



Rizzetta & Company

Meadow Pointe III Community Development District

**Board of Supervisors'
Regular Meeting
November 16, 2022**

**District Office:
5844 Old Pasco Road, Suite 100
Pasco, Florida 33544
813.994.1001**

www.meadowpointe3cdd.org

MEADOW POINTE III COMMUNITY DEVELOPMENT DISTRICT AGENDA

At the Meadow Pointe III Clubhouse, located at 1500 Meadow Pointe Blvd, Wesley Chapel, FL 33543.

District Board of Supervisors	Michael Hall Paul Carlucci John Johnson Glen Aleo Michael Torres	Chairman Vice Chairman Assistant Secretary Assistant Secretary Assistant Secretary
District Manager	Daryl Adams	Rizzetta & Company, Inc.
District Attorney	Vivek Babbar	Straley, Robin, & Vericker
District Engineer Services Inc	Tonja Stewart	Stantec Consulting

All Cellular phones and pagers must be turned off while in the clubhouse.

The Audience Comment portion of the agenda is where individuals may make comments on matters that concern the District. Individuals are limited to a total of three (3) minutes to make comments during this time.

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this meeting/hearing/workshop is asked to advise the District Office at least forty-eight (48) hours before the meeting/hearing/workshop by contacting the District Manager at (813) 533-2950. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) 1-800-955-8770 (Voice), who can aid you in contacting the District Office.

A person who decides to appeal any decision made at the meeting/hearing/workshop with respect to any matter considered at the meeting/hearing/workshop is advised that person will need a record of the proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made including the testimony and evidence upon which the appeal is to be based.

MEADOW POINTE III COMMUNITY DEVELOPMENT DISTRICT

District Office - Wesley Chapel, Florida 33544 - 813-994-1001
Mailing Address – 3434 Colwell Ave, Suite 200, Tampa, Florida 33614
meadowpointe3CDD.org

November 11, 2022

**Board of Supervisors
Meadow Pointe III
Development District**

REVISED AGENDA

Dear Board Members:

The regular meeting of the Board of Supervisors of the Meadow Pointe III Community Development District will be held on **Wednesday, November 16, 2022 at 6:30 p.m.**, to be held at the Meadow Pointe III Clubhouse, located at 1500 Meadow Pointe Blvd, Wesley Chapel, FL 33543. The following is the agenda for this meeting:

- 1. CALL TO ORDER / ROLL CALL**
- 2. PLEDGE OF ALLEGIANCE**
- 3. AUDIENCE COMMENTS ON AGENDA ITEMS**
- 4. STAFF REPORTS**
 - A.** Community Deputy Update
 - B.** Aquatics Update
 1. October Waterway Inspection Report Tab 1
 - C.** Landscape Update
 1. OLM October Inspection Report..... Tab 2
 2. Yellowstone October Inspection Report..... Tab 3
 3. Consideration of Yellowstone Street Tree Proposals Tab 4
 4. Consideration of Yellowstone Entrance Proposals..... Tab 5
 5. Consideration of Fallen Tree Removal Proposal Tab 6
 6. Consideration of Sod Replacement at Sheringham & Lakenheath..... Tab 7
 7. Consideration of Street Tree Replacement at Sheringham & Nesslewood..... Tab 8
 8. Consideration of Community Mulch Proposal..... Tab 9
 9. Consideration of Winter Annual Rotation Tab 10
 - D.** Amenity Management
 1. Presentation of October Amenity Report..... Tab 11
 - E.** District Counsel
 - F.** District Engineer
 - G.** District Manager
 1. Review of District Manager's Report Tab 12

5. BUSINESS ITEMS

A. None

6. BUSINESS ADMINISTRATION

A. Consideration of Minutes of Board of Supervisors'
Regular Meeting held on October 19, 2022..... Tab 13

B. Consideration of Operations & Maintenance
Expenditures for September 2022..... Tab 14

7. SUPERVISOR REQUESTS AND AUDIENCE COMMENTS

8. ADJOURNMENT

I look forward to seeing you at the meeting. In the meantime, if you have any questions, or to obtain a copy of the full agenda, please do not hesitate to contact me at (813) 994-1001, darryla@rizzetta.com, or Stacey Gillis at sgillis@rizzetta.com.

Sincerely,

Daryl Adams

Daryl Adams
District Manager

Tab 1

SOLITUDE

LAKE MANAGEMENT



Meadow Pointe III Waterway Inspection Report

Reason for Inspection: Scheduled-recurring

Inspection Date: 2022-11-04

Prepared for:

District Manager
Rizzetta & Company

Prepared by:

Jason Diogo, Aquatic Biologist

Wesley Chapel Field Office
SOLITUDELAKEMANAGEMENT.COM
888.480.LAKE (5253)

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Site: 34

Comments:

Normal growth observed
Site contains minor floating Duckweed along the perimeter(right). Treatment will be applied during next maintenance. Expect 7-10 days for results

Action Required:

Routine maintenance next visit

Target:

Duckweed



November, 2022



November, 2022

Site: 35

Comments:

Normal growth observed
Site is in excellent shape with the exception of minor floating Salvinia along the perimeter(right). Treatment scheduled during next service. Expect 7-10 days for results

Action Required:

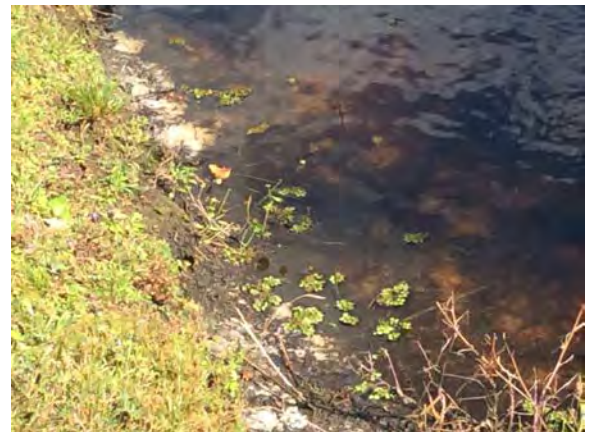
Routine maintenance next visit

Target:

Floating Weeds



November, 2022



November, 2022

Site: 36

Comments:

Normal growth observed
Site contains minor floating duckweed along the perimeter(right). Treatment will be applied during upcoming maintenance visit.

Action Required:

Routine maintenance next visit

Target:

Duckweed



November, 2022



November, 2022

Site: 37

Comments:

Treatment in progress

Torpedograss intrusion within the native vegetation was targeted with a selective herbicide during a recent visit. Decomposition can be seen throughout.

Action Required:

Routine maintenance next visit

Target:

Torpedograss



November, 2022



November, 2022

Site: 38

Comments:

Treatment in progress

Decomposing Torpedograss from a recent treatment was noted along the perimeter. No other issues observed.

Action Required:

Routine maintenance next visit

Target:

Shoreline weeds



November, 2022



November, 2022

Site: 39

Comments:

Treatment in progress

Torpedograss intrusion within the native vegetation was targeted with a selective herbicide during a recent visit. Decomposition can be seen throughout.

Action Required:

Routine maintenance next visit

Target:

Torpedograss



November, 2022



November, 2022

Site: 40

Comments:

Normal growth observed
Moderate floating Duckweed observed in this small shallow sump. Treatment will be applied during upcoming maintenance. Expect 7-10 days for results.

Action Required:

Routine maintenance next visit

Target:

Duckweed



November, 2022



November, 2022

Site: 41

Comments:

Site looks good
No issues observed at the time of inspection.

Action Required:

Routine maintenance next visit

Target:



November, 2022



November, 2022

Site: 42

Comments:

Site looks good.
No issues observed at the time of inspection.

Action Required:

Routine maintenance next visit

Target:



November, 2022



November, 2022

Site: 43

Comments:

Normal growth observed
Very minor Planktonic algae observed on the surface.
Treatment will be applied during next service. Expect 7 days for results.



November, 2022



November, 2022

Action Required:

Routine maintenance next visit

Target:

Planktonic algae

Site: 44

Comments:

Normal growth observed
Site contains minor Pennywort along the perimeter. Native Gulf Spikerush looks good.



Action Required:

Routine maintenance next visit

Target:

Pennywort

Site: 45

Comments:

Site looks good
No nuisance vegetation present. Native plants are healthy and thriving.



November, 2022



November, 2022

Action Required:

Routine maintenance next visit

Target:

Site: 46

Comments:

Site looks good

No issues observed at the time of inspection.

Action Required:

Routine maintenance next visit

Target:



November, 2022



November, 2022

Site: 47

Comments:

Normal growth observed

Very minor shoreline weeds present. Open water looks good.

Action Required:

Routine maintenance next visit

Target:

Shoreline weeds



November, 2022



November, 2022

Site: 48

Comments:

Site looks good

No issues observed at the time of inspection.

Action Required:

Routine maintenance next visit

Target:



November, 2022



November, 2022

Site: 49

Comments:

Requires attention

No issues observed with the pond. Large tree has come down blocking a portion of our shoreline access on the SE corner of the pond. Removal requested.

Action Required:

Routine maintenance next visit

Target:

Species non-specific



November, 2022



November, 2022

Site: 50

Comments:

Site looks good

No issues observed at the time of inspection.

Action Required:

Routine maintenance next visit

Target:



November, 2022



November, 2022

Site: 51

Comments:

Site looks good

No issues observed at the time of inspection.

Action Required:

Routine maintenance next visit

Target:



November, 2022



November, 2022

Site: 52**Comments:**

Requires attention

Site contains heavy algae and floating Azolla. Expect 7 days for algae to clear up and up to 4 weeks for the Azolla.

Action Required:

Treat within 7 days

Target:

Surface algae



November, 2022



November, 2022

Management Summary

The sites in this month's inspection continue to look very good. The only site with significant issues is site 52. This very shallow site tends to have excessive water flow, which doesn't allow our herbicide to remain in the water column long enough to do its job. Our previous treatments have had little effect, so we will try attacking it with another method. We'll be utilizing a more aggressive herbicide that works much faster, but we'll only be able to treat a portion of the pond at a time to avoid harming wildlife.

Floating weeds like Duckweed, Salvinia and Azolla were found in a handful of ponds (34, 35, 36, 40, 52), but in small amounts. They should all fall out within a week or so of treatment.

Site 49 has a large tree that most likely came down after Hurricane Ian. It blocks the shoreline and denies us access to a small portion of the perimeter. It's a pretty large tree that may be a bit much for landscaping to handle. If needed, our team can provide a quote to have it completely removed.

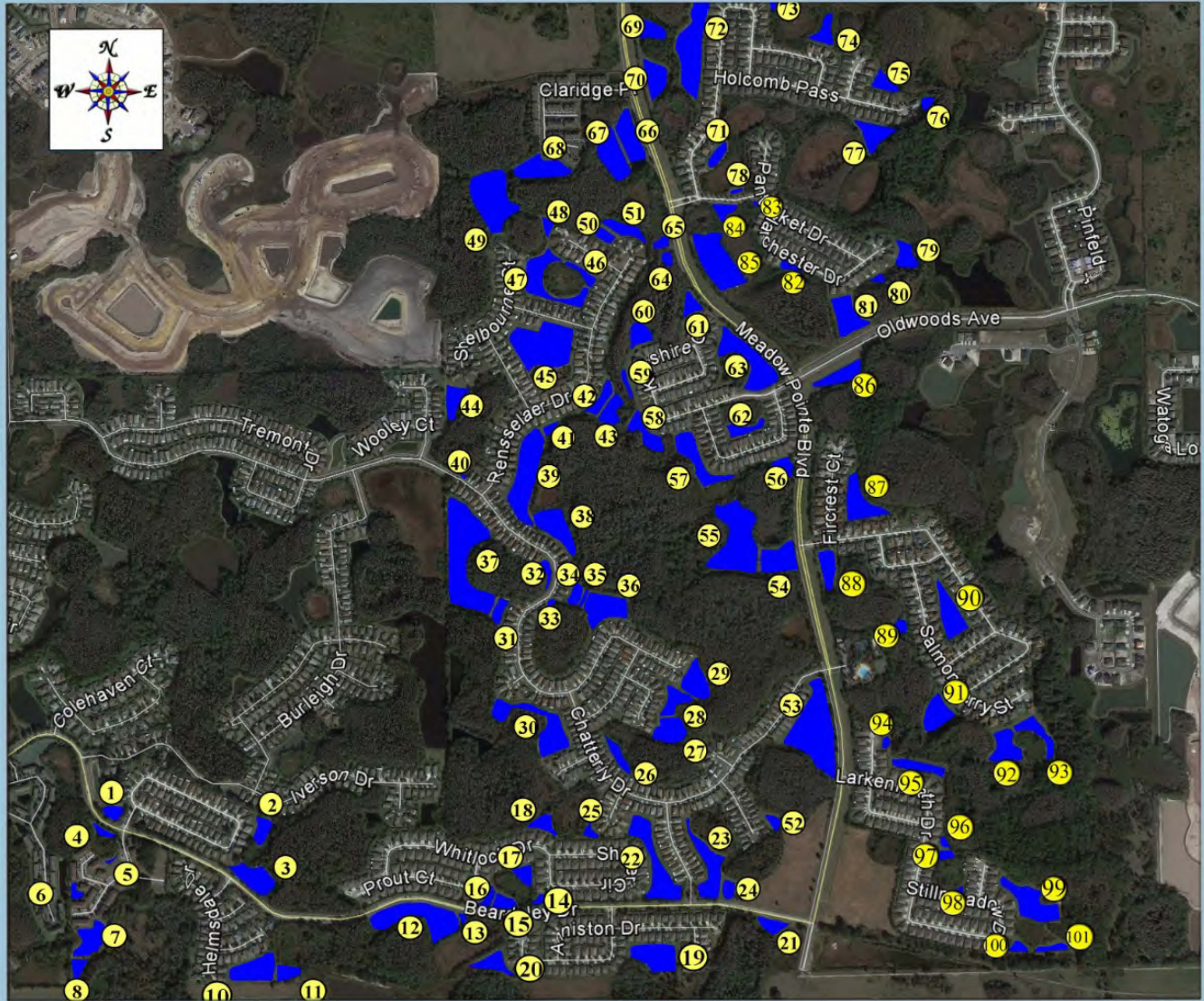
Feel free to reach out with any questions or concerns: jason.diogo@solitudelake.com

Thanks for choosing Solitude Lake Management!

	Comments	Target	Action Required
34	Normal growth observed	Duckweed	Routine maintenance next visit
35	Normal growth observed	Floating Weeds	Routine maintenance next visit
36	Normal growth observed	Duckweed	Routine maintenance next visit
37	Treatment in progress	Torpedograss	Routine maintenance next visit
38	Treatment in progress	Shoreline weeds	Routine maintenance next visit
39	Treatment in progress	Torpedograss	Routine maintenance next visit
40	Normal growth observed	Duckweed	Routine maintenance next visit
41	Site looks good		Routine maintenance next visit
42			Routine maintenance next visit
43	Normal growth observed	Planktonic algae	Routine maintenance next visit
44	Normal growth observed	Pennywort	Routine maintenance next visit
45	Site looks good		Routine maintenance next visit
46	Site looks good		Routine maintenance next visit
47	Normal growth observed	Shoreline weeds	Routine maintenance next visit
48	Site looks good		Routine maintenance next visit
49	Requires attention	Species non-specific	Routine maintenance next visit
50	Site looks good		Routine maintenance next visit
51	Site looks good		Routine maintenance next visit
52	Requires attention	Surface algae	Treat within 7 days

Meadow Pointe III CDD
Wesley Chapel, Florida

Call 888.480.LAKE



Tab 2



MEADOW POINTE III CDD

LANDSCAPE INSPECTION

October 19, 2022

ATTENDING:

BRANDON PADILLA – YELLOWSTONE LANDSCAPE
PAUL WOODS – OLM, INC.

SCORE: 89.5%

**NEXT INSPECTION
NOVEMBER 23, 2022 AT 8:30 AM**

CATEGORY I: MAINTENANCE CARRYOVER ITEMS

NONE

CATEGORY II: MAINTENANCE ITEMS

CLUBHOUSE

- 1. Remove windfall including leaf drop from mulch beds. Avoid blowing debris into mulch beds.**
2. Proceed with fall tree and shrub fertilization.
3. I recommend redistributing mulch stacked up at the crowns of plants to improve plant vigor and fertilization.
4. Throughout: Rejuvenate Fakahatchee Grass.
5. Use a brush blade or line trimmer to detail the wood line where weedy growth and grass is growing up.
6. Between shuffleboard and basketball courts: Establish soft edges in the mulch stand between the Pine trees.
7. Control bed weeds.
8. Around the perimeter of the tennis court: Control weeds in mulch beds.
9. Playground: Lightly blow to dislodge and remove pine straw and leaf debris.
10. Adjacent to the pickleball court: Round outside edge of Elaeagnus so it does not overgrow the sidewalk area, eliminating the vase shape.
- 11. Control weeds in irrigated turf.**
12. I recommend elevating Crape Myrtles to create a uniform multi stem appearance, removing small limbs at the 10 foot and under level.

MEADOW POINTE BOULEVARD

13. Throughout: Rejuvenate prune Fakahatchee Grass.
14. Continue removing Spanish Moss from common area trees.

15. Elevate Maple, Oak tree, etc. canopies uniformly to 15 feet, correcting any stubs or weak attachments.
16. Claridge Place entrance: Round outside edge of Ilex 'Schillings' to create a mounded form.
17. Control weeds in seasonal color plantings.
- 18. Contractor is reminded of the use of pine fines in Seasonal Color per contract specifications.**
19. Sheringham monument sign: Prune Gold Mound Duranta to a uniform height.
20. Heatherstone village monument: Confirm irrigation coverage. I recommend reducing irrigation to permit drying. Closely monitor the need for supplemental irrigation in seasonal color beds.
21. Heatherstone village entrance: Hand prune dead wood from Junipers.
22. 31000 block of Heatherstone Drive: Prune back wood line overgrowth extending into mowable areas along the west shoreline of pond 51.

LARKENHEATH

23. Village entrance: Monitor Arborescens Trinette for Thrip injury.
24. Gate island: Monitor Indian Hawthorn for Chilli Thrips.
25. Entrance: Monitor irrigation. I recommend rain holds to permit significant drying in the irrigated right-of-ways.
26. Detail the base of the white vinyl fence along the south perimeter. I recommend using a soil sterilant or nonselective control between the trees and the fence to facilitate ease of maintenance.

WRENCREST

27. Proceed with shrub fertilizations.
28. Remove herbicide treated weeds from right-of-way bed areas.
29. Confirm irrigation coverage. It appears there is a leaking valve in the center island.
30. Throughout right-of-way mulch beds: Dispose of pine straw or relocate it into non-pine bark mulched beds. Do not blow pine straw on top of plants.

WHITLOCK

31. Remove dead and declining Walters Viburnum throughout the entrance.

32. I recommend removing the remnant Society Garlic in the curb side plantings, maintaining this as a mulched bed.
33. Keypad island: Remove the remnant Society Garlic, maintain this as a mulched bed.
34. Hand prune multi stem Copperleaf plants, reducing them by approximately 1/3.
35. Remove viney growth from Loropetalum.
36. Remove remaining herbicide treated weeds.

BEARDSLEY DRIVE

37. Use a leaf rake to remove reachable debris from pond shores.
38. Ammanford frontage: Remove Spanish Moss up to 15 feet from trees.
39. Ammanford: Prune dead Podocarpus to ground level on the backside of the gate arm.

HILLHURST CROSSING

40. Remove windfall and debris from common area adjacent to the large Oak trees.
41. Control bed weeds in Asiatic Jasmine plantings.

BROUGHTON PLACE

42. Reduce height of Gold Mound Duranta to create a stairstep presentation at the gate island with the Crotons.
43. Control viney growth in common area hedgerows.

ALCHESTER

44. Village entrance: Control disease in Ilex 'Schillings'. I recommend a reduction prune below fungal damage, allowing the plant to recover.
45. Village entrance: Use sanitized pruning tools to remove dead wood from Holly trees.
- 46. Improve curb cleanliness.**
47. Gate island: Remove Oak volunteers from Pittosporum hedgerow.
48. Along the south and west shores of pond 20 at Appian Place: Use a brush blade or heavy line trimmer to reduce Cogongrass and overgrowth extending into mowable areas.

CATEGORY III: IMPROVEMENTS – PRICING

1. Clubhouse: Provide a price to remove declining River Birch across the frontage berm to improve light penetration to Crape Myrtles and improved visibility of the flagpole.

CATEGORY IV: NOTES TO OWNER

NONE

CATEGORY V: NOTES TO CONTRACTOR

1. Refer to contract specifications regarding natural area maintenance and the buffer zone between wood lots and turf.
2. Contractor is reminded of 52 week deliverables of turf and bed weed control and site cleanliness.

cc: Matthew Huber mhuber@rizzetta.com
Darryl Adams darryla@rizzetta.com
Stacey Gillis SGillis@rizzetta.com
Michael Rodriguez mpiiiclub@tampabay.rr.com
John Johnson seat4@meadowpointe3.org
Brian Mahar bmahar@yellowstonelandscape.com
Kevin Oliva koliva@yellowstonelandscape.com
Brandon Padilla bpadilla@yellowstonelandscape.com

MEADOW POINTE III

MONTHLY LANDSCAPE MAINTENANCE INSPECTION GRADESHEET

A. LANDSCAPE MAINTENANCE	VALUE	DEDUCTION	REASON FOR DEDUCTION
TURF	5		
TURF FERTILITY	15		
TURF EDGING	5		
WEED CONTROL – TURF AREAS	10	-5	Bermuda turf weeds
TURF INSECT/DISEASE CONTROL	10		
PLANT FERTILITY	5		
WEED CONTROL – BED AREAS	10	-2	Entry and gate arms
PLANT INSECT/DISEASE CONTROL	10		
PRUNING	10	-3	Moss, woodlines
MULCHING	5	-1	Remove pine needles from
WATER/IRRIGATION MANAGEMENT	15	-2	Reduce to allow drying
CLEANLINESS	5	-2	Leaf accumulation in mulch beds
CARRY OVER	5		

B. SEASONAL COLOR/PERENNIAL MAINTENANCE	VALUE	DEDUCTION	REASON FOR DEDUCTION
VIGOR/APPEARANCE	10	-2	Pine fines per specification missing
INSECT/DISEASE CONTROL	10		
DEADHEADING/PRUNING	10		
MAXIMUM VALUE	145		

Date 10-19-22_Score: 89.5% _Performance Payment™ 100 %

Contractor Signature: _____

Inspector Signature:  _____

Property Representative Signature: _____



Tab 3



Brandon Padilla
Yellowstone Landscape

MEADOW POINTE III CDD - SITE AUDIT REPORT

Wednesday, 09 November 2022

Prepared For Meadow Pointe III

14 observations Identified



ENTRANCES

Assigned To Maintenance

Entrances are being maintained. Annual flowers look vibrant and full of color.



ENTRANCES

Assigned To Maintenance

Same as above



TURF AND MOWING

Assigned To Maintenance

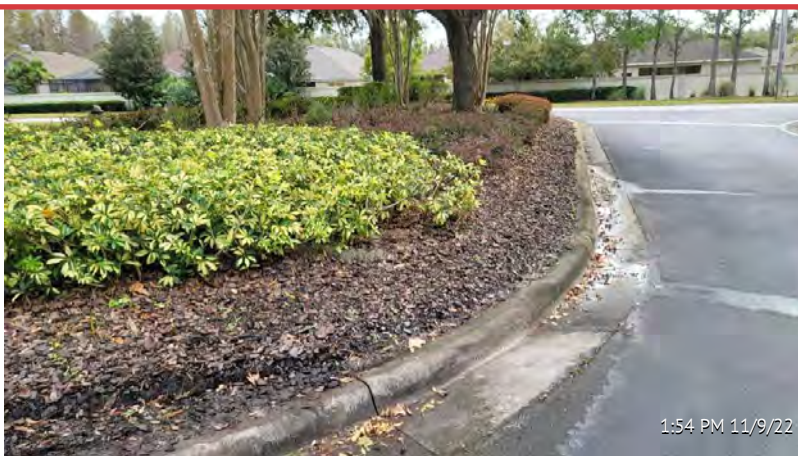
Your had been treated and has been serviced. We are now on our bi-weekly schedule.



PONDS AND COMMON AREAS

Assigned To Maintenance

Ponds and common areas have been serviced and are being maintained bi-weekly.



ISLANDS AT ENTRANCES

Assigned To Management & Irrigation

In multiple islands at the entrances throughout the property there has been tire tracks and excessive water run off on the pavement. We'll have irrigation team address and repair.



DECLINING PLANT MATERIAL

Assigned To Maintenance

Remove dead and/or declining plant material. Already tried cutting back for new growth no success. Recommend removal and replacement.



DECLINING PLANT MATERIAL

Assigned To Maintenance

Same as above. Red copper leaf plants need to be cutback to encourage new growth and rejuvenation.



IRRIGATION BREAKS

Assigned To Irrigation

Irrigation breaks on Beardsley caused by vehicles parking on the turf along the roadways.



IRRIGATION BREAKS

Assigned To Irrigation

Same as above



WINDFALL DEBRIS

Assigned To Maintenance

Remove any and all Windfall Debris throughout the property during services.



AMMANFORD STREET TREES TRIMMING

Assigned To Management

Ammanford street tree trimming has been completed.



PONDS AND COMMON AREAS

Assigned To Maintenance

Ponds and common areas have been serviced.



PONDS AND CONSERVATION CUTBACKS

Assigned To Maintenance

Ponds and conservation Cutbacks are getting serviced.



GREEN POST EXPOSURE

Assigned To Maintenance

Line trim around green posts so they have full exposure.

Tab 4

PHASE 1



Proposal #260694

Date: 11/03/2022

From: Brandon Padilla

Proposal For

Meadow Pointe III CDD
c/o Rizzetta & Company, Inc.
5844 Old Pasco Rd
Suite 100
Wesley Chapel, FL 33544

main:
mobile:

Location

1500 Meadow Pointe Blvd
Wesley Chapel , FL 33543

Property Name: Meadow Pointe III CDD

Wrencrest - Phase 1 Street Trees #3 (2022)

Terms: Net 30

DESCRIPTION	QUANTITY	UNIT PRICE	AMOUNT
Trim,.Bed Edge, Treat and Remove Weeds, and Water Bag Removal	181.00	\$20.00	\$3,620.00

Client Notes

Yellowstone will trim (181) trees from overhanging sidewalks and roadways, remove bed weeds and bed edge around the tree. This is a one time service.

Signature

x

SUBTOTAL	\$3,620.00
SALES TAX	\$0.00
TOTAL	\$3,620.00

Signature above authorizes Yellowstone Landscape to perform work as described above and verifies that the prices and specifications are hereby accepted. All overdue balances will be charge a 1.5% a month, 18% annual percentage rate. Limited Warranty: All plant material is under a limited warranty for one year. Transplanted plant material and/or plant material that dies due to conditions out of Yellowstone Landscape's control (i.e. Acts of God, vandalism, inadequate irrigation due to water restrictions, etc.) shall not be included in the warranty.

Contact

Print Name: _____

Title: _____

Date: _____

Assigned To

Brandon Padilla
Office:
bpadilla@yellowstonelandscape.com

PHASE 2



Proposal #260727

Date: 11/03/2022

From: Brandon Padilla

Proposal For

Meadow Pointe III CDD
 c/o Rizzetta & Company, Inc.
 5844 Old Pasco Rd
 Suite 100
 Wesley Chapel, FL 33544

main:
 mobile:

Location

1500 Meadow Pointe Blvd
 Wesley Chapel, FL 33543

Property Name: Meadow Pointe III CDD

Alchester Place - Phase 2 Street Trees #3 - 2022

Terms: Net 30

DESCRIPTION	QUANTITY	UNIT PRICE	AMOUNT
Trim,.Bed Edge, Treat and Remove Weeds	94.00	\$20.00	\$1,880.00

Client Notes

Yellowstone will trim (94) trees from overhanging sidewalks and roadways, remove bed weeds and bed edge around the tree. This is a one time service.

	SUBTOTAL	\$1,880.00
Signature	SALES TAX	\$0.00
x	TOTAL	\$1,880.00

*Signature above authorizes Yellowstone Landscape to perform work as described above and verifies that the prices and specifications are hereby accepted. All overdue balances will be charge a 1.5% a month, 18% annual percentage rate.
 Limited Warranty: All plant material is under a limited warranty for one year. Transplanted plant material and/or plant material that dies due to conditions out of Yellowstone Landscape's control (i.e. Acts of God, vandalism, inadequate irrigation due to water restrictions, etc.) shall not be included in the warranty.*

Contact

Print Name: _____

Title: _____

Date: _____

Assigned To

Brandon Padilla
 Office:
 bpadilla@yellowstonelandscape.com



Proposal #260718

Date: 11/03/2022

From: Brandon Padilla

Proposal For

Meadow Pointe III CDD
 c/o Rizzetta & Company, Inc.
 5844 Old Pasco Rd
 Suite 100
 Wesley Chapel, FL 33544

main:
 mobile:

Location

1500 Meadow Pointe Blvd
 Wesley Chapel, FL 33543

Property Name: Meadow Pointe III CDD

Broughton Place - Phase 2 Street Trees #3 - 2022

Terms: Net 30

DESCRIPTION	QUANTITY	UNIT PRICE	AMOUNT
Trim,.Bed Edge, Treat and Remove Weeds	77.00	\$20.00	\$1,540.00

Client Notes

Yellowstone will trim (77) trees from overhanging sidewalks and roadways, remove bed weeds and bed edge around the tree. This is a one time service.

	SUBTOTAL	\$1,540.00
Signature	SALES TAX	\$0.00
x	TOTAL	\$1,540.00

Signature above authorizes Yellowstone Landscape to perform work as described above and verifies that the prices and specifications are hereby accepted. All overdue balances will be charge a 1.5% a month, 18% annual percentage rate. Limited Warranty: All plant material is under a limited warranty for one year. Transplanted plant material and/or plant material that dies due to conditions out of Yellowstone Landscape's control (i.e. Acts of God, vandalism, inadequate irrigation due to water restrictions, etc.) shall not be included in the warranty.

Contact

Print Name: _____

Title: _____

Date: _____

Assigned To

Brandon Padilla
 Office:
 bpadilla@yellowstonelandscape.com



Proposal #260738

Date: 11/03/2022

From: Brandon Padilla

Proposal For

Meadow Pointe III CDD
 c/o Rizzetta & Company, Inc.
 5844 Old Pasco Rd
 Suite 100
 Wesley Chapel, FL 33544

main:
 mobile:

Location

1500 Meadow Pointe Blvd
 Wesley Chapel, FL 33543

Property Name: Meadow Pointe III CDD

Whitlock - Phase 2 Street Trees #3 - 2022

Terms: Net 30

DESCRIPTION	QUANTITY	UNIT PRICE	AMOUNT
Trim,.Bed Edge, Treat and Remove Weeds, and Water Bag Removal	65.00	\$20.00	\$1,300.00

Client Notes

Yellowstone will trim (65) trees from overhanging sidewalks and roadways, remove bed weeds and bed edge around the tree. This is a one time service.

	SUBTOTAL	\$1,300.00
Signature	SALES TAX	\$0.00
x	TOTAL	\$1,300.00

*Signature above authorizes Yellowstone Landscape to perform work as described above and verifies that the prices and specifications are hereby accepted. All overdue balances will be charge a 1.5% a month, 18% annual percentage rate.
 Limited Warranty: All plant material is under a limited warranty for one year. Transplanted plant material and/or plant material that dies due to conditions out of Yellowstone Landscape's control (i.e. Acts of God, vandalism, inadequate irrigation due to water restrictions, etc.) shall not be included in the warranty.*

Contact

Print Name: _____

Title: _____

Date: _____

Assigned To

Brandon Padilla
 Office:
 bpadilla@yellowstonelandscape.com

PHASE 3



Proposal #260723

Date: 11/03/2022

From: Brandon Padilla

Proposal For

Meadow Pointe III CDD
 c/o Rizzetta & Company, Inc.
 5844 Old Pasco Rd
 Suite 100
 Wesley Chapel, FL 33544

main:
 mobile:

Location

1500 Meadow Pointe Blvd
 Wesley Chapel, FL 33543

Property Name: Meadow Pointe III CDD

Beaconsfield - Phase 3 Street Trees #3 - 2022

Terms: Net 30

DESCRIPTION	QUANTITY	UNIT PRICE	AMOUNT
Trim,.Bed Edge, Treat and Remove Weeds	48.00	\$20.00	\$960.00

Client Notes

Yellowstone will trim (48) trees from overhanging sidewalks and roadways, remove bed weeds and bed edge around the tree. This is a one time service.

	SUBTOTAL	\$960.00
Signature	SALES TAX	\$0.00
x	TOTAL	\$960.00

Signature above authorizes Yellowstone Landscape to perform work as described above and verifies that the prices and specifications are hereby accepted. All overdue balances will be charge a 1.5% a month, 18% annual percentage rate. Limited Warranty: All plant material is under a limited warranty for one year. Transplanted plant material and/or plant material that dies due to conditions out of Yellowstone Landscape's control (i.e. Acts of God, vandalism, inadequate irrigation due to water restrictions, etc.) shall not be included in the warranty.

Contact

Print Name: _____

Title: _____

Date: _____

Assigned To

Brandon Padilla
 Office:
 bpadilla@yellowstonelandscape.com



Proposal #260756

Date: 11/03/2022

From: Brandon Padilla

Proposal For

Meadow Pointe III CDD
 c/o Rizzetta & Company, Inc.
 5844 Old Pasco Rd
 Suite 100
 Wesley Chapel, FL 33544

main:
 mobile:

Location

1500 Meadow Pointe Blvd
 Wesley Chapel, FL 33543

Property Name: Meadow Pointe III CDD

Heatherstone - Phase 3 Street Trees #3 - 2022

Terms: Net 30

DESCRIPTION	QUANTITY	UNIT PRICE	AMOUNT
Trim,.Bed Edge, Treat and Remove Weeds	84.00	\$20.00	\$1,680.00

Client Notes

Yellowstone will trim (84) trees from overhanging sidewalks and roadways, remove bed weeds and bed edge around the tree. This is a one time service.

	SUBTOTAL	\$1,680.00
Signature	SALES TAX	\$0.00
x	TOTAL	\$1,680.00

*Signature above authorizes Yellowstone Landscape to perform work as described above and verifies that the prices and specifications are hereby accepted. All overdue balances will be charge a 1.5% a month, 18% annual percentage rate.
 Limited Warranty: All plant material is under a limited warranty for one year. Transplanted plant material and/or plant material that dies due to conditions out of Yellowstone Landscape's control (i.e. Acts of God, vandalism, inadequate irrigation due to water restrictions, etc.) shall not be included in the warranty.*

Contact

Print Name: _____

Title: _____

Date: _____

Assigned To

Brandon Padilla
 Office:
 bpadilla@yellowstonelandscape.com



Proposal #260714

Date: 11/03/2022

From: Brandon Padilla

Proposal For

Meadow Pointe III CDD
 c/o Rizzetta & Company, Inc.
 5844 Old Pasco Rd
 Suite 100
 Wesley Chapel, FL 33544

main:
 mobile:

Location

1500 Meadow Pointe Blvd
 Wesley Chapel, FL 33543

Property Name: Meadow Pointe III CDD

Larkenheath - Phase 3 Street Trees #3

Terms: Net 30

DESCRIPTION	QUANTITY	UNIT PRICE	AMOUNT
Trim,.Bed Edge, Treat and Remove Weeds	5.00	\$20.00	\$100.00

Client Notes

Yellowstone will trim (5) trees from overhanging sidewalks and roadways, remove bed weeds and bed edge around the tree. This is a one time service.

	SUBTOTAL	\$100.00
Signature	SALES TAX	\$0.00
x	TOTAL	\$100.00

*Signature above authorizes Yellowstone Landscape to perform work as described above and verifies that the prices and specifications are hereby accepted. All overdue balances will be charge a 1.5% a month, 18% annual percentage rate.
 Limited Warranty: All plant material is under a limited warranty for one year. Transplanted plant material and/or plant material that dies due to conditions out of Yellowstone Landscape's control (i.e. Acts of God, vandalism, inadequate irrigation due to water restrictions, etc.) shall not be included in the warranty.*

Contact

Print Name: _____

Title: _____

Date: _____

Assigned To

Brandon Padilla
 Office:
 bpadilla@yellowstonelandscape.com



Proposal #260733

Date: 11/03/2022

From: Brandon Padilla

Proposal For

Meadow Pointe III CDD
 c/o Rizzetta & Company, Inc.
 5844 Old Pasco Rd
 Suite 100
 Wesley Chapel, FL 33544

main:
 mobile:

Location

1500 Meadow Pointe Blvd
 Wesley Chapel, FL 33543

Property Name: Meadow Pointe III CDD

Nesslewood - Phase 3 Street Trees #3 - 2022

Terms: Net 30

DESCRIPTION	QUANTITY	UNIT PRICE	AMOUNT
Trim,.Bed Edge, Treat and Remove Weeds	56.00	\$20.00	\$1,120.00

Client Notes

Yellowstone will trim (56) trees from overhanging sidewalks and roadways, remove bed weeds and bed edge around the tree. This is a one time service.

	SUBTOTAL	\$1,120.00
Signature	SALES TAX	\$0.00
x	TOTAL	\$1,120.00

*Signature above authorizes Yellowstone Landscape to perform work as described above and verifies that the prices and specifications are hereby accepted. All overdue balances will be charge a 1.5% a month, 18% annual percentage rate.
 Limited Warranty: All plant material is under a limited warranty for one year. Transplanted plant material and/or plant material that dies due to conditions out of Yellowstone Landscape's control (i.e. Acts of God, vandalism, inadequate irrigation due to water restrictions, etc.) shall not be included in the warranty.*

Contact

Print Name: _____

Title: _____

Date: _____

Assigned To

Brandon Padilla
 Office:
 bpadilla@yellowstonelandscape.com

PHASE 4



Proposal #260767

Date: 11/03/2022

From: Brandon Padilla

Proposal For

Meadow Pointe III CDD
 c/o Rizzetta & Company, Inc.
 5844 Old Pasco Rd
 Suite 100
 Wesley Chapel, FL 33544

main:
 mobile:

Location

1500 Meadow Pointe Blvd
 Wesley Chapel, FL 33543

Property Name: Meadow Pointe III CDD

Rensselaer - Phase 4 Street Trees #3 - 2022

Terms: Net 30

DESCRIPTION	QUANTITY	UNIT PRICE	AMOUNT
Trim,.Bed Edge, Treat and Remove Weeds	134.00	\$20.00	\$2,680.00

Client Notes

Yellowstone will trim (134) trees from overhanging sidewalks and roadways, remove bed weeds and bed edge around the tree. This is a one-time service.

	SUBTOTAL	\$2,680.00
Signature	SALES TAX	\$0.00
x	TOTAL	\$2,680.00

Signature above authorizes Yellowstone Landscape to perform work as described above and verifies that the prices and specifications are hereby accepted. All overdue balances will be charge a 1.5% a month, 18% annual percentage rate. Limited Warranty: All plant material is under a limited warranty for one year. Transplanted plant material and/or plant material that dies due to conditions out of Yellowstone Landscape's control (i.e. Acts of God, vandalism, inadequate irrigation due to water restrictions, etc.) shall not be included in the warranty.

Contact

Print Name: _____

Title: _____

Date: _____

Assigned To

Brandon Padilla
 Office:
 bpadilla@yellowstonelandscape.com



Proposal #260761

Date: 11/03/2022

From: Brandon Padilla

Proposal For

Meadow Pointe III CDD
 c/o Rizzetta & Company, Inc.
 5844 Old Pasco Rd
 Suite 100
 Wesley Chapel, FL 33544

main:
 mobile:

Location

1500 Meadow Pointe Blvd
 Wesley Chapel, FL 33543

Property Name: Meadow Pointe III CDD

Sheringham - Phase 4 Street Trees #3 - 2022

Terms: Net 30

DESCRIPTION	QUANTITY	UNIT PRICE	AMOUNT
Trim,.Bed Edge, Treat and Remove Weeds	111.00	\$20.00	\$2,220.00

Client Notes

Yellowstone will trim (111) trees from overhanging sidewalks and roadways, remove bed weeds and bed edge around the tree. This is a one-time service.

	SUBTOTAL	\$2,220.00
Signature	SALES TAX	\$0.00
x	TOTAL	\$2,220.00

Signature above authorizes Yellowstone Landscape to perform work as described above and verifies that the prices and specifications are hereby accepted. All overdue balances will be charge a 1.5% a month, 18% annual percentage rate. Limited Warranty: All plant material is under a limited warranty for one year. Transplanted plant material and/or plant material that dies due to conditions out of Yellowstone Landscape's control (i.e. Acts of God, vandalism, inadequate irrigation due to water restrictions, etc.) shall not be included in the warranty.

Contact

Print Name: _____

Title: _____

Date: _____

Assigned To

Brandon Padilla
 Office:
 bpadilla@yellowstonelandscape.com

Tab 5



Proposal #201316

Date: 04/25/2022

From: Brandon Padilla

Proposal For

Meadow Pointe III CDD
 c/o Rizzetta & Company, Inc.
 5844 Old Pasco Rd
 Suite 100
 Wesley Chapel, FL 33544

main:
 mobile:

Location

1500 Meadow Pointe Blvd
 Wesley Chapel, FL 33543

Property Name: Meadow Pointe III CDD

Meadow Pointe III CDD - Heatherstone Entrance Project

Terms: Net 30

DESCRIPTION	QUANTITY	UNIT PRICE	AMOUNT
Labor	1.00	\$3,884.51	\$3,884.51
Japanese Blueberry	4.00	\$560.00	\$2,240.00
Podocarpus - Pringles #3 gal.	36.00	\$18.57	\$668.56
Red Copperleaf - #3 gal.	57.00	\$18.57	\$1,058.56
Arboricola - Trinette - #3 gal.	154.00	\$18.57	\$2,859.96
Asiatic Jasmine - #1 gal.	350.00	\$10.20	\$3,569.95
Podocarpus - Maki #7 gal.	43.00	\$65.71	\$2,825.67
Bike Rack	1.00	\$1,414.26	\$1,414.26
Fast Setting Concrete	2.00	\$17.86	\$35.71
Bahia Sod	1.00	\$385.71	\$385.71
Irrigation Labor	1.00	\$1,059.64	\$1,059.64
Irrigation Parts	1.00	\$600.00	\$600.00

Client Notes

Heatherstone Entrance Enhancement:

- Yellowstone will Site/Prep/Demo areas for install.
- **Yellowstone will install:**
- (4) Japanese Blueberry Trees
- (57) Red Copper Leaf - #3 gal.
- (36) Podocarpus Pringles - #3 gal.
- (154) Arboricola - Trinette - #3 gal.
- (350) Asiatic Jasmine - #1 gal.
- (43) Podocarpus - Maki - #7 gal.
- (1) Pallet - Bahia Sod
- (1) Bike Rack
- Yellowstone will clean up and remove all debris in areas worked.
- Yellowstone will have the irrigation team make adjustments and repairs for proper coverage and run times.

Signature

x

SUBTOTAL	\$20,602.53
SALES TAX	\$0.00
TOTAL	\$20,602.53

*Signature above authorizes Yellowstone Landscape to perform work as described above and verifies that the prices and specifications are hereby accepted. All overdue balances will be charge a 1.5% a month, 18% annual percentage rate.
Limited Warranty: All plant material is under a limited warranty for one year. Transplanted plant material and/or plant material that dies due to conditions out of Yellowstone Landscape's control (i.e. Acts of God, vandalism, inadequate irrigation due to water restrictions, etc.) shall not be included in the warranty.*

Contact

Assigned To

Print Name: _____

Brandon Padilla

Title: _____

Office:
bpadilla@yellowstonelandscape.com

Date: _____

BLANK



Proposal For

Meadow Pointe III CDD
 c/o Rizzetta & Company, Inc.
 5844 Old Pasco Rd
 Suite 100
 Wesley Chapel, FL 33544

main:
 mobile:

Location

1500 Meadow Pointe Blvd
 Wesley Chapel, FL 33543

Property Name: Meadow Pointe III CDD

Meadow Pointe III CDD - Whitlock Entrance Project

Terms: Net 30

DESCRIPTION	QUANTITY	UNIT PRICE	AMOUNT
Labor	1.00	\$2,589.68	\$2,589.68
Liriope "Super Blue" - #1 gal.	117.00	\$10.71	\$1,253.55
Plumbago - #3 gal.	62.00	\$17.14	\$1,062.84
Foxtail Fern - #3 gal.	74.00	\$18.57	\$1,374.27
Red Copperleaf - #3 gal.	76.00	\$18.57	\$1,411.41
Allamanda - #3 gal.	15.00	\$17.14	\$257.14
Arboricola "Trinette" - #3 gal.	78.00	\$18.57	\$1,448.55
Bahia Sod	1.00	\$385.71	\$385.71
Irrigation Labor	1.00	\$662.28	\$662.28
Irrigation Parts	1.00	\$600.00	\$600.00

Client Notes

Whitlock Entrance Enhancement:

- Yellowstone will Site/Prep/Demo areas for install.
- **Yellowstone will install:**
- (117) Liriope "Super Blue" - #1 gal.

- (62) Plumbago - #3 gal.
- (74) Foxtail Fern - #3 gal.
- (76) Red Copperleaf - #3 gal.
- (15) Allamanda - #3 gal.
- (78) Arboricola "Trinette" - #3 gal.
- (1) Pallet - Bahia Sod
- Yellowstone will clean up and remove all debris in all areas worked.
- Yellowstone will have the irrigation team make adjustments and repairs for proper coverage and run times.

Signature

x

SUBTOTAL	\$11,045.43
SALES TAX	\$0.00
TOTAL	\$11,045.43

*Signature above authorizes Yellowstone Landscape to perform work as described above and verifies that the prices and specifications are hereby accepted. All overdue balances will be charge a 1.5% a month, 18% annual percentage rate.
 Limited Warranty: All plant material is under a limited warranty for one year. Transplanted plant material and/or plant material that dies due to conditions out of Yellowstone Landscape's control (i.e. Acts of God, vandalism, inadequate irrigation due to water restrictions, etc.) shall not be included in the warranty.*

Contact

Print Name: _____

Title: _____

Date: _____

Assigned To

Brandon Padilla
 Office:
 bpadilla@yellowstonelandscape.com

BLANK



Proposal #206546

Date: 04/25/2022

From: Brandon Padilla

Proposal For

Meadow Pointe III CDD
 c/o Rizzetta & Company, Inc.
 5844 Old Pasco Rd
 Suite 100
 Wesley Chapel, FL 33544

main:
 mobile:

Location

1500 Meadow Pointe Blvd
 Wesley Chapel, FL 33543

Property Name: Meadow Pointe III CDD

Meadow Pointe III CDD - Wrencrest/Rensselaer Entrance Project
 Entrance Project

Terms: Net 30

DESCRIPTION	QUANTITY	UNIT PRICE	AMOUNT
Labor	1.00	\$2,913.38	\$2,913.38
Liriope "Super Blue" - #1 gal.	180.00	\$16.48	\$2,966.96
Plumbago - #3 gal.	36.00	\$17.14	\$617.13
Foxtail Fern - #3 gal.	50.00	\$18.57	\$928.56
Red Copperleaf - #3 gal.	85.00	\$18.57	\$1,578.55
Arboricola "Trinette" - #3 gal.	125.00	\$18.57	\$2,321.40
Podocarpus "Maki" - #3 gal.	15.00	\$65.71	\$985.70
Japanese Blueberry	4.00	\$560.00	\$2,240.00
Bahia Sod	1.00	\$385.71	\$385.71
Irrigation Labor	1.00	\$1,059.64	\$1,059.64
Irrigation Parts	1.00	\$600.00	\$600.00

Client Notes

Wrencrest/Rensselaer Entrance Enhancement:

- Yellowstone will Site/Prep/Demo areas for install.
- **Yellowstone will install:**
- (180) Liriope "Super Blue" - #1 gal.
- (36) Plumbago - #3 gal.
- (50) Foxtail Fern - #3 gal.
- (85) Red Copperleaf - #3 gal.
- (125) Arboricola "Trinette" - #3 gal.
- (15) Podocarpus "Maki" - #7 gal.
- (4) Japanese Blueberry - #30 gal.
- (1) Pallet - Bahia Sod
- Yellowstone will clean up and remove all debris in all areas worked.
- Yellowstone will have the irrigation team make adjustments and repairs for proper coverage and run times.

Signature

x

SUBTOTAL	\$16,597.03
SALES TAX	\$0.00
TOTAL	\$16,597.03

*Signature above authorizes Yellowstone Landscape to perform work as described above and verifies that the prices and specifications are hereby accepted. All overdue balances will be charge a 1.5% a month, 18% annual percentage rate.
 Limited Warranty: All plant material is under a limited warranty for one year. Transplanted plant material and/or plant material that dies due to conditions out of Yellowstone Landscape's control (i.e. Acts of God, vandalism, inadequate irrigation due to water restrictions, etc.) shall not be included in the warranty.*

Contact

Assigned To

Print Name: _____

Brandon Padilla
 Office:
 bpadilla@yellowstonelandscape.com

Title: _____

Date: _____

Tab 6



Proposal #256677

Date: 10/19/2022

From: Brandon Padilla

Proposal For

Meadow Pointe III CDD
 c/o Rizzetta & Company, Inc.
 5844 Old Pasco Rd
 Suite 100
 Wesley Chapel, FL 33544

main:
 mobile:

Location

1500 Meadow Pointe Blvd
 Wesley Chapel, FL 33543

Property Name: Meadow Pointe III CDD

MP3 - Fallen Tree Removals

Terms: Net 30



DESCRIPTION	QUANTITY	UNIT PRICE	AMOUNT
Labor	1.00	\$825.00	\$825.00

Client Notes

~ Removal of (2) Fallen Trees ~

- Yellowstone will flush cut (2) Fallen Trees along Meadow Pointe Blvd. across from Beaconsfield entrance.
- Yellowstone will throw debris back into Woodline conservation area.
- Yellowstone will clean up and blow off any debris in areas worked.

	SUBTOTAL	\$825.00
Signature	SALES TAX	\$0.00
x	TOTAL	\$825.00

*Signature above authorizes Yellowstone Landscape to perform work as described above and verifies that the prices and specifications are hereby accepted. All overdue balances will be charge a 1.5% a month, 18% annual percentage rate.
Limited Warranty: All plant material is under a limited warranty for one year. Transplanted plant material and/or plant material that dies due to conditions out of Yellowstone Landscape's control (i.e. Acts of God, vandalism, inadequate irrigation due to water restrictions, etc.) shall not be included in the warranty.*

Contact

Print Name: _____
Title: _____
Date: _____

Assigned To

Brandon Padilla
Office:
bpadilla@yellowstonelandscape.com

Tab 7



Proposal #261718

Date: 11/08/2022

From: Brandon Padilla

Proposal For

Meadow Pointe III CDD
 c/o Rizzetta & Company, Inc.
 5844 Old Pasco Rd
 Suite 100
 Wesley Chapel, FL 33544

main:
 mobile:

Location

1500 Meadow Pointe Blvd
 Wesley Chapel, FL 33543

Property Name: Meadow Pointe III CDD

MP3 - Sod Replacement @ Sheringham & Larkenheath Entrance

Terms: Net 30

DESCRIPTION	QUANTITY	UNIT PRICE	AMOUNT
Labor	1.00	\$450.00	\$450.00
Bahia Sod - Pallet	1.00	\$360.00	\$360.00
Sod Cutter	1.00	\$125.00	\$125.00
Irrigation Labor	1.00	\$78.57	\$78.57
Irrigation Parts	1.00	\$75.00	\$75.00

Client Notes

~ Sod Replacement @ Sheringham & Larkenheath Entrances ~

- Yellowstone will Replace (1) Pallet of Bahia Sod
- Yellowstone will clean up and remove all debris in areas worked.
- Yellowstone will have the irrigation team make adjustments and repairs for proper coverage and running times.

Signature

x

SUBTOTAL	\$1,088.57
SALES TAX	\$0.00
TOTAL	\$1,088.57

Signature above authorizes Yellowstone Landscape to perform work as described above and verifies that the prices and specifications are hereby accepted. All overdue balances will be charge a 1.5% a month, 18% annual percentage rate.

Limited Warranty: All plant material is under a limited warranty for one year. Transplanted plant material and/or plant material that dies due to conditions out of Yellowstone Landscape's control (i.e. Acts of God, vandalism, inadequate irrigation due to water restrictions, etc.) shall not be included in the warranty.

Contact

Print Name: _____

Title: _____

Date: _____

Assigned To

Brandon Padilla

Office:

bpadilla@yellowstonelandscape.com

Tab 8



Proposal #262011

Date: 11/09/2022

From: Brandon Padilla

Proposal For

Meadow Pointe III CDD
 c/o Rizzetta & Company, Inc.
 5844 Old Pasco Rd
 Suite 100
 Wesley Chapel, FL 33544

main:
 mobile:

Location

1500 Meadow Pointe Blvd
 Wesley Chapel, FL 33543

Property Name: Meadow Pointe III CDD

Meadow Pointe 3 CDD - Street Tree Replacements @
 Sheringham/Nesslewood

Terms: Net 30

DESCRIPTION	QUANTITY	UNIT PRICE	AMOUNT
Labor	1.00	\$2,150.00	\$2,150.00
Japanese Blueberry - #30 gal.	1.00	\$18,160.00	\$18,160.00

Client Notes

~ Street Tree Replacements on Sheringham/Nesslewood ~

- Yellowstone will remove (31) Cedar Trees and replace with (31) #30 gal. Japanese Blueberry Trees.
- Yellowstone will clean up and remove all debris in areas worked.

Signature

x

SUBTOTAL	\$20,310.00
SALES TAX	\$0.00
TOTAL	\$20,310.00

Signature above authorizes Yellowstone Landscape to perform work as described above and verifies that the prices and specifications are hereby accepted. All overdue balances will be charge a 1.5% a month, 18% annual percentage rate.

Limited Warranty: All plant material is under a limited warranty for one year. Transplanted plant material and/or plant material that dies due to conditions out of Yellowstone Landscape's control (i.e. Acts of God, vandalism, inadequate irrigation due to water restrictions, etc.) shall not be included in the warranty.

Contact

Print Name: _____

Title: _____

Date: _____

Assigned To

Brandon Padilla

Office:

bpadilla@yellowstonelandscape.com

Tab 9



Proposal #262464

Date: 11/11/2022

From: Brandon Padilla

Proposal For

Meadow Pointe III CDD
c/o Rizzetta & Company, Inc.
5844 Old Pasco Rd
Suite 100
Wesley Chapel, FL 33544

main:
mobile:

Location

1500 Meadow Pointe Blvd
Wesley Chapel , FL 33543

Property Name: Meadow Pointe III CDD

Meadow Pointe 3 - CDD - Community Mulch - 2022

Terms: Net 30

DESCRIPTION	QUANTITY	UNIT PRICE	AMOUNT
Mulch	1.00	\$31,500.00	\$31,500.00

Client Notes

~ Community Mulch ~

- Yellowstone will install (630) Yards of Pine Bark Mini Nuggets throughout the property.
- Yellowstone will clean up and remove all debris in areas worked.

	SUBTOTAL	\$31,500.00
Signature	SALES TAX	\$0.00
x	TOTAL	\$31,500.00

Signature above authorizes Yellowstone Landscape to perform work as described above and verifies that the prices and specifications are hereby accepted. All overdue balances will be charge a 1.5% a month, 18% annual percentage rate.
 Limited Warranty: All plant material is under a limited warranty for one year. Transplanted plant material and/or plant material that dies due to conditions out of Yellowstone Landscape's control (i.e. Acts of God, vandalism, inadequate irrigation due to water restrictions, etc.) shall not be included in the warranty.

Contact

Print Name: _____

Title: _____

Date: _____

Assigned To

Brandon Padilla
Office:
bpadilla@yellowstonelandscape.com

Tab 10



Proposal #262474

Date: 11/11/2022

From: Brandon Padilla

Proposal For

Meadow Pointe III CDD
 c/o Rizzetta & Company, Inc.
 5844 Old Pasco Rd
 Suite 100
 Wesley Chapel, FL 33544

main:
 mobile:

Location

1500 Meadow Pointe Blvd
 Wesley Chapel, FL 33543

Property Name: Meadow Pointe III CDD

Meadow Pointe 3 - CDD - Winter Annual Rotation - 2022

Terms: Net 30



DESCRIPTION	QUANTITY	UNIT PRICE	AMOUNT
Winter Annual Rotation - Red Geraniums	1.00	\$4,500.00	\$4,500.00

Client Notes

~ Winter Annual Rotation ~

- Yellowstone will install (1,692) Red Geraniums
- Yellowstone will clean up and remove all debris in areas worked.

Signature

x

SUBTOTAL	\$4,500.00
SALES TAX	\$0.00
TOTAL	\$4,500.00

*Signature above authorizes Yellowstone Landscape to perform work as described above and verifies that the prices and specifications are hereby accepted. All overdue balances will be charge a 1.5% a month, 18% annual percentage rate.
 Limited Warranty: All plant material is under a limited warranty for one year. Transplanted plant material and/or plant material that dies due to conditions out of Yellowstone Landscape's control (i.e. Acts of God, vandalism, inadequate irrigation due to water restrictions, etc.) shall not be included in the warranty.*

Contact

Assigned To

Print Name: _____

Brandon Padilla

Title: _____

Office:

bpadilla@yellowstonelandscape.com

Date: _____

Tab 11



MEADOW POINTE III

Operations Report – November 2022 (October 12th - November 9th)

Meadow Pointe III CDD
1500 Meadow Pointe Blvd
Wesley Chapel, FL 33543
813-383-6676 / mpiiiclub@tampabay.rr.com
Clubhouse Manager: Justin Lawrence

Clubhouse Operations, Maintenance & Improvements

- Worked with Yellowstone & Solitude Lake to improve maintenance in & around Pond 22,29,30,58 & 89
- Detailed cleaning of the playground
- Approved/scheduling all needed playground items to be striped, sanded & primed/repainted (To be completed in November; Also listed in Project Tracker)
- Fixed monument lights at Heatherstone, Beaconsfield & Claridge Place
- Ordered & hung new community garage sale signs (1st week of November)
- Rest of needed lightbulbs replaced in manager's office
- Painted exterior pool restroom doors to match pool side clubhouse doors
- Repaired stop sign at exit of the Clubhouse (Meadow Pointe Boulevard)
- Replaced & rewired woman's restroom light switch & light switch plate
- Romaner finalized sidewalk repair on Whitlock Drive (Nearest to 30914 Whitlock Drive)
- Approved/scheduling Romaner for sidewalk repair (Nearest 1900 Rensselaer Drive)
- Detailed cleanup of small debris & pine needles in the playground (Daily/weekly)
- Did daily/weekly street parking violations
- 3 October room rentals
- 4 Food truck Wednesdays (5pm-8pm)
- Checked pool deck drains
- Weekly inspections of playground and amenity equipment
- Conducted daily cleaning of all areas in amenity complex



Rizzetta & Company

Gate Reports

- ❑ Reset/Trouble-shot all disabled gates (Every gate reset multiple times between October 12th-November 9th due to storms, power outages/ other sources unknown)
- ❑ Gate arm repaired in Claridge Place (Due to displacement/gate being lifted off pin)
- ❑ Side panel adjusted at Broughton Place exit gate
- ❑ Full manual mechanical and electrical reset at Beaconsfield, Broughton & Claridge Place gates

Field Maintenance

- ❑ Pressure washed curbs, sidewalks, walls and fences at various areas throughout the community (See November 2022 Pressure Washing Report)
- ❑ Preventative algae spray along white rail fences throughout whole community (Also November 2022 Pressure Washing Report)
- ❑ Repaired/reattached white rail fences on Meadow Pointe Boulevard (X1) & Beardsley Drive (X1)
- ❑ Reported any needed streetlamp outages to TECO and Withlacoochee
- ❑ Conducted daily/weekly trash pickups in all needed areas of MP III
- ❑ Conducted weekly emptying of all dog waste stations
- ❑ Removed and disposed of any roadkill seen or reported
- ❑ Responded to all resident calls, reports, concerns & complaints



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BLANK

MPIII
Truist Account #XXXXXXXXXXXX9919 \$2,000
10/01/22

<u>Date</u>	<u>Vendor</u>	<u>Description</u>	<u>Amount</u>	Balance
10/01/22	N/A	N/A	N/A	2,000.00
10/07/22	Gaspar Stich	Employee Polos	(375.28)	1,624.72
10/07/22	Amazon	Misc. Clubhouse Supplies	(61.02)	1,563.70
10/13/22	Amazon	Misc. Clubhouse Supplies	(39.86)	1,523.84
10/13/22	Amazon	WiFi Extender	(44.99)	1,478.85
10/17/22	Amazon	3" Ring Binder	(8.79)	1,470.06
10/17/22	Open Door Ent	Gate Remotes (Ct. 40)	(580.00)	890.06
10/21/22	Amazon	Tennis Court Squeegee	(94.95)	795.11
10/24/22	Amazon	Cordless Sander (2) + Battery (1)	(136.99)	658.12
10/29/22	Mailchimp	Monthly Charges	(23.00)	635.12
10/30/22	Constant Conta	Monthly Charges	(5.00)	630.12
10/31/22	Amazon	Lysol Wipes (Ct. 4)	(12.49)	617.63
10/31/22	Amazon	Disinfectant Concentrate (1-	(24.99)	592.64
10/31/22	Spirit	Clubhouse Halloween Supplies	(47.96)	544.68
				544.68
				544.68
				544.68
				544.68
10/31/2022	Truist	Replenish Balance	(1,455.32)	
		Balance	\$2,000.00	

	Club Manager	Date
	Justin Lawrence	10/31/2022

BLANK

Manager

GASPAR STITCH LLC
30225 Double Dr.
Wesley Chapel, Florida 33545
United States



Paid

Justin
MEADOW POINTE III
US

Invoice Number	000000929
Date of Issue	09/02/2022
Due Date	09/02/2022
<hr/>	
Amount Due (USD)	\$0.00

Description	Rate	Qty	Line Total
K110-Port Authority® Dry Zone® UV Micro-Mesh Polo with embroidery logo on left chest Size: Large Color: Gusty Grey	\$22.83	6	\$136.98
K110-Port Authority® Dry Zone® UV Micro-Mesh Polo with embroidery logo on left chest Size: Large Color: Carolina Blue	\$22.83	5	\$114.15
LK110-Port Authority® Ladies Dry Zone® UV Micro-Mesh Polo with embroidery logo on left chest Size: Small Color: Carolina Blue	\$22.83	3	\$68.49
LK110-Port Authority® Ladies Dry Zone® UV Micro-Mesh Polo with embroidery logo on left chest Size: Medium Color: Carolina Blue	\$22.83	2	\$45.66
Shipping	\$10.00	1	\$10.00

10/7/22

Subtotal	375.28
Tax	0.00
Total	375.28
Amount Paid	375.28

Amount Due (USD) \$0.00

Manager

Details for Order #111-0056629-4500217

[Print this page for your records.](#)

Order Placed: October 7, 2022

Amazon.com order number: 111-0056629-4500217

Order Total: \$61.02

Not Yet Shipped

Items Ordered

Price

1 of: Amazon Basics Woodcased #2 Pencils, Pre-sharpened, HB Lead, Box of 30
Sold by: Amazon.com Services LLC

\$5.03

Condition: New

1 of: BIC Wite-Out Brand EZ Correct Correction Tape, White, 2-Count
Sold by: Amazon.com Services LLC

\$5.99

Condition: New

1 of: Umbra Venti 16.5-Gallon Swing Top Kitchen Trash Can - Large, 35-inch Tall
Garbage Can for Indoor, Outdoor or Commercial Use, Black/Nickel
Sold by: Amazon.com Services LLC

\$50.00

Condition: New

Shipping Address:

Justin Lawrence
1500 MEADOW POINTE BLVD
WESLEY CHAPEL, FL 33543-6876
United States

Shipping Speed:

FREE Prime Delivery

Payment information

Payment Method:

Visa | Last digits: 7960

Item(s) Subtotal: \$61.02
Shipping & Handling: \$0.00

Billing address

Justin Lawrence
1500 MEADOW POINTE BLVD
WESLEY CHAPEL, FL 33543-6876
United States

Total before tax: \$61.02
Estimated tax to be collected: \$0.00

Grand Total: \$61.02

To view the status of your order, return to [Order Summary](#).

10/7/22

Manager

Details for Order #111-3545753-9549849

[Print this page for your records.](#)

Order Placed: October 13, 2022
Amazon.com order number: 111-3545753-9549849
Order Total: \$39.86

Not Yet Shipped

Items Ordered	Price
3 of: <i>Medical Nitrile Examination Gloves Blue Disposable Large 100 Count Care Plus</i> Sold by: Quality - Disposables (seller profile)	\$9.99
Condition: New	
1 of: <i>Paper Mate InkJoy 300RT Retractable Ballpoint Pens, Medium Point (1.0mm), Black, 12 Count</i> Sold by: Amazon.com Services LLC	\$6.70
Condition: New	
1 of: <i>Post-it Notes, 3x3 in, 4 Pads, America's #1 Favorite Sticky Notes, Canary Yellow (5400)</i> Sold by: Amazon.com Services LLC	\$3.19
Condition: New	

Shipping Address:

Justin Lawrence
1500 MEADOW POINTE BLVD
WESLEY CHAPEL, FL 33543-6876
United States

Shipping Speed:

FREE Prime Delivery

Payment information

Payment Method:

Visa | Last digits: 7960

Billing address

Justin Lawrence
1500 MEADOW POINTE BLVD
WESLEY CHAPEL, FL 33543-6876
United States

Item(s) Subtotal:	\$39.86
Shipping & Handling:	\$0.00

Total before tax:	\$39.86
Estimated tax to be collected:	\$0.00

Grand Total: \$39.86

To view the status of your order, return to [Order Summary](#).

10/13/22

Manager

Details for Order #111-5350669-0262652

Print this page for your records.

Order Placed: October 13, 2022

Amazon.com order number: 111-5350669-0262652

Order Total: \$44.99

Not Yet Shipped

Items Ordered

1 of: *TP-Link Deco Whole Home Mesh WiFi System (Deco S4) - Up to 2,000 Sq.ft. Coverage, WiFi Router/Extender Replacement, Gigabit Ports, 1-Pack*
Sold by: Amazon.com Services LLC

Price

\$44.99

Condition: New

Shipping Address:

Justin Lawrence
1500 MEADOW POINTE BLVD
WESLEY CHAPEL, FL 33543-6876
United States

Shipping Speed:

FREE Prime Delivery

Payment information

Payment Method:

Visa | Last digits: 7960

Item(s) Subtotal: \$44.99
Shipping & Handling: \$0.00

Billing address

Justin Lawrence
1500 MEADOW POINTE BLVD
WESLEY CHAPEL, FL 33543-6876
United States

Total before tax: \$44.99
Estimated tax to be collected: \$0.00

Grand Total: \$44.99

To view the status of your order, return to [Order Summary](#).

10/13/22

Manager

Details for Order #111-9519057-6064217

[Print this page for your records.](#)

Order Placed: October 17, 2022
Amazon.com order number: 111-9519057-6064217
Order Total: \$8.79

Not Yet Shipped

Items Ordered	Price
1 of: <i>Avery Economy Showcase View 3 Ring Binder, 3" Round Rings, 1 White Binder (19751)</i>	\$8.79
Sold by: Amazon.com Services LLC	
Condition: New	

Shipping Address:
Justin Lawrence
1500 MEADOW POINTE BLVD
WESLEY CHAPEL, FL 33543-6876
United States

Shipping Speed:
FREE Prime Delivery

Payment information

Payment Method:
Visa | Last digits: 7960

Billing address
Justin Lawrence
1500 MEADOW POINTE BLVD
WESLEY CHAPEL, FL 33543-6876
United States

Item(s) Subtotal:	\$8.79
Shipping & Handling:	\$0.00

Total before tax:	\$8.79
Estimated tax to be collected:	\$0.00

Grand Total:	\$8.79

To view the status of your order, return to [Order Summary](#).

10/17/22

Manager

INVOICE



Open Door Enterprises LLC
1625 Walker AVE NW #140797, Grand Rapids, MI 49514, UNITED STATES
sales@opendoorremote.com; Website: www.opendoorremote.com

Invoice No#: 350121
Invoice Date: Oct 14, 2022
Due Date: Oct 14, 2022



PAID

\$0.00
AMOUNT DUE

BILL TO
mpiiiclub@tampabay.rr.com

#	ITEMS & DESCRIPTION	QTY/HRS	PRICE	AMOUNT(\$)
1	3089-Linear remote Multicode	40	\$14.50	\$580.00
	Subtotal			\$580.00
	TOTAL			\$580.00 USD
	Amount paid			\$580.00
	AMOUNT DUE			\$0.00 USD

10/17/22

Manager

Details for Order #111-9020305-8728250

[Print this page for your records.](#)

Order Placed: October 21, 2022

Amazon.com order number: 111-9020305-8728250

Order Total: \$94.95

Not Yet Shipped

Items Ordered

1 of: *Tourna-Dri Tennis Court PVA Squeegee, Black*
Sold by: Amazon.com Services LLC

Condition: New

Price

\$94.95

Shipping Address:

Justin Lawrence
1500 MEADOW POINTE BLVD
WESLEY CHAPEL, FL 33543-6876
United States

Shipping Speed:

Two-Day Shipping

Payment information

Payment Method:

Visa | Last digits: 7960

Billing address

Justin Lawrence
1500 MEADOW POINTE BLVD
WESLEY CHAPEL, FL 33543-6876
United States

Item(s) Subtotal: \$94.95
Shipping & Handling: \$0.00

Total before tax: \$94.95
Estimated tax to be collected: \$0.00

Grand Total: \$94.95

To view the status of your order, return to [Order Summary](#).

10/21/22

Details for Order #114-6363693-6789811

[Print this page for your records.](#)

Order Placed: October 24, 2022
Amazon.com order number: 114-6363693-6789811
Order Total: \$136.99

Not Yet Shipped

Items Ordered

Price

1 of: **【Upgrade】** TenHutt 20V 6.0Ah Replacement Battery for Craftsman V20 Lithium Ion Battery for CMCB205 CMCB204 CMCB206 CMCB202 CMCB201 20V Cordless Power Tools Craftsman 20V Battery
Sold by: TenHutt Direct-US ([seller profile](#))

\$38.99

Condition: New

2 of: CRAFTSMAN V20* Random Orbit Sander, Tool Only (CMCW220B)
Sold by: Amazon.com Services LLC

\$49.00

Condition: New

Shipping Address:

Justin Lawrence
1500 MEADOW POINTE BLVD
WESLEY CHAPEL, FL 33543-6876
United States

Shipping Speed:

FREE Prime Delivery

Payment information

Payment Method:

Visa | Last digits: 7960

Item(s) Subtotal: \$136.99
Shipping & Handling: \$0.00

Billing address

Justin Lawrence
1500 MEADOW POINTE BLVD
WESLEY CHAPEL, FL 33543-6876
United States

Total before tax: \$136.99
Estimated tax to be collected: \$0.00

Grand Total: \$136.99

To view the status of your order, return to [Order Summary](#).

10/24/22

Manager



Your order has been processed.

Order MC16939093

Processed on Oct 29, 2022 03:17 am New York.

Essentials plan

1,500 contacts

\$23.00

Paid via Visa ending in 8729 which expires 09/2025

on October 29, 2022

\$23.00

Balance as of October 29, 2022

\$0.00

10/29/22

Manager

Payment Receipt for October 30, 2022

Thank you for your recent payment. Your payment receipt is found below.

Attention: Michael Rodriguez
Meadow Pointe III CDD
3434 Cowell Ave
Tampa, FL 33614
US
8133836676

User Name: mpiiiclub@tampabay.rr.com

Today's Date: October 30, 2022

Payment Date: ~~October 30, 2022~~

Payment Method: VI (last 4 digits: 8729)

Amount: \$5.00

Thank you for your payment!

Amounts shown may reflect sales tax which is applicable in certain areas.

You can view payment receipts at any time in the Billing tab of your account.

Important Notice: To help maintain Constant Contact's strong sending reputation, we have implemented a monthly email send allowance and overage fee if the allowance is exceeded. This charge will be reflected on your next invoice, if you exceed the allowance. While most of our customers won't be impacted, [click here](#) to learn more.

We appreciate your business.
Best Regards,
Constant Contact Billing
1601 Trapelo Road, Suite 329 - Waltham, MA 02451

Questions? Please give us a call!
US / Canada Toll Free: (855) 229-5506
UK Toll Free: 0808-234-0942
Outside US / Canada: 0808-234-0945

Need to cancel your account? Just give us a call!
US / Canada Toll Free: 855-229-5506
UK Toll Free: 0808-234-0945
Outside US / Canada: +1 781-472-8120

10/30/22

Please do not reply to this email, as the reply address does not go to a monitored mailbox. If you have additional questions, please visit our Help Center at <https://www.constantcontact.com/help>.

Manager

Details for Order #114-0201450-5820207

[Print this page for your records.](#)

Order Placed: October 31, 2022

Amazon.com order number: 114-0201450-5820207

Order Total: \$12.49

Not Yet Shipped

Items Ordered

1 of: *Lysol Disinfectant Wipes, Multi-Surface Antibacterial Cleaning Wipes, For Disinfecting and Cleaning, Lemon and Lime Blossom, 80 Count (Pack of 4)*

Sold by: Stickening ([seller profile](#))

Condition: New

Price

\$12.49

Shipping Address:

Justin Lawrence
1500 MEADOW POINTE BLVD
WESLEY CHAPEL, FL 33543-6876
United States

Shipping Speed:

Economy Shipping

Payment information

Payment Method:

Visa ending in 7960

Item(s) Subtotal: \$12.49
Shipping & Handling: \$0.00

Billing address

Justin Lawrence
1500 MEADOW POINTE BLVD
WESLEY CHAPEL, FL 33543-6876
United States

Total before tax: \$12.49
Estimated tax to be collected: \$0.00

Grand Total: \$12.49

To view the status of your order, return to [Order Summary](#).

10/31/22

Details for Order #114-3987295-9146612

[Print this page for your records.](#)

Order Placed: October 31, 2022

Amazon.com order number: 114-3987295-9146612

Order Total: \$24.99

Not Yet Shipped

Items Ordered

Price

1 of: *Mil-X Disinfectant Super-Concentrate, Makes 64 Gallons of Ready to Use Spray, for Household and Commercial, 128oz with Funnel (1 Gallon)* \$24.99

Sold by: PF Harris ([seller profile](#))

Condition: New

Shipping Address:

Justin Lawrence
1500 MEADOW POINTE BLVD
WESLEY CHAPEL, FL 33543-6876
United States

Shipping Speed:

FREE Prime Delivery

Payment information

Payment Method:

Visa ending in 7960

Item(s) Subtotal: \$24.99
Shipping & Handling: \$0.00

Total before tax: \$24.99

Estimated tax to be collected: \$0.00

Grand Total: \$24.99

Billing address

Justin Lawrence
1500 MEADOW POINTE BLVD
WESLEY CHAPEL, FL 33543-6876
United States

To view the status of your order, return to [Order Summary](#).

10/31/22

BLANK

Manager
(Halloween)
SPIRIT

Tampa Palms #60569
Market Square at Tampa Palms
Tampa, FL 33647
(866) 586-0155

Date: 10/31/22 3:46 PM Store: 60569
Register: 2 Trans: 8060
Cashier: 3352344
Trans Type: SALE

RED LED STROBE		10.99
01074194	1 @	10.99
BLU LED STROBE		10.99
01074210	1 @	10.99
LED STROBE		10.99
01073691	1 @	10.99
TAROT TBLCVR		14.99
01414036	1 @	14.99

Subtotal: 47.96

Tax Exempt #: 85-8012667439C-1FL
State: FL
REASON CODE 02 GOVT ORG.

Total: 47.96

DEBIT CARD 47.96

*****7960
CARDHOLDER/VISA

T

AUTH# 049083

Bank Receipt Section

AID: A0000000980840

TVR: 0000000000

TC: FD978DB9F094900B

Application Label: US DEBIT

Entry Mode: TAPPED

Authorization Mode: Issuer

10/31/22

Meadow Pointe III Community
1500 Meadow Pointe Blvd
Wesley Chapel, FL 33543-6876
(727) 488-3433



605690 280604
Transaction Code

Thank You for Visiting
Spirit Halloween

We will gladly offer refunds through
October 21st. Exchanges will be
offered through October 27th.

Items must have a receipt and

BLANK

Meadow Pointe III
Truist Debit Card-Frank Padilla
10/01/22

<u>Date</u>	<u>Vendor</u>	<u>Description</u>	<u>Amount</u>	<u>Balance</u>
10/01/22		Beginning Balance		1,500.00
10/03/22	Walmart	Misc. Clubhouse Supplies	-57.02	1442.98
10/03/22	Walmart	Gas For Truck	-54.02	1388.96
10/05/22	Chevrolet of WC	Battery For Truck	-217.21	1171.75
10/12/22	7-Eleven	Gas For Truck	-57.00	1114.75
10/12/22	Wawa	Gas for Pressure Washer	-90.57	1024.18
10/13/22	Walmart	Clubhouse Halloween Supplies	-398.06	626.12
10/14/22	Ace	Misc. Clubhouse Maintenance Supplies	-15.81	610.31
10/17/2022	Walmart	Clubhouse Halloween Supplies + Batter	-\$77.82	532.49
10/17/22	Walmart	Clubhouse Halloween Supplies	-32.34	500.15
10/23/22	Walmart	Gas For Truck	-48.35	451.80
10/23/22	Walmart	Misc. Clubhouse Supplies	-72.96	378.84
10/31/22	Walmart	Clubhouse Halloween Supplies	-9.96	368.88
		Total/Replenish	\$1,131.12	368.88
		Frank Padilla	10/31/2022	
		Maintenance Lead	Date	

BLANK

Maintenance

Give us feedback @ survey.walmart.com
Thank you! ID #: 7RH8RBYNU1P



813-994-6543 Mgr: ARNETTA
19910 BRUCE B DOWNS BLVD
TAMPA FL 33647

ST# 02740	OP# 000003	TE# 16	TR# 02967
DASANI	004900004805	F	6.72 0
DASANI	004900004805	F	6.72 0
DASANI	004900004805	F	6.72 0
CB 24CT CON	007447101894	F	16.92 0
EQ DB GLOVE	068113143002	F	4.99 0
EQ DB GLOVE	068113143002	F	4.99 0
COFFEEMATE	005000030622	F	4.98 0
COFFEEMATE	005000030622	F	4.98 0
SUBTOTAL			57.02
TOTAL			57.02

VISA TEND 57.02

US DEBIT **** * 1446 I 0

APPROVAL # 048768
REF # 1042000314
TRANS ID - 382276527066459
VALIDATION - WKBH
PAYMENT SERVICE - E
AID A0000000980840
AAC 433DE4547CDA455B
TERMINAL # SC010582

10/3/22

10/03/22 10:38:27
CHANGE DUE 0.00
ITEMS SOLD 8

TC# 1028 8015 8879 8849 0811



Become a member
Scan for free 30-day trial



10/03/22 10:38:38
CUSTOMER COPY

Maint.

55639 Gal Truck

See bottom of receipt for your chance to win \$1000 ID#: 7RH8TNYNV7J

Walmart #2740
19910 BRUCE B DOWNS BLVD
TAMPA, FL 33647

Pump# 07 UNLEAD(11)
Gallons 18.014
Price/Gal \$2.999
Fuel Sale \$54.02

US DEBIT \$54.02
VS *****1446 I
00
Auth: AA
Apprvl: 043671

AID #A0000000980840

10/03/22 10:03AM

TC# 8952 0372 0184 0034 8037

10/3/22

HOW WAS YOUR EXPERIENCE?

TELL US ABOUT YOUR VISIT

TODAY AND YOU COULD WIN
1 OF 5 \$1000 WALMART
GIFT CARDS OR 1 OF 750
\$100 WALMART GIFT CARDS.

DIGANOS ACERCA DE SU
VISITA A WALMART HOY Y
USTED PODRIA GANAR UNA
DE LAS 5 TARJETAS DE
REGALO DE WALMART DE
\$1000 O UNA DE LAS 750
TARJETAS DE REGALO DE
WALMART DE \$100.

WWW.SURVEY.WALMART.COM

GAS/TRUCK
(Maint.)

55,901

OH THANK HEAVEN
FOR 7-ELEVEN
7-ELEVEN
10/12/2022 09:49:01

2575 MANSFIELD BLVD
WESLEY CHAPEL FL
STORE : 41870
PHONE : 813-701-7263

PUMP	6
GRADE	RUL
GALLONS	16.769
PRICE/GAL	\$ 3.399

TOTAL FUEL \$ 57.00

Check your 7Rewards
App every day for
exciting new offers.

THANKS FOR
YOUR BUSINESS

10/12/22

1104918

Maht

Invoice No: 75670

LITHIA
CHEVROLET OF WESLEY
CHAPEL #392

26922 Wesley Chapel Blvd Wesley Chapel, FL 33544
Main Phone: (813) 279-7600
Service Direct: (813) 279-7527 Service Fax: (813) 279-7625
www.chevyofwesleychapel.com

INVOICE

DUPLICATE 1

Page 2 of 3

FISCHER MEADOW POINTE III CD

100 PASCO ROAD

CHAPEL, FL 33544

Phone: 813-994-1001 Bus:

email: cfischer@rizzetta.com | home

Cell: 813-428-7072

Remit Payment To: Lithia Motors Support Services
PO BOX 679811, Dallas, TX 75267-9811
Repair Shop Registration Number: MV105725

SERVICE ADVISOR: 233956 KEVIN DROZDOWIC

COLOR	YEAR	MAKE/MODEL	VIN	LICENSE	MILEAGE IN / OUT	TAG	
SILVER-ICE	16	CHEVROLET COLORADO	1GCGSBE35G1290215	26128.65	55739 / 55739	TP261	
DEL. DATE	PROD. DATE	WARR. EXP.	PROMISED	PO NO.	RATE	PAYMENT	INV. DATE
30JUN16			WAIT 05OCT22			CASH	05OCT22
R.O. OPENED	READY	OPTIONS: ENG:LFX TRN:MYB					
12:25 05OCT22	15:46 05OCT22						

LINE	OPCODE	TECH	TYPE	HOURS	LIST	NET	TOTAL
PARTS:		0.00	LABOR:	0.00	OTHER:	0.00	TOTAL LINE C: 0.00

D CSI
CSI GENERAL MOTORS MAY SEND YOU A SERUVEY BASE ON THIS SERVICE TODAY.

233895 ISP

(N/C)

PARTS:	0.00	LABOR:	0.00	OTHER:	0.00	TOTAL LINE D:	0.00

E** BATTERY SERVICE, ANTI - CORROSION AND PADS
JBBATTSERV BATTERY SERVICE, ANTI - CORROSION AND PADS

233895 CM

1 BATTKIT Battery Kit

18.35 18.35 18.35

PARTS:	18.35	LABOR:	0.00	OTHER:	0.00	TOTAL LINE E:	18.35

F** REPLACE BATTERY - - -
BATTERY REPLACE BATTERY - - -

233895 CM

1 88866212 BATTERY 48GHR

30.00 30.00

1 BT BATTERY TAX

1.50 1.50 1.50

PARTS:	185.71	LABOR:	30.00	OTHER:	1.50	TOTAL LINE F:	217.21
--------	--------	--------	-------	--------	------	---------------	--------

55739 VEHICLE BATTERY CELL INTERNALLY SHORTED
REPLACED VEHICLE BATTERY AND PERFORMED STARTER AND ALTERNATOR TESTES. BOTH STARTER AND ALTERNATOR TESTS PASSED BEFORE AND AFTER BATTERY WAS REPLACED.
VEHICLE IS NOW OPERATING AS DESIGNED.

10/5/22

-|-421

WARRANTY DISCLAIMER: ALL PARTS AND ACCESSORIES ARE SOLD AND ALL REPAIRS ARE PERFORMED BY THE DEALERSHIP BASIS. THE DEALERSHIP HEREBY DISCLAIMS ALL WARRANTIES, EXPRESS AND IMPLIED, INCLUDING ANY IMPLIED WARRANTIES OF MERCHANTABILITY AND FITNESS FOR A PARTICULAR PURPOSE. AND NEITHER ASSUMES NOR AUTHORIZES ANY OTHER PERSON TO ASSUME FOR IT ANY LIABILITY IN CONNECTION WITH THE SALE OF PARTS OR ACCESSORIES OR ANY REPAIRS PERFORMED TO THE VEHICLE. THE ONLY WARRANTIES ON PARTS AND ACCESSORIES OR REPAIRS ARE THOSE WHICH MAY BE OFFERED BY THE MANUFACTURER OR DISTRIBUTOR AND ONLY SUCH MANUFACTURER OR DISTRIBUTOR SHALL BE LIABLE FOR PERFORMANCE UNDER SUCH WARRANTIES. CUSTOMER SHALL NOT BE ENTITLED TO RECOVER FROM THE DEALERSHIP ANY CONSEQUENTIAL DAMAGES, DAMAGES TO PROPERTY, DAMAGES FOR LOSS OF USE, LOSS OF TIME, LOSS OF PROFIT OR INCOME, OR ANY OTHER INCIDENTAL DAMAGES.

*SHOP SUPPLY COSTS: We have added a charge equal to 10.84% of the total cost of labor and parts, not to exceed \$38.98, to the Repair Order. This charge represents costs and profits to the motor vehicle repair facility for miscellaneous shop supplies and waste disposal. The State of Florida requires a \$1.00 fee to be collected for each new tire sold in the state (s.403.718), and a \$1.50 fee to be collected for each new or remanufactured lead-acid battery sold in the state (s.403.7185).

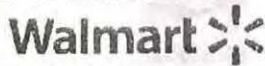
Telephone Consumer Protection Act

I acknowledge that, by signing below and providing my telephone numbers, including any wireless telephone number and/or e-mail address, I affirmatively consent and agree to receive text messages, SMS messages, e-mails, telephone calls, and voice messages including via technology using an automatic telephone dialing system or an artificial prerecorded voice to the numbers and/or email addresses provided regarding product, goods, and service offers by or on behalf of Chevrolet of Wesley Chapel and/or its agents. I understand that consent is not required to make a purchase of products, goods, or services. Message and Data rates may apply.

By signing below, you acknowledge that you were notified of and authorized the Dealership to perform the services/repairs itemized in this invoice and that you received (or had the opportunity to inspect) any replaced parts as requested by you. The vehicle is being returned to you in exchange for your payment of the Amount Due.

DATE	CUSTOMER SIGNATURE	AUTHORIZED DEALERSHIP REPRESENTATIVE SIGNATURE	DESCRIPTION	TOTALS
			LABOR AMOUNT	
			PARTS AMOUNT	
			GAS, OIL, LUBE	
			SUBLET AMOUNT	
			MISC. CHARGES *	
			TOTAL CHARGES	
			LESS INSURANCE	
			SALES TAX	
			PLEASE PAY THIS AMOUNT	

Section 501.98, Florida Statutes, requires that, at least 30 days before bringing any claim against a motor vehicle dealer for an unfair or deceptive trade practice, a consumer must provide the dealer with a written demand letter stating the name, address, and telephone number of the consumer; the name and address of the dealer; a description of the facts that serve as the basis for the claim; the amount of damages; and copies of any documents in the possession of the consumer which relate to the claim. Such notice must be delivered by the United States Postal Service or by a nationally recognized carrier, return receipt requested, to the address where the subject vehicle was purchased or leased or where the subject transaction occurred, or an address at which the dealer regularly conducts business. See our website at www.chevyofwesleychapel.com for other terms of resolution of disputes between the parties."



813-994-6543 Mgr: ARNETTA
19910 BRUCE B DOWNS BLVD
TAMPA FL 33647

STN 02740	DPH 008132	TE# 18	TR# 08385
50CT TOY	084026670014		5.24 0
20CT TKT STR	074449828536		1.98 0
20CT TRT STR	074449828536		1.98 0
20CT TRT STR	074449828536		1.98 0
20CT TRT STR	074449828536		1.98 0
20CT TRT SPW	074449828543		1.98 0
20CT TRT SPW	074449828543		1.98 0
20CT TRT SPW	074449828543		1.98 0
CELLO BAG	087267109383		0.98 0
CELLO BAG	087267109383		0.98 0
CELLO BAG	087267109383		0.98 0
50CT TOY	084026670014		5.24 0
50CT TOY	081007437967		5.24 0
50CT TOY	081007437967		5.24 0
50CT TOY	084026670014		5.24 0
LIGHT PHPKN	070801698486		14.98 0
LIGHT PHPKN	070801698486		14.98 0
50CT TOY	081007437967		5.24 0
BANNER	087267109416		0.98 0
FOG SOLUTION	008678699737		10.44 0
FOG SOLUTION	008678699737		10.44 0
PUMPKIN	070801697605		1.14 0
PUMPKIN	070801697602		1.14 0
ACCENT DECOR	001443409847		14.97 0
ACCENT DECOR	001443409847		14.97 0
400W FOG MAH	019124523727		32.48 0
PUMPKIN	070801697606		1.14 0
PUMPKIN	070801697604		1.14 0
PUMPKIN	070801697602		1.14 0
PUMPKIN	070801697606		1.14 0
SKELETON	076254345203		4.48 0
SKELETON	076254345203		4.48 0
SKELETON	076254345203		4.48 0
SKELETON	076254345203		4.48 0
DCOR	004288762830		2.50 0
DCOR	004288762830		2.50 0
PUMPKIN	070801697602		1.14 0
PUMPKIN	070801697602		1.14 0
HIX BAG	004137622273 F		10.98 0
FRIHT TAPE	084027630195		0.98 0
FRIHT TAPE	084027630195		0.98 0
PUMPKIN	070801697603		1.14 0
FRIHT TAPE	084027630195		0.98 0
FRIHT TAPE	084027630195		0.98 0
FRIHT TAPE	084027630195		0.98 0
HXD SPKY FS	004000058398 F		10.98 0
GARAGE DOOR	084027630197		3.98 0
GARAGE DOOR	084027630199		3.98 0
HSY AST 330	003400094259 F		23.98 0
SN MX FS SUP	004000057312 F		10.98 0
BBBHANGD	770201116134 F		2.14 0
HIX BAG	004137622275 F		10.98 0
HXD SPKY FS	004000058398 F		10.98 0
HX CHSGR SUP	004000057436 F		21.98 0
HXD CH SUGR	004000057382 F		16.98 0
BOITL OF B	007176520114		4.98 0
RSE KK UBREW	003400094295 F		9.94 0
HXD CH VRTY	004000057440 F		10.98 0
HXD SGR SUP	002200028803 F		10.98 0
HXD SGR SUP	002200028805 F		21.98 0
BBBPASSINFRU	770201111195 F		2.14 0
BBBPASSINFRU	770201111195 F		2.14 0
BOB BON BUN	770201111079 F		2.14 0
BBBWATERNE	770201111162 F		2.14 0
BBBWATERNE	770201111162 F		2.14 0
SUBTOTAL			398.06
TOTAL			398.06
VISA TEND			398.06

US DEBIT ***** 1446 I U
APPROVAL # 046609
REF # 1042000314
TRANS ID - 382286659619833
VALIDATION - HXPR
PAYMENT SERVICE - E
AID A0000000980840
AAC FEE21300E2D057CD
TERMINAL # SC010888

10/13/22 14:19:23
ITEMS SOLD 65
TCH 2130 7499 2496 8430 8549 5



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THANK YOU FOR SHOPPING AT
BB ACE HARDWARE
5371 VILLAGE MARKET
Wesley Chapel, FL 33544
(813) 973-2000

NO RETURNS ON HURRICANE SUPPLIES
ONLY BUY WHAT YOU NEED.

10/14/22	9:46AM JAT	555	SALE
1006669	1 EA	\$5.59	EA
ACE BTR RLRJ 4X1/2 2PK			\$5.59
13415	2 EA	\$4.59	EA
ROLLER FRAME 4" 4 WIRE			\$9.18
SUB-TOTAL: \$		14.77	TAX: \$ 1.04
			TOTAL: \$ 15.81
		BC AMT: \$	15.81

BK CARD#: XXXXXXXXXXXX1446
MTD:*****0887 TID:***5185
AUTH: 092077 AMT: 15.81
Host reference #: 836892 Bat#

Authorizing Network: VISA

Chip Read
CARD TYPE: VISA EXPR: XXXX
AID: A0000000031010
TYR: 8080008000
IAD: 06011203608000
TSI: 6800
ARC: 00
MODE: Issuer
CVM:
Name: VISA DEBIT
ATC: 0050
AC: F6807F2D103D87AE
TxnID/ValCode: 603252

Bank card USD\$ 15.81



==>> JRNL#136892/1 <<==
CUST NO: *5

THANK YOU FRANK DEJESUS PADILLA
FOR YOUR PATRONAGE

Frank Padilla

Name: X
I agree to pay above total amount
according to card issuer agreement
(merchant agreement if credit voucher)
Acct: CASH CUSTOMER

Gas Tank
GAS/PW

Maint.

Wawa #5226
27866 SR 56
Wesley Chapel FL 335

10/12/2022 06:48 A
Term: XXXXXXXXXXX1004
Appr: 012509
Seq#: 043379
Product: Unleaded
Pump Gallons Price
03 26.647 \$3.399
Total Sale \$90.57
Capture

Visa
XXXXXXXXXXXX1446
Chip Read

USD\$ 90.57

US DEBIT
Mode: Issuer
AID: A0000000980840
TUR: 8000088000
IAD: XXXXXXXXXXXXXXX
TSI: 6800
ARC: 00
ARQC:
753E516ADF4693DE
10/12/22
10/12/2022 09:59:55

PIN Bypassed

I agree to pay the
above Total Amount
according to Card
Issuer Agreement.

YOUR OPINION MATTERS
Tell us about your
experience at
* MyWawaVisit.com *
Take our survey for
a chance to win
Free Hoagies for
a year (1 per week)
or Wawa swag basket
& \$25 gift card!!
Disponibile
en Espanol

Survey Code: 1866325
Store Number: 05226

Please respond
within 5 days
NO PURCHASE
NECESSARY
See rules at website

10/13/22

Maint. (Halloween + Batteries)

UNVISA ELGNT 25.00
CARD # 6058120036369700175

Give us feedback @ survey.walmart.com
Thank you! ID #:7RHB6HYNXCJ



013-994-6543 Mgr: ARNETTA
19910 BRUCE B DOWNS BLVD
TAMPA FL 33647

ST# 02740 OPH 000481 TE# 16 TR# 05194	
CELLO BAG 087267109384	0.98 0
CELLO BAG 087267109384	0.98 0
2OCT TRT SHP 074449828551	2.08 0
2OCT TRT STR 074449828536	1.98 0
2OCT TRT STR 074449828536	1.98 0
CELLO BAG 087267109384	0.98 0
HXD SPKY FS 004000058398 F	10.98 0
HSY ATG 90PC 003400094246 F	9.94 0
ENR AA24PK 003980001819	17.98 0
UNVISA ELGNT 079936638314	4.94 0
DEBIT LOAD 060538802945	25.00 0
SUBTOTAL	77.82
TOTAL	77.82
VISA TEND	77.82
US DEBIT	**** * 1446 I 0
APPROVAL # 056837	
REF # 229000458166	
TRANS ID - 582290730121300	
VALIDATION - HU7R	
PAYMENT SERVICE - E	
AID A0000000980840	
AAC 95302FFBA9874F22	
TERMINAL # SC010582	
10/17/22 16:15:52	
CHANGE DUE 0.00	
EFT DEBIT 25.00 DEBIT LOAD	
ACCOUNT # **** * 0 175	
REF # 229020158106	
NETWORK ID. 0057 APPR CODE 008640	
TERMINAL # 00000000	
10/17/22 16:17:24	
# ITEMS SOLD 11	

Your Card has been activated. For customer service, please call the number on the back of your package or card. Prepaid cards may not be refundable. Please keep this receipt for your records.

TC# 7145 5003 5831 5572 6544



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10/17/22 16:17:27
CUSTOMER COPY

Maint. (Halloween)

Give us feedback @ survey.walmart.com
Thank you! ID #:7RHB6BYP19V



813-994-6543 Mgr: ARNETTA
19910 BRUCE B DOWNS BLVD
TAMPA FL 33647

ST# 02740 OPH 009011 TE# 11 TR# 08986	
BR CANDY CO 004142003530 F	2.68 X
BR CANDY CO 004142003530 F	2.68 X
BR CANDY CO 004142003530 F	2.68 X
BR CANDY CO 004142003530 F	2.68 X
BR CANDY CO 004142003530 F	2.68 X
BR CANDY CO 004142003530 F	2.68 X
BR CANDY CO 004142003530 F	2.68 X
BR CANDY CO 004142003530 F	2.68 X
BR CANDY CO 004142003530 F	2.68 X
1G PENNY CA 007644014015	8.64 X
SUBTOTAL	30.08
TAX 1 7.500 %	2.26
TOTAL	32.34
VISA TEND	32.34
US DEBIT	**** * 1446 I 0
APPROVAL # 056784	
REF # 229000076091	
TRANS ID - 382290574948093	
VALIDATION - 9HR8	
PAYMENT SERVICE - E	
AID A0000000980840	
AAC CA95AC4437CF1115	
TERMINAL # SC010485	
10/17/22 11:58:19	
CHANGE DUE 0.00	
# ITEMS SOLD 9	
TC# 3820 4977 4968 4002 6445	



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Low Prices You Can Trust. Every Day.
10/17/22 11:58:19
CUSTOMER COPY

Maint. Gas

56216

See bottom of receipt for your chance to win \$1000 ID#: 7RHBX5YNYX2

Wal*mart #2740
19910 BRUCE B DOWNS BLVD
TAMPA, FL 33647

Pump# 05 UNLEAD(11)
Gallons 15.114
Price/Gal \$3.199
Fuel Sale \$48.35

US DEBIT \$48.35
VS *****1446 I
00
Auth: AA
Apprvl: 035626

AID #A0000000980840

10/23/22 04:21PM

TC# 5129 6191 6157 6024 5651

10/23/22

HOW WAS YOUR EXPERIENCE?

TELL US ABOUT YOUR VISIT

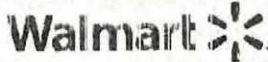
TODAY AND YOU COULD WIN 1 OF 5 \$1000 WALMART GIFT CARDS OR 1 OF 750 \$100 WALMART GIFT CARDS

DIGANOS ACERCA DE SU VISITA A WALMART HOY Y USTED PODRIA GANAR UNA DE LAS 5 TARJETAS DE REGALO DE WALMART DE \$1000 O UNA DE LAS 750 TARJETAS DE REGALO DE WALMART DE \$100.

WWW.SURVEY.WALMART.COM

Maint.

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Thank you! ID #:7RHB7ZYNJ8Z



813-994-6543 Mgr:ARNETTA
19910 BRUCE B DOWNS BLVD
TAMPA FL 33647

ST# 02740	OP# 000349	TE# 20	TR# 03193	
GV SUGAR CAN	007874243403	F	2.12	0
GV SUGAR CAN	007874243403	F	2.12	0
GV SUGAR CAN	007874243403	F	2.12	0
COFFEEHATE	005000030672	F	4.98	0
COFFEEHATE	005000030672	F	4.98	0
** VOIDED ENTRY **				
COFFEEHATE	005000030672	F	4.98	-0
DONUT SHP 48	009955515154	F	26.72	0
AQUAFINA	001200001311	F	6.98	0
AQUAFINA	001200001311	F	6.98	0
AQUAFINA	001200001311	F	6.98	0
AQUAFINA	001200001311	F	6.98	0
AQUAFINA	001200001311	F	6.98	0
SUBTOTAL			72.96	
TOTAL			72.96	
VISA TEND			72.96	

US DEBIT ***** 1446 1 0
 APPROVAL # 034565
 REF # 1042000314
 TRANS ID - 582296742026006
 VALIDATION - H277
 PAYMENT SERVICE - E
 AID A000000980840
 AAC 305C791207F1E79F
 TERMINAL # SC010885

10/23/22

10/23/22 16:36:43 0.00
ITEMS SOLD 10

TC# 4139 6998 6467 6129 7663

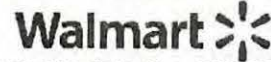


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10/23/22 16:36:54
CUSTOMER COPY

Maint. (Halloween)

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Thank you! ID #:7RHCNQYRPT



813-994-6543 Mgr:ARNETTA
19910 BRUCE B DOWNS BLVD
TAMPA FL 33647

ST# 02740	OP# 000003	TE# 18	TR# 00708	
BOTTLE OF B	007176520114		4.98	0
BOTTLE OF B	007176520114		4.98	0
SUBTOTAL			9.96	
TOTAL			9.96	
VISA TEND			9.96	

US DEBIT ***** 1446 1 0
 APPROVAL # 052623
 REF # 230400343682
 TRANS ID - 302304637094814
 VALIDATION - XKJQ
 PAYMENT SERVICE - E
 AID A000000980840
 AAC 38C2FD24CD4BD3B4
 TERMINAL # SC010888

10/31/22

10/31/22 13:41:49 0.00
ITEMS SOLD 2

TC# 5279 6773 4787 6129 5693



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10/31/22 13:41:59
CUSTOMER COPY

BLANK

maint.



How does
get more done.

17601 BRUCE B. DOWNS BLVD.
TAMPA, FL 33647 (813)971-7791

6311 00052 08087 10/05/22 04:51 PM
SALE CASHIER DENISE

078864043013 WAX RING <A>	6.98N
#3 WAX RING WITH BOLTS	
763583971609 12OCT NIT GL <A>	
HDX BLUE NITRILE DISP GLOVE 120 PK	
2@24.98	49.96N
051141320342 3M MULTI EL2 <A>	10.68N
SCOTCHBLUE 1.88" SHARP LINES 2093EL	
030699135592 DOORSTOP <A>	6.22N
DOORSTOP, ADJ SC	
680651487773 BLK 8OCT <A>	24.98N
HDX BLK NITRILE 8OCT POP-N-GO GLOVES	

SUBTOTAL 98.82
SALES TAX 0.00

TAX EXEMPT

TOTAL \$98.82

XXXXXXXXXXXX3880 HOME DEPOT

USD\$ 98.82

AUTH CODE 005414/9520447

MEADOWPOINTE III CDD

PADILLA FRANK D

Chip Read

AID A000000004999908400305 THD PLCC PROX

10/5/22

6311 10/05/22 04:51 PM



6311 52 08087 10/05/2022 8465

RETURN POLICY DEFINITIONS

POLICY ID	DAYS	POLICY EXPIRES ON
A 11	365	10/05/2023

DID WE NAIL IT?

Take a short survey for a chance TO WIN
A \$5,000 HOME DEPOT GIFT CARD

Opine en español

www.homedepot.com/survey

User ID: H88 22774 16515
PASSWORD: 22505 16463

Entries must be completed within 14 days
of purchase. Entrants must be 18 or
older to enter. See complete rules on
website. No purchase necessary.

Maint.



How does
get more done.

17601 BRUCE B. DOWNS BLVD.
TAMPA, FL 33647 (813)971-7791

6311 00007 81385 10/06/22 03:22 PM
SALE CASHIER KAREN

046677473518 PLC15LEDGW <A>	
PLC 24W(5-4W) 46IN TSHO LED CW 1PK	
4@13.98	55.92N
092644740084 CRIM/CUT <A>	14.97N
6" MULTIPURPOSE WIRE STRIPPER&CUTTER	
811108036965 AS1STDCONN <A>	7.98N
ASST STANDARD WIRE CNNECTR 50PK	
648846024059 6 GAL VAC <A>	69.97N
RIDGID NXT 6 GAL WET/DRY VAC	

SUBTOTAL 148.84
SALES TAX 0.00

TAX EXEMPT

TOTAL \$148.84

XXXXXXXXXXXX7960 DEBIT

USD\$ 148.84

AUTH CODE 001683

Chip Read

AID A00000000980840

Verified By PIN

US DEBIT

10/6/22

6311 10/06/22 03:22 PM



6311 07 81385 10/06/2022 3852

RETURN POLICY DEFINITIONS

POLICY ID	DAYS	POLICY EXPIRES ON
A 1	90	01/04/2023

DID WE NAIL IT?

Take a short survey for a chance TO WIN
A \$5,000 HOME DEPOT GIFT CARD

Opine en español

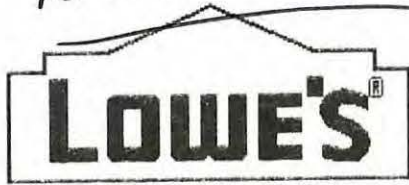
www.homedepot.com/survey

User ID: H88 169370 163066
PASSWORD: 22506 163059

Entries must be completed within 14 days
of purchase. Entrants must be 18 or
older to enter. See complete rules on
website. No purchase necessary.

BLANK

Maintenance



LOWE'S HOME CENTERS, LLC
6201 COMMERCE PALMS DRIVE
TAMPA, FL 33647 (813) 558-6760

- SALE -

SALES#: S1003NG2 2177804 TRANS#: 55809902 10-03-22

1217523 13-GAL 130-CT KITCHN FLX (32.26
16.98 DISCOUNT EACH	-0.85
2 @ 16.13	
224273 55-GAL 1-MIL 40-CT DRUM L	49.83
17.48 DISCOUNT EACH	-0.87
3 @ 16.61	
259954 SCOTCH 1-7/8-IN PACKAGING	13.26
6.98 DISCOUNT EACH	-0.35
2 @ 6.63	

SUBTOTAL: 95.35
TAX: 0.00
INVOICE 52520 TOTAL: 95.35
LAR: 95.35

TOTAL DISCOUNT: 5.01

LAR: XXXXXXXXXXXX5276 AMOUNT:95.35 AUTHCD: 000898
SWIPE REFID:431072 10/03/22 11:11:27
ACCOUNT NAME: MEADOW POINTE 111 CD
AUTH BUYER: DEJESUS PADILLA FRANK

10/13/22

ACCOUNT WILL BE BILLED UPON MERCHANDISE TRANSACTION DATE FOR STOCK MERCHANDISE AND NO LATER THAN 90 DAYS FROM TRANSACTION DATE FOR SOS OR DIRECT DELIVERY MERCHANDISE.

STORE: 1003 TERMINAL: 52 10/03/22 11:11:42

OF ITEMS PURCHASED: 7

EXCLUDES FEES, SERVICES AND SPECIAL ORDER ITEMS



THANK YOU FOR SHOPPING LOWE'S.
FOR DETAILS ON OUR RETURN POLICY, VISIT
LOWES.COM/RETURNS

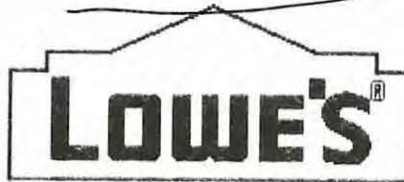
A WRITTEN COPY OF THE RETURN POLICY IS AVAILABLE
AT OUR CUSTOMER SERVICE DESK

STORE MANAGER: CHRIS VASILE

LOWE'S PRICE PROMISE
FOR MORE DETAILS, VISIT LOWES.COM/PRICEPROMISE

* SHARE YOUR FEEDBACK! *
* ENTER FOR A CHANCE TO BE *
* ONE OF FIVE \$500 WINNERS DRAWN MONTHLY! *
* ¡ENTRE EN EL SORTEO MENSUAL *
* PARA SER UNO DE LOS CINCO GANADORES DE \$500! *
* ENTER BY COMPLETING A SHORT SURVEY *

Maintenance



LOWE'S HOME CENTERS, LLC
6201 COMMERCE PALMS DRIVE
TAMPA, FL 33647 (813) 558-6760

- SALE -

ES#: S1003NG2 2177804 TRANS#: 55898708 10-04-22

75555 116-FL OZ DURAMAX ST BS4	153.84
53.98 DISCOUNT EACH	-2.70
3 @ 51.28	
030995 KORKY FILL VALVE AND FLAP	15.18
15.98 DISCOUNT EACH	-0.80
303858 GE LFL 32W U6 T8A 4.1K 1C	22.76
11.98 DISCOUNT EACH	-0.60
2 @ 11.38	

SUBTOTAL: 191.78
TAX: 0.00
INVOICE 52631 TOTAL: 191.78
LAR: 191.78

TOTAL DISCOUNT: 10.10

: XXXXXXXXXXXX5276 AMOUNT:191.78 AUTHCD: 000996
SWIPE REFID:521253 10/04/22 11:51:06
ACCOUNT NAME: MEADOW POINTE 111 CD
AUTH BUYER: DEJESUS PADILLA FRANK

10/14/22

UNT WILL BE BILLED UPON MERCHANDISE TRANSACTION DATE FOR STOCK MERCHANDISE AND NO LATER THAN 90 DAYS FROM TRANSACTION DATE FOR SOS OR DIRECT DELIVERY MERCHANDISE.

DRE: 1003 TERMINAL: 52 10/04/22 11:51:48

OF ITEMS PURCHASED: 6

EXCLUDES FEES, SERVICES AND SPECIAL ORDER ITEMS



THANK YOU FOR SHOPPING LOWE'S.
FOR DETAILS ON OUR RETURN POLICY, VISIT
LOWES.COM/RETURNS

A WRITTEN COPY OF THE RETURN POLICY IS AVAILABLE
AT OUR CUSTOMER SERVICE DESK

STORE MANAGER: CHRIS VASILE

LOWE'S PRICE PROMISE
FOR MORE DETAILS, VISIT LOWES.COM/PRICEPROMISE

* SHARE YOUR FEEDBACK! *
* ENTER FOR A CHANCE TO BE *
* ONE OF FIVE \$500 WINNERS DRAWN MONTHLY! *
* ¡ENTRE EN EL SORTEO MENSUAL *
* PARA SER UNO DE LOS CINCO GANADORES DE \$500! *
* ENTER BY COMPLETING A SHORT SURVEY *

10/12/22



LOWE'S HOME CENTERS, LLC
6201 COMMERCE PALMS DRIVE
TAMPA, FL 33647 (813) 558-6760

- SALE -

ES#: S1003BM8 3949804 TRANS#: 71592577 10-12-22

42806 19-0Z LYSOL DISINFECT SPR	7.11
7.48 DISCOUNT EACH	-0.37
478574 2-CT 8.8-0Z FEBREZE PET A	7.11
7.48 DISCOUNT EACH	-0.37
829099 2-CT 8.8-0Z FEBREZE HAVAI	5.68
5.98 DISCOUNT EACH	-0.30
893084 2-CT FEBREZE AIR OCEAN	6.92
7.28 DISCOUNT EACH	-0.36
829282 11.25-0Z SOFTSOAP ANTI-B C	5.46
2.88 DISCOUNT EACH	-0.15
2 @ 2.73	
829283 11.25-0Z SOFTSOAP ANTI-B C	5.46
2.88 DISCOUNT EACH	-0.15
2 @ 2.73	
42075 19-0Z LYSOL DISINFECT SPR	14.22
7.48 DISCOUNT EACH	-0.37
2 @ 7.11	
1478575 FEBREZE UNSTOPABLES 8.8-0	10.15
10.68 DISCOUNT EACH	-0.53
145743 SPEC VASP/HORNET TP (+519	13.26
6.98 DISCOUNT EACH	-0.35
2 @ 6.63	
844946 AQUAFINA 16.9-FL OZ 24-CT	17.88
6.28 DISCOUNT EACH	-0.32
3 @ 5.96	
1060630 MOXIE 6-1/2 PAPER TOWELS (12.36
12.98 DISCOUNT EACH	-0.62

SUBTOTAL: 105.61
TAX: 0.00
INVOICE 09582 TOTAL: 105.61
LAR: 105.61

TOTAL DISCOUNT: 5.65

AR: XXXXXXXXXXXX5276 AMOUNT:105.61 AUTHCD: 001918
SWIPE REFID:684188 10/12/22 12:34:35
ACCOUNT NAME: MEADOW POINTE 111 CD
AUTH BUYER: DEJESUS PADILLA FRANK

10/12/22

ACCOUNT WILL BE BILLED UPON MERCHANDISE TRANSACTION DATE FOR STOCK MERCHANDISE AND NO LATER THAN 90 DAYS FROM TRANSACTION DATE FOR SOS OR DIRECT DELIVERY MERCHANDISE.

STORE: 1003 TERMINAL: 09 10/12/22 12:36:17

OF ITEMS PURCHASED: 17

EXCLUDES FEES, SERVICES AND SPECIAL ORDER ITEMS



THANK YOU FOR SHOPPING LOWE'S.
FOR DETAILS ON OUR RETURN POLICY, VISIT
LOWES.COM/RETURNS

BLANK

MPIII Sales Activity -October 2022

Date	Customer Name	Items Sold					Comp. Sold or Dep	Amount Paid	Check No. or C. C. Receipt	Description: Remote#, Key Fob#, Room Deposit or Ticket Sale	Staff Initials
		Gate Remote	Key Fob	Room Rental	Deposit	Other					
10/2/2022	Gonzalez				1		Refund (\$100.00)	pA8r	Cleaning Deposit Refund	LR	
10/3/2022	Shmidt	1					Sold \$30.00	vhJ4	GR 2877	NM	
10/3/2022	Brisley	1					Sold \$30.00	54AV	GR 2878	NM	
10/5/2022	Barletta		1				Sold \$25.00	tgjz	Fob 37292	NM	
10/6/2022	Molfese						Sold \$30.00	LxOR	GR 2879	JL	
10/7/2022	Cook	2					Sold \$60.00	Bgfi	GR 2880/2881	CJ	
10/8/2022	Strickland				1		Refund (\$100.00)	Vs5C	Cleaning Deposit Refund	CJ	
10/11/2022	Gathegi			1			Sold \$150.00	pufh	Room Rental + Cleaning Deposit	JL	
10/12/2022	Shannon	1					Sold \$ 30.0	TBMO	GR 2887	NM	
10/11/2022	Braley	2					Sold \$ 60.0	JyVB	GR 2882/2883	JL	
10/9/2022	Abrosio	1					Sold \$ 30.0	jFms	GR 2885	JP	
10/11/2022	Han		1				Sold \$ 25.0	T18B	Fob 37294	JL	
10/11/2022	Han	2					Sold \$ 60.0	dsJh	GR 2886/2884	LR	
10/12/2002	Han		1				Sold \$ 25.0	N0PB	FOB 37293	SF	
10/12/2022	Manalo	1					Sold \$ 30.00	PIBd	GR 2889	SF	
10/13/2022	Fifer	2	1				Sold \$ 85.0	Hvon	Fob 37295 + GR 2888/2890	JL	
10/13/2022	Chaudhry	2	1				Sold \$ 85.0	3JFL	Fob 37296 + GR 2891/2892	SF	
10/13/2022	Washburn	1	1				Sold \$ 55.0	N0It	Fob 37297 + GR 2893	SF	
10/14/2022	Gathegi				1		Refund (\$100.00)	pufh	Cleaning Deposit Refund	LR	
10/14/2022	Dodson	1					sold \$30.00	5aJL	GR 2896	LR	
10/14/2022	Douglas	2					Sold \$ 60.0	dAvn	GR 2894/2895	NM	
10/17/2022	Chaudhry	1					Refund \$ (30.0)	3JFL	GR 2892 (Refund)	JL	
10/18/2022	Torres		1				sold \$ 25.0	NozW	Fob 37298	LR	
10/18/2022	Rimawi	1					Sold \$ 30.0	TrBq	GR 2897	NM	
10/19/2022	Stringfield	1					Sold \$ 30.0	fhfn	GR 2892	LR	
10/19/2022	Antequera	1					Sold \$ 30.0	NGkQ	GR 2898	LR	
10/20/2022	Quirores	1					Sold \$ 30.0	vB1G	GR 2900	NM	
10/20/2022	Wokurka			1	1		Sold \$ 150.0	HJ3K	Room Rental + Cleaning Deposit	JL	
10/21/2022	Delgado	4	1				Sold \$ 145.0	Bm2m	GR 2899/2901/2902/2903 Fob 37299	JP	
10/22/2022	Wedge		1				Sold \$ 25.0	bdQ8	Fob 37700	LR	
10/22/2022	Bellamy	1					Sold \$ 30.0	t8tr	GR 2904	LR	
10/23/2022	Giordano		1				Sold \$ 25.0	PLMr	Fob 37699	CJ	
10/24/2022	Igbonoguam	2	1				Sold \$ 85.0	fN3g	Fob 37698 & GR 2905/2906	NM	
10/24/2022	Solt		1				Sold \$ 25.0	zzI2	Fob 37697	NM	
10/24/2022	Clarke	1					Sold \$ 30.0	xcKE	GR 2907	NM	
10/25/2022	Alzubaiche			1	1		Sold \$ 150.0	REOD	Room Rental + Cleaning Deposit	NM	
10/25/2022	Cespedes	2					Sold \$ 60.0	jxiD	GR 2908/2909	NM	
10/27/2022	Jean-Simon			1			Sold \$ 200.0	H7eF	Room Rental + Cleaning Deposit	JL	
10/28/2022	Sanchez		2				sold \$ 50.0	7D7U	Fob 37695/37696	NM	
10/31/2022	Patane	1					Sold \$ 30.0	3tj1	GR 2910	JL	
10/31/2022	Nimmala		1				sold \$ 25.0	NKm8	fob #37694	LR	

\$ 1,745.00

(2)

Gate Remote Sales - October 2022

Items Sold									
Date	Customer Name Res or NR	Gate Remote Quantity	Home Address	Village Gate Requested	Copy of ID (NR)	Amount Paid	Check No. or C. C. Receipt	Gate Remote#	Staff Initials
10/3/2022	Shmidt	1	1230 Katahdin Ct	Wrencrest		\$ 30.0	vhJ4	GR 2877	NM
10/3/2022	Brisley	1	31607 Bearded Oak Dr	Nesslewood		\$ 30.0	54AV	GR 2878	NM
10/6/2022	Molfese	1	31336 Wrencrest Dr	Wrencrest		\$ 30.0	LxOR	GR 2879	JL
10/7/2022	Cook	2	1850 Rensselaer Dr	Rensselaer		\$ 60.0	Bgfi	GR 2880/2881	CJ
10/12/2022	Shannon	1	1128 Bensbrook Dr	Larkenheath		\$ 30.0	TBM0	GR 2887	NM
10/9/2022	Abrosio	1	1814 Leybourne Loop	Heatherstone		\$ 30.0	jFms	GR 2885	JP
10/11/2022	Braley	2	1800 Leybourne Loop	Heatherstone		\$ 60.0	JyVB	GR 2882/2883	JL
10/11/2022	Han	2	31140 Whitlock Dr	Whitlock		\$ 60.0	dsJh	GR 2886/2884	LR
10/12/2022	Manalo	1	31130 Chatterly Dr	Wrencrest		\$ 30.0	PIBd	GR 2889	SF
10/13/2022	Fifer	2	31303 Shaker Circle	Whitlock		\$ 60.0	Hvon	GR 2888/2890	LR
10/13/2022	Chaudhry	2	31050 Chatterly Dr	Wrencrest		\$ 60.0	3JFL	GR 2891/2892	SF
10/13/2022	Washburn	1	31319 Anniston Dr	Alchester		\$ 30.0	N0Lt	GR 2893	SF
10/14/2022	Dodson	1	31116 Hannigan PL	Rensselaer		\$ 30.0	5aJL	GR 2896	LR
10/14/2022	Douglas	2	1005 Helmsdale Dr	Broughton Pl		\$ 60.0	dAvn	GR 2894/2895	NM
10/17/2022	Chaudhry	-1	31050 Chatterly Dr	Wrencrest		\$ (30.0)	3JFL	GR 2892 (Refund)	JL
10/19/2022	Rimawi	1	31821 Larkenheath Dr	Larkenheath		\$ 30.0	TrBq	GR 2897	NM
10/19/2022	Stringfield	1	1329 Stokesley Pl	Wrencrest		\$ 30.0	fhn	GR 2892	LR
10/19/2022	Antequara	1	31213 Shaker Cir	Whitlock		\$ 30.0	NGkQ	GR 2898	LR
10/20/2022	Quirores	1	31426 Wrencrest Dr	Wrencrest		\$ 30.0	vB1G	GR 2900	NM
10/21/2022	Delgado	4	31124 Hannigan Pl	Rensselaer		\$ 120.0	BM2m	GR 2899/2901/2902/290	JP
10/22/2022	Bellamy	1	31837 Turkeyhill Dr	LarkenHeath		\$ 30.0	t8tr	GR 2904	LR
10/24/2022	Igbonoguam	2	1138 Hillhurst Dr	Hillhurst		\$ 60.0	fN3g	GR 2905/2906	NM
10/24/2022	Clarke	1	1709 Leybourne Loop	Heatherstone		\$ 30.0	xcKE	GR 2907	SF
10/25/2022	Cespedes	2	31000 Whitlock Dr	Whitlock		\$ 60.0	jxiD	GR 2908/2909	NM
10/31/2022	Patane	1	1848 Leybourne Lp	Heatherstone		\$ 30.0	3tj1	GR 2910	JL

35 @ \$ 1,050

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Updated (November 2022) Conservation/District Cutback Request List

Contact Name/Closest Resident: **Jerry Smith**

Address: **2310 Nesselwood Drive** Phone Number/Email: **XXX-XXX-XXXX**

Status: **Pending** (11-8)

Contact Name/Closest Resident: **Ken Willy**

Address: **1837 Beaconsfield Drive** Phone Number/Email: **XXX-XXX-XXXX**

Status: **Unapproved/Unfinished** (11-8)

Contact Name/Closest Resident: **Paula Lesko/Kathy Pfeffer**

Address: **1135 & 1138 Wrightswynde Court** Phone Number/Email: **XXX-XXX-XXXX**

Status: **Unapproved/Unfinished** (11-8)

Contact Name/Closest Resident: **Jane Schaibly/Sharon Shanahan**

Address: **31329 & 31409 Shaker Circle** (Zone is for North side of Beardsley; Heading towards Meadow Pointe Boulevard) Phone Number/Email: **XXX-XXX-XXXX / XXX-XXX-XXXX**

Status: **Unapproved/Unfinished** (11-8)

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MEADOW POINTE III

Street Sign Repairs – November 2022 (October 12th - November 9th)

Meadow Pointe III CDD
1500 Meadow Pointe Blvd
Wesley Chapel, FL 33543
813-383-6676 / mpiiclub@tampabay.rr.com
Clubhouse Manager: Justin Lawrence

Alchester: **Alchester/Millebourne** - Stop sign, straighten post

Whitlock: **Beardsley/Whitlock** - Straighten post

Broughton: **Helmsdale/Bittsbury** - Straighten post

- Larkenheath:
1. **Still Meadow/Wrightswynde** - Replace cap and cross and straighten post
 2. **Turkey Hill/Stillmeadow** - Straighten signs
 3. **Turkey Hill/Bensbrook** - Replace signs (Finalized/listed in October's Operation Report), Replace cap and cross, and straighten post
 4. **Bensbrooke/Blythewood** - Straighten post
 5. Repair pedestrian entry gate



Rizzetta & Company

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Deputy Schedule – November 2022



MEADOW POINTE III

Sun	Mon	Tue	Wed	Thu	Fri	Sat
		1 B	2 K	3 K	4 B	5 B
6 B	7 K	8 K	9 B	10 B	11 K	12 K
13 K	14 B	15 B	16 K	17 K	18 B	19 B
20 B	21 K	22 K	23 B	24 B	25 K	26 K
27 K	28 B	29 B	30 K			
		Buddy:11am-11pm Krapfl:11am-11pm (Thursday: 5am-5pm)				

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November 5th-November 18th

	Sat - 5 Nov	Sun - 6 Nov	Mon - 7 Nov	Tue - 8 Nov	Wed - 9 Nov	Thur - 10 Nov	Fri - 11 Nov	Total Hours
Josh		11a-7pm	8	1-9pm	8	1-9pm	8	30
Scarlett	3-9pm	6	3-9pm	6	1-9pm	8		20
Carmen	9am-3pm	6	9am-3pm	6				12
Jamilex								32
Malcolm				3-9pm (T)	6	3-9pm (T)	6	18
Nargiza			9am-2pm	5	9am-2pm	5	9am-2pm	5
Bob			6-11am	5	6-11am	5	6-11am	5
Peter			12-7pm**	7	12-7pm	7	12-6pm	6
Frank	11am-7pm (Z)	8	7am-3pm	8	7am-3pm	8	7am-3pm	8
Luis	11am-7pm	8		1-9pm (CH Attend)	8	1-9pm*	8	40
Justin			10am-6pm	8	10am-6pm	8	10am-6pm	8
								312

	Sat - 12 Nov	Sun - 13 Nov	Mon - 14 Nov	Tues - 15 Nov	Wed - 16 Nov	Thur - 17 Nov	Fri - 18 Nov	Total Hours
Josh	1-9pm	8		1-9pm	8		1-9pm	8
Scarlett		1-9pm	8		1-9pm	8		16
Carmen	9am-3pm	6	9am-3pm	6				12
Jamilex			1-9pm (T)	8	1-9pm (T)	8	1-9pm (T)	8
Malcolm		1-9pm	8	1-9pm	8	1-9pm	8	24
Nargiza			9am-2pm	5	9am-2pm	5	9am-2pm	5
Bob			6-11am	5	6-11am	5	6am-11am	5
Peter	12-7pm	7		7	12-7pm	7	12-6pm	6
Frank		11am-7pm	8	7am-3pm	8	7am-3pm	8	40
Luis			1-9pm*	8	7am-3pm	8	7am-3pm	8
Justin			10am-6pm	8	Mgr. Training	8	10am-6pm	8
								297

* Closes with
Clubhouse Staff

(T) = Training

** Help Clubhouse
when needed

(Z)= Makeup

November 19th - December 2nd

	Sat - 19 Nov	Sun - 20 Nov	Mon - 21 Nov	Tue - 22 Nov	Wed - 23 Nov	Thur - 24 Nov	Fri - 25 Nov	Total Hours				
					Modified Hours	Thanksgiving	Black Friday					
Josh	3-9pm	6	3-9pm	6	3-9pm	6	9am-3pm	6	3-9pm	6	30	
Scarlett		3-9pm	6	3-9pm	6				1-7pm	6	18	
Carmen	9am-3pm	6	9am-3pm	6							12	
Jamilex	12-6pm	6	12-6pm	6							12	
Malcolm	3-9pm	6			3-9pm	6					12	
Nargiza			9am-2pm	5	9am-2pm	5	9am-2pm	5		9am-2pm	5	20
Bob			6am-11am	5	6am-11am	5	6am-11am	5		6am-11am	5	20
Peter											0	
Frank			7am-3pm	8	7am-3pm	8	7am-3pm	8	8	7am-3pm	8	40
Luis	9am-5pm	8			7am-3pm	8		8	8	1-9pm*	8	40
Justin			10am-6pm	8	10am-6pm	8	10am-6pm	8	8		8	40
											244	

	Sat - 26 Nov	Sun - 27 Nov	Mon - 28 Nov	Tues - Nov 29	Wed - 30 Nov	Thur - 1 Dec	Fri - 2 Dec	Total Hours					
Josh		3-9pm	6	3-9pm	6		3-9pm	6	3-9pm	6	24		
Scarlett	3-9pm	6	12-6pm	6	3-9pm	6			3-9pm	6	24		
Carmen	9am-3pm	6	9am-3pm	6							12		
Jamilex				3-9pm	6	3-9pm	6	3-9pm	6		18		
Malcolm	12-6pm	6		3-9pm	6			3-9pm	6		18		
Nargiza			9am-2pm	5	9am-2pm	5	9am-2pm	5	9am-2pm	5	25		
Bob			6am-11am	5	6am-11am	5	6am-11am	5	6am-11am	5	25		
Peter		9am-3pm	6	7am-2pm	7	12-7pm	7			12-6pm	6	27	
Frank	9am-5pm	8			7am-3pm	8	7am-3pm	8	7am-3pm	8	7am-3pm	8	40
Luis			7am-3pm	8	7am-3pm	8	7am-3pm	8	7am-3pm	8	7am-3pm	8	40
Justin			10am-6pm	8	10am-6pm	8	10am-6pm	8	10am-6pm	8	10am-6pm	8	40
											293		

* Closes with Clubhouse Staff

** Help Clubhouse when needed

Tab 12



Rizzetta & Company

UPCOMING DATES TO REMEMBER

- **Next Meeting:** December 21, 2022, at 6:30pm

District Manager Updates

**District
Manager's
Report**

November 16

2022

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W

Amended Budget-Meadow Pointe III CDD doesn't need to complete an Amended Budget for the Fiscal Year 2021-2022. Great job Board of Supervisors! Meadow Pointe III will receive training on how to use the new Intacct accounting system. Intacct will give the Board the ability to pull invoices remotely.

Frontier- I reached out to Frontier and they removed the Foreign Exchanged Listing Business.

Claridge Place Entry Gate- Meadow Pointe III insurance has been put on notice regarding the damage to the gate. Egis is waiting on the proposal to review this incident.

Meadow Pointe III CDD Website- I reached out to V GlobalTech regarding the Meadow Pointe III website. I informed them of the Board's concerns about the CDD website and having multiple web addresses. They informed me that they will not be able to issue a credit but they will fix the errors.

Storm Update-The Governor issued a State of Emergency regarding the upcoming tropical storm. The Vice-Chair made an executed order to close the Amenities Center on November 10, 2022. Justin will send an email blast to the District regarding the Amenities closer. The Clubhouse staff moved and stacked all the pool furniture under cover outside on the south side of the pool deck. Also, Justin secured the gates, and the team will complete an inspection on November 11, 2022.

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Tab 13

1
2 **MINUTES OF MEETING**
3

4 Each person who decides to appeal any decision made by the Board with respect to any
5 matter considered at the meeting is advised that person may need to ensure that a
6 verbatim record of the proceedings is made, including the testimony and evidence upon
7 which such appeal is to be based.
8

9 **MEADOW POINTE III**
10 **COMMUNITY DEVELOPMENT DISTRICT**
11

12 The regular meeting of the Board of Supervisors of the Meadow Pointe III
13 Community Development District was held on **Wednesday, October 19, 2022 at 6:30 p.m.**
14 and was conducted at the Meadow Pointe III Clubhouse, located at 1500 Meadow Pointe
15 Blvd, Wesley Chapel, FL 33543.

16 Present and constituting a quorum:

17 Michael Hall	Board Supervisor, Chairman
18 Paul Carlucci	Board Supervisor, Vice Chairman
19 John Johnson	Board Supervisor, Assistant Secretary
20 Glen Aleo	Board Supervisor, Assistant Secretary
21 Michael Torres	Board Supervisor, Assistant Secretary

22
23
24 Also present via conference call were:

26 Daryl Adams	District Manager, Rizzetta & Co
27 Tonja Stewart	DE; Stantec
28 Justin Lawrence	Clubhouse Manager
29 Michael Rodriguez	Amenities Manager, Rizzetta & Co.
30 Jason Diogo	Solitude Lake Management
31 Brandon Padilla	Yellowstone
32 Sara Zare	MBS
33 Kayla Connell	Finance Manager, Rizzetta & Co.
34 Vivek Babbar	District Counsel, Straley Robin & Vericker

35
36
37 Audience Present
38

39 **FIRST ORDER OF BUSINESS** **Call to Order**
40

41 Mr. Adams called the meeting to order and performed a roll call confirming a
42 quorum for the meeting and noted that there were audience members in attendance.
43

44 **SECOND ORDER OF BUSINESS** **Pledge of Allegiance**
45

46 All present at the meeting joined in the Pledge of Allegiance.
47
48

49
50 **THIRD ORDER OF BUSINESS** **Audience Comments on Agenda Items**

51
52 There were no audience comments presented.

53
54 **FOURTH ORDER OF BUSINESS** **Consideration of Refunding Bonds -**
55 **MBS**

56
57 Ms. Zare from MBS went over the refunding summary with the Board. After a brief
58 discussion, the Board made a motion to approve the MBS Refunding Agreement for Series
59 2013.

60
On a Motion by Mr. Carlucci, seconded by Mr. Johnson, with all in favor, the Board of Supervisors approved the MBS Refunding Agreement for Series 2013 for Meadow Pointe III Community Development District.

61
62 **FIFTH ORDER OF BUSINESS** **Consideration of Revised Planting**
63 **Proposal from Solitude**

64
On a Motion by Mr. Carlucci, seconded by Mr. Johnson, with all in favor, the Board of Supervisors the revised Solitude Planting Proposal, in the amount of \$9,520, for Meadow Pointe III Community Development District.

65
66 **SIXTH ORDER OF BUSINESS** **Discussion of Amenity Vendor Contracts**

67
68 The Board agreed to table this discussion at the November meeting.

69
70 **SEVENTH ORDER OF BUSINESS** **Discussion of Christmas Extravaganza**

71
72 Mr. Rodriguez started the discussion on the Christmas Extravaganza. He informed the
73 Board that there will be two Santas and two sleds. Each vendor that is present will obtain
74 insurance and name Meadow Pointe III as the insured. Mr. Lawrence will send out an email
75 blast and start posting the event information at the clubhouse. The Board would like the
76 residents to have a competition for the best Christmas decorations. The winner will be
77 recognized by the Board.

78
79 **EIGHTH ORDER OF BUSINESS** **Staff Reports**

80
81 **A. Community Deputy Report**
82 Deputy was present and gave his report.

83
84 **B. Aquatic Report**
85 The Board received the August Waterway Inspection Report from Mr. Diogo.

86
87 Mr. Diogo mentioned that there are banana trees that have been planted on Site
88 26 that need to be removed. If the resident does not remove them within the
89 week, then Solitude will remove them and bill the resident.

90 **C. Landscape Report**
91 The Board reviewed the Landscape Reports received from OLM and
92 Yellowstone.

93
94 The Board reviewed a proposal from Yellowstone for a fallen tree on Beardsley
95 for ratification.
96

On a motion from Mr. Carlucci, seconded by Mr. Torres, the Board of Supervisors ratified the Yellowstone Proposal for a fallen tree on Beardsley in the amount of \$3,250.00 for Meadow Pointe III Community Development District.

97
98 Mr. Padilla presented a proposal for Phase 1 Street Tree #2 in the amount of
99 \$1,428.55.
100

On a motion from Mr. Torres, seconded by Mr. Carlucci, the Board of Supervisors approved the Yellowstone Proposal for Phase 1 Street Tree #2 in the amount of \$1,428.55 for Meadow Pointe III Community Development District.

101 **D. Amenity Management**
102 Mr. Lawrence presented his amenity report to the Board.
103

104
105 Mr. Lawrence gave an update on the hiring process. The Board had no
106 questions or comments.

107
108 Mr. Hall talked about the damaged signs and asked that they be fixed and
109 straightened out. Mr. Woodcock will get with Mr. Lawrence to give him the
110 appropriate measurements for the street signs.

111
112 There was a brief discussion regarding budgeting to repair the border wall. Ms.
113 Stewart will investigate how much it will cost to be fixed and it will be discussed
114 later.

115
116 Mr. Aleo mentioned the purple streetlights and asked that they be called in to be
117 replaced.
118

119 **E. District Engineer**
120 Ms. Stewart presented her report to the Board.

121
122 Ms. Stewart mentioned that she drove down Paul Street and that it needs to be
123 resurfaced. She will get a proposal for HA5 and present it to the Board once she
124 receives it.
125

126 **F. District Counsel**
127 The Board received District Counsel report from Mr. Babbar.

128
129 He informed the Board that the Service Mark check has been processed and
130 everything will be filed next week.
131

132 **G. District Manager**

133 The Board received the District Manager Report from Mr. Adams.

134
135 Mr. Adams reminded the Board that their next scheduled meeting will be held on
136 November 16, 2022 at 6:30 p.m.

137
138 The Board held a brief discussion regarding electric charging stations. They
139 agreed, as a Board, that they do not want to pay for charging stations in the
140 District.

141
142 **NINTH ORDER OF BUSINESS**

**Consideration of the Minutes of the Board
of Regular meeting held August 17, 2022**

143
144 Mr. Adams' presented the Board with the August 17, 2022 regular meeting minutes.
145
146

On a motion from Mr. Johnson, seconded by Mr. Torres, the Board of Supervisors approved the regular meeting minutes for August 17, 2022, as amended, for the Meadow Pointe III Community Development District.

147
148 **TENTH ORDER OF BUSINESS**

**Consideration of the Minutes of the Board
of Regular meeting held September 21,
2022**

149
150
151 Mr. Adams' presented the Board with the September 21, 2022 regular meeting
152 minutes.
153

On a motion from Mr. Johnson, seconded by Mr. Torres, the Board of Supervisors approved the regular meeting minutes for September 21, 2022, as presented, for the Meadow Pointe III Community Development District.

154
155 **ELEVENTH ORDER OF BUSINESS**

**Consideration of Operations and
Maintenance Expenditures for August
2022**

156
157
158 The Board was presented with the Operation and Maintenance Expenditures for
159 August 2022 in the amount of \$121,897.79.
160

On a motion from Mr. Johnson, seconded by Mr. Carlucci, with all in favor, the Board approved ratifying the Operation and Maintenance Expenditures for August 2022 in the amount of \$121,897.79 for the Meadow Pointe III Community Development District.

161
162 The Board asked Mr. Lawrence to obtain proposals for gate cameras.
163

164 **TWELFTH ORDER OF BUSINESS**

Supervisor and Audience Comments

165
166 The Board heard resident concerns regarding a damaged sidewalk and driveway
167 improvements.
168

169 The Board would like to create an agreement for sidewalks like Meadow Pointe IV. Mr.
170 Babbar will draft an agreement and present it at the next meeting.

171
172 The Board would like Mr. Adams to request a refund for the last 3 months of the CDD
173 Website being down.

174
175
176

THIRTEENTH ORDER OF BUSINESS

Adjournment

On a motion from Mr. Johnson, seconded by Mr. Carlucci, the Board agreed to adjourn the meeting at 9:02 p.m. for the Meadow Pointe III Community Development District.

177
178
179
180
181

Assistant Secretary

Chairman/Vice Chairman

DRAFT

Tab 14



MEADOW
POINTE

MEADOW POINTE III

COMMUNITY DEVELOPMENT DISTRICT

3434 Colwell Avenue, Suite 200, Tampa, FL 33614 - 813-994-1001 - Meadowpointe3cdd.org

Operations and Maintenance Expenditures September 2022 For Board Approval

Attached please find the check register listing the Operation and Maintenance expenditures paid from September 1, 2022 through September 30, 2022. This does not include expenditures previously approved by the Board.

The total items being presented:

\$166,298.93

Approval of Expenditures:

_____ Chairperson

_____ Vice Chairperson

_____ Assistant Secretary

Meadow Pointe III Community Development District

Paid Operation & Maintenance Expenditures

September 1, 2022 Through September 30, 2022

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
ADT Security Services, Inc.	100054	944009560	Quarterly Security Monitoring 10/01/22-12/31/22	\$ 216.33
Cintas Corporation	100041	4130959686	Cleaning Supplies 09/22	\$ 528.32
Dog Waste Depot	100055	506689	Dog Waste Bags 09/22	\$ 216.87
Egis Insurance Advisors, LLC	100056	17203	Policy #100122622 10/01/2022-10/01/2023 Florida Insurance Alliance	\$ 20,749.00
Florida Department of Revenue	20220915-01	61-8015577967-4	Sales Tax 08/22	\$ 331.63
Frontier Florida, LLC	20220926-01	Phone Summary	239-188-0915-091913-5 Phone Summary 09/22	\$ 408.36
Gaspar Stitch, LLC	100035	000000929	Employee Polo Shirts 09/22	\$ 375.28
Glen Richard Aleo	100057	GA092122	Board of Supervisors 09/21/2022	\$ 200.00
Home Depot Credit Services	100036	3880 08/22	Supplies 08/22	\$ 187.04
John A. Johnson	100058	JJ092122	Board of Supervisors 09/21/2022	\$ 200.00
Lowe's	100042	9900 321527 6 07/22	Clubhouse Supplies 07/22	\$ 2,346.05
Meadow Pointe III CDD	20220912-01	20220912-01	Debit Card Replenishment	\$ 2,154.31

Meadow Pointe III Community Development District

Paid Operation & Maintenance Expenditures

September 1, 2022 Through September 30, 2022

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Michael J Hall	100059	MH092122	Board of Supervisors 09/21/2022	\$ 200.00
Michael Torres	100060	MT092122	Board of Supervisors 09/21/2022	\$ 200.00
OLM, Inc.	100032	40021	Monthly Landscape Inspection 08/22	\$ 750.00
Outsmart Pest Management, Inc.	100043	34774	Monthly Pest Control 09/22	\$ 60.00
Parkhurst Outdoor Lighting LLC	100066	082422	Deposit for Christmas Lighting 08/22	\$ 8,425.00
Pasco County Sheriff's Office	100044	AR001617	Law Enforcement Services Installment #12 09/22	\$ 8,902.25
Paul Carlucci	100061	PC092122	Board of Supervisors 09/21/2022	\$ 200.00
Rizzetta & Company, Inc.	100031	INV0000070849	District Management Services 09/22	\$ 5,619.08
Rizzetta & Company, Inc.	100033	INV0000069619	Amenity Management & Personnel 07/22	\$ 11,505.03
Rizzetta & Company, Inc.	100034	INV0000070285	Amenity Management & Personnel 08/22	\$ 12,928.95
Rizzetta & Company, Inc.	100051	INV0000071214	Office Supplies & Cell Phones 08/22	\$ 116.05
Rizzetta & Company, Inc.	100052	INV0000071189	Amenity Management & Personnel 09/22	\$ 11,226.23

Meadow Pointe III Community Development District

Paid Operation & Maintenance Expenditures

September 1, 2022 Through September 30, 2022

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Rizzetta & Company, Inc.	100053	INV0000071508	Personnel Reimbursement 09/22	\$ 10,771.23
Romaner Graphics	100038	21301	Fabricate and Install Street Signs 08/22	\$ 375.00
Romaner Graphics	100045	21332	Dog Waste Sign 09/22	\$ 350.00
ShredQuick, Inc.	100062	842805	Shredding Event 09/22	\$ 1,047.00
Southern Automated Access Services, LLC	100039	11296	Gate Phone 813-482-2049 Whitlock 06/22	\$ 43.95
Southern Automated Access Services, LLC	100039	11579	Gate Phone 813-482-2049 Whitlock 08/22	\$ 53.95
Southern Automated Access Services, LLC	100039	11584	Gate Phone 813-435-0748 Wrencrest 08/22	\$ 43.95
Southern Automated Access Services, LLC	100039	11624	Gate Repair 08/22	\$ 295.00
Southern Automated Access Services, LLC	100039	11643	Gate Repair - Whitelock 08/22	\$ 2,565.00
Southern Automated Access Services, LLC	100039	11651	Gate Repair - Broughton 08/22	\$ 105.00
Southern Automated Access Services, LLC	100039	11656	Gate Repair - Wrencrest 08/22	\$ 105.00
Southern Automated Access Services, LLC	100039	11657	Gate Repair - Claridge Place 08/22	\$ 137.50

Meadow Pointe III Community Development District

Paid Operation & Maintenance Expenditures

September 1, 2022 Through September 30, 2022

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Southern Automated Access Services, LLC	100046	11672	Service Call 09/22	\$ 105.00
Southern Automated Access Services, LLC	100046	11674	Gate Phone/CAPXL Cloud - Heatherstone 09/22	\$ 124.50
Southern Automated Access Services, LLC	100046	11675	Gate Phone/CAPXL Cloud - Ammanford Cloud 09/12	\$ 124.50
Southern Automated Access Services, LLC	100046	11676	Gate Phone/CAPXL Cloud - Wrencrest 09/22	\$ 124.50
Southern Automated Access Services, LLC	100046	11695	New Motor Install 09/22	\$ 655.00
Southern Automated Access Services, LLC	100046	11710	Service Call - Larkenheath 09/22	\$ 105.00
Southern Automated Access Services, LLC	100063	11728	Gate Phone 813 482 2049 09/22	\$ 53.95
Southern Automated Access Services, LLC	100063	11733	Gate Phone 813 435 0748 09/22	\$ 53.95
Spectrum	20220930-01	0034120094-01 09/22	1500 Meadow Pointe Blvd 09/22	\$ 47.77
Stantec Consulting Services, Inc.	100040	1965953	Engineering Services 07/22	\$ 2,356.00
Stantec Consulting Services, Inc.	100047	1976905	Engineering Services 08/22	\$ 2,152.00
Straley Robin Vericker	100048	22008	Legal Services 07/22	\$ 2,066.95

Meadow Pointe III Community Development District

Paid Operation & Maintenance Expenditures

September 1, 2022 Through September 30, 2022

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Suncoast Pool Service, Inc.	100064	8610	Monthly Pool Service 09/22	\$ 1,145.00
TECO	20220921-01	311000030198 08/22	Summary Bill 08/22	\$ 10,604.47
The Pampering Plumber, Inc.	100049	19411-90006	Plumbing Services 08/22	\$ 767.50
The Pampering Plumber, Inc.	100049	19411-90081	Plumbing Services 08/22	\$ 194.00
U.S. Water Services Corporation	100050	SI56851	Monthly Lift Station Inspection 09/22	\$ 86.21
Waste Connection	20220906-01	6277367W425	Waste Disposal 09/22	\$ 15,172.80
Waste Connection	20220923-01	1253838W426	Waste Disposal Services 09/22	\$ 113.85
Withlacoochee River Electric Cooperative, Inc.	20220909-01	1353910 08/22	Street Lights 08/22	\$ 1,570.24
Withlacoochee River Electric Cooperative, Inc.	20220923-02	Electric Summary - 720 08/22	Electric Summary 08/22	\$ 465.13
Yellowstone Landscape	100065	TM 419769	Landscape Maintenance 09/22	\$ <u>24,272.25</u>
Report Total				\$ <u>166,298.93</u>