

Lakeside Preserve Community Development District

3501 Quadrangle Boulevard, Suite 270, Orlando, FL 32817; 407-723-5900

www.lakesidepreserveccd.org

The following is the proposed agenda for the Board of Supervisors' meeting of the Lakeside Preserve Community Development District, scheduled to be held **Wednesday, March 18, 2026, at 11:30 a.m. at the Heritage Baptist Church, 4202 Pipkin Creek Rd, Lakeland, FL 33811.** Questions or comments on the Board Meeting or proposed agenda may be addressed to Jane Gaarlandt at gaarlandtj@pfm.com or (407) 723-5900.

To attend the meeting, please use the below conference call information:

Phone: **1-844-621-3956**

Access Code: **2539 895 0958**

PROPOSED BOARD OF SUPERVISORS' MEETING AGENDA

Administrative Matters

- Roll Call to Confirm Quorum
- Public Comment Period *[for any members of the public desiring to speak on any proposition before the Board]*
- 1. **Consideration of Minutes of the February 18, 2026, Board of Supervisors' Meeting**
- 2. **Consideration of Memorandum Regarding Section 189.0694, Florida Statutes (Performance Measures and Standards Reporting for FY 2026)**

Business Matters

3. **Consideration of Proposals for 2nd Phase of Pond Erosion Repairs**
 - **Dragonfly Pond Works**
4. **Consideration of Proposals for Nuisance Plant Species Reduction in Wetland Area**
 - **Aquatic Weed Control Inc.**
5. **Ratification of Prince & Sons Inc. Proposal for Irrigation Zones Map**
6. **Ratification of Payment Authorization Nos. 237 – 241**
7. **Review of Monthly Financials** *(provided under separate cover)*

Other Business

8. **Staff Reports**
 - **District Counsel**
 - **District Engineer**
 - **District Manager**
 - **Next meeting: April 15, 2026**
 - **Field Service Report**
9. **Supervisor Requests and Audience Comments**

Adjournment



LAKESIDE PRESERVE COMMUNITY DEVELOPMENT DISTRICT

**Consideration of Minutes of
the February 18, 2026,
Board of Supervisors' Meeting**

MINUTES OF MEETING

**LAKESIDE PRESERVE COMMUNITY DEVELOPMENT DISTRICT
BOARD OF SUPERVISORS' MEETING**

Wednesday, February 18, 2026, at 11:30 a.m.

Heritage Baptist Church
4202 Pipkin Creek Rd.
Lakeland, Florida 33811

Board Members present at roll call:

| | |
|----------------|---------------------|
| Brian Walsh | Assistant Secretary |
| Darrel Rusnell | Assistant Secretary |
| Jon Ahlschwede | Assistant Secretary |

Also Present:

| | | |
|--------------------|--------------------------|-------------|
| Jane Gaarlandt | PFM Group Consulting LLC | |
| Kwame Jackson | PFM Group Consulting LLC | |
| Verona Griffith | PFM Group Consulting LLC | (via phone) |
| Savannah Hancock | KVW Law | |
| Mitchell Zwang | KVW Law | (via phone) |
| Jessical Hamill | TRIAD | |
| Katie Vander Meade | Landmark | (via phone) |

FIRST ORDER OF BUSINESS

Roll Call to Confirm Quorum

Mr. Jackson called the meeting to order at 11:46 a.m. and roll call was taken.

SECOND ORDER OF BUSINESS

Public Comment Period

There were no members of the public present.

THIRD ORDER OF BUSINESS

**Consideration of Minutes of the
November 19, 2025, Board of
Supervisors' Meeting**

The Board reviewed the minutes.

On MOTION by Mr. Walsh, seconded by Mr. Rusnell, with all in favor, the Board of Supervisors for the Lakeside Preserve Community Development District approved the Minutes of the November 19, 2025, Board of Supervisors' Meeting.

FOURTH ORDER OF BUSINESS

**Public Hearing on the Adoption of
Amended Rules of Procedure**

- Public Comments and Testimony
- Board Comments

**a. Consideration of Resolution
2026-04, Adopting Amended
Rules of Procedure**

On MOTION by Mr. Walsh, seconded by Mr. Ahlschwede, with all in favor, the Board of Supervisors for the Lakeside Preserve Community Development District opened the Public Hearing on the Adoption of Amended Rules of Procedure.

There were no members of the public present.

On MOTION by Mr. Walsh, seconded by Mr. Ahlschwede, with all in favor, the Board of Supervisors for the Lakeside Preserve Community Development District closed the Public Hearing on the Adoption of Amended Rules of Procedure.

Ms. Hancock noted the Rules of Procedure are being updated based on the legislative session's outcomes.

Ms. Hancock gave an overview of the changes.

On MOTION by Mr. Walsh, seconded by Mr. Rusnell, with all in favor, the Board of Supervisors for the Lakeside Preserve Community Development District approved Resolution 2026-04, Adopting Amended Rules of Procedure.

FIFTH ORDER OF BUSINESS

**Consideration of Proposals for 2nd
Phase of Pond Erosion Repairs**

Mr. Jackson gave an overview and noted there were repairs completed last year, but additional work is needed. Two proposals have been received, with one more forthcoming. It was noted there is a small tree on the edge of the pond bank in the erosion-affected area that has started to fall, and it needs to be removed.

There was discussion regarding the cause of erosion. Ms. Vander Meade noted she can inspect the areas again in case of further erosion.

Ms. Gaarlandt recommended having the District Engineer's inspection completed prior to finalizing the proposal.

Ms. Hancock gave an overview of the spending authority that can be used in case of emergency issues.

Ms. Vander Meade will inspect the areas on Friday of this week.

This item was deferred.

SIXTH ORDER OF BUSINESS

**Consideration of Proposals for
Nuisance Plant Species Reduction in
Wetland Area**

Mr. Jackson noted this is a protected wetland area in Phase 2 and behind the new amenity center. There are nuisance plant species in the wetlands that need to be removed. It was noted that only one proposal has been received.

Ms. Hamill noted there is a tent and picnic table in that area that needs to be removed. Solitude will be contacted to provide a proposal and will include removal of those items.

There was brief discussion regarding the location and placing possible signage in the wetlands.

There was also brief discussion regarding maintenance of the wetlands. District Engineer will follow up with Maintenance and reporting requirements.

This item was deferred.

SEVENTH ORDER OF BUSINESS

Ratification of 2026 Data Sharing & Usage Agreement

Mr. Jackson noted this is an annual requirement with the County and is the standard agreement. This is solely for ratification.

On MOTION by Mr. Walsh, seconded by Mr. Ahlschwede, with all in favor, the Board of Supervisors for the Lakeside Preserve Community Development District ratified the 2026 Data Sharing and Usage Agreement.

EIGHTH ORDER OF BUSINESS

Ratification of Fiscal Year 2025 Auditor Engagement Letter

Mr. Jackson gave an overview of the letter and noted this is solely for ratification.

On MOTION by Mr. Walsh, seconded by Mr. Rusnell, with all in favor, the Board of Supervisors for the Lakeside Preserve Community Development District ratified the Fiscal Year 2025 Auditor Engagement Letter.

NINTH ORDER OF BUSINESS

Ratification of Irrigation System Repair Proposals

- a. Main Line Repair**
- b. Pump Inspection**
- c. Decoder Repair**
- d. Valve Repair**

Mr. Jackson noted there were four irrigation system proposals that were approved. It was noted most of the work has already been completed.

There was brief discussion regarding the locations.

Ms. Hamill provided clarification on the decoder repair.

On MOTION by Mr. Rusnell, seconded by Mr. Walsh, with all in favor, the Board of Supervisors for the Lakeside Preserve Community Development District ratified the Irrigation System Repair Proposals.

Mr. Jackson noted the vendor will be supplying an irrigation zone map to help track the issues. This will be a shared cost with the HOA.

There was brief discussion regarding the schedule of irrigation. Ms. Hamill will follow up.

TENTH ORDER OF BUSINESS

**Ratification of Payment Authorization
Nos. 231 – 236**

Mr. Jackson noted these are standard District expenses and are solely for ratification.

On MOTION by Mr. Walsh, seconded by Mr. Ahlschwede, with all in favor, the Board of Supervisors for the Lakeside Preserve Community Development District ratified Payment Authorization Nos. 231-236.

ELEVENTH ORDER OF BUSINESS

**Ratification of Requisition Nos. 123 –
130 Paid Through Developer Funds**

Mr. Jackson noted these are paid through Developer funds and are solely for ratification.

On MOTION by Mr. Ahlschwede, seconded by Mr. Walsh, with all in favor, the Board of Supervisors for the Lakeside Preserve Community Development District ratified Requisition Nos. 123-130 Paid Through Developer Funds.

TWELFTH ORDER OF BUSINESS

Review of Monthly Financials

The Board reviewed the monthly financials through January 2026.

There was brief discussion regarding the pool maintenance. It was noted the HOA has taken over this maintenance as of January 2026.

No action was required by the Board.

THIRTEENTH ORDER OF BUSINESS

Staff Reports

District Counsel – Ms. Hancock gave an overview of the current legislative session. She briefly gave an overview of the CDD elected officials recall bill. It was noted that District Counsel sends out a newsletter update every couple of weeks. She will follow up to verify all Board members are receiving the newsletter.

There was brief discussion regarding the possible board member recall bill.

District Engineer – Ms. Vander Meade will follow up with the inspection report once completed on Friday.
District Manager – Mr. Jackson reminded the Board that the next meeting is scheduled for March 18, 2026.

There was brief discussion regarding quorum. It was noted the meeting can be adjusted if needed.

Field Report - The Board reviewed the field report and photos.

Mr. Jackson gave an overview of the erosion report.

There was discussion regarding the erosion and removal of the tree.

There was brief discussion regarding drainage of the ponds.

FOURTEENTH ORDER OF BUSINESS

Supervisor Requests and Audience Comments

Mr. Ahlschwede commented regarding the keypads. It was noted this is an HOA issue.

There was brief discussion regarding accessing the gates.

Ms. Gaarlandt noted there was a previous request for additional lighting at the gate due to security concerns. This was forwarded to the HOA, but there has been no update.

There were no further requests or comments.

FIFTEENTH ORDER OF BUSINESS

Adjournment

There was no further business to discuss.

On MOTION by Mr. Walsh, seconded by Mr. Ahlschwede, with all in favor, the February 18, 2026, Meeting of the Board of Supervisors for the Lakeside Preserve Community Development District was adjourned at 12:24 p.m.

Secretary/Assistant Secretary

Chairman/Vice Chairman



LAKESIDE PRESERVE COMMUNITY DEVELOPMENT DISTRICT

**Consideration of Memorandum
Regarding Section 189.0694, Florida Statutes
(Performance Measures and Standards Reporting
for FY 2026)**



KILINSKI | VAN WYK

MEMORANDUM

To: Lakeside Preserve Community Development District Board of Supervisors; and
District Manager

From: Kilinski | Van Wyk PLLC

Date: July 10, 2024

Re: Section 189.0694, *Florida Statutes* (Performance Measures and Standards Reporting)

The purpose of this memorandum is to provide you with additional information regarding new performance measures and standards reporting requirements for special districts. This new requirement was enacted during Florida's 2024 Legislative Session and was originally reported in our legislative newsletters. It has been codified as Section 189.0694, *Florida Statutes*, effective July 1, 2024.

What is required?

The new statute requires special districts (including community development districts) to establish goals and objectives for its programs and activities and performance measures and standards to determine if its goals and objectives have been achieved. The goals, objectives, and performance measures and standards must be established by **October 1, 2024**, or by the end of the first full fiscal year after a District's creation, whichever is later.

The new statute also requires annual reporting each **December 1** (beginning December 1, 2025) on whether the goals and objectives were achieved, which goals or objectives were not achieved, and what measures were used to make the determination.

Are there any mandated goals, objectives, or performance measures/standards?

No. The new statute allows a great deal of flexibility for special districts to adopt the goals, objectives, and performance measures and standards that fit their needs. It is likely that many special districts with similar activities and programs may adopt similar measures, but special districts may also add specialized measures if they wish. Attached is a potential starting point for development of these goals, objectives and performance measures/standards in **Attachment A**. If you have questions about the new legal requirements, please consult your Kilinski | Van Wyk attorney.

Text of the Bill: 189.0694 Special districts; performance measures and standards.

(1) Beginning October 1, 2024, or by the end of the first full fiscal year after its creation, whichever is later, each special district must establish goals and objectives for each program and activity undertaken by the district, as well as performance measures and standards to determine if the district's goals and objectives are being achieved.

(2) By December 1 of each year thereafter, each special district must publish an annual report on the district's website describing:

(a) The goals and objectives achieved by the district, as well as the performance measures and standards used by the district to make this determination.

(b) Any goals or objectives the district failed to achieve.

Attachment A:

Goals, Objectives and Annual Reporting Form

[See following pages]

**Lakeside Preserve Community Development District
Performance Measures/Standards & Annual Reporting Form
October 1, 2025 – September 30, 2026**

1. Community Communication and Engagement

Goal 1.1: Public Meetings Compliance

Objective: Hold at least two (2) regular Board of Supervisors meetings per fiscal year to conduct District-related business and discuss community needs.

Measurement: Number of public Board meetings held during the fiscal year as evidenced by meeting minutes and legal advertisements.

Standard: A minimum of two (2) Board meetings were held during the fiscal year.

Achieved: Yes No

Goal 1.2: Notice of Meetings Compliance

Objective: Provide public notice of each Board meeting at least seven (7) days in advance, as specified in Section 190.006(9), *Florida Statutes*, using at least two communication methods.

Measurement: Timeliness and method of meeting notices as evidenced by posting to the District's website, publishing in local newspaper and/or via electronic communication.

Standard: 100% of meetings were advertised with seven (7) days' notice per statute by at least two methods (i.e., newspaper, District website, electronic communications).

Achieved: Yes No

Goal 1.3: Access to Records Compliance

Objective: Ensure that meeting minutes and other public records are readily available and easily accessible to the public by completing monthly District website checks.

Measurement: Monthly website reviews will be completed to ensure meeting minutes and other public records are up to date as evidenced by District Management's records.

Standard: 100% of monthly website checks were completed by District Management.

Achieved: Yes No

2. Infrastructure and Facilities Maintenance

Goal 2.1: Engineer or Field Management Site Inspections

Objective: Engineer or Field Manager will conduct inspections to ensure safety and proper functioning of the District's infrastructure.

Measurement: Field Manager and/or District Engineer visits were successfully completed per agreement as evidenced by Field Manager and/or District Engineer's reports, notes or other record keeping method.

Standard: 100% of site visits were successfully completed as described within the applicable services agreement

Achieved: Yes No

Goal 2.2: District Infrastructure and Facilities Inspections

Objective: District Engineer will conduct an annual inspection of the District's infrastructure and related systems.

Measurement: A minimum of one inspection completed per fiscal year as evidenced by District Engineer's report related to the District's infrastructure and related systems.

Standard: Minimum of one inspection was completed in the fiscal year by the District's Engineer.

Achieved: Yes No

3. Financial Transparency and Accountability

Goal 3.1: Annual Budget Preparation

Objective: Prepare and approve the annual proposed budget by June 15 and adopt the final budget by September 30 each year.

Measurement: Proposed budget was approved by the Board on or before June 15 and final budget was adopted by September 30, as evidenced by meeting minutes and budget documents listed on the District's website and/or the District's records.

Standard: 100% of budget approval and adoption procedures and documents were completed by the statutory deadlines and posted to the District's website.

Achieved: Yes No

Goal 3.2: Financial Reports

Objective: Publish to the District's website the most recent versions of the following documents: annual audit, current fiscal year budget with any amendments, and most recent financials within the latest agenda package.

Measurement: Annual audit, previous fiscal years' budgets, and financials are accessible to the public as evidenced by corresponding documents on the District's website.

Standard: The District's website contains 100% of the following information: the most recent annual audit, most recently adopted fiscal year budget with any amendments, and the most recent agenda package with updated financial statements.

Achieved: Yes No

Goal 3.3: Annual Financial Audit

Objective: Conduct an annual independent financial audit per statutory requirements and publish the results to the District’s website for public inspection and transmit to the State of Florida.

Measurement: Timeliness of audit completion and publication as evidenced by meeting minutes showing Board approval of the annual audit; publishing annual audit on the District’s website and timely transmission of the annual audit to the State of Florida.

Standard: Audit was completed by an independent auditing firm per statutory requirements and results were posted to the District’s website and transmitted to the State of Florida.

Achieved: Yes No

Chair/Vice Chair: _____

Date: _____

Print Name: _____

Lakeside Preserve Community Development District

District Manager: _____

Date: _____

Print Name: _____

Lakeside Preserve Community Development District



LAKESIDE PRESERVE COMMUNITY DEVELOPMENT DISTRICT

Consideration of Proposals for 2nd Phase of Pond Erosion Repairs

- o Dragonfly Pond Works**



Proposal #37657

Date: 2/26/2026

Customer:

PFM Group consulting Attn: Kwame
3501 Quadrangle Boulevard
suite 270
Orlando, FL 32817

On behalf of: Lakeside Preserves -
Hereinafter collectively referred to as
"Client" or "Owner."

Property:

Lakeside Preserves
4006 Shearwater Street
Lakeland, FL 33811

Community repairs

Dragonfly will provide pond maintenance and repair services as described below. **This proposal scope and price is valid for for a period of 90 days.** Please note:

- For jobs \$15k or greater, a 20% down payment is required prior to mobilizing
- Any additional repairs found during initial work and not included in this scope will be brought to your attention and can be addressed at additional cost with prior approval
- Unless otherwise stated below, all Professional Engineering and survey work will be provided by others
- We need clear access to pond area for equipment and loading
- Access repair includes smoothing and grading of any disturbed areas followed by seeding and straw application; does not include sod or watering
- Any damage to the curbs, sidewalks, or parking lot will be addressed separately and at additional cost with client approval; we will take care to avoid damage

Inspection Repairs

#1,#2,#4,#5 Repairs

Dragonfly pond works proposes to fix eroded areas at Lakeside preserve in Lakeland FL

- DFPW will mobilize on-site with mini excavator and skid steer
- DFPW will bring in dirt to fill in eroded areas
- DFPW will compact dirt and cover with coconut erosion fabric and seed
- DFPW will remove any vegetation around #4 and #5

#1,#2,#4,#5 Repairs: \$2,900.00

#3 Repairs

Dragonfly pond works proposes to fix eroded areas at Lakeside preserve in Lakeland FL

- DFPW will mobilize on-site with mini excavator and skid steer

- DFPW will bring in dirt to fill in area to cover exposed pipes
- DFPW will compact dirt and cover with erosion fabric and Riprap stones

#3 Repairs: \$3,400.00

#6 Repairs

Dragonfly pond works proposes to fix eroded areas at Lakeside preserve in Lakeland FL

- DFPW will mobilize on-site with mini excavator and skid steer
- DFPW will reshape pond from erosion, use what they can in the eroded area and bring in dirt to fill in the rest of eroded areas
- DFPW will compact dirt and cover with erosion fabric and RipRap

#6 Repairs: \$6,200.00

#9 Repairs

Dragonfly pond works proposes to fix eroded areas at Lakeside preserve in Lakeland FL

- DFPW will mobilize on-site with mini excavator and skid steer
- DFPW will reshape and built up area in front of weir with dirt
- DFPW will compact dirt and cover with erosion fabric and Riprap stones

#9 Repairs: \$3,600.00

#7 Repairs

Dragonfly pond works proposes to fix eroded areas at Lakeside preserve in Lakeland FL

- DFPW will mobilize on-site with mini excavator and skid steer
- DFPW will pull out existing rip rap and built up area in front of weir with dirt
- DFPW will compact dirt and cover with erosion fabric and Riprap stones

#7 Repairs: \$3,170.00

| | |
|----------------------|--------------------|
| Subtotal | \$19,270.00 |
| Estimated Tax | \$0.00 |
| Total | \$19,270.00 |

Terms & Conditions

TERMS & CONDITIONS:

1. **PAYMENT TERMS.** Dragonfly Pond Works expects prompt payment for its Work. Toward that end, payment terms are as follows: the client will be billed either at the end of the project or in accordance with the payment schedule and terms outlined in this proposal. The payment terms for open invoices will be net 15 unless otherwise agreed upon between parties - an interest charge of 5% per month shall be applied to all balances over 30 days old. Dragonfly Pond Works and Client understand and agree that the prevailing party in a dispute, whether in a court of competent jurisdiction or in arbitration, shall be entitled to recovery of all costs, including attorney's fees, collection fees, interest and court costs and/or arbitration fees. Dragonfly Pond Works accepts checks, ACH, and credit card payments. Any fees incurred by Dragonfly in the course of accepting payments are subject to being added to customer billing to offset the impact of these fees to Dragonfly.
2. **OFFER.** This proposal constitutes an offer by Dragonfly Pond Works, LLC to perform the services described in the proposal (the "Work") for Client in accordance with these terms and conditions. The proposal, including these terms and conditions and all other documents incorporated by reference shall, when accepted by Client, constitute the entire agreement of the parties regarding the Work. This proposal is good for a period of 90 days from Proposal Date.
3. **ACCESS AND AUTHORIZATION.** Client shall provide Dragonfly Pond Works with all necessary access to the area(s) in which the Work is to be performed. Unless otherwise specified, Client warrants that it has obtained (or will obtain prior to performance of the Work) all necessary permits, licenses, consents and authorizations required in connection with the performance of the Work. Delays related to Client's (1) change in schedule, (2) failure to provide access to the property, and/or (3) failure to obtain required documentation may result in additional fees charged to the Client. Client shall maintain property insurance at or above the limits and coverage that are in place at the time of executing this agreement.
4. **STRUCTURES AND UTILITIES.** In the execution of the Work, Dragonfly Pond Works will take reasonable precautions to avoid damage to subterranean structures, roads, sidewalks and utilities. Any repairs to structures not specified or included on the repair scope and/or not accurately located and called out by the Client will be billed back to the Client on a time and materials basis plus a 15% fee. Any stumps, culverts, rocks or other obstacle will not be removed during project execution without a written change order signed by the Client and an authorized representative of Dragonfly Pond Works, which shall include the cost of removal and associated replacement and an extension of the project completion deadline, if applicable.
5. **WARRANTY.** Dragonfly Pond Works will perform the Work in a competent, professional manner in accordance with the customary standards of performance of the industry. Unless specifically set forth in this Agreement, Dragonfly Pond Works does not warrant or represent that the Work or any products will achieve any specific result, outcome, or performance. Client recognizes that subsurface conditions may vary from those encountered at the location where borings, surveys or explorations are made by Dragonfly Pond Works and that the data interpretations and recommendations of Dragonfly Pond Works' personnel are based solely on the information available to them. Dragonfly Pond Works is not licensed to provide professional engineering and/or surveying opinions on the appropriate scope of work necessary to achieve a particular result. Dragonfly Pond Works encourages Client to retain a licensed engineer and/or surveyor to assess Client's needs and approve of the scope of work set forth herein. If Client declines to retain a licensed engineer and/or surveyor, Client assumes that risk that the scope of work contained herein will not achieve the desired results. If equipment is supplied as part of this agreement, Client agrees that Dragonfly Pond Works will not be liable for any claims due to defective equipment or materials manufactured by third parties other than Dragonfly Pond Works.
6. **RELATIONSHIP OF THE PARTIES.** In performing the Work, Dragonfly Pond Works shall be acting in the capacity of an independent contractor to Client, and nothing herein shall be deemed to create a partnership, agency, joint venture or any other relationship between the parties.
7. **INDEMNIFICATION.** Client agrees to indemnify and hold Dragonfly Pond Works harmless from and against any and all damages, claims, delays, or costs (including court costs and attorneys' fees) associated with or arising out of the Work to the fullest extent permitted by law, except to the extent any damages, claims, delays, or costs are ruled by a Court (or, if applicable, an arbitrator with jurisdiction over Dragonfly Pond Works) to have been caused by the negligence of Dragonfly Pond Works.
8. **FORCE MAJEURE.** Neither party shall be liable to the other party for its failure or delay in performing its obligations hereunder due to any contingency beyond such party's reasonable control, including, without limitation, acts of God; fires; floods; wars; acts of war; sabotage; accidents; labor disputes or shortages; changes or interpretations of governmental laws, ordinances, rules and regulations; inability to obtain power, material, equipment or transportation; and any other similar or dissimilar contingency.

- 9. CHANGE ORDERS. Client may, upon written notice to Dragonfly Pond Works, request Dragonfly Pond Works to make changes in the scope of the Work. Dragonfly Pond Works shall thereupon use reasonable efforts to make such changes provided that if any requested changes cause an increase in the cost or time required for Dragonfly Pond Works' performance and delivery, Client shall execute an agreement, in form and substance satisfactory to Dragonfly Pond Works, providing for an equitable adjustment in the compensation payable for the Work and the time for its performance and delivery. This includes additional costs as related to unforeseen permits, fees and changes in required coverages.
- 10. NON-SOLICITATION OF EMPLOYEES. During the term of this agreement, and for a period of two (2) years thereafter, neither party shall, directly or indirectly, for such party's own benefit or for the benefit of others, solicit for hire as an employee, consultant or otherwise any of the other party's personnel who have performed services under this agreement, without the other party's express written consent.
- 11. COMPENSATION. Client shall pay Dragonfly Pond Works for the Work in the amounts and at the times and in the manner set forth in the proposal.
- 12. NOTICES. Any notice required or permitted to be given hereunder shall be deemed to have been duly given if delivered by hand or sent by registered or certified mail, return receipt requested, and addressed: if to Dragonfly Pond Works, LLC PO Box 1089, Apex NC 27502; the address shown on the front hereof, or to such other address(es) which the parties may respectively designate to one another in accordance herewith. Notices shall be deemed to have been given on the date of mailing or hand delivery. The post office receipt showing the date of mailing shall be "prime facie" evidence thereof.
- 13. GOVERNING LAW and ARBITRATION. The agreement between the parties regarding the Work and their rights and obligation thereunder shall be governed by and construed in accordance with laws of the State of North Carolina. The parties agree that, to the fullest extent permissible under applicable law, any claims, disputes, or lawsuits arising out of or relating to this agreement or the Work shall be subject to final and binding arbitration. The arbitration shall be conducted pursuant to the Federal Arbitration Act and the North Carolina Revised Uniform Arbitration Act, using one arbitrator, applying North Carolina law, and conducting the arbitration in Raleigh, North Carolina. The parties intend to expedite the arbitration and limit discovery so as to reduce the costs of arbitration, and expressly agree to conduct the arbitration and obtain a final ruling from the arbitrator within six months of the arbitrator being appointed. The parties expressly agree that the arbitrator shall have the power, jurisdiction, and authority to award the prevailing party all costs, including attorney's fees, collection fees, interest, court costs and/or arbitration fees.

By Tony Halvorsen
 Tony Halvorsen

By _____

Date 2/26/2026
 Dragonfly Pond Works, LLC

Date _____
 Lakeside Preserves



LAKESIDE PRESERVE COMMUNITY DEVELOPMENT DISTRICT

Consideration of Proposals for Nuisance Plant Species Reduction in Wetland Area

- o Aquatic Weed Control Inc.**



Aquatic Weed Control, Inc.

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

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

Page 1 of 2

Lakeside Preserve CDD – Invasive/nuisance vegetation
PFM Group Consulting LLC
4225 Cattail Marsh Dr.
Lakeland, FL 33811
Jessica Hamill 352-602-4803 jhamill@TRIADassocmgmt.com

02/17/2026

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

AWC agrees to treat and kill all invasive / nuisance vegetation using EPA approve herbicides. Vines will be cut at the bottoms and treated to kill the root systems. All invasive vegetation will be left to decompose on site. The vegetation at the inflow and out-flow structures will be treated with herbicides, then 8-10 days later when the root systems are dead **AWC** will return to cut and remove all woody vegetation in and around the structures to allow proper waterflow. All trash, including wood table, and tire located in the middle of the site will be removed and disposed of off-site. Project is located at **4225 Cattail Marsh Dr, Lakeland, FL 33811 Lakeside.**

Total investment of \$ 1,075.00

Payment is due in full within 30 days of the invoice date. Unpaid invoices will accrue interest at 1.5% per month.

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

ACCEPTANCE OF AGREEMENT

Tad Romax

Aquatic Weed Control, Inc.

Customer's Signature Title

Print Signature Date

Print Company Name



Aquatic Weed Control, Inc.

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

Page 2 of 2





LAKESIDE PRESERVE COMMUNITY DEVELOPMENT DISTRICT

**Ratification of Prince & Sons Inc. Proposal
for Irrigation Zones Map**



200 S. F. Street, Haines City, FL 33844
www.princelandservices.com

Phone 863-422-5207

State of Florida License # CGC1521568
Polk County License # 15453

Date: 3.5.26

SUBMITTED TO:

Lakeside Preserve CDD
3501 Quadrangle Boulevard, Suite 270
Lakeland, FL 33811
CAM: Jessica Hamill
Phone: 863-838-6936
Email: jhamill@triadassocmgmt.com

Job Name / Location:

Lakeside Preserve CDD
Lakeland, FL 33811

We hereby submit an proposal to provide the material and labor for the scope of work:

Create a map, in PDF format, showing the irrigation zones and who they belong to. (HOA vs. CDD)

| | | | |
|--------------|-----|----------|-----------------|
| Map | 0.5 | \$350.00 | \$175.00 |
| Total | | | \$175.00 |

EXCLUSIONS & SUBSTITUTIONS:

MATERIALS & LABOR WILL NOT EXCEED

GENERAL TERMS:

1. Payment to be remitted within 30 days upon completion (no exceptions).
2. Prices good for 30 days - P&S reserves the right to re-bid after 30 days.

Prince and Sons, Inc. Authorized Signature:

Harold Simmons
Account Manager

James Smith
Irrigation Manager

Brian Huseman
Technician

Approved By:

Jane Gaarlandt



LAKESIDE PRESERVE COMMUNITY DEVELOPMENT DISTRICT

**Consideration of Payment
Authorization Nos. 237 – 241**

**Lakeside Preserve
COMMUNITY DEVELOPMENT DISTRICT**

Payment Authorization No. 237
1/29/2026

| Invoice No | Supplier | Invoice Date | Invoice Amount |
|-------------------|--------------------|---------------------|-----------------------|
| 21907 | Prince & Sons, Inc | 01/19/2026 | 413.47 |
| 21968 | Prince & Sons, Inc | 01/23/2026 | 500.00 |
| 21985 | Prince & Sons, Inc | 01/23/2026 | 123.14 |
| 22031 | Prince & Sons, Inc | 01/27/2026 | 2,420.00 |
| 22032 | Prince & Sons, Inc | 01/27/2026 | 485.78 |
| 7991 | VGlobalTech | 12/01/2025 | 300.00 |
| 8105 | VGlobalTech | 01/01/2026 | 145.00 |
| | | Total: | 4,387.39 |

District Manager / Assistant D.M.

Board Member

Please Return To:
Lakeside Preserve CDD
c/o PFM Group Consulting
3501 Quadrangle Blvd, Suite 270
Orlando, FL 32817

**Lakeside Preserve
COMMUNITY DEVELOPMENT DISTRICT**

Payment Authorization No. 238
2/12/2026

| Invoice No | Supplier | Invoice Date | Invoice Amount |
|-------------------|--------------------------|---------------------|-----------------------|
| 28619 | Grau and Associates | 02/02/2026 | 2,000.00 |
| 91279-020326 | Lakeland Electric | 02/03/2026 | 20.13 |
| 91280-020226 | Lakeland Electric | 02/02/2026 | 28.79 |
| DM-02-2026-32 | PFM Group Consulting | 02/05/2026 | 2,500.00 |
| DM-02-2026-33 | PFM Group Consulting | 02/05/2026 | 200.00 |
| OE-EXP-02-2026-11 | PFM Group Consulting | 02/06/2026 | 11.31 |
| 22141 | Prince & Sons, Inc | 02/01/2026 | 16,154.00 |
| PSI238844 | Solitude Lake Management | 02/02/2026 | 926.28 |
| PSI239646 | Solitude Lake Management | 02/02/2026 | 447.36 |
| 8185 | VGlobalTech | 02/01/2026 | 145.00 |
| Total: | | | 22,432.87 |

District Manager / Assistant D.M.

Board Member

Please Return To:
Lakeside Preserve CDD
c/o PFM Group Consulting
3501 Quadrangle Blvd, Suite 270
Orlando, FL 32817

**Lakeside Preserve
COMMUNITY DEVELOPMENT DISTRICT**

Payment Authorization No. 239
2/19/2026

| Invoice No | Supplier | Invoice Date | Invoice Amount |
|-------------------|--------------------------------|---------------------|-----------------------|
| 2026.02.18 | Heritage Baptist Church | 02/18/2026 | 70.00 |
| 2170075-40 | Landmark Engineering & Surveyi | 02/15/2026 | 412.50 |
| 140720 | PFM Group Consulting | 02/09/2026 | 29.34 |
| 22335 | Prince & Sons, Inc | 02/10/2026 | 81.15 |
| Total: | | | 592.99 |

District Manager / Assistant D.M.

Board Member

Please Return To:
Lakeside Preserve CDD
c/o PFM Group Consulting
3501 Quadrangle Blvd, Suite 270
Orlando, FL 32817

**Lakeside Preserve
COMMUNITY DEVELOPMENT DISTRICT**

Payment Authorization No. 240
2/26/2026

| Invoice No | Supplier | Invoice Date | Invoice Amount |
|-------------------|------------------------------------|---------------------|-----------------------|
| 1541 | Disclosure Technology Services LLC | 10/29/2025 | 1,500.00 |
| 14215 | Kilinski Van Wyk, PLLC | 02/19/2026 | 252.50 |
| Total: | | | 1,752.50 |

District Manager / Assistant D.M.

Board Member

Please Return To:
Lakeside Preserve CDD
c/o PFM Group Consulting
3501 Quadrangle Blvd, Suite 270
Orlando, FL 32817

**Lakeside Preserve
COMMUNITY DEVELOPMENT DISTRICT**

Payment Authorization No. 241
3/12/2026

| Invoice No | Supplier | Invoice Date | Invoice Amount |
|-------------------|--------------------------|---------------------|-----------------------|
| 26-00394K | Business Observer | 03/06/2026 | 52.50 |
| 28830 | Grau and Associates | 03/02/2026 | 500.00 |
| 91279-030326 | Lakeland Electric | 03/03/2026 | 17.02 |
| 91280-030226 | Lakeland Electric | 03/02/2026 | 26.63 |
| OE-EXP-03-2026-16 | PFM Group Consulting | 03/04/2026 | 16.97 |
| PSI245549 | Solitude Lake Management | 03/02/2026 | 926.28 |
| PSI246418 | Solitude Lake Management | 03/02/2026 | 447.36 |
| 8270 | VGlobalTech | 03/01/2026 | 145.00 |
| | Total: | | 2,131.76 |

District Manager / Assistant D.M.

Board Member

Please Return To:
Lakeside Preserve CDD
c/o PFM Group Consulting
3501 Quadrangle Blvd, Suite 270
Orlando, FL 32817



LAKESIDE PRESERVE COMMUNITY DEVELOPMENT DISTRICT

Review of Monthly Financials
(provided under separate cover)