



PASCO COUNTY UTILITIES  
CUSTOMER INFORMATION & SERVICES  
P.O. BOX 2139  
NEW PORT RICHEY, FL 34656-2139

LAND O' LAKES (813) 235-6012  
NEW PORT RICHEY (727) 847-8131  
DADE CITY (352) 521-4285

UtilCustServ@MyPasco.net  
Pay By Phone: 1-855-786-5344

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4144 0 1  
14-92800

TWO RIVERS NORTH CDD

Service Address: **35370 SUNFLOWER HILL DR - 1 INCH RECLAIM**

Bill Number: 22393924

Billing Date: 5/20/2025

Billing Period: 4/7/2025 to 5/6/2025

Account #	Customer #
1200790	01547338
Please use the 15-digit number below when making a payment through your bank	
120079001547338	

New Water, Sewer, Reclaim rates, fees, and charges took effect Oct. 1, 2024.  
Please visit [bit.ly/pcurates](http://bit.ly/pcurates) for details.

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	232149367	4/7/2025	394	5/6/2025	440	29	46

Usage History

Reclaimed

May 2025	46
April 2025	48
March 2025	52
February 2025	52
January 2025	46

Transactions

Previous Bill	38.88
Payment 05/05/25	-38.88 CR
<b>Balance Forward</b>	0.00
Current Transactions	
Reclaimed	
Reclaimed	46 Thousand Gals X \$0.81 37.26
<b>Total Current Transactions</b>	37.26
<b>TOTAL BALANCE DUE</b>	<b>\$37.26</b>

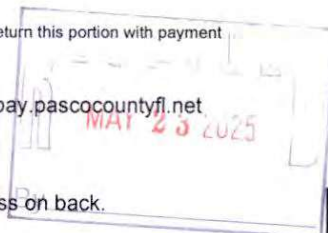
Annual Water Quality Report: The 2024 Consumer Confidence Report is available online at [bit.ly/PascoRegional2024](http://bit.ly/PascoRegional2024). To request a paper copy, please call (813) 929-2733.



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Account #	1200790
Customer #	01547338
Balance Forward	0.00
Current Transactions	37.26

<b>Total Balance Due</b>	<b>\$37.26</b>
<b>Due Date</b>	<b>6/6/2025</b>

10% late fee will be applied if paid after due date

The Total Due will be electronically transferred on 06/06/2025.

TWO RIVERS NORTH CDD  
2005 PAN AM CIRCLE 300  
TAMPA FL 33607

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015473385120079072239392400000037266



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4145 0 1  
14-92800

TWO RIVERS NORTH CDD

Service Address: **1990 LANIER ROAD AMENITY CENTER**

Bill Number: 22394170

Billing Date: 5/20/2025

Billing Period: 4/7/2025 to 5/6/2025

Account #	Customer #
1218160	01547338
Please use the 15-digit number below when making a payment through your bank	
121816001547338	

**New Water, Sewer, Reclaim rates, fees, and charges took effect Oct. 1, 2024.**  
Please visit [bit.ly/pcurates](http://bit.ly/pcurates) for details.

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Water	231335363	4/7/2025	1098	5/6/2025	1120	29	22
Irrig Potable	232051302	4/7/2025	226	5/6/2025	259	29	33

#### Usage History

	Water	
May 2025	22	33
April 2025	13	23
March 2025	11	17
February 2025	6	10
January 2025	4	13
December 2024	1	4

#### Transactions

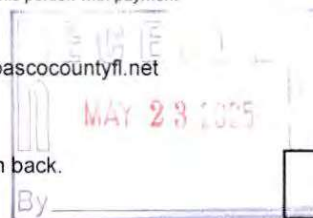
Previous Bill	435.14
Payment 05/05/25	-435.14 CR
<b>Balance Forward</b>	<b>0.00</b>
Current Transactions	
Water	
Water Base Charge	61.68
Water Tier 1	22.0 Thousand Gals X \$2.10 46.20
Sewer	
Sewer Base Charge	157.56
Sewer Charges	22.0 Thousand Gals X \$6.94 152.68
Irrigation	
Water Base Charge	21.56
Water Tier 1	25.0 Thousand Gals X \$3.34 83.50
Water Tier 2	8.0 Thousand Gals X \$6.69 53.52
<b>Total Current Transactions</b>	<b>576.70</b>
<b>TOTAL BALANCE DUE</b>	<b>\$576.70</b>

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Account # 1218160  
Customer # 01547338  
Balance Forward 0.00  
Current Transactions 576.70

**Total Balance Due \$576.70**  
**Due Date 6/6/2025**

10% late fee will be applied if paid after due date

**The Total Due will be electronically transferred on 06/06/2025.**

TWO RIVERS NORTH CDD  
2005 PAN AM CIRCLE 300  
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015473385121816012239417020000576705





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4143 0 1  
14-92800

**TWO RIVERS NORTH CDD**

Service Address: **2929 ANATA DR - 1 INCH RECLAIM**

Bill Number: 22393921

Billing Date: 5/20/2025

Billing Period: 4/7/2025 to 5/6/2025

**New Water, Sewer, Reclaim rates, fees, and charges took effect Oct. 1, 2024.**  
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Account #	Customer #
1200775	01547338
Please use the 15-digit number below when making a payment through your bank	
120077501547338	

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	232149365	4/7/2025	270	5/6/2025	275	29	5

**Usage History**

**Reclaimed**

May 2025	5
April 2025	2
March 2025	1
February 2025	1
January 2025	49
December 2024	4

**Transactions**

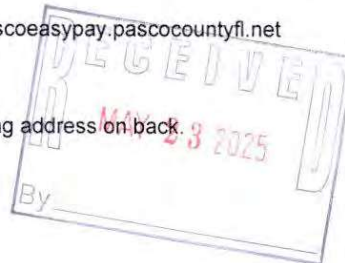
Previous Bill	1.62
Payment 05/05/25	-1.62 CR
<b>Balance Forward</b>	<b>0.00</b>
Current Transactions	
Reclaimed	
Reclaimed	5 Thousand Gals X \$0.81
	4.05
<b>Total Current Transactions</b>	<b>4.05</b>
<b>TOTAL BALANCE DUE</b>	<b>\$4.05</b>

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Account # 1200775  
Customer # 01547338

Balance Forward 0.00  
Current Transactions 4.05

**Total Balance Due \$4.05**  
**Due Date 6/6/2025**

10% late fee will be applied if paid after due date

**The Total Due will be electronically transferred on 06/06/2025.**



TWO RIVERS NORTH CDD  
2005 PAN AM CIRCLE 300  
TAMPA FL 33607

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015473385120077542239392190000004057



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2936 0 1

14-92800

TWO RIVERS NORTH CDD

Service Address: **35820 SUNFLOWER HILL DR RECLAIM #1**

Bill Number: 22393920

Billing Date: 5/20/2025

Billing Period: 4/7/2025 to 5/6/2025

Account #	Customer #
1200705	01541320
Please use the 15-digit number below when making a payment through your bank	
120070501541320	

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Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	230797246	4/7/2025	526	5/6/2025	554	29	28

#### Usage History

##### Reclaimed

May 2025	28
April 2025	8
March 2025	18
February 2025	14
January 2025	33
December 2024	174
November 2024	43
October 2024	51
September 2024	154
August 2024	31

#### Transactions

Previous Bill	6.48
Payment 05/05/25	-6.48 CR
<b>Balance Forward</b>	<b>0.00</b>
Current Transactions	
Reclaimed	
Reclaimed	28 Thousand Gals X \$0.81 22.68
<b>Total Current Transactions</b>	<b>22.68</b>
<b>TOTAL BALANCE DUE</b>	<b>\$22.68</b>

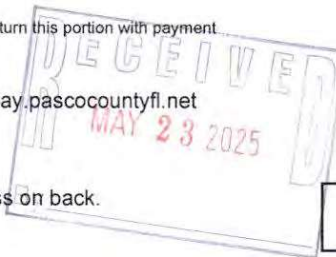
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Account # 1200705  
Customer # 01541320  
Balance Forward 0.00  
Current Transactions 22.68

**Total Balance Due \$22.68**  
**Due Date 6/6/2025**

10% late fee will be applied if paid after due date

The Total Due will be electronically transferred on 06/06/2025.

TWO RIVERS NORTH CDD  
2005 PAN AM CIRCLE 300  
TAMPA FL 33541

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015413204120070512239392020000022688





13745 N. Nebraska Ave  
Tampa, FL 33613  
813.909.7775  
AR165@Safetouch.com

# Invoice

Bill To
Two Rivers North 2005 Pam Am Circle Ste Tampa, FL 33607

Ship To
Two Rivers North 2689 Widewater Way Zephyrhills, FL 33541

Date	Invoice #	P.O. No.	Terms	Due Date
5/22/2025	16879052025			5/22/2025

QTY	Description		
1	<p>Service Labor - 1 hour minimum ("Job#: 14315</p> <p>Date Submitted: 05/16/25</p> <p>Community Name: Two Rivers North CDD</p> <p>Location: N/A</p> <p>Requested By: Jayna Cooper</p> <p>Requested Via: Email submitted by David Remo</p> <p>Email(s): davidr@ovidaconstruction.com, gary.schwartz@inframark.com, jayna.cooper@inframark.com, jesenia.perez@inframark.com</p> <p>Phone Number: N/A</p> <p>Repair Authorization: N/A</p> <p>Issue Reported: Electrified strike is flopping in the wind on one of the restroom doors and looks like the frame was way over cut for that strike. Can you guys please send someone out to fix this?</p> <p>Work Completed: Door frame repaired, the strike receded into the door frame.")</p>		
<div>Securiteam is now part of Safetouch Security!</div>		Subtotal	\$175.00
		Sales Tax (0.0%)	\$0.00
		Total	\$175.00
		Payments/Credits	\$0.00
		Balance Due	\$175.00

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Account Number **2277327** Cycle **07**  
Meter Number **80306978**  
Customer Number **20158489**  
Customer Name **TWO RIVERS NORTH CDD**

Bill Date **05/12/2025**  
Amount Due **56.31**  
Current Charges Due **06/03/2025**

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One Pasco Center

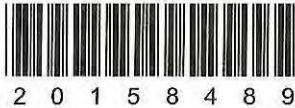
See Reverse Side For More Information

Service Address **2455 CHILDERS WAY**  
Service Description **ENTRY SIGN**  
Service Classification **General Service Non-Demand**

**Comparative Usage Information**

Period	Days	Average kWh Per Day
May 2025	30	5
Apr 2025	31	6
May 2024	32	2

**BILLS ARE DUE  
WHEN RENDERED**  
A 1.5 percent, but not  
less than \$5, late charge  
will apply to unpaid  
balances as of 5:00 p.m.  
on the due date shown  
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**ELECTRIC SERVICE**

From Date	Reading	To Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
04/07	676	05/07	826				150

Previous Balance **9.22**  
Payment **9.22CR**  
Balance Forward **0.00**

Customer Charge **39.16**  
Energy Charge 150 KWH @ 0.06090 **9.14**  
Fuel Adjustment 150 KWH @ 0.04400 **6.60**  
FL Gross Receipts Tax **1.41**

Total Current Charges **56.31**  
Total Due **E.F.T. 56.31**

**DO NOT PAY**

Total amount will be electronically transferred on or after 05/23/2025.

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**Bill Date: 05/12/2025**

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District: OP07



6 - 7

**2277327**  
TWO RIVERS NORTH CDD  
2005 PAN AM CIR STE 300  
TAMPA FL 33607-6008

**OP07**



Electronic Funds Transfer on or after **05/23/2025**  
**TOTAL CHARGES DUE 56.31**  
**DO NOT PAY**

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Account Number **2277332** Cycle **07**  
Meter Number **360146144**  
Customer Number **20158489**  
Customer Name **TWO RIVERS NORTH CDD**

Bill Date **05/12/2025**  
Amount Due **47.16**  
Current Charges Due **06/03/2025**

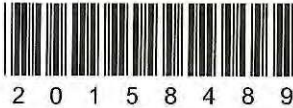
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One Pasco Center

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Service Address **2499 WIDEWATER WAY**  
Service Description **PANEL S1**  
Service Classification **General Service Non-Demand**

Comparative Usage Information		
Average kWh		
Period	Days	Per Day
May 2025	30	2
Apr 2025	31	2
Jun 2024	0	0

BILLS ARE DUE  
WHEN RENDERED  
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less than \$5, late charge  
will apply to unpaid  
balances as of 5:00 p.m.  
on the due date shown  
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ELECTRIC SERVICE						
From	To					
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand
04/07	774	05/07	839			

Previous Balance **13.19**  
Payment **13.19CR**  
Balance Forward **0.00**

Customer Charge **39.16**  
Energy Charge 65 KWH @ 0.06090 **3.96**  
Fuel Adjustment 65 KWH @ 0.04400 **2.86**  
FL Gross Receipts Tax **1.18**

Total Current Charges **47.16**  
Total Due **47.16** E.F.T.

DO NOT PAY

Total amount will be electronically transferred on or after 05/23/2025.

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**2277332** OP07  
TWO RIVERS NORTH CDD  
2005 PAN AM CIR STE 300  
TAMPA FL 33607-6008

Electronic Funds Transfer on or after **05/23/2025**  
**TOTAL CHARGES DUE 47.16**  
**DO NOT PAY**

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Account Number **2277333** Cycle **07**  
Meter Number **70508236**  
Customer Number **20158489**  
Customer Name **TWO RIVERS NORTH CDD**

Bill Date **05/12/2025**  
Amount Due **40.70**  
Current Charges Due **06/03/2025**

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Service Address **2556 BIRNEY RUN**  
Service Description **PANEL IR1**  
Service Classification **General Service Non-Demand**

**Comparative Usage Information**  
Average kWh

Period	Days	Per Day
May 2025	30	0
Apr 2025	31	0
May 2024	32	0

**BILLS ARE DUE  
WHEN RENDERED**  
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less than \$5, late charge  
will apply to unpaid  
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**ELECTRIC SERVICE**

From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
04/07	65	05/07	70				5

Previous Balance **1.86**  
Payment **1.86CR**  
Balance Forward **0.00**

Customer Charge **39.16**  
Energy Charge 5 KWH @ 0.06090 **0.30**  
Fuel Adjustment 5 KWH @ 0.04400 **0.22**  
FL Gross Receipts Tax **1.02**

Total Current Charges **40.70**  
Total Due **40.70** E.F.T.

**DO NOT PAY**

Total amount will be electronically transferred on or after 05/23/2025.

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**2277333**  
TWO RIVERS NORTH CDD  
2005 PAN AM CIR STE 300  
TAMPA FL 33607-6008

**OP07**

Electronic Funds Transfer on or after **05/23/2025**  
**TOTAL CHARGES DUE 40.70**  
**DO NOT PAY**

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Account Number **2277341** Cycle **07**  
Meter Number **356593693**  
Customer Number **20158489**  
Customer Name **TWO RIVERS NORTH CDD**

Bill Date **05/12/2025**  
Agenda Page 99  
Amount Due **33.04**  
Current Charges Due **06/03/2025**

District Office Serving You  
One Pasco Center

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Service Address **2574 WIDEWATER WAY**  
Service Description **PANEL IR2**  
Service Classification **General Service Non-Demand**

**Comparative Usage Information**

Period	Days	Average kWh Per Day
May 2025	30	0
Apr 2025	31	0
May 2024	32	0

**BILLS ARE DUE  
WHEN RENDERED**  
A 1.5 percent, but not  
less than \$5, late charge  
will apply to unpaid  
balances as of 5:00 p.m.  
on the due date shown  
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**ELECTRIC SERVICE**

From Date	Reading	To Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
04/07	100	05/07	107				7

Previous Balance **7.88C**  
Payment **0.00**  
Balance Forward **7.88C**

Customer Charge **39.16**  
Energy Charge 7 KWH @ 0.06090 **0.43**  
Fuel Adjustment 7 KWH @ 0.04400 **0.31**  
FL Gross Receipts Tax **1.02**

Total Current Charges **40.92**  
Total Due **E.F.T. 33.04**

**DO NOT PAY**

Total amount will be electronically transferred on or after 05/23/2025.

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**2277341**  
TWO RIVERS NORTH CDD  
2005 PAN AM CIR STE 300  
TAMPA FL 33607-6008

**OP07**

Electronic Funds Transfer on or after **05/23/2025**  
**TOTAL CHARGES DUE 33.04**  
**DO NOT PAY**

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Service Address PUBLIC LIGHTING  
Service Description PUBLIC LIGHTING  
Service Classification Public Lighting

Comparative Usage Information

Average kWh  
Period Days Per Day

BILLS ARE DUE  
WHEN RENDERED  
A 1.5 percent, but not  
less than \$5, late charge  
will apply to unpaid  
balances as of 5:00 p.m.  
on the due date shown  
on this bill.



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855-938-3431. This number is WREC's  
Secure Pay-By-Phone system.

Account Number **2288834** Cycle **07**  
Meter Number  
Customer Number 20158489  
Customer Name TWO RIVERS NORTH CDD

Bill Date **05/12/2025**  
Amount Due **4,450.69**  
Current Charges Due **06/03/2025**

District Office Serving You  
One Pasco Center

See Reverse Side For More Information

**ELECTRIC SERVICE**

From		To		Multiplier	Dem. Reading	KW Demand	KWh Used
Date	Reading	Date	Reading				

Previous Balance 1,242.97  
Payment 1,242.97CR  
Balance Forward 0.00

Light Energy Charge 35.84  
Light Support Charge 78.08  
Light Maintenance Charge 1,187.84  
Light Fixture Charge 1,465.60  
Light Fuel Adj 3,200 KWH @ 0.04400 140.80  
Poles (QTY 128) 1,536.00  
FL Gross Receipts Tax 6.53

Total Current Charges 4,450.69  
Total Due E.F.T. 4,450.69

Lights/Poles Type/Qty Type/Qty  
212 128 964 128

DO NOT PAY

Total amount will be electronically transferred on or after 05/23/2025.

**WITHLACOOCHEE RIVER ELECTRIC  
COOPERATIVE, INC.**

Your Touchstone Energy® Cooperative  
P.O. Box 278 • Dade City, Florida 33526-0278

Please Detach and Return This Portion With  
Your Payment To Ensure Accurate Posting.

See Reverse Side For Mailing Instructions

Bill Date: 05/12/2025

Use above space for address change ONLY.

District: OP07



2288834  
TWO RIVERS NORTH CDD  
2005 PAN AM CIR STE 300  
TAMPA FL 33607-6008

OP07

Electronic Funds Transfer on or after 05/23/2025  
TOTAL CHARGES DUE 4,450.69  
DO NOT PAY

000228883400044506900044506907



**WITHLACOOCHEE RIVER ELECTRIC  
COOPERATIVE, INC.**

Your Touchstone Energy® Cooperative  
P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **2288838** Cycle **07**  
Meter Number  
Customer Number 20158489  
Customer Name **TWO RIVERS NORTH CDD**

Bill Date **05/12/2025**  
Agenda Page 101  
Amount Due **4,044.21**  
Current Charges Due **06/03/2025**

District Office Serving You  
One Pasco Center

Service Address PUBLIC LIGHTING  
Service Description PUBLIC LIGHTING  
Service Classification Public Lighting

See Reverse Side For More Information

**ELECTRIC SERVICE**

Date	From Reading	To Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
------	--------------	------------	------------	--------------	-----------	----------

**Comparative Usage Information**

Average kWh  
Period Days Per Day

**BILLS ARE DUE  
WHEN RENDERED**  
A 1.5 percent, but not less than \$5, late charge will apply to unpaid balances as of 5:00 p.m. on the due date shown on this bill.



Previous Balance 500.80  
Payment 500.80CR  
Balance Forward 0.00

Light Energy Charge 32.76  
Light Support Charge 71.37  
Light Maintenance Charge 1,085.76  
Light Fixture Charge 1,339.65  
Light Fuel Adj 2,925 KWH @ 0.04400 128.70  
Poles (QTY 115) 1,380.00  
FL Gross Receipts Tax 5.97

Total Current Charges 4,044.21  
Total Due E.F.T. 4,044.21

Lights/Poles Type/Qty Type/Qty  
212 117 964 115

**DO NOT PAY**

Total amount will be electronically transferred on or after 05/23/2025.

**WITHLACOOCHEE RIVER ELECTRIC  
COOPERATIVE, INC.**

Your Touchstone Energy® Cooperative  
P.O. Box 278 • Dade City, Florida 33526-0278

Please **Detach and Return** This Portion With  
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See Reverse Side For Mailing Instructions

**Bill Date: 05/12/2025**

Use above space for address change ONLY.

District: OP07



2288838  
TWO RIVERS NORTH CDD  
2005 PAN AM CIR STE 300  
TAMPA FL 33607-6008

OP07

Electronic Funds Transfer on or after **05/23/2025**  
**TOTAL CHARGES DUE 4,044.21**  
**DO NOT PAY**

000228883800040442100040442104

**WITHLACOOCHEE RIVER ELECTRIC  
COOPERATIVE, INC.**

Your Touchstone Energy® Cooperative  
P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **2296250** Cycle **07**  
Meter Number **84259388**  
Customer Number **20158489**  
Customer Name **TWO RIVERS NORTH CDD**

Bill Date **05/12/2025**  
Amount Due **494.83**  
Current Charges Due **06/03/2025**

District Office Serving You  
One Pasco Center

See Reverse Side For More Information

Service Address 1990 LANIER RD  
Service Description AMENITY CENTER  
Service Classification General Service Non-Demand

Comparative Usage Information

Period	Days	Average kWh Per Day
May 2025	30	141
Apr 2025	31	127
Jun 2024	21	51

BILLS ARE DUE  
WHEN RENDERED  
A 1.5 percent, but not  
less than \$5, late charge  
will apply to unpaid  
balances as of 5:00 p.m.  
on the due date shown  
on this bill.



2 0 1 5 8 4 8 9

You have 24-hour access to manage your account on-line through Smarthub at [www.wrec.net](http://www.wrec.net). If you would like to make a payment using your credit card, please call 855-938-3431. This number is WREC's Secure Pay-By-Phone system.

**ELECTRIC SERVICE**

From Date	Reading	To Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
04/07	42085	05/07	46311				4226

Previous Balance 97.21  
Payment 97.21CR  
Balance Forward 0.00

Customer Charge 39.16  
Energy Charge 4,226 KWH @ 0.06090 257.36  
Fuel Adjustment 4,226 KWH @ 0.04400 185.94  
FL Gross Receipts Tax 12.37

Total Current Charges 494.83  
Total Due E.F.T. 494.83

DO NOT PAY

Total amount will be electronically transferred on or after 05/23/2025.

**WITHLACOOCHEE RIVER ELECTRIC  
COOPERATIVE, INC.**

Your Touchstone Energy® Cooperative  
P.O. Box 278 • Dade City, Florida 33526-0278

Please Detach and Return This Portion With  
Your Payment To Ensure Accurate Posting.

See Reverse Side For Mailing Instructions

Bill Date: 05/12/2025

Use above space for address change ONLY.

District: OP07



2296250  
TWO RIVERS NORTH CDD  
2005 PAN AM CIR STE 300  
TAMPA FL 33607-6008

OP07

Electronic Funds Transfer on or after 05/23/2025  
TOTAL CHARGES DUE 494.83  
DO NOT PAY

000229625000004948300004948300



**WITHLACOOCHEE RIVER ELECTRIC  
COOPERATIVE, INC.**

Your Touchstone Energy® Cooperative  
P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **2332688** Cycle **07**  
Meter Number **335492559**  
Customer Number **20158489**  
Customer Name **TWO RIVERS NORTH CDD**

Bill Date **05/12/2025**  
Amount Due **40.59**  
Current Charges Due **06/03/2025**

District Office Serving You  
One Pasco Center

See Reverse Side For More Information

Service Address **35370 SUNFLOWER HILL DR**  
Service Description **IRRIGATION CONTROL**  
Service Classification **General Service Non-Demand**

**Comparative Usage Information**

Period	Days	Average kWh Per Day
May 2025	30	0
Apr 2025	31	0
Dec 2024	0	0

BILLS ARE DUE  
WHEN RENDERED  
A 1.5 percent, but not  
less than \$5, late charge  
will apply to unpaid  
balances as of 5:00 p.m.  
on the due date shown  
on this bill.



2 0 1 5 8 4 8 9

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ELECTRIC SERVICE						
Date	From	Reading	Date	To	Reading	
04/07		18	05/07		22	

Previous Balance **30.86**  
Payment **30.86CR**  
Balance Forward **0.00**

Customer Charge **39.16**  
Energy Charge 4 KWH @ 0.06090 **0.24**  
Fuel Adjustment 4 KWH @ 0.04400 **0.18**  
FL Gross Receipts Tax **1.01**

Total Current Charges **40.59**  
Total Due **40.59** E.F.T.

DO NOT PAY

Total amount will be electronically transferred on or after 05/23/2025.

**WITHLACOOCHEE RIVER ELECTRIC  
COOPERATIVE, INC.**

Your Touchstone Energy® Cooperative  
P.O. Box 278 • Dade City, Florida 33526-0278

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See Reverse Side For Mailing Instructions

Bill Date: **05/12/2025**

Use above space for address change ONLY.

District: OP07



2332688  
TWO RIVERS NORTH CDD  
2005 PAN AM CIR STE 300  
TAMPA FL 33607-6008

OP07

Electronic Funds Transfer on or after **05/23/2025**  
**TOTAL CHARGES DUE 40.59**  
**DO NOT PAY**

000233268800000405900000405905

**WITHLACOOCHEE RIVER ELECTRIC  
COOPERATIVE, INC.**

Your Touchstone Energy® Cooperative  
P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **2332690** Cycle **07**  
Meter Number **13066185**  
Customer Number **20158489**  
Customer Name **TWO RIVERS NORTH CDD**

Bill Date **05/12/2025**  
Amount Due **40.9**  
Current Charges Due **06/03/2025**

District Office Serving You  
One Pasco Center

Service Address **35570 LOCKMAN WAY**  
Service Description **IRRIGATION CONTROL**  
Service Classification **General Service Non-Demand**

See Reverse Side For More Information

ELECTRIC SERVICE							
From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
04/07	29228	05/07	29235				7

Comparative Usage Information  
Average kWh

Period	Days	Per Day
May 2025	30	0
Apr 2025	31	0
Dec 2024	0	0

BILLS ARE DUE  
WHEN RENDERED  
A 1.5 percent, but not  
less than \$5, late charge  
will apply to unpaid  
balances as of 5:00 p.m.  
on the due date shown  
on this bill.



2 0 1 5 8 4 8 9

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account on-line through Smarthub at  
[www.wrec.net](http://www.wrec.net). If you would like to make a  
payment using your credit card, please call  
855-938-3431. This number is WREC's  
Secure Pay-By-Phone system.

Previous Balance **31.05**  
Payment **31.05CR**  
Balance Forward **0.00**

Customer Charge **39.16**  
Energy Charge 7 KWH @ 0.06090 **0.43**  
Fuel Adjustment 7 KWH @ 0.04400 **0.31**  
FL Gross Receipts Tax **1.02**

Total Current Charges **40.92**  
Total Due **40.92** E.F.T.

DO NOT PAY

Total amount will be electronically transferred on or after 05/23/2025.

**WITHLACOOCHEE RIVER ELECTRIC  
COOPERATIVE, INC.**

Your Touchstone Energy® Cooperative  
P.O. Box 278 • Dade City, Florida 33526-0278

Please Detach and Return This Portion With  
Your Payment To Ensure Accurate Posting.

See Reverse Side For Mailing Instructions

Bill Date: **05/12/2025**

Use above space for address change ONLY.

District: OP07



2332690  
TWO RIVERS NORTH CDD  
2005 PAN AM CIR STE 300  
TAMPA FL 33607-6008

OP07

Electronic Funds Transfer on or after **05/23/2025**  
**TOTAL CHARGES DUE 40.92**  
**DO NOT PAY**

000233269000000409200000409205



**WITHLACOOCHEE RIVER ELECTRIC  
COOPERATIVE, INC.**

Your Touchstone Energy® Cooperative  
P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **2332691** Cycle **07**  
Meter Number **73301473**  
Customer Number **20158489**  
Customer Name **TWO RIVERS NORTH CDD**

Bill Date **05/12/2025**  
Amount Due **547.88**  
Current Charges Due **06/03/2025**

District Office Serving You  
One Pasco Center

Service Address **2689 WIDEWATER WAY**  
Service Description **AMENITY CENTER**  
Service Classification **General Service Non-Demand**

See Reverse Side For More Information

ELECTRIC SERVICE							
From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
04/07	42020	05/07	46739				4719

Previous Balance **353.50**  
Payment **353.50CR**  
Balance Forward **0.00**

Customer Charge **39.16**  
Energy Charge 4,719 KWH @ 0.06090 **287.39**  
Fuel Adjustment 4,719 KWH @ 0.04400 **207.64**  
FL Gross Receipts Tax **13.69**

Total Current Charges **547.88**  
Total Due **547.88** E.F.T.

Comparative Usage Information  
Average kWh

Period	Days	Per Day
May 2025	30	157
Apr 2025	31	152
Dec 2024	0	0

BILLS ARE DUE  
WHEN RENDERED  
A 1.5 percent, but not  
less than \$5, late charge  
will apply to unpaid  
balances as of 5:00 p.m.  
on the due date shown  
on this bill.



2 0 1 5 8 4 8 9

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DO NOT PAY  
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**WITHLACOOCHEE RIVER ELECTRIC  
COOPERATIVE, INC.**

Your Touchstone Energy® Cooperative  
P.O. Box 278 • Dade City, Florida 33526-0278

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Bill Date: **05/12/2025**

Use above space for address change ONLY.

District: OP07



2332691  
TWO RIVERS NORTH CDD  
2005 PAN AM CIR STE 300  
TAMPA FL 33607-6008

OP07

Electronic Funds Transfer on or after **05/23/2025**  
TOTAL CHARGES DUE **547.88**  
DO NOT PAY

000233269100005478800005478804

**WITHLACOOCHEE RIVER ELECTRIC  
COOPERATIVE, INC.**

Your Touchstone Energy® Cooperative  
P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **2338828** Cycle **07**  
Meter Number **335428886**  
Customer Number **20158489**  
Customer Name **TWO RIVERS NORTH CDD**

Bill Date **05/12/2025**  
Amount Due **42.21**  
Current Charges Due **06/03/2025**

District Office Serving You  
One Pasco Center

See Reverse Side For More Information

Service Address **2512 LANIER RD**  
Service Classification **General Service Non-Demand**

**Comparative Usage Information**

Period	Days	Average kWh
May 2025	30	1
Apr 2025	31	0
Mar 2025	22	0

**BILLS ARE DUE  
WHEN RENDERED**  
A 1.5 percent, but not  
less than \$5, late charge  
will apply to unpaid  
balances as of 5:00 p.m.  
on the due date shown  
on this bill.



2 0 1 5 8 4 8 9

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ELECTRIC SERVICE						
From Date	Reading	To Date	Reading	Multiplier	Dem. Reading	kWh Used
04/07	9	05/07	28			19

Previous Balance **37.61**  
Payment **37.61CR**  
Balance Forward **0.00**

Customer Charge **39.16**  
Energy Charge 19 KWH @ 0.06090 **1.16**  
Fuel Adjustment 19 KWH @ 0.04400 **0.84**  
FL Gross Receipts Tax **1.05**

Total Current Charges **42.21**  
Total Due **42.21** E.F.T.

**DO NOT PAY**

Total amount will be electronically transferred on or after 05/23/2025.

**WITHLACOOCHEE RIVER ELECTRIC  
COOPERATIVE, INC.**

Your Touchstone Energy® Cooperative  
P.O. Box 278 • Dade City, Florida 33526-0278

Please **Detach and Return** This Portion With  
Your Payment To Ensure Accurate Posting.

See Reverse Side For Mailing Instructions

**Bill Date: 05/12/2025**

Use above space for address change ONLY.

District: OP07



**2338828**  
TWO RIVERS NORTH CDD  
2005 PAN AM CIR STE 300  
TAMPA FL 33607-6008

**OP07**

Electronic Funds Transfer on or after **05/23/2025**  
**TOTAL CHARGES DUE 42.21**  
**DO NOT PAY**

00023388280000004221000000422103



**WITHLACOOCHEE RIVER ELECTRIC  
COOPERATIVE, INC.**

Your Touchstone Energy® Cooperative  
P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **2338832** Cycle **07**  
Meter Number **38547132**  
Customer Number **20158489**  
Customer Name **TWO RIVERS NORTH CDD**

Bill Date **05/12/2025**  
Amount Due **34.22**  
Current Charges Due **06/03/2025**

District Office Serving You  
One Pasco Center

Service Address **35251 GRAVELLY DR**  
Service Description **IRRIGATION 1**  
Service Classification **General Service Non-Demand**

See Reverse Side For More Information

**Comparative Usage Information**

Period	Days	Average kWh Per Day
May 2025	30	0
Apr 2025	31	0
Feb 2025	0	0

**BILLS ARE DUE  
WHEN RENDERED**  
A 1.5 percent, but not  
less than \$5, late charge  
will apply to unpaid  
balances as of 5:00 p.m.  
on the due date shown  
on this bill.



2 0 1 5 8 4 8 9

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account on-line through Smarthub at  
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payment using your credit card, please call  
855-938-3431. This number is WREC's  
Secure Pay-By-Phone system.

ELECTRIC SERVICE						
From Date	Reading	To Date	Reading	Multiplier	Dem. Reading	KW Demand
04/07	13	05/07	19			6

Previous Balance **6.59C**  
Payment **0.00**  
Balance Forward **6.59C**

Customer Charge **39.16**  
Energy Charge 6 KWH @ 0.06090 **0.37**  
Fuel Adjustment 6 KWH @ 0.04400 **0.26**  
FL Gross Receipts Tax **1.02**

Total Current Charges **40.81**  
Total Due **E.F.T. 34.22**

**DO NOT PAY**  
Total amount will be electronically transferred on or after 05/23/2025.

**WITHLACOOCHEE RIVER ELECTRIC  
COOPERATIVE, INC.**

Your Touchstone Energy® Cooperative  
P.O. Box 278 • Dade City, Florida 33526-0278

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See Reverse Side For Mailing Instructions

**Bill Date: 05/12/2025**

Use above space for address change ONLY.

District: OP07



**2338832**  
**OP07**  
TWO RIVERS NORTH CDD  
2005 PAN AM CIR STE 300  
TAMPA FL 33607-6008

Electronic Funds Transfer on or after **05/23/2025**  
**TOTAL CHARGES DUE 34.22**  
**DO NOT PAY**

000233883200000342200000342206

**TWO RIVERS NORTH CDD**MEETING DATE: May 20, 2025

SUPERVISORS	CHECK IF IN ATTENDANCE	STATUS	PAYMENT AMOUNT
Nicholas Dister	X	Accept	\$200
Carlos de la Ossa	X	Accept	\$200
Ryan Zook	X	Salary Waived	\$0.00
Thomas Spence	X	Accept	\$200
Kelly Evans	X	Accept	\$200

DMS Staff Signature Jayna Cooper



## Grau and Associates

1001 W. Yamato Road, Suite 301  
Boca Raton, FL 33431  
www.graucpa.com

**Phone: 561-994-9299**

**Fax: 561-994-5823**

*Two Rivers North Community Development District  
2005 Pan Am Circle, Suite 300  
Tampa, FL 33607*

*Invoice No. 27561  
Date 05/01/2025*

---

<b>SERVICE</b>	<b>AMOUNT</b>
Audit FYE 09/30/2024	\$ <u>500.00</u>
Current Amount Due	\$ <u>500.00</u>

0 - 30	31- 60	61 - 90	91 - 120	Over 120	Balance
500.00	0.00	0.00	0.00	0.00	500.00

Payment due upon receipt.



2002 West Grand Parkway North  
Suite 100  
Katy, TX 77449

# INVOICE

**INVOICE#**

147709

**DATE**

4/14/2025

**CUSTOMER ID**

C2410

**NET TERMS**

Net 30

**PO#**
**DUE DATE**

5/14/2025

**BILL TO**

Two Rivers North CDD  
2005 Pan Am Cir Ste 300  
Tampa FL 33607-6008  
United States

**Services provided for the Month of: April 2025**

DESCRIPTION	QTY	UOM	RATE	MARKUP	AMOUNT
Accounting Services	1	Ea	750.00		750.00
Administration	1	Ea	375.00		375.00
District Management	1	Ea	2,083.33		2,083.33
Rental & Leases	1	Ea	50.00		50.00
Technology/Data Storage	1	Ea	50.00		50.00
Website Maintenance / Admin	1	Ea	100.00		100.00
Dissemination Services	1	Ea	416.67		416.67
Recording Secretary	1	Ea	200.00		200.00
Recording Secretary (Retrobilling Oct 2024)	1	Ea	200.00		200.00
Recording Secretary (Retrobilling Nov 2024)	1	Ea	200.00		200.00
Recording Secretary (Retrobilling Dec 2024)	1	Ea	200.00		200.00
Recording Secretary (Retrobilling Jan 2025)	1	Ea	200.00		200.00
Recording Secretary (Retrobilling Feb 2025)	1	Ea	200.00		200.00
Recording Secretary (Retrobilling Mar 2025)	1	Ea	200.00		200.00
Financial & Revenue Collection	1	Ea	416.67		416.67
Financial & Revenue Collection (Retrobilling Oct 2024)	1	Ea	416.67		416.67
Financial & Revenue Collection (Retrobilling Nov 2024)	1	Ea	416.67		416.67
Financial & Revenue Collection (Retrobilling Dec 2024)	1	Ea	416.67		416.67
Financial & Revenue Collection (Retrobilling Jan 2025)	1	Ea	416.67		416.67
Financial & Revenue Collection (Retrobilling Feb 2025)	1	Ea	416.67		416.67
Financial & Revenue Collection (Retrobilling Mar 2025)	1	Ea	416.67		416.67

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

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

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

*Account Name: INFRAMARK, LLC*

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

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

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





2002 West Grand Parkway North  
Suite 100  
Katy, TX 77449

**INVOICE#**

147709

**CUSTOMER ID**

C2410

**PO#****DATE**

4/14/2025

**NET TERMS**

Net 30

**DUE DATE**

5/14/2025

**BILL TO**

Two Rivers North CDD  
2005 Pan Am Cir Ste 300  
Tampa FL 33607-6008  
United States

Services provided for the Month of: April 2025

DESCRIPTION	QTY	UOM	RATE	MARKUP	AMOUNT
Field Management	1	Ea	1,333.33		1,333.33
Field Management (Retrobilling Oct 2024)	1	Ea	1,000.00		1,000.00
Field Management (Retrobilling Nov 2024)	1	Ea	1,000.00		1,000.00
Field Management (Retrobilling Dec 2024)	1	Ea	1,000.00		1,000.00
Field Management (Retrobilling Jan 2025)	1	Ea	1,000.00		1,000.00
Field Management (Retrobilling Feb 2025)	1	Ea	1,155.55		1,155.55
Field Management (Retrobilling Mar 2025)	1	Ea	1,333.33		1,333.33
Construction Accounting	1	Ea	500.00		500.00
Construction Accounting (Retrobilling Oct 2024)	1	Ea	500.00		500.00
Construction Accounting (Retrobilling Nov 2024)	1	Ea	500.00		500.00
Construction Accounting (Retrobilling Dec 2024)	1	Ea	500.00		500.00
Construction Accounting (Retrobilling Jan 2025)	1	Ea	500.00		500.00
Construction Accounting (Retrobilling Feb 2025)	1	Ea	500.00		500.00
Construction Accounting (Retrobilling Mar 2025)	1	Ea	500.00		500.00
Onsite Services-Jesenia Perez	1	Ea	7,083.33		7,083.33
Onsite Staff-Jesenia Perez (Retrobilling Jan 2025)	1	Ea	4,013.89		4,013.89
Onsite Staff-Jesenia Perez (Retrobilling Feb 2025)	1	Ea	7,083.33		7,083.33
Onsite Staff-Jesenia Perez (Retrobilling Mar 2025)	1	Ea	7,083.33		7,083.33
<b>Subtotal</b>					<b>44,727.78</b>

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

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

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

*Account Name: INFRAMARK, LLC*

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

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

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



2002 West Grand Parkway North  
Suite 100  
Katy, TX 77449

**BILL TO**

Two Rivers North CDD  
2005 Pan Am Cir Ste 300  
Tampa FL 33607-6008  
United States

**INVOICE#**

147709

**CUSTOMER ID**

C2410

**PO#****DATE**

4/14/2025

**NET TERMS**

Net 30

**DUE DATE**

5/14/2025

**Services provided for the Month of: April 2025**

<b>Subtotal</b>	\$44,727.78
<b>Tax</b>	\$0.00
<b>Total Due</b>	\$44,727.78

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

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

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

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

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



**TWO RIVERS NORTH CDD**MEETING DATE: May 20, 2025

<b>SUPERVISORS</b>	<b>CHECK IF IN ATTENDANCE</b>	<b>STATUS</b>	<b>PAYMENT AMOUNT</b>
Nicholas Dister	X	Accept	\$200
Carlos de la Ossa	X	Accept	\$200
Ryan Zook	X	Salary Waived	\$0.00
Thomas Spence	X	Accept	\$200
Kelly Evans	X	Accept	\$200

DMS Staff Signature Jayna Cooper

**TWO RIVERS NORTH CDD**MEETING DATE: May 20, 2025

SUPERVISORS	CHECK IF IN ATTENDANCE	STATUS	PAYMENT AMOUNT
Nicholas Dister	X	Accept	\$200
Carlos de la Ossa	X	Accept	\$200
Ryan Zook	X	Salary Waived	\$0.00
Thomas Spence	X	Accept	\$200
Kelly Evans	X	Accept	\$200

DMS Staff Signature Jayna Cooper





**Mike Wells**  
Property Appraiser  
Proudly Serving Pasco County, Florida

# INVOICE

Pasco County Property Appraiser  
PO Box 401  
Dade City, FL 33526-0401

Date Issued: 3/24/2025  
Invoice Number: 25045  
Due Date: 4/23/2025

Billed To:  
Two Rivers North  
C/O Inframark  
2005 Pan Am Circle, Suite 300  
Tampa, FL 33607

DESCRIPTION	AMOUNT
Two Rivers North Annual renewal fee	\$150.00
<b>TOTAL</b>	<b>\$150.00</b>

Remit payment to:

Pasco County Property Appraiser  
Information Services Department  
PO Box 401  
Dade City, FL 33526-0401

**TWO RIVERS NORTH CDD**MEETING DATE: May 20, 2025

SUPERVISORS	CHECK IF IN ATTENDANCE	STATUS	PAYMENT AMOUNT
Nicholas Dister	X	Accept	\$200
Carlos de la Ossa	X	Accept	\$200
Ryan Zook	X	Salary Waived	\$0.00
Thomas Spence	X	Accept	\$200
Kelly Evans	X	Accept	\$200

DMS Staff Signature Jayna Cooper





Times Publishing Company  
DEPT 3396  
PO BOX 123396  
DALLAS, TX 75312-3396  
Toll Free Phone 1 (877) 321-7355  
Fed Tax ID 59-0482470

**ADVERTISING INVOICE** Agenda Page 117

Advertising Run Dates		Advertiser Name	
5/7/25-5/28/25		TWO RIVERS NORTH CDD	
Billing Date	Sales Rep	Customer Account	
5/14/2025	Deirdre Bonett	TB320365	
Total Amount Due		Invoice Number	
\$780.00		36186-050725	

Invoice 2 of 4

**PAYMENT DUE UPON RECEIPT**

Start	Stop	Ad Number	Product	Placement	Description PO Number	Ins.	Size	Net Amount
5/7/25	5/28/25	36186	Tampa Bay Times , tampabay.com	B Section	Boundaries Hearing	1	2.00x15.00 IN	\$780.00
5/14/25	5/28/25	36186	Tampa Bay Times , tampabay.com	B Section	Boundaries Hearing	1	2.00x15.00 IN	\$0.00

PLEASE DETACH AND RETURN LOWER PORTION WITH YOUR REMITTANCE



Times Publishing Company  
DEPT 3396  
PO BOX 123396  
DALLAS, TX 75312-3396  
Toll Free Phone 1 (877) 321-7355

Advertising Run Dates		Advertiser Name	
5/7/25-5/28/25		TWO RIVERS NORTH CDD	
Billing Date	Sales Rep	Customer Account	
5/14/2025	Deirdre Bonett	TB320365	
Total Amount Due		Invoice Number	
\$780.00		36186-050725	

**DO NOT SEND CASH BY MAIL**

PLEASE MAKE CHECK PAYABLE TO: TIMES PUBLISHING COMPANY

TWO RIVERS NORTH CDD  
2005 Pan Am Cir Ste 300  
Tampa, FL 33607-6008

**REMIT TO:**  
Times Publishing Company  
DEPT 3396  
PO BOX 123396  
DALLAS, TX 75312-3396

# Tampa Bay Times

Published Daily

STATE OF FLORIDA} ss  
 COUNTY OF HERNANDO, CITRUS, PASCO,  
 PINELLAS, HILLSBOROUGH County

Before the undersigned authority personally appeared Deirdre Bonett who on oath says that he/she is a Legal Advertising Representative of the Tampa Bay Times a daily newspaper printed in St. Petersburg, in Hernando, Citrus, Pasco, Pinellas, Hillsborough County, Florida that the attached copy of advertisement being a Legal Notice in the matter Boundaries Hearing was published in said newspaper by print in the issues of 05/07/25, 05/14/25, 05/21/25, 05/28/25 or by publication on the newspaper's website, if authorized.

Affiant further says that the website or newspaper complies with all legal requirements for publication in chapter 50, Florida Statutes. Affiant further says the said Tampa Bay Times is a newspaper published in Hernando, Citrus, Pasco, Pinellas, Hillsborough County, Florida and that the said newspaper has heretofore been continuously published in said Hernando, Citrus, Pasco, Pinellas, Hillsborough County, Florida each day and has been entered as a second class mail matter at the post office in said Hernando, Citrus, Pasco, Pinellas, Hillsborough County, Florida for a period of one year next preceding the first publication of the attached copy of advertisement, and affiant further says that he/she neither paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in the said newspaper.

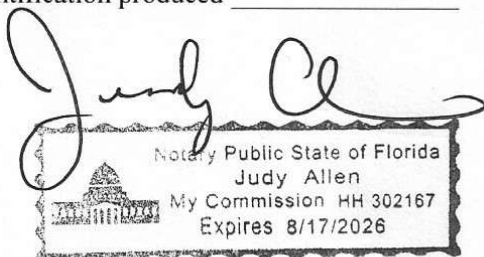
Signature of Affiant


Sworn to and subscribed before me this **05/28/2025**

Signature of Notary of Public

Personally known ☒ or produced identification.

Type of identification produced \_\_\_\_\_



## NOTICE OF PUBLIC HEARING FOR THE CONSIDERATION OF THE PETITION AND ORDINANCE TO CONTRACT THE BOUNDARIES OF THE TWO RIVERS NORTH COMMUNITY DEVELOPMENT DISTRICT PURSUANT TO CHAPTER 190, FLORIDA STATUTES



In compliance with the provisions of Chapter 190, Florida Statutes, the Pasco County Board of County Commissioners will hold a public hearing beginning at 1:30 p.m., Tuesday, June 3, 2025, at the Historic Pasco County Courthouse Boardroom, 2nd Floor, 37918 Meridian Avenue, Dade City FL 33525, to consider a petition and the adoption of an ordinance to amend the boundaries of the Two Rivers North Community Development District.

The boundaries of the land to be serviced by the amended boundaries of the Two Rivers West Community Development District are outlined above. The petitioner has proposed to amend the boundaries of the Two Rivers West Community Development District to plan, finance, acquire, construct, operate, and maintain all infrastructure and community facilities that may be authorized by such districts under Florida law, including, but not limited to, water management and control, water supply, sewer, wastewater management, bridges or culverts, roads and street lights, parks and recreational facilities, security facilities, and certain other projects when expressly approved or required by a local government and any other facilities in accordance with Section 190.012(1), Florida Statutes.

Information concerning this matter will be on file and available for examination by appointment only in the office of the Pasco County Planning and Development Department, 8731 Citizens Drive, Suite 360, New Port Richey, Florida 34654, or anytime on our website: [www.pascocountyfl.net](http://www.pascocountyfl.net). To make an appointment or for further information, call 727-847-8140 ext.1953. All interested parties may participate in the public hearing and be heard. To learn how to participate in this hearing virtually, which requires advance registration, please visit <https://www.pascocountyfl.net/4179/Public-Comment-Options>.

Any person desiring to appeal against any decision made by the Pasco County Board of County Commissioners concerning any matter considered at any hearing will need a record of the proceedings and may need to ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which the appeal is to be based. For meetings, persons may obtain a verbatim record of the proceeding by contacting the Clerk and Comptroller's Office, East Pasco Government Center, 14326 6th Street, Suite 201, Dade City, Florida 33523-3414, or (352) 521-4345.

If you are a person with a disability who needs any accommodation to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Don't hesitate to get in touch with the County's Human Resources Department, Internal Services Building, 7536 State Street, New Port Richey, Florida 34654, (727) 847-8030 (V) at least 7 days before the public hearing or immediately upon receiving this notification if the time before the public hearing is less than 7 days; if you are hearing or voice impaired, call 711.

If you are a person with a disability who needs any accommodation to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Don't hesitate to get in touch with the County's Human Resources Department, Internal Services Building, 7536 State Street, New Port Richey, Florida 34654, (727) 847-8030 (V) at least 7 days before the public hearing, or immediately upon receiving this notification if the time before the public hearing is less than 7 days; if you are hearing or voice impaired, call 711.

CONSULT PASCO COUNTY'S WEBSITE AT [WWW.PASCOCOUNTYFL.NET](http://WWW.PASCOCOUNTYFL.NET) FOR THE LATEST INFORMATION ON THE DATE, TIME, AND PLACE OF THIS MEETING.



## Business Visa

## Questions?



Visit  
truist.com



Call  
844-4TRUIST  
(844-487-8478)



International  
collect  
910-914-8250



Write  
TRUIST CARD SERVICES  
PO BOX 200  
WILSON, NC 27894-0200

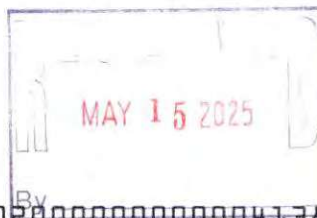
### Important information

If you or other cardholders on your account elect to set-up fixed recurring payment amounts, you must ensure that the fixed payment(s) cover at least the Minimum Payment Due for each billing cycle. Failing to pay at least the Minimum Payment Due by the payment due date may result in the assessment of late payment fees.

8

Please detach bottom portion and submit with payment using enclosed envelope.

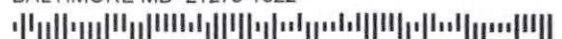
TRUIST BANK  
PO BOX 400  
WILSON NC 27894-0400

[illegible]

Account number ending in	1013
Statement closing date	05/09/25
New balance	\$413.84
Minimum payment due	\$20.00
Payment due Date	06/03/25
Amount enclosed	\$

Pay online at: [TRUIST.COM](http://TRUIST.COM)  
Pay by phone: 844-487-8478  
Make checks payable to: TRUIST BANK

TRUIST BANK  
PO BOX 791622  
BALTIMORE MD 21279-1622



TWO RIVERS NORTH CMNTY DEV DISTRICT  
ERIC DAVIDSON  
2005 PAN AM CIR STE 300  
TAMPA FL 33607-6008

\*\*\*N0005635



|| 58 10 13 7 7 || 56 130 17 56 14 1 18 7 18 10 13 ||



TWO RIVERS NORTH CMNTY DEV DISTRICT

Business Visa

Page 2 of 4

Billing cycle 04/10/25 - 05/09/25

Account number ending in 1013

**Important contact details**

**Lost/Stolen Card?** Please call us immediately at 844-487-8478 to report any loss, theft, or suspected or actual Unauthorized Use of Card or Account.

**Address Change?** Call us at 844-487-8478

**Making payments**

You must pay the Minimum Payment each month by the Payment Due Date. You may make payments on the Account in any of the following ways:

- At any Truist branch during normal business hours.
- By calling the Truist Contact Center at 844-4TRUIST (844-487-8478).
- By using Truist Online Banking.
- By mail at the address listed on the payment coupon on the front of this statement - please allow at least five (5) business days for delivery.

Payments that Truist receives prior to midnight ET through Truist Online Banking, a Truist branch, or by phone or mail at the address shown on the front of your statement will be credited as of the date received.

Any failure to comply with the following instructions may cause your payment to be delayed. This delay may result in additional charges and possible suspension/closure (or all of these) of the Account.

- Payment must be in U.S. dollars, but not in cash unless the payment is made at a Truist branch.
- Payment must come from a U.S. deposit account or cashier's check drawn on a U.S. financial institution.
- Payment must not include restrictive language (e.g., "payment in full") or other language attached to the payment; Truist may accept any payment with restrictive language without losing our rights.
- Payment cannot come from a credit account that Truist provides you (e.g., a Convenience Check, Cash Advance, or Balance Transfer made on this Account).
- Payment in a paper form (such as a check, money order, or cashier's check) must include the payment coupon from the Statement or have the Account number (or Cardholder Account number, if applicable) written on the payment.

**Authorization to convert your check to an electronic transfer debit**

When you provide a check as payment, you authorize us to use information from your check to make a one-time electronic fund transfer from your account. In certain circumstances, such as for technical or processing reasons, we may process your payment as a check transaction. When we use information from your check to make an electronic fund transfer, funds may be withdrawn from your account as soon as the same day we receive your payment, and you will not receive your check back from your financial institution.

**Calculating interest charges**

*To calculate the Average Daily Balance on your Account:* Truist adds the outstanding daily Balance (including new Transactions) and periodic interest charges, fees, and unpaid interest charges while deducting payments and credits; this is done for each Transaction type (e.g., Purchases, Balance Transfers, Cash Advances) for each day in the Billing Cycle.

We may make additional adjustments, as appropriate, subject to applicable law (e.g., when a Transaction is disputed). This gives us the daily Balance for each Transaction type. Truist then adds all of the daily Balances for each separate Transaction type on the Account for each day of the Billing Cycle and divides that total amount by the number of days in the Billing Cycle. This results in the Average Daily Balance for each Transaction type for the Billing Cycle. This amount(s) appears on the reverse side in the column headed "Balance Subject to Interest Rate".

*To calculate the Finance Charges on your Account:* Truist first determines the Daily Periodic Rate (DPR) for each Transaction type by taking the applicable APR and dividing it by 365 (366 days during leap year). Truist then multiplies the Average Daily Balance for each Transaction type by the number of days in the Billing Cycle and the resulting figure by the DPR for that Transaction type (Average Daily Balance x # of days in Billing Cycle x DPR). We then total all of the interest charges for each Transaction type. This is the total interest charge for the Billing Cycle.

If you see an error on your statement or wish to dispute a charge

If you see an error, wish to dispute a charge, or if you need more information about a transaction on your bill, write us at Truist Bank, P.O. Box 819, Wilson, NC 27894-0819. Your dispute must be submitted no later than 60 days after we sent you the first bill on which the error or problem appeared. You may also submit a dispute by calling 844-4TRUIST (844-487-8478).

In your letter, give us the following information:

- Account Information: Your name and account number
- Dollar Amount: The dollar amount of the suspected error.
- Description of Problem: If you think there is an error on your bill, describe what you believe is wrong and why you believe it is a mistake.

You do not have to pay any amount in question while we are investigating, but you are still obligated to pay the parts of your bill that are not in question. While we investigate your question, we cannot report you as delinquent or take any action to collect the amount you question.

**Sharing of Information**

Truist may, to the extent and in the manner permitted by applicable law, communicate information about Truist's experiences and Transactions with you to credit bureaus, Truist's affiliates, and others who may properly receive that information. Truist only reports Business Credit to Business Bureaus. A complete copy of the Truist Privacy Policy is available at Truist.com or by calling 844-4TRUIST (844-487-8478).

Truist Bank, Member FDIC. © 2022 Truist Financial Corporation. Truist, the Truist logo, and Truist Purple are service marks of Truist Financial Corporation.

## LEGAL NOTICE

# CITY OF ST. PETE BEACH REQUEST FOR BIDS AERIAL (DRONE) VIDEOGRAPHY

The City of St. Pete Beach is soliciting bids for an Aerial Video (Drone) videography Company for Disaster and Non-Disaster Events. Specifications can be downloaded directly from the City of St. Pete Beach website. Refer to <https://www.stpetebeach.org/>, and click on Government, then Bids and Proposals - <https://www.stpetebeach.org/Bids.aspx>.

All submitters must contact the City's Procurement Manager, in writing via e-mail ([jtaylor@stpetebeach.org](mailto:jtaylor@stpetebeach.org)), with their intention to bid, along with their company name and contact information at least five (5) business days before the bid package is due.

All bids should be submitted electronically to either Bonfire or DemandStar no later than 9:00 a.m. on Wednesday, June 11, 2025 (Deadline). Only electronic bids will be accepted.

5/14/2025

30927-1

## LEGAL NOTICE

# CITY OF ST PETE BEACH REQUEST FOR PROPOSALS DISASTER RECOVERY/ ASSISTANCE

The City of St. Pete Beach is requesting proposals from vendors that can work as Disaster Recovery/ Assistance after Natural or Man-Made Disasters for the City. Specifications can be downloaded directly from the City of St. Pete Beach website. Refer to <https://www.stpetebeach.org/>, and click on Government, then Bids and Proposals - <https://www.stpetebeach.org/Bids.aspx>.

All submitters must contact the City's Procurement Manager, in writing via e-mail ([jtaylor@stpetebeach.org](mailto:jtaylor@stpetebeach.org)), with their intention to bid, along with their company name and contact information at least ten (10) business days before the bid package is due.

All bids should be submitted electronically to either Bonfire or DemandStar no later than 9:00 a.m. on Wednesday, June 11, 2025 (Deadline). Only electronic bids will be accepted.

05/14/25

30781-1

## LEGAL NOTICE

# CITY OF ST PETE BEACH REQUEST FOR PROPOSALS COMMUNITY DEVELOPMENT PERSONNEL

The City of St. Pete Beach is requesting proposals for personnel in the Community Development office during Emergency and Non-emergency periods. Specifications can be downloaded directly from the City of St. Pete Beach website. Refer to <https://www.stpetebeach.org/>, and click on Government, then Bids and Proposals - <https://www.stpetebeach.org/Bids.aspx>.

All submitters must contact the City's Procurement Manager, in writing via e-mail ([jtaylor@stpetebeach.org](mailto:jtaylor@stpetebeach.org)), with their intention to bid, along with their company name and contact information at least ten (10) business days before the bid package is due.

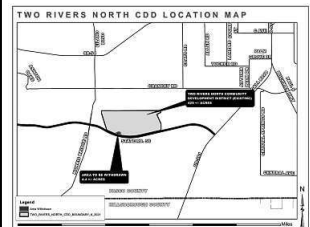
All bids should be submitted electronically to either Bonfire or DemandStar no later than 9:00 a.m. on Wednesday, June 11, 2025 (Deadline). Only electronic bids will be accepted.

5/13/2025

30779-1

## LEGAL NOTICE

# NOTICE OF PUBLIC HEARING FOR THE CONSIDERATION OF THE PETITION AND ORDINANCE TO CONTRACT THE BOUNDARIES OF THE TWO RIVERS NORTH COMMUNITY DEVELOPMENT DISTRICT PURSUANT TO CHAPTER 190, FLORIDA STATUTES



In compliance with the provisions of Chapter 190, Florida Statutes, the Pasco County Board of County Commissioners will hold a public hearing beginning at 1:30 p.m., Tuesday, June 3, 2025, at the Historic Pasco County Courthouse Boardroom, 2nd Floor, 37918 Meridian Avenue, Dade City FL 33525, to consider a petition and the adoption of an ordinance to amend the boundaries of the Two Rivers North Community Development District.

The boundaries of the land to be serviced by the amended boundaries of the Two Rivers West Community Development District are outlined above. The petitioner has proposed to amend the boundaries of the Two Rivers West Community Development District to plan, finance, acquire, construct, operate, and maintain all infrastructure and community facilities that may be authorized by such districts under Florida law, including, but not limited to, water management and control, water supply, sewer, wastewater management, bridges or culverts, roads and street lights, parks and recreational facilities, security facilities, and certain other projects when expressly approved or required by a local government and any other facilities in accordance with Section 190.012(1), Florida Statutes.

Information concerning this matter will be on file and available for examination by appointment only in the office of the Pasco County Planning and Development Department, 8731 Citizens Drive, Suite 360, New Port Richey, Florida 34654, or anytime on our website: [www.pascocountyfl.net](http://www.pascocountyfl.net). To make an appointment or for further information, call 727-847-8140 ext.1953. All interested parties may participate in the public hearing and be heard. To learn how to participate in this hearing virtually, which requires advance registration, please visit <https://www.pascocountyfl.net/4179/Public-Comment-Options>.

Any person desiring to appeal against any decision made by the Pasco County Board of County Commissioners concerning any matter considered at any hearing will need a record of the proceedings and may need to ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which the appeal is to be based. For meetings, persons may obtain a verbatim record of the proceeding by contacting the Clerk and Comptroller's Office, East Pasco Government Center, 14326 6th Street, Suite 201, Dade City, Florida 33523-3414, or (352) 521-4345.

If you are a person with a disability who needs any accommodation to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Don't hesitate to get in touch with the County's Human Resources Department, Internal Services Building, 7536 State Street, New Port Richey, Florida 34654, (727) 847-8030 (V) at least 7 days before the public hearing or immediately upon receiving this notification if the time before the public hearing is less than 7 days; if you are hearing or voice impaired, call 711.

If you are a person with a disability who needs any accommodation to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Don't hesitate to get in touch with the County's Human Resources Department, Internal Services Building, 7536 State Street, New Port Richey, Florida 34654, (727) 847-8030 (V) at least 7 days before the public hearing, or immediately upon receiving this notification if the time before the public hearing is less than 7 days; if you are hearing or voice impaired, call 711.

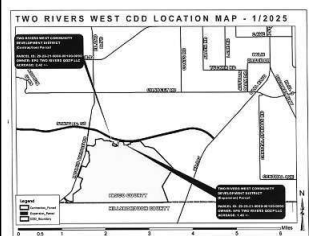
CONSULT PASCO COUNTY'S WEBSITE AT [WWW.PASCOCOUNTYFL.NET](http://WWW.PASCOCOUNTYFL.NET) FOR THE LATEST INFORMATION ON THE DATE, TIME, AND PLACE OF THIS MEETING.

3/7, 5/14, 5/21 and 5/28/25 DB

30186-1

## LEGAL NOTICE

# NOTICE OF PUBLIC HEARING FOR THE CONSIDERATION OF THE PETITION AND ORDINANCE TO AMEND THE BOUNDARIES OF THE TWO RIVERS WEST COMMUNITY DEVELOPMENT DISTRICT PURSUANT TO CHAPTER 190, FLORIDA STATUTES



In compliance with the provisions of Chapter 190, Florida Statutes, the Pasco County Board of County Commissioners will hold a public hearing beginning at 1:30 p.m., Tuesday, June 3, 2025, at the Historic Pasco County Courthouse Boardroom, 2nd Floor, 37918 Meridian Avenue, Dade City FL 33525, to consider a petition and the adoption of an ordinance to amend the boundaries of the Two Rivers North Community Development District.

The boundaries of the land to be serviced by the amended boundaries of the Two Rivers West Community Development District are outlined above. The petitioner has proposed to amend the boundaries of the Two Rivers West Community Development District to plan, finance, acquire, construct, operate, and maintain all infrastructure and community facilities that may be authorized by such districts under Florida law, including, but not limited to, water management and control, water supply, sewer, wastewater management, bridges or culverts, roads and street lights, parks and recreational facilities, security facilities, and certain other projects when expressly approved or required by a local government and any other facilities in accordance with Section 190.012(1), Florida Statutes.

Information concerning this matter will be on file and available for examination by appointment only in the office of the Pasco County Planning and Development Department, 8731 Citizens Drive, Suite 360, New Port Richey, Florida 34654, or anytime on our website: [www.pascocountyfl.net](http://www.pascocountyfl.net). To make an appointment or for further information, call 727-847-8140 ext.1953. All interested parties may participate in the public hearing and be heard. To learn how to participate in this hearing virtually, which requires advance registration, please visit <https://www.pascocountyfl.net/4179/Public-Comment-Options>.

Any person desiring to appeal against any decision made by the Pasco County Board of County Commissioners concerning any matter considered at any hearing will need a record of the proceedings and may need to ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which the appeal is to be based. For meetings, persons may obtain a verbatim record of the proceeding by contacting the Clerk and Comptroller's Office, East Pasco Government Center, 14326 6th Street, Suite 201, Dade City, Florida 33523-3414, or (352) 521-4345.

If you are a person with a disability who needs any accommodation to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Don't hesitate to get in touch with the County's Human Resources Department, Internal Services Building, 7536 State Street, New Port Richey, Florida 34654, (727) 847-8030 (V) at least 7 days before the public hearing or immediately upon receiving this notification if the time before the public hearing is less than 7 days; if you are hearing or voice impaired, call 711.

CONSULT PASCO COUNTY'S WEBSITE AT [WWW.PASCOCOUNTYFL.NET](http://WWW.PASCOCOUNTYFL.NET) FOR THE LATEST INFORMATION ON THE DATE, TIME, AND PLACE OF THIS MEETING.

3/7, 5/14, 5/21 and 5/28/25 DB

30187-1

## LEGAL NOTICE

# NOTICE OF PUBLIC HEARING FOR THE CONSIDERATION OF THE PETITION AND ORDINANCE TO CONTRACT THE BOUNDARIES OF THE TWO RIVERS EAST COMMUNITY DEVELOPMENT DISTRICT PURSUANT TO CHAPTER 190, FLORIDA STATUTES



In compliance with the provisions of Chapter 190, Florida Statutes, the Pasco County Board of County Commissioners will hold a public hearing beginning at 1:30 p.m., Tuesday, June 3, 2025, at the Historic Pasco County Courthouse Boardroom, 2nd Floor, 37918 Meridian Avenue, Dade City FL 33525, to consider a petition and the adoption of an ordinance to contract the boundaries of the Two Rivers East Community Development District.

The above map outlines the land to be removed by contracting the boundaries of the Two Rivers East Community Development District. The petitioner has proposed contracting the boundaries of the Two Rivers East Community Development District in accordance with Section 190.012(1), Florida Statutes.

Information concerning this matter will be on file and available for examination by appointment only in the office of the Pasco County Planning, Development and Economic Growth Department, 8731 Citizens Drive, Suite 200, New Port Richey, Florida 34654, or anytime on our website: [www.pascocountyfl.net](http://www.pascocountyfl.net). To make an appointment or for further information, you may call 727-847-8140 x1953. All interested parties may participate in the public hearing and be heard. To learn how to participate in this hearing virtually, which requires advance registration, please visit <https://www.pascocountyfl.net/4179/Public-Comment-Options>.

Any person desiring to appeal against any decision made by the Pasco County Board of County Commissioners concerning any matter considered at any hearing will need a record of the proceedings and may need to ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which the appeal is to be based. For meetings, persons may obtain a verbatim record of the proceeding by contacting the Clerk and Comptroller's Office, East Pasco Government Center, 14326 6th Street, Suite 201, Dade City, Florida 33523-3414, or (352) 521-4345.

If you are a person with a disability who needs any accommodation to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please get in touch with the County's Human Resources Department, Internal Services Building, 7536 State Street, New Port Richey, Florida 34654, (727) 847-8030 (V) at least 7 days before the public hearing, or immediately upon receiving this notification if the time before the public hearing is less than 7 days; if you are hearing or voice impaired, call 711.

CONSULT PASCO COUNTY'S WEBSITE AT [WWW.PASCOCOUNTYFL.NET](http://WWW.PASCOCOUNTYFL.NET) FOR THE LATEST INFORMATION ON THE DATE, TIME, AND PLACE OF THIS MEETING.

3/7, 5/14, 5/21 and 5/28/25 DB

30171-1





TWO RIVERS NORTH CMNTY DEV DISTRICT

Business Visa

Page 3 of 4

Billing cycle 04/10/25 - 05/09/25

Account number ending in 1013

**Cardholder activity****Total cardholder new activity: \$413.84**

Tran date	Post date	Reference number	Transaction description	Amount
<b>JESENIA PEREZ</b>			<b>Account number ending in 8900</b>	<b>Total: \$413.84</b>
04/30	05/01	24275395120900015935933	ALVAREZ PLUMBING AND AIR 813-6557520 FL	\$400.00
05/07	05/09	24943015128010191619489	THE HOME DEPOT #8929 ZEPHYRHILLS FL	\$13.84

**Interest charge calculation**Your **Annual Percentage Rate (APR)** is the annual interest rate on your account.

Type of balance	Annual percentage rate (APR)	Periodic interest rate	Balance subject to interest rate	Interest charge	Expires on
PURCHASE	0.00%	0.00000% (D)	\$0.00	\$0.00	-
PROMO	0.00%	0.00000% (D)	\$0.00	\$0.00	-

(V) = Variable Rate

(D) = Daily, (M) = Monthly

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Automatically pay your full statement balance, minimum payment or a set amount each each month. Sign in to Truist online banking to set up recurring payments today.

**Jessy's Expense Report - Two Rivers**

<b>Date</b>	<b>Vendor / Merchant</b>	<b>Description</b>	<b>Amount</b>	<b>Category</b>
4.30.25	Alvarez Plumbing & AC	AC Repair at Childers Clubhouse	\$ 400.00	Amenity Maintenance & Repairs
5.7.25	Home Depot	2 buckets and a copy of key	\$ 13.84	Amenity Maintenance & Repairs
5.14.25	Home Depot	Paint roller & tray	\$ 8.72	Amenity Maintenance & Repairs

**ers North CDD**

<b>Fund Code</b>	<b>Account No.</b>	<b>Org Unit</b>	<b>Sub Account</b>	<b>Receipt Attached</b>	<b>Notes</b>
				<b>(Yes/No)</b>	
001	546176	57201	5000	Yes	
001	546176	57201	5000	Yes	
001	546176	57201	5000	Yes	





A-TECH Consulting, Inc.  
3901 W. Osborne Avenue  
Tampa, Florida 33614



**BILL TO**

Inframark  
2005 Pan Am Circle, Ste. 300  
Tampa, FL 33607

**TWO RIVERS NORTH**

# \*\*\* Invoice \*\*\*

DATE	INVOICE #
1/27/2025	28145
TERMS	DUE DATE
Net 30	2/26/2025

**P.O. NUMBER**

N/A

**Invoice Questions Please Call**

813-887-1178

QTY	DESCRIPTION	AMOUNT
	ATECH PROJECT NUMBER: 15198 PROJECT NAME: INFRAMARK	
	SCOPE: INSTALLED SERVER, MONITOR, KEYBOARD, MOUSE, AND ENROLLMENT READER @TWO RIVERS. PURCHASED NEW POWER STRIP TO PROVIDE POWER TO ALL DEVICES.	500.00
	MATERIALS: 1 - POWER STRIP @ \$8.67	8.67
	Sales Tax Exemption: 85--8018588464C-7	

Contact: J.D. Wigginton  
(P) 813-887-1178 ext 30  
(Cell) 813-477-1688

State of Florida Alarm Contractors License # EG13000338

Subject to standard terms and conditions, available at [www.atechtampa.com](http://www.atechtampa.com)

**Sales Tax (0.0%)**

\$0.00

**Total**

\$508.67

**Balance Due**

\$508.67

# BIG SUN FENCING

1883 NW 58th Lane, Ocala, FL 34475  
 (352) 629-9645 \* (800) 366-9645  
<http://www.bigsunfencing.com>

## Invoice

TWO RIVERS NORTH CDD

Date	Invoice #
4/25/2025	SB-1504

**Bill To:**

Inframark LLC  
 210 N University Dr  
 Suite 702  
 Coral Springs FL 33071

**Ship To**

Northwater Pool repair

P.O. Number		Terms	Rep	Ship	Via
250233		50% Dep. On Order, Bal. Net 15	DW	4/25/2025	
Quantity	U/M	Description	Price Each		Amount
2		4'x4' Aluminum Wire Mesh	350.00		700.00
3		Custom T Brackets Aluminum	100.00		300.00
1		L.F. Fence Installation w/Concrete	500.00		500.00
1		Trip Charge	380.00		380.00
			<b>Total</b>		
			\$1,880.00		
			<b>Payments/Credits</b>		
			\$0.00		
			<b>Balance Due</b>		
			\$1,880.00		

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



**Invoice: #141541**  
**April 2025**

**Customer**  
Two Rivers North CDD A2  
Inframark Management Services  
2654 Cypress Ridge Blvd, Suite 101  
  
Wesley Chapel, Florida, 33544

**Property / Project Address**  
Two Rivers North CDD A2  
Durand Ct.  
Zephyrhills, FL 33541

<u>Project/Job</u>	<u>Invoice Date</u>	<u>Date Due</u>	<u>Terms</u>	<u>Customer PO #</u>
April 2025 Irrigation Inspection Repairs	4/30/2025	5/15/2025	Net 15	
Estimate # 117252				

<u>Invoice Details</u>				
Description of Services & Items	Unit	Quantity	Rate	Amount
#117252 - April 2025 Irrigation Inspection Repairs				\$123.46
April 2025 irrigation inspection repairs				

Estimates require a 50% deposit to order and schedule any approved work.

<b>Irrigation Installation</b>				<b>\$123.46</b>
10Q RAINBIRD PLASTIC NOZZLE (Material)	Each	5.00	\$2.02	\$10.10
1806 6" SPRAY NSI (Material)	Each	4.00	\$7.09	\$28.36
Irrigation Labor (Hide) (Labor)				\$85.00

**Billing Questions**  
[ar@down2earthinc.com](mailto:ar@down2earthinc.com)  
(321) 263-2700

Visit us at <https://dtelandscape.com> for all other questions or concerns.

Please click the link below to be directed to the Down to Earth customer portal to view invoices and to make payment by credit card. A processing fee of 2.75% will be added to all credit card payments.

[DTElandscape.propertyserviceportal.com](https://dtelandscape.com/terms-and-conditions/)

Subtotal	\$123.46
Sales Tax	\$0.00
<b>Total</b>	<b>\$123.46</b>
Credits/Payments	(\$0.00)
<b>Balance Due</b>	<b>\$123.46</b>

Late Payments are subject to an 18% per annum interest rate, applied daily, on the overdue balance. A processing fee of 2.75% will be added to all credit card payments. See Terms & Conditions at <https://dtelandscape.com/terms-and-conditions/>.



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



**Invoice #143091**  
May 2025

**Customer**  
Two Rivers North CDD A2  
Inframark Management Services  
2654 Cypress Ridge Blvd, Suite 101  
Wesley Chapel, FL 33544

**Property / Project Address**  
Two Rivers North CDD A2  
Durand Ct.  
Zephyrhills, FL 33541

<b>Project/Job</b>	<b>Invoice Date</b>	<b>Date Due</b>	<b>Terms</b>	<b>Customer PO #</b>
Irrigation enhancement Amenity center	5/21/2025	6/5/2025	Net 15	
Estimate # 118169				

<b>Invoice Details</b>				
<b>Description of Services &amp; Items</b>	<b>Unit</b>	<b>Quantity</b>	<b>Rate</b>	<b>Amount</b>
#118169 - Irrigation enhancement Amenity center				\$1,180.00
<ul style="list-style-type: none"><li>• Add 3 pop up heads at the amenity center where the turf is struggling. This is along wide water road.</li><li>• Change out 10 pop up nozzels to 10ft nozzels.</li></ul>				

Estimates require a 50% deposit to order and schedule any approved work. Price does not include any irrigation repairs. Irrigation repairs to be billed separately on a time and material basis.

<b>LCE006: Irrigation Repairs</b>				<b>\$1,180.00</b>
Irrigation Labor (Hide) (Labor)				\$680.00
Miscellaneous Irrigation Parts (Material)	Each	1.00	\$500.00	\$500.00

**Billing Questions**  
[ar@down2earthinc.com](mailto:ar@down2earthinc.com)  
(321) 263-2700

Visit us at <https://dtelandscape.com> for all other questions or concerns.

Please click the link below to be directed to the Down to Earth customer portal to view invoices and to make payment by credit card. A processing fee of 2.75% will be added to all credit card payments.

[DTElandscape.propertyserviceportal.com](https://dtelandscape.com/terms-and-conditions/)

Subtotal	\$1,180.00
Sales Tax	\$0.00
<b>Total</b>	<b>\$1,180.00</b>
Credits/Payments	(\$0.00)
<b>Balance Due</b>	<b>\$1,180.00</b>

**Down to Earth**

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



Invoice: #143090

May 2025

**Customer**

Two Rivers North CDD A1  
Inframark Management Services  
2654 Cypress Ridge Blvd, Suite 101  
Wesley Chapel, FL 33544

**Property / Project Address**

Two Rivers North CDD A1  
Durand Ct.  
Zephyrhills, FL 33541

**Project/Job**

Childer's community plant  
replacement 3/5

**Invoice Date**

5/21/2025

**Date Due**

6/5/2025

**Terms**

Net 15

**Customer PO #**

Estimate # 110400

**Invoice Details**

Description of Services & Items	Unit	Quantity	Rate	Amount
---------------------------------	------	----------	------	--------

#110400 - Childer's community plant replacement 3/5

**\$24,555.60**

### Childers pump area near Kiecher

- #3 50 Podicorpus
- #1 25 Dwarf Schilling
- #1 10 White Mule grass
- #3 5 Green Saw Palmetto
- Straighten and stake 4 trees
- 3 pallets of Black mulch

### Gravelly enterance to walkway

- #3 22 Red Mule grass
- #3 10 Podicorpus
- #30 1 Sweet Baby Magnolia
- 2 pallets of Black mulch

### Pool/playground area

- #3 7 Green Saw Palmetto
- #1 25 African Iris
- #3 Podicorpus
- #3 3 Silver Palmetto
- #3 5 Rose Calmilla
- 4 pallets Black mulch

### Childers Dr.

- #3 20 Podicorpus
- #3 5 Rose Camilla
- #1 10 Jasmin

**LCE025: Tree/Plant Installation**

**\$24,555.60**

African Iris "White" Installed (E) (Kit)

1 Gallon

25.00

\$13.52

\$338.00

Late Payments are subject to an 18% per annum interest rate, applied daily, on the overdue balance. A processing fee of 2.75% will be added to all credit card payments.

See Terms & Conditions at <https://dtelandscape.com/terms-and-conditions/>.

Black Mulch Installed (E) (Kit)	2 Cubic Foot Bag	1380.00	\$11.26	Agenda <del>\$15538.00</del>
Camellia "Sasanqua" Installed (E) (Kit)	3 Gallon	10.00	\$75.22	\$752.20
Confederate Jasmine Installed (E) (Kit)	1 Gallon	10.00	\$13.52	\$135.20
Dwarf Yaupon Holly "Schillings" (stokes dwarf) Installed (E) (Kit)	1 Gallon	25.00	\$13.52	\$338.00
Equipment (use for kits only) (Equipment)	Each	1.00	\$150.00	\$150.00
Fountain Grass "Red" Installed (E) (Kit)	3 Gallon	22.00	\$28.50	\$627.00
Install kit - Soil / dirt - per bag (E) (Kit)				\$64.99
Magnolia Sweetbay installed (E) (Kit)	30 Gallon	1.00	\$488.61	\$488.61
Muhly Grass "white" Installed (E) (Kit)	3 Gallon	10.00	\$28.50	\$285.00
Palm Sabal "Booted" Installed (E) (Kit)	16' CT	1.00	\$844.10	\$844.10
Podocarpus "Japanese Yew" Installed (E) (Kit)	3 Gallon	83.00	\$28.50	\$2365.50
Saw Palmetto "Green" Installed (E) (Kit)	3 Gallon	12.00	\$75.22	\$902.64
Saw Palmetto "Silver" Installed (E) (Kit)	3 Gallon	3.00	\$75.22	\$225.66
Site Prep, Removal, & Disposal (E) (Labor)				\$1500.00

#### **Billing Questions**

[JoEllen.Brown@Down2Earthinc.com](mailto:JoEllen.Brown@Down2Earthinc.com)  
(352)396-6746

Visit us at <https://dtelandscape.com> for all other questions or concerns.

Please click the link below to be directed to the Down to Earth customer portal to view invoices and to make payment by credit card. A processing fee of 2.75% will be added to all credit card payments.

[DTELandscape.propertyserviceportal.com](https://dtelandscape.propertyserviceportal.com)

Subtotal	\$24,555.60
Sales Tax	\$0.00
<b>Total</b>	<b>\$24,555.60</b>
Credits/Payments	(\$104.43)
<b>Balance Due</b>	<b>\$24,451.17</b>



**Fields**  
CONSULTING GROUP, LLC  
11749 Crestridge Loop  
Trinity, FL 34655



# Invoice

Date	Invoice #
5/19/2025	3563

Bill To
Inframark Two Rivers North CDD Attn: Jayna Cooper 2005 Pan Am Circle #300 Tampa, FL 33607

P.O. No.	Terms

Item	Description	Qty	Rate	Amount
Install (Signage)	Northwater - Item #1 : "Exit to SR-56" - Reset leaning county STOP / ONEWAY sign post level.	1	100.00	100.00
Install (Signage)	Northwater - Item #2 : "Entrance from SR-56" - Reset leaning county ONEWAY sign post; Replaced missing bolt.	1	100.00	100.00
Install (Signage)	Northwater - Item #3a : "Widewater Way + Durand Ct" - Reset leaning post level.	1	100.00	100.00
Install (Signage)	Northwater - Item #3b : "Widewater Way" - Replaced broken sign frame; includes removal / disposal of broken sign frame components and installation of the (2) existing single faced street name sign panels with (1) new style sign frame.	1	300.00	300.00
Install (Signage)	Northwater - Item #4 : "Widewater Way + Sunflower Hill (SE corner)" - Reset leaning post level.	1	100.00	100.00
Install (Signage)	Northwater - Item #5a : "Widewater Way + Sunflower Hill (SE corner)" - Reset leaning post level.	1	100.00	100.00
Install (Signage)	Northwater - Item #5b : "Widewater Way" - Replaced broken street name sign frame with (1) new style sign frame; includes removal / disposal of broken sign frame components; Installed (1) new 9x42 double faced street name sign panel (.125 metal).	1	400.00	400.00

**Subtotal**

**Sales Tax (7.0%)**

**Total**

**Payments/Credits**

**Balance Due**

Phone #	Fax #	E-mail
(727) 480-6514		fieldsconsultinggroup@yahoo.com

**Fields**  
CONSULTING GROUP, LLC  
11749 Crestridge Loop  
Trinity, FL 34655



# Invoice

Date	Invoice #
5/19/2025	3563

Bill To
Inframark Two Rivers North CDD Attn: Jayna Cooper 2005 Pan Am Circle #300 Tampa, FL 33607

P.O. No.	Terms

Item	Description	Qty	Rate	Amount
Install (Signage)	Northwater - Item #6a : "Widewater Way + Sunflower Hill Dr (NW corner)" - Reset leaning post level.	1	100.00	100.00
Install (Signage)	Northwater - Item #6b : "Widewater Way (NW corner)" - Replaced broken street name sign frame with (1) new style sign frame; includes removal / disposal of broken sign frame components; Installed (1) new 9x42 double faced street name sign panel (.125 metal).	1	400.00	400.00
Install (Signage)	Northwater - Item #6c : "Sunflower Hill Dr (NW corner)" - Replaced broken street name sign frame with (1) new style sign frame; includes removal / disposal of broken sign frame components and installation of the (2) existing single faced street name sign panels.	1	300.00	300.00
Install (Signage)	Northwater - Item #7a : "Widewater Way + Sunflower Hill Dr (SW corner)" - Reset leaning post level.	1	100.00	100.00
Install (Signage)	Northwater - Item #7b : "Widewater Way (SW corner)" - Replaced broken street name sign frame with (1) new style sign frame; includes removal / disposal of broken sign frame components; Installed (1) new 9x42 double faced street name sign panel (.125 metal).	1	400.00	400.00

**Subtotal**

**Sales Tax (7.0%)**

**Total**

**Payments/Credits**

**Balance Due**

Phone #	Fax #	E-mail
(727) 480-6514		fieldsconsultinggroup@yahoo.com

**Fields**  
CONSULTING GROUP, LLC  
11749 Crestridge Loop  
Trinity, FL 34655



# Invoice

Date	Invoice #
5/19/2025	3563

Bill To
Inframark Two Rivers North CDD Attn: Jayna Cooper 2005 Pan Am Circle #300 Tampa, FL 33607

P.O. No.	Terms

Item	Description	Qty	Rate	Amount
Install (Signage)	Northwater - Item #7c : "Sunflower Hill Dr (SW corner)" - Replaced broken street name sign frame with (1) new style sign frame; includes removal / disposal of broken sign frame components; Installed (1) new 9x42 double faced street name sign panel (.125 metal).		400.00	400.00
Install (Signage)	Northwater - Item #8 : "Sunflower Hill Dr + Birney Run" - Reset leaning post level.	1	100.00	100.00
Install (Signage)	Northwater - Item #9a : "Sunflower Hill Dr + Hardin Way" - Reset leaning post level.	1	100.00	100.00
Install (Signage)	Northwater - Item #9b : "Sunflower Hill Dr" - Replaced broken street name sign frame with (1) new style sign frame; includes removal / disposal of broken sign frame components; Installed (1) new 9x42 double faced street name sign panel (.125 metal).	1	400.00	400.00
Install (Signage)	Northwater - Item #9c : "Hardin Way" - Replaced broken street name sign frame with (1) new style sign frame; includes removal / disposal of broken sign frame components and installation of the (2) existing single faced street name sign panels.	1	300.00	300.00
Install (Signage)	Northwater - Item #10a : "Widewater Way + Ellsworth Pl" - Reset leaning post level.	1	100.00	100.00

<b>Subtotal</b>
<b>Sales Tax (7.0%)</b>
<b>Total</b>
<b>Payments/Credits</b>
<b>Balance Due</b>

Phone #	Fax #	E-mail
(727) 480-6514		fieldsconsultinggroup@yahoo.com



**Fields**  
CONSULTING GROUP, LLC  
11749 Crestridge Loop  
Trinity, FL 34655



# Invoice

Date	Invoice #
5/19/2025	3563

Bill To
Inframark Two Rivers North CDD Attn: Jayna Cooper 2005 Pan Am Circle #300 Tampa, FL 33607

P.O. No.	Terms

Item	Description	Qty	Rate	Amount
Install (Signage)	Northwater - Item #10b : "Widewater Way" - Replaced broken street name sign frame with (1) new style sign frame; includes removal / disposal of broken sign frame components and installation of the (2) existing single faced street name sign panels.	1	300.00	300.00
Install (Signage)	Northwater - Item #11a : "Sunflower Hill Dr + Birney Run" - Reset leaning post level.	1	100.00	100.00
Install (Signage)	Northwater - Item #11b : "Birney Run" - Replaced broken street name sign frame with (1) new style sign frame; includes removal / disposal of broken sign frame components and installation of the (2) existing single faced street name sign panels.	1	300.00	300.00
Install (Signage)	Northwater - Item #12a : "Hardin Way + Birney Run" - Reset leaning post level.	1	100.00	100.00
Install (Signage)	Northwater - Item #12b : "Birney Run" - Replaced broken street name sign frame with (1) new style sign frame; includes removal / disposal of broken sign frame components and installation of the (2) existing single faced street name sign panels.	1	300.00	300.00
Install (Signage)	Northwater - Item #13a : "Widewater Way + Gardiner Ln" - Reset leaning post level.	1	100.00	100.00

**Subtotal**

**Sales Tax (7.0%)**

**Total**

**Payments/Credits**

**Balance Due**

Phone #	Fax #	E-mail
(727) 480-6514		fieldsconsultinggroup@yahoo.com

**Fields**  
CONSULTING GROUP, LLC  
11749 Crestridge Loop  
Trinity, FL 34655



# Invoice

Date	Invoice #
5/19/2025	3563

Bill To
Inframark Two Rivers North CDD Attn: Jayna Cooper 2005 Pan Am Circle #300 Tampa, FL 33607

P.O. No.	Terms

Item	Description	Qty	Rate	Amount
Install (Signage)	Northwater - Item #13b : "Gardiner Ln" - Replaced broken street name sign frame with (1) new style sign frame; includes removal / disposal of broken sign frame components and installation of the (2) existing single faced street name sign panels.	1	300.00	300.00
Install (Signage)	Northwater - Item #14a : "Lockman Way + Anata Dr" - Reset leaning post level.	1	100.00	100.00
Install (Signage)	Northwater - Item #14b : "Anata Dr" - Replaced broken street name sign frame with (1) new style sign frame; includes removal / disposal of broken sign frame components and installation of (1) existing single faced street name sign panel with (1) new 9x42 single faced street name sign panel (.080 metal).		400.00	400.00
Install (Signage)	Northwater - Item #15 : "Sunflower Hill Dr + Graze Ln" - Reset leaning post level.	1	100.00	100.00
Install (Signage)	Northwater - Item #16a : "Kinsey Pt + Graze Ln" - Reset leaning post level.	1	100.00	100.00

**Subtotal**

**Sales Tax (7.0%)**

**Total**

**Payments/Credits**

**Balance Due**

Phone #	Fax #	E-mail
(727) 480-6514		fieldsconsultinggroup@yahoo.com

**Fields**  
CONSULTING GROUP, LLC  
11749 Crestridge Loop  
Trinity, FL 34655



# Invoice

Date	Invoice #
5/19/2025	3563

Bill To
Inframark Two Rivers North CDD Attn: Jayna Cooper 2005 Pan Am Circle #300 Tampa, FL 33607

P.O. No.	Terms

Item	Description	Qty	Rate	Amount
Install (Signage)	Northwater - Item #16b : "Graze Ln" - Replaced broken street name sign frame with (1) new style sign frame; includes removal / disposal of broken sign frame components and installation of the (2) existing single faced street name sign panels.	1	300.00	300.00
Install (Signage)	Northwater - Item #17 : "Nye Ln" - Replaced broken street name sign frame with (1) new style sign frame; includes removal / disposal of broken sign frame components and installation of the (2) existing single faced street name sign panels.	1	300.00	300.00
Install (Signage)	Northwater - Item #18 : "Sunflower Hill Dr" - Replaced missing "PED Crossing" (30x30) diamond shaped sign + black sign backer frame (32x32); Installed with new stainless hex bolts.	1	450.00	450.00

**Subtotal** \$7,150.00

**Sales Tax (7.0%)** \$0.00

**Total** \$7,150.00

**Payments/Credits** \$0.00

**Balance Due** \$7,150.00

Phone #	Fax #	E-mail
(727) 480-6514		fieldsconsultinggroup@yahoo.com



2002 West Grand Parkway North  
Suite 100  
Katy, TX 77449

**BILL TO**

Two Rivers North CDD  
2005 Pan Am Cir Ste 300  
Tampa FL 33607-6008  
United States

**INVOICE#**

150136

**CUSTOMER ID**

C2410

**PO#****DATE**

5/28/2025

**NET TERMS**

Net 30

**DUE DATE**

6/27/2025

Services provided for the Month of: April 2025

DESCRIPTION	QTY	UOM	RATE	MARKUP	AMOUNT
Work Order # WOTR03132025 \$675	1	Ea	675.00		675.00
<b>Subtotal</b>					<b>675.00</b>

**Subtotal**

\$675.00

**Tax**

\$0.00

**Total Due**

\$675.00

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

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

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

*Account Name: INFRAMARK, LLC*

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

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

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



**INVOICE**

**Kings Power Washing Services**  
 1735 Rumar Ln  
 Holiday, FL 34691

info@kingspowerwasher.com  
 +1 (352) 428-7519  
<http://www.kingspowerwasher.com>

**Bill to**

Two Rivers North-Childers  
 Childers  
 2005 Pan Am Cir  
 Tampa FL 33607

**Invoice details**

Invoice no.: 1119  
 Invoice date: 05/05/2025

#	Product or service	SKU	Description	Rate	Amount
1.	<b>Pool deck cleaning</b>		Pool deck was spot treated around trash can and high traffic areas.	\$200.00	\$200.00
<b>Total</b>					<b>\$200.00</b>



# INVOICE

Number: INV0013 D

Date: May 1, 2025

Due date: On receipt

**BILL TO:****INFRAMARK**

813.608-8242

jayna.cooper@inframark.com

2005 Pan Am Circle, Suite 300 | Tampa, FL 33607

**INVOICE FROM:****M&R Property Solutions**

808-291-3629

mike.rod.propertytsolutions@gmail.com

Spring Hill, FL

Description	Quantity	Unit price	Amount
<b>SIDEWALK REPAIR</b>			
20' x 5' cracked sidewalk to be excavated and install new concrete. Brush texture finish.	1	\$1,800.00	\$1,800.00
<b>SIDEWALK REPAIR</b>			
20' x 5' cracked sidewalk to be excavated and install new concrete. Brush texture finish.	1	\$750.00	\$750.00
<b>STORM DRAIN CURBING REPAIR</b>			
Repair damaged storm drain curbing	1	\$600.00	\$600.00
<b>TRAVEL DISTANCE</b>			
	216	\$0.64	\$138.24
<b>MATERIALS</b>			
A/C filters	64	\$7.50	\$480.00

**SUBTOTAL:** \$3,768.24**TOTAL:** \$3,768.24**PAID:** \$0.00**Payment instructions**

Venmo: MR\_HandyMan

Zelle: 8082913629

PayPal: 8082913629

**BALANCE DUE** **\$3,768.24**

QTY	DESCRIPTION		UNIT PRICE	LINE TOTAL
	<b>Special Size Opening</b>			
<b>1</b>	<b>3080 Welded Hollow Metal Commercial Frame (Custom Frame)</b>			
<b>1</b>	<b>3080 Steel 6 Panel Door 161</b>			
<b>4</b>	<b>BB ½ x 4 ½ Commercial Stainless-Steel Hinges</b>			
<b>1</b>	<b>Commercial door closer</b>			
<b>1</b>	<b>36" Alum threshold</b>			
<b>1</b>	<b>Remove, Dispose and Install new frame and door</b>			
			<b>Subtotal</b>	<b>5,470.00</b>

## Business Visa

## Questions?



Write  
TRUIST CARD SERVICES  
PO BOX 200  
WILSON, NC 27894-0200

### Important information

If you or other cardholders on your account elect to set-up fixed recurring payment amounts, you must ensure that the fixed payment(s) cover at least the Minimum Payment Due for each billing cycle. Failing to pay at least the Minimum Payment Due by the payment due date may result in the assessment of late payment fees.

8

Please detach bottom portion and submit with payment using enclosed envelope.

TRUIST BANK  
PO BOX 400  
WILSON NC 27894-0400

4800005621368000000000000000000020000000000000041384

TWO RIVERS NORTH CMNTY DEV DISTRICT  
ERIC DAVIDSON  
2005 PAN AM CIR STE 300  
TAMPA FL 33607-6008

\*\*\*N0005635

TRUIST BANK  
PO BOX 791622  
BALTIMORE MD 21279-1622

Pay online at: [TRUIST.COM](http://TRUIST.COM)  
Pay by phone: 844-487-8478  
Make checks payable to: TRUIST BANK

Account number ending in	1013
Statement closing date	05/09/25
New balance	\$413.84
Minimum payment due	\$20.00
Payment due Date	06/03/25
Amount enclosed	\$



Page 1 of 4

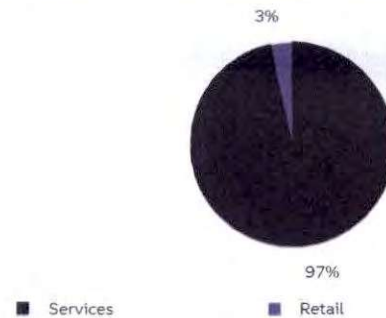
Billing cycle 04/10/25 - 05/09/25  
Account number ending in 1013

### Payment information

New balance	\$413.84
-------------	----------

Minimum payment due	<b>\$20.00</b>
Payment due date	06/03/25

### Spending this cycle



**Abstract**

|| 58 10 13 7 7 || 56 130 17 56 14 1 18 7 18 10 13 ||





TWO RIVERS NORTH CMNTY DEV DISTRICT  
Business Visa

Page 2 of 4  
Billing cycle 04/10/25 - 05/09/25  
Account number ending in 1013

**Important contact details**

**Lost/Stolen Card?** Please call us immediately at 844-487-8478 to report any loss, theft, or suspected or actual Unauthorized Use of Card or Account.

**Address Change?** Call us at 844-487-8478

**Making payments**

You must pay the Minimum Payment each month by the Payment Due Date. You may make payments on the Account in any of the following ways:

- At any Truist branch during normal business hours.
- By calling the Truist Contact Center at 844-4TRUIST (844-487-8478).
- By using Truist Online Banking.
- By mail at the address listed on the payment coupon on the front of this statement - please allow at least five (5) business days for delivery.

Payments that Truist receives prior to midnight ET through Truist Online Banking, a Truist branch, or by phone or mail at the address shown on the front of your statement will be credited as of the date received.

Any failure to comply with the following instructions may cause your payment to be delayed. This delay may result in additional charges and possible suspension/closure (or all of these) of the Account.

- Payment must be in U.S. dollars, but not in cash unless the payment is made at a Truist branch.
- Payment must come from a U.S. deposit account or cashier's check drawn on a U.S. financial institution.
- Payment must not include restrictive language (e.g., "payment in full") or other language attached to the payment; Truist may accept any payment with restrictive language without losing our rights.
- Payment cannot come from a credit account that Truist provides you (e.g., a Convenience Check, Cash Advance, or Balance Transfer made on this Account).
- Payment in a paper form (such as a check, money order, or cashier's check) must include the payment coupon from the Statement or have the Account number (or Cardholder Account number, if applicable) written on the payment.

**Authorization to convert your check to an electronic transfer debit**

When you provide a check as payment, you authorize us to use information from your check to make a one-time electronic fund transfer from your account. In certain circumstances, such as for technical or processing reasons, we may process your payment as a check transaction. When we use information from your check to make an electronic fund transfer, funds may be withdrawn from your account as soon as the same day we receive your payment, and you will not receive your check back from your financial institution.

**Calculating interest charges**

*To calculate the Average Daily Balance on your Account:* Truist adds the outstanding daily Balance (including new Transactions) and periodic interest charges, fees, and unpaid interest charges while deducting payments and credits; this is done for each Transaction type (e.g., Purchases, Balance Transfers, Cash Advances) for each day in the Billing Cycle.

We may make additional adjustments, as appropriate, subject to applicable law (e.g., when a Transaction is disputed). This gives us the daily Balance for each Transaction type. Truist then adds all of the daily Balances for each separate Transaction type on the Account for each day of the Billing Cycle and divides that total amount by the number of days in the Billing Cycle. This results in the Average Daily Balance for each Transaction type for the Billing Cycle. This amount(s) appears on the reverse side in the column headed "Balance Subject to Interest Rate".

*To calculate the Finance Charges on your Account:* Truist first determines the Daily Periodic Rate (DPR) for each Transaction type by taking the applicable APR and dividing it by 365 (366 days during leap year). Truist then multiplies the Average Daily Balance for each Transaction type by the number of days in the Billing Cycle and the resulting figure by the DPR for that Transaction type (Average Daily Balance x # of days in Billing Cycle x DPR). We then total all of the interest charges for each Transaction type. This is the total interest charge for the Billing Cycle.

If you see an error on your statement or wish to dispute a charge

If you see an error, wish to dispute a charge, or if you need more information about a transaction on your bill, write us at Truist Bank, P.O. Box 819, Wilson, NC 27894-0819. Your dispute must be submitted no later than 60 days after we sent you the first bill on which the error or problem appeared. You may also submit a dispute by calling 844-4TRUIST (844-487-8478).

In your letter, give us the following information:

- Account Information: Your name and account number
- Dollar Amount: The dollar amount of the suspected error.
- Description of Problem: If you think there is an error on your bill, describe what you believe is wrong and why you believe it is a mistake.

You do not have to pay any amount in question while we are investigating, but you are still obligated to pay the parts of your bill that are not in question. While we investigate your question, we cannot report you as delinquent or take any action to collect the amount you question.

**Sharing of Information**

Truist may, to the extent and in the manner permitted by applicable law, communicate information about Truist's experiences and Transactions with you to credit bureaus, Truist's affiliates, and others who may properly receive that information. Truist only reports Business Credit to Business Bureaus. A complete copy of the Truist Privacy Policy is available at Truist.com or by calling 844-4TRUIST (844-487-8478).

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TWO RIVERS NORTH CMNTY DEV DISTRICT

Business Visa

Page 3 of 4

Billing cycle 04/10/25 - 05/09/25

Account number ending in 1013

**Cardholder activity****Total cardholder new activity: \$413.84**

Tran date	Post date	Reference number	Transaction description	Amount
<b>JESENIA PEREZ</b>			<b>Account number ending in 8900</b>	<b>Total: \$413.84</b>
04/30	05/01	24275395120900015935933	ALVAREZ PLUMBING AND AIR 813-6557520 FL	\$400.00
05/07	05/09	24943015128010191619489	THE HOME DEPOT #8929 ZEPHYRHILLS FL	\$13.84

**Interest charge calculation**Your **Annual Percentage Rate (APR)** is the annual interest rate on your account.

Type of balance	Annual percentage rate (APR)	Periodic interest rate	Balance subject to interest rate	Interest charge	Expires on
PURCHASE	0.00%	0.00000% (D)	\$0.00	\$0.00	-
PROMO	0.00%	0.00000% (D)	\$0.00	\$0.00	-

(V) = Variable Rate

(D) = Daily, (M) = Monthly

**Go paperless.**Enjoy quicker access to your monthly statements - viewable anytime, anywhere. Enroll today at [Truist.com](https://www.truist.com).**Set up automatic payments**

Automatically pay your full statement balance, minimum payment or a set amount each each month. Sign in to Truist online banking to set up recurring payments today.

**Jessy's Expense Report - Two Rivers**

<b>Date</b>	<b>Vendor / Merchant</b>	<b>Description</b>	<b>Amount</b>	<b>Category</b>
4.30.25	Alvarez Plumbing & AC	AC Repair at Childers Clubhouse	\$ 400.00	Amenity Maintenance & Repairs
5.7.25	Home Depot	2 buckets and a copy of key	\$ 13.84	Amenity Maintenance & Repairs
5.14.25	Home Depot	Paint roller & tray	\$ 8.72	Amenity Maintenance & Repairs

**ers North CDD**

<b>Fund Code</b>	<b>Account No.</b>	<b>Org Unit</b>	<b>Sub Account</b>	<b>Receipt Attached</b>	<b>Notes</b>
				<b>(Yes/No)</b>	
001	546176	57201	5000	Yes	
001	546176	57201	5000	Yes	
001	546176	57201	5000	Yes	



# **Two Rivers North Community Development District**

Financial Statements  
(Unaudited)

Period Ending  
May 31, 2025

Prepared by:



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

TWO RIVERS NORTH COMMUNITY DEVELOPMENT DISTRICT

Balance Sheet

As of May 31, 2025

(In Whole Numbers)

ACCOUNT DESCRIPTION	SERIES 2022						TOTAL
	SERIES 2022		CAPITAL		GENERAL		
	GENERAL	DEBT SERVICE	PROJECTS	FIXED ASSETS	LONG-TERM		
	FUND	FUND	FUND	FUND	DEBT FUND		
<b>ASSETS</b>							
Cash - Operating Account	\$ 658,238	\$ -	\$ -	\$ -	\$ -	\$ -	658,238
Accounts Receivable - Other	6,854	-	-	-	-	-	6,854
Due From Developer	12,761	-	-	-	-	-	12,761
Due From Other Funds	-	38,675	38	-	-	-	38,713
Investments:							
Acquisition & Construction Account	-	-	4,726	-	-	-	4,726
Reserve Fund	-	608,939	-	-	-	-	608,939
Revenue Fund	-	549,404	-	-	-	-	549,404
Prepaid Trustee Fees	2,694	-	-	-	-	-	2,694
Deposits	2,195	-	-	-	-	-	2,195
Utility Deposits	320,676	-	-	-	-	-	320,676
Fixed Assets							
Construction Work In Process	-	-	-	10,436,499	-	-	10,436,499
Amount To Be Provided	-	-	-	-	18,114,500	-	18,114,500
<b>TOTAL ASSETS</b>	<b>\$ 1,003,418</b>	<b>\$ 1,197,018</b>	<b>\$ 4,764</b>	<b>\$ 10,436,499</b>	<b>\$ 18,114,500</b>	<b>\$ -</b>	<b>30,756,199</b>
<b>LIABILITIES</b>							
Accounts Payable	\$ 3,017	\$ -	\$ -	\$ -	\$ -	\$ -	3,017
Accounts Payable - Other	15,247	-	-	-	-	-	15,247
Due To Developer	318,726	-	-	-	-	-	318,726
Bonds Payable	-	-	-	-	18,114,500	-	18,114,500
Due To Other Funds	38,713	-	-	-	-	-	38,713
<b>TOTAL LIABILITIES</b>	<b>375,703</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>18,114,500</b>	<b>-</b>	<b>18,490,203</b>

**TWO RIVERS NORTH COMMUNITY DEVELOPMENT DISTRICT**  
**Balance Sheet**  
As of May 31, 2025  
(In Whole Numbers)

ACCOUNT DESCRIPTION	SERIES 2022						TOTAL
	GENERAL FUND	SERIES 2022	CAPITAL PROJECTS FUND	GENERAL		GENERAL LONG-TERM DEBT FUND	
		DEBT SERVICE FUND		FIXED ASSETS FUND			
<b>FUND BALANCES</b>							
Nonspendable:							
Prepaid Trustee Fees	2,694	-	-	-	-	-	2,694
Restricted for:							
Debt Service	-	1,197,018	-	-	-	-	1,197,018
Capital Projects	-	-	4,764	-	-	-	4,764
Unassigned:	625,021	-	-	10,436,499	-	-	11,061,520
<b>TOTAL FUND BALANCES</b>	<b>627,715</b>	<b>1,197,018</b>	<b>4,764</b>	<b>10,436,499</b>	<b>-</b>	<b>-</b>	<b>12,265,996</b>
<b>TOTAL LIABILITIES &amp; FUND BALANCES</b>							
	<b>\$ 1,003,418</b>	<b>\$ 1,197,018</b>	<b>\$ 4,764</b>	<b>\$ 10,436,499</b>	<b>\$ 18,114,500</b>	<b>\$</b>	<b>\$ 30,756,199</b>

**TWO RIVERS NORTH COMMUNITY DEVELOPMENT DISTRICT**  
**Statement of Revenues, Expenditures and Changes in Fund Balances**  
For the Period Ending May 31, 2025  
General Fund (001)  
*(In Whole Numbers)*

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<b><u>REVENUES</u></b>				
Fence Easement Revenue	\$ -	\$ 300	\$ 300	0.00%
Interest - Tax Collector	-	2,393	2,393	0.00%
Rental Income	-	400	400	0.00%
Special Assmnts- Tax Collector	1,440,045	1,371,580	(68,465)	95.25%
Special Assmnts- CDD Collected	-	6,314	6,314	0.00%
Developer Contribution	-	97,000	97,000	0.00%
Other Miscellaneous Revenues	-	650	650	0.00%
<b>TOTAL REVENUES</b>	<b>1,440,045</b>	<b>1,478,637</b>	<b>38,592</b>	<b>102.68%</b>

**EXPENDITURES****Administration**

Supervisor Fees	10,000	5,400	4,600	54.00%
Payroll-Pool Monitors	24,000	-	24,000	0.00%
ProfServ-Dissemination Agent	5,000	2,917	2,083	58.34%
ProfServ-Info Technology	600	567	33	94.50%
ProfServ-Recording Secretary	2,400	2,230	170	92.92%
ProfServ-Trustee Fees	6,500	-	6,500	0.00%
ProfServ-Wildlife Management Service	6,400	-	6,400	0.00%
Waterway Management	2,500	-	2,500	0.00%
District Counsel	9,500	22,629	(13,129)	238.20%
District Engineer	9,500	350	9,150	3.68%
Administrative Services	4,500	4,997	(497)	111.04%
Management & Accounting Services	6,000	-	6,000	0.00%
District Manager	25,000	24,907	93	99.63%
Accounting Services	9,000	12,350	(3,350)	137.22%
Auditing Services	6,000	2,000	4,000	33.33%
Onsite Staff	85,000	32,347	52,653	38.06%
Website Compliance	1,500	1,500	-	100.00%
Internet & Wifi	2,400	-	2,400	0.00%
Postage, Phone, Faxes, Copies	2,000	563	1,437	28.15%
Rentals & Leases	600	700	(100)	116.67%
Public Officials Insurance	2,574	-	2,574	0.00%
Insurance -Property & Casualty	35,000	19,868	15,132	56.77%
Insurance Deductible	2,500	-	2,500	0.00%
R&M-Plant Replacement	30,000	-	30,000	0.00%
Annual Tree Trimming	10,000	-	10,000	0.00%
Legal Advertising	3,500	3,450	50	98.57%



**TWO RIVERS NORTH COMMUNITY DEVELOPMENT DISTRICT**  
**Statement of Revenues, Expenditures and Changes in Fund Balances**  
For the Period Ending May 31, 2025  
General Fund (001)  
*(In Whole Numbers)*

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
Bank Fees	200	-	200	0.00%
Financial & Revenue Collections	5,000	3,333	1,667	66.66%
Meeting Expense	4,000	87	3,913	2.18%
Website Administration	1,200	822	378	68.50%
Miscellaneous Expenses	250	-	250	0.00%
Office Supplies	100	-	100	0.00%
Dues, Licenses, Subscriptions	175	325	(150)	185.71%
<b>Total Administration</b>	<b>312,899</b>	<b>141,342</b>	<b>171,557</b>	<b>45.17%</b>
<b><u>Electric Utility Services</u></b>				
Utility - Gas	10,000	630	9,370	6.30%
Utility - Electric	30,000	26,765	3,235	89.22%
Utility - StreetLights	190,000	10,567	179,433	5.56%
<b>Total Electric Utility Services</b>	<b>230,000</b>	<b>37,962</b>	<b>192,038</b>	<b>16.51%</b>
<b><u>Garbage/Solid Waste Services</u></b>				
Utility - Water	3,000	3,279	(279)	109.30%
<b>Total Garbage/Solid Waste Services</b>	<b>3,000</b>	<b>3,279</b>	<b>(279)</b>	<b>109.30%</b>
<b><u>Stormwater Control</u></b>				
Aquatic Maintenance	38,000	40,946	(2,946)	107.75%
Aquatic Plant Replacement	5,000	-	5,000	0.00%
<b>Total Stormwater Control</b>	<b>43,000</b>	<b>40,946</b>	<b>2,054</b>	<b>95.22%</b>
<b><u>Other Physical Environment</u></b>				
Contracts-Janitorial Services	32,000	22,350	9,650	69.84%
Contracts-Trash & Debris Removal	9,000	-	9,000	0.00%
Contracts-Other Landscape	15,000	4,375	10,625	29.17%
Contracts-Pool & Spa	36,000	23,810	12,190	66.14%
Security & Fire Monitoring Services	12,000	-	12,000	0.00%
Contracts - Landscape	477,000	401,132	75,868	84.09%
Janitorial Services & Supplies	3,000	1,575	1,425	52.50%
Insurance - General Liability	3,146	-	3,146	0.00%
R&M-Other Landscape	15,000	2,600	12,400	17.33%
R&M-Swimming Pool	6,000	-	6,000	0.00%
R&M-Boundary Walls/Fences/Monuments	30,000	39,523	(9,523)	131.74%
Landscape - Annuals	18,000	10,956	7,044	60.87%
Landscape - Mulch	35,000	8,556	26,444	24.45%
R&M-Security Cameras	4,000	-	4,000	0.00%
R&M-Trail Maintenance	10,000	-	10,000	0.00%
Irrigation Maintenance	30,000	3,233	26,767	10.78%
Entry & Walls Maintenance	10,000	7,900	2,100	79.00%
<b>Total Other Physical Environment</b>	<b>745,146</b>	<b>526,010</b>	<b>219,136</b>	<b>70.59%</b>

**TWO RIVERS NORTH COMMUNITY DEVELOPMENT DISTRICT**  
**Statement of Revenues, Expenditures and Changes in Fund Balances**  
For the Period Ending May 31, 2025  
General Fund (001)  
*(In Whole Numbers)*

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<b><u>Road and Street Facilities</u></b>				
Sidewalk & Pavement Repair	30,000	3,768	26,232	12.56%
<b>Total Road and Street Facilities</b>	<b>30,000</b>	<b>3,768</b>	<b>26,232</b>	<b>12.56%</b>
<b><u>Parks and Recreation</u></b>				
Field Services	12,000	10,889	1,111	90.74%
Pest Control	2,400	1,092	1,308	45.50%
Amenity Maintenance & Repairs	20,000	17,656	2,344	88.28%
Access Control Maintenance & Repair	10,000	684	9,316	6.84%
Special Events	10,000	1,200	8,800	12.00%
Amenity Center-Miscellaneous Facility	4,000	9,627	(5,627)	240.68%
Access Control	2,000	350	1,650	17.50%
Park Garbage & Dog Waste Station Supplies	5,000	-	5,000	0.00%
Pool Permits	600	-	600	0.00%
<b>Total Parks and Recreation</b>	<b>66,000</b>	<b>41,498</b>	<b>24,502</b>	<b>62.88%</b>
<b><u>Contingency</u></b>				
Misc-Contingency	10,000	7,176	2,824	71.76%
<b>Total Contingency</b>	<b>10,000</b>	<b>7,176</b>	<b>2,824</b>	<b>71.76%</b>
<b>TOTAL EXPENDITURES</b>	<b>1,440,045</b>	<b>801,981</b>	<b>638,064</b>	<b>55.69%</b>
Excess (deficiency) of revenues				
Over (under) expenditures	-	676,656	676,656	0.00%
<b><u>OTHER FINANCING SOURCES (USES)</u></b>				
Capital Improvement	-	1,406,358	1,406,358	0.00%
Construction in Progress	-	(1,406,358)	(1,406,358)	0.00%
<b>TOTAL FINANCING SOURCES (USES)</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>0.00%</b>
Net change in fund balance	\$ -	\$ 676,656	\$ 676,656	0.00%
<b>FUND BALANCE, BEGINNING (OCT 1, 2024)</b>		<b>(48,942)</b>		
<b>FUND BALANCE, ENDING</b>		<b>\$ 627,714</b>		

**TWO RIVERS NORTH COMMUNITY DEVELOPMENT DISTRICT**  
**Statement of Revenues, Expenditures and Changes in Fund Balances**  
For the Period Ending May 31, 2025  
Series 2022 Debt Service Fund (204)  
*(In Whole Numbers)*

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<b><u>REVENUES</u></b>				
Interest - Investments	\$ -	\$ 38,176	\$ 38,176	0.00%
Special Assmnts- Tax Collector	-	1,245,531	1,245,531	0.00%
Special Assmnts- CDD Collected	1,214,556	1,194,792	(19,764)	98.37%
<b>TOTAL REVENUES</b>	<b>1,214,556</b>	<b>2,478,499</b>	<b>1,263,943</b>	<b>204.07%</b>
<b><u>EXPENDITURES</u></b>				
<b><u>Debt Service</u></b>				
Principal Debt Retirement	914,556	300,000	614,556	32.80%
Interest Expense	300,000	921,494	(621,494)	307.16%
<b>Total Debt Service</b>	<b>1,214,556</b>	<b>1,221,494</b>	<b>(6,938)</b>	<b>100.57%</b>
<b>TOTAL EXPENDITURES</b>	<b>1,214,556</b>	<b>1,221,494</b>	<b>(6,938)</b>	<b>100.57%</b>
Excess (deficiency) of revenues Over (under) expenditures	-	1,257,005	1,257,005	0.00%
<b>FUND BALANCE, BEGINNING (OCT 1, 2024)</b>		<b>(59,987)</b>		
<b>FUND BALANCE, ENDING</b>		<b>\$ 1,197,018</b>		

**TWO RIVERS NORTH COMMUNITY DEVELOPMENT DISTRICT**  
**Statement of Revenues, Expenditures and Changes in Fund Balances**  
For the Period Ending May 31, 2025  
Series 2022 Capital Projects Fund (304)  
*(In Whole Numbers)*

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<b><u>REVENUES</u></b>				
Interest - Investments	\$ -	\$ 144	\$ 144	0.00%
<b>TOTAL REVENUES</b>	<b>-</b>	<b>144</b>	<b>144</b>	<b>0.00%</b>
<b><u>EXPENDITURES</u></b>				
<b><u>Construction In Progress</u></b>				
Construction in Progress	-	1,493	(1,493)	0.00%
<b>Total Construction In Progress</b>	<b>-</b>	<b>1,493</b>	<b>(1,493)</b>	<b>0.00%</b>
<b>TOTAL EXPENDITURES</b>	<b>-</b>	<b>1,493</b>	<b>(1,493)</b>	<b>0.00%</b>
Excess (deficiency) of revenues				
Over (under) expenditures	-	(1,349)	(1,349)	0.00%
<b>FUND BALANCE, BEGINNING (OCT 1, 2024)</b>		<b>6,113</b>		
<b>FUND BALANCE, ENDING</b>		<b>\$ 4,764</b>		

# Bank Account Statement

Two Rivers North CDD

**Bank Account No.** 5652  
**Statement No.** 05\_25

**Statement Date** 05/31/2025

<b>G/L Account No. 101001 Balance</b>	658,237.57	<b>Statement Balance</b>	722,477.01
		<b>Outstanding Deposits</b>	40,292.30
<b>Positive Adjustments</b>	0.00		
<b>Subtotal</b>	658,237.57	<b>Subtotal</b>	762,769.31
<b>Negative Adjustments</b>	0.00	<b>Outstanding Checks</b>	-104,531.74
<b>Ending G/L Balance</b>	658,237.57	<b>Ending Balance</b>	658,237.57

Posting Date	Document Type	Document No.	Vendor	Description	Amount	Cleared Amount	Difference
<b>Deposits</b>							
							0.00
04/28/2025	Payment	5652	Fence Easement Revenue	Deposit No. 5652	150.00	150.00	0.00
05/19/2025	Payment	BD00046	Other Miscellaneous Revenues	Deposit No. BD00046	225.00	225.00	0.00
05/13/2025	Payment	BD00047	Special Assmnts-CDD Collected	Deposit No. BD00047	6,313.56	6,313.56	0.00
<b>Total Deposits</b>					6,688.56	6,688.56	0.00
<b>Checks</b>							
							0.00
03/25/2025	Payment	1348	NICHOLAS J. DISTER	Check for Vendor V00010	-200.00	-200.00	0.00
04/07/2025	Payment	DD329	PASCO COUNTY UTILITIES SERVICE ACH	Payment of Invoice 001125	-18.63	-18.63	0.00
04/17/2025	Payment	1372	INFRAMARK LLC	Check for Vendor V00016	-194.45	-194.45	0.00
04/17/2025	Payment	1374	NICHOLAS J. DISTER	Check for Vendor V00010	-200.00	-200.00	0.00
04/28/2025	Payment	300013	PASCO COUNTY UTILITIES SERVICE ACH	Inv: 22227462	-6.48	-6.48	0.00
04/28/2025	Payment	300014	PASCO COUNTY UTILITIES SERVICE ACH	Inv: 22229491	-58.32	-58.32	0.00
04/28/2025	Payment	300015	PASCO COUNTY UTILITIES SERVICE ACH	Inv: 22227711	-905.38	-905.38	0.00
04/28/2025	Payment	300016	PASCO COUNTY UTILITIES SERVICE ACH	Inv: 22227468	-33.21	-33.21	0.00
04/28/2025	Payment	300019	PASCO COUNTY UTILITIES SERVICE ACH	Inv: 22227464	-479.52	-479.52	0.00
04/28/2025	Payment	300020	PASCO COUNTY UTILITIES SERVICE ACH	Inv: 22227460	-80.19	-80.19	0.00



# Bank Account Statement

Two Rivers North CDD

**Bank Account No.** 5652  
**Statement No.** 05\_25

**Statement Date** 05/31/2025

04/28/2025	Payment	300023	PASCO COUNTY UTILITIES SERVICE ACH	Inv: 22227457	-27.54	-27.54	0.00
04/28/2025	Payment	300024	PASCO COUNTY UTILITIES SERVICE ACH	Inv: 22227456	-50.22	-50.22	0.00
04/28/2025	Payment	300025	PASCO COUNTY UTILITIES SERVICE ACH	Inv: 22227455	-9.72	-9.72	0.00
04/28/2025	Payment	300026	PASCO COUNTY UTILITIES SERVICE ACH	Inv: 22227454	-203.31	-203.31	0.00
04/28/2025	Payment	300027	PASCO COUNTY UTILITIES SERVICE ACH	Inv: 22228482	-151.47	-151.47	0.00
04/28/2025	Payment	300028	PASCO COUNTY UTILITIES SERVICE ACH	Inv: 22227712	-435.14	-435.14	0.00
04/28/2025	Payment	300029	PASCO COUNTY UTILITIES SERVICE ACH	Inv: 22227467	-38.88	-38.88	0.00
04/28/2025	Payment	300030	PASCO COUNTY UTILITIES SERVICE ACH	Inv: 22227463	-1.62	-1.62	0.00
04/28/2025	Payment	300031	TECO TAMPA ELECTRIC ACH	Inv: 051325 9981	-43.90	-43.90	0.00
04/28/2025	Payment	300032	TECO TAMPA ELECTRIC ACH	Inv: 042225 6184	-162.60	-162.60	0.00
04/30/2025	Payment	1379	DOWN TO EARTH LANDSCAPE & IRRIGATION	Check for Vendor V00025	-22,432.28	-22,432.28	0.00
04/30/2025	Payment	1380	INFRAMARK LLC	Check for Vendor V00016	-36.85	-36.85	0.00
04/30/2025	Payment	1381	TRULY NOLEN BRANCH 059	Check for Vendor V00046	-85.00	-85.00	0.00
05/07/2025	Payment	300033	CHARTER COMMUNICATION S ACH	Inv: 1665027042425	-74.99	-74.99	0.00
05/08/2025	Payment	1382	ALCHEMY POOL SERVICE LLC	Check for Vendor V00042	-3,750.00	-3,750.00	0.00
05/08/2025	Payment	1383	BIG SUN FENCING & BIG SUN PRODUCTS	Check for Vendor V00058	-1,880.00	-1,880.00	0.00
05/08/2025	Payment	1384	DOWN TO EARTH LANDSCAPE & IRRIGATION	Check for Vendor V00025	-38,125.68	-38,125.68	0.00
05/08/2025	Payment	1385	GRAU AND ASSOCIATES	Check for Vendor V00028	-500.00	-500.00	0.00
05/08/2025	Payment	1387	JAYMAN ENTERPRISES	Check for Vendor V00047	-3,300.00	-3,300.00	0.00
05/08/2025	Payment	1388	KINGS POWER WASHING SERVICE	Check for Vendor V00050	-200.00	-200.00	0.00
05/08/2025	Payment	1389	NEXTERA ENERGY PASCO COUNTY	Check for Vendor V00059	-7.22	-7.22	0.00
05/08/2025	Payment	1390	PROPERTY APPRAISER	Check for Vendor V00003	-150.00	-150.00	0.00
05/08/2025	Payment	1391	SITEX AQUATICS	Check for Vendor V00026	-3,010.00	-3,010.00	0.00
05/08/2025	Payment	1392	THE DOOR WHISPERER, LLC	Check for Vendor V00070	-5,470.00	-5,470.00	0.00

# Bank Account Statement

Two Rivers North CDD

**Bank Account No.** 5652  
**Statement No.** 05\_25

**Statement Date** 05/31/2025

05/12/2025	Payment	1393	PASCO COUNTY UTILITIES SERVICE ACH	Check for Vendor V00031	-61.68	-61.68	0.00
05/14/2025	Payment	1394	STRALEY ROBIN VERICKER	Check for Vendor V00007	-1,985.00	-1,985.00	0.00
05/21/2025	Payment	1395	A-TECH CONSULTING, INC	Check for Vendor V00061	-508.67	-508.67	0.00
05/21/2025	Payment	1396	TIMES PUBLISHING COM	Check for Vendor V00006	-780.00	-780.00	0.00
05/22/2025	Payment	1397	CARLOS DE LA OSSA	Check for Vendor V00022	-200.00	-200.00	0.00
05/22/2025	Payment	1398	KELLY ANN EVANS	Check for Vendor V00014	-200.00	-200.00	0.00
05/22/2025	Payment	1399	THOMAS R. SPENCE CHARTER	Check for Vendor V00013	-200.00	-200.00	0.00
05/23/2025	Payment	300034	COMMUNICATION S ACH	Inv: 1669019050725	-74.99	-74.99	0.00
05/23/2025	Payment	300035	WITHLACOOOCHEE RIVER ELECTRIC ACH	Inv: 051225 7327	-56.31	-56.31	0.00
05/23/2025	Payment	300036	WITHLACOOOCHEE RIVER ELECTRIC ACH	Inv: 051225 7332	-47.16	-47.16	0.00
05/23/2025	Payment	300037	WITHLACOOOCHEE RIVER ELECTRIC ACH	Inv: 051225 7333	-40.70	-40.70	0.00
05/23/2025	Payment	300038	WITHLACOOOCHEE RIVER ELECTRIC ACH	Inv: 051225 7341	-33.04	-33.04	0.00
05/23/2025	Payment	300039	WITHLACOOOCHEE RIVER ELECTRIC ACH	Inv: 051225 8834	-4,450.69	-4,450.69	0.00
05/23/2025	Payment	300040	WITHLACOOOCHEE RIVER ELECTRIC ACH	Inv: 051225 8838	-4,044.21	-4,044.21	0.00
05/23/2025	Payment	300041	WITHLACOOOCHEE RIVER ELECTRIC ACH	Inv: 051225 6250	-494.83	-494.83	0.00
05/23/2025	Payment	300042	WITHLACOOOCHEE RIVER ELECTRIC ACH	Inv: 051225 2688	-40.59	-40.59	0.00
05/23/2025	Payment	300043	WITHLACOOOCHEE RIVER ELECTRIC ACH	Inv: 051225 2690	-40.92	-40.92	0.00
05/23/2025	Payment	300044	WITHLACOOOCHEE RIVER ELECTRIC ACH	Inv: 051225 2691	-547.88	-547.88	0.00
05/23/2025	Payment	300045	WITHLACOOOCHEE RIVER ELECTRIC ACH	Inv: 051225 8828	-42.21	-42.21	0.00
05/23/2025	Payment	300046	WITHLACOOOCHEE RIVER ELECTRIC ACH	Inv: 051225 8832	-34.22	-34.22	0.00
05/30/2025	Payment	300051	PASCO COUNTY UTILITIES SERVICE ACH	Inv: 22393923	-0.81	-0.81	0.00
05/30/2025	Payment	300055	PASCO COUNTY UTILITIES SERVICE ACH	Inv: 22393917	-4.86	-4.86	0.00

# Bank Account Statement

Two Rivers North CDD

**Bank Account No.** 5652  
**Statement No.** 05\_25

**Statement Date** 05/31/2025

05/30/2025	Payment	300056	PASCO COUNTY UTILITIES SERVICE ACH	Inv: 22393916	-1.62	-1.62	0.00
05/23/2025	Payment	DD331	TRUIST - CC (ACH)	Payment of Invoice 001217	-413.84	-413.84	0.00
<b>Total Checks</b>					-96,626.83	-96,626.83	0.00

## Adjustments

## Total Adjustments

## Outstanding Checks

10/03/2024	Payment	1210	TECO TAMPA ELECTRIC ACH	Check for Vendor V00043			-1,275.91
04/07/2025	Payment	DD315	PASCO COUNTY UTILITIES SERVICE ACH	Payment of Invoice 001111			-1.62
04/07/2025	Payment	DD316	PASCO COUNTY UTILITIES SERVICE ACH	Payment of Invoice 001112			-4.86
04/07/2025	Payment	DD330	PASCO COUNTY UTILITIES SERVICE ACH	Payment of Invoice 001126			-0.81
05/08/2025	Payment	1386	INFRAMARK LLC	Check for Vendor V00016			-48,552.78
05/22/2025	Payment	1400	NICHOLAS J. DISTER	Check for Vendor V00010			-200.00
05/28/2025	Payment	1401	DOWN TO EARTH LANDSCAPE & IRRIGATION FIELDS	Check for Vendor V00025			-25,631.17
05/28/2025	Payment	1402	CONSULTING GROUP, LLC	Check for Vendor V00069			-7,150.00
05/28/2025	Payment	1403	INFRAMARK LLC	Check for Vendor V00016			-15,091.67
05/28/2025	Payment	1404	SAFE TOUCH LLC	Check for Vendor V00054			-175.00
05/28/2025	Payment	1405	TRULY NOLEN BRANCH 059	Check for Vendor V00046			-85.00
05/28/2025	Payment	1406	PASCO COUNTY UTILITIES SERVICE ACH	Check for Vendor V00031			-67.85
05/28/2025	Payment	1408	MIKE & ROD PROPERTY SOLUTIONS, LLC	Check for Vendor V00072			-3,768.24
05/30/2025	Payment	300047	PASCO COUNTY UTILITIES SERVICE ACH	Inv: 22395946			-58.32
05/30/2025	Payment	300048	PASCO COUNTY UTILITIES SERVICE ACH	Inv: 22394169			-818.56
05/30/2025	Payment	300049	PASCO COUNTY UTILITIES SERVICE ACH	Inv: 22393926			-28.35
05/30/2025	Payment	300050	PASCO COUNTY UTILITIES SERVICE ACH	Inv: 22393925			-17.01
05/30/2025	Payment	300052	PASCO COUNTY UTILITIES SERVICE ACH	Inv: 22393922			-395.28

# Bank Account Statement

Two Rivers North CDD

**Bank Account No.** 5652  
**Statement No.** 05\_25

**Statement Date** 05/31/2025

05/30/2025	Payment	300053	PASCO COUNTY UTILITIES SERVICE ACH	Inv: 22393919	-66.42
05/30/2025	Payment	300054	PASCO COUNTY UTILITIES SERVICE ACH	Inv: 22393918	-17.82
05/30/2025	Payment	300057	PASCO COUNTY UTILITIES SERVICE ACH	Inv: 22393915	-21.87
05/30/2025	Payment	300058	PASCO COUNTY UTILITIES SERVICE ACH	Inv: 22393914	-63.18
05/30/2025	Payment	300059	PASCO COUNTY UTILITIES SERVICE ACH	Inv: 22393913	-8.91
05/30/2025	Payment	300060	PASCO COUNTY UTILITIES SERVICE ACH	Inv: 22393912	-241.38
05/30/2025	Payment	300061	PASCO COUNTY UTILITIES SERVICE ACH	Inv: 22394936	-149.04
05/30/2025	Payment	300062	PASCO COUNTY UTILITIES SERVICE ACH	Inv: 22393924	-37.26
05/30/2025	Payment	300063	PASCO COUNTY UTILITIES SERVICE ACH	Inv: 22394170	-576.70
05/30/2025	Payment	300064	PASCO COUNTY UTILITIES SERVICE ACH	Inv: 22393921	-4.05
05/30/2025	Payment	300065	PASCO COUNTY UTILITIES SERVICE ACH	Inv: 22393920	-22.68
<b>Total Outstanding Checks</b>					- 104,531.74

## Outstanding Deposits

12/01/2024	JE000417	Reverse Bank recon Adj	12,385.69
12/01/2024	JE000419	Reverse Bank recon Adj	168.93
12/01/2024	JE000421	Reverse Bank recon Adj	5,449.43
12/01/2024	JE000423	Reverse Bank recon Adj	1.85
12/01/2024	JE000425	Reverse Bank recon Adj	1,020.00
12/01/2024	JE000427	Reverse Bank recon Adj	9,613.29
01/01/2025	JE000435	Reverse Bank recon adj	1.85
01/01/2025	JE000437	Reverse Bank recon adj	1,678.43
01/01/2025	JE000439	Reverse Bank recon adj	1.85
01/01/2025	JE000441	Reverse Bank recon adj	1.85
01/01/2025	JE000443	Reverse Bank recon adj	198.68
01/01/2025	JE000445	Reverse Bank recon adj	1.85
01/01/2025	JE000447	Reverse Bank recon adj	158.76
01/01/2025	JE000449	Reverse Bank recon adj	9,565.78
04/01/2025	JE000578	Reverse Bank recon adj	44.06
<b>Total Outstanding Deposits</b>			40,292.30

**Down to Earth**

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

# Estimate: #120757

**Customer Address**

Jayna Cooper  
2005 Pan Am Circle Suite 300  
Tampa, Florida 33604  
Jayna.Cooper@inframark.com  
813-608-8242

**Billing Address**

Inframark CCD  
Inframark Management Services  
2654 Cypress Ridge Blvd, Suite 101  
Wesley Chapel, FL 33544

**Physical Job Address**

Two Rivers North CDD A1  
Durand Ct.  
Zephyrhills, FL 33541

**Job**

Oak tree replacement

**Estimated Job Start Date**

June 27, 2025

**Proposed By**

Dave Towsley

**Due Date**

<b><u>Estimate Details</u></b>				
<b>Description of Services &amp; Materials</b>	<b>Unit</b>	<b>Quantity</b>	<b>Rate</b>	<b>Amount</b>
<b>Tree/Plant Installation</b>				
Site Prep, Removal, & Disposal (E)				\$450.00
Live Oak "Cathedral" installed (E)	3" Caliper	3	\$1,363.67	\$4,091.00
Palm Sabal "Booted" Installed (E)	16' CT	2	\$844.11	\$1,688.21
<b>Irrigation Repairs</b>				
Irrigation Labor (Hide)				\$510.00
<b>Subtotal</b>				<b>\$6,739.21</b>
Estimated Tax				\$0.00
<b>Job Total</b>				<b>\$6,739.21</b>

- Remove and replace 3 dead oak trees on Lanier and Kircher
- Remove and replace 2 dead sabel along Childers blvd

Estimates require a 50% deposit to order and schedule any approved work. Price does not include any irrigation repairs. Irrigation repairs to be billed separately on a time and material basis.

Proposed By:

**Dave Towsley**  
Down to Earth

06/11/2025

Date

Agreed & Accepted By:

*Jayna Cooper*

6-11-25

Two Rivers North CDD A1

Date

Estimates require a 50% deposit to order and schedule any approved work. The remaining invoice balance is due upon receipt. Pricing on this proposal is good for 30 days from the date created. Actual irrigation repairs will be billed at our standard labor rate plus materials. Any loss or damage from theft, tampering, vandalism, drainage, soil conditions, salt, frost, wildlife, pests, disease, lack of proper maintenance, or acts of God are excluded from this warranty. Additionally, anything underground that cannot be marked by "No Cuts", if damaged, is not covered in the above proposal. Unless specifically quoted, this job only includes an irrigation check. If irrigation services are required, an additional bid will be submitted. If the additional bid is not accepted, DTE is not responsible for loss of materials installed. This proposal is subject to our Terms & Conditions at <https://dtelandscape.com/terms-and-conditions/>.

**Down to Earth**

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

# Estimate: #120664

**Customer Address**

Inframark  
Gary Schwartz  
2654 Cypress Ridge Blvd.  
#101  
Wesley Chapel, Florida 33544  
gary.schwartz@inframark.com

**Billing Address**

Inframark CCD  
Inframark Management Services  
2654 Cypress Ridge Blvd, Suite 101  
Wesley Chapel, FL 33544

**Physical Job Address**

Two Rivers North CDD A2  
Durand Ct.  
Zephyrhills, FL 33541

**Job**

Remulch amenity center

**Estimated Job Start Date**

June 27, 2025

**Proposed By**

Dave Towsley

**Due Date**

<b><u>Estimate Details</u></b>				
<b>Description of Services &amp; Materials</b>	<b>Unit</b>	<b>Quantity</b>	<b>Rate</b>	<b>Amount</b>
<b>Tree/Plant Installation</b>				
Site Prep, Removal, & Disposal (E)				\$375.00
Black Mulch Installed (E)	2 Cubic Foot Bag	1500	\$10.59	\$15,888.65
<b>Subtotal</b>				<b>\$16,263.65</b>
Estimated Tax				\$0.00
<b>Job Total</b>				<b>\$16,263.65</b>

- Remulch with black mulch around amenity center.
- Any extra mulch will be used along the blvd.

Estimates require a 50% deposit to order and schedule any approved work. Price does not include any irrigation repairs. Irrigation repairs to be billed separately on a time and material basis.

Proposed By:

Agreed & Accepted By:

**Dave Towsley**

Down to Earth

06/11/2025

Date

**Jayna Cooper** 6-11-2025

Inframark

Date

Estimates require a 50% deposit to order and schedule any approved work. The remaining invoice balance is due upon receipt. Pricing on this proposal is good for 30 days from the date created. Actual irrigation repairs will be billed at our standard labor rate plus materials. Any loss or damage from theft, tampering, vandalism, drainage, soil conditions, salt, frost, wildlife, pests, disease, lack of proper maintenance, or acts of God are excluded from this warranty. Additionally, anything underground that cannot be marked by "No Cuts", if damaged, is not covered in the above proposal. Unless specifically quoted, this job only includes an irrigation check. If irrigation services are required, an additional bid will be submitted. If the additional bid is not accepted, DTE is not responsible for loss of materials installed. This proposal is subject to our Terms & Conditions at <https://dtelandscape.com/terms-and-conditions/>.





# QUOTATION

Number: QUOT0004

Date: Jun 10, 2025

**FOR:****INFRAMARK (Jayne cooper)**

813-608-8242

jayna.cooper@inframark.com

2005 Pan Am Circle, Suite 300 | Tampa, FL 33607

**QUOTATION FROM:****M&R Property Solutions**

808-291-3629

mike.rod.propertytsolutions@gmail.com

Spring Hill, FL

Description	Quantity	Unit price	TAX	Amount
<b>STORM DRAIN CURBING REPAIR</b> Repair damaged storm drain curbing	1	\$600.00	0.0 %	\$600.00
<b>REPAIR DAMAGED SIDEWALK</b> 12' x 5' section of curved sidewalk severely damaged	1	\$1,300.00	0.0 %	\$1,300.00
<b>REPAIR DAMAGED SIDEWALK</b> Small section of sidewalk needs repaired	1	\$525.00	0.0 %	\$525.00
<b>SIDEWALK REPAIR</b> 20' x 5' cracked sidewalk to be excavated and install new concrete. Brush texture finish.	1	\$1,150.00	0.0 %	\$1,150.00
<b>TRAVEL DISTANCE</b>	1	\$200.00	0.0 %	\$200.00
<b>SUBTOTAL:</b>				<b>\$3,775.00</b>
<b>TAX:</b>				<b>\$0.00</b>
<b>TOTAL:</b>				<b>\$3,775.00</b>
<b>PAID:</b>				<b>\$0.00</b>
<b>Payment instructions</b> Venmo: MR_HandyMan Zelle: 8082913629 PayPal: 8082913629	<b>BALANCE DUE</b>			<b>\$3,775.00</b>

*Jayna Cooper* 6-10-25

District Manager

**Fields**  
Consulting Group, LLC  
11749 Crestridge Loop  
Trinity, FL 34655



# Estimate

Date	Estimate #
6/8/2025	1683

Name / Address
Inframark Two Rivers North CDD Attn: Jayna Cooper 2005 Pan Am Circle #300 Tampa, FL 33607

Project

Description	Qty	Rate	Total
Childers - Custom "Pool Temporarily Closed" (18x12) 3mm maxmetal sign with custom 3M cast + gloss lamination, routed holes; Zip ties provided.	2	75.00	150.00
Northwater - Custom "Pool Temporarily Closed" (18x12) 3mm maxmetal sign with custom 3M cast + gloss lamination, routed holes; Zip ties provided.	2	75.00	150.00
Ship to clubhouse	1	25.00	25.00
		<b>Subtotal</b>	\$325.00

**Sales Tax (7.0%)** \$0.00

**Total** \$325.00

**Jayna Cooper**  
District Manager

6-9-2025

Phone #
(727) 480-6514

E-mail
fieldsconsultinggroup@yahoo.com

# **Two Rivers North CDD**

(Childers + Northwater)

**(12x18) 3mm maxmetal**



**Quantity: 4**





Photo 1



Photo 2



Photo 3



Photo 4

## **Sixth Order of Business**



ARTURO GANDARILLA.  
DISTRICT FIELD COORDINATOR

Green - Completed  
Red - Not Completed/ No response  
Orange - Scheduled/ Monitor

## TWO RIVERS JUNE FIELD INSPECTION REPORT, 6/9/25, 11:21AM

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TWO RIVERS CHILDERS CDD, DOWN TO EARTH.

Monday, June 9, 2025

Prepared For Board Of Supervisors.

12 Items Identified



## CHILDERS WAY.

Due By: Friday, June 27, 2025

Assigned To: Down To Earth.

1. The flowers look great — very colorful and healthy.
2. Flax lily needs to have the old/dead flower stalks removed for a cleaner look.
3. Recommend light pruning to keep it neat.
4. The entrance along Childers Way looks well maintained.



**SR. 56**

Due By: Friday, June 27, 2025

Assigned To: Down To Earth.

**1. Heading East on SR 56:**

Trim all plant material so that each plant is separated and has its own space.

2.&3. There is a significant amount of weeds throughout the beds along SR 56 heading toward Childers Way. Recommend scuffling and applying herbicide to control the weeds.





## LAINER WAY. CLUBHOUSE.

Due By: Friday, June 27, 2025

Assigned To: Down To Earth.

1. The flowers look great with nice color. The ornamental grasses are blooming, turf is green and healthy.
2. The ornamental grasses are blooming, but they need to be trimmed back and cleared from the walkways.
3. The playground area is well maintained and in good condition.
4. The shell trail behind the clubhouse, along the pond, needs to be weed-free. Scuffle the weeds and treat with herbicide.

Note: All shell trails throughout the community should be clean, well-edged, and free of weeds.



## CLUBHOUSE POOL.

Due By: Friday, June 27, 2025

Assigned To: Down To Earth.

1. All plant material is green, healthy and well-maintained.
2. Straighten the tree by the mailboxes.



## ACKLEY TRACE. LIFT STATION.

Due By: Friday, June 27, 2025

Assigned To: Down To Earth.

- 1.&2- Trim the Confederate Jasmine and separate it from the Viburnum. Also, cut back any plant material that is encroaching onto the turf.





## POND A1-4 (ACKLEY TRACE.)

Due By: Friday, June 27, 2025

Assigned To: Sitex Aquatic.

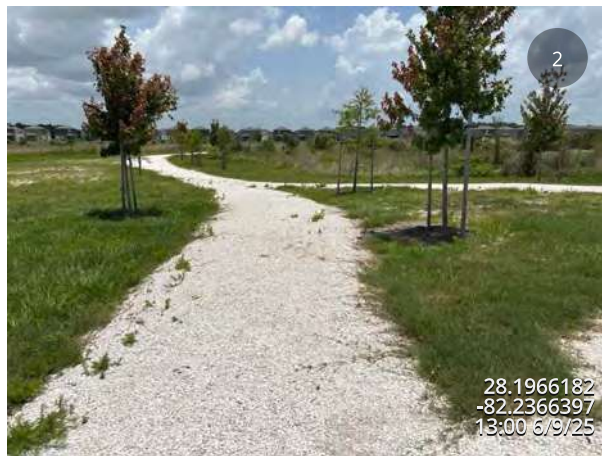


## SHELL TRAIL.

Due By: Friday, June 27, 2025

Assigned To: Down To Earth.

1.&.2- The shell trail with noticeable weed growth and no clear edging. This area needs to be kept weed-free and have a clean, defined edge. Keeping it maintained regularly will help avoid it getting overgrown again.



**LANIER RD. & KIRCHER DR.**

Due By: Friday, June 20, 2025

Assigned To: Down To Earth.

The pocket park on the corner of Lanier and Kircher.

1. There's a tree stake laying on the ground that should be removed. Any other stakes that are leaning should either be removed or properly re-staked.
2. Leaning tree located in the fern bed, just before the picnic table on the right. It should be straightened and properly secured.
3. The landscape bed next to 34951 Kircher has noticeable weed growth. All weeds should be removed and the area treated with herbicide to prevent regrowth.





## POND A1-7 (KIRCHER DR.)

Due By: Friday, June 27, 2025

Assigned To: Sitex Aquatic.

The pond has trash.



## POCKET PARK. (KIRCHER DR.)

Due By: Friday, June 20, 2025

Assigned To: Down To Earth.

1.&3.-All tree rings should be weed free and soft edge.

2. Treat all crack weeds in the sidewalk.



## POND A1-6 (GRAVELLY DR.)

Due By: Friday, June 27, 2025

Assigned To: Sitex Aquatic.

1&2-The pond has trash

3. The pond was treated for shoreline weeds and are now dying off.



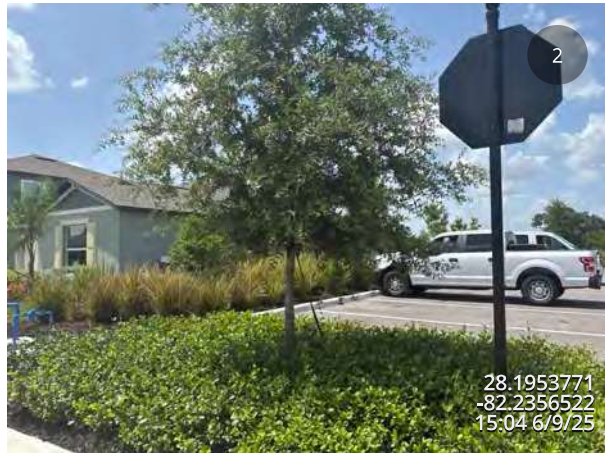


## CLUBHOUSE PARKING LOT.

Due By: Friday, June 20, 2025

Assigned To: Down To Earth.

Trim all low-hanging tree branches throughout the clubhouse parking lot area to improve visibility and safety.





ARTURO GANDARILLA.  
DISTRICT FIELD COORDINATOR

Green - Completed  
Red - Not Completed/ No response  
Orange - Scheduled/ Monitor

## TWO RIVERS NORTH JUNE FIELD INSPECTION REPORT, 6/3/25, 8:28 AM

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NORTH WATER CDD, DOWN TO EARTH.

Tuesday, June 3, 2025

Prepared For Board Of Supervisors.

13 Items Identified



## ITEM 1- WIDEWATER WAY.

Assigned To: Down To Earth.

The entrance monument is well-maintained, with green and healthy plants along with vibrant flowers at the front.

However, it would be beneficial to trim the Confederate jasmine in the center island as you enter the community."



**ITEM 2- SR 56.**

Assigned To: Down To Earth.

1. Sidewalk along 56 heading west toward the North Water entrance is in good condition —nicely edged.
2. Dead foliage should be trimmed from the Flax Lily throughout the landscape bed on 56 heading toward the Northwater entrance to enhance overall appearance."
3. Trim the Simpson's stopper along the wall heading toward the Northwater entrance to maintain a neat and uniform appearance.



### ITEM 3- WIDEWATER WAY.

Assigned To: Down To Earth.

1. Going into the community is well-maintained.
2. Trim the grasses away from walkways.
3. Separate Confederate jasmine from nearby plants to improve definition and overall appearance.
4. Trim back ornamental grasses along the sidewalk to improve visibility around the corner. Current height and density pose a safety concern for residents walking the path."



### ITEM 4- WIDEWATER WAY.

Assigned To: Down To Earth.

Shell trail from Wide Water Way to the back pond requires weed control, cleaning, and edging to keep it well-maintained.





**ITEM 5- CLUBHOUSE.**

Assigned To: Down To Earth.

1. Shell walking path towards playground is well-maintained.
2. "Clubhouse frontage is well-maintained, with blooming flowers providing strong color and visual appeal."
3. Trim the bottom of the tree to separate it from the plants.
4. The playground area is well-maintained.





## ITEM 6- CLUBHOUSE.

Assigned To: Clubhouse Manager.

Pool area is in excellent condition; chairs, umbrellas, and pavilion are well-maintained, and the pool water is clear and clean."



**ITEM 7- CLUBHOUSE PARKING LOT.**

Assigned To: Down To Earth.

1. The parking lot is well-maintained.
2. Remove the weeds in the African Irs.
3. Burn down crack weeds, then apply weed killer to prevent them from returning.
4. The clubhouse area is well-mained.





**ITEM 8- SUNFLOWER HILL DR.**

Assigned To: Down To Earth.

1. Turf fertility at the pocket park appears healthy, with good color and consistent growth.
2. Trim back ornamental grasses as needed to keep the walking path clear and accessible.
3. Spray the weeds in the shell bed around the picnic table.



## ITEM 9- LOCKMAN WAY.

Assigned To: Down To Earth.

- 1.Trim the grasses and other plant material in-front and around the lift station.
- 2.Separate the plant material.
- 3.Trim back the ornamental grasses.
- 4.Sidewalk is well-maintained and turf fertility is well established.



## ITEM 10-LOCKMAN WAY.- POND.

Assigned To: Sitex Aquatics

The pond was recently treated for Shoreline weeds and it's now dying off.



## ITEM 11-GARDINER LN.- POND.

Assigned To: Sitex Aquatics

The pond has cattail and shoreline weeds.





**ITEM 12- BOARDWALK- LOCKMAN WAY.**

Assigned To: Down To Earth.

1.The boardwalk at the end of Lockman Way is well-maintained, as is the path leading to it. Recommend trimming low-hanging branches over the boardwalk to maintain safe and clear access. Please provide a proposal if needed.



## ITEM 13- BIRNEY RUN.

Assigned To: Down To Earth.

The pocket park is well-maintained.

