



THOUSAND OAKS COMMUNITY DEVELOPMENT DISTRICT

The Thousand Oaks Community Development District is a special purpose unit of local government created under Florida Law, chapter 190, for the purpose of financing, constructing, operating, and maintaining community-wide infrastructure, improvements, and services for the benefit of the properties within its boundaries.

PALM BEACH COUNTY REGULAR BOARD MEETING NOVEMBER 14, 2022 4:15 P.M.

**Special District Services, Inc.
The Oaks Center
2501A Burns Road
Palm Beach Gardens, FL 33410**

**www.thousandoakscdd.org
561.630.4922 Telephone
877.SDS.4922 Toll Free
561.630.4923 Facsimile**

AGENDA
THOUSAND OAKS COMMUNITY DEVELOPMENT DISTRICT
Thousand Oaks HOA Office
1034 Center Stone Lane
Riviera Beach, Florida 33404
REGULAR BOARD MEETING
November 14, 2022
4:15 p.m.

- A. Call to Order
- B. Proof of Publication.....Page 1
- C. Moment of Silence
- D. Establish Quorum
- E. Additions or Deletions to Agenda
- F. Comments from the Public for Items Not on the Agenda
- G. Approval of Minutes
 - 1. October 4, 2022 Regular Board Meeting Minutes.....Page 3
- H. Old Business
 - 1. Update on Logos for Shirts
 - 2. Update on Funds Owed to the HOA Regarding Fence-Line Tree Trimming
 - 3. Discussion Regarding ATV Purchase or Rental.....Page 7
 - 4. Update on Newsletter and Website
 - 5. Discussion Regarding Midge & Mosquito Treatment Proposal.....Page 16
 - 6. Discussion Regarding District Investment Policy
 - 7. Consider Approval of New Fountain Proposal.....Page 17
 - 8. Discussion Regarding Board Members Inquiry on Serving in Dual Offices.....Page 21
 - 9. Discussion Regarding FASD Conference
- I. New Business
 - 1. Discussion Regarding Landscape Increase.....Page 25
- J. Administrative Matters
- K. Board Members Comments
- L. Adjourn

PALM BEACH

STATE OF FLORIDA
COUNTY OF PALM BEACH:

Before the undersigned authority personally appeared ANGELINA GARAY, who on oath says that he or she is the LEGAL CLERK, Legal Notices of the Palm Beach Daily Business Review f/k/a Palm Beach Review, a daily (except Saturday, Sunday and Legal Holidays) newspaper, published at West Palm Beach in Palm Beach County, Florida; that the attached copy of advertisement, being a Legal Advertisement of Notice in the matter of

THOUSAND OAKS COMMUNITY DEVELOPMENT DISTRICT
FISCAL YEAR 2022/2023 REGULAR MEETING SCHEDULE -
NOTICE IS HEREBY GIVEN THAT THE BOARD OF
SUPERVISORS OF THE THOUSAND OAKS COMMUNITY
DEVELOPMENT DISTRICT WILL HOLD REGULAR MEETINGS
AT 4:15 P.M. ETC

in the XXXX Court,
was published in said newspaper by print in the issues of
and/or by publication on the newspaper's website, if
authorized, on

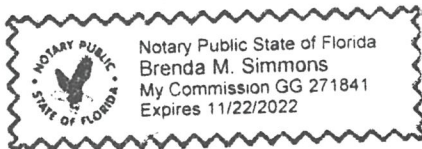
09/19/2022

Affiant further says that the newspaper complies with all
legal requirements for publication in chapter 50, Florida
Statutes.

angelina garay
Sworn to and subscribed before me this
19 day of SEPTEMBER, A.D. 2022

(SEAL)

ANGELINA GARAY personally known to me



THOUSAND OAKS COMMUNITY DEVELOPMENT DISTRICT FISCAL YEAR 2022/2023 REGULAR MEETING SCHEDULE

NOTICE IS HEREBY GIVEN that
the Board of Supervisors of the
Thousand Oaks Community Develop-
ment District will hold Regular Meetings
at 4:15 p.m. in the Thousand Oaks
HOA Office located at 1034 Center
Stone Lane, Riviera Beach, Florida
33404, on the following dates:

October 4, 2022
November 14, 2022
December 12, 2022
January 9, 2023
February 13, 2023
March 13, 2023
April 10, 2023
May 8, 2023
June 12, 2023
July 10, 2023
August 14, 2023
September 11, 2023

The purpose of the meetings is
to conduct any business coming
before the Board. The meetings
are open to the public and will be
conducted in accordance with the
provisions of law. Copies of the Agendas
for any of the meetings may be
obtained from the District's website
or by contacting the District Manager
at (561) 630-4922 and/or toll free at
1-877-737-4922 prior to the date of
the particular meeting.

From time to time one or more
Supervisors may participate by tele-
phone; therefore, at the location of
these meetings there will be a speaker
telephone present so that interested
persons can attend the meetings at
the above location and be fully
informed of the discussions taking
place either in person or by telephone
communication. Meetings may be

continued as found necessary to a time and place specified on the record.

If any person decides to appeal any decision made with respect to any matter considered at these meetings, such person will need a record of the proceedings and such person may need to insure that a verbatim record of the proceedings is made at his or her own expense and which record includes the testimony and evidence on which the appeal is based.

In accordance with the provisions of the Americans with Disabilities Act, any person requiring special accommodations or an interpreter to participate at any of these meetings should contact the District Manager at (561) 630-4922 and/or toll free at 1-877-737-4922 at least seven (7) days prior to the date of the particular meeting.

Meetings may be cancelled from time to time without advertised notice.

THOUSAND OAKS COMMUNITY
DEVELOPMENT DISTRICT

9/19

22-01/0000620066P

**THOUSAND OAKS COMMUNITY DEVELOPMENT DISTRICT
REGULAR BOARD MEETING
OCTOBER 4, 2022**

A. CALL TO ORDER

The October 4, 2022, Regular Board Meeting of the Thousand Oaks Community Development District (the “District”) was called to order at 4:19 p.m. in the Thousand Oaks HOA Office located at 1034 Center Stone Lane, Riviera Beach, Florida 33404.

B. PROOF OF PUBLICATION

Proof of publication was presented that notice of the Regular Board Meeting had been published in *The Palm Beach Post* on September 19, 2022, as part of the District’s Fiscal Year 2022/2023 Regular Board Meeting, as legally required.

C. ESTABLISH A QUORUM

A quorum was established by the presence of Vice Chairman Rance Gaede and Supervisors Malachi Knowles and Horace Towns.

Staff present included District Manager Sylvia Bethel of Special District Services, Inc.

D. ADDITIONS OR DELETIONS TO THE AGENDA

Mr. Knowles requested the addition of DEI (Diversity, Equity & Inclusion) Insurance under New Business.

A **motion** was made by Mr. Towns, seconded by Mr. Knowles and passed unanimously approving the addition to the agenda.

E. COMMENTS FROM THE PUBLIC FOR ITEMS NOT ON THE AGENDA

There were no comments from the public for items not on the agenda.

F. APPROVAL OF MINUTES

1. September 12, 2022, Regular Board Meeting

A **motion** was made by Mr. Towns, seconded by Mr. Knowles and passed unanimously approving the September 12, 2022, Regular Board Meeting minutes, as presented.

G. OLD BUSINESS

1. Update on Logos for Shirts

Mr. Knowles advised that he was giving up on the project. He emailed a potential vendor, but has not yet received a response. Mr. Towns stated he could assist with the project, if needed. Mr. Gaede indicated that he would take over the project. Mr. Towns stated he would take over the project, if needed. The Board agreed that Mr. Towns would take over the project.

2. Update on Funds Owed to HOA Regarding Fence Line Tree Trimming

Ms. Bethel advised that Mr. Jackson was supposed to obtain this information and bring it back for Board consideration. The Board decided to table this item and bring it back to the next meeting.

3. Discussion Regarding ATV Purchase versus Rental

Ms. Bethel advised that Messrs. Jackson and Towns were supposed to stop by the ATV vendor's location to check out 4 seaters. Mr. Towns stated that he did not get a chance to do so. Ms. Bethel also stated that she received a proposal from John Deere for a 4 seater and directed the Board's attention to the proposal in the meeting book. The Board went over the proposal. Ms. Bethel stated that Mr. Jackson had previously stated that he believed this ATV may be a bit too noisy for the community.

Ms. Bethel noted that a draft agreement between the CDD and the HOA was prepared by Mr. Palen and once the Board makes a decision, a final draft will be prepared for Board consideration. A lengthy discussion ensued and the Board decided to move forward with this proposal. The board would also like staff to find out the cost to insure the ATV, find out if the ATV is street legal and does John Deere take care of registration and tag.

A **motion** was made by Mr. Knowles, seconded by Mr. Towns and unanimously passed approving an ATV purchase from John Deere for a John Deere Gator XUV590M in the amount of \$12,447.96, pending the information gathered from John Deere pertaining to the ATV being street legal and if John Deere will handle insurance vehicle registration and tagging it.

4. Update on Newsletter and Website

Ms. Bethel indicated that Mr. Jackson wanted staff to send over previous newsletters for his review. He will subsequently put together a newsletter for the Board's review.

5. Discussion Regarding Midge and Mosquito Treatment Proposal

Ms. Bethel indicated, with the help of Mr. Towns, we were able to get to some information about the canal located in between Thousand Oaks and Walmart being sprayed. She directed the Board's attention to the printout. Ms. Bethel stated the City of Riviera Beach would not be spraying the canal for mosquitos because it had been recently treated. Mr. Towns advised of his conversation with Mr. Bailey from the City of Riviera Beach, Public Works.

A **motion** was made by Mr. Knowles, seconded by Mr. Towns and unanimously passed approving Superior Waterway Services' proposal for Midge & Mosquito Larvacide Treatments in the amount of \$852.45.

6. Discussion Regarding District Investment Policy

Ms. Bethel stated that she had recently reached out to another company that emailed over a PowerPoint for her review. She stated that the gentleman indicated he does not normally travel this far to do presentations due to being located in Tampa, Florida, but would be able to set up a Zoom call if the Board would like to schedule one. Ms. Bethel stated that Mr. Palen would speak with Special District Services' Finance Director and would prepare an investment policy for the Board's review. Mr. Knowles stated he would like to reach out to some other companies to set up more presentations and the Board agreed for him to do so.

7. Consider New Fountain Proposal

Ms. Bethel advised that she was awaiting a proposal from Banner Elective, Inc. to run electricity for the new fountains.

H. NEW BUSINESS

1. Discussion Regarding Board Member Inquiry on Serving in Dual Offices

Ms. Bethel advised that Mr. Palen had sent over this information for the Board's review. The information provided was self-explanatory, but if you have any questions, the Board can email him directly or he can answer any questions at the next meeting. Mr. Knowles inquired about the purpose of this information to which Mr. Gaede updated Mr. Knowles. The Board will bring this item back to the next meeting for discussion.

2. Consider Resolution No. 2022-04 – Adopting a Fiscal Year 2021/2022 Amended Budget

Resolution No. 2022-04 was presented, entitled:

RESOLUTION NO. 2022-04

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE THOUSAND OAKS COMMUNITY DEVELOPMENT DISTRICT AUTHORIZING AND ADOPTING AN AMENDED FINAL FISCAL YEAR 2021/2022 BUDGET (“AMENDED BUDGET”), PURSUANT TO CHAPTER 189, FLORIDA STATUTES; AND PROVIDING AN EFFECTIVE DATE.

A **motion** was made by Mr. Knowles, seconded by Mr. Towns and unanimously passed adopting Resolution No. 2022-04, as presented.

3. Discussion Regarding FASD Conference

Ms. Bethel advised that Mr. Jackson wanted to add this item to the agenda to see if any other Board Members wanted to attend the upcoming event. Ms. Bethel indicated that the conference had been cancelled and advised about another training that was sent to her from last month's presenter, Ms. O'Day of FLCClass. She noted that she had emailed the information to the Board Members and printed a handout as well. Mr. Gaede would like to leave this on the agenda for the next meeting and directed staff to obtain future training dates for the Board.

4. Discussion Regarding DEI (Diversity, Equity & Inclusion) Policy

Mr. Knowles indicated there were a number of contractors special districts work with and he believes the District should have an established DEI policy. A lengthy discussion ensued about DEI policies. Mr. Towns asked how they would begin this process. Mr. Knowles indicated he would review a few policies and bring them back to the Board for review after which the Board could chose a policy. Mr. Gaede directed staff to look into if any other districts have this policy in place and to please bring back some examples as well for the Board to review.

I. ADMINISTRATIVE MATTERS

Ms. Bethel indicated that the invoices they will receive monthly are just for review, not for approval. Mr. Jackson wants the Board to be able to see the monthly invoices, but the only person that can approve the invoices is the Chairman.

J. BOARD MEMBER COMMENTS

Mr. Knowles would like the record to reflect prayers to Mr. Palen for a safe & speedy recovery and prayers also to those recovering from Hurricane Ian.

K. ADJOURNMENT

There being no further business to come before the Board, the meeting was adjourned by Vice Chairman Gaede at 5:05 p.m. There were no objections.

Secretary/Assistant Secretary

Chair/Vice Chair



Customer:

Quotes are valid for 30 days from the creation date or upon contract expiration, whichever occurs first.

A Purchase Order (PO) or Letter of Intent (LOI) including the below information is required to proceed with this sale. The PO or LOI will be returned if information is missing.

Vendor: Deere & Company

- ☐ 2000 John Deere Run
Cary, NC 27513
- ☐ Signature on all LOIs and POs with a signature line
- ☐ Contract name or number; or JD Quote ID
- ☐ Sold to street address (no PO box)
- ☐ Ship to street address (no PO box)
- ☐ Bill to contact name and phone number
- ☐ Bill to address
- ☐ Bill to email address (required to send the invoice and/or to obtain the tax exemption certificate)
- ☐ Membership number if required by the contract

For any questions, please contact:**Rick Puig**

Everglades Equipment Group
13295 Southern Blvd
Loxahatchee, FL 33470

Tel: 561-784-4000

Fax: 561-753-2919

Email: rpuig@efe1963.com

Quotes of equipment offered through contracts between Deere & Company, its divisions and subsidiaries (collectively "Deere") and government agencies are subject to audit and access by Deere's Strategic Accounts Business Division to ensure compliance with the terms and conditions of the contracts.

ALL PURCHASE ORDERS MUST BE MADE OUT TO (VENDOR):

Deere & Company
 2000 John Deere Run
 Cary, NC 27513
 FED ID: 36-2382580
 UEID: FNSWEDARMK53

ALL PURCHASE ORDERS MUST BE SENT TO DELIVERING DEALER:

Everglades Equipment Group
 13295 Southern Blvd
 Loxahatchee, FL 33470
 561-784-4000
 info@efe1963.com

Quote Summary
Prepared For:

Thousand Oaks Community Development District
 FL
 Home : 877-737-4922

Delivering Dealer:

Everglades Equipment Group
 Rick Puig
 13295 Southern Blvd
 Loxahatchee, FL 33470
 Phone: 561-784-4000
 rpuig@efe1963.com

Quote ID: 27340488
Created On: 29 August 2022
Last Modified On: 21 September 2022
Expiration Date: 23 September 2022

Equipment Summary	Suggested List	Selling Price	Qty	Extended
JOHN DEERE GATOR™ XUV590M Power Steering Winch Ready (Model Year 2023)	\$ 14,308.00	\$ 12,447.96 X	1 =	\$ 12,447.96
Contract: FL Ag & Lawn Equip 25101900-21-STC (PG F2 CG 22)				
Price Effective Date: November 2, 2020				

Equipment Total **\$ 12,447.96**

* Includes Fees and Non-contract items

Quote Summary

Equipment Total	\$ 12,447.96
Trade In	
SubTotal	\$ 12,447.96
Est. Service	\$ 0.00
Agreement Tax	
Total	\$ 12,447.96
Down Payment	(0.00)
Rental Applied	(0.00)
Balance Due	\$ 12,447.96

Salesperson : X _____

Accepted By : X _____

Selling Equipment

Quote Id: 27340488

Customer Name:
ALL PURCHASE ORDERS MUST BE MADE OUT TO (VENDOR):

 Deere & Company
 2000 John Deere Run
 Cary, NC 27513
 FED ID: 36-2382580
 UEID: FNSWEDARMK53

ALL PURCHASE ORDERS MUST BE SENT TO DELIVERING DEALER:

 Everglades Equipment Group
 13295 Southern Blvd
 Loxahatchee, FL 33470
 561-784-4000
 info@efe1963.com

JOHN DEERE GATOR™ XUV590M Power Steering Winch Ready (Model Year
Hours:
Suggested List *
Stock Number:
\$ 14,308.00
Contract: FL Ag & Lawn Equip 25101900-21-STC (PG F2
 CG 22)

Selling Price *
\$ 12,447.96
Price Effective Date: November 2, 2020

* Price per item - includes Fees and Non-contract items

Code	Description	Qty	List Price	Discount%	Discount Amount	Contract Price	Extended Contract Price
592FM	GATOR™ XUV590M Power Steering Winch Ready (Model Year 2023)	1	\$ 12,499.00	13.00	\$ 1,624.87	\$ 10,874.13	\$ 10,874.13
Standard Options - Per Unit							
001A	US / CANADA	1	\$ 0.00	13.00	\$ 0.00	\$ 0.00	\$ 0.00
0505	Build to Order	1	\$ 0.00	13.00	\$ 0.00	\$ 0.00	\$ 0.00
1008	26" Maxxis Bighorn 2.0 extreme terrain radial tires on 14" Yellow Alloy Wheels	1	\$ 900.00	13.00	\$ 117.00	\$ 783.00	\$ 783.00
2007	Bench Seat - Black	1	\$ 0.00	13.00	\$ 0.00	\$ 0.00	\$ 0.00
2302	Standard Tenneco Twin Tube Shock	1	\$ 0.00	13.00	\$ 0.00	\$ 0.00	\$ 0.00
2350	Park Position in Transmission	1	\$ 0.00	13.00	\$ 0.00	\$ 0.00	\$ 0.00
2500	Green & Yellow	1	\$ 0.00	13.00	\$ 0.00	\$ 0.00	\$ 0.00
3002	Cargo Box without Box Rails	1	\$ 0.00	13.00	\$ 0.00	\$ 0.00	\$ 0.00
3100	Manual Lift	1	\$ 0.00	13.00	\$ 0.00	\$ 0.00	\$ 0.00
4002	OPS with Nets & Brake/ Taillights	1	\$ 0.00	13.00	\$ 0.00	\$ 0.00	\$ 0.00
4030	Black Roof	1	\$ 361.00	13.00	\$ 46.93	\$ 314.07	\$ 314.07
4143	Front Brush Guard and Rear Bumper	1	\$ 548.00	13.00	\$ 71.24	\$ 476.76	\$ 476.76
6349	Less Winch Package	1	\$ 0.00	13.00	\$ 0.00	\$ 0.00	\$ 0.00
Standard Options Total			\$ 1,809.00		\$ 235.17	\$ 1,573.83	\$ 1,573.83
Value Added Services							
Total			\$ 0.00			\$ 0.00	\$ 0.00
Total Selling Price			\$ 14,308.00		\$ 1,860.04	\$ 12,447.96	\$ 12,447.96



Selling Equipment

Quote Id: 27340488

Customer Name:

**ALL PURCHASE ORDERS MUST BE MADE OUT
TO (VENDOR):**

Deere & Company
2000 John Deere Run
Cary, NC 27513
FED ID: 36-2382580
UEID: FNSWEDARMK53

**ALL PURCHASE ORDERS MUST BE SENT
TO DELIVERING DEALER:**

Everglades Equipment Group
13295 Southern Blvd
Loxahatchee, FL 33470
561-784-4000
info@efe1963.com

Quote Summary

Prepared For:

 Thousand Oaks Community Development District
 FL

Prepared By:

 Rick Puig
 Everglades Equipment Group
 13295 Southern Blvd
 Loxahatchee, FL 33470
 Phone: 561-784-4000
 rpuig@efe1963.com

Quote Id: 27581349
Created On: 07 October 2022
Last Modified On: 07 October 2022
Expiration Date: 14 October 2022

Equipment Summary	Suggested List	Selling Price	Qty	Extended
Turn Signal Kit	\$ 390.56	\$ 390.56 X	1 =	\$ 390.56
Occupant Protective Structure (OPS) Side Mirrors	\$ 247.17	\$ 247.17 X	1 =	\$ 247.17
Occupant Protective Structure (OPS) Rear View Mirror	\$ 113.41	\$ 113.41 X	1 =	\$ 113.41
Horn Kit	\$ 132.40	\$ 132.40 X	1 =	\$ 132.40
Full No-Scratch Flip-Open Windshield	\$ 812.69	\$ 812.69 X	1 =	\$ 812.69
Rear OPS/Roof Light Harness Kit (S4)	\$ 95.23	\$ 95.23 X	1 =	\$ 95.23
Equipment Total				\$ 1,791.46

Quote Summary

Equipment Total	\$ 1,791.46
SubTotal	\$ 1,791.46
Est. Service Agreement Tax	\$ 0.00
Total	\$ 1,791.46
Down Payment	(0.00)
Rental Applied	(0.00)
Balance Due	\$ 1,791.46

Salesperson : X _____

Accepted By : X _____

Quote Id: 27581349

Turn Signal Kit				
Hours:		Suggested List		
Stock Number:		\$ 390.56		
		Selling Price		
		\$ 390.56		
Code	Description	Qty	Unit	Extended
BUC10790	Turn Signal Kit	1	\$ 390.56	\$ 390.56
Suggested Price				\$ 390.56
Customer Discounts				
Customer Discounts Total			\$ 0.00	\$ 0.00
Total Selling Price				\$ 390.56

Occupant Protective Structure (OPS) Side Mirrors				
Hours:		Suggested List		
Stock Number:		\$ 247.17		
		Selling Price		
		\$ 247.17		
Code	Description	Qty	Unit	Extended
BM24737	Occupant Protective Structure (OPS) Side Mirrors	1	\$ 247.17	\$ 247.17
Suggested Price				\$ 247.17
Customer Discounts				
Customer Discounts Total			\$ 0.00	\$ 0.00
Total Selling Price				\$ 247.17

Occupant Protective Structure (OPS) Rear View Mirror				
Hours:		Suggested List		
Stock Number:		\$ 113.41		
		Selling Price		
		\$ 113.41		
Code	Description	Qty	Unit	Extended
BM25148	Occupant Protective Structure (OPS) Rear View Mirror	1	\$ 113.41	\$ 113.41

Quote Id: 27581349

Suggested Price			\$ 113.41
Customer Discounts			
Customer Discounts Total			\$ 0.00
Total Selling Price			\$ 113.41

Horn Kit

Hours:				Suggested List
Stock Number:				\$ 132.40
				Selling Price
				\$ 132.40
Code	Description	Qty	Unit	Extended
BM23370	Horn Kit	1	\$ 128.40	\$ 128.40
Suggested Price				\$ 132.40
Customer Discounts				
Customer Discounts Total			\$ 0.00	\$ 0.00
Total Selling Price			\$ 132.40	

Full No-Scratch Flip-Open Windshield

Hours:				Suggested List
Stock Number:				\$ 812.69
				Selling Price
				\$ 812.69
Code	Description	Qty	Unit	Extended
BM23373	Full No-Scratch Flip-Open Windshield	1	\$ 774.69	\$ 774.69
Suggested Price				\$ 812.69
Customer Discounts				
Customer Discounts Total			\$ 0.00	\$ 0.00
Total Selling Price			\$ 812.69	

Rear OPS/Roof Light Harness Kit (S4)

Selling Equipment

Quote Id: 27581349

Hours:				Suggested List
Stock Number:				\$ 95.23
				Selling Price
				\$ 95.23
Code	Description	Qty	Unit	Extended
BM25621	Rear OPS/Roof Light Harness Kit (S4)	1	\$ 95.23	\$ 95.23
Suggested Price				\$ 95.23
Customer Discounts				
Customer Discounts Total			\$ 0.00	\$ 0.00
Total Selling Price				\$ 95.23

July 19, 2022

Thousand Oaks CDD.
C/o Special District Services
Attention: Sylvia Bethel, LCAM

RE: Midge & Mosquito Larvacide Lake treatments

Good morning Sylvia. Per your email request I have prepared a Midge & Mosquito larvacide treatment plan for the lakes the community Thousand Oaks. This quote will cover the 3 lakes and the wetland.

The following is a treatment plan for controlling the midge & mosquito larva before they emerge from the lakes. Our treatment program consists of a larvacide treatment for each lake with the first treatment to be with a 32oz/ acre rate. Then if it's necessary to repeat the treatment, we can reduce it to 16oz per acre. It's very possible we will see success after the very first treatment, we will inspect after 10-14 days to see if the first treatment has been successful. If we find activity, we will first notify you of this follow up treatment and then visit the site to inspect with greater expectation.

The cost for this first treatment plan will be \$852.45 for the first treatment for all 4 locations at Thousand Oaks. Should a second treatment be necessary, we will treat using our 16oz/ acre treatment at a cost of \$426.22/ treatment. If none are viewed, we continue with an "as needed basis" upon your request.

Thank you

Louis Palermo
V.P. Sales

Customer Signature

Date



Palm Beach Aquatics

P.O. Box 541510 Lake Worth FL 33454
Phone: (888) 391-5253 (LAKE) Fax: (561) 790-7220
Jlevis@PBAquatics.com

ATTN: Sylvia Bethel

Account : Special District Services (Thousand Oaks)
Address : 1034 Center Stone Ln, Riviera Beach, 33404
Phone : (561) 630-4922. EXT: (227)
Email : akarmeris@sdsinc.org

Job Name: New Fountain
Address: 1034 Center Stone Ln, Riviera Beach, 33404
Contact: Sylvia Bethel
Phone: (561) 630-4922. EXT: (227)

Scope of Work: 0

Date: Sunday, August 14, 2022

PBA will Deliver, Assemble and Install New Lake Fountain for lake, mount control panel, trench the conduit out to the waters edge, run all power cords and to connect motor and lights, Moore fountain at proper location in lakes and wire incoming power to control panel. After install is complete PBA will test run the systems to check that all components are operating within the normal ranges, Set all timers to desired on/off times, secure control panel and fill in all trenches. Prior to leaving PBA will clean up all trash in work area. If requested, old fountain that are being replaced can be disposed of unit off site by PBA at no additional charge.

PLEASE NOTE

- * Quote includes RGB-LED Light set to match other fountains. (Optional) 3 x 36w Bright White LED Lights are \$1399
- * A independent 60-Amp (230v/1 Phase or 3-Phase) power supply will be needed within 200' of where fountain will be going.
- * Quote is based as if the property currently has adequate supply power available.
- * The cost for an electrician to setup supply power is NOT included, if needed a separate quote can be provide by PBA.
- * PBA will not be held accountable for any unforeseen cost that may occur outside of this quote.
- * Please allow for up to 7 Business days delivery and installation of new cable.

Amount	Taxed Items	Cost	Total
2	5hp Select Series 2 (230v/1p) Vert. Fountain (Choice of Nozzle)	\$ 7,899.00	\$ 15,798.00
	Includes: (Choice of Nozzle - Outdoor (UL) Polymer Control Panel with Light Circuit)	\$ -	\$ -
2	2 x 30w Stainless Steel Sealed Remote Controlled RGB-LED Light Set	\$ 2,439.00	\$ 4,878.00
400	10-Guage 4-Wire SOOW Motor Cable (\$4.19 per foot)	\$ 4.19	\$ 1,676.00
400	14-Guage 5-Wire SOOW-DMX Light Cable (\$3.25 per foot)	\$ 3.25	\$ 1,300.00
2	Cable Side 4-wire & 5-wire Underwater Quick Disconnect with Splice	\$ 159.00	\$ 318.00
1	Miscellaneous Cost (Disconnects, Brackets, Anchoring Components, Conduit)	\$ 50.00	\$ 50.00
Amount	Non - Taxed Items	Cost	Total
12	Labor	\$ 85.00	\$ 1,020.00
2	Shipping	\$ 150.00	\$ 300.00
	5 Year Manufacturer Warranty on Fountain and 3 Year on Lights	\$ -	\$ -
		Sub-Total	25,340.00
		Tax	No Tax

50% Deposit : \$ 12,670.00

Total Cost : \$ 25,340.00

To start the production or services listed above, Please Initial (page 1), Sign & date (page 2) and return with the 50% deposit to the P/O box listed above.

Initial :

Palm Beach Aquatics

"Terms & Conditions"

SPECIAL CONDITIONS

- ★ **Services:** Any alteration from the listed specifications that may arise due to any unforeseen issues may change the scope of work and may have additional costs or specification other than what is listed on this agreement. If this happens then PBA will stop the project and submit an additional quote for that extra project/parts. Both the original quote given and the new one must be signed and returned to PBA before we are to proceed with the listed job/service. Both quotes will be invoiced as separate invoices.
- ★ **Fountain Sales & New Installation:** Its the reasonability of The HOA to provide the adequate power needed to run each system. An electrician can provide power if no electrical service is currently available. The customer may provide their own electrician or PBA can subcontract one if no electrician is available. If PBA provides the electrician the customer can either pay electrician directly or the cost can be added to PBA's invoice. "Please Note" electrician may require a deposit which will be separate from PBA deposit amount. Electricians quote may include costs for providing a new dedicated line of service for unit(s) Electrician costs may include (Tapping into FPL power transformer - Stand for Panel - Permits - Trenching - Parts and labor)
- ★ **Fountain Replacement Parts:** It is recommended that a new cable be used whenever you are installing a replacement fountain additionally PBA always recommends that whenever replacing a motor or a pump that you replace both whenever one or the other is replaced. Used parts may cause the integrity of the new parts to fail prematurely and dew to the stress put onto the new parts PBA can not guarantee how long the parts will last, how they will function or that the manufacture warranty will apply if something does fail. In such cases PBA will not be held responsible for any additional costs or labor that may occur due to reusing parts. Any additional any costs that occur will be the reasonability of the party
- ★ **Service Requests:** PBA will guarantee a response within 48 hours of all service requests properly submitted via email or through our Palm Beach aquatics website at <http://www.pbaquatics.com/PB-Aquatics-Work-Order.php> All service requests for fountains and aeration a diagnosis fee of \$125 will apply for the first 30 mins. If the work needed is done through PBA then PBA will waive the diagnosis fee. Standard Hourly Labor Rates will still apply. No diagnosis fee will be applied to customers who are currently contracted with PBA for ongoing annual fountain maintenance service. This does not apply to standard superficial cleanings that are included with our annual lake maintenance service. Furthermore when service requests are submitted you are pre-authorizing PBA to replace any components needed up to \$250 at the time of the visit. (Does not include labor or diagnosis fee) any repairs exceeding \$250 will require a signed authorization A quote will be submitted for any repairs exceeding \$250. PBA will require written authorization before proceeding.

CONDITIONS

- ★ Palm Beach Aquatics shall be entitled to reasonable attorney's fees (including appeal) for purposes of endorsement of the terms and conditions listed here and shall be entitled to an award of reasonable attorney's fees (including appeal) together with costs and expenses there of in the event of prevailing in litigation arising under the terms and conditions of this agreement.

ACCEPTANCE

- ★ By signing this quote you understand and accept this document as a legal contract between the above listed parties as is and you accept all terms special conditions and conditions as is, you agree that the above price, specifications, scope of work and conditions are satisfactory to you, additionally you are authorizing Palm Beach Aquatics Inc. and/or a subcontracted vendor by PBA as needed to complete the above listed service in accordance within all the terms and conditions specified in this contracts scope of work.

TERMS

- ★ Please return a signed copy of this agreement plus a 50% nonrefundable Deposit.
- ★ The remaining balance will be due no later than 10 days after completion of the above listed job or service.
- ★ A diagnosis fee of \$125 will apply to the first 30 mins. diagnosis fee will be waived if work done with PBA
- ★ Please allow for a minimum of (4 - 6) weeks for Processing and assembly of Fountains and Aeration Systems
- ★ Quote valid for 60 days from date listed above.

JASON LEVIS

Print Name

PBA Signature:

Date

Print Name

Signature:

Date

Banner Electric Inc.

LIC. # EC 13007194
P.O. Box 20064
WPB, FL 33416
(561) 541-1873
lorenbanner@gmail.com



To: Thousand Oaks HOA

Atten: Sylvia

Date

10/12/22

Ship To

Instruction: 1034 Centerstone Ln.
Riviera Beach, FL 33404

RE: Electrical power for 2 lake Fountains

QuWPB< FL.antity	Description	Unit Price	Total
	1)North Lake		
	a)Tie into existing 200-amp panel shared with irrigation pump.		
	b)Provide new 60 amp 2-pole breaker.		
	c)Install electrical whip for new fountain control panel.		
	d)Extend rack system as need to support control cabinet.		
	2)South Lake		
	a)Install complete new 60-amp metered electrical service from FPL transformer. Includes new rack, meter, panel, float switch and contactor block and grounding grid system. Permitting and FPL coordination.		
	Price includes all materials and labor.		
		Total	\$7,500.00

Thank you for your business!

Tel: [Telephone]

Fax: [Fax]

Email: [Email]

Web: [Web address]

QuWPB< FL.anity	Description	Unit Price	Total

Thank you for your business!

MEMORANDUM

DATE: September 22, 2022

TO: Board of Supervisors, Thousand Oaks Community Development District

FROM: Frank S. Palen, Esq., Legal Counsel

RE: Supervisor Participation in Board Meetings after Resigning to Run for Another Elective Office

1. I was asked to advise the Board on whether a Supervisor who has resigned to run for another elective office may continue to participate in Board meetings after submitting his/her resignation as required by the Florida Resign-to-Run Law (Sec. 99.012, Florida Statutes).
2. **Short Answer:** Yes, a Supervisor/Candidate may continue to serve on the Board up until the **Effective Date** of his/her resignation. While the resignation is immediately irrevocable, it does not need to be immediately effective. Resignation must be effective no later than the date provided in the “Resign-to-Run Law”. This date must be individually calculated by the Supervisor/Candidate depending on the position being sought.
3. **Explanation:** The so-called “Florida Resign-to-Run” Law, Section 99.012, Florida Statutes, requires a current elected official of a special district to resign his/her position at least 10 days before **qualifying** for another elective office (Sec. 99.012(3)(a), F.S.). The dates for **qualifying** for elective offices will vary depending on the requirements of the position sought. The qualifying date may be established by statute, by a City or County Charter or other means. The exact dates also vary according to the annual election calendar cycle prepared by the responsible official such as a City Clerk or Supervisor of Elections.
4. A resignation is **irrevocable** upon filing (sec. 99.012(3)(b), F.S.). However, the **effective date** of the resignation is determined using the calculation established in Sec. 99.012(3)(d), F.S. It must be **no later than** the **earlier** of the following two dates:
 - a. The **date the Supervisor would take office, if elected**. Calculation of this date will vary according to the rules governing the office being sought.
 - or
 - b. The **date the Supervisor’s successor is required to take office**. With regard to a community development district, a successor Supervisor is required by law to

“assume the office on the second Tuesday following [the general] election” (Sec. 190.06(3)(b), F.S.).

5. The resigning Supervisor, rather than the District, is responsible for calculating these dates to assure that he/she is not serving in more than one elective position in violation of the constitutional prohibition on “dual office holding” (Art II, §5(a), Fla. Const.) or the Resign-to-Run and other State election statutes.
6. This opinion is provided so that the Board can understand of the effect of a “Resign-to-Run” resignations on District administration and business affairs. Although not required by law, it would be helpful if the resigning Supervisors provided a copy of his or her resignation letter to the District Administrator.
7. This opinion should not be interpreted as providing legal advice to individual Supervisors in making personal decisions to seek another elective office. A Supervisor considering qualifying for another office should consult an attorney qualified to advise on Florida Election law requirements. Violation of the Election Law may have serious personal consequences.

Attachments

EXTRACT

The 2022 Florida Statutes

99.012 Restrictions on individuals qualifying for public office.—

(2) No person may qualify as a candidate for more than one public office, whether federal, state, district, county, or municipal, if the terms or any part thereof run concurrently with each other.

(3)(a) No officer may qualify as a candidate for another state, district, county, or municipal public office if the terms or any part thereof run concurrently with each other without resigning from the office he or she presently holds

(b) The resignation is irrevocable.

(c) The written *resignation must be submitted* at least 10 days prior to the first day of qualifying for the office he or she intends to seek.

(d) The *resignation must be effective* no later than the *earlier* of the following dates:

1. The *date the officer would take office, if elected*; or
2. The *date the officer's successor is required to take office*.

(e)1. An elected district ... officer must *submit his or her resignation to the officer before whom he or she qualified* for the office he or she holds, with a copy to the Governor and the Department of State. ...

(f) The *office is deemed vacant upon the effective date of the resignation* submitted by the official in his or her letter of resignation. ...

(e)1. An elected district, county, or municipal officer shall submit his or her resignation to the officer before whom he or she qualified for the office he or she holds, with a copy to the Governor and the Department of State. ...

EXTRACT

The 2022 Florida Statutes

CHAPTER 190 COMMUNITY DEVELOPMENT DISTRICTS

190.006 Board of supervisors; members and meetings.—

(3)(b) Elections of board members by qualified electors held pursuant to this subsection shall be nonpartisan and shall be conducted in the manner prescribed by law for holding general elections. The district shall publish a notice of the **qualifying period set by the supervisor of elections** for each election at least 2 weeks prior to the start of the qualifying period. **Board members shall assume the office on the second Tuesday following their election.** If no elector qualifies for a seat to be filled in an election, a vacancy in that seat shall be declared by the board effective on the second Tuesday following the election. Within 90 days thereafter, the board shall appoint a qualified elector to fill the vacancy. Until such appointment, the incumbent board member in that seat shall remain in office.

PALM BEACH COUNTY SUPERVISOR OF ELECTIONS

2022 INSTRUCTIONS FOR CANDIDATES

FILING AND QUALIFYING FOR OFFICE

HOW TO BECOME A CANDIDATE IN FOUR EASY STEPS

STEP 3 – Choose One of the following Methods to Qualify as a Candidate

2ND QUALIFYING PERIOD: U.S. SENATOR, REPRESENTATIVE IN CONGRESS, GOVERNOR, ATTORNEY GENERAL, CHIEF FINANCIAL OFFICER, COMMISSIONER OF AGRICULTURE, STATE SENATOR, STATE REPRESENTATIVE, AND MULTI-COUNTY SPECIAL DISTRICTS, COUNTY & **DISTRICT OFFICES:**

- **Noon, Monday, June 13, 2022** – Noon, Friday, June 17, 2022
- Note: Qualifying documents will begin being accepted on May 30, 2022. See [Section 99.061\(8\)](#), F.S.

ELECTION DATES AND DEADLINES

2022 General Election

Election Day: 7:00 a.m. - 7:00 p.m., **Tuesday, November 8, 2022**



18241 131st Trail North
Jupiter, FL 33478

Commercial Contract

10/21/2022 Agreement # 12579

Thousand Oaks Community Development Dist
c/o Special District Services, Inc
2501 Burns Road
Suite A
Palm Beach Gardens, FL 33410

Villa Rosa
Landscape
Monthly Maintenance

Description	Months	Monthly	Total Year
This contract is for a period of two (2) years and includes mowing, fertilization, pest management, trimming, detail, and mulch maintenance as specified below.	12	1,155.00	13,860.00

Contract from 1/1/2023 to 12/31/2024

The Invoicing for this contract is monthly. \$1,155. per month

The District specifications are to be considered as part of the proposal.

This contract may be canceled by either party with a thirty day written notice. Terracon Services, Inc. reserves the right to cease services without notice if the Owner's account becomes thirty (30) days past due. If any party breaches this agreement and litigation results, the prevailing party shall be entitled to reasonable attorney's fees and costs. This includes fees and costs which may be incurred by Terracon Services, Inc. in collection proceedings. This contract shall be governed by the laws of the State of Florida.

All work will be performed with supervision. A supervisor will be available for walk around inspections as deemed necessary by the customer. Any repairs or extra work done outside the specifications of this agreement will be done at an additional charge.

DO NOT PAY - PROPOSAL TOTAL

In acceptance of this contract, please sign below and return.

Customer Signature _____ Date _____

18241 131st Trail North • Jupiter, FL 33478 • 561-743-1129



18241 131st Trail North
Jupiter, FL 33478

Commercial Contract

10/21/2022

Agreement # 12579

Thousand Oaks Community Development Dist
c/o Special District Services, Inc
2501 Burns Road
Suite A
Palm Beach Gardens, FL 33410

Villa Rosa
Landscape
Monthly Maintenance

Description	Months	Monthly	Total Year
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Terracon Services, Inc. as a business is licensed and qualified to spray lawns and ornamentals in the State of Florida. Terracon Services, Inc. is licensed by Palm Beach County to perform irrigation work.

Terracon Services, Inc. agrees to maintain general liability and workers compensation insurance. Copies of our current certificates of insurance are available upon request.

Please note that severe weather, such as hurricanes, does not constitute a refund for services missed. The monthly price is an average to maintain property to standard, not visits per month.	0.00	0.00
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DO NOT PAY - PROPOSAL TOTAL

\$13,860.00

Terracon Services, Inc. as a business is licensed and qualified to spray lawns and ornamentals in the State of Florida. Terracon Services, Inc. is licensed by Martin County and Palm Beach County to perform irrigation work and maintains general liability and workers compensation insurance. Certificates of insurance are available upon request

In acceptance of this contract, please sign below and return.

Customer Signature _____ Date _____

18241 131st Trail North • Jupiter, FL 33478 • 561-743-1129



November 1, 2022

Thousand Oaks Community Development District
c/o Special District Services, Inc
2501 Burns Road
Suite A
Palm Beach Gardens, FL 33410

Re: Monthly Landscape Contract

Dear Sylvia Bethel,

Enclosed please find your new contract for landscape maintenance. Please note that although we have found it necessary to adjust the monthly price, we are keeping the increase to a minimum. The contract term is two years and will begin January 1, 2023 and will continue through December 31, 2024. There will be no additional increases during this contract period.

Please sign and return the contract to our office as soon as possible. Email mirray@terraconservices.com or mail to 18241 131st Trail North, Jupiter FL 33478. We look forward to continuing to service your landscape maintenance needs.

Sincerely,

Bulmaro Perez

Maintenance Supervisor

Jake Fisher

General Manager

Terracon Services, Inc.