

***Live Oak Lake
Community Development
District***

Meeting Agenda

November 20, 2025

AGENDA

Live Oak Lake
Community Development District
219 E. Livingston St., Orlando, FL 32801
Phone: 407-841-5524

November 13, 2025

**Board of Supervisors
Live Oak Lake
Community Development District**

Dear Board Members:

The regular meeting of the Board of Supervisors of Live Oak Lake Community Development District will be held **Thursday, November 20, 2025, at 2:00 PM at the Twin Lakes Clubhouse, 49231 Twin Lakes Blvd., St. Cloud, FL 34772.**

Those members of the public wishing to attend the meeting can do so using the information below:

Zoom Video Link: <https://us06web.zoom.us/j/89001964564>

Zoom Call-In Information: 1-305-224-1968

Zoom ID: 890-0196-4564

Board of Supervisors Meeting

1. Roll Call
2. Public Comment Period
3. Consent Agenda
 - A. Approval of Minutes of the September 18, 2025, Board of Supervisors Meeting
 - B. Approval of Check Register
4. Ratification of OUC Utility Easement
5. Staff Reports
 - A. Attorney
 - B. Engineer
 - C. Field Manager's Report
 - i. Midge Treatment Report
 - ii. Consideration of Midge Control Contract Amendments with Clarke Environmental
 - iii. Consideration of Proposals
 - a. Fish Stocking Proposals
 - i. Solitude Lake Management
 - ii. Steadfast Alliance
 - b. Shoreline Planting Proposals

- i. Solitude Lake Management
 - ii. Steadfast Alliance
 - c. Skeeter Application Proposals
 - i. Aquatic Weed Control
 - ii. Steadfast Alliance
 - d. Aeration Proposals from Solitude Lake Management

D. District Manager's Report

- i. Approval of Balance Sheet

6. Other Business

7. Supervisors Requests

8. Adjournment

SECTION III

SECTION A

MINUTES

**MINUTES OF MEETING
LIVE OAK LAKE
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of the Live Oak Lake Community Development District was held on Thursday, **September 18, 2025**, at 2:00 p.m. at the Ramada by Wyndham Hotel & Waterpark, 2261 East Irlo Bronson Memorial Hwy, Kissimmee, Florida.

Present and constituting a quorum:

Ned Bowman	Chairperson
Bob Holesko	Vice Chairperson
Andrea Stevens	Assistant Secretary
Linda Warner	Assistant Secretary

Also present were:

Tricia Adams	District Manager, GMS
Michelle Rigoni <i>by Zoom</i>	District Counsel, Kutak Rock
Nicole Stalder <i>by Zoom</i>	District Engineer
Jarrett Wright	Field Services, GMS

FIRST ORDER OF BUSINESS

Roll Call

Ms. Adams called the meeting to order. Four Supervisors were in attendance constituting a quorum.

SECOND ORDER OF BUSINESS

Public Comment Period

Ms. Adams opened the public comment period.

Resident (Karen Baker, 2484 Yellow Brick Rd.) asked to have the HOA put the CDD meetings on their meeting notices. Spoke about CDD fees going up.

THIRD ORDER OF BUSINESS

**Approval of Minutes of the July 17, 2025,
Board of Supervisors Meeting**

Ms. Adams presented the minutes of the July 17, 2025 Board of Supervisors meeting. She noted meeting minute corrections from District Counsel have been received.

On MOTION by Mr. Bowman, seconded by Mr. Holesko, with all in favor, the Minutes of the July 17, 2025 Board of Supervisors Meeting, were approved as amended.

FOURTH ORDER OF BUSINESS

**Consideration of Proposal for Fiscal Year
2025 Audit Services**

Ms. Adams stated on page 14 is a proposal from Grau & Associates. The District is required to undergo an annual independent audit of all of the District's financial records. The audit is to be filed with the state of Florida by June 30th each year. Fiscal Year 2025 will be ending this month. The fee for the services is \$5,300 for the audit in accordance with the five-year audit agreement.

On MOTION by Mr. Bowman, seconded by Ms. Warner, with all in favor, the Proposal for Fiscal Year 2025 Audit Services, was approved.

FIFTH ORDER OF BUSINESS

**Adoption of Revised Fiscal Year 2026 Goals
and Objectives**

Ms. Adams noted in 2024 there was a new Florida law that requires CDDs to adopt annual goals and objectives. Section 3.4 is revised; the other sections remain the same. The new objective is to determine feasibility of the developer or significant landowner contribution for operation and maintenance of the District.

On MOTION by Mr. Bowman, seconded by Mr. Holesko, with all in favor, the Adoption of Revised Fiscal Year 2026 Goals and Objectives, was approved.

SIXTH ORDER OF BUSINESS

Presentation of Series 2016 Arbitrage Rebate Report

Ms. Adams noted the District has issued tax-exempt bonds. These bonds are regulated by the IRS. The District is required to not earn more interest than what they are paying. There is no arbitrage issue on this report.

On MOTION by Mr. Bowman, seconded by Mr. Holesko, with all in favor, Accepting the Series 2016 Arbitrage Rebate, was approved.

SEVENTH ORDER OF BUSINESS

Consideration of Proposal for Arbitrage Rebate Services

Ms. Adams noted this is for the arbitrage rebate calculation services for the upcoming fiscal year.

On MOTION by Mr. Bowman, seconded by Mr. Holesko, with all in favor, the Proposal for Arbitrage Rebate Services, was approved.

EIGHTH ORDER OF BUSINESS

Staff Reports

A. Attorney

Ms. Rigoni had nothing to report.

B. Engineer

Ms. Stalder had nothing to report.

C. Field Manager's Report

Mr. Wright reviewed the Field Managers Report on page 43 of the agenda package. Mr. Bowman asked to discuss replacing the tennis court fountain with a newer system at the next meeting. He asked about doing a treatment for grubs.

i. Consideration of Proposals for Pond Aerator

Mr. Wright reviewed the proposal for a pond aerator two compressor system with five diffusers and would spread out 1800 ft. of hosing equally throughout the lake so all aspects are getting aerated for \$12,710. This was deferred to a future meeting; no action was taken.

The Board discussed the pond aerator regarding noise as well as midge treatment report. Aerator proposals including electric and solar will be brought to the next meeting. The midge management report will be a standing agenda item under field managers' report to include the midge management report including the larvicide and adulticide.

D. District Manager's Report

Ms. Adams will follow up with HOA on meeting location. Mr. Bowman directed staff to send the meeting notice to the HOA.

i. Approval of Check Register

Ms. Adams presented the check register. She offered to answer any questions.

On MOTION by Mr. Bowman, seconded by Mr. Holesko, with all in favor, the Check Register, was approved.

ii. Approval of Balance Sheet

Ms. Adams presented the unaudited financials through the end of August. These are for informational purposes only. No Board action is required.

NINTH ORDER OF BUSINESS

Other Business

Mr. Bowman suggested moving as much as possible to a consent agenda. The rest of the Board agreed.

TENTH ORDER OF BUSINESS

Supervisors Requests

Mr. Bowman motioned to get rid of the water manager and terminate their contract.

On MOTION by Mr. Bowman, seconded by Mr. Holesko, with all in favor, Termination of Irrigation Monitoring and Maintenance Services with I.M.C. was approved.

ELEVENTH ORDER OF BUSINESS

Adjournment

On MOTION by Mr. Bowman, seconded by Mr. Holesko, with all in favor, the meeting was adjourned.

Secretary / Assistant Secretary

Chairman / Vice Chairman

SECTION B

LIVE OAK LAKE
COMMUNITY DEVELOPMENT DISTRICT

Check Run Summary

November 20, 2025

GENERAL FUND

Date	Check Numbers	Amount
09/24/25	739-743	\$18,000.35
10/16/25	744-754	\$48,721.85
11/13/25	755-761	\$20,146.31
<u>AUTOPAY:</u>		
10/23/25	8001-8003	\$6,359.10
10/31/25	8004	\$3,931.18
11/14/25	8005-8006	\$9,012.42
Total		\$106,171.21

*** CHECK DATES 09/11/2025 - 11/14/2025 ***
 LIVE OAK LAKES-GENERAL FUND
 BANK B LOL-GENERAL FUND

CHECK DATE	VEND#INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNTCHECK..... AMOUNT #
10/16/25	00010	9/23/25 79034818	202508 310-51300-42000	SVCS AUGUST 2025	*	5.02	
		9/30/25 90110887	202509 310-51300-42000	DELIVERIES THRU 09/24/25	*	50.42	
		10/07/25 90192665	202510 310-51300-42000	DELIVERIES THRU 10/01/25	*	44.86	
			FEDEX				100.30 000747
10/16/25	00044	10/01/25 93311	202510 310-51300-54000	ANNUAL FEE FY2026	*	175.00	
			FLORIDACOMMERCE				175.00 000748
10/16/25	00001	9/15/25 161	202510 310-51300-31700	ASSESSMENT ROLL FY2026	*	5,408.00	
		9/30/25 164	202509 320-53800-46000	POND TRASH CLEANUP 09/25	*	330.00	
		10/01/25 162	202510 310-51300-34000	MGMT FEES OCTOBER 2025	*	3,647.92	
		10/01/25 162	202510 310-51300-35101	WEBSITE ADMINISTRATION	*	105.00	
		10/01/25 162	202510 310-51300-35100	INFORMATION TECHNOLOGY	*	162.25	
		10/01/25 162	202510 310-51300-31300	DISSEMINATION AGT SVCS	*	450.67	
		10/01/25 162	202510 310-51300-51000	OFFICE SUPPLIES	*	.24	
		10/01/25 162	202510 310-51300-42000	POSTAGE	*	5.94	
		10/01/25 162	202510 310-51300-42500	COPIE	*	1.65	
		10/01/25 163	202510 320-53800-34000	FIELD MGMT OCTOBER 2025	*	1,447.08	
			GMS-CENTRAL FLORIDA, LLC				11,558.75 000749
10/16/25	00016	10/14/25 28150	202509 310-51300-31600	ARBITRAGE - S2020 FY2025	*	600.00	
			GRAU & ASSOCIATES				600.00 000750
10/16/25	00033	9/25/25 3627494	202508 310-51300-31500	SVCS AUGUST 2025	*	397.50	
			KUTAK ROCK LLP				397.50 000751
10/16/25	00018	9/14/25 12394868	202509 310-51300-48000	LEGAL AD#OSC123948687	*	271.93	
			ORLANDO SENTINEL				271.93 000752
			LOKS LIVE OAK LAKES SHENNING				

SECTION IV



ORLANDO UTILITIES COMMISSION
UTILITY EASEMENT
(Twin Lakes Ph. 7B WR#763961)

THIS UTILITY EASEMENT, made and entered into this 2nd day of October, 2025 by and between LIVE OAK LAKE COMMUNITY DEVELOPMENT DISTRICT, a local unit of special-purpose government organized under Chapter 190, *Florida Statutes*, whose address is c/o Governmental Management Services – Central Florida, LLC, 219 E Livingston Street, Orlando Florida 32801, hereinafter the GRANTOR, and the ORLANDO UTILITIES COMMISSION, of the City of Orlando, Florida, whose address is 100 West Anderson Street, Orlando, Florida 32801, and the CITY OF ST. CLOUD, a municipal corporation, whose address is 1300 9th Street, St. Cloud, Florida 34769, hereinafter collectively the GRANTEE.

WITNESSETH, that for and in consideration of the sum of Ten Dollars (\$10.00) and other valuable consideration paid to the GRANTOR by the GRANTEE, the receipt whereof is hereby acknowledged, GRANTOR does hereby grant, bargain, sell, convey and warrant to the GRANTEE, its respective successors, agents and assigns, lessees and tenants, an easement in perpetuity for the purpose of providing, conveying, distributing, carrying or transmitting electric power or other power and communication services, together with the right, privilege and authority to construct, locate, lay, maintain, operate, inspect, alter, improve, augment, repair, remove, replace, relocate and rebuild poles, wires, cables, conduits, equipment and all other facilities, improvements and/or accessories necessary and/or desirable in connection therewith (all of said items being hereinafter collectively referred to as the "Facilities"), on, through, over, across and/or under the following described land, situated in the County of Osceola and State of Florida, to-wit:

A twelve (12) foot wide utility easement measuring six (6) feet from the center of the Facilities to each side of the easement, Facilities to be installed at mutually agreeable locations over, across and through the following described property to accommodate present and future development.

See Legal Description of Grantor's premises attached hereto as Exhibit "A".

The rights herein granted to the GRANTEE by the GRANTOR specifically include: (a) the right to cut, clear and remove from the GRANTOR'S premises, any trees, limbs, undergrowth or other physical objects or obstructions which, in the judgement of the GRANTEE, may endanger or interfere with the safe and efficient installation, use, operation or maintenance of the Facilities attached thereto; (b) the right to construct, locate, lay, maintain, operate, inspect, alter, improve, augment, repair, remove, replace, relocate and rebuild the Facilities; (c) the reasonable right of ingress and egress to, over and under the GRANTOR'S premises for the purpose of exercising the rights herein granted; (d) the right to do anything necessary, useful or convenient for the full enjoyment of the rights herein granted; and (e) the right to remove at any time any of said Facilities erected upon, under or over the GRANTOR'S premises. If fences and/or landscaping are located near the Facilities they shall be placed so as to allow ready access to the Facilities and provide a working space of at least twelve feet (12') on the opening side and three feet (3') on the other sides of any pad mounted Facilities.

If this easement shall be abandoned by the GRANTEE or terminated in any manner, GRANTEE shall be allowed a reasonable period of time thereafter for the purpose of removing any of the Facilities supplied by GRANTEE and thereafter all rights and privileges hereunder shall cease and the easement privileges and rights herein granted shall revert to the GRANTOR.

GRANTOR covenants that it is the owner in fee simple of the premises in which the Facilities are located, and that GRANTOR has the right to grant the approvals, privileges and easements stated herein, and further covenants that the GRANTEE shall have quiet and peaceful possession, use and enjoyment of the rights herein granted. GRANTOR covenants not to interfere with the Facilities and GRANTOR further covenants to indemnify and hold GRANTEE harmless from any and all damages and injuries, whether to persons or property, resulting from interference with the Facilities by GRANTOR or by GRANTOR'S agents, invitees or employees.

All covenants, terms, provisions and conditions herein contained shall inure to and be binding upon the heirs and/or legal representatives, successors and assigns of the parties hereto, respectively.

IN WITNESS WHEREOF the GRANTOR has caused these presents to be executed in its name on the day and year first above written.

LIVE OAK LAKE COMMUNITY DEVELOPMENT DISTRICT,
a local unit of special-purpose government organized under Chapter 190, *Florida Statutes*

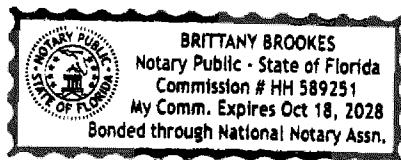
By: [Signature]
Signature of GRANTOR
Print Name: Edward M. ("Ned") Bowman, Jr.
As Its: Chair of the Board of Supervisors

[Signature]
Signature of Witness
Print Name: Donna Derison
Address: 219 E Livingston St
Orlando, FL 32801
Signature of Witness [Signature]
Print Name: Stacie M. Vanderbilt
Address: 219 E. Livingston Street, Orlando, FL 32801

STATE OF Florida
COUNTY OF Orange

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization, this 2nd day of October, 2025 by Edward M. ("Ned") Bowman, Jr the Chair of the Board of Supervisors of LIVE OAK LAKE COMMUNITY DEVELOPMENT DISTRICT, a local unit of special-purpose government organized under Chapter 190, *Florida Statutes*, who is personally known to me or who has produced _____ as identification.

(Notary Stamp)



[Signature]
Signature of Notary Public
Print Name: Brittany Brookes
Commission Expires: 10/18/28

Exhibit "A"

Tract OSN-08 (OPEN SPACE) and Tract OSN-11 (OPEN SPACE), TWIN LAKES CONNECTOR ROAD, according to the plat thereof, as recorded in Plat Book 30, Pages 186 through 193, of the Public Records of Osceola County, Florida.

SECTION V

SECTION C

Live Oak Lake CDD

Field Management Report



November 20th, 2025

Jarett Wright

Senior Field Manager

GMS

Landscaping Update

Landscape Items

- ✚ Mulching of the district is scheduled for December 15th-16th.
- ✚ All plant material was removed from the planter pots. Exploring options for replacements.
- ✚ Gathering proposal for replacing dead sod on the east side of Nolte near the 2nd roundabout.
- ✚ Additional detail work of the plant beds is being scheduled during the dormant season to address weeds, hedges, ants, etc...



Site Items

General Maintenance

- ✚ The tennis court fountain has a broken motor that is being replaced through warranty. The fountain was pulled and has been sent to the manufacturer
- ✚ Received proposals for aerator installations, shoreline plantings, and fish stocking from Solitude Lake Management.
- ✚ Midges were discovered in additional ponds in the community, and proposals have been gathered for possible amendments to the contracted treatments.
- ✚ GMS Staff removed netting in the Meadowedge loop pond.
- ✚ Recommend pressure washing the 1st roundabout sidewalks, curbs, and crosswalks.



Conclusion

For any questions or comments regarding the above information, please contact me by phone at 407-750-3599, or by email at JWright@gmscfl.com. Thank you.

Respectfully,
Jarett Wright

SECTION i.



Run By: cchallacombe

All Services By Customer Summary

Page 1 of 1
Monday, September 22, 2025
8:58:56 AM

Live Oak Lakes CDD (L02250)

Filter Date between 08/01/2025 and 09/30/2025

Customer	Work Type	Service Item	Service Item Description	Start Date	End Date	Used Quantity	Unit Of Measure
L02250 - Live Oak Lakes CDD	Comfort Pack	KIS2911 - BP Barrier		08/06/2025	08/06/2025	0.40	mi
L02250 - Live Oak Lakes CDD	Comfort Pack	KIS2911 - BP Barrier		08/14/2025	08/14/2025	0.40	mi
L02250 - Live Oak Lakes CDD	Comfort Pack	KIS2911 - BP Barrier		08/21/2025	08/21/2025	0.40	mi
L02250 - Live Oak Lakes CDD	Comfort Pack	KIS2911 - BP Barrier		08/27/2025	08/27/2025	0.40	mi
L02250 - Live Oak Lakes CDD	Comfort Pack	KIS2911 - BP Barrier		09/05/2025	09/05/2025	0.40	mi
L02250 - Live Oak Lakes CDD	Comfort Pack	KIS2911 - BP Barrier		09/10/2025	09/10/2025	0.40	mi
L02250 - Live Oak Lakes CDD	Comfort Pack	KIS2911 - BP Barrier		09/18/2025	09/18/2025	0.40	mi
L02250 - Live Oak Lakes CDD	Municipal Back Pack	KIS1768 - Nat G30 10 lbs per acre		08/20/2025	08/20/2025	0.72	acr
L02250 - Live Oak Lakes CDD	Municipal Back Pack	KIS1768 - Nat G30 10 lbs per acre		09/16/2025	09/16/2025	0.72	acr
L02250 - Live Oak Lakes CDD	Night Truck	KIS2715 - Biomist 4+4 ATV/ULV		08/06/2025	08/06/2025	0.40	mi
L02250 - Live Oak Lakes CDD	Night Truck	KIS2715 - Biomist 4+4 ATV/ULV		08/14/2025	08/14/2025	0.40	mi
L02250 - Live Oak Lakes CDD	Night Truck	KIS2715 - Biomist 4+4 ATV/ULV		08/21/2025	08/21/2025	0.40	mi
L02250 - Live Oak Lakes CDD	Night Truck	KIS2715 - Biomist 4+4 ATV/ULV		08/27/2025	08/27/2025	0.05	mi
L02250 - Live Oak Lakes CDD	Night Truck	KIS2715 - Biomist 4+4 ATV/ULV		09/05/2025	09/05/2025	0.50	mi
L02250 - Live Oak Lakes CDD	Night Truck	KIS2715 - Biomist 4+4 ATV/ULV		09/10/2025	09/10/2025	0.70	mi
L02250 - Live Oak Lakes CDD	Night Truck	KIS2715 - Biomist 4+4 ATV/ULV		09/18/2025	09/18/2025	0.40	mi



Run By: cchallacombe

All Services By Customer Summary

Page 1 of 1
Friday, November 7, 2025
11:33:55 AM

Live Oak Lakes CDD (L02250)

Filter Date between 10/01/2025 and 10/31/2025

Customer	Work Type	Service Item	Service Item Description	Start Date	End Date	Used Quantity	Unit Of Measure
L02250 - Live Oak Lakes CDD	Comfort Pack	KIS2911 - BP Barrier		10/01/2025	10/01/2025	1.64	mi
L02250 - Live Oak Lakes CDD	Comfort Pack	KIS2911 - BP Barrier		10/09/2025	10/09/2025	1.64	mi
L02250 - Live Oak Lakes CDD	Comfort Pack	KIS2911 - BP Barrier		10/16/2025	10/16/2025	1.63	mi
L02250 - Live Oak Lakes CDD	Comfort Pack	KIS2911 - BP Barrier		10/23/2025	10/23/2025	1.40	mi
L02250 - Live Oak Lakes CDD	Comfort Pack	KIS2911 - BP Barrier		10/29/2025	10/29/2025	1.64	mi
L02250 - Live Oak Lakes CDD	Municipal Back Pack	KIS1768 - Nat G30 10 lbs per acre		10/15/2025	10/15/2025	2.98	acr
L02250 - Live Oak Lakes CDD	Night Truck	KIS2715 - Biomist 4+4 ATV/ULV		10/01/2025	10/01/2025	1.82	mi
L02250 - Live Oak Lakes CDD	Night Truck	KIS2827 - Biomist 4+4 Truck ULV		10/02/2025	10/02/2025	2.40	mi
L02250 - Live Oak Lakes CDD	Night Truck	KIS2827 - Biomist 4+4 Truck ULV		10/09/2025	10/09/2025	2.70	mi
L02250 - Live Oak Lakes CDD	Night Truck	KIS2715 - Biomist 4+4 ATV/ULV		10/09/2025	10/09/2025	2.80	mi
L02250 - Live Oak Lakes CDD	Night Truck	KIS2827 - Biomist 4+4 Truck ULV		10/16/2025	10/16/2025	2.50	mi
L02250 - Live Oak Lakes CDD	Night Truck	KIS2715 - Biomist 4+4 ATV/ULV		10/16/2025	10/16/2025	1.60	mi
L02250 - Live Oak Lakes CDD	Night Truck	KIS2827 - Biomist 4+4 Truck ULV		10/23/2025	10/23/2025	2.50	mi
L02250 - Live Oak Lakes CDD	Night Truck	KIS2715 - Biomist 4+4 ATV/ULV		10/23/2025	10/23/2025	1.70	mi
L02250 - Live Oak Lakes CDD	Night Truck	KIS2715 - Biomist 4+4 ATV/ULV		10/29/2025	10/29/2025	1.70	mi
L02250 - Live Oak Lakes CDD	Night Truck	KIS2827 - Biomist 4+4 Truck ULV		10/30/2025	10/30/2025	2.02	mi

Live Oak Lake CDD Midge Control

Midge Swarm Treatment Plan

Jarett Wright - GMS-CFL - CDD Field Manager



Live Oak Lake CDD Stormwater System Overview



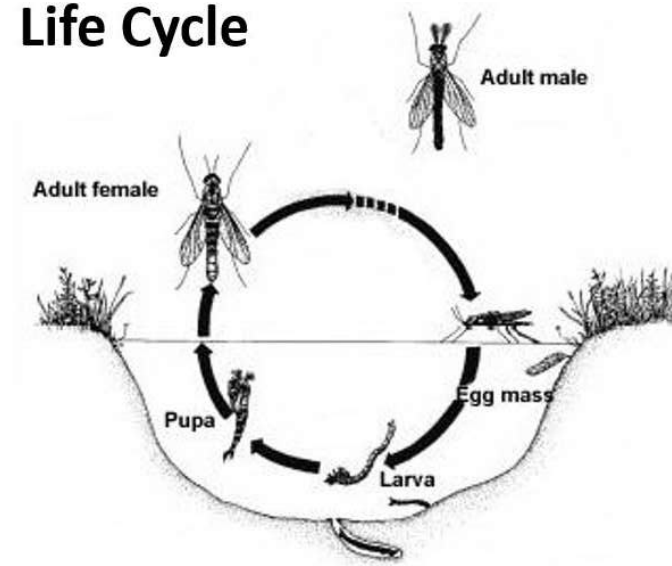
- The Live Oak Lake CDD is responsible for the ownership and maintenance of 23 stormwater ponds located within the Twin Lakes community.
- The stormwater ponds are designed to help mitigate flooding concerns, as well as filter out runoff pollutants from roadways, chemical pesticides, and other various contaminants.
- All ponds undergo treatments to remove invasive plant species and algae blooms on a monthly basis, and the dissolved oxygen levels of the water is tested and monitored. Solitude Lake Management is the contracted vendor for these services.
- These ponds are **NOT** designed for recreational use, and they should not be swam in under any circumstances. It is also recommended to not consume any fish that may be caught in the ponds as they are subjected to the same contaminants in the water.
- Be advised that there may be various wildlife species located in the ponds, and caution is advised when navigating around them.

Midge Overview



- Adult Midges do not bite, suck blood, or carry diseases - sometimes called “Blind Mosquitoes”
- Larval filter feeders - born without mouth parts
- Mate and die
- Break reproductive cycle - in ponds and on land
- Proliferate in low dissolved oxygen and high in nutrient waters with nitrogen / phosphorus

Life Cycle



Complete Metamorphosis

- Egg: 2-7 days
- Larva: 2-7 weeks
- Pupa: 3 days
- Adult: 3-5 days

- Entire cycle 3-9 weeks
- Temperature dependent!!!

Previous Treatments for FY2023 – FY2025



- The CDD Board of Supervisors has taken the matter of Midge management very seriously, and has conducted various treatment options over the past few fiscal years.
- Midges have been identified in multiple ponds across the community, but due to budget constraints treatments were directed to the most affected areas. Primarily in phase 2.
- Treatments included the installation of nearly 60,000 Gambusia fish and 30,000 Ghost Shrimp that will eat the midge larvae in the shallow and deep water. Also, shoreline plantings were installed to improve water oxygen quality and provide a safe haven for the small bait fish. Finally, pellet larvicide treatments and ATV / Truck spray Adulticide treatments were conducted on an as needed basis around specific pond banks and houses.

Treatment Plans for FY2026



- In an effort to improve the quality of life for residents affected by midge concerns, the board approved an increase to the midge control budget line item from \$20,000 to \$105,000. This increase should allow the board more flexibility to address midge populations on a broader scale.
- As of October 1st, 2025, ponds 2 and 3 (Duplex side), and ponds 13, 14, and 15 (Phase 2), have been receiving monthly larvicide pellet treatments and weekly ATV / Truck spray Adulticide treatments.
- At the November 2025 CDD board meeting the board will be reviewing proposals for additional fish installations, shoreline plantings, aeration options, and an expansion of the larvicide treatment program.
- Please be aware that midges are a native species to Florida bodies of water, and while we can attempt to mitigate population sizes, we cannot completely eradicate them. All efforts are being explored and considered to reduce the burden and impact that midges are having on the residents. As further treatments are approved the residents will be notified and updated through the HOA.

Clarke Environmental Homeowner Treatment Options



- Clarke Environmental is the CDD's contracted vendor for Midge Adulticide and Larvicide treatments on the ponds and pond banks. They are currently offering homeowners the option to opt-in to a treatment plan to help protect their homes and lots from midge swarms and offer various frequency packages. Any homeowner wishing to opt-in to the treatment plans would need to contact Clarke Environmental directly, and any expenses would be the direct responsibility of the homeowner.

- **Clarke Environmental Point of Contact:**

Cherrief Jackson

cjackson@clarke.com

(407) 212-0892



Clarke Environmental Mosquito Management, Inc. 2025 Residential Service Agreement:

2025 Residential Service

CONTACT & BILLING INFORMATION

Customer No.:	Contact Name (s):
Billing Address:	
City/State/Zip:	County:
Treatment Address and County: (if different from billing address):	
Phone No.:	Alternate Phone No.:
Email Address:	

Please provide us with your email address. In an effort to be sustainable we ask that you provide us with an email address that invoices should be sent to. Your email will only be used for Clarke correspondence.

Barrier treatment weekly to shrubbery/trees around the home to reduce re-infestation using a pyrethroid insecticide for residual control of adult mosquitoes. Treatments will be facilitated when technicians are in the community to treat the community ponds. Payment may be made upfront in full or we will invoice on the 1st monthly before service. A credit card must be kept on file for payment.

2025 PACKAGE RATES

- | | |
|---|--|
| <input type="checkbox"/> 10 - Weekly Treatments...\$686.33 | <input type="checkbox"/> 20 – Weekly Treatments...\$1,372.67 |
| <input type="checkbox"/> 30 – Weekly Treatments ...2,059.00 | <input type="checkbox"/> 40 – Weekly Treatments ...2,745.33 |

Please indicate which month you would like treatments to begin: _____

PAYMENT METHOD (NEW OPTIONS)

- ☐ Enclosed is my check for the full amount (Plus Tax) for the 2025-26 program. Check # _____
- ☐ Charge the entire amount of the 2025-26 program (Plus TAX) to my credit card **
- ☐ Charge my 2025-26 program to my credit card on a monthly basis (Plus TAX) **
- ☐ MasterCard ☐ Visa ☐ Discover ☐ American Express
- ☐ MasterCard ☐ Visa ☐ Discover ☐ American Express

**Payments will be charged to your credit card on the 1st of the month.

Card #: _____ Exp. Date: _____

Name on Card: _____



Clarke Environmental Mosquito Management, Inc. 2025 Residential Service Agreement:

TREATMENT INFORMATION

Please use the lines below to indicate any special instructions you would like our crews to adhere to during the application.

Please read the following statement carefully, and sign in the space below:

Signing and returning a copy of this contract will authorize Clarke Environmental Mosquito Management, Inc. ("Clarke") to perform only the services stipulated within the limits of this cost estimate, unless otherwise stated. The above cost estimate is for the treatment of one residence; use of the service for more than one residence without appropriate approval from an authorized Clarke representative is strictly prohibited. Services must be performed during the 2023 season and may not be carried over to ensuing seasons. Clarke reserves the right to relinquish service if payments become delinquent-service may not resume until the outstanding debt is resolved.

Reasonable customer scheduling requests will be accommodated, however, during periods of high volume, time accommodations may be limited. Application durations have an average life of 7 days but may vary depending on property landscaping and current mosquito brood hatches. Re-applications (i.e. re-treatments) will be issued upon the customer's request, but at the sole discretion of Clarke.

DAMAGE CLAUSE: For the protection of property and for the safety of service crews, Clarke requires that all exterior lights, including landscape lighting, be turned on for all services scheduled between dusk and dawn and that the treatment property is cleared of all hazards, including but not limited to, clothes lines, soccer nets, children's toys, and portable fireplaces.

Allegations of property damage resulting from scheduled Clarke service must be submitted in a written report filed directly with respective Control Consultant within two (2) business days.

Clarke team will review the report, determine a fair and equitable resolution, and respond in a timely manner.

LICENSES AND PERMITS: Clarke is compliant on all required licenses, permits and reporting requirements, including those under the new NPDES (National Pollutant Discharge Elimination System) permit.

I, the undersigned, have read and understand the terms and conditions as stated above, and hereby authorize Clarke Mosquito Control, Inc. to perform services rendered.

Signature

Date

PLEASE FILL OUT BOTH PAGES AND RETURN FOR OUR FILES

Clarke ♦ 3036 Michigan Ave ♦ Kissimmee, FL 34744 ♦ www.clarke.com
Fax (407-944-0709) ♦ Attn: Crystal Challacombe cchallacombe@clarke.com

SECTION 2



Clarke Environmental Mosquito Management, Inc.

2026 Midge Service Agreement | Live Oak Lake Community

Development District 219 E. Livingston St Orlando Florida 32801

Part I. General Service

- A. Computer System and Record Keeping Database
- B. Public Relations and Educational Brochures
- C. Mosquito Hotline Citizen Response – (800) 443-2034
- D. Comprehensive Insurance Coverage **Live Oak Lake CDD**
- E. Program Consulting and Quality Control Staff
- F. Regulatory compliance on local, state, and federal levels

Part II. Larval Midge Control

- A. Prescription Larval Control will be performed with OMRI (Organic Materials Review Institute) labeled Natular G30® mosquito/midge larvicide as described in the following sections.
- B. 1 (one) monthly treatment of ponds 2, 3, 6, 13, 14, 15 each month from November to September using OMRI labeled Natular G30® pellets, or an equivalent 30 day residual product. Treatment will be completed utilizing backpack equipment to cover a 15' perimeter zone around the edge of the lake to target Chironomidae or "edge midges."

Part III. Adult Midge Control

- A. Per Application Adulticiding in midge harborage areas
 - 1. Per request Truck ULV treatment of roads bordering ponds 2, 3, 6, 13, 14, 15 February to November up to 2.69 mile using Biomist® or synthetic pyrethroid insecticide. Treatments will be invoiced at \$400 per treatment.
 - 2. Per request ATV ULV treatment of ponds 2, 3, 6, 13, 14, 15 each month from February to November up to 1.82 miles using Biomist® or synthetic pyrethroid insecticide. Treatments will be invoiced at \$400 per treatment.

B. Adulticiding Operational Procedures

- 1. Notification of community contact.
- 2. Weather limit monitoring and compliance.
- 3. ULV particle size evaluation.
- 4. Insecticide dosage and quality control analysis.

EMM Payment Total Cost for Parts I and II

\$14,248.00

****NPDES Permit:** A National Pollutant Discharge Elimination System (NPDES) permit is necessary for the execution of the work for mosquito control effective October 31, 2011. Any additional costs associated with activities and/or services that may be required by Clarke in order to comply with an NPDES permit are not included in this proposal.



Clarke Environmental Mosquito Management, Inc.

2026 Midge Service Agreement | Live Oak Lake Community

Development District 219 E. Livingston St Orlando Florida 32801

- I. **Program Payment Plan:** For Parts I, II, III as specified in the 2025-26, Professional Services Cost Outline, the total for the program is **\$14,248.00**. The payments will be due on according to the payment schedule below. Any additional treatments beyond the core program will be invoiced when the treatment is completed.

II.

PROGRAM PAYMENT PLAN

Month	2025-26
November	\$1,295.27
December	\$1,295.27
January	\$1,295.27
February	\$1,295.27
March	\$1,295.27
April	\$1,295.27
May	\$1,295.27
June	\$1,295.27
July	\$1,295.27
August	\$1,295.27
September	\$1,295.30
TOTAL	\$14,248.00

III. Approved Contract Period and Agreement

Please check one of the following contract periods:

☐ 2025-26 Season

If you would like to pay by credit card please provide the information to your control consultant.

For Customer: Live Oak Lake CDD

Sign Name: _____ Title: _____ Date: _____

For Clarke Environmental Mosquito Management Inc.:

Name: _____ Title: Control Consultant Date: _____
Cherrief Jackson



Clarke Environmental Mosquito Management, Inc.

2026 Midge Service Agreement | Live Oak Lake Community

Development District 219 E. Livingston St Orlando Florida 32801

Administrative Information:

Invoices should be sent to:

Name: _____

Address: _____

City: _____ State: _____ Zip: _____

Office Phone: _____ Fax: _____ P.O.#: _____

Email: _____ County: _____

****In an effort to be more sustainable, we ask that you provide us with an
Email address that the invoices should be sent to.****

Treatment Address (if different from above):

Address: _____

City: _____ State: _____ Zip: _____

County: _____

Contact Person for Live Oak Lake CDD:

Name: _____ Title: _____

Office Phone: _____ Fax: _____ E-Mail: _____

Home Phone: _____ Cell: _____ Pager: _____



Clarke Environmental Mosquito Management, Inc.
2026 Midge Service Agreement | Live Oak Lake Community
Development District 219 E. Livingston St Orlando Florida 32801

Alternate Contact Person for Live Oak Lake CDD

Name:	_____	Title:	_____
Office Phone:	_____	Fax:	_____
		E-Mail:	_____
Home Phone:	_____	Cell:	_____
		Pager:	_____

Please sign and return a copy of the complete contract for our files to:
Clarke Environmental Mosquito Management, Inc., Attn: Crystal Challacombe
3036 Michigan Avenue, Kissimmee, FL 34744; Fax number 407-944-0709

SECTION 3

SECTION a.

SECTION i.

SERVICES AGREEMENT

PROPERTY NAME: Live Oak Lake CDD

CUSTOMER NAME: **Live Oak Lake CDD**

SERVICE DESCRIPTION: One Time Fish Stocking of Sites 2,3,4,5,6,13,14,15.(27 acres) (map attached)

EFFECTIVE DATE: **11/11/2025**

SUBMITTED TO: Jarett Wright

SUBMITTED BY: Alan Wilson

THIS SERVICES AGREEMENT (the "Agreement") is effective as of the date indicated above (the "Effective Date"), by and between SOLitude Lake Management, LLC ("SOLitude" or "Company"), and the customer identified above (the "Customer"), in accordance with the terms and conditions set forth in this Agreement.

1. **SERVICES.** SOLitude will provide services (the "Services") at the Customer's property in accordance with the Scope of Services attached hereto as Schedule A.

2. **MODIFICATIONS.** Any deviation from the requirements and Services outlined in Schedule A involving extra cost of material and labor will result in extra charges. Such additional services will be provided by SOLitude only upon a Change Order mutually approved by the parties in writing (the "Change Order").

3. **PRICING.** The Customer agrees to pay for the Services, as well as any applicable sales or other taxes, in accordance with the Pricing Schedule attached hereto as Schedule B.

4. **PAYMENT.** SOLitude shall invoice Customer following completion of each required Service. Payment is due within thirty (30) days of the invoice date. Any disputes with an invoice or invoices must be brought to the attention of SOLitude by written notice within one hundred and twenty (120) days from the invoice date, otherwise Company will not be liable for any potential credits or adjustments. The parties agree to use good faith efforts to resolve any disputed invoice amounts within thirty (30) days after written notification of a dispute. Disputed amounts shall not affect payment of all undisputed amounts, and Customer agrees to pay all undisputed amounts owed on any disputed invoice within the applicable due dates. Invoices not paid on or before the invoice due date shall accrue interest charges at a rate of one percent (1%) per month, accruing as of the invoice date, until the time that such amounts are paid in full. Additionally, the Customer is liable for payment of all costs of collection of past due accounts, specifically including, but not limited to, court costs, expenses, and reasonable attorneys' fees. In addition to the compensation paid to SOLitude for performance of the Services, Customer shall reimburse SOLitude for all of the expenses paid or incurred by SOLitude in connection with the Services, including, but not limited to non-routine expenses, administrative fees, compliance fees, or any other similar expense that are incurred as a result of requirements placed on SOLitude by the Customer that are not covered specifically by the written specifications of this Agreement ("Reimbursable Expenses"). Should the work performed be subject to any local, state, or federal jurisdiction, agency, or other organization of authority for sales or other taxes or fees in addition to those expressly covered by this contract, the customer will be invoiced and responsible for paying said additional taxes in addition to the contract price and other fees.

5. **TERM AND EXPIRATION.** This Agreement shall commence on the Effective Date and shall expire upon completion of the Services required by Customer specified in Schedule A.



6. TERMINATION. In the event that this Agreement is terminated for any reason prior to SOLitude's completion of the Services, Customer agrees to reimburse SOLitude for any costs incurred, including, but not limited to, labor costs, materials and fees, that SOLitude may have incurred in preparation for the provision of its Services.

7. RESERVED.

8. INSURANCE. SOLitude will maintain general liability and property damage insurance as necessary given the scope and nature of the Services. A certificate of insurance will be issued to Customer, upon request.

9. INDEMNIFICATION: LIMITATION OF LIABILITY. THE CUSTOMER AGREES THAT THE WORK PROVIDED UNDER THIS AGREEMENT IS NOT TO BE CONSTRUED AS INSURANCE, OR AS A COVENANT, GUARANTEE, WARRANTY, OR PROMISE OF ANY KIND THAT THE CUSTOMER IS IN COMPLIANCE WITH ANY LEGAL GUIDELINES OR REQUIREMENTS. COMPANY DISCLAIMS ANY LIABILITY OR RESPONSIBILITY REGARDING THE PRACTICES AND OPERATIONS OF THE CUSTOMER, AND BEARS NO RESPONSIBILITY OR LIABILITY FOR WHETHER THE CUSTOMER CARRIES OUT THE RECOMMENDATIONS MADE BY COMPANY AND IN NO EVENT WILL COMPANY BE LIABLE FOR CONSEQUENTIAL, INDIRECT, OR ECONOMIC DAMAGES. THE CUSTOMER SHALL INDEMNIFY AND HOLD COMPANY HARMLESS FROM AND AGAINST ALL CLAIMS, DEMANDS, LIABILITIES, OBLIGATIONS, AND ATTORNEYS' FEES OR COSTS BROUGHT BY ANY THIRD PARTIES, ARISING OUT OF OR RELATED TO THIS AGREEMENT OR BY FAILURE OF THE CUSTOMER TO ACT IN ACCORDANCE WITH ANY LEGAL REQUIREMENTS IN CONNECTION WITH THE SERVICES DESCRIBED IN SCHEDULE A. COMPANY SHALL NOT BE LIABLE FOR ANY DELAY IN PERFORMING THE SERVICES, NOR LIABLE FOR ANY FAILURE TO PROVIDE THE SERVICES, DUE TO ANY CAUSE BEYOND ITS REASONABLE CONTROL. COMPANY WILL BE RESPONSIBLE FOR ONLY THOSE DAMAGES, CLAIMS, CAUSES OF ACTION, INJURIES, OR LEGAL COSTS CAUSED BY ITS OWN DIRECT NEGLIGENCE OR MISCONDUCT, BUT THEN ONLY TO AN AMOUNT NOT TO EXCEED THE ANNUAL FEES CHARGED UNDER THE AGREEMENT.

10. CONFIDENTIAL INFORMATION. "Confidential Information" means any information disclosed by one party ("Discloser") to the other party ("Recipient"), either directly or indirectly, in writing, orally, or by inspection of tangible objects, other than information that the Recipient can establish (i) was publicly known and made generally available in the public domain prior to the time of disclosure; (ii) becomes publicly known and made generally available after disclosure other than through Recipient's action or inaction; or (iii) is in Recipient's possession, without confidentiality restrictions, at the time of disclosure by Discloser as shown by Recipient's files and records immediately prior to the time of disclosure. Recipient shall not at any time (a) disclose, sell, license, transfer, or otherwise make available to any person or entity any Confidential Information, or (b) use, reproduce, or otherwise copy any Confidential Information, except as necessary in connection with the purpose for which such Confidential Information is disclosed to Recipient or as required by applicable law. Recipient agrees to take all reasonable measures to protect the secrecy of and avoid disclosure and unauthorized use of the Confidential Information. All Confidential Information shall at all times remain the property of Discloser, and all documents, electronic media, and other tangible items containing or relating to any Confidential Information shall be delivered to Discloser immediately upon the request of Discloser.

Notwithstanding the foregoing, if Recipient is required by law, regulation, subpoena, government order, regulatory agency order, judicial order, or other court order to disclose any Confidential Information, Recipient shall give the Disclosing Party timely and lawful written notice of such a requirement prior to such disclosure, and shall reasonably and lawfully cooperate with the Disclosing Party to seek a protective order, confidential treatment, or other appropriate measures for such Confidential Information.



11. FORCE MAJEURE. The Company shall not be liable for any delay in performing the Services, nor liable for any failure to provide the Services, due to any cause beyond its reasonable control.
12. RIGHT TO SUBCONTRACT. The Company, in its sole discretion, may subcontract or delegate to an affiliate or third party any of its duties and obligations hereunder.
13. FUEL/TRANSPORTATION SURCHARGE. Like many other companies that are impacted by the price of gasoline, a rise in gasoline prices may necessitate a fuel surcharge. As such, the Company reserves the right to add a fuel surcharge to Customer's invoice for any increase in the cost of fuel as measured above the same time period in the prior year (by the National U.S. Average Motor Gasoline-Regular Fuel Price per Gallon Index reported by the U.S. Department of Energy). The surcharge may be adjusted monthly (up or down) with the price of gasoline.
14. ANTI-CORRUPTION AND BRIBERY. Each party represents that neither it nor anyone acting on its behalf has offered, given, requested or accepted any undue financial or other advantage of any kind in entering into this Agreement, and that it will comply with all applicable laws and regulations pertaining to corruption, competition and bribery in carrying out the terms and conditions of this Agreement.
15. E-VERIFY. SOLitude utilizes the federal E-Verify program in contracts with public employers as required by Florida State law, and acknowledges all the provisions of Florida Statute 448.095 are incorporated herein by reference and hereby certifies it will comply with the same.
16. GOVERNING LAW. Except for the Mandatory Arbitration Clause in Section 17 of this Agreement, which is governed by and construed in accordance with the Federal Arbitration Act, this Agreement shall be governed by, and construed in accordance with, the laws of the state in which the Services are performed.
17. MANDATORY ARBITRATION. Any claim, dispute or controversy, regarding any contract, tort, statute, or otherwise ("Claim"), arising out of or relating to this Agreement or the relationships among the parties hereto shall be resolved by one arbitrator through binding arbitration administered by the American Arbitration Association ("AAA"), under the AAA Commercial or Consumer, as applicable, Rules in effect at the time the Claim is filed ("AAA Rules"). Copies of the AAA Rules and forms can be located at www.adr.org, or by calling 1-800-778-7879. The arbitrator's decision shall be final, binding, and non-appealable. Judgment upon the award may be entered and enforced in any court having jurisdiction. This clause is made pursuant to a transaction involving interstate commerce and shall be governed by the Federal Arbitration Act. Neither party shall sue the other party other than as provided herein or for enforcement of this clause or of the arbitrator's award; any such suit may be brought only in Federal District Court for the District in which the services were performed or, if any such court lacks jurisdiction, in any state court that has jurisdiction. The arbitrator, and not any federal, state, or local court, shall have exclusive authority to resolve any dispute relating to the interpretation, applicability, unconscionability, arbitrability, enforceability or formation of this Agreement including any claim that all or any part of the Agreement is void or voidable. Venue for arbitration hereunder shall be within the state where the customer's property, that is the subject of the services provided, is located.
18. ASSIGNMENT. The Company may assign this Agreement to a related or affiliated entity upon written notice to the Customer.



19. NOTICES. All notices, requests, consents, claims, demands, waivers and other communications hereunder shall be in writing and shall be directed to the individuals and addresses listed in the signature block. Notices sent in accordance with this Section shall be deemed effectively given: (a) when received, if delivered by hand (with written confirmation of receipt); (b) when received, if sent by a nationally recognized overnight courier (receipt requested); or (c) on the third (3rd) business day after the date mailed, by certified or registered mail, return receipt requested, postage prepaid.

20. DISCLAIMER. SOLitude is not responsible for the failure of any treatment, equipment installation, or other work that may result from dam or other structural failures, severe weather and storms, flooding, or other acts of God that are outside of the control of SOLitude. Customer understands and acknowledges that there are irrigation restrictions associated with many of the products used to treat lakes and ponds. The Customer is responsible for notifying SOLitude in advance of the contract signing and the start of the Agreement if they utilize any of the water in their lakes or ponds for irrigation purposes. The Customer accepts full responsibility for any issues that may arise from the irrigation of turf, ornamentals, trees, crops, or any other plants as a result of treated water being used by the Customer for irrigation without the consent or knowledge of SOLitude. Although there is rarely direct fish toxicity with the products used for treatment when applied at the labeled rate, or the installation and normal operation of the equipment we install, there is a risk under certain circumstances of significant dissolved oxygen drops. This risk is most severe in times of extremely hot weather and warm water temperatures, as these are the conditions during which dissolved oxygen levels are naturally at their lowest levels. Oftentimes, lakes and ponds will experience natural fish kills under these conditions even if no work is performed. Every effort, to include the method and timing of application, the choice of products and equipment used, and the skill and training of the staff, is made to avoid such problems. However, the Customer understands and accepts that there is always a slight risk of the occurrence of adverse conditions outside the control of SOLitude that will result in the death of some fish and other aquatic life. The Customer also understands and accepts that similar risks would remain even if no work was performed. The Customer agrees to hold SOLitude harmless for any issues with fish or other aquatic life which occur as described above, or are otherwise outside the direct control of SOLitude, unless there is willful negligence on the part of SOLitude.

21. BINDING. This Agreement shall inure to the benefit of and be binding upon the legal representatives and successors of the parties.

22. ENTIRE AGREEMENT. This Agreement constitutes the entire agreement between the parties with respect to the subject matter and replaces any prior agreements or understandings, whether in writing or otherwise. This Agreement may not be modified or amended except by written agreement executed by both parties. In the event that any provision of this Agreement is determined to be void, invalid, or unenforceable, the validity and enforceability of the remaining provisions of this Agreement shall not be affected.

23. SEVERABILITY. If any part of this Agreement is held to be invalid or unenforceable for any reason, the remaining Terms and Conditions of this Agreement shall remain in full force and effect.

[SIGNATURES FOLLOW ON THE NEXT PAGE]



By signing below, the parties agree to be bound by the terms and conditions of this Agreement and any accompanying schedules as of the Effective Date.

ACCEPTED AND APPROVED:

SOLITUDE LAKE MANAGEMENT, LLC.

[Live Oak Lake CDD]

Signature: _____

Signature: _____

Printed Name: _____

Printed Name: _____

Title: _____

Title: _____

Date: _____

Date: _____

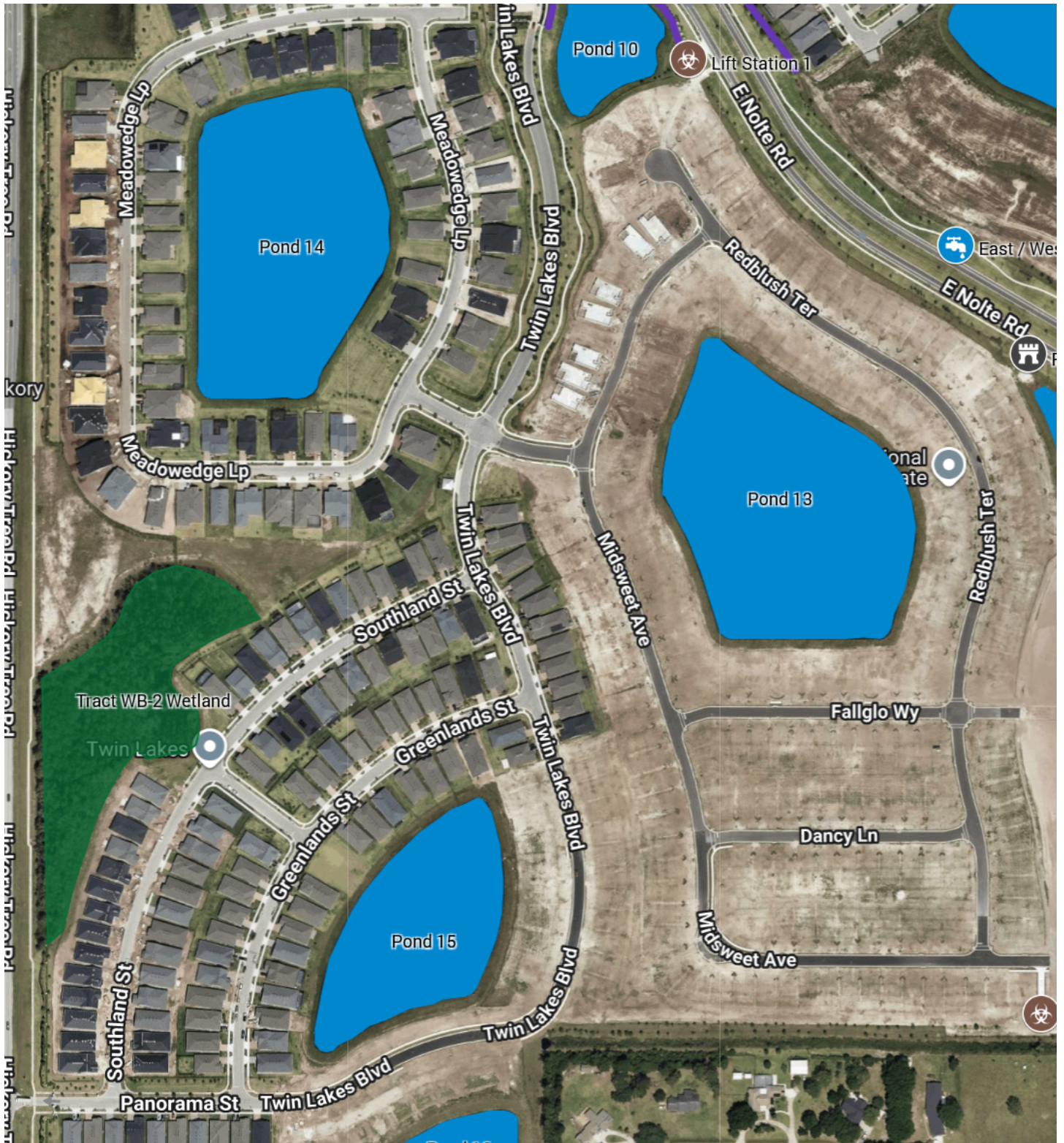
Please Remit All Payments to:

**SOLitude Lake Management, LLC
1320 Brookwood Drive Suite H
Little Rock AR 72202**

Customer's Address for Notice Purposes:

Please Mail All Notices and Agreements to:

**SOLitude Lake Management, LLC
1253 Jensen Drive, Suite 103
Virginia Beach, VA 23451**







SCHEDULE A – SCOPE OF SERVICES

Fish Stocking

1. The below fish species will be stocked in the sites 2,3,4,5,6,13,14,15 . The total number of fish below will be broken down proportionally and stocked based on site acreage.

a.

Fish Species	Size (inches)	Stocking Amount
Bluegill	5+	2,700
Redear Sunfish	5+	2,700
Gambusia	1-2	54,000

2. Price includes the cost, delivery, and tempered release of all the above specified fish.
3. If the specified sizes or species of fish are unavailable, Company will notify the client and gain their approval prior to modifying the order.
4. Price includes any application, permit, or processing fees required by the State (if applicable).

General Qualifications:

1. Company is a licensed pesticide applicator in the state in which service is to be provided.
2. Individual Applicators are Certified Pesticide Applicators in Aquatics, Public Health, Forestry, Right of Way, and Turf/Ornamental as required in the state in which service is to be provided.
3. Company is a SePRO Preferred Applicator and dedicated Steward of Water. Each individual applicator has been trained and educated in the water quality testing and analysis required for prescriptive site-specific water quality management and utilizes an integrated approach that encompasses all aspects of ecologically balanced management. Each applicator has received extensive training in the proper selection, use, and application of all aquatic herbicides, algaecides, adjuvants, and water quality enhancement products necessary to properly treat our Customers' lakes and ponds as part of an overall integrated pest management program.
4. Company guarantees that all products used for treatment are EPA registered and labeled as appropriate and safe for use in lakes, ponds, and other aquatic sites, and are being applied in a manner consistent with their labeling.
5. All pesticide applications made directly to the water or along the shoreline for the control of algae, aquatic weeds, or other aquatic pests as specified in this Agreement will meet or exceed all of the Company's legal regulatory requirements as set forth by the EPA and related state agencies for NPDES and FIFRA. Company will perform treatments that are consistent with NPDES compliance standards as applicable in and determined by the specific



state in which treatments are made. All staff will be fully trained to perform all applications in compliance with all federal, state, and local law.

6. Company will furnish the personnel, vehicles, boats, equipment, materials, and other items required to provide the foregoing at its expense. The application method and equipment (boat, ATV, backpack, etc.) used is determined by our technician at the time of the treatment to ensure the most effective method is provided for optimal results.

SCHEDULE B – PRICING SCHEDULE

Total Price: **\$32,027.00** Price is valid for 60 days from the Effective Date

Due upon execution of this Agreement: 50% of the Total Price

Due upon completion of the services: remaining 50% of the Total Price

SECTION ii.



Steadfast Alliance
30435 Commerce Drive
Suite 102
San Antonio FL 33576 US

ESTIMATE

DATE	DUE	ESTIMATE #
11/17/2025	12/17/2025	

BILL TO

Governmental Management
Services
Jarett Wright
219 East Livingston Street
Orlando FL 32801 USA

SHIP TO

49231 Twin Lakes Boulevard
St. Cloud FL 34772 USA

DESCRIPTION	QTY	RATE	AMOUNT
Stocking of 23,500 Mixed Bluegill & Redear Shellcracker, as well as 54,000 Gambusia Minnow across ponds 2, 3, 4, 5, 6, 9, 10, 13, 14,15, 16, 17, 19, 20, and 22. At a rate of 375 BG, 125 RESC, & 1000 Gam / AC	1.00	29,536.65	29,536.65

I HEREBY CERTIFY that I am the Client/Owner of record of the property which is the subject of this proposal and hereby authorize the performance of the services as described herein and agree to pay the charges resulting thereby as identified above.

TOTAL	29,536.65
--------------	------------------

I warrant and represent that I am authorized to enter into this Agreement as Client/Owner.

Accepted this _____ day of _____, 20____.

Signature: _____

Printed Name and Title: _____

Representing (Name of Firm): _____

SECTION C

SERVICES AGREEMENT

PROPERTY NAME: **Live Oak Lake CDD**

CUSTOMER NAME: **Live Oak lake CDD**

SERVICE DESCRIPTION: One time planting of sites 13,14,15.. (See map and schedule A)

EFFECTIVE DATE: **11/11/25**

SUBMITTED TO: Jarett Wright

SUBMITTED BY: Alan Wilson

THIS SERVICES AGREEMENT (the "Agreement") is effective as of the date indicated above (the "Effective Date"), by and between SOLitude Lake Management, LLC ("SOLitude" or "Company"), and the customer identified above (the "Customer"), in accordance with the terms and conditions set forth in this Agreement.

1. **SERVICES.** SOLitude will provide services (the "Services") at the Customer's property in accordance with the Scope of Services attached hereto as Schedule A.

2. **MODIFICATIONS.** Any deviation from the requirements and Services outlined in Schedule A involving extra cost of material and labor will result in extra charges. Such additional services will be provided by SOLitude only upon a Change Order mutually approved by the parties in writing (the "Change Order").

3. **PRICING.** The Customer agrees to pay for the Services, as well as any applicable sales or other taxes, in accordance with the Pricing Schedule attached hereto as Schedule B.

4. **PAYMENT.** SOLitude shall invoice Customer following completion of each required Service. Payment is due within thirty (30) days of the invoice date. Any disputes with an invoice or invoices must be brought to the attention of SOLitude by written notice within one hundred and twenty (120) days from the invoice date, otherwise Company will not be liable for any potential credits or adjustments. The parties agree to use good faith efforts to resolve any disputed invoice amounts within thirty (30) days after written notification of a dispute. Disputed amounts shall not affect payment of all undisputed amounts, and Customer agrees to pay all undisputed amounts owed on any disputed invoice within the applicable due dates. Invoices not paid on or before the invoice due date shall accrue interest charges at a rate of one percent (1%) per month, accruing as of the invoice date, until the time that such amounts are paid in full. Additionally, the Customer is liable for payment of all costs of collection of past due accounts, specifically including, but not limited to, court costs, expenses, and reasonable attorneys' fees. In addition to the compensation paid to SOLitude for performance of the Services, Customer shall reimburse SOLitude for all of the expenses paid or incurred by SOLitude in connection with the Services, including, but not limited to non-routine expenses, administrative fees, compliance fees, or any other similar expense that are incurred as a result of requirements placed on SOLitude by the Customer that are not covered specifically by the written specifications of this Agreement ("Reimbursable Expenses"). Should the work performed be subject to any local, state, or federal jurisdiction, agency, or other organization of authority for sales or other taxes or fees in addition to those expressly covered by this contract, the customer will be invoiced and responsible for paying said additional taxes in addition to the contract price and other fees.

5. **TERM AND EXPIRATION.** This Agreement shall commence on the Effective Date and shall expire upon completion of the Services required by Customer specified in Schedule A.



6. TERMINATION. In the event that this Agreement is terminated for any reason prior to SOLitude's completion of the Services, Customer agrees to reimburse SOLitude for any costs incurred, including, but not limited to, labor costs, materials and fees, that SOLitude may have incurred in preparation for the provision of its Services.

7. RESERVED.

8. INSURANCE. SOLitude will maintain general liability and property damage insurance as necessary given the scope and nature of the Services. A certificate of insurance will be issued to Customer, upon request.

9. INDEMNIFICATION: LIMITATION OF LIABILITY. THE CUSTOMER AGREES THAT THE WORK PROVIDED UNDER THIS AGREEMENT IS NOT TO BE CONSTRUED AS INSURANCE, OR AS A COVENANT, GUARANTEE, WARRANTY, OR PROMISE OF ANY KIND THAT THE CUSTOMER IS IN COMPLIANCE WITH ANY LEGAL GUIDELINES OR REQUIREMENTS. COMPANY DISCLAIMS ANY LIABILITY OR RESPONSIBILITY REGARDING THE PRACTICES AND OPERATIONS OF THE CUSTOMER, AND BEARS NO RESPONSIBILITY OR LIABILITY FOR WHETHER THE CUSTOMER CARRIES OUT THE RECOMMENDATIONS MADE BY COMPANY AND IN NO EVENT WILL COMPANY BE LIABLE FOR CONSEQUENTIAL, INDIRECT, OR ECONOMIC DAMAGES. THE CUSTOMER SHALL INDEMNIFY AND HOLD COMPANY HARMLESS FROM AND AGAINST ALL CLAIMS, DEMANDS, LIABILITIES, OBLIGATIONS, AND ATTORNEYS' FEES OR COSTS BROUGHT BY ANY THIRD PARTIES, ARISING OUT OF OR RELATED TO THIS AGREEMENT OR BY FAILURE OF THE CUSTOMER TO ACT IN ACCORDANCE WITH ANY LEGAL REQUIREMENTS IN CONNECTION WITH THE SERVICES DESCRIBED IN SCHEDULE A. COMPANY SHALL NOT BE LIABLE FOR ANY DELAY IN PERFORMING THE SERVICES, NOR LIABLE FOR ANY FAILURE TO PROVIDE THE SERVICES, DUE TO ANY CAUSE BEYOND ITS REASONABLE CONTROL. COMPANY WILL BE RESPONSIBLE FOR ONLY THOSE DAMAGES, CLAIMS, CAUSES OF ACTION, INJURIES, OR LEGAL COSTS CAUSED BY ITS OWN DIRECT NEGLIGENCE OR MISCONDUCT, BUT THEN ONLY TO AN AMOUNT NOT TO EXCEED THE ANNUAL FEES CHARGED UNDER THE AGREEMENT.

10. CONFIDENTIAL INFORMATION. "Confidential Information" means any information disclosed by one party ("Discloser") to the other party ("Recipient"), either directly or indirectly, in writing, orally, or by inspection of tangible objects, other than information that the Recipient can establish (i) was publicly known and made generally available in the public domain prior to the time of disclosure; (ii) becomes publicly known and made generally available after disclosure other than through Recipient's action or inaction; or (iii) is in Recipient's possession, without confidentiality restrictions, at the time of disclosure by Discloser as shown by Recipient's files and records immediately prior to the time of disclosure. Recipient shall not at any time (a) disclose, sell, license, transfer, or otherwise make available to any person or entity any Confidential Information, or (b) use, reproduce, or otherwise copy any Confidential Information, except as necessary in connection with the purpose for which such Confidential Information is disclosed to Recipient or as required by applicable law. Recipient agrees to take all reasonable measures to protect the secrecy of and avoid disclosure and unauthorized use of the Confidential Information. All Confidential Information shall at all times remain the property of Discloser, and all documents, electronic media, and other tangible items containing or relating to any Confidential Information shall be delivered to Discloser immediately upon the request of Discloser.

Notwithstanding the foregoing, if Recipient is required by law, regulation, subpoena, government order, regulatory agency order, judicial order, or other court order to disclose any Confidential Information, Recipient shall give the Disclosing Party timely and lawful written notice of such a requirement prior to such disclosure, and shall reasonably and lawfully cooperate with the Disclosing Party to seek a protective order, confidential treatment, or other appropriate measures for such Confidential Information.



11. FORCE MAJEURE. The Company shall not be liable for any delay in performing the Services, nor liable for any failure to provide the Services, due to any cause beyond its reasonable control.
12. RIGHT TO SUBCONTRACT. The Company, in its sole discretion, may subcontract or delegate to an affiliate or third party any of its duties and obligations hereunder.
13. FUEL/TRANSPORTATION SURCHARGE. Like many other companies that are impacted by the price of gasoline, a rise in gasoline prices may necessitate a fuel surcharge. As such, the Company reserves the right to add a fuel surcharge to Customer's invoice for any increase in the cost of fuel as measured above the same time period in the prior year (by the National U.S. Average Motor Gasoline-Regular Fuel Price per Gallon Index reported by the U.S. Department of Energy). The surcharge may be adjusted monthly (up or down) with the price of gasoline.
14. ANTI-CORRUPTION AND BRIBERY. Each party represents that neither it nor anyone acting on its behalf has offered, given, requested or accepted any undue financial or other advantage of any kind in entering into this Agreement, and that it will comply with all applicable laws and regulations pertaining to corruption, competition and bribery in carrying out the terms and conditions of this Agreement.
15. E-VERIFY. SOLitude utilizes the federal E-Verify program in contracts with public employers as required by Florida State law, and acknowledges all the provisions of Florida Statute 448.095 are incorporated herein by reference and hereby certifies it will comply with the same.
16. GOVERNING LAW. Except for the Mandatory Arbitration Clause in Section 17 of this Agreement, which is governed by and construed in accordance with the Federal Arbitration Act, this Agreement shall be governed by, and construed in accordance with, the laws of the state in which the Services are performed.
17. MANDATORY ARBITRATION. Any claim, dispute or controversy, regarding any contract, tort, statute, or otherwise ("Claim"), arising out of or relating to this Agreement or the relationships among the parties hereto shall be resolved by one arbitrator through binding arbitration administered by the American Arbitration Association ("AAA"), under the AAA Commercial or Consumer, as applicable, Rules in effect at the time the Claim is filed ("AAA Rules"). Copies of the AAA Rules and forms can be located at www.adr.org, or by calling 1-800-778-7879. The arbitrator's decision shall be final, binding, and non-appealable. Judgment upon the award may be entered and enforced in any court having jurisdiction. This clause is made pursuant to a transaction involving interstate commerce and shall be governed by the Federal Arbitration Act. Neither party shall sue the other party other than as provided herein or for enforcement of this clause or of the arbitrator's award; any such suit may be brought only in Federal District Court for the District in which the services were performed or, if any such court lacks jurisdiction, in any state court that has jurisdiction. The arbitrator, and not any federal, state, or local court, shall have exclusive authority to resolve any dispute relating to the interpretation, applicability, unconscionability, arbitrability, enforceability or formation of this Agreement including any claim that all or any part of the Agreement is void or voidable. Venue for arbitration hereunder shall be within the state where the customer's property, that is the subject of the services provided, is located.
18. ASSIGNMENT. The Company may assign this Agreement to a related or affiliated entity upon written notice to the Customer.



19. NOTICES. All notices, requests, consents, claims, demands, waivers and other communications hereunder shall be in writing and shall be directed to the individuals and addresses listed in the signature block. Notices sent in accordance with this Section shall be deemed effectively given: (a) when received, if delivered by hand (with written confirmation of receipt); (b) when received, if sent by a nationally recognized overnight courier (receipt requested); or (c) on the third (3rd) business day after the date mailed, by certified or registered mail, return receipt requested, postage prepaid.

20. DISCLAIMER. SOLitude is not responsible for the failure of any treatment, equipment installation, or other work that may result from dam or other structural failures, severe weather and storms, flooding, or other acts of God that are outside of the control of SOLitude. Customer understands and acknowledges that there are irrigation restrictions associated with many of the products used to treat lakes and ponds. The Customer is responsible for notifying SOLitude in advance of the contract signing and the start of the Agreement if they utilize any of the water in their lakes or ponds for irrigation purposes. The Customer accepts full responsibility for any issues that may arise from the irrigation of turf, ornamentals, trees, crops, or any other plants as a result of treated water being used by the Customer for irrigation without the consent or knowledge of SOLitude. Although there is rarely direct fish toxicity with the products used for treatment when applied at the labeled rate, or the installation and normal operation of the equipment we install, there is a risk under certain circumstances of significant dissolved oxygen drops. This risk is most severe in times of extremely hot weather and warm water temperatures, as these are the conditions during which dissolved oxygen levels are naturally at their lowest levels. Oftentimes, lakes and ponds will experience natural fish kills under these conditions even if no work is performed. Every effort, to include the method and timing of application, the choice of products and equipment used, and the skill and training of the staff, is made to avoid such problems. However, the Customer understands and accepts that there is always a slight risk of the occurrence of adverse conditions outside the control of SOLitude that will result in the death of some fish and other aquatic life. The Customer also understands and accepts that similar risks would remain even if no work was performed. The Customer agrees to hold SOLitude harmless for any issues with fish or other aquatic life which occur as described above, or are otherwise outside the direct control of SOLitude, unless there is willful negligence on the part of SOLitude.

21. BINDING. This Agreement shall inure to the benefit of and be binding upon the legal representatives and successors of the parties.

22. ENTIRE AGREEMENT. This Agreement constitutes the entire agreement between the parties with respect to the subject matter and replaces any prior agreements or understandings, whether in writing or otherwise. This Agreement may not be modified or amended except by written agreement executed by both parties. In the event that any provision of this Agreement is determined to be void, invalid, or unenforceable, the validity and enforceability of the remaining provisions of this Agreement shall not be affected.

23. SEVERABILITY. If any part of this Agreement is held to be invalid or unenforceable for any reason, the remaining Terms and Conditions of this Agreement shall remain in full force and effect.

[SIGNATURES FOLLOW ON THE NEXT PAGE]



By signing below, the parties agree to be bound by the terms and conditions of this Agreement and any accompanying schedules as of the Effective Date.

ACCEPTED AND APPROVED:

SOLITUDE LAKE MANAGEMENT, LLC.

[Live Oak Lake CDD]

Signature: _____

Signature: _____

Printed Name: _____

Printed Name: _____

Title: _____

Title: _____

Date: _____

Date: _____

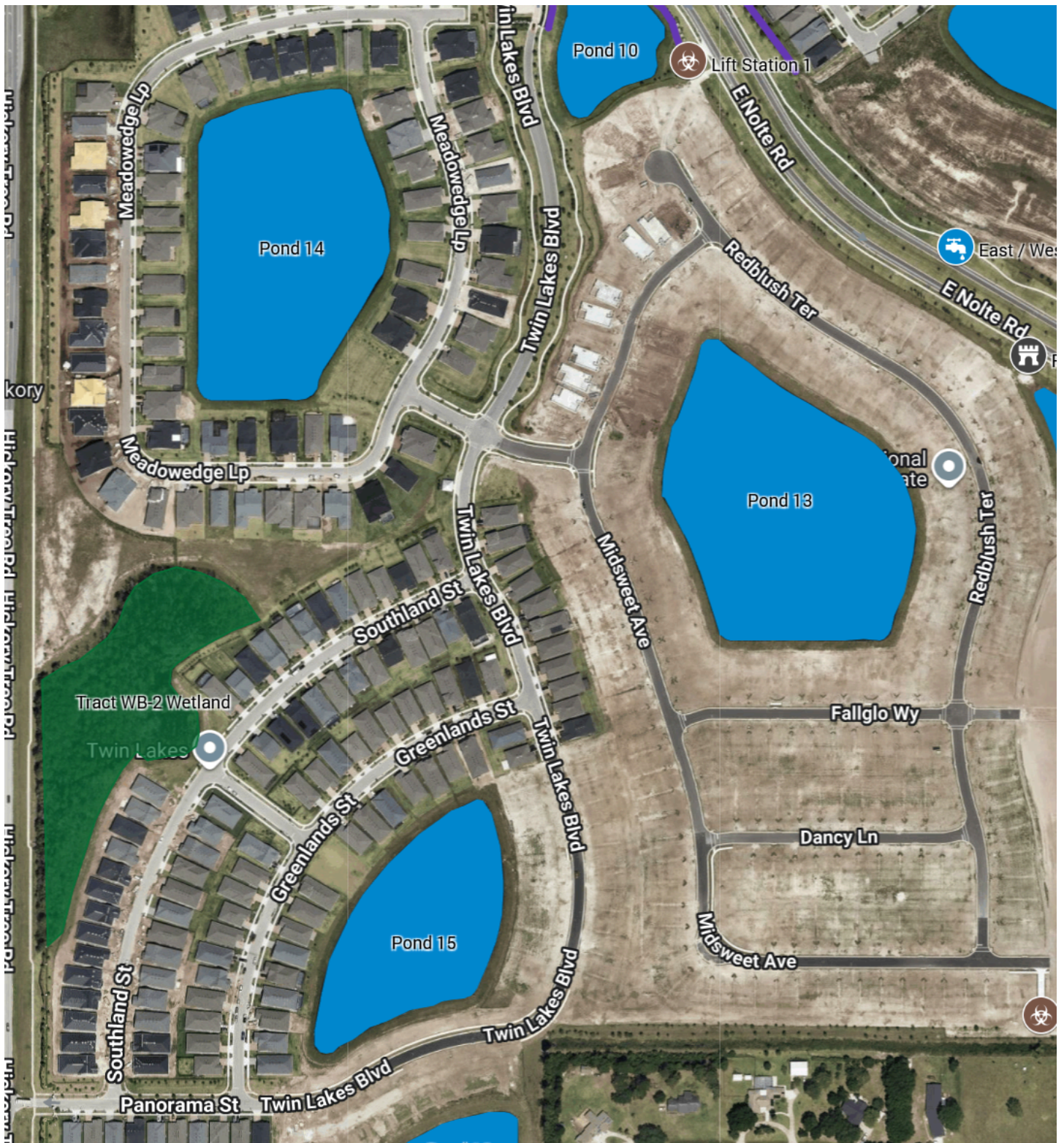
Please Remit All Payments to:

**SOLitude Lake Management, LLC
1320 Brookwood Drive Suite H
Little Rock AR 72202**

Customer's Address for Notice Purposes:

Please Mail All Notices and Agreements to:

**SOLitude Lake Management, LLC
1253 Jensen Drive, Suite 103
Virginia Beach, VA 23451**



SCHEDULE A – SCOPE OF SERVICES

Aquatic Vegetation Installation:

1. A one time planting of 2500 bare root pickerelweed and 2500 bare root Gulf Spike Rush will take place in sites 13,14,15. The plants will be planted along the shoreline in approximately 50' long sections. The plants will be distributed evenly amongst the 3 sites. The plants may take several months to establish themselves.
2. Company will clean up after themselves and leave the work site with minimal disturbance to its natural appearance.
3. Company will not be responsible for the protection of the plants from predation by deer, geese or any other wildlife.
4. Company is responsible for the health of the plants upon arrival to the site and will properly transplant the plants taking the health of the plant into consideration throughout the entire process.
5. Company is not responsible for the health of the plants following the completion of the transplant process. Young plants may be susceptible to trouble early after planting with harsh weather conditions. Company will look to the forecasted weather prior to planting to give the plants the best odds of survival, but will not be held responsible for environmental factors that may decrease plant survival rate.
6. The customer understands that these plants are designed to live in aquatic or wetland environments, and as such, shall take full responsibility for supplemental irrigation or any other care and maintenance that may be required due to weather or other environmental conditions. Company is not responsible for any ongoing maintenance or care for the newly installed plants following completion of the installation work.

Warranty:

- All plants provided and installed under the terms of this Agreement are guaranteed to be of good quality and free of existing disease or defects at the time of installation. A Warranty is provided for survival of 80% of installed plants for a one-hundred-eighty (180) day period following installation or until such time as another company other than SOLitude Lake Management accepts the planted areas for maintenance, whichever is less. If survival is less than 80% at the end of the 180-day period or upon acceptance for maintenance, a one time replanting (to 80% survivorship) shall be performed by SOLitude at no cost to the CUSTOMER. This plant survivorship Warranty does not include the loss or damage of installed plant materials due to acts of God such as flood, fire, drought or other catastrophic events nor does the warranty cover loss or damage due to theft, vandalism, erosion, pestilence, predation by turtles, fish or other animals, or negligence by others. It is the responsibility of the CUSTOMER to maintain water depths at planned levels. Plant loss or damage from high or low levels is not covered by this Warranty.
- Any concerns brought to solitude's attention in regard to the health of these plants or growth of unwanted vegetation in the ponds of the new plants will be addressed within 48 hours. SOLitude will treat or remove the unwanted vegetation as necessary.



- Customer understands that these plants are designed to live in an aquatic or wetland environment, and as such, shall take full responsibility for supplemental irrigation that may be required due to weather or other environmental conditions.

General Qualifications:

1. Company is a licensed pesticide applicator in the state in which service is to be provided.
2. Individual Applicators are Certified Pesticide Applicators in Aquatics, Public Health, Forestry, Right of Way, and Turf/Ornamental as required in the state in which service is to be provided.
3. Company is a SePRO Preferred Applicator and dedicated Steward of Water. Each individual applicator has been trained and educated in the water quality testing and analysis required for prescriptive site-specific water quality management and utilizes an integrated approach that encompasses all aspects of ecologically balanced management. Each applicator has received extensive training in the proper selection, use, and application of all aquatic herbicides, algaecides, adjuvants, and water quality enhancement products necessary to properly treat our Customers' lakes and ponds as part of an overall integrated pest management program.
4. Company guarantees that all products used for treatment are EPA registered and labeled as appropriate and safe for use in lakes, ponds, and other aquatic sites, and are being applied in a manner consistent with their labeling.
5. All pesticide applications made directly to the water or along the shoreline for the control of algae, aquatic weeds, or other aquatic pests as specified in this Agreement will meet or exceed all of the Company's legal regulatory requirements as set forth by the EPA and related state agencies for NPDES and FIFRA. Company will perform treatments that are consistent with NPDES compliance standards as applicable in and determined by the specific state in which treatments are made. All staff will be fully trained to perform all applications in compliance with all federal, state, and local law.
6. Company will furnish the personnel, vehicles, boats, equipment, materials, and other items required to provide the foregoing at its expense. The application method and equipment (boat, ATV, backpack, etc.) used is determined by our technician at the time of the treatment to ensure the most effective method is provided for optimal results.

SCHEDULE B – PRICING SCHEDULE

Total Price: **\$7,800.00** Price is valid for 60 days from the Effective Date

Due upon execution of this Agreement: 50% of the Total Price



Due upon completion of the services: remaining 50% of the Total Price

SECTION b.

SECTION i.

SERVICES AGREEMENT

PROPERTY NAME: **Live Oak Lake CDD**

CUSTOMER NAME: **Live Oak lake CDD**

SERVICE DESCRIPTION: One time planting of sites 13,14,15.. (See map and schedule A)

EFFECTIVE DATE: **11/11/25**

SUBMITTED TO: Jarett Wright

SUBMITTED BY: Alan Wilson

THIS SERVICES AGREEMENT (the "Agreement") is effective as of the date indicated above (the "Effective Date"), by and between SOLitude Lake Management, LLC ("SOLitude" or "Company"), and the customer identified above (the "Customer"), in accordance with the terms and conditions set forth in this Agreement.

1. **SERVICES.** SOLitude will provide services (the "Services") at the Customer's property in accordance with the Scope of Services attached hereto as Schedule A.
2. **MODIFICATIONS.** Any deviation from the requirements and Services outlined in Schedule A involving extra cost of material and labor will result in extra charges. Such additional services will be provided by SOLitude only upon a Change Order mutually approved by the parties in writing (the "Change Order").
3. **PRICING.** The Customer agrees to pay for the Services, as well as any applicable sales or other taxes, in accordance with the Pricing Schedule attached hereto as Schedule B.
4. **PAYMENT.** SOLitude shall invoice Customer following completion of each required Service. Payment is due within thirty (30) days of the invoice date. Any disputes with an invoice or invoices must be brought to the attention of SOLitude by written notice within one hundred and twenty (120) days from the invoice date, otherwise Company will not be liable for any potential credits or adjustments. The parties agree to use good faith efforts to resolve any disputed invoice amounts within thirty (30) days after written notification of a dispute. Disputed amounts shall not affect payment of all undisputed amounts, and Customer agrees to pay all undisputed amounts owed on any disputed invoice within the applicable due dates. Invoices not paid on or before the invoice due date shall accrue interest charges at a rate of one percent (1%) per month, accruing as of the invoice date, until the time that such amounts are paid in full. Additionally, the Customer is liable for payment of all costs of collection of past due accounts, specifically including, but not limited to, court costs, expenses, and reasonable attorneys' fees. In addition to the compensation paid to SOLitude for performance of the Services, Customer shall reimburse SOLitude for all of the expenses paid or incurred by SOLitude in connection with the Services, including, but not limited to non-routine expenses, administrative fees, compliance fees, or any other similar expense that are incurred as a result of requirements placed on SOLitude by the Customer that are not covered specifically by the written specifications of this Agreement ("Reimbursable Expenses"). Should the work performed be subject to any local, state, or federal jurisdiction, agency, or other organization of authority for sales or other taxes or fees in addition to those expressly covered by this contract, the customer will be invoiced and responsible for paying said additional taxes in addition to the contract price and other fees.
5. **TERM AND EXPIRATION.** This Agreement shall commence on the Effective Date and shall expire upon completion of the Services required by Customer specified in Schedule A.



6. TERMINATION. In the event that this Agreement is terminated for any reason prior to SOLitude's completion of the Services, Customer agrees to reimburse SOLitude for any costs incurred, including, but not limited to, labor costs, materials and fees, that SOLitude may have incurred in preparation for the provision of its Services.

7. RESERVED.

8. INSURANCE. SOLitude will maintain general liability and property damage insurance as necessary given the scope and nature of the Services. A certificate of insurance will be issued to Customer, upon request.

9. INDEMNIFICATION: LIMITATION OF LIABILITY. THE CUSTOMER AGREES THAT THE WORK PROVIDED UNDER THIS AGREEMENT IS NOT TO BE CONSTRUED AS INSURANCE, OR AS A COVENANT, GUARANTEE, WARRANTY, OR PROMISE OF ANY KIND THAT THE CUSTOMER IS IN COMPLIANCE WITH ANY LEGAL GUIDELINES OR REQUIREMENTS. COMPANY DISCLAIMS ANY LIABILITY OR RESPONSIBILITY REGARDING THE PRACTICES AND OPERATIONS OF THE CUSTOMER, AND BEARS NO RESPONSIBILITY OR LIABILITY FOR WHETHER THE CUSTOMER CARRIES OUT THE RECOMMENDATIONS MADE BY COMPANY AND IN NO EVENT WILL COMPANY BE LIABLE FOR CONSEQUENTIAL, INDIRECT, OR ECONOMIC DAMAGES. THE CUSTOMER SHALL INDEMNIFY AND HOLD COMPANY HARMLESS FROM AND AGAINST ALL CLAIMS, DEMANDS, LIABILITIES, OBLIGATIONS, AND ATTORNEYS' FEES OR COSTS BROUGHT BY ANY THIRD PARTIES, ARISING OUT OF OR RELATED TO THIS AGREEMENT OR BY FAILURE OF THE CUSTOMER TO ACT IN ACCORDANCE WITH ANY LEGAL REQUIREMENTS IN CONNECTION WITH THE SERVICES DESCRIBED IN SCHEDULE A. COMPANY SHALL NOT BE LIABLE FOR ANY DELAY IN PERFORMING THE SERVICES, NOR LIABLE FOR ANY FAILURE TO PROVIDE THE SERVICES, DUE TO ANY CAUSE BEYOND ITS REASONABLE CONTROL. COMPANY WILL BE RESPONSIBLE FOR ONLY THOSE DAMAGES, CLAIMS, CAUSES OF ACTION, INJURIES, OR LEGAL COSTS CAUSED BY ITS OWN DIRECT NEGLIGENCE OR MISCONDUCT, BUT THEN ONLY TO AN AMOUNT NOT TO EXCEED THE ANNUAL FEES CHARGED UNDER THE AGREEMENT.

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Notwithstanding the foregoing, if Recipient is required by law, regulation, subpoena, government order, regulatory agency order, judicial order, or other court order to disclose any Confidential Information, Recipient shall give the Disclosing Party timely and lawful written notice of such a requirement prior to such disclosure, and shall reasonably and lawfully cooperate with the Disclosing Party to seek a protective order, confidential treatment, or other appropriate measures for such Confidential Information.



11. FORCE MAJEURE. The Company shall not be liable for any delay in performing the Services, nor liable for any failure to provide the Services, due to any cause beyond its reasonable control.
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15. E-VERIFY. SOLitude utilizes the federal E-Verify program in contracts with public employers as required by Florida State law, and acknowledges all the provisions of Florida Statute 448.095 are incorporated herein by reference and hereby certifies it will comply with the same.
16. GOVERNING LAW. Except for the Mandatory Arbitration Clause in Section 17 of this Agreement, which is governed by and construed in accordance with the Federal Arbitration Act, this Agreement shall be governed by, and construed in accordance with, the laws of the state in which the Services are performed.
17. MANDATORY ARBITRATION. Any claim, dispute or controversy, regarding any contract, tort, statute, or otherwise ("Claim"), arising out of or relating to this Agreement or the relationships among the parties hereto shall be resolved by one arbitrator through binding arbitration administered by the American Arbitration Association ("AAA"), under the AAA Commercial or Consumer, as applicable, Rules in effect at the time the Claim is filed ("AAA Rules"). Copies of the AAA Rules and forms can be located at www.adr.org, or by calling 1-800-778-7879. The arbitrator's decision shall be final, binding, and non-appealable. Judgment upon the award may be entered and enforced in any court having jurisdiction. This clause is made pursuant to a transaction involving interstate commerce and shall be governed by the Federal Arbitration Act. Neither party shall sue the other party other than as provided herein or for enforcement of this clause or of the arbitrator's award; any such suit may be brought only in Federal District Court for the District in which the services were performed or, if any such court lacks jurisdiction, in any state court that has jurisdiction. The arbitrator, and not any federal, state, or local court, shall have exclusive authority to resolve any dispute relating to the interpretation, applicability, unconscionability, arbitrability, enforceability or formation of this Agreement including any claim that all or any part of the Agreement is void or voidable. Venue for arbitration hereunder shall be within the state where the customer's property, that is the subject of the services provided, is located.
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19. NOTICES. All notices, requests, consents, claims, demands, waivers and other communications hereunder shall be in writing and shall be directed to the individuals and addresses listed in the signature block. Notices sent in accordance with this Section shall be deemed effectively given: (a) when received, if delivered by hand (with written confirmation of receipt); (b) when received, if sent by a nationally recognized overnight courier (receipt requested); or (c) on the third (3rd) business day after the date mailed, by certified or registered mail, return receipt requested, postage prepaid.

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22. ENTIRE AGREEMENT. This Agreement constitutes the entire agreement between the parties with respect to the subject matter and replaces any prior agreements or understandings, whether in writing or otherwise. This Agreement may not be modified or amended except by written agreement executed by both parties. In the event that any provision of this Agreement is determined to be void, invalid, or unenforceable, the validity and enforceability of the remaining provisions of this Agreement shall not be affected.

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[SIGNATURES FOLLOW ON THE NEXT PAGE]



By signing below, the parties agree to be bound by the terms and conditions of this Agreement and any accompanying schedules as of the Effective Date.

ACCEPTED AND APPROVED:

SOLITUDE LAKE MANAGEMENT, LLC.

[Live Oak Lake CDD]

Signature: _____

Signature: _____

Printed Name: _____

Printed Name: _____

Title: _____

Title: _____

Date: _____

Date: _____

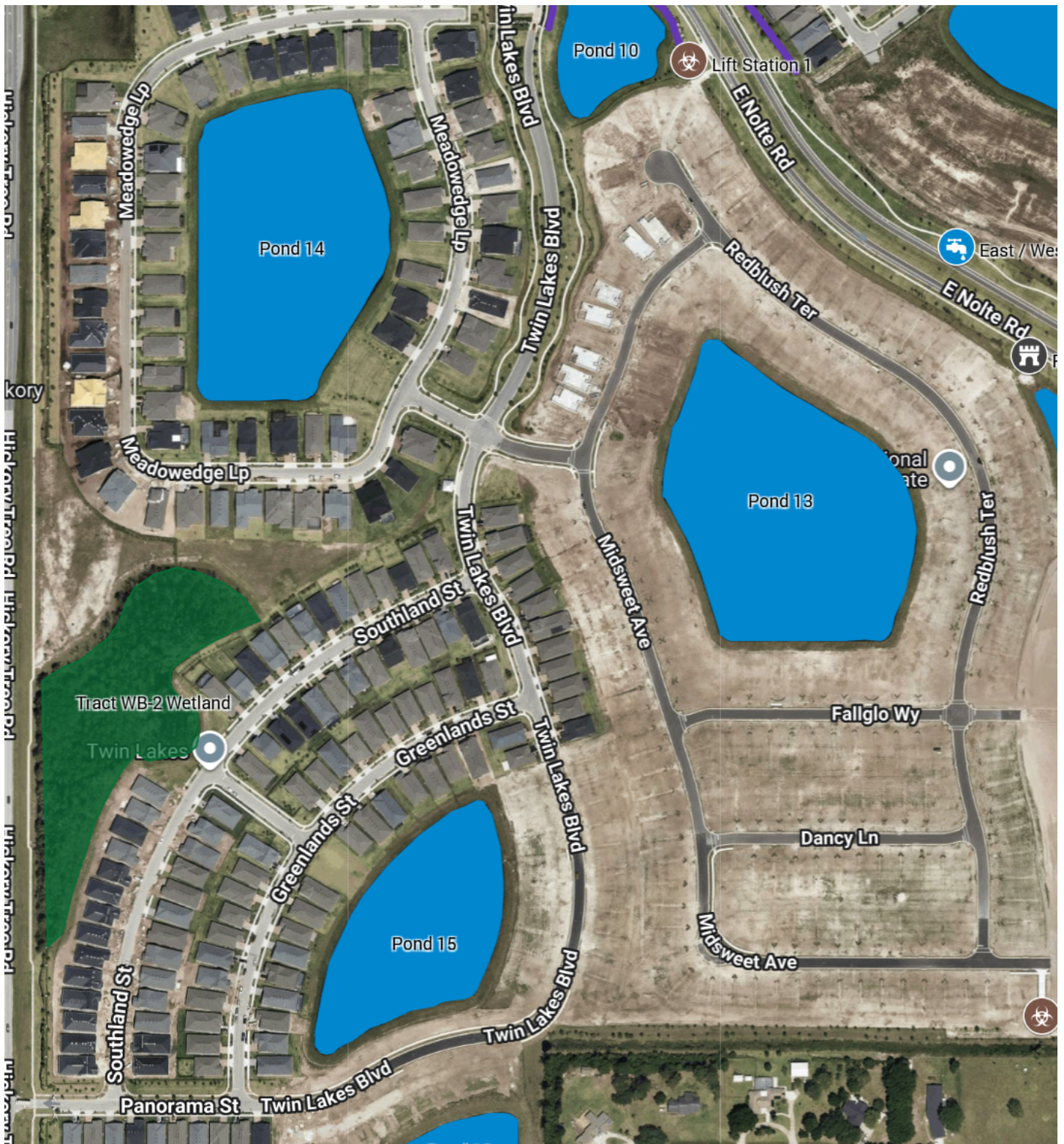
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1253 Jensen Drive, Suite 103
Virginia Beach, VA 23451***



SCHEDULE A – SCOPE OF SERVICES



Aquatic Vegetation Installation:

1. A one time planting of 2500 bare root pickerelweed and 2500 bare root Gulf Spike Rush will take place in sites 13,14,15. The plants will be planted along the shoreline in approximately 50' long sections. The plants will be distributed evenly amongst the 3 sites. The plants may take several months to establish themselves.
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4. Company is responsible for the health of the plants upon arrival to the site and will properly transplant the plants taking the health of the plant into consideration throughout the entire process.
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Warranty:

- All plants provided and installed under the terms of this Agreement are guaranteed to be of good quality and free of existing disease or defects at the time of installation. A Warranty is provided for survival of 80% of installed plants for a one-hundred-eighty (180) day period following installation or until such time as another company other than SOLitude Lake Management accepts the planted areas for maintenance, whichever is less. If survival is less than 80% at the end of the 180-day period or upon acceptance for maintenance, a one time replanting (to 80% survivorship) shall be performed by SOLitude at no cost to the CUSTOMER. This plant survivorship Warranty does not include the loss or damage of installed plant materials due to acts of God such as flood, fire, drought or other catastrophic events nor does the warranty cover loss or damage due to theft, vandalism, erosion, pestilence, predation by turtles, fish or other animals, or negligence by others. It is the responsibility of the CUSTOMER to maintain water depths at planned levels. Plant loss or damage from high or low levels is not covered by this Warranty.
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General Qualifications:

1. Company is a licensed pesticide applicator in the state in which service is to be provided.
2. Individual Applicators are Certified Pesticide Applicators in Aquatics, Public Health, Forestry, Right of Way, and Turf/Ornamental as required in the state in which service is to be provided.
3. Company is a SePRO Preferred Applicator and dedicated Steward of Water. Each individual applicator has been trained and educated in the water quality testing and analysis required for prescriptive site-specific water quality management and utilizes an integrated approach that encompasses all aspects of ecologically balanced management. Each applicator has received extensive training in the proper selection, use, and application of all aquatic herbicides, algaecides, adjuvants, and water quality enhancement products necessary to properly treat our Customers' lakes and ponds as part of an overall integrated pest management program.
4. Company guarantees that all products used for treatment are EPA registered and labeled as appropriate and safe for use in lakes, ponds, and other aquatic sites, and are being applied in a manner consistent with their labeling.
5. All pesticide applications made directly to the water or along the shoreline for the control of algae, aquatic weeds, or other aquatic pests as specified in this Agreement will meet or exceed all of the Company's legal regulatory requirements as set forth by the EPA and related state agencies for NPDES and FIFRA. Company will perform treatments that are consistent with NPDES compliance standards as applicable in and determined by the specific state in which treatments are made. All staff will be fully trained to perform all applications in compliance with all federal, state, and local law.
6. Company will furnish the personnel, vehicles, boats, equipment, materials, and other items required to provide the foregoing at its expense. The application method and equipment (boat, ATV, backpack, etc.) used is determined by our technician at the time of the treatment to ensure the most effective method is provided for optimal results.

SCHEDULE B – PRICING SCHEDULE

Total Price: **\$7,800.00** Price is valid for 60 days from the Effective Date

Due upon execution of this Agreement: 50% of the Total Price



Due upon completion of the services: remaining 50% of the Total Price

SECTION ii.



Steadfast Alliance
30435 Commerce Drive
Suite 102
San Antonio FL 33576 US

ESTIMATE

DATE	DUE	ESTIMATE #
11/17/2025	12/17/2025	

BILL TO

Governmental Management
Services
Jarett Wright
219 East Livingston Street
Orlando FL 32801 USA

SHIP TO

49231 Twin Lakes Boulevard
St. Cloud FL 34772 USA

DESCRIPTION	QTY	RATE	AMOUNT
Planting of 5000 mixed bare root Pickerelweed & Golden Coastal Spikerush Plants across ponds 13, 14, & 15.	1.00	6,750.00	6,750.00

I HEREBY CERTIFY that I am the Client/Owner of record of the property which is the subject of this proposal and hereby authorize the performance of the services as described herein and agree to pay the charges resulting thereby as identified above.

TOTAL	6,750.00
--------------	-----------------

I warrant and represent that I am authorized to enter into this Agreement as Client/Owner.

Accepted this _____ day of _____, 20____.

Signature: _____

Printed Name and Title: _____

Representing (Name of Firm): _____

SECTION C.

SECTION i.



Aquatic Weed Control, Inc.

Your **CLEAR** Choice in Waterway Management Since 1992

THIS AGREEMENT made the date set forth below, by and between **Aquatic Weed Control, Inc.** hereinafter called "**AWC**", and

Live Oak Lake CDD
Phone 407-750-3599

11/1/25-10/31/26

Hereinafter called "**CUSTOMER**". The parties hereto agree as follows:

AWC agrees to apply monthly treatments using the product (Skeeter) at the recommended rate of 1 quart per acre for midge control for 15 Ponds approximately 50 acres in Live Oak Lake CDD in accordance with the terms and conditions of this agreement.

Midge Control for 15 Ponds known as 2,3,4,5,6,9,10,13,14,15,16,17,19,20, and 22 (see map provided) for a total of approx. 50 acres associated with Live Oak Lake CDD

CUSTOMER agrees to pay **AWC** in the following amount and manner:

- | | |
|---|-----------------------|
| - Midge control | \$ 5,750.00 (Monthly) |
| - No Call Backs Included | |
| - A monthly report of all waterways treated | \$ Included |

Total monthly investment **\$ 5,750.00**

Scheduled treatments will be provided on a monthly basis (approximately once every 30 days)

Payments for this service will be made in equal and consecutive monthly installments, each due within 30 days of the invoice date. Unpaid invoices will accrue interest at 1.5% per month.

AWC maintains 2 million dollars general liability, 1 million dollars commercial auto, professional liability, pollution liability, herbicide/pesticide operations, workers compensation and 5 million dollars excess umbrella. Certificates will be provided upon request.

ACCEPTANCE OF AGREEMENT

Chad Inscho 11/14/25

Aquatic Weed Control, Inc.

Customer's Signature

Title

Print Signature

Date

Print Company Name

SECTION ii.



Steadfast Alliance
30435 Commerce Drive
Suite 102
San Antonio FL 33576 US

ESTIMATE

DATE	DUE	ESTIMATE #
11/14/2025	12/14/2025	

BILL TO

Live Oak Lake CDD
C.O. Governmental
Management Services
219 East Livingston Street
Orlando FL 32801 USA

SHIP TO

Live Oak Lake CDD
49231 Twin Lakes Boulevard
St. Cloud FL 34772 USA

DESCRIPTION	QTY	RATE	AMOUNT
Midge fly treatments on lakes 2, 3, 4, 5, 6, 9, 10, 13, 14, 15, 16, 17, 19, 20 at Live Oak Lake CDD.			
Technician will apply SKEETER to listed ponds per label rate. 25-30 efficacy.	1.00	4,580.00	4,580.00
Estimated 47 AC.			
Est. Timeframe: 1 day.			

I HEREBY CERTIFY that I am the Client/Owner of record of the property which is the subject of this proposal and hereby authorize the performance of the services as described herein and agree to pay the charges resulting thereby as identified above.

TOTAL **4,580.00**

I warrant and represent that I am authorized to enter into this Agreement as Client/Owner.

Accepted this _____ day of _____, 20____.

Signature: _____

Printed Name and Title: _____

Representing (Name of Firm): _____

SECTION d.

SERVICES AGREEMENT

PROPERTY NAME: Live Oak Lake CDD

CUSTOMER NAME: **Live Oak Lake CDD**

SERVICE DESCRIPTION: Kasco Aeration Installation at Lake #13

EFFECTIVE DATE: **September 12, 2025**

SUBMITTED TO: Jarrett Wright

SUBMITTED BY: Andres Lopez, Operations Manager; LisaMarie Strawser, Sales Support Administrator

THIS SERVICES AGREEMENT (the "Agreement") is effective as of the date indicated above (the "Effective Date"), by and between SOLitude Lake Management, LLC ("SOLitude" or "Company"), and the customer identified above (the "Customer"), in accordance with the terms and conditions set forth in this Agreement.

1. **SERVICES.** SOLitude will provide services (the "Services") at the Customer's property in accordance with the Scope of Services attached hereto as Schedule A.
2. **MODIFICATIONS.** Any deviation from the requirements and Services outlined in Schedule A involving extra cost of material and labor will result in extra charges. Such additional services will be provided by SOLitude only upon a Change Order mutually approved by the parties in writing (the "Change Order").
3. **PRICING.** The Customer agrees to pay for the Services, as well as any applicable sales or other taxes, in accordance with the Pricing Schedule attached hereto as Schedule B.
4. **PAYMENT.** SOLitude shall invoice Customer following completion of each required Service. Payment is due within thirty (30) days of the invoice date. Any disputes with an invoice or invoices must be brought to the attention of SOLitude by written notice within one hundred and twenty (120) days from the invoice date, otherwise Company will not be liable for any potential credits or adjustments. The parties agree to use good faith efforts to resolve any disputed invoice amounts within thirty (30) days after written notification of a dispute. Disputed amounts shall not affect payment of all undisputed amounts, and Customer agrees to pay all undisputed amounts owed on any disputed invoice within the applicable due dates. Invoices not paid on or before the invoice due date shall accrue interest charges at a rate of one percent (1%) per month, accruing as of the invoice date, until the time that such amounts are paid in full. Additionally, the Customer is liable for payment of all costs of collection of past due accounts, specifically including, but not limited to, court costs, expenses, and reasonable attorneys' fees. In addition to the compensation paid to SOLitude for performance of the Services, Customer shall reimburse SOLitude for all of the expenses paid or incurred by SOLitude in connection with the Services, including, but not limited to non-routine expenses, administrative fees, compliance fees, or any other similar expense that are incurred as a result of requirements placed on SOLitude by the Customer that are not covered specifically by the written specifications of this Agreement ("Reimbursable Expenses"). Should the work performed be subject to any local, state, or federal jurisdiction, agency, or other organization of authority for sales or other taxes or fees in addition to those expressly covered by this contract, the customer will be invoiced and responsible for paying said additional taxes in addition to the contract price and other fees.



5. TERM AND EXPIRATION. This Agreement shall commence on the Effective Date and shall expire upon completion of the Services required by Customer specified in Schedule A.
6. TERMINATION. In the event that this Agreement is terminated for any reason prior to SOLitude's completion of the Services, Customer agrees to reimburse SOLitude for any costs incurred, including, but not limited to, labor costs, materials and fees, that SOLitude may have incurred in preparation for the provision of its Services.
7. RESERVED.
8. INSURANCE. SOLitude will maintain general liability and property damage insurance as necessary given the scope and nature of the Services. A certificate of insurance will be issued to Customer, upon request.
9. INDEMNIFICATION: LIMITATION OF LIABILITY. THE CUSTOMER AGREES THAT THE WORK PROVIDED UNDER THIS AGREEMENT IS NOT TO BE CONSTRUED AS INSURANCE, OR AS A COVENANT, GUARANTEE, WARRANTY, OR PROMISE OF ANY KIND THAT THE CUSTOMER IS IN COMPLIANCE WITH ANY LEGAL GUIDELINES OR REQUIREMENTS. COMPANY DISCLAIMS ANY LIABILITY OR RESPONSIBILITY REGARDING THE PRACTICES AND OPERATIONS OF THE CUSTOMER, AND BEARS NO RESPONSIBILITY OR LIABILITY FOR WHETHER THE CUSTOMER CARRIES OUT THE RECOMMENDATIONS MADE BY COMPANY AND IN NO EVENT WILL COMPANY BE LIABLE FOR CONSEQUENTIAL, INDIRECT, OR ECONOMIC DAMAGES. THE CUSTOMER SHALL INDEMNIFY AND HOLD COMPANY HARMLESS FROM AND AGAINST ALL CLAIMS, DEMANDS, LIABILITIES, OBLIGATIONS, AND ATTORNEYS' FEES OR COSTS BROUGHT BY ANY THIRD PARTIES, ARISING OUT OF OR RELATED TO THIS AGREEMENT OR BY FAILURE OF THE CUSTOMER TO ACT IN ACCORDANCE WITH ANY LEGAL REQUIREMENTS IN CONNECTION WITH THE SERVICES DESCRIBED IN SCHEDULE A. COMPANY SHALL NOT BE LIABLE FOR ANY DELAY IN PERFORMING THE SERVICES, NOR LIABLE FOR ANY FAILURE TO PROVIDE THE SERVICES, DUE TO ANY CAUSE BEYOND ITS REASONABLE CONTROL. COMPANY WILL BE RESPONSIBLE FOR ONLY THOSE DAMAGES, CLAIMS, CAUSES OF ACTION, INJURIES, OR LEGAL COSTS CAUSED BY ITS OWN DIRECT NEGLIGENCE OR MISCONDUCT, BUT THEN ONLY TO AN AMOUNT NOT TO EXCEED THE ANNUAL FEES CHARGED UNDER THE AGREEMENT.
10. CONFIDENTIAL INFORMATION. "Confidential Information" means any information disclosed by one party ("Discloser") to the other party ("Recipient"), either directly or indirectly, in writing, orally, or by inspection of tangible objects, other than information that the Recipient can establish (i) was publicly known and made generally available in the public domain prior to the time of disclosure; (ii) becomes publicly known and made generally available after disclosure other than through Recipient's action or inaction; or (iii) is in Recipient's possession, without confidentiality restrictions, at the time of disclosure by Discloser as shown by Recipient's files and records immediately prior to the time of disclosure. Recipient shall not at any time (a) disclose, sell, license, transfer, or otherwise make available to any person or entity any Confidential Information, or (b) use, reproduce, or otherwise copy any Confidential Information, except as necessary in connection with the purpose for which such Confidential Information is disclosed to Recipient or as required by applicable law. Recipient agrees to take all reasonable measures to protect the secrecy of and avoid disclosure and unauthorized use of the Confidential Information. All Confidential Information shall at all times remain the property of Discloser, and all documents, electronic media, and other tangible items containing or relating to any Confidential Information shall be delivered to Discloser immediately upon the request of Discloser.

Notwithstanding the foregoing, if Recipient is required by law, regulation, subpoena, government order, regulatory agency order, judicial order, or other court order to disclose any Confidential Information, Recipient shall give the Disclosing Party timely and lawful written notice of such a requirement prior to such disclosure, and shall reasonably



and lawfully cooperate with the Disclosing Party to seek a protective order, confidential treatment, or other appropriate measures for such Confidential Information.

11. **FORCE MAJEURE.** The Company shall not be liable for any delay in performing the Services, nor liable for any failure to provide the Services, due to any cause beyond its reasonable control.

12. **RIGHT TO SUBCONTRACT.** The Company, in its sole discretion, may subcontract or delegate to an affiliate or third party any of its duties and obligations hereunder.

13. **FUEL/TRANSPORTATION SURCHARGE.** Like many other companies that are impacted by the price of gasoline, a rise in gasoline prices may necessitate a fuel surcharge. As such, the Company reserves the right to add a fuel surcharge to Customer's invoice for any increase in the cost of fuel as measured above the same time period in the prior year (by the National U.S. Average Motor Gasoline-Regular Fuel Price per Gallon Index reported by the U.S. Department of Energy). The surcharge may be adjusted monthly (up or down) with the price of gasoline.

14. **ANTI-CORRUPTION AND BRIBERY.** Each party represents that neither it nor anyone acting on its behalf has offered, given, requested or accepted any undue financial or other advantage of any kind in entering into this Agreement, and that it will comply with all applicable laws and regulations pertaining to corruption, competition and bribery in carrying out the terms and conditions of this Agreement.

15. **E-VERIFY.** SOLitude utilizes the federal E-Verify program in contracts with public employers as required by Florida State law, and acknowledges all the provisions of Florida Statute 448.095 are incorporated herein by reference and hereby certifies it will comply with the same.

16. **GOVERNING LAW.** Except for the Mandatory Arbitration Clause in Section 17 of this Agreement, which is governed by and construed in accordance with the Federal Arbitration Act, this Agreement shall be governed by, and construed in accordance with, the laws of the state in which the Services are performed.

17. **MANDATORY ARBITRATION.** Any claim, dispute or controversy, regarding any contract, tort, statute, or otherwise ("Claim"), arising out of or relating to this Agreement or the relationships among the parties hereto shall be resolved by one arbitrator through binding arbitration administered by the American Arbitration Association ("AAA"), under the AAA Commercial or Consumer, as applicable, Rules in effect at the time the Claim is filed ("AAA Rules"). Copies of the AAA Rules and forms can be located at www.adr.org, or by calling 1-800-778-7879. The arbitrator's decision shall be final, binding, and non-appealable. Judgment upon the award may be entered and enforced in any court having jurisdiction. This clause is made pursuant to a transaction involving interstate commerce and shall be governed by the Federal Arbitration Act. Neither party shall sue the other party other than as provided herein or for enforcement of this clause or of the arbitrator's award; any such suit may be brought only in Federal District Court for the District in which the services were performed or, if any such court lacks jurisdiction, in any state court that has jurisdiction. The arbitrator, and not any federal, state, or local court, shall have exclusive authority to resolve any dispute relating to the interpretation, applicability, unconscionability, arbitrability, enforceability or formation of this Agreement including any claim that all or any part of the Agreement is void or voidable. Venue for arbitration hereunder shall be within the state where the customer's property, that is the subject of the services provided, is located.



18. **ASSIGNMENT.** The Company may assign this Agreement to a related or affiliated entity upon written notice to the Customer.

19. **NOTICES.** All notices, requests, consents, claims, demands, waivers and other communications hereunder shall be in writing and shall be directed to the individuals and addresses listed in the signature block. Notices sent in accordance with this Section shall be deemed effectively given: (a) when received, if delivered by hand (with written confirmation of receipt); (b) when received, if sent by a nationally recognized overnight courier (receipt requested); or (c) on the third (3rd) business day after the date mailed, by certified or registered mail, return receipt requested, postage prepaid.

20. **DISCLAIMER.** SOLitude is not responsible for the failure of any treatment, equipment installation, or other work that may result from dam or other structural failures, severe weather and storms, flooding, or other acts of God that are outside of the control of SOLitude. Customer understands and acknowledges that there are irrigation restrictions associated with many of the products used to treat lakes and ponds. The Customer is responsible for notifying SOLitude in advance of the contract signing and the start of the Agreement if they utilize any of the water in their lakes or ponds for irrigation purposes. The Customer accepts full responsibility for any issues that may arise from the irrigation of turf, ornamentals, trees, crops, or any other plants as a result of treated water being used by the Customer for irrigation without the consent or knowledge of SOLitude. Although there is rarely direct fish toxicity with the products used for treatment when applied at the labeled rate, or the installation and normal operation of the equipment we install, there is a risk under certain circumstances of significant dissolved oxygen drops. This risk is most severe in times of extremely hot weather and warm water temperatures, as these are the conditions during which dissolved oxygen levels are naturally at their lowest levels. Oftentimes, lakes and ponds will experience natural fish kills under these conditions even if no work is performed. Every effort, to include the method and timing of application, the choice of products and equipment used, and the skill and training of the staff, is made to avoid such problems. However, the Customer understands and accepts that there is always a slight risk of the occurrence of adverse conditions outside the control of SOLitude that will result in the death of some fish and other aquatic life. The Customer also understands and accepts that similar risks would remain even if no work was performed. The Customer agrees to hold SOLitude harmless for any issues with fish or other aquatic life which occur as described above, or are otherwise outside the direct control of SOLitude, unless there is willful negligence on the part of SOLitude.

21. **BINDING.** This Agreement shall inure to the benefit of and be binding upon the legal representatives and successors of the parties.

22. **ENTIRE AGREEMENT.** This Agreement constitutes the entire agreement between the parties with respect to the subject matter and replaces any prior agreements or understandings, whether in writing or otherwise. This Agreement may not be modified or amended except by written agreement executed by both parties. In the event that any provision of this Agreement is determined to be void, invalid, or unenforceable, the validity and enforceability of the remaining provisions of this Agreement shall not be affected.

23. **SEVERABILITY.** If any part of this Agreement is held to be invalid or unenforceable for any reason, the remaining Terms and Conditions of this Agreement shall remain in full force and effect.

[SIGNATURES FOLLOW ON THE NEXT PAGE]



By signing below, the parties agree to be bound by the terms and conditions of this Agreement and any accompanying schedules as of the Effective Date.

ACCEPTED AND APPROVED:

SOLITUDE LAKE MANAGEMENT, LLC.

LIVE OAK LAKE CDD

Signature: _____

Signature: _____

Printed Name: _____

Printed Name: _____

Title: _____

Title: _____

Date: _____

Date: _____

Please Remit All Payments to:

***SOLitude Lake Management, LLC
1320 Brookwood Drive Suite H
Little Rock AR 72202***

Customer's Address for Notice Purposes:

Please Mail All Notices and Agreements to:

***SOLitude Lake Management, LLC
1253 Jensen Drive, Suite 103
Virginia Beach, VA 23451***



SCHEDULE A – SCOPE OF SERVICES

Aerator Installation:

1. Company will install the following submersed air diffused aeration system:
 - 1 Kasco RA5 Robust-Aire™ Diffused Aeration System (120V)**
 - Two (2) 1/2 HP Compressor**
 - Five (5) Dual-Loop Diffuser Assemblies** (self-weighted, stainless-steel base)
 - 1,800 ft. of 5/8" SureSink™** self-weighted tubing
 - Base Mounted Cabinet**
 - Medium Cabinet with Noise Reducing AireGuard Technology**
 - Cooling fan with guard
 - Air filter assembly
 - 40 PSI pressure relief valve
 - Brass outlet air elbow
 - 6 ft. power cord
 - All labor and parts necessary for proper installation
2. Air Diffusers will be evenly placed throughout the lake in the deepest areas possible to provide for uniform coverage and to maximize the benefits of aeration on the lake.

***For all single-phase units, customers** must provide suitable 120V or 208/240V power source with appropriate breaker or disconnect for electrical connection by the edge of the pond, next to the site where the compressor cabinet is to be placed. SŌlitude Lake Management® can arrange for any additional electrical work necessary to meet these electrical requirements for an additional fee. SŌlitude Lake Management® is not responsible for electrical permits or inspections that might be required if new electrical service is ordered. Permits and inspections are the sole responsibility of the customer and the customer's electrician who is responsible for providing the necessary electrical service as described above. The cost for installation is based on the assumption that power is available within 30 feet of the pond, and that no obstacles exist between the power source and the pond (i.e., concrete/asphalt walkways, retaining walls, utilities, landscaped areas, trees).

Manufacturer Warranty:

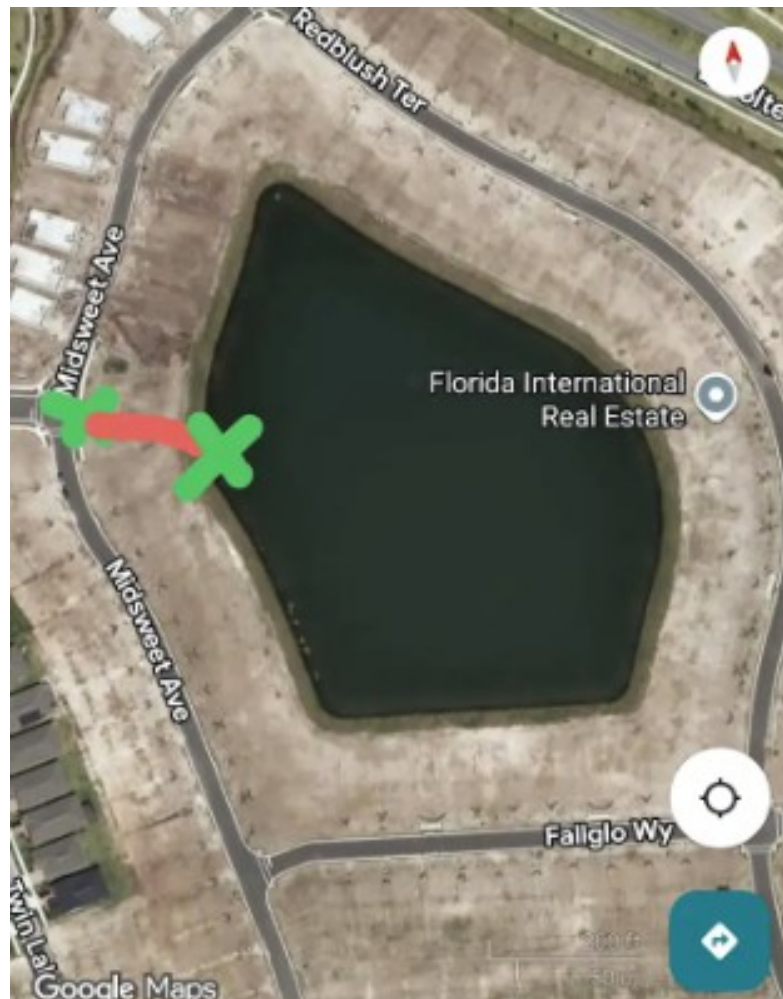
1. Manufacturer warrants Post Mount and Base Mount Cabinets for **lifetime** against any defects in materials and workmanship.
2. Manufacturer warrants Compressor Motor for **three (3) years** and Compress Piston Cups & Cylinders for **two (2) years** from the date of installation against any defects in materials and workmanship.
3. Manufacturer warrants Air Station Membrane Diffusers for **lifetime** against any defects in materials and workmanship.
4. Manufacturer warrants Tubing for **fifteen (15) years** from the date of installation against any defects in materials and workmanship.
5. The manufacturer's warranty will be voided if:
 - a. Any person not specifically authorized by the manufacturer performs any service, repair, or other work to the fountain/aeration system.



- b. The fountain/aeration system is used in any manner inconsistent with its intended use or in any manner that is not in accordance with the manufacturer's instructions.

SOLitude Lake Management Warranty:

1. Company warrants that all installation work will be done in a safe and professional manner.
2. Company warrants all labor for the fountain/aeration system for a period of **ninety (90) days** from the date of installation.
3. The Company warranty will be voided if:
 - a. Any person not specifically authorized by Company performs any service, repair, or other work to the fountain/aeration system.
 - b. The fountain/aeration is used in any manner inconsistent with its intended use or in any manner that is not in accordance with the manufacturer's instructions.
4. The customer will be responsible for shipping charges to return the items for evaluation and repair in the event the items are not covered by the warranty. The customer will be responsible for repair or replacement costs, along with the return shipping and labor associated with SOLitude Lake Management.





General Qualifications:

1. Company is a licensed pesticide applicator in the state in which service is to be provided.
2. Individual Applicators are Certified Pesticide Applicators in Aquatics, Public Health, Forestry, Right of Way, and Turf/Ornamental as required in the state in which service is to be provided.
3. Company is a SePRO Preferred Applicator and dedicated Steward of Water. Each individual applicator has been trained and educated in the water quality testing and analysis required for prescriptive site-specific water quality management and utilizes an integrated approach that encompasses all aspects of ecologically balanced management. Each applicator has received extensive training in the proper selection, use, and application of all aquatic herbicides, algaecides, adjuvants, and water quality enhancement products necessary to properly treat our Customers' lakes and ponds as part of an overall integrated pest management program.
4. Company guarantees that all products used for treatment are EPA registered and labeled as appropriate and safe for use in lakes, ponds, and other aquatic sites, and are being applied in a manner consistent with their labeling.
5. All pesticide applications made directly to the water or along the shoreline for the control of algae, aquatic weeds, or other aquatic pests as specified in this Agreement will meet or exceed all of the Company's legal regulatory requirements as set forth by the EPA and related state agencies for NPDES and FIFRA. Company will perform treatments that are consistent with NPDES compliance standards as applicable in and determined by the specific state in which treatments are made. All staff will be fully trained to perform all applications in compliance with all federal, state, and local law.
6. Company will furnish the personnel, vehicles, boats, equipment, materials, and other items required to provide the foregoing at its expense. The application method and equipment (boat, ATV, backpack, etc.) used is determined by our technician at the time of the treatment to ensure the most effective method is provided for optimal results.



SCHEDULE B – PRICING SCHEDULE

Total Price: **\$12,710.00** Price is valid for 60 days from the Effective Date

Due upon execution of this Agreement: 50% of the Total Price

Due upon completion of the services: remaining 50% of the Total Price

SECTION D

SECTION 1

Live Oak Lake
Community Development District

Unaudited Financial Reporting
October 31, 2025



Table of Contents

1	<u>Balance Sheet</u>
2-3	<u>General Fund</u>
4	<u>Impact Fee Fund</u>
5	<u>Debt Service Fund Series 2016</u>
6	<u>Debt Service Fund Series 2020</u>
7	<u>Capital Projects Fund Series 2016</u>
8	<u>Capital Projects Fund Series 2020</u>
9-10	<u>Month to Month</u>
11	<u>Long Term Debt Report</u>
12-17	<u>Check Run Summary</u>
18	<u>Assessment Receipt Schedule</u>

Live Oak Lake
Community Development District
Combined Balance Sheet
October 31, 2025

	<i>General Fund</i>	<i>Impact Fee Fund</i>	<i>Debt Service Fund</i>	<i>Capital Projects Fund</i>	<i>Totals Governmental Funds</i>
Assets:					
<u>Cash:</u>					
Operating Account	\$ 153,355	\$ 104,541	\$ -	\$ -	\$ 257,897
Due from Impact Fee Fund	\$ 42,802	\$ -	\$ -	\$ -	\$ 42,802
Due from General Fund	\$ -	\$ -	\$ 10,189	\$ -	\$ 10,189
Deposits	\$ 480	\$ -	\$ -	\$ -	\$ 480
<u>Investments:</u>					
Bank United	\$ 18,788	\$ -	\$ -	\$ -	\$ 18,788
<u>Series 2016</u>					
Reserve	\$ -	\$ -	\$ 476,288	\$ -	\$ 476,288
Revenue	\$ -	\$ -	\$ 565,549	\$ -	\$ 565,549
Prepayment	\$ -	\$ -	\$ 14,400	\$ -	\$ 14,400
Construction	\$ -	\$ -	\$ -	\$ 52	\$ 52
<u>Series 2020</u>					
Reserve	\$ -	\$ -	\$ 989,370	\$ -	\$ 989,370
Revenue	\$ -	\$ -	\$ 509,368	\$ -	\$ 509,368
Prepayment	\$ -	\$ -	\$ 183	\$ -	\$ 183
Construction	\$ -	\$ -	\$ -	\$ 89	\$ 89
Total Assets	\$ 215,425	\$ 104,541	\$ 2,565,346	\$ 141	\$ 2,885,453
Liabilities:					
Accounts Payable	\$ 23,338	\$ -	\$ -	\$ -	\$ 23,338
Due to Debt Service	\$ 10,189	\$ -	\$ -	\$ -	\$ 10,189
Due to General Fund	\$ -	\$ 42,802	\$ -	\$ -	\$ 42,802
Total Liabilities	\$ 33,527.15	\$ 42,802	\$ -	\$ -	\$ 76,329
Fund Balance:					
Nonspendable:					
Prepaid Items	\$ 480	\$ -	\$ -	\$ -	\$ 480
Restricted for:					
Impact Fee	\$ -	\$ 61,740	\$ -	\$ -	\$ 61,740
Debt Service - Series 2016	\$ -	\$ -	\$ 1,066,422	\$ -	\$ 1,066,422
Debt Service - Series 2020	\$ -	\$ -	\$ 1,498,924	\$ -	\$ 1,498,924
Capital Projects - Series 2020	\$ -	\$ -	\$ -	\$ 89	\$ 89
Unassigned	\$ 181,417	\$ -	\$ -	\$ -	\$ 181,417
Total Fund Balances	\$ 181,897	\$ 61,740	\$ 2,565,346	\$ 141	\$ 2,809,124
Total Liabilities & Fund Balance	\$ 215,425	\$ 104,541	\$ 2,565,346	\$ 141	\$ 2,885,453

Live Oak Lake
Community Development District
General Fund
Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending October 31, 2025

	Adopted	Prorated Budget	Actual	
	Budget	Thru 10/31/25	Thru 10/31/25	Variance

Revenues:

Assessments - Tax Collector (Net)	\$ 686,439	\$ -	\$ -	\$ -
Direct Assessment - Pulte	\$ 76,824	\$ 26,120	\$ 26,120	\$ -
Direct Assessment - NLV	\$ 202,223	\$ 68,756	\$ 68,756	\$ -
Interest Income	\$ -	\$ -	\$ -	\$ -
Total Revenues	\$ 965,487	\$ 94,876	\$ 94,876	\$ -

Expenditures:

General & Administrative:

Supervisor Fees	\$ 12,000	\$ 1,000	\$ -	\$ 1,000
FICA Expense	\$ 918	\$ 77	\$ -	\$ 77
Engineering	\$ 15,000	\$ 1,250	\$ -	\$ 1,250
Dissemination	\$ 5,250	\$ 438	\$ 551	\$ (113)
Assessment Roll	\$ 5,250	\$ 5,250	\$ 5,408	\$ (158)
Property Appraiser	\$ 600	\$ 50	\$ -	\$ 50
Arbitrage	\$ 1,150	\$ 96	\$ -	\$ 96
Attorney	\$ 30,000	\$ 2,500	\$ -	\$ 2,500
Annual Audit	\$ 5,100	\$ 5,100	\$ -	\$ 5,100
Trustee Fees	\$ 8,100	\$ 8,100	\$ 4,041	\$ 4,059
Management Fees	\$ 42,500	\$ 3,542	\$ 3,648	\$ (106)
Information Technology	\$ 1,890	\$ 158	\$ 162	\$ (5)
Postage	\$ 1,450	\$ 121	\$ 101	\$ 20
Copies	\$ 250	\$ 21	\$ 2	\$ 19
Rentals and Leases	\$ -	\$ -	\$ -	\$ -
Insurance	\$ 6,684	\$ 6,684	\$ 6,893	\$ (209)
Legal Advertising	\$ 2,500	\$ 208	\$ -	\$ 208
Other Current Charges	\$ 350	\$ 29	\$ -	\$ 29
Office Supplies	\$ 100	\$ 8	\$ 0	\$ 8
Dues, Licenses & Subscriptions	\$ 175	\$ 175	\$ 175	\$ -
Website Hosting/Compliance	\$ 1,260	\$ 105	\$ 105	\$ -
Total General & Administrative	\$ 140,527	\$ 34,910	\$ 21,086	\$ 13,825

Live Oak Lake
Community Development District
General Fund
Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending October 31, 2025

	Adopted Budget	Prorated Budget Thru 10/31/25	Actual Thru 10/31/25	Variance
<u>Operations & Maintenance</u>				
Field Expenditures				
Field Management	\$ 16,538	\$ 1,378	\$ 1,447	\$ (69)
Property Insurance	\$ 5,000	\$ 5,000	\$ 3,764	\$ 1,236
Aquatic Control	\$ 51,200	\$ 4,267	\$ 4,375	\$ (109)
Mitigation Maintenance	\$ 2,000	\$ 167	\$ -	\$ 167
Midge Management	\$ 20,000	\$ 1,667	\$ 3,529	\$ (1,863)
Contingency	\$ 9,384	\$ 782	\$ -	\$ 782
Landscape Maintenance	\$ 286,000	\$ 23,833	\$ 21,700	\$ 2,133
Landscaping Replacements	\$ 50,000	\$ 4,167	\$ -	\$ 4,167
Pond Fountain Maintenance	\$ 15,000	\$ 1,250	\$ -	\$ 1,250
Irrigation Consultant Services	\$ 6,000	\$ 500	\$ 500	\$ -
Irrigation Repairs	\$ 15,000	\$ 1,250	\$ 9,218	\$ (7,968)
General Repairs and Maintenance	\$ 15,000	\$ 1,250	\$ -	\$ 1,250
Electricity-Street Lights	\$ 43,694	\$ 3,641	\$ 3,873	\$ (232)
Electricity-Fountains	\$ 57,600	\$ 4,800	\$ 58	\$ 4,742
Water-Irrigation	\$ 67,144	\$ 5,595	\$ 9,012	\$ (3,417)
Capital Reserve	\$ 17,500	\$ 1,458	\$ -	\$ 1,458
Subtotal Field Expenditures	\$ 677,060	\$ 61,005	\$ 57,477	\$ 3,528
Total Operations & Maintenance	\$ 677,060	\$ 61,005	\$ 57,477	\$ 3,528
Total Expenditures	\$ 817,587	\$ 95,915	\$ 78,563	\$ 17,352
Excess (Deficiency) of Revenues over Expenditures	\$ 147,900		\$ 16,313	
Net Change in Fund Balance	\$ 147,900		\$ 16,313	
Fund Balance - Beginning	\$ 106,135		\$ 165,584	
Fund Balance - Ending	\$ 254,035		\$ 181,897	

Live Oak Lake
Community Development District
Impact Fee Fund
Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending October 31, 2025

	Adopted	Prorated Budget	Actual	
	Budget	Thru 10/31/25	Thru 10/31/25	Variance
Revenues:				
Impact Fees	\$ -	\$ -	\$ -	\$ -
Interest	\$ -	\$ -	\$ -	\$ -
Total Revenues	\$ -	\$ -	\$ -	\$ -
Expenditures:				
Stormwater	\$ -	\$ -	\$ -	\$ -
Total Expenditures	\$ -	\$ -	\$ -	\$ -
Excess (Deficiency) of Revenues over Expenditures	\$ -		\$ -	
Net Change in Fund Balance	\$ -		\$ -	
Fund Balance - Beginning	\$ -		\$ 61,740	
Fund Balance - Ending	\$ -		\$ 61,740	

Live Oak Lake
Community Development District
Debt Service Fund Series 2016
Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending October 31, 2025

	Adopted Budget	Prorated Budget Thru 10/31/25	Actual Thru 10/31/25	Variance
Revenues:				
Assessments - Tax Roll	\$ 954,030	\$ -	\$ -	\$ -
Interest	\$ 5,000	\$ 417	\$ -	\$ (417)
Total Revenues	\$ 959,030	\$ 417	\$ -	\$ (417)
Expenditures:				
Interest - 11/1	\$ 300,994	\$ -	\$ -	\$ -
Principal - 5/1	\$ 355,000	\$ -	\$ -	\$ -
Interest - 5/1	\$ 300,994	\$ -	\$ -	\$ -
Total Expenditures	\$ 956,988	\$ -	\$ -	\$ -
Excess (Deficiency) of Revenues over Expenditures	\$ 2,042		\$ -	
Net Change in Fund Balance	\$ 2,042		\$ -	
Fund Balance - Beginning	\$ 576,849		\$ 1,066,422	
Fund Balance - Ending	\$ 578,891		\$ 1,066,422	

Live Oak Lake
Community Development District
Debt Service Fund Series 2020
Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending October 31, 2025

	Adopted Budget	Prorated Budget Thru 10/31/25	Actual Thru 10/31/25	Variance
Revenues:				
Assessments - Tax Roll	\$ 143,562	\$ -	\$ -	\$ -
Assessments - Direct	\$ 846,376	\$ -	\$ -	\$ -
Interest	\$ 5,000	\$ 417	\$ -	\$ (417)
Total Revenues	\$ 994,938	\$ 417	\$ -	\$ (417)
Expenditures:				
Interest - 11/1	\$ 335,050	\$ -	\$ -	\$ -
Principal - 5/1	\$ 325,000	\$ -	\$ -	\$ -
Interest - 5/1	\$ 335,050	\$ -	\$ -	\$ -
Total Expenditures	\$ 995,100	\$ -	\$ -	\$ -
Excess (Deficiency) of Revenues over Expenditures	\$ (163)		\$ -	
Other Financing Sources/(Uses):				
Transfer In/(Out)	\$ -	\$ -	\$ 0	\$ 0
Total Other Financing Sources/(Uses)	\$ -	\$ -	\$ 0	\$ 0
Net Change in Fund Balance	\$ (163)		\$ 0	
Fund Balance - Beginning	\$ 505,154		\$ 1,498,924	
Fund Balance - Ending	\$ 504,991		\$ 1,498,924	

Live Oak Lake
Community Development District
Capital Projects Fund Series 2016
Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending October 31, 2025

	Adopted Budget	Prorated Budget Thru 10/31/25	Actual Thru 10/31/25	Variance
<u>Revenues</u>				
Interest	\$ -	\$ -	\$ -	\$ -
Total Revenues	\$ -	\$ -	\$ -	\$ -
<u>Expenditures:</u>				
Capital Outlay	\$ -	\$ -	\$ -	\$ -
Total Expenditures	\$ -	\$ -	\$ -	\$ -
Excess (Deficiency) of Revenues over Expenditures	\$ -		\$ -	
<u>Other Financing Sources/(Uses)</u>				
Transfer In/(Out)	\$ -	\$ -	\$ -	\$ -
Total Other Financing Sources (Uses)	\$ -	\$ -	\$ -	\$ -
Net Change in Fund Balance	\$ -		\$ -	
Fund Balance - Beginning	\$ -		\$ 52	
Fund Balance - Ending	\$ -		\$ 52	

Live Oak Lake
Community Development District
Capital Projects Fund Series 2020
Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending October 31, 2025

	Adopted Budget	Prorated Budget Thru 10/31/25	Actual Thru 10/31/25	Variance
Revenues				
Interest	\$ -	\$ -	\$ -	\$ -
Total Revenues	\$ -	\$ -	\$ -	\$ -
Expenditures:				
Capital Outlay	\$ -	\$ -	\$ -	\$ -
Total Expenditures	\$ -	\$ -	\$ -	\$ -
Excess (Deficiency) of Revenues over Expenditures	\$ -		\$ -	
Other Financing Sources/(Uses)				
Transfer In/(Out)	\$ -	\$ -	\$ (0)	\$ (0)
Total Other Financing Sources (Uses)	\$ -	\$ -	\$ (0)	\$ (0)
Net Change in Fund Balance	\$ -		\$ (0)	
Fund Balance - Beginning	\$ -		\$ 89	
Fund Balance - Ending	\$ -		\$ 89	

Live Oak Lake
Community Development District
Month to Month
FY 2026

	Oct-25	Nov-25	Dec-25	Jan-26	Feb-26	Mar-26	Apr-26	May-26	Jun-26	Jul-26	Aug-26	Sep-26	Total
Revenues:													
Assessments - Tax Collector (Net)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Direct Assessment - Pulte	\$ 26,120	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 26,120
Direct Assessment - NLV	\$ 68,756	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 68,756
Interest Income	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Total Revenues	\$ 94,876	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 94,876
Expenditures:													
<u>General & Administrative:</u>													
Supervisor Fees	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
FICA Expense	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Engineering	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Dissemination	\$ 551	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 551
Assessment Roll	\$ 5,408	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 5,408
Property Appraiser	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Arbitrage	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Attorney	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Annual Audit	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Trustee Fees	\$ 4,041	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 4,041
Management Fees	\$ 3,648	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 3,648
Information Technology	\$ 162	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 162
Postage	\$ 101	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 101
Copies	\$ 2	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2
Rentals and Leases	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Insurance	\$ 6,893	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 6,893
Legal Advertising	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Other Current Charges	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Office Supplies	\$ 0	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 0
Dues, Licenses & Subscriptions	\$ 175	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 175
Website Hosting/Compliance	\$ 105	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 105
Total Administrative	\$ 21,086	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 21,086

Live Oak Lake
Community Development District
Month to Month
FY 2026

	Oct-25	Nov-25	Dec-25	Jan-26	Feb-26	Mar-26	Apr-26	May-26	Jun-26	Jul-26	Aug-26	Sep-26	Total
<u>Operations & Maintenance</u>													
Field Expenditures													
Field Management	\$ 1,447	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	1,447
Property Insurance	\$ 3,764	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	3,764
Aquatic Control	\$ 4,375	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	4,375
Mitigation Maintenance	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Midge Management	\$ 3,529	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	3,529
Contingency	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Landscape Maintenance	\$ 21,700	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	21,700
Landscaping Replacements	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Pond Fountain Maintenance	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Irrigation Consultant Services	\$ 500	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	500
Irrigation Repairs	\$ 9,218	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	9,218
General Repairs and Maintenance	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Electricity-Street Lights	\$ 3,873	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	3,873
Electricity-Fountains	\$ 58	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	58
Water-Irrigation	\$ 9,012	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	9,012
Capital Reserve	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
													\$ -
Total Field	\$ 57,477	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	57,477
Total Expenditures	\$ 78,563	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	78,563
Excess (Deficiency) of Revenues over Expenditures	\$ 16,313	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	16,313

LIVE OAK LAKE
COMMUNITY DEVELOPMENT DISTRICT
Long Term Debt Report
FY 2026

Series 2016, Capital Improvement Revenue Bonds		
Interest Rate:	4.50%	
Maturity Date:	5/1/36	\$4,930,000.00
Interest Rate:	4.625%	
Maturity Date:	5/1/47	\$8,220,000.00
Excess Revenues:	Remain In Revenue Fund	
Reserve Fund Definition:	Maximum Annual Debt Assessments	
Reserve Fund Requirement:	\$955,025.00	
Reserve Fund Balance:	\$476,287.50	
Bonds outstanding - 9/30/2025		\$13,150,000.00
Less:	May 1, 2026 (Mandatory)	\$0.00
Current Bonds Outstanding		\$13,150,000.00
Series 2020, Capital Improvement Revenue Bonds		
Interest Rate:	3.800%	
Maturity Date:	5/1/30	\$1,745,000.00
Interest Rate:	4.400%	
Maturity Date:	5/1/40	\$4,810,000.00
Interest Rate:	4.600%	
Maturity Date:	5/1/51	\$8,525,000.00
Excess Revenues:	Remain In Revenue Fund	
Reserve Fund Definition:	Maximum Annual Debt Assessments	
Reserve Fund Requirement:	\$989,553.13	
Reserve Fund Balance:	\$989,370.00	
Bonds outstanding - 9/30/2025		\$15,080,000.00
Less:	May 1, 2026 (Mandatory)	\$0.00
Current Bonds Outstanding		\$15,080,000.00
Total Current Bonds Outstanding		\$28,230,000.00