agent of Juniper Landscaping of Florida, LLC, a Florida limited liability company, which does business in the State of Florida ("Contractor") and is authorized to execute this Affidavit.
2. Contractor, pursuant to a contract (the "Contract") with TOSCANA ISLES COMMUNITY DEVELOPMENT DISTRICT, a political subdivision of the state of Florida ("Owner"), has heretofore furnished or caused to be furnished labor, materials and services for the construction of certain improvements as more particularly set forth in the Contract.
3. The undersigned Contractor, in consideration of the sum of \$1,725.00 hereby waives and releases its lien and right to claim a lien for labor, services, or materials furnished through 06/30/2021 to Owner on the following real property:

**Toscana Isles CDD**

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

SIGNED, SEALED and DELIVERED this 12 day of July, 2021

Karen Hipolito  
Print Name: Karen Hipolito

SWORN TO AND SUBSCRIBED before me this 12 day of July, 2021 by Karen Hipolito who is personally known to me or who has produced \_\_\_\_\_ as identification. If no type of identification is indicated, the above-named person is personally known to me.

(Notary Seal)



Amy Ramirez  
NOTARY PUBLIC  
STATE OF FLORIDA  
Comm# GG287065  
Expires 12/27/2022

Amy Ramirez  
Signature of Notary Public  
Amy Ramirez  
Print Name of Notary Public  
I am a Notary Public of the State of Florida  
and my commission expires on 12.27.22



**TOSCANA ISLES  
COMMUNITY DEVELOPMENT DISTRICT**

**4H**

RETURN CHECK TO LALP DEVELOPMENT, LLC  
6561 Palmer Park Circle, Suite B  
Sarasota, FL 34238

TOSCANA ISLES COMMUNITY DEVELOPMENT DISTRICT  
SPECIAL ASSESSMENT REVENUE BONDS, SERIES 2018  
2018 ACQUISITION AND CONSTRUCTION ACCOUNT  
REQUISITION NO. 332

The undersigned, an Authorized Officer of Toscana Isles Community Development District (the "District") hereby submits the following requisition for disbursement from the 2018 Acquisition and Construction Account under and pursuant to the terms of the Master Trust Indenture from the District to U.S. Bank National Association, as trustee (the "Trustee"), dated as of October 1, 2014 (the "Master Indenture"), as supplemented by the Second Supplemental Indenture from the District to the Trustee, dated as of December 1, 2018 (the Master Indenture as amended and supplemented is hereinafter referred to as the "Indenture") (all capitalized terms used herein shall have the meaning ascribed to such terms in this Indenture):

- (A) Requisition Number: 332
- (B) Name of Payee: Guy's Hauling & Dumpster Service, Inc.
- (C) Amount Payable: **\$372.87**
- (D) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments, or state Costs of Issuance, if applicable):

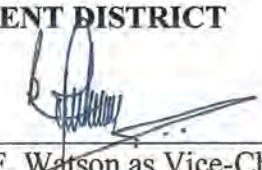
**Invoice #81769 2021 0701 Dumpster for Construction** **\$372.87**

The undersigned hereby certifies that obligations in the stated amount set forth above have been incurred by the District, that each disbursement set forth above is a proper charge against the 2018 Acquisition and Construction Account, that each disbursement set forth above was incurred in connection with the acquisition and/or construction of the 2018 Project and each represents a Cost of the 2018 Project, and has not previously been paid.

The undersigned hereby further certifies that there has not been filed with or served upon the District notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive payment of, any of the moneys payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

The undersigned hereby further certifies that such requisition contains no item representing payment on account of any retained percentage which the District is at the date of such certificate entitled to retain.

TOSCANA ISLES COMMUNITY  
DEVELOPMENT DISTRICT

By:   
Brian F. Watson as Vice-Chair  
Date: 07-08-21

**CONSULTING ENGINEER'S APPROVAL**

The undersigned Consulting Engineer hereby certifies that this disbursement is for a Cost of the 2018 Project and is consistent with:

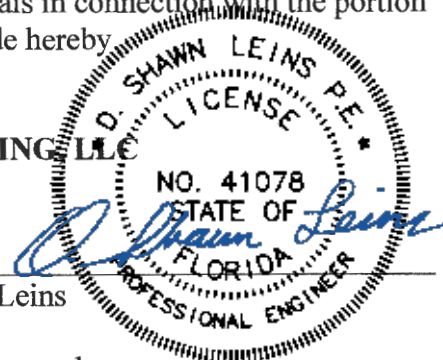
- (i) the applicable acquisition or construction contract;
- (ii) the plans and specifications for the portion of the 2018 Project with respect to which such disbursement is being made; and
- (iii) the report of the Consulting Engineer for the 2018 Project, as such report shall have been amended or modified on the date hereof.

The undersigned further certifies that:

- (a) the 2018 Project improvements to be acquired have been completed in accordance with the plans and specifications therefore;
- (b) the 2018 Project improvements are constructed in a sound workmanlike manner and in accordance with industry standards;
- (c) the purchase price to be paid by the District for the 2018 Project improvements is no more than the lesser of:
  - i. the fair market value of such improvements and
  - ii. the actual cost of construction of such improvements;
- (d) the plans and specifications for the 2018 Project improvements have been approved by all regulatory bodies required to approve them or such approval can reasonably be expected to be obtained;
- (e) all currently required approvals and permits for the acquisition, construction, reconstruction, installation and/or equipping of the portion of the 2018 Project for which disbursement is made have been obtained from all applicable regulatory bodies;
- (f) for that portion of the 2018 Project being acquired, the seller has provided documentation stating that the seller has paid all contractors, subcontractors, and materialmen that have provided services or materials in connection with the portion of the 2018 Project for which disbursement is made hereby.

AM ENGINEERING, LLC

By: \_\_\_\_\_  
D. Shawn Leins



As District Engineer and Consulting Engineer to the District

Date: 07/08/2021

# Guy's Hauling & Dumpster Service, inc.

# Invoice

3101 21st St Ct E  
 Palmetto, FL 34221  
 Office- 941-355-6061 Fax- 941-359-8503

Date	Invoice #
7/1/2021	81769

<b>Bill To</b>
Toscana Isle Community Developement District 100 Tuscavilla Blvd Nokomis Fl. 34275 ahays@vanguardland.com

<b>Due Date</b>
7/16/2021

<b>P.O. # or location</b>	Terms
100 Tusca-villa Blvd	due in 15 days

Description	Qty	Rate	Amount
15 yard dumpster		175.00	175.00
enviromental / fuel fee		35.00	35.00
dump fees per ton for C&D / Construction Debris (MIN 1TON)	2.67	61.00	162.87
Sales Tax for Sarasota County		7.00%	0.00

THANK YOU!  
 HAVE A GREAT DAY AND PLEASE CALL AGAIN !!!!

<b>Total</b>	\$372.87
--------------	----------

**Customer agrees to pay all cost incurred while collecting any past due amounts, including any attorney fees. All past due amounts are subject to 1.5% intrest fees per month on unpaid balances. PLEASE FIND US ON FACEBOOK OR GOOGLE AND LEAVE A REVIEW:**

<https://www.facebook.com/GuysHaulingAndDumpster>  
<http://bit.ly/guyshaulingreview>

*[Handwritten Signature]*  
 7/6/2021

**CONTRACTOR'S  
AFFIDAVIT & PARTIAL RELEASE OF LIEN**

STATE OF FLORIDA  
COUNTY OF Manatee

BEFORE ME, the undersigned authority, personally appeared Dana Falletta ("Affiant"), who, after being by me first duly sworn, deposes and says of Affiant's personal knowledge that:

1. Affiant is an Authorized agent of **Guy's Hauling & Dumpster Service, Inc.** a Florida corporation, which does business in the State of Florida ("Contractor") and is authorized to execute this Affidavit.
2. Contractor, pursuant to a contract (the "Contract") with **TOSCANA ISLES COMMUNITY DEVELOPMENT DISTRICT**, a political subdivision of the state of Florida ("Owner"), has heretofore furnished or caused to be furnished labor, materials and services for the construction of certain improvements as more particularly set forth in the Contract.
3. The undersigned Contractor, in consideration of the sum of **\$372.87** hereby waives and releases its lien and right to claim a lien for labor, services, or materials furnished through **07/01/2021** to Sub-Contractor, General Contractor and Owner.

**Toscana Isles-Invoice #81769**

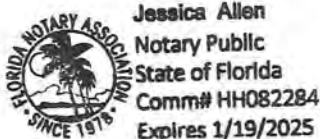
4. This waiver and release does not cover any retention of labor, services, or materials furnished after the date specified.

SIGNED, SEALED and DELIVERED this 21 day of July, 2021

D Falletta  
\_\_\_\_\_  
Print Name: Dana Falletta

SWORN TO AND SUBSCRIBED before me this 21<sup>st</sup> day of July, 2021 by Dana Falletta, who is personally known to me or who has produced \_\_\_\_\_ as identification. If no type of identification is indicated, the above-named person is personally known to me.

(Notary Seal)



Jessica Allen  
\_\_\_\_\_  
Signature of Notary Public  
Jessica Allen  
\_\_\_\_\_  
Print Name of Notary Public  
I am a Notary Public of the State of Florida  
and my commission expires on 1/19/2025

**TOSCANA ISLES  
COMMUNITY DEVELOPMENT DISTRICT**

**5A**



## Proposal

**Proposal No.:** 120071  
**Proposed Date:** 07/21/21

PROPERTY:	FOR:
Toscana Isles Community Development District- Land Alex Hays 2300 Glades Road - Suite #410W Boca Raton, FL 33431	New Entry Lighting

Landscape lighting for New entry. (All lights are Coastal Series)

- 35 - Weathered Brass LED uplights
- 12 - Weathered Brass LED area Lights
- 1 - Transformer

SERVICE	TOTAL
Lighting Install	\$13,395.00
<b>Total</b>	<b>\$13,395.00</b>

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: Any and all jobs \$500.00 and below will require Juniper Landscaping to collect full payment before any work will begin. Any and all jobs \$500.00 and above will require a 50% deposit 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.

*Tascan Isles Community Development District*

*[Signature]* \_\_\_\_\_ *7/21/21* \_\_\_\_\_  
**Signature (Owner/Property Manager)** **Date**

*Alexander Hayes, as Chair Board of Supervisors*  
**Printed Name (Owner/Property) Manager**

\_\_\_\_\_  
**Signature - Representative** **Date**



**TOSCANA ISLES  
COMMUNITY DEVELOPMENT DISTRICT**

**5B**



**NOSTALGIC LAMPPOSTS  
& MAILBOXES PLUS**

P.O. Box 7202  
North Port, FL 34290  
941-223-1677  
nlp1677@yahoo.com

**Estimate**

**ADDRESS**

Toscana Isles Community Development District  
6561 Palmer Park Circle  
Suite B  
Sarasota, FL 34238

ESTIMATE #	DATE
1838	07/23/2021

ACTIVITY	QTY	RATE	AMOUNT
Post enhancement for towing signage Labor and materials			245.00
Post enhancement for community signage Labor and materials			245.00

TOTAL

**\$490.00**

Accepted By

Accepted Date

7/23/21

Toscana Isles Community Development District

Alexander Hays, as Chair Board of Supervisors

**TOSCANA ISLES  
COMMUNITY DEVELOPMENT DISTRICT**

**5C**

**UNIVERSAL ENGINEERING SCIENCES, LLC.**  
Work Authorization / Proposal Acceptance Form

**PLEASE SIGN AND RETURN ONE COPY**

Universal Engineering Sciences, LLC. (Universal) is pleased to provide the services described below. The purpose of this document is to describe the terms under which the services will be provided and to obtain formal authorization.

**Project Name:** Toscana Isle Piezometers - Nokomis - GEO - Vanguard Land, LLC - 7.23.21 **Date:** July 23, 2021  
**Project Location:** Nokomis, Sarasota County, Florida 34275  
**Client Name:** Toscana Isles Community Development District **Contact:** Alex Hayes  
**Contact Business Address:** \_\_\_\_\_  
**Contact Fax Number:** \_\_\_\_\_ **Contact Phone:** \_\_\_\_\_ **Email:** \_\_\_\_\_

**I. Scope of Services & Understanding of Project (See attached proposal or as indicated below).**

**UES Opportunity No.:** 1130.0721.00057

**Scope:** Install four (4) Piezometers within the tennis courts (by the curb). Measure groundwater levels through October.

**Fees:**

4 Piezometers @ \$650 each installed: \$2,600.00  
Measuring Groundwater through October: 6 trips \$150/trip: \$900.00  
Final Report: \$650.00

**Total Service Estimate = \$ 4,150.00**

**II. Contract Documents. The following documents form part of the Agreement and are incorporated herein by referral:**

A. Universal General Conditions.

In the event of any inconsistency or conflicting among the Contract Documents, the provision in that Contract Documents first listed above shall govern.

**III. Authority to proceed and for payment. (To be completed by Client)**

A. For payment of Services, invoice to the account of:

**Firm:** Toscana Isles Community Development District **Social Security Number or Federal Identification No.:** 46-4296726  
**Address:** 2300 Glades Road, Suite 405W **City:** Boca Raton, FL **Zip Code:** 33431  
**Attention:** ahayes@toscanaislescd.net **Title:** Chair, Board of Supervisors  
**Phone:** 941.552-6705 **Fax:** \_\_\_\_\_

B. If the invoice is to be mailed for approval to someone other than the account charged, please indicate where, below:

**Firm:** \_\_\_\_\_  
**Address:** \_\_\_\_\_ **City:** \_\_\_\_\_ **Zip Code:** \_\_\_\_\_  
**Attention:** \_\_\_\_\_ **Title:** \_\_\_\_\_  
**Phone:** \_\_\_\_\_ **Fax:** \_\_\_\_\_

IN WITNESS WHEREOF, the parties have caused this Agreement to be executed by their duly authorized representatives this \_\_\_\_\_ day of \_\_\_\_\_ 2021.

**CLIENT:** \_\_\_\_\_ **UNIVERSAL ENGINEERING SCIENCES, LLC.**

Toscana Isles Community Development District  
**BY (signature):** [Signature] **BY (signature):** [Signature]  
**NAME:** Alexander Hayes **NAME:** Robert I. Gomez  
**TITLE:** Chair Board of Supervisors **TITLE:** Branch Manager

**Return Executed Copies to:**  
Universal Engineering Sciences, LLC.  
1748 Independence Boulevard, Suite B-1, Sarasota, FL 34234  
Tel (941) 358-7410 • Fax (941) 358-7353



**Universal Engineering Sciences, LLC**  
**GENERAL CONDITIONS**

**SECTION 1: RESPONSIBILITIES**

- 1.1 *Universal Engineering Sciences, LLC, Universal Engineering Inspections, LLC, and GFA International Inc. ("UES"), have the responsibility for providing the services described under the Scope of Services section. The work is to be performed according to accepted standards of care and is to be completed in a timely manner. The term "UES" as used herein includes all of Universal Engineering Sciences, LLC, Universal Engineering Inspections, LLC, GFA International, Inc., its' agents, employees, professional staff, and subcontractors.*
- 1.2 The Client or a duly authorized representative is responsible for providing UES with a clear understanding of the project nature and scope. The Client shall supply UES with sufficient and adequate information, including, but not limited to, maps, site plans, reports, surveys and designs, to allow UES to properly complete the specified services. The Client shall also communicate changes in the nature and scope of the project as soon as possible during performance of the work so that the changes can be incorporated into the work product.
- 1.3 The Client acknowledges that UES's responsibilities in providing the services described under the Scope of Services section is limited to those services described therein, and the Client hereby assumes any collateral or affiliated duties necessitated by or for those services. Such duties may include, but are not limited to, reporting requirements imposed by any third party such as federal, state, or local entities, the provision of any required notices to any third party, or the securing of necessary permits or permissions from any third parties required for UES's provision of the services so described, unless otherwise agreed upon by both parties.
- 1.4 Universal will not be responsible for scheduling our services and will not be responsible for tests or inspections that are not performed due to a failure to schedule our services on the project or any resulting damages.
- 1.5 **PURSUANT TO FLORIDA STATUTES §558.0035, ANY INDIVIDUAL EMPLOYEE OR AGENT OF UES MAY NOT BE HELD INDIVIDUALLY LIABLE FOR NEGLIGENCE.**

**SECTION 2: STANDARD OF CARE**

- 2.1 Services performed by UES under this Agreement will be conducted in a manner consistent with the level of care and skill ordinarily exercised by members of UES's profession practicing contemporaneously under similar conditions in the locality of the project. No other warranty, express or implied, is made.
- 2.2 The Client recognizes that subsurface conditions may vary from those observed at locations where borings, surveys, or other explorations are made, and that site conditions may change with time. Data, interpretations, and recommendations by UES will be based solely on information available to UES at the time of service. UES is responsible for those data, interpretations, and recommendations, but will not be responsible for other parties' interpretations or use of the information developed.
- 2.3 Execution of this document by UES is not a representation that UES has visited the site, become generally familiar with local conditions under which the services are to be performed, or correlated personal observations with the requirements of the Scope of Services. It is the Client's responsibility to provide UES with all information necessary for UES to provide the services described under the Scope of Services, and the Client assumes all liability for information not provided to UES that may affect the quality or sufficiency of the services so described.
- 2.4 Should UES be retained to provide threshold inspection services under Florida Statutes §553.79, Client acknowledges that UES's services thereunder do not constitute a guarantee that the construction in question has been properly designed or constructed, and UES's services do not replace any of the obligations or liabilities associated with any architect, contractor, or structural engineer. Therefore it is explicitly agreed that the Client will not hold UES responsible for the proper performance of service by any architect, contractor, structural engineer or any other entity associated with the project.

**SECTION 3: SITE ACCESS AND SITE CONDITIONS**

- 3.1 Client will grant or obtain free access to the site for all equipment and personnel necessary for UES to perform the work set forth in this Agreement. The Client will notify any and all possessors of the project site that Client has granted UES free access to the site. UES will take reasonable precautions to minimize damage to the site, but it is understood by Client that, in the normal course of work, some damage may occur, and the correction of such damage is not part of this Agreement unless so specified in the Proposal.
- 3.2 The Client is responsible for the accuracy of locations for all subterranean structures and utilities. UES will take reasonable precautions to avoid known subterranean structures, and the Client waives any claim against UES, and agrees to defend, indemnify, and hold UES harmless from any claim or liability for injury or loss, including costs of defense, arising from damage done to subterranean structures and utilities not identified or accurately located. In addition, Client agrees to compensate UES for any time spent or expenses incurred by UES in defense of any such claim with compensation to be based upon UES's prevailing fee schedule and expense reimbursement policy.

**SECTION 4: SAMPLE OWNERSHIP AND DISPOSAL**

- 4.1 Soil or water samples obtained from the project during performance of the work shall remain the property of the Client.
- 4.2 UES will dispose of or return to Client all remaining soils and rock samples 60 days after submission of report covering those samples. Further storage or transfer of samples can be made at Client's expense upon Client's prior written request.
- 4.3 Samples which are contaminated by petroleum products or other chemical waste will be returned to Client for treatment or disposal, consistent with all appropriate federal, state, or local regulations.

**SECTION 5: BILLING AND PAYMENT**

- 5.1 UES will submit invoices to Client monthly or upon completion of services. Invoices will show charges for different personnel and expense classifications.
- 5.2 Payment is due 30 days after presentation of invoice and is past due 31 days from invoice date. Client agrees to pay a finance charge of one and one-half percent (1 ½ %) per month, or the maximum rate allowed by law, on past due accounts.
- 5.3 If UES incurs any expenses to collect overdue billings on invoices, the sums paid by UES for reasonable attorneys' fees, court costs, UES's time, UES's expenses, and interest will be due and owing by the Client.

**SECTION 6: OWNERSHIP AND USE OF DOCUMENTS**

- 6.1 All reports, boring logs, field data, field notes, laboratory test data, calculations, estimates, and other documents prepared by UES, as instruments of service, shall remain the property of UES.
- 6.2 Client agrees that all reports and other work furnished to the Client or his agents, which are not paid for, will be returned upon demand and will not be used by the Client for any purpose.
- 6.3 UES will retain all pertinent records relating to the services performed for a period of five years following submission of the report, during which period the records will be made available to the Client at all reasonable times.
- 6.4 All reports, boring logs, field data, field notes, laboratory test data, calculations, estimates, and other documents prepared by UES, are prepared for the sole and exclusive use of Client, and may not be given to any other party or used or relied upon by any such party without the express written consent of UES.

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Tel (941) 358-7410 • Fax (941) 358-7353



**SECTION 7: DISCOVERY OF UNANTICIPATED HAZARDOUS MATERIALS**

- 7.1 Client warrants that a reasonable effort has been made to inform UES of known or suspected hazardous materials on or near the project site.
- 7.2 Under this agreement, the term hazardous materials include hazardous materials (40 CFR 172.01), hazardous wastes (40 CFR 261.2), hazardous substances (40 CFR 300.6), petroleum products, polychlorinated biphenyls, and asbestos.
- 7.3 Hazardous materials may exist at a site where there is no reason to believe they could or should be present. UES and Client agree that the discovery of unanticipated hazardous materials constitutes a changed condition mandating a renegotiation of the scope of work. UES and Client also agree that the discovery of unanticipated hazardous materials may make it necessary for UES to take immediate measures to protect health and safety. Client agrees to compensate UES for any equipment decontamination or other costs incident to the discovery of unanticipated hazardous waste.
- 7.4 UES agrees to notify Client when unanticipated hazardous materials or suspected hazardous materials are encountered. Client agrees to make any disclosures required by law to the appropriate governing agencies. Client also agrees to hold UES harmless for any and all consequences of disclosures made by UES which are required by governing law. In the event the project site is not owned by Client, Client recognizes that it is the Client's responsibility to inform the property owner of the discovery of unanticipated hazardous materials or suspected hazardous materials.
- 7.5 Notwithstanding any other provision of the Agreement, Client waives any claim against UES, and to the maximum extent permitted by law, agrees to defend, indemnify, and save UES harmless from any claim, liability, and/or defense costs for injury or loss arising from UES's discovery of unanticipated hazardous materials or suspected hazardous materials including any costs created by delay of the project and any cost associated with possible reduction of the property's value. Client will be responsible for ultimate disposal of any samples secured by UES which are found to be contaminated.

**SECTION 8: RISK ALLOCATION**

- 8.1 Client agrees that UES's liability for any damage on account of any breach of contract, error, omission or other professional negligence will be limited to a sum not to exceed \$50,000 or UES's fee, whichever is greater. If Client prefers to have higher limits on contractual or professional liability, UES agrees to increase the limits up to a maximum of \$1,000,000.00 upon Client's written request at the time of accepting our proposal provided that Client agrees to pay an additional consideration of four percent of the total fee, or \$400.00, whichever is greater. The additional charge for the higher liability limits is because of the greater risk assumed and is not strictly a charge for additional professional liability insurance.

**SECTION 9: INSURANCE**

- 9.1 UES represents and warrants that it and its agents, staff and consultants employed by it, is and are protected by worker's compensation insurance and that UES has such coverage under public liability and property damage insurance policies which UES deems to be adequate. Certificates for all such policies of insurance shall be provided to Client upon request in writing. Within the limits and conditions of such insurance, UES agrees to indemnify and save Client harmless from and against loss, damage, or liability arising from negligent acts by UES, its agents, staff, and consultants employed by it. UES shall not be responsible for any loss, damage or liability beyond the amounts, limits, and conditions of such insurance or the limits described in Section 8, whichever is less. The Client agrees to defend, indemnify and save UES harmless for loss, damage or liability arising from acts by Client, Client's agent, staff, and other UESs employed by Client.

**SECTION 10: DISPUTE RESOLUTION**

- 10.1 All claims, disputes, and other matters in controversy between UES and Client arising out of or in any way related to this Agreement will be submitted to alternative dispute resolution (ADR) such as mediation or arbitration, before and as a condition precedent to other remedies provided by law, including the commencement of litigation.
- 10.2 If a dispute arises related to the services provided under this Agreement and that dispute requires litigation instead of ADR as provided above, then:
  - (a) the claim will be brought and tried in judicial jurisdiction of the court of the county where UES's principal place of business is located and Client waives the right to remove the action to any other county or judicial jurisdiction, and
  - (b) The prevailing party will be entitled to recovery of all reasonable costs incurred, including staff time, court costs, attorneys' fees, and other claim related expenses.

**SECTION 11: TERMINATION**

- 11.1 This agreement may be terminated by either party upon seven (7) days written notice in the event of substantial failure by the other party to perform in accordance with the terms hereof. Such termination shall not be effective if that substantial failure has been remedied before expiration of the period specified in the written notice. In the event of termination, UES shall be paid for services performed to the termination notice date plus reasonable termination expenses.
- 11.2 In the event of termination, or suspension for more than three (3) months, prior to completion of all reports contemplated by the Agreement, UES may complete such analyses and records as are necessary to complete its files and may also complete a report on the services performed to the date of notice of termination or suspension. The expense of termination or suspension shall include all direct costs of UES in completing such analyses, records and reports.

**SECTION 12: ASSIGNS**

- 12.1 Neither the Client nor UES may delegate, assign, sublet or transfer their duties or interest in this Agreement without the written consent of the other party.

**SECTION 13. GOVERNING LAW AND SURVIVAL**

- 13.1 The laws of the State of Florida will govern the validity of these Terms, their interpretation and performance.
- 13.2 If any of the provisions contained in this Agreement are held illegal, invalid, or unenforceable, the enforceability of the remaining provisions will not be impaired. Limitations of liability and indemnities will survive termination of this Agreement for any cause.

**SECTION 14. INTEGRATION CLAUSE**

- 14.1 This Agreement represents and contains the entire and only agreement and understanding among the parties with respect to the subject matter of this Agreement, and supersedes any and all prior and contemporaneous oral and written agreements, understandings, representations, inducements, promises, warranties, and conditions among the parties. No agreement, understanding, representation, inducement, promise, warranty, or condition of any kind with respect to the subject matter of this Agreement shall be relied upon by the parties unless expressly incorporated herein.
- 14.2 This Agreement may not be amended or modified except by an agreement in writing signed by the party against whom the enforcement of any modification or amendment is sought.

Rev. 3/26/2020 (Docs No.1758555)

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Tel (941) 358-7410 • Fax (941) 358-7353



**TOSCANA ISLES  
COMMUNITY DEVELOPMENT DISTRICT**

**5D**

## CONTRACT

THIS CONTRACT is made and entered into this 22<sup>nd</sup> day of July 2021, between the **Toscana Isles Community Development District**, herein called "Owner", and **Steve Breen Enterprises, LLC**, "Contractor".

SCOPE OF CONTRACT. (a) Contractor shall furnish all supervision, labor, nails, fasteners, tools, equipment, machinery, transportation, and all related and necessary items to complete the work described in **SCHEDULE A: SCOPE OF WORK** in connection with the wood trellis for the Toscana Isles Northern Entry located in the City of Venice, FL.

PAYMENT. Owner shall pay Contractor for performance of this Contract in the lump sum fixed price amount of \$3,250.00 to complete the Scope of Work. Contractor shall receive payments in accordance with **SCHEDULE B: SCHEDULE OF VALUES** within 30 days after receipt of an approved invoice, and Owner approval.

CHANGE ORDERS. No changes are valid except upon written order from Owner and signed by both parties.

WARRANTIES. Contractor hereby grants to Owner and Owner a full warranty for all of Contractor's work for a period of one year after date of completion of the work.

CLEAN-UP. Contractor shall clean daily and deposit in approved containers on the site all rubbish and surplus materials that accumulate from the work as directed by Owner.

SAFETY. Contractor shall provide safe and sufficient facilities at all times for inspection of the work by Owner, Architect, Engineer or their representatives. Contractor shall take all safety measures required by Owner or the Florida Department of Commerce safety rules and shall comply with the Federal Occupational Safety and Health Act and any rules made pursuant to it.

INSURANCE. The Contractor shall purchase from and maintain in a company or companies lawfully authorized to do business in the jurisdiction in which the Project is located such insurance (and in accordance with such requirements) set forth on **SCHEDULE C: SCHEDULE OF INSURANCES**.

RELEASE OF LIENS. (a) Contractor shall deliver the Work and materials to Owner free of all claims, security agreements, encumbrances or liens. Contractor shall defend all actions to establish claims regarding the Work, and Contractor shall pay any claim or lien so established at his own cost and expense. Contractor shall indemnify Owner and hold Owner harmless from and against any and all claims, actions, losses, expenses, and attorneys' fees which either or both may incur, or which may result from the assertion of any such claim, security agreement, encumbrance or lien. (b) Contractor agrees to execute such number and form of waivers and affidavits to evidence this release of lien as attached in **SCHEDULE D: PARTIAL AND FINAL RELEASES OF LIENS**, or on other forms to be supplied by Owner. A final waiver and release of lien on a form satisfactory to Owner must be submitted before disbursement of final payment.

ASSIGNMENT. Contractor shall not assign or sublet this contract in whole or in part, or the proceeds of it, without the prior written consent of Owner. Owner may assign this contract without the prior written consent of Contractor.



**TERMINATION.** The Owner may, at any time, terminate the Contract for the Owner's convenience and without cause. Any such termination shall be affected by delivery to Contractor or a Notice of Termination specifying the extent to which performance or work under this contract is terminated, and the date upon which such termination becomes effective. After receipt of a Notice of Termination, Contractor shall stop work and take no further action under this contract on the date and to the extent specified in the Notice of Termination. If this contract is terminated pursuant to this paragraph, Contractor shall be entitled to be paid a portion of this contract price equal to the reasonable value of work properly performed prior to termination.

**INDEMNIFICATION.** Contractor shall indemnify and hold harmless the Owner and all of their agents and employees from and against all claims, damages, losses and expenses, and shall pay all of their attorneys' fees for all legal actions arising out of or resulting from the performance or failure in performance, breach, or any act or omission of Contractor or any of his agents or employees under this Contract, including, but not limited to any claim, damage, loss, attorneys' fee or expense. One Hundred Dollars of the consideration under this agreement is the specific consideration for this indemnity.

**NOTICE.** When this Contract provides for notice, it shall be given by: (a) registered or certified mail, addressed to the place designated in this paragraph; or (b) a writing delivered to the place designated in this paragraph, or to Owner's superintendent at the project site, or to Contractor's representative at the project site; or (c) orally to Contractor's representative at the project site in an emergency.

Owner: Toscana Isles Community Development District  
Attn: Alexander Hays  
2300 Glades Road, Suite 410W  
Boca Raton, FL 33431

Contractor: Steve Breen Enterprises, LLC  
Attn: Steve Breen  
3133 Savoy Way  
Sarasota, FL 34232

**CONTRACTOR**  
Steve Breen Enterprises, LLC

BY: Steve Breen

PRINTED NAME: STEVE BREEN

ITS: PRESIDENT

**OWNER**  
Toscana Isles Community Development District

By: Alexander Hays  
Alexander Hays  
As its Chair of Board of Supervisors

## **SCHEDULE A SCOPE OF WORK**

The Scope of Work under this Agreement shall include, but not be limited to the following, which is required for the wood Trellis pursuant to the construction plans by BSB Design dated December 5, 2019, and in accordance with all applicable governmental code requirements, National Building Codes and Regulations, manufacturers' recommendations, and the accepted practices of the Industry. The Work includes the following:

1. Hand selecting and picking up materials at Kimal Lumber located at 7010 Fruitville Road, Sarasota, FL 34240.
2. Fabricating and installing Rough Sawn Cedar trellis (initial material take-off pursuant to SCHEDULE E attached hereto).
3. Contractor shall supply all tools, saws (and saw blades), other equipment and small fasteners for the foregoing work. Any large structural fasteners, if required, shall be supplied by the Owner.
4. All Work shall pass all applicable inspections from City of Venice or other municipality with jurisdiction over the Work.

Installation to commence within 5 days after Owner notifies Contractor to proceed. Installation to be completed within 5 business days.

**SCHEDULE B  
SCHEDULE OF VALUES**

Contractor may invoice upon completion of the Work and approval by Owner.

## SCHEDULE C SCHEDULE OF INSURANCES

1. Workers and Workmen's Compensation including occupational disease and employer's liability insurance in statutory-amounts and coverages required by Florida law.
2. Comprehensive General Liability, including coverage for direct operations, sublet portions of the Work, and contractual liability with limits not less than those stated below.
  - a. Bodily injury liability-including personal injury of one million dollars (\$1,000,000.00) for each occurrence and two million dollars (\$2,000,000.00) aggregate.
  - b. Property damage liability of one million dollars (\$1,000,000.00) for each occurrence and two million dollars (\$2,000,000.00) in the aggregate. Property damage liability insurance shall include broad form coverage. Completed operations liability insurance shall continue in force for one year after Substantial Completion of the Work.
3. If any of the Work is subcontracted, Contractor's Protective Liability Insurance with limits specified above in 1. and 2.
4. Comprehensive Automobile Liability Insurance, including coverage for owned, non-owned and hired vehicles, for limits not less than listed below.
  - a. Bodily injury liability of one million dollars (\$1,000,000.00) for each person and one million dollars (\$1,000,000.00) for each occurrence or Combined Single Limit of one million dollars (\$1,000,000).
5. In addition to all coverage above, the Contractor shall furnish Umbrella or Excess Liability Insurance covering all risks noted above, in the minimum amount of one million dollars (\$1,000,000.00) in the aggregate. Liability insurance for the comprehensive general liability and comprehensive automobile liability policies required above may be furnished for the full limits required or by combining the limits on such policies with the limits offered by the required Excess Liability Insurance policy.
6. Contractor shall provide a waiver of subrogation in a form approved by Owner.

Upon execution of this Agreement, and prior to the Subcontractor's commencing any work or services with regard to the Project, the Subcontractor shall carry commercial per project general liability insurance on ISO form CG 00 01 10 01 (or a substitute from providing equivalent coverage) and the Subcontractor shall provide the contractor with a Certificate of Insurance and Additional Insured Endorsement on ISO form CG 20 10 11 85 (or a substitute form providing equivalent coverage) or on the combination of ISO forms CG 20 10 10 01 and CG 2037 10 01 (or substitute forms providing equivalent coverage) naming the Contractor and the Owners as Additional Insureds thereunder. Additional insured coverage shall apply as primary insurance with respect to any other insurance afforded to Owner and Contractor. The coverage available to the Contractor and Owner, as Additional Insureds, shall not be less than \$1 million dollars Each Occurrence, \$2 million General Aggregate (subject to a per project general aggregate provision applicable to the project), \$2 million Products/Completed Operations Aggregate and \$1 million Personal and Advertising Injury limits. Such insurance shall cover liability arising from premises, operations, independent contractors, products-completed operations, personal and advertising injury, and liability assumed under an insured contract (including the tort liability of another assumed in a business contract). There shall be no endorsement or modification of the Commercial General Liability form arising from pollution, explosion, collapse, underground property damage or work performed by subcontractors. All coverage shall be placed with an insurance company duly admitted in the State of Florida and shall be reasonably acceptable to Contractor. All Subcontractor insurance carriers must maintain an A.M. Best rating of "A-" or better. Coverage shall be afforded to the Additional Insureds whether or not a claim is in litigation. Owner or Contractor will be given 30 days written notice if the policy is cancelled. Subcontractor shall obtain from each of its insurers a waiver of subrogation on Commercial general Liability and Worker's Compensation in favor of Owner and Contractor with respect to losses arising out of or in connection with work performed in this contract.

Contractor shall utilize Cornerstone Capital Group, Inc. to process payroll and provide evidence of Workers Compensation Insurance.

Only Steve Breen, individual, will provide labor for this Contract.

**SCHEDULE D**  
**PARTIAL AND FINAL RELEASES OF LIENS**  
**CONTRACTOR'S**  
**AFFIDAVIT & PARTIAL RELEASE OF LIEN**

STATE OF FLORIDA  
COUNTY OF \_\_\_\_\_

BEFORE ME, the undersigned authority, personally appeared \_\_\_\_\_ (“Affiant”), who, after being by me first duly sworn, deposes and says of Affiant’s personal knowledge that:

1. Affiant is an Authorized agent of \_\_\_\_\_, a \_\_\_\_\_, which does business in the State of Florida (“Contractor”) and is authorized to execute this Affidavit.

2. Contractor, pursuant to a contract (the “Contract”) with \_\_\_\_\_ (“Owner”), has heretofore furnished or caused to be furnished labor, materials and services for the construction of certain improvements as more particularly set forth in the Contract.

3. The undersigned Contractor, in consideration of the sum of \_\_\_\_\_ hereby waives and releases its lien and right to claim a lien for labor, services, or materials furnished through \_\_\_\_\_ to Owner on the following real property:

Street Address: \_\_\_\_\_

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

SIGNED, SEALED and DELIVERED this \_\_\_ day of \_\_\_\_\_, \_\_\_\_\_.

\_\_\_\_\_

SWORN TO AND SUBSCRIBED before me this \_\_\_ day of \_\_\_\_\_ 20\_\_ by \_\_\_\_\_, who is personally known to me or who has produced \_\_\_\_\_ as identification. If no type of identification is indicated, the above-named person is personally known to me.

(Notary Seal)

Signature of Notary Public

Print Name of Notary Public

I am a Notary Public of the State of \_\_\_\_\_,  
and my commission expires on \_\_\_\_\_.

**CONTRACTOR'S FINAL PAYMENT AFFIDAVIT**

**State of Florida**  
**County of Sarasota**

Before me, the undersigned authority, personally appeared, after being first duly sworn, deposes and says of his or her personal knowledge the following:

1. He or she is the \_\_\_\_\_ (title), of \_\_\_\_\_, which does business in the State of Florida, hereinafter referred to as the "Contractor".
2. Contractor, pursuant to a contract ("Contract") with \_\_\_\_\_, hereinafter referred to as the "Owner," has heretofore furnished or caused to be furnished labor, materials and services for the construction of certain improvements as more particularly set forth in the Contract and Notice of Commencement recorded in the Official Records as Instrument # \_\_\_\_\_, Public Records of Sarasota County, Florida (the "Notice of Commencement") to the real property located described in the Notice of Commencement.
3. This affidavit is executed by the Contractor in accordance with Section 713.06 of the Florida Statutes for the purposes of obtaining final payment from the Owner in the amount of \$ \_\_\_\_\_.
4. Contractor represents that all work required to be performed under the Contract has been fully performed, construction of all improvements described in the Notices of Commencement have been completed, and all lienors under the Contract have been paid in full.
5. In consideration of final payment to Contractor in the amount of \$ \_\_\_\_\_ and all other previous payments paid by Owner to Contractor, Contractor does hereby waive, release, and relinquish Contractor's rights to any claim or demand or right to impose a lien or liens for work done or materials or services furnished or any other class of lien whatsoever, on any of the property owned by Owner on which improvements have been constructed in connection with the Contract and the Notices of Commencement.
6. Affiant has authority to execute a full and final release of lien for and on behalf of Contractor.
7. Affiant makes this Affidavit and Release of Lien pursuant to Chapter 713, Florida Statutes.

Signed, sealed, and delivered this \_\_\_\_ day of \_\_\_\_\_, \_\_\_\_\_.

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

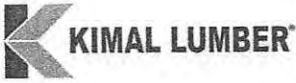
SWORN TO AND SUBSCRIBED before me this \_\_\_\_ day of \_\_\_\_\_ 20\_\_ by \_\_\_\_\_, who is personally known to me or who has produced \_\_\_\_\_ as identification. If no type of identification is indicated, the above-named person is personally known to me.

(Notary Seal)

Signature of Notary Public

Print Name of Notary Public  
I am a Notary Public of the State of \_\_\_\_\_,  
and my commission expires on \_\_\_\_\_.

# SCHEDULE E MATERIAL LIST



**Sarasota (BR#127)**  
7010 FRUITVILLE RD  
SARASOTA, FL 34240-9726  
1-941-953-1076

## Delivery Ticket

Order No **1637110**  
Order Date **07/12/2021**  
Customer **COAS014**  
Auth. Purchaser **Alexandria Watson**  
PO Number  
Deliver **By 07/14/2021**  
Taken By **Emily McCartney**  
Sales Rep **David Francis**  
This is a reprint

Invoice Address  
Coaston Homes  
C.O.D. - CASH SALE  
6561 Palmer Park Circle Suite B  
Sarasota, FL, 34238

Delivery Address  
3133 Savoy Way  
Sarasota, FL, 34232  
Contact: Alexandria Watson -  
941-558-6705



Reference Our PO #

Page 1 of 1

Special Instructions	Notes

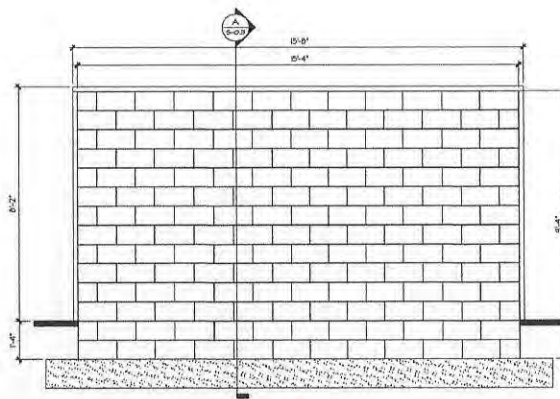
Line	Product Code	Description	Qty/Footage	Price	Per	Total
1	128BPT	1X2-8' Borate Treated	6 PC	2.99	PC	17.94
2	28RC15	2X8-16' R/S Cedar	4 PC	92.32	PC	369.29
3	212RC12	2X12-12' R/S Cedar	4 PC	116.80	PC	467.20
4	212RC16	2X12-16' R/S Cedar	2 PC	138.25	PC	276.49
5	H25A	Simpson H2.5A Hurricane Clip	32 EA	26.59	BOX	8.51
6	HGA10KT	Simpson Hga10 Kit	1 EA	55.11	EA	55.11
7	14214HT	1/4"X2-1/4" Hex Tapcon	1 BX	10.80	BX	10.80
8	HGG312PREGN5	3-1/2" Green deck Screw 5Lb Bx	1 BX	23.15	BX	23.15

Payment Method	Amount Received	Total Amount	
Visa	<b>\$1,716.63</b>	Total Amount	<b>\$1,229.49</b>
Merchant #	618272	Sales Tax	<b>\$86.05</b>
Account #	*****9345	Order Total	<b>\$1,315.55</b>
Authorization #	06296G		
Visa	<b>\$-401.08</b>		
Merchant #	618272		
Account #	*****9345		
Authorization #	04332G		

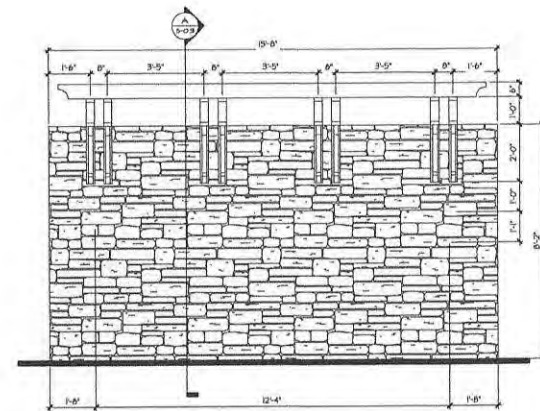




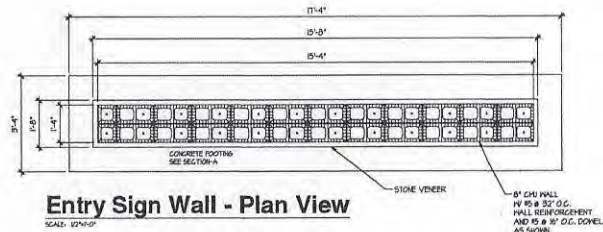




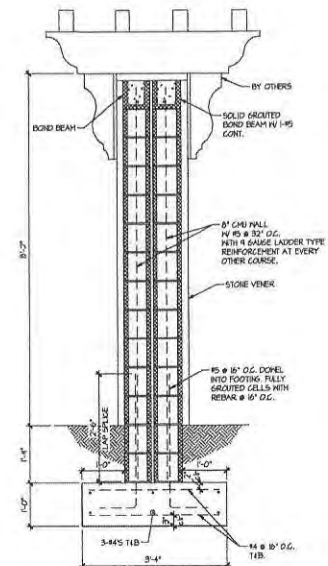
**Entry Sign Wall - Elevation B**  
SCALE: 1/8"=1'-0"  
(SIGN IS TWO SIDED)



**Entry Sign Wall - Elevation A**  
SCALE: 1/8"=1'-0"  
(SIGN IS TWO SIDED)



**Entry Sign Wall - Plan View**  
SCALE: 1/8"=1'-0"



**Section A**  
SCALE: 3/4"=1'-0"



ISSUE DATE: 01/06/19

REVISIONS

**Toscana Isles Secondary Entry**  
LALP Development, LLC  
6561 Palmer Rock Circle, Suite B  
Sarasota, FL 34238



www.bsbdesign.com  
100 Main Street, Suite 200  
Safety Harbor, Florida 34959  
813.293.4388

DESIGN: LP180413-00 PROJECT: RB8  
DRAWN: RAR CHECKED: ZUK

**TOSCANA ISLES  
COMMUNITY DEVELOPMENT DISTRICT**

**6**

**TOSCANA ISLES  
COMMUNITY DEVELOPMENT DISTRICT  
FINANCIAL STATEMENTS  
UNAUDITED  
JUNE 30, 2021**

**TOSCANA ISLES  
COMMUNITY DEVELOPMENT DISTRICT  
BALANCE SHEET  
GOVERNMENTAL FUNDS  
JUNE 30, 2021**

	General Fund	Debt Service Fund Series 2014	Debt Service Fund Series 2018	Capital Projects Fund Series 2014	Capital Projects Fund Series 2018	Total Governmental Funds
<b>ASSETS</b>						
Cash	\$ 35,256	\$ -	\$ -	\$ -	\$ -	\$ 35,256
Investments						
Reserve	-	710,480	856,885	-	-	1,567,365
Interest	-	-	2	-	-	2
Prepayment	-	3,397	1,024,464	-	-	1,027,861
Revenue	-	578,223	55,352	-	-	633,575
Construction	-	-	-	1	1,572,896	1,572,897
Due from general fund	-	11,735	-	-	-	11,735
Due from other	150	-	-	-	-	150
Assessments receivable						
DR Horton	2,407	-	-	-	-	2,407
LALP Development	10,081	-	-	-	-	10,081
Various lots	643	9,525	-	-	-	10,168
Total assets	<u>\$ 48,537</u>	<u>\$1,313,360</u>	<u>\$1,936,703</u>	<u>\$ 1</u>	<u>\$ 1,572,896</u>	<u>\$ 4,871,497</u>
<b>LIABILITIES</b>						
Liabilities:						
Contracts payable	\$ -	\$ -	\$ -	\$ -	\$ 26,112	\$ 26,112
Retainage payable	-	-	-	-	282,553	282,553
Due to Developer	2,500	-	-	-	-	2,500
Due to debt service fund 2014	11,735	-	-	-	-	11,735
Taxes payable	61	-	-	-	-	61
Total liabilities	<u>14,296</u>	<u>-</u>	<u>-</u>	<u>-</u>	<u>308,665</u>	<u>322,961</u>
<b>DEFERRED INFLOWS OF RESOURCES</b>						
Deferred receipts	13,130	9,525	-	-	-	22,655
Total deferred inflows of resources	<u>13,130</u>	<u>9,525</u>	<u>-</u>	<u>-</u>	<u>-</u>	<u>22,655</u>
<b>FUND BALANCES</b>						
Restricted for:						
Debt service	-	1,303,835	1,936,703	-	-	3,240,538
Capital projects	-	-	-	1	1,264,231	1,264,232
Unassigned	21,111	-	-	-	-	21,111
Total fund balances	<u>21,111</u>	<u>1,303,835</u>	<u>1,936,703</u>	<u>1</u>	<u>1,264,231</u>	<u>4,525,881</u>
Total liabilities, deferred inflows of resources and fund balances	<u>\$ 48,537</u>	<u>\$1,313,360</u>	<u>\$1,936,703</u>	<u>\$ 1</u>	<u>\$ 1,572,896</u>	<u>\$ 4,871,497</u>

**TOSCANA ISLES  
COMMUNITY DEVELOPMENT DISTRICT  
GENERAL FUND  
STATEMENT OF REVENUES, EXPENDITURES,  
AND CHANGES IN FUND BALANCES  
FOR THE PERIOD ENDED JUNE 30, 2021**

	Current Month	Year to Date	Budget	% of Budget
<b>REVENUES</b>				
Assessment levy	\$ 407	\$ 38,668	\$ 38,533	100%
Assessment levy: off-roll	-	53,663	63,744	84%
Interest and miscellaneous	1	19	-	N/A
Total revenues	<u>408</u>	<u>92,350</u>	<u>102,277</u>	90%
<b>EXPENDITURES</b>				
<b>Professional &amp; administrative</b>				
Supervisor's fees	-	2,400	-	N/A
FICA	-	184	-	N/A
Management/accounting/recording	3,537	31,836	42,448	75%
Debt service fund accounting	625	5,625	7,500	75%
Legal	1,983	23,097	15,000	154%
Engineering	-	-	1,000	0%
Audit	3,900	3,900	4,400	89%
Arbitrage rebate calculation	-	-	750	0%
Dissemination agent	167	1,500	2,000	75%
Trustee	-	10,236	10,236	100%
Telephone	17	150	200	75%
Postage	-	92	500	18%
Printing & binding	42	375	500	75%
Legal advertising	103	589	1,200	49%
Annual special district fee	-	175	175	100%
Insurance	-	7,000	7,275	96%
Contingencies/bank charges	26	1,131	500	226%
Website	-	-	705	0%
ADA website compliance	-	-	210	0%
Tax collector	6	580	602	96%
Total expenditures	<u>10,406</u>	<u>88,870</u>	<u>95,201</u>	93%
Excess/(deficiency) of revenues over/(under) expenditures	(9,998)	3,480	7,076	
Fund balances - beginning	31,109	17,631	23,600	
Assigned				
Three months working capital	29,106	29,106	29,106	
Unassigned	(7,995)	(7,995)	1,570	
Fund balances - ending	<u>\$ 21,111</u>	<u>\$ 21,111</u>	<u>\$ 30,676</u>	

**TOSCANA ISLES  
COMMUNITY DEVELOPMENT DISTRICT  
STATEMENT OF REVENUES, EXPENDITURES,  
AND CHANGES IN FUND BALANCES  
DEBT SERVICE FUND SERIES 2014  
FOR THE PERIOD ENDED JUNE 30, 2021**

	Current Month	Year To Date	Budget	% of Budget
<b>REVENUES</b>				
Assessment levy	\$ 8,285	\$ 787,571	\$ 788,697	100%
Interest	7	58	-	N/A
Total revenues	<u>8,292</u>	<u>787,629</u>	<u>788,697</u>	100%
<b>EXPENDITURES</b>				
<b>Debt service</b>				
Principal	-	175,000	175,000	100%
Principal prepayment	-	40,000	-	N/A
Interest	-	579,931	581,156	100%
Tax collector	125	11,814	12,323	96%
Total expenditures	<u>125</u>	<u>806,745</u>	<u>768,479</u>	105%
Excess/(deficiency) of revenues over/(under) expenditures	8,167	(19,116)	20,218	
Fund balances - beginning	<u>1,295,668</u>	<u>1,322,951</u>	<u>1,276,257</u>	
Fund balances - ending	<u><u>\$ 1,303,835</u></u>	<u><u>\$ 1,303,835</u></u>	<u><u>\$ 1,296,475</u></u>	

**TOSCANA ISLES  
COMMUNITY DEVELOPMENT DISTRICT  
STATEMENT OF REVENUES, EXPENDITURES,  
AND CHANGES IN FUND BALANCES  
DEBT SERVICE FUND SERIES 2018  
FOR THE PERIOD ENDED JUNE 30, 2021**

	Current Month	Year To Date	Budget	% of Budget
<b>REVENUES</b>				
Assessment levy: off-roll	\$ -	\$ 440,915	\$ 1,140,600	39%
Assessment prepayments	-	1,045,119	-	N/A
Interest	40	254	-	N/A
Total revenues	<u>40</u>	<u>1,486,288</u>	<u>1,140,600</u>	130%
<b>EXPENDITURES</b>				
<b>Debt service</b>				
Principal	-	250,000	250,000	100%
Interest	-	886,069	886,069	100%
Total expenditures	<u>-</u>	<u>1,136,069</u>	<u>1,136,069</u>	100%
Excess/(deficiency) of revenues over/(under) expenditures	40	350,219	4,531	
Fund balances - beginning	<u>1,936,663</u>	<u>1,586,484</u>	<u>1,585,445</u>	
Fund balances - ending	<u><u>\$ 1,936,703</u></u>	<u><u>\$ 1,936,703</u></u>	<u><u>\$ 1,589,976</u></u>	



**TOSCANA ISLES  
COMMUNITY DEVELOPMENT DISTRICT  
STATEMENT OF REVENUES, EXPENDITURES,  
AND CHANGES IN FUND BALANCES  
CAPITAL PROJECTS FUND SERIES 2014  
FOR THE PERIOD ENDED JUNE 30, 2021**

	Current Month	Year To Date
<b>REVENUES</b>	\$ -	\$ -
Total revenues	-	-
<b>EXPENDITURES</b>	-	-
Total expenditures	-	-
Excess/(deficiency) of revenues over/(under) expenditures	-	-
Fund balances - beginning	1	1
Fund balances - ending	\$ 1	\$ 1

**TOSCANA ISLES  
COMMUNITY DEVELOPMENT DISTRICT  
STATEMENT OF REVENUES, EXPENDITURES,  
AND CHANGES IN FUND BALANCES  
CAPITAL PROJECTS FUND SERIES 2018  
FOR THE PERIOD ENDED JUNE 30, 2021**

	Current Month	Year To Date
<b>REVENUES</b>		
Interest	\$ 37	\$ 785
Total revenues	37	785
 <b>EXPENDITURES</b>		
Capital outlay	-	2,921,169
Total expenditures	-	2,921,169
 Excess/(deficiency) of revenues over/(under) expenditures	37	(2,920,384)
 Fund balances - beginning	1,264,194	4,184,615
Fund balances - ending	\$ 1,264,231	\$ 1,264,231

**TOSCANA ISLES  
COMMUNITY DEVELOPMENT DISTRICT**

**7**

**DRAFT**

**MINUTES OF MEETING  
TOSCANA ISLES  
COMMUNITY DEVELOPMENT DISTRICT**

The Board of Supervisors of the Toscana Isles Community Development District held Multiple Public Hearings and a Regular Meeting on July 14, 2021, at 10:00 a.m., at Comfort Suites Sarasota – Siesta Key, 5690 Honore Avenue, Sarasota, Florida 34233.

**Present were:**

Alex Hays	Chair
Brian Watson	Vice Chair
Daniel Peshkin	Assistant Secretary
Jeffrey Sweater	Assistant Secretary
Michael LaBoe	Assistant Secretary

**Also present were:**

Cindy Cerbone	District Manager
Jamie Sanchez	Wrathell, Hunt and Associates, LLC (WHA)
Daniel Rom	Wrathell, Hunt and Associates, LLC (WHA)
Vanessa Steinerts	District Counsel
Tammy Campbell (via telephone)	McDermitt Davis
David W. Lewis	Resident
Bill Contardo	Resident
Alice Contardo	Resident
James Collins	Resident
Richard Daitch	Resident

**FIRST ORDER OF BUSINESS**

**Call to Order/Roll Call**

Ms. Cerbone called the meeting to order at 10:05 a.m. All Supervisors were present.

Ms. Cerbone noted that Comfort Suites provided food and beverages for this meeting as an apology for relocating the meeting room because a contractor commenced a planned construction project one week earlier than expected. Comfort Suites would not bill the CDD for the meeting today or for the next two meetings. Ms. Sanchez was at the original meeting room to direct attendees to the new meeting location and Mr. Rom confirmed no one was attending via telephone.

**40 SECOND ORDER OF BUSINESS****Discussion/Consideration:  
41 Duration [1 hour]****Meeting**

42  
43 Ms. Cerbone stated that the meeting was anticipated to last no more than one hour.  
44 The Board agreed that one hour was sufficient time and would decide whether to extend the  
45 meeting once they reach one hour. She expected the Auditor to call in and present the Audit.  
46 She noted that there will be several opportunities during the meeting to make public  
47 comments. She discussed the public comments protocol and explained that the Board and Staff  
48 may decide whether to respond to questions or comments during the meeting but are not  
49 required to respond.

50

**51 THIRD ORDER OF BUSINESS****Public Comments [10 minutes]**

52

53 Ms. Cerbone read resident Dave Lewis' speaker card and stated that the Audit Report  
54 was included in the agenda and posted on the CDD website seven days prior to the meeting.

55 Resident Bill Contardo asked for clarification regarding the organization and structure of  
56 the Toscana Isles CDD. Per the Board's direction, Ms. Cerbone explained what Special Local  
57 Community Development Districts (CDDs) are and noted that Toscana Isles CDD is a  
58 governmental entity. She discussed the advantages of establishing a CDD, the debt assessment  
59 process, and residential operations and maintenance (O&M) expenses, which are reflected as  
60 non-ad valorem assessments on each property owners' tax bill.

61 During portions of the public comments section, Ms. Cerbone read into the record  
62 emails from Mr. Tony Dandy, Ms. Marcia Bouchard and Ms. Susan Doyle, homeowners who  
63 were unable to attend today's meeting. The comments included the following:

- 64 ➤ Formal objections to the CDD's O&M assessment increase.
- 65 ➤ An expression of concerns that DR Horton had not mentioned that assessments could  
66 increase.
- 67 ➤ A request for a full explanation of the increase
- 68 ➤ Request to allow residents to attend meetings via Zoom.
- 69 ➤ Questioning of why residents executed documents to provide use of contact  
70 information that the residents' themselves cannot access.

71 Discussion ensued regarding DR Horton's transparency of CDD assessments to  
72 homebuyers, based on some residents stating DR Horton said the CDD assessment was fixed.  
73 Ms. Steinerts suggested homeowner's submit written confirmation to DR Horton directly about  
74 their business practice regarding CDD-related costs or review their closing documents.

75 Mr. LaBoe motioned to direct District Counsel to draft a letter to DR Horton about how  
76 CDD costs are being represented to the homebuyer. The motion died due to lack of a second.

77 The Board agreed with Mr. Sweater's offer to, as a resident, contact to the DR Horton  
78 sales office to determine how the CDD budget is conveyed to home buyer. He would email Ms.  
79 Cerbone the information to email to the Board; this item would be placed on the next agenda.

80 Resident James Collins asked if CDD O&M assessments are common throughout Florida  
81 and how often and how much the assessment amount fluctuates.

82 Per the Board's direction, Ms. Cerbone stated, as a District Manager covering over 40  
83 CDD's, O&M budget increases occur over time and are expected in the first year of transition  
84 from a Developer to resident Board and when communities start to age, which depends on the  
85 maintenance agreements between the CDD, HOA and, as applicable, stormwater associations.  
86 In response to a follow up question, Ms. Cerbone deciphered the HOA and the CDD associated  
87 expenses, which are separate organizations, and noted the HOA manages the CDD assets via  
88 the Property Manager, per Agreements.

89 Discussion ensued regarding CDD ponds, drainage responsibilities and drainage  
90 easements. Mr. Collins and the residents were directed to contact Ms. Cerbone with any  
91 questions in deciphering between a CDD asset or easement.

92 The Board agreed to Ms. Cerbone discussing the process of sending Mailed Notices. Ms.  
93 Cerbone stated that homeowners are responsible for keeping their mailing address current  
94 with the Property Appraiser's office. She intends on conveying the outcome of the meeting to  
95 Mr. Dandy, Ms. Bouchard and Ms. Doyle.

96

97 **CONSENT AGENDA ITEMS [5 minutes]**

98 Ms. Cerbone explained the Consent Agenda process implemented at the last meeting,  
99 which Mr. Sweater and Mr. LaBoe were absent from; whereby, the Board could consider  
100 approving all Consent Agenda Items in a single motion or, if there were questions or issues, the

101 Board could withdraw items from the Consent Agenda. Ms. Steinerts confirmed that Ms.  
102 Cerbone can proceed with this agenda item, as the majority of Board Members approved the  
103 consent agenda items.

104

105 **FOURTH ORDER OF BUSINESS**

**Discussion: Requisition(s)**

106

107 **A. No. 299, Guy's Hauling & Dumpster Service, Inc. [\$763.11]**

108 **B. No. 300, Pennuto Underground Cable and Conduit, Inc. [\$3,163.00]**

109 **C. No. 301, Prestige Sod Service, Inc. [\$4,256.00]**

110 **D. No. 302, AM Engineering, LLC [\$8,742.39]**

111 **E. No. 303, Juniper Landscaping of Florida, LLC [\$1,600.00]**

112 **F. No. 304, Hancock Environmental Seeding, Inc. [\$8,550.00]**

113 **G. No. 305, Artistic Structures, Inc. [\$8,500.00]**

114 **H. No. 306, Universal Engineering Sciences, LLC [\$6,800.00]**

115 **I. No. 307, Ennistymon Equities LLC, d/b/a Florida Fence [\$922.00]**

116 **J. No. 308, Karins Engineering Group, Inc. [\$900.00]**

117 **K. No. 309, Lomski Engineering & Testing, Inc. [\$6,002.40]**

118 **L. No. 310, Sarasota Land Services, Inc. [\$121,350.15]**

119 **M. No. 311, Sarasota Land Services, Inc. [\$13,598.46]**

120 **N. No. 312, Nostalgic Lampposts & Mailboxes PLUS, Inc. [\$18,290.00]**

121 **O. No. 313, AM Engineering, LLC [\$9,045.90]**

122 **P. No. 314, Boone, Boone & Boone, P.A. [\$1,232.75]**

123 **Q. No. 315, Care Electric, Inc. [\$4,995.00]**

124 **R. No. 316, Guy's Hauling & Dumpster Service, Inc. [\$290.00]**

125 **S. No. 317, Juniper Landscaping of Florida, LLC [\$3,405.00]**

126 **T. No. 318, Martin P. Black [\$4,000.00]**

127 **U. No. 319, Nostalgic Lampposts & Mailboxes PLUS, Inc. [\$2,236.50]**

128 **V. No. 320, Rusty Plumbing Company, Inc. [\$4,526.00]**

129 **W. No. 321, Sarasota Land Services, Inc. [\$197,358.08]**

130 **X. No. 322, Sarasota Land Services, Inc. [\$84,884.91]**

131 **Y. No. 323, Smith-Manus Agency, Inc. [\$926.00]**

132 Z. No. 324, LALP Development, LLC [\$87.73]

133

134 FIFTH ORDER OF BUSINESS Ratification of Agreement(s),  
135 Contract(s)/Change Order(s)/ Purchase  
136 Order(s)/Proposal(s)

137  
138 A. Precision Gate & Security, Inc., Estimate Number 0001161, Fencing, Walk Gate, Gate  
139 Access Items and Installation [\$6,950.00]

140 B. Nostalgic Lampposts & Mailboxes PLUS, Inc., Estimate #1823, Install Reflectors on  
141 Guardrail [\$780.00]

142 C. Juniper Landscaping of Florida, LLC, Proposal No: 114337.1, Knock Down and Spray  
143 Weeds in Buffer Area Along Knights Trail to Prep Landscaping Beds [\$2,615.00]

144

145 SIXTH ORDER OF BUSINESS Acceptance of Unaudited Financial  
146 Statements as of May 31, 2021

147

148

149 SEVENTH ORDER OF BUSINESS Approval of June 16, 2021 Regular Meeting  
150 Minutes

151

152

153 On MOTION by Mr. Sweater and seconded by Mr. Peshkin, with Mr. Sweater,  
154 Mr. Peshkin, Mr. Hays and Mr. Watson in favor and Mr. LaBoe dissenting, the  
155 Consent Agenda Items identified in the Fourth, Fifth, Sixth and Seventh Orders  
156 of Business, were approved and/or ratified and/or accepted.  
157 [Motion passed 4-1]

158

159

160 BUSINESS ITEMS

161 EIGHTH ORDER OF BUSINESS Consideration of Resolution 2021-08,  
162 Amending Resolution 2021-07, Which  
163 Approved the Proposed Budget and Non-  
164 Ad Valorem Special Assessments for Fiscal  
165 Year 2021/2022; Re-Setting the Public  
166 Hearing Date for Public Comment on the  
167 Fiscal Year 2021/2022 Final Budget  
168 Adoption; and Providing an Effective Date  
169 [1 minute]

170



171 Ms. Cerbone presented Resolution 2021-08. This Resolution recognizes rescheduling the  
172 Public Hearing date from July 7, 2021 to today, July 14, 2021, which was advertised and posted  
173 on the CDD website, accordingly.

174

175 **On MOTION by Mr. Sweater and seconded by Mr. Hays, with all in favor,**  
176 **Resolution 2021-08, Amending Resolution 2021-07, Which Approved the**  
177 **Proposed Budget and Non-Ad Valorem Special Assessments for Fiscal Year**  
178 **2021/2022; Re-Setting the Public Hearing Date for Public Comment on the**  
179 **Fiscal Year 2021/2022 Final Budget Adoption; and Providing an Effective Date,**  
180 **was adopted.**

181

182

183 **NINTH ORDER OF BUSINESS**

**Public Hearing on Adoption of Fiscal Year  
2021/2022 Budget [15 minutes]**

184

185

186 **A. Proof/Affidavit of Publication**

187 The affidavit of publication was provided for informational purposes.

188 **B. Consideration of Resolution 2021-09, Relating to the Annual Appropriations and**  
189 **Adopting the Budget for the Fiscal Year Beginning October 1, 2021, and Ending**  
190 **September 30, 2022; Authorizing Budget Amendments; and Providing an Effective**  
191 **Date**

192 Ms. Cerbone stated that the revenue and working capital line items were revised in the  
193 proposed Fiscal Year 2022 budget, as discussed in the April meeting, which reduced the  
194 expected assessment increase from about \$110 to about \$68 per unit.

195

196 **On MOTION by Mr. Peshkin and seconded by Mr. Hays, with all in favor, the**  
197 **Public Hearing was opened.**

198

199

200 Mr. Collins asked why the "legal" expenditure line item amount increased significantly.

201 Mr. Hays distributed the "Fiscal Year 2022 O&M FEE Increase" spreadsheet designating certain  
202 line items that were increasing from the prior year and discussed working capital. He explained  
203 that the legal expenditures were expected to increase in Fiscal Year 2022, similar to Fiscal Year  
204 2021, due to accusations against the District; which, in turn, has resulted in additional legal

205 fees, as well as travel time to attend extended in-person meetings. The following lists  
206 accusations that were discussed to determine if they remained ongoing or were resolved:

207 ➤ Tax Collector Issue: Item was resolved as Ms. Cerbone emailed Mr. LaBoe the refund  
208 amount, which Accounting deposited upon receipt, without delay.

209 ➤ As to whether the District Manager's office improperly counted the number of LALP  
210 Development, LLC and DR Horton proxy votes available to cast at the Landowners' election or  
211 conducted the meeting properly, Ms. Cerbone noted that the attorney, Ms. Collier, provided  
212 the information to Mr. LaBoe; however, Mr. LaBoe still questioned the acreage amount.

213 ➤ Regarding whether using Unit 2 bond funds for Unit 1 expenses was valid, this was  
214 resolved, as Mr. Hays recalled that District Counsel confirmed that the mailbox was a proper  
215 expenditure.

216 ➤ Regarding whether the District Manager's office improperly billed DR Horton for the  
217 2015 and 2016 Debt Assessments and paid the wrong amount, Mr. LaBoe stated he had not  
218 received all the information he needed to determine if this issue was resolved.

219 Ms. Cerbone asked that further accusations about the District Manager cease. She  
220 stated that she twice provided the information to Mr. LaBoe, who refuses to converse via  
221 telephone, and she is unable to know if the information provided resolved his concerns without  
222 a response from him. She discussed management's process to correct mistakes quickly and  
223 stated that, via confirmation obtained from the Trustee, the CDD was not in default for any  
224 years, specifically for Fiscal Years 2015 and 2016. She noted Mr. Vericker's statement that, if  
225 the payment was not made, the District would be in default and noticed accordingly and the  
226 District would be in litigation today. She recalled that Mr. LaBoe previously raised questions  
227 regarding this matter, was provided all documentation, committed to providing his  
228 spreadsheet, even though incomplete, and has not provided any discrepancies to the  
229 documentation provided to him.

230 Discussion ensued regarding the following:

231 ➤ Mr. LaBoe waiting until November, when the Board is mostly resident controlled, to  
232 review documents and determine if the discounts given to DR Horton were appropriate.

233 ➤ Mr. LaBoe not providing his worksheet to Ms. Cerbone or DR Horton to identify if a  
234 discrepancy actually exists and needs to be corrected.

235 ➤ If a discrepancy existed, the Trustee, Bond Counsel, District Counsel and the Bond  
236 Underwriter, all licensed certified professionals, have not identified any errors

237 ➤ District Management's actions were addressed without delay.

238 Mr. Collins commented on Mr. LaBoe and other residents' actions in an email towards  
239 setting up litigation against the HOA and CDD that would continue to cause legal costs to  
240 increase. In response to another question from Mr. Collins, Ms. Cerbone noted that the Tax  
241 Collector's refund resulted from overbilling the District.

242 **Due to contentious discussions, Ms. Cerbone called point of order and recessed the**  
243 **meeting for 10 minutes and then reconvened the meeting.**

244 Speakers were asked to address a subject matter, rather than directing their comments  
245 towards an individual.

246 Mr. Hays recalled an outstanding issue and polled the individual Board Members;  
247 whereby, Mr. Peshkin, Mr. Watson and Mr. Sweater stated they were satisfied that the  
248 documents accurately reflect that the various tracts currently owned by the Developer will be  
249 turned over to the District and are not being retained by the Developer. Mr. LaBoe asked to see  
250 the documents Mr. Hays was referring to.

251 Mr. Collins asked if the CDD could use funding from one line item to offset one that  
252 exceeded budget. Ms. Cerbone replied affirmatively.

253

254 **On MOTION by Mr. Peshkin and seconded by Mr. Sweater, with all in favor, the**  
255 **Public Hearing was closed.**

256

257

258 Ms. Cerbone presented Resolution 2021-09.

259

260 **On MOTION by Mr. Watson and seconded by Mr. Hays, with Mr. Watson, Mr.**  
261 **Hays, Mr. Peshkin and Mr. Sweater in favor and Mr. LaBoe dissenting,**  
262 **Resolution 2021-09, Relating to the Annual Appropriations and Adopting the**  
263 **Budget for the Fiscal Year Beginning October 1, 2021, and Ending September**  
264 **30, 2022; Authorizing Budget Amendments; and Providing an Effective Date,**  
265 **was adopted. [Motion passed 4-1]**

266

267

268 TENTH ORDER OF BUSINESS Public Hearing to Hear Comments and  
269 Objections on the Imposition of  
270 Maintenance and Operation Assessments  
271 to Fund the Budget for Fiscal Year  
272 2021/2022, Pursuant to Florida Law  
273

274 **A. Proof/Affidavit of Publication**

275 The affidavit of publication was provided for informational purposes.

276 **B. Mailed Notice(s) to Property Owners**

277 A copy of the Mailed Notice was included for informational purposes.

278 **C. Consideration of Resolution 2021-10, Making a Determination of Benefit and Imposing**  
279 **Special Assessments for Fiscal Year 2021/2022; Providing for the Collection and**  
280 **Enforcement of Special Assessments; Certifying an Assessment Roll; Providing for**  
281 **Amendments to the Assessment Roll; Providing a Severability Clause; and Providing an**  
282 **Effective Date [4 minutes]**

283 Ms. Cerbone presented Resolution 2021-10. This Resolution directs Staff to prepare and  
284 transmit the lien roll to the Tax Collector for on-roll assessments and to direct bill the off-roll  
285 assessments, provides for future collection methods and allows the District Manager to amend  
286 the Assessment Roll. Ms. Steinerts explained the purpose of the Resolution, which requires the  
287 Board to follow Florida statutory requirements for imposing assessments, certifying the  
288 assessment roll and proceeding with the uniform method of collection, which authorizes the  
289 Property Appraiser to collect these assessments on the tax bill.

290 Mr. Watson asked if the \$224.92 assessment amount published in the Affidavit of  
291 Publication was higher than the O&M assessment amount in the proposed Fiscal Year 2022  
292 budget, in the event changes were made in this meeting. Ms. Cerbone replied affirmatively.

293

294 **On MOTION by Mr. Peshkin and seconded by Mr. Hays, with all in favor, the**  
295 **Public Hearing was opened.**

296

297

298 Mr. Collins asked what other line items increased, aside from legal fees, and if the  
299 budget was realistic or was expected to increase again next year. Ms. Cerbone stated that  
300 Supervisor fees, Management fees, contingency and insurance increased and noted there was a

301 unit count reduction, which Mr. Hays distributed earlier; the unit count reduction caused the  
302 HOA unit amount to increase to \$13. Mr. Watson stated that the increase is unknown;  
303 however, Professional Staff was asked what projects are upcoming and need funding.

304 A resident stated he was under the impression the CDD bond issue was a fixed amount  
305 and unaware of the provision to modify resident payments. Mr. Hays explained that the debt  
306 service portion of the assessment, which is the portion related to the bonds, is a fixed amount,  
307 per a preset schedule; however, the O&M portion of the budget could fluctuate.

308 A resident asked if CDD costs typically fluctuate. Ms. Cerbone replied affirmatively and  
309 stated that, for CDDs that contract with the HOA to maintain assets, fluctuations are typically  
310 minor. She hoped the open issues are resolved by next year so costs can stay the same or go  
311 down.

312 A resident asked how many years the budget has existed. Ms. Cerbone stated that the  
313 CDD was established in 2013 and a budget has existed since its inception. She would email the  
314 budgets for the last three years to him.

315

316 **On MOTION by Mr. Watson and seconded by Mr. Peshkin, with all in favor, the**  
317 **Public Hearing was closed.**

318

319

320

Ms. Cerbone presented Resolution 2021-10.

321

322 **On MOTION by Mr. Sweater and seconded by Mr. Hays, with Mr. Sweater, Mr.**  
323 **Hays, Mr. Watson and Mr. Peshkin in favor and Mr. LaBoe dissenting,**  
324 **Resolution 2021-10, Making a Determination of Benefit and Imposing Special**  
325 **Assessments for Fiscal Year 2021/2022; Providing for the Collection and**  
326 **Enforcement of Special Assessments; Certifying an Assessment Roll; Providing**  
327 **for Amendments to the Assessment Roll; Providing a Severability Clause; and**  
328 **Providing an Effective Date, was adopted. [Motion passed 4-1]**

329

330

331 **ELEVENTH ORDER OF BUSINESS**

332

333

334

335

**Presentation of Audited Financial Report  
for the Fiscal Year Ended September 30,  
2020, Prepared by McDirmit David [10  
minutes]**

336 Ms. Tammy Campbell, of McDirmit Davis, presented the Audited Financial Report for the  
 337 Fiscal Year Ending September 30, 2020. The audit was consistent with past audits. This was a  
 338 clean, unqualified audit; there were no findings, irregularities or instances of non-compliance.

339 Mr. Sweater wanted it recognized that there were not any notes requesting the District  
 340 to increase its controls.

341

342 **TWELFTH ORDER OF BUSINESS**

**Consideration of Resolution 2021-11,  
 Hereby Accepting the Audited Financial  
 Report for the Fiscal Year Ended  
 September 30, 2020**

343

344

345

346

347 Ms. Cerbone presented Resolution 2021-11.

348

349 **On MOTION by Mr. Peshkin and seconded by Mr. Hays, with all in favor,  
 350 Resolution 2021-11, Hereby Accepting the Audited Financial Report for the  
 351 Fiscal Year Ended September 30, 2020, was adopted.**

352

353

354 **THIRTEENTH ORDER OF BUSINESS**

**Consideration of Resolution 2021-12,  
 Designating Dates, Times and Locations for  
 Regular Meetings of the Board of  
 Supervisors of the District for Fiscal Year  
 2021/2022 and Providing for an Effective  
 Date**

355

356

357

358

359

360

361 Ms. Cerbone presented Resolution 2021-12. Discussion ensued regarding continuing to  
 362 hold meetings the 4<sup>th</sup> Wednesday of the month at 10:00 a.m., and deciding on a meeting  
 363 location. Holding meetings at the Clubhouse, as confirmation that the Clubhouse is open to  
 364 accepting reservations was received, meeting at Comfort Suites and meeting at the offices of  
 365 Vanguard Land, LLC, which can accommodate large groups, was discussed.

366 The Board agreed to open public comments.

367 Resident Alice Contardo asked why the Board would hold meetings somewhere other  
 368 than on Toscana property. It was noted that, while Developers are on the Board, it is typical  
 369 industry standard to hold meetings at their office.

370 The following changes were made to the Fiscal Year 2022 Meeting Schedule:

371 DATES, April through September: Change "2021" to "2022"

372 DATE, November: Insert "10"

373 DATE, December: Insert "8"

374 TIME: Insert "10:00 a.m." for all meetings

375 LOCATION: Insert "the Vanguard Offices, 6561 Palmer Park Circle, Suite B, Sarasota  
376 Florida 34238"

377

378 **On MOTION by Mr. Sweater and seconded by Mr. LaBoe, with Mr. Sweater and**  
379 **Mr. LaBoe in favor and Mr. Hays, Mr. Watson and Mr. Peshkin dissenting,**  
380 **Resolution 2021-12, Designating Dates, Times and Locations for Regular**  
381 **Meetings of the Board of Supervisors of the District for Fiscal Year 2021/2022,**  
382 **amended as specified above and holding meetings at the Toscana Isles**  
383 **Clubhouse, and Providing for an Effective Date, was not adopted. [Motion**  
384 **failed 2-3]**

385

386

387 **On MOTION by Mr. Watson and seconded by Mr. Peshkin, with Mr. Watson,**  
388 **Mr. Peshkin and Mr. Hays in favor and Mr. LaBoe and Mr. Sweater dissenting,**  
389 **Resolution 2021-12, Designating Dates, Times and Locations for Regular**  
390 **Meetings of the Board of Supervisors of the District for Fiscal Year 2021/2022,**  
391 **amended as specified above and holding meetings at the Vanguard Offices,**  
392 **6561 Palmer Park Circle, Suite B, Sarasota Florida 34238, and Providing for an**  
393 **Effective Date, was adopted. [Motion passed 3-2]**

394

395

396 The Fiscal Year 2021/2022 Meeting Schedule would be posted on the CDD website.

397

398 **FOURTEENTH ORDER OF BUSINESS**

**STAFF REPORTS [5 minutes]**

399

400 **A. District Counsel: *Straley Robin Vericker***

401 There was nothing to report.

402 **B. District Engineer: *AM Engineering, LLC***

403 There was no report.

404 **C. District Manager: *Wrathell, Hunt and Associates, LLC***

405 **I. Update from HOA Regarding Clubhouse Availability**

406 This item was addressed during the Thirteenth Order of Business and would be removed  
407 from future agendas.

408 II. NEXT MEETING DATE: August 9, 2021 at 10:00 A.M., at Comfort Suites Sarasota  
409 – Siesta Key, 5690 Honore Avenue, Sarasota, Florida 34233

410 • QUORUM CHECK

411 Discussion ensued regarding meeting at the Comfort Suites, as there would be no cost  
412 to the District but, if the location changed, the District would incur additional advertising costs.

413

414 On MOTION by Mr. LaBoe and seconded by Mr. Sweater, with Mr. Sweater and  
415 Mr. LaBoe in favor and Mr. Hays, Mr. Watson and Mr. Peshkin dissenting,  
416 holding the next two meetings at the Toscana Isles Clubhouse, was not  
417 approved. [Motion failed 2-3]

418

419

420 The next meeting will be held on August 9, 2021 at 10:00 a.m., at Comfort Suites  
421 Sarasota – Siesta Key, 5690 Honore Avenue, Sarasota, Florida 34233. The Fiscal Year 2021  
422 Meeting Schedule would remain as advertised and posted on the CDD website.

423

424 FIFTEENTH ORDER OF BUSINESS Board Members’ Comments/Requests [5  
425 minutes]

426

427 There being no Board Members’ Comments or requests, the next item followed.

428

429 SIXTEENTH ORDER OF BUSINESS Public Comments [5 minutes]

430

431 There were no public comments.

432

433 SEVENTEENTH ORDER OF BUSINESS Adjournment

434

435

436 On MOTION by Mr. Watson and seconded by Mr. Peshkin, with all in favor, the  
437 meeting adjourned at 12:09 p.m.

438

439

440

441

442

[SIGNATURES APPEAR ON THE FOLLOWING PAGE]



443

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447

448

449

450 \_\_\_\_\_  
Secretary/Assistant Secretary

\_\_\_\_\_ Chair/Vice Chair

**TOSCANA ISLES  
COMMUNITY DEVELOPMENT DISTRICT**

**10C**

## TOSCANA ISLES COMMUNITY DEVELOPMENT DISTRICT

### BOARD OF SUPERVISORS FISCAL YEAR 2020/2021 MEETING SCHEDULE

#### LOCATION(S)

*offices of Vanguard Land, LLC, 6561 Palmer Park Circle, Suite B, Sarasota, FL 34238*

<sup>1</sup>*Comfort Suites Sarasota – Siesta Key, 5690 Honore Avenue, Sarasota Florida, 34233*

DATE	POTENTIAL DISCUSSION/FOCUS	TIME
October 7, 2020	Regular Meeting	10:00 AM
October 21, 2020	Regular Meeting	10:00 AM
CALL IN NUMBER: <a href="tel:1-888-354-0094">1-888-354-0094</a> CONFERENCE ID: <a href="#">8518503</a>		
November 4, 2020 <b>CANCELED</b>	Regular Meeting	10:00 AM
November 18, 2020	Landowners' Meeting	10:00 AM
November 18, 2020	Regular Meeting	<i>immediately following Landowners' Meeting</i>
December 2, 2020	Regular Meeting	10:00 AM
December 16, 2020 <sup>1</sup>	Regular Meeting	10:00 AM
<i>Comfort Suites Sarasota – Siesta Key, 5690 Honore Avenue, Sarasota Florida, 34233</i>		
January 6, 2021 <b>CANCELED</b>	Regular Meeting	10:00 AM
January 27, 2021 <sup>1</sup>	Regular Meeting	10:00 AM
<i>Comfort Suites Sarasota – Siesta Key, 5690 Honore Avenue, Sarasota Florida, 34233</i>		
February 24, 2021	Regular Meeting	10:00 AM
<i>Venice - Nokomis Elks Lodge #1854, 1021 Discovery Way, Nokomis, Florida 34275</i>		
March 31, 2021 <sup>1</sup> <b>CANCELED</b>	Regular Meeting	10:00 AM
<i>Comfort Suites Sarasota – Siesta Key, 5690 Honore Avenue, Sarasota Florida, 34233</i>		
<b>FOR MEMBERS OF THE PUBLIC, DISTRICT STAFF AND SUPERVISORS UNABLE TO ATTEND IN PERSON, ASSUMING AN IN PERSON QUORUM OF THE BOARD</b>		
<b>Join Zoom Meeting</b> <a href="https://us02web.zoom.us/j/82149315701?pwd=cmRQV0psSU1M0VcUFTUmRKUkxRUT09">https://us02web.zoom.us/j/82149315701?pwd=cmRQV0psSU1M0VcUFTUmRKUkxRUT09</a> <b>Meeting ID:</b> 821 4931 5701 <b>Passcode:</b> 090381		
<b>Dial by your location:</b> +1 646 558 8656 <b>Meeting ID:</b> 821 4931 5701 <b>Passcode:</b> 090381		

<b>April 28, 2021<sup>1</sup></b>	<b>Regular Meeting</b>	<b>10:00 AM</b>
<i>Comfort Suites Sarasota – Siesta Key, 5690 Honore Avenue, Sarasota Florida, 34233</i>		
<b>June 16, 2021<sup>1</sup></b>	<b>Regular Meeting</b>	<b>10:00 AM</b>
<i>Comfort Suites Sarasota – Siesta Key, 5690 Honore Avenue, Sarasota Florida, 34233</i>		
<b>July 7, 2021<sup>1</sup></b> <i>rescheduled to July 14, 2021</i>	<b>Regular Meeting</b>	<b>10:00 AM</b>
<i>Comfort Suites Sarasota – Siesta Key, 5690 Honore Avenue, Sarasota Florida, 34233</i>		
<b>July 14, 2021<sup>1</sup></b>	<b>Regular Meeting</b>	<b>10:00 AM</b>
<i>Comfort Suites Sarasota – Siesta Key, 5690 Honore Avenue, Sarasota Florida, 34233</i>		
<b>August 9, 2021<sup>1</sup></b>	<b>Regular Meeting</b>	<b>10:00 AM</b>
<i>Comfort Suites Sarasota – Siesta Key, 5690 Honore Avenue, Sarasota Florida, 34233</i>		
<b>September 1, 2021<sup>1</sup></b>	<b>Regular Meeting</b>	<b>10:00 AM</b>
<i>Comfort Suites Sarasota – Siesta Key, 5690 Honore Avenue, Sarasota Florida, 34233</i>		