

**ST. LUCIE WEST
SERVICES DISTRICT**



**BOARD OF SUPERVISORS'
REGULAR BOARD MEETING
MARCH 3, 2026
9:00 A.M.**

AGENDA
ST. LUCIE WEST SERVICES DISTRICT
BOARD OF SUPERVISORS'
REGULAR BOARD MEETING
March 3, 2026
9:00 a.m.
450 SW Utility Drive
Port St. Lucie, Florida 34986
CALL IN 1-800-743-4099 PARTICIPANT CODE 400494

A. Call to Order

B. Pledge of Allegiance

C. Roll Call

D. Approval of Minutes

1. February 2, 2026, Workshop
2. February 3, 2026, Regular Board Meeting

E. Public Comment

F. District Attorney

DA 1 – Status Report/Updates

G. District Engineer

DE 1 – Status Report/Updates

DE 2 – Consider Work Authorization No. WA-7AN1-2601-SU between the St. Lucie West Services District and Pursuit Development of Albany, GA

H. District Manager

Action Items

DM 1 – Reserve CDD Incorporation Status Update

DM 2 – Consider Approval of Proposal from Integration Services Inc. (ISI) to Integrate the Reserve CDD Lift Stations into SCADA Telemetry System

DM 3 – Consider Approval of Proposal from Barney's Pumps Inc. for the Purchase of the Reserve CDD Lift Stations Control Panels, RTU Panels, and Safety Grates

DM 4 – Consider Approval of Land Swap with St Lucie Trails Golf Club to Correct Certain Parcels and to Acquire Certain Parcels

DM 5 – Other Items

I. Consent Agenda

CA 1 – Monthly Report on Public Works

CA 2 – Monthly Report on Utilities Operations

CA 3 – Monthly Report on Capital Improvement Projects

CA 4 – Monthly Report on Billing and Customer Service

CA 5 – Public Information Officer Monthly Report

CA 6 – Financial Statements for January 2026

CA 7 – Transfer Funds for the R&R & UC Account

CA 8 – Surplus Items

J. Supervisors' Requests

K. Adjournment

St. Lucie West Services District
Workshop Meeting
February 2, 2026, at 9:00 a.m.

(Please note: These minutes are not verbatim. A CD recording of the Workshop Meeting is available on file.)

Board Members Present

Dominick Graci – Chairman – in-person
Gregg Ney – Vice Chairman – in-person
Jack Doughney – Secretary – in-person
Diane Haseltine – Supervisor – in-person
Kevin Dolan – Supervisor – in-person

Staff Present

Josh Miller, District Manager, St. Lucie West Services District (“SLWSD”) – in-person
Gerard Rouse, Public Works Director/Assistant District Manager, SLWSD – in-person
TJ Bayer, Assistant Utilities Director – in-person
Andy Bomjardim – Public Information Officer, SLWSD – in-person
Maddie Maldonado – Director of Office Administration, SLWSD – in-person
Laura Archer, Recording Secretary, SDS – via phone
Stephanie Brown, SDS – in-person

Also present were Donna Rhoden of the City of Port St. Lucie; Chuck Henry of The Reserve CDD; and District residents Marianne Doughney and Deane Piekara.

Guests Present (Sign-In Sheet Attached)

A. Call to Order

The Workshop Meeting was called to order at 9:00 a.m.

B. Pledge of Allegiance

C. Roll Call

It was noted that all 5 Supervisors were present.

D. Approval of Minutes

- 1. January 5, 2026, Workshop**
- 2. January 6, 2026, Regular Board Meeting**

There were no comments on either set of minutes.

E. Public Comment

Mr. Piekara noted his concerns with termination terms of The Reserve CDD contract. Chairman Graci noted that this would be discussed during Agenda Item DM 2 later in the meeting.

**F. District Attorney
DA 1 – Status Report/Updates**

Mr. Miller presented the report and noted that Nason Yeager was also working on the school bus turnaround along Bethany Drive, indicating that an Interlocal Agreement was being drafted for its usage.

A brief discussion ensued.

**G. District Engineer
DE 1 – Status Report/Updates**

Mr. Miller presented the report indicating staff was pleased with the presentations made by District Engineer Neako Villamil. Mr. Miller added that Mr. Villamil might have a change order for additional construction costs regarding the weir wall.

A brief discussion ensued.

**H. District Manager
Actions Items**

DM 1 – Reserve CDD Incorporation Status Update

Mr. Miller went over the monthly incorporation status schedule. Mr. Henry advised that the interconnect under I-95 was in the final design phase and would then go on to permitting with FDOT, which is expected to be completed by the end of April. At that time, the RFP will be issued, and we expect bids back by mid-June.

Mr. Henry also gave an update on the property replatting to subdivide noting that the sale of the plat land would give the Reserve CDD approximately \$3 Million by August.

Chairman Graci opined that the schedule would not be met. Mr. Miller agreed that there may be a delay with FDOT for directional bore and suggested owner-direct purchasing for materials. He furthered that once the lines were under I-95, the District could then move forward with the incorporation.

Discussion ensued.

DM 2 – Agreement for Construction Services for the Refurbishment of 16 Reserve CDD Lift Stations

Mr. Miller presented the agreement noting that SLWSD submitted a summarized inspection report to the Resreve CDD along with estimated costs if SLWSD were to

rehabilitate the 16 lift stations. The Reserve CDD Legal Counsel suggested advertising these projects to the public.

SLWSD submitted a proposal in accordance with the publicly advertised RFP and was selected as the firm to be awarded the work. If approved, Mr. Miller advised that the project would be completed within 16 months from the contract date executed.

A lengthy discussion ensued regarding budgeted funding and the cancellation terms.

Vice Chairman Ney suggested billing lift station by lift station or starting with the least expensive ones to rehab. Mr. Henry agreed that was the approach.

Mr. Miller also pointed out the payment schedule provided as Exhibit B to the Agreement.

It was also noted that all these lift stations were operable, but they were being brought up to the District's standards for incorporation.

There was a Board consensus that the Cancellation/Termination language needed to be revised removing the word "convenience" before being considered for approval.

Lengthy discussions ensued regarding additional staff, that current services would not be hindered, the selling of the plant land rather than using it in a "trade-off," terminology within the Insurance subparagraph and the Interpretation of Agreement; Ambiguities being..."interpreted and construed by the Reserve, whose decision shall be final and binding upon all parties."

Mr. Miller acknowledged the Board's requests and advised he would have the revised agreement for tomorrow's meeting.

Mr. Henry then excused himself from the meeting at approximately 9:45 a.m. The Board thanked him for attending today's Workshop and giving an update.

DM 3 – Other Items

Mr. Miller advised that the new injection well had been completed and was in the testing phase, which has had obstacles that would again extend the completion date.

Mr. Miller indicated that he was working on the Salary Survey since it had been 5 years since the last one. He noted that this was being done specifically for employee retention matters.

Mr. Miller indicated that the cost for the bus turnaround on Bethany Drive was estimated to cost approximately \$35,000 to \$40,000 and the School Board has agreed to split the cost with the District.

Mr. Miller then gave a slide show on the District's Cost Savings Sharing Program noting that its goal was to encourage staff to consciously reduce District expenses.

Mr. Miller went on to highlight the advantages and disadvantages of a Divisional Cost Savings Sharing Program. He then presented Divisional cost savings for the fiscal year ending September 30, 2025, which averaged just under 20% for each Division. He closed the presentation with the Employee Distribution Schedule.

The Board congratulated Mr. Miller on the Cost Savings Sharing Program and the savings procured.

That concluded Mr. Miller's updates.

I. Consent Agenda

CA 1 – Monthly Report on Public Works

CA 2 – Monthly Report on Utilities Operations

CA 3 – Monthly Report on Capital Improvement Projects

CA 4 – Monthly Report on Billing and Customer Service

CA 5 – Public Information Officer Monthly Report

CA 6 – Financial Statements for December 2025

CA 7 – Transfer of Funds for the R&R & UC Accounts

Mr. Miller presented Consent Agenda Items CA 1 through CA 7 and asked if there were any questions.

There were no questions or comments regarding the Consent Agenda items.

J. Supervisor Requests

Secretary Doughney commended Mr. Miller for the incentive program.

Vice Chairman Ney noted that the 5-year plan was good and is eager to see if implemented.

Chairman Graci noted that the Presidents' Council meetings had been revived and that the most recent meeting only had 6 attendees and asked we could get more people to get involved.

That concluded Supervisor Requests.

K. Adjournment

There being no further items to be addressed, the Workshop Meeting was adjourned at 10:11 a.m. There were no objections.

Workshop Meeting Minutes Signature Page

Chairman/Vice Chairman

Secretary/Assistant Secretary

Date Approved _____

St. Lucie West Services District
Regular Board Meeting
February 3, 2026, at 9:00 a.m.

(Please note: These minutes are not verbatim. A CD recording of the Regular Board Meeting is available on file.)

Board Members Present

Dominick Graci – Chairman – in-person
Gregg Ney – Vice Chairman – in-person
Jack Doughney – Secretary – in-person
Diane Haseltine – Supervisor – in-person
Kevin Dolan – Supervisor – in-person

Staff Present

Josh Miller, District Manager, St. Lucie West Services District (“SLWSD”) – in-person
Gerard Rouse, Public Works Director/Assistant District Manager, SLWSD – in-person
TJ Bayer – Assistant Utilities Director, SLWSD – in-person
Searg Davidian, Assistant Public Works Director – SLWSD – in-person
Maddie Maldonado – Director of Office Administration, SLWSD – in-person
Anderson “Andy” Bomjardim, Public Information Officer, SLWSD – in-person
Stephen Conteaguero, General Counsel, Nason, Yeager, Gerson, Harris & Fumero, P.A. – via phone
Neako Villamil and Brian Stahl, District Engineer, HR Green – in-person
Nate Nason, General Counsel, Nason, Yeager, Gerson, Harris & Fumero, P.A. – in person
Jason Pierman, Administrative Manager – via phone
Laura Archer, Recording Secretary, SDS – in-person
Stephanie Brown, SDS – in-person

Also present were: Donna Rhoden of the City of Port St. Lucie; and District residents Marianne Doughney and Deane Piekara.

Guests Present (Sign-In Sheet Attached)

A. Call to Order

Chairman Graci called the Regular Board Meeting to order at 9:00 a.m.

B. Pledge of Allegiance

C. Roll Call

It was noted that all 5 Members of the Board were present.

- D. Approval of Minutes**
 - 1. January 5, 2026, Workshop**
 - 2. January 6, 2026, Regular Board Meeting**

A **MOTION** was made by Vice Chairman Ney, seconded by Supervisor Haseltine and passed unanimously, approving the minutes of the January 5, 2026, Workshop, as presented, and the minutes of the January 6, 2026, Regular Board Meeting, as presented.

E. Public Comment

There was no public comment at this time.

F. District Attorney
DA 1 – Status Report/Updates

Mr. Conteaguero noted in addition to the status report provided in the meeting materials, his firm was working on an interlocal agreement with the school district for the school bus turnaround on Bethany Drive.

A brief discussion ensued.

G. District Engineer
DE 1 – Status Report/Updates

Mr. Villamil provided updates on District projects, including the progress of the Stormwater Reviews for the Cashmere Starbucks and Shake Shack; the Water Treatment Plant Expansion Design Build Criteria Professional Services, the WWTP Aeration Piping Replacement and the Control Structure 4B Weir Wall Replacement. He also advised of a recent review of the District’s current Surface Water Management Policies and Procedures Manual, determining that certain tables within the manual utilized an outdated datum/elevation. Work is being done to amend the manual and to bring it to the Board for consideration at a later date.

Discussion ensued regarding the bus turnaround and how to get it completed before the start of the 2026/2027 school year.

A brief discussion regarding the Reserve CDD expansion also ensued.

H. District Manager
Action Items

DM 1 – Reserve CDD Incorporation Status Update

This item was previously discussed at yesterday’s Workshop.

DM 2 – Agreement for Construction Services for the Refurbishment of 16 Reserve CDD Lift Stations

Mr. Miller presented the item indicating that based on yesterday's discussion on the matter, a revised Agreement for Construction Services for the Refurbishment of 16 Reserve CDD Lift Stations was being presented today, which included the revision of Sections 8 and 14 of the agreement.

A **MOTION** was made by Secretary Doughney, seconded by Vice Chairman Ney and passed unanimously approving the Agreement for Construction Services for the Refurbishment of 16 Reserve CDD Lift Stations, as amended.

Nate Nason then excused himself from the meeting at approximately 9:17 a.m.

DM 3 – Other Items

Mr. Miller advised that the delay in the testing for the new well because the emergency tank leaks. He noted a work around and was confident the testing would continue.

Mr. Miller advised that the Salary Survey was in progress and he would advise the Board accordingly on the outcome.

Mr. Miller indicated that the IRSC project which included a hospital was on hold at this time.

Mr. Miller reminded everyone present that Monday, February 16, 2026, was a holiday and the District offices would be closed.

Mr. Miller advised that he would send a survey to District residents to see what topics they were interested in hearing about in order to get more people to attend the Presidents' Council Meetings.

Chairman Graci suggested inviting employees to the next meeting to be recognized for their efforts.

Mr. Miller indicated there was no update on the Bethany Drive project.

That concluded Mr. Miller's updates.

I. Consent Agenda

CA 1 – Monthly Report on Public Works

CA 2 – Monthly Report on Utilities Operations

CA 3 – Monthly Report on Capital Improvement Projects

CA 4 – Monthly Report on Billing and Customer Service

CA 5 – Public Information Officer Monthly Report

CA 6 – Financial Statements for December 2025

CA 7 – Transfer of Funds for the R&R & UC Accounts

Consent Agenda Items CA-1 through CA-7 were presented for Board consideration.

A **MOTION** was made by Secretary Doughney, seconded by Vice Chairman Ney approving Consent Agenda items CA-1 through CA-7, as presented. Upon being put to a vote, the **MOTION** carried unanimously.

J. Supervisor Requests

Supervisor Haseltine commended staff for a great job.

Secretary Doughney commended Chairman Graci for getting a representative from the Reserve CDD to attend the Workshops to give monthly updates. He noted that Mr. Henry's presence gave the District a lot of support and knowledge.

Supervisor Dolan agreed with the comments regarding the Presidents' Council and suggested changing the name of the meetings to "Town Hall Meeting," in an effort to make it more inviting.

Vice Chairman Ney agreed with Supervisor Dolan's suggestion of changing the name of the Presidents' Council Meetings to Town Hall Meetings. He also recognized that IRSC was moving at their own pace and we should wait until we see plans for a hospital and/or medical school before making any plans.

Chairman Graci noted the importance of advising the residents of the District of the Reserve CDD expansion, noting more customers meant more revenue. In long run, the District will achieve its goal and he credits Mr. Miller and his staff for all the groundwork.

That concluded Supervisor Requests.

K. Adjournment

There being no further items to be addressed, the Regular Board Meeting was adjourned at 9:35 a.m. by Chairman Graci. There were no objections.

Regular Board Meeting Minutes Signature Page

Chairman/Vice Chairman

Secretary/Assistant Secretary

Date Approved _____

St. Lucie West Services District

Board Agenda Item

Tuesday, March 3, 2026

Item

DA 1 Status Report/Updates

Summary

This report is provided for your review and information.

Recommendation

Budget Impact

Project Number:

Available Project Budget: \$0.00

ORG Number:

This Project: \$0.00

Available Balance: \$0.00

Board Action

Moved by:

Seconded by:

Action Taken:

JOHN J. FUMERO
*Board Certified State & Federal Government
& Administrative Practice Lawyer*

E-MAIL ADDRESS:
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OFFICE:
(561) 982-7114

FAX NUMBER:
(561) 982-7116

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(561) 315-4595

February 17, 2026

St. Lucie West Services District
District Attorney's Report
Time Period January 20, 2026 – February 16, 2026

As SLWSD Counsel for the time period identified above, I and my team completed the following matters:

Completed Work:

- 1) Additional revision of standard contract Terms and Conditions (Lisa)
- 2) Additional revisions to fountain maintenance agreement with St. Lucie West Commercial Association
- 3) Reserve CDD Lift Station Construction Agreement

Pending Work:

- 1) Preparation of the school bus turnaround interlocal agreement.
- 2) Review attorney archives in response to public records request (Maddie)
- 3) Utility Site Easement Allocation

Sincerely,

/s/ John J. Fumero
John J. Fumero, Esq.
For the firm

St. Lucie West Services District

Board Agenda Item

Tuesday, March 3, 2026

Item

DE 1 **Status Report/Updates**

Summary

This report is provided for your review and information.

Recommendation

Budget Impact

Project Number:

Available Project Budget: \$0.00

ORG Number:

This Project: \$0.00

Available Balance: \$0.00

Board Action

Moved by:

Seconded by:

Action Taken:



MEMO

To: St. Lucie West Services District
From: HR Green
Subject: Monthly Project Status Report
Project Number: 2504252
Date: February 17th, 2026

1) General

- i) SLWSD and HR Green have regular telecons and meeting discussions that are incorporated in the project statuses below.
- ii) SLWSD to communicate with HR Green to provide direction and updates on IRSC and Reserve CDD projects.

2) Stormwater Review

- i) Status: ISS previously received requests for development reviews for the following:
 - a. Cashmere Starbucks
 - b. Shake Shack
- ii) Action
 - a. District Engineer Discussion / Consideration of Cashmere Starbucks Development Plan - District Engineer has followed up with Owner for status update to be able to move this work forward.
 - b. Shake Shack - Subject project has been reviewed at this time and recommendation for approval is being provided at the District's March Board Meeting. Associated WA letter has been provided with this project status update.

3) Water Treatment Plant Expansion Design Build Criteria Professional Services

- i) Status:
 - a. ISS received Notice to Proceed on April 9, 2025
 - b. Project Kickoff meeting with SLWSD took place on June 24, 2025
 - c. ISS submitted a first draft of the design criteria on Sept 3 and received comments from the District on Sept 11. ISS will be meeting with the District staff to review their comments and develop a plan forward.
 - d. Project Team has reviewed SLWSD comments received Sept 11 of the first draft of the design criteria. During this review, the Project Team identified additional data and operational information from SLWSD.
 - e. The District has since provided additional input on November 13th, 2025



- f. Per email correspondence, the Water Treatment Pilot Study has been completed and will be forwarded to HR Green as soon as the document is finalized.
 - ii) Actions:
 - a. ISS to contract and schedule site survey work.
 - b. ISS coordinating with HydroDesign to obtain their scope/fee for their support of the new production groundwater well design.
 - c. ISS Team members have met and reviewed recently provided comments and input and are incorporating accordingly. Results of the pilot study will be incorporated once received. Note that it will take approximately four (4) weeks from receipt of the pilot study results for a submittal package to be prepared.
 - a) Per correspondence with District staff, it is expected this report will be finalized by end-of-January and will be submitted to HR Green for review of the contents.
 - a. Note – At this time this report associated with the pilot study is still being finalized at this time.
- 4) WWTP Aeration Piping Replacement
 - i) Status:
 - a. ISS received Notice To Proceed via signed TO on September 9th, 2025.
 - ii) Actions:
 - a. ISS has prepared draft 60% Design Documents. We have internally reviewed the Design Documents and are incorporating any structural comments. We are anticipating submitting the 60% Design Documents Package as soon as possible.
- 5) Control Structure 4B Weir Wall Replacement
 - i) Status:
 - a. Final Design/Issued For Construction Package have been submitted to the District as of February 11th.
 - ii) Actions:
 - a. Additional coordination is being conducted between Bowman, Inc for additional survey work to assist the Contractor.
- 6) Other
 - i) Through review of the District's current Surface Water Management Policies and Procedures Manual, it was determined that certain tables within the manual utilized an outdated datum. Through discussions with Public Works, HR Green has provided the converted data to a newer datum that is commonly used throughout the industry and by the District as a draft document. This document will be finalized and incorporated into an amended District Manual for District consideration and distribution.
 - ii) The District has expressed the desire to revisit the Arcadis stormwater model and investigate revising and updating the model based on completed projects throughout the District. Further information will be provided after additional coordination with District staff.
 - iii) Testing for the District's new Injection Well was successfully completed, starting on February 11th at 7:00 PM and concluded February 13th, 2026 at 7:00 AM. The well was tested at 1500



GPM and the well performed as expected. The test was deemed successful by the engineering team.

- 7) At SLWSD's request, ISS is in the process of preparing the following District System Future Task Orders:
- i) Bus Turnaround Survey and Design Project – Immediate
 - ii) Wastewater Permit Renewal – Near Future
 - iii) Water Usage Permit – Near Future
 - iv) Update Utility Standards - Future
 - v) WTP Onsite Potable Storage Assessment - Future
 - vi) Concept Design & Cost Estimate for the WWTF Third Train - Future
 - vii) WWTF Grease Collection System - Future
 - viii) SLWSD System Wide Irrigation Modeling (10 HOAs+) – Future
 - ix) Easement Evaluation & Preparation – Future

St. Lucie West Services District

Board Agenda Item
Tuesday, March 3rd, 2026

Item

DE 2 Consider Work Authorization No. WA-7AN1-2601-SU Between the St. Lucie West Services District and Pursuit Development of Albany, GA

Summary

This application is for the construction of an 1.01-acre restaurant (i.e. Shake Shack) on Lot 3A of SLW Plat 196 at site address 200 NW Peacock Blvd, Port St. Lucie, FL. Legal descriptions for the plat is as follows:

PARCEL ID NO. 3326-708-0002-000-7

The project site is in the District's industrial/commercial use zone (see **Exhibit A** for site location).

The applicant proposes constructing the associated Shake Shack restaurant with associated asphalt pavement and parking spaces, capable of providing up to 35 parking spaces. The project site will utilize and connect to the existing utility lines adjacent to the parcel, including sanitary sewer and water. Stormwater is proposed to be retained on site via exfiltration trenches and associated pond. Points of Service have been indicated on the plans identifying where the District's responsibility for maintenance terminates.

As the proposed development is commercial/ industrial, pretreatment requirements established in Section 4 of the SLWSD Surface Water Management Policies and Procedures Manual are applicable and have been deemed provided. This has been reviewed by both the District Engineer and the South Florida Water Management District. Stormwater inlets and culverts collect and direct stormwater northwest to a proposed pond on the northeastern side of the project.

Staff recommends approval of this Work Authorization with the following two special conditions:

1. All water, sewer, and reuse improvements past the points of service shown on the plans shall be the responsibility of the applicant or subsequent owner.
2. All on-site drainage facilities including the proposed control structure shall remain in private ownership and must be the maintenance responsibility of the applicant or subsequent owner.

Recommendation

District Manager: Joshua C. Miller

District Engineer: Neako Ramirez-Villamil

Public Works Director: Gerard Rouse

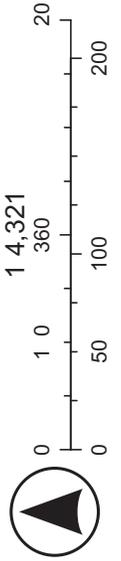
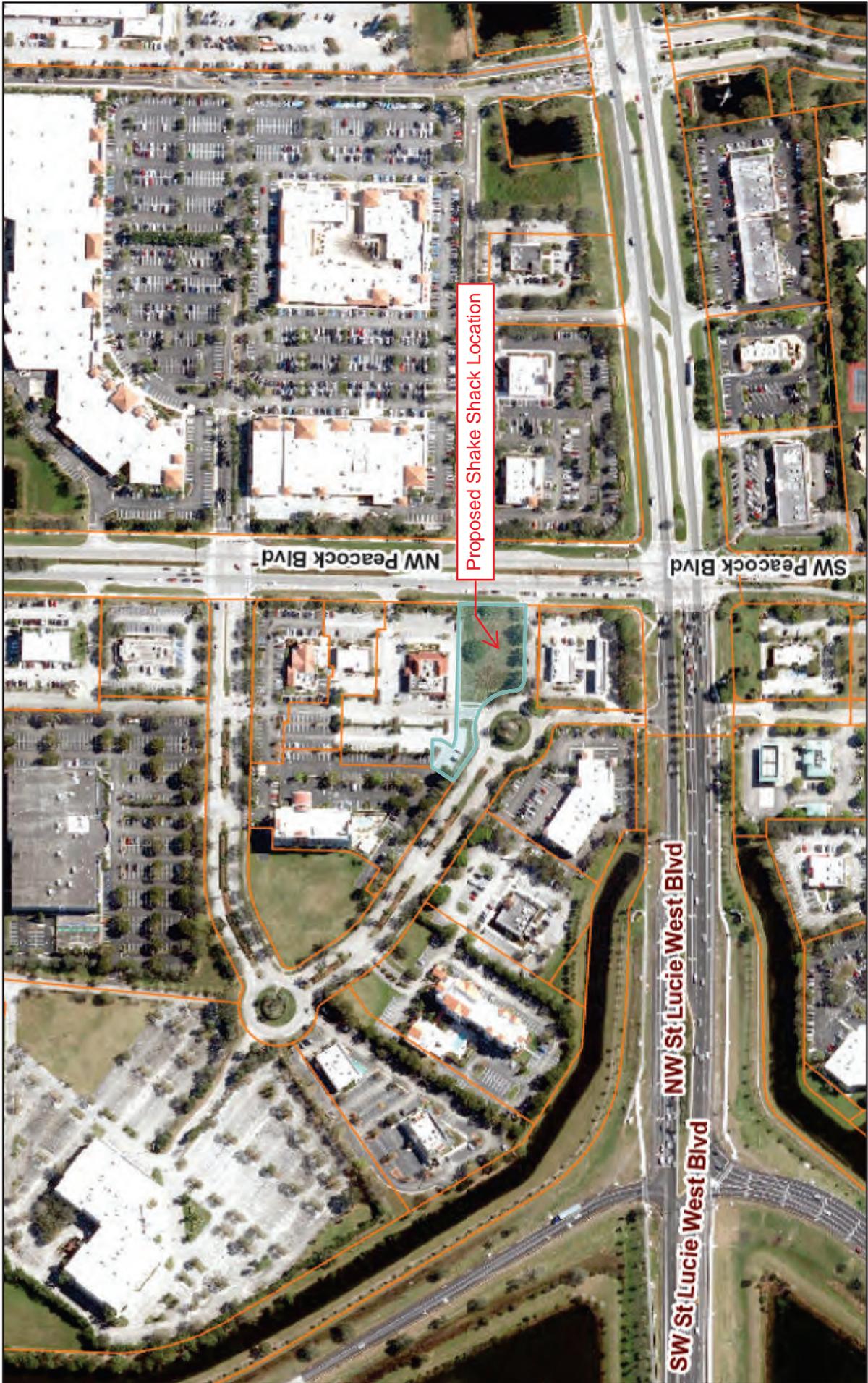
Board Action

Moved by:

Seconded by:

Action Taken:

EXHIBIT A– LOCATION OF SHAKE SHACK



2/16/2026, 3 13 0

WORK AUTHORIZATION NO. WA-7AN1-2601-SU

Between the

St. Lucie West Services District,

a Community Development District organized and existing in accordance with Chapter 190, Florida Statutes and

Pursuit Development of Albany, GA

A. SUMMARY OF SERVICES TO BE RENDERED

This application is for the construction of an 1.01-acre restaurant (i.e. Shake Shack) on Lot 3A of SLW Plat 196 at site address 200 NW Peacock Blvd, Port St. Lucie, FL. Legal descriptions for the plat is as follows:

PARCEL ID NO. 3326-708-0002-000-7

The project site is in the District's industrial/commercial use zone (see Exhibit A for site location).

The applicant proposes constructing the associated Shake Shack restaurant with associated asphalt pavement and parking spaces, capable of providing up to 35 parking spaces. The project site will utilize and connect to the existing utility lines adjacent to the parcel, including sanitary sewer and water. Stormwater is proposed to be retained on site via exfiltration trenches and associated pond. Points of Service have been indicated on the plans identifying where the District's responsibility for maintenance terminates.

As the proposed development is commercial/ industrial, pretreatment requirements established in Section 4 of the SLWSD Surface Water Management Policies and Procedures Manual are applicable and have been deemed provided. This has been reviewed by both the District Engineer and the South Florida Water Management District. Stormwater inlets and culverts collect and direct stormwater northwest to a proposed pond on the northeastern side of the project.

Staff recommends approval of this Work Authorization with two special conditions as stated in Paragraph D below.

B. SCHEDULE OF FEES:

All the required fees including \$1,000.00 WA Application Fee, \$500.00 Inspection fee and \$1000.00 of deposit were paid and collected during the review process.

PROJECT SCHEDULE: N/A

C. SPECIAL CONDITIONS OF APPROVAL:

- 1 All water, sewer, and reuse improvements past the points of service shown on the plans shall be the responsibility of the applicant or subsequent owner.

2. All drainage facilities shall remain in private ownership and shall be the maintenance responsibility of the Applicant or subsequent owner.

D. GENERAL CONDITIONS:

- a) In the event the ST. LUCIE WEST SERVICES DISTRICT wishes to obtain ingress or egress to its easement and/or right-of-way for the purpose of maintenance of District works, the removal and reinstallation of any construction permitted hereunder shall be at owner's expense.
- b) In undertaking any of the activities contemplated by this work authorization, the applicant hereby agrees to comply with all federal, state, and local statutes, laws, rules, and regulations governing such activities, including but not limited to water quality standards for off-site discharges; and to abide by all terms and conditions of any permit or other approval issued by any agency exercising regulatory jurisdiction over such activities.
- c) The applicant, by accepting of the work authorization, covenants and agrees that the ST. LUCIE WEST SERVICES DISTRICT shall be promptly indemnified, defended, protected, exonerated, and saved harmless by the applicant from and against all expenses, liabilities, claims, demands and proceedings, including reasonable attorney's fees in defense of such matters, incurred by or imposed on said District in connection with any claim proceeding, demand, administrative hearing, suit, appellate proceeding, or other activity, including unfounded or "nuisance" claims, in which the District may become involved, or any settlement thereof, arising out of any operations under this work authorization, including but not limited to use of canal water for irrigation purposes; damage to landscaping; paint damage to automobiles, buildings, or other structures; liability for charges, fees, assessments, fines, and penalties levied by any agency exercising regulatory jurisdiction over any of the activities contemplated by this work authorization; and any property damage or personal injuries, fatal or not-fatal, of any kind or character. The applicant further agrees that any such expense so incurred by the District may be recovered by the District through offset against any claim for reimbursement or other charge that the applicant may assert as due from the District. If any expense so incurred by the District is not paid upon demand and is placed in the hands of an attorney for collection by suit or otherwise, the applicant hereby agrees to pay all costs of collection and litigation, include, but not limited to reasonable attorney's fees.
- d) By undertaking the construction allowed under this Work Authorization, the Applicant agrees and understands that it is solely responsible for, and shall indemnify and hold the District harmless from, (1) any and all restoration of District owned or controlled properties and facilities required as a result of such construction, and (2) any and all claims of third parties who currently have facilities located in District owned or controlled property and which facilities are damaged as a result of such construction.

E. ST LUCIE WEST SERVICES DISTRICT

Joshua Miller
District Manager

Gerard Rouse
Public Works Director

Neako Ramirez-Villamil
District Engineer
7175 Murrell Road
Melbourne, Florida 32940

Dominick Graci, Chairman
St. Lucie West Services District
450 SW Utility Drive
Port St. Lucie, FL 34986

Certification that Sufficient Funds are Available, if applicable:

N/A
District Treasurer

N/A
Joshua Miller
District Manager

Dated this ____ day of _____ 2026.

St. Lucie West Services District

Board Agenda Item

Tuesday, March 3, 2026

Item

DM 1 Reserve CDD Incorporation Status Update

Summary

For your review is a Reserve CDD “RCDD” Utility Service Area Incorporation Schedule.

In early 2023, RCDD received a letter from SLWSD stating the Existing Bulk Services Agreement expires in November 2028.

Since then, SLWSD and RCDD have been working together to incorporate the RCDD water and sewer service area into SLWSD as retail customers.

The attached schedule has been created and will be updated monthly moving forward.

- Update from Reserve CDD Chairman
- Reserve CDD Lift Stations Rehabilitation Agreement
- Reserve CDD Interconnect Schedule and Installation

Recommendation

District Manager: Joshua Miller

Budget Impact

Project Number:

Available Project Budget: \$0.00

ORG Number:

This Project: \$0.00

Available Balance: \$0.00

Board Action

Moved by:

Seconded by:

Action Taken:

RESERVE CDD INCORPORATION		PROJECT TOTAL DURATION= ONGOING																										
COMPANY	TASK	START DATE	END DATE	DURATION	STATUS	11/2025	12/2025	01/2026	02/2026	03/2026	04/2026	05/2026	06/2026	07/2026	08/2026	09/2026	10/2026	11/2026	12/2026	01/2027	02/2027	03/2027	04/2027	05/2027	06/2027	07/2027	08/2027	09/2027
RCDD	LIFT STATIONS SITE SURVEYS	11/11/2025	1/13/2026	63	Completed	█																						
RCDD	RFP LIFT STATION REHAB AWARD	11/11/2025	1/13/2026	63	Completed	█																						
RCDD	UTILITY PLANT, SURVEY, RE-PLAT, SALE	11/11/2025	6/9/2026	210	Pending	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█
SLWSD/RCDD	LIFT STATION REHAB WORK	2/1/2026	3/28/2027	420	Pending				█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█
SLWSD/RCDD	NEW INTERCONNECTS AWARD AND INSTALL	6/9/2026	4/5/2027	300	Pending																							
SLWSD/RCDD	LEGAL/OPERATING TURNOVER PROCEDURES	6/1/2026	5/17/2027	350	Pending																							
SLWSD	OPERATING SERVICE AREA	5/17/2027	8/15/2027	90	Pending																							
RCDD	PROVIDE CONCEPTUAL DESIGNS FOR SEPTIC	5/17/2027	9/14/2027	120	Pending																							
RCDD	PROVIDE FUNDING FOR FOR ANY REMAINING IMPROVEMENTS	5/17/2027	9/14/2027	120	Pending																							

 CRITICAL PATH : NEW INTERCONNECTS MUST BE INSTALLED AND TESTED

St. Lucie West Services District

Board Agenda Item

Tuesday, March 3, 2026

Item

DM 2 Consider Approval of Proposal from Integration Services Inc. (ISI) to Integrate the Reserve CDD Lift Stations into SCADA Telemetry System

Summary

For your review and consideration there is a proposal from Integration Services Inc. for process controls and instrumentation to integrate the 16 Reserve CDD Lift Stations into our SCADA System.

Integration Services Inc, Brian Callahan, has been our SCADA Integrator since 1998 and has a continuing services contract with the District.

This proposal is for the programming and instrumentation for the new RTU panels that will be installed at each of the 16 Reserve CDD Lift Stations. This is part of the Reserve CDD Lift Station Construction Project that was recently awarded to the District.

SLWSD and Reserve CDD have made an agreement to move forward with these projects.

Two new budget codes have been created to capture the revenues and expenses associated with the Reserve CDD Lift Station Construction Projects (one Revenue Code, and one Expense Code).

The funding shall be found in the Utility Water & Sewer Operating Fund.

This project will cost \$99,136.00 and shall be “cost neutral” entirely funded by the Reserve CDD. The District will fund this project and invoice the Reserve CDD accordingly.

Recommendation

Staff Recommend Approval of Project 2025-25 from Integration Services Inc. for the not to exceed amount of \$99,136.00.

District Manager: Joshua Miller

Budget Impact

Project Number:
ORG Number: **5-32009**

Available Project Budget: \$2,024,950.00
This Project: \$99,136.00
Available Balance: \$1,925,814.00

Board Action

Moved by: _____ Seconded by: _____ Action Taken: _____

Integration Services, Inc.

Advanced Process Automation

1806 Asher road
Lakeland FL 33813

Phone: (863) 647-3133
Fax: (863) 647-3133

February 17, 2026

To: St. Lucie West Services District

Reference: Reserve Lift Station integration into the Ignition SCADA Cellular Telemetry System Revision #3.

SCOPE: Process Controls and Instrumentation

Engineer: No hard I&C specification, owner managed.

Bid Date: N/A

ISI Project: 2025-25, Procure Moxa units, Configure and Test for sixteen (16) Lift Station Telemetry sites and integrate them into the districts existing Lift Station monitoring SCADA system.

Gentlemen:

Integration Services, Inc. (ISI) is pleased to offer this proposal for system Integration services that meet the requirements as discussed with the owner's representative and defined in the scope section of this proposal for the configuration, testing and commissioning of sixteen (16) Lift Station sites integrated into the districts existing SCADA system with Inductive Automations Ignition on the Edge MQTT based data acquisition system.

ISI is currently the owner's systems integrator and as such has previously developed all of the PLC, HMI, computer based reporting and software configuration standards at the Districts Utility Plants. ISI will implement this project employing the standards already installed and accepted at the Districts Plants.

This proposal is confidential to Integration Services, Inc. for the express purpose of proposing the subject project. The information herein may not be disclosed to any other parties without the prior written permission of Integration Services, Inc. Integration Services, Inc. "Services Contract Terms and Conditions" apply to this proposal.

Proposed Scope:

The scope of service outlined in this proposal will provide new Moxa UC-2222A-T-US concentric communication controllers and antennas for the Lift Station RTU panels being supplied by others. The new RTUs will be based on the existing Lift Station RTU Panel design in use at the district's fifty-three existing Lift Station sites. The sixteen new Moxa units will be for existing Lift Stations at the Reserve service area that is being added to the districts Wastewater collection operation.

The new RTUs and their connected Lift Pump control panels will be integrated into the existing Inductive Automation Ignition SCADA system that the district uses to monitor all of its remote process assets. The district will be required to request and work with Verizon to supply 16 new Cellular telemetry private network configured SIMM cards to be assigned to the new Reserve Lift Station RTU panels.

The districts SCADA system will have a new graphics page added as a Reserve service area overview page showing the 16 new Lift Stations and their status via MQTT cellular based telemetry. The Reserve Lift Station detail selection will be added to the existing Lift Station detail selection menu in SCADA and the 16 new RTUs and their alarm points will be added to the existing SCADA system based remote notification system.

Due to obsolesces of some of the hardware in the existing Lift Station RTU panels, ISI will provide an updated material submittal for the materials and drawings to be used for the new RTU panels. Upon approval of the material submittal ISI will purchase the Moxa units and their associated antennas as required to integrate the 16 new RTU panels into the existing SCADA system.

Each of the new RTU panels will be programmed and configured to operate on the districts Verizon cellular telemetry private network and integrate into the existing SCADA system. After each RTU panels is installed by others, ISI will work with the districts personnel remotely to assists and verify proper operation and commissioning of the new RTUs.

ISI will purchase and deploy sixteen new Inductive Automation Ignition on the Edge licenses to be added to the existing IA service and support contract and used to support the new Moxa to PLC data acquisition for the Reserve Lift Stations. Each new RTU will have a Delta SE series PLC system connected to a Moxa UC-2222A-T-US Concentric Communication Controller. The Moxa unit will run Ignition on the Edge and connect to the Plant SCADA System using the MQTT communication over Ethernet via Verizon's cellular private network.

ISI will provide turnkey programming, system configuration, testing and joint field implementation services in the course of executing this project. ISI will work with the owner to deploy the new Cellular telemetry based RTUs so as not to disrupt utility operations in the process of executing this project. After field testing and approval ISI will finalize O&M manuals with as built system configuration documentation and system operating and maintenance procedures. The O&M Manuals will be in the form of three hard copies and electronic supporting documentation.

Equipment:

Integration Services (ISI) will be furnishing Sixteen new Moxa UC-2222A-T-US concentric communication controllers and dual band cellular antennas for the installation into RTU panels supplied by others. The new Lift Station Remote Telemetry system Nema 4x panels will be built to the same design and standards as the districts existing 53 Lift Station RTU panels. Each RTU will be comprised of a new Moxa UC-2222A-T-US RISC Based Communication Centric Computing Platform with Debian OS, 1 Ghz CPU, 2GB RAM, 2 Ethernet, 2 Serial ports, USB port, SD Socket, Includes LTE Cellular Module installed with (2) SMA(F) Cellular Ports & (1) SMA(F) GPS Ports. -40 to 70 Deg. C.

There will also be a Delta DVP-SE PLC processor, eight-point input card and a four-channel analog input card. The PLC will be supported with all of the necessary power distribution, fuses, power supplies, terminal strips and Panduit to facilitate the districts Lift Station RTU panel design.

For a detailed bill of materials please see drawings:

**St LUCIE WEST SERVICES DISTRICT
BANK OF AMERICA
2550 SW SAINT LUCIE WEST BLVD
WASTEWATER LIFT STATIONS
TELEMETRY SCADA SYSTEM RTU 01
JULY 8TH, 2019, Sheet 3 of 10**

Panel Equipment we include...**Panels**

- ISI will supply Sixteen (16) new Moxa UC-2222A-T-US concentric communication controllers and sixteen (16) dual band cellular antennas. The Moxa units and antennas will be installed into new Lift Station Remote Telemetry system Nema 4x panels built and supplied by others. The new RTU panels will incorporate a newer version of the Moxa concentric communication controller and newer antenna design because the existing devices listed in the referenced drawings are obsolete.

Process Instrumentation Equipment No process instrumentation is included in this proposal...**Engineering Integration Services** provided shall include the following:

- 1) **Engineering meetings:**
 - a) 1) Project progress meetings, (2) total
- 2) **Engineering submittals:**
 - a) Panel Equipment & Software Submittal, Manufactures Catalog Cut sheets, telemetry system configuration spread sheet and one set of marked up panel shop drawing.
 - b) Hardware O & M Manuals with as built telemetry system configuration spread sheet representing the completed system.
- 3) **Programming and Configuration included:**
 - a) Load and configure the sixteen (16) Moxa UC-2222A-T-US devices with Ignition on the Edge.
 - b) Load and configure the Verizon SIM cards and associated parameters for each Moxa UC-2222-T-US.
 - c) Test Each Moxa unit on line with its PLC connected and verify cellular connectivity, MQTT tags and tag status. Test each PLC input and output from the district's servers to the new RTUs PLC I/O.
 - d) Development of new Reserve overview, lift station control / status and telemetry control screens in the SCADA System graphics.
 - e) Add new graphics tags for sixteen (16) new Reserve Lift Stations and connect to the new RTU MQTT tags that interface with the field assets. Test cellular connectivity, tag status, RTU reconnection on reboots and power failures and verify new RTU remote notification messages.
- 4) **Testing included:**
 - a) SCADA Server to RTU Cellular communication testing, Remote field checkout and system revisions to make the system reliably operational in the field.
 - b) Verify all MQTT and Graphics SCADA tags per station as the field deployment progresses. Test all remote notification alarms while testing the SCADA System tags.

- c) Factory testing of software configurations and UC-2222A-T-US base OS configuration, Tools and Ignition on the Edge load. Verify that the Ignition MQTT transport protocol is working correctly before deployment in the field to reduce the field effort and make deployment easier.
- d) Field testing and commissioning of the new telemetry devices and the HMI Software additions and changes.

5) Onsite Services

- a) Coordination services with the owner, the owner's electrician and or IT Services provider to build a unified SCADA control system communication interface to control and monitor the new Reserve Lift Stations RTU sites.
- b) On-site supervision and coordination with electrical installation while integration services are performed on-site.
- c) Operator and maintenance personnel training on the system operating procedures, New Telemetry equipment and HMI software implementation as needed to facilitate good working knowledge by plant and utility personnel.

6) Warranty services for a period of 12 months after installation

- a) Warranty and Maintenance service. Parts and labor for replacement of defective manufactures parts and or correction of installation or programming errors.

This proposal shall be valid for ninety (90) days from proposal date.

Service Notes

The owner shall coordinate the work of its underground utilities personnel to make available and assists in testing each RTU site as it is converted to cellular telemetry.

It is important to note that the current SCADA system software (Ignition Program) content relating to the lift stations, storm water gates, interconnect and surface well RTU communication will be backed up upon starting this project to facilitate going back to that version should the revised system not work properly.

It is also important to note that the owner must have the equipment ready for equipment installation and start-up including the availability of power, water, flow, etc. This will allow for a timely start-up procedure. Any return trips to the jobsite, or additional time required as a result of the owners or the owner's contractor's failure to be prepared for start-up will be charged at the current demand service rate.

MISCELLANEOUS:

The following items are ***not included*** in this proposal and shall be the responsibility of others:

Sixteen (16) new remote telemetry panels with all hardware required to meet the districts Lift Station RTU panel design with the exception of the Moxa UC-2222A-T-US communication controller and its associated cellular antenna.

General Exclusions

- Furnishing of any equipment specified to be provided other than those specifically included within this proposal.
- Field installation and or wiring of new RTUs to Lift Station pump control panels, any conduit necessary to facilitate field wiring of new equipment.
- Mounting of new RTU panels, Cellular antennas and or demolition of old system components, surge suppressors and antenna cabling is the responsibility of the owner.
- Field installation of equipment including furnishing of stands, brackets, mounting hardware, etc.
- Civil work which may be associated with instrument installation (concrete equipment pads, etc.).
- Bonding cost and/or sales taxes (if applicable).

General Assumptions

- Each existing Lift Station panel has available 120 Vac power for the new RTU Panel supply.
- Each existing Lift Station has an antenna post to mount the cellular antenna to. Should an external antenna be required.
- Jobsite storage of equipment will be provided by the owner.

TERMS: Net 30 days after date of invoice. Invoicing shall be progressive and include payment for submittals and equipment properly stored. A schedule of values will be provided to establish progressive equipment and service values.

FREIGHT: Shipment is F.O.B. factory - full freight allowed to jobsite.

TAXES: SALES TAXES ARE NOT INCLUDED IN THE ABOVE PRICES.

SHIPMENTS: All partial equipment shipments will be invoiced as shipped with payment terms as stated above.

Our price for the proposed scope of services.....

TOTAL PRICE: \$ 99,136.00

Should you have any questions or concerns relating to this proposal, please contact me, **Brian Callahan at 863-647-3133**.

Thank you for considering our equipment and services for your project.

Very truly yours,
Integration Services, Inc.



Brian K. Callahan
Sr. Systems Engineer

QUOTATION



Barney's Pumps Inc.
 PO Box 3529
 Lakeland, FL 33802
 (954) 346-0669
 Coral Springs

QUOTE NUMBER	
1035360	
QUOTE DATE	Page
2/18/2026	1 of 2

Quote Expires On: 3/20/2026

Quoted by: CSJIM

Bill To:

St Lucie West Services District
 thudman@slwsd.org
 Attn: Accounts Payable 452 SW Utility Drive
 Port St Lucie, FL 34986-2137

772-340-0220

Ship To:

St Lucie West Services District
 452 SW Utility Drive
 Port Saint Lucie, FL 34986

Requested By: Randy Garren

Customer ID: 11063

Destination Country:

PO Number	Terms	Freight Code	Job Name
	Net 30	Freight Allowed	Control Panels

Quantities					Item ID Item Description	Unit Price	Extended Price
Ordered	Allocated	Remaining	UOM Unit Size	Disp.			

16	0	16	EA		CUSTOMPANEL08	EA	13,525.0000	216,400.00
				1.0	Unitron Controls® Panel RTU Panel, unprogrammed	1.0		
					Manufacturer: Unitron Controls®			
6	0	6	EA		CUSTOMPANEL08	EA	25,738.0000	154,428.00
				1.0	Unitron Controls® Panel 15HP, 230V/3PH	1.0		
					Manufacturer: Unitron Controls®			
2	0	2	EA		CUSTOMPANEL08	EA	26,591.0000	53,182.00
				1.0	Unitron Controls® Panel 20HP, 230V/3PH	1.0		
					Manufacturer: Unitron Controls®			
15	0	15	EA		ALUMCOVER	EA	3,716.0000	55,740.00
				1.0	Cover, Aluminum HATCH TPS 37 X 55, CLEAR OPENING: 36 3/8 X 48 1/2	1.0		
					Manufacturer: USF Fabrication			

QUOTATION



Barney's Pumps Inc.
 PO Box 3529
 Lakeland, FL 33802
 (954) 346-0669
 Coral Springs

QUOTE NUMBER	
1035360	
QUOTE DATE	Page
2/18/2026	2 of 2

Quote Expires On: 3/20/2026

Quoted by: CSJIM

<i>Quantities</i>					<i>Item ID</i>	<i>Unit Price</i>	<i>Extended Price</i>
<i>Ordered</i>	<i>Allocated</i>	<i>Remaining</i>	<i>UOM Unit Size</i>	<i>Disp.</i>	<i>Item Description</i>		

Total Lines: 13

SUB-TOTAL: 479,750.00
TAX: 0.00
AMOUNT DUE: 479,750.00
U.S. Dollars

Thank you for the opportunity to earn your business.

Prices quoted are firm for 30 days (unless otherwise noted), then subject to adjustment to agree with prices at time of shipment and subject to any tax required by law. Lead time and/or ship dates are estimates only and are based on the information available at the time of quotation. Please note that these times/dates are subject to change. If shop drawings are required for approval, please request them from our office.

Order processed per Barney's Pumps standard terms and conditions of sale, and all terms and conditions of Barney's Pumps Terms of Sale & Warranty are incorporated herein by this reference as if fully set herein. Please visit <https://www.barneypumps.com/legal.html>

All shipments are F.O.B origin.

SIGN BELOW AND RETURN TO AUTHORIZE ORDER.

 PRINT NAME SIGNATURE DATE



St Lucie Trail Golf Club
951 SW Country Club Dr
Port Saint Lucie, FL 34986

Wednesday, February 18, 2026

Josh Miller, District Manager St.
Lucie West Services District 450
SW Utility Drive
Port St. Lucie, FL 34986
Tel: (772)340-0220 Ext. 104

To Mr. Josh Miller,

This letter is to serve as a written request for the consideration of a land swap between St. Lucie Trail Golf Club (SLT) and St. Lucie West Services District (SLWSD) and other considerations.

We understand the importance of SLWSD installing a water well and SLT believes that we have the perfect piece of property to drill. We would also like to correct many problems, parcels and or properties that was created by previous owner.

History -In 2018, Tom Deshazo, one of the previous managing members of SLT, sold what is now parcel 3325-705-0014-000-2 to SLWSD as well as an easement to SLWSD to have the rights to turn the driving range into water retention. Unfortunately, the 14th tee box was included in this sale and it's an important part of this hole. Tom's interest was not for the benefit of the golf course, only himself and we have been correcting his mistakes over the last few years since he is no longer part of SLT ownership.

Proposal

SLT will give SLWSD "Lot in front of Golf Course Maintenance." Parcel 3323-650-0009-000-1

- Exhibit A Below
- SLT will need unrestricted access through the front of this property "easement" to enter golf course maintenance facility
- SLT would like SLWSD to pave the existing stone path

SLWSD will re-parcel land area around Hole #18 and starters shack and give portion to SLT. Parcel 3323-785-0024-000-7

- Exhibit B Below
- This area includes golf course, parcel of SLWSD includes the starter shack, a golf cart path that leads from the starters shack to the 18th green and the 1st hole. There is an easement for the golf carts to travel through this area, but we do not understand why this area would ever be parceled this way, considering that when the golf course was originally built, they installed a starters shack in a parcel that was not owned by the golf course. We have been maintaining this area for years and would like to have ownership of this area.

SLWSD will re-parcel land area around Hole #14 Tee box and give portion to SLT. Parcel 3325-705-0014-000-2

- Exhibit C Below
- SLT would like to own the 14th tee box

SLWSD will re-parcel land area around Hole #11 Tee box and SLT will give portion to SLWSD. Parcel 3325-705-0002-000-5

- Exhibit D below
- SLT will give this land to SLWSD for water retention considering that SLWSD is giving back the 14th tee box.

SLWSD to eliminate easement and future project for dredging out the SLT Driving Range for water retention. Parcel 3325-705-0003-000-2

- Exhibit E Below
- SLT would like to see the easement for SLWSD to have access to dredge out and turn the current grass driving range into water retention removed. This was another area that Tom DeShazo mismanaged; the driving range is an important part of the golf club. During the sale, of several pieces of property from Tom DeShazo to SLWSD, an easement for SLWSD to have access to the driving range was included in the sale.
- Keeping the range as a grass range area is our goal, as a golf club and with this change, we can start to improve the area. We are apprehensive about investing money into this area knowing that one day, it may turn into water retention. This area has become an eye sore to the club, as the range currently needs new grass, new irrigation and to be properly leveled. Considering the fact that if this area, were to turn it into water retention this would only reduce the front flooding by ¼ inch of water and doesn't seem to be worth it or a future project worth considering from SLWSD anyways.

SLWSD will re-parcel land area around Hole #5 SLT will give portion to SLWSD. Parcel 3325-705-0001-000-8

- Exhibit F below
- SLT will give this land to SLWSD for water retention considering that this land was parceled improperly and is needed by SLWSD to correct previous parceling.

SLWSD would be responsible for all expenses for this transaction; legal, surveying ect.

SLWSD will add a clause to this agreement that SLT will not be assessed, or given any non-ad valorem assessments from this transaction for the parcels or projects mentioned in this document.

If you would like to discuss this in further detail, please let me know.

Sincerely,

Matthew Boyd PGA
General Manager
St Lucie Trail Golf Club

Exhibit A

Lot in front of Golf Course Maintenance - 3323-650-0009-000-1

SLT would need an easement to have access to Golf Course Maintenance facility at all times and the driveway could never be blocked entering golf course maintenance building.



Exhibit B

Current Parcel Info:3323-785-0024-000-7



Proposed Area that SLT would like to own (Highlighted Yellow)



Exhibit C

Current Parcel Info: 3325-705-0014-000-2



Proposed Area that SLT would like to own (Highlighted Yellow)



Exhibit D
(Options for land swap)

Area of Hole #11 to extend the water area



Exhibit E

SLWSD to eliminate easement and future project for dredging out the SLT Driving Range for water retention. Parcel 3325-705-0003-000-2

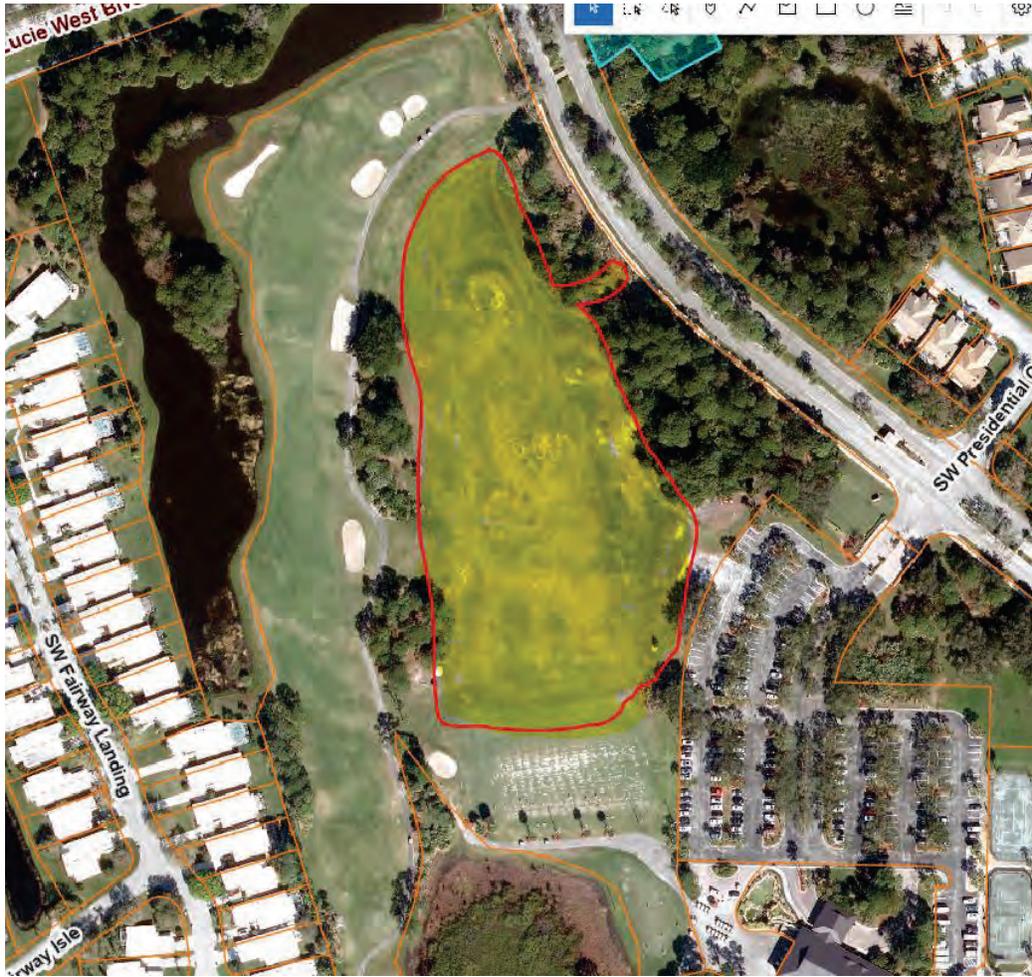


Exhibit F

SLWSD will re-parcel land area around Hole #5 SLT will give portion to SLWSD. Parcel 3325-705-0001-000-8



St. Lucie West Services District

Board Agenda Item

Tuesday, March 3, 2026

Item

DM 5 Other Items

Summary

Discussion/Update items:

- IW 2 Update
- Presidents Council vs Townhall

Recommendation

Budget Impact

Project Number:

Available Project Budget: \$0.00

ORG Number:

This Project: \$0.00

Available Balance: \$0.00

Board Action

Moved by:

Seconded by:

Action Taken:

St. Lucie West Services District

Board Agenda Item

Tuesday, March 3, 2026

Item

CA 1 Public Works Monthly Reports

Summary

This report is provided for your review and information as an update to the operations of the Public Works Department

Recommendation

Budget Impact

Project Number:

Available Project Budget: \$0.00

ORG Number:

This Project: \$0.00

Available Balance: \$0.00

Board Action

Moved by:

Seconded by:

Action Taken:



St. Lucie West Services District Public Works Department January 2026

Division	Service Orders*	Work Orders**
Aquatics	48	2
Exotic Plant Removal	23	9
Storm Water	10	113
Vac Truck	4	0
Dredge Barge	0	0
Video Ray	17	0
Shop	135	0
Grand Total	237	124

Aquatics Division:

Operations & Maintenance:

Type	Service Orders	Work Orders
Algae	5	2
Injection Treatments	0	0
Hydrilla Treatments	4	0
Midge Fly Treatments	4	0
Harvester Removal	0	0
Surface Plant Treatments	7	0
Wetland & Upland Treatments	11	0
Debris Removal	11	0
Miscellaneous	6	0

Scheduled Maintenance

- Lake Cleaning Schedule - Available Upon Request

Exotic Plant Removal Division:

Operations & Maintenance:

Type	Service Orders	Work Orders
Encroaching Preserves	7	9
Lygodium Treatments	2	0
Exotic Vegetation Treatments	10	n/a
Tree Removals	0	0
Preserves Maintenance	0	n/a
Vine Management	2	0
Miscellaneous	2	n/a

Scheduled Maintenance

- None

Storm Water Division:

Operations & Maintenance:

Type	Service Orders	Work Orders
Locates	n/a	113
Street Flooding	0	0
Grate Cleaning	1	0
Improved Landscaping & Mowing	2	n/a
Miscellaneous	7	0

Storm Water Division Cont'd:

Scheduled Maintenance

- Right of Way Mowing done the first 2 weeks of each month.

Storm Water Division / Vac Truck:

Operations & Maintenance:

Type	Service Orders	Work Orders
Cleaning Out Pipes	1	n/a
Cleaning Out Structures	2	n/a
Miscellaneous	1	n/a

Scheduled Maintenance

- None

Other Information

- _____ 50 Estimated Footage Cleaned
- 0
- none

Storm Water Division / Dredge Barge:

Operations & Maintenance:

Type	Service Orders	Work Orders
Dredging Pipes	0	n/a
Miscellaneous	0	n/a

Scheduled Maintenance

- None

Other Information

- _____ 0 Estimated Yardage Cleaned
- None
- None

Storm Water Division / Video Ray:

Operations & Maintenance:

Type	Service Orders	Work Orders
Viewing Pipes	15	n/a
Miscellaneous	2	n/a

Scheduled Maintenance

- None

Shop Division :

Operations & Maintenance:

Type	Service Orders	Work Orders
Vehicle Repair	27	n/a
Equipment Repair	49	n/a
Other Repair	59	n/a
Total Repairs	135	n/a

Scheduled Maintenance

- None

* Service Orders are internally logged on an as needed basis by each department. No document is created.

** Work Orders are generated by office staff and distributed to the appropriate department. A physical document is created and distributed.

St. Lucie West Services District

Board Agenda Item

Tuesday, March 3, 2026

Item

CA 2 Monthly Report on Utilities Operations

Summary

This report is provided for your review and information as an update on the day-to-day Utilities operations of the St. Lucie West Services District and will be provided once a month.

St. Lucie West Services District Monthly Utilities Operations Report

Summary		ERC Water/Wastewater Update			
WATER					
Commercial Accounts		529			
Residential Accounts		6,288			
Total Plant Capacity Based on 3.6 MGD		14,400.00		ERC's (Factor 250 gpd)	
Water ERC's sold as of October 1st		12,346.00			
Current ERC(use) including the Reserve CDD		9,285.00		ERC's (MAX over 12 Months)	
The Reserve Commitment for 2026		0.00		ERC's	
Unsold Water ERC's as of October 1st		2,054.00			
Sold in FY 2026 (see water table below)		55.00		ERC's	
Total Unsold Capacity for Water		1,999.00			
Total Unused Capacity for Water		5,060.00			
WATER		RESIDENTIAL	COMMERCIAL	THE RESERVE	WATER FEES COLLECTED
ERC's sold in	Oct-25	0.0	10.6	0 \$	29,521.00
ERC's sold in	Nov-25	0.0	0.0	0 \$	-
ERC's sold in	Dec-25	0.0	0.0	0 \$	-
ERC's sold in	Jan-26	0.0	0.0	0 \$	-
ERC's sold in	Feb-26	0.0	44.4	0 \$	123,654.00
ERC's sold in	Mar-26	0.0	0.0	0 \$	-
ERC's sold in	Apr-26	0.0	0.0	0 \$	-
ERC's sold in	May-26	0.0	0.0	0 \$	-
ERC's sold in	Jun-26	0.0	0.0	0 \$	-
ERC's sold in	Jul-26	0.0	0.0	0 \$	-
ERC's sold in	Aug-26	0.0	0.0	0 \$	-
ERC's sold in	Sep-26	0.0	0.0	0 \$	-
Total Water ERC's sold for FY 2026		0.0	55.0	0 \$	153,175.00
WASTEWATER					
Commercial Accounts		475			
Residential Accounts		6,288			
Total Plant Capacity Based on 2.60 MG/TMADF		10,400.00		ERC's (Factor 250 gpd) TMADF	
Wastewater ERC's sold as of October 1st		9,876.80			
Current ERC(use) including the Reserve CDD		6,447.00		ERC's (MAX over 12 Months)	
The Reserve Commitment for 2026		0.00		ERC's	
Unsold Wastewater ERC as of October 1st		523.20			
Sold in FY 2026 (see W.Water table below)		55.00		ERC's	
Total Unsold Capacity for Wastewater		468.20			
Total Unused Capacity for Wastewater		3,898.00			
WASTEWATER		RESIDENTIAL	COMMERCIAL	THE RESERVE	WASTEWATER FEES COLLECTED
ERC's sold in	Oct-25	0.0	10.6	0 \$	23,850.00
ERC's sold in	Nov-25	0.0	0.0	0 \$	-
ERC's sold in	Dec-25	0.0	0.0	0 \$	-
ERC's sold in	Jan-26	0.0	0.0	0 \$	-
ERC's sold in	Feb-26	0.0	44.4	0 \$	99,900.00
ERC's sold in	Mar-26	0.0	0.0	0 \$	-
ERC's sold in	Apr-26	0.0	0.0	0 \$	-
ERC's sold in	May-26	0.0	0.0	0 \$	-
ERC's sold in	Jun-26	0.0	0.0	0 \$	-
ERC's sold in	Jul-26	0.0	0.0	0 \$	-
ERC's sold in	Aug-26	0.0	0.0	0 \$	-
ERC's sold in	Sep-26	0.0	0.0	0 \$	-
Total Wastewater ERC's sold for FY 2026		0.0	55.0	0 \$	123,750.00
New Connections in February:		44.40	ERC's		
<i>12 Month Payment Plans (1)- Spice Thai (8 of 12)</i>					
<i>18 Month Payment Plans (1)- Little Italy (6 of 18)</i>					

St. Lucie West Services District Monthly Utilities Operations Report

January-26

Water Treatment Facility

- Total Finished Water Produced for January was
- The Finished Water Produced for the Previous Twelve Months was
- The Average Daily Flow of Finished Water for January was
- The Annual Average Daily Flow of Finished Water for January was
- The Three Month Average Daily Flow of Finished Water for January was
- The Water Treatment Plant Capacity is Operating at
- The Water Plant Annual Withdrawal Capacity per SFWMD WUP is at

65.52	MG
724.72	MG
2.11	MG
1.99	MG
2.06	MG
58.7%	
81.3%	

Water Treatment Plant Projects for September:

- New Injection Well Construction in Testing Phase
- Reserve CDD Service Area Incorporation Process Ongoing
-

Wastewater Treatment Facility

- Total Influent Wastewater flow for January was
- Total Effluent Wastewater flow for January was
- The Average Daily Flow of Influent Wastewater for January was
- The Average Daily Flow of Effluent Wastewater for January was
- The Annual Average Daily Flow of Influent Treated for January was
- The Three Month Average Daily Flow of Influent Treated for January was
- The Wastewater Plant Capacity is Operating at

44.78	MG
44.07	MG
1.44	MG
1.42	MG
1.46	MG
1.42	MG
54.7%	

Wastewater Treatment Plant Projects for September:

- Installed Stilling Well Sprayers on Clarifier 2
- Replaced Odor Scrubber Media
- Installed New Polymer Pump for Screw Press



**Underground Utilities Division
Work Task and Service Order Monthly Report**

Month/Year: January-2026

Count	Description
47	New Service/Connect/Disconnect/occupant change
0	Install Permanent Meter
0	Remove Permanent Meter
2	Install Temporary Meter
2	Remove Temporary Meter
4	Lock off/non payment office
0	Lock off Return payment
1	Lock Off Temporary
95	Lock Off Non-Payment
34	Reconnection "No Fee"
57	Reconnection "Regular Hours"
10	Reconnection "After Hours"
0	Reconnection "Inspection"
23	Check for Leak "No Leak Found"
17	Check for Leak "Customers Responsibility"
11	Check for Leak "Districts Responsibility"
0	Meter Reading Exception
1	Meter Maintenance
0	Read Meter pull Data Office Request
6	Meter Box
0	Follow up "Meter Swap"
1	Complaint
0	AMI Lock off Leak
0	Meter Change Out
0	Fire Hydrant
0	Irrigation "Checking for Leaks and Turning on Or Shutting Off Valves"
10	Sewer "Backups, Sewer Caps, or Breaks"
0	Lock off failed ARR
1	Read Meter Office Request
137	Locates
3	Complaints "Water Quality, Pressure, etc..."
5	Follow up "Incomplete Task by District or Contractor from Previous Service Orders"
0	Read Meter pull Data Customer Request
1	Inactivate
0	Liftstations "Private"
0	Liftstations "District"
21	Door Hanger
0	Service Action
74	AMI Leak Alarm
10	Vactor Lift Stations 41,40,39,49,50,23,35,36,11,53

UGU CONSTRUCTION CREW PROJECTS:

- CONCRETE VALVE PADS- Commercial(4),Lake Forest Pte(4), Vineyards (1),SLWSD WWTF(1), Lake Forest(1)
- CONCRETE SIDEWALKS- SLW BLVD-Demo Only(1),SLWSD WWTF(1)
- CONCRETE DRIVEWAYS- Fairway Isles(1)
- HYDRANT INSTALL- SLW BLVD(1)
- IRRIGATION BLOWOFF- Commercial (1)

IRRIGATION MONTHLY REPORT-JANUARY 2026

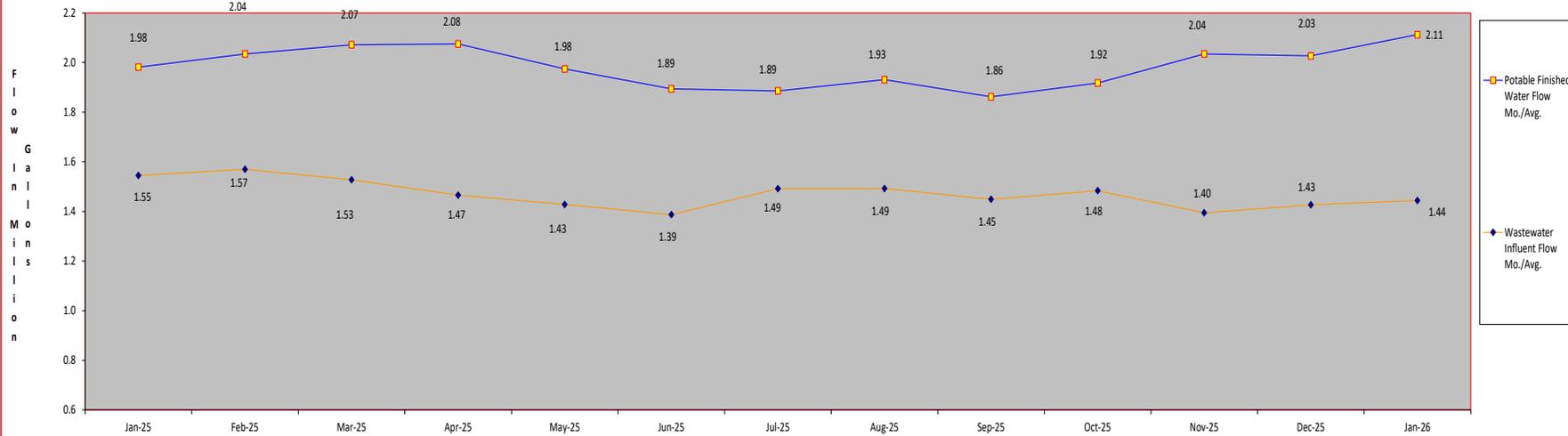
SERVICE ORDERS	
<u>S/O DESCRIPTION</u>	<u>TOTAL</u>
* CHECK FOR LEAK & OPERATE VALVES	22
IQ FOLLOW UP (ANGEL)	1
ACREAGE MEASUREMENT	0
COMPLAINTS	13
TIMER CHANGE REQUEST	0
ADDITIONAL TIME REQUEST	0
NEW PLANTINGS	0
* Also reported un UGU MOR	

IRRIGATION FLOWS			
<u>SOURCE</u>	<u>TOTAL (MG)</u>	<u>ADF (MG)</u>	<u>MAX DAY (MG)</u>
LK CHARLES	0.000	0.000	0.000
LK ERNIE	25.930	0.836	2.702
MAIN PUMP STATION	47.548	1.534	4.139
STORM WATER TRANSFER	4.096	0.132	1.587
SURFICIAL WELLS	0.000	0.000	0.000
BRACKISH WELLS	0.338	0.011	0.018
GOLF COURSE	4.004	0.129	0.273

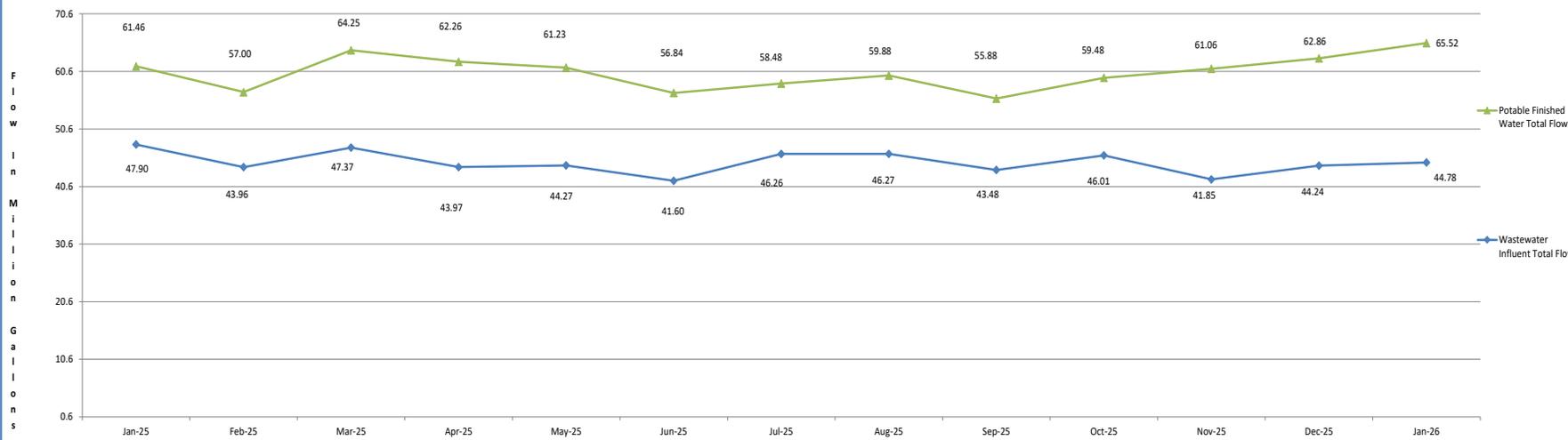
FLOWS (CATEGORIZED)			
	<u>TOTAL (MG)</u>	<u>%</u>	<u>MAX DAY (MG)</u>
REUSE	44.123	59.51%	1.495
STORMWATER	30.026	40.49%	
WELLS (ALL)	0.338	0.46%	
TOTAL	74.149	100.46%	

PROJECTS
no projects to note this month

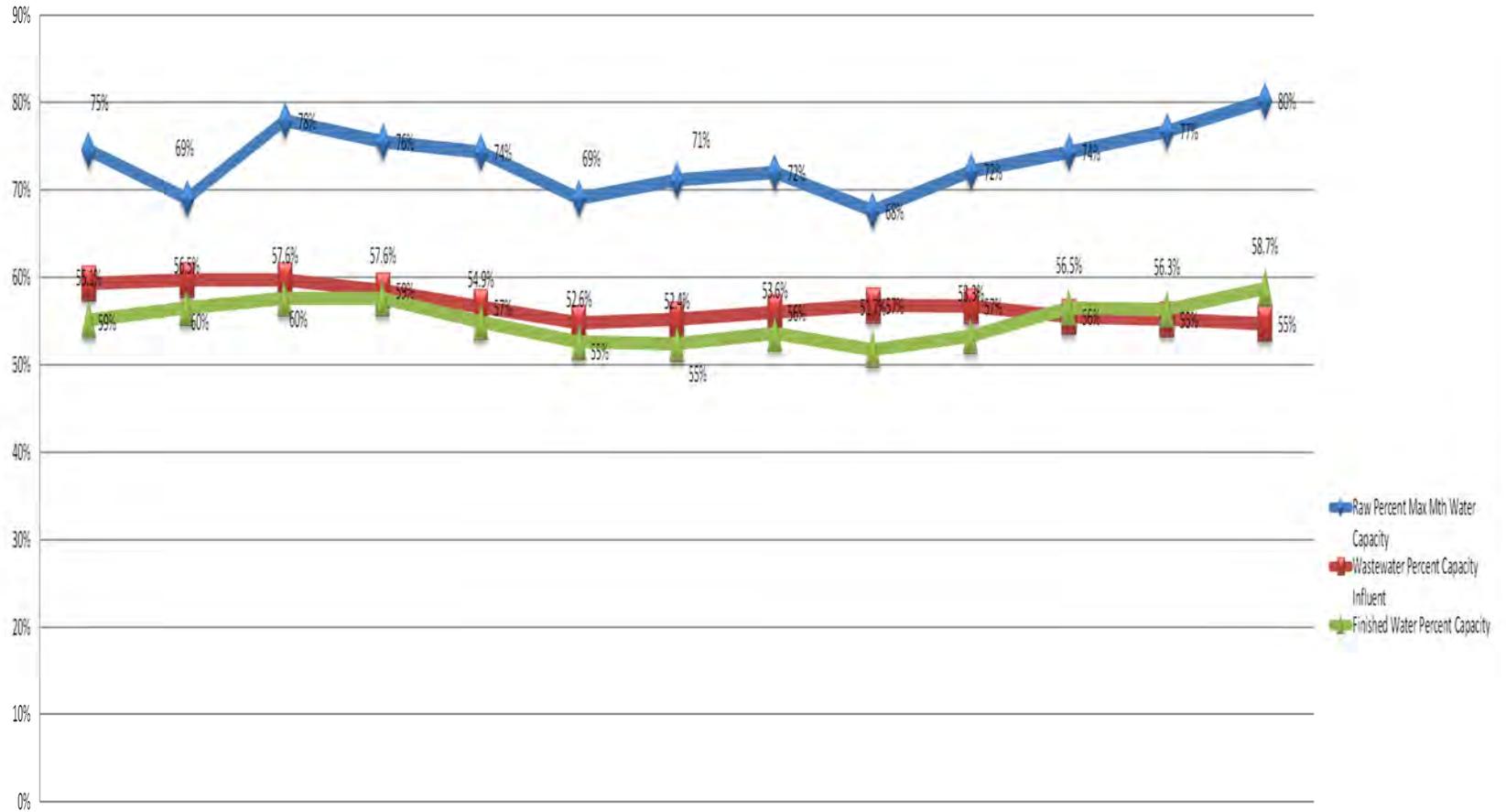
St. Lucie West Services District Water & Wastewater Average Daily Flows



St. Lucie West Services District Water & Wastewater Monthly Total Flows

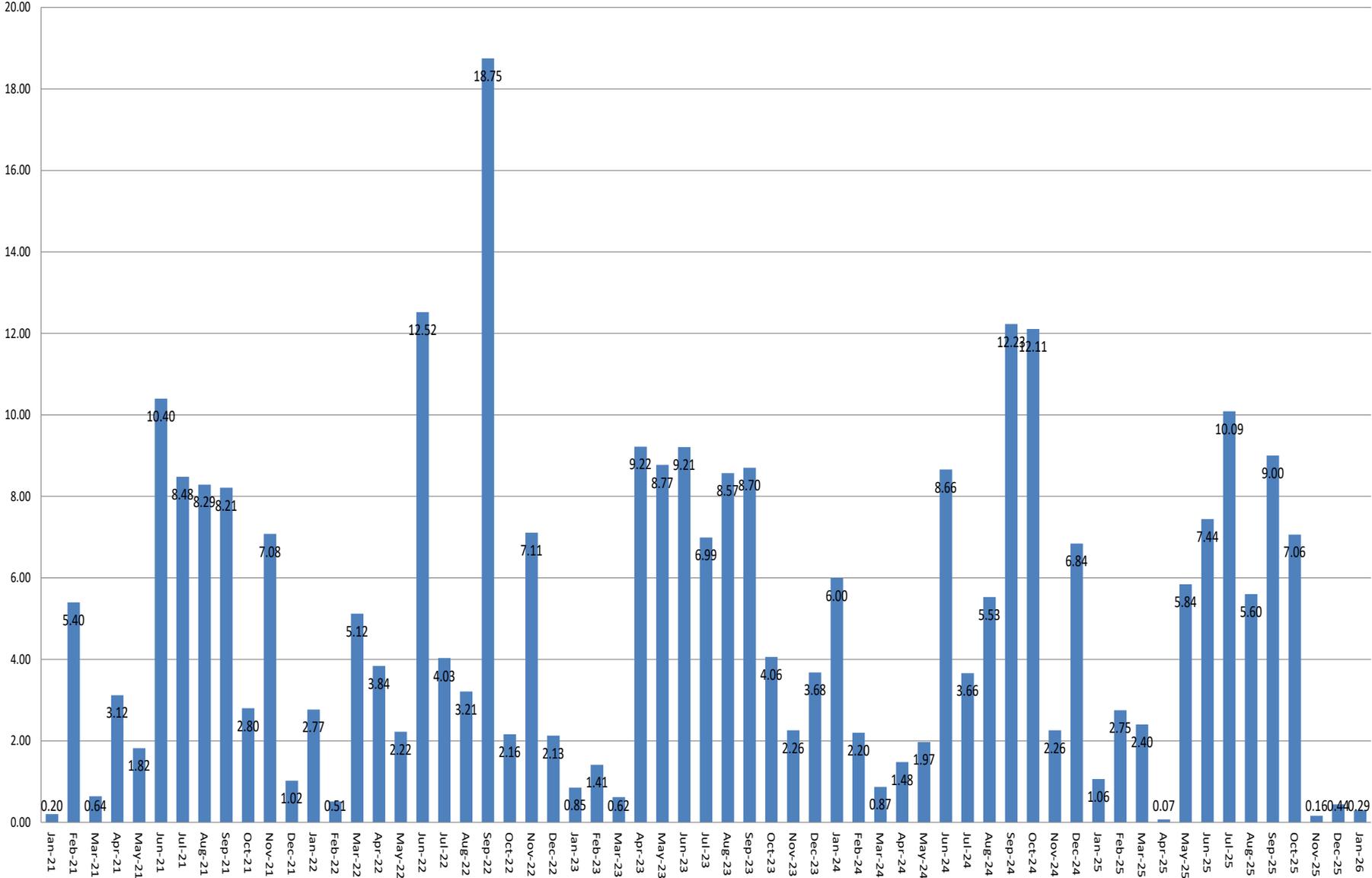


St. Lucie West Services District Water and Wastewater Percent Capacity



	Jan-25	Feb-25	Mar-25	Apr-25	May-25	Jun-25	Jul-25	Aug-25	Sep-25	Oct-25	Nov-25	Dec-25	Jan-26
Raw Percent Max Mth Water Capacity	75%	69%	78%	76%	74%	69%	71%	72%	68%	72%	74%	77%	80%
Wastewater Percent Capacity Influent	59%	60%	60%	59%	57%	55%	55%	56%	57%	57%	56%	55%	55%
Finished Water Percent Capacity	55.1%	56.5%	57.6%	57.6%	54.9%	52.6%	52.4%	53.6%	51.7%	53.3%	56.5%	56.3%	58.7%

St. Lucie West Services District Monthly Rainfall



St. Lucie West Services District

Board Agenda Item

Tuesday, March 3, 2026

Item

CA 3 Monthly Report on Capital Improvement Projects

Summary

This report is provided for your review and information as an update on the Capital Improvement Projects for the St. Lucie West Services District and will be provided once a month.

- SW085 Began Lakes Irrigation Valve Replacement Project
- SW098 WTP Expansion Injection Well #2 Construction Near Completion
- SW098 WTP Expansion Design Underway
- SW099 Wastewater Emergency Storage Bypass in Design Phase

PROJECT TRACKER - St Lucie West Services District

Project No.	Project Engineer	Project Manager	Contractor / Vendor	Approved Capital Budget Funds in Dollars	Encumbered / Actual Cost of Project in Dollars	Available 2025 Budget	Ongoing % Compl.	FY % Completion	Project	Oct-2025	Nov-2025	Dec-2025	Jan-2026	Feb-2026	Mar-2026	Apr-2026	May-2026	Jun-2026	Jul-2026	Aug-2026	Sep-2026		
WM001		GR		267,460	67,000	200,460		25%	Stormwater Emergency Repairs														
SW001		JM/TB		215,833	32,500	183,333		15%	Lift Station Renewal & Replacement														
SW037		JM/TB		250,000	45,000	205,000		18%	Emergency Renewal and Replacement Projects														
SW047		JM/TB		33,000		33,000		0%	Structural Repairs Manholes														
SW048		JM/TB		20,000		20,000		0%	Security Camera Upgrades														
SW049		JM/TB		29,700		29,700		0%	Protective Coating Manholes														
SW064		JM/TB		55,000	6,500	48,500		12%	Replacement Meters														
SW066		JM/TB		100,000		100,000		0%	WWTF Painting & Sealing of Tanks														
SW078		JM/TB		20,000		150,000		0%	WTP Painting & Sealing of Tanks														
SW084		JM/TB		5,000		5,000		0%	UGU Potable Water Flushing Devices														
SW085		JM/TB		16,538	13,000	3,538		79%	Emergency (Assoc. Irr.) R&R Projects														The Lakes IRR Valve Replacement Project
SW087		JM/TB		40,000		40,000		0%	Irrigation SCADA Conversion														
SW091		JM/TB		5,000		5,000		0%	IRR Water Flushing Devices														
SW098	HR GREEN	JM/TB		26,000,000	495,000	25,505,000	25%	30%	WTP Expansion-Design/Build														Design Criteria by 3/1/2026
SW098	HR GREEN	JM/TB	YOUNGQUIST	10,000,000	8,500,000	1,500,000	65%	85%	WTP Expansion-IW 2 Construction														INJ WELL #2 Construction Began Completion by 2/28/26
SW099	HR GREEN	JM/TB		150,000	25,000	125,000		30%	Wastewater Emergency Storage Bypass														
Total				\$ 37,207,531	9,184,000	28,153,531																	

Available Budget Amounts Listed in **RED** are Over Budget
 Available Budget Amounts Listed in **Blue** are At or Under Budget

TOTAL PROJECTS IN PROGRESS OR COMPLETE	15	15	15	15																			
PROJECTS IN DESIGN PHASE	7	7	7	7																			
PROJECTS IN BID PHASE	0	0	0	0																			
PROJECTS IN CONSTRUCTION PHASE	0	0	0	0																			
PROJECTS COMPLETED	0	0	0	0																			
ONGOING CAPITAL R&R PROJECTS	8	8	8	8																			

Major Project(s) Update

The schedules below are provided for your review and information as an update on the Capital Improvement Projects for the St. Lucie West Services District and will be updated and provided once a month.

SW098	WTP EXPANSION-INJ WELL #2	PROJECT TOTAL DURATION= ONGOING																																								
COMPANY	TASK	START DATE	END DATE	DURATION	STATUS	08/2023	09/2023	10/2023	11/2023	12/2023	01/2024	02/2024	03/2024	04/2024	05/2024	06/2024	07/2024	08/2024	09/2024	10/2024	11/2024	12/2024	01/2025	02/2025	03/2025	04/2025	05/2025	06/2025	07/2025	08/2025	09/2025	10/2025	11/2025	12/2025	01/2026	02/2026	03/2026	04/2026	05/2026	06/2026		
SLWSD	DESIGN AWARD/PURCHASE ORDER ISSUANCE	8/30/2023	9/1/2023	2	Completed	█																																				
HYDRODESIGNS	DESIGN ENGINEERING/FDEP PERMIT APP SUBMITTAL	9/1/2023	3/24/2024	205	Completed		█	█	█	█	█	█																														
FDEP	INJ WELL PERMIT ISSUANCE PROCEDURE	3/24/2024	10/15/2024	205	Completed							█	█	█	█	█	█																									
SLWSD	ACQUIRE FUNDING/BOND ISSUANCE	3/27/2024	11/7/2024	225	Completed								█	█	█	█	█	█																								
SLWSD	PROJECT BIDDING	11/7/2024	3/12/2025	125	Completed																																					
SLWSD	PROJECT AWARD/PURCHASE ORDER ISSUANCE	3/12/2025	4/8/2025	27	Completed																																					
ISS	DESIGN INJ WELL #2 SYSTEM CONNECTION	4/8/2025	10/15/2025	190	Completed																																					
YOUNGQUIST	NEW WELL INSTALLATION	5/6/2025	2/6/2026	276	Completed																																					
HYDRODESIGNS	WELL TESTING/PERMIT CLOSEOUT	2/6/2026	2/16/2026	10	Completed																																					
ISS/TBD	WELL #2 CONNECTION	2/16/2026	6/21/2026	125	Pending																																					

 CRITICAL PATH : Must Encumber 5.0 % of Project Funds Within 6 months(Bond Requirement).

SW098	WTP EXPANSION	PROJECT TOTAL DURATION= ONGOING					04/2025	05/2025	06/2025	07/2025	08/2025	09/2025	10/2025	11/2025	12/2025	01/2026	02/2026	03/2026	04/2026	05/2026	06/2026	07/2026	08/2026	09/2026	10/2026	11/2026	12/2026	01/2027	02/2027	03/2027	04/2027	05/2027
COMPANY	TASK	START DATE	END DATE	DURATION	STATUS																											
ISS	WTP DESIGN CRITERIA	4/8/2025	3/24/2026	350	Pending																											
SLWSD	DESIGN/BUILD BIDDING	3/24/2026	6/9/2026	77	Pending																											
SLWSD	PROJECT AWARD/PURCHASE ORDER ISSUANCE	7/7/2026	7/14/2026	7	Pending																											
CONTRACTOR/TBD	NTP/MOBILIZATION	7/14/2026	8/7/2026	24	Pending																											
CONTRACTOR/TBD	CONSTRUCTION	8/1/2026	4/18/2027	260	Pending																											
CONTRACTOR/TBD	FINAL CLOSEOUT	4/18/2027	5/18/2027	30	Pending																											
ISS	PERMITTING CLOSEOUT	5/18/2027	5/31/2027	13	Pending																											
SLWSD	OPERATIONAL TESTING	5/18/2027	5/31/2027	13	Pending																											

St. Lucie West Services District

Board Agenda Item

Tuesday February 3, 2026

Item

CA 4 Monthly Reports on Billing and Customer Service

Summary

This report is provided for your review and information as an update on the monthly Billing and Customer Service Operations.

The following are the totals from the accounts receivable reports.

1. Actual Consumption

Water	39,847,590	Gallons
Sewer	39,591,420	Gallons
Sewer BOD	0.00	Gallons
Sewer TSS	0.00	Gallons

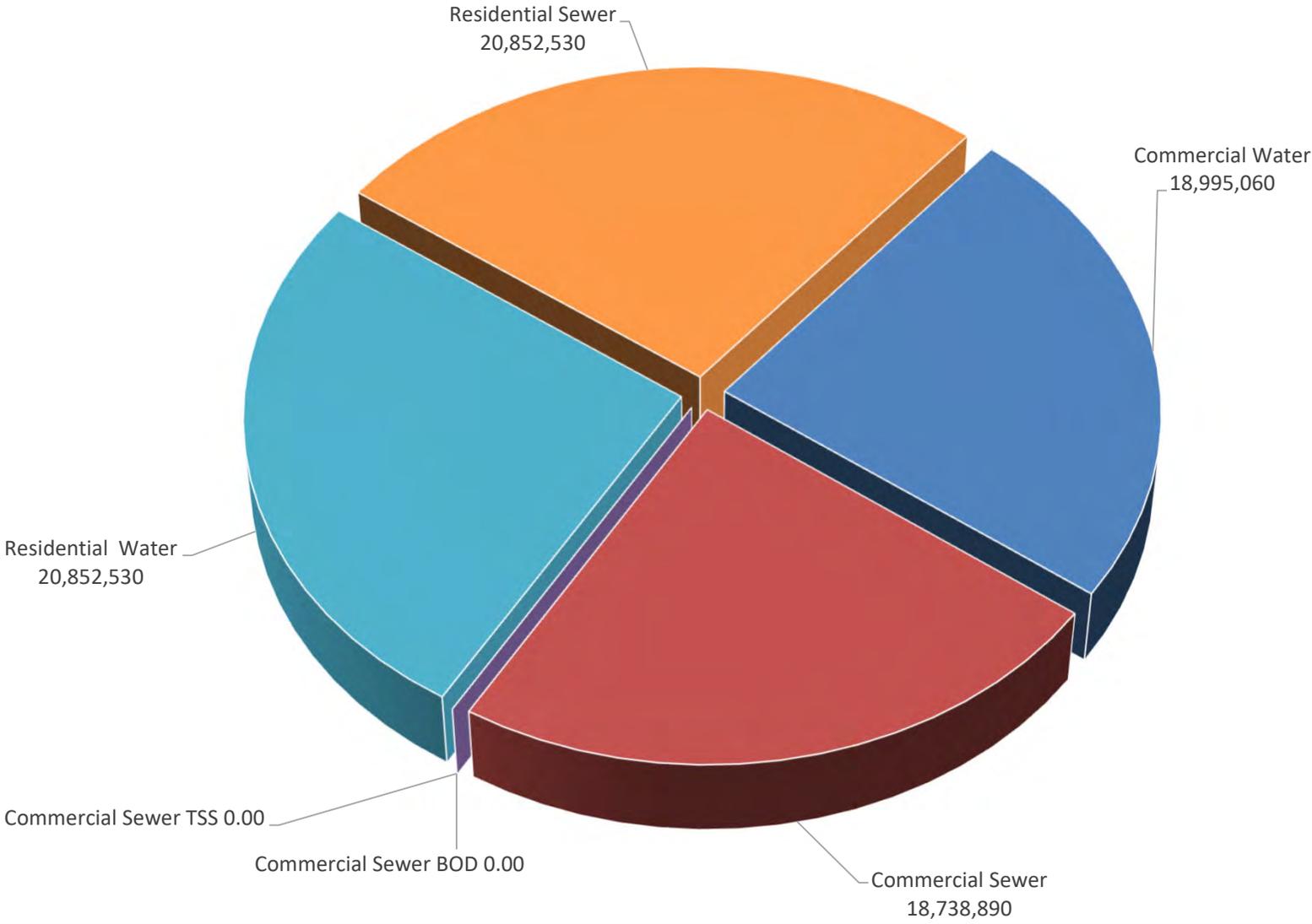
2. Amount Billed

Total Water	\$360,179.37
Total Sewer	\$419,528.46
Total Irrigation	\$199,160.38

3. Billing

Total Water	6,817
Total Sewer	6,763
Total Irrigation	6,444

Actual Consumption November 2025



CONSUMPTION BY GALLONS	
Commercial:	
Water	18,995,060
Sewer	18,738,890
Sewer- BOD	0.00
Sewer- TSS	0.00
Single:	
Water	18,146,180
Sewer	18,146,180
Multi:	
Water	2,706,350
Sewer	2,706,350
AMOUNT BILLED/TOTAL CHARGES:	
Commercial:	
Water	\$138,987.79
Sewer	\$155,747.63
IQ	\$57,124.90
TOTAL:	\$351,860.32
Single:	
Water	\$186,576.79
Sewer	\$222,158.94
IQ	\$124,863.00
TOTAL:	\$533,598.73
Multi:	
Water	\$34,614.79
Sewer	\$41,621.89
IQ	\$17,172.48
TOTAL:	\$93,409.16
TOTAL BILL COUNT	
Commercial:	
Water	529
Sewer	475
IQ	249
Single:	
Water	5,176
Sewer	5,176
IQ	5,175
Multi:	
Water	1,112
Sewer	1,112
IQ	1,020

CONSUMPTION	
Water	39,847,590
Sewer	39,591,420
Sewer- BOD	0.00
Sewer- TSS	0.00
AMOUNT BILLED	
Water	\$360,179.37
Sewer	\$419,528.46
IQ	\$199,160.38
BILLS	
Water	6,817
Sewer	6,763
IQ	6,444



Month/Year Jan - 2026

Monthly Deposited Daily Form

Date	WSI Total Deposit /Daily	Misc. Total Deposit/Daily	Date	WSI Total Deposit /Daily	Misc. Total Deposit/Daily
Mon _____	\$ _____	\$ _____	Mon 1/19/2026 Holdiay	\$ 9,425.28	\$ _____
Tues _____	\$ _____	\$ _____	Tues 1/20/2026	\$ 105,657.44	\$ _____
Wed _____	\$ _____	\$ _____	Wed 1/21/2026	\$ 18,857.61	\$ _____
Thur 1/1/2026 Holiday	\$ 23,793.21	\$ _____	Thur 1/22/2026	\$ 20,695.69	\$ _____
Fri 1/2/2026 Holiday	\$ 47,931.23	\$ _____	Fri 1/23/2026	\$ 16,494.01	\$ _____
Total - Week	\$ 71,724.44	\$ _____	Total - Week	\$ 171,130.03	\$ _____
Mon 1/5/2026	\$ 502,055.91	\$ _____	Mon 1/26/2026	\$ 91,328.51	\$ _____
Tues 1/6/2026	\$ 36,812.78	\$ _____	Tues 1/27/2026	\$ 36,257.36	\$ _____
Wed 1/7/2026	\$ 20,748.18	\$ _____	Wed 1/28/2026	\$ 19,971.90	\$ _____
Thur 1/8/2026	\$ 7,684.93	\$ _____	Thur 1/29/2026	\$ 43,942.53	\$ _____
Fri 1/9/2026	\$ 6,006.78	\$ _____	Fri 1/30/2026	\$ 249,145.62	\$ _____
Total - Week	\$ 573,308.58	\$ _____	Total - Week	\$ 440,645.92	\$ _____
Mon 1/12/2026	\$ 7,682.66	\$ _____			
Tues 1/13/2026	\$ 11,486.21	\$ _____			
Wed 1/14/2026	\$ 4,114.70	\$ _____			
Thur 1/15/2026	\$ 5,492.57	\$ _____			
Fri 1/16/2026	\$ 16,547.35	\$ _____			
Total - Week	\$ 45,323.49	\$ _____			
			Total Month Receivables	\$ 1,302,132.46	\$ _____
				WSI	MISC

**ST. LUCIE WEST SERVICES DISTRICT
ACCOUNTS BILLED AND MONTHLY RECEIVABLES**

REPORT # 1 ACTIVE COMPANY

MONTH END SUMMARY

1/1/2026 - 1/31/2026

BALANCE TOTALS

BEGINNING BALANCE AS OF	1/1/2026
TOTAL BEGINNING BAL.	\$ 659,408.45

GENERAL LEDGER

<u>CHARGES</u>	<u>DESCRIPTION</u>	<u>BILL COUNT</u>	<u>BILLED AMOUNT</u>		
	<u>BASE CHARGES</u>				
5-04109	IRRIGATION BASE	6444	\$ 198,222.10		\$ 857,630.55
5-04107	SEWER BASE	6763	\$ 222,312.04		\$ 1,079,942.59
5-04106	WATER BASE	6817	\$ 178,448.26		\$ 1,258,390.85
5-04046	DISPENSED/BULK WATER BASE	18	\$ 1,618.64		\$ 1,260,009.49
5-04014	WHOLESALE WATER BASE	1	\$ 948.50		\$ 1,260,957.99
	TOTAL CHARGE		\$ 601,549.54		
	<u>CONSUMPTION CHARGES</u>			<u>CONSUMPTION BY</u>	
5-04009	IRRIGATION		\$ 938.28	3,351,000	\$ 1,261,896.27
5-04007	SEWER		\$ 197,216.42	39,591,420	\$ 1,459,112.69
5-04007	SEWER-BOD EXCESS		\$ -	0.00	\$ 1,459,112.69
5-04007	SEWER-TSS EXCESS		\$ -	0.00	\$ 1,459,112.69
5-04006	WATER		\$ 181,731.11	39,847,590	\$ 1,640,843.80
	<u>AVERAGE DAYS</u>			30.92	
5-04046	TANKER TRUCK WATER		\$ 902.33	199,190	\$ 1,641,746.13
5-04014	WHOLESALE WATER		\$ 54,059.83	14,851,603	\$ 1,695,805.96
5-04021	WHOLESALE WASTEWATER		\$ 39,309.20	9,730,000	\$ 1,735,115.16
	TOTAL CHARGE		\$ 474,157.17		
	<u>DEPOSIT CHARGE</u>		\$ -		\$ 1,735,115.16
	<u>TOTAL CHARGES</u>				
	IRRIGATION CHARGE		\$ 199,160.38		
	SEWER CHARGE		\$ 458,837.66		
	WATER CHARGE		\$ 417,708.67		
	TOTAL CHARGE		\$ 1,075,706.71		
<u>ADJUSTMENTS</u>	<u>DESCRIPTION</u>			<u>REVENUE</u>	<u>WRITE OFF</u>
	TOTAL REVENUE CHANGES			\$ (2,925.93)	\$ 1,732,189.23
	TOTAL WRITE OFFS				\$ (3.52)
					\$ 1,732,185.71
<u>PENALTY CHARGES</u>	<u>DESCRIPTION</u>		<u>AMOUNT</u>		
5-04010	TOTAL PENALTY		\$ 8,397.93		\$ 1,740,583.64
<u>MISCELLANEOUS CHARGES</u>	<u>DESCRIPTION</u>		<u>AMOUNT</u>		
5-04012	TOTAL MISCELLANEOUS		\$ 900.00		\$ 1,741,483.64
5-04047	BACK FLOW CHARGES		\$ -		
5-04047	BACK FLOW OPT OUT CHARGES		\$ -		
<u>METER SET FEES</u>	<u>DESCRIPTION</u>		<u>AMOUNT</u>		
5-04018	METER FEE		\$ -		
5-04012	INITIAL CONNECTION METER FEE		\$ -		
	TOTAL METER FEES		\$ -		\$ 1,741,483.64
<u>IMPACT FEES</u>	<u>DESCRIPTION</u>		<u>AMOUNT</u>		
5-04033	WATER IMPACT (AFPI)		\$ 363.27		\$ 1,741,846.91
5-04035	SEWER IMPACT (AFPI)		\$ 32.07		\$ 1,741,878.98
	TOTAL IMPACT (AFPI)		\$ 395.34		

**ST. LUCIE WEST SERVICES DISTRICT
ACCOUNTS RECEIVABLE SUMMARY**

REPORT # 2 ACTIVE COMPANY

MONTH END SUMMARY

1/1/2026 - 1/31/2026

GENERAL LEDGER

BALANCE TOTALS

CONTINUED BALANCE

\$ 1,741,878.98

<u>PAYMENTS</u>	<u>DESCRIPTION</u>	<u>AMOUNT</u>	
5-01025	WATER CONSUMPTION	\$ 172,827.44	\$ 1,569,051.54
5-01025	WATER BASE	\$ 171,539.14	\$ 1,397,512.40
5-01025	IRRIGATION	\$ 197,707.53	\$ 1,199,804.87
5-01025	SEWER CONSUMPTION	\$ 185,318.85	\$ 1,014,486.02
5-01025	SEWER BASE	\$ 213,380.86	\$ 801,105.16
5-01025	DISPENSED WATER	\$ 765.86	\$ 800,339.30
5-01025	PENALTY	\$ 9,477.86	\$ 790,861.44
5-01025	MISCELLANEOUS	\$ 355.83	\$ 790,505.61
5-01025	C-MISCELLANEOUS	\$ 887.72	\$ 789,617.89
	CREDIT BALANCE CHANGE	\$ 249,005.00	\$ 540,612.89
5-04047	BACK FLOW CHARGES	\$ 0.68	\$ 540,612.21
5-04048	BACK FLOW OPT OUT CHARGES	\$ -	\$ 540,612.21
5-04049	BACK FLOW OPT OUT CHARGES	\$ -	\$ 540,612.21
	BILL ADJUSTMENT	\$ -	\$ 540,612.21
	SUBTOTAL	\$ 1,201,266.77	
5-04014	WHOLESALE WATER	\$ 55,008.33	\$ 485,603.88
5-04014	WHOLESALE WATER BASE	\$ -	\$ 485,603.88
5-04021	WHOLESALE WASTEWATER	\$ 39,309.20	\$ 446,294.68
5-04033	WATER IMPACT (AFPI)	\$ 363.27	\$ 445,931.41
5-04035	SEWER IMPACT (AFPI)	\$ 32.07	\$ 445,899.34
5-04018	METER FEE	\$ -	\$ 445,899.34
5-04012	INITIAL CONNECTION METER FEE	\$ -	\$ 445,899.34
	TOTAL PAYMENTS	\$ 1,295,979.64	
<u>REVERSE</u>	<u>DESCRIPTION</u>		
	POSTING ERRORS	\$ -	
5-01025	REVERSE PAYMENT/BAL TRANSFER	\$ 2,954.08	
	RETURN PAYMENTS	\$ 3,085.61	
	TOTAL	\$ 6,039.69	\$ 451,939.03
<u>REVERSE</u>	<u>DESCRIPTION</u>		
5-01025	REVERSE PENALTIES	\$ (302.59)	\$ 451,636.44
<u>BILL ADJUSTMENT</u>	<u>DESCRIPTION</u>		
5-01025	BILL - VOID/ADJUSTMENT/REVERSAL		\$ 451,636.44
<u>DEPOSIT REFUNDS</u>	<u>DESCRIPTION</u>		
	DEPOSIT REFUNDS	\$ (5,700.00)	\$ 445,936.44
	<u>DESCRIPTION</u>		\$ -
<u>REVERSE DEPOSIT</u>	<u>DESCRIPTION</u>		
	REVERSE DEPOSIT	\$ 100.00	\$ 446,036.44

**ST. LUCIE WEST SERVICES DISTRICT
ACCOUNTS RECEIVABLE SUMMARY**

REPORT # 2 ACTIVE COMPANY

MONTH END SUMMARY

1/1/2026 - 1/31/2026

<u>REFUNDS</u>	<u>DESCRIPTION</u>	<u>COUNT</u>	<u>AMOUNT</u>		
	TOTAL REFUND CHECKS	10	\$ 1,127.33		\$ 447,163.77
<u>TRANSFER BALANCE</u>	<u>DESCRIPTION</u>		<u>NET AMOUNT</u>		
	RECEIVABLES ADJUSTED		\$ (1,672.82)		\$ 445,490.95
	RECEIVABLES RE-APPLIED		\$ 1,672.82		\$ 447,163.77
<u>DEPOSIT ACTIVITY</u>	<u>DESCRIPTION</u>		<u>AMOUNT</u>		
	BEGINNING DEPOSIT BALANCE		\$ 178,800.00		
	BILLED DEPOSITS		\$ -		
5-02030	NEW DEPOSITS		\$ 5,700.00		
	REFUNDS		\$ (5,700.00)		
	REVERSE REFUNDS		\$ 100.00		
	REVERSE DEPOSITS		\$ -		
	TOTAL DEPOSIT ENDING BALANCE		\$ 178,900.00		
				unpaid Reserve invoice	\$ -
				Total Ending Balance	\$ 447,163.77
					\$ -
<u>MISC. PAYMENTS</u>	<u>DESCRIPTION</u>				
	MISCELLANEOUS PAYMENTS RECEIVED		\$ -		

BALANCE AS OF
1/31/2026
\$ 447,163.77
\$ -
\$ 447,163.77
\$ -

ST LUCIE WEST SERVICES DISTRICT AGED DEBT SUMMARY

MONTH/YEAR	Current Amount 1-30 DAYS	Amount 31-60 DAYS	Amount 61-90 DAYS	Amount 91-120 DAYS	Amount > 120 DAYS	BALANCE
January 2024	\$ 477,568.71	\$ 3,294.78	\$ 1,262.04	\$ 457.47	\$ 4,980.63	\$ 487,563.63
February 2024	\$ 522,990.19	\$ 3,882.76	\$ 1,713.38	\$ 626.02	\$ 5,301.05	\$ 534,513.40
March 2024	\$ 547,751.06	\$ 1,843.03	\$ 1,071.99	\$ 525.72	\$ 5,927.07	\$ 557,118.87
April 2024	\$ 543,936.72	\$ 4,635.41	\$ 1,049.81	\$ 549.65	\$ 6,240.63	\$ 556,412.22
May 2024	\$ 481,556.41	\$ 1,419.75	\$ 1,107.76	\$ 640.60	\$ 4,464.92	\$ 489,189.44
June 2024	\$ 584,425.36	\$ 3,451.01	\$ 1,376.29	\$ 452.34	\$ 4,833.27	\$ 594,538.27
July 2024	\$ 585,513.06	\$ 4,613.24	\$ 2,179.21	\$ 823.49	\$ 5,188.18	\$ 598,317.18
August 2024	\$ 547,475.24	\$ 13,266.22	\$ 1,058.46	\$ 627.67	\$ 5,902.91	\$ 568,330.50
September 2024	\$ 515,792.07	\$ 5,200.34	\$ 1,277.70	\$ 568.63	\$ 6,466.13	\$ 529,304.87
October 2024	\$ 493,866.60	\$ 1,990.03	\$ 1,142.61	\$ 568.95	\$ 5,062.50	\$ 502,630.69
November 2024	\$ 548,637.28	\$ 13,005.51	\$ 1,509.20	\$ 594.22	\$ 3,906.22	\$ 567,652.43
December 2024	\$ 483,615.55	\$ 9,645.80	\$ 2,099.91	\$ 484.01	\$ 4,302.03	\$ 500,147.30
January 2025	\$ 562,044.87	\$ 8,877.71	\$ 993.45	\$ 780.17	\$ 4,145.98	\$ 576,842.18
February 2025	\$ 584,098.76	\$ 9,013.04	\$ 1,566.59	\$ 555.27	\$ 4,679.53	\$ 599,913.19
March 2025	\$ 548,067.13	\$ 7,083.59	\$ 1,056.88	\$ 487.71	\$ 5,182.90	\$ 561,878.21
April 2025	\$ 631,629.02	\$ 5,529.91	\$ 1,245.25	\$ 686.13	\$ 5,517.44	\$ 644,607.75
May 2025	\$ 567,568.35	\$ 26,494.62	\$ 1,988.43	\$ 294.45	\$ 6,356.97	\$ 602,702.82
June 2025	\$ 643,341.14	\$ 1,769.21	\$ 1,093.96	\$ 566.08	\$ 6,635.85	\$ 653,406.24
July 2025	\$ 523,758.08	\$ 4,979.25	\$ 1,509.51	\$ 808.80	\$ 6,573.31	\$ 537,628.95
August 2025	\$ 545,317.42	\$ 6,851.54	\$ 1,241.61	\$ 890.14	\$ 6,992.71	\$ 561,293.42
September 2025	\$ 582,088.08	\$ 2,025.73	\$ 929.07	\$ 844.07	\$ 7,795.36	\$ 593,682.31
October 2025	\$ 591,182.95	\$ 1,208.71	\$ 515.90	\$ 835.50	\$ 8,639.43	\$ 602,382.49
November 2025	\$ 642,958.41	\$ 18,179.34	\$ 2,923.91	\$ 916.27	\$ 6,936.68	\$ 671,914.61
December 2025	\$ 633,164.22	\$ 13,783.36	\$ 3,447.37	\$ 1,445.15	\$ 7,568.35	\$ 659,408.45
January 2026	\$ 431,011.91	\$ 4,097.25	\$ 2,122.35	\$ 2,058.89	\$ 7,873.37	\$ 447,163.77
						\$ -
						\$ -

St. Lucie West Services District

Board Agenda Item

Tuesday, March 3, 2026

Item

CA 5 Public Information Officer Monthly Report

Summary

This report is provided for your review and information as an update on the public information of the St. Lucie West Services District and will be provided once a month.

St. Lucie West Services District Monthly Public Information Report

External Engagement & Media Relations

- 1) **(Community Outreach) Ft. Pierce Annual Job Fair**
 - a. Participated in the Ft. Pierce Annual Job Fair on Jan. 27, 2026. We received over 20 applications for our current positions. We also talked with many residents of Ft. Pierce about our services in St. Lucie West and Who We Are.
- 2) **(Community Outreach) St. Lucie West HOA Meetings**
 - a. Presented information about SLWSD services to St. Lucie West residents during HOA meetings (Fairway Isles-Jan. 13; The Bedford-Jan. 22; as well as HOA Presidents Council-Jan. 28)
- 3) **(Government Affairs) County and City Public Board Meetings**
 - a. Attended monthly St. Lucie County Board of County Commissioners and City of Port St. Lucie Council meetings on behalf of SLWSD, to monitor matters affecting the district.

Internal & External Communications

- **SLWSD “Lunch & Learn” St. Lucie West Public Survey**
 - We are planning “Lunch & Learn” outreach events throughout St. Lucie West. We are currently conducting a survey to ask residents about their topics of interest, which we will use to plan the events. Our first one will be early June, with a time and location TBD.
- **SLWSD January External Newsletter** - topics covered:
 - (Informational article) *“Did You Know? St. Lucie West Is a Community Development District—Here’s What That Means for Residents.”*
 - (Informational article) *“10 Reasons To Visit Our New Website.”*
- **What is a CDD? (Video Product)**
 - Currently producing a 5-minute video piece that describes that St. Lucie West is a Community Development District. It will talk about the benefits and what SLWSD does for services to St. Lucie West residents and commercial properties. This product is an additional effort to explain to St. Lucie West residents that they live in a CDD.
- **Email Marketing Analytics** (mass email/text messages sent to residents through our *GovDelivery* e-mail marketing platform) – These are usually reserved for impactful messages.

CATEGORY Title	Date Sent	Message Method	Number of Contacts Reached
<u>SURVEY</u> “QUICK SURVEY - Help Us Plan a ‘Lunch & Learn’ That Will Be Informative To You.”	Jan. 16	Mass-email	5,156
<u>NEWSLETTER</u> January 2026 SLWSD Newsletter: Did You Know? St. Lucie West Is a Community Development District—Here’s What That Means For You.	Jan. 9	Mass-email	5,230

St. Lucie West Services District

Board Agenda Item

Tuesday, March 3, 2026

Item

CA 6 Financial Statements for January 31, 2026

Summary

Attached for your review are the Financial Reports for the period ending January 31, 2026.

- Financial Statements for all District Funds
- Check Register for General Fund and Water & Sewer Fund
 - Summary of Checks over \$35,000
- Balance Sheet Report for all Funds
- Bank Reconciliation Summary for all Depository Accounts

Recommendation

No Action Required.

Budget Impact

None.

Board Action

Moved by:	Seconded by:	Action Taken:
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St Lucie West Service District (General Fund)
Income Statement Budget vs. Actual
January 2026

	<u>Oct 25-Jan 26</u>	<u>Budget YTD</u>	<u>\$ +/- Budget YTD</u>	<u>% of Budget YTD</u>	<u>Total Budget</u>
Ordinary Income/Expense					
Income					
1-04000 · GF SLWSD GENERAL FUND REVENUE	3,859,172.78	2,481,472.68	1,377,700.10	155.52%	4,348,675.04
Total Income	<u>3,859,172.78</u>	<u>2,481,472.68</u>	<u>1,377,700.10</u>	<u>155.52%</u>	<u>4,348,675.04</u>
Gross Income	3,859,172.78	2,481,472.68	1,377,700.10	155.52%	4,348,675.04
Expense					
1-05000 · GF BOARD OF DIRECTORS	4,702.05	5,255.32	-553.27	89.47%	15,765.96
1-06000 · GF DISTRICT MANAGER	8,157.36	14,313.32	-6,155.96	56.99%	42,939.96
1-07000 · GF FINANCE	123,885.53	195,961.36	-72,075.83	63.22%	237,476.08
1-12000 · GF GRANT MANAGEMENT	0.00	508.68	-508.68	0.0%	1,526.04
1-13000 · GF CLERK TO THE BOARD	3,740.92	5,330.68	-1,589.76	70.18%	15,992.04
1-14000 · GF AQUATICS DIVISION-PERSNL	105,687.73	148,997.36	-43,309.63	70.93%	446,992.08
1-15000 · GF ADMINISTRATION DIV-PERSNL	385,143.86	421,021.64	-35,877.78	91.48%	1,263,064.92
1-16000 · GF STORM WATER MGMT-PERSNL	173,612.20	204,250.00	-30,637.80	85.0%	612,750.00
1-17000 · GF EXOTIC PLNT RMVL DIV-PERSNL	108,036.06	125,109.28	-17,073.22	86.35%	375,327.84
1-18000 · GF SHOP OPERATIONS-PERSNL	25,577.82	32,698.96	-7,121.14	78.22%	98,096.88
1-19000 · GF GENERAL COUNSEL	3,380.00	11,066.00	-7,686.00	30.54%	33,198.00
1-23000 · GF SPECIAL COUNSEL	0.00	2,039.00	-2,039.00	0.0%	6,117.00
1-26000 · GF ENGINEERING	31,512.00	30,932.32	579.68	101.87%	92,796.96
1-29000 · GF POLLUTION CONTROL	0.00	929.00	-929.00	0.0%	2,787.00
1-31000 · GF AQUATICS DIVISION-OPERATING	24,089.30	56,814.68	-32,725.38	42.4%	170,444.04
1-33000 · GF ADMINISTRATION DIV-OPERATING	89,163.42	104,816.36	-15,652.94	85.07%	314,449.08
1-34000 · GF STORM WATER MGMT-OPERATING	134,205.70	193,796.00	-59,590.30	69.25%	355,388.00
1-35000 · GF EXOTIC PLANT RMVL-OPERATING	22,062.11	37,974.64	-15,912.53	58.1%	83,923.92
1-36000 · GF SHOP OPERATIONS-OPERATING	9,166.55	38,642.64	-29,476.09	23.72%	60,927.92
1-46000 · GF RENEWAL & REPLACEMENT	88,861.67	333,987.00	-245,125.33	26.61%	333,987.00
Total Expense	<u>1,340,984.28</u>	<u>1,964,444.24</u>	<u>-623,459.96</u>	<u>68.26%</u>	<u>4,563,950.72</u>
Net Ordinary Income	<u>2,518,188.50</u>	<u>517,028.44</u>	<u>2,001,160.06</u>	<u>487.05%</u>	<u>-215,275.68</u>
Net Income	<u><u>2,518,188.50</u></u>	<u><u>517,028.44</u></u>	<u><u>2,001,160.06</u></u>	<u><u>487.05%</u></u>	<u><u>-215,275.68</u></u>

St Lucie West Service District (WMB DS)
Income Statement Budget vs. Actual
 January 2026

	<u>Oct 25 - Jan 26</u>	<u>Budget YTD</u>	<u>\$ +/- Budget YTD</u>	<u>% of Budget YTD</u>	<u>Total Budget</u>
Ordinary Income/Expense					
Income					
2-04000 · WB WTR MGMT BEN SRS 1999A REV	1,386,204.36	1,094,234.32	291,970.04	126.68%	1,742,015.96
2-07000 · DS WMB OTHER INCOME	0.00	0.00	0.00	0.0%	0.00
Total Income	<u>1,386,204.36</u>	<u>1,094,234.32</u>	<u>291,970.04</u>	<u>126.68%</u>	<u>1,742,015.96</u>
Gross Income	<u>1,386,204.36</u>	<u>1,094,234.32</u>	<u>291,970.04</u>	<u>126.68%</u>	<u>1,742,015.96</u>
Expense					
2-05000 · WB WTR MGMT BEN SRS 1999A DS	14,503.25	21,128.46	-6,625.21	68.64%	1,761,388.88
Total Expense	<u>14,503.25</u>	<u>21,128.46</u>	<u>-6,625.21</u>	<u>68.64%</u>	<u>1,761,388.88</u>
Net Ordinary Income	<u>1,371,701.11</u>	<u>1,073,105.86</u>	<u>298,595.25</u>	<u>127.83%</u>	<u>-19,372.92</u>
Net Income	<u><u>1,371,701.11</u></u>	<u><u>1,073,105.86</u></u>	<u><u>298,595.25</u></u>	<u><u>127.83%</u></u>	<u><u>-19,372.92</u></u>

St Lucie West Service District (WMB CAP)
Income Statement Budget vs. Actual
 January 2026

	<u>Oct 25 - Jan 26</u>	<u>Budget YTD</u>	<u>\$ +/- Budget YTD</u>	<u>% of Budget YTD</u>	<u>Total Budget</u>
Ordinary Income/Expense					
Income					
4-04000 · CP WMB CAP PROJECTS REVENUE	2,538.41	1,666.64	871.77	152.31%	5,000.00
4-07000 · CP WMB OTHER INCOME	0.00	0.00	0.00	0.0%	0.00
Total Income	<u>2,538.41</u>	<u>1,666.64</u>	<u>871.77</u>	<u>152.31%</u>	<u>5,000.00</u>
Gross Income	<u>2,538.41</u>	<u>1,666.64</u>	<u>871.77</u>	<u>152.31%</u>	<u>5,000.00</u>
Expense					
4-06000 · CP WMB CAPITAL PROJECT EXPENSES	0.00	0.00	0.00	0.0%	0.00
Total Expense	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.0%</u>	<u>0.00</u>
Net Ordinary Income	<u>2,538.41</u>	<u>1,666.64</u>	<u>871.77</u>	<u>152.31%</u>	<u>5,000.00</u>
Net Income	<u><u>2,538.41</u></u>	<u><u>1,666.64</u></u>	<u><u>871.77</u></u>	<u><u>152.31%</u></u>	<u><u>5,000.00</u></u>

St Lucie West Service District (Water & Sewer Fund)
Income Statement Budget vs. Actual

January 2026

	<u>Oct 25-Jan 26</u>	<u>Budget YTD</u>	<u>\$ +/- of Budget YTD</u>	<u>% of Budget YTD</u>	<u>Total Budget</u>
Ordinary Income/Expense					
Income					
5-04000 · WS SLWSD WATER & SEWER REVENUE	3,389,926.96	3,499,342.56	-109,415.60	96.87%	13,488,502.20
Total Income	<u>3,389,926.96</u>	<u>3,499,342.56</u>	<u>-109,415.60</u>	<u>96.87%</u>	<u>13,488,502.20</u>
Gross Income	3,389,926.96	3,499,342.56	-109,415.60	96.87%	13,488,502.20
Expense					
5-05000 · WS BOARD OF DIRECTORS	4,649.99	5,174.00	-524.01	89.87%	15,522.00
5-06000 · WS DISTRICT MANAGER	236.04	10,532.68	-10,296.64	2.24%	31,598.04
5-07000 · WS FINANCE	357,129.40	430,444.32	-73,314.92	82.97%	522,378.96
5-09000 · WS PROPERTY CONTROL	5,520.00	17,274.00	-11,754.00	31.96%	51,822.00
5-11000 · WS UTILITY RATE CONSULTANT	0.00	8,583.32	-8,583.32	0.0%	25,749.96
5-13000 · WS CLERK TO THE BOARD	5,411.41	7,372.36	-1,960.95	73.4%	22,117.08
5-14000 · WS ADMIN DVSN-PERSNL	563,400.09	617,244.32	-53,844.23	91.28%	1,851,732.96
5-15000 · WS WATER TRTMNT PLANT-PERSNL	161,453.22	182,338.68	-20,885.46	88.55%	547,016.04
5-16000 · WS WASTEWATER TRTMT PL-PERSNL	146,876.81	180,177.08	-33,300.27	81.52%	540,531.24
5-17000 · WS UNDERGROUND UTIL-PERSNL	327,303.39	411,904.96	-84,601.57	79.46%	1,235,714.88
5-18000 · WS IRRIGATION DIV-PERSNL	21,422.41	25,940.36	-4,517.95	82.58%	77,821.08
5-40000 · WS SHOP DIV - PERSNL	56,191.32	64,750.64	-8,559.32	86.78%	194,251.92
5-19000 · WS GENERAL COUNSEL	11,390.00	14,552.32	-3,162.32	78.27%	43,656.96
5-23000 · WS SPECIAL COUNSEL	0.00	2,922.32	-2,922.32	0.0%	8,766.96
5-26000 · WS ENGINEERING	23,606.00	35,102.00	-11,496.00	67.25%	105,306.00
5-27000 · WATER & SEWER DEBT SERVICE	5,000.00	0.00	5,000.00	100.0%	4,330,917.00
5-28000 · WS WATER & SEWER SERVICES	193,755.68	193,755.68	0.00	100.0%	581,267.04
5-29000 · WS ADMIN DIV-OPERATING	148,254.41	264,170.36	-115,915.95	56.12%	782,511.08
5-30000 · WS WATER TRTMNT PLANT-OPER	250,617.89	428,608.64	-177,990.75	58.47%	1,185,825.92
5-31000 · WS WASTEWATER TRTMT PL-OPER	181,362.46	312,465.64	-131,103.18	58.04%	937,396.92
5-32000 · WS UNDERGROUND UTIL-OPERATING	230,845.42	438,483.96	-207,638.54	52.65%	935,451.88
5-33000 · WS IRRIGATION DIV-OPERATING	45,150.30	120,729.04	-75,578.74	37.4%	362,187.12
5-41000 · WS SHOP DIV - OPER	9,540.31	39,782.64	-30,242.33	23.98%	64,347.92
Total Expense	<u>2,749,116.55</u>	<u>3,812,309.32</u>	<u>-1,063,192.77</u>	<u>72.11%</u>	<u>14,453,890.96</u>
Net Ordinary Income	<u>640,810.41</u>	<u>-312,966.76</u>	<u>953,777.17</u>	<u>-204.75%</u>	<u>-965,388.76</u>
Net Income	<u>640,810.41</u>	<u>-312,966.76</u>	<u>953,777.17</u>	<u>-204.75%</u>	<u>-965,388.76</u>

St Lucie West Service District (W&S Capital Outlay) Income Statement Budget vs. Actual

January 2026

	Oct 25-Jan 26	Budget YTD	\$ +/- Budget YTD	% of Budget YTD	Total Budget
Ordinary Income/Expense					
Income					
5-36000 · WS CAP REVENUES					
5-36001 · INTEREST - R&R	13,914.56				
5-36002 · INTEREST - WWCF	1,912.92				0.00
5-36003 · INTEREST - BOND CONST	321,202.00				0.00
5-36004 · INTEREST - WCF	6,552.17				0.00
5-36005 · WATER IMPACT FEES	2,550.20	1,277.32	1,272.88	199.65%	3,831.96
5-36006 · WW IMPACT FEES	2,033.37	958.64	1,074.73	212.11%	2,875.92
5-36007 · R&R TRANS FROM W&S OPERATING	193,755.68	193,755.64	0.04	100.0%	581,266.92
Total 5-36000 · WS CAP REVENUES	<u>541,920.90</u>	<u>195,991.60</u>	<u>345,929.30</u>	<u>276.5%</u>	<u>587,974.80</u>
Total Income	<u>541,920.90</u>	<u>195,991.60</u>	<u>345,929.30</u>	<u>276.5%</u>	<u>587,974.80</u>
Gross Income	541,920.90	195,991.60	345,929.30	276.5%	587,974.80
Expense					
5-37000 · WS RENEWAL & REPLACEMENT CIP					
5-37004 · CAPITAL PROJECTS SW049	0.00	29,700.00	-29,700.00	0.0%	29,700.00
5-37006 · CAPITAL PROJECTS SW064	13,696.19	55,000.00	-41,303.81	24.9%	55,000.00
5-37007 · CAPITAL PROJECTS SW001	32,497.84	215,833.00	-183,335.16	15.06%	215,833.00
5-37009 · CAPITAL PROJECTS SW037	46,653.15	250,000.00	-207,346.85	17.06%	250,000.00
5-37013 · CAPITAL PROJECTS SW047	0.00	33,000.00	-33,000.00	0.0%	33,000.00
5-37020 · CAPITAL PROJECTS SW066	0.00	100,000.00	-100,000.00	0.0%	100,000.00
5-37028 · CAPITAL PROJECTS SW078	0.00	20,000.00	-20,000.00	0.0%	20,000.00
5-37031 · CAPITAL PROJECTS SW084	0.00	5,000.00	-5,000.00	0.0%	5,000.00
5-37032 · CAPITAL PROJECTS SW085	13,096.56	16,538.00	-3,441.44	79.19%	16,538.00
5-37034 · CAPITAL PROJECTS SW087	0.00	40,000.00	-40,000.00	0.0%	40,000.00
5-37038 · CAPITAL PROJECTS SW091	0.00	5,000.00	-5,000.00	0.0%	5,000.00
5-37042 · CAPITAL PROJECTS SW095	0.00	260,000.00	-260,000.00	0.0%	260,000.00
5-37045 · CAPITAL PROJECTS SW048	0.00	20,000.00	-20,000.00	0.0%	20,000.00
Total 5-37000 · WS RENEWAL & REPLACEMENT CIP	<u>105,943.74</u>	<u>1,050,071.00</u>	<u>-944,127.26</u>	<u>10.09%</u>	<u>1,050,071.00</u>
5-38000 · WS WATER CONNECT FEE CIP					
5-38015 · CAPITAL PROJECTS SW098	2,042,712.14	0.00	0.00	0.0%	0.00
Total 5-38000 · WS WATER CONNECT FEE CIP	<u>2,042,712.14</u>	<u>0.00</u>	<u>2,042,712.14</u>	<u>100.0%</u>	<u>0.00</u>
5-39000 · WS WASTEWATER CONNECT FEE CIP					
5-39010 · CAPITAL PROJECTS SW067	0.00	0.00	0.00	0.0%	0.00
Total 5-39000 · WS WASTEWATER CONNECT FEE CIP	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.0%</u>	<u>0.00</u>
Total Expense	<u>2,148,655.88</u>	<u>1,050,071.00</u>	<u>1,098,584.88</u>	<u>204.62%</u>	<u>1,050,071.00</u>
Net Ordinary Income	<u>-1,606,734.98</u>	<u>-854,079.40</u>	<u>-752,655.58</u>	<u>188.13%</u>	<u>-462,096.20</u>
Net Income	<u>-1,606,734.98</u>	<u>-854,079.40</u>	<u>-752,655.58</u>	<u>188.13%</u>	<u>-462,096.20</u>

St Lucie West Service District
Check Register
As of January 31, 2026

Date	Num	Name	Memo	Credit
ASSETS				
Current Assets				
Checking/Savings				
1-00001 · TRUIST (GF operating) #1363				
01/05/2026	13650	FLORIDA BLUE	HEALTH INSURANCE-GROUP NO. 41965 JAN 20...	118,437.69
01/05/2026	13651	FLORIDA COMMERCE	VOID: FY 2025/2026 SPECIAL DISTRICT FEE- SL...	
01/05/2026	13652	GUARDIAN	GROUP ID 00563384- JAN 2026	5,332.96
01/07/2026		ASCENSUS	PR Check Date 01/07/26 (12/20/25-01/02/26) 457	2,279.35
01/08/2026	13653	TRUIST CARD SERVICES		21,290.44
01/08/2026	13654	3S CUSTOM UPHOLSTERY INC	INV#1098	600.00
01/08/2026	13655	ADP, LLC	INV#708093619	1,868.65
01/08/2026	13656	ARS POWERSPORTS, OKEECHOBEE	INV#338907	18.49
01/08/2026	13657	ATLANTIC PERSONNEL & TENANT SCREENI...	INV#182570	34.10
01/08/2026	13658	ATLANTIC PIPE SERVICES, LLC	INV#26167	2,491.80
01/08/2026	13659	CINTAS CORPORATION		1,548.12
01/08/2026	13660	CORE & MAIN	INV#Y287100	2,550.00
01/08/2026	13661	DIAMOND MAPS	INV#11613	1,800.00
01/08/2026	13662	FCC ENVIRONMENTAL SERVICES, LLC		948.46
01/08/2026	13663	FLORIDA DEPARTMENT OF HEALTH	INV#SLWSD2025-10	73.00
01/08/2026	13664	GRANICUS, LLC	INV#222155	2,436.00
01/08/2026	13665	INFRASTRUCTURE SOLUTION SERVICES		8,062.50
01/08/2026	13666	SUNSHINE STATE ONE CALL OF FLORIDA, I...	INV#PS-INV1056514	70.38
01/08/2026	13667	TREASURE COAST MOWERS, LLC		146.94
01/08/2026	13668	VERIZON WIRELESS	INV#6132138823	1,333.44
01/08/2026	13669	VERO CHEMICAL DISTRIBUTORS INC	ACCT#STLUWE	42,172.65
01/08/2026	13670	WEX BANK	INV#109707394	8,085.14
01/08/2026	13671	FRANKLIN TEMPLETON BANK AND TR	SEP PAYROLL 01.07.26	12,715.02
01/08/2026	13672	US BANK N.A.-CDD	ACCOUNT NUMBER #213449000, INV#3105831	193,212.50
01/08/2026	13673	AT & T	ACCT#341533839	238.30
01/15/2026	13674	APPLE INDUSTRIAL SUPPLY CO.	REG03-56287	277.58
01/15/2026	13675	ARMADILLO DIRT WORKS, LLC	INV#7690	1,200.00
01/15/2026	13676	ARS POWERSPORTS, OKEECHOBEE	INV#339270	92.45
01/15/2026	13677	BARTLETT BROS. SECURITY, INC	INV#20905640	306.00
01/15/2026	13678	CINTAS CORPORATION	INV#4255752594	572.17
01/15/2026	13679	FLORIDA COAST EQUIPMENT	PO#88155 LAND PRIDE 60' FLAIL MOWER	13,241.00
01/15/2026	13680	FPL	5685005356	54,457.86
01/15/2026	13681	GRANICUS, LLC	INV#222507	29,722.00
01/15/2026	13682	HELENA CHEMICAL CO		1,732.50
01/15/2026	13683	LOWE'S	ACCT#9900682872 9	1,438.59
01/15/2026	13684	MIKE'S ORGANIC TOP SOIL	INV#2026-0035	125.00
01/15/2026	13685	MULLINAX OF VERO BEACH	INV#163827	60.40
01/15/2026	13686	NASON YEAGER GERSON HARRIS & FUMER...	INV#338624	3,830.00
01/15/2026	13687	PAT'S PUMP & BLOWER, LLC	INV#111949	760.00
01/15/2026	13688	ST LUCIE CO BALING & RECYCLING	ACCT#396	688.09
01/15/2026	13689	SUN LIFE	PLAN NUMBER: 960974-0001 FEB 2025	3,832.30
01/15/2026	13690	TREASURE COAST MOWERS, LLC	INV#76062	763.75
01/21/2026		ASCENSUS	PR Check Date 01/21/26 (01/03/26-01/16/26) 457 c...	2,058.76
01/21/2026	13691	ADP, LLC	INV#710313896	1,729.60
01/21/2026	13692	ARS POWERSPORTS, OKEECHOBEE		63.96
01/21/2026	13693	FLORIDA BLUE	VOID: HEALTH INSURANCE-GROUP NO. 41965 ...	
01/21/2026	13694	FRANKLIN TEMPLETON BANK AND TR	SEP PAYROLL 01.21.26	11,728.88
01/21/2026	13695	GUARDIAN	GROUP ID 00563384- FEB 2026	5,903.10
01/21/2026	13696	HELENA CHEMICAL CO	INV#24310019	4,300.00
01/21/2026	13697	INTEGRATION SERVICES, INC.	INV#12026-01-01	2,200.00
01/21/2026	13698	IntraCoastal Generators Inc.	INV#25831	140.00
01/21/2026	13699	MARINE WRAPS		394.89
01/21/2026	13700	MIKE'S ORGANIC TOP SOIL	INV#2026-0081	1,700.00
01/21/2026	13701	SHENANDOAH GENERAL CONSTRUCTION		44,455.75
01/21/2026	13702	THE BUSHEL STOP, INC.		464.00
01/29/2026	13703	APPLE INDUSTRIAL SUPPLY CO.	REG03-57268	84.00
01/29/2026	13704	CHEMICAL CONTAINERS, INC.	INV#735378	82.75
01/29/2026	13705	CINTAS CORPORATION		1,138.54
01/29/2026	13706	CITY ELECTRIC SUPPLY CO.	PSL/283554	68.02
01/29/2026	13707	COMPUTER NETWORK SERVICES	INV#47470	11,040.00
01/29/2026	13708	DELL MARKETING L.P. C/O DELL USA L.P.	INV#10858230610	6,710.01
01/29/2026	13709	ELPEX TIRE	INV#208909	565.96
01/29/2026	13710	INFRASTRUCTURE SOLUTION SERVICES	INV#197879	1,938.00
01/29/2026	13711	IntraCoastal Generators Inc.	INV#25839	189.99
01/29/2026	13712	IRRIGATION BY MIKE MARBURGER, INC.	2026-0121	1,725.00
01/29/2026	13713	MD NOW	FE1324-4073570	125.00
01/29/2026	13714	PALMDALE OIL COMPANY, INC	SI-174160	904.72
01/29/2026	13715	SOLANTIC OF SOUTH FLORIDA LLC	INV#012616767	85.00
01/29/2026	13716	SPECIAL DISTRICT SERVICES, INC.	2026-1840	9,703.21

Date	Num	Name	Memo	Credit
01/29/2026	13717	VERIZON WIRELESS	INV#6133161139	860.53
01/29/2026	13718	HOME DEPOT CREDIT SERVICES	6035 3225 3921 0744	1,915.76
Total 1-00001 · TRUIST (GF operating) #1363				653,121.05
1-00002 · TRUIST (GF R&R Fund) # 3968				
Total 1-00002 · TRUIST (GF R&R Fund) # 3968				
5-00002 · TRUIST (WS Operating) #7918				
01/08/2026	14954	ANTHONY DUFOUR	CUSTOMER REFUND 205 SW MACLAY WAY	28.40
01/08/2026	14955	CHARLES PALARDY	CUSTOMER REFUND 719 NW SAN REMO CIR	25.54
01/08/2026	14956	CHRISTOPHER CUMMINGS	CUSTOMER REFUND 146 NW PLEASANT GROV...	24.29
01/08/2026	14957	FREDERICK MUSTER	WATER CONSERVATION REBATE FY2025-26 16	200.00
01/08/2026	14958	HARVEYBELLE SEATON	CUSTOMER REFUND 669 SW LAKE CHARLES C...	105.61
01/08/2026	14959	PD PAINTING INC	CUSTOMER REFUND 3 TEMP METER	731.04
01/08/2026	14960	SAMANTHA SOARES	CUSTOMER REFUND 455 SW TALQUIN LN	36.53
01/08/2026	14961	WILLIAM BRAUN, III	CUSTOMER REFUND 718 SW MYAKKA RIVER T...	26.13
01/21/2026	14962	YOUNGQUIST BROTHERS, LLC	Invoice #5	467,343.00
01/21/2026	14963	HI-LAND PROPERTIES	CUSTOMER REFUND 621 NW SAN CANDIDO W...	11.22
01/21/2026	14964	LAURA ZIRULNIK	CUSTOMER REFUND 312 NW ALANA AVE	76.94
01/21/2026	14965	RICHARD FERM	CUSTOMER REFUND 852 NW SARRIA CT	61.63
01/29/2026	14966	ALBERT GIGLIO	WATER CONSERVATION REBATE FY2025-26 19	100.00
01/29/2026	14967	EDWARD LEARY	WATER CONSERVATION REBATE FY 2025-26 18	100.00
01/29/2026	14968	PHIL MONTANO	CUSTOMER REFUND 383 NW SUNVIEW WAY P...	3.46
01/29/2026	14969	ROBERT COLANGELO	CUSTOMER REFUND 8252 DOMINICA PL WELLI...	73.84
01/29/2026	14970	STEVEN G MULCH	CUSTOMER REFUND 2944 TURPIN WOODS CT ...	57.07
Total 5-00002 · TRUIST (WS Operating) #7918				469,004.70
Total Checking/Savings				1,122,125.75
Total Current Assets				1,122,125.75
TOTAL ASSETS				1,122,125.75
LIABILITIES & EQUITY				
TOTAL LIABILITIES & EQUITY				

St Lucie West Service District
Checks Over \$35,000
As of January 31, 2026

Date	Num	Name	Memo	Credit
ASSETS				
Current Assets				
Checking/Savings				
1-00001 · TRUIST (GF operating) #1363				
01/05/2026	13650	FLORIDA BLUE	HEALTH INSURANCE-GROUP NO. 41965 JAN 2026	118,437.69
01/08/2026	13669	VERO CHEMICAL DISTRIBUTORS INC	ACCT#STLUWE	42,172.65
01/08/2026	13672	US BANK N.A.-CDD	ACCOUNT NUMBER #213449000, INV#3105831	193,212.50
01/15/2026	13680	FPL	5685005356	54,457.86
01/21/2026	13701	SHENANDOAH GENERAL CONSTRUC...		44,455.75
Total 1-00001 · TRUIST (GF operating) #1363				452,736.45
5-00002 · TRUIST (WS Operating) #7918				
01/21/2026	14962	YOUNGQUIST BROTHERS, LLC	Invoice #5	467,343.00
Total 5-00002 · TRUIST (WS Operating) #7918				467,343.00
Total Checking/Savings				920,079.45
Total Current Assets				920,079.45
TOTAL ASSETS				920,079.45
LIABILITIES & EQUITY				
TOTAL LIABILITIES & EQUITY				

St Lucie West Service District
Balance Sheet
As of January 31, 2026

	Jan 31, 26
ASSETS	
Current Assets	
Checking/Savings	
1072 · Bill.com Money Out Clearing	-15,081.44
D-ACCNT	-851.60
xxx	0.06
1-00001 · TRUIST (GF operating) #1363	3,733,546.63
1-00002 · TRUIST (GF R&R Fund) # 3968	520,483.69
5-00001 · TRUIST (WS Deposit) #1355	-86,363.00
5-00002 · TRUIST (WS Operating) #7918	6,280,493.56
Total Checking/Savings	10,432,227.90
Other Current Assets	
1-02000 · GF SLWSD GENERAL ASSETS	447,496.76
2-01000 · WB WTR MGMT BEN 1999A ASSETS	2,435,735.29
4-03000 · CP WMB CAP PROJECTS ASSETS	199,075.96
5-01000 · WS SLWSD WATER & SEWER ASSETS	82,603,830.10
Total Other Current Assets	85,686,138.11
Total Current Assets	96,118,366.01
Other Assets	
000000 · Journal Entry Exchange	2,465.25
Total Other Assets	2,465.25
TOTAL ASSETS	96,120,831.26
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
20000 · Accounts Payable	200,281.04
Total Accounts Payable	200,281.04
Other Current Liabilities	
1-03000 · GF SLWSD GENERAL LIAB	176,105.03
5-02000 · WS SLWSD WATER & SEWER LIAB	54,319,021.43
Total Other Current Liabilities	54,495,126.46
Total Current Liabilities	54,695,407.50
Total Liabilities	54,695,407.50
Equity	
1-01000 · GF SLWSD GENERAL FND BAL	827,947.27
2-03000 · WB WTR MGMT BEN 1999A FND BAL	3,364,957.58
3-03000 · CB CASCADES SRS 1998 FND BAL	352,271.63
32000 · Retained Earnings	21,039,850.85
4-02000 · CP WMB CAP PROJECTS FUND BAL	3,188,817.19
5-03000 · WS SLWSD WATER & SEWER FND BAL	9,725,133.02
Net Income	2,926,446.22
Total Equity	41,425,423.76
TOTAL LIABILITIES & EQUITY	96,120,831.26

**ST LUCIE WEST SERVICE DISTRICT
ACCOUNT RECONCILIATION SUMMARY
FOR MONTH END JANUARY 2026**

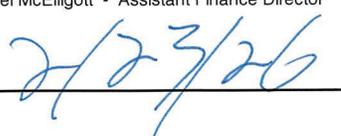
G/L #	Account Name	Bank	Account #	Statement EOM Balance	In Transit	Reconciled Statement Balance	G/L Balance	Reconciled
OPERATING								
1-0001	Operating Checking	TR	1000104111363	3,871,952.99	(901,191.89)	2,970,761.10	2,970,761.10	* Yes
1-0002	Operating Checking R&R Fund	TR	1000104113968	520,483.69	-	520,483.69	520,483.69	* Yes
1-0002	Operating Checking Escrow Fund.	TR	1000104118740	-	-	-	-	Yes
1-0202	Surplus Funds - SBA	SBA	271912	7,778.27		7,778.27	7,778.27	Yes
TOTAL OPERATING						\$ 3,499,023.06	\$ 3,499,023.06	

WATER MANAGEMENT BOND FUNDS								
2-01060	Revenue Fund-WMB 2013	US	203823000	-	-	-	-	Yes
2-01061	Interest Account-WMB 2013	US	203823001	-	-	-	-	Yes
2-01062	Sinking Account-WMB 2013	US	203823002	-	-	-	-	Yes
2-01063	Redemption Account-WMB 2013	US	203823003	-	-	-	-	Yes
2-01064	Reserve Fund-WMB 2013	US	203823004	-	-	-	-	Yes
2-01065	COI Fund-WMB 2013	US	203823005	-	-	-	-	Yes
2-01070	Revenue Fund-WMB 2014	US	213449000	215,389.90		215,389.90	215,389.90	Yes
2-01071	Interest Account-WMB 2014	US	213449001	-	-	-	-	Yes
2-01072	Sinking Account-WMB 2014	US	213449002	-	-	-	-	Yes
2-01073	Redemption Account-WMB 2014	US	213449003	-	-	-	-	Yes
2-01074	Reserve Fund-WMB 2014	US	213449004	200,000.00		200,000.00	200,000.00	Yes
2-01075	Acquisition Fund-WMB 2014	US	213449005	-	-	-	-	Yes
2-01076	COI Fund-WMB 2014	US	213449006	-	-	-	-	Yes
2-01080	Revenue Fund-WMB 2021	US	242655000	2,020,345.40		2,020,345.40	2,020,345.40	Yes
2-01081	Interest Account-WMB 2021	US	242655001	-	-	-	-	Yes
2-01082	Sinking Account-WMB 2021	US	242655002	-	-	-	-	Yes
2-01083	Prepayment Account-WMB 2021	US	242655003	-	-	-	-	Yes
2-01085	Cap I Fund-WMB 2021	US	242655005	-	-	-	-	Yes
4-03048	Acq & Con Fund-WMB 2021	US	242655004	198,775.96		198,775.96	198,775.96	Yes
4-03049	COI Fund-WMB 2021	US	242655006	-	-	-	-	Yes
WATER MANAGEMENT BOND FUNDS TOTAL						\$ 2,634,511.26	\$ 2,634,511.26	

WATER AND SEWER ACCOUNTS								
5-00001	Water & Sewer Cash Depository	TR	1000104111355	58,863.73	403,316.64	462,180.37	462,180.37	* Yes
5-00002	Water & Sewer Operating Checking	TR	1000104117918	6,310,054.25	(334,837.84)	5,975,216.41	5,975,216.41	* Yes
	Reserve Escrow	ES	Reserve Escrow	1,000,000.00		1,000,000.00	1,000,000.00	Yes
5-01101	Revenue Fund	TR	7998197	154,078.64		154,078.64	154,078.64	Yes
5-01102	Rate Stabilization	TR	7998203	665,559.41		665,559.41	665,559.41	Yes
5-01103	Renewal & Replacement	TR	7998207	1,345,342.17		1,345,342.17	1,345,342.17	Yes
5-01104	Wastewater Connection	TR	7998208	106,450.03		106,450.03	106,450.03	Yes
5-01105	Operating/Maintenance	TR	7998209	356.43		356.43	356.43	Yes
5-01106	Interest	TR	7998210	1,314,793.92		1,314,793.92	1,314,793.92	Yes
5-01107	Principal Account	TR	7998213	671,283.41		671,283.41	671,283.41	Yes
5-01108	Redemption Account	TR	7998214	-	-	-	-	Yes
5-01109	Water Connection	TR	7998215	610,831.30		610,831.30	610,831.30	Yes
5-01110	Surplus Fund	TR	7998216	3,096,441.92		3,096,441.92	3,096,441.92	Yes
5-01111	Rebate Fund	TR	7998217	-	-	-	-	Yes
5-01112	Construction Fund	TR	7998218	32,659,843.53		32,659,843.53	32,659,843.53	Yes
5-01113	Transaction Cost Fund	TR	7998219	14,045.24		14,045.24	14,045.24	Yes
5-01042	Surplus Funds - SBA	SBA	271911	602.75		602.75	602.75	Yes
WATER AND SEWER ACCOUNTS TOTAL						\$ 47,077,025.53	\$ 47,077,025.53	

GRAND TOTAL						\$ 53,210,559.85	\$ 53,210,559.85	
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* Note: These checking accounts (1363, 3968, 1355, & 7918) are reconciled to 2/23/26, not to the end of the month, due to the software's "in transit" calculation.

COMPLETED BY: 
 Michael McElligott - Assistant Finance Director
 DATE: 

St. Lucie West Services District

Board Agenda Item

Tuesday, March 3, 2026

Item

CA 7 Consider Approval to Transfer Funds for the R&R Account and UC Account Requisitions for Fiscal Year 2026

Summary

Attached for your review and approval is a request to transfer funds from the Utility Construction Account (UC) for expenses that are previously budgeted project-related expenses for FY 2026 and have been previously approved by the Board to be funded from one of the afore mentioned accounts.

All of the expenditures are appropriate for payment from the UC Account Requisitions. All expenditures are in compliance with the District's policy where the cost exceeds the capitalization threshold for Fixed Assets.

- \$26,268.48 – Renewal & Replacement Trust Account
- \$1,057,204.65 – Utility Construction Account Fiscal Year

All Invoices for this requisition are attached for your review.

Recommendation

Staff recommends Board approval to transfer funds from the R&R Account for FY 2026 \$26,268.48 and UC Account for FY 2026 \$1,057,204.65 to the Public Fund Checking account for reimbursement for payments made that have been budgeted to be funded by this account.

Budget Impact

None.

Board Action

Moved by: **Seconded by:** **Action Taken:**

**ST. LUCIE WEST SERVICES DISTRICT
FORM OF REQUISITION
RENEWAL & REPLACEMENT TRUST ACCOUNT**

The undersigned, an Authorized Officer of St. Lucie West Services District (the “District”) hereby submits the following requisition for disbursement under and pursuant to the terms of the Master Indenture between the District and Truist Bank, Wilson, North Carolina, as trustee (the “Trustee”), dated as of November 1, 2024, as supplemented by the First Supplemental Trust Indenture between the District and Trustee, dated as of November 1, 2024, (collectively, the “Indenture”). All capitalized terms used herein shall have the meaning ascribed to such term in the Indenture):

(A) Requisition Number:

2026-6

(B) Name of Payee:

***St. Lucie West Services District, Water & Sewer Checking Account
Truist Account # 1000144367918***

(C) Amount Payable:

\$26,268.48

(D) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments, or, state Transaction Costs, if applicable):

Per attached letter and invoices; all of these expenditures are for renewal and replacement projects where the costs exceeds the capitalization threshold for fixed assets held by the St. Lucie West Services District.

(E) Fund or Account and subaccount, if any, from which disbursement to be made:

Renewal/Replacement, Account Number 7998207

The undersigned hereby certifies that:

obligations in the stated amount set forth above have been incurred by the District, that each disbursement set forth above is a proper charge against the Renewal/Replacement Fund and the subaccount, if any, referenced above, that each disbursement set forth above was incurred in connection with the cost of extensions,

2026-6

improvements or additions to, or the replacement or renewal of capital assets of the Utility System, or extraordinary repairs of the Utility System.

OR

This requisition is for Transaction Cost payable from the Transaction Cost Account that has not previously been paid out of such Account.

The undersigned hereby further certifies that there has not been filed with or served upon the District notice of lien, right to lien, or attachment upon, or claim affecting the right to receive payment of, any of the moneys payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

The undersigned hereby further certifies that such requisition contains no item representing payment on account of any retained percentage which the District is at the date of such certificate entitled to retain.

Originals or copies of the invoice(s) from the contractor of the improvements acquired or services rendered (or other equivalent supporting documents) with respect to which disbursement is hereby requested are on file with the District.

ST. LUCIE WEST SERVICES DISTRICT

By:

Authorized District Officer – Chair / Vice Chair

Authorized District Officer – District Manager

**CONSULTING ENGINEER'S APPROVAL FOR
NON-TRANSACTION COSTS REQUESTS ONLY**

If this requisition is for a disbursement from other than Transaction Costs Account, the undersigned Consulting Engineer hereby certifies that this disbursement is for a Cost of the Renewal & Replacement Project and is consistent with: (a) the applicable acquisition or construction contract; (b) the plans and specifications for the portion of the Renewal & Replacement Project with respect to which such disbursement is being made; and (c) the report of the Consulting Engineer, as such report shall have been amended or modified on the date hereof.

Consulting Engineer

2026-6

11:18 AM
 02/23/26
 Accrual Basis

St Lucie West Service District
Transaction Detail By Account
 January 2026

Type	Date	Num	Name	Memo	Debit	Credit	Balance
5-37000 · WS RENEWAL & REPLACEMENT CIP							
5-37009 · CAPITAL PROJECTS SW037							
Bill	01/21/2026	2	JTC CONCRETE PLUS	INV#2	2,500.00		2,500.00
Bill	01/21/2026	25-769	TRI BROTHERS TREE, INC.	INV#25-769	1,500.00		4,000.00
Bill	01/21/2026	1 (01.21.26)	JTC CONCRETE PLUS	INV#1	4,000.00		8,000.00
General Journal	01/31/2026			TJ BAYER DEC 25	5,171.92		13,171.92
Total 5-37009 · CAPITAL PROJECTS SW037					13,171.92	0.00	13,171.92
5-37032 · CAPITAL PROJECTS SW085							
Bill	01/08/2026	INV#Y292751	CORE & MAIN	INV#Y292751	13,096.56		13,096.56
Total 5-37032 · CAPITAL PROJECTS SW085					13,096.56	0.00	13,096.56
Total 5-37000 · WS RENEWAL & REPLACEMENT CIP					26,268.48	0.00	26,268.48
TOTAL					26,268.48	0.00	26,268.48

**ST. LUCIE WEST SERVICES DISTRICT
FORM OF REQUISITION
UTILITY CONSTRUCTION ACCOUNT**

The undersigned, an Authorized Officer of St. Lucie West Services District (the “District”) hereby submits the following requisition for disbursement under and pursuant to the terms of the Master Indenture between the District and Truist Bank, Wilson, North Carolina, as trustee (the “Trustee”), dated as of November 1, 2024, as supplemented by the First Supplemental Trust Indenture between the District and Trustee, dated as of November 1, 2024, (collectively, the “Indenture”). All capitalized terms used herein shall have the meaning ascribed to such term in the Indenture):

(A) Requisition Number:

2026-7

(B) Name of Payee:

***St. Lucie West Services District, Water & Sewer Checking Account
Truist Account # 1000144367918***

(C) Amount Payable:

\$1,057,204.65

(D) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments, or, state Transaction Costs, if applicable):

Per attached letter and invoices; all of these expenditures relate to projects in which were budgeted to be funded by the Utility Construction account and therefore are appropriate for payment out of the Utility Construction Account.

(E) Fund or Account and subaccount, if any, from which disbursement to be made:

Utility Construction Account Number 7998218

The undersigned hereby certifies that:

obligations in the stated amount set forth above have been incurred by the District, that each disbursement set forth above is a proper charge against the Series 2024 Construction Account and the subaccount, if any, referenced above, that each disbursement set forth above was incurred in connection with the acquisition and/or construction of the Series 2024 Project

and each represents a Cost of the Series 2024 Project, and has not previously been paid out of such Account or subaccount;

OR

This requisition is for Transaction Cost payable from the Transaction Cost Account that has not previously been paid out of such Account.

The undersigned hereby further certifies that there has not been filed with or served upon the District notice of lien, right to lien, or attachment upon, or claim affecting the right to receive payment of, any of the moneys payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

The undersigned hereby further certifies that such requisition contains no item representing payment on account of any retained percentage which the District is at the date of such certificate entitled to retain.

Originals or copies of the invoice(s) from the contractor of the improvements acquired or services rendered (or other equivalent supporting documents) with respect to which disbursement is hereby requested are on file with the District.

ST. LUCIE WEST SERVICES DISTRICT

By:

Authorized District Officer – Chair / Vice Chair

Authorized District Officer – District Manager

CONSULTING ENGINEER'S APPROVAL FOR NON-COST OF ISSUANCE AND CAPITALIZED INTEREST REQUESTS ONLY

If this requisition is for a disbursement from other than Transaction Costs Account, the undersigned Consulting Engineer hereby certifies that this disbursement is for a Cost of the Series 2024 Project and is consistent with: (a) the applicable acquisition or construction contract; (b) the plans and specifications for the portion of the Series 2024 Project with respect to which such disbursement is being made; and (c) the report of the Consulting Engineer, as such report shall have been amended or modified on the date hereof.

Consulting Engineer

2026-7

St Lucie West Service District
Transaction Detail By Account
 January 2026

11:19 AM
 02/23/26
 Accrual Basis

Type	Date	Num	Name	Memo	Debit	Credit	Balance
5-38000 - WS WATER CONNECT FEE CIP							
5-38015 - CAPITAL PROJECTS SW098							
Bill	01/08/2026	6035 3225 3921 0744	HOME DEPOT CREDIT SERVICES	INV# 6035 3225 3921 0744	26.94		26.94
Bill	01/08/2026	INV#6780028416	EUROFINS FLOWERS	INV#6780028416	300.00		326.94
Bill	01/08/2026	INV#25-1229	HydroDesigns, LLC.	INV#25-1229	70,450.00		70,776.94
Bill	01/08/2026	INV#196739	INFRASTRUCTURE SOLUTION SERVICES	INV#196739	11,040.00		81,816.94
Bill	01/08/2026	6	YOUNGQUIST BROTHERS, LLC	INV#02510102-06 (PAY APP #6)	440,097.00		521,913.94
Bill	01/21/2026	12025-17-01	INTEGRATION SERVICES, INC.	INV#12025-17-01	10,879.50		532,793.44
Bill	01/21/2026	5	YOUNGQUIST BROTHERS, LLC	Invoice #5	467,343.00		1,000,136.44
Bill	01/29/2026	197900	INFRASTRUCTURE SOLUTION SERVICES	INV#197900	7,896.00		1,008,032.44
Bill	01/29/2026	Y370965	CORE & MAIN	INV# Y370965	16,040.37		1,024,072.81
Bill	01/29/2026	12025-22-03	INTEGRATION SERVICES, INC.	INV#12025-22-03	22,331.84		1,046,404.65
Bill	01/29/2026	12025-22-01	INTEGRATION SERVICES, INC.	INV#12025-22-01	10,800.00		1,057,204.65
Total 5-38015 - CAPITAL PROJECTS SW098					1,057,204.65	0.00	1,057,204.65
Total 5-38000 - WS WATER CONNECT FEE CIP					1,057,204.65	0.00	1,057,204.65
TOTAL					1,057,204.65	0.00	1,057,204.65

St. Lucie West Services District

Board Agenda Item

Tuesday, March 3, 2026

Item

CA 8 Surplus items

Summary

Provided for your review and approval. District Staff has determined that a declaration of surplus equipment is required from the Board of Supervisors for the liquidation of the following items. The declaration will allow staff to dispose of the following items:

Item	Model	Serial/ID	Department	Tag No.
Misc Electronics	See List		All	N/A
Computer	Dell Desktop		WW	878
Computer	Dell Desktop		WW	879

Recommendation

Staff recommend approval for the declaration of surplus equipment.

District Manager: Joshua Miller

Budget Impact

Project Number:

Available Project Budget: \$0.00

ORG Number:

This Project: \$0.00

Available Balance: \$0.00

Board Action

Moved by:

Seconded by:

Action Taken:

- 11- HIRSCHMANN (Rail switch - BRS30)
- 11- ALLEN BRADY - (1756-CN2 MODULE)
- 12- ALLEN BRADY - (1756-ENBT COMMS MODULE)
- 2- SLC 500 ALLEN BRADY PLC'S with 2 EXTRA CARDS.
1- 1746-OW16 + 1- 1746-IA16
- 5- MDS - 2710 TRANSCIEVERS.
- 1- ASUS DESKTOP COMPUTER with POWER CORD
- 1- ACER 20" MONITOR with POWER CORD
- 1- Intel NUC 13 Pro Processor (complete kit)
- 1- CISCO SG 500 - 28 switch with POWER CORD
- 1- EXTRO AMPLIFIER WITH POWER CORD
- 2- HIRSCHMANN - MACH 102 - 24TP-F Switch
with POWER CORDS
- 1- DELL MC POWER EDGE R730 SERVER with
MOUNTING HARDWARE AND POWER CORDS.
- 1- DELL MC POWER EDGE R910 SERVER with mounting
HARDWARE AND POWER CORDS.



Supervisors' Requests



Adjournment