

**Oakstead
Community Development District**

February 16, 2021

Agenda Package

Oakstead Community Development District**Inframark • Infrastructure Management Services**

210 North University Drive, Suite 702 • Coral Springs, Florida 33071

Telephone: (954) 603-0033 • Fax: (954) 345-1292

February 9, 2021

Board of Supervisors
Oakstead Community Development District

Dear Board Members:

A regular meeting of the Board of Supervisors of the Oakstead Community Development District will be held on Tuesday, February 16, 2021 at 1:00 P.M. in the Oakstead Clubhouse, 3038 Oakstead Boulevard, Land O'Lakes, Florida. Following is the advance agenda for this meeting:

1. Call to Order and Roll Call
2. Pledge of Allegiance
3. Consent Agenda:
 - A. Approval of the Minutes of the January 19, 2021 Regular Meeting
 - B. Approval of the Financial Statements for January 2021
4. Attorney's Report
5. Engineer's Report
6. Manager's Report
7. Staff Reports
 - A. Site Manager
 - B. Newsletter Committee
8. Supervisors' Requests and Comments
9. Audience Comments
10. Adjournment

The balance of the agenda is routine in nature. I look forward to seeing you at the meeting. In the meantime, if you have any questions, please contact me.

Sincerely,



Andrew P. Mendenhall/mm
District Manager

Third Order of Business

3A.

**MINUTES OF MEETING
OAKSTEAD
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of the Oakstead Community Development District was held on January 19, 2021 at 6:30 p.m. at the Oakstead Clubhouse, 3038 Oakstead Boulevard, Land O' Lakes, Florida

Present and constituting a quorum were:

Fred Krauer	Chairman
Barbara Feldman	Vice Chairman
Jack Cathcart	Assistant Secretary
Gary Goldstein	Assistant Secretary
Norman E. Keith	Assistant Secretary

Also present were:

Andy Mendenhall	District Manager
Nancy Intini	Site Manager

Resident

The following is a summary of the discussions and actions taken.

FIRST ORDER OF BUSINESS **Call to Order and Roll Call**

SECOND ORDER OF BUSINESS **Pledge of Allegiance**

The pledge of allegiance was recited.

THIRD ORDER OF BUSINESS **Consent Agenda**

A. Approval of the Minutes of the December 15, 2020 Regular Meeting

B. Approval of the Financial Statements for December 2020

On MOTION by Mr. Keith seconded by Ms. Feldman with all in favor the consent agenda items were approved.

FOURTH ORDER OF BUSINESS **Attorney's Report**

A. Discussion of E-Verify, Memorandum of Understanding (MOU)

Mr. Mendenhall briefly explained this item and the Chairman executed the MOU for purposes of registering the District with E-Verify.

FIFTH ORDER OF BUSINESS

Engineer's Report

Mr. Cathcart mentioned current problems with two miami curbs and suggested that the District Engineer be made aware of the problem and take a look at it to be discussed at the next workshop meeting.

SIXTH ORDER OF BUSINESS

Manager's Report

A. Insurance Settlement Approval for Sonja Bridges

Mr. Mendenhall explained the letter received from the District's insurance company which indicated they have researched this incident and they recommend that the District should settle for \$45,000. They feel Sonja Bridges would accept this.

The District's insurance company is awaiting the Board's approval before presenting the settlement to Ms. Bridges.

On MOTION by Mr. Keith seconded by Ms. Feldman with all in favor the insurance settlement to Sonja Bridges in the amount of \$45,000 with the request to add a statement of release in the agreement, was approved.

SEVENTH ORDER OF BUSINESS

Villas of Oakstead Membership Money Received

Ms. Intini noted the new villas sent a check for \$1,700 for a membership and as previously discussed the Board is not accepting memberships right now because the clubhouse is closed. She asked what should be done with the check.

A consensus of the Board was to consult with the District's Attorney on how to proceed with membership requests. Mr. Mendenhall will contact the District's Attorney on this issue.

EIGHTH ORDER OF BUSINESS

Staff Reports

A. Site Manager

The following was reported by Ms. Intini:

- Residents complaints about installing speed bumps in Weymouth. A consensus of the Board was to contact the county asking if mirrors can be installed in the area of complaints.
- More money in the irrigation budget as the District's irrigation is breaking daily.
- Issue at the kiddie-pool, a quote will be obtained.

- Lost cap on one of the Keswick entry pillars. Last resort is to go to Loews to have one made. Mr. Cathcart will research this item. This will be discussed at the next workshop meeting.

Gate numbers in database. Resident card numbers have to be changed (1183 homes). About 180, four-digit codes had to be changed because those numbers overlapped. We have to let residents know they can't have their four-digit gate codes and we're changing it. There are multiple fixable issues, but the installation scheduled for this week will not happen. The printer is now making cards with the new numbers.

Ms. Intini must be trained on the system before being installed and used.

Ms. Intini, Reagan and Mr. Goldstein will consult together on Thursday.

- Ms. Intini requested a new office desk and a new monitor.
- Quotes for posts/pillars for gate phones. This will be discussed at the next workshop meeting.

B. Newsletter Committee

Mr. Goldstein noted the December and January editions are done so we are good until February.

NINTH ORDER OF BUSINESS

Supervisor Comments

Mr. Cathcart noted Regan will be here tomorrow morning to install the other two motors. He also asked about the Brazilian Peppers.

The Board discussed the Covid-19 vaccination.

TENTH ORDER OF BUSINESS

Audience Comments

None.

ELEVENTH ORDER OF BUSINESS

Adjournment

On MOTION by Mr. Krauer seconded by Mr. Goldstein with all in favor the meeting was adjourned.
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Chairman/Secretary

3B.

Oakstead
Community Development District

Financial Report

January 31, 2021



Table of Contents

FINANCIAL STATEMENTS

Balance Sheet - All Funds	Pages 1 - 2
Statement of Revenues, Expenditures and Changes in Fund Balances	
General Fund	Pages 3 - 5
Debt Service Funds	Pages 6 - 7

SUPPORTING SCHEDULES

Non-Ad Valorem Special Assessments	Page 8
Assigned Reserves Report	Page 9
Cash and Investment Report	Page 10
Bank Reconciliation Reports	Pages 11 - 12
Check Register & Invoices	Pages 13 - 16

OAKSTEAD
Community Development District

Financial Statements

(Unaudited)

January 31, 2021

Balance Sheet
January 31, 2021

ACCOUNT DESCRIPTION	GENERAL FUND	SERIES 2016 A-1 DEBT SERVICE FUND	SERIES 2017 A-2 DEBT SERVICES FUND	TOTAL
<u>ASSETS</u>				
Cash - Checking Account	\$ 1,133,695	\$ -	\$ -	\$ 1,133,695
Cash On Hand/Petty Cash	250	-	-	250
Accounts Receivable	39	-	-	39
Investments:				
Money Market Account	519,825	-	-	519,825
Reserve Fund (A-2)	-	-	116,839	116,839
Reserve Fund A	-	134,024	-	134,024
Revenue Fund (A-2)	-	-	373,213	373,213
Revenue Fund A	-	437,992	-	437,992
Sinking Fund (A-2)	-	-	1	1
Sinking Fund A	-	1	-	1
Prepaid Items	9,907	-	-	9,907
Deposits	839	-	-	839
TOTAL ASSETS	\$ 1,664,555	\$ 572,017	\$ 490,053	\$ 2,726,625
<u>LIABILITIES</u>				
Accounts Payable	\$ 9,408	\$ -	\$ -	\$ 9,408
Accrued Expenses	8,135	-	-	8,135
TOTAL LIABILITIES	17,543	-	-	17,543

Balance Sheet
January 31, 2021

ACCOUNT DESCRIPTION	GENERAL FUND	SERIES 2016 A-1 DEBT SERVICE FUND	SERIES 2017 A-2 DEBT SERVICES FUND	TOTAL
<u>FUND BALANCES</u>				
Nonspendable:				
Prepaid Items	9,907	-	-	9,907
Deposits	839	-	-	839
Restricted for:				
Debt Service	-	572,017	490,053	1,062,070
Assigned to:				
Operating Reserves	231,361	-	-	231,361
Reserves - Asset Replacement	96,821	-	-	96,821
Reserves - Clubhouse	25,189	-	-	25,189
Reserves - Gate	10,000	-	-	10,000
Reserves - Landscape	30,000	-	-	30,000
Reserves - Ponds	79,385	-	-	79,385
Reserves - Tree Removal & Replacement	12,425	-	-	12,425
Reserves - Roadways	45,674	-	-	45,674
Reserves - Sidewalks	20,945	-	-	20,945
Reserve - Wall	50,000	-	-	50,000
Unassigned:	1,034,466	-	-	1,034,466
TOTAL FUND BALANCES	\$ 1,647,012	\$ 572,017	\$ 490,053	\$ 2,709,082
TOTAL LIABILITIES & FUND BALANCES	\$ 1,664,555	\$ 572,017	\$ 490,053	\$ 2,726,625

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending January 31, 2021

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	YTD ACTUAL AS A % OF ADOPTED BUD	JAN-21 ACTUAL
<u>REVENUES</u>				
Interest - Investments	\$ 16,500	\$ 505	3.06%	\$ 117
Room Rentals	3,000	387	12.90%	-
Special Events	1,000	-	0.00%	-
Other Charges For Services	2,500	681	27.24%	180
Special Assmnts- Tax Collector	1,163,510	1,097,097	94.29%	12,412
Special Assmnts- Discounts	(46,540)	(43,701)	93.90%	(372)
Other Miscellaneous Revenues	-	2,795	0.00%	1,295
Gate Bar Code/Remotes	2,000	1,630	81.50%	375
TOTAL REVENUES	1,141,970	1,059,394	92.77%	14,007
<u>EXPENDITURES</u>				
<u>Administration</u>				
P/R-Board of Supervisors	19,200	6,400	33.33%	1,000
FICA Taxes	1,469	490	33.36%	77
ProfServ-Arbitrage Rebate	1,200	-	0.00%	-
ProfServ-Engineering	7,000	1,102	15.74%	-
ProfServ-Legal Services	14,000	1,210	8.64%	-
ProfServ-Mgmt Consulting Serv	56,559	18,853	33.33%	4,713
ProfServ-Property Appraiser	150	-	0.00%	-
ProfServ-Special Assessment	12,000	12,000	100.00%	-
ProfServ-Trustee Fees	5,000	5,000	100.00%	-
ProfServ-Web Site Development	1,000	-	0.00%	-
Auditing Services	6,700	-	0.00%	-
Postage and Freight	1,500	227	15.13%	78
Insurance - General Liability	3,966	1,568	39.54%	392
Printing and Binding	800	186	23.25%	32
Legal Advertising	1,900	435	22.89%	-
Misc-Bank Charges	1,500	205	13.67%	50
Misc-Assessmnt Collection Cost	23,270	21,068	90.54%	241
Misc-Credit Card Fees	3,000	204	6.80%	39
Office Supplies	50	-	0.00%	-
Annual District Filing Fee	175	175	100.00%	-
Total Administration	160,439	69,123	43.08%	6,622

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending January 31, 2021

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	YTD ACTUAL AS A % OF ADOPTED BUD	JAN-21 ACTUAL
<u>Field</u>				
Contracts-Landscape	189,090	63,030	33.33%	15,758
Contracts-Landscape Consultant	19,440	6,480	33.33%	1,620
Contracts-Lakes	26,628	8,876	33.33%	2,219
Contracts-Florida Hwy Patrol	23,000	7,960	34.61%	2,550
Contracts-Annuaals	14,380	5,600	38.94%	-
Contracts-Gates	4,500	-	0.00%	-
Communication-Gate Phones	9,720	3,800	39.09%	1,370
Electricity - Streetlighting	78,500	33,024	42.07%	13,406
Utility - Reclaimed Water	25,000	4,624	18.50%	1,611
Insurance - Property	16,994	6,698	39.41%	1,675
R&M-Gate	30,000	3,728	12.43%	165
R&M-Other Landscape	29,000	11,518	39.72%	-
R&M-Irrigation	22,000	14,963	68.01%	675
R&M-Other Field	15,000	2,468	16.45%	2,339
R&M-Sidewalks	10,000	7,700	77.00%	-
R&M-Trees and Trimming	20,000	1,375	6.88%	-
R&M-Roads	5,000	577	11.54%	-
Preventative Maint-Security Systems	14,000	2,505	17.89%	2,505
Misc-Decorative Lighting	10,000	11,910	119.10%	-
Misc-Property Taxes	3,602	3,128	86.84%	-
Misc-Contingency	133,648	72,584	54.31%	9,915
Reserve - Landscaping	10,000	-	0.00%	-
Reserve - Roadways	50,000	-	0.00%	-
Total Field	759,502	272,548	35.89%	55,808
<u>Parks and Recreation - General</u>				
Payroll-Salaries	58,787	18,038	30.68%	4,512
Payroll-Hourly	64,818	16,684	25.74%	3,497
FICA Taxes	9,456	2,656	28.09%	613
Workers' Compensation	3,000	2,080	69.33%	960
Unemployment Compensation	350	-	0.00%	-
Contracts-Security Services	2,038	255	12.51%	40
Contracts-Pools	16,200	5,400	33.33%	1,350
Contracts-Pest Control	3,100	1,020	32.90%	255
Communication - Telephone	3,000	1,041	34.70%	428
Utility - Gas	310	100	32.26%	29

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending January 31, 2021

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	YTD ACTUAL AS A % OF ADOPTED BUD	JAN-21 ACTUAL
Utility - Refuse Removal	1,000	364	36.40%	91
Utility - Water & Sewer	5,500	2,989	54.35%	906
R&M-Clubhouse	20,000	11,989	59.95%	1,954
R&M-Pools	9,000	7,854	87.27%	-
Miscellaneous Services	2,200	558	25.36%	2
Misc-Public Relations	7,885	1,682	21.33%	533
Solid Waste Disposal Assessm.	1,300	-	0.00%	-
Office Supplies	2,500	-	0.00%	-
Cleaning Supplies	2,250	340	15.11%	135
Op Supplies - Clubhouse	2,335	175	7.49%	1
Op Supplies - Pool Chemicals	7,000	2,018	28.83%	272
Total Parks and Recreation - General	222,029	75,243	33.89%	15,578
TOTAL EXPENDITURES	1,141,970	416,914	36.51%	78,008
Excess (deficiency) of revenues				
Over (under) expenditures	-	642,480	0.00%	(64,001)
Net change in fund balance	\$ -	\$ 642,480	0.00%	\$ (64,001)
FUND BALANCE, BEGINNING (OCT 1, 2020)	1,004,532	1,004,532		
FUND BALANCE, ENDING	\$ 1,004,532	\$ 1,647,012		

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending January 31, 2021

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	YTD ACTUAL AS A % OF ADOPTED BUD	JAN-21 ACTUAL
<u>REVENUES</u>				
Interest - Investments	\$ -	\$ 13	0.00%	\$ 3
Special Assmnts- Tax Collector	451,062	425,315	94.29%	4,812
Special Assmnts- Discounts	(18,042)	(16,942)	93.90%	(144)
TOTAL REVENUES	433,020	408,386	94.31%	4,671
<u>EXPENDITURES</u>				
<u>Administration</u>				
Misc-Assessmnt Collection Cost	9,021	8,167	90.53%	93
Total Administration	9,021	8,167	90.53%	93
<u>Debt Service</u>				
Principal Debt Retirement A-1	295,000	-	0.00%	-
Interest Expense Series A-1	128,710	64,355	50.00%	-
Total Debt Service	423,710	64,355	15.19%	-
TOTAL EXPENDITURES	432,731	72,522	16.76%	93
Excess (deficiency) of revenues Over (under) expenditures	289	335,864	0.00%	4,578
<u>OTHER FINANCING SOURCES (USES)</u>				
Contribution to (Use of) Fund Balance	289	-	0.00%	-
TOTAL FINANCING SOURCES (USES)	289	-	0.00%	-
Net change in fund balance	\$ 289	\$ 335,864	0.00%	\$ 4,578
FUND BALANCE, BEGINNING (OCT 1, 2020)	236,153	236,153		
FUND BALANCE, ENDING	\$ 236,442	\$ 572,017		

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending January 31, 2021

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	YTD ACTUAL AS A % OF ADOPTED BUD	JAN-21 ACTUAL
<u>REVENUES</u>				
Interest - Investments	\$ -	\$ 11	0.00%	\$ 3
Special Assmnts- Tax Collector	389,884	367,630	94.29%	4,159
Special Assmnts- Discounts	(15,595)	(14,644)	93.90%	(125)
TOTAL REVENUES	374,289	352,997	94.31%	4,037
<u>EXPENDITURES</u>				
<u>Administration</u>				
Misc-Assessmnt Collection Cost	7,798	7,060	90.54%	81
Total Administration	7,798	7,060	90.54%	81
<u>Debt Service</u>				
Principal Debt Retirement A-2	250,000	-	0.00%	-
Interest Expense Series A-2	119,103	59,551	50.00%	-
Total Debt Service	369,103	59,551	16.13%	-
TOTAL EXPENDITURES	376,901	66,611	17.67%	81
Excess (deficiency) of revenues Over (under) expenditures	(2,612)	286,386	0.00%	3,956
<u>OTHER FINANCING SOURCES (USES)</u>				
Contribution to (Use of) Fund Balance	(2,612)	-	0.00%	-
TOTAL FINANCING SOURCES (USES)	(2,612)	-	0.00%	-
Net change in fund balance	\$ (2,612)	\$ 286,386	0.00%	\$ 3,956
FUND BALANCE, BEGINNING (OCT 1, 2020)	203,667	203,667		
FUND BALANCE, ENDING	\$ 201,055	\$ 490,053		

OAKSTEAD
Community Development District

Supporting Schedules

January 31, 2021

OAKSTEAD

Community Development District

**Non-Ad Valorem Special Assessments
(Pasco County Tax Collector - Monthly Collection Distributions)
For the Fiscal Year Ending September 30, 2021**

					ALLOCATION BY FUND		
Date Rcvd	Net Amt Rcvd	Discount / (Penalties) Amount	Collection Costs	Gross Amount Received	General Fund	Ser 2016A1 Debt Service Fund	Ser 2017A2 Debt Service Fund
20-21 Assmnts				\$2,004,456	\$1,163,510	\$451,062	\$389,884
Allocation %				100%	58%	23%	19%
11/06/20	\$ 19,735	\$ 1,123	\$ 403	\$ 21,260	\$ 12,341	\$ 4,784	\$ 4,135
11/16/20	97,157	4,095	1,983	103,236	59,924	23,231	20,080
11/25/20	104,421	4,440	2,131	110,991	64,426	24,976	21,589
12/02/20	1,065,926	45,320	21,754	1,133,000	657,663	254,958	220,378
12/09/20	357,413	15,196	7,294	379,904	220,520	85,490	73,895
12/18/20	76,195	3,157	1,555	80,907	46,964	18,206	15,737
12/30/20	37,288	1,314	761	39,362	22,848	8,858	7,656
01/05/21	20,326	641	415	21,383	12,412	4,812	4,159
TOTAL	\$ 1,778,461	\$ 75,286	\$ 36,295	\$ 1,890,043	\$ 1,097,097	\$ 425,315	\$ 367,630
% Collected					94%	94%	94%
TOTAL O/S				\$ 114,414	\$ 66,413	\$ 25,746	\$ 22,254

OAKSTEAD

Community Development District

Assigned Reserves Report January-21

		Current Balance	Goal
GL #283010	Operating Reserves	\$231,361	n/a
GL #283070	Reserves - Asset Replacement	\$96,821	\$0
GL #283185	Reserves - Clubhouse	\$25,189	\$90,000
GL #283410	Reserves-Gates	\$10,000	\$10,000
GL #283515	Reserves-Landscape	\$30,000	\$30,000
GL #283685	Reserves - Ponds	\$79,385	\$90,000
GL #283719	Reserves-Tree Removal & Replacement	\$12,425	\$25,000
GL #283760	Reserves-Roadways	\$45,674	\$2,030,000
GL #283790	Reserves-Sidewalks	\$20,945	\$25,000
GL #283880	Reserves-Wall	\$50,000	\$50,000
Total Assigned Reserves		\$601,800	\$2,350,000

Cash and Investment Report
January 31, 2021

General Fund

<u>Account Name</u>	<u>Bank Name</u>	<u>Investment Type</u>	<u>Maturity</u>	<u>Yield</u>	<u>Balance</u>
Checking Account-Clubhouse	SunTrust Bank	Public Funds NOW	n/a	0.01%	\$ 20,998
Checking Account - Main Op	Hancock Bank	checking account	n/a	0.00%	1,112,697 (1)
		subtotal			<u>\$ 1,133,695</u>
Petty Cash	n/a	n/a	n/a	0.00%	\$ 250
Public Funds MMA	Bank United	Money Market Acct #0682	n/a	0.25%	\$ 519,825
		Subtotal-GF			<u><u>\$ 1,653,770</u></u>

Debt Service & Capital Project Funds

<u>Account Name</u>	<u>Bank Name</u>	<u>Investment Type</u>	<u>Maturity</u>	<u>Yield</u>	<u>Balance</u>
Ser 2016 A-1 Reserve Fund	Hancock Bank	Federated Oblig Fund	n/a	0.02%	\$ 134,024
Ser 2016 A-1 Revenue Fund	Hancock Bank	Federated Oblig Fund	n/a	0.02%	437,992
Ser 2016 A-1 Sinking Fund	Hancock Bank	Federated Oblig Fund	n/a	0.00%	1
		Subtotal-DS 204			<u>\$ 572,017</u>
Ser 2017 A-2 Reserve Fund	Hancock Bank	Federated Oblig Fund	n/a	0.02%	\$ 116,839
Ser 2017 A-2 Revenue Fund	Hancock Bank	Federated Oblig Fund	n/a	0.02%	373,213
Ser 2017 A-2 Sinking Fund	Hancock Bank	Federated Oblig Fund	n/a	0.00%	1
		Subtotal-DS 205			<u>\$ 490,053</u>
		Total All Funds			<u><u>\$ 2,715,840</u></u>

(1) \$800,000 was transferred to BU MMA in February 2021.

Bank Account No. 5221 SunTrust Bank N.A.
Statement No. 01-2021
Statement Date 1/31/2021

G/L Balance (LCY)	20,998.03	Statement Balance	20,998.03
G/L Balance	20,998.03	Outstanding Deposits	0.00
Positive Adjustments	0.00		
		Subtotal	20,998.03
Subtotal	20,998.03	Outstanding Checks	0.00
Negative Adjustments	0.00	Differences	0.00
Ending G/L Balance	20,998.03	Ending Balance	20,998.03
Difference	0.00		

Posting Date	Document Type	Document No.	Description	Amount	Cleared Amount	Difference
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Bank Account No. 3063 HANCOCK BANK
Statement No. 01-2021
Statement Date 1/31/2021

G/L Balance (LCY)	1,112,697.46	Statement Balance	1,128,931.03
G/L Balance	1,112,697.46	Outstanding Deposits	0.00
Positive Adjustments	0.00		
		Subtotal	1,128,931.03
Subtotal	1,112,697.46	Outstanding Checks	16,233.57
Negative Adjustments	0.00	Differences	0.00
Ending G/L Balance	1,112,697.46	Ending Balance	1,112,697.46
Difference	0.00		

Posting Date	Document Type	Document No.	Description	Amount	Cleared Amount	Difference
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OAKSTEAD COMMUNITY DEVELOPMENT DISTRICT

Payment Register by Fund For the Period from 1/1/21 to 1/31/21 (Sorted by Check / ACH No.)

Fund No.	Check / ACH No.	Date	Payee	Invoice No.	Payment Description	Invoice / GL Description	G/L Account #	Amount Paid
GENERAL FUND - 001								
001	11298	01/07/21	PREFERRED GOVT'L INS TRUST	COM#62648-1-01/2021	Qtrly WC FL1 0514004 20-15	Workers' Compensation	524001-57201	\$960.00
001	11299	01/12/21	AMERICAN ECOSYSTEMS, INC.	2013033	JAN WTR MGMNT TREATMENT	Contracts-Lakes	534084-53901	\$2,219.00
001	11300	01/12/21	BRIGHTVIEW LANDSCAPE SVC	7153146	Irr Rpr/Lake Patience	R&M-Irrigation	546041-53901	\$675.30
001	11301	01/12/21	BRIGHTVIEW LANDSCAPE SVC	7153145	DEC IRRIG INSPECT & RPRS	R&M-Irrigation	546041-53901	\$1,546.50
001	11302	01/12/21	BRIGHTVIEW LANDSCAPE SVC	7156656	JAN LANDSCAPE MAINT	Contracts-Landscape	534050-53901	\$15,757.50
001	11303	01/12/21	JOHN SESSA	010121-ADMIN	JAN ADMIN FEE	Contracts-Florida Hwy Patrol	534101-53901	\$150.00
001	11304	01/12/21	METRO GATES, INC	01225	NOV 2020 DOOR KING CELLULAR SVC	Communication-Gate Phones	541008-53901	\$810.00
001	11305	01/12/21	MOZART'S ARTISTIC DESIGNS	21-5476	01/04 STRATHMORE GATE SRVC CALL	R&M-Gate	546034-53901	\$165.00
001	11306	01/12/21	MOZART'S ARTISTIC DESIGNS	21-5477	BALLASTONE/MARCHMONT PED GATE RPRS	R&M-Gate	546034-53901	\$320.00
001	11307	01/12/21	RAGON D MOSS JR	1472	JAN ALARM MONITORING	Contracts-Security Services	534037-57201	\$39.95
001	11308	01/12/21	RAGON D MOSS JR	1474	Quarterly Monitoring/Maint (CCTV)	Preventative Maint-Security Syst	546478-53901	\$2,505.00
001	11309	01/12/21	RAGON D MOSS JR	1459-DEPOSIT	Weymouth-50% Deposit gate motor, call box	R&M-Gate	546034-53901	\$9,914.50
001	11310	01/12/21	STRALEY ROBIN VERICKER	19188	PROF SRVCS THRU 12/15/20	ProfServ-Legal Services	531023-51401	\$330.00
001	11311	01/12/21	TRIANGLE POOL SERVICE	108188	MURIATIC ACID	Op Supplies-Pool Chemicals	552009-57201	\$108.00
001	11312	01/12/21	TRIANGLE POOL SERVICE	2706	JAN 2021 POOL CLEANING	Contracts-Pool	534078-57201	\$1,350.00
001	11313	01/12/21	TRIANGLE POOL SERVICE	3649	POOL CHEMICALS	Op Supplies-Pool Chemicals	552009-57201	\$45.90
001	11314	01/12/21	TWO O EIGHT SECURITY, INC	120120	12/01/20 SECURITY (Hypes)	Contracts-Florida Hwy Patrol	534101-53901	\$160.00
001	11315	01/12/21	TWO O EIGHT SECURITY, INC	121620	12/16/20 SECURITY (J. HYPES)	Contracts-Florida Hwy Patrol	534101-53901	\$160.00
001	11316	01/12/21	TWO O EIGHT SECURITY, INC	122320	12/23/20-SECURITY (J. HYPES)	Contracts-Florida Hwy Patrol	534101-53901	\$160.00
001	11317	01/12/21	TWO O EIGHT SECURITY, INC	120920	12/09/20-SECURITY (J.HYPES)	Contracts-Florida Hwy Patrol	534101-53901	\$160.00
001	11318	01/12/21	TWO O EIGHT SECURITY, INC	121820	12/18/20-SECURITY (J.HYPES)	Contracts-Florida Hwy Patrol	534101-53901	\$160.00
001	11319	01/12/21	TWO O EIGHT SECURITY, INC	122720	12/27/20 SECURITY (J.HYPES)	Contracts-Florida Hwy Patrol	534101-53901	\$160.00
001	11323	01/21/21	CLEAN SWEEP SUPPLY	00211108	11/07/20: LINERS;GLOVES;TOWELS	Cleaning Supplies	551003-57201	\$134.85
001	11324	01/21/21	FEDEX	7-214-12734	12/7/20 FEDEX	Postage and Freight	541006-51301	\$15.91
001	11324	01/21/21	FEDEX	7-229-05766	12/21/20 FEDEX	Postage and Freight	541006-51301	\$15.95
001	11325	01/21/21	GULF COAST WATER	1000329	01/01/21-01/31/21 COOLER SRVC	Op Supplies - Clubhouse	552003-57201	\$1.00
001	11326	01/21/21	JAMES E. LAROSE JR.	121620	12/16/20 SECURITY	Contracts-Florida Hwy Patrol	534101-53901	\$160.00
001	11327	01/21/21	JOHN SESSA	011321	01/13/21 SECURITY	Contracts-Florida Hwy Patrol	534101-53901	\$160.00
001	11328	01/21/21	LOWE'S COMPANIES	120220-8450 ACH	LOWES: NOV 2020 PURCHASES	R&M-Clubhouse	546015-57201	\$313.97
001	11328	01/21/21	LOWE'S COMPANIES	010221-8450	LOWES: DEC 2020 PURCHASES	Inv 908638 -GBLGNX 12.04.20	546015-57201	\$94.83
001	11328	01/21/21	LOWE'S COMPANIES	010221-8450	LOWES: DEC 2020 PURCHASES	Inv 923310 -GBLGOF 12.04.20	546015-57201	\$84.38
001	11328	01/21/21	LOWE'S COMPANIES	010221-8450	LOWES: DEC 2020 PURCHASES	Inv 923925 -GBXHYP 12.08.20	546015-57201	\$91.51
001	11328	01/21/21	LOWE'S COMPANIES	010221-8450	LOWES: DEC 2020 PURCHASES	Return 12-8 White Return Grille	546015-57201	(\$7.58)
001	11328	01/21/21	LOWE'S COMPANIES	010221-8450	LOWES: DEC 2020 PURCHASES	Inv 906261 -GCKYVWZ 12.11.20	546015-57201	\$91.19
001	11328	01/21/21	LOWE'S COMPANIES	010221-8450	LOWES: DEC 2020 PURCHASES	Inv 906326 -GCKYXB 12.11.20	546015-57201	\$11.10
001	11328	01/21/21	LOWE'S COMPANIES	010221-8450	LOWES: DEC 2020 PURCHASES	Inv 923710 -GDQBJM 12.21.20	546015-57201	\$81.47
001	11329	01/21/21	TRIANGLE POOL SERVICE	108537	MURIATIC ACID	Op Supplies-Pool Chemicals	552009-57201	\$72.00
001	11330	01/21/21	TWO O EIGHT SECURITY, INC	122120	12/21/20 SECURITY (J.HYPES)	Contracts-Florida Hwy Patrol	534101-53901	\$160.00
001	11331	01/26/21	BRIGHTVIEW LANDSCAPE SVC	7185374	PVC RPR-Lake Patience between curb & sidewalk	R&M-Irrigation	546041-53901	\$675.30
001	11332	01/26/21	FEDEX	7-241-85888	1/5/21 FEDEX	Postage and Freight	541006-51301	\$17.37
001	11333	01/26/21	HIMES ELECTRICAL SVC	21658	Restrooms can light & fan replaced.	R&M-Clubhouse	546015-57201	\$585.37
001	11334	01/26/21	JOHN SESSA	011921	01/19/21 SECURITY	Contracts-Florida Hwy Patrol	534101-53901	\$160.00
001	11334	01/26/21	JOHN SESSA	012121	01/21/21 SECURITY	Contracts-Florida Hwy Patrol	534101-53901	\$160.00
001	11335	01/26/21	PHOENIX SERVICE SYSTEMS	010421	JAN PEST & RODENT CONTROL SRVC	Contracts-Pest Control	534125-57201	\$255.00

OAKSTEAD COMMUNITY DEVELOPMENT DISTRICT

Payment Register by Fund For the Period from 1/1/21 to 1/31/21 (Sorted by Check / ACH No.)

Fund No.	Check / ACH No.	Date	Payee	Invoice No.	Payment Description	Invoice / GL Description	G/L Account #	Amount Paid
001	11336	01/26/21	RAGON D MOSS JR	1460-DEPOSIT	STRATHMORE GATE MOTORS-DEPOSIT	Misc-Contingency	549900-53901	\$9,914.50
001	11337	01/28/21	INFRAMARK, LLC	59503	JAN MNGT SRVCS	ProfServ-Mgmt Consulting Serv	531027-51201	\$4,713.25
001	11337	01/28/21	INFRAMARK, LLC	59503	JAN MNGT SRVCS	Printing and Binding	547001-51301	\$31.90
001	11337	01/28/21	INFRAMARK, LLC	59503	JAN MNGT SRVCS	Postage and Freight	541006-51301	\$10.50
001	11338	01/28/21	JOHN SESSA	121120	12/11/20 SECURITY	Contracts-Florida Hwy Patrol	534101-53901	\$160.00
001	11339	01/28/21	OLM	37334	01/21/21 LANDSCAPE INSPECT	Contracts-Landscape Consultant	534062-53901	\$1,620.00
001	11340	01/28/21	TRIANGLE POOL SERVICE	108882	MURIATIC ACID -POOL	Op Supplies-Pool Chemicals	552009-57201	\$108.00
001	DD03736	01/28/21	SUNTRUST BANK-8900	122620-8900	SunTrust CC Purchases 12/02-12/26/20	1.NIEMAN ELECTRIC MOTOR	546015-57201	\$521.70
001	DD03736	01/28/21	SUNTRUST BANK-8900	122620-8900	SunTrust CC Purchases 12/02-12/26/20	PCLAND	546015-57201	\$250.00
001	DD03736	01/28/21	SUNTRUST BANK-8900	122620-8900	SunTrust CC Purchases 12/02-12/26/20	3.AMAZON	549046-57201	\$13.09
001	DD03736	01/28/21	SUNTRUST BANK-8900	122620-8900	SunTrust CC Purchases 12/02-12/26/20	4.WAYFAIR	546015-57201	\$150.14
001	DD03736	01/28/21	SUNTRUST BANK-8900	122620-8900	SunTrust CC Purchases 12/02-12/26/20	5.CHILIS	549046-57201	\$200.00
001	DD03736	01/28/21	SUNTRUST BANK-8900	122620-8900	SunTrust CC Purchases 12/02-12/26/20	6.CARRABBAS	549046-57201	\$100.00
001	DD03736	01/28/21	SUNTRUST BANK-8900	122620-8900	SunTrust CC Purchases 12/02-12/26/20	7.PUBLIX	549046-57201	\$109.91
001	DD03736	01/28/21	SUNTRUST BANK-8900	122620-8900	SunTrust CC Purchases 12/02-12/26/20	8.GOOGLE	549001-57201	\$1.99
001	DD03736	01/28/21	SUNTRUST BANK-8900	122620-8900	SunTrust CC Purchases 12/02-12/26/20	9.FROMYOUFLOWERS	549046-57201	\$109.84
001	DD03736	01/28/21	SUNTRUST BANK-8900	122620-8900	SunTrust CC Purchases 12/02-12/26/20	10.EVERGLADES	549046-57201	\$2,338.73
001	DD03737	01/25/21	FRONTIER - ACH	010121-6591 ACH	01/01/21-01/31-21 8139496591	Communication - Telephone	541003-57201	\$178.09
001	DD03738	01/25/21	PASCO COUNTY UTILITIES	010521 ACH	11/18/20-12/18/20 Water/Reclaimed	Utility - Water & Sewer	543021-57201	\$906.02
001	DD03738	01/25/21	PASCO COUNTY UTILITIES	010521 ACH	11/18/20-12/18/20 Water/Reclaimed	Utility - Reclaimed Water	543028-53901	\$1,076.50
001	DD03739	01/25/21	TECO PEOPLES GAS - ACH	010421-2101 ACH JAN	11/26/20-12/29/20 UTILITY SRVCS	Utility - Gas	543019-57201	\$29.10
001	DD03740	01/15/21	SPECTRUM - ACH	123120-7101 ACH	12/30/20-01/29/21 0034601171-01	R&M-Clubhouse	546015-57201	\$50.98
001	DD03741	01/15/21	SPECTRUM - ACH	091361001122220 ACH	12/21/20-01/20/21 0050913610-01	0034601171-01	541008-53901	\$279.92
001	DD03748	01/01/21	DUKE ENERGY-ACH	120920-14391 ACH	10/27/20-12/8/20 Streetlighting	Electricity - Streetlighting	543013-53901	\$6,626.25
001	DD03749	01/02/21	AT&T MOBILITY - ACH	287276359970X1217ACH	12/10/20-01/09/21 287276359970	Communication - Telephone	541003-57201	\$83.17
001	DD03751	01/25/21	WASTE CONNECTIONS	5114580 ACH	FEB WASTE REMOVAL	Utility - Refuse Removal	543020-57201	\$91.10
001	DD03752	01/25/21	AT&T MOBILITY - ACH	6359970X11172020 ACH	11/10-12/09/20 287276359970	Communication - Telephone	541003-57201	\$83.17
001	DD03753	01/25/21	PASCO COUNTY UTILITIES	010521ACH	11/18/20-12/18/20 UTILITY SRVCS	Utility - Reclaimed Water	543028-53901	\$529.90
001		JAN 2021		PAYROLL	January 2021 Payroll Posting			\$7,597.76
Fund Total								\$79,075.78

SERIES 2016 A-1 DEBT SERVICE FUND - 204

204	11320	01/14/21	OAKSTEAD C/O WHITNEY BANK	011221-A1	SER 2016 A-1 FY21 ASSMNTS	Due from other funds	131000	\$408,127.02
Fund Total								\$408,127.02

SERIES 2017 A-2 DEBT SERVICES FUND - 205

205	11321	01/14/21	OAKSTEAD C/O WHITNEY BANK	011221-A2	SER 2017 A-2 FY21 ASSMNTS	Due from other funds	131000	\$352,772.94
Fund Total								\$352,772.94

Total Cks Paid	\$839,975.74
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Straley Robin Vericker

1510 W. Cleveland Street

Tampa, FL 33606

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

Federal Tax Id. - 20-1778458

Oakstead Community Development District
 ATTN: INFRAMARK - ACCTS PAYABLE
 210 N. UNIVERSITY DRIVE, SUITE 702
 CORAL SPRINGS, FL 33071

December 30, 2020
 Client: 001011
 Matter: 000001
 Invoice #: 19188

Page: 1

RE: General Matters

For Professional Services Rendered Through December 15, 2020

SERVICES

Date	Person	Description of Services	Hours	
11/24/2020	TJR	REVIEW COMMUNICATION FROM F. KRAUER; REVIEW MOSS INTEGRATION PROPOSALS (2); PREPARE ADDENDUM TO CONTRACT PROPOSALS; CONTACT A. MENDENHALL.	1.1	
Total Professional Services			1.1	\$330.00

PERSON RECAP

Person	Hours	Amount
TJR Tracy J. Robin	1.1	\$330.00

December 30, 2020
Client: 001011
Matter: 000001
Invoice #: 19188

Page: 2

Total Services	\$330.00	
Total Disbursements	\$0.00	
Total Current Charges		\$330.00

PAY THIS AMOUNT

\$330.00

Please Include Invoice Number on all Correspondence