

# CONCORD STATION COMMUNITY DEVELOPMENT DISTRICT

District Office – Wesley Chapel, Florida (813) 994-1001  
Mailing Address – 3434 Colwell Avenue Suite 200, Tampa, Florida 33614  
[www.concordstationcdd.com](http://www.concordstationcdd.com)

**September 1, 2021**

**Board of Supervisors  
Concord Station Community  
Development District**

## **AGENDA**

Dear Board Members:

The regular meeting of the Board of Supervisors of Concord Station Community Development District will be held on **Thursday, September 9, 2021 at 10:00 a.m., at the Concord Station Clubhouse, 18636 Mentmore Blvd., Land O'Lakes FL 34638.** The following is the agenda for this meeting:

- 1. CALL TO ORDER/ROLL CALL**
- 2. AUDIENCE COMMENTS**
- 3. BUSINESS ADMINISTRATION**
  - A. Consideration of the Minutes of the Board of Supervisors' Meeting held on August 12, 2021 ..... Tab 1
  - B. Consideration of Operation and Maintenance Expenditures for July 2021 ..... Tab 2
- 4. BUSINESS ITEMS**
  - A. Consideration of Bolt Lightning Proposal ..... Tab 3  
(tabled from August 12, 2021 meeting)
  - B. Consideration of Updated Welcome Sign Proposal..... Tab 4
  - C. Presentation of Fitness Center Survey and Recommendation ..... Tab 5
  - D. Discussion of Children's Play Area ..... Tab 6
  - E. Consideration of All About Food Trucks ..... Tab 7
  - F. Consideration of Trinity Cottage Amenities Proposals ..... Tab 8
  - G. Updated Drexel Gaga Court Proposal ..... Tab 9
  - H. Consideration of Ongoing Floating Fountain Maintenance Proposal ..... Tab 10
  - I. Consideration of Fiscal Year 2021-2022 EGIS Insurance Proposal ..... Tab 11
- 5. STAFF REPORTS**
  - A. Deputy Update
  - B. District Engineer
  - C. District Counsel
  - D. Field Operations Manager
    - i. Aquatics Report ..... Tab 12
    - ii. Field Inspection Report ..... Tab 13
    - iii. Greenview Weekly Reports..... Tab 14
    - iv. Consideration of Landscape Proposal ..... Tab 15
  - E. Clubhouse Manager
    - i. Review Monthly Clubhouse Report..... Tab 16
  - F. District Manager
  - G. District Manager

6. **AUDIENCE COMMENTS AND SUPERVISOR REQUESTS**
7. **ADJOURNMENT**

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

Sincerely,

*Debby Wallace*

Debby Wallace  
District Manager

## Tab 1

**CONCORD STATION COMMUNITY DEVELOPMENT DISTRICT**  
**August 12, 2021 Minutes of Meeting**  
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**MINUTES OF MEETING**

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

**CONCORD STATION COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of the Concord Station Community Development District was held on **Thursday, August 12, 2021 at 6:35 p.m.** at Concord Station Clubhouse located at 18636 Mentmore Boulevard, Land O' Lakes, Florida 34638.

Present and constituting a quorum:

|                       |  |
|-----------------------|--|
| Steven Christie       | <b>Board Supervisor, Chairman</b>                                      |
| Fred Berdeguez        | <b>Board Supervisor, Vice Chairman</b>                                 |
| Karen Hillis          | <b>Board Supervisor, Assistant Secretary<br/>(via conference call)</b> |
| Jerica Ramirez        | <b>Board Supervisor, Assistant Secretary</b>                           |
| Donna Matthias-Gorman | <b>Board Supervisor, Assistant Secretary</b>                           |

Also present were:

|                 |   |
|-----------------|---|
| Debby Wallace   | <b>District Manager, Rizzetta &amp; Co., Inc.</b> |
| John Vericker   | <b>District Counsel, Straley Robin Vericker</b>   |
| Stephen Brletic | <b>District Engineer, JMT Engineering</b>         |
| Michael Speidel | <b>Clubhouse Mgr., Rizzetta Amenity Services</b>  |
| Deputy Phillips | <b>Pasco County Sheriff's Office</b>              |

|          |                |
|----------|----------------|
| Audience | <b>Present</b> |
|----------|----------------|

**FIRST ORDER OF BUSINESS**

**Call to Order**

Ms. Wallace called the meeting to order and performed the roll call confirming a quorum for the meeting.

**SECOND ORDER OF BUSINESS**

**Audience Comments**

No audience comments.

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**August 12, 2021 Minutes of Meeting**  
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**THIRD ORDER OF BUSINESS**

**Staff Reports**

**A. Deputy Phillips**

Deputy Phillips provided his report to the Board.

**FOURTH ORDER OF BUSINESS**

**Consideration of the Minutes of the  
Board of Supervisors' Meeting held on  
July 8, 2021**

The Board approved the Minutes from the Board of Supervisors' Meeting held on July 8, 2021.

On a Motion by Ms. Matthias-Gorman, seconded by Mr. Christie, with all in favor, the Board of Supervisors approved the Minutes of the Board of Supervisors' Meeting held on July 8, 2021, as amended, for the Concord Station Community Development District.

**FIFTH ORDER OF BUSINESS**

**Consideration of Operation and  
Maintenance Expenditures for June  
2021**

On a Motion by Mr. Christie, seconded by Mr. Berdeguez, with all in favor, the Board of Supervisors ratified the Operation and Maintenance Expenditures for June 2021 (\$65,161.70), for the Concord Station Community Development District.

**SIXTH ORDER OF BUSINESS**

**Consideration of Solar Structure Pond  
W33 Plan and Proposal**

This item was tabled.

**SEVENTH ORDER OF BUSINESS**

**Consideration of Aeration for Ponds  
W8 and W13 and Electrical Proposal**

Ms. Wallace presented a proposal from Solitude and Metcalf Electrical.

On a Motion by Mr. Christie, seconded by Ms. Matthias-Gorman, with all in favor, the Board of Supervisors approved for Pond W8 only a not-to-exceed amount of \$9,094.00 for Solitude and a not-to-exceed of \$4,100.00 for Metcalf Electrical subject to Chairman's approval of final proposals, for the Concord Station Community Development District.

**CONCORD STATION COMMUNITY DEVELOPMENT DISTRICT**  
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**EIGHTH ORDER OF BUSINESS**

**Consideration of Aeration for Pond W18 and Electrical Proposal**

On a Motion by Mr. Berdeguez, seconded by Ms. Ramirez, with all in favor, the Board approved the Solitude proposal for \$9,790.00 and \$4,100.00 for Metcalf Electrical subject to moving the green box 10-20 feet to the right of the location on the plans, for the Concord Station Community Development District.

**NINTH ORDER OF BUSINESS**

**Updated Proposed Trinity Cottage Amenities Plan**

Mr. Eric Wolters revised his updated plan. The Board discussed. The Board directed staff to meet with Greenview at Trilby Park to review the plan and collect a proposal or plan on how to prepare for the proposed field, take out 2 trees, treat for fire ants and make suggestion to plant trees beside the proposed benches that will provide shade. The Board directed staff to collect a proposal for a volleyball court, and a sign saying, "for authorized users only".

On a Motion by Mr. Berdeguez, seconded by Ms. Matthias-Gorman, with all in favor, the Board approved the 2<sup>nd</sup> plan (90 x 140) as the preliminary plan, for the Concord Station Community Development District.

**TENTH ORDER OF BUSINESS**

**Consideration of Lightning Detection Proposals**

Mr. Speidel reviewed the Bolt Lightning proposal in the amount of \$12,675.00, with the Board. Ms. Wallace contacted EGIS Insurance and stated the CDD is eligible for a grant up to \$750.00. The Board did inquire about the warranty. Mr. Speidel stated he will get the warranty information and report back to the Board. Ms. Ramirez stated that Bolt Lightning Protection proposal warranty does not guarantee no lightning strikes. The Board discussed.

On a Motion by Ms. Matthias-Gorman, seconded by Ms. Hillis, with all in favor, the Board approved the Bolt Lightning Protection proposal for \$12,675.00, for the Concord Station Community Development District.

On a Motion by Mr. Christie, seconded by Mr. Berdeguez, with all in favor, the Board approved the Earth Networks one-year subscription for \$1,575.00, for the Concord Station Community Development District.

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**ELEVENTH ORDER OF BUSINESS**

**Consideration of Updated Agreements  
with Solitude**

On a Motion by Ms. Matthias-Gorman, seconded by Ms. Ramirez, with all in favor, the Board of Supervisors approved the Solitude Wetland, Lab Services and Lake Management maintenance agreements, for the Concord Station Community Development District.

**TWELFTH ORDER OF BUSINESS**

**Consideration of Easement  
Agreements**

On a Motion by Ms. Ramirez, seconded by Mr. Berdeguez, with all in favor, the Board of Supervisors approved the easement agreement for 19199 Umberland Place, for the Concord Station Community Development District.

**THIRTEENTH ORDER OF BUSINESS**

**Public Hearing on Final Budget for  
Fiscal Year 2021-2022**

On a Motion by Mr. Berdeguez, seconded by Ms. Hillis, with all in favor, the Board of Supervisors opened the Public Hearing, for the Concord Station Community Development District.

Ms. Wallace presented the budget and answered questions for the Board. The floor was opened for public comment.

A resident inquired about the balance forward.

A resident inquired about dog waste stations.

On a Motion by Mr. Christie, seconded by Ms. Matthias-Gorman, with all in favor, the Board of Supervisors closed the Public Hearing, for the Concord Station Community Development District.

**FOURTEENTH ORDER OF BUSINESS**

**Consideration of Resolution 2021-04;  
Adopting Final Budget for Fiscal Year  
2021-2022**

**CONCORD STATION COMMUNITY DEVELOPMENT DISTRICT**  
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On a Motion by Mr. Berdeguez, seconded by Mr. Christie, with all in favor, the Board of Supervisors approved Resolution 2021-04; Adopting Final Budget for Fiscal Year 2021-2022, for the Concord Station Community Development District.

**FIFTEENTH ORDER OF BUSINESS**

**Public Hearing on Levying Assessments for Fiscal Year 2021-2022**

On a Motion by Mr. Christie, seconded by Ms. Matthias-Gorman, with all in favor, the Board of Supervisors opened the Public Hearing, for the Concord Station Community Development District.

No public comments.

On a Motion by Mr. Berdeguez, seconded by Ms. Ramirez, with all in favor, the Board of Supervisors closed the Public Hearing, for the Concord Station Community Development District.

**SIXTEENTH ORDER OF BUSINESS**

**Consideration of Resolution 2021-05; Levying Special Assessments for Fiscal Year 2021-2022**

On a Motion by Ms. Matthias-Gorman, seconded by Mr. Christie, with all in favor, the Board of Supervisors approved Resolution 2021-05; Levying Special Assessments for Fiscal Year 2021-2022, for the Concord Station Community Development District.

**SEVENTEENTH ORDER OF BUSINESS**

**Consideration of Resolution 2021-06; Approving Meeting Schedule for Fiscal Year 2021-2022**

On a Motion by Mr. Christie, seconded by Ms. Hillis, with three in favor, and Mr. Berdeguez and Ms. Ramirez opposed, the Board of Supervisors approved Resolution 2021-06; Approving Meeting Schedule for Fiscal Year 2021-2022, for the Concord Station Community Development District.



**EIGHTEENTH ORDER OF BUSINESS**

**Consideration of Holiday Lighting Proposal**

On a Motion by Ms. Matthias-Gorman, seconded by Mr. Christie, with all in favor, the Board of Supervisors approved the Illuminations proposal in the amount of \$17,800.00 subject to adding decorations to the tree at Waterford like last year, for the Concord Station Community Development District.

The Board directed staff to collect proposals for holiday lighting in February 2022 for next year.

**NINETEENTH ORDER OF BUSINESS**

**Staff Reports (Continued)**

**A. District Engineer**

Mr. Brletic updated the Board on the streetlight projects, Pocket Parks and Drexel.

On a Motion by Ms. Ramirez, seconded by Mr. Berdeguez, with all in favor, the Board of Supervisors approved a not-to-exceed of \$5,000.00 for construction of the Drexel Gagaball Court, for the Concord Station Community Development District.

**B. District Counsel**

No report. Ms. Wallace updated the Board on a new slip and fall claim. Information was provided to insurance that was required.

**C. Field Operations Manager**

**i. Aquatics Report**

Ms. Wallace presented the aquatic report to the Board.

**ii. Field Inspection Report**

Ms. Wallace presented the field inspection report to the Board. Mr. Speidel to look at adding a pedestal to the new signs that were replaced.

**iii. Greenview weekly reports**

The Board reviewed the weekly reports from Greenview.

**iv. Landscape Proposals**

On a Motion by Mr. Berdeguez, seconded by Mr. Christie, with all in favor, the Board of Supervisors approved the Greenview proposal for the multicolor perennials in the amount of \$2,4000.00 and requested that Greenview do the ongoing pruning of the perennials in exchange for removing the train station maintenance from the scope of work, for the Concord Station Community Development District.

On a Motion by Mr. Christie, seconded by Ms. Matthias-Gorman, with all in favor, the Board of Supervisors approved the Greenview proposal for installation of 32 three-gallon Podocarpus and mulch along fence line at 3043 and 3049 Chessington Drive, in the amount of \$820.00, for the Concord Station Community Development District.

On a Motion by Ms. Ramirez, seconded by Ms. Matthias-Gorman, with all in favor, the Board of Supervisors approved to table the Bolt Lightning Protection proposal approved earlier, for the Concord Station Community Development District.

**D. Clubhouse Manager**

Mr. Speidel presented the monthly Clubhouse Report to the Board. Mr. Speidel presented a proposal for trash cans.

On a Motion by Ms. Ramirez, seconded by Mr. Berdeguez, with all in favor, the Board of Supervisors approved the purchase of (2) trash cans in the amount of \$407.95, for the Concord Station Community Development District.

Mr. Speidel presented a proposal from Fitness 320. The Board requested that the vendor attend the next meeting to discuss.

Mr. Speidel presented a proposal under separate cover for blinds, this was tabled.

The Board discussed the Fitness Survey and requested this be added to the September 9, 2021 CDD meeting agenda.

The Board discussed the children's area and requested this be added to the September 9, 2021 CDD meeting agenda.

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On a Motion by Mr. Christie, seconded by Ms. Ramirez, with all in favor, the Board of Supervisors approved the Fitness Logic parts and labor proposals in the amount of \$606.14 and \$123.99, for the Concord Station Community Development District.

**E. District Manager**

Ms. Wallace reminded the Board that the next meeting is scheduled for September 9, 2021 at 10:00 a.m.

**TWENTIETH ORDER OF BUSINESS**

**Audience Comments**

No audience comments.

**TWENTY-FIRST ORDER OF BUSINESS**

**Supervisor Requests**

Mr. Christie inquired about the new "Welcome" signs.

**TWENTY-SECOND ORDER OF BUSINESS    Adjournment**

On a Motion by Mr. Christie, seconded by Mr. Ramirez, the Board of Supervisors adjourned the meeting at 9:23 p.m., for the Concord Station Community Development District.

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

\_\_\_\_\_  
Chairman/Vice Chairman

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# Concord Station Community Development District

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District Office · Wesley Chapel, Florida · (813)-994-1001

Mailing Address - 3434 Colwell Avenue, Suite 200, Tampa, Florida 33614

[www.concordstationcdd.com](http://www.concordstationcdd.com)

## **Operations and Maintenance Expenditures July 2021 For Board Approval**

Attached please find the check register listing the Operation and Maintenance expenditures paid from July 1, 2021 through July 31, 2021. This does not include expenditures previously approved by the Board.

The total items being presented:   **\$187,483.60**

Approval of Expenditures:

\_\_\_\_\_

\_\_\_\_\_ Chairperson

\_\_\_\_\_ Vice Chairperson

\_\_\_\_\_ Assistant Secretary

## Concord Station Community Development District

### Paid Operation & Maintenance Expenditures

July 1, 2021 Through July 31, 2021

| <u>Vendor Name</u>           | <u>Check Number</u> | <u>Invoice Number</u> | <u>Invoice Description</u>             | <u>Invoice Amount</u> |
|------------------------------|---------------------|-----------------------|--|-----------------------|
| Clean Sweep Supply Co., Inc. | 003994              | 1120                  | Janitorial Supplies 07/21              | \$ 39.65              |
| Concord Station CDD          | CD123               | CD123                 | Debit Card Replenishment               | \$ 823.15             |
| Concord Station CDD          | CD124               | CD124                 | Debit Card Replenishment               | \$ 1,130.72           |
| DCSI, Inc.                   | 003966              | 28651                 | Monthly Monitoring 06/21               | \$ 49.99              |
| DCSI, Inc.                   | 003995              | 28759                 | Monthly Monitoring 07/21               | \$ 49.99              |
| DCSI, Inc.                   | 003995              | 28765                 | Service Call/ Access Gate 07/21        | \$ 287.50             |
| Donna Matthias-Gorman        | 003999              | DM070821              | Board Of Supervisors Meeting 07/08/21  | \$ 200.00             |
| Duke Energy                  | 003973              | 05267 95120 06/21     | 19049 State Road 54, 06/21             | \$ 22.41              |
| Duke Energy                  | 004002              | 55585 50570 05/21     | 0000 Trinity Cottage Drive Light 05/21 | \$ 953.93             |
| Duke Energy                  | 003973              | 55585 50570 06/21     | 0000 Trinity Cottage Drive Light 06/21 | \$ 953.67             |
| Duke Energy                  | 003973              | 58396 54200 06/21     | 19049 State Road 54, ENT Sign 06/21    | \$ 22.41              |

## Concord Station Community Development District

### Paid Operation & Maintenance Expenditures

July 1, 2021 Through July 31, 2021

| Vendor Name                           | Check Number | Invoice Number                 | Invoice Description                              | Invoice Amount |
|---------------------------------------|--------------|--------------------------------|--|----------------|
| Duke Energy                           | 004001       | F4002112802                    | Installation Of New Poles,<br>Fixtures 06/21     | \$ 12,006.60   |
| Duke Energy                           | 003972       | F4042097802                    | Installation Of New Poles,<br>Fixtures 06/21     | \$ 11,938.17   |
| Duke Energy                           | 003973       | Summary Bill 05/21             | Summary Bill 05/21                               | \$ 8,685.41    |
| Duke Energy                           | 003983       | Summary Bill 06/21             | Summary Bill 06/21                               | \$ 8,746.95    |
| Fitness Logic                         | 003967       | 101692                         | QRTLY Maintenance & Cleaning<br>Labor 06/21      | \$ 165.00      |
| Florida Department of<br>Revenue      | 003984       | 61-8017248652-6 06/21          | Sales & Use Tax 06/21                            | \$ 141.96      |
| Fred Berdeguez                        | 003992       | FB070821                       | Board Of Supervisors Meeting<br>07/08/21         | \$ 200.00      |
| Frontier Communications<br>of Florida | 003985       | 813-909-4569-121718-5<br>07/21 | Account #813-909-4569-121718-<br>5 07/21         | \$ 651.09      |
| Greenview Landscaping,<br>Inc.        | 003979       | 6CCSCDD21                      | Monthly Landscape Maintenance<br>06/21           | \$ 19,000.00   |
| Greenview Landscaping,<br>Inc.        | 003979       | 6CCSCH21                       | Monthly Maintenance for<br>Clubhouse 06/21       | \$ 1,100.00    |
| Greenview Landscaping,<br>Inc.        | 003996       | 6CCSFER21                      | Fertilized St. Augustine &<br>Oranamentals 07/21 | \$ 9,300.00    |

## Concord Station Community Development District

### Paid Operation & Maintenance Expenditures

July 1, 2021 Through July 31, 2021

| <u>Vendor Name</u>                 | <u>Check Number</u> | <u>Invoice Number</u> | <u>Invoice Description</u>              | <u>Invoice Amount</u> |
|------------------------------------|---------------------|-----------------------|---|-----------------------|
| Greenview Landscaping, Inc.        | 003968              | 6CCSIRR21             | Irrigation Repairs 06/21                | \$ 700.00             |
| Greenview Landscaping, Inc.        | 003968              | 6CCSLANTA21           | Replaced Plants 06/21                   | \$ 350.00             |
| Greenview Landscaping, Inc.        | 003996              | 7CCS18742T            | Cut & Removed Damaged Tree 07/21        | \$ 250.00             |
| Greenview Landscaping, Inc.        | 003996              | 7CCSCDD21             | Monthly Landscape Maintenance 07/21     | \$ 19,000.00          |
| Greenview Landscaping, Inc.        | 003996              | 7CCSCHOU21            | Monthly Maintenance for Clubhouse 07/21 | \$ 1,100.00           |
| Jani-King of Tampa Bay             | 003969              | 1-429210              | Monthly Cleaning Service 06/21          | \$ 250.00             |
| Jani-King of Tampa Bay             | 003986              | 1-430459              | Monthly Cleaning Service 07/21          | \$ 250.00             |
| Jerica Ramirez                     | 004003              | JR070821              | Board Of Supervisors Meeting 07/08/21   | \$ 200.00             |
| Johnson, Mirmiran & Thompson, Inc. | 003970              | 21-174691             | Engineer Services 05/21                 | \$ 9,261.29           |
| Johnson, Mirmiran & Thompson, Inc. | 003998              | 22-177354             | Engineer Services 06/21                 | \$ 10,244.00          |
| Karen Hillis                       | 003997              | KH070821              | Board Of Supervisors Meeting 07/08/21   | \$ 200.00             |



## Concord Station Community Development District

### Paid Operation & Maintenance Expenditures

July 1, 2021 Through July 31, 2021

| Vendor Name                       | Check Number | Invoice Number    | Invoice Description  | Invoice Amount |
|-----------------------------------|--------------|-------------------|--|----------------|
| Pasco County BOCC                 | 003981       | 070921            | Permit Fee For Permit #21b15403 for Buckinghamshire Parcel P | \$ 290.00      |
| Pasco County BOCC                 | 003982       | 070921-1          | Permit Fee For Permit #21b15275 for Shalott And Umlerland P  | \$ 277.50      |
| Pasco County Sheriff              | 004000       | AR001078          | Law Enforcement Services #10 07/21                           | \$ 8,880.25    |
| Piper Fire Protection, Inc.       | 003971       | 88176             | Annual Fire Alarm Inspection 06/21                           | \$ 165.00      |
| Piper Fire Protection, Inc.       | 003971       | 88178             | Backflow Annual Inspection 06/21                             | \$ 200.00      |
| Rizzetta & Company, Inc.          | 003987       | INV00000059390    | District Management Fees 07/21                               | \$ 6,126.34    |
| Rizzetta Amenity Services         | 003974       | INV00000000008903 | Amenity Management Services 06/25/21                         | \$ 7,046.20    |
| Rizzetta Amenity Services         | 004004       | INV00000000008924 | Out of Pocket Expenses 06/21                                 | \$ 127.28      |
| Rizzetta Amenity Services         | 004004       | INV00000000008946 | Amenity Management Services 07/09/21                         | \$ 7,714.84    |
| Rizzetta Technology Services, LLC | 003988       | INV0000007682     | Email Accounts, Admin & Maintenance 07/21                    | \$ 175.00      |
| Romaner Graphics                  | 003975       | 061121            | Welcome Signs 06/21  | \$ 5,400.00    |

## Concord Station Community Development District

### Paid Operation & Maintenance Expenditures

July 1, 2021 Through July 31, 2021

| Vendor Name                  | Check Number | Invoice Number | Invoice Description                          | Invoice Amount |
|------------------------------|--------------|----------------|--|----------------|
| Solitude Lake Management LLC | 003980       | PI-A00613811   | Monthly Lake & Wetland Service 06/21         | \$ 528.39      |
| Solitude Lake Management LLC | 003980       | PI-A00613812   | Monthly Lake & Wetland Service 06/21         | \$ 6,434.41    |
| Solitude Lake Management LLC | 003980       | PI-A00616651   | Annual April MT Services 06/21               | \$ 2,595.00    |
| Solitude Lake Management LLC | 004005       | PI-A00628190   | Lake & Pond Maintenance 07/21                | \$ 528.39      |
| Solitude Lake Management LLC | 004005       | PI-A00628191   | Monthly Lake & Wetland Service 07/21         | \$ 6,434.41    |
| Solitude Lake Management LLC | 004005       | PI-A00625851   | Midge Fly Treament 06/21                     | \$ 2,945.00    |
| Steven A. Christie           | 003993       | SC070821       | Board Of Supervisors Meeting 07/08/21        | \$ 200.00      |
| Straley Robin Vericker       | 003989       | 19920          | Legal Services 06/21                         | \$ 2,966.45    |
| Straley Robin Vericker       | 003989       | 19921          | Legal Services - Easement Encroachment 06/21 | \$ 503.00      |
| Suncoast Pool Service        | 003976       | 7291           | Monthly Pool Service 06/21                   | \$ 2,000.00    |
| Suncoast Pool Service        | 004006       | 7382           | Monthly Pool Service 07/21                   | \$ 2,000.00    |

## Concord Station Community Development District

### Paid Operation & Maintenance Expenditures

July 1, 2021 Through July 31, 2021

| <u>Vendor Name</u>                    | <u>Check Number</u> | <u>Invoice Number</u> | <u>Invoice Description</u>              | <u>Invoice Amount</u>       |
|---------------------------------------|---------------------|-----------------------|---|-----------------------------|
| Suncoast Rust Control, Inc.           | 003990              | 03576                 | Rust Control 06/21                      | \$ 1,035.00                 |
| Swine Solutions LLC                   | 004007              | 007                   | Monthly Trapping Service 06/21          | \$ 1,650.00                 |
| Swine Solutions LLC                   | 004007              | 009                   | Monthly Trapping Service 07/21          | \$ 1,650.00                 |
| The Pampering Plumber                 | 003977              | 063021                | Pipe Repair 06/21                       | \$ 572.00                   |
| Times Publishing Company              | 004008              | 0000167619 07/14/21   | Account #121715 Legal Advertising 07/21 | \$ 598.25                   |
| Tropicare Termite & Pest Control Inc. | 003978              | 106133                | Pest Control Service INT/EXT 06/21      | \$ 50.00                    |
| Tropicare Termite & Pest Control Inc. | 003978              | 106708                | Set Rodent Traps 06/21                  | \$ 60.00                    |
| Waste Management Inc. of Florida      | 003991              | 0659375-1568-5        | Waste Disposal Services 07/21           | <u>\$ 57.00</u>             |
| <b>Report Total</b>                   |                     |                       |   | <b><u>\$ 187,483.60</u></b> |

## **Tab 8**

August 19, 2021

Attn: Stephen Brletic  
Johnson, Mirmiran & Thompson, Inc.  
2000 E 11<sup>th</sup> Avenue  
Suite 300  
Tampa, FL 33605

Re: Concord Station CDD

Dear Stephen,

Thank you for your interest in having Sport Surfaces construct your sand volleyball court.

Here at Sport Surfaces we believe that the key to successful business is having the right product/service at the right time, offering the best quality for the lowest price. We back this up with a two-year warranty unlike most of our competitors who only offer a one-year warranty. We are continually striving to be the most innovative, creative, service minded company in the tennis industry.

We have over 100 years of combined experience and our highly skilled technicians are trained to perform all phases of athletic court construction, resurfacing and maintenance.

Sport Surfaces has installed top quality athletic courts right in your neighborhood and all over the world. Our Company has a long list of satisfied customers ranging from Disney to top seated players.

In addition, we carry a full line of sport court equipment, accessories and lighting products

Please let us know if you have any questions or comments. For more detailed information about our services and products, please visit our web page at **[www.sportsurfaces.com](http://www.sportsurfaces.com)**

We look forward to hearing from you and the possibility of doing business with you. Our reputation and work history guarantee you have made the right decision.

Sincerely,

*Adam Jenne*

Adam Jenne  
Sport Surfaces, LLC.



## PROPOSAL/AGREEMENT

August 19, 2021

### CUSTOMER

Johnson, Mirmiran & Thompson, Inc.  
2000 E 11<sup>th</sup> Avenue  
Suite 300  
Tampa, FL 33605

### SITE

Concord Station CDD  
3200 Trinity Cottage Drive  
Land O' Lakes, FL 34638

Agreement made between Sport Surfaces, LLC., hereinafter called the Contractor, and Johnson, Mirmiran & Thompson, Inc. c/o Concord Station CDD, hereinafter called the Customer, for the construction of your (1) sand volleyball court with respect to the following terms and specifications:

### **PERMITTING:** If necessary

The Customer will provide the Contractor with documents necessary to acquire permit (survey etc.).

The Contractor will pull necessary permits and pass on cost to the Customer plus a \$1,000.00 admin fee for one submission. Further required submissions due to corrections will be billed at \$250.00 per correction plus permit runner fees as actual.

### **COURT CONSTRUCTION:** Area to be approximately: 30' x 60'

The Contractor will excavate 18" of earth and install a geotextile fabric.

The Contractor will fill with 18" of beach volleyball sand.

The Contractor will install tape lines.

The Contractor will install First Team Stellar volleyball net and posts.

The Contractor will install 2" x 12" pressure treated lumber on border of the court with Edge Guard cap.

### **FEE**

The Contractor agrees to provide tools, materials, labor, supervision, and insurance to complete the above work for a sum of  
\*\*\*\* TWENTY-FIVE THOUSAND FIVE HUNDRED DOLLARS (\$ 25,500.00) \*\*\*\*

### **COURT CONSTRUCTION:** Area to be approximately: 30' x 60'

The Contractor will excavate 22" of earth.

The Contractor will install 4" of drainage rock and geotextile fabric.

The Contractor will fill with 18" of beach volleyball sand.

The Contractor will install tape lines.

The Contractor will install First Team Stellar volleyball net and posts.

The Contractor will install 2" x 12" pressure treated lumber on border of the court with Edge Guard cap.

### **FEE**

The Contractor agrees to provide tools, materials, labor, supervision, and insurance to complete the above work for a sum of  
\*\*\*\* TWENTY-NINE THOUSAND EIGHT HUNDRED DOLLARS (\$ 29,800.00) \*\*\*\*

### **COURT CONSTRUCTION:** Area to be approximately: 30' x 60'

The Contractor will excavate 22" of earth.

The Contractor will install 4" perforated drainpipe and route appropriately.

The Contractor will install 4" of drainage rock and geotextile fabric.

The Contractor will fill with 18" of beach volleyball sand.

The Contractor will install tape lines.

The Contractor will install First Team Stellar volleyball net and posts.

The Contractor will install 2" x 12" pressure treated lumber on border of the court with Edge Guard cap.

### **FEE**

The Contractor agrees to provide tools, materials, labor, supervision, and insurance to complete the above work for a sum of  
\*\*\*\* THIRTY-FOUR THOUSAND FIVE HUNDRED DOLLARS (\$ 34,500.00) \*\*\*\*

\*All prices are in US Dollars. Prices are subject to change after ninety days. Our bid prices are based upon you providing adequate access and storage areas.





7011 Wilson Rd. West Palm Beach Fl. 33413

888-423-1120

August 19, 2021

Johnson, Mirmiran & Thompson, Inc.  
2000 E 11<sup>th</sup> Avenue  
Suite 300  
Tampa, FL 33605

### **PROVISIONS**

The Customer agrees to pay a 33% deposit upon acceptance of proposal  
The Customer agrees to pay a 33% deposit upon commencement  
The Customer agrees to pay balance upon completion of the above-proposed work.

### **PRIVACY/TERMS AND CONDITIONS**

Customer agrees that by signing the below contract they agree to abide by our privacy / terms and conditions which can be found be found on our website: <https://sportsurfaces.com/terms-and-conditions/>

### **CREDIT**

If the Customer does not pay as agreed upon, the Contractor shall have the right to file a lien against the real estate for the amount of the work done. No further work shall be accomplished if installment payments are not made at the time specified. In the event it is necessary to employ the services of an attorney to secure payment, as per the terms of this agreement, then the customer agrees to pay reasonable attorney fees. Interest of 1 ½ % per month will be charged on accounts past due

### **GUARANTEE**

The Contractor guarantees all work against defects in workmanship or materials for a **period of (2) years** from date of completion. This guarantee excludes normal wear and tear, physical abuse or neglect and any other conditions beyond the contractor's control, such as sub-base settling, structural cracks, asphalt shrinkage cracks, hydrostatic pressure or water vapor pressure bubbles, intrusion of weeds or grass, etc. Existing cracks may reappear at any time. Proper tennis shoes must be worn on court. Some sneakers, street shoes, dark soled shoes, skateboards, roller blades, etc. will scuff and damage surface. Guarantee shall become void upon owner's failure to adhere and comply with the payment schedule.

**Total Price with Options: \$** \_\_\_\_\_

Respectfully submitted by: Adam Jenne  
Adam Jenne  
Sport Surfaces, LLC.

Proposal accepted by: \_\_\_\_\_ Title: \_\_\_\_\_ Date: \_\_\_\_\_





# SPORT SURFACES

ESTD *by P. Gold* 1998

We combine old world craftsmanship with the latest technologies.







Tennis court resurfacing and basketball court resurfacing, construction and repairs are what Sport Surfaces of West Palm Beach, Florida has been specializing in since 1998.

After building, resurfacing and repairing over 6,000 basketball and tennis courts across Florida to include Orlando, Miami, Tampa and Fort Lauderdale, we have developed our own proprietary techniques for repairing and resurfacing all sport courts.

100%

Honest Pricing

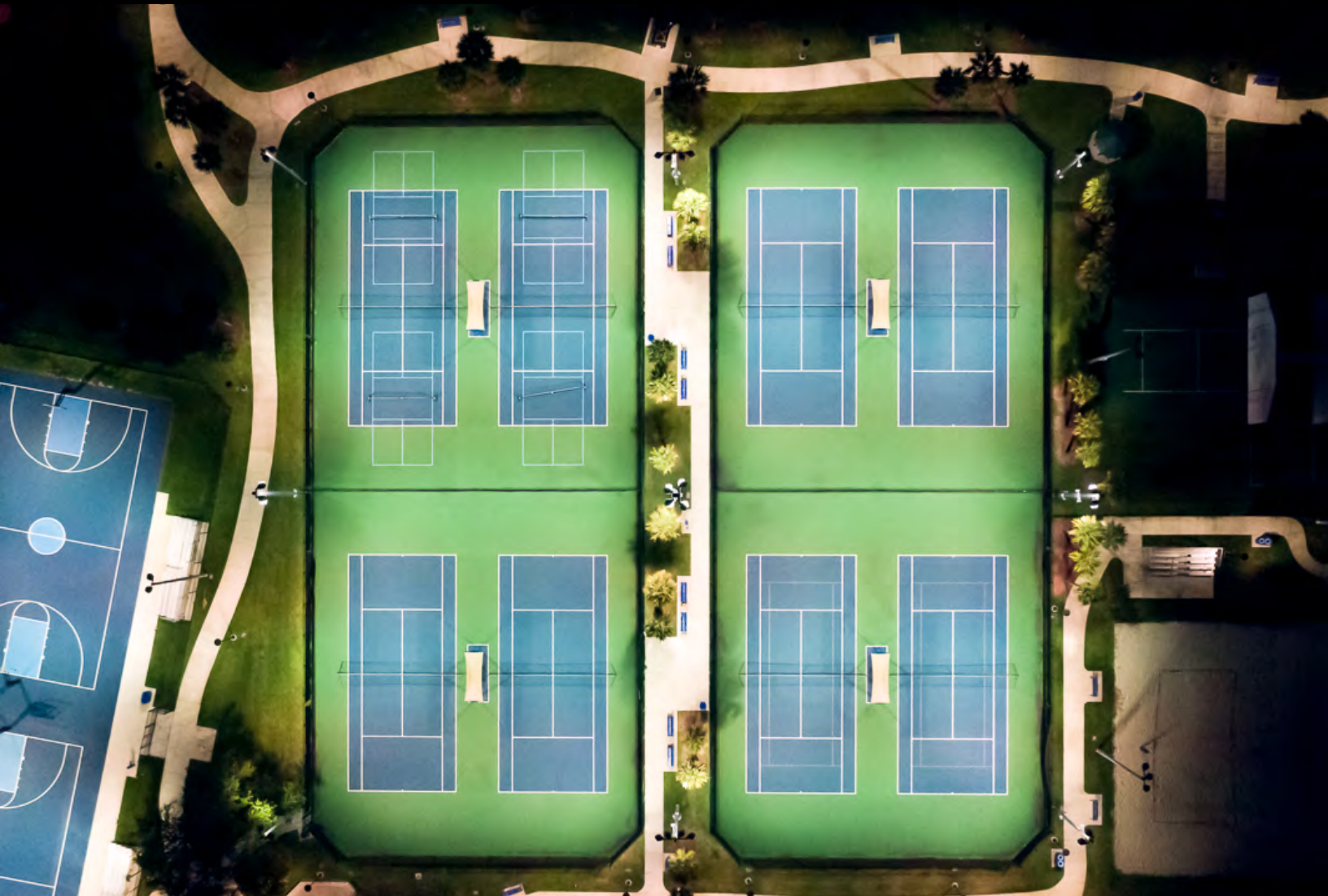
100%

Decades of Experience

100%

Satisfaction Guaranteed





## TOP QUALITY COUPLED WITH WHOLESALE PRICING

---

We believe that in today's economy our customers expect and deserve wholesale tennis court pricing.

We will not however, give up quality in order to give a cheap product. Our customers understand that it takes more to provide top quality services and products and we always give our customers the best value for their investment.

Remember when you don't want to spend too much but still expect the best you can count on us.



I am very happy to recommend Sports Surfaces. I have worked on a regular basis with the company since 2007. I have found their management staff and construction personnel to be knowledgeable and highly skilled. They have delivered work on time and I have been very satisfied with the result.

MR. DOONER

I had my home tennis court resurfaced by sports surfaces and I had an extremely good experience with them. They were very professional and were able to get my tennis court to look new once again. They started when they were supposed to and finished on time even though we are currently in rainy season. I would give them an A+++ great job guys!

BRODY

More testimonials online...

[WWW.SPORTSURFACES.COM](http://WWW.SPORTSURFACES.COM)

888-423-1120



@sportsurfaces



@sportsurfaces

Follow Us.



**GREENVIEW LANDSCAPING INC.**

**P.O. BOX 12668**

**ST. PETERSBURG, FL 33733**

**CELL: 727-804-8864**

**OFFICE: 727-906-8864**

**FAX: 727-867-4393**

**EMAIL: DEBS@GREENVIEWFL.COM**

To: CONCORD STATION CDD

ATTN: DEBBY BAYNE-WALLACE

DATE: August 25, 2021

RE: TRILBY FIELD

PROPOSAL NUMBER: CCSTFANT21

Treat the entire Trilby Field for ants with Top Choice.

Apply 180 pounds.

COST: \$900.00.

**GREENVIEW LANDSCAPING INC.**

**P.O. BOX 12668**

**ST. PETERSBURG, FL 33733**

**CELL: 727-804-8864**

**OFFICE: 727-906-8864**

**FAX: 727-867-4393**

**EMAIL: DEBS@GREENVIEWFL.COM**

TO: CONCORD STATION CDD

ATTN: DEBBY BAYNE-WALLACE

DATE: August 23, 2021

RE: TRINITY COTTAGE FIELD

PROPOSAL NUMBER: 8CCSTRINF21

1. Remove two Oak trees and grind stumps. COST: \$500.00.
2. Aerate and spread eight yards of sand on 90 x 40-foot field.  
COST: \$600.00.
3. Treat area for weeds and insects. COST: \$300.00.
4. Install three yards of dirt and 800 square feet of Bahia sod in low area on south side of the field. COST: \$900.00.
5. Install 40 three-gallon Podocarpus or Ornamental Grass plants ( Red Fountain Grass) at east end of the field between houses and field.  
Manually water until the plant's are established. COST: \$800.00.
6. Install 10 shade trees of one of the following. Also, install water bag on each tree and manually water with water tank until established.
  - 10 three-inch Slash Pine trees @ \$400.00 each. TOTAL: \$4000.00.
  - 10 four-inch Slash Pine trees @ \$600.00 each. TOTAL: \$6000.00.
  - 10 three-inch Live Oak trees @ \$600.00 each. TOTAL: \$6000.00.
  - 10 four-inch Live Oak trees @ \$900.00 each. TOTAL: \$9000.00.

## Tab 9



352.345.6227

**Licensed | Insured**  
**Residential | Commercial**

Rec'd by \_\_\_\_\_

# THANK YOU

## **Tab 10**





702 17th St E  
Palmetto, FL 34221

407-717-5851  
www.sitexaquatics.com

# Fountain Maintenance Proposal

**August 21st, 2021**

Submitted by: Joe Craig

## CONCORD STATION CDD

C/O: RIZZETTA & CO  
Contact: MRS. DEBBY BAYNE-WALLACE  
Address: 12750 CITRUS PARK LANE SUITE 115 TAMPA, FL 33625  
Email: DWALLACE@RIZZETTA.COM  
Phone: 813.933.5571

The following bid is for Quarterly Fountain/Aeration Maintenance for 1 floating fountain @ Concord Station community located in land O Lakes, Florida.

| Service                      | Quarter  | Annual Cost |
|------------------------------|----------|-------------|
| 1- Floating fountain         | \$250.00 | \$1,000.00  |
| Cleaning of Nozzles          | Included | Included    |
| Cleaning of lights & float   | Included | Included    |
| Inspection of panel & timers | Included | Included    |
| Adjust & moor if needed      | Included | Included    |
| Total cost                   | \$250.00 | \$1,000.00  |

# Terms & Conditions

## Payment

Sitex agrees to provide all labor, supervision, and equipment necessary to carry out the work. There shall be no variance from these specifications unless expressly stated though an addendum.

## Responsibility

Customer is responsible for all electrical services to the control box, Sitex is not an electrical contractor nor claims to be responsible for any electrical responsibilities. Customer agrees to pay separate cost incurred by said electrical contractor.

Neither party shall be responsible for damage, penalties or otherwise for any failure or delay in performance of any of its obligations hereunder caused by strikes, riots, war, acts of Nature, accidents, governmental orders and regulations, curtailment or failure to obtain sufficient material, or other force majeure condition (whether or not of the same class or kind as those set forth above) beyond its reasonable control and which, by the exercise of due diligence, it is unable to overcome.

Sitex agrees to hold Customer harmless from any loss, damage or claims arising out of the sole negligence of Sitex. However, Sitex shall in no event be liable to Customer or other for indirect, special or consequential damage resulting from any cause whatsoever.

## Scheduling

It is agreed by both Parties that the work performed under this Agreement will be done on a schedule that is sensitive to the overall function of the property. Additionally, it is understood that all work will be performed during the normal business week (MondayFriday) unless otherwise stipulated.

## Insurance

Sitex shall maintain the following insurance coverage and limits:

- (a) Workman's Compensation with statutory limits;
- (b) Automobile Liability;
- (c) Comprehensive General Liability including Property Damage, Completed Operations, and Product Liability.

A Certificate of insurance will be provided upon request. Customers requesting special or additional insurance coverage and/or language shall pay resulting additional premium to Sitex to provide such coverage.

This Agreement shall be governed by the laws of the state of Florida.

*Joseph T. Craig*

Accepted By

Date

President, Sitex Aquatics, llc.

Date

## **Tab 11**



## Egis Insurance & Risk Advisors

Is pleased to provide a

Proposal of Insurance Coverage for:

### Concord Station Community Development District

Please review the proposed insurance coverage terms and conditions carefully.

Written request to bind must be received prior to the effective date of coverage.

The brief description of coverage contained in this document is being provided as an accommodation only and is not intended to cover or describe all Coverage Agreement terms. For more complete and detailed information relating to the scope and limits of coverage, please refer directly to the Coverage Agreement documents. Specimen forms are available upon request.

## **About FIA**

Florida Insurance Alliance (“FIA”), authorized and regulated by the Florida Office of Insurance Regulation, is a non-assessable, governmental insurance Trust. FIA was created in September 2011 at a time when a large number of Special Taxing Districts were having difficulty obtaining insurance.

Primarily, this was due to financial stability concerns and a perception that these small to mid-sized Districts had a disproportionate exposure to claims. Even districts that were claims free for years could not obtain coverage. FIA was created to fill this void with the goal of providing affordable insurance coverage to Special Taxing Districts. Today, FIA proudly serves and protects more than 800 public entity members.

### **Competitive Advantage**

FIA allows qualifying Public Entities to achieve broad, tailored coverages with a cost-effective insurance program. Additional program benefits include:

- Insure-to-value property limits with no coinsurance penalties
- First dollar coverage for “alleged” public official ethics violations
- Proactive in-house claims management and loss control department
- Complimentary risk management services including on-site loss control, property schedule verification and contract reviews
- Online Risk Management Education & Training portal
- Online HR & Benefits Support portal
- HR Hotline
- Safety Partners Matching Grant Program

### **How are FIA Members Protected?**

FIA employs a conservative approach to risk management. Liability risk retained by FIA is fully funded prior to the policy term through member premiums. The remainder of the risk is transferred to reinsurers. FIA’s primary reinsurers, Lloyds of London and Hudson Insurance Company, both have AM Best A XV (Excellent) ratings and surplus of \$2Billion or greater.

In the event of catastrophic property losses due to a Named Storm (i.e., hurricane), the program bears no risk as all losses are passed on to the reinsurers. FIA purchases property reinsurance to withstand the 1,000-year storm event (probability of exceedance .1%). This level of protection is statistically 2 to 3 times safer than competitors and industry norms. FIA members’ property claims resulting from Hurricane Irma in 2017 amounted to less than 4% of the per occurrence coverage available.

### **What Are Members Responsible For?**

As a non-assessable Trust, our members are only responsible for two items:

- Annual Premiums
- Individual Member Deductibles

FIA Bylaws prohibit any assessments or other fees.

**Additional information regarding FIA and our member services can be found at [www.fia360.org](http://www.fia360.org).**

Quotation being provided for:

**Concord Station Community Development District**  
**c/o Rizzetta & Company**  
**3434 Colwell Ave, Suite 200**  
**Tampa, FL 33614**

**Term: October 1, 2021 to October 1, 2022**

**Quote Number: 100121607**

## **PROPERTY COVERAGE**

### **SCHEDULE OF COVERAGES AND LIMITS OF COVERAGE**

| <b>COVERED PROPERTY</b>   |             |
|---|-------------|
| Total Insured Values – Blanket Building and Contents – Per Schedule on file totalling | \$2,033,500 |
| Loss of Business Income   | \$1,000,000 |
| Additional Expense  | \$1,000,000 |
| <b>Inland Marine</b>  |             |
| Scheduled Inland Marine   | \$27,600    |

It is agreed to include automatically under this Insurance the interest of mortgagees and loss payees where applicable without advice.

|               | <b>Valuation</b>  | <b>Coinsurance</b> |
|---------------|-------------------|--------------------|
| Property      | Replacement Cost  | None               |
| Inland Marine | Actual Cash Value | None               |

|                     |                       |   |
|---------------------|-----------------------|---|
| <b>DEDUCTIBLES:</b> | \$2,500               | Per Occurrence, All other Perils, Building & Contents and Extensions of Coverage.   |
|                     | 3 %                   | Total Insured Values per building, including vehicle values, for "Named Storm" at each affected location throughout Florida subject to a minimum of \$10,000 per occurrence, per Named Insured. |
|                     | Per Attached Schedule | Inland Marine   |

| <b>Special Property Coverages</b> |                    |              |
|-----------------------------------|--------------------|--------------|
| <b>Coverage</b>                   | <b>Deductibles</b> | <b>Limit</b> |
| Earth Movement                    | \$2,500            | Included     |
| Flood                             | \$2,500 *          | Included     |
| Boiler & Machinery                |                    | Included     |
| TRIA                              |                    | Included     |

\*Except for Zones A & V see page 8 (Terms and Conditions) excess of NFIP, whether purchased or not

**TOTAL PROPERTY PREMIUM**

**\$13,931**

**Extensions of Coverage**

If marked with an "X" we will cover the following EXTENSIONS OF COVERAGE under this Agreement, These limits of liability do not increase any other applicable limit of liability.

| (X) | Code | Extension of Coverage   | Limit of Liability   |
|-----|------|---|--|
| X   | A    | Accounts Receivable   | \$500,000 in any one occurrence  |
| X   | B    | Animals   | \$1,000 any one Animal<br>\$5,000 Annual Aggregate in any one agreement period   |
| X   | C    | Buildings Under Construction  | As declared on Property Schedule, except new buildings being erected at sites other than a covered location which is limited to \$250,000 estimated final contract value any one construction project.                                     |
| X   | D    | Debris Removal Expense  | \$250,000 per insured or 25% of loss, whichever is greater   |
| X   | E    | Demolition Cost,<br>Operation of Building<br>Laws and Increased Cost of<br>Construction | \$500,000 in any one occurrence  |
| X   | F    | Duty to Defend  | \$100,000 any one occurrence   |
| X   | G    | Errors and Omissions  | \$250,000 in any one occurrence  |
| X   | H    | Expediting Expenses   | \$250,000 in any one occurrence  |
| X   | I    | Fire Department Charges   | \$50,000 in any one occurrence   |
| X   | J    | Fungus Cleanup Expense  | \$50,000 in the annual aggregate in any one occurrence   |
| X   | K    | Lawns, Plants, Trees and<br>Shrubs  | \$50,000 in any one occurrence   |
| X   | L    | Leasehold Interest  | Included   |
| X   | M    | Air Conditioning Systems  | Included   |
| X   | N    | New locations of current<br>Insureds  | \$1,000,000 in any one occurrence for up to 90 days, except 60 days for Dade, Broward, Palm Beach from the date such new location(s) is first purchased, rented or occupied whichever is earlier. Monroe County on prior submit basis only |
| X   | O    | Personal property of<br>Employees   | \$500,000 in any one occurrence  |
| X   | P    | Pollution Cleanup Expense   | \$50,000 in any one occurrence   |
| X   | Q    | Professional Fees   | \$50,000 in any one occurrence   |
| X   | R    | Recertification of Equipment  | Included   |
| X   | S    | Service Interruption Coverage   | \$500,000 in any one occurrence  |
| X   | T    | Transit   | \$1,000,000 in any one occurrence  |
| X   | U    | Vehicles as Scheduled<br>Property   | Included   |
| X   | V    | Preservation of Property  | \$250,000 in any one occurrence  |
| X   | W    | Property at Miscellaneous<br>Unnamed Locations  | \$250,000 in any one occurrence  |
| X   | X    | Piers, docs and wharves as<br>Scheduled Property  | Included on a prior submit basis only  |

|   |               |                                       |                                   |
|---|---------------|---------------------------------------|-----------------------------------|
| X | Y             | Glass and Sanitary Fittings Extension | \$25,000 any one occurrence       |
| X | Z             | Ingress / Egress                      | 45 Consecutive Days               |
| X | AA            | Lock and Key Replacement              | \$2,500 any one occurrence        |
| X | BB            | Awnings, Gutters and Downspouts       | Included                          |
| X | CC            | Civil or Military Authority           | 45 Consecutive days and one mile  |
| X | Section II B1 | Business Income                       | \$1,000,000 in any one occurrence |
| X | Section II B2 | Additional Expenses                   | \$1,000,000 in any one occurrence |
| X | FIA 120       | Active Assailant(s)                   | \$1,000,000 in any one occurrence |

## CRIME COVERAGE

| <b>Description</b>  | <b>Limit</b> | <b>Deductible</b> |
|---|--------------|-------------------|
| Forgery and Alteration  | Not Included | Not Included      |
| Theft, Disappearance or Destruction                           | Not Included | Not Included      |
| Computer Fraud including Funds Transfer Fraud                 | Not Included | Not Included      |
| Employee Dishonesty, including faithful performance, per loss | Not Included | Not Included      |



## AUTOMOBILE COVERAGE

| Coverages  | Covered Autos | Limit  | Premium      |
|--|---------------|--|--------------|
| Covered Autos Liability                              | 8,9           | \$1,000,000  | Included     |
| Personal Injury Protection                           | N/A           |  | Not Included |
| Auto Medical Payments                                | N/A           |  | Not Included |
| Uninsured Motorists including Underinsured Motorists | N/A           |  | Not Included |
| Physical Damage Comprehensive Coverage               | N/A           | Actual Cash Value Or Cost Of Repair, Whichever Is Less, Minus Applicable Deductible (See Attached Schedule)<br>For Each Covered Auto, But No Deductible Applies To Loss Caused By Fire or Lightning.<br><br>See item Four for Hired or Borrowed Autos. | Not Included |
| Physical Damage Specified Causes of Loss Coverage    | N/A           | Actual Cash Value Or Cost Of Repair, Whichever Is Less, Minus Applicable Deductible (See Attached Schedule)<br>For Each Covered Auto For Loss Caused By Mischief Or Vandalism<br><br>See item Four for Hired or Borrowed Autos.                        | Not Included |
| Physical Damage Collision Coverage                   | N/A           | Actual Cash Value Or Cost Of Repair, Whichever Is Less, Minus Applicable Deductible (See Attached Schedule)<br>For Each Covered Auto<br><br>See item Four for Hired or Borrowed Autos.   | Not Included |
| Physical Damage Towing And Labor                     | N/A           | \$0 For Each Disablement Of A Private Passenger Auto   | Not Included |

**GENERAL LIABILITY COVERAGE (Occurrence Basis)**

|   |                    |
|---|--------------------|
| Bodily Injury and Property Damage Limit         | \$1,000,000        |
| Personal Injury and Advertising Injury          | Included           |
| Products & Completed Operations Aggregate Limit | Included           |
| Employee Benefits Liability Limit, per person   | \$1,000,000        |
| Herbicide & Pesticide Aggregate Limit           | \$1,000,000        |
| Medical Payments Limit                          | \$5,000            |
| Fire Damage Limit                               | Included           |
| No fault Sewer Backup Limit                     | \$25,000/\$250,000 |
| General Liability Deductible                    | \$0                |

**PUBLIC OFFICIALS AND EMPLOYMENT PRACTICES LIABILITY (Claims Made)**

|  |           |             |
|--|-----------|-------------|
| Public Officials and Employment Practices Liability Limit      | Per Claim | \$1,000,000 |
|  | Aggregate | \$2,000,000 |
| Public Officials and Employment Practices Liability Deductible |           | \$0         |

Supplemental Payments: Pre-termination \$2,500 per employee - \$5,000 annual aggregate.  
Non-Monetary \$100,000 aggregate.

**Cyber Liability sublimit included under POL/EPLI**

Media Content Services Liability  
Network Security Liability  
Privacy Liability  
First Party Extortion Threat  
First Party Crisis Management  
First Party Business Interruption  
Limit: \$100,000 each claim/annual aggregate



## PREMIUM SUMMARY

**Concord Station Community Development District**  
**c/o Rizzetta & Company**  
**3434 Colwell Ave, Suite 200**  
**Tampa, FL 33614**

**Term: October 1, 2021 to October 1, 2022**

**Quote Number: 100121607**

### PREMIUM BREAKDOWN

|   |                 |
|---|-----------------|
| Property (Including Scheduled Inland Marine)        | \$13,931        |
| Crime   | Not Included    |
| Automobile Liability                                | Not Included    |
| Hired Non-Owned Auto                                | Included        |
| Auto Physical Damage                                | Not Included    |
| General Liability                                   | \$2,938         |
| Public Officials and Employment Practices Liability | \$2,627         |
| <b>TOTAL PREMIUM DUE</b>                            | <b>\$19,496</b> |

#### IMPORTANT NOTE

Defense Cost - Outside of Limit, Does Not Erode the Limit for General Liability, Public Officials Liability, and Employment related Practices Liability.

Deductible does not apply to defense cost. Self-Insured Retention does apply to defense cost.

Additional Notes:

(None)



## PARTICIPATION AGREEMENT

The undersigned local governmental entity, certifying itself to be a public agency of the State of Florida as defined in Section 163.01, Florida Statutes, hereby formally makes application with the Florida Insurance Alliance ("FIA") for continuing liability and/or casualty coverage through membership in FIA, to become effective 12:01 a.m., 10/01/2021, and if accepted by the FIA's duly authorized representative, does hereby agree as follows:

- (a) That, by this reference, the terms and provisions of the Interlocal Agreement creating the Florida Insurance Alliance are hereby adopted, approved and ratified by the undersigned local governmental entity. The undersigned local governmental entity certifies that it has received a copy of the aforementioned Interlocal Agreement and further agrees to be bound by the provisions and obligations of the Interlocal Agreement as provided therein;
- (b) To pay all premiums on or before the date the same shall become due and, in the event Applicant fails to do so, to pay any reasonable late penalties and charges arising therefrom, and all costs of collection thereof, including reasonable attorneys' fees;
- (c) To abide by the rules and regulations adopted by the Board of Directors;
- (d) That should either the Applicant or the Fund desire to cancel coverage; it will give not less than thirty (30) days prior written notice of cancellation;
- (e) That all information contained in the underwriting application provided to FIA as a condition precedent to participation in FIA is true, correct and accurate in all respects.

## Concord Station Community Development District

(Name of Local Governmental Entity)

By: \_\_\_\_\_  
Signature \_\_\_\_\_ Print Name \_\_\_\_\_

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

Signature \_\_\_\_\_ Print Name \_\_\_\_\_

IS HEREBY APPROVED FOR MEMBERSHIP IN THIS FUND, AND COVERAGE IS EFFECTIVE October 1, 2021

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



PROPERTY VALUATION AUTHORIZATION

Concord Station Community Development District  
c/o Rizzetta & Company  
3434 Colwell Ave, Suite 200  
Tampa, FL 33614

QUOTATIONS TERMS & CONDITIONS

- 1. Please review the quote carefully for coverage terms, conditions, and limits.
- 2. The coverage is subject to 100% minimum earned premium as of the first day of the "Coverage Period".
- 3. Total premium is late if not paid in full within 30 days of inception, unless otherwise stated.
- 4. Property designated as being within Flood Zone A or V (and any prefixes or suffixes thereof) by the Federal Emergency Management Agency (FEMA), or within a 100 Year Flood Plain as designated by the United States Army Corps of Engineers, will have a Special Flood Deductible equal to all flood insurance available for such property under the National Flood Insurance Program, whether purchased or not or 5% of the Total Insured Value at each affected location whichever the greater.
- 5. The Florida Insurance Alliance is a shared limit. The limits purchased are a per occurrence limit and in the event an occurrence exhaust the limit purchased by the Alliance on behalf of the members, payment to you for a covered loss will be reduced pro-rata based on the amounts of covered loss by all members affected by the occurrence. Property designated as being within.
- 6. Coverage is not bound until confirmation is received from a representative of Egis Insurance & Risk Advisors.

I give my authorization to bind coverage for property through the Florida Insurance Alliance as per limits and terms listed below.

- |                                     |                          |              |                          |
|-------------------------------------|--------------------------|--------------|--------------------------|
| <input checked="" type="checkbox"/> | Building and Content TIV | \$2,033,500  | As per schedule attached |
| <input checked="" type="checkbox"/> | Inland Marine            | \$27,600     | As per schedule attached |
| <input type="checkbox"/>            | Auto Physical Damage     | Not Included |                          |

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

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

Title: \_\_\_\_\_



**Concord Station Community Development District**

**Policy No.:** 100121607

**Agent:** Egis Insurance Advisors LLC (Boca Raton, FL)

| Unit # | Description<br>Address                                    |            | Year Built<br>Const Type | Eff. Date<br>Term Date | Building Value<br>Contents Value |                   | Total Insured Value |          |
|--------|---|------------|--------------------------|------------------------|----------------------------------|-------------------|---------------------|----------|
|        | Roof Shape  | Roof Pitch |                          |                        | Roof Covering                    | Covering Replaced | Roof Yr Blt         |          |
| 1      | Entry sign/ monument                                      |            | 2007                     | 10/01/2021             | \$10,000                         |                   |                     |          |
|        | Mentmore Blvd. & Tuckerton Dr.<br>Land O Lakes FL 34638   |            | Joisted masonry          | 10/01/2022             |                                  |                   |                     | \$10,000 |
|        |   |            |                          |                        |                                  |                   |                     |          |
| Unit # | Description<br>Address                                    |            | Year Built<br>Const Type | Eff. Date<br>Term Date | Building Value<br>Contents Value |                   | Total Insured Value |          |
|        | Roof Shape  | Roof Pitch |                          |                        | Roof Covering                    | Covering Replaced | Roof Yr Blt         |          |
| 2      | Awnings/Canopies  |            | 2007                     | 10/01/2021             | \$15,000                         |                   |                     |          |
|        | Mentmore Blvd.<br>Land O Lakes FL 34638                   |            | Joisted masonry          | 10/01/2022             |                                  |                   |                     | \$15,000 |
|        |   |            |                          |                        |                                  |                   |                     |          |
| Unit # | Description<br>Address                                    |            | Year Built<br>Const Type | Eff. Date<br>Term Date | Building Value<br>Contents Value |                   | Total Insured Value |          |
|        | Roof Shape  | Roof Pitch |                          |                        | Roof Covering                    | Covering Replaced | Roof Yr Blt         |          |
| 3      | Irrigation Incl Wells & Pumps                             |            | 2007                     | 10/01/2021             | \$7,500                          |                   |                     |          |
|        | Mentmore Blvd.<br>Land O Lakes FL 34638                   |            | Joisted masonry          | 10/01/2022             |                                  |                   |                     | \$7,500  |
|        |   |            |                          |                        |                                  |                   |                     |          |
| Unit # | Description<br>Address                                    |            | Year Built<br>Const Type | Eff. Date<br>Term Date | Building Value<br>Contents Value |                   | Total Insured Value |          |
|        | Roof Shape  | Roof Pitch |                          |                        | Roof Covering                    | Covering Replaced | Roof Yr Blt         |          |
| 4      | Outdoor Signs   |            | 2007                     | 10/01/2021             | \$10,000                         |                   |                     |          |
|        | Manassas Dr.<br>Land O Lakes FL 34638                     |            | Joisted masonry          | 10/01/2022             |                                  |                   |                     | \$10,000 |
|        |   |            |                          |                        |                                  |                   |                     |          |
| Unit # | Description<br>Address                                    |            | Year Built<br>Const Type | Eff. Date<br>Term Date | Building Value<br>Contents Value |                   | Total Insured Value |          |
|        | Roof Shape  | Roof Pitch |                          |                        | Roof Covering                    | Covering Replaced | Roof Yr Blt         |          |
| 5      | Outdoor Signs   |            | 2007                     | 10/01/2021             | \$10,000                         |                   |                     |          |
|        | Mentmore Blvd. & Chiselhurst Dr.<br>Land O Lakes FL 34638 |            | Joisted masonry          | 10/01/2022             |                                  |                   |                     | \$10,000 |
|        |   |            |                          |                        |                                  |                   |                     |          |
| Unit # | Description<br>Address                                    |            | Year Built<br>Const Type | Eff. Date<br>Term Date | Building Value<br>Contents Value |                   | Total Insured Value |          |
|        | Roof Shape  | Roof Pitch |                          |                        | Roof Covering                    | Covering Replaced | Roof Yr Blt         |          |
| 6      | Outdoor Signs   |            | 2007                     | 10/01/2021             | \$10,000                         |                   |                     |          |
|        | Dunstable Dr. & Mentmore Blvd.<br>Land O Lakes FL 34638   |            | Joisted masonry          | 10/01/2022             |                                  |                   |                     | \$10,000 |
|        |   |            |                          |                        |                                  |                   |                     |          |
| Unit # | Description<br>Address                                    |            | Year Built<br>Const Type | Eff. Date<br>Term Date | Building Value<br>Contents Value |                   | Total Insured Value |          |
|        | Roof Shape  | Roof Pitch |                          |                        | Roof Covering                    | Covering Replaced | Roof Yr Blt         |          |
| 7      | Outdoor Signs   |            | 2007                     | 10/01/2021             | \$10,000                         |                   |                     |          |
|        | Mentmore Blvd. & Snowdonia Dr.<br>Land O Lakes FL 34638   |            | Joisted masonry          | 10/01/2022             |                                  |                   |                     | \$10,000 |
|        |   |            |                          |                        |                                  |                   |                     |          |

Sign: \_\_\_\_\_

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

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



Property Schedule

Schedule Items Effective As of: 10/01/2021

**Concord Station Community Development District**

Policy No.: 100121607

Agent: Egis Insurance Advisors LLC (Boca Raton, FL)

| Unit # | Description   |            | Year Built              | Eff. Date     | Building Value | Total Insured Value |             |
|--------|---|------------|-------------------------|---------------|----------------|---------------------|-------------|
|        | Address   |            | Const Type              | Term Date     | Contents Value |                     |             |
|        | Roof Shape  | Roof Pitch |                         | Roof Covering | Covering       | Replaced            | Roof Yr Blt |
| 8      | Outdoor Signs   |            | 2007                    | 10/01/2021    | \$10,000       |                     |             |
|        | Trinity Cottage Dr. & Mentmore Blvd.<br>Land O Lakes FL 34638 |            | Joisted masonry         | 10/01/2022    |                | \$10,000            |             |
|        |   |            |                         |               |                |                     |             |
| Unit # | Description   |            | Year Built              | Eff. Date     | Building Value | Total Insured Value |             |
|        | Address   |            | Const Type              | Term Date     | Contents Value |                     |             |
|        | Roof Shape  | Roof Pitch |                         | Roof Covering | Covering       | Replaced            | Roof Yr Blt |
| 9      | Outdoor Signs   |            | 2007                    | 10/01/2021    | \$10,000       |                     |             |
|        | Mentmore Blvd. & Buckinghamshire<br>Land O Lakes FL 34638     |            | Joisted masonry         | 10/01/2022    |                | \$10,000            |             |
|        |   |            |                         |               |                |                     |             |
| Unit # | Description   |            | Year Built              | Eff. Date     | Building Value | Total Insured Value |             |
|        | Address   |            | Const Type              | Term Date     | Contents Value |                     |             |
|        | Roof Shape  | Roof Pitch |                         | Roof Covering | Covering       | Replaced            | Roof Yr Blt |
| 10     | Monument Tower  |            | 2007                    | 10/01/2021    | \$75,000       |                     |             |
|        | Mentmore Blvd. & Sunlake<br>Land O Lakes FL 34638             |            | Non combustible         | 10/01/2022    |                | \$75,000            |             |
|        |   |            |                         |               |                |                     |             |
| Unit # | Description   |            | Year Built              | Eff. Date     | Building Value | Total Insured Value |             |
|        | Address   |            | Const Type              | Term Date     | Contents Value |                     |             |
|        | Roof Shape  | Roof Pitch |                         | Roof Covering | Covering       | Replaced            | Roof Yr Blt |
| 11     | 2 entrance signs @15k   |            | 2008                    | 10/01/2021    | \$30,000       |                     |             |
|        | Mentmore Blvd. & Sunlake<br>Land O Lakes FL 34638             |            | Non combustible         | 10/01/2022    |                | \$30,000            |             |
|        |   |            |                         |               |                |                     |             |
| Unit # | Description   |            | Year Built              | Eff. Date     | Building Value | Total Insured Value |             |
|        | Address   |            | Const Type              | Term Date     | Contents Value |                     |             |
|        | Roof Shape  | Roof Pitch |                         | Roof Covering | Covering       | Replaced            | Roof Yr Blt |
| 12     | Clubhouse   |            | 2008                    | 10/01/2021    | \$1,000,000    |                     |             |
|        | 18636 Mentmore Blvd.<br>Land O Lakes FL 34638                 |            | Joisted masonry         | 10/01/2022    | \$172,000      | \$1,172,000         |             |
|        | Cross hip   |            |                         | Slate         |                |                     |             |
| Unit # | Description   |            | Year Built              | Eff. Date     | Building Value | Total Insured Value |             |
|        | Address   |            | Const Type              | Term Date     | Contents Value |                     |             |
|        | Roof Shape  | Roof Pitch |                         | Roof Covering | Covering       | Replaced            | Roof Yr Blt |
| 13     | Maintenance Building  |            | 2008                    | 10/01/2021    | \$20,000       |                     |             |
|        | 18636 Mentmore Blvd.<br>Land O Lakes FL 34638                 |            | Joisted masonry         | 10/01/2022    |                | \$20,000            |             |
|        | Pyramid hip   |            |                         | Slate         |                |                     |             |
| Unit # | Description   |            | Year Built              | Eff. Date     | Building Value | Total Insured Value |             |
|        | Address   |            | Const Type              | Term Date     | Contents Value |                     |             |
|        | Roof Shape  | Roof Pitch |                         | Roof Covering | Covering       | Replaced            | Roof Yr Blt |
| 14     | Dumpster Enclosure  |            | 2008                    | 10/01/2021    | \$1,000        |                     |             |
|        | 18636 Mentmore Blvd.<br>Land O Lakes FL 34638                 |            | Masonry non combustible | 10/01/2022    |                | \$1,000             |             |
|        |   |            |                         |               |                |                     |             |

Sign: \_\_\_\_\_

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

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

**Concord Station Community Development District**

Policy No.: 100121607

Agent: Egis Insurance Advisors LLC (Boca Raton, FL)

| Unit # | Description                                   |            | Year Built                                    | Eff. Date     | Building Value | Total Insured Value |             |
|--------|---|------------|---|---------------|----------------|---------------------|-------------|
|        | Address                                       |            | Const Type                                    | Term Date     | Contents Value |                     |             |
|        | Roof Shape                                    | Roof Pitch |   | Roof Covering | Covering       | Replaced            | Roof Yr Blt |
| 15     | Pool  |            | 2008  | 10/01/2021    | \$200,000      |                     |             |
|        | 18636 Mentmore Blvd.<br>Land O Lakes FL 34638 |            | Below ground<br>liquid storage<br>tank / pool | 10/01/2022    |                |                     | \$200,000   |
|        |   |            |   |               |                |                     |             |
| Unit # | Description                                   |            | Year Built                                    | Eff. Date     | Building Value | Total Insured Value |             |
|        | Address                                       |            | Const Type                                    | Term Date     | Contents Value |                     |             |
|        | Roof Shape                                    | Roof Pitch |   | Roof Covering | Covering       | Replaced            | Roof Yr Blt |
| 16     | Pool Fence                                    |            | 2008  | 10/01/2021    | \$3,000        |                     |             |
|        | 18636 Mentmore Blvd.<br>Land O Lakes FL 34638 |            | Non combustible                               | 10/01/2022    |                |                     | \$3,000     |
|        |   |            |   |               |                |                     |             |
| Unit # | Description                                   |            | Year Built                                    | Eff. Date     | Building Value | Total Insured Value |             |
|        | Address                                       |            | Const Type                                    | Term Date     | Contents Value |                     |             |
|        | Roof Shape                                    | Roof Pitch |   | Roof Covering | Covering       | Replaced            | Roof Yr Blt |
| 17     | Pool Pavilion                                 |            | 2008  | 10/01/2021    | \$5,000        |                     |             |
|        | 18636 Mentmore Blvd.<br>Land O Lakes FL 34638 |            | Frame   | 10/01/2022    |                |                     | \$5,000     |
|        | Flat  |            |   | Metal panel   |                |                     |             |
| Unit # | Description                                   |            | Year Built                                    | Eff. Date     | Building Value | Total Insured Value |             |
|        | Address                                       |            | Const Type                                    | Term Date     | Contents Value |                     |             |
|        | Roof Shape                                    | Roof Pitch |   | Roof Covering | Covering       | Replaced            | Roof Yr Blt |
| 18     | Pool Furniture in the Open                    |            | 2008  | 10/01/2021    | \$25,000       |                     |             |
|        | 18636 Mentmore Blvd.<br>Land O Lakes FL 34638 |            | Property in the<br>Open                       | 10/01/2022    |                |                     | \$25,000    |
|        |   |            |   |               |                |                     |             |
| Unit # | Description                                   |            | Year Built                                    | Eff. Date     | Building Value | Total Insured Value |             |
|        | Address                                       |            | Const Type                                    | Term Date     | Contents Value |                     |             |
|        | Roof Shape                                    | Roof Pitch |   | Roof Covering | Covering       | Replaced            | Roof Yr Blt |
| 19     | Playground Equipment & Fencing                |            | 2008  | 10/01/2021    | \$75,000       |                     |             |
|        | 18636 Mentmore Blvd.<br>Land O Lakes FL 34638 |            | Non combustible                               | 10/01/2022    |                |                     | \$75,000    |
|        |   |            |   |               |                |                     |             |
| Unit # | Description                                   |            | Year Built                                    | Eff. Date     | Building Value | Total Insured Value |             |
|        | Address                                       |            | Const Type                                    | Term Date     | Contents Value |                     |             |
|        | Roof Shape                                    | Roof Pitch |   | Roof Covering | Covering       | Replaced            | Roof Yr Blt |
| 20     | Pavilion                                      |            | 2008  | 10/01/2021    | \$5,000        |                     |             |
|        | 18636 Mentmore Blvd.<br>Land O Lakes FL 34638 |            | Joisted masonry                               | 10/01/2022    |                |                     | \$5,000     |
|        |   |            |   |               |                |                     |             |
| Unit # | Description                                   |            | Year Built                                    | Eff. Date     | Building Value | Total Insured Value |             |
|        | Address                                       |            | Const Type                                    | Term Date     | Contents Value |                     |             |
|        | Roof Shape                                    | Roof Pitch |   | Roof Covering | Covering       | Replaced            | Roof Yr Blt |
| 21     | Pavilion - Tennis Courts                      |            | 2008  | 10/01/2021    | \$5,000        |                     |             |
|        | 18636 Mentmore Blvd.<br>Land O Lakes FL 34638 |            | Joisted masonry                               | 10/01/2022    |                |                     | \$5,000     |
|        |   |            |   |               |                |                     |             |

Sign: \_\_\_\_\_

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

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





**Concord Station Community Development District**

**Policy No.:** 100121607

**Agent:** Egis Insurance Advisors LLC (Boca Raton, FL)

| Unit #        | Description                                   |            | Year Built                                    | Eff. Date      | Building Value | Total Insured Value |             |
|---------------|---|------------|---|----------------|----------------|---------------------|-------------|
|               | Address                                       |            | Const Type                                    | Term Date      | Contents Value |                     |             |
|               | Roof Shape                                    | Roof Pitch |   |                | Roof Covering  | Covering Replaced   | Roof Yr Blt |
| 22            | Tennis Courts Fence                           |            | 2008  | 10/01/2021     | \$5,000        |                     |             |
|               | 18636 Mentmore Blvd.<br>Land O Lakes FL 34638 |            | Non combustible                               | 10/01/2022     |                |                     | \$5,000     |
|               |   |            |   |                |                |                     |             |
| Unit #        | Description                                   |            | Year Built                                    | Eff. Date      | Building Value | Total Insured Value |             |
|               | Address                                       |            | Const Type                                    | Term Date      | Contents Value |                     |             |
|               | Roof Shape                                    | Roof Pitch |   |                | Roof Covering  | Covering Replaced   | Roof Yr Blt |
| 23            | Basketball Court Fence                        |            | 2008  | 10/01/2021     | \$5,000        |                     |             |
|               | 18636 Mentmore Blvd.<br>Land O Lakes FL 34638 |            | Non combustible                               | 10/01/2022     |                |                     | \$5,000     |
|               |   |            |   |                |                |                     |             |
| Unit #        | Description                                   |            | Year Built                                    | Eff. Date      | Building Value | Total Insured Value |             |
|               | Address                                       |            | Const Type                                    | Term Date      | Contents Value |                     |             |
|               | Roof Shape                                    | Roof Pitch |   |                | Roof Covering  | Covering Replaced   | Roof Yr Blt |
| 24            | Pool Pumps Fenced Enclosure                   |            | 2008  | 10/01/2021     | \$15,000       |                     |             |
|               | 18636 Mentmore Blvd.<br>Land O Lakes FL 34638 |            | Non combustible                               | 10/01/2022     |                |                     | \$15,000    |
|               |   |            |   |                |                |                     |             |
| Unit #        | Description                                   |            | Year Built                                    | Eff. Date      | Building Value | Total Insured Value |             |
|               | Address                                       |            | Const Type                                    | Term Date      | Contents Value |                     |             |
|               | Roof Shape                                    | Roof Pitch |   |                | Roof Covering  | Covering Replaced   | Roof Yr Blt |
| 25            | Splashpad                                     |            | 2008  | 10/01/2021     | \$300,000      |                     |             |
|               | 18636 Mentmore Blvd.<br>Land O Lakes FL 34638 |            | Below ground<br>liquid storage<br>tank / pool | 10/01/2022     |                |                     | \$300,000   |
|               |   |            |   |                |                |                     |             |
| <b>Total:</b> |   |            |   | Building Value | Contents Value | Insured Value       |             |
|               |   |            |   | \$1,861,500    | \$172,000      | \$2,033,500         |             |

Sign: \_\_\_\_\_

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

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

**Concord Station Community Development District**

**Policy No.:** 100121607  
**Agent:** Egis Insurance Advisors LLC (Boca Raton, FL)

| Item # | Department<br>Description | Serial Number     | Classification Code | Eff. Date<br>Term Date   | Value           | Deductible |
|--------|---------------------------|-------------------|---------------------|--------------------------|-----------------|------------|
| 1      | Kawasaki Mule             |                   | Mobile equipment    | 10/01/2021<br>10/01/2022 | \$16,000        | \$1,000    |
| 2      | Utility Trailer           | 4YMBU1018KG055766 | Mobile equipment    | 10/01/2021<br>10/01/2022 | \$1,600         | \$1,000    |
| 3      | Pool Chair Lift           |                   | Other inland marine | 10/01/2021<br>10/01/2022 | \$5,000         | \$1,000    |
| 4      | Pool Chair Lift           |                   | Other inland marine | 10/01/2021<br>10/01/2022 | \$5,000         | \$1,000    |
|        |                           |                   |                     | <b>Total</b>             | <b>\$27,600</b> |            |

Sign: \_\_\_\_\_

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

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



# INVOICE

|                         |  |
|-------------------------|--|
| <b>Customer</b>         | Concord Station Community Development District |
| <b>Acct #</b>           | 607  |
| <b>Date</b>             | 09/01/2021                                     |
| <b>Customer Service</b> | Kristina Rudez                                 |
| <b>Page</b>             | 1 of 1   |

Concord Station Community Development District  
c/o Rizzetta & Company  
3434 Colwell Ave, Suite 200  
Tampa, FL 33614

| Payment Information    |               |
|------------------------|---------------|
| <b>Invoice Summary</b> | \$ 19,496.00  |
| <b>Payment Amount</b>  |               |
| <b>Payment for:</b>    | Invoice#13971 |
| 100121607              |               |

Thank You

Please detach and return with payment



Customer: Concord Station Community Development District

| Invoice | Effective  | Transaction  | Description   | Amount    |
|---------|------------|--------------|---|-----------|
| 13971   | 10/01/2021 | Renew policy | Policy #100121607 10/01/2021-10/01/2022<br>Florida Insurance Alliance<br><br>Package - Renew policy<br>Due Date: 9/1/2021 | 19,496.00 |

**Total**

\$ 19,496.00

Thank You

FOR PAYMENTS SENT OVERNIGHT:  
Egis Insurance Advisors LLC, Fifth Third Wholesale Lockbox, Lockbox #234021, 4900 W. 95th St Oaklawn, IL 60453

**Remit Payment To: Egis Insurance Advisors, LLC**

Lockbox 234021 PO Box 84021  
Chicago, IL 60689-4002

(321)233-9939

sclimer@egisadvisors.com

**Date**

09/01/2021