

**SAWGRASS VILLAGE
COMMUNITY DEVELOPMENT
DISTRICT**

NOVEMBER 19, 2025

AGENDA PACKAGE



2005 PAN AM CIRCLE, SUITE 300
TAMPA, FL 33067

Sawgrass Village Community Development District

Board of Supervisors

Carlos de la Ossa, Chairman
Nicholas Dister, Vice-Chairman
Austin Berns, Assistant Secretary
Ryan Motko, Assistant Secretary
Alberto Viera, Assistant Secretary

District Staff

Jayna Cooper, District Manager
Brian Lamb, District Secretary
John Vericker, District Counsel
Tonja Stewart, District Engineer
Rollamay Turkoane, District Manager
Jacqueline Gray, Administrative Assistant
Jonathan Sciortino, District Accountant
Arturo Gandarilla, Field Manager

Regular Meeting Agenda

The Regular Meetings of Sawgrass Village Community Development District will be held on **November 19, 2025, at 1:00 p.m. at the Eves Bend Clubhouse located at 4725 Los Robles Court, Palmetto, FL 34221**. For those who intend to call in below is the Team link information. Please let us know at least 24 hours in advance if you are planning to call into the meeting.

Microsoft Teams meeting: [Join the meeting now](#)

Meeting ID: 242 062 377 278 6 Passcode: 8QV78CY2
Call in # [+1 646-838-1601, 443559593#](#) Phone conference ID: 443 559 593#

All cellular phones and pagers must be turned off during the meeting.

REGULAR MEETINGS OF THE BOARD OF SUPERVISORS

1. **CALL TO ORDER/ROLL CALL**
2. **PUBLIC COMMENTS** (*Each individual has the opportunity to comment and is limited to three (3) minutes for such comment*)
3. **BUSINESS ITEMS**
 - A. Consideration of School Now Website Proposal
4. **CONSENT AGENDA**
 - A. Approval of Minutes of September 24, 2025 Regular Meeting
 - B. Consideration of Operation and Maintenance Expenditures September 2025
 - C. Acceptance of the Financials and Approval of the Check Register for September 2025
 - D. Ratification on Addendum First Amendment Management Service Master Agreement
 - E. Ratification on Addendum No 1 Aquatic Management Agreement
 - F. Ratification on Addendum No 2 Landscape & Irrigation Maintenance Agreement
5. **STAFF REPORTS**
 - A. District Counsel
 - B. District Accountant
 - C. District Engineer
 - D. District Manager
 - i. Community Inspection Report
6. **BOARD OF SUPERVISORS REQUESTS AND COMMENTS**
7. **ADJOURNMENT**

The next Meeting is scheduled for Wednesday, December 24, 2025 at 1:00 p.m.

Bill To:

Sawgrass Village CDD
Jayna Cooper
2005 Pan Am Circle, Suite 300 | Tampa, FL 33607
Tampa, Florida 33607

Shipping To:

Sawgrass Village CDD
Jayna Cooper
2005 Pan Am Circle, Suite 300 | Tampa, FL 33607
Tampa, Florida 33607

Product	Start Date	End Date	QTY	Unit	Unit Price	Discount	Subtotal
Year 1 Products & Services							
SchoolNow CMS	2025-11-14	2026-11-13	1	Number of Schools	\$60.00	\$0.00	\$60.00
SchoolNow ADA	2025-11-14	2026-11-13	1	Number of Schools	\$938.00	\$0.00	\$938.00
SchoolNow Service Fee	2025-11-14	2026-11-13	1	Number of Schools	\$615.00	\$0.00	\$615.00
							\$1,613.00
Professional Services and Set-Up							
SchoolNow Implementation			1	Number of Schools	\$1,512.00	\$0.00	\$1,512.00
							\$1,512.00

Subtotal **\$3,125.00**

Contract Total Value \$3,125.00

Term Summary	
Total Years	Autorenew Term
1.00	12
Successive years are subject to 5% annual uplift, which shall be reflected on renewal quote	

Payment Schedule	
Year	Invoice Due Date
Year 1	Within 30 Days of Invoice
Successive years are subject to 5% annual uplift, which shall be reflected on renewal quote	

Additional Notes:

The initial term of this Agreement (the "Initial Term") shall be the number of years listed in the above table and, if Auto-Renewal Term is indicated in the above table, the Agreement shall automatically renew for successive terms for the number of months indicated in the table (each a "Successive Term" and together with the Initial Term, the "Term") unless either Party provides written notice at least 60 days prior to the end of such Initial or Successive Term or this Agreement is terminated sooner pursuant to Termination section of the Master Services Agreement that governs this Order Form.

Additional Payment Terms

For SchoolStatus Attend, there is an additional \$2,500 SIS change fee if Customer changes SIS during the Subscription/ Order Term. The fee will be due upon SchoolStatus commencing with the implementation of the new SIS.

This Order Form and the pricing contained herein are valid for 60 days from the quote created date above. All payments are to be remitted to SchoolStatus, LLC at P.O. Box 771470 St. Louis, MO 63177-9816.

By signing below, you agree to our [Master Services Agreement](#), the [Data Processing Addendum](#), the [Terms and Conditions](#) below your signature, and (d) the terms of this Order Form ("Agreement"), which together constitute the entirety of our Agreement with your organization, unless (i) Customer has a currently-effective, existing MSA and/or DPA executed by SchoolStatus, in which case such existing MSA will govern rather than (a) and/or such existing DPA will govern rather than (b); or (ii) otherwise set forth herein.

Authorized Representative: Jayna Cooper**Signature:****Title:** _____**Date:** _____

**MINUTES OF MEETING
SAWGRASS VILLAGE
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of Sawgrass Village Community Development District was held on Wednesday September 24, 2025, and called to order at 1:16 p.m. at the Eves Bend Clubhouse located at 4725 Los Robles Court, Palmetto, FL 34221.

Present and constituting a quorum were:

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

Also present were:

Jayna Cooper	District Manager
Wesley Elias	District Manager <i>(via phone)</i>
Rollamay Turkoane	District Manager <i>(via phone)</i>
John Vericker	District Counsel
Tyson Waag	District Engineer

This is not a certified or verbatim transcript but rather represents the context and summary of the meeting. The full meeting is available in audio format upon request. Contact the District Office for any related costs for an audio copy.

FIRST ORDER OF BUSINESS

Call to Order/Roll Call

Ms. Cooper called the meeting to order, and a quorum was established.

SECOND ORDER OF BUSINESS

Public Comments

There being no members of the public present, the next order of business followed.

THIRD ORDER OF BUSINESS

Business Items

A. Consideration of Goals & Objectives

On MOTION by Mr. de la Ossa seconded by Mr. Viera, with all in favor, Goals & Objectives, was approved. 5-0

B. Consideration of FY 2025-2026 Operations & Maintenance Budget Funding Agreement

On MOTION by Mr. de la Ossa seconded by Mr. Viera, with all in favor, FY 2025-2026 Operations & Maintenance Budget Funding Agreement, in the amount of \$664,057.00, was approved. 5-0

FOURTH ORDER OF BUSINESS

Consent Agenda

- A. Approval of Minutes of August 27, 2025 Regular Meeting**
- B. Consideration of Operation and Maintenance Expenditures August 2025**
- C. Acceptance of the Financials and Approval of the Check Register for August 2025**
- D. Ratification of Sawgrass Village CDD #1599-01: Special Warranty Deed**

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

FIFTH ORDER OF BUSINESS

Staff Reports

A. District Counsel

Mr. Vericker requested updates on Deeds.

B. District Engineer

There being no report, the next item followed.

C. District Manager

Ms. Cooper mentioned more activity with landscaping recommending Field Services.

SIXTH ORDER OF BUSINESS

Board of Supervisors' Requests and Comments

There being none, the next order of business followed.

SEVENTH ORDER OF BUSINESS

Adjournment

There being no further business,

On MOTION by Mr. de la Ossa seconded by Mr. Viera, with all in favor the meeting, was adjourned at 1:18 pm. 5-0

Jayna Cooper
District Manager

Carlos de la Ossa
Chairperson

Sawgrass Village
Summary of Operations and Maintenance Invoices

Vendor	Invoice Date	Invoice/Account Number	Amount	Invoice Total	Comments/Description
Monthly Contract					
DOWN TO EARTH LANDSCAPE & IRRIGATION	8/1/2025	148952	\$4,730.23	\$4,730.23	LANDSCAPING CONTRACT
DOWN TO EARTH LANDSCAPE & IRRIGATION	7/1/2025	146741	\$4,548.30	\$4,548.30	LANDSCAPING CONTRACT
INFRAMARK LLC	9/5/2025	158203	\$750.00		ACCOUNTING SVCS
INFRAMARK LLC	9/5/2025	158203	\$375.00		ADMIN SVCS
INFRAMARK LLC	9/5/2025	158203	\$100.00		FINANCIAL & REVENUE COLLECTION
INFRAMARK LLC	9/5/2025	158203	\$50.00		RENTAL & LEASES
INFRAMARK LLC	9/5/2025	158203	\$50.00		TECH/DATA STORAGE
INFRAMARK LLC	9/5/2025	158203	\$100.00		WEBSITE MAINT
INFRAMARK LLC	9/5/2025	158203	\$1,250.01		DISSEMINATION SERVICES
INFRAMARK LLC	9/5/2025	158203	\$200.00	\$2,875.01	RECORDING SECRETARY
SITEX AQUATICS, LLC	9/1/2025	10191-B	\$2,312.00	\$2,312.00	AQUATIC MAINTENANCE SEPTEMBER 2025
TREE FARM 2, INC. DBA CORNERSTONE SOLUTIONS GROUP	9/1/2025	10-196724	\$9,794.00	\$9,794.00	LANDSCAPE MAINTENANCE
Monthly Contract Subtotal			\$24,259.54	\$24,259.54	
Utilities					
INFRAMARK LLC	9/5/2025	158203	\$2,083.33	\$2,083.33	DISTRICT MANAGEMENT
MANTATEE COUNTY UTILITIES DEPARTMENT	8/28/2025	082825-9293	\$681.31	\$681.31	WATER
MANTATEE COUNTY UTILITIES DEPARTMENT	8/28/2025	082825-9295	\$439.64	\$439.64	WATER
MANTATEE COUNTY UTILITIES DEPARTMENT	8/28/2025	082825-9296	\$377.27	\$377.27	WATER
MANTATEE COUNTY UTILITIES DEPARTMENT	9/4/2025	090425-9300	\$97.24	\$97.24	WATER
MANTATEE COUNTY UTILITIES DEPARTMENT	9/4/2025	090425-9305	\$773.06	\$773.06	WATER
Utilities Subtotal			\$4,451.85	\$4,451.85	
Regular Services					
ALBERTO VIERA	9/24/2025	AV-092425	\$200.00	\$200.00	BOARD 9/24/25
AUSTIN BERNS	9/24/2025	AB-092425	\$200.00	\$200.00	BOARD 9/24/25
CARLOS DE LA OSSA	9/24/2025	CO-092425	\$200.00	\$200.00	BOARD 9/24/25
EGIS INSURANCE	9/8/2025	090825-1332	\$6,012.00	\$6,012.00	INSURANCE
INFRAMARK LLC	8/28/2025	157235	\$4.29	\$4.29	POSTAGE
NICHOLAS J. DISTER	9/24/2025	ND-092425	\$200.00	\$200.00	BOARD 9/24/25
RYAN MOTKO	9/24/2025	RM-092425	\$200.00	\$200.00	BOARD 9/24/25
Regular Services Subtotal			\$7,016.29	\$7,016.29	
Additional Services					

Sawgrass Village
Summary of Operations and Maintenance Invoices

Vendor	Invoice Date	Invoice/Account Number	Amount	Invoice Total	Comments/Description
SPEAREM ENTERPRISES LLC	9/12/2025	6260	\$1,050.00	\$1,050.00	Pressure Washing
TREE FARM 2, INC. DBA CORNERSTONE SOLUTIONS GROUP	9/1/2025	10-196727	\$865.00	\$865.00	LANDSCAPE MAINTENANCE
Additional Services Subtotal			\$1,915.00	\$1,915.00	
TOTAL			\$37,642.68	\$37,642.68	

Down to Earth
PO Box 72701
Cleveland, Ohio 44192-0002
(321) 263-2700



Invoice: #148952
August 2025

Customer

Sawgrass Village CDD
Inframark Management Services
2654 Cypress Ridge Blvd, Suite 101

Wesley Chapel, FL 33544

Property / Project Address

Sawgrass Village CDD

, FL

Project/Job

Sawgrass Village CDD Contract (2025)
Estimate # 103546

Invoice Date

8/1/2025

Date Due

8/31/2025

Terms

Net 30

Customer PO #

Invoice Details				
Description of Services & Items	Unit	Quantity	Rate	Amount
#103546 - Sawgrass Village CDD Contract (2025) August 2025				\$4,730.23

<div><p>Billing Questions rhonda.culotta@down2earthinc.com (904) 780-2257</p><p>Visit us at https://dtelandscape.com for all other questions or concerns.</p></div>	To view invoices and to make payment by credit card, please click the link below. A processing fee of 2.75% will be added to all credit card payments. DTElandscape.propertyserviceportal.com		Subtotal	\$4,730.23
	To make payment by ACH (electronic check payments), please click the link below. No processing fee will be added. https://huntington.billeriq.com/ebpp/DownToEarth/		Sales Tax	\$0.00
			Total	\$4,730.23
			Credits/Payments	(\$0.00)
			Balance Due	\$4,730.23

Down to Earth
PO Box 72701
Cleveland, Ohio 44192-0002
(321) 263-2700



Invoice: #146741
July 2025
PAST DUE

Customer
Sawgrass Village CDD
Inframark Management Services
2654 Cypress Ridge Blvd, Suite 101

Wesley Chapel, Florida 33544

Property / Project Address
Sawgrass Village CDD

, FL

Project/Job	Invoice Date	Date Due	Terms	Customer PO #
Sawgrass Village CDD Contract (2025) Estimate # 103546	7/1/2025	7/31/2025	Net 30	

Invoice Details				
Description of Services & Items	Unit	Quantity	Rate	Amount
#103546 - Sawgrass Village CDD Contract (2025) July 2025				\$4,548.30

<div>Billing Questions rhonda.culotta@down2earthinc.com (904)-780-2257 Visit us at https://dtelandscape.com for all other questions or concerns.</div>	To view invoices and to make payment by credit card, please click the link below. A processing fee of 2.75% will be added to all credit card payments. DTElandscape.propertyserviceportal.com		Subtotal	\$4,548.30
	To make payment by ACH (electronic check payments), please click the link below. No processing fee will be added. https://huntington.billieriq.com/ebpp/DownToEarth/		Sales Tax	\$0.00
			Total	\$4,548.30
			Credits/Payments	(\$0.00)
			Balance Due	\$4,548.30



2002 West Grand Parkway North
Suite 100
Katy, TX 77449

INVOICE#

158203

CUSTOMER ID

C4801

PO#

INVOICE

DATE

9/5/2025

NET TERMS

Due On Receipt

DUE DATE

9/5/2025

BILL TO

Sawgrass Village Community
Development District
2005 Pan Am Cir Ste 300
Tampa FL 33607-6008
United States

Services provided for the Month of: September 2025

DESCRIPTION	QTY	UOM	RATE	MARKUP	AMOUNT
Accounting Services	1	Ea	750.00		750.00
Administration	1	Ea	375.00		375.00
District Management	1	Ea	2,083.33		2,083.33
Financial & Revenue Collection	1	Ea	100.00		100.00
Recording Secretary	1	Ea	200.00		200.00
Rental & Leases	1	Ea	50.00		50.00
Technology/Data Storage	1	Ea	50.00		50.00
Website Maintenance / Admin	1	Ea	100.00		100.00
Dissemination Services	3	Ea	416.67		1,250.01
Subtotal					4,958.34

Subtotal	\$4,958.34
-----------------	------------

Tax	\$0.00
------------	--------

Total Due	\$4,958.34
------------------	------------

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

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

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

Account Name: INFRAMARK, LLC

ACH - Bank Routing Number: 111000614 / Account Number: 912593196

Wire - Bank Routing Number: 021000021 / SWIFT Code: CHASUS33 / Account Number: 912593196

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

INVOICE

Sitex Aquatics, LLC
PO Box 917
Parrish, FL 34219

office@sitexaquatics.com
+1 (813) 564-2322



Bill to
Sawgrass Village CDD
Inframark
2654 Cypress Ridge Blvd suite 101
Wesley Chapel, FL 33544

Invoice details

Invoice no.: 10191-b
Terms: Net 30
Invoice date: 09/01/2025
Due date: 10/01/2025

#	Date	Product or service	Description	Qty	Rate	Amount
1.		Aquatic Maintenance	Monthly Lake Maintenance 2x a Month: 18 Waterways	1	\$2,312.00	\$2,312.00
					Total	\$2,312.00

Invoice

Tree Farm 2, Inc.
DBA Cornerstone Solutions Group
14620 Bellamy Brothers Blvd Dade City, FL 33525
Phone 866-617-2235 Fax 866-929-6998
AR@CornerstoneSolutionsGroup.com
Tax ID: 61-1632592
www.CornerstoneSolutionsGroup.com

Date	Invoice #
9/1/2025	10-196724

Invoice Created By

Bill To
Sawgrass Village CDD c/o Inframark Attn: District Mgr Janyna Cooper 2005 Pan Am Circle, Suite 300 Tampa, FL 33607

Field Mgr/Super:	
Ship To	Oakfield Lakes Phase 1 Parrish, FL

P.O. No.	W.O. No.	Account #	Cost Code	Terms	Project	
				Net 15	SWGV4454 - Sawgrass Village	
Quantity	Description		U/M	Rate	Serviced Date	Amount
1	Monthly Contracted Landscape Maintenance Services. Services include General Maintenance			6,200.00	9/1/2025	6,200.00
1	Monthly Contracted Landscape Maintenance Services. Services include Fertilizer and Pest Control Turf			934.00	9/1/2025	934.00
1	Monthly Contracted Landscape Maintenance Services. Services include Fertilizer and Pest Control Tree/Shrub			687.00	9/1/2025	687.00
1	Monthly Contracted Landscape Maintenance Services. Services include Irrigation Maintenance (Wet Checks)			1,481.00	9/1/2025	1,481.00
1	Monthly Contracted Landscape Maintenance Services. Services include Annual Flowers			492.00	9/1/2025	492.00

Accounts over 60 days past due will be subject to credit hold and services may be suspended. All past due amounts are subject to interest at 1.5% per month plus costs of collection including attorney fees if incurred.

Total	\$9,794.00
Payments/Credits	\$0.00
Balance Due	\$9,794.00

MCUD

MANATEE COUNTY UTILITIES DEPARTMENT
P. O. BOX 25010
BRADENTON, FL 34206-5010

Visit: mymanatee.org/utilities

Call: (941) 792-8811



SAWGRASS VILLAGE CDD
10409 SAWGRASS RD

Amount Due **\$904.33**Please Pay By **18-Sep-2025**Account Number **100239293****TO AVOID DISCONNECTION, THE PAST DUE AMOUNT MUST BE PAID IMMEDIATELY****Account Summary**

Previous Amount Due	\$323.24
Payments Received	-\$100.22
Past Due Amount	\$223.02
Contract Charges	\$681.31
Total Amount Due	\$904.33

Usage Profile (Consumption x 1000 = GAL)**Meter Number 61371711**

Begin Date:	Begin Read:	End Date:	End Read:	Period Consumption:
07/22	4966	08/21	19462	1,449.6 kgal

Important Information

- Manatee County Garbage services are changing October 6! Learn more: www.mymanatee.org/bigbin

Charge Details

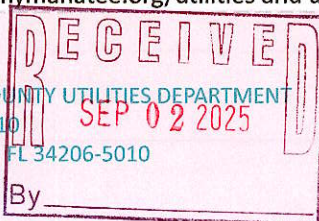
Service Period 07/22 - 08/21 (31 Days)

Common Area Reclaim (Meter # 61371711) (07/22 - 08/21)

Reclaim Usage 1,449.6 kgal x \$0.47 \$681.31

Total New Charges \$681.31**Past Due Amount \$223.02****Total Amount Due \$904.33****View & Pay Your Bill Online:** Visit mymanatee.org/utilities and use your activation code **151G5J3B** (do not share this code)

MANATEE COUNTY UTILITIES DEPARTMENT
P.O. BOX 25010
BRADENTON, FL 34206-5010



SERVICE ADDRESS	10409 SAWGRASS RD
ACCOUNT NUMBER	100239293
BILLING DATE	28-Aug-2025
DUE DATE	18-Sep-2025
TOTAL AMOUNT DUE	\$904.33



CHANGE OF MAILING ADDRESS
(Check Box and See Reverse Side)

AMOUNT PAID

ADDRESSEE:

MAKE CHECKS PAYABLE TO MCUD

MT80829A 6630 1 MB 0.672
7000006682 00.0021.0214 6630/1



SAWGRASS VILLAGE CDD
2005 PAN AM CIR SUITE 300
TAMPA FL 33607-6008



MANATEE COUNTY UTILITIES DEPARTMENT
PO BOX 25350
BRADENTON, FL 34206-5350



MANATEE COUNTY UTILITIES DEPARTMENT
P. O. BOX 25010
BRADENTON, FL 34206-5010



Visit: mymanatee.org/utilities
Call: (941) 792-8811

SAWGRASS VILLAGE CDD
10185 SAWGRASS RD



Amount Due	\$439.64
Please Pay By	18-Sep-2025
Account Number	100239295



Account Summary	
Previous Amount Due	\$1,137.21
Payments Received	-\$1,137.21
Balance Forward	\$0.00
Contract Charges	\$439.64
Total Amount Due	\$439.64

Usage Profile (Consumption x 1000 = GAL)				
Meter Number 61371710				
Begin Date:	Begin Read:	End Date:	End Read:	Period Consumption:
07/22	22465	08/21	31819	935.4 kgal

Important Information	
<ul style="list-style-type: none"> Manatee County Garbage services are changing October 6! Learn more: www.mymanatee.org/bigbin 	

Charge Details		Service Period 07/22 - 08/21 (31 Days)
Common Area Reclaim (Meter # 61371710) (07/22 - 08/21)		
Reclaim Usage	935.4 kgal x \$0.47	\$439.64
Total New Charges		\$439.64
Total Amount Due		\$439.64

View & Pay Your Bill Online: Visit mymanatee.org/utilities and use your activation code **DQ33GS26** (do not share this code)



MANATEE COUNTY UTILITIES DEPARTMENT
P.O. BOX 25010
BRADENTON, FL 34206-5010

SERVICE ADDRESS	10185 SAWGRASS RD
ACCOUNT NUMBER	100239295
BILLING DATE	28-Aug-2025
DUE DATE	18-Sep-2025
TOTAL AMOUNT DUE	\$439.64

☐ CHANGE OF MAILING ADDRESS
(Check Box and See Reverse Side)

AMOUNT PAID

ADDRESSEE:

MAKE CHECKS PAYABLE TO MCUD

MT80829A 6630 1 MB 0.672
7000006683 00.0021.0214 6630/2

SAWGRASS VILLAGE CDD
2005 PAN AM CIR SUITE 300
TAMPA, FL 33607



MANATEE COUNTY UTILITIES DEPARTMENT
PO BOX 25350
BRADENTON, FL 34206-5350

MCUD

MANATEE COUNTY UTILITIES DEPARTMENT
P. O. BOX 25010
BRADENTON, FL 34206-5010



Visit: mymanatee.org/utilities
Call: (941) 792-8811

SAWGRASS VILLAGE CDD
9711 SAWGRASS RD



Amount Due	\$377.27
Please Pay By	18-Sep-2025
Account Number	100239296

Account Summary

Previous Amount Due	\$1,171.37
Payments Received	-\$1,171.37
Balance Forward	\$0.00
Contract Charges	\$377.27
Total Amount Due	\$377.27

Usage Profile (Consumption x 1000 = GAL)**Meter Number 61371703**

Begin Date:	Begin Read:	End Date:	End Read:	Period Consumption:
07/22	23380	08/20	31407	802.7 kgal

Important Information

- Manatee County Garbage services are changing October 6! Learn more: www.mymanatee.org/bigbin

Charge Details

Service Period 07/22 - 08/20 (30 Days)

Common Area Reclaim (Meter # 61371703) (07/22 - 08/20)

Reclaim Usage	802.7 kgal x \$0.47	\$377.27
Total New Charges		\$377.27

Total Amount Due	\$377.27
-------------------------	-----------------

View & Pay Your Bill Online: Visit mymanatee.org/utilities and use your activation code **6N6IXSQN** (do not share this code)



MANATEE COUNTY UTILITIES DEPARTMENT
P.O. BOX 25010
BRADENTON, FL 34206-5010

SERVICE ADDRESS	9711 SAWGRASS RD
ACCOUNT NUMBER	100239296
BILLING DATE	28-Aug-2025
DUE DATE	18-Sep-2025
TOTAL AMOUNT DUE	\$377.27

☐ CHANGE OF MAILING ADDRESS
(Check Box and See Reverse Side)

AMOUNT PAID

ADDRESSEE:

MAKE CHECKS PAYABLE TO MCUD

MT80829A 6630 1 MB 0.672
7000006684 00.0021.0214 6630/3

SAWGRASS VILLAGE CDD
2005 PAN AM CIR SUITE 300
TAMPA, FL 33607



MANATEE COUNTY UTILITIES DEPARTMENT
PO BOX 25350
BRADENTON, FL 34206-5350

MCUD

MANATEE COUNTY UTILITIES DEPARTMENT
P. O. BOX 25010
BRADENTON, FL 34206-5010



Visit: mymanatee.org/utilities
Call: (941) 792-8811



SAWGRASS VILLAGE CDD
11219 SAWGRASS RD

Amount Due	\$97.24
Please Pay By	25-Sep-2025
Account Number	100239300

Account Summary

Previous Amount Due	\$32.57
Payments Received	-\$32.57
Balance Forward	\$0.00
Contract Charges	\$97.24
Total Amount Due	\$97.24

Usage Profile (Consumption x 1000 = GAL)**Meter Number 61374173**

Begin Date	Begin Read	End Date	End Read	Period Consumption
07/22	693	08/20	2762	206.9 kgal

Charge Details

Service Period 07/22 - 08/20 (30 Days)

Common Area Reclaim (Meter # 61374173) (07/22 - 08/20)

Reclaim Usage 206.9 kgal x \$0.47 \$97.24

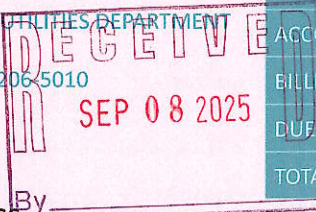
Total New Charges \$97.24**Total Amount Due \$97.24****Important Information**

- Upcoming Changes to Utility Payment Processing :Beginning September 1, 2025, mailed payments must include a copy of the bill stub or the appropriate account number. Payments for multiple bill stubs being paid with one check, must include the total dollar amount written on each bill stub. Payments received without this information will not be processed and will be returned. A late fee may apply, or service interruption may occur for delinquent accounts.

View & Pay Your Bill Online: Visit mymanatee.org/utilities and use your activation code **5WFSZLKC** (do not share this code)



MANATEE COUNTY UTILITIES DEPARTMENT
P.O. BOX 25010
BRADENTON, FL 34206-5010



SERVICE ADDRESS	11219 SAWGRASS RD
ACCOUNT NUMBER	100239300
BILLING DATE	04-Sep-2025
DUE DATE	25-Sep-2025
TOTAL AMOUNT DUE	\$97.24



CHANGE OF MAILING ADDRESS
(Check Box and See Reverse Side)

AMOUNT PAID

ADDRESSEE:

MAKE CHECKS PAYABLE TO MCUD

MT80905A 2650 1 AB 0.641
7000002795 00.0011.0102 2650/1



SAWGRASS VILLAGE CDD
2005 PAN AM CIR SUITE 300
TAMPA FL 33607-6008

MANATEE COUNTY UTILITIES DEPARTMENT
PO BOX 25350
BRADENTON, FL 34206-5350



MANATEE COUNTY UTILITIES DEPARTMENT
P. O. BOX 25010
BRADENTON, FL 34206-5010



Visit: mymanatee.org/utilities
Call: (941) 792-8811



SAWGRASS VILLAGE CDD
10852 SAWGRASS RD

Amount Due	\$773.06
Please Pay By	25-Sep-2025
Account Number	100239305



Account Summary	
Previous Amount Due	\$284.59
Payments Received	-\$284.59
Balance Forward	\$0.00
Contract Charges	\$773.06
Total Amount Due	\$773.06

Usage Profile (Consumption x 1000 = GAL)				
Meter Number 61371702				
Begin Date:	Begin Read:	End Date:	End Read:	Period Consumption:
07/22	6206	08/20	22654	1,644.8 kgal

Important Information	
<ul style="list-style-type: none"> Upcoming Changes to Utility Payment Processing :Beginning September 1, 2025, mailed payments must include a copy of the bill stub or the appropriate account number. Payments for multiple bill stubs being paid with one check, must include the total dollar amount written on each bill stub. Payments received without this information will not be processed and will be returned. A late fee may apply, or service interruption may occur for delinquent accounts. 	

Charge Details		Service Period 07/22 - 08/20 (30 Days)	
Common Area Reclaim (Meter # 61371702) (07/22 - 08/20)			
Reclaim Usage	1,644.8 kgal x \$0.47		\$773.06
Total New Charges			\$773.06
Total Amount Due			\$773.06

View & Pay Your Bill Online: Visit mymanatee.org/utilities and use your activation code **6SWW7E3Z** (do not share this code)

<p>MANATEE COUNTY UTILITIES DEPARTMENT P.O. BOX 25010 BRADENTON, FL 34206-5010</p>	SERVICE ADDRESS	10852 SAWGRASS RD
	ACCOUNT NUMBER	100239305
	BILLING DATE	04-Sep-2025
	DUE DATE	25-Sep-2025
	TOTAL AMOUNT DUE	\$773.06
<input type="checkbox"/> CHANGE OF MAILING ADDRESS (Check Box and See Reverse Side)		AMOUNT PAID
ADDRESSEE:		MAKE CHECKS PAYABLE TO MCUD

MT80905A 2650 1 AB 0.641
7000002796 00.0011.0102 2650/2

SAWGRASS VILLAGE CDD
2005 PAN AM CIR SUITE 300
TAMPA, FL 33607



MANATEE COUNTY UTILITIES DEPARTMENT
PO BOX 25350
BRADENTON, FL 34206-5350

BOARD OF SUPERVISORS

District Name: Sawgrass Village

Board Meeting Date: September 24, 2025

		In Attend ance Please X	Paid
1	Carlos de la Ossa	x	\$200.00
2	Nick Dister	x	\$200.00
3	Ryan Motko	x	\$200.00
4	Austin Berns	x	\$200.00
5	Alberto Viera	x	\$200.00

The supervisors present at the above referenced meeting should be compensated

Approved for payment:

J ayna Cooper

District Manager Signature

9/25/2025

Date

BOARD OF SUPERVISORS

District Name: Sawgrass Village

Board Meeting Date: September 24, 2025

	Name	In Attend ance Please X	Paid
1	Carlos de la Ossa	x	\$200.00
2	Nick Dister	x	\$200.00
3	Ryan Motko	x	\$200.00
4	Austin Berns	x	\$200.00
5	Alberto Viera	x	\$200.00

The supervisors present at the above referenced meeting should be compensated

Approved for payment:

J ayna Cooper

District Manager Signature

9/25/2025

Date

BOARD OF SUPERVISORS

District Name: Sawgrass Village

Board Meeting Date: September 24, 2025

	Name	In Attend ance Please X	Paid
1	Carlos de la Ossa	x	\$200.00
2	Nick Dister	x	\$200.00
3	Ryan Motko	x	\$200.00
4	Austin Berns	x	\$200.00
5	Alberto Viera	x	\$200.00

The supervisors present at the above referenced meeting should be compensated

Approved for payment:

J ayna Cooper

District Manager Signature

9/25/2025

Date



INVOICE

Customer	Sawgrass Village CDD
Acct #	1332
Date	09/08/2025
Customer Service	Christina Wood
Page	1 of 1

Sawgrass Village CDD
c/o Inframark fka Meritus
2005 Pan Am Circle, Ste 300
Tampa, FL 33607

Payment Information	
Invoice Summary	\$ 6,012.00
Payment Amount	
Payment for:	Invoice#29069
1001251007	

Thank You

Please detach and return with payment



Customer: Sawgrass Village CDD

Invoice	Effective	Transaction	Description	Amount
29069	10/01/2025	Renew policy	Policy #1001251007 10/01/2025-10/01/2026 Florida Insurance Alliance Package - Renew policy Due Date: 9/8/2025	6,012.00

Please Remit Payment To:
 Egis Insurance and Risk Advisors
 P.O. Box 748555

Total
\$ 6,012.00

Thank You

FOR PAYMENTS SENT OVERNIGHT: Bank of America Lockbox Services, Lockbox 748555, 6000 Feldwood Rd. College Park, GA 30349
 TO PAY VIA ACH: Accretive Global Insurance Services LLC
 Routing ACH: 121000358 Account: 1291776914

Remit Payment To: Egis Insurance Advisors	(321)233-9939	Date
P.O. Box 748555		09/08/2025
Atlanta, GA 30374-8555	accounting@egisadvisors.com	



2002 West Grand Parkway North
Suite 100
Katy, TX 77449

INVOICE#

157235

CUSTOMER ID

C4801

PO#

INVOICE

DATE

8/28/2025

NET TERMS

Due On Receipt

DUE DATE

8/28/2025

BILL TO

Sawgrass Village Community
Development District
2005 Pan Am Cir Ste 300
Tampa FL 33607-6008
United States

Services provided for the Month of: July 2025

DESCRIPTION	QTY	UOM	RATE	MARKUP	AMOUNT
Postage	6	Ea	0.72		4.29
Subtotal					4.29

Subtotal

\$4.29

Tax

\$0.00

Total Due

\$4.29

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

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

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

Account Name: INFRAMARK, LLC

ACH - Bank Routing Number: 111000614 / Account Number: 912593196

Wire - Bank Routing Number: 021000021 / SWIFT Code: CHASUS33 / Account Number: 912593196

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

BOARD OF SUPERVISORS

District Name: Sawgrass Village

Board Meeting Date: September 24, 2025

	Name	In Attend ance Please X	Paid
1	Carlos de la Ossa	x	\$200.00
2	Nick Dister	x	\$200.00
3	Ryan Motko	x	\$200.00
4	Austin Berns	x	\$200.00
5	Alberto Viera	x	\$200.00

The supervisors present at the above referenced meeting should be compensated

Approved for payment:

J ayna Cooper

District Manager Signature

9/25/2025

Date

BOARD OF SUPERVISORS

District Name: Sawgrass Village

Board Meeting Date: September 24, 2025

	Name	In Attend ance Please X	Paid
1	Carlos de la Ossa	x	\$200.00
2	Nick Dister	x	\$200.00
3	Ryan Motko	x	\$200.00
4	Austin Berns	x	\$200.00
5	Alberto Viera	x	\$200.00

The supervisors present at the above referenced meeting should be compensated

Approved for payment:

J ayna Cooper

District Manager Signature

9/25/2025

Date

INVOICE

Spearem Enterprises, LLC
7842 Land O' Lakes Blvd. #335
Land O' Lakes, FL 34638

spearem.jmb@gmail.com
+1 (813) 997-8101



Bill to
sawgrass village CDD
sawgrass village CDD
2005 pan am circle
tampa, fl

Ship to
sawgrass village CDD
sawgrass village CDD
2005 pan am circle
tampa, fl

Invoice details

Invoice no.: 6260
Terms: Net 15
Invoice date: 09/12/2025
Due date: 09/27/2025

#	Date	Product or service	Description	Qty	Rate	Amount
1.		Labor	Sawgrass rd. pressure wash 2 round-a-bouts along saw grass rd removing all debris and sand	1	\$1,050.00	\$1,050.00

Total \$1,050.00

Note to customer

Thank You! We Appreciate Your Business.

Tree Farm 2, Inc.
DBA Cornerstone Solutions Group

14620 Bellamy Brothers Blvd Dade City, FL 33525

Phone 866-617-2235 Fax 866-929-6998

AR@CornerstoneSolutionsGroup.com

Tax ID: 61-1632592

www.CornerstoneSolutionsGroup.com

Date	Invoice #
9/1/2025	10-196727

Invoice Created By

Bill To	
Sawgrass Village CDD c/o Inframark Attn:District Mgr Janyrna Cooper 2005 Pan Am Circle, Suite 300 Tampa, FL 33607	

Field Mgr/Super:	
Ship To	
Oakfield Lakes Phase 1	
Parrish, FL	

P.O. No.		W.O. No.	Account #	Cost Code	Terms	Project	
					Net 15	SWG4454 - Sawgrass Village	
Quantity	Description			U/M	Rate	Serviced Date	Amount
1	maintenance services for Green area				865.00	9/1/2025	865.00

Accounts over 60 days past due will be subject to credit hold and services may be suspended. All past due amounts are subject to interest at 1.5% per month plus costs of collection including attorney fees if incurred.

Total	\$865.00
Payments/Credits	\$0.00
Balance Due	\$865.00

Sawgrass Village Community Development District

Financial Statements
(Unaudited)

Period Ending
September 30, 2025

Prepared by:



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

SAWGRASS VILLAGE

Balance Sheet

As of September 30, 2025

(In Whole Numbers)

					SERIES 2023	SERIES 2023	SERIES 2024				
	GENERAL	SERIES 2023	SERIES 2023	SERIES 2024	CAPITAL	AA2 CAPITAL	AA3 CAPITAL	GENERAL	GENERAL		
ACCOUNT DESCRIPTION	FUND	DEBT SERVICE	AA2 DEBT	AA3 DEBT	PROJECTS	PROJECTS	PROJECTS	FIXED ASSETS	LONG-TERM		TOTAL
	FUND	FUND	SERVICE FUND	SERVICE FUND	FUND	FUND	FUND	FUND	DEBT FUND		
ASSETS											
Cash - Operating Account	\$ 148,200	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	148,200
Accounts Receivable	50,000	-	-	-	-	-	-	-	-	-	50,000
Due From Developer	3,527	-	-	-	-	-	-	-	-	-	3,527
Due From Other Funds	-	642,196	-	-	2,247	-	-	-	-	-	644,443
Investments:											
Acq. & Construction - Other	-	-	-	-	-	-	423,835	-	-	-	423,835
Acquisition & Construction Account	-	-	-	-	49,858	30,580	1,089	-	-	-	81,527
Prepayment Account	-	-	-	75	-	-	-	-	-	-	75
Reserve Fund	-	1,315,378	1,060,444	309,173	-	-	-	-	-	-	2,684,995
Revenue Fund	-	732,046	25,316	347,754	-	-	-	-	-	-	1,105,116
Prepaid Insurance	6,012	-	-	-	-	-	-	-	-	-	6,012
Fixed Assets											
Construction Work In Process	-	-	-	-	-	-	-	19,163,323	-	-	19,163,323
Amount Avail In Debt Services	-	-	-	-	-	-	-	-	1,315,378	-	1,315,378
Amount To Be Provided	-	-	-	-	-	-	-	-	39,829,622	-	39,829,622
TOTAL ASSETS	\$ 207,739	\$ 2,689,620	\$ 1,085,760	\$ 657,002	\$ 52,105	\$ 30,580	\$ 424,924	\$ 19,163,323	\$ 41,145,000	\$ 65,456,053	
LIABILITIES											
Accounts Payable	\$ 23,413	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	23,413
Unearned Revenue	2,056	-	-	-	-	-	-	-	-	-	2,056
Bonds Payable - Series 2023	-	-	-	-	-	-	-	-	18,455,000	-	18,455,000
Bonds Payable - Series 2022A-2	-	-	-	-	-	-	-	-	13,990,000	-	13,990,000
Bonds Payable - Series 2024	-	-	-	-	-	-	-	-	8,700,000	-	8,700,000
Due To Other Funds	-	-	301,500	34,404	-	-	308,540	-	-	-	644,444
TOTAL LIABILITIES	25,469	-	301,500	34,404	-	-	308,540	-	41,145,000	41,814,913	

SAWGRASS VILLAGE

Balance Sheet

As of September 30, 2025

(In Whole Numbers)

ACCOUNT DESCRIPTION	GENERAL FUND	SERIES 2023 DEBT SERVICE FUND	SERIES 2023 AA2 DEBT SERVICE FUND	SERIES 2024 AA3 DEBT SERVICE FUND	SERIES 2023 CAPITAL PROJECTS FUND	SERIES 2023 AA2 CAPITAL PROJECTS FUND	SERIES 2024 AA3 CAPITAL PROJECTS FUND	GENERAL FIXED ASSETS FUND	GENERAL LONG-TERM DEBT FUND	TOTAL
FUND BALANCES										
Nonspendable:										
Prepaid Insurance	6,012	-	-	-	-	-	-	-	-	6,012
Restricted for:										
Debt Service	-	2,689,620	784,260	622,598	-	-	-	-	-	4,096,478
Capital Projects	-	-	-	-	52,105	30,580	116,384	-	-	199,069
Unassigned:	176,258	-	-	-	-	-	-	19,163,323	-	19,339,581
TOTAL FUND BALANCES	182,270	2,689,620	784,260	622,598	52,105	30,580	116,384	19,163,323	-	23,641,140
TOTAL LIABILITIES & FUND BALANCES	\$ 207,739	\$ 2,689,620	\$ 1,085,760	\$ 657,002	\$ 52,105	\$ 30,580	\$ 424,924	\$ 19,163,323	\$ 41,145,000	\$ 65,456,053

SAWGRASS VILLAGE
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending September 30, 2025
General Fund (001)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<u>REVENUES</u>				
Interest - Investments	\$ -	\$ 284	\$ 284	0.00%
Special Assmnts- CDD Collected	-	405,416	405,416	0.00%
Developer Contribution	575,625	50,000	(525,625)	8.69%
TOTAL REVENUES	575,625	455,700	(119,925)	79.17%
<u>EXPENDITURES</u>				
<u>Administration</u>				
Supervisor Fees	12,000	6,800	5,200	56.67%
ProfServ-Dissemination Agent	18,000	15,000	3,000	83.33%
ProfServ-Info Technology	600	600	-	100.00%
ProfServ-Recording Secretary	2,400	2,800	(400)	116.67%
ProfServ-Trustee Fees	6,500	12,768	(6,268)	196.43%
District Counsel	9,500	19,933	(10,433)	209.82%
District Engineer	9,500	10,135	(635)	106.68%
Administrative Services	4,500	4,500	-	100.00%
District Manager	25,000	10,353	14,647	41.41%
Accounting Services	9,000	8,800	200	97.78%
Auditing Services	6,000	12,700	(6,700)	211.67%
Website Compliance	1,500	1,500	-	100.00%
Postage, Phone, Faxes, Copies	500	87	413	17.40%
Utility - StreetLights	50,000	-	50,000	0.00%
Rentals & Leases	600	600	-	100.00%
Public Officials Insurance	2,475	2,475	-	100.00%
Legal Advertising	3,500	1,385	2,115	39.57%
Tax Collector/Property Appraiser Fees	1,200	-	1,200	0.00%
Bank Fees	200	795	(595)	397.50%
Financial & Revenue Collections	1,200	1,127	73	93.92%
Meeting Expense	1,000	-	1,000	0.00%
Website Administration	1,200	1,200	-	100.00%
Miscellaneous Expenses	250	1,536	(1,286)	614.40%
Office Supplies	100	-	100	0.00%
Dues, Licenses, Subscriptions	175	200	(25)	114.29%
Total Administration	166,900	115,294	51,606	69.08%
<u>Water Utility Services</u>				
Utility - Water	-	10,339	(10,339)	0.00%
Total Water Utility Services	-	10,339	(10,339)	0.00%

SAWGRASS VILLAGE
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending September 30, 2025
General Fund (001)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<u>Stormwater Control</u>				
Contracts-Aquatic Control	38,000	20,808	17,192	54.76%
Total Stormwater Control	38,000	20,808	17,192	54.76%
<u>Other Physical Environment</u>				
ProfServ-Wildlife Management Service	6,200	-	6,200	0.00%
Insurance - General Liability	3,025	2,725	300	90.08%
Insurance -Property & Casualty	20,000	-	20,000	0.00%
Insurance Deductible	2,500	-	2,500	0.00%
R&M-Other Landscape	20,000	-	20,000	0.00%
Landscape Maintenance - Contract	300,000	89,425	210,575	29.81%
Mitigation Maintenance	-	17,989	(17,989)	0.00%
Debris Cleanup	9,000	-	9,000	0.00%
Total Other Physical Environment	360,725	110,139	250,586	30.53%
<u>Contingency</u>				
Misc-Contingency	10,000	4,550	5,450	45.50%
Total Contingency	10,000	4,550	5,450	45.50%
TOTAL EXPENDITURES	575,625	261,130	314,495	45.36%
Excess (deficiency) of revenues Over (under) expenditures	-	194,570	194,570	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2024)		(12,300)		
FUND BALANCE, ENDING		\$ 182,270		

SAWGRASS VILLAGE
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending September 30, 2025
Series 2023 Debt Service Fund (200)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<u>REVENUES</u>				
Interest - Investments	\$ -	\$ 74,684	\$ 74,684	0.00%
Special Assmnts- CDD Collected	1,311,672	2,090,368	778,696	159.37%
TOTAL REVENUES	1,311,672	2,165,052	853,380	165.06%
<u>EXPENDITURES</u>				
<u>Debt Service</u>				
Principal Debt Retirement	275,000	275,000	-	100.00%
Interest Expense	1,036,672	1,043,375	(6,703)	100.65%
Total Debt Service	1,311,672	1,318,375	(6,703)	100.51%
TOTAL EXPENDITURES	1,311,672	1,318,375	(6,703)	100.51%
Excess (deficiency) of revenues Over (under) expenditures	-	846,677	846,677	0.00%
<u>OTHER FINANCING SOURCES (USES)</u>				
Operating Transfers-Out	-	(97,343)	(97,343)	0.00%
TOTAL FINANCING SOURCES (USES)	-	(97,343)	(97,343)	0.00%
Net change in fund balance	\$ -	\$ 749,334	\$ 749,334	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2024)		1,940,286		
FUND BALANCE, ENDING		\$ 2,689,620		

SAWGRASS VILLAGE
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending September 30, 2025
Series 2023 Aa2 Debt Service Fund (201)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<u>REVENUES</u>				
Interest - Investments	\$ -	\$ 51,967	\$ 51,967	0.00%
Special Assmnts- CDD Collected	1,059,363	468,555	(590,808)	44.23%
TOTAL REVENUES	1,059,363	520,522	(538,841)	49.14%
<u>EXPENDITURES</u>				
<u>Debt Service</u>				
Principal Debt Retirement	195,000	250,000	(55,000)	128.21%
Interest Expense	864,363	870,925	(6,562)	100.76%
Total Debt Service	1,059,363	1,120,925	(61,562)	105.81%
TOTAL EXPENDITURES	1,059,363	1,120,925	(61,562)	105.81%
Excess (deficiency) of revenues				
Over (under) expenditures	-	(600,403)	(600,403)	0.00%
<u>OTHER FINANCING SOURCES (USES)</u>				
Interfund Transfer - In	-	97,343	97,343	0.00%
TOTAL FINANCING SOURCES (USES)	-	97,343	97,343	0.00%
Net change in fund balance	\$ -	\$ (503,060)	\$ (503,060)	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2024)		1,287,320		
FUND BALANCE, ENDING		\$ 784,260		

SAWGRASS VILLAGE
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending September 30, 2025
Series 2024 Aa3 Debt Service Fund (202)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<u>REVENUES</u>				
Interest - Investments	\$ -	\$ 28,900	\$ 28,900	0.00%
Special Assmnts- CDD Collected	618,495	613,298	(5,197)	99.16%
TOTAL REVENUES	618,495	642,198	23,703	103.83%
<u>EXPENDITURES</u>				
<u>Debt Service</u>				
Principal Debt Retirement	125,000	125,000	-	100.00%
Interest Expense	493,495	525,391	(31,896)	106.46%
Total Debt Service	618,495	650,391	(31,896)	105.16%
TOTAL EXPENDITURES	618,495	650,391	(31,896)	105.16%
Excess (deficiency) of revenues				
Over (under) expenditures	-	(8,193)	(8,193)	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2024)		630,791		
FUND BALANCE, ENDING		\$ 622,598		

SAWGRASS VILLAGE
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending September 30, 2025
Series 2023 Capital Projects Fund (300)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<u>REVENUES</u>				
Interest - Investments	\$ -	\$ 61,283	\$ 61,283	0.00%
TOTAL REVENUES	-	61,283	61,283	0.00%
<u>EXPENDITURES</u>				
<u>Construction In Progress</u>				
Construction in Progress	-	2,809,952	(2,809,952)	0.00%
Total Construction In Progress	-	2,809,952	(2,809,952)	0.00%
TOTAL EXPENDITURES	-	2,809,952	(2,809,952)	0.00%
Excess (deficiency) of revenues				
Over (under) expenditures	-	(2,748,669)	(2,748,669)	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2024)		2,800,774		
FUND BALANCE, ENDING		\$ 52,105		

SAWGRASS VILLAGE
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending September 30, 2025
Series 2023 Aa2 Capital Projects Fund (301)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<u>REVENUES</u>				
Interest - Investments	\$ -	\$ 295,102	\$ 295,102	0.00%
TOTAL REVENUES	-	295,102	295,102	0.00%
<u>EXPENDITURES</u>				
<u>Construction In Progress</u>				
Construction in Progress	-	9,525,275	(9,525,275)	0.00%
Total Construction In Progress	-	9,525,275	(9,525,275)	0.00%
TOTAL EXPENDITURES	-	9,525,275	(9,525,275)	0.00%
Excess (deficiency) of revenues				
Over (under) expenditures	-	(9,230,173)	(9,230,173)	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2024)		9,260,753		
FUND BALANCE, ENDING		\$ 30,580		

SAWGRASS VILLAGE
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending September 30, 2025
Series 2024 Aa3 Capital Projects Fund (302)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<u>REVENUES</u>				
Interest - Investments	\$ -	\$ 296,514	\$ 296,514	0.00%
TOTAL REVENUES	-	296,514	296,514	0.00%
<u>EXPENDITURES</u>				
<u>Construction In Progress</u>				
Construction in Progress	-	7,683,195	(7,683,195)	0.00%
Total Construction In Progress	-	7,683,195	(7,683,195)	0.00%
TOTAL EXPENDITURES	-	7,683,195	(7,683,195)	0.00%
Excess (deficiency) of revenues				
Over (under) expenditures	-	(7,386,681)	(7,386,681)	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2024)		7,503,065		
FUND BALANCE, ENDING		\$ 116,384		

Bank Account Statement

Sawgrass Village CDD

Bank Account No. 9067
Statement No. 25_09

Statement Date 09/30/2025

G/L Account No. 101001 Balance	148,200.39	Statement Balance	139,962.05
		Outstanding Deposits	14,646.68
Positive Adjustments	0.00	Subtotal	154,608.73
Subtotal	148,200.39	Outstanding Checks	-6,408.34
Negative Adjustments	0.00	Ending Balance	148,200.39
Ending G/L Balance	148,200.39		

Posting Date	Document Type	Document No.	Vendor	Description	Amount	Cleared Amount	Difference
Deposits							
							0.00
09/30/2025		JE000598	Interest - Investments	Interest Earned	285.17	285.17	0.00
09/30/2025		JE000599	Special Assmnts-CDD Collected	Deposit	126.90	126.90	0.00
09/30/2025		JE000600	Bank Fees	Service Charge	264.01	264.01	0.00
Total Deposits					676.08	676.08	0.00
Checks							
							0.00
08/28/2025	Payment	1219	AUSTIN BERNIS	Check for Vendor V00015	-200.00	-200.00	0.00
08/28/2025	Payment	1221	NICHOLAS J. DISTER	Check for Vendor V00009	-200.00	-200.00	0.00
09/02/2025	Payment	1222	MANTATEE COUNTY UTILITIES DEPARTMENT	Check for Vendor V00036	-223.02	-223.02	0.00
09/17/2025	Payment	1223	DOWN TO EARTH LANDSCAPE & IRRIGATION	Check for Vendor V00026	-9,278.53	-9,278.53	0.00
09/17/2025	Payment	1224	EGIS INSURANCE	Check for Vendor V00014	-6,012.00	-6,012.00	0.00
09/17/2025	Payment	1225	INFRAMARK LLC	Check for Vendor V00003	-4,962.63	-4,962.63	0.00
09/17/2025	Payment	1226	MANTATEE COUNTY UTILITIES DEPARTMENT	Check for Vendor V00036	-2,368.52	-2,368.52	0.00
09/17/2025	Payment	1227	SITEX AQUATICS, LLC	Check for Vendor V00035	-2,312.00	-2,312.00	0.00
09/17/2025	Payment	1229	TREE FARM 2, INC. DBA CORNERSTONE SOLUTIONS GROUP	Check for Vendor V00040	-10,659.00	-10,659.00	0.00
09/26/2025	Payment	1230	ALBERTO VIERA	Check for Vendor V00011	-200.00	-200.00	0.00
09/26/2025	Payment	1231	AUSTIN BERNIS	Check for Vendor V00015	-200.00	-200.00	0.00
09/26/2025	Payment	1232	CARLOS DE LA OSSA	Check for Vendor V00010	-200.00	-200.00	0.00
09/30/2025		JE000600	Bank Fees	Service Charge	-264.01	-264.01	0.00
09/30/2025		JE000600	Bank Fees	Service Charges	-264.01	-264.01	0.00

Bank Account Statement

Sawgrass Village CDD

Bank Account No.

9067

Statement No.

25_09

Statement Date

09/30/2025

Total Checks	-37,343.72	-37,343.72	0.00
--------------	------------	------------	------

Adjustments

Total Adjustments

Outstanding Checks

08/14/2025	Payment	1210	INFRAMARK LLC	Check for Vendor V00003	-4,958.34
09/17/2025	Payment	1228	SPEAREM ENTERPRISES LLC	Check for Vendor V00041	-1,050.00
09/26/2025	Payment	1233	NICHOLAS J. DISTER	Check for Vendor V00009	-200.00
09/26/2025	Payment	1234	RYAN MOTKO	Check for Vendor V00008	-200.00
Total Outstanding Checks					-6,408.34

Outstanding Deposits

08/25/2025	JE000554	Inframark Refund	14,646.68
Total Outstanding Deposits			14,646.68

SAWGRASS VILLAGE
Payment Register by Fund
For the Period from 09/01/2025 to 09/30/2025
(Sorted by Check / ACH No.)

Fund No.	Check / ACH No.	Date	Vendor	Payee	Invoice No.	Payment Description	Invoice / GL Description	G/L Account #	Amount Paid
GENERAL FUND - 001									
001	1222	09/02/25	V00036	MANTATEE COUNTY UTILITIES DEPARTMENT	081825-9293	WATER 06/19/25-07/21/25	WATER	543018-53301	\$223.02
001	1223	09/17/25	V00026	DOWN TO EARTH LANDSCAPE & IRRIGATION	148952	LANDSCAPE CONTRACT AUGUST 2025	LANDSCAPING CONTRACT	546300-53908	\$4,730.23
001	1223	09/17/25	V00026	DOWN TO EARTH LANDSCAPE & IRRIGATION	146741	LANDSCAPE CONTRACT JULY 2025	LANDSCAPING CONTRACT	546300-53908	\$4,548.30
001	1224	09/17/25	V00014	EGIS INSURANCE	090825-1332	INSURANCE-POLICY 1001251007 10/01/25-10/01/26	INSURANCE	155100-51301	\$6,012.00
001	1225	09/17/25	V00003	INFRAMARK LLC	157235	POSTAGE	Postage, Phone, Faxes, Copies	541024-51301	\$4.29
001	1225	09/17/25	V00003	INFRAMARK LLC	158203	DISTRICT MANAGEMENT SEPTEMBER 2025	ACCOUNTING SVCS	532001-51301	\$750.00
001	1225	09/17/25	V00003	INFRAMARK LLC	158203	DISTRICT MANAGEMENT SEPTEMBER 2025	ADMIN SVCS	531148-51301	\$375.00
001	1225	09/17/25	V00003	INFRAMARK LLC	158203	DISTRICT MANAGEMENT SEPTEMBER 2025	DISTRICT MANAGEMENT	531150-51301	\$2,083.33
001	1225	09/17/25	V00003	INFRAMARK LLC	158203	DISTRICT MANAGEMENT SEPTEMBER 2025	FINANCIAL & REVENUE COLLECTION	532001-51301	\$100.00
001	1225	09/17/25	V00003	INFRAMARK LLC	158203	DISTRICT MANAGEMENT SEPTEMBER 2025	RENTAL & LEASES	544025-51301	\$50.00
001	1225	09/17/25	V00003	INFRAMARK LLC	158203	DISTRICT MANAGEMENT SEPTEMBER 2025	TECH/DATA STORAGE	531020-51301	\$50.00
001	1225	09/17/25	V00003	INFRAMARK LLC	158203	DISTRICT MANAGEMENT SEPTEMBER 2025	WEBSITE MAINT	549936-51301	\$100.00
001	1225	09/17/25	V00003	INFRAMARK LLC	158203	DISTRICT MANAGEMENT SEPTEMBER 2025	DISSEMINATION SERVICES	531142-51301	\$1,250.01
001	1225	09/17/25	V00003	INFRAMARK LLC	158203	DISTRICT MANAGEMENT SEPTEMBER 2025	RECORDING SECRETARY	531036-51301	\$200.00
001	1226	09/17/25	V00036	MANTATEE COUNTY UTILITIES DEPARTMENT	082825-9293	WATER 07/22/25-08/21/25	WATER	543018-53301	\$681.31
001	1226	09/17/25	V00036	MANTATEE COUNTY UTILITIES DEPARTMENT	082825-9295	WATER 07/22/25-08/21/25	WATER	543018-53301	\$439.64
001	1226	09/17/25	V00036	MANTATEE COUNTY UTILITIES DEPARTMENT	082825-9296	WATER 07/22/25-08/20/25	WATER	543018-53301	\$377.27
001	1226	09/17/25	V00036	MANTATEE COUNTY UTILITIES DEPARTMENT	090425-9300	WATER 07/22/25-08/20/25	WATER	543018-53301	\$97.24
001	1226	09/17/25	V00036	MANTATEE COUNTY UTILITIES DEPARTMENT	090425-9305	WATER 07/22/25-08/20/25	WATER	543018-53301	\$773.06
001	1227	09/17/25	V00035	SITEX AQUATICS, LLC	10191-B	AQUATIC MAINTENANCE SEPTEMBER 2025	Contracts-Aquatic Control	534067-53908	\$2,312.00
001	1228	09/17/25	V00041	SPEAREM ENTERPRISES LLC	6260	Pressure Washing	Miscellaneous Expenses	549999-53908	\$1,050.00
001	1229	09/17/25	V00040	TREE FARM 2, INC. DBA CORNERSTONE SOLUTIONS GROUP	10-196724	LANDSCAPE MAINTENANCE SEPTEMBER 2025	LANDSCAPE MAINTENANCE	546300-53908	\$9,794.00
001	1229	09/17/25	V00040	TREE FARM 2, INC. DBA CORNERSTONE SOLUTIONS GROUP	10-196727	LANDSCAPE MAINTENANCE SEPTEMBER 2025	LANDSCAPE MAINTENANCE	546300-53908	\$865.00
001	1230	09/26/25	V00011	ALBERTO VIERA	AV-092425	BOARD 9/24/25	Supervisor Fees	511100-51101	\$200.00
001	1231	09/26/25	V00015	AUSTIN BERNIS	AB-092425	BOARD 9/24/25	Supervisor Fees	511100-51101	\$200.00
001	1232	09/26/25	V00010	CARLOS DE LA OSSA	CO-092425	BOARD 9/24/25	Supervisor Fees	511100-51101	\$200.00
001	1233	09/26/25	V00009	NICHOLAS J. DISTER	ND-092425	BOARD 9/24/25	Supervisor Fees	511100-51101	\$200.00
001	1234	09/26/25	V00008	RYAN MOTKO	RM-092425	BOARD 9/24/25	Supervisor Fees	511100-51101	\$200.00
Fund Total									\$37,865.70

Total Checks Paid	\$37,865.70
--------------------------	--------------------

**FIRST AMENDMENT TO THE MANAGEMENT
SERVICES MASTER AGREEMENT BETWEEN
SAWGRASS VILLAGE COMMUNITY DEVELOPMENT DISTRICT AND
INFRAMARK, LLC**

THIS AMENDMENT is entered into and effective on October 1, 2025, as set forth by and between Sawgrass Village Community Development District (“DISTRICT”) and Inframark, LLC (“SERVICE COMPANY”).

WHEREAS, SERVICE COMPANY and DISTRICT entered into a management services master agreement on December 22, 2022 (the “Agreement”), where SERVICE COMPANY would provide district management services to the DISTRICT, and

WHEREAS the SERVICE COMPANY and DISTRICT now wish to amend the Agreement by adjusting the frequency and compensation for field services; and

NOW, THEREFORE, in consideration of the mutual covenants contained herein, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the parties hereto agree to amend the Agreement as follows:

1. The annual compensation for Field Management as set forth in Schedule C shall become effective October 1, 2025 at the annual rate of \$12,000.00. The DISTRICT shall pay SERVICE COMPANY in equal monthly installments of \$1,000.00 for such Field Management services. SERVICE COMPANY shall provide monthly invoices to the DISTRICT and DISTRICT shall pay such invoices within thirty (30) days of receipt of invoice. This compensation to the SERVICE COMPANY will be adjusted annually in budget to reflect wage and cost of living increases for staff.
2. Except as provided in this First Amendment, the other terms and conditions of the Agreement shall remain in full force and effect. In the event of a conflict between the terms of this First Amendment and terms of the Agreement, the terms of this First Amendment shall prevail.
3. This First Amendment is binding upon the parties hereto and their respective legal representatives, successors, and assigns.

IN WITNESS WHEREOF, the parties hereto have duly executed this First Amendment as of this 25th day of September 2025.

Inframark, LLC

DocuSigned by:

By: Chris Tarase

Name: Chris Tarase

Title: President

Coral Lakes CDD

Signed by:

By: Carlos De la Ossa

Name: Carlos de la Ossa

Title: Chairperson

Addendum #1 to the Aquatic Management Agreement

This Addendum #1 to the Aquatic Management Agreement (this “**Addendum #1**”) is made and entered into as of October 1, 2025, by and between the **Sawgrass Village Community Development District** (the “**District**”) and **Sitex Aquatics, LLC**, a Florida limited liability company (the “**Contractor**”).

Background Information:

The District and the Contractor entered into the Aquatic Management Agreement dated January 1, 2025 (the “**Agreement**”). Unless otherwise expressly defined herein, capitalized terms used herein have the meanings assigned to them in the Agreement. The District and the Contractor desire to add additional common areas to the scope of services and to update the compensation accordingly. The Contractor submitted a proposal for such additional services which have been incorporated into this Addendum #1. The District and the Contractor each has the authority to execute Addendum #1 and to perform its obligations and duties hereunder, and each party has satisfied all conditions precedent to the execution of this Addendum #1 so that this Addendum #1 constitutes a legal and binding obligation of each party hereto.

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

1. **Incorporation of Background Information.** The background information stated above is true and correct and by this reference is incorporated by reference as a material part of this Addendum #1.
2. **Addition to Scope of Services.** Contractor agrees to provide aquatic management services described in their scope of work, relevant parts of which are attached hereto as **Exhibit A** for the District’s waterways depicted in the map included in their scope of work.
3. **Additional Compensation for Additional Services.** Contractor shall perform the additional services for the annual amount of **\$31,272.00**. The total additional monthly amount added to the Agreement will be **\$2,606.00**.
4. **Ratification of all Other Terms of the Agreement.** Except as hereby modified, the terms and conditions (including compensation) of the Agreement are hereby ratified and confirmed.

IN WITNESS WHEREOF the undersigned have executed this Addendum #1 effective as of the date written above.

Sitex Aquatics, LLC

Signed by:
By: Joseph Craig
Name: Joseph Craig
Title: President

Sawgrass Village

Community Development District

Signed by:
Carlos de la Ossa
Carlos de la Ossa
Chair of the Board of Supervisors



Mailing:

Physical:

PO Box 917
Parrish, FL 3421911719 31st Ter E
Palmetto, FL 34221813.564.2322
www.sitexaquatics.com

Aquatic Management Agreement

This agreement is between Sitex Aquatics, LLC. Hereafter called "Sitex" & Sawgrass Village CDD hereafter called "customer"

Customer: Sawgrass Village CDD
 C/O: Inframark
 Contact: Mrs. Jayna Cooper
 Address: 2654 Cypress Ridge Blvd suite 101 Wesley Chapel, FL 33544
 Email: Jayna.cooper@inframark.com
 Phone: 813.608.8242

Sitex agrees to provide aquatic management services for a period of 12 months In accordance with the terms and conditions of this agreement in the following sites:

25 waterways (43 acres) @ the Sawgrass Village community located in Parrish, FL (see attached map)

Customer agrees to pay Sitex the following amounts during the term of this agreement for the specific service:

1. Shoreline Grass and Brush Control	Included
2. Underwater, Floating and Algae Treatment	Included
3. Algae callback service	Included
4. All Services Performed by State Licensed Applicator	Included
5. Treatment Report Issued Monthly	Included
6. Use of EPA Regulated Materials Only	Included
7. Storm Structure Vegetation treatments	Included
8. Non-Construction trash removal (see terms)	Included

Service shall consist of Twenty-Four (24) site visits with treatments as needed.

Customer agrees to pay Sitex the following amount during the term of this agreement which shall be 10/01/25 thru 09/30/26 Agreement will automatically renew as per Term and Conditions:

Total Monthly Service Amount: \$2,606.00
 Total Annual Maintenance Cost: \$31,272.00

SAWGRASS VILLAGE 2

25 PONDS



Homes by WestBay at North River Ranch

Wildleaf Park at North River Ranch

Google Earth

Image © 2025 Airbus

1000 ft

**Addendum #2 to the
Landscape and Irrigation Maintenance Agreement**

This Addendum #2 to the Landscape and Irrigation Maintenance Agreement (this “**Addendum #2**”) is made and entered into as of September 1, 2025, by and between the **Sawgrass Village Community Development District** (the “**District**”) and **Cornerstone Solutions Group LLC d/b/a Cornerstone**, a Florida limited liability company (the “**Contractor**”).

Background Information:

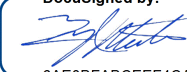
The District and the Contractor entered into the Landscape and Irrigation Maintenance Agreement dated July 11, 2025 (the “**Agreement**”). Unless otherwise expressly defined herein, capitalized terms used herein have the meanings assigned to them in the Agreement. The District and the Contractor desire to add additional common areas to the scope of services and to update the compensation accordingly. The Contractor submitted a proposal for such additional services which have been incorporated into this Addendum #2. The District and the Contractor each has the authority to execute Addendum #2 and to perform its obligations and duties hereunder, and each party has satisfied all conditions precedent to the execution of this Addendum #2 so that this Addendum #2 constitutes a legal and binding obligation of each party hereto.

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

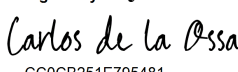
- 1. **Incorporation of Background Information.** The background information stated above is true and correct and by this reference is incorporated by reference as a material part of this Addendum #2.
- 2. **Addition to Scope of Services.** Contractor agrees to provide additional landscape and irrigation services described in their scope of work, relevant parts of which are attached hereto as **Exhibit A** for the District’s common areas depicted in the map included in their scope of work.
- 3. **Additional Compensation for Additional Services.** Contractor shall perform the additional services for the annual amount of **\$93,600.00**. The total additional monthly amount added to the Agreement will be **\$7,860.00**.
- 4. **Ratification of all Other Terms of the Agreement.** Except as hereby modified, the terms and conditions (including compensation) of the Agreement are hereby ratified and confirmed.

IN WITNESS WHEREOF the undersigned have executed this Addendum #2 effective as of the date written above.

**Cornerstone Solutions Group LLC d/b/a
Cornerstone**

DocuSigned by:

By: _____
0AE0BFADCEEF4CA...
Name: Eric Meister
Title: Owner

**Sawgrass Village
Community Development District**

Signed by:


CC0CB251E795481...
Carlos de la Ossa
Chair of the Board of Supervisors



OAKFIELD TRAILS CDD

FIELD INSPECTION- NOVEMBER- CORNERSTONE

Monday, November 3, 2025

Prepared For Board Of Supervisors

14 Items Identified

Arturo Gandarilla

DISTRICT FIELD COORDINATOR

Green - Completed

Red - Item has not been addressed


Orange - Monitoring / In progress

Item 1- Sawgrass Rd.

Due By: Tuesday, November 18, 2025

Assigned To: Cornerstone

OAKFIELD TRAILS – ENTRANCE (SAWGRASS)

- . Plant material in the entrance is healthy, vibrant, and well-maintained.
- . Ornamental grasses are blooming, healthy, and properly maintained.
- . Palm trees in the center island have some brown fronds that need to be removed to maintain proper appearance 
- . Turf in the center island has shown improvement and fertility is appropriate.
- . Trees located in the center island are healthy, green, and well-maintained.




Item 2- Sawgrass Rd

Due By: Tuesday, November 18, 2025


Assigned To: Cornerstone

SAWGRASS ENTRANCE TO TRELLIS VINE WAY

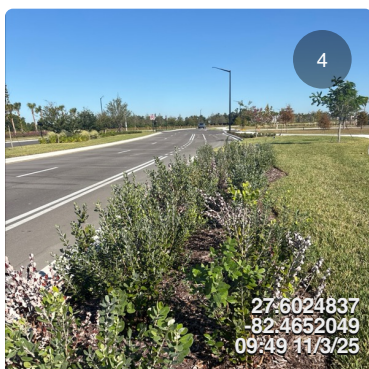
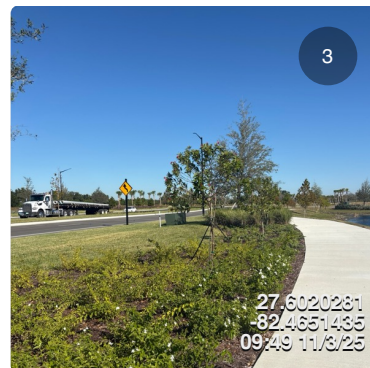
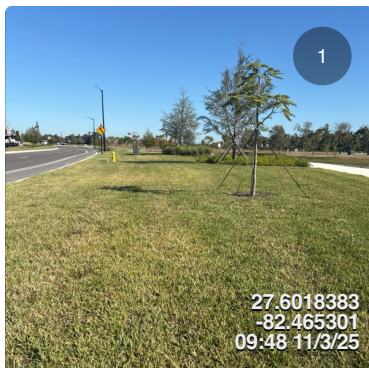
. Turf has shown some improvement; however, fertility requires additional attention to maintain optimal health. 

. Plant material throughout the area is healthy and vibrant.

. Trees are blooming and properly maintained.

. Some dead plant material just before Trellis Vine Way needs to be removed to maintain overall appearance and plant health. 


. Sidewalks are neatly edged, clean, and free of weeds.

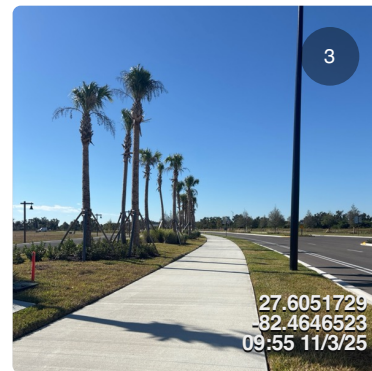
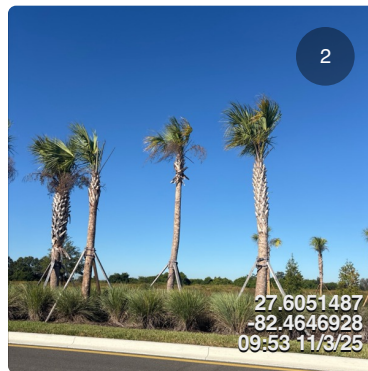
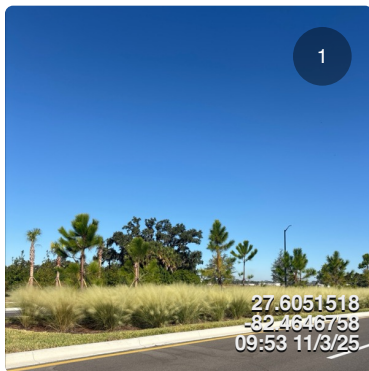


Item 3- Sawgrass Rd.

Assigned To: Cornerstone

TRELLIS VINE WAY TO ROUNDABOUT – CENTER ISLAND

- . Plant material in the center island is healthy, vibrant, and well-maintained.
- . Ornamental grasses are blooming and thriving.
- . Turf requires additional fertility to maintain optimal health 
- . Sidewalks are neatly edged, clean, and free of weeds.
- . Sabal palms are healthy, properly maintained, and green.



Item 4- Pond

Due By: Tuesday, November 18, 2025

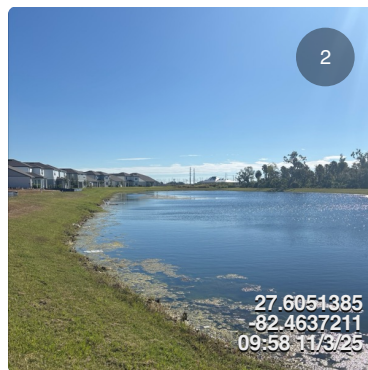
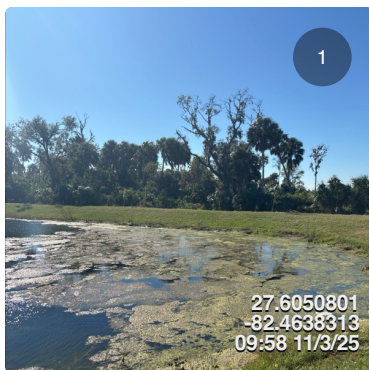
Assigned To: Sitex Aquatics

POND 3

. Pond 3 was treated for filamentous algae, which has now died off.

. Typically, it takes 7 to 10 days for the algae to settle to the bottom of the pond.

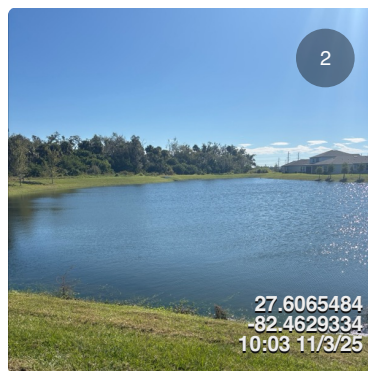
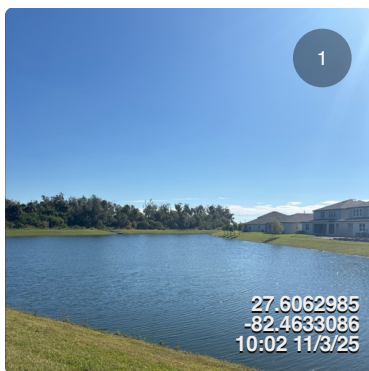
. There is a significant amount of trash along the water's edge that needs to be removed to maintain proper appearance.



Item 5- Pond

Assigned To: Sitex Aquatics

Pond 4 is well maintained.



Item 6- Sawgrass

Due By: Tuesday, November 18, 2025

Assigned To: Cornerstone

SAWGRASS ROAD TOWARD ROUNDABOUT

. Turf fertility requires improvement in several areas.

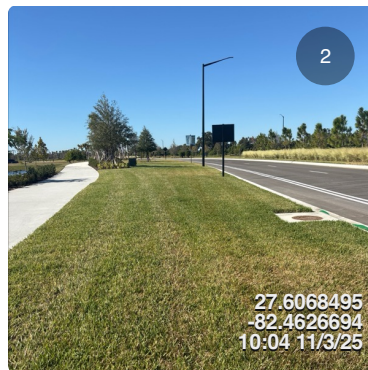
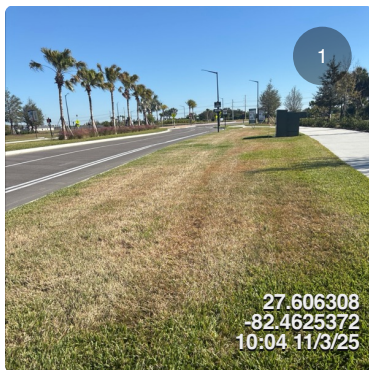


. Some areas are showing hotspots; Cornerstone is actively addressing these areas to restore uniform turf health.



. Water availability remains limited, as the county is not releasing enough reclaimed water throughout the day to run all zones effectively, even during nighttime hours.

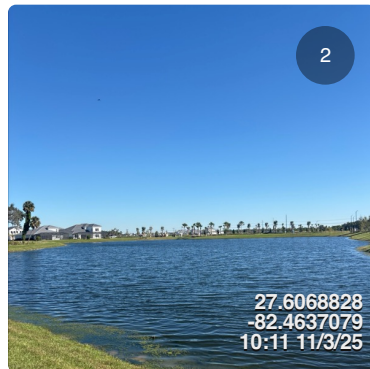
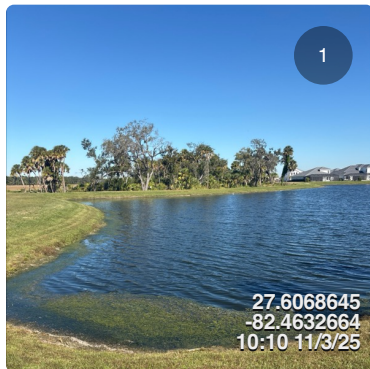
. To compensate, Cornerstone has been using a water truck to irrigate select turf and plant material areas to maintain health and appearance.



Item 7- Pond 6

Assigned To: Sitex Aquatics

The pond was treated for filamentous algae, which has now died off.



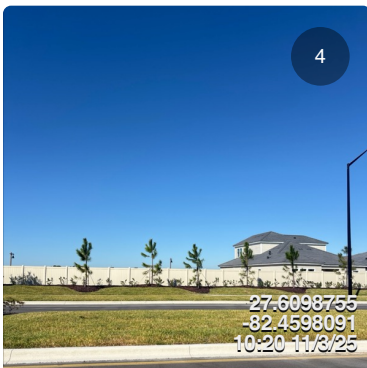
Item 8- Sawgrass Rd.

Due By: Tuesday, November 18, 2025

Assigned To: Cornerstone

SAWGRASS ROAD – FIRST ROUNDABOUT TO SECOND ROUNDABOUT

- . Turf fertility requires significant improvement due to limited water availability
- . The county is not releasing enough reclaimed water to run all zones effectively.
- . Cornerstone has been using a water truck to irrigate turf and maintain plant health
- . Plant material throughout the area is healthy, vibrant, and properly maintained.
- . Palm trees in the center island are healthy, green, and well-maintained.

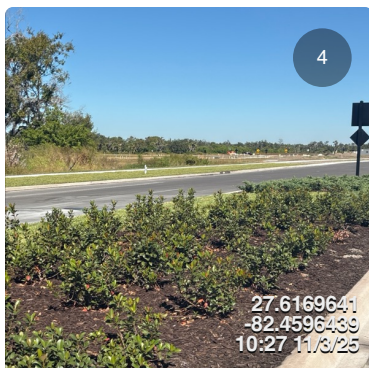
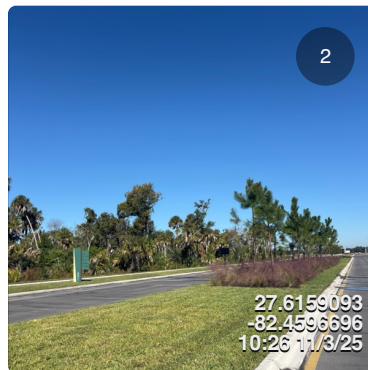
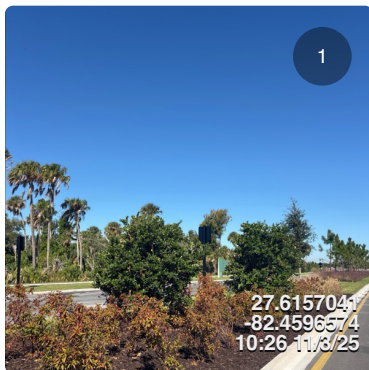


Item 9- Sawgrass Rd

Assigned To: Cornerstone

SAWGRASS ROAD – PAST SECOND ROUNDABOUT

- . Plant material, trees, and palm trees throughout this area are healthy, green, and well-maintained.
- . Turf fertility is appropriate and showing consistent growth.
- . This section receives adequate water coverage, supporting healthy turf and plant material.
- . As the road continues toward the main entrance, water coverage is insufficient, and turf and plant health are being negatively impacted.



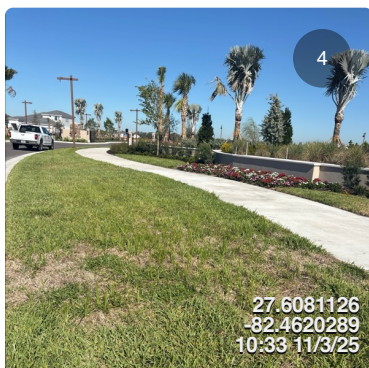
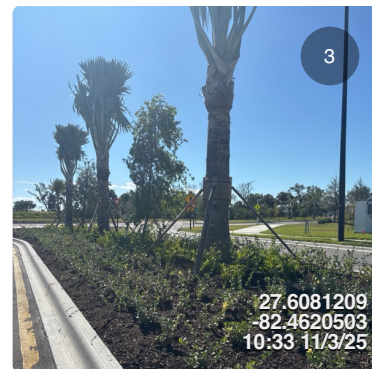
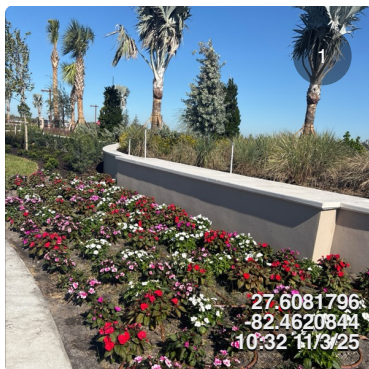
Item 10

Due By: Tuesday, November 18, 2025

Assigned To: Juniper Landscaping

LONG LEAF DR. – CENTER ISLAND & SURROUNDING AREAS

- . Flowers in this area are healthy, green, and displaying vibrant color.
- . Surrounding plant material is healthy, green, and well-maintained.
- . Some turf in this area will need to be replaced due to dead sections.
- . Palm trees and other plant material in the center island are healthy, green, and properly maintained.



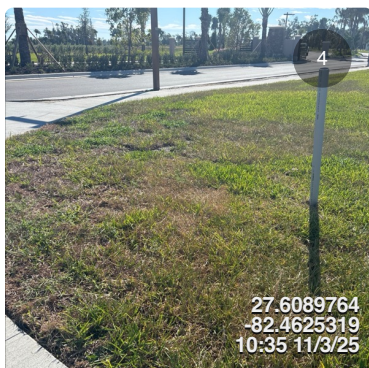
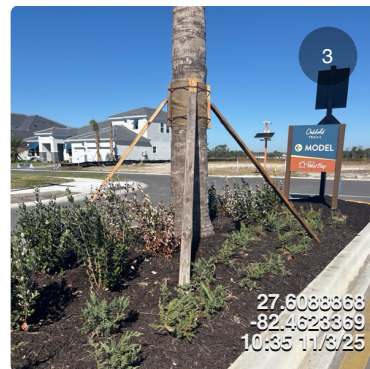
Item 11- Long Leaf Dr.

Due By: Tuesday, November 18, 2025

Assigned To: Juniper Landscaping

LONG LEAF DR.

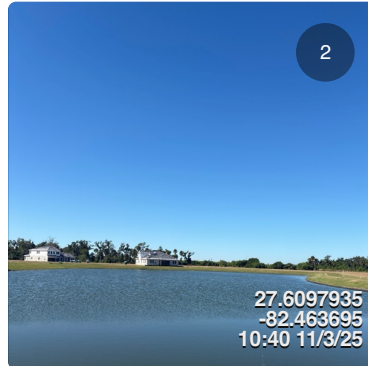
- . Turf in some areas is healthy, green, and showing proper fertility.
- . Certain sections of turf will need replacement due to sod loss or heavy weed presence.
- . Some plant material will require removal if dead or trimming if browned, while other areas may need maintenance to maintain appearance.
- . Overall, the majority of plant material is healthy, green, and well-maintained.



Item 12- Pond

Assigned To: Sitex Aquatics

Pond 9 is well maintained

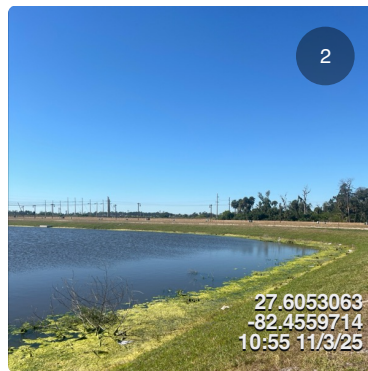
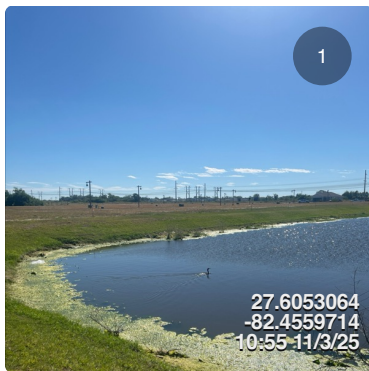


Item 13- Pond

Due By: Tuesday, November 18, 2025

Assigned To: Sitex Aquatics

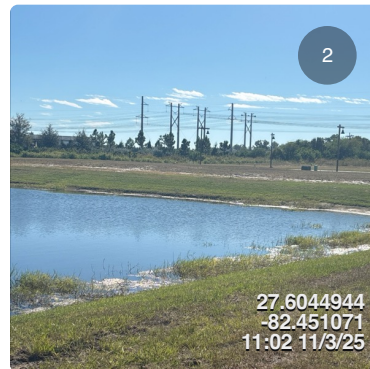
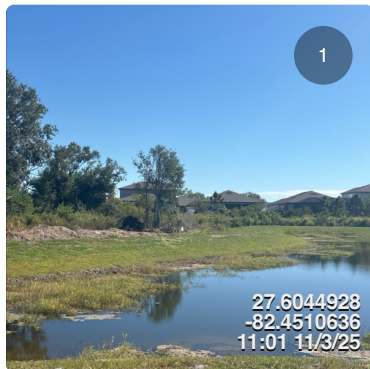
Pond 45 has filamentous algae that needs to be treated along with some trash that is along the waters edge.



Item 14- Pond

Assigned To: Sitex aquatics

Pond F was treated for torpedo grass which it has begun to die off.



SAW GRASS

sawgrass

Friday, October 24, 2025

75 Issues Identified



ACC2 HUNTER

1 Program #1 Drip 24–27 runtime 20 water days Tuesday, Saturday

2 Program #2 18-23 runtime 20 water days Thursday, Sunday

3 Program #3 spray 1-12 runtime 20 water days Monday, Wednesday, Friday

4 Program #4 Rotor 13-17 runtime 30 by water days Monday, Wednesday, Friday

5 Program #5 new sod 61-64 runtime 30
Water days Monday Tuesday Wednesday Thursday Friday
Saturday Sunday



ZONE 1 SPRAY

Spray



ZONE 2 SPRAY

Spray



ZONE 3 BUBBLE

Bubble



ZONE 4 SPRAY

Spray



ZONE 5 DRIP

Drip



ZONE 6 SPRAY



ZONE 7 SPRAY

Spray



ZONE 8 DRIP



ZONE 9 SPRAY



ZONE 10 BUBBLE



ZONE 11 SPRAY



ZONE 12 SPRAY



ZONE 13 IN CONSTRUCTION

Lateral breaks



ZONE 14 BUBBLE



ZONE 15 SPRAY



ZONE 16 SPRAY



ZONE 17 SPRAY



ZONE 18 SPRAY



ZONE 19 SPRAY



ZONE 20 DRIP



ZONE 21 BUBBLE



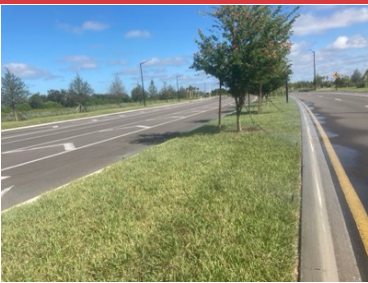
ZONE 22 SPRAY



ZONE 23 SPRAY



ZONE 24 SPRAY



ZONE 25 SPRAY



ZONE 26 DRIP



ZONE 27 BUBBLE



ZONE 28 SPRAY



ZONE 29 DRIP



ZONE 30 SPRAY



ZONE 31 SPRAY



ZONE 32 DRIP



ZONE 33 BUBBLE



ZONE 34 SPRAY



ZONE 35 DRIP



ZONE 36 SPRAY



ZONE 37 SPRAY

1 nozzles



ZONE 38 DRI



ZONE 39 BUBBLE



ZONE 40 SPRAY



ZONE 41 SPRAY



ZONE 42 SPRAY



ZONE 43 DRIP



ZONE 44 SPRAY



ZONE 45 SPRAY

Nozzles clogged



ZONE 46 DRIP



ZONE 47 DRIP



ZONE 48 SPRAY



ZONE 49 SPRAY



ZONE 50 SPRAY



ZONE 51 SPRAY



ZONE 52 DRIP



ZONE 53 BUBBLE



ZONE 54 ROTOR



ZONE 55 ROTOR



ZONE 56 ROTOR



ZONE 57 BUBBLE



ZONE 58 SPRAY

Nozzles clogged



ZONE 59 SPRAY



ZONE 60 DRIP



ZONE 61 SPRAY

Nozzles clogged



ZONE 62 ROTOR



ZONE 63 ROTOR

ZONE 64



ZONE 65 BUBBLE



ZONE 66 SPRAY



ZONE 67 SPRAY



ZONE 68 ROTOR



ZONE 69 DRIP



ZONE 70 BUBBLE



ZONE 71 DRIP



ZONE 72 ROTOR



ZONE73 ROTOR



Cornerstone

COMMERCIAL PROPERTY APPLICATION EVALUATION

FERTILIZATION & PEST CONTROL

CITY:

DATE:

10/29/25

10/13/24

TIME IN:

TIME OUT:

PROPERTY:

ADDRESS:

CITY:

Swanwick/lookfield

TURF		SHRUBS	
COLOR:	POOR	SATISFACTORY	EXCELLENT
DENSITY:	Good	Good	
INSECT ACTIVITY:	NONE	ACTIVE	TREATED
TARGET INSECTS: CHINCH BUGS, SOD WEB WORMS, MOLE CRICKETS, PRE ANTS, BILBUBS, WHITE BRUBS, PLEAS, OTHER			
DISEASES:	NONE	ACTIVE	TREATED
BROWN PATCH, DOLLAR SPOT, GREY LEAF SPOT, TAKE ALL, ROOT ROT, PYTHIUM			
WEEDS:	HEAVY	SUBT	CONTROLLED
BROADLEAF-CLOVER, DOLLAR, HENBIT, BESSAWOOD, CHAMBERBITTER, SPURGE, DAYLILY, BUTTOWEED, FENNEL, PUSLEY, CHECKWEED, ETC.			
COMMENTS:			
SEEDS - MYRNA, BLOBE, YELLOW, PURPLE			
GRASSY-DIABERASS, BERNUDA, TORPEDOGRASS, SUBTROPICAL, SIGNALGRASS			
REGULAR SCHEDULED APPLICATION			
SERVICE CALL APPLICATION			

CURRENT APPLICATION BEING DONE THE FOLLOWING DURING TODAY'S SERVICE	
TURF	ORNAMENTALS
TALSTAR/BIFEN XTS	BIFEN
IMIDACLOPRID	IMIDACLOPRID
ARENA/MERIDIAN	ACEMETIN
MANOR	HOT DIL
BLINDSIDE	ACEPHATE
BASAGRAN	CIPRO
ATTAZINE	HERITAGE
AVENUE SOUTH	T STORM
T STORM/SPECTRO 90	EABLE
HERITAGE/HEADWAY	SPECTRO 90
MACRO ELEMENTS-IRON ETC	16-32-15/20-20-20

FERTILIZATION		SPECIALTY APPLICATIONS	
45-0-0 LBS		TOPDRESS APPLICATION	
21-0-0 LBS		PALM FERTILIZATION	
24-0-11 LBS		SPECIALTY PALM DRENCH	
16-0-8 LBS	10/4/18	ROOT ZONE DRENCH	
20-0-10 ATRAZINE LBS.		ARBOR JET TREE INJECTION	
8-10-10 LBS		TURF CORE AERATION	
18-3-18 LBS		SUE FUR APPLICATION	
10-0-22 SUPPL MAG LBS		LIME TREATMENT	
18-0-12 LBS		PRE-M APPLICATION	
16-3-0 LBS		BARRICADE APPLICATION	
10-0-52 LBS			

IRRIGATION: ADEQUATE

RECOMMENDATIONS: 2nd Round about woot

OTHER FINDINGS:

COMMENTS: front has drought stress in areas

area past 3 round about very wet

area of seage, board lay in weeds

granules but plus liquid Phoro

TECHNICIAN: 179247

DATE: 10/24/25

TIME: