

CORDOBA RANCH COMMUNITY DEVELOPMENT DISTRICT

DISTRICT OFFICE · 3434 COLWELL AVENUE · SUITE 200 · TAMPA, FLORIDA 33614

CORDOBA RANCH COMMUNITY DEVELOPMENT DISTRICT

**BOARD OF SUPERVISORS
MEETING
MARCH 25, 2014**

CORDOBA RANCH
COMMUNITY DEVELOPMENT DISTRICT AGENDA
MARCH 25, 2014 9:30 a.m.

Rizzetta & Company, Inc. located at 3434 Colwell Avenue, Suite 200, Tampa, Florida 33614

District Board of Supervisors	Frank Messina Barry Karpay Peter Winter Debora Hudrlik Tim Collins	Chairman Vice Chairman Assistant Secretary Assistant Secretary Assistant Secretary
District Manager	Joseph Roethke	Rizzetta & Company, Inc.
District Counsel	Tracy Robin	Straley & Robin
District Engineer	Todd Amaden	Landmark Engineering, LLC

All Cellular phones and pagers must be turned off while in the meeting room.

The District Agenda is comprised of five different sections:

The meeting will begin promptly at **9:30 a.m.** with the first section which is called **Audience Comments**. The Audience Comment portion of the agenda is where individuals may comment on matters that concern the District. Each individual is limited to three (3) minutes for such comment. The Board of Supervisors or Staff is not obligated to provide a response until sufficient time for research or action is warranted. IF THE COMMENT CONCERNS A MAINTENANCE RELATED ITEM, THE ITEM WILL NEED TO BE ADDRESSED BY THE DISTRICT MANAGER OUTSIDE THE CONTEXT OF THIS MEETING. The second section is called **Business Administration**. The Business Administration section contains items that require the review and approval of the District Board of Supervisors as a normal course of business. The third section is called **Business Items**. The business items section contains items for approval by the District Board of Supervisors that may require discussion, motion and votes on an item-by-item basis. The fourth section is called **Staff Reports**. This section allows the District Manager, Engineer, and Attorney to update the Board of Supervisors on any pending issues that are being researched for Board action. Occasionally, certain items for decision within this section are required by Florida Statute to be held as a Public Hearing. During the Public Hearing portion of the agenda item, each member of the public will be permitted to provide one comment on the issue, prior to the Board of Supervisors' discussion, motion and vote. Agendas can be reviewed by contacting the Manager's office at (813) 933-5571 at least seven days in advance of the scheduled meeting. Requests to place items on the agenda must be submitted in writing with an explanation to the District Manager at least fourteen (14) days prior to the date of the meeting. The final section is called **Supervisor Requests**. This is the section in which the Supervisors may request Staff to prepare certain items in an effort to meet residential needs.

Public workshops sessions may be advertised and held in an effort to provide informational services. These sessions allow staff or consultants to discuss a policy or business matter in a more informal manner and allow for lengthy presentations prior to scheduling the item for approval. Typically no motions or votes are made during these sessions.

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this meeting is asked to advise the District Office at (813) 933-5571, at least 48 hours before the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at 1 (800) 955-8770, who can aid you in contacting the District Office.

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

CORDOBA RANCH COMMUNITY DEVELOPMENT DISTRICT
DISTRICT OFFICE • 3434 COLWELL AVENUE • SUITE 200 • TAMPA, FL 33614

March 17, 2014

Board of Supervisors
Cordoba Ranch Community
Development District

AGENDA

Dear Board Members:

The regular meeting of the Board of Supervisors of the Cordoba Ranch Community Development District will be held on **Tuesday, March 25, 2014 at 9:30 a.m.** at the office of Rizzetta & Company, Inc. located at 3434 Colwell Avenue, Suite 200, Tampa, FL 33614. The following is the agenda for the meeting.

- 1. CALL TO ORDER/ROLL CALL**
- 2. AUDIENCE COMMENTS**
- 3. BUSINESS ADMINISTRATION**
 - A. Consideration of the Minutes of the Board of Supervisors' Special Meeting held on January 28, 2014.....Tab 1
 - B. Consideration of Operation and Maintenance Expenditures for January and February 2014Tab 2
- 4. BUSINESS ITEMS**
 - A. Consideration of Resignation of Frank Messina.....Tab 3
 - B. Consideration of Resolution 2014-03, Redesignating Officers ...Tab 4
 - C. Discussion Regarding USDA Hog Trapping ServicesTab 5
 - D. Consideration of Resolution 2014-02, Amending Annual Meeting Schedule.....Tab 6
 - E. Ratification of Property Insurance ProposalTab 7
 - F. Ratification of Proposals for Planting Enhancements from ValleyCrestTab 8
 - G. Consideration of Proposal for Fence RepairTab 9
 - H. Status of ACOE Permit
 - I. Ratification of Haul Road Mitigation Assignment Agreement and Acceptance and Assumption AgreementTab 10
 - J. Pond Update.....Tab 11
 - K. Landscaping Update
- 5. STAFF REPORTS**
 - A. District Counsel
 - B. District Engineer
 - C. District Manager
- 6. SUPERVISOR REQUESTS**

7. ADJOURNMENT

We look forward to seeing you at the meeting. In the meantime, if you have any questions, please do not hesitate to call us at (813) 933-5571.

Sincerely,

Joseph Roethke

Joseph Roethke
District Manager

Tab 1

MINUTES OF MEETING

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

**CORDOBA RANCH
COMMUNITY DEVELOPMENT DISTRICT**

The special meeting of the Board of Supervisors of the Cordoba Ranch Community Development District was held on **Tuesday, January 28, 2014 at 9:30 a.m.** at the office of Rizzetta & Company, Inc. located at 3434 Colwell Avenue, Suite 200, Tampa, Florida 33614.

Present and constituting a quorum:

Barry Karpay	Board Supervisor, Vice Chairman
Tim Collins	Board Supervisor, Assistant Secretary
Debora Hudrlik	Board Supervisor, Assistant Secretary

Also present was:

Joseph Roethke	District Manager, Rizzetta & Company, Inc.
Tracy Robin	District Counsel, Straley & Robin
Todd Amaden	District Engineer, Landmark Engineering <i>(via phone)</i>
Scott Smith	Operations Manager, Rizzetta & Company, Inc.
	<i>(joined in progress)</i>
Jeremy Butts	Representative, USDA

FIRST ORDER OF BUSINESS

Call to Order

Mr. Roethke called the meeting to order and read roll call.

SECOND ORDER OF BUSINESS

Audience Comments

There were no Audience members present. Mr. Roethke asked for a motion to amend the agenda to discuss hog trapping options with Mr. Butts of the USDA.

On a Motion by Mr. Karpay, seconded by Ms. Hudrlik, with all in favor, the Board amended the agenda to consider USDA hog trapping options for Cordoba Ranch Community Development District.

Mr. Butts discussed hog trapping options and some background on his experience with the USDA. He entertained various questions from the Board and presented a proposal for trapping services (450 hours for 1 year - \$21,486.00). The Board decided to table this discussion until the next meeting.

THIRD ORDER OF BUSINESS

**Consideration of the Minutes of the Board
of Supervisors' Regular Meeting held on
December 6, 2013**

On a Motion by Ms. Hudrlik, seconded by Mr. Collins, with all in favor, the Board approved the Minutes from the Board of Supervisors' Meeting held on December 6, 2013 for Cordoba Ranch Community Development District.

FOURTH ORDER OF BUSINESS

**Consideration of the Operation and
Maintenance Expenditures for November
and December 2013**

Mr. Roethke presented the expenditures to the Board for their review.

On a Motion by Ms. Hudrlik, seconded by Mr. Karpay, with all in favor, the Board approved the Operation and Maintenance Expenditures for November 2013 (\$24,773.03) and December 2013 (\$13,617.16) for Cordoba Ranch Community Development District.

FIFTH ORDER OF BUSINESS

Consideration of Amended Meeting Dates

The Board discussed an amended meeting date schedule for the remainder of the fiscal year.

On a Motion by Ms. Hudrlik, seconded by Mr. Karpay, with all in favor, the Board approved the new Board of Supervisors' meeting schedule as taking place on the fourth Tuesday of every month at 9:30 a.m. at the offices of Rizzetta & Company, Inc. located at 3434 Colwell Avenue, Suite 200, Tampa, Florida 33614 (February 25, March 25, April 22, May 27, June 24, July 22, August 26, September 23, 2014) for Cordoba Ranch Community Development District.

SIXTH ORDER OF BUSINESS

**Consideration of Fountain Repair
Proposals**

The Board reviewed proposals for fountain repair. A discussion ensued. The Board decided to table these proposals and revisit them in the future.

SEVENTH ORDER OF BUSINESS

**Ratification of Proposal for Pond Bank
Repairs**

Ms. Hudrlik noted that this is a Developer expense and does require Board ratification.

EIGHTH ORDER OF BUSINESS

Consideration of Aquatic Planting Proposal

Mr. Roethke presented a proposal for aquatic planting to the Board. Since the littoral shelves are being excavated, these planting will not be necessary. No formal Board action was taken.

NINTH ORDER OF BUSINESS

Ratification of Hog Trapping Costs

Mr. Roethke presented an executed proposal for hog trapping costs from Blue Water Aquatics.

On a Motion by Ms. Hudrlik, seconded by Mr. Karpay, with all in favor, the Board ratified the Blue Water Aquatics proposal (\$251.87) for Cordoba Ranch Community Development District.

TENTH ORDER OF BUSINESS

Ratification of Easement Encroachment Agreement

Mr. Roethke presented an executed easement encroachment agreement to the Board. Mr. Karpay provided background information on this agreement. A discussion ensued.

On a Motion by Mr. Collins, seconded by Ms. Hudrlik, with all in favor, the Board ratified the easement encroachment agreement for Cordoba Ranch Community Development District.

ELEVENTH ORDER OF BUSINESS

Assignment of SWFWMD Permit to CDD for Wetland Mitigation

Mr. Robin provided some background to these documents and noted that he worked with Developer's Counsel on these agreements. Once executed, this will transfer a SWFWMD permit from the Developer to the District, which will allow the District to secure a performance bond for maintenance work to wetland mitigation areas within the CDD. Included in these documents is a deed of conservation easement, assignment of mitigation agreement and an acceptance and assumption agreement.

On a Motion by Ms. Hudrlik, seconded by Mr. Collins, with all in favor, the Board approved all transfer documents and authorized the Chairman to execute them for Cordoba Ranch Community Development District.

TWELFTH ORDER OF BUSINESS

Discussion Regarding Right of Way Ditch Drainage

A discussion ensued regarding the right-of-way ditch drainage. Mr. Amaden presented various options to the Board. Mr. Karpay agreed to work with Mr. Amaden on site to address these issues which will be handled by the Developer.

THIRTEENTH ORDER OF BUSINESS

Discussion Regarding Pond Maintenance

Mr. Roethke distributed a pond inspection report from Armstrong Environmental Services. A discussion ensued. There was agreement that the ponds are beginning to improve and the Board appreciated the report provided by the vendor. The Board will compare pond photos from this report to the February report at the next meeting.

FOURTEENTH ORDER OF BUSINESS

Landscaping Update

Mr. Smith updated the Board on a requested fence proposal from ACP. The vendor is still working on this and it should be completed shortly. District Staff will circulate the proposal to the Board once it is received.

The Board discussed lantana that was affected by the recent freeze. Ms. Hudrlik asked District Staff to keep an eye on the annual rotations and note which areas do not need to be replaced and which will need updating each quarter.

FIFTEENTH ORDER OF BUSINESS

Staff Reports

- A. District Counsel
No report.
- B. District Engineer
No report.
- C. District Manager
Mr. Roethke noted that the next regularly scheduled meeting held on February 25, 2014 at 9:30 a.m. at the office of Rizzetta & Company located at 3434 Colwell Avenue, Suite 200, Tampa, Florida 33614.

Mr. Roethke mentioned that he is working on obtaining property insurance for the CDD. A quote is expected shortly, and will be circulated to the Board as soon as it is available for review.

SIXTEENTH ORDER OF BUSINESS

Supervisor Requests

There were no Supervisor requests.

SEVENTEENTH ORDER OF BUSINESS

Adjournment

<p>On a Motion by Mr. Karpay, seconded by Mr. Collins with all in favor, the Board adjourned the meeting at 11:20 a.m. for Cordoba Ranch Community Development District.</p>
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Secretary/Assistant Secretary

Chairman/Vice Chairman

Tab 2

CORDOBA RANCH COMMUNITY DEVELOPMENT DISTRICT

DISTRICT OFFICE · 3434 COLWELL AVENUE · SUITE 200 · TAMPA, FLORIDA 33614

Operation and Maintenance Expenditures January 2014 For Board Approval

Attached please find the check register listing the Operation and Maintenance expenditures paid from January 1, 2014 through January 31, 2014. This does not include expenditures previously approved by the Board.

The total items being presented: **\$35,842.72**

Approval of Expenditures:

_____ Chairman

_____ Vice Chairman

_____ Assistant Secretary

Cordoba Ranch Community Development District

Paid Operation & Maintenance Expenses

January 1, 2014 Through January 31, 2014

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Armstrong Environmental Services, Inc.	1239	9263	Lake/Wetland Services 12/13	\$ 2,150.00
Blue Water Aquatics, Inc.	1242	17667	Special Service - Hog Traps	\$ 251.87
Envera Systems	1233	621036	Gate Access Monitoring 01/14	\$ 790.00
Landmark Engineering & Surveying Corporation	1234	2130093.2	Engineering Services	\$ 1,500.00
Landmark Engineering & Surveying Corporation	1243	2130093.3	Engineering Services	\$ 375.00
Rizzetta & Company, Inc.	1235	16050	District Management Services 01/14	\$ 3,666.64
Straley & Robin	1236	10500	General/Monthly Legal Services 12/13	\$ 826.00
Tampa Electric Company	1237	1661 0598302 12/13	Boot Spur St Pump #3 12/13	\$ 33.66
Tampa Electric Company	1237	1661 0623270 12/13	2502 Cordoba Ranch BL 12/13	\$ 208.90
Tampa Electric Company	1237	1661 0625050 12/13	Street Lights PH1 & 1A 12/13	\$ 5,064.72
Times Publishing Company	1244	I1004098824-0119	1000513042 Legal Advertising 01/14	\$ 57.44
ValleyCrest Landscape Maintenance	1240	4357427	Landscape Replacement	\$ 4,869.00
ValleyCrest Landscape Maintenance	1238	4389888	Grounds Maintenance 12/13	\$ 7,962.25
ValleyCrest Landscape Maintenance	1245	4411107	Grounds Maintenance 01/14	\$ 7,962.25
Verizon	1241	0671704134 01/14	Acct# 0671704134 01/14	\$ 124.99
Report Total				<u>\$ 35,842.72</u>

Armstrong Environmental Services, Inc.

Invoice

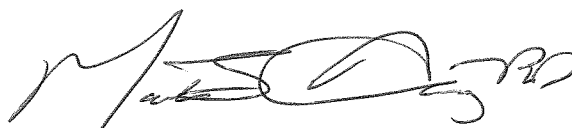
P.O. Box 518

Safety Harbor, Florida 34695

Date	Invoice #
12/31/2013	9263

Bill To
Cordoba Ranch CDD 3434 Colwell Avenue Suite 200 Tampa, FL 33614

Due Date	P.O. No.	Terms	Project
12/31/2013		net 15 days	133-004D Cordoba ...

Quantity	Description	Rate	Amount
	Cordoba Ranch CDD-Lake Management Services Treatment Dates: 12-06-13 12-18-13 & 12-19-13	1,300.00	1,300.00
	Cordoba Ranch CDD-Wetland/Mitigation Maintenance Services Treatment Dates: 12-06-13	550.00	550.00
	Haul Route Wetland/Upland Mitigation Maintenance Treatment Dates: 12-06-13	300.00	300.00
<div>RECEIVED JAN 03 2014 Date Rec'd Rizzetta & Co., Inc. _____ D/M approval <u>JK</u> Date <u>1/7</u> Date entered <u>-</u> JAN 06 2014 Fund <u>001</u> G <u>53800</u> OC <u>4605</u> Check # _____ </div>			
Please place Customer Number and Invoice Number on all checks.			Total <u>\$2,150.00</u>



6727 Trouble Creek Road
 New Port Richey, Florida 34653
 Phone: 727-842-2100
 Fax : 727-842-2110

Invoice

Bill To
Cordoba Ranch CDD co/ Rizzetta & Co., Inc. 3434 Colwell Ave # 200 Tampa, FL 33614

Invoice #
17667
Date
1/7/2014

P.O. Number		Due Date	1/7/2014	Terms		Rep	
Description		Service Date	Service Date	Price Each	Quantity	Amount	
Special Service - Hog Traps		1/7/2014		251.87		251.87	
<div>RECEIVED</div> <div>Date Rec'd Rizzetta & Co., Inc. <u>JAN 08 2014</u></div> <div>O/M approval <u>JK</u> Date <u>1/22</u></div> <div>Date entered <u>JAN 20 2014</u></div> <div>und <u>001</u> GL <u>57900</u> CC <u>4799</u></div> <div>Shed # <u></u></div>							

--

Please include invoice number with payment.	Total <u>\$251.87</u>
Thank you for your business	

Envera
 8132 Blaikie Court
 Sarasota, FL 34240
 (941) 556-0731

Invoice / Statement	
Invoice Number 621036	Date 12/02/2013
Customer Number 300068	Due Date 01/01/2014

Page 1

Customer Name	Customer Number	P.O. Number	Invoice Number	Due Date
Cordoba Ranch CDD	300068		621036	01/01/2014

Quantity	Description	Rate	Amount
<i>Cordoba Ranch CDD, 2502 Cordoba Ranch Blvd, Lutz, FL</i>			
1.00	Gate Access Monitoring 736, 01/01/2014 - 01/31/2014	775.00	775.00
1.00	Additional Residents 736, 01/01/2014 - 01/31/2014	15.00	15.00
	Sales Tax		0.00
	Payments/Credits Applied		0.00

RECEIVED
 DEC 11 2013
 Date Rec'd Rizzetta & Co., Inc.
 J/M approval *JB* Date *12/17*
 Date entered **DEC 16 2013**

Invoice Balance Due: **\$790.00**

Fund *001* G52900 OC *4904*

Other Open Invoices

Date	Invoice	Description	Amount	Balance Due
<i>Cordoba Ranch CDD, 2502 Cordoba Ranch Blvd, Lutz, FL</i>				
11/01/2013	620079	Alarm Monitoring Services	775.00	775.00
11/19/2013	620943	Alarm Monitoring Services	45.00	45.00

Other Open Invoices Balance Due: **\$820.00**

Date	Invoice #	Description	Current Invoice	Balance Due
12/02/2013	621036	Alarm Monitoring Services	\$790.00	\$1,610.00

Envera
 8132 Blaikie Court
 Sarasota, FL 34240
 (941) 556-0731

Return Service Requested

Invoice / Statement	
Invoice Number 621036	Date 12/02/2013
Customer Number 300068	Due Date 01/01/2014

Net Due: \$1,610.00

Amount Enclosed: _____

*****ALL FOR AADC 335
 002952
 CORDOBA RANCH CDD
 C/O RIZZETTA & CO
 ATTN: MATTHEW HUBER
 3434 COLWELL AVE STE 200
 TAMPA FL 33614-8390

REMIT TO:

ENVERA
 PO BOX 850001
 ORLANDO FL 32885-0135

Envera
8132 Blaikie Court
Sarasota, FL 34240

Invoice / Statement	
Invoice Number 621036	Date 12/02/2013
Customer Number 300068	Due Date 01/01/2014

Page 2

Customer Name	Customer Number	P.O. Number	Invoice Number	Due Date
Cordoba Ranch CDD	300068		621036	01/01/2014

IMPORTANT MESSAGES

Important Numbers to Know:

Billing Questions: (941) 556-0731
Service: (941) 556-0734

5185
1
621036 001
20



8515 Palm River Road, Tampa, FL. 33619 (813) 621-7841

www.lesc.com

mail@lesc.com

PAGE 1 OF 1

MR. JEREMY NEEDHAM
CORDOBA RANCH CDD
C/O RIZZETTA & COMPANY, INC.
3434 COLWILL AVENUE, SUITE 200
TAMPA, FLORIDA 33614

INVOICE
NO. 2130093.2
ACCOUNT # 50084
DATE 12/19/13

For Professional Services Rendered Thru: 12/7/13



Project: CORDOBA RANCH CDD

Location: HILLSBOROUGH COUNTY, FLORIDA

IN ACCORDANCE WITH OUR HOURLY SERVICES CONTRACT

COORDINATE WITH CONTRACTOR & CONSULTANT ON GRADING ISSUES, HARDSCAPE & LANDSCAPE
INSTALLATION; PREPARE FOR & PARTICIPATE 'IN 12/6/13 CDD MEETING; COORDINATE EPC / SWFWMD
BOND ISSUES

12.0 Hours Professional Engineer @ \$125.00 /Hr. \$1,500.00

TOTAL THIS INVOICE \$1,500.00

RECEIVED

DEC 19 2013

Date Rec'd Rizzetta & Co., Inc. _____

D/M approval GR Date 1/2

Date entered DEC 23 2013

Fund 001 GL 5300 OC 3103

Check # _____

INVOICES ARE DUE UPON RECEIPT - NO DISCOUNTS. UNPAID AMOUNTS WILL BEAR INTEREST AT 1-1/2% PER MONTH, WHICH IS AN ANNUAL PERCENTAGE RATE OF 18%. PURCHASER AGREES TO PAY ALL COSTS AND FEES FOR COLLECTION ON ACCOUNTS REMAINING UNPAID IN EXCESS OF 30 DAYS INCLUDING, BUT NOT LIMITED TO, ATTORNEY'S FEES AND ATTORNEY'S FEES ON APPEAL. ALL PAYMENTS RECEIVED ON PAST DUE ACCOUNTS WILL BE APPLIED FIRST TO INTEREST, THEN TO PRINCIPAL.



8515 Palm River Road, Tampa, FL. 33619 (813) 621-7841

www.lesc.com

mail@lesc.com

PAGE 1 OF 1

MR. JEREMY NEEDHAM
CORDOBA RANCH CDD
C/O RIZZETTA & COMPANY, INC.
3434 COLWILL AVENUE, SUITE 200
TAMPA, FLORIDA 33614

INVOICE NO. 2130093.3

ACCOUNT # 50084

DATE 1/16/14

For Professional Services Rendered Thru: 1/4/14



Project: CORDOBA RANCH CDD

Location: HILLSBOROUGH COUNTY, FLORIDA

IN ACCORDANCE WITH OUR HOURLY SERVICES CONTRACT

COORDINATE WITH CONTRACTOR & CONSULTANT ON GRADING ISSUES

3.0 Hours Professional Engineer @ \$125.00 /Hr. \$375.00

TOTAL THIS INVOICE

\$375.00

RECEIVED

Date Rec'd Rizzetta & Co., Inc. JAN 16 2014

D/M approval JK Date 1/22

Date entered JAN 20 2014

Fund 001 GL 513000C 3103

Check # _____

INVOICES ARE DUE UPON RECEIPT - NO DISCOUNTS. UNPAID AMOUNTS WILL BEAR INTEREST AT 1-1/2% PER MONTH, WHICH IS AN ANNUAL PERCENTAGE RATE OF 18%. PURCHASER AGREES TO PAY ALL COSTS AND FEES FOR COLLECTION ON ACCOUNTS REMAINING UNPAID IN EXCESS OF 30 DAYS INCLUDING, BUT NOT LIMITED TO, ATTORNEY'S FEES AND ATTORNEY'S FEES ON APPEAL. ALL PAYMENTS RECEIVED ON PAST DUE ACCOUNTS WILL BE APPLIED FIRST TO INTEREST, THEN TO PRINCIPAL.

RIZZETTA & COMPANY, INC.

5020 W Linebaugh Avenue

Suite 200

Tampa, FL 33624

DATE	INVOICE NO.
1/1/2014	16050

BILL TO
CORDOBA RANCH COMMUNITY DEVELOPMENT DISTRICT 3434 Colwell Avenue, Suite 200 Tampa, Florida 33614

TERMS	PROJECT
Due Upon Rec't	325 - CDD

ITEM	DESCRIPTION	QTY	RATE	AMOUNT
	PROFESSIONAL FEES:			
DM	District Management Services		1,686.66	1,686.66 - 3100
ADMIN	Administrative Services		476.66	476.66 - 3101
ACTG	Accounting Services		1,026.66	1,026.66 - 3201
FC	Financial Consulting Services		476.66	476.66 - 3111
	<p>Services for the period January 1, 2014 through January 31, 2014</p> <p>RECEIVED DEC 27 2013</p> <p>Date Rec'd Rizzetta & Co., inc. _____</p> <p>DM approval <u>DR</u> Date <u>1/2</u></p> <p>Date entered <u>DEC 30 2013</u></p> <p>Fund <u>001</u> GL <u>51300</u> <u>OG</u> *see above</p> <p>Check # _____</p>			
			Total	\$3,666.64

STRALEY & ROBIN

Attorneys At Law
1510 W. Cleveland Street
Tampa, Florida 33606
Telephone (813) 223-9400 * Facsimile (813) 223-5043
Federal Tax Id. - 20-1778458

CORDOBA RANCH CDD
C/O RIZZETTA & COMPANY
3434 COLWELL AVENUE
SUITE 200
TAMPA, FLORIDA 33614

December 26, 2013
Client: 001286
Matter: 000001
Invoice #: 10500

Page: 1

RE: GENERAL

For Professional Services Rendered Through December 15, 2013

SERVICES

Date	Person	Description of Services	Hours	
10/22/2013	LH	PREPARE DRAFT UPDATED RULES OF PROCEDURE AND DRAFT RESOLUTION ADOPTING SAME.	1.4	
11/20/2013	TJR	DRAFT CONTRACT FOR ARMSTRONG ENVIRONMENTAL SERVICES FOR HAUL ROUTE MAINTENANCE.	0.5	
12/06/2013	TJR	REVIEW AGENDA PACKET; ATTEND BOS MEETING VIA TELEPHONE; TELEPHONE CONFERENCE WITH R. SCHLOSSER RE CONSERVATION EASEMENTS AND EPC REQUIREMENTS.	1.6	
Total Professional Services			3.5	\$826.00

PERSON RECAP

Person	Hours	Amount
TJR Tracy J. Robin	2.1	\$630.00
LH Lynn Hoodless	1.4	\$196.00

RECEIVED

DEC 30 2013

Date Rec'd Rizzetta & Co., Inc. _____
Date 1/2
Date entered _____
Fund 001 GL 51400 OC 3107
Signature # _____

December 26, 2013
Client: 001286
Matter: 000001
Invoice #: 10500

Page: 2

Total Services	\$826.00
Total Disbursements	\$0.00
Total Current Charges	\$826.00
PAY THIS AMOUNT	\$826.00

Please Include Invoice Number on all Correspondence

RECEIVED

DEC 30 2013

~~State Hec & Hizzetta & Co., Inc. _____
D/M approval _____ Date _____
Date entered _____
Fund _____ GL _____ OC _____
Amount _____~~

Your Electric Bill

We appreciate the opportunity to serve you.

LIFE RUNS ON ENERGY®

TECO
TAMPA ELECTRIC

719365

December Billing Information:

Visit our
Web site at
tampaelectric.com
6371-14101

CORDOBA RANCH COMMUNITY
BOOT SPUR ST PUMP #3
LUTZ FL 33559-0000

Account Number
1661 0598302

Statement Date
Dec 24, 2013

Average kWh per day

Dec 2013	7
Nov	7
Oct	0
Sep	0
Aug	1
Jul	1
Jun	8
May	28
Apr	2
Mar	2
Feb	2
Jan	1
Dec 2012	1

Report a malfunctioning streetlight:

Tampa Electric's
"Lights Out?" form at
tampaelectric.com makes it
easy to report a
malfunctioning light. Simply
answer a few questions, and
provide the ID number located
on the light pole, or provide
the nearest address or
landmark. If you prefer to
reach us by phone, please
call: (813) 223-0800 in
Hillsborough, (863) 299-0800
in Polk, or 1-888-223-0800 all
other counties.

Meter Number	Current Reading	Previous Reading	Diff.	Multi.	30 day period
B67927	18934	18729	205	1	

Next Read Date On Or About	Jan 22, 2014	Total kWh Purchased	205
Account Activity	Explanation	Charge	Total
Previous Balance		38.59	
Payments Received - Thank You	As of December 24, 2013	-38.59	
			\$0.00

New Charges Due by Jan 16, 2014	Service from Nov 20 to Dec 20	
Basic Service Charge	General Service 200 Rate	18.00
Energy Charge	205 kWh @ \$.05954/kWh	12.20
Fuel Charge	205 kWh @ \$.03719/kWh	7.62
Electric Service Cost		\$37.82
Florida Gross Receipts Tax	Based on \$37.82	0.97
This Month's Charges		\$38.79

Amount not paid by due date may be assessed a late payment charge.

Interest On Deposit	-5.13
Total Miscellaneous Charges	\$5.13 CR
Total Due	\$33.66

Customer Service - Business Hillsborough Co: 813.228.1010. All Other: 1.866.TECO.BIZ (866.832.6249)

Did you know?

Tampa Electric maintains more than 11,000 miles of overhead and underground power lines and provides 99.9 percent reliability to more than 690,000 electric customers throughout West Central Florida.

RECEIVED

DEC 27 2013
die meco Rizzetta & Co., Inc.
VM approval JR Date 1/2
ate entered DEC 30 2013
und 001 GE 531000C 4301

To ensure prompt credit, please return stub portion of this bill with your payment. Make check payable to Tampa Electric.

719365



Account No.
1661 0598302

New Charges
\$33.66
Payable by Jan 16

Total Bill Amount
\$33.66

Mail Payment To:
P.O. Box 31318
Tampa, FL 33631-3318

6371-14101 14101-1041



CORDOBA RANCH COMMUNITY
c/o PETER WILLIAMS
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390



1 1800 06 1661 0598302 0000033.66

Your Electric Bill

We appreciate the opportunity to serve you.

LIFE RUNS ON ENERGY[®]

TECO
TAMPA ELECTRIC

719366

December Billing Information:

CORDOBA RANCH COMMUNITY
2502 CORDOBA RANCH BL
LUTZ FL 33559-0000

Account Number
1661 0623270

Statement Date
Dec 24, 2013

Visit our
Web site at
tampaelectric.com
6371-14102

Average kWh per day

Dec 2013	49
Nov	37
Oct	48
Sep	47
Aug	54
Jul	56
Jun 2013	42

Report a malfunctioning streetlight:

Tampa Electric's "Lights Out?" form at **tampaelectric.com** makes it easy to report a malfunctioning light. Simply answer a few questions, and provide the ID number located on the light pole, or provide the nearest address or landmark. If you prefer to reach us by phone, please call: (813) 223-0800 in Hillsborough, (863) 299-0800 in Polk, or 1-888-223-0800 all other counties.

Meter Number	Current Reading	Previous Reading	Diff.	Multi.	30 day period
H83726	09417	07953	1464	1	

Next Read Date On Or About Jan 22, 2014 Total kWh Purchased 1,464

Account Activity	Explanation	Charge	Total
Previous Balance		129.87	
Payments Received - Thank You	As of December 24, 2013	-129.87	
			\$0.00

New Charges Due by Jan 16, 2014 Service from Nov 20 to Dec 20

Basic Service Charge	General Service 200 Rate	18.00	
Energy Charge	1,464 kWh @ \$.05954/kWh	87.16	
Fuel Charge	1,464 kWh @ \$.03719/kWh	54.45	
Electric Service Cost		\$159.61	
Florida Gross Receipts Tax	Based on \$159.61	4.09	
Florida Sales Tax-energy/Fuel	Based on \$163.70	13.10	
This Month's Charges			\$176.80

Amount not paid by due date may be assessed a late payment charge.

Non-Energy Charges	Zap Cap ID: 000296804		
Non-Energy Previous Balance		32.10	
Non-Energy Payments	As of December 24, 2013	-32.10	
Zapcap 120/208 1ph-m	1 @ \$30.00	30.00	
Non-Energy Sales Tax	(Based On \$30.00)	2.10	
This Month's Non-Energy Balance			\$32.10
Total Due			\$208.90

Customer Service - Business Hillsborough Co: 813.228.1010. All Other: 1.866.TECO.BIZ (866.832.6249)

Did you know?

Tampa Electric maintains more than 11,000 miles of overhead and underground power lines and provides 99.9 percent reliability to more than 690,000 electric customers throughout West Central Florida.

RECEIVED

DEC 27 2013

Date Rec'd Rizzetta & Co., Inc.

M approval *GR* Date 1/2

Date entered DEC 30 2013

Fund 001 GE3100 OC 4301

Thank 4

To ensure prompt credit, please return stub portion of this bill with your payment. Make check payable to Tampa Electric.

719366



Account No.
1661 0623270

New Charges
\$208.90
Payable by Jan 16

Total Bill Amount
\$208.90

Mail Payment To:
P.O. Box 31318
Tampa, FL 33631-3318

6371-14102 14102-1042



CORDOBA RANCH COMMUNITY
c/o PETER WILLIAMS
3434 COLWELL AVE STE 200
TAMPA FL 33614-1190



1 1800 05 1661 0623270 0000208.90

Your Electric Bill

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TECO
TAMPA ELECTRIC

Visit our
Web site at
tampaelectric.com
6371-14103

December Billing Information:

719367

CORDOBA RANCH CDD
CORDOBA RANCH PH 1 & 1A
LUTZ FL 33559-0000

Account Number
1661 0625050

Statement Date
Dec 24, 2013

Account Activity	Explanation	Charge	Total
Previous Balance		5,064.72	
Payments Received - Thank You	As of December 24, 2013	-5,064.72	
			\$0.00
New Charges Due by Jan 16, 2014		Service for 30 days from Nov 20 to Dec 20	
Lighting Service Items LS-1	133 Lights, 133 Poles	4,313.19	
Energy Flat Charge		188.86	
Fuel Charge	5,852 kWh @ \$.03697/kWh	216.79	
Florida Gross Receipts Tax	Based on \$405.65	10.64	
Florida Sales Tax-light/Pole	Based on \$4,313.19	301.93	
Florida Sales Tax-energy/Fuel	Based on \$416.29	33.31	
This Month's Charges			\$5,064.72
Amount not paid by due date may be assessed a late payment charge.			
Total Due			\$5,064.72

RECEIVED

DEC 27 2013

ate Mec o Rizzetta & Co., Inc.

W/M approval QR Date 1/2

ate entered

DEC 30 2013

und 001 GL 53100 OD 4307

Page 11

To ensure prompt credit, please return stub portion of this bill with your payment. Make check payable to Tampa Electric.

719367



Account No.
1661 0625050

New Charges
\$5,064.72
Payable by Jan 16

Total Bill Amount
\$5,064.72

Mail Payment To:
P.O. Box 31318
Tampa, FL 33631-3318

6371-14103 14103-1043



CORDOBA RANCH CDD
c/o C/O RIZZETTA & CO PETE W
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390



1 1800 03 1661 0625050 0005064.72



tampabay.com

P.O. Box 175

St. Petersburg, FL 33731-0175

Toll Free Phone (877) 321-7355

AD SALES HOURS

M-TH 7:30-6:30

FRI 7:30-5:30

CUSTOMER SERVICE HOURS

M-F 8:00-5:00

NON-CONTRACT INVOICE

Advertising Run Dates	Advertiser / Client Name
1/19/2014-1/19/2014	Cordoba Ranch Cdd
Billing Date	Customer Account
01/20/2014	1000513042
Total Amount Due	Invoice Number
57.44	I1004098824-0119

38

RECEIVED

JAN 22 2014

PAYMENT DUE UPON RECEIPT

Start	Stop	Invoice Number	Class	Description	P.O.	Inserts	Size	Amount
1/19	1/19	I1004098824-0119		LEG101- Notice of Public Meeting		1	42 Li	55.44
				Tampa				
				Tampa Cls Internet				
				MaterialItem				2.00

Date Rec'd Rizzetta & Co., Inc.

Mgr approval JR Date 1/27

Date entered JAN 23 2014

Fund 001 GL 51300 OC 4801

Check #



tampabay.com

P.O. Box 175

St. Petersburg, FL 33731-0175

Toll Free Phone: (877) 321-7355

NON-CONTRACT INVOICE

Advertising Run Dates		Advertiser / Client Name	
1/19/2014-1/19/2014		Cordoba Ranch Cdd	
Billing Date	Sales Rep Name or Number		Customer Account
01/20/2014	Johnnie		1000513042
Total Amount Due	Customer Type		Invoice Number
57.44	Non-Contract		I1004098824-0119

Thank you for your business.

DO NOT SEND CASH BY MAIL
PLEASE MAKE CHECK PAYABLE TO:
TIMES PUBLISHING COMPANY

PLEASE SEE REVERSE SIDE OF FORM
FOR CREDIT CARD INFORMATION

Cordoba Ranch Cdd
C/O Rizzetta & Company, Inc.
Attn: Accounting
3434 Colwell Avenue, Suite 200
Tampa FL 33614

Amount Due: 57.44

001100409882400119000057448



ValleyCrest

Landscape Maintenance

Sold To: 14197254
Cordoba Ranch CDD
c/o Rizetta & Company
3434 Colwell Ave Ste 200
Tampa FL 33614

INVOICE

Customer #: 14197254
Invoice #: 4357427
Invoice Date: 10/22/2013
Sales Order: 423616
Cust PO #:

Job Number	Description	Amount
	Item 7 Clear out around storm drain and install river slicks	
	Item 8 Irrigation Retro fit	
	<p>Date Rec'd Rizetta & Co., Inc. _____</p> <p>/M approval <u>JK</u> Date <u>10/28</u></p> <p>Date entered <u>OCT 28 2013</u></p> <p>Fund <u>001</u> GL <u>53900</u> OC <u>4650</u></p> <p>OCT-7-1 2013</p>	
	Total Invoice Amount Taxable Amount Tax Amount Balance Due	4,869.00 <u>4,869.00</u>

Terms: Net 15 Days

If you have any questions regarding this invoice, please call 813 994-2309

Please detach stub and remit with your payment

Payment Stub

Customer Account #: 14197254
Invoice #: 4357427
Invoice Date: 10/22/2013

Amount Due: \$ 4,869.00

Thank you for allowing us to serve you

Please reference the invoice # on your
check and make payable to

Cordoba Ranch CDD
c/o Rizetta & Company
3434 Colwell Ave Ste 200
Tampa FL 33614

ValleyCrest Landscape Maintenance
P.O. Box 404083
Atlanta, GA 30384-4083



ValleyCrest

Landscape Maintenance

Sold To: 14197254
Cordoba Ranch CDD
c/o Rizetta & Company
3434 Colwell Ave Ste 200
Tampa FL 33614

INVOICE

Customer #: 14197254
Invoice #: 4357427
Invoice Date: 10/22/2013
Sales Order: 423616
Cust PO #:

Job Number	Description	Amount
342200056	<p>Cordoba Ranch CDD</p> <p>Item 1</p> <ul style="list-style-type: none"> · Remove Xanadu and Bougainvillea- 3 hours · (8) Rosa- Rose Drift Asst'd Colors 3 gal Shrub/perennial Installed · (1) Jalropha Integerrima- 15 gal Shrub/perennial Installed · (13) Dianella tasmanica- variegated Blueberry Flax 1 gal Ground Cover Installed · (1) Pink Bark Installed <p>Item 2</p> <ul style="list-style-type: none"> · Remove Xanadu, Bougainvillea and Tia Plants · Transfer Flowers from existing flower bed to be removed · (2) European Fan Palm- 15 gal Tree installed · (5) Rosa Drift Asst'd Colors 3 gal Shrub/perennial Installed · (16) Lantana- Lantana Varieties 1 gal. Ground Cover Installed · Bulk Potting Soil (Picked up) CY Amendment Installed · Pine Bark Installed <p>Item 3</p> <ul style="list-style-type: none"> · Remove Jasmine, Nandina and Juniper around drain and grade · Green Waste Dump- Dump by YARD Dump Facility · (20) Juniperus Parsonii- Parsons Juniper 3 gal. Ground Cover Installed · Sq. Ft. Bahia Sod - Turf Installed (St. Augustine) · Pine Bark Installed <p>Item 4</p> <ul style="list-style-type: none"> · Remove flower bed and Nandina · Lagerstroemia indica- Crape Myrtle Multi Trunk- White, Pink, Red Lavender 45 gal. Tree installed · (21) Rosa 'Radrazz' _ Knockout Rose 3 gal. Shrub/perennial Installed · (10) Juniperus Parsonii- Parsons Juniper 1 gal. Ground Cover Installed · Pine Bark- Installed <p>Item 5</p> <ul style="list-style-type: none"> · Remove Nadina · (14) Rosa 'Radrazz' Knockout Rose 3 gal. Shrub/perennial Installed · Pine Bark- Installed <p>Item 6</p> <ul style="list-style-type: none"> · Remove Turf and Jasmine · Create flower bed from bed in item 4 · Bulk Potting Soil (Picked-up) Amendment Installed 	4,869.00

ValleyCrest

Landscape Maintenance

INVOICE

Cordoba Ranch CDD
c/o Rizetta & Company
3434 Colwell Ave Ste 200
Tampa FL 33614

Customer #: 14197254
Invoice #: 4389888
Invoice Date: 12/10/2013
Cust PO #:

Job Number	Description	Amount
342200056	<p>Cordoba Ranch CDD Landscape Maintenance For December</p> <p>ate Hec'd Hizzetta & Co., Inc.</p> <p>M approval <u>GR</u> Date <u>12/17</u> DEC 16 2013</p> <p>ate entered -</p> <p>und <u>001</u> GI <u>53900</u> OC <u>4604</u></p> <p>Sheet #</p> <p>Total invoice amount Tax amount Balance due</p>	<p>7,962.25</p> <p>7,962.25</p>

Terms: Net 15 Days

If you have any questions regarding this invoice, please call 813- 994-2309

Please detach stub and remit with your payment

Payment Stub

Customer Account#: 14197254
Invoice #: 4389888
Invoice Date: 12/10/2013

Amount Due:	\$7,962.25
-------------	------------

Thank you for allowing us to serve you

Please reference the invoice # on your check
and make payable to:

ValleyCrest Landscape Maintenance

Cordoba Ranch CDD
c/o Rizetta & Company
3434 Colwell Ave Ste 200
Tampa FL 33614

P.O. Box 404083
Atlanta, GA 30384-4083



ValleyCrest

Landscape Maintenance

INVOICE

Cordoba Ranch CDD
c/o Rizetta & Company
3434 Colwell Ave Ste 200
Tampa FL 33614

Customer #: 14197254
Invoice #: 4411107
Invoice Date: 1/10/2014
Cust PO #:

Job Number	Description	Amount
342200056	Cordoba Ranch CDD Landscape Maintenance For January	7,962.25
<p style="text-align: center;">RECEIVED JAN 13 2014</p> <p style="text-align: center;">M approval <u>JK</u> Date <u>1/22</u> ite entered <u>JAN 20 2014</u> ind <u>001</u> GL <u>53900</u> 4604</p>		
Total invoice amount		7,962.25
Tax amount		
Balance due		7,962.25

Terms: Net 15 Days

If you have any questions regarding this invoice, please call 813-994-2309

Please detach stub and remit with your payment

Payment Stub

Customer Account#: 14197254
Invoice #: 4411107
Invoice Date: 1/10/2014

Amount Due: \$7,962.25

Thank you for allowing us to serve you

Please reference the invoice # on your check
and make payable to:

ValleyCrest Landscape Maintenance

P.O. Box 404083
Atlanta, GA 30384-4083

Cordoba Ranch CDD
c/o Rizetta & Company
3434 Colwell Ave Ste 200
Tampa FL 33614



Account Number
15 9000 0671704134 01

Amount Due
\$124.99

Visit verizon.com/bizsignin
Shop * Bill Pay * Autopay
Account Changes * Repair
On Demand Pay Per View Details
Go green today - Go Paper Free

Account Information

Statement Date: 12/22/13
CORDOBA RANCH CDD
Customer Account: 0671704134

Questions About Your Bill?

For the help & support you need, contact us at 1-800-VERIZON.

Verizon News

Are You Losing Sales?

Get a Verizon phone line on a network with 99.9% reliability and open the door to more opportunities. Call 1-888-231-6750 to learn how to bundle your services and save.

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Account Summary

Previous Balance	\$124.99
Payment Received Dec 13	-\$124.99
Balance Forward	\$0.00

New Charges

Current Activity	\$124.99
Total New Charges Due by January 15, 2014	\$124.99

Total Amount Due

\$124.99

RECEIVED

DEC 30 2013

Date Rec'd Hizzetta & Co., Inc.

D/M approval SR Date 1/7

Date entered JAN 06 2014

Fund 001 GL 54100 oc 4102

Check #

Want Automatic Payment?

Enroll below or at Verizon.com to authorize your financial institution to deduct the amount of your monthly bill from the account associated with your enclosed check and send payment directly to Verizon. To discontinue Automatic Payment, call Verizon. Please keep a copy of this authorization.

Please return remit slip with payment.

To enroll in Automatic Payment (Sign and date below)

Account Number:

15 9000 0671704134 01

Amount Due: \$124.99

122213

Make check payable to Verizon

\$

By signing above I verify that I have reviewed and accepted the terms and conditions at verizon.com/autopayterms for automatic bill payment

00011131 01 AV 0.357 VF122211 0053 XX
CORDOBA RANCH CDD
STE 200
3434 COLWELL AVE
TAMPA FL 33614-8390



VERIZON
PO BOX 920041
DALLAS TX 75392-0041

15 9000 0671704134 01N000000000000 00000012499 04



Account Number
15 9000 0671704134 01

Page
2 of 3

Current Activity

Monthly Charges

12/22 1/21 FIOS Internet 75M/35M – 2 Yr.	124.99
Monthly Charges Subtotal	\$124.99

Current Activity Total	\$124.99
-------------------------------	-----------------

Total New Charges	\$124.99
--------------------------	-----------------

Legal Notices

Payment by Check

Paying by check authorizes check processing or use of the check information for a one-time electronic fund transfer from your account. For all payments using bank account information, we may retain the information to send you electronic refunds or enable your future electronic payments to us (to opt out, call 1-888-500-5358).

Late Payment Charges

To avoid a late payment charge of 1.5% or \$7.00, whichever is greater, full payment must be received before Jan 22, 2014.

Correspondence

Go to verizon.com/bizcontact or mail to PO Box 33078, St. Petersburg, FL 33735

Service Providers

Verizon FL provides regional, local calling and related features, other voice services, and FIOS TV service, unless otherwise indicated. Verizon Long Distance provides long distance calling and other services identified by "VLD" in the applicable billed line item. Verizon Online provides Internet service and FIOS TV equipment. FIOS is a registered mark of Verizon Trademark Services LLC.

Bankruptcy Information

If you are or were in bankruptcy, this statement may include amounts for pre-bankruptcy service. You should not pay pre-bankruptcy amounts; they are for your information only. Mail bankruptcy-related correspondence to 500 Technology Drive, Suite 550, Weldon Spring, MO 63304.



Need-to-Know Information

Customer Proprietary Network Information (CPNI) Notice

CPNI is information that relates to the type, quantity, destination, technical configuration, location, amount of use, and billing information of your telecommunications or interconnected VoIP services. This information is made available to us solely by virtue of our relationship with you. The protection of your information is important to us. Under federal law, you have a right, and we have a duty, to protect the confidentiality of your CPNI.

We may use and share your CPNI among our affiliates and agents to offer you services that are different from the services you currently purchase from us. Verizon offers a full range of services such as video, wireless, Internet, and long distance. Visit verizon.com for a complete listing of our services and companies.

You may choose not to have your CPNI used for the marketing purposes described above by calling us anytime at 1-866-483-9700. When you call, please have your bill and account number available. Your decision about use of your CPNI doesn't affect our provision of services to you nor eliminate all Verizon marketing contacts.

Unless you call us at the number above, Verizon may use your CPNI to market different types of services beginning 30 days after the first time we notify you of the CPNI policy described above. You may elect at any time to add or remove a restriction on the use of your CPNI. Your choice remains valid until you change your election by calling the number above.

Pay Your Bill And Manage Your Account Online

For our small business customers:

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- View, print and analyze billing statements
- Access Verizon email and online applications
- Obtain robust technical support, including repair ticketing
- Get Small Biz Rewards, Verizon Discounts and free resources

It is fast and easy to register and use the site. Get started at verizon.com/bizsignin today.

For our medium business customers:

- Get order status around the clock, from virtually anywhere around the world
- Receive email notification when your invoice is ready so you can download or print it
- Create, view and status a repair ticket without making a phone call
- Access from a mobile device or tablet

Get registered today www.verizonenterprise.com and in the Business Sign-In area click "Register".

Blank Tab

CORDOBA RANCH COMMUNITY DEVELOPMENT DISTRICT

DISTRICT OFFICE · 3434 COLWELL AVENUE · SUITE 200 · TAMPA, FLORIDA 33614

Operation and Maintenance Expenditures February 2014 For Board Approval

Attached please find the check register listing the Operation and Maintenance expenditures paid from February 1, 2014 through February 28, 2014. This does not include expenditures previously approved by the Board.

The total items being presented: **\$26,112.84**

Approval of Expenditures:

_____ Chairman

_____ Vice Chairman

_____ Assistant Secretary

Cordoba Ranch Community Development District

Paid Operation & Maintenance Expenses

February 1, 2014 Through February 28, 2014

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Armstrong Environmental Svcs., Inc.	1253	9345	Lake/Wetland Services 01/14	\$ 2,150.00
Envera Systems	1247	622303	Gate Access Monitoring 02/14	\$ 790.00
Landmark Engineering & Surveying Corporation	1254	2130093.4	Engineering Services	\$ 500.00
Rizzetta & Company, Inc.	1248	16261	District Management Services 02/14	\$ 3,666.64
Stahl & Associates	1251	31638	Commercial, Boiler & Machinery Insurance 13/14	\$ 2,508.21
Stahl & Associates	1255	31688	Mitigation Bond	\$ 1,500.00
Straley & Robin	1256	10579	General/Monthly Legal Services 01/14	\$ 328.00
Tampa Electric Company	1249	1661 0598302 01/14	Boot Spur St Pump #3 01/14	\$ 29.67
Tampa Electric Company	1249	1661 0623270 01/14	2502 Cordoba Ranch BL 01/14	\$ 171.68
Tampa Electric Company	1249	1661 0625050 01/14	Street Lights PH1 & 1A 01/14	\$ 5,064.72
Times Publishing Company	1257	I1004114701-0216	1000513042 Legal Advertising 02/14	\$ 68.68
ValleyCrest Landscape Maintenance	1252	4424340	Irrigation Maintenance and Repairs	\$ 148.00
ValleyCrest Landscape Maintenance	1258	4433790	Grounds Maintenance 02/14	\$ 7,962.25
ValleyCrest Landscape Maintenance	1258	4443767	Edge and Street Sweep	\$ 1,100.00
Verizon	1250	0671704134 02/14	Acct# 0671704134 02/14	\$ 124.99
Report Total				<u>\$ 26,112.84</u>

Armstrong Environmental Services, Inc.

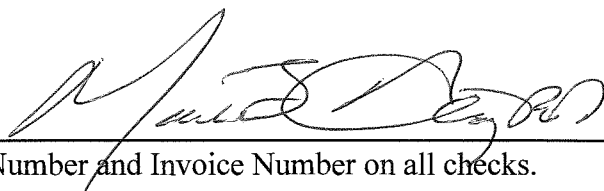
Invoice

P.O. Box 518
Safety Harbor, Florida 34695

Date	Invoice #
2/3/2014	9345

Bill To
Cordoba Estates CDD 3434 Colwell Avenue Suite 200 Tampa, FL 33614

Due Date	P.O. No.	Terms	Project
2/3/2014		net 15 days	133-004D Cordoba ...

Quantity	Description	Rate	Amount
	Cordoba Estates CDD-Lake Management Services Treatment Dates: 01-16-14 & 01-18-14	1,300.00	1,300.00
	Cordoba Estates CDD-Wetland/Mitigation Maintenance Services Treatment Dates: 01-16-14	550.00	550.00
	Haul Route Mitigation Maintenance Treatment Date: 01-16-14	300.00	300.00
<div style="text-align: right;">RECEIVED</div> <div style="text-align: center;">Date Rec'd Rizzetta & Co., Inc. <u>FEB 19 2014</u> D/M approval <u>QR</u> Date <u>2/25</u> Date entered <u>FEB 21 2014</u> Fund <u>001</u> GL <u>53800</u> OC <u>4605</u> Check # _____</div> <div style="text-align: center;"></div>			
Please place Customer Number and Invoice Number on all checks.		Total	\$2,150.00

Envera
 8132 Blaikie Court
 Sarasota, FL 34240
 (941) 556-0731

Invoice / Statement	
Invoice Number 622303	Date 01/02/2014
Customer Number 300068	Due Date 02/01/2014

Page 1

Customer Name	Customer Number	P.O. Number	Invoice Number	Due Date
Cordoba Ranch CDD	300068		622303	02/01/2014

Quantity	Description	Rate	Amount
	<i>Cordoba Ranch CDD, 2502 Cordoba Ranch Blvd, Lutz, FL</i>		
1.00	Gate Access Monitoring	775.00	775.00
	736, 02/01/2014 - 02/28/2014		
1.00	Additional Residents	15.00	15.00
	736, 02/01/2014 - 02/28/2014		
	Sales Tax		0.00
	Payments/Credits Applied		0.00

Invoice Balance Due: **\$790.00**

Other Open Invoices

Date	Invoice	Description	Amount	Balance Due
		<i>Cordoba Ranch CDD, 2502 Cordoba Ranch Blvd, Lutz, FL</i>		
12/02/2013	621036	Alarm Monitoring Services	790.00	790.00

Other Open Invoices Balance Due: **\$790.00**

IMPORTANT MESSAGES

Important Numbers to Know:

Billing Questions: (941) 556-0731

Date	Invoice #	Description	Current Invoice	Balance Due
01/02/2014	622303	Alarm Monitoring Services	\$790.00	\$1,580.00

Envera
 8132 Blaikie Court
 Sarasota, FL 34240
 (941) 556-0731

Return Service Requested

*****MIXED AADC 440
 007205
 CORDOBA RANCH CDD
 C/O RIZZETTA & CO
 ATTN: MATTHEW HUBER
 3434 COLWELL AVE STE 200
 TAMPA FL 33614-8390

REMIT TO:

Invoice / Statement	
Invoice Number 622303	Date 01/02/2014
Customer Number 300068	Due Date 02/01/2014

Net Due: \$1,580.00

Amount Enclosed: _____

ENVERA
 PO BOX 850001
 ORLANDO FL 32885-0135

Envera
8132 Blaikie Court
Sarasota, FL 34240

Invoice / Statement

Invoice Number
622303

Date
01/02/2014

Customer Number
300068

Due Date
02/01/2014

Page 2

Customer Name	Customer Number	P.O. Number	Invoice Number	Due Date
Cordoba Ranch CDD	300068		622303	02/01/2014
Service: (941) 556-0734				

RECEIVED
JAN 06 2014

Date Rec'd Rizzetta & Co., Inc. _____
D/M approval JK Date 1/7
Date entered JAN 06 2014
Fund 001 GI 52900 OC 4904
Check # 4712

9140
1
001
622303
20



8515 Palm River Road, Tampa, FL. 33619 (813) 621-7841

www.lesc.com

mail@lesc.com

PAGE 1 OF 1

MR. JOE ROETHKE
CORDOBA RANCH CDD
C/O RIZZETTA & COMPANY, INC.
3434 COLWILL AVENUE, SUITE 200
TAMPA, FLORIDA 33614

INVOICE
NO.

2130093.4

ACCOUNT # 50084

DATE

2/13/14

For Professional Services Rendered Thru:

2/1/14



Project: CORDOBA RANCH CDD

Location: HILLSBOROUGH COUNTY, FLORIDA

IN ACCORDANCE WITH OUR HOURLY SERVICES CONTRACT

PREPARE FOR & ENGAGE IN 1/28 CDD MEETING; COORDINATE WITH STAFF ON GRADING ISSUES

4.0 Hours Professional Engineer @

\$125.00 /Hr.

\$500.00

TOTAL THIS INVOICE

\$500.00

RECEIVED

FEB 14 2014

Date Rec'd Rizzetta & Co., Inc. _____

D/M approval SR Date 2/18

Date entered FEB 14 2014

Fund 001 GL3/300 003103

Check # _____

INVOICES ARE DUE UPON RECEIPT - NO DISCOUNTS. UNPAID AMOUNTS WILL BEAR INTEREST AT 1-1/2% PER MONTH, WHICH IS AN ANNUAL PERCENTAGE RATE OF 18%. PURCHASER AGREES TO PAY ALL COSTS AND FEES FOR COLLECTION ON ACCOUNTS REMAINING UNPAID IN EXCESS OF 30 DAYS INCLUDING, BUT NOT LIMITED TO, ATTORNEY'S FEES AND ATTORNEY'S FEES ON APPEAL. ALL PAYMENTS RECEIVED ON PAST DUE ACCOUNTS WILL BE APPLIED FIRST TO INTEREST, THEN TO PRINCIPAL.

RIZZETTA & COMPANY, INC.

5020 W Linebaugh Avenue

Suite 200

Tampa, FL 33624

DATE	INVOICE NO.
2/1/2014	16261

BILL TO
CORDOBA RANCH COMMUNITY DEVELOPMENT DISTRICT 3434 Colwell Avenue, Suite 200 Tampa, Florida 33614

TERMS	PROJECT
Due Upon Rec't	325 - CDD

ITEM	DESCRIPTION	QTY	RATE	AMOUNT
	PROFESSIONAL FEES:			
DM	District Management Services		1,686.66	1,686.66 - 3106
ADMIN	Administrative Services		476.66	476.66 - 3101
ACTG	Accounting Services		1,026.66	1,026.66 - 3201
FC	Financial Consulting Services		476.66	476.66 - 3111
	<p>Services for the period February 1, 2014 through February 28, 2014</p> <p>RECEIVED JAN 24 2014</p> <p>Date Rec'd Rizzetta & Co., Inc. _____</p> <p>O/M approval <u>GR</u> Date <u>1/27</u></p> <p>Date entered <u>JAN 27 2014</u></p> <p>Fund <u>001</u> GL <u>51300</u> <u>000</u> *Various</p> <p>Check # _____</p>			
			Total	S3,666.64



Stahl & Associates Insurance
3939 Tampa Road
Oldsmar, FL 34677
Phone : 727-784-8554 Fax : 727-789-2823

Cordoba Ranch CDD
c/o Rizzetta & Co
3434 Colwell Ave Suite 200
Tampa, FL 33614

INVOICE #		31638	Page 1
ACCOUNT NO.	OP	DATE	
CORDO-1	PP	02/06/14	
Property			
POLICY #			
TBD			
COMPANY			
Southern Insurance Underwriter			
EFFECTIVE	EXPIRATION	BALANCE DUE ON	
TBD	10/26/14	02/06/14	

Itn #	Eff Date	Trn	Type	Description	Amount
556687	02/03/14	MEM	PROP	COMMERCIAL PROPERTY	\$ 2,326.21
556688	02/03/14	MEM	PROP	BOILER AND MACHINERY	\$ 182.00
Invoice Balance:					\$ 2,508.21

RECEIVED

FEB 07 2014

Date Rec'd Rizzetta & Co., Inc. _____
D/M approval GR Date 2/12
Date entered _____ FEB 10 2014
Fund 001 G-53900-004503.
Check # _____

Please make check payable to Stahl & Associates, and remit directly to our office for processing. Thank you.



Stahl & Associates Insurance
3939 Tampa Road
Oldsmar, FL 34677
Phone : 727-784-8554 Fax : 727-789-2823

Cordoba Ranch CDD
c/o Rizzetta & Co
3434 Colwell Ave Suite 200
Tampa, FL 33614

INVOICE #		31688	Page 1
ACCOUNT NO.	OP	DATE	
CORDO-1	PP	02/19/14	
Bond			
POLICY #			
TBD			
COMPANY			
Universal Service Agency Inc			
EFFECTIVE	EXPIRATION	BALANCE DUE ON	
TBD		02/19/14	

Itm #	Eff Date	Trn	Type	Description	Amount
558442	02/19/14	MEM	BOND	NEW MITIGATION BOND	\$ 1,500.00
Invoice Balance:					\$ 1,500.00

RECEIVED

FEB 20 2014

Date Rec'd Rizzetta & Co., Inc. _____

D/M approval JR Date 2/25

Date entered _____ FEB 21 2014

Fund 001 GL 538000 4605

Check # _____

Please make check payable to Stahl & Associates, and remit directly to our office for processing. Thank you.

GENERAL INDEMNITY AGREEMENT

THIS AGREEMENT is made by the Undersigned for the continuing benefit of Capitol Indemnity Corporation and/or Platte River Insurance Company as their interests may appear (hereinafter referred to [collectively as the context may require] as the "Surety") for the purpose of saving Surety harmless and indemnifying each and all of them from all loss and expense in connection with any Bond(s) and/or indemnification agreements executed on behalf of any one or more of the following persons, firms or corporations, (hereinafter referred to as Principal(s));

CORDOBA RANCH COMMUNITY DEVELOPMENT DISTRICT

C/O RIZZETTA & COMPANY 3434 COLWELL AVENUE, SUITE 200 TAMPA, FL 33614

and

Name

Address

as Indemnitor(s) (all of which are individually and collectively referred to as "Undersigned" or "the Undersigned.")

The Undersigned authorize the Surety or its agents to investigate Undersigned's credit and Principal's credit, now and at any time in the future, with any creditor, supplier, customer, financial institution, or other person or entity. Authorization is hereby granted to any of the aforementioned, now and at any time in the future, to release information to the Surety pertaining to credit. The Surety has relied upon and will continue to rely upon the representations by the Principal and Indemnitors as to their character, identity, control, beneficial ownership, financial condition and existence in executing or procuring bonds.

WITNESSETH,

WHEREAS, the Undersigned, individually, jointly and severally with others and on behalf of any of its subsidiaries, affiliates or divisions or their subsidiaries, affiliates or divisions now in existence or hereafter formed or acquired; or on behalf of individuals, partnerships or corporations, have a substantial interest in the Principal obtaining bonds; and, the Principal and/or the Undersigned may desire to or be required to furnish certain bonds, undertakings, or instruments of guarantee (all of which will hereinafter be included within the term "Bond" or "Bonds"); and,

WHEREAS, at the request of the Undersigned and upon the express precondition of the execution of this Instrument, and in further consideration of the Surety now or in the future executing or procuring the execution or has previously executed or procured the execution, of such Bonds; and, the Surety may in its sole discretion continue the Bond(s) heretofore executed and may at its sole option forebear cancellation of such Bond(s).

NOW, THEREFORE, in consideration of the Recitals above which are incorporated herein and of the execution of any such Bond(s) or the forbearance of cancellation of existing Bond(s) and as an inducement to such execution or forbearance, we, the Undersigned jointly and severally, agree to and do hereby bind ourselves, our heirs, executors, administrators, trustees, successors and assigns, jointly and severally, together with any of its or their subsidiaries, affiliates or divisions now in existence or hereafter formed or acquired, as follows:

Section 1 – Prompt payment of premiums. The Undersigned agree to promptly pay to the Surety in advance upon the execution of each Bond the initial premium computed in accordance with the rates currently charged by the Surety at the time such Bond is executed and the Undersigned will also promptly pay all renewal or additional premiums, when due, computed at such rates then in effect and which premiums shall continue to accrue until written proof is furnished to the Surety in a form satisfactory to the Surety of its legal discharge from all obligations and liability under such Bond(s).

Section 2 – Indemnification. The Undersigned shall and will at all times defend, when requested by the Surety to do so, and shall and will indemnify, and keep indemnified, and hold and save harmless the Surety against all demands, claims, loss, costs, damages, expenses and fees including any attorneys' fees whatsoever, and for and from any and all liability therefore, sustained or incurred by the Surety by reason of executing or procuring the execution of any said Bond(s), or any other Bond(s), which maybe already or hereafter are executed for or at the request of the Principal or the Undersigned or any of them, or renewal or continuation thereof; or sustained or incurred by reason of making any investigation on account thereof, prosecuting or defending any action brought in connection therewith, obtaining a release therefrom, recovering or attempting to recover any salvage in connection therewith or enforcing by litigation or otherwise any of the agreements herein contained. Payment of amounts due Surety hereunder together with pre and post judgment interest at the then legal rate shall be payable upon demand.

Section 3 – Collateral required. The Undersigned agree that if Surety shall be required or shall deem it necessary to set up a reserve in any amount to cover any claim, demand, liability, expense, suit, order, judgment or adjudication under or on any Bond(s) or for any other reason whatsoever, the Undersigned will immediately upon demand deposit with Surety an amount of money or collateral in an amount sufficient to cover such reserve and any increase thereof, or for any payment or compromise of any liability, claims, demands, judgment, damages, fees and disbursements or other expenses; and, the Undersigned, in the event of their failure to comply with such demand, hereby authorize and empower any attorney of any court of record of the United States or any of its territories or possessions, to appear for them or any of them in any suit by Surety and to confess judgment against them or any of them for any sum or sums of money so paid or for which the Surety is obligated, together with any and all costs, interest and fees including attorneys' fees; such judgment, however, to be satisfied upon the payment of any and all such sums as may be found due from the Undersigned to Surety under the terms of this Agreement. The authority to confess judgment as set forth herein shall not be exhausted by any single use thereof, but may be exercised from time to time and more than one time until all liability of the Undersigned to Surety shall have been paid in full. Demand shall be sufficient, whether or not actually received, if sent by registered or certified mail to the Undersigned at the address or addresses given herein or last known to Surety.

Section 4 – Surety's use of collateral. The Undersigned hereby authorize and agree that all collateral and/or security held by or assigned to the Surety may be used by the Surety at anytime in payment of any claim, loss or expense incurred by the Surety, whether or not such claim, loss, costs, fees, including attorney's fees or expense, or premium due, arises out of or in connection with such Bond(s) for which such collateral is held. The Surety may sell or realize upon any or all such collateral and/or security, at public or private sale, with or without notice to the Undersigned or any of them, and with the right to be purchaser itself at any public sale, and shall be accountable to the Undersigned only for such surplus or remainder of such collateral and/or security or the proceeds thereof as may be in the Surety's possession after it has been fully indemnified and made whole, as provided for in this Agreement. The Surety shall under no circumstances be liable for any decrease in value or loss or destruction of or damage to such collateral and/or security, however or by whomsoever caused. Surety shall have the right, in its sole discretion, to retain said collateral or security for a period of twelve (12) months or until the liability of the Surety, on account of having executed said Bond(s), shall cease and it be so determined. Unless agreed upon by the issuing bank, the Surety and the Principal, any unutilized funds derived from the drawdown of a letter of credit posted as collateral shall be returned to the bank that issued the letter of credit.

Section 5 – Breach of this Agreement. The Undersigned agree that the Surety shall have the right, at its sole option and discretion; (a) To deem this Agreement breached should the Principal or any of the Undersigned become involved in any agreement or proceeding of liquidation, receivership, or bankruptcy, voluntarily or involuntarily, or should the Undersigned, if an individual die, or if there is a change more than 10% interest in the ownership of the bonded Principal, or if the principal or any of the officers or shareholders holding 10% or more of the ownership of the principal be convicted of a felony, become a fugitive from justice, or for any reason disappear and cannot immediately be found by the Surety; and, (b) Failure of the Undersigned to adjust, settle or compromise any claim, demand, suit or judgment upon said Bond(s), or any of them, unless the Undersigned shall have requested in writing that the Surety litigate such claim or demand, or defend such suit, or appeal from such judgment, and shall deposit with the Surety, at the time of the request, cash or collateral satisfactory to the Surety in an amount to be used in paying any judgment(s) rendered together with all interest, costs,

expenses, fees and attorneys' fees. All damage(s), loss, cost(s), expense(s), fees including attorney's fees of any nature that the Surety may sustain or incur under this Section shall be borne solely by the Undersigned.

Section 6 - Assignment of Indemnitor's property. For the better protection of the Surety, if any bond is executed or issued by the Surety, the Undersigned, and each of them agree to and by these presents, do hereby assign, transfer and convey to the Surety, all of their right, title, interest and estate in and to all of their property, real, personal or mixed, wherever situated or of whatever nature, in which the Undersigned presently have, or may hereafter obtain, an interest including but not limited to the property hereinafter described, such assignment to be effective as of the date hereof, subject to being defeated in the event there is: no abandonment of, or breach, delay, or default in the performance of any of the obligations contained in any of the Bond(s); no abandonment of, or breach, delay or default in the performance of any of the provisions of this Agreement or any other agreement between the Surety and any one or more of the Undersigned; no failure or inability on the part of the Principal to promptly pay, satisfy or discharge any and all of the obligations which might constitute a possible claim or liability under any such Bond(s); no declaration of default by any obligee named in any such bond(s) or by any supplier or subcontractor of said Principal:

(a) All their right, title and interest in and to all equipment, machinery, tools, plant and materials of every nature and description that may now or hereafter be located in, on, or about the site of any work in any contract, and covered by any such Bond(s), or elsewhere for the purposes thereof, including all materials purchased, ordered or chargeable to any contract which may be in the process of manufacture or in construction, or in transportation, storage elsewhere or otherwise to be utilized, used or consumed in performing bonded obligations.

(b) All their right, title and interest in and to, or growing out of, any such contract or any extensions, modifications, changes, alterations or additions thereto, and all their right, title and interest in and to all rights, actions, causes of action, claims and demands whatsoever which the Undersigned or any of them have or acquired in any subcontract or purchase order in connection with any such contract or bonded obligation(s), or any and all actions, causes of actions, claims and demands whatsoever against any material supplier, laborer, or any person, firm or corporation agreeing to furnish services, labor, material, supplies, machinery, tools or other equipment in connection with or on account of any and all contracts referred to in or covered by the Bond(s); and against any surety or sureties of any party, subcontractor, laborer, or material supplier.

(c) All their right, title and interest in and to all monies due or to become due to the Undersigned under any contract(s) covered by any such Bond(s) or other obligation(s) herein or hereinafter applied for, including, but not limited to, progress payments, deferred payments, retained percentages, compensation for extra work and proceeds of any related claims, said assignment to be effective as stated above or in the event that the Surety, at its option, shall notify the obligees under any such Bond(s) that this assignment is in force. To implement the foregoing, the Undersigned hereby grant to the Surety power of attorney to endorse in their name(s) as the payee(s), and to collect any checks, drafts, warrants or other instruments made or issued in payment of any such sums and to disburse the proceeds thereof.

Section 7 - Right of Surety to have Principal treated as trustee and collateral and/or contract funds treated as trust funds. It is understood by the Undersigned, agreed and hereby expressly declared that all collateral held by Surety and/or monies due or to become due under the contract(s) or obligation(s) covered by such Bond(s) are trust funds, whether in the possession of the Principal or otherwise, for the benefit of and for payment of all obligations for performance, labor and material furnished in connection with such contract(s) or obligation(s) for which the Surety would be liable under the Bond(s); and which said trust also inures to the benefit of the Surety for any liability, loss, cost, expense or fees including attorney's fees, it may have or sustain under the Bond(s); and this Agreement and declaration shall also constitute notice of such trust.

Section 8 - Deposits of funds with Surety to cover any reserves. If for any reason the Surety shall be required or at its option and in its sole discretion shall deem it necessary to establish any reserve and/or to obtain additional collateral to cover any:

- a) Judgment, actual or contingent, with interest and costs, in any action instituted against the Principal and/or the Surety; or,
- b) Unadjusted claim(s) under the Bond(s) of which the Surety has notice, whether in suit or otherwise; or,
- c) Loss, costs, attorney's fees, engineer's fees, investigative charges and/or other disbursements and expenses in connection with the Bond(s) or in anticipation of liability there under, whether or not the Surety paid such sums or any part thereof; or,
- d) Any default(s) of the Undersigned; or,
- e) Abandonment of any contract(s), or obligation(s), or failure to comply with any material provision thereof or cease to promptly Perform any part of the work or obligation(s) required to be performed there under, or to pay any obligation(s), claim(s) of suppliers of labor, material or services required under the contract(s) or obligations; or,
- f) Should any liens be filed; or,
- g) For any disputes with the owner(s) or obligee(s); or,
- h) For any reason whatever and regardless of any proceedings contemplated or taken by the Principal or of any pending appeal; the Undersigned, shall within 10 calendar days after receipt by any of the Undersigned of written demand by registered or certified mail, the Undersigned shall deposit with the Surety cash or collateral in the amount demanded to cover the foregoing, to be held by the Surety as collateral with the right to use any such funds or any part thereof, at any time, without notice to the Undersigned in payment or compromise of any judgment(s), claim(s), liability(ies), loss(es), damages, expense(s), fees including attorney's or other fees, and other disbursements in connection with the Bond(s) or in anticipation of loss there under. If Undersigned shall fail to deposit such cash or collateral with the Surety, upon such request, the Surety at its sole option and discretion, may engage counsel to proceed by Quia Timet or other type of suit or otherwise to procure the deposit with the Surety of cash or collateral and Undersigned shall be obligated to pay the Surety its cost(s), charges and expenses including attorney's fees, incident to such litigation.

The Surety is hereby irrevocably authorized by Undersigned to release or return to Undersigned any part of such cash or collateral at any time, without prejudice to any of the Surety's present or future rights, remedies and defenses against Undersigned. Any notice or demand hereunder shall be sufficient if sent by registered mail or certified mail to Undersigned at the address stated in this Agreement or the last known address.

Section 9 - Consent of Undersigned. Each of the Undersigned expressly consents that in the event of any action against the Surety arising out of its execution of any Bond(s) which is not handled pursuant to the provisions of Section 5 subparagraph (b), the Surety shall have the right to apply to the Court in which such action is brought for an order making the Undersigned or any one or more of them defendants and hereby further consent to the granting of such Order by the Court and each of the Undersigned agree(s) to waive service of process, consents to the jurisdiction on the Court and to become parties defendant.

Section 10 - Right of Surety to determine liability. The Undersigned consent and agree that the Surety shall have the exclusive right for itself and for the Undersigned to decide and determine whether any claim, demand, suit or judgment upon the Bond(s) shall be paid, settled, defended or appealed, and its determination shall be final, conclusive and binding upon the Undersigned (except as provided in Section 5, subparagraph (b) hereof); and, any loss, costs, charges, expense or liability thereby sustained or incurred, as well as any and all disbursements on account of costs, expenses, fees and attorneys' fees, deemed necessary or advisable by the Surety, shall be borne and paid immediately by the Undersigned, together with simple interest at the rate of 12% per annum. In the event of any payment(s) including the cost of any investigation, consultant fees or any other expenses incurred, settlement, compromise, an itemized statement of the payments, loss, costs, damages, expenses or attorneys' fees, sworn to by a representative of the Surety will be furnished to the Undersigned upon written request. The voucher(s) or other evidence of such payment, settlement or compromise shall be prima facie evidence of the fact and extent of the liability of the Undersigned, their trustees, heirs, assigns and successors, jointly and severally, to the Surety arising from any of the obligations contained in or arising from any and all obligations created by this Agreement of Indemnity or any Bond(s) written by the Surety pursuant to this Agreement, and in any and all matters arising between the Undersigned and the Surety.

Section 11 - Surety's access to financial books and records of Undersigned. Each of the Undersigned consent and agree that until the Surety shall have been furnished with written evidence of its total discharge without loss, cost or expense from any Bond; the Surety shall have the right during normal

business hours to access to the books, records and accounts of each of the Undersigned for the purpose of examining the same. The Undersigned hereby authorize and request any and all depositories in which funds of any of the Undersigned may be deposited to furnish to the Surety the amount of such deposits as of any date requested and any person, firm or corporation doing business with the Undersigned is hereby authorized to furnish any information requested by the Surety concerning any transaction. The Surety may, in accordance with prevailing law and this Agreement, furnish copies of any and all statements, agreements and financial statements and any information, which is now, has or may hereafter obtain concerning each of the Undersigned, to other persons or companies for the purpose of procuring co-suretyship or reinsurance.

Section 12 – Waiver of Exemptions. Each of the Undersigned does, jointly and severally, bind his or her property and does hereby release and abandon, as to the Surety all right to claim any property, including their homestead, as exempt from levy, execution sale or other legal process under the law of any state, province or other government, as against the rights of the Surety to proceed against the Undersigned for indemnity hereunder.

Section 13 – Surety to be treated as a personal surety. The Surety shall have every right and remedy which a personal surety without compensation would have or have had, including the right to institute a Quia Timet proceeding and the right to secure its own discharge from any undertaking of suretyship entered into at the request of or for the benefit of the Undersigned, and nothing herein contained shall be considered or construed to waive, abridge or diminish any right or remedy which the Surety might have if this Agreement were not executed. The Undersigned will, on request of the Surety procure, at their sole expense, the discharge of the Surety as causes of action may accrue, and/or the termination of any suit shall not bar any subsequent requirement or action. The Surety shall be notified immediately by the Undersigned of any claim or action, which may result in a claim against or liability of the Surety, such notice to be given by registered mail to the Surety at its Home Office, Attn: Claim Department, 1600 Aspen Commons, Middleton, WI 53562. In the event of legal proceedings against the Surety, upon or on account of the Bond(s) executed, the Surety may proceed as set forth in Section 8 hereof against any or all of the Undersigned. The Undersigned and each of them hereby consents to the granting entering of and to allow a judgment(s) to be rendered against any of the Undersigned, jointly and severally in like amount and in favor of the Surety, at the Sureties' sole discretion, when a judgment(s) is/are rendered against the Surety.

Section 14 – Declination to write bonds. The Surety may decline to execute any Bond(s) herein applied for and it shall not be liable to the Undersigned and the Undersigned shall make no claim for any damages alleged to arise from such declination, nor shall the Surety be liable to the Undersigned should any its Bond(s) be not accepted for any reason. Furthermore, the Surety shall have the absolute right to cancel any Bond(s) in accord with any cancellation provision contained therein, to procure its release from any Bond(s) under any applicable law pertaining to the release of sureties; and, the Surety is hereby released from any liability for expense, cost of damage alleged to be sustained by the Undersigned by reason of such cancellation or release of its bond obligation(s).

Section 15 – Rights of co-sureties and reinsurers. In the event the Surety executes any Bond(s) with co-sureties or reinsures any portion of the Bond(s) or procures the execution of the Bond(s), the Undersigned agree that all the terms and conditions of this Agreement shall apply and operate for the benefit of the Surety, the co-sureties, and any reinsurer.

Section 16 – Execution of Bonds. The Undersigned warrant that each of them is specifically and beneficially interested in the obtaining of the Bond(s). The Surety may regard a written request signed by the Undersigned and addressed to the Surety or any of its agents as authority for the Surety to execute the Bond(s) specified in the request. Any bond executed upon such authority shall be subject to all of the terms and conditions of this Agreement, but the Surety does not guarantee that it will issue the Bond(s) upon such request nor can it guarantee the acceptance by the obligee(s) of the Bond(s). FURTHER, THE SURETY RESERVES the right to decline to execute any Bond(s) of any kind. Such declination shall not diminish or alter the liability of the Surety as a result of having executed any other Bond(s). The Undersigned, jointly and severally, assumes full responsibility for the final review and content of all bid documents, including all bid bonds and final bonds, whether the Undersigned so chooses to review the documents or not. The Undersigned acknowledge and agree that no act, omission, negligence, or exercise of discretion made by Surety or any agent of Surety in relation to the execution of any Bond(s) or any other documents submitted or actions taken by Surety and/or its agents in connection with any bid or proposal submitted or contemplated by any of the Undersigned shall constitute the basis for any claim against Surety or its agents or serve as an excuse for refusing to comply with the obligations of the Undersigned hereunder and the Undersigned waive and release Surety and its agents from and against any liability arising from any such act, omission, negligence or exercise of discretion.

Section 17 – Indemnity Agreement not to Limit Rights of Surety. This Agreement shall not, nor shall acceptance by the Surety of payment for its suretyship, nor agreement to accept, nor acceptance by it at any time of other collateral or security, nor assent by it to any act of the Undersigned, or of any person acting on behalf of the Undersigned, in any way abridge, defer or limit its right to be subrogated to any right or remedy, nor limit or abridge any right or remedy which the Surety otherwise might or may have, acquire, exercise or enforce, nor create any liability on the part of the Surety which would not exist were this Agreement not executed.

Section 18 – Continuing Obligation, Release of Indemnity. The Undersigned understand, recognize and agree that this Agreement is a continuing obligation applying to and for all of the purposes set forth herein coupled with that of indemnification of the Surety as to any and all Bonds (whether or not covered by any separate application signed by Undersigned; and, any such application shall be considered as merely supplemental to this Agreement) heretofore or hereafter executed by the Surety on behalf of the Undersigned (whether acting alone or as a co-adventurer) until this Agreement shall be cancelled according to its terms. Any of the Undersigned may notify, in writing, the Surety at its Branch Office,

115 Glastonbury Blvd., Glastonbury, CT 06033, of the withdrawal by the Undersigned from this Agreement. Such notice shall be sent by certified or registered mail and shall state when, not less than thirty days after receipt of such notice by the Surety, such withdrawal shall be effective. The Undersigned will not be liable under this Agreement for any Bond(s) executed by the Surety after the effective date of such notice; PROVIDED HOWEVER, that as to any and all such Bonds executed or authorized by the Surety prior to effective date of such notice and as to all and all renewals, continuations and extensions thereof or substitutions therefore regardless of when the same were or are executed, renewed, extended or continued, the Undersigned shall be and remain fully liable therefore, as if said notice had not been served. Such withdrawal by any Undersigned shall in no way affect the obligation of or operate as a release of any other of the Undersigned not having given signed written notice of termination. A non-signing spouse, shall be considered as not having requested a release and shall continue to be bound hereby.

Section 19– Surety's right to consent to changes. The Undersigned hereby consent and agree that the Surety shall have the right, and is hereby authorized and empowered but not required: (a) To increase or decrease the penalty or penalties of any the Bond(s), to change the obligee(s) therein, to execute any continuations, enlargements, modifications and renewals thereof or substitute therefore with the same or different conditions, provisions and obligees, and with the same, larger or smaller penalties, it being agreed that this Agreement shall apply to and cover such new or changed Bond(s) or renewals even though the consent of the Surety may or does substantially increase the liability of the Undersigned; (b) To take such steps as it may deem necessary or proper to obtain the Surety's release from liability under any the Bond(s).

Section 20 - Appointment of Surety as Attorney-in-Fact of the Undersigned. The Surety shall have and may exercise, in the name of the Undersigned or otherwise, any right, remedy or demand which the Undersigned may have for the recovery of any sums paid by the Surety because of the Bond(s), and any renewals or extensions, together with all other rights, remedies and demands which the Undersigned may have. The Undersigned hereby assign these rights, remedies and demands to the Surety with full power of attorney, in the name of the Undersigned or otherwise, to do anything which the Undersigned might legally do, if personally present and if this instrument were not executed. The Undersigned hereby appoint Surety their attorney for that purpose. The Undersigned also hereby irrevocably nominate, appoint and designate the Surety, and its officers, agents and employees, as their attorney-in-fact, with the right, but not the obligation, to exercise all of the rights and interests in property of the Undersigned assigned and transferred to the Surety, and in the name of the Undersigned to make, execute and deliver any additional documents (including, but not limited to, deeds, mortgages, subordination agreements, financing statements and assignments) deemed necessary by the Surety in order to give full effect to the intent and meaning of this appointment and Agreement. The Undersigned hereby ratify and confirm all acts to be taken by the Surety as attorney-in-fact. The Surety shall also have the right to fill in any blanks in this Agreement, or otherwise complete it on behalf of the Undersigned. It is not intended by this assignment that the Surety shall be obligated to perform or discharge, or that it undertake, assume or become liable for performance or discharge of any of the terms, covenants or

conditions on the part of the Undersigned to be kept and performed in connection with the matters and things assigned herein. Surety shall have no liability for any obligations of the Undersigned unrelated to bonds issued by Surety or this Agreement.

Section 21 - Enforcement of Agreement. The Undersigned consent and agree that the Surety shall be entitled to enforce the obligations hereof directly against any or all of the Undersigned without the necessity of first proceeding against the Principal.

Section 22 - Financing - Security Agreement. This Agreement shall constitute a Financing Statement and/or a Security Agreement for the benefit of the Surety; all in accordance with the provisions of the laws of every jurisdiction; but the filing or recording of this Agreement shall be solely at the option of Surety and the failure to do so shall not release or impair any of the obligations of the Undersigned under this Agreement or otherwise arising, nor shall such failure be in any manner in derogation of the rights of Surety under this Agreement or otherwise.

Section 23 - Failure to Execute by Any Party. Failure to execute, or defective execution, by any Party, shall not affect the validity of this Agreement as to any other of the Undersigned executing the same and each of the other Undersigned shall remain fully bound and liable hereunder. Invalidity of any portion or provision of this Agreement by reason of the laws of any state or for any other reason shall not render the other provisions or portion hereof invalid. Execution of any application for any Bond(s) by the Undersigned, or of any other indemnity agreement by the Undersigned shall in no way abrogate, waive or diminish any rights of Surety under this Agreement. The Undersigned and each of them acknowledge that the execution of this Agreement and the undertaking(s) of indemnity were not made in reliance upon any representation concerning the financial responsibility of the Principal, or concerning the competence of the Principal to perform.

Section 24 - Liberal Construction. This obligation shall be liberally construed so as to fully protect and indemnify the Surety.

Section 25 - Changes and Modifications. This instrument may not be changed or modified orally. No change or modification shall be effective unless it is written and signed by the Parties sought to be bound.

IN WITNESS WHEREOF, the Undersigned have set their hands and seals on the 20th day of February 2014

Cordoba Ranch Community Development District 42-1692684
(Type or Print full name of Principal) Federal Tax I.D.

(Type or Print full name of Principal) Federal Tax I.D.

By: [Signature] V. Chair

By:

Barry Karpay, Vice Chairman
Name/Title

Name/Title

By:

By:

(Type or Print full name of Indemnitor) Soc.Sec. No.

(Type or Print full name of Indemnitor) Soc.Sec. No.

By:

By:

(Type or Print full name of Indemnitor) Soc.Sec. No.

(Type or Print full name of Indemnitor) Soc.Sec. No.

By:

By:

(Type or Print full name of Indemnitor) Soc.Sec. No.

(Type or Print full name of Indemnitor) Soc.Sec. No.

INDIVIDUAL ACKNOWLEDGEMENT*

State of _____ County of _____

On this _____ day of _____ 20____ before me personally appeared _____ known or proven to me to be the person(s) who (is)(are) the person(s) described in and who executed the foregoing instrument, and acknowledges to me that he/she/they executed the same.

X _____ (Seal)

My Commission Expires _____ (Signature and title of official taking acknowledgement)

INDIVIDUAL ACKNOWLEDGEMENT*

State of _____ County of _____

On this _____ day of _____ 2____ before me personally appeared _____ known or proven to me to be the person(s) who (is)(are) the person(s) described in and who executed the foregoing instrument, and acknowledges to me that he/she/they executed the same.

X _____ (Seal)

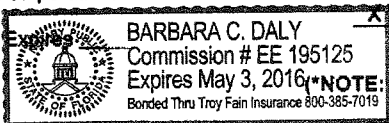
My Commission Expires _____ (Signature and title of official taking acknowledgement)

CORPORATE/LLC/PARTNERSHIP ACKNOWLEDGEMENT*

State of Florida County of Hillsborough

On this 20th day of Feb. 2014 before me personally appeared Barry Karpay known or proven to me, who, being duly sworn, deposes and says he is the Vice Chairman of the Cordoba Ranch Community Development District the partnership(s) or corporation(s) which executed the foregoing instrument; and if partnership(s), is duly authorized to execute said instrument as the act and deed of said partnership(s), and if corporation(s), that the seal affixed is the seal of said corporation(s) and that he/she affixed the seal and executed said instrument by order of the Board of Directors of said corporation.

My Commission Expires _____ Barbara C. Daly (Seal)
(Signature and title of official taking acknowledgement)



NOTE: ADD ADDITIONAL SHEETS AS NECESSARY)

STRALEY & ROBIN

Attorneys At Law

1510 W. Cleveland Street

Tampa, Florida 33606

Telephone (813) 223-9400 * Facsimile (813) 223-5043

Federal Tax Id. - 20-1778458

CORDOBA RANCH CDD
C/O RIZZETTA & COMPANY
3434 COLWELL AVENUE
SUITE 200
TAMPA, FLORIDA 33614

February 04, 2014

Client: 001286

Matter: 000001

Invoice #: 10579

Page: 1

RE: GENERAL

For Professional Services Rendered Through January 15, 2014

SERVICES

Date	Person	Description of Services	Hours	
12/19/2013	TJR	TELEPHONE CALL FROM R. SCHLOSSER RE EASEMENT FOR ENCROACHMENT; REVIEW AND ANALYZE EASEMENT AND SURVEY; CONTACT R. SCHLOSSER AND B. KARPAY RE GRANT OF EASEMENT.	0.4	
01/03/2014	TJR	REVIEW AND ANALYZE EPC CONSERVATION EASEMENT AND RELATED DOCUMENTS; CONTACT J. ROETHKE RE CONSERVATION EASEMENT AND MEETING AGENDA; CONTACT D. SCHLOSSER RE ISSUE ON DOCUMENTS.	0.6	
01/13/2014	LH	PREPARE QUARTERLY REPORT TO DISSEMINATION AGENT FOR PERIOD ENDING DECEMBER 31, 2013.	0.2	
Total Professional Services			1.2	\$328.00

PERSON RECAP

Person		Hours	Amount
TJR	Tracy J. Robin	1.0	\$300.00
LH	Lynn Hoodless	0.2	\$28.00

February 04, 2014
Client: 001286
Matter: 000001
Invoice #: 10579

Page: 2

Total Services	\$328.00	
Total Disbursements	\$0.00	
Total Current Charges		\$328.00
PAY THIS AMOUNT		\$328.00

Please Include Invoice Number on all Correspondence

RECEIVED
FEB 10 2014

Date Rec'd Rizzetta & Co., Inc. _____
D/M approval OR Date 2/18
Date entered FEB 14 2014
Fund 001 GL 514060C 3107
Check # _____

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TAMPA ELECTRIC

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8471-14097

Average kWh per day

Jan 2014	3
Dec	7
Nov	7
Oct	0
Sep	0
Aug	1
Jul	1
Jun	8
May	28
Apr	2
Mar	2
Feb	2
Jan 2013	1

January Billing Information:

719424

CORDOBA RANCH COMMUNITY
BOOT SPUR ST PUMP #3
LUTZ FL 33559-0000

Account Number
1661 0598302

Statement Date
Jan 24, 2014

Meter Number	Current Reading	Previous Reading	Diff.	Multi.	33 day period
B67927	19046	18934	112	1	

Next Read Date On Or About Feb 20, 2014

Total kWh Purchased 112

Account Activity	Explanation	Charge	Total
Previous Balance		33.66	
Payments Received - Thank You	As of January 24, 2014	-33.66	
			\$0.00

New Charges Due by Feb 16, 2014

Service from Dec 20 to Jan 22

Basic Service Charge	General Service 200 Rate	18.00	
Energy Charge	112 kWh @ \$.05847/kWh	6.55	
Fuel Charge	112 kWh @ \$.03910/kWh	4.38	
Electric Service Cost		\$28.93	
Florida Gross Receipts Tax	Based on \$28.93	0.74	
This Month's Charges			\$29.67

Amount not paid by due date may be assessed a late payment charge.

Total Due

\$29.67

Customer Service - Business Hillsborough Co: 813.228.1010. All Other: 1.866.TECO.BIZ (866.832.6249)

Make a resolution to help a neighbor in need

Tampa Electric Share, a program co-sponsored by Tampa Electric and the Salvation Army, lets you help customers in need pay their electric bills. Visit tampaelectric.com/share to make your voluntary, tax-deductible contribution. Every dollar you donate goes directly to helping a neighbor in need. And, Tampa Electric and Peoples Gas are proud to match your contributions dollar-for-dollar up to a combined \$500,000 annually.

RECEIVED

JAN 28 2014

Date Rec'd Rizzetta & Co., Inc.

O/M approval QR Date 2/3
FEB 03 2014

Date entered
Fund 001 GL 53100 OC 4301

To ensure prompt credit, please return stub portion of this bill with your payment. Make check payable to Tampa Electric.

719424



Account No.
1661 0598302

New Charges
\$29.67

Payable by Feb 16

Total Bill Amount
\$29.67

Mail Payment To:
P.O. Box 31318
Tampa, FL 33631-3318

8471-14097 14097-1447



CORDOBA RANCH COMMUNITY
c/o PETER WILLIAMS
3434 COLWELL AVE STE 200
TAMPA FL 33614-8196



1 1800 07 1661 0598302 0000029.67

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TAMPA ELECTRIC

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tampaelectric.com
8471-14098

Average kWh per day

Jan 2014	34
Dec	49
Nov	37
Oct	48
Sep	47
Aug	54
Jul	56
Jun 2013	42

January Billing Information:

719425

CORDOBA RANCH COMMUNITY
2502 CORDOBA RANCH BL
LUTZ FL 33559-0000

Account Number
1661 0623270

Statement Date
Jan 24, 2014

Meter Number	Current Reading	Previous Reading	Diff.	Multi.	33 day period
H83726	10524	09417	1107	1	

Next Read Date On Or About Feb 20, 2014 Total kWh Purchased 1,107

Account Activity	Explanation	Charge	Total
Previous Balance		176.80	
Payments Received - Thank You	As of January 24, 2014	-176.80	
			\$0.00

New Charges Due by Feb 16, 2014 Service from Dec 20 to Jan 22

Basic Service Charge	General Service 200 Rate	18.00
Energy Charge	1,107 kWh @ \$.05847/kWh	64.73
Fuel Charge	1,107 kWh @ \$.03910/kWh	43.28
Electric Service Cost		\$126.01
Florida Gross Receipts Tax	Based on \$126.01	3.23
Florida Sales Tax-energy/Fuel	Based on \$129.24	10.34
This Month's Charges		\$139.58

Amount not paid by due date may be assessed a late payment charge.

Non-Energy Charges	Zap Cap ID: 000296804	
Non-Energy Previous Balance		32.10
Non-Energy Payments	As of January 24, 2014	-32.10
Zapcap 120/208 1ph-m	1 @ \$30.00	30.00
Non-Energy Sales Tax	(Based On \$30.00)	2.10
This Month's Non-Energy Balance		\$32.10
Total Due		\$171.68

Customer Service - Business Hillsborough Co: 813.228.1010. All Other: 1.866.TECO.BIZ (866.832.6249)

Make a resolution to help a neighbor in need

Tampa Electric Share, a program co-sponsored by Tampa Electric and the Salvation Army, lets you help customers in need pay their electric bills. Visit **tampaelectric.com/share** to make your voluntary, tax-deductible contribution. Every dollar you donate goes directly to helping a neighbor in need. And, Tampa Electric and Peoples Gas are proud to match your contributions dollar-for-dollar up to a combined \$500,000 annually.

Date Hecco Rizzetta & Co., Inc.

M approval GR Date 2/3

Date entered FEB 03 2014

Fund 001 GL 531000004301

To ensure prompt credit, please return stub portion of this bill with your payment. Make check payable to Tampa Electric.

719425



Account No.
1661 0623270

New Charges
\$171.68
Payable by Feb 16

Total Bill Amount
\$171.68

Mail Payment To:
P.O. Box 31318
Tampa, FL 33631-3318

8471-14098 14098-1448



CORDOBA RANCH COMMUNITY
c/o PETER WILLIAMS
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390



1 1800 08 1661 0623270 0000171.68

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8471-14099

January Billing Information:

719426

CORDOBA RANCH CDD
CORDOBA RANCH PH 1 & 1A
LUTZ FL 33559-0000

Account Number
1661 0625050

Statement Date
Jan 24, 2014

Account Activity	Explanation	Charge	Total
Previous Balance		5,064.72	
Payments Received - Thank You	As of January 24, 2014	-5,064.72	
			\$0.00
New Charges Due by Feb 16, 2014		Service for 33 days from Dec 20 to Jan 22	
Lighting Service Items LS-4	133 Lights, 133 Poles	4,313.19	
Energy Flat Charge		179.55	
Fuel Charge	5,852 kWh @ \$.03872/kWh	226.10	
Florida Gross Receipts Tax	Based on \$405.65	10.64	
Florida Sales Tax-light/Pole	Based on \$4,313.19	301.93	
Florida Sales Tax-energy/Fuel	Based on \$416.29	33.31	
This Month's Charges			\$5,064.72
Amount not paid by due date may be assessed a late payment charge.			
Total Due			\$5,064.72

RECEIVED
JAN 28 2014

Date Rec'd Rizzetta & Co., Inc. _____
M approval JR Date 2/3
Date entered FEB 03 2014
und 001 GI 53100 OC 4307
Book # _____

To ensure prompt credit, please return stub portion of this bill with your payment. Make check payable to Tampa Electric.

719426



Account No.
1661 0625050

New Charges
\$5,064.72
Payable by Feb 16

Total Bill Amount
\$5,064.72

Mail Payment To:
P.O. Box 31318
Tampa, FL 33631-3318

8471-14099 14099-1049



CORDOBA RANCH CDD
c/o C/O RIZZETTA & CO PETE W
3434 COLWELL AVE STE 200
TAMPA FL 33614-8396



1 1800 03 1661 0625050 0005064.72



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St. Petersburg, FL 33731-0175

Toll Free Phone (877) 321-7355

AD SALES HOURS

M-TH 7:30-6:30

FRI 7:30-5:30

CUSTOMER SERVICE HOURS

M-F 8:00-5:00

NON-CONTRACT INVOICE

Advertising Run Dates	Advertiser / Client Name
2/16/2014-2/16/2014	Cordoba Ranch Cdd
Billing Date	Customer Account
02/17/2014	1000513042
Total Amount Due	Invoice Number
68.68	I1004114701-0216

40

PAYMENT DUE UPON RECEIPT

Start	Stop	Invoice Number	Class	Description	P.O.	Inserts	Size	Amount
2/16	2/16	I1004114701-0216		LEG101- Notice Of Public Meeting Tampa Tampa CIs Internet MaterialItem		1	49 Li	64.68 4.00

RECEIVED

Date Rec'd Rizzetta & Co., Inc. Feb 19 2014

J/M approval JR Date 2/25

Date entered FEB 21 2014

Fund 001 GL51300004801

Check # _____



tampabay.com

P.O. Box 175

St. Petersburg, FL 33731-0175

Toll Free Phone: (877) 321-7355

NON-CONTRACT INVOICE

Advertising Run Dates	Advertiser / Client Name	
2/16/2014-2/16/2014	Cordoba Ranch Cdd	
Billing Date	Sales Rep Name or Number	Customer Account
02/17/2014	Johnnie	1000513042
Total Amount Due	Customer Type	Invoice Number
68.68	Non-Contract	I1004114701-0216

Thank you for your business.

DO NOT SEND CASH BY MAIL
PLEASE MAKE CHECK PAYABLE TO:
TIMES PUBLISHING COMPANY

PLEASE SEE REVERSE SIDE OF FORM
FOR CREDIT CARD INFORMATION

Cordoba Ranch Cdd
C/O Rizzetta & Company, Inc.
Attn: Accounting
3434 Colwell Avenue, Suite 200
Tampa FL 33614

Amount Due: 68.68

001100411470100216000068688



ValleyCrest

Landscape Maintenance

INVOICE

Sold To: 14197254
Cordoba Ranch CDD
c/o Rizetta & Company
3434 Colwell Ave Ste 200
Tampa FL 33614

Customer #: 14197254
Invoice #: 4424340
Invoice Date: 1/27/2014
Sales Order: 461168
Cust PO #:

Job Number	Description	Amount
342200056	Cordoba Ranch CDD Irrigation Repairs Sheet 1 Clock 1 Zone - 6 Replace (1) Rotor Sheet 2 Clock 1 Zone 27 - Replace (2) Sprays Sheet 1 Clock 2 Zone 6 - Replace (1) Rotor	148.00
<p>RECEIVED FEB 03 2014</p> <p>ate REC O Rizzetta & Co., inc. _____ /M approval <u>JB</u> Date <u>2/12</u> ate entered _____ FEB 10 2014 ind <u>001</u> GL53900004609</p>		
Total Invoice Amount		148.00
Taxable Amount		
Tax Amount		
Balance Due		148.00

Terms: Net 15 Days

If you have any questions regarding this invoice, please call 813 994-2309

Please detach stub and remit with your payment

Payment Stub

Customer Account #: 14197254
Invoice #: 4424340
Invoice Date: 1/27/2014

Amount Due: \$ 148.00

Thank you for allowing us to serve you

Please reference the invoice # on your
check and make payable to

Cordoba Ranch CDD
c/o Rizetta & Company
3434 Colwell Ave Ste 200
Tampa FL 33614

ValleyCrest Landscape Maintenance
P.O. Box 404083
Atlanta, GA 30384-4083



ValleyCrest

Landscape Maintenance

INVOICE

Cordoba Ranch CDD
c/o Rizetta & Company
3434 Colwell Ave Ste 200
Tampa FL 33614

Customer #: 14197254
Invoice #: 4433790
Invoice Date: 2/10/2014
Cust PO #:

Job Number	Description	Amount
342200056	Cordoba Ranch CDD Landscape Maintenance For February	7,962.25
<p>DATE RECEIVED FEB 10 2014</p> <p>DATE REC'D RIZETTA & CO., INC.</p> <p>WM approval <u>JR</u> Date <u>2/18</u></p> <p>DATE ENTERED FEB 14 2014</p> <p>FUND <u>001</u> GL <u>53900</u> OC <u>4604</u></p> <p>CHECK # _____</p>		
Total invoice amount		7,962.25
Tax amount		
Balance due		7,962.25

Terms: Net 15 Days

If you have any questions regarding this invoice, please call 813-994-2309

Please detach stub and remit with your payment

Payment Stub

Customer Account#: 14197254
Invoice #: 4433790
Invoice Date: 2/10/2014

Amount Due: \$7,962.25

Thank you for allowing us to serve you

Please reference the invoice # on your check
and make payable to:

ValleyCrest Landscape Maintenance

P.O. Box 404083
Atlanta, GA 30384-4083

Cordoba Ranch CDD
c/o Rizetta & Company
3434 Colwell Ave Ste 200
Tampa FL 33614



ValleyCrest

Landscape Maintenance

INVOICE

Sold To: 14197254
Cordoba Ranch CDD
c/o Rizetta & Company
3434 Colwell Ave Ste 200
Tampa FL 33614

Customer #: 14197254
Invoice #: 4443767
Invoice Date: 2/17/2014
Sales Order: 443853
Cust PO #:

Project Name: Street sweep and edge

Project Description: Street sweep and edge

Job Number	Description	Amount
342200056	Cordoba Ranch CDD Edge and street sweep allnon barricaded areas.	1,100.00
<p style="text-align: center;">RECEIVED FEB 24 2014</p> <p>at Rizetta & Co., Inc. _____ M approval <u>GR</u> Date <u>2/25</u> ate entered <u>FEB 24 2014</u> ind <u>001</u> GL <u>53900004604</u></p>		
Total Invoice Amount		1,100.00
Taxable Amount		
Tax Amount		
Balance Due		1,100.00

Terms: Net 15 Days

If you have any questions regarding this invoice, please call 813 994-2309

Please detach stub and remit with your payment

Payment Stub

Customer Account #: 14197254
Invoice #: 4443767
Invoice Date: 2/17/2014

Amount Due: \$ 1,100.00

Thank you for allowing us to serve you

Please reference the invoice # on your
check and make payable to

Cordoba Ranch CDD
c/o Rizetta & Company
3434 Colwell Ave Ste 200
Tampa FL 33614

ValleyCrest Landscape Maintenance
P.O. Box 404083
Atlanta, GA 30384-4083



Account Number
15 9000 0671704134 01

Amount Due
\$124.99

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Account Information

Statement Date: 1/22/14
CORDOBA RANCH CDD
Customer Account: 0671704134

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Account Summary

Previous Balance	\$124.99
Payment Received Jan 15	-\$124.99
Balance Forward	\$0.00

New Charges

Current Activity	\$124.99
Total New Charges Due by February 15, 2014	\$124.99

Total Amount Due

\$124.99

RECEIVED

JAN 30 2014

Date Rec'd Hizzetta & Co., Inc.

D/M approval DR Date 2/3

Date entered FEB 03 2014

Fund 001 G54100 OC4102

Book #

Want Automatic Payment?

Enroll below or at Verizon.com to authorize your financial institution to deduct the amount of your monthly bill from the account associated with your enclosed check and send payment directly to Verizon. To discontinue Automatic Payment, call Verizon. Please keep a copy of this authorization.

Please return remit slip with payment.

To enroll in Automatic Payment (Sign and date below)

Account Number:

15 9000 0671704134 01

Amount Due: \$124.99

012214

Make check payable to Verizon

\$

By signing above I verify that I have reviewed and accepted the terms and conditions at verizon.com/autopayterms for automatic bill payment

00003695 01 AV 0.378 VF012211 0016 XX
CORDOBA RANCH CDD
STE 200
3434 COLWELL AVE
TAMPA FL 33614-8390



VERIZON
PO BOX 920041
DALLAS TX 75392-0041



Account Number
15 9000 0671704134 01

Page
2 of 3

Current Activity

Monthly Charges

1/22 2/21 FiOS Internet 75M/35M – 2 Yr. 124.99

Monthly Charges Subtotal \$124.99

Current Activity Total \$124.99

Total New Charges \$124.99

Legal Notices

Payment by Check

Paying by check authorizes check processing or use of the check information for a one-time electronic fund transfer from your account. For all payments using bank account information, we may retain the information to send you electronic refunds or enable your future electronic payments to us (to opt out, call 1-888-500-5358).

Late Payment Charges

To avoid a late payment charge of 1.5% or \$7.00, whichever is greater, full payment must be received before Feb 22, 2014.

Correspondence

Go to verizon.com/bizcontact or mail to PO Box 33078, St. Petersburg, FL 33735

Service Providers

Verizon FL provides regional, local calling and related features, other voice services, and FiOS TV service, unless otherwise indicated. Verizon Long Distance provides long distance calling and other services identified by "L.D." in the applicable billed line item. Verizon Online provides Internet service and FiOS TV equipment. FiOS is a registered mark of Verizon Trademark Services LLC.

Bankruptcy Information

If you are or were in bankruptcy, this statement may include amounts for pre-bankruptcy service. You should not pay pre-bankruptcy amounts; they are for your information only. Mail bankruptcy-related correspondence to 500 Technology Drive, Suite 550, Weldon Spring, MO 63304.



Need-to-Know Information

Customer Proprietary Network Information (CPNI) Notice

CPNI is information that relates to the type, quantity, destination, technical configuration, location, amount of use, and billing information of your telecommunications or interconnected VoIP services. This information is made available to us solely by virtue of our relationship with you. The protection of your information is important to us. Under federal law, you have a right, and we have a duty, to protect the confidentiality of your CPNI.

We may use and share your CPNI among our affiliates and agents to offer you services that are different from the services you currently purchase from us. Verizon offers a full range of services such as video, wireless, Internet, and long distance. Visit verizon.com for a complete listing of our services and companies.

You may choose not to have your CPNI used for the marketing purposes described above by calling us anytime at 1-866-483-9700. When you call, please have your bill and account number available. Your decision about use of your CPNI doesn't affect our provision of services to you nor eliminate all Verizon marketing contacts.

Unless you call us at the number above, Verizon may use your CPNI to market different types of services beginning 30 days after the first time we notify you of the CPNI policy described above. You may elect at any time to add or remove a restriction on the use of your CPNI. Your choice remains valid until you change your election by calling the number above.

Surcharges

Surcharges include:

- (i) a Federal Subscriber Line and Access Recovery Charge applicable to interstate and international services that helps pay for the costs of providing and maintaining the local phone network;
- (ii) a Federal Universal Service Charge applicable to interstate and international services to recover fees imposed on us by the government to support universal service;
- (iii) a Long Distance Access Charge to help defray the cost of access charges and fees that local exchange companies assess on us or our agents for state to state and international calling;
- (iv) a Carrier Cost Recovery Charge applicable to long distance customers that helps defray the costs we pay to support interstate Telecommunication Relay Service, government number administration, local number portability, and other fees assessed by the FCC;
- (v) a Long Distance Administrative Charge to help defray account servicing costs for state to state and international calling; and,
- (vi) a Federal Regulatory Fee applicable to recover the annual per video subscriber fee payment made to the FCC.

Please note that the Surcharges are charges, not taxes. These charges, and what is included in these charges, are subject to change from time to time. For additional information regarding the charges on your Verizon bill, please visit verizon.com or call the number listed on your bill.

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It is fast and easy to register and use the site. Get started at verizon.com/bizsignin today.

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- Create, view and status a repair ticket without making a phone call
- Access from a mobile device or tablet

Get registered today www.verizonenterprise.com and in the Business Sign-In area click "Register".

For our medium business customers (20 or more employees):

Tab 3

February 25, 2014

Cordoba Ranch Community Development District
c/o Rizzetta & Company
3434 Colwell Avenue, Suite 200
Tampa, Florida 33614

Re: Letter of Resignation

I, Frank Messina, hereby resign as member of the Board of Supervisors and as Chairman of the Cordoba Ranch Community Development District effective March 25, 2014.

Sincerely,

A handwritten signature in black ink, appearing to be 'FM', written in a cursive style.

Frank Messina, Chairman

Tab 4

RESOLUTION 2014-03

A RESOLUTION OF THE BOARD OF SUPERVISORS OF CORDOBA RANCH COMMUNITY DEVELOPMENT DISTRICT REDESIGNATING THE OFFICERS OF THE DISTRICT, AND PROVIDING FOR AN EFFECTIVE DATE

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

WHEREAS, the Board of Supervisors of the District desires to designate the Officers of the District.

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

Section 1. _____ is appointed Chairman.

Section 2. _____ is appointed Vice Chairman.

Section 3. _____ is appointed Assistant Secretary.
_____ is appointed Assistant Secretary.
_____ is appointed Assistant Secretary.
_____ is appointed Assistant Secretary.
_____ is appointed Assistant Secretary.

Section 4. This Resolution shall become effective immediately upon its adoption.

PASSED AND ADOPTED THIS 25th DAY OF MARCH, 2014.

**CORDOBA RANCH COMMUNITY
DEVELOPMENT DISTRICT**

CHAIRMAN/VICE CHAIRMAN

ATTEST:

SECRETARY/ASST. SECRETARY

Tab 5

WS-ER (9/13)

Agreement No.:
WBS Element:

COOPERATIVE SERVICE AGREEMENT
between
CORDOBA RANCH COMMUNITY DEVELOPMENT DISTRICT (CDD)
and
UNITED STATES DEPARTMENT OF AGRICULTURE
ANIMAL AND PLANT HEALTH INSPECTION SERVICE (APHIS)
WILDLIFE SERVICES (WS)

ARTICLE 1

The purpose of this Cooperative Service Agreement is to assist the CDD in controlling wildlife, especially feral hogs, which cause property damage and pose a threat to human health & safety.

ARTICLE 2

APHIS WS has statutory authority under the Act of March 2, 1931 (46 Stat. 1468; 7 U.S.C.426-426b) as amended, and the Act of December 22, 1987 (101Stat. 1329-331, 7 U.S.C. 426c), to cooperate with States, local jurisdictions, individuals, public and private agencies, organizations, and institutions while conducting a program of wildlife services involving mammal and bird species that are reservoirs for zoonotic diseases, or animal species that are injurious and/or a nuisance to, among other things, agriculture, horticulture, forestry, animal husbandry, wildlife, and human health and safety.

ARTICLE 3

APHIS WS and CDD mutually agree:

1. The parties' authorized representatives who shall be responsible for carrying out the provisions of this Agreement shall be:

CDD: Scott Smith, Operations Manager
Rizzetta & Company Inc.
3434 Colwell Ave., Suite 200
Tampa, FL 33614

APHIS WS: R. Edwin Hartin, State Director
USDA, APHIS, WS
2820 East University Ave.
Gainesville, FL 32641

2. To meet as determined necessary by either party to discuss mutual program interests, accomplishments, needs, technology, and procedures to maintain or amend the Work Plan (Attachment A). Personnel authorized to attend meetings under this Agreement shall be CDD or his/her designee, the State Director or his/her designee, and/or those additional persons authorized and approved by the CDD, and the State Director.
3. APHIS WS shall perform services more fully set forth in the Work Plan, which is attached hereto and made a part hereof. The parties may mutually agree in writing, at any time during the term of this Agreement, to amend, modify, add or delete services from the Work Plan.

ARTICLE 4

CDD agrees:

1. To authorize APHIS WS to conduct direct control activities to reduce human health and safety risks and property damage associated with wildlife, especially feral hogs, on CDD property. These activities are defined in the Work Plan. APHIS WS will be considered an invitee on the lands controlled by CDD. CDD will be required to exercise reasonable care to warn APHIS WS as to dangerous conditions or activities in the project areas.
2. To reimburse APHIS WS for costs of services provided under this Agreement up to but not exceeding the amount specified in the Financial Plan (Attachment B). CDD will begin processing for payment invoices submitted by APHIS WS within 30 days of receipt. The CDD ensures and certifies that it is not currently debarred or suspended and is free of delinquent Federal debt.
3. To designate to APHIS WS the CDD authorized individual whose responsibility shall be the coordination and administration of activities conducted pursuant to this Agreement.
4. To notify APHIS WS verbally or in writing as far in advance as practical of the date and time of any proposed meeting related to the program.
5. APHIS WS shall be responsible for administration and supervision of the program.

6. There will be no equipment with a procurement price of \$5,000 or more per unit purchased directly with funds from the cooperator for use solely on this project. All other equipment purchased for the program is and will remain the property of APHIS WS.
7. To coordinate with APHIS WS before responding to all media requests.
8. To obtain the appropriate permits for removal activities concerning all species that WS will assist in controlling that require state or federal permits and list USDA, APHIS, Wildlife Services as subpermittees.

ARTICLE 5

APHIS WS Agrees:

1. To conduct activities at Cordoba Ranch as described in the Work and Financial Plans.
2. Designate to CDD the authorized APHIS WS individual who shall be responsible for the joint administration of the activities conducted pursuant to this Agreement.
3. To bill CDD for actual costs incurred by APHIS WS during the performance of services agreed upon and specified in the Work Plan. APHIS WS shall keep records and receipts of all reimbursable expenditures hereunder for a period of not less than one year from the date of completion of the services provided under this Agreement and CDD shall have the right to inspect and audit such records.
4. To coordinate with CDD before responding to all media requests.

ARTICLE 6

This Agreement is contingent upon the passage by Congress of an appropriation from which expenditures may be legally met and shall not obligate APHIS WS upon failure of Congress to so appropriate. This Agreement may also be reduced or terminated if Congress only provides APHIS WS funds for a finite period under a Continuing Resolution.

ARTICLE 7

APHIS WS assumes no liability for any actions or activities conducted under this Cooperative Service Agreement except to the extent that recourse or remedies are provided by Congress under the Federal Tort Claims Act (28 U.S.C. 1346(b), 2401(b), and 2671-2680).

ARTICLE 8

Pursuant to Section 22, Title 41, United States Code, no member of or delegate to Congress shall be admitted to any share or part of this Agreement or to any benefit to arise therefrom.

ARTICLE 9

Nothing in this Agreement shall prevent APHIS WS from entering into separate agreements with any other organization or individual for the purpose of providing wildlife damage management services exclusive of those provided for under this agreement.

ARTICLE 10

CDD certifies that APHIS WS has advised the CDD that there may be private sector service providers available to provide wildlife management services that the CDD is seeking from APHIS WS.

ARTICLE 11

The performance of wildlife damage management actions by APHIS WS under this agreement is contingent upon a determination by APHIS WS that such actions are in compliance with the National Environmental Policy Act, Endangered Species Act, and any other applicable environmental statutes. APHIS WS will not make a final decision to conduct requested wildlife damage management actions until it has made the determination of such compliance.

ARTICLE 12

This Cooperative Service Agreement may be amended at any time by mutual agreement of the parties in writing. Also, this Agreement may be terminated at any time by mutual agreement of the parties in writing, or by one party provided that party notifies the other in writing at least 120 days prior to effecting such action. Further, in the event the CDD does not provide necessary funds, APHIS WS is relieved of the obligation to provide services under this agreement.

In accordance with the Debt Collection Improvement Act of 1996, the Department of Treasury requires a **Taxpayer Identification Number** for individuals or businesses conducting business with the agency.

Cordoba Ranch Taxpayer Identification Number (TIN) _____

CORDOBA RANCH COMMUNITY DEVELOPMENT DISTRICT:

BY: _____
Frank Messina, Chairmen
Cordoba Ranch CDD
3434 Colwell Ave., Suite 200
Tampa, FL 33614

_____ Date

**UNITED STATES DEPARTMENT OF AGRICULTURE
ANIMAL AND PLANT HEALTH INSPECTION SERVICE
WILDLIFE SERVICES**

BY: _____
R. Edwin Hartin, State Director
USDA, APHIS, WS
2820 East University Ave.
Gainesville, FL 32641

_____ Date

BY: _____
Charles S. Brown
Director, Eastern Region
USDA, APHIS, WS
920 Main Campus Drive; Suite 200
Raleigh, NC 27606

_____ Date

ATTACHMENT A WORK PLAN

Introduction

The U.S. Department of Agriculture (USDA) is authorized to protect American agriculture and other resources from damage associated with wildlife. The primary authority for APHIS WS is the Act of March 2, 1931 (46 Stat. 1468; 7 U.S.C.426-426b) as amended, and the Act of December 22, 1987 (101Stat. 1329-331, 7 U.S.C. 426c). Wildlife Services activities are conducted in cooperation with other Federal, State and local agencies; private organizations and individuals.

The APHIS WS program uses an Integrated Wildlife Damage Management (IWDM) approach (sometimes referred to as IPM or “Integrated Pest Management”) in which a series of methods may be used or recommended to reduce wildlife damage. IWDM is described in Chapter 1, 1-7 of the Animal Damage Control Program Final Environmental Impact Statement (USDA, 1994). These methods include the alteration of cultural practices as well as habitat and behavioral modification to prevent damage. However, controlling wildlife damage may require that the offending animal(s) are killed or that the populations of the offending species be reduced.

Purpose

The purpose of this agreement is to assist CDD in controlling wildlife, especially feral hogs, which cause property damage and human health and safety concern.

Planned APHIS WS Activities

WS, through its local office, will provide a Wildlife Specialist to conduct wildlife management for the CDD. In the beginning the primary focus will be feral hog damage management, but WS will be available to perform direct control and/or offer technical advice to the CDD with other wildlife species that may be causing problems or concerns.

The primary tools WS will use for feral hog control will be cage traps, snares, trail cameras, night vision, thermal imagers, and a small caliber suppressed .22 pistol and/or rifles. If the CDD requests WS to assist with other wildlife species that cause damage then other trap designs and control methods will be discussed with the CDD. Controlling different wildlife species requires different trap designs and control methods.

WS will work up to 480 hours to primarily reduce the amount of feral hogs on CDD property. Once hog numbers have been reduced to an acceptable level, WS personnel will continue to monitor the CDD property once a week for the rest of the agreement or until the 480 hours is exhausted. WS personnel will be monitoring for any new hog

activity or sign on CDD property in an attempt to remove these new hogs before they have a chance to cause large amounts of property damage. If new hog activity is found then WS will begin removal activities again. All monitored activity will be reported to CDD personnel.

WS will provide a short quarterly report to CDD personnel on: activities conducted during the previous quarter, recommendations concerning wildlife causing damage, and to discuss wildlife trends observed from removal efforts over time.

Effective Dates

The agreement shall become effective on 2/1/2014, and shall expire on 1/31/2015.

**ATTACHMENT B
FINANCIAL PLAN**

Personnel Costs	\$13,398
Vehicle Fuel	\$1,800
Supplies	<u>\$1,700</u>
Subtotal (Direct Costs)	\$16,898
Pooled Job Costs	\$1,859
Indirect Costs	\$2,729
TOTAL	\$21,486

The distribution of the budget from this Financial Plan may vary as necessary to accomplish the purpose of this agreement, but may not exceed **\$21,486.00**.

Financial Point of Contact

CDD: _____
<Name to call for billing questions> Phone _____

APHIS WS: Vielka Dyer 352-377-5556
Phone

Tab 6

RESOLUTION 2014-02

A RESOLUTION OF THE CORDOBA RANCH COMMUNITY DEVELOPMENT DISTRICT REDESIGNATING TIME AND DATE MEETING FOR REGULAR MEETINGS OF THE BOARD OF SUPERVISORS OF THE DISTRICT, FOR THE REMAINDER OF FISCAL YEAR 2013/2014, AND PROVIDING FOR AN EFFECTIVE DATE

WHEREAS, the Cordoba Ranch Community Development District (the "District") is a local unit of special-purpose government organized and existing in accordance with Chapter 190, Florida Statutes, and situated entirely within Hillsborough County, Florida; and

WHEREAS, the District's Board of Supervisors (hereinafter the "Board") is statutorily authorized to exercise the powers granted to the District; and

WHEREAS, all meetings of the Board shall be open to the public and governed by the provisions of Chapter 286, Florida Statutes; and

WHEREAS, the Board is statutorily required to file annually, with the local governing authority or authorities; and

WHEREAS, the Board previously approved Resolution 2013-11, designating the date, time and location for regular meetings of the Board of Supervisors for Fiscal Year 2013/2014; and

WHEREAS, the Board now desires to redesignate a new time and date for the regular meetings of the Board of Supervisors for the remainder of Fiscal Year 2013/2014.

NOW, THEREFORE BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE CORDOBA RANCH COMMUNITY DEVELOPMENT DISTRICT

Section 1. The Fiscal Year 2013/2014 annual public meeting schedule attached hereto and incorporated by reference herein as **Exhibit A** is hereby approved and will be published and filed in accordance with the requirements of Florida law.

2. This Resolution shall become effective immediately upon its adoption.

PASSED AND ADOPTED THIS 25TH DAY OF MARCH, 2014.

ATTEST:

**CORDOBA RANCH COMMUNITY
DEVELOPMENT DISTRICT**

Secretary / Assistant Secretary

Chair / Vice Chair

EXHIBIT “A”

**BOARD OF SUPERVISORS’ MEETING DATES
CORDOBA RANCH COMMUNITY DEVELOPMENT DISTRICT
REMAINDER OF FISCAL YEAR 2013/2014**

February 25, 2014
March 25, 2014
April 22, 2014
May 27, 2014
June 24, 2014
July 22, 2014
August 26, 2014
September 23, 2014

The meetings will convene at 9:30 a.m., at the offices of Rizzetta & Company, Inc. located at 3434 Colwell Avenue, Suite 200, Tampa, Florida 33614.

Tab 7

***AN INSURANCE PROPOSAL (REVISED)
PREPARED FOR:***

*CORDOBA RANCH CDD
C/O RIZZETTA & COMPANY, INC.
3434 COLWELL AVE SUITE 200
TAMPA, FL 33614*

PRESENTED BY:

SANDIE GRIMES



*STAHL & ASSOCIATES INSURANCE
3939 TAMPA ROAD
OLDSMAR, FL 34677*

FEBRUARY 6, 2014

DISCLAIMER - The abbreviated outlines of coverages used throughout this proposal are not intended to express any legal opinion as to the nature of coverage. They are only visuals to a basic understanding of coverages. Please read your policy for specific details of coverages.

INTRODUCTION OF THE SERVICING TEAM

Vice President:

Sandie Grimes
sandie.grimes@stahlinsurance.com

Account Manager:

Patsy Penn
patsy.penn@stahlinsurance.com

Other Team Servicing Contacts:

Certificate Contact:

Patsy Penn
patsy.penn@stahlinsurance.com

Branch Manager:

Candi O'Brien
Senior Vice President
candi.obrien@stahlinsurance.com

Phone:

813-818-5300

Fax:

813-818-5396

PROPERTY LOCATION LISTING

<i>PREMISES #</i>	<i>BUILDING #</i>	<i>ADDRESS</i>
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1		2502 Cordoba Ranch Blvd, Lutz, FL 33559-5800
2		17803 Newcastle Field Dr, Lutz, FL 33559-5800
3		3045 Cordoba Ranch Blvd, Lutz, FL 33559-5800
4		2803 Cordoba Ranch Blvd, Lutz FL 33559-5800
5		3101 Cordoba Ranch Blvd, Lutz FL 33559-5800

PROPERTY INSURANCE PROPOSAL OUTLINE

INSURER: Lloyd's of London (Non Admitted)

A.M. BEST RATE: A XV

CAUSE OF LOSS FORM USED:

Special Form: Provides coverage against All Risk of direct physical loss or damage, except those perils that are specifically excluded in the policy.

<i>PRM#</i>	<i>BLD#</i>	<i>SUBJECT OF INS.</i>	<i>AMOUNT</i>	<i>COIN%</i>	<i>DED.</i>	<i>VALUATION</i>	<i>INF%</i>
1	1	FRONT GATE	\$40,000	80%	\$1,000*	RC	0%
1		ENTRY MONUMENT	\$75,000	90%	\$1,000*	RC	0%
1		ALUM FENCE	\$44,495	80%	\$1,000*	RC	0%
1		COLUMNS - 22	\$55,000	80%	\$1,000*	RC	0%
1, 3, 4		WELL PUMPS – 3	\$18,000	80%	\$1,000*	RC	0%
2		ENTRY WLLS/COLUMN	\$18,500	80%	\$1,000*	RC	0%
3		BRIDGE MONUMENTS (2)	\$19,100	80%	\$1000*	RC	0%
5		BRIDGE MONUMENTS (2)	\$19,100	80%	\$1,000*	RC	0%

***Wind/Hail Deductible - 3% of limit of insurance of all insured property at the time of loss.**

EXCLUSIONS AND ENDORSEMENTS:

Property Exclusions and Endorsements:	
CONTRACT PARTICIPATION ENDT (7069)	COMMON POLICY CONDITIONS (IL0017)
COVERAGE CLAUSES (BCM-1)	FL CHANGES - LEGAL ACTION (IL0175)
MICOORGANISM EXCL ABSOLUTE (BCM-3A)	FL SINKHOLE LOSS COVERAGE (IL0401)
INSP REPORT CLAUSE (BCM5)	COMPUTER RELATED LOSSES EXCL (IL0935)
BLDG/PERS PROP COVERAGE (CP0010)	TERRORISM EXCL (IL0953)
COMMERCIAL PROPERTY CONDITIONS (CP0090)	FL PROPERTY COVERAGE DEC (LL-SD-1)
FLORIDA CHANGES (CP0125)	ASBESTOS ENDT (LMA5019)
VIRUS EXCLUSION (CP0140)	TERRORISM NOT PURCHASED (LMA5092)
CANCELLATION CHANGES (CP0299)	SEVERAL LIABILITY NOTICE (LSW1001)
FL DECLARATIONS PAGE (FLA DEC)	MINIMUM EARNED PREMIUM (MEP-1)
FORMS SCHEDULE (FORMS SCH)	-- Continued on next page --

MOLD AND FUNGI EXCL (MLD-3)
AUTHORITIES EXCL (NMA1999B)
BIO OR CHEMICAL MATERIALS EXCL (NMA2962)
PRIVACY POLICY STATEMENT (PN-1)
FL CHANGES - CANCELLATION & NON RENEWAL (SIU-029FL)
COMMON CONDITIONS (SIU-IM001)
POLICY JACKET - FL (SIU1AFL)
MULTIPLE DEDUCTIBLE FORM (CP0320/SIU)
ADDITIONAL COVERED PROPERTY (CP1410)

SUBJECT TO:

- 1) Subject to favorable inspection and compliance with any recommendations.
- 2) 25% Minimum Earned Premium.
- 3) Signed Acord Application and Terrorism Risk Insurance Act (TRIA) Form.
- 4) Annual Premium is minimum and deposit.
- 5) Copy of Tax Exemption certificate.

PREMIUM:

Term Premium:	\$2,085.00*
Inspection & Policy Fee:	\$ 185.00
FHCF / CPICA / EMPA:	<u>\$ 56.21</u>
Total Premium:	\$2,326.21

*Terrorism Coverage excluded; if you would like to add Terrorism Coverage, the additional annual premium is \$220.90

COMMERCIAL PROPERTY COVERAGE DESCRIPTION

Property Insurance is any type of insurance that indemnifies an insured party who suffers a financial loss because property has been damaged or destroyed. Property is considered to be any item that has a value. Property can be classified as real property or personal property. Real property is land and the attachments to the land, such as buildings. Personal Property is all property that is not real property. The Building and Personal Property coverage form is the form used to insure almost all types of commercial property. The insuring agreement in the Building and Personal Property coverage form promises to pay for direct physical loss or damage to covered property at the premises described in the policy when caused by or resulting from a covered cause of loss. The following is a brief outline of coverages and how they are used within the Commercial Building and Personal Property coverage form.

Buildings and Business Personal Property

Coverage for the building includes the building and structures, completed additions to covered buildings, outdoor fixtures, permanently installed fixtures, machinery and equipment. The building material used to maintain and service the insured's premises is also insured. Business Personal Property owned by the insured and used in the insured's business is covered for direct loss or damage. The coverage includes furniture and fixtures, stock, and several other similar business property items when not specifically excluded from coverage. The policy is also designed to protect the insured against loss or damage to the personal property of others while in the insured's care, custody or control.

Coverage Extensions and Additional Coverages

In addition to the limits stated in the Building and Personal Property coverage form, the policy has a coverage extensions section and an additional coverages section. The coverage extensions section provides limited coverage for newly acquired or constructed property, property of others, certain outdoor property, and the cost to research and reconstruct information on destroyed records. When coverage is placed on the all risk form, two additional extensions are added for property in transit and coverage for certain repair costs related to damage caused by water. The two additional extensions are covered by certain perils only. The additional coverage section provides coverage for indirect losses that result from a direct loss. The coverage applies to removal of debris, preservation of property, fire department service charges and pollutant cleanup and removal. The coverage extensions and the additional coverages have limitations and are subject to certain conditions.

Limit of Insurance

The most the insurer will pay for loss or damage in any one occurrence is the limit of insurance stated in the policy declarations.

Deductible

The standard deductible is \$250. However, other deductible amounts are available and the deductible applies only once per loss.

Causes of Loss

The term peril is used when discussing losses. A peril is a cause of loss. Basic property insurance policies are written to cover the perils of fire, lightning, explosion, windstorm, hail, smoke, aircraft or vehicle damage, riot or civil commotion, vandalism, sprinkler leakage, sinkhole collapse, and volcanic action. Other property insurance policies, often referred to as the broad form policy, add coverages for water damage, weight of snow, ice or sleet, breakage of glass and coverage for falling objects. The broadest coverage is the special form, which is best known as the all risk form. All risk covers all causes of loss, except those specifically excluded from coverage. It is possible for a commercial property policy to have more than one cause of loss form.

Replacement Cost and Actual Cash Value

Property can be valued in several different ways. Insurance companies commonly use two approaches to determine value, which also determines how a loss will be paid; the replacement cost method and the actual cash value method. Insurers consider replacement cost of a property item to be the cost to replace it with new property of like kind. Actual cash value is replacement cost, minus the accumulated depreciation for age and condition.

Agreed Value

When the agreed value option is used the coinsurance requirement is removed and the insurer agrees to cover losses for its agreed value. As an example, the insured has property insured for \$100,000 and the agreed value is also \$100,000, if a loss occurs, any loss up to \$100,000 is covered at 100%. When this option is used the insured and the insurance company agree on the value of the property before the policy is issued. This option is usually assigned to one-of-a-kind property.

Coinsurance

Most building and business personal property policies have a coinsurance clause which requires the insured to carry insurance equal to at least a specified percentage of the actual cash value of the property. If a loss occurs, and it is determined that the amount of insurance carried is less than the amount required, a penalty could be placed on the insured.

Inflation Guard

An insured can insure a building for its full value at the beginning of the policy year, but, at the end of the year, it might not be covered for its full value. This problem can be corrected by adding inflation guard

coverage. With inflation guard, the policy limit increases gradually during the policy term so that the total increase amounts to the desired percentage increase at the end of the policy term.

Earthquake Coverage

This endorsement extends your cause of loss to include damage that results directly from an earthquake. Coverage is provided for replacement of buildings only. All earthquake shocks that occur within a 168 hour period (one week) are considered to be a single occurrence. A separate deductible applies and is determined by the value of the insured property.

BOILER & MACHINERY PROPOSAL OUTLINE

INSURER: Phoenix Insurance Co (Admitted)

A.M. BEST RATE: A+ XV

COVERAGES

LIMITS

Total Limit Per Breakdown	\$1,000,000
Property Damage	\$283,195
Business Income	Not Covered
Business Income extended "Period of Restoration"	Not Covered
Extra Expense	Not Covered
Extra Expense extended "Period of Restoration"	Not Covered
Spoilage Damage	\$25,000
Spoilage coverage - Coverage applies only if outage lasts at least:	12 Hours
Utility Interruption	Not Covered
Coverage applies only if outage lasts at least:	Not Covered
Civil Authority Coverage Extension:	Not Covered
Dependent Property Coverage	Not Covered
Electronic "Data" or "Media"	\$25,000
Error in Description	Included in Total Limit
Expediting Expense:	\$25,000
Fungus, Wet Rot and Dry Rot Coverage Extension	\$15,000 Property Damage
Hazardous Substance:	\$25,000
Newly Acquired Locations for 90 Days:	\$1,000,000
Ordinance or Law:	\$25,000
Refrigerant Contamination:	\$25,000

Water Damage:	\$25,000
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Conditional and Optional Coverages:

Notice of Cancellation	60 Days - 10 Days for non-pay
"Diagnostic Equipment"	Included
"Production Machines"	Included

Deductibles:

Property Damage:	\$1,000
Business Income	Not Covered
Extra Expenses	Not Covered
Spoilage Damage	\$1,000
Utility Interruption	Not Covered
Dependent Properties	Not Covered
Refrigerant Contamination	\$1,000

POLICY FORMS & CONDITIONS:

IL T0 02 11 89	Common Policy Declarations
IL T8 01 10 93	Forms, Endorsements and Schedule Numbers
IL T0 01 01 07	Common Policy Conditions
IL T0 03 04 96	Location Schedule
EB T0 00 08 08	Energymax 21 Equipment Breakdown Protection Declarations
EB T0 01 02 09	Energymax 21 EB Table of Contents
EB T1 00 08 08	Energymax 21 Equipment Breakdown Protection
BM T5 94 01 08	Terrorism Risk Insurance Act 2002 Disclosure
EB T3 18 08 08	Specified Perils Elimination Endorsement
EB T3 76 08 12	Green Coverage Enhancements
EB T9 27 08 10	FL Coinsurance, Loss Payments, Named Insured
IL T3 79 01 08	Caps on Losses from Certified Acts of Terror
IL 01 75 07 02	Florida Changes-Legal Action Against Us
IL 02 55 01 10	Florida Changes-Cancel and Non-Renewal

ANNUAL PREMIUM:

Premium	= \$179.00
Fees	= <u>3.00</u>
Total Premium	= \$182.00

BOILER & MACHINERY COVERAGE DESCRIPTION

Boiler & Machinery

Boiler & Machinery insurance covers direct damage to covered property when caused by a covered cause of loss. Covered property is any property that is owned by the named insured or is in the named insured's care, custody, or control and for which the named insured is legally liable. A covered cause of loss is a sudden and accidental breakdown of the insured's boiler and machinery equipment or any part of the equipment described in the policy. Boiler and machinery insurance is necessary because commercial property policies exclude explosion of steam boilers and breakdown of machinery.

The standard boiler and machinery policy contains three extensions of coverage. The three extensions are 1) Expediting Expense coverage, which pays the reasonable extra cost incurred to expedite progress after a loss; 2) Automatic Coverage which covers accidents to objects at newly acquired locations for up to ninety days after the named insured acquires the property; and 3) Defense Cost and Supplemental Payments which would apply when the insurer is defending the insured against claims or suits alleging liability for damage to property of others. Defense Cost and Supplementary Payments are payable in addition to the policy limit. Expediting Expenses are included in, and not in addition to, policy limits.

In addition to the three extensions the policy has four interior limits of \$5,000 each, for 1) the cost of cleanup, repair or replacement, or disposal of hazardous substances; 2) damage resulting from contamination of covered property by ammonia; and 3) damage by water to covered refrigerating or air conditioning vessels and piping. These limits are part of and not in addition to the limit specified in the policy. A benefit of boiler and machinery insurance is the inspection service that insurers provide to the insured. Endorsements can be added to the standard boiler and machinery policy to provide coverage for business income, extra expense, and consequential losses.

Equipment Covered

Comprehensive Coverage

This coverage is written only under the standard policy form. Coverage is provided for all insurable boiler and machinery equipment, including or excluding production machines. Coverage can also be written to cover particular types of boiler and machinery equipment.

Basic Coverage

This coverage can be written under the small business form to cover boilers and vessels equipment, including or excluding air conditioners/compressor units.

Broad Coverage Form

This coverage is also written under the small business policy. Many insured's refer to this form as the comprehensive form for small business since it covers a broader range of equipment. Coverage is provided for any boiler, any fired or unfired pressure vessel, any refrigeration or air conditioning equipment, and any mechanical or electrical equipment. Only certain types of business can qualify for the small business policy and property values can be no more than \$5 million.

Limit of Insurance

Under the small business form the limit of insurance is based on the estimated value of the insured's property.

Additional Coverages/Endorsements

Business Income

This endorsement can be written to provide coverage on either a "valued" or an "actual loss sustained" basis. When the actual loss sustained option is used, the coverage pays only for the insured's actual loss of income. If coverage is written using the valued option, the insured is able to collect a predetermined amount of coverage for each day the business is interrupted because of an accident to an insured object. The coverage is subject to a per accident limit and a deductible that can be expressed as either a specified time period or a dollar amount. When the valued form is used the daily amount of insurance is paid regardless to the actual amount of loss.

Extra Expense

This endorsement pays for the extra expense of maintaining operations after an accident to an insured item until normal operations can be restored. This endorsement excludes coverage for loss of income. To have coverage for loss of income and extra expense, the endorsement called combined business interruption and extra expense must be added to the policy.

Consequential Damage

This endorsement covers loss due to spoilage of specified property from lack of power, light, heat, steam or refrigeration, which results from an accident to an insured item.

Deductibles

The standard deductible is \$1,000. Coverage can be written with more than one deductible. The insured can choose one deductible for a group of covered items and a different deductible for all other items. If a loss occurs involving more than one covered item, the higher deductible would apply.

PREMIUM QUOTATION

Insured: Cordoba Ranch CDD

Insurer: Lloyd's of London - Commercial Property
Phoenix Insurance Co. - Boiler & Machinery

Policy Term: Date bound to 10/26/14

COVERAGE

ANNUAL PREMIUM

Commercial Property – *check payable to Stahl – see Invoice* \$2,326.21

Boiler & Machinery – *check payable to Stahl – see Invoice* \$182.00

TOTAL TERM PREMIUM **\$2,508.21**

****Quotation expires 02/23/14***

The Proposal presented has been reviewed and accepted based on the terms provided herein.

INSURED: Cordoba Ranch CDD
c/o Rizzetta & Company, Inc.
3434 Colwell Ave Suite 200
Tampa, FL 33614

INSURED SIGNATURE: _____

DATE: _____

MARKETING SUMMARY	
--------------------------	--

[illegible]

NOTIFICATION OF EXCESS & SURPLUS LINES SPECIALTY MARKETS

Insurance coverage is being placed with a surplus lines company. Therefore, the insurance coverage written is not subject to the protection and benefits of the Florida Insurance Guaranty Association.

SURPLUS LINES CARRIER	A.M. BEST RATING
Lloyd's of London	A XV

SECURE RATINGS		FINANCIAL SIZE	
A++, A+	Superior	IV	5 to 10 Million
A, A-	Excellent	V	10 to 25 Million
B++, B+	Very Good	VI	25 to 50 Million
		VII	50 to 100 Million
		VIII	100 to 250 Million
		IX	250 to 500 Million
		X	500 to 750 Million
		XI	750 to 1000 Million
		XII	1000 to 1250 Million
		XIII	1250 to 1500 Million
		XIV	1500 to 2000 Million
		XV	More than 2000 Million

Tab 8

Proposal for Extra Work at Cordoba Ranch CDD

Property Name Cordoba Ranch CDD
 Property Address 2516 Cordoba Ranch Blvd.
 Lutz , FL 33559

Contact Joe Roethke
 To Cordoba Ranch CDD
 Billing Address c/o Rizetta & Company 3434 Colwell Ave
 Ste 200
 Tampa , FL 33614

Project Name Inside Gate Island
 Project Description Landscape center island inside of gate.

Scope of Work

QTY	UoM/Size	Material/Description
10.00	HOUR	Remove Fakahatchee Grass
45.00	EACH	Loropetalum - Loropetalum Varieties 3 gal. Shrub/perennial Installed
52.00	EACH	Duranta Gold Mound - 3 gal. Shrub/perennial Installed
1.00	EACH	Liriope muscari Emerald Goddess - 1 gal. Ground Cover Installed
7.00	EACH	Pine Bark Mulch - CY - Installed
1.00	EACH	Irrigation Retro-fit

Images

IMG_2292 DI



For internal use only

SO# 466599
 JOB# 342200056
 Service Line 130

Sales Tax | 0.00% \$0.00
Total Installed Price \$2,065.95

THIS IS NOT AN INVOICE

This proposal is valid for 60 days unless otherwise approved by ValleyCrest Landscape Maintenance
 ValleyCrest Landscape Maintenance, Inc. | 26642 Wild Fern Circle, Lutz, FL 33559 ph. (813) 994-2309 fax (813) 973-3293 | www.valleycrest.com

TERMS & CONDITIONS

1. The Contractor shall recognize and perform in accordance with written terms, written specifications and drawings only, contained or referred to herein. All materials shall conform to bid specifications.
2. **Work Force:** Contractor shall designate a qualified representative with experience in landscape maintenance/construction upgrades. The workforce shall be competent and qualified, and shall be legally authorized to work in the U.S.
3. **License and Permits:** Contractor shall maintain a Landscape Contractor's license, if required by State or local law, and will comply with all other license and permit requirements of the City, State and Federal Governments, as well as all other requirements of law.
4. **Taxes:** Contractor agrees to pay all applicable taxes, including sales tax where applicable on material supplied.
5. **Insurance:** Contractor agrees to provide General Liability Insurance, Automotive Liability Insurance, Worker's Compensation Insurance, and any other insurance required by law or Client/Owner, as specified in writing prior to commencement of work. If not specified, Contractor will furnish insurance with \$1,000,000 limit of liability.
6. **Liability:** Contractor shall indemnify the Client/Owner and its agents and employees from and against any liabilities that arise out of Contractor's work to the extent such liabilities are adjudicated to have been caused by Contractor's negligence or willful misconduct. Contractor shall not be liable for any damage that occurs from Acts of God as defined as those caused by windstorm, hail, fire, flood, earthquake, hurricane and freezing, etc. Under these circumstances, Contractor shall have the right to renegotiate the terms and prices of this agreement within sixty (60) days. Any illegal trespass, claims and/or damages resulting from work requested that is not on property owned by Client/Owner or not under Client/Owner management and control shall be the sole responsibility of the Client/Owner.
7. **Subcontractors:** Contractor reserves the right to hire qualified subcontractors to perform specialized functions or work requiring specialized equipment.
8. **Additional Services:** Any additional work not shown in the above specifications involving extra costs will be executed only upon signed written orders, and will become an extra charge over and above the estimate.
9. **Access to Jobsite:** Client/Owner shall provide all utilities to perform the work. Client/Owner shall furnish access to all parts of jobsite where Contractor is to perform work as required by the Contract or other functions related thereto, during normal business hours and other reasonable periods of time. Contractor will perform the work as reasonably practical after the owner makes the site available for performance of the work.
10. **Invoicing:** Client/Owner shall make payment to Contractor within fifteen (15) days upon receipt of invoice. In the event the schedule for the completion of the work shall require more than thirty (30) days, a progress bill will be presented by month end and shall be paid within fifteen (15) days upon receipt of invoice.
11. **Termination:** This Work Order may be terminated by the Client/Owner with or without cause, upon seven (7) work days advance written notice. Client/Owner will be required to pay for all materials purchased and work completed to the date of termination and reasonable charges incurred in demobilizing.
12. **Assignment:** The Client/Owner and the Contractor, respectively, bind themselves, their partners, successors, assignees and legal representatives to the other party with respect to all covenants of this Contract. In the event of sale or transfer of Client/Owner's interest in its business and/or the property which is the subject of

this agreement, Client/Owner must first obtain the written consent of Contractor for the assignment of any interest in this agreement to be effective.


13. **Disclaimer:** This proposal was estimated and priced based upon a site visit and visual inspection from ground level using ordinary means, at or about the time this proposal was prepared. The price quoted in this proposal for the work described, is the result of that ground level visual inspection and therefore our company will not be liable for any additional costs or damages for additional work not described herein, or liable for any incidents/accidents resulting from conditions, that were not ascertainable by said ground level visual inspection by ordinary means at the time said inspection was performed. We cannot be held responsible for unknown or otherwise hidden defects. Any corrective work proposed herein cannot guarantee exact results. Professional engineering, architectural, and/or landscape design services ("Design Services") are not included in this Agreement and shall not be provided by the Contractor. Any design defects in the Contract Documents are the sole responsibility of the Owner. If the Client/Owner must engage a licensed engineer, architect and/or landscape design professional, any costs concerning these Design Services are to be paid by the Client/Owner directly to the designer involved.

Acceptance of this Contract

Contractor is authorized to perform the work stated on the face of this Contract. Payment will be 100% due at time of billing. If payment has not been received by ValleyCrest Landscape Maintenance within fifteen (15) days after billing, ValleyCrest Landscape Maintenance shall be entitled to all costs of collection, including reasonable attorneys' fees and it shall be relieved of any obligation to continue performance under this or any other Contract with Client/Owner. Interest at a per annum rate of 1% per month, or the highest rate permitted by law, will be charged on unpaid balance 45 days after billing.

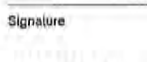
NOTICE: FAILURE TO MAKE PAYMENT WHEN DUE FOR COMPLETED WORK ON CONSTRUCTION JOBS, MAY RESULT IN A MECHANIC'S LIEN ON THE TITLE TO YOUR PROPERTY.

Customer

	PM
Signature	Title
Joe Roethke	February 12, 2014
Printed Name	Date

ValleyCrest Landscape Maintenance

Account Manager Enhancement:

	Title
Jeff Blackburn	February 12, 2014
Printed Name	Date

Job #:	342200056	Proposed Price:	\$2,065.95
SO #	466599		

Proposal for Extra Work at Cordoba Ranch CDD

Property Name	Cordoba Ranch CDD	Contact	Joe Roethke
Property Address	2516 Cordoba Ranch Blvd. Lutz, FL 33559	To	Cordoba Ranch CDD
		Billing Address	c/o Rizetta & Company 3434 Colwell Ave Ste 200 Tampa, FL 33614

Project Name Lantana Replacement

Project Description Landscape area in front bed to replace lantana.

Scope of Work

Remove lantana and install new shrubs, create two annual beds, and install podocarpus for hibiscus.

QTY	UoM/Size	Material/Description
100.00	EACH	4" pot Seasonal (Annual) Color Installed
2.00	CUBIC YARD	Bulk Potting Soil (Picked-Up) CY - Amendment Installed
10.00	HOUR	Site Prep
5.00	EACH	Podocarpus - 15 gal. Shrub/perennial Installed
40.00	EACH	Loropetalum - Loropetalum Varieties 3 gal. Shrub/perennial Installed
72.00	EACH	Duranta Gold Mound - 3 gal. Shrub/perennial Installed
89.00	EACH	Juniperus Parsonii - Parsons Juniper 3 gal. Ground Cover Installed
20.00	CUBIC YARD	Pine Bark Mulch - CY - Installed
1.00	EACH	Re-configure irrigation for annuals

For internal use only

SO#	465078
JOB#	342200056
Service Line	130

Sales Tax 0.00%	\$0.00
Total Installed Price	\$5,047.05

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 ValleyCrest Landscape Maintenance, Inc. | 26642 Wild Fern Circle, Lutz, FL 33559 ph. (813) 994-2309 fax (813) 973-3293 | www.valleycrest.com

TERMS & CONDITIONS

1. The Contractor shall recognize and perform in accordance with written terms, written specifications and drawings only, contained or referred to herein. All materials shall conform to bid specifications.
2. **Work Force:** Contractor shall designate a qualified representative with experience in landscape maintenance/construction upgrades. The workforce shall be competent and qualified, and shall be legally authorized to work in the U.S.
3. **License and Permits:** Contractor shall maintain a Landscape Contractor's license, if required by State or local law, and will comply with all other license and permit requirements of the City, State and Federal Governments, as well as all other requirements of law.
4. **Taxes:** Contractor agrees to pay all applicable taxes, including sales tax where applicable on material supplied.
5. **Insurance:** Contractor agrees to provide General Liability Insurance, Automotive Liability Insurance, Worker's Compensation Insurance, and any other insurance required by law or Client/Owner, as specified in writing prior to commencement of work. If not specified, Contractor will furnish insurance with \$1,000,000 limit of liability.
6. **Liability:** Contractor shall indemnify the Client/Owner and its agents and employees from and against any liabilities that arise out of Contractor's work to the extent such liabilities are adjudicated to have been caused by Contractor's negligence or willful misconduct. Contractor shall not be liable for any damage that occurs from Acts of God are defined as those caused by windstorm, hail, fire, flood, earthquake, hurricane and freezing, etc. Under these circumstances, Contractor shall have the right to renegotiate the terms and prices of this agreement within sixty (60) days. Any illegal trespass, claims and/or damages resulting from work requested that is not on property owned by Client/Owner or not under Client/Owner management and control shall be the sole responsibility of the Client/Owner.
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8. **Additional Services:** Any additional work not shown in the above specifications involving extra costs will be executed only upon signed written orders, and will become an extra charge over and above the estimate.
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this agreement, Client/Owner must first obtain the written consent of Contractor for the assignment of any interest in this agreement to be effective.


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Acceptance of this Contract

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Customer

 Signature	PM Title
Joe Roethke Printed Name	February 12, 2014 Date

ValleyCrest Landscape Maintenance

Account Manager Enhancement:

Signature	Title
Jeff Blackburn Printed Name	February 12, 2014 Date

Job #:	342200056	Proposed Price: \$5,047.05
SO #	465078	

Proposal for Extra Work at Cordoba Ranch CDD

Property Name Cordoba Ranch CDD
 Property Address 2516 Cordoba Ranch Blvd.
 Lutz , FL 33559

Contact Joe Roethke
 To Cordoba Ranch CDD
 Billing Address c/o Rizetta & Company 3434 Colwell Ave
 Ste 200
 Tampa , FL 33614

Project Name Traffic Circle
 Project Description Landscape traffic circle

Scope of Work

Remove Pittasporum and install new landscape.

QTY	UoM/Size	Material/Description
8.00	HOUR	Remove Pittasporum and mulch
32.00	EACH	Loropetalum - Loropetalum Varieties 3 gal. Shrub/perennial Installed
66.00	EACH	Duranta Gold Mound - 3 gal. Shrub/perennial Installed
22.00	EACH	Dianella tasmanica - variegated Blueberry Flax 3 gal. Ground Cover Installed
58.00	EACH	Liriope muscari Emerald Goddess - 3 gal. Ground Cover Installed
6.00	CUBIC YARD	Pine Bark Mulch - CY - Installed
1.00	EACH	Irrigation Retro-fit

Images

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THIS IS NOT AN INVOICE

This proposal is valid for 60 days unless otherwise approved by ValleyCrest Landscape Maintenance
 ValleyCrest Landscape Maintenance, Inc. | 26642 Wild Fern Circle, Lutz, FL 33559 ph. (813) 994-2309 fax (813) 973-3293 | www.valleycrest.com

Proposal for Extra Work at Cordoba Ranch CDD

For internal use only

SO# 466265
JOB# 342200056
Service Line 130

Sales Tax	0.00%	\$0.00
Total Installed Price		\$3,282.14

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This proposal is valid for 60 days unless otherwise approved by ValleyCrest Landscape Maintenance
ValleyCrest Landscape Maintenance, Inc. | 26642 Wild Fern Circle, Lutz, FL 33559 ph. (813) 994-2309 fax (813) 973-3293 | www.valleycrest.com

TERMS & CONDITIONS

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4. **Taxes:** Contractor agrees to pay all applicable taxes, including sales tax where applicable on material supplied.
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this agreement, Client/Owner must first obtain the written consent of Contractor for the assignment of any interest in this agreement to be effective.

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Acceptance of this Contract

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Customer


 Signature Title
 PM

Joe Roethke February 11, 2014
 Printed Name Date

ValleyCrest Landscape Maintenance

Account Manager Enhancement:

Signature Title
 Jeff Blackburn February 11, 2014
 Printed Name Date

Job #: 342200056 Proposed Price: \$3,282.14
 SO # 466265

Tab 9



ASSOCIATED CONSTRUCTION PRODUCTS, INC.

25352 Wesley Chapel Blvd., Lutz, FL 33559

Ph: (813) 973-4425 - Fx: (813) 973-0485

To:

Quote #: P-10394

Date: 2/03/2014

Salesman: Tim Carmichael

Project Name: Cordoba Ranch fence repair

We propose the following:

To remove and re-install approximately 606 L.F. of existing fence. Placing 348LF of fence on new concrete beam and 258LF placed on existing sidewalk. Replacing 101 cap

Inclusions:

- One mobilization. Delays to ACP caused by others may be subject to additional charges per our attached terms.
- All materials to include the concrete
- All Labor required for the installation of fence as described in this proposal.
- All equipment typically used by ACP for fence installation.
- Sales tax.

Exclusions:

- Repair and/or replacement of sod
- Repair and/or replacement of sprinkler system
- Any bonds, fees or permits.

Pricing:

- Price: **\$13,500.00**



ASSOCIATED CONSTRUCTION PRODUCTS, INC.

25352 Wesley Chapel Blvd., Lutz, FL 33559

Ph: (813) 973-4425 - Fx: (813) 973-0485

Terms of proposal:

1. **balance upon completion** In the event any amount becomes past due, the customer agrees to pay ACP a service fee of 1.5% on the unpaid balance each month until paid, plus all costs of collection including reasonable attorney's fees incurred by ACP prior to, during litigation, including arbitration and appeal. Suit may, at the option of ACP, be instituted in Pasco County, Florida.
2. Failure to pay in accordance with the terms voids all warranties.
3. Delays to ACP caused by the owner, contractor or sub-contractor will be charged at an appropriate rate of \$37.50 per man per hour plus an appropriate equipment charge.
4. There will be a charge of \$1,000.00 for any additional mobilizations.
5. Material orders are often placed in excess of what the project may require to ensure waste and breakage factors are accounted for. Thus all left over useable materials becomes the property of ACP.
6. This proposal is based on uniform fine sand typical of Florida. If these conditions do not exist, an adjustment to the proposed price may be required due to the changed site condition.
7. The quoted prices are good for thirty (30) days only. Beyond thirty (30) days prices are subject to adjustment.
8. The quoted quantities are estimated and subject to change upon final design or installation. Additional or replacement materials will be billed at the unit price established above. The above unit cost shall not be used for cost reduction if the size or scope of the project change.
9. An executed copy of this proposal shall be attached to and be referred to by any contract documents prepared by the contractor. This proposal shall govern over any conflicts.
10. ACP must be in receipt of this executed proposal before any materials will be ordered.
11. This agreement is solely for the benefit of the signatories hereto and represents the entire integrated agreement between the parties, and supersedes all prior negotiations, representations or agreements, whether written or oral.

I have read, understood and agree to the proposal, inclusions, exclusions, and general notes and terms of this proposal.

Accepted by	_____	_____	_____
	Sign	Print	Date
ACP Rep.	_____	_____	_____
	Sign	Print	Date

Tab 10

**ASSIGNMENT OF
MITIGATION AGREEMENT**
(Haul Road)

Prepared by: Richard A. Schlosser, Esq.

Return to: Environmental Protection Commission
3629 Queen Palm Dr.
Tampa, Florida 33619
Attn: Wetlands Management Division

For and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, STANDARD PACIFIC OF FLORIDA, a Florida general partnership, ("Assignor"), located at 405 North Reo Street, Suite 330, Tampa, Florida 33609, hereby assigns to CORDOBA RANCH COMMUNITY DEVELOPMENT DISTRICT, a local unit of special purpose government created pursuant to Chapter 190, Florida Statutes, c/o Rizzeta & Company, located at 3434 Colwell Avenue, Tampa, Florida 33614 ("Assignee") all of Assignor's right, title and interest, and all of Assignor's responsibilities, obligations and duties, in, to and under that certain Mitigation Agreement dated May 14, 2007, between Assignor and the Environmental Protection Commission of Hillsborough County, Florida and recorded on May 15, 2007, in Official Records Book 17759, Page 1757, of the Public Records of Hillsborough County, Florida, ("Mitigation Agreement") as it relates to the real property located at 17723 Livingston Avenue, Lutz, Florida, folio #33615-0000, in Hillsborough County, Florida, only from and after the date of this Assignment.

IN WITNESS WHEREOF, Assignor has executed and delivered this Assignment as of this 28 day of February, 2014.

ASSIGNOR:

Signed, sealed and delivered
In the presence of:

STANDARD PACIFIC OF FLORIDA, a Florida general
partnership

By: Standard Pacific of Florida GP, Inc.,
a Delaware corporation, its managing general partner

Amanda Pease
Signature of Witness #1
Amanda Pease
Typed/Printed Name of Witness #1

By: Barry I. Karpay
Barry I. Karpay, V.P.

Debora L. Hudrik
Signature of Witness #2
Debora L. Hudrik
Typed/Printed Name of Witness #2

STATE OF FLORIDA)
COUNTY OF PASCO)

I hereby certify that on this day, personally appeared before me, an officer duly qualified to administer oaths and take acknowledgements, Barry I. Karpay, Vice President of Standard Pacific of Florida GP, Inc., a Delaware corporation, as managing general partner of Standard Pacific of Florida, a Florida general partnership, on behalf of the corporation and the partnership. He/She is ☒ personally known to me or ☐ produced _____ (type of identification).

WITNESS my hand and official seal in the County and State last aforesaid this 28th day of February, 2014.

[AFFIX NOTARY STAMP]



Barbara C. Daly
NOTARY PUBLIC
Print name: **BARBARA C. DALY**
State of Florida at Large
My Commission Expires: 5-3-16

ACCEPTANCE AND ASSUMPTION

(Haul Road)\

The Assignee hereby accepts the forgoing Assignment and assumes all responsibilities, obligations and duties of the Assignor arising under the aforesaid Mitigation Agreement from and after the date of this Assignment.

IN WITNESS WHEREOF, the undersigned has executed and delivered this Acceptance and Assumption on this 28th day of February, 2014.

Signed, sealed and delivered
in the presence of:

CORDOBA RANCH COMMUNITY
DEVELOPMENT DISTRICT

Amanda Pease

Witness 1:

Print name: Amanda Pease

Deborah L Hudrlik

Witness 2:

Print name: Deborah L Hudrlik

By: Barry I. Karpay

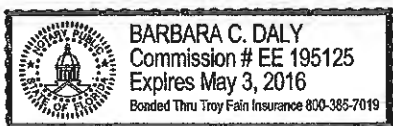
Print name: B. I. Karpay

Title: Chair

STATE OF FLORIDA)
COUNTY OF HILLSBOROUGH)

The foregoing Acceptance and Assumption was acknowledged before me this 28th day of February, 2014, by Barry I. Karpay as Chairperson of the Board of Supervisors of Cordoba Ranch Community Development District. He/She is personally known to me or produced _____ (type of identification).

[AFFIX NOTARY STAMP]



Barbara C. Daly
Notary Public
Print name: **BARBARA C. DALY**
State of Florida at Large
My Commission Expires: 5-3-16

Tab 11

Cordoba Ranch Lake Management Report
January 2014

Dates of Treatment: January 16 & 18, 2014

Technician: Daniel Coleman

Overall Summary: Most of the ponds are in good shape with less than 5% nuisance species present. Dead or dying vegetation can be found in many of the ponds due to the initial treatment of nuisance last year after 4 years of no maintenance; typical persistent woody species are *Salix caroliniana* or Carolina willow and *Ludwigia peruviana* or primrose willow; typical persistent non-woody species are *Typha latifolia* or cattail. With no vegetation to absorb the nutrients released by herbicide treatments, algae and duckweed growth is rapid in many of the ponds. We will continue to treat these ponds on a bi-monthly basis in order to control them. Removal of remaining dead woody vegetation can be performed after littoral shelf removal project is completed.

Lake Management Notes by Pond Number

Pond 100: Torpedo Grass around shoreline and littoral zone is dead and starting to decompose. Over all, the pond is looking good.

Pond 110: Treated Algae along shoreline. Open water 85%; Algae <5%; native vegetation 10% (Arrowhead, Pickerel weed and Fragrant water lily).

Pond 120: Pond looks great. Open water 99%. There is some dead Salix that needs to be removed 1%.

Pond 125: Treated shoreline for Torpedo grass, Primrose willow and Cattail. Also, treated littoral zone for Cattail. Pond has small ring of algae around it as well as in the shelf. Open water 90% Cattail 5% and Algae 5%.

Pond 126: Treated shoreline for Torpedo grass, Cattail and Primrose willow. Pond looks good open water 100%.

Pond 130: Treated for Torpedo grass, Cattail, Primrose willow and Frogs Bit. Treated Algae in northern area of pond. Southern end of pond is 100% Duckweed and will be treated with power sprayer the second treatment of the month.

Pond 140: Treated shoreline for Torpedo grass and Cattail (<1%). Open water 100%

Pond 143A: Treated for Torpedo grass, Primrose willow, Cattail and Spatterdock. Open water 98%, spatterdock 2%.

Pond 143B: Pond is almost dry. Still has some Salix that needs to be removed.

Pond 146: Treated small patch of Torpedo grass in middle of pond. Salix needs to be removed.

Pond 150: Treated for Cuban Shoal grass around water's edge. There is a ring of Duckweed around pond that will be treated with a power sprayer. There is some dead Salix that needs to be removed. Open water 80%, Duckweed 15% and Cuban shoal rush 5%.

Cordoba Ranch Lake Management Report
January 2014

Pond 170: Treated for Duckweed. Littoral zone has about 15% living cattail in it. Open water 85%.

Pond 180: Treated Pond for Algae and Southern Naiad. Cattails in littoral zone are 98% dead.

Pond 185: Small ring of Algae and Southern Naiad around edge of pond will be treated with power sprayer. Water Level is very low, open water 85%.

Pond 190A: Treated Algae around shoreline. Algae 10%, spatterdock 5%, Open water 85%.

Pond 190B: Pond has about 10% Algae and Southern Naiad that will be treated with power sprayer. Littoral zone has dead Salix and Cattail that needs to be removed.

Pond 200: Treated small amount of Torpedo grass and Cattail along shoreline. Pond is 90% covered with duckweed and will be treated with power sprayer. There is also some Salix that needs to be removed. Grass on pond top-of-bank and side slopes needs to be mowed.

Pond 210: All nuisance vegetation is dead. Smart weed is starting to recruit in littoral zones.

Pond 220: Water level is very low. Dead Salix needs to be removed. No nuisance to treat at this time.

Pond 230: Pond is 100% covered with Duckweed and Wolffia, which will be treated with power sprayer during second monthly treatment.

Pond 240A: Treated freshly graded slopes for Castor bean sprouts. Also treated Castor bean seed source southwest of pond. No vegetation in pond.

Pond 240B: Same as 240A, treated Castor bean seed source to the East of the pond. No vegetation in pond.

Pond 260: Pond recently dredged in northwest end. Treated Shoreline for Torpedo grass and Alligator weed. Open water 100%.

Pond 270A: Treated pond for Torpedo grass, Alligator weed and Spatterdock. Open water 97%, Spatterdock 3%.

Pond 270B: Treated for Duckweed. Open water 99%, Duckweed 1%.

Pond 280: Treated shoreline for Torpedo grass and Primrose willow. Water is very turbid.

Pond 290: Treated shoreline for small amount of Torpedo grass and Cattail. Open water 99%, nuisance vegetation 1%.

Pond 300: Treated shoreline for Torpedo grass, Spikerush, Alligator weed and Primrose willow. Open water 100%.

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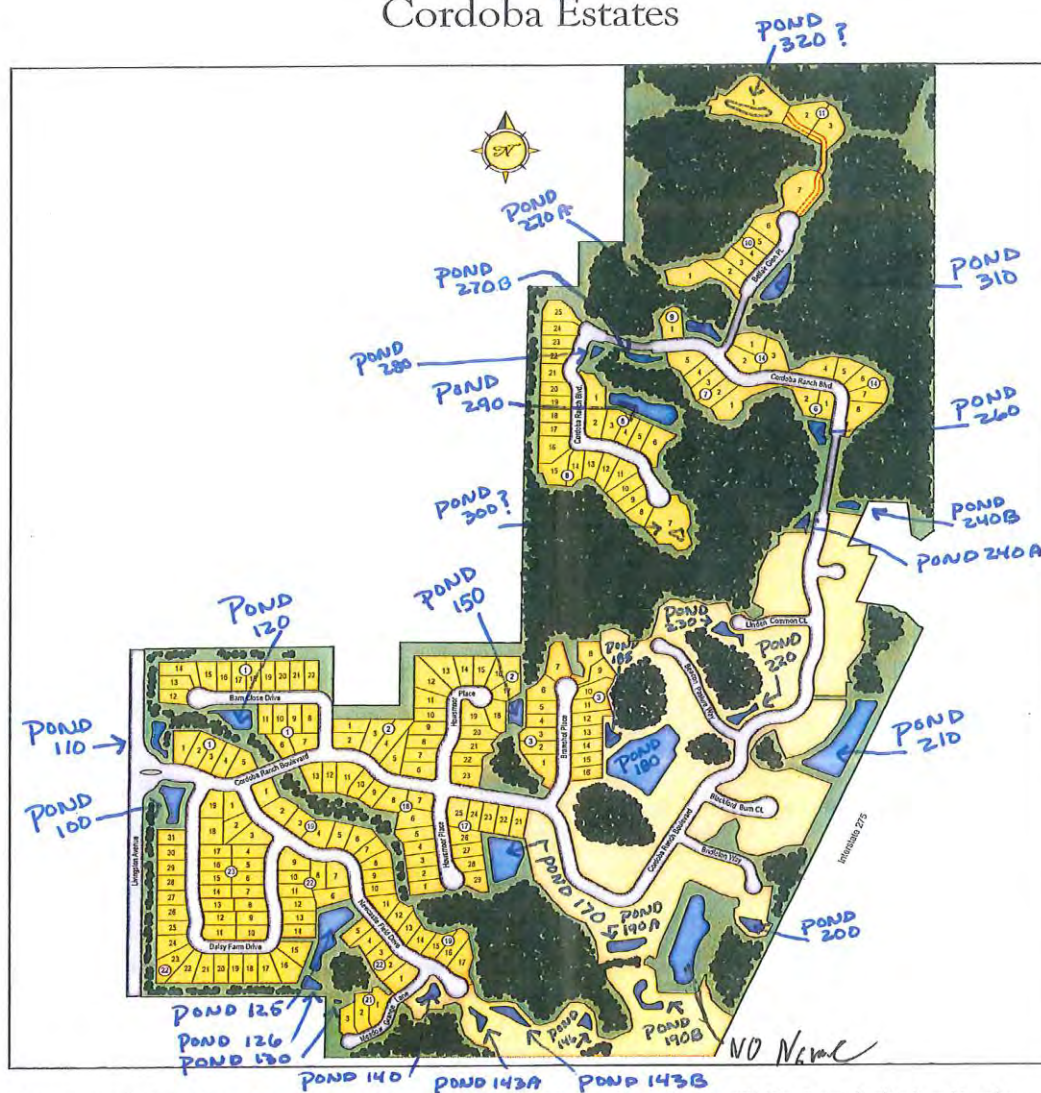
Pond 310: Pond has Algae and Spikerush growing in and around it will be treated with power sprayer. Also has dead Salix that needs to be removed. Open water 80%, Algae and Spikerush 20%.

Pond 320: Water level very low. Spikerush will be treated with power sprayer next monthly treatment.



STANDARD PACIFIC HOMES

Cordoba Estates



Map is not to scale. Square footage/acreage shown is only an estimate and actual square footage/acreage will differ. Buyer should rely on his or her own evaluation of useable area. Depictions of homes or other features are artist conceptions.

Pond 100



Pond 110



Pond 120



Pond 125



Pond 126



Pond 130



Pond 140



Pond 143A



Pond 143B



Pond 146



Pond 150



Pond 170



Pond 180



Pond 185



Pond 190A



Pond 190B



Pond 200



Pond 210



Pond 220



Pond 230



Pond 240A



Pond 240B



Pond 260



Pond 270A



Pond 270B



Pond 280



Pond 290



Pond 300



Pond 310



Pond 320



Cordoba Ranch Lake Management Report
February 2014

Dates of Treatment: February 19, 20 & 24, 2014

Technician: Daniel Coleman

Overall Summary: Most of the ponds are in good shape with less than 5% nuisance species present. Dead or dying vegetation can be found in many of the ponds due to the initial treatment of nuisance last year after 4 years of no maintenance; typical persistent woody species are Carolina willow (*Salix caroliniana*) and primrose willow (*Ludwigia peruviana*); typical persistent non-woody species are cattail (*Typha latifolia*). With no submerged or emergent vegetation to absorb the nutrients released by herbicide treatments, algae and duckweed growth is rapid in many of the ponds. We will continue to treat these ponds on a monthly basis in order to control them. Removal of remaining dead woody vegetation can be performed after littoral shelf removal project is completed.

Lake Management Notes by Pond Number

Pond 100: Treated shoreline for Torpedo grass and Algae. Open water 95% Algae 5%.

Pond 110: Looks about the same as last treatment. Treated for Algae and Torpedo grass along shoreline. Native vegetation is still looking good in littoral zone. Open water 85%; Algae <5%; native vegetation 10%.

Pond 120: Treated shoreline for Dollar weed and Spike rush. Open water 100%.

Pond 125: Cattail in littoral zone is at a minimum. Treated pond for Algae and Southern Naiad. Open water 95% cattail 5%.

Pond 126: Treated shoreline for Torpedo grass, Cattail and Primrose willow. Pond looks good open water 100%.

Pond 130: Treated Algae on water's surface. Open water 20% Algae 80%. The water level is very low in this pond.

Pond 140: Treated pond for Algae, Torpedo grass and Cattail. Algae 20%, Cattail <1%. Open water 80%.

Pond 143A: Treated shoreline for Torpedo grass and Spatter dock. Open water 99%, Spatter dock <1%.

Pond 143B: Treated shoreline for Torpedo grass. Open water 100%.

Pond 146: Pond has recently been dredged. Open water 100%.

Pond 150: Treated for Cuban Shoal rush and Duckweed around water's edge. Open water 90%, Duckweed 5% and Cuban shoal rush 5%.

Pond 170: Treated for Duckweed. Open water 90%, Duck weed 5% and Cattail 5%.

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Pond 180: Looking good, treated shoreline and littoral zone for Cattail and Torpedo grass. Open water 95%, Cattail 5%.

Pond 185: Treated Algae and Southern Naiad. Water level is still low. Open water 90%, Algae and Southern Naiad 10%.

Pond 190A: Treated shoreline for Algae, Parrot feather and Spatter dock. Open water 90%, Algae 5%, Spatter dock 5% and Parrotsfeather <1%.

Pond 190B: Treated shoreline for Algae and Torpedo grass. Open water 85%, Algae 10% and Torpedo grass 5%.

Pond 200: Treated pond for Dollar weed, Cattail, Primrose willow and Torpedo grass. Open water 85% and 5% nuisance vegetation.

Pond 210: Pond is still looking good. Treated small amount of Torpedo grass and Cattail. Open water 100%, nuisance vegetation <1%.

Pond 220: Water level is very low. Treated shoreline for Torpedo grass, Alligator weed and Dollar weed. Open water 100%.

Pond 230: Pond is still 100% covered with Duckweed and Wolffia. Treated with heavy contact herbicide.

Pond 240A: Treated shoreline for Torpedo grass and Alligator weed. Open water 100%.

Pond 240B: Same as 240A, Treated shoreline for Torpedo grass and Alligator weed. Open water 100%.

Pond 260: Treated water surface for Algae. Open water 98%, Algae 2%.

Pond 270A: Treated pond for Torpedo grass, Alligator weed and Spatterdock. Open water 97%, Spatterdock 3%.

Pond 270B: Treated for Algae. Open water 99%, Algae 1%. Pond looks good.

Pond 280: Treated for Algae and Duck weed. Open water 95% Algae and Duck weed 5%.

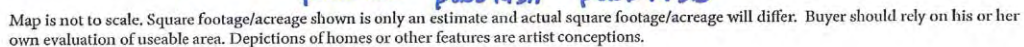
Pond 290: Treated shoreline for Algae and Duckweed. Open water 99%, nuisance vegetation 1%.

Pond 300: Treated shoreline for Algae. Open water 100%.

Pond 310: Treated pond for Algae. Open water 90% Algae 10%.

Pond 320: Treated Algae on water surface. Open water 95% Algae 5%.

Cordoba Estates



Pond 100



Pond 110



Pond 120



Pond 125



Pond 126



Pond 130



Pond 140



Pond 143A



Pond 143B



Pond 146



Pond 150



Pond 170



Pond 180



Pond 185



Pond 190A



Pond 190B



Pond 200



Pond 210



Pond 220



Pond 230



Pond 240A



Pond 240B



Pond 260



Pond 270A



Pond 270B



Pond 280



Pond 290



Pond 300



Pond 310



Pond 320

