



Rizzetta & Company

# Meadow Pointe III Community Development District

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**Board of Supervisors'  
Regular Meeting  
February 21, 2024**

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

[www.meadowpointe3cdd.org](http://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.

<b>District Board of Supervisors</b>	Paul Carlucci Michael Hall John Johnson Glen Aleo Elizabeth Simmons	Chairman Vice Chairman Assistant Secretary Assistant Secretary Assistant Secretary
<b>District Manager</b>	Daryl Adams	Rizzetta & Company, Inc.
<b>District Attorney</b>	Vivek Babbar	Straley, Robin, & Vericker
<b>District Engineer</b>	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](http://meadowpointe3CDD.org)

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

February 13, 2024

Dear Board Members:

The regular meeting of the Board of Supervisors of the Meadow Pointe III Community Development District will be held on **Wednesday, February 21, 2024, 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. BUSINESS ITEMS**
  - A. Consideration of Hog Trapping Proposals ..... Tab 1
  - B. Discussion on FY 24-25 Budget
- 5. STAFF REPORTS**
  - A. Aquatics Maintenance
    1. Presentation of Waterway Inspection Report ..... Tab 2
  - B. Landscape Maintenance
    1. OLM Inspection Report ..... Tab 3
    2. Yellowstone Inspection Report ..... Tab 4
    3. Consideration of Yellowstone Proposals ..... Tab 5
  - C. Amenity Management
    1. Presentation of Amenity Report and Additional Items ..... Tab 6
  - D. Community Deputy Update
  - E. District Engineer
    1. Update on HA5
    2. Consideration of the HA-5 Contract (*Under Separate Cover*)
  - F. District Counsel
    1. Update Regarding Cell Tower
  - G. District Manager
    1. Review of the District Manager's Report & Monthly Financials ..... Tab 7
    2. Review of the 4<sup>th</sup> Quarterly Compliance Audit Report ..... Tab 8
- 6. BUSINESS ADMINISTRATION**
  - A. Consideration of Minutes of the Board of Supervisors Regular Meeting held on January 17, 2024 ..... Tab 9
  - B. Consideration of Operations & Maintenance Expenditures for December 2023 ..... Tab 10
- 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](mailto:darryla@rizzetta.com),

Sincerely,

*Daryl Adams*  
Daryl Adams  
District Manager

# Tab 1

# State Wildlife Trapper LLC

## Feral Hog Management Program



# Feral Hog Management Program

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- 1.6) Damage and Environmental Concern
- 1.7) Disease

### **Management Plan**

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- 2.2) Monitoring
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  - 2.2.b) Activity monitoring.
  - 2.2.c) Photo monitoring.
  - 2.2.d) Drone surveillance.
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- 2.3) Trapping Methods
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  - 2.3.b) Pens.
  - 2.3.c) Dogs.
- 2.4) Data Management
  - 2.4.a) Project oversight.

### **Quality Control in Project Management**

# Feral Hogs

## 1.1) Brief History

Feral hogs (*Sus scrofa*) are wild swine from domestic ancestry. Native to Eurasia, feral hogs should not be confused with the collared peccary (javelina or *Tayassu tajacu*) of the Southwest. Hogs were first introduced into the United States around 1539, when Spanish explorer Hernando de Soto brought them to Lee County, Florida. Due to free-range animal control policies and poorly constructed makeshift enclosures the domestic swine were able to roam freely. Years later, sport hunters introduced true Eurasian wild boars, mostly throughout the Southeastern U.S., and their bloodlines slowly mixed with the descendants of the original wild hogs.

## 1.2) Reproductive Characteristics

The current feral swine population is a combination of domestic hogs, escaped or neglected domestic swine and Eurasian wild boars that have been captured for the purpose of starting wild free-living populations. Feral hogs are one of the most prolific large mammals in North America. Given adequate nutrition their population may double within four months. Females (sows) normally begin breeding at six months and average two litters per year. Litters tend to range from four to a staggering twelve offspring.

Florida's feral hog breeding season is never-ending as there is no distinct rutting (mating) season. This allows hogs to mate multiple times a year. Sows have been observed rearing their offspring year-round. Favorable breeding conditions allow for exponential growth if left unchecked. Advantageous conditions make population management of *Sus scrofa* near impossible without the proper personnel.

## 1.3) Population

Florida's feral hogs number in the millions. That accounts for over half of the wild swine currently living in the United States. If left uncontrolled their population is expected to climb yearly by at least 15% for the foreseeable future. It is estimated that upwards of 70% of the population must be removed annually to prevent growth.

## 1.4) Habitat

Established wild hog populations have been reported in at least thirty three states. Feral hogs have demonstrated high adaptability to Florida's ecosystem. They prefer moist bottomland and are most common along river banks with dense vegetation. Florida's feral hogs feed in the emergent vegetation surrounding swamps and within agricultural fields. Hogs use trails, natural or man-made, to quickly traverse vast swathes of land in search of their next meal.

### 1.4.a) Predators.

Adult hogs have few natural predators other than humans due to their size. Wild swine may grow to be five feet in length and weigh more than four hundred pounds. Smaller offspring are hunted by coyotes, bobcats and bears. Predation is countered by large litter sizes and does not significantly impact hog populations.

## 1.5) Food Habits

*Sus scrofa* are opportunistic omnivores. Their eclectic diet consists of vegetative matter, eggs, frogs, birds, insects, small mammals, small reptiles and large invertebrates. Ground nesting birds and fawns are particularly susceptible to feral hog attacks. A keen sense of smell makes them formidable predators. The current season determines the bulk of their diet. Feral hogs engage in fierce competition with local wildlife when food is scarce, sometimes starving out smaller animals.



### **1.6) Damage and Environmental Concern**

Feral hogs spend considerable time rooting. Rooting is done year-round in search of food. Rooted areas can be large, sometimes covering entire fields. In soft soil, rooting may reach a depth of three feet. This behavior contributes to soil erosion, reduces water quality, damages agricultural crops and destroys sensitive natural areas. These destructive animals are known to tear through game and livestock fences to consume animal feed.

A small number of wild hogs may wreak havoc on populated areas by destroying fences, flower beds, landscaping and personal property. They cause an estimated \$1.5 billion worth of damage yearly.

### **1.7) Disease**

Wild swine serve as disease reservoirs and pose a threat to healthy humans and animals. They carry thirteen diseases including brucellosis, pseudorabies, tuberculosis and bubonic plague. Two diseases of concern are pseudorabies and swine brucellosis. Pseudorabies is nonrelated to the rabies virus and does not infect humans. The disease affects and damages the nervous system. Pseudorabies is transmitted and carried by domestic and feral hogs. The disease is potentially fatal to cattle, horses, goats, sheep, dogs, cats, raccoons, skunks, opossum and other small rodents. Once infected, a hog becomes a carrier for life.

Swine brucellosis causes infertility and is transmitted through reproductive discharges. The only viable method of control involves removal of infected individuals after a positive test. Testing large populations of feral hogs is not cost effective or realistic. Brucellosis may be transmitted to humans and causes flu-like symptoms. Disease is rampant among feral hogs and they are not safe to eat under any circumstance. In addition, wild hogs may spread other diseases throughout wildlife and livestock populations including hog cholera, trichinosis, hoof and mouth disease, African swine fever and giardia.



## Management Plan

### 2.1) Survey

A comprehensive survey of the property is used as a basis for creating a tailor-made management plan. One of our senior trappers scouts designated areas of concern for the telltale signs of *S. scrofa*. A storage trailer housing equipment is placed on the property in preparation for the monitoring phase.

### 2.2) Monitoring

Monitoring the feral hog population and their impact on native plants and animals is an integral part of the Feral Hog Management Plan. Measuring hog activity levels on the property is necessary for evaluating damage.

#### 2.2.a) Damage monitoring.

Parallel transects or sections, spaced 200 m apart, will be used to check for damage. One hundred m tape will be laid out and walked. Any activity (tracks, fecal matter, rooting, etc.) seen while walking the transect is counted and ranked multiple times starting with pre-trapping and continuing every six months until the trapping phase is complete. Contingency tables will be used to compare different phases of management and assess whether less damage is occurring as trapping progresses. The tracts will be monitored for one year after trapping has ceased. If there is still noticeable damage after this timeframe then trapping may resume if requested.

#### 2.2.b) Activity monitoring.

Unpaved roads on the property help track hogs more easily due to exposed soil that softens when it rains. Hogs prefer to use roads for traveling when available. Roads are normally the perfect location to place transects. After the sections are placed the roads are baited and observed. When a team member arrives to rebait, any new tracks or sustained damage is recorded. Only simple statistics are required to test data. This will be repeated multiple times pre-trapping, 6 months into the trapping program and post-trapping phase. A sizeable decline in the number of tracks found, over 50%, is expected. Monitoring does not require the purchase of extra equipment and is easily carried out by one team member.

#### 2.2.c) Photo monitoring.

After activity monitoring, game cameras are placed in suitable locations to record wildlife activities. Measuring hog activity levels is necessary for evaluating the damage caused and to determine if the method of control is working.

#### 2.2.d) Drone surveillance.

Drones are used for damage assessment. A fly over with photos quickly identifies any damaged areas and helps to locate hogs spread over vast tracts of land.

#### 2.2.e) Continuous monitoring.

Continuous monitoring is the key to a successful eradication and management program. Successful monitoring saves time, resources and supplies additional information to aid in planning future management programs, if required. Constant monitoring allows for easy adjustments and is cost effective and efficient.

### 2.3) Trapping Methods

Multiple trapping methods may be used to secure and safely remove hogs from the premises. Population size of the group determines which method of removal will be implemented. The capture and

monitoring of a property will continue until either all hogs are removed or as dictated by the personalized management plan for your property. The capturing of hogs is prioritized over euthanization, but it is necessary under certain circumstances.

### **2.3.a) Movable traps.**

Small traps are placed and moved as the hog population migrates across the property. This trapping method is best utilized with a small population of hogs. The cages are checked in regular daily intervals. Captured hogs are removed quickly due to limited amounts of food and water available inside the trap. Movable traps are inexpensive to maintain over long periods of time.



### **2.3.b) Pens.**

Pens are used if there is an infestation of feral hogs. They are substantial enough to comfortably house multiple animals. The ability to roam the enclosure freely lessens stress due to confinement. Hog pens are made from chain link fence material and are circular with a diameter of approximately 20 feet. The traps are checked routinely as needed. Pens are inexpensive to maintain once completed, however the setup process is labor intensive and time consuming.

### **2.3.c) Dogs.**

Dogs are used to capture elusive swine that live in thick brushy swampland. Tracking dogs are used after dusk when feral hogs are more active. A minimum of 2 dogs are required to track and surround the average hog. After successfully tracking the animal, catch dogs are released to finalize the capture. The captured hog is tied and carried off or humanely euthanized.

## **2.4) Data Management**

To effectively manage the property a strategy is developed to systematically collect data, evaluate the success of the monitoring program, evaluate the success of the removal program, pinpoint hog locations and assess impact on the property. A monthly progress meeting, headed by the team leader, helps in the planning of future project activities. Weekly reports are submitted to the office and distributed electronically to each customer. The weekly reports submitted are:

1. Monitoring reports - Trail, pen, traps and game camera.
2. Capture reports - Reports on captured animals including location, sex, weight and final location.
3. Time and jobsite reports - Daily manpower and material report, future manpower requirements, material requests and all on-site activities.
4. Recommendations - New site specific recommendations due to dynamic conditions.
5. Scheduling - One week, two week and next month look ahead.
6. GPS Reports - Trappers have GPS devices and are able to review locations in real time or by tracks on a map.

### **2.4.a) Project oversight.**

The project is coordinated and scheduled from our office. Reports, scheduling, purchase orders, invoices and any other paperwork is processed at the office and distributed to the client. We will work together to find a suitable solution to your feral hog problem. We work with Home Owners Associations (HOA's) and Community Development Districts (CDD's) throughout Florida. Our staff has years of professional experience and diligently work with our clientele to ensure that the feral hog population is eradicated in a timely manner. We are a preferred vendor of the Florida Fish and Wildlife Conservation Commission (FWC) for feral hog trapping and removal. Once contracted, our staff works tirelessly to ensure hogs are removed with celerity. Your satisfaction is our #1 goal!

### **Quality Control in Project Management**

Our company requires all members of the team to review completed tasks on a daily basis. This guarantees alignment with the goals outlined in the management plan. Projects typically have a dedicated quality control team. All team members approach quality control with an open mind.

Our company-wide quality approach places emphasis on four aspects:

1. Elements such as controlling work flow, job management, daily reports, performance evaluations, maintaining integrity and correctly sorting records of each customer.
2. Competence in the field, being able to handle situations that may arise spontaneously and experience with hog trapping and removal.
3. Maintaining confidence in our skillset, organizational culture, motivation, team spirit and quality relationships.
4. Improving our infrastructure and limiting operational pitfalls.

State Wildlife Trapper LLC was incorporated in Florida in 2005.

#### **Jerry Richardson – Owner**

Jerry is involved in all operational aspects of State Wildlife Trapper LLC. He spends most days in the field managing and coordinating operations.

#### **Tom Sewell – Field Supervisor of Operations**

Tom is our project coordinator, safety officer and organizes manpower.

#### **Susan Coker - Treasurer**

Susan is responsible for record keeping, invoicing and data entry.



We are fully licensed and insured in the State of Florida to trap and remove all nuisance Wildlife. There is a set up & removal fee of \$ 285.00.(Note equipment is already in place)

All of the work is to be completed in a substantial and workmanlike manner for the sum of **\$1,570** The entire amount of the contract **\$1,570 or per month** is to be paid within 30 days after completion or a 15% fee will be added. All payments are due first day of the month. Under no circumstance shall this contract be superseded by any other terms or conditions other than stated agreement.

Any alterations or deviation from the above specifications involving extra cost of material or labor will be executed, and will become an extra cost.

By signing this contract, you acknowledge the term to **6 months**. If you choose to terminate this contract prior to the 12-month term, you will still be billed for the remaining months there are no prorated fees. Upon termination of contract a 30-day written notice needs to be sent. All One-year or other contracts will continue unless a notice to end Service is submitted by signing this contract, you are agreeing to all terms and conditions.

By signing this contract, you provide authorization for Trapper Jerry Richardson license number NWT-14255 to set traps and Hunt coyotes that are causing damage in the common areas as well as the private Land, and or lots of the community. Mr. Richardson and his agents are authorized to set traps as he sees fit on the areas throughout the Land within Boundaries of said propriety where coyotes may occur.

Any alterations or deviation from the above specifications involving extra cost of material or labor will be executed upon written order for same, and will become an extra charge over the sum mentioned in this contract. All agreements must be made in writing.

Always striving to provide quality professional service at a reasonable price. Thank you for your business Jerry Richardson State Wildlife Trapper NWT - 14255

Authorized Signature \_\_\_\_\_

#### ACCEPTANCE

You are hereby authorized to furnish all materials and labor required to complete the work mentioned in the above proposal for \_\_\_\_\_. \_\_\_\_\_ agrees to pay the amount mentioned in said proposal and according to the terms thereof.

Jerry Richardson  
Signature \_\_\_\_\_

1-18-2024  
Date \_\_\_\_\_

# Request for Taxpayer Identification Number and Certification

**Give Form to the  
requester. Do not  
send to the IRS.**

▶ Go to [www.irs.gov/FormW9](http://www.irs.gov/FormW9) for instructions and the latest information.

Print or type.  
See Specific Instructions on page 3.

<b>1</b> Name (as shown on your income tax return). Name is required on this line; do not leave this line blank. Jerry Richardson	
<b>2</b> Business name/disregarded entity name, if different from above State wildlife Trapper LLC	
<b>3</b> Check appropriate box for federal tax classification of the person whose name is entered on line 1. Check only <b>one</b> of the following seven boxes.  <input checked="" type="checkbox"/> Individual/sole proprietor or single-member LLC  <input type="checkbox"/> Limited liability company. Enter the tax classification (C=C corporation, S=S corporation, P=Partnership) ▶ _____ <b>Note:</b> Check the appropriate box in the line above for the tax classification of the single-member owner. Do not check LLC if the LLC is classified as a single-member LLC that is disregarded from the owner unless the owner of the LLC is another LLC that is <b>not</b> disregarded from the owner for U.S. federal tax purposes. Otherwise, a single-member LLC that is disregarded from the owner should check the appropriate box for the tax classification of its owner.  <input type="checkbox"/> Other (see instructions) ▶ _____	<b>4</b> Exemptions (codes apply only to certain entities, not individuals; see instructions on page 3):  Exempt payee code (if any) _____  Exemption from FATCA reporting code (if any) _____  <i>(Applies to accounts maintained outside the U.S.)</i>
<b>5</b> Address (number, street, and apt. or suite no.) See instructions. 2103 W Rio vista ave	Requester's name and address (optional)
<b>6</b> City, state, and ZIP code Tampa FL 33603	
<b>7</b> List account number(s) here (optional)	

## Part I Taxpayer Identification Number (TIN)

Enter your TIN in the appropriate box. The TIN provided must match the name given on line 1 to avoid backup withholding. For individuals, this is generally your social security number (SSN). However, for a resident alien, sole proprietor, or disregarded entity, see the instructions for Part I, later. For other entities, it is your employer identification number (EIN). If you do not have a number, see *How to get a TIN*, later.

<b>Social security number</b>										
5	9	5	-	6	0	-	9	5	4	4
or										
<b>Employer identification number</b>										
9	2	-	2	8	2	4	2	9	9	

**Note:** If the account is in more than one name, see the instructions for line 1. Also see *What Name and Number To Give the Requester* for guidelines on whose number to enter.

## Part II Certification

- Under penalties of perjury, I certify that:
- The number shown on this form is my correct taxpayer identification number (or I am waiting for a number to be issued to me); and
  - I am not subject to backup withholding because: (a) I am exempt from backup withholding, or (b) I have not been notified by the Internal Revenue Service (IRS) that I am subject to backup withholding as a result of a failure to report all interest or dividends, or (c) the IRS has notified me that I am no longer subject to backup withholding; and
  - I am a U.S. citizen or other U.S. person (defined below); and
  - The FATCA code(s) entered on this form (if any) indicating that I am exempt from FATCA reporting is correct.

**Certification instructions.** You must cross out item 2 above if you have been notified by the IRS that you are currently subject to backup withholding because you have failed to report all interest and dividends on your tax return. For real estate transactions, item 2 does not apply. For mortgage interest paid, acquisition or abandonment of secured property, cancellation of debt, contributions to an individual retirement arrangement (IRA), and generally, payments other than interest and dividends, you are not required to sign the certification, but you must provide your correct TIN. See the instructions for Part II, later.

<b>Sign Here</b>	Signature of U.S. person ▶	Date ▶ 1-1-2024
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## General Instructions

Section references are to the Internal Revenue Code unless otherwise noted.

**Future developments.** For the latest information about developments related to Form W-9 and its instructions, such as legislation enacted after they were published, go to [www.irs.gov/FormW9](http://www.irs.gov/FormW9).

### Purpose of Form

An individual or entity (Form W-9 requester) who is required to file an information return with the IRS must obtain your correct taxpayer identification number (TIN) which may be your social security number (SSN), individual taxpayer identification number (ITIN), adoption taxpayer identification number (ATIN), or employer identification number (EIN), to report on an information return the amount paid to you, or other amount reportable on an information return. Examples of information returns include, but are not limited to, the following.

- Form 1099-DIV (dividends, including those from stocks or mutual funds)
  - Form 1099-MISC (various types of income, prizes, awards, or gross proceeds)
  - Form 1099-B (stock or mutual fund sales and certain other transactions by brokers)
  - Form 1099-S (proceeds from real estate transactions)
  - Form 1099-K (merchant card and third party network transactions)
  - Form 1098 (home mortgage interest), 1098-E (student loan interest), 1098-T (tuition)
  - Form 1099-C (canceled debt)
  - Form 1099-A (acquisition or abandonment of secured property)
- Use Form W-9 only if you are a U.S. person (including a resident alien), to provide your correct TIN.
- If you do not return Form W-9 to the requester with a TIN, you might be subject to backup withholding. See What is backup withholding, later.*

# *State of Florida*

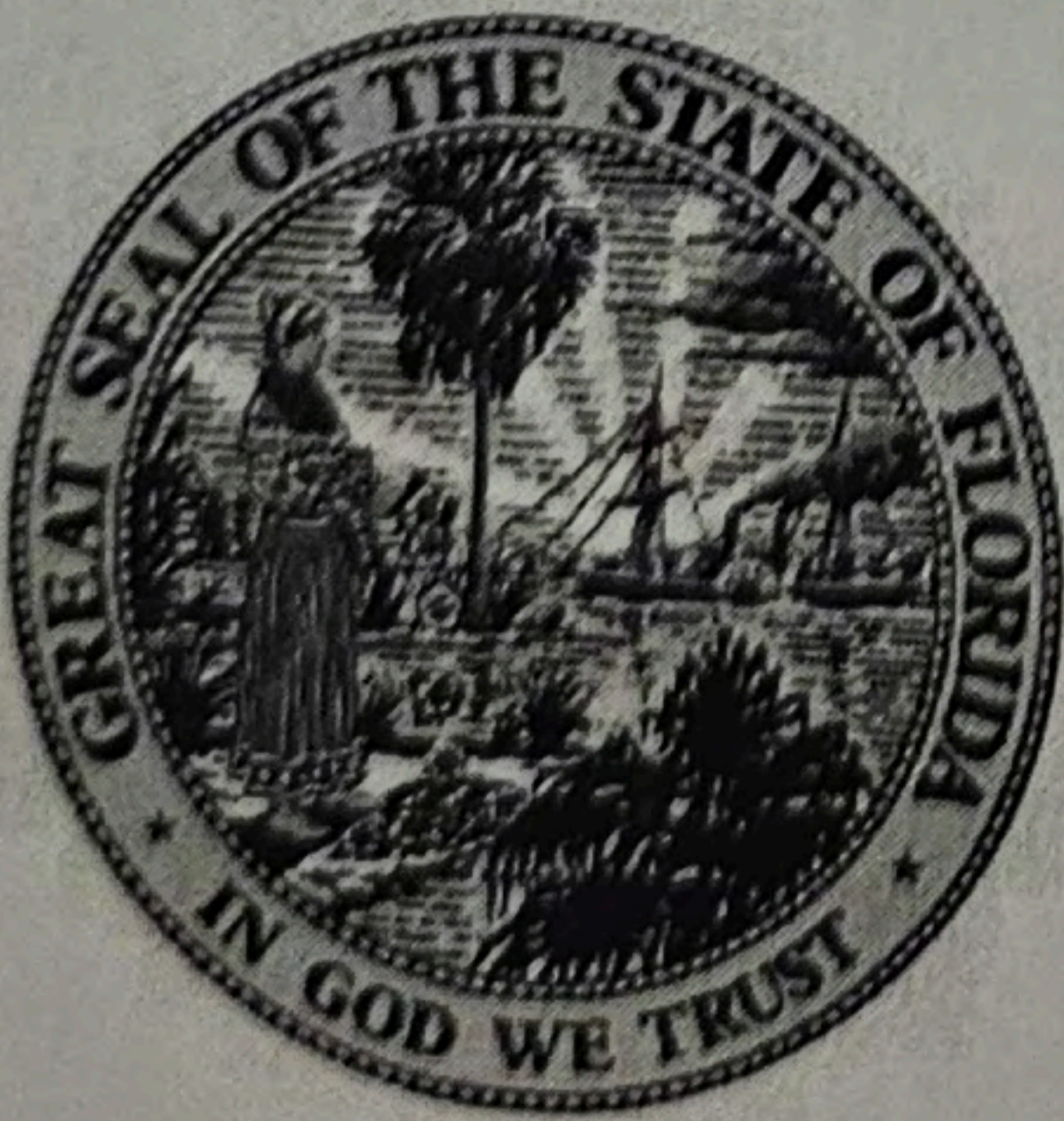
## *Department of State*

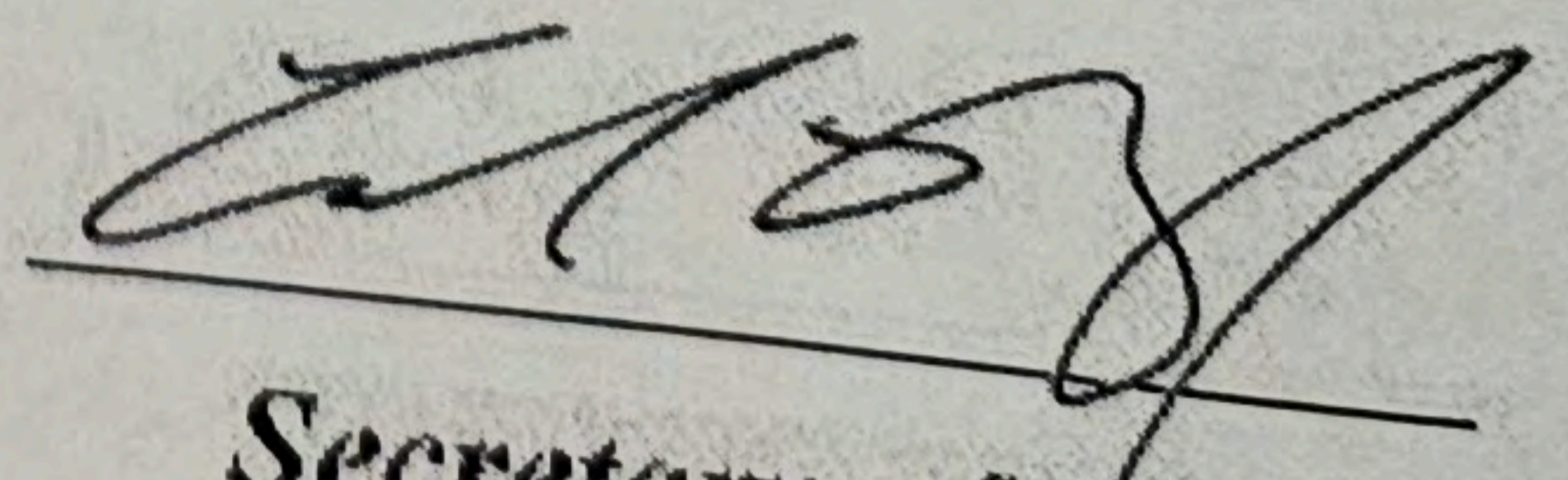
I certify from the records of this office that STATE WILDLIFE TRAPPER LLC is a limited liability company organized under the laws of the State of Florida, filed on January 31, 2017, effective January 30, 2017.

The document number of this limited liability company is L17000024298.

I further certify that said limited liability company has paid all fees due this office through December 31, 2023, that its most recent annual report was filed on March 10, 2023, and that its status is active.

*Given under my hand and the  
Great Seal of the State of Florida  
at Tallahassee, the Capital, this  
the Tenth day of March, 2023*



  
Secretary of State

Tracking Number: 0772935013CC

To authenticate this certificate, visit the following site, enter this number, and then follow the instructions displayed.

<https://services.sunbiz.org/Filings/CertificateOfStatus/CertificateAuthentication>

<b>Hog Trapping Services</b>		
<u>Vendors</u>	<u>Initial Cost</u>	<u>6 month Cost</u>
Jerry Hog Trapping-Current Vendor	\$285.00	\$9,420.00
AAAC Wildlife	\$750.00	\$175 per hog

<b>*Example for AAAC Wildlife</b>	
50 hogs remove for the year	\$8,750.00
100 hogs remove for the year	\$17,500.00



## **Tab 2**

# SOLITUDE

LAKE MANAGEMENT



## Meadow Pointe III CDD Waterway Inspection Report

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**Reason for Inspection:** Site looks good

**Inspection Date:** 2024-02-09

**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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PONDS 57 \_\_\_\_\_ 9

**MANAGEMENT/COMMENTS SUMMARY** \_\_\_\_\_ 9,10

**SITE MAP** \_\_\_\_\_ 11

Site: 39

**Comments:**

Site looks good  
Shoreline grasses are well into decomposition following recent treatment for invasive growth in the beneficial plants. No nuisance growth present.

**Action Required:**

Routine maintenance next visit

**Target:**



Site: 40

**Comments:**

Site looks good  
Site is 100% dry and free of nuisance vegetation. Control structure looks good.

**Action Required:**

Routine maintenance next visit

**Target:**



Site: 41

**Comments:**

Normal growth observed  
Minor surface algae sprouting along the perimeter. Treatment will be applied during next scheduled visit. Expect 7-14 days for results.

**Action Required:**

Routine maintenance next visit

**Target:**

Surface algae



Site: 42

**Comments:**

Site looks good

Dead shoreline grasses are in the late stages of decomposition. The few small patches remaining should fall out completely in 10-14 days. No other issues observed.

**Action Required:**

Routine maintenance next visit

**Target:**



Site: 43

**Comments:**

Site looks good

No issues observed at the time of inspection.

**Action Required:**

Routine maintenance next visit

**Target:**



Site: 44

**Comments:**

Treatment in progress

Site has heavy algae growth that was treated at the time of inspection. We can expect to see results in 10-14 days. Follow up treatment may be required.

**Action Required:**

Re-inspect next visit

**Target:**

Surface algae



Site: 45

**Comments:**

Normal growth observed  
Native Gulf Spikerush is thriving along the shoreline. Water is a bit turbid. Very minor shoreline weeds present.

**Action Required:**

Routine maintenance next visit

**Target:**

Shoreline weeds



Site: 46

**Comments:**

Site looks good  
This site typically has issues with floating weeds due to its close proximity to the wetland. None were present at the time of inspection.

**Action Required:**

Routine maintenance next visit

**Target:**



Site: 47

**Comments:**

Site looks good  
This large site looks great. No issues were observed at the time of inspection.

**Action Required:**

Routine maintenance next visit

**Target:**



## Site: 48

### Comments:

Site looks good

Site remains in immaculate condition. No issues observed.



### Action Required:

Routine maintenance next visit

### Target:

## Site: 49

### Comments:

Normal growth observed

Minor shoreline weeds present. Expect 2-3 weeks for results, following treatment.



### Action Required:

Routine maintenance next visit

### Target:

Shoreline weeds

## Site: 50

### Comments:

Site looks good

Shoreline weeds are well into decomposition following recent treatment. Expect another 2 weeks for proper fallout.



### Action Required:

Routine maintenance next visit

### Target:

Site: 51

**Comments:**

Site looks good

No issues observed at the time of inspection.

**Action Required:**

Routine maintenance next visit

**Target:**



Site: 52

**Comments:**

Normal growth observed

Site was recently treated for submersed weeds. Decomposition is fueling minor algae growth along the perimeter. Treatment is scheduled for next visit.

**Action Required:**

Routine maintenance next visit

**Target:**

Surface algae



Site: 53

**Comments:**

Normal growth observed

Very minor shoreline weeds noted within the native plants. Planted Arrowhead looks healthy(right). Open water is clear.

**Action Required:**

Routine maintenance next visit

**Target:**

Shoreline weeds





Site: 54

**Comments:**

Site looks good

No issues observed at the time of inspection.

**Action Required:**

Routine maintenance next visit

**Target:**



Site: 55

**Comments:**

Treatment in progress

Decomposing Torpedograss can be seen decaying within the native plants following recent treatment with a selective herbicide(left).

**Action Required:**

Routine maintenance next visit

**Target:**

Torpedograss



Site: 56

**Comments:**

Site looks good

Site remains in good condition. No issues observed.

**Action Required:**

Routine maintenance next visit

**Target:**



**Site:** 57**Comments:**

Treatment in progress

Site was treated for moderate perimeter algae and floating Duckweed at the time of inspection. Expect 10-14 days for results.

**Action Required:**

Re-inspect next visit

**Target:**

Surface algae

**Management Summary**

As a whole, the sites in this month's inspection look very good. Nuisance vegetation was minimal, with only sites 44 and 57 displaying heavier growth. To get these sites back under control, treatment was applied at the time of inspection.

Site 44 had very heavy growth of a green algae known as Hydrodictyon (Water Net Algae). Although this algae is known for being one of the fastest growing species, it's relatively easy to get under control. It responds very quickly to treatments and should clear up in 7-10 days. A follow up will be performed 2 weeks after the original treatment to make sure it's gone.

Site 57 had moderate growth of a tougher blue/green algae called Lyngbya. This species forms very dense mats on the surface and pond bottom. It typically requires much stronger algaecides to control. Although the growth wasn't heavy, treatment was applied at the time of inspection to keep it from becoming a larger issue. Once this algae takes hold of a pond, it can be very difficult to get rid of. Complete results can take up to 3 weeks.

During my inspection I noticed algae growth has picked up throughout the community. We've had a pretty wet winter thus far. These rains have been introducing all kinds of nutrients into the waterways via runoff. This coupled with the recent warming trend is fueling growth. For our February service visits, we'll be focusing on keeping this algae to a minimum. This will help keep things tidy as we transition into Spring.

Don't hesitate to reach out with any questions or concerns: [jason.diogo@solitudelake.com](mailto:jason.diogo@solitudelake.com)

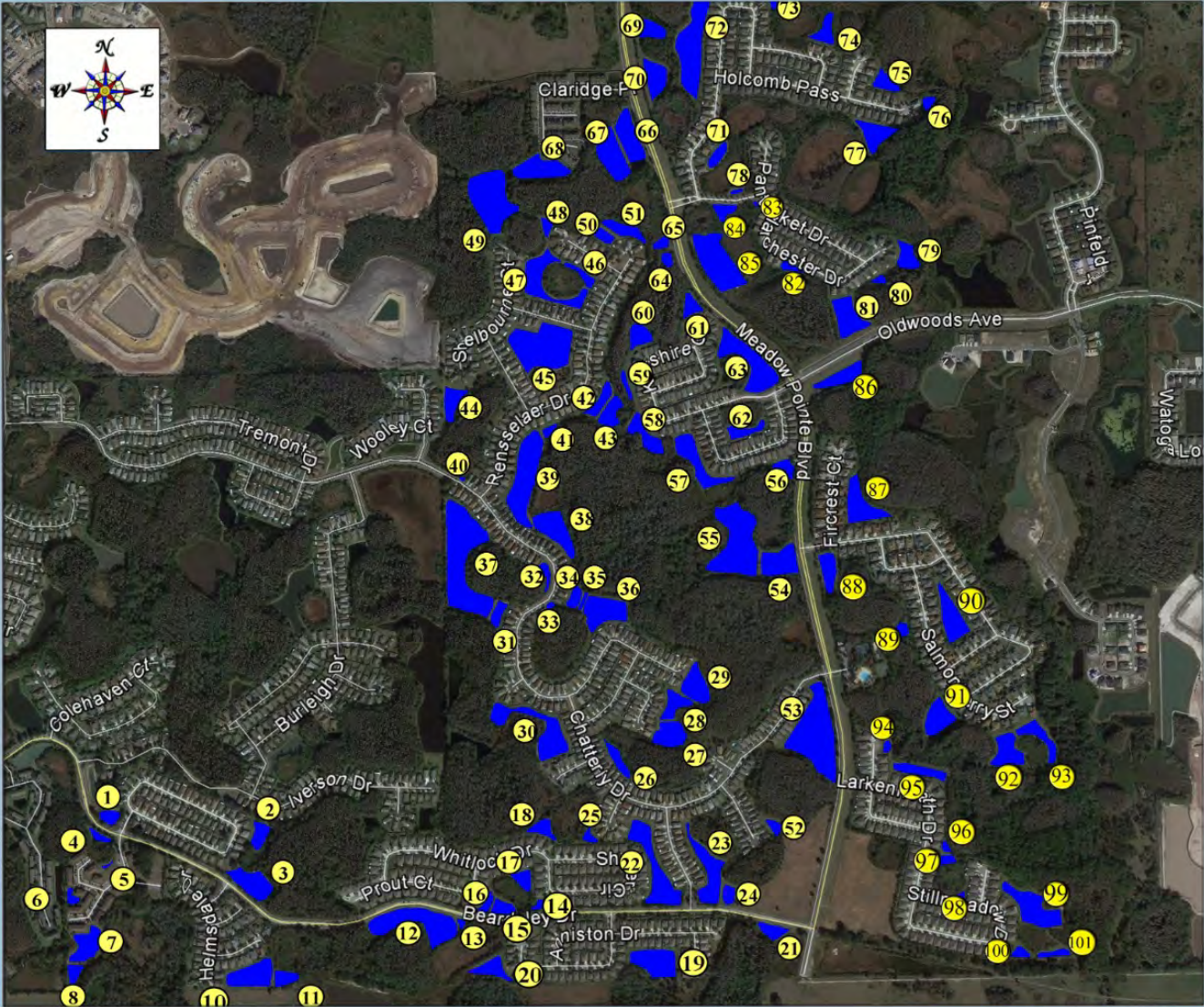
Thanks for choosing Solitude Lake Management!

Site	Comments	Target	Action Required
39	Site looks good		Routine maintenance next visit
40	Site looks good		Routine maintenance next visit
41	Normal growth observed	Surface algae	Routine maintenance next visit
42	Site looks good		Routine maintenance next visit
43	Site looks good		Routine maintenance next visit
44	Treatment in progress	Surface algae	Re-inspect next visit
45	Normal growth observed	Shoreline weeds	Routine maintenance next visit
46	Site looks good		Routine maintenance next visit
47	Site looks good		Routine maintenance next visit
48	Site looks good		Routine maintenance next visit
49	Normal growth observed	Shoreline weeds	Routine maintenance next visit
50	Site looks good		Routine maintenance next visit
51	Site looks good		Routine maintenance next visit
52	Normal growth observed	Surface algae	Routine maintenance next visit
53	Normal growth observed	Shoreline weeds	Routine maintenance next visit
54	Site looks good		Routine maintenance next visit
55	Treatment in progress	Torpedograss	Routine maintenance next visit
56	Site looks good		Routine maintenance next visit
57	Treatment in progress	Surface algae	Re-inspect next visit

SOLITUDE  
LAKE MANAGEMENT  
A FORTOLLI Company  
Restoring Balance. Enhancing Beauty.

### Meadow Pointe III CDD Wesley Chapel, Florida

Call 888.480.LAKE



PCB 1/2020

## **Tab 3**

# 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	Broadleaf and grassy
TURF INSECT/DISEASE CONTROL	10		
PLANT FERTILITY	5		Loropetalum
WEED CONTROL – BED AREAS	10		Over all improvement
PLANT INSECT/DISEASE CONTROL	10		
PRUNING	10	-3	Crapes and remove Spanish moss
MULCHING	5		
WATER/IRRIGATION MANAGEMENT	15		
CLEANLINESS	5		
CARRY OVER	5		

B. SEASONAL COLOR/PERENNIAL MAINTENANCE	VALUE	DEDUCTION	REASON FOR DEDUCTION
VIGOR/APPEARANCE	10	-2	Confirm all beds have pine fines
INSECT/DISEASE CONTROL	10		
DEADHEADING/PRUNING	10		
<b>MAXIMUM VALUE</b>	<b>145</b>		

Date 1-17-24\_Score: 93.5%\_Performance Payment™ 100 %

Contractor Signature: \_\_\_\_\_

Inspector Signature: \_\_\_\_\_

Property Representative Signature: \_\_\_\_\_

10bb Place Blvd., Suite 304, Kennesaw, GA 30144 Phone: 770.420.0900 Fax: 770.420.0904 [www.olminc.com](http://www.olminc.com)





# MEADOW POINTE III CDD

LANDSCAPE INSPECTION

January 17, 2024

ATTENDING:

AARON FRAZIER – YELLOWSTONE LANDSCAPE

PAUL WOODS – OLM, INC.

**SCORE: 93.5%**

**NEXT INSPECTION  
FEBRUARY 21, 2024 AT 8:30 AM**

---

## CATEGORY I: MAINTENANCE CARRYOVER ITEMS FROM

NONE

## CATEGORY II: MAINTENANCE ITEMS

### CLUBHOUSE

1. Continue to remove Spanish Moss in trees up to 15 feet.
2. Complete tip pruning Crape Myrtles.
3. Along Meadow Pointe Blvd.: Monitor recovery of turf disease.

### COMMONS

4. Control turf weeds.
5. Along the Meadow Pointe Blvd. bike path: Reduce overgrowth growing onto the path.
6. Complete installing pine fines.
7. Claridge Ridge entrance: Elevate the lowest scaffold of median island Oaks.
8. Along the south bound lane: Prune overhang over the white railed fences.

### SHERINGHAM

9. Remove debris in stormwater inlets weekly.

### HEATHERSTONE

10. Across the frontage: Control broadleaf and grassy turf weeds.
11. Maintain minimal irrigation volumes after heavy rains to permit drying.

### WRENCREST

12. **Improve fertility to Lorpetalum.**
13. Entrance: Remove dead plants.
14. Remove leaves along wall fronts.

15. Trench curb lines maintaining mulch within gate islands.
16. Broughton Place: Remove the strapping and stakes on the Sabal palm.
17. Along Broughton Place frontage: Control broadleaf and grassy turf weeds.

#### ALCHESTER PLACE

18. Entrance: Round the outside edge on Ilex Schilling.
19. Entrance: Prune deadwood from Variegated Pittosporum to green stem to promote a new flush of growth.

#### **CATEGORY III: IMPROVEMENTS – PRICING**

1. Behind the pool: Provide a price to install Bahia sod to control erosion between the unused boardwalk entrance and the south end of the parking lot.
2. Behind the pool pump enclosure: Provide a price for arbor care service to improve light penetration.
3. Commons; along Meadow Pointe Blvd: Provide a price to infill ruts.
4. 31000 block of Manchester Drive: Provide a price to restore turf areas from hog rutting.

#### **CATEGORY IV: NOTES TO OWNER**

NONE

#### **CATEGORY V: NOTES TO CONTRACTOR**

1. **Confirm fertilization of roadside trees on CDD common property.**

cc: Darryl Adams [darryla@rizzetta.com](mailto:darryla@rizzetta.com)  
Natasha Betancourt [nbetancourt@rizzetta.com](mailto:nbetancourt@rizzetta.com)  
Michael Rodriguez [mpiiiclub@tampabay.rr.com](mailto:mpiiiclub@tampabay.rr.com)  
Michael Hall [seat1@meadowpointe3.org](mailto:seat1@meadowpointe3.org)  
Elizabeth Simmons [seat2@meadowpointe3.org](mailto:seat2@meadowpointe3.org)  
Glen Aleo [seat3@meadowpointe3.org](mailto:seat3@meadowpointe3.org)  
John Johnson [seat4@meadowpointe3.org](mailto:seat4@meadowpointe3.org)  
Paul Carlucci [seat5@meadowpointe3.org](mailto:seat5@meadowpointe3.org)  
Brian Mahar [bmahar@yellowstonelandscape.com](mailto:bmahar@yellowstonelandscape.com)  
Kevin Oliva [koliva@yellowstonelandscape.com](mailto:koliva@yellowstonelandscape.com)  
Aaron Frazier [afrazier@yellowstonelandscape.com](mailto:afrazier@yellowstonelandscape.com)



## **Tab 4**



# Meadow Pointe 3

**SITE AUDIT**

**Monday, 12 February 2024**

**Prepared For Meadow Pointe 3 CDD Board**

**8 Issues Identified**



### **Replacement Annuals**

Assigned To Management

The holiday annuals are in need of replacement. Estimates for spring annuals will be presented as the board meeting.



### **Main Line Break**

Assigned To Management

There was a very large main line break at the exit side of Claridge Place. Irrigation techs were dispatched to shut down the system temporarily until the estimate was approved for repairs.



### **Saw Palmetto Cleanup**

Assigned To Management

Service crews are trimming the clusters of saw palmettos along MP3 boulevard.



### **Cut Backs**

Assigned To Management

Crews are continuing the cut backs along the white railing and concrete walls of MP3 boulevard.



### **Landscape Entrance Upgrade**

Assigned To Management

Recommend removal of juniper and holly bushes from this center island entrance. Plant life is in decline due to the age of material.



### **Premium Playground Mulch Installed**

Assigned To Management

Yellowstone completed the installation of premium playground mulch in the play area.



### **Tree Removals**

Assigned To Management

Recommend removal of dead trees located in front of the flag pole area.



### **Approved Tree Removals**

Assigned To Management

The County granted approval for the removal of the remaining oak trees. Yellowstone should have this project completed before the next board meeting.

Aaron Frazier

Yellowstone Landscape

## **Tab 5**

# Yellowstone Landscape | TAMPA



30319 Commerce Drive, San Antonio, FL 33576 - 813.223.6999

Property  
Meadow Pointe III CDD  
1500 Meadow Pointe Blvd  
Wesley Chapel, FL 33543

## Contact

Matthew Huber  
[mhuber@rizzetta.com](mailto:mhuber@rizzetta.com)

## Inspection

**Date:**  
1/30/2024  
**Inspector:**  
Jason Mixell

## Estimate Summary

**Labor:**  
3 hours, 39 minutes - \$273.75  
**Materials:**  
\$141.11

---

**Total:**  
\$414.86  
(plus applicable taxes)

## Service Summary

Service	Quantity	Cost
Repair Drip Line	3	\$60.00
Repair Lateral Line	1	\$47.50
Replace Sprinkler Head	13	\$307.36
<b>Total (plus applicable taxes):</b>		<b>\$414.86</b>

---

**Signature**

**Date**

---

## Service Detail

### Controller 1 Hillshurst > Zone 1 sprays

Asset	Service	Notes	Photos	Labor	Materials	Total
		Part: Nozzle				
Sprinkler Head 3	<u>Replace</u>	Hours: 0.15	<a href="#">Show 3 Photos</a>	\$11.25	\$2.23	\$13.48
		clogged nozzle fixed on site				

### Controller 2 - Ammanford > Zone 1 sprays

Asset	Service	Notes	Photos	Labor	Materials	Total
		Part: Head & Nozzle				
		Head Type: Spray				
		Head Size: 6"				
Sprinkler Head 3	<u>Replace</u>	Line Length (ft.): 0	<a href="#">Show 3 Photos</a>	\$18.75	\$16.75	\$35.50
		Hours: 0.25				
		broken 6" pop up fixed on site				

### Controller 2 - Ammanford > Zone 2 sprays

Asset	Service	Notes	Photos	Labor	Materials	Total
		Part: Head & Nozzle				
		Head Type: Spray				
		Head Size: 6"				
Sprinkler Head 1	<u>Replace</u>	Line Length (ft.): 0	<a href="#">Show 2 Photos</a>	\$18.75	\$16.75	\$35.50
		Hours: 0.25				
		broken 6" pop up fixed on site				

### Controller 3 - Broughton > Zone 4 Sprays

Asset	Service	Notes	Photos	Labor	Materials	Total
		Part: Head & Nozzle				
		Head Type: Spray				
		Head Size: 6"				
Sprinkler Head 3	<u>Replace</u>	Line Length (ft.): 0	<a href="#">Show 3 Photos</a>	\$18.75	\$16.75	\$35.50
		Hours: 0.25				
		broken 6" pop up fixed on site				

### Controller 3 - Broughton > Zone 7 drip

Asset	Service	Notes	Photos	Labor	Materials	Total
		Drip Line Length (ft.): 0				
		Drip Line Size: 1/2"				
Drip Line 16	<u>Repair</u>	Hours: 0.2	<a href="#">Show 2 Photos</a>	\$15.00	\$5.00	\$20.00
		cut drip fixed on site				
		Drip Line Length (ft.): 0				

Drip Line Size: 1/2"  
 Drip Line 17 Repair Hours: 0.2 [Show 3 Photos](#) \$15.00 \$5.00 \$20.00  
 cut drip fixed on site

### Controller 5 -Alchester > Zone 12 drip

Asset	Service	Notes	Photos	Labor	Materials	Total
		Part: Nozzle				
Sprinkler Head 1	<u>Replace</u>	Hours: 0.15	<a href="#">Show 3 Photos</a>	\$11.25	\$2.23	\$13.48
		clogged maxi-jet nozzle fixed on site				
		Part: Nozzle				
Sprinkler Head 2	<u>Replace</u>	Hours: 0.15	<a href="#">Show 3 Photos</a>	\$11.25	\$2.23	\$13.48
		clogged maxi-jet nozzle fixed on site				

### Controller 7 - Larkenheath > Zone 2 rotors

Asset	Service	Notes	Photos	Labor	Materials	Total
		Part: Line				
		Line Length (ft.): 0				
		Line Size: 1"				
Lateral Line 1	<u>Repair</u>	Hours: 0.5	<a href="#">Show 4 Photos</a>	\$37.50	\$10.00	\$47.50
		broken lateral line fixed on site				

### Controller 8 - Chatterly > Zone 1 sprays

Asset	Service	Notes	Photos	Labor	Materials	Total
		Part: Nozzle				
Sprinkler Head 5	<u>Replace</u>	Hours: 0.15	<a href="#">Show 3 Photos</a>	\$11.25	\$2.23	\$13.48
		clogged nozzle fixed on site				

### Controller 8 - Chatterly > Zone 4 sprays

Asset	Service	Notes	Photos	Labor	Materials	Total
		Part: Nozzle				
Sprinkler Head 2	<u>Replace</u>	Hours: 0.15	<a href="#">Show 3 Photos</a>	\$11.25	\$2.23	\$13.48
		clogged nozzle fixed on site				

### Controller 8 - Chatterly > Zone 7 sprays

Asset	Service	Notes	Photos	Labor	Materials	Total
		Part: Head & Nozzle				
		Head Type: Spray				
		Head Size: 6"				
Sprinkler Head 1	<u>Replace</u>	Line Length (ft.): 0	<a href="#">Show 2 Photos</a>	\$18.75	\$16.75	\$35.50
		Hours: 0.25				
		broken 6" pop up fixed on site				



## Controller 10 - Beaconsfield > Zone 14 sprays

Asset	Service	Notes	Photos	Labor	Materials	Total
		Part: Nozzle				
Sprinkler Head 1	<u>Replace</u>	Hours: 0.15	<a href="#">Show 2 Photos</a>	\$11.25	\$2.23	\$13.48
		clogged nozzle fixed on site				
		Part: Nozzle				
Sprinkler Head 2	<u>Replace</u>	Hours: 0.15	<a href="#">Show 2 Photos</a>	\$11.25	\$2.23	\$13.48
		clogged nozzle fixed on site				

## Controller 11 - Heatherstone > Zone 5 sprays

Asset	Service	Notes	Photos	Labor	Materials	Total
		Part: Head & Nozzle				
		Head Type: Spray				
		Head Size: 6"				
Sprinkler Head 3	<u>Replace</u>	Line Length (ft.): 0	<a href="#">Show 2 Photos</a>	\$18.75	\$16.75	\$35.50
		Hours: 0.25				
		broken 6" pop up fixed on site				

## Controller 11 - Heatherstone > Zone 9 sprays

Asset	Service	Notes	Photos	Labor	Materials	Total
		Part: Head & Nozzle				
		Head Type: Spray				
		Head Size: 6"				
Sprinkler Head 4	<u>Replace</u>	Line Length (ft.): 0	<a href="#">Show 3 Photos</a>	\$18.75	\$16.75	\$35.50
		Hours: 0.25				
		broken 6" pop up fixed on site				

## Controller 12 - Sherringham > Zone 12 drip

Asset	Service	Notes	Photos	Labor	Materials	Total
		Drip Line Length (ft.): 0				
		Drip Line Size: 1/2"				
Drip Line 6	<u>Repair</u>	Hours: 0.2	<a href="#">Show 2 Photos</a>	\$15.00	\$5.00	\$20.00
		adding a maxi-jet stake and nozzle for better coverage on the annuals				





Proposal #388613

Date: 02/08/2024

From: Juan Perez

**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

3 Main line repairs on Claridge Entrance

Terms: Net 30

3" Main line break at Claridge entrance found on 2/7/24. We have the irrigation off on this area to prevent any sync hole or damage on the area until this gets repair.

DESCRIPTION	QUANTITY	UNIT PRICE	AMOUNT
Irrigation Labor	1.00	\$601.730	\$601.73
3" Slip fix	1.00	\$109.340	\$109.34
3" Couplings	5.00	\$16.856	\$84.28
3" Pipe	0.50	\$60.000	\$30.00

**Client Notes**



Signature

x

SUBTOTAL	\$825.35
SALES TAX	\$0.00
<b>TOTAL</b>	<b>\$825.35</b>

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

Juan Perez

Office:

jperez@yellowstonelandscape.com

## **Tab 6**



# MEADOW POINTE III

## Operations Report – February 2024 (January 10<sup>th</sup> - February 13th)

**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 1,9,10,48-52,69-72 (Keeping an eye on algae build-up at 12,17,22,23,46)
- Cleared Debris & re-secured stop sign at Stokesley Place (Wrencrest)
- Worked with Aaron (Yellowstone) to refill playground mulch (Completed)
- Maintenance trimmed elm trees behind clubhouse pool
- Repaired/reinstalled hanging hook in maintenance closet
- Continue monitoring of potential unapproved curb/driveway modifications. Have received full support from HOA and gathering an organized database for tracking. Will add details to shared folder for board's review
- Re-patched 2 asphalt holes in Beaconsfield; Reported to Tonja (Stantec) as well
- Re-installed & added additional hanging hook in maintenance closet
- Repeated Feral Hog damage reported all across Pond 77 & 82 in Sheringham (Nesslewood); Proposals for hog trappers will be added into February agenda
- Redid bondo work & color-matched spray paint to be able to reapply new truck decal
- Staff removed any unapproved commercial and personal signage on CDD property (increase noticed in January)
- Worked with Yellowstone to re-sod patch just outside 31407 Heatherstone Drive (Homeowner is responsible for irrigation though)
- Romaner Graphics replaced/repairs torn fencing on tennis court entry gate
- 4 stakes added around Pond #19; Reported to Aaron (Yellowstone) & will add to Conservation-District Pond Cutback Guide (Shared folder)



Rizzetta & Company

- Repaired & repainted men's clubhouse bathroom wall (Hole/damage from stabilizing rod most likely being pulled down)
- Replaced life ring at the pool (2/2)
- Detailed cleaning on Pond 86 sign
- Romaner Graphics replaced damaged sign at Pond 47. Next replacements needed in priority order: 54,24 & 12 (X 2)
- Replaced Kant-Slam at Beaconsfield exit gate
- Continuing to work with US Water to report/clarify any additional findings & notes for the board (Any issues reported or documented will be included in agenda)
- Continue to monitor, log & divide all call issues into a weekly, monthly & eventually annual report for the board
- Did bi-weekly drive-through (& weekly check-in) with Aaron (Yellowstone) of the entire community & focused on any pending issues or resident complaints
- Continue monitoring, maintaining & re-staking (if needed) conservation-district pond cutback zones
- Continue to work with Tonja (Stantec) on evaluation of various damaged, displaced or shifted sidewalks off Beardsley, road and asphalt damage in Beaconsfield & Whitlock along with potential curbing repairs & upgrades in clubhouse parking lot; Will discuss with board on future maintenance standard & plan
- Detailed ant treatment - Phase 5/5 (75% completed) (Restarting once completed) (Also did additional detailed ant treatment between Sheringham (Nesslewood) & Heatherstone on West side Meadow Pointe)
- Detailed pond cleanup - Phase 1/5 (25% completed) (Restarting once completed)
- Working with SAAS to upgrade to CAPXL system to receive standard service for call box/call access system at Beaconsfield (Approved by the board in January)
- Detailed cleanup of small debris & pine needles in the playground (Daily/weekly)
- Did daily/weekly street parking monitoring (no violations for this month)
- 4 January room rentals
- 5 January Food Truck Wednesdays (5-7:30pm)
- Checked pool deck drains
- Weekly inspections of playground and amenity equipment
- Conducted daily cleaning of all areas in amenity complex



### **Gate Reports**

- Reset/Trouble-shot all disabled gates (Every gate reset multiple times between January 10<sup>th</sup> – February 13<sup>th</sup> due to power outages/ other sources unknown)
- SAAS met with Deputy Allman on 1/26 to test all emergency siren sensors. Relay was bad at Wrencrest (Thackery). Also had to replace microphone at Ammanford along with entire siren sensor at Hillhurst. Vendor recommended 2<sup>nd</sup> siren at each gate along with signage to reminded all EMS/Law Enforcement to where siren is located along with proper frequency. Asked for proposal for signage & will monitor the rest. Currently don't feel that we need 2 on each gate but do agree signage would be beneficial for the district
- Update from January's operations report: SAAS replaced A/C motor on exit island side operator along with new V-belt; Repair invoices from Claridge, Heatherstone & Larkenheath included in the agenda
- Full manual mechanical and electrical reset at Alchester, Beaconsfield, Heatherstone, Hillhurst Crossing & Wrencrest (Chatterly & Thackery)

### **Field Maintenance**

- Pressure washed curbs, sidewalks, walls and fences at various areas throughout the community (See February 2024 pressure washing report)
- Preventative algae spray along white rail fences throughout whole community (Also February 2024 pressure washing report)
- Repaired/reattached white rail fences on Meadow Pointe Boulevard (X3)
- Reported any needed streetlamp outages to TECO and Withlacoochee
- Conducted daily/weekly trash pickups in all needed areas of MPIII
- 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





# MEADOW POINTE III

## Project Tracker – February 2024 (January 9<sup>th</sup> – February 13<sup>th</sup>)

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

### Current Projects

Date Entered	Project	Task	Update	Update	Estimated Completion Date
12-2021	HA5 Resurfacing in villages	Spray HA5 on villages roads	Notices, schedules and maps provided to residence	Spraying of HA5 continues	TBD
4-2021	Install French drain around tennis courts to stop flooding and erosion of courts	Clear shrubs/mulch around tennis courts, install French drains, repair irrigation and lay sod	Vendor has commenced project. Expected completion date is second week of March	Vendor completed removal of shrubs. Upon repair of irrigation by Yellowstone, vendor will install sod	TBD
7-2021	Phase 3 & 4 pond cutbacks	Cutback around pond banks 2, 7, 8, 10, 11, 18, 20. Investigating other ponds as well.	Yellowstone will provide status update on previously approved cutbacks. Clubhouse staff/maint. to install missing cutback stakes	The CH Manager & maint. staff are visiting each pond to survey cutback status and locations of needed stakes	Ongoing
7-2021	Village entrance plants and shrubs	Obtain proposals to replace/refresh plants and shrubs at village entrances.	Met with Yellowstone and requested proposals for potential refresh of shrubs/flowers.	Yellowstone to provide proposal to replace shrubs at Larkenheath entrance. Board reviewing renderings	Ongoing



9-2021	Basketball court lighting installation	Install lighting for courts	Obtained revised proposal and Board will consider proposals in July meeting	Tabled for 2023	TBD
1-2022	Shuffleboard surface	Resurface/conduct maintenance on shuffleboard surface	Reach out to vendors/obtain quotes to resurface and/or conduct maintenance of shuffleboard surface	Surface still in solid shape. Due to lack of usage will table to near future	TBD
1-2022	Entire/all gates & security systems	Research upgrades on all parts of the system	The CH Manager has 3 vendors coming in the December CDD meeting to make presentations	Selected vendors will specify/narrow down options/create specific proposals that will best fit the communities needs	TBD
12-2022	Marked PVC stakes at all conservation & pond edges	Restarted/continued staking of all conversation and pond edges to monitor growth & assist in proper cutbacks when/where needed	All materials purchased. Using green PVC & white paint markers to label pond numbers	Will be finalizing the installation of all markers & continuing to observe each one & growth at the edges – Send updated version into shared folder for August agenda review	Ongoing
4-2023	Front clubhouse LED sign	Gathering 3 proposals & doing research on regulations & limitations to LED signage	Temporarily tabled	N/A	TBD
9-2023	Exterior shed painting	Felt it was important to add new exterior paint to finalize full shed upgrades	Getting proposals from Romaner Graphics. Will do cost analysis for which is more cost-effective: Hiring a vendor or having maintenance handle the task	Based on the cost analysis, we are going to have maintenance handle the task	3-2023
11-2023	Upgrade or replace all pool furniture	Received 3 initial proposals with options of replacing all furniture and also doing a vinyl re-strapping	Having our original vendor, OFC make presentation for all interested options for repairs/upgrades & replacement	Resubmitted 3 total proposals, including OFC with a narrowed scoped for the board to make a final decision during February CDD meeting (Added pool side table breakdown & 4 proposals as well)	2-2023
1-2024	Upgrade or replace all inside/clubhouse tables & chairs	Submitting 3 different price points with similar styles from local vendor to get narrowed scope/direction from the board			TBD

## Potential Future Projects

Date Entered	Project	Task	Update 1	Update 2	Estimated Completion Date
7-2020	Clubhouse hill demolition	Demo hill and move electrical panel	Work will require permits, extensive digging, movement of lines and it would be a very costly project	TBD	TBD
1-2021	Clubhouse entrance plants and shrubs	Obtain proposals to replace plants and shrubs in front of clubhouse	Met with Yellowstone and requested proposals for potential refresh of shrubs/flowers	Yellowstone provided rendering of sample entrance. Board requested additional samples	TBD

## Completed Projects

8-2021	Gym fitness equipment and flooring	Replace old fitness equipment and install new flooring	Obtaining proposals to replace fitness equipment and install new flooring in the gym	Equipment and flooring scheduled for install week of January 17 <sup>th</sup> , 2022	Completed (1-2022)
8-2021	Roof replacement	Replace original clubhouse roof (2004).	Board approved Weiler Roofing proposal. Project will commence when deposit is received and NOC is executed.	Roof schedule to be replaced January 17 <sup>th</sup> , 2022	Completed (1-2022)
8-2021	Basketball courts resurfacing	Resurface basketball court	Board approved Welch Tennis resurfacing proposal. Vendor to schedule project after receiving down payment	Resurfacing began Feb 23 and will be completed on/about March 8th	Completed (3-2022)
7-2021	Resurface multi-purpose court	Resurface multi-purpose court and paint lines for sports recreational use	Board approved Welch Tennis resurfacing proposal. Vendor to schedule project after receiving down payment	Resurfacing began Feb 23 and will be completed on/about March 8th	Completed (3-2022)
7-2021	Tennis courts resurfacing	Resurface tennis courts	Board approved Welch Tennis resurfacing proposal. Vendor to schedule project after receiving	Resurfacing began Feb 23 and will be completed on/about March 8th	Completed (3-2022)

			down payment. This project will commence following the clearing of areas around tennis courts by Bettin		
1-2022	Gym mirror	Install additional gym mirror in workout room	Ordered 48 x 72 inch mirror. Mirror has been shipped and will be installed second week of Feb	Mirror scheduled to arrive March 4th	Completed (3-2022)
6-2021	Volleyball court sand	Replenish volleyball court sand	Yellowstone provided proposal for install of sand	Board approved Yellowstone proposal and Yellowstone replenished court sand	Completed (4-2022)
1-2022	Ceiling tiles and air ducts	Replace clubhouse ceiling tiles and air ducts	Purchasing & Installing new ones by August 2022	Completed	Completed (8-2022)
1-2022	Community holiday lights	Obtain quotes for installing lights and decorations entrance/monuments and clubhouse	Gathered 2 proposals & will be discussed on August agenda	Board chose Parkhurst Outdoor Lighting for our 2022 community holiday lights	Completed (9-2022)
8-2022	Upgrading/improving outdoor/pool restrooms	Creating a plan to repaint the pool restrooms along with upgrade mirrors, soap dispensers and anything else needed to create newer/more professional look	Choice new paint colors with staff. Will discuss with maintenance on purchasing of paint & days to complete painting	Finalized new paint colors in outdoor bathrooms. Bettin Construction updated manager that new doors should be delivered/installed before October 2022	Completed (10-2022)
10-2022	Upgrading/improving needed playground stations & benches	Creating a plan to repaint specific parts of needed playground stations and get proposals to replace benches	Did cost analysis for in-house maintenance Vs Vendor; More cost effective for a vendor to finalize	Got proposal approved & vendor (Romaner Graphics) will start & finalize in November 2022	Completed (11-2022)
1-2023	New tennis nets & cranks	Noticed we will be in need of new tennis nets soon (both). Will work with Welch tennis to get the nets ordered.	Doing research to see if our maintenance staff can install nets or if it be more efficient/cost-effective to have Welch install	Maintenance successfully installed new nets	Completed (1-2023)
11-2022	Bike racks in Heatherstone, Sheringham /Nesslewood & Beaconsfield	Work with vendor & board to pick best location & bike racks for just inside entry gates	Bike racks are ordered & assembled. Romaner Graphics will finalize installation with concrete slab at desire location	1st bike racks installed in Heatherstone & Sheringham (Nesslewood) Added 1 more in Sheringham (Nesslewood) & 1 in Beaconsfield. Will monitor after to see if any additional/additional village bike racks are needed.	Completed (7-2023)
1-2023	Shed upgrades (New shed or upgrade current one)	Added 3 proposals to May 2023's agenda (Was also looked at in 2022)  Added color options for all 3 proposals to June 2023's agenda. Gathering information and proposals for demolition, needed	Working with Tonja & 3 selected vendors if concrete slab with strapped tie-downs is best/needed option	Tabled. Will look into it again next budget season or in the future. Finalized current shed upgrades instead. Added separate line item for exterior shed painting.	Completed (9-2023)

		permit(s),concrete slabs, and strapped tie-downs			
8-2023	Upgrade/replacement of outside water fountains	Obtain proposals to upgrade/replace outside water fountains, along with a purified water dispenser in the clubhouse	Submitting different ideas for water fountain upgrades inside and outside. Board recommended removal of all outside fountains	Adding 2 more/3 total proposals for removal of all outside fountains for board's approval.  RJ Kielty's proposal was approved. Job was completed on 9/8/23.	Completed (9-2023)
1-2023	Community holiday lights	Obtain proposals/pricing for maintenance/staff to install lights and decorations entrance/monuments and clubhouse	Gathered 2 proposals for maintenance/staff installation (August) & 1 additional (September). Daryl helped gather 1 outside vendor proposal (September) & will be discussed on August & September agenda	Board chose American Illuminations & Décor (outside vendor) for our 2023 community holiday lights	Completed (9-2023)
9-2023	Repair/replace 6-inch PVC elbow & couplings for sand volleyball court	While very important, it's not an expensive or long repair so will get with maintenance staff to purchase proper items & schedule repair/replace asap	Based on dimensions we ordered new elbow & coupling but must have been different brand & didn't fit properly. Staff was able to repair/seal existing elbow and coupling and have them fitted safely back together	N/A	10-2023
4-2023	Purified bottle filling station (attached to water fountain)	Gathered 3 proposals Added best option with installation included in June's agenda	Modified proposals; Added 2 more plumbing options for install of purchased Elkay unit; Included in August's agenda	Elkay proposal approved in August; System was installed on November 3rd	11-2023
11-2023	Replace both outside pool restroom mirrors	Will investigate options and prices for replacement	Purchased both mirrors; One accidently broke during install. Safely removed broken one & purchased another new mirror	Finalized removal and install of both outside pool restroom mirrors	1-2023
1-2024	Refill playground mulch to needed ADA standard/requirement	Worked with Aaron from Yellowstone to get a proposal for a mulch refill	Proposal approved & mulch was filled to needed ADA standard/requirement	N/A	2-2023



# MEADOW POINTE III

## Pressure Washing Tracker – February 2024 (January 10<sup>th</sup>-February 13th)

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

### January Zones Started or Completed:

- Finalized Sheringham (Nesslewood) monument & entry way
  - Finalized Rensselaer monument & entry way
- Detailed preventative algae spray along all needed white rail fences throughout whole community
- Detailed preventative algae spray & spray down on all pool cloth canopies
  - Pressure washed both outside pool restroom floors



Rizzetta & Company

### **February Zones to be Started or Completed:**

- Start & finalize concrete wall in the back of Hillhurst Crossing
  - Start & finalize Claridge Place monument & entry way
- Start & finalize (main/largest) clubhouse shed (Recently purchased smaller/portable sheds for janitorial & clubhouse event storage)
- Continue detailed preventative algae spray along all needed white rail fences throughout whole community
- More zones TBD (If any zones are discovered that are in more need, will prioritize according or update/add to the list)





Date: 12/23 – 12/29

CALL LOG

	STREET PARKING	GATES	POND MAINT.	LANDSCAPING/ IRRIGATION	STREET/ SIDEWALK MAINT.	CDD WALL/ FENCING
SATURDAY	II		I	I		
SUNDAY	I	I				I
MONDAY						
TUESDAY	II	I		I		
WEDNESDAY		II			I	
THURSDAY	I			II		
FRIDAY			I			II
TOTAL	6	4	2	4	1	3

MISC.

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Date: 12/30 - 1/5

CALL LOG

	STREET PARKING	GATES	POND MAINT.	LANDSCAPING/ IRRIGATION	STREET/ SIDEWALK MAINT.	CDD WALL/ FENCING
SATURDAY	II	II		II		I
SUNDAY	II	I		I		I
MONDAY						
TUESDAY	II	II		II		
WEDNESDAY		I	I		I	I
THURSDAY	I		I	I	I	
FRIDAY	I	I		I		
TOTAL	8	7	2	7	2	3

MISC.

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Date: 1/6 - 1/12

CALL LOG

	STREET PARKING	GATES	POND MAINT.	LANDSCAPING/ IRRIGATION	STREET/ SIDEWALK MAINT.	CDD WALL/ FENCING
SATURDAY	I	II	I			
SUNDAY	I			I		I
MONDAY	II	I		I	I	
TUESDAY		I		II		II
WEDNESDAY		I	I			I
THURSDAY	II			I	I	
FRIDAY	I	I	II	I		
TOTAL	7	6	4	6	2	4

MISC.

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Date: 1/13 – 1/19

CALL LOG

	STREET PARKING	GATES	POND MAINT.	LANDSCAPING/ IRRIGATION	STREET/ SIDEWALK MAINT.	CDD WALL/ FENCING
SATURDAY	II	II	I	I		II
SUNDAY	II	I	I	I		I
MONDAY	I	I		I	I	
TUESDAY	I		II			
WEDNESDAY	II	I		II		I
THURSDAY		II			I	
FRIDAY	I		I		II	II
TOTAL	9	7	5	5	4	6

MISC.

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---

## February 2024

SUNDAY	MONDAY	TUESDAY	WEDNESDAY	THURSDAY	FRIDAY	SATURDAY
				1	2	3 Williams (PR) 10am-7pm
4	5 ABC 9-10am  Justin Community Officer MTG 3:30pm	6  DRB 6:30pm	7 ABC 9-10am  CPW 10am-12pm  FTW 5pm	8  GS Troop #50029 6:30pm	9 ABC 9-10am	10 Valentine's Brunch 10am- 12pm
11	12 ABC 9-10am	13	14 ABC 9-10am  CPW 10am-12pm  FTW 5pm	15  Sager (PR) 3-7pm	16 ABC 9-10am	17
18 Woodson (PR) 10am-7pm	19 ABC 9-10am	20  Larkenheath HOA 6:30pm	21 ABC 9-10am  CPW 10am-12pm  FTW 5pm  CDD 6:30pm	22  GS Troop #50029 6:30pm	23 ABC 9-10am	24 Ifill (PR) 10am-2pm
25	26 ABC 9-10am	27	28 ABC 9-10am  CPW 10am-12pm  FTW 5pm	29		



# Deputy Schedule – February 2024



**MEADOW POINTE III**

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





707 S W 20th St  
 Ocala, FL 34471  
 800-999-2589  
 Fax: 352-629-2860  
[www.admiralfurniture.com](http://www.admiralfurniture.com)

**QUOTE / ACKNOWLEDGEMENT**

**Quote #** ACFQ64882  
**Date** 01/23/24  
**Cust. PO#**

**Sold To:**  
 Meadow Pointe III CDD  
 Justin Lawrence  
 1500 Meadow Pointe Blvd

**Ship To:**  
 Meadow Pointe III CDD  
 Justin Lawrence  
 1500 Meadow Pointe Blvd

Wesley Chapel FL 33543  
 Phone: (813)383-6676 ext. pro Fax:  
 manager@meadowpointe3.com  
 Management Co.

Wesley Chapel FL 33543  
 Phone: (813)383-6676 ext. prop Fax:

Owner/Developer

FOB	Sales Rep	Ship Via	Proposed Shipping Time	Terms
Factory	Ralph Mazzuoccolo	WHITE GLOVE DELIVERY	3-4 weeks after receipt of order or sooner	50% DEP/BAL PRIOR TO SHIP

Qty	Model #	Description	Unit Price	Ext. Price
80	9904	Restrap Chair	\$55.00	\$4,400.00
44	9905	Restrap Chaise Lounge	\$79.00	\$3,476.00
Running SubTotal				\$7,876.00
5.0% Charge				\$393.80

Staff Notes: In this option, they do not do any frame refurbishing, so it would be just the \$9,269.80 for all re-strapping & adding the \$10,887.00 for new comparable pool tables.

So total would be exceeding the other two and without frame refurbishing: \$20,156.80

Qty	Model #	Description	Unit Price	Ext. Price
	Frame: TBD	Table Top:	SubTotal	\$8,269.80
	Vinyl or Sling: TBD		Sales Tax	\$0.00
	Accent:		Estimated Shipping	\$1,000.00
	Umbrella:	Umb. Pole:	<b>Total</b>	<b>\$9,269.80</b>
			<b>Deposit Amount</b>	<b>\$4,634.90</b>

Please contact me if I can be of further assistance. Due to volatility in material, labor, and shipping pricing can only be guaranteed for 30 days. Please consult your sales representative for updated quotes. Freight rates quoted are for curbside delivery only. Inside delivery and lift gate charges are additional

Warranty Information  
 Frames 10 year warranty  
 Sling Fabric 3 year warranty  
 Vinyl strap 5 year warranty

**Approved By:** \_\_\_\_\_

**Date:** \_\_\_\_\_

Signing quotation will authorize Admiral Furniture to proceed with this order. Please verify shipping address, quantities, model number and colors for accuracy.

**A/P Contact** \_\_\_\_\_

**E-mail** \_\_\_\_\_

**Phone** \_\_\_\_\_

**TERMS AND CONDITIONS:**

Terms: Unless otherwise stated above. Check in full with order or 50% deposit balance due before shipping, (Applicable sales tax will apply). We also accept most major credit cards  
 Returns: No returns accepted without written authorization in advance by Admiral Furniture and return freight prepaid. All furniture remains the property of Admiral Furniture until invoice is paid in full. Restocking charges may apply. Without written notice from the customer within 24 hours, this order becomes non-cancellable and no changes are accepted.  
 Freight: All products are shipped F.O.B. Factory via Common Carrier. Please obtain shipping charges from your sales rep. Freight rates quoted are for curbside delivery only. Inside delivery and lift gate charges are additional. Customer must note any damage to cartons on the freight bill upon delivery.





707 S W 20th St  
 Ocala , FL 34471  
 800-999-2589  
 Fax: 352-629-2860  
[www.admiralfurniture.com](http://www.admiralfurniture.com)

**QUOTE / ACKNOWLEDGEMENT**

**Quote #**    ACFQ64599  
**Date**        12/05/23  
**Cust. PO#**

**Sold To:**

Meadow Pointe III CDD  
 Justin Lawrence  
 1500 Meadow Pointe Blvd

Wesley Chapel                      FL            33543  
 Phone: (813)383-6676 ext. pro Fax:  
 manager@meadowpointe3.com  
 Management Co.

**Ship To:**

Meadow Pointe III CDD  
 Justin Lawrence  
 1500 Meadow Pointe Blvd

Wesley Chapel                      FL            33543  
 Phone: (813)383-6676 ext. prop    Fax:

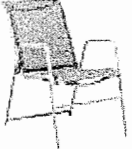
Owner/Developer

FOB	Sales Rep	Ship Via	Proposed Shipping Time	Terms
Factory	Ralph Mazzuoccolo	WHITE GLOVE DELIVERY	6-8 Weeks from receipt of order or sooner	50% DEP/BAL PRIOR TO SHIP

Qty	Model #	Description	Unit Price	Ext. Price
20	642ALH - BO	42" All Aluminum Table w/Hole - Boardwalk Pattern	\$544.35	\$10,887.00



80	11110SL	Relaxed Sling Chair	\$214.77	\$17,181.60
----	---------	---------------------	----------	-------------



44	11203SL	Relaxed Sling Chaise Lounge	\$337.00	\$14,828.00
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0		White Glove Delivery include setup and trash haul away	\$0.00	\$0.00
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Qty	Model #	Description	Unit Price	Ext. Price
	Frame: TBD	Table Top:	SubTotal	\$42,896.60
	Vinyl or Sling: TBD		Sales Tax	\$0.00
	Accent:		Estimated Shipping	\$4,000.00
	Umbrella:	Umb. Pole:	<b>Total</b>	<b>\$46,896.60</b>
			<b>Deposit Amount</b>	<b>\$23,448.30</b>

Please contact me if I can be of further assistance. Due to volatility in material, labor, and shipping pricing can only be guaranteed for 30 days. Please consult your sales representative for updated quotes. Freight rates quoted are for curbside delivery only. Inside delivery and lift gate charges are additional

Warranty Information  
 Frames 10 year warranty  
 Sling Fabric 3 year warranty  
 Vinyl strap 5 year warranty

Approved By: \_\_\_\_\_

Date: \_\_\_\_\_

Signing quotation will authorize Admiral Furniture to proceed with this order. Please verify shipping address, quantities, model number and colors for accuracy.

A/P Contact \_\_\_\_\_

E-mail \_\_\_\_\_

Phone \_\_\_\_\_

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 Ocala, FL 34471  
 800-999-2589  
 Fax: 352-629-2860  
[www.admiralfurniture.com](http://www.admiralfurniture.com)

**QUOTE / ACKNOWLEDGEMENT**

**Quote #** ACFQ64598  
**Date** 12/05/23  
**Cust. PO#**

**Sold To:**

Meadow Pointe III CDD  
 Justin Lawrence  
 1500 Meadow Pointe Blvd

**Ship To:**

Meadow Pointe III CDD  
 Justin Lawrence  
 1500 Meadow Pointe Blvd

Wesley Chapel FL 33543  
 Phone: (813)383-6676 ext. pro Fax:  
 manager@meadowpointe3.com  
 Management Co.

Wesley Chapel FL 33543  
 Phone: (813)383-6676 ext.prop Fax:

Owner/Developer

FOB	Sales Rep	Ship Via	Proposed Shipping Time	Terms
Factory	Ralph Mazzuocolo	WHITE GLOVE DELIVERY	6-8 Weeks from receipt of order or sooner	50% DEP/BAL PRIOR TO SHIP

Qty	Model #	Description	Unit Price	Ext. Price
44	91203SL	Astoria Sling Chasie Lounge	\$301.05	\$13,246.20
80	91109SL	Astoria Sling Dining Chair	\$216.39	\$17,311.20
20	142ALH-BO	42" Aluminum Dining Table With Hole-Boardwalk Pattern	\$491.51	\$9,830.20
0		White Glove Delivery include setup and trash haul away	\$0.00	\$0.00



Qty	Model #	Description	Unit Price	Ext. Price
	Frame: TBD	Table Top:	SubTotal	\$40,387.60
	Vinyl or Sling: TBD		Sales Tax	\$0.00
	Accent:		Estimated Shipping	\$4,000.00
	Umbrella:	Umb. Pole:	<b>Total</b>	<b>\$44,387.60</b>
			<b>Deposit Amount</b>	<b>\$22,193.80</b>

Please contact me if I can be of further assistance. Due to volatility in material, labor, and shipping pricing can only be guaranteed for 30 days. Please consult your sales representative for updated quotes. Freight rates quoted are for curbside delivery only. Inside delivery and lift gate charges are additional

Warranty Information  
 Frames 10 year warranty  
 Sling Fabric 3 year warranty  
 Vinyl strap 5 year warranty

**Approved By:** \_\_\_\_\_

**Date:** \_\_\_\_\_

Signing quotation will authorize Admiral Furniture to proceed with this order. Please verify shipping address, quantities, model number and colors for accuracy.

**A/P Contact** \_\_\_\_\_

**E-mail** \_\_\_\_\_

**Phone** \_\_\_\_\_

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**Cushion Solutions Incorporated**

802 North Rome Aveune  
 Tampa, FL 33606  
 Phone: 813-253-2131  
 Fax: 480-275-3531  
 sales@cushionsolutions.net

# Estimate

Date	Estimate No.
1/31/2024	13825

Meadow Pointe III Community  
 Attn: Scarlett Fields  
 1500 Meadow Pointe Blvd  
 Wesley Chapel FL 33543  
 813-383-6676

Description	Reference Number		Total
	Qty	Rate	
Complete Refinish   Strap Chaise Lounge	80	130.00	10,400.00T
Complete Refinish   Strap Chair	44	95.00	4,180.00T
<b>Repair Damaged Frame</b> <b>We will not know how many until we sandblast the frames</b>		<b>10.00</b>	<b>10.00T</b>
Frame Color: TBD Strap Color: TBD			
Pick-up & Delivery - 2 Round Trips	2	150.00	300.00T
sfields@rizzetta.com Sales Tax		7.50%	1,116.75
Staff notes: Just wanted the board to be aware that this does not include the option of refinishing the base of the tables or new tabletops. It would be \$16,200 without that service from OFC. (Original proposal/presentation from last CDD meeting)			
Tax was not removed so final total would be: \$14,890.00			

**\*\*\*\*\* Estimates are only good for 30 days. \*\*\*\*\***  
**Please reference estimate number when ordering.**

**Total \$16,006.75**

**\*\*\*\*\* Work will begin after 50% deposit is received. \*\*\*\*\***  
**\*\*\*\*\* We will ship after balance is paid in full. \*\*\*\*\***



**Outdoor Furniture**

C O N N E C T I O N

# **Commercial Quality Patio Furniture**

Better Products, Better Pricing,  
Better Service

Meadow Pointe III

# About OFC

- Manufacturing plant/showroom in Palmetto
- Specialize in Commercial grade furniture
  - Aluminum, Stainless Steel, Extra bracing, Durable Materials
- Full array of products: Lounges, Chairs, Tables, Umbrellas, Accessories
- Repairs and New Sales
- Work directly with me – Pete
- Turn times – approx. 8-12 weeks

# Original Order

- Summer of 2015
- 44 Lounges – Classic Straps
- 80 Dining Chairs – Regal Straps
- 20 42” Dining Tables – Fiberglass Tops
- Specs – Adobe/Burgandy Straps
- Specs – Adobe Finish
- \$15,200 (today’s dollars - \$27,000)



# Option 1

- Restrap only - \$8800
- Keep frames as is
- New table tops (20) - \$4700
- Total approximately **\$13,500**



## Option 2

- Refinish – sandblast, powdercoat, new vinyl straps - \$16,200
- Tables – refinish base, new tops - \$6,700
- Will make furniture look like new!
- Total: **\$23,000**

# Option 3

- Replace – new sling furniture
- New chairs, new lounges, new tables
- **\$35,000**

## Island Breeze



# Straps vs Slings

- Expense (slings approx 30% more - new)
- Durability
- Repair costs - double
- Maintenance/cleaning
- Type of Environment – it matters

# Contact Information

Pete Mazer, Owner

(727) 386 - 3566

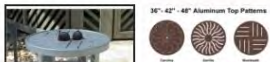
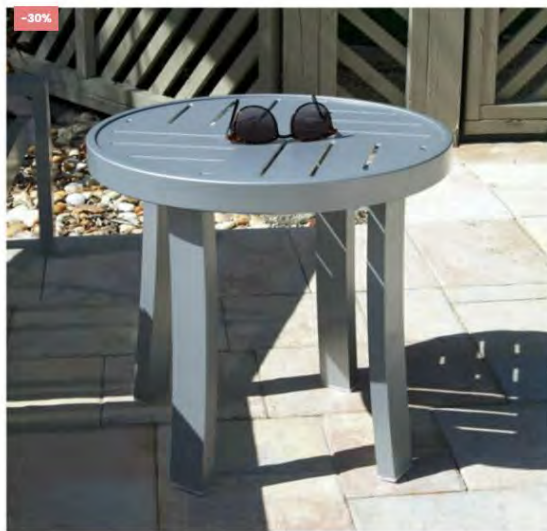
petemazer@gmail.com

[www.outdoorfurnitureconnection.com](http://www.outdoorfurnitureconnection.com)

# Additional Round 18" Commercial Side Pool Tables Options

Based on the amount of pool lounge chairs & average/most common sizes we just went with a 18" heavy duty/aluminum style side pool table (Ct. 12). Based on internet searches, the low side seemed to be around \$175 per chair and the high side getting up to around \$350.00 a chair. Once I received 2 vendor proposals, that seemed to be about on target, with one being as low as \$150.00 per table.

I figured once the board determines the exact vendor we can get more options from them and we can also compare with the commercial options online and see what would be better fit.



## Heavy Duty Round Metal Pool Side Table

★★★★★ (1 customer review)

~~\$279.00~~ \$195.00



Availability: 1-4-6 Weeks

SKU: CDPTD18

Categories: Commercial Pool Furniture, Side Tables

Tags: duty, furniture, heavy, metal, round, side, table, tables pool

Frame Colors (select)

Table Top Pattern (select)

- 1 +

ADD TO CART

Add to Quote



**PatioContract**  
980 N. Michigan  
Suite 1310  
888-802-0701  
**Date 2-6-2024**  
**Quote # 424497**

### QUOTATION PREPARED FOR MEADOW POINTE III CDD

PRODUCT DESCRIPTION	RETAIL PRICE	UNIT PRICE	ITEM QTY	ITEM TOTAL
 <b>Woodard Aluminum Deluxe 18" Round End Table Lattice Top</b> Item Code WR826604WL Item Options: <input checked="" type="checkbox"/> Khaki Finish Expected to ship within 2 - 4 weeks	459.00	247.40	12	2968.81
Retail Total				5,508.00
Discount				-2,539.19
Shipping				FREE
Zip Code				33543
State				Florida
Tax				207.82
<b>TOTAL</b>				<b>\$3,176.63</b>

If you received a better price from another competitor, please email us competitor quote details at Sales@PatioContract.com and we will do everything we can to beat or match the price.

Home > Pool Furniture > Round Pool and Patio Side Table 18" Round, Mayan Punched Aluminum, 14 lbs.



#### Round Pool and Patio Side Table 18" Round, Mayan Punched Aluminum. 14 lbs.

**Model:** RPWT1818MYN  
**Manufacturer:** Windward Design Group

**Frame Color:\***  
-Select-

**\$359.95**

Quantity	1+	6+	11+
Price	\$359.95	\$349.95	\$344.95

**Add to cart**

- 
-



707 S W 20th St  
 Ocala , FL 34471  
 800-999-2589  
 Fax: 352-629-2860  
[www.admiralfurniture.com](http://www.admiralfurniture.com)

**QUOTE / ACKNOWLEDGEMENT**

**Quote #**    ACFQ65058  
**Date**        02/07/24  
**Cust. PO#**

**Sold To:**

Meadow Pointe III CDD  
 Justin Lawrence  
 1500 Meadow Pointe Blvd

Wesley Chapel                      FL            33543  
 Phone: (813)383-6676 ext. pro Fax:  
 manager@meadowpointe3.com  
 Management Co.

**Ship To:**

Meadow Pointe III CDD  
 Justin Lawrence  
 1500 Meadow Pointe Blvd

Wesley Chapel                      FL            33543  
 Phone: (813)383-6676 ext.pro Fax:

Owner/Developer

FOB	Sales Rep	Ship Via	Proposed Shipping Time	Terms
Factory	Ralph Mazzuoccolo	WHITE GLOVE DELIVERY	3-4 weeks after receipt of order or sooner	50% DEP/BAL PRIOR TO SHIP

Qty	Model #	Description	Unit Price	Ext. Price
12	118ALN-BO	18" Aluminum Table - Boardwalk Pattern	\$212.05	\$2,544.60



Running SubTotal \$2,544.60

Material and Fuel Surcharge \$127.23

Frame: TBD	Table Top:	SubTotal	\$2,671.83
Vinyl or Sling: TBD		Sales Tax	\$0.00
Accent:		Estimated Shipping	\$323.98
Umbrella:	Umb. Pole:	<b>Total</b>	<b>\$2,995.81</b>
		<b>Deposit Amount</b>	<b>\$1,497.91</b>

Please contact me if I can be of further assistance. Due to volatility in material, labor, and shipping pricing can only be guaranteed for 30 days. Please consult your sales representative for updated quotes. Freight rates quoted are for curbside delivery only. Inside delivery and lift gate charges are additional

Warranty Information  
 Frames 10 year warranty  
 Sling Fabric 3 year warranty  
 Vinyl strap 5 year warranty

**Approved By:** \_\_\_\_\_ **Date:** \_\_\_\_\_

Signing quotation will authorize Admiral Furniture to proceed with this order. Please verify shipping address, quantities, model number and colors for accuracy.

**A/P Contact** \_\_\_\_\_ **E-mail** \_\_\_\_\_ **Phone** \_\_\_\_\_ Page 1



**TERMS AND CONDITIONS:**

Terms: Unless otherwise stated above. Check in full with order or 50% deposit balance due before shipping, (Applicable sales tax will apply). We also accept most major credit cards  
Returns: No returns accepted without written authorization in advance by Admiral Furniture and return freight prepaid. All furniture remains the property of Admiral Furniture until invoice is paid in full. Restocking charges may apply. Without written notice from the customer within 24 hours, this order becomes non-cancellable and no changes are accepted.  
Freight: All products are shipped F.O.B. Factory via Common Carrier. Please obtain shipping charges from your sales rep. Freight rates quoted are for curbside delivery only. Inside delivery and lift gate charges are additional. Customer must note any damage to cartons on the freight bill upon delivery.



**Cushion Solutions Incorporated**

802 North Rome Aveune  
 Tampa, FL 33606  
 Phone: 813-253-2131  
 Fax: 480-275-3531  
 sales@cushionsolutions.net

**Estimate**

Date	Estimate No.
1/31/2024	13825

Meadow Pointe III Community  
 Attn: Scarlett Fields  
 1500 Meadow Pointe Blvd  
 Wesley Chapel FL 33543  
 813-383-6676

**Staff Notes: This is just for additional pricing for the 18" Round Fiberglass Side Pool Table**

Description	Qty	Rate	Total
Complete Refinish   Strap Chaise Lounge	80	130.00	10,400.00T
Complete Refinish   Strap Chair	44	95.00	4,180.00T
Repair Damaged Frame We will not know how many until we sandblast the frames		10.00	10.00T
18" Round Fiberglass Side Table - STRAIGHT LEG - 1" Round Extrusion	12	128.70	1,544.40T
Frame Color: TBD Strap Color: TBD			
Pick-up & Delivery - 2 Round Trips	2	150.00	300.00T
sfields@rizzetta.com; manager@meadowpointe3.com Sales Tax		7.50%	1,232.58





**PROPOSAL**

**Resort Chairs**  
**Division of Kerry Wilkens, Inc.**  
**780 Highway 36 - Belford, NJ 07718**  
**Phone: (732) 787-1984 - (732) 787-0070**  
**Website: resortchairs.com**  
**Email: info@resortchairs.com**

Date	Proposal #
2/6/24	240051

<b>BILL TO</b>
MEADOW POINTE III COMMUNITY 1500 MEADOW POINTE BLVD WESLEY CHAPEL, FL 33543 ATTN: SCARLETT FIELDS 813.383.6676

<b>SHIP TO</b>	
MEADOW POINTE III COMMUNITY 1500 MEADOW POINTE BLVD WESLEY CHAPEL, FL 33543 ATTN: SCARLETT FIELDS 813.383.6676	
sfields@Rizzetta.com	813.383.6676

Item	Description	Qty	UNIT PRICE	Total
RCWT1818AV	AVALON ALUMINUM TOP 18" ROUND SIDE TABLE CHOICE OF FRAME FINISH AND TOP-STANDARD COLOR	12	219.78	2,637.36
SHIPPING RE...	FREIGHT CHARGES FOR CURBSIDE DELIVERY WITH NO ADDITIONAL SERVICES. REQUESTED FREIGHT QUOTE  NOTE FROM MANUFACTURER/SHIPPER UPON ARRIVAL OF YOUR SHIPMENT, CAREFULLY INSPECT BEFORE THE DELIVERY PERSONNEL LEAVE. <b>**IMPORTANT**</b> Due to an increase in freight damages, please DO NOT sign shipments free and clear if the delivery driver will not wait for you to inspect the shipment, please sign delivery "Driver would not wait" <ul style="list-style-type: none"> <li>• IT IS OF VITAL IMPORTANCE TO CLEARLY INDICATE, ON THE DELIVERY PAPERWORK, IF THERE IS ANY VISIBLE DAMAGE TO THE PACKAGING/ITEMS AND/OR IF ANYTHING IS MISSING.</li> <li>• IF THERE IS DAMAGE OR MISSING ITEMS, INDICATE ON THE DELIVERY RECEIPT "SUBJECT TO INSPECTIONS" ALONG WITH NOTES REGARDING THE DAMAGE(S)/ MISSING ITEM(S). HAVE DRIVER SIGN AND RETAIN A COPY FOR YOUR RECORDS.</li> <li>• SAVE ALL CARTONS AND PACKING IF YOU SUSPECT POSSIBLE DAMAGE.</li> <li>• SUBMIT A COPY OF THE REQUIRED SIGNED DELIVERY RECEIPT ALONG WITH PHOTOS AND DESCRIPTIONS IMMEDIATELY FOR SHIPPER'S REVIEW</li> </ul>	1	284.24	284.24

<b>Payment terms:</b> •50% deposit with order placement. •Final Balance due upon Shipment notification from manufacturer. NOTE: Payments via credit card are subject to an additional 3% processing fee.  Cancellation of stock items is subject to a 30% restocking fee.  CUSTOM items are NON-REFUNDABLE and cannot be cancelled.	<b>Subtotal</b>
	<b>Sales Tax (0.0%)</b>
	<b>Total</b>

PLEASE SIGN BELOW ACKNOWLEDGING APPROVAL OF THIS PROPOSAL.

\_\_\_\_\_ DATE \_\_\_\_\_



**Resort Chairs**  
**Division of Kerry Wilkens, Inc.**  
**780 Highway 36 - Belford, NJ 07718**  
**Phone: (732) 787-1984 - (732) 787-0070**  
**Website: resortchairs.com**  
**Email: info@resortchairs.com**

**PROPOSAL**

Date	Proposal #
2/6/24	240051

<b>BILL TO</b>
MEADOW POINTE III COMMUNITY 1500 MEADOW POINTE BLVD WESLEY CHAPEL, FL 33543 ATTN: SCARLETT FIELDS 813.383.6676

<b>SHIP TO</b>	
MEADOW POINTE III COMMUNITY 1500 MEADOW POINTE BLVD WESLEY CHAPEL, FL 33543 ATTN: SCARLETT FIELDS 813.383.6676	
sfields@Rizzetta.com	813.383.6676

Item	Description	Qty	UNIT PRICE	Total
	NOTE: PRICING ON PROPOSAL IS SUBJECT TO CHANGE, IF DEPOSIT AND ORDER ARE NOT RECEIVED PRIOR TO ANY MANUFACTURER'S PRICE INCREASES			

<i>Payment terms:</i> •50% deposit with order placement. •Final Balance due upon Shipment notification from manufacturer. NOTE: Payments via credit card are subject to an additional 3% processing fee.  Cancellation of stock items is subject to a 30% restocking fee.  CUSTOM items are NON-REFUNDABLE and cannot be cancelled.	<b>Subtotal</b>	\$2,921.60
	<b>Sales Tax (0.0%)</b>	\$0.00
	<b>Total</b>	\$2,921.60

PLEASE SIGN BELOW ACKNOWLEDGING APPROVAL OF THIS PROPOSAL.

\_\_\_\_\_  
DATE \_\_\_\_\_

## **Tab 7**



**UPCOMING DATES TO REMEMBER**

- **Next Meeting:** March 20, 2024, at 6:30pm
- **FY 2022-2023 Audit Completion Deadline:** June 30, 2024
- **Next Election (Seats):** Term 11/20 – 11/24 (Elizabeth Simmons-Seat 2); Term 11/20-11/24 (John Johnson-Seat 4)

District  
Manager's  
Report

February 21

2024

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**District Manager Updates**

<u>FINANCIAL SUMMARY</u>	<u>12/31/2023</u>
General Fund Cash & Investment Balance:	\$2,829,746
Reserve Fund Cash & Investment Balance:	\$1,848,703
Debt Service Fund & Investment Balance:	<u>\$1,230,049</u>
<b>Total Cash and Investment Balances:</b>	<b>\$5,908,498</b>
<b>General Fund Expense Variance: \$81,732</b>	<b>Under Budget</b>



Rizzetta & Company

# **Meadow Pointe III Community Development District**

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**Financial Statements  
(Unaudited)**

**December 31, 2023**

**Prepared by: Rizzetta & Company, Inc.**

[meadowpointe3.org](http://meadowpointe3.org)  
[rizzetta.com](http://rizzetta.com)



**Meadow Pointe III Community Development District**

Balance Sheet  
As of 12/31/2023  
(In Whole Numbers)

	General Fund	Reserve Fund	Debt Service Fund	Total Gvmnt Fund	Fixed Assets Group	Long-Term Debt
<b>Assets</b>						
Cash In Bank	1,666,904	377,348	830,765	2,875,017	0	0
Investments	1,162,842	1,471,355	399,284	3,033,481	0	0
Accounts Receivable	701,055	0	57,236	758,291	0	0
Refundable Deposits	26,712	0	0	26,712	0	0
Fixed Assets	0	0	0	0	11,070,208	0
Amount Available in Debt Service	0	0	0	0	0	1,287,285
Amount To Be Provided Debt Service	0	0	0	0	0	6,449,715
<b>Total Assets</b>	<b>3,557,513</b>	<b>1,848,703</b>	<b>1,287,285</b>	<b>6,693,501</b>	<b>11,070,208</b>	<b>7,737,000</b>
<b>Liabilities</b>						
Accounts Payable	76,561	0	0	76,561	0	0
Deferred Revenue	528,875	0	0	528,875	0	0
Accrued Expenses	43,346	0	0	43,346	0	0
Other Current Liabilities	303	0	0	303	0	0
Revenue Bonds Payable-Long Term	0	0	0	0	0	7,737,000
Deposits Payable	800	0	0	800	0	0
<b>Total Liabilities</b>	<b>649,886</b>	<b>0</b>	<b>0</b>	<b>649,886</b>	<b>0</b>	<b>7,737,000</b>
<b>Fund Equity &amp; Other Credits</b>						
Beginning Fund Balance	1,380,474	1,458,195	534,076	3,372,745	0	0
Investment In General Fixed Assets						
Investment In General Fixed Assets	0	0	0	0	11,070,208	0
<b>Total Investment In General Fixed Assets</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>11,070,208</b>	<b>0</b>
Net Change in Fund Balance	1,527,154	390,508	753,209	2,670,871	0	0
<b>Total Fund Equity &amp; Other Credits</b>	<b>2,907,628</b>	<b>1,848,703</b>	<b>1,287,285</b>	<b>6,043,616</b>	<b>11,070,208</b>	<b>0</b>
<b>Total Liabilities &amp; Fund Equity</b>	<b>3,557,513</b>	<b>1,848,703</b>	<b>1,287,285</b>	<b>6,693,501</b>	<b>11,070,208</b>	<b>7,737,000</b>

See Notes to Unaudited Financial Statements

**Meadow Pointe III Community Development District**

## Statement of Revenues and Expenditures

As of 12/31/2023

(In Whole Numbers)

	Year Ending 09/30/2024	Through 12/31/2023	Year To Date 12/31/2023	
	Annual Budget	YTD Budget	YTD Actual	YTD Variance
<b>Revenues</b>				
Interest Earnings				
Interest Earnings	0	0	10,466	(10,466)
Special Assessments				
Tax Roll	1,942,323	1,942,323	1,950,532	(8,209)
Other Misc. Revenues				
Cell Tower Lease	28,262	28,262	12,165	16,097
Insurance Proceeds	0	0	10,000	(10,000)
Key/Access/Transponder Revenue	0	0	500	(500)
Remotes	2,000	2,000	1,598	402
Room Rentals	0	0	1,495	(1,495)
Vending Machine Revenue	200	200	0	200
<b>Total Revenues</b>	<b>1,972,785</b>	<b>1,972,785</b>	<b>1,986,756</b>	<b>(13,971)</b>
<b>Expenditures</b>				
Legislative				
Supervisor Fees	13,000	3,250	3,200	50
<b>Total Legislative</b>	<b>13,000</b>	<b>3,250</b>	<b>3,200</b>	<b>50</b>
Financial & Administrative				
Accounting Services	21,630	5,407	5,408	0
Administrative Services	5,974	1,494	1,493	0
Arbitrage Rebate Calculation	1,500	0	0	0
Assessment Roll	5,150	5,150	5,150	0
Auditing Services	3,300	0	140	(140)
Bank Fees	830	208	163	44
Disclosure Report	2,000	0	0	0
District Engineer	20,000	5,000	8,034	(3,033)
District Management	33,475	8,368	8,369	0
Dues, Licenses & Fees	450	450	175	275
Financial & Revenue Collections	5,150	1,288	1,288	0
Legal Advertising	1,000	250	585	(335)
Miscellaneous Mailings	1,800	450	0	450
Property Taxes	0	0	1,819	(1,819)
Public Officials Liability Insurance	3,850	3,850	3,623	227
Tax Collector/Property Appraiser Fees	150	0	0	0
Trustees Fees	11,000	11,000	6,896	4,104
Website Hosting, Maintenance, Backup & E	2,738	685	300	385
<b>Total Financial &amp; Administrative</b>	<b>119,997</b>	<b>43,599</b>	<b>43,442</b>	<b>157</b>
Legal Counsel				

See Notes to Unaudited Financial Statements

**Meadow Pointe III Community Development District**

## Statement of Revenues and Expenditures

As of 12/31/2023

(In Whole Numbers)

	Year Ending 09/30/2024	Through 12/31/2023	Year To Date 12/31/2023	
	Annual Budget	YTD Budget	YTD Actual	YTD Variance
District Counsel	28,000	7,000	2,339	4,661
Total Legal Counsel	28,000	7,000	2,339	4,661
Law Enforcement				
Off Duty Deputy	133,424	33,356	73,211	(39,855)
Total Law Enforcement	133,424	33,356	73,211	(39,855)
Electric Utility Services				
Utility - Street Lights	125,966	31,492	42,034	(10,542)
Utility Services	34,850	8,712	10,803	(2,091)
Total Electric Utility Services	160,816	40,204	52,837	(12,633)
Garbage/Solid Waste Control Services				
Garbage - Recreation Facility	1,569	393	332	60
Garbage - Residential	276,975	69,243	0	69,244
Solid Waste Assessment	1,500	1,500	1,438	62
Total Garbage/Solid Waste Control Services	280,044	71,136	1,770	69,366
Water-Sewer Combination Services				
Utility - Recreation Facilities	6,800	1,700	3,291	(1,591)
Total Water-Sewer Combination Services	6,800	1,700	3,291	(1,591)
Stormwater Control				
Aquatic Maintenance	66,534	16,634	17,646	(1,012)
Aquatic Plant Replacement	3,750	937	0	937
Mitigation Area Monitoring & Maintenance	3,600	900	0	900
Stormwater Assessments	4,012	4,012	2,300	1,712
Stormwater System Maintenance	7,000	1,750	0	1,750
Total Stormwater Control	84,896	24,233	19,946	4,287
Other Physical Environment				
Entry & Walls Maintenance & Repair	5,000	1,250	0	1,250
General Liability Insurance	7,237	7,237	6,434	803
Holiday Decorations	17,550	17,550	20,144	(2,594)
Irrigation Maintenance & Repair	13,237	3,309	4,242	(932)
Landscape - Annuals/Flowers	18,000	4,500	0	4,500
Landscape - Miscellaneous	8,835	2,209	0	2,209
Landscape - Mulch	31,500	7,875	0	7,875
Landscape - Pest Control	2,000	500	0	500
Landscape Inspection Services	9,000	2,250	2,250	0
Landscape Maintenance	284,677	71,169	73,400	(2,231)
Landscape Replacement Plants, Shrubs, Tr	30,000	7,500	0	7,500
Lift Station Maintenance	2,000	500	270	230
Property Insurance	16,005	16,005	16,998	(993)
Street Light Deposit Bond	760	0	0	0

See Notes to Unaudited Financial Statements

**Meadow Pointe III Community Development District**

## Statement of Revenues and Expenditures

As of 12/31/2023

(In Whole Numbers)

	Year Ending	Through	Year To Date	
	09/30/2024	12/31/2023	12/31/2023	
	Annual Budget	YTD Budget	YTD Actual	YTD Variance
Tree Trimming Services	16,000	4,000	0	4,000
Well Maintenance	3,000	750	0	750
<b>Total Other Physical Environment</b>	<b>464,801</b>	<b>146,604</b>	<b>123,737</b>	<b>22,867</b>
<b>Road &amp; Street Facilities</b>				
Gate Maintenance & Repair	35,000	8,750	33,830	(25,080)
Gate Phone	11,300	2,825	3,902	(1,077)
Parking Lot Repair & Maintenance	2,500	625	0	625
Roadway Repair & Maintenance	5,000	1,250	0	1,250
Sidewalk Maintenance & Repair	11,500	2,875	4,500	(1,625)
Street Sign Repair & Replacement	4,000	1,000	1,024	(24)
<b>Total Road &amp; Street Facilities</b>	<b>69,300</b>	<b>17,325</b>	<b>43,256</b>	<b>(25,931)</b>
<b>Parks &amp; Recreation</b>				
Cable & Internet	575	144	145	(1)
Clubhouse Maintenance & Repair	10,000	2,500	5,416	(2,916)
Computer Support, Maintenance & Repair	1,000	250	186	64
Dog Waste Station Supplies & Maintenance	1,900	475	480	(5)
Employee - Reimbursements	2,000	500	152	348
Facility A/C & Heating Maintenance & Rep	1,000	250	193	57
Fitness Equipment Maintenance & Repair	10,000	2,500	95	2,405
Management Contract	414,843	103,710	53,946	49,764
Operating Supplies	22,500	5,625	2,877	2,749
Pest Control	750	188	425	(237)
Playground Equipment & Maintenance	3,400	849	0	850
Pool Maintenance	15,000	3,750	11,815	(8,065)
Pool/Water Park/Fountain Maintenance	24,000	6,000	2,525	3,475
Security System Monitoring Services & Ma	13,000	3,250	675	2,575
Tennis/Athletic Court/Park Maintenance &	5,000	1,250	0	1,250
Vehicle Maintenance	3,650	913	438	475
<b>Total Parks &amp; Recreation</b>	<b>528,618</b>	<b>132,154</b>	<b>79,367</b>	<b>52,787</b>
<b>Special Events</b>				
Special Events	15,000	3,750	9,588	(5,837)
<b>Total Special Events</b>	<b>15,000</b>	<b>3,750</b>	<b>9,588</b>	<b>(5,837)</b>
<b>Contingency</b>				
Miscellaneous Contingency	68,089	17,022	3,618	13,404
<b>Total Contingency</b>	<b>68,089</b>	<b>17,022</b>	<b>3,618</b>	<b>13,404</b>
<b>Total Expenditures</b>	<b>1,972,785</b>	<b>541,334</b>	<b>459,602</b>	<b>81,732</b>
<b>Total Excess of Revenues Over(Under) Expenditures</b>	<b>0</b>	<b>1,431,451</b>	<b>1,527,154</b>	<b>(95,703)</b>

See Notes to Unaudited Financial Statements

**Meadow Pointe III Community Development District**

Statement of Revenues and Expenditures

As of 12/31/2023

(In Whole Numbers)

	Year Ending 09/30/2024	Through 12/31/2023	Year To Date 12/31/2023	
	Annual Budget	YTD Budget	YTD Actual	YTD Variance
Fund Balance, Beginning of Period	<u>0</u>	<u>0</u>	<u>1,380,474</u>	<u>(1,380,474)</u>
Total Fund Balance, End of Period	<u>0</u>	<u>1,431,451</u>	<u>2,907,628</u>	<u>(1,476,177)</u>

**Meadow Pointe III Community Development District**

## Statement of Revenues and Expenditures

As of 12/31/2023

(In Whole Numbers)

	Year Ending 09/30/2024	Through 12/31/2023	Year To Date 12/31/2023	
	Annual Budget	YTD Budget	YTD Actual	YTD Variance
<b>Revenues</b>				
Interest Earnings				
Interest Earnings	0	0	13,160	(13,160)
Special Assessments				
Tax Roll	377,348	377,348	377,348	0
<b>Total Revenues</b>	<u>377,348</u>	<u>377,348</u>	<u>390,508</u>	<u>(13,160)</u>
<b>Expenditures</b>				
Contingency				
Capital Reserve - Asset Replacement	259,787	259,787	0	259,787
Capital Reserve - Road	117,561	117,561	0	117,561
Total Contingency	<u>377,348</u>	<u>377,348</u>	<u>0</u>	<u>377,348</u>
<b>Total Expenditures</b>	<u>377,348</u>	<u>377,348</u>	<u>0</u>	<u>377,348</u>
<b>Total Excess of Revenues Over(Under) Expenditures</b>	<u>0</u>	<u>0</u>	<u>390,508</u>	<u>(390,508)</u>
<b>Fund Balance, Beginning of Period</b>	<u>0</u>	<u>0</u>	<u>1,458,195</u>	<u>(1,458,195)</u>
<b>Total Fund Balance, End of Period</b>	<u>0</u>	<u>0</u>	<u>1,848,703</u>	<u>(1,848,703)</u>

720 Debt Service Fund S2013 & S2015 **Meadow Pointe III Community Development District**

Statement of Revenues and Expenditures

As of 12/31/2023

(In Whole Numbers)

	Year Ending 09/30/2024	Through 12/31/2023	Year To Date 12/31/2023	
	Annual Budget	YTD Budget	YTD Actual	YTD Variance
<b>Revenues</b>				
Interest Earnings				
Interest Earnings	0	0	5,736	(5,736)
Special Assessments				
Tax Roll	587,460	587,460	589,539	(2,079)
<b>Total Revenues</b>	<u>587,460</u>	<u>587,460</u>	<u>595,275</u>	<u>(7,815)</u>
<b>Expenditures</b>				
Debt Service				
Interest	227,460	227,460	109,268	118,192
Principal	360,000	360,000	5,000	355,000
<b>Total Debt Service</b>	<u>587,460</u>	<u>587,460</u>	<u>114,268</u>	<u>473,192</u>
<b>Total Expenditures</b>	<u>587,460</u>	<u>587,460</u>	<u>114,268</u>	<u>473,192</u>
<b>Total Excess of Revenues Over(Under) Expenditures</b>	<u>0</u>	<u>0</u>	<u>481,007</u>	<u>(481,007)</u>
<b>Fund Balance, Beginning of Period</b>	<u>0</u>	<u>0</u>	<u>472,079</u>	<u>(472,079)</u>
<b>Total Fund Balance, End of Period</b>	<u>0</u>	<u>0</u>	<u>953,086</u>	<u>(953,086)</u>

**Meadow Pointe III Community Development District**

## Statement of Revenues and Expenditures

As of 12/31/2023

(In Whole Numbers)

	Year Ending 09/30/2024	Through 12/31/2023	Year To Date 12/31/2023	
	Annual Budget	YTD Budget	YTD Actual	YTD Variance
<b>Revenues</b>				
Interest Earnings				
Interest Earnings	0	0	659	(659)
Special Assessments				
Tax Roll	297,410	297,410	298,462	(1,053)
<b>Total Revenues</b>	<u>297,410</u>	<u>297,410</u>	<u>299,121</u>	<u>(1,712)</u>
<b>Expenditures</b>				
Debt Service				
Interest	51,410	51,410	26,920	24,490
Principal	246,000	246,000	0	246,000
<b>Total Debt Service</b>	<u>297,410</u>	<u>297,410</u>	<u>26,920</u>	<u>270,490</u>
<b>Total Expenditures</b>	<u>297,410</u>	<u>297,410</u>	<u>26,920</u>	<u>270,490</u>
<b>Total Excess of Revenues Over(Under) Expenditures</b>	<u>0</u>	<u>0</u>	<u>272,201</u>	<u>(272,201)</u>
<b>Fund Balance, Beginning of Period</b>	<u>0</u>	<u>0</u>	<u>61,998</u>	<u>(61,998)</u>
<b>Total Fund Balance, End of Period</b>	<u>0</u>	<u>0</u>	<u>334,199</u>	<u>(334,199)</u>



**Investment Summary**  
**December 31, 2023**

<u>Account</u>	<u>Investment</u>	<u>Balance as of</u> <u>December 31, 2023</u>
The Bank of Tampa	Money Market Account	\$ 246,116
The Bank of Tampa ICS Program:		
First Bank	Money Market Account	119,174
Home Trust Bank	Money Market Account	1
Pinnacle Bank	Money Market Account	18,587
The Huntington National Bank	Money Market Account	248,825
FLCLASS Operating	Average Monthly Yield 5.4761%	530,139
<b>Total General Fund Investments</b>		<b>\$ 1,162,842</b>
FLCLASS Asset Replacement	Average Monthly Yield 5.4761%	\$ 469,539
FLCLASS Road Reserve	Average Monthly Yield 5.4761%	127,087
Subtotal		596,626
The Bank of Tampa ICS Program:		
Asset Replacement		
First Bank	Money Market Account	\$ 129,578
First Western Trust Bank	Money Market Account	248,825
Home Trust Bank	Money Market Account	16,624
Pinnacle Bank	Money Market Account	230,157
ServisFirst Bank	Money Market Account	17,349
Subtotal		642,533
Road Reserve		
First Bank	Money Market Account	\$ 72
Home Trust Bank	Money Market Account	232,058
Pinnacle Bank	Money Market Account	66
Subtotal		232,196
<b>Total Reserve Fund Investments</b>		<b>\$ 1,471,355</b>
US Bank Series 2013 Revenue	First American Treasury Obligation Fund Class Z	\$ 32,124
US Bank Series 2013 Reserve	First American Treasury Obligation Fund Class Z	173,383
US Bank Series 2013 Prepayment	First American Treasury Obligation Fund Class Z	540
US Bank Series 2015A1 Reserve	US Bank Money Market 5	94,180
US Bank Series 2015A2 Reserve	US Bank Money Market 5	18,591
US Bank Series 2015A Revenue	US Bank Money Market 5	44,729
US Bank Series 2021 Revenue	First American Treasury Obligation Fund Class Y	35,737
<b>Total Debt Service Fund Investments</b>		<b>\$ 399,284</b>

**Meadow Pointe III Community Development District  
Summary A/R Ledger  
From 12/01/2023 to 12/31/2023**

<b>Fund_ID</b>	<b>Fund Name</b>	<b>Customer</b>	<b>Invoice Number</b>	<b>AR Account</b>	<b>Date</b>	<b>Balance Due</b>
<b>720, 2670</b>						
720-001	720 General Fund	Pasco County Tax Collector	AR00001365	12110	10/01/2023	150,042.85
<b>Sum for 720, 2670</b>						<b>150,042.85</b>
<b>720, 2797</b>						
720-200	720 Debt Service Fund S2013 & S2015	Pasco County Tax Collector	AR00001365	12110	10/01/2023	23,540.32
720-200	720 Debt Service Fund S2013 & S2015	Pasco County Tax Collector	AR00001365	12110	10/01/2023	14,458.24
<b>Sum for 720, 2797</b>						<b>37,998.56</b>
<b>720, 2798</b>						
720-202	720 Debt Service Fund S2021	Pasco County Tax Collector	AR00001365	12110	10/01/2023	19,237.30
<b>Sum for 720, 2798</b>						<b>19,237.30</b>
<b>Sum for 720</b>						<b>207,278.71</b>
<b>Sum Total</b>						<b>207,278.71</b>

See Notes to Unaudited Financial Statements

**Meadow Pointe III Community Development District  
Summary A/P Ledger  
From 12/1/2023 to 12/31/2023**

Fund Name	GL posting date	Vendor name	Document number	Description	Balance Due
<b>720, 2670</b>					
720 General Fund	12/13/2023	ADT Security Services, Inc.	17452420	Quarterly Security Monitoring 01/24-03/24	208.92
720 General Fund	12/14/2023	All Florida Mechanical Services, Inc	127855	Quarterly Preventative Maintenance 12/23	193.12
720 General Fund	12/20/2023	Cooper Pools Inc.	7762	Outdoor Enclosure, touch button, electrical 12/23	534.00
720 General Fund	12/20/2023	Cooper Pools Inc.	7763	Pool Parts 12/23	1,068.00
720 General Fund	12/22/2023	OLM, Inc.	42385	Monthly Landscape Inspection 12/23	750.00
720 General Fund	12/04/2023	OLM, Inc.	42258	Monthly Landscape Inspection 11/23	750.00
720 General Fund	12/01/2023	Outsmart Pest Management, Inc.	39699	Monthly Pest Control Services 12/23	60.00
720 General Fund	11/01/2023	Pasco County Tax Collector	34-26-20-0000-00100-0020	2023 AD Valorem Taxes and Non-AD Valorem Assessments 11/23	2,299.57
720 General Fund	11/01/2023	Pasco County Tax Collector	34-26-20-0000-00100-0020	2023 AD Valorem Taxes and Non-AD Valorem Assessments 11/23	1,818.81
720 General Fund	12/20/2023	Pasco County Utilities	19594684	Autopay 1500 Meadow Pointe Blvd 12/23	1,070.84
720 General Fund	12/01/2023	Romaner Graphics	21895	Install (2) ADA mats SW Corner Chatterly and Meadow Pointe Blvd 10/23	620.00
720 General Fund	12/01/2023	Romaner Graphics	21931	Lap Pool Swimming Only Signs (2) 10/23	180.00
720 General Fund	12/01/2023	Romaner Graphics	21930	Beaconsfield - Gate repair & Reinstall 10/23	200.00
720 General Fund	12/21/2023	Skyway Supply, Inc.	61381	Janitorial Supplies 12/23	179.90
720 General Fund	12/08/2023	Skyway Supply, Inc.	61257	Janitorial Supplies 12/23	185.89
720 General Fund	12/01/2023	Solitude Lake Management, LLC	PSI034279	Lake & Pond Management Services 12/23	5,882.15
720 General Fund	12/22/2023	Southern Automated Access Services, LLC	13944	Gate Maintenance - Beaconsfield 12/23	659.00
720 General Fund	12/11/2023	Spectrum	8337 13 062 0042426	1500 Meadow Pointe Blvd Wesley Chapel 12/23 Autopay	48.26
720 General Fund	12/15/2023	Stantec Consulting Services, Inc.	2177228	Engineering Services FY 2024	3,352.50
720 General Fund	12/18/2023	Straley Robin Vericker	23877	Legal Services 11/23	2,675.50
720 General Fund	12/20/2023	TECO	Monthly Summary 311000030198 12/23	TECO 311000030198 Summary 12/23	9,454.33
720 General Fund	12/06/2023	TECO	Monthly Summary 311000030198 11/23	TECO 311000030198 Summary 11/23	2,458.81
720 General Fund	12/20/2023	TECO	Monthly Summary 311000030198 12/23	TECO 311000030198 Summary 12/23	2,335.46
720 General Fund	12/06/2023	TECO	Monthly Summary 311000030198 11/23	TECO 311000030198 Summary 11/23	9,941.50
720 General Fund	11/20/2023	Waste Connections of Florida	1530432W426-Rev	Waste Disposal Services 11/23	(150.02)
720 General Fund	12/21/2023	Withlacoochee River Electric Cooperative, Inc.	1353910	12/23 Autopay Streetlights 12/23	1,509.90
720 General Fund	12/26/2023	Yellowstone Landscape	TM 637356	Irrigation Repairs 12/23	275.85
	12/01/2023	Yellowstone Land-	TM 629224	Monthly Landscape	24,855.25

**Meadow Pointe III Community Development District  
 Summary A/P Ledger  
 From 12/1/2023 to 12/31/2023**

<b>Fund Name</b>	<b>GL posting date</b>	<b>Vendor name</b>	<b>Document number</b>	<b>Description</b>	<b>Balance Due</b>
720 General Fund	12/13/2023	scape Yellowstone Land- scape	TM 635094	Maintenance 12/23 Holiday Color 12/23	3,143.92
<b>Sum for 720, 2670</b>					<b>76,561.46</b>
<b>Sum for 720</b>					<b>76,561.46</b>
<b>Sum Total</b>					<b>76,561.46</b>

**Meadow Pointe III Community Development District**  
**Notes to Unaudited Financial Statements**  
**December 31, 2023**

**Balance Sheet**

1. Trust statement activity has been recorded through 12/31/2023.
2. See EMMA (Electronic Municipal Market Access) at <https://emma.msrb.org> for Municipal Disclosures and Market Data.
3. For presentation purposes, the Reserves are shown in a separate fund titled Reserve Fund.

**Summary A/R Ledger – Payment Terms**

4. Payment terms for landowner assessments are (a) defined in the FY23-24 Assessment Resolution adopted by the Board of Supervisors, (b) pursuant to Florida Statutes, Chapter 197 for assessments levied via the county tax roll.

## **Tab 8**



# Quarterly Compliance Audit Report

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## Meadow Pointe III

**Date:** December 2023 - 4th Quarter

**Prepared for:** Scott Brizendine

**Developer:** Rizzetta

**Insurance agency:**



**Preparer:**

Jason Morgan - *Campus Suite Compliance*

*ADA Website Accessibility and Florida F.S. 189.069 Requirements*

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# Compliance Audit Overview

The Community Website Compliance Audit (CWCA) consists of a thorough assessment of Florida Community Development District (CDD) websites to assure that specified district information is available and fully accessible. Florida Statute Chapter 189.069 states that effective October, 2015, every CDD in the state is required to maintain a fully compliant website for reporting certain information and documents for public access.

The CWCA is a reporting system comprised of quarterly audits and an annual summary audit to meet full disclosure as required by Florida law. These audits are designed to assure that CDDs satisfy all compliance requirements stipulated in Chapter 189.069.

## Compliance Criteria

The CWCA focuses on the two primary areas – website accessibility as defined by U.S. federal laws, and the 16-point criteria enumerated in [Florida Statute Chapter 189.069](#).



### ADA Website Accessibility

Several federal statutes (American Disabilities Act, Sec. 504 and 508 of the Rehabilitation Act of 1973) require public institutions to ensure they are not discriminating against individuals on the basis of a person's disability. Community websites are required to conform to web content accessibility guidelines – [WCAG 2.1](#), which is the international standard established to keep websites barrier-free and the recognized standard for ADA-compliance.



## Florida Statute Compliance

Pursuant to F.S. [189.069](#), every CDD is required to maintain a dedicated website to serve as an official reporting mechanism covering, at minimum, 16 criteria. The information required to report and have fully accessible spans: establishment charter or ordinance, fiscal year audit, budget, meeting agendas and minutes and more. For a complete list of statute requirements, see page 3.

## Audit Process

The Community Website Compliance Audit covers all CDD web pages and linked PDFs.\* Following the [WCAG 2.1](#) levels A, AA, and AAA for web content accessibility, a comprehensive scan encompassing 312 tests is conducted for every page. In addition, a human inspection is conducted to assure factors such as navigation and color contrasts meet web accessibility standards. See page 4 for complete accessibility grading criteria.

In addition to full ADA-compliance, the audit includes a 16-point checklist directly corresponding with the criteria set forth in Florida Statute Chapter 189.069. See page 5 for the complete compliance criteria checklist.

\* **NOTE:** Because many CDD websites have links to PDFs that contain information required by law (meeting agendas, minutes, budgets, miscellaneous and ad hoc documents, etc.), audits include an examination of all associated PDFs. **PDF remediation** and ongoing auditing is critical to maintaining compliance.



# ADA Website Accessibility

Result: **PASSED**

## Accessibility Grading Criteria

Passed	Description
Passed	<b>Website errors*</b> 0 WCAG 2.1 errors appear on website pages causing issues**
Passed	<b>Keyboard navigation</b> The ability to navigate website without using a mouse
Passed	<b>Website accessibility policy</b> A published policy and a vehicle to submit issues and resolve issues
Passed	<b>Color contrast</b> Colors provide enough contrast between elements
Passed	<b>Video captioning</b> Closed-captioning and detailed descriptions
Passed	<b>PDF accessibility</b> Formatting PDFs including embedded images and non-text elements
Passed	<b>Site map</b> Alternate methods of navigating the website

\*Errors represent less than 5% of the page count are considered passing

\*\*Error reporting details are available in your Campus Suite Website Accessibility dashboard



# Florida F.S. 189.069 Requirements

Result: **PASSED**

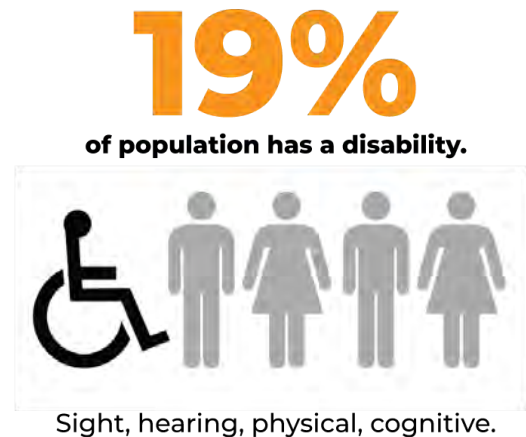
## Compliance Criteria

Passed	Description
Passed	Full Name and primary contact specified
Passed	Public Purpose
Passed	Governing body Information
Passed	Fiscal Year
Passed	Full Charter (Ordinance and Establishment) Information
Passed	CDD Complete Contact Information
Passed	District Boundary map
Passed	Listing of taxes, fees, assessments imposed by CDD
Passed	Link to Florida Commission on Ethics
Passed	District Budgets (Last two years)
Passed	Complete Financial Audit Report
Passed	Listing of Board Meetings
Passed	Public Facilities Report, if applicable
Passed	Link to Financial Services
Passed	Meeting Agendas for the past year, and 1 week prior to next

# Accessibility overview

## Everyone deserves equal access.

With nearly 1-in-5 Americans having some sort of disability – visual, hearing, motor, cognitive – there are literally millions of reasons why websites should be fully accessible and compliant with all state and federal laws. Web accessibility not only keeps board members on the right side of the law, but enables the entire community to access all your web content. The very principles that drive accessible website design are also good for those without disabilities.



## The legal and right thing to do

Several federal statutes (American Disabilities Act, Sec. 504 and 508 of the Rehabilitation Act of 1973) require public institutions to ensure they are not discriminating against individuals on the basis of a person's disability. Community websites are required to conform to web content accessibility guidelines, WCAG 2.1, the international standard established to keep websites barrier-free. Plain and simple, any content on your website must be accessible to everyone.



# ADA Compliance Categories

Most of the problems that occur on a website fall in one or several of the following categories.



## Contrast and colors

Some people have vision disabilities that hinder picking up contrasts, and some are color blind, so there needs to be a distinguishable contrast between text and background colors. This goes for buttons, links, text on images – everything. Consideration to contrast and color choice is also important for extreme lighting conditions.

*Contract checker:* <http://webaim.org/resources/contrastchecker>



## Using semantics to format your HTML pages

When web page codes are clearly described in easy-to-understand terms, it enables broader sharing across all browsers and apps. This ‘friendlier’ language not only helps all the users, but developers who are striving to make content more universal on more devices.



## Text alternatives for non-text content

Written replacements for images, audio and video should provide all the same descriptors that the non-text content conveys. Besides helping with searching, clear, concise word choice can make vivid non-text content for the disabled.

*Helpful article:* <http://webaim.org/techniques/alttext>



## Ability to navigate with the keyboard

Not everyone can use a mouse. Blind people with many with motor disabilities have to use a keyboard to make their way around a website. Users need to be able to interact fully with your website by navigating using the tab, arrows and return keys only. A “skip navigation” option is also required. Consider using [WAI-ARIA](#) for improved accessibility, and properly highlight the links as you use the tab key to make sections.

**Helpful article:** [www.nngroup.com/articles/keyboard-accessibility](http://www.nngroup.com/articles/keyboard-accessibility)

**Helpful article:** <http://webaim.org/techniques/skipnav>



## Easy to navigate and find information

Finding relevant content via search and easy navigation is a universal need. Alt text, heading structure, page titles, descriptive link text (no ‘click here’ please) are just some ways to help everyone find what they’re searching for. You must also provide multiple ways to navigate such as a search and a site map.

**Helpful article:** <http://webaim.org/techniques/sitertools/>



## Properly formatting tables

Tables are hard for screen readers to decipher. Users need to be able to navigate through a table one cell at a time. In addition to the table itself needing a caption, row and column headers need to be labeled and data correctly associated with the right header.

**Helpful article:** <http://webaim.org/techniques/tables/data>



## **Making PDFs accessible**

PDF files must be tagged properly to be accessible, and unfortunately many are not. Images and other non-text elements within that PDF also need to be ADA-compliant. Creating anew is one thing; converting old PDFs – called PDF remediation – takes time.

*Helpful articles:* <http://webaim.org/techniques/acrobat/acrobat>



## **Making videos accessible**

Simply adding a transcript isn't enough. Videos require closed captioning and detailed descriptions (e.g., who's on-screen, where they are, what they're doing, even facial expressions) to be fully accessible and ADA compliant.

*Helpful article:* <http://webaim.org/techniques/captions>



## **Making forms accessible**

Forms are common tools for gathering info and interacting. From logging in to registration, they can be challenging if not designed to be web-accessible. How it's laid out, use of labels, size of clickable areas and other aspects need to be considered.

*Helpful article:* <http://webaim.org/techniques/forms>



## **Alternate versions**

Attempts to be fully accessible sometimes fall short, and in those cases, alternate versions of key pages must be created. That is, it is sometimes not feasible (legally, technically) to modify some content. These are the 'exceptions', but still must be accommodated.





## **Feedback for users**

To be fully interactive, your site needs to be able to provide an easy way for users to submit feedback on any website issues. Clarity is key for both any confirmation or error feedback that occurs while engaging the page.



## **Other related requirements**

### ***No flashing***

Blinking and flashing are not only bothersome, but can be disorienting and even dangerous for many users. Seizures can even be triggered by flashing, so avoid using any flashing or flickering content.

### ***Timers***

Timed connections can create difficulties for the disabled. They may not even know a timer is in effect, it may create stress. In some cases (e.g., purchasing items), a timer is required, but for most school content, avoid using them.

### ***Fly-out menus***

Menus that fly out or down when an item is clicked are helpful to dig deeper into the site's content, but they need to be available via keyboard navigation, and not immediately snap back when those using a mouse move from the clickable area.

### ***No pop-ups***

Pop-up windows present a range of obstacles for many disabled users, so it's best to avoid using them altogether. If you must, be sure to alert the user that a pop-up is about to be launched.

# Web Accessibility Glossary

Assistive technology	Hardware and software for disabled people that enable them to perform tasks they otherwise would not be able to perform (e.g., a screen reader)
WCAG 2.0	Evolving web design guidelines established by the W3C that specify how to accommodate web access for the disabled
504	Section of the Rehabilitation Act of 1973 that protects civil liberties and guarantees certain rights of disabled people
508	An amendment to the Rehabilitation Act that eliminates barriers in information technology for the disabled
ADA	American with Disabilities Act (1990)
Screen reader	Software technology that transforms the on-screen text into an audible voice. Includes tools for navigating/accessing web pages.
Website accessibility	Making your website fully accessible for people of all abilities
W3C	World Wide Web Consortium – the international body that develops standards for using the web

## **Tab 9**

**MINUTES OF MEETING**

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

**MEADOW POINTE III  
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of the Meadow Pointe III Community Development District was held on **Wednesday, January 17, 2024, at 6:32 p.m.** and was conducted at the Meadow Pointe III Clubhouse, located at 1500 Meadow Pointe Blvd, Wesley Chapel, FL 33543.

Present and constituting a quorum:

Paul Carlucci	<b>Board Supervisor, Chairman</b>
Michael Hall	<b>Board Supervisor, Vice Chairman</b>
John Johnson	<b>Board Supervisor, Assistant Secretary</b>
Glen Aleo	<b>Board Supervisor, Assistant Secretary</b>
Elizabeth Simmons	<b>Board Supervisor, Assistant Secretary</b>

Also, present were:

Daryl Adams	<b>District Manager, Rizzetta &amp; Company</b>
Tonja Stewart	<b>District Engineer, Stantec</b>
Vivek Stewart	<b>District Engineer, Straley Robin Vericker</b>
Jason Diogo	<b>Solitude Lake</b>
Justin Lawrence	<b>Clubhouse Manager</b>
Scarlett Fields	<b>Assistant Clubhouse Manager</b>
Aaron Frazier	<b>Representative, Yellowstone Landscape</b>
Deputy	<b>Pasco County Deputy</b>
Pete Mazer	<b>Outdoor Furniture Connection</b>
Zack Warner	<b>Amazon</b>

Audience	<b>Present</b>
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**FIRST ORDER OF BUSINESS**

**Call to Order**

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

**SECOND ORDER OF BUSINESS**

**Pledge of Allegiance**

All present at the meeting joined in the Pledge of Allegiance.

**THIRD ORDER OF BUSINESS**

**Audience Comments on Agenda Items**

No audience was present.



On a motion from Mr. Hall, seconded by Mr. Johnson, with all in favor, the Board of Supervisors approved Amazon to install their equipment once District Counsel reviews, for the Meadow Pointe III Community Development District.

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**2. Discussion of Pool Furniture**

Pete from the Outdoor Furniture Connection spoke about the proposal and answered questions from the Board.

The Board requested more proposals for outdoor furniture.

Mr. Lawrence will work on getting a chair proposal for the conference room.

The Board wants the staff to cut and trim the trees around the cell tower.

**D. Community Deputy Report**

The Deputy reviewed his report and talked about MP2.

**E. District Engineer**

**1. Update on HA-5**

Ms. Stewart went over her report.

Mr. Stewart is getting proposals to replace the pavement.

On a motion from Mr. Aleo, seconded by Mr. Johnson, with all in favor, the Board of Supervisors approved Pavement Repair for Beaconsfield with the chair executing the proposal, for the Meadow Pointe III Community Development District.

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The Board said they don't want me to order an arborist and inform the resident.

**F. District Counsel**

**1. Update Regarding Cell Tower**

Mr. Babbar reported the Cell Tower vendor is working on a repair plan. As soon as they have a schedule the District Counsel will report.

**G. District Manager**

**1. Review of DM Report and Monthly Financials**

Mr. Adams reminded the Board the next regular meeting is scheduled for February 21, 2024, at 6:30 p.m. He presented his monthly report and financials, updating the Board on several key items and concerns.

**SEVENTH ORDER OF BUSINESS**

**Consideration of the Minutes of the Board of Supervisors Regular meeting held on December 15, 2023**

On a motion from Mr. Hall, seconded by Mr. Johnson, with all in favor, the Board of Supervisors approved the regular meeting minutes for December 15, 2023, as presented, for the Meadow Pointe III Community Development District.

121

122 **EIGHTH ORDER OF BUSINESS** **Consideration of Operations and**  
123 **Maintenance Expenditures for November**  
124 **2023**  
125

On a motion from Mr. Hall, seconded by Mr. Johnson, with all in favor, the Board approved the Operation and Maintenance Expenditures for November 2023 in the amount of \$161,759.35, for the Meadow Pointe III Community Development District.

126  
127 **NINTH ORDER OF BUSINESS** **Supervisor Requests and Audience Comments**  
128

129 Mr. Hall submitted a request for the County to repair the sidewalk.  
130

131 The Board wants Mr. Adams to investigate if the District can receive grants for the  
132 walking trail.

133 Mr. Carlucci wants Mr. Lawrence to investigate a deer cam on Meadow Pointe Blvd  
134 since someone is damaging sod.  
135

136 **TENTH ORDER OF BUSINESS** **Adjournment**  
137

On a motion from Mr. Johnson, seconded by Mr. Aleo, with all in favor, the Board agreed to adjourn the meeting at 9:17 p.m. for the Meadow Pointe III Community Development District.

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142 Assistant Secretary Chairman/Vice Chairman

# Tab 10





**MEADOW POINTE III  
COMMUNITY DEVELOPMENT DISTRICT**

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

**Operations and Maintenance Expenditures  
December 2023  
For Board Approval**

Attached please find the check register listing the Operation and Maintenance expenditures paid from December 1, 2023 through December 31, 2023. This does not include expenditures previously approved by the Board.

The total items being presented: **\$62,873.97**

Approval of Expenditures:

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\_\_\_\_\_ Chairperson  
\_\_\_\_\_ Vice Chairperson  
\_\_\_\_\_ Assistant Secretary

## Meadow Pointe III Community Development District

### Paid Operation & Maintenance Expenditures

December 1, 2023 Through December 31, 2023

Vendor Name	Check Number	Invoice Number	Invoice Description	Invoice Amount
American Illuminations & Decor	100542	338-Balance	Holiday Lighting 12/23	\$ 8,500.00
Ameritech Pressure Cleaning Systems LLC	100527	1777	Pressure Washing 04/23	\$ 220.63
Cintas Corporation	100543	4174108693	Cleaning Supplies 11/23	\$ 114.68
Cintas Corporation	100543	4175687241	Cleaning Supplies 11/23	\$ 484.22
Cooper Pools Inc.	100538	7372	Monthly Commercial Pool Service 10/23	\$ 3,385.00
Cooper Pools Inc.	100538	7552	Monthly Commercial Pool Service, Stenner Tube Replacement 11/23	\$ 3,420.00
Cooper Pools Inc.	100544	7629	Pool Parts 11-23	\$ 420.00
Elizabeth A Simmons	100539	ES121323	Board of Supervisors Meeting 12/13/23	\$ 200.00
Fast Signs of Wesley Chapel	100528	2160-7467	Yard Signs 11/23	\$ 334.60
Florida Department of Revenue	ACH	61-8015577967-4 11/23 ACH	Sales Tax 11/23	\$ 320.62
Frontier Florida, LLC	ACH	239-188-0915-091913-5 12/23 ACH	Phone Summary 12/23	\$ 359.16
Glen Richard Aleo	ACH	GA121323	Board of Supervisors Meeting 12/13/23	\$ 200.00
John A. Johnson	ACH	JJ121323	Board of Supervisors Meeting 12/13/23	\$ 200.00
Meadow Pointe III CDD	ACH	DC 120123	Debit Card Replenishment 12-01-23	\$ 2,386.13
Meadow Pointe III CDD	ACH	DC 121223	Debit Card Replenishment 12-12-23	\$ 2,631.31

## Meadow Pointe III Community Development District

### Paid Operation & Maintenance Expenditures

December 1, 2023 Through December 31, 2023

Vendor Name	Check Number	Invoice Number	Invoice Description	Invoice Amount
Michael J Hall	ACH	MH121323	Board of Supervisors Meeting 12/13/23	\$ 200.00
Mr. Electric of Land O' Lakes	100529	2304164	Service Call 11/23	\$ 1,493.58
Mr. Electric of Land O' Lakes	100535	2304214	Service Call 11/23	\$ 1,015.79
Pasco County Sheriff's Office-Finance	100540	AR002012	Law Enforcement Services 11/23	\$ 11,118.67
Pasco County Sheriff's Office-Finance	100540	AR002020	Law Enforcement Services 12/23	\$ 11,118.67
Pasco County Utilities	ACH	19403935 Autopay	1500 Meadow Pointe Blvd 11/23	\$ 914.84
Paul Carlucci	ACH	PC121323	Board of Supervisors Meeting 12/13/23	\$ 200.00
Rizzetta & Company, Inc.	100533	INV0000085787	District Management Fees 12/23	\$ 5,619.08
Robert Clark	100541	121023	Santa & Mrs. Clause for Clubhouse Event 12/23	\$ 675.00
Skyway Supply, Inc.	100545	60918	Janitorial Supplies 11/23	\$ 104.95
Skyway Supply, Inc.	100537	61052	Center Pull Towel Dispenser 11/23	\$ 146.03
Skyway Supply, Inc.	100545	61121	Janitorial Supplies 11/23	\$ 362.98
Southern Automated Access Services, LLC	100530	13816	Gate Maintenance - Alchester 11/23	\$ 105.00
Southern Automated Access Services, LLC	100530	13817	Alchester - Service Call 11/23	\$ 639.12
Southern Automated Access Services, LLC	100530	13818	Beaconsfield Service Call 11-23	\$ 105.00
Southern Automated Access Services, LLC	100546	13831	CAPXL Cloud - Heatherstone 12/23	\$ 124.50

## Meadow Pointe III Community Development District

### Paid Operation & Maintenance Expenditures

December 1, 2023 Through December 31, 2023

Vendor Name	Check Number	Invoice Number	Invoice Description	Invoice Amount
Southern Automated Access Services, LLC	100546	13832	CAPXL Cloud - Ammanford 12/23	\$ 124.50
Southern Automated Access Services, LLC	100546	13833	CAPXL Cloud - Wrencrest 12/23	\$ 124.50
Southern Automated Access Services, LLC	100546	13834	CAPXL Cloud - Sheringham 12/23	\$ 124.50
Southern Automated Access Services, LLC	100548	13881	Whitlock Service Call 12/23	\$ 43.95
Southern Automated Access Services, LLC	100548	13885	813-435-0748 Cellular Usage Chatterly Gate, Wrencrest 12/23	\$ 53.95
Southern Automated Access Services, LLC	100548	13937	Gate Maintenance - Claridge Place 12/23	\$ 105.00
Southern Automated Access Services, LLC	100548	13938	Gate Maintenance - Heatherstone 12/23	\$ 125.00
Southern Automated Access Services, LLC	100548	13939	Gate Maintenance - Beconsfield 12/23	\$ 105.00
Southern Automated Access Services, LLC	100548	13940	Gate Maintenance - Larkenheath 12/23	\$ 105.00
Straley Robin Vericker	100534	23811	Legal Services 10/23	\$ 1,799.50
U.S. Water Services Corporation	100531	SI82623	Monthly Lift Inspection 11/23	\$ 90.09
U.S. Water Services Corporation	100547	SI84440	Monthly Lift Inspection 12/23	\$ 90.09
Waste Connections of Florida	100532	1530432W426	Waste Disposal Services 11/23	\$ 150.02
Waste Connections of Florida	ACH	1551525W426 Autopay	Waste Disposal Service 12/23	\$ 31.20
Withlacoochee River Electric Cooperative, Inc.	ACH	1353910 10/23 ACH	Streetlights 10/23	\$ 1,509.90
Withlacoochee River Electric Cooperative, Inc.	ACH	1353911 11/23 Autopay	2219 Meadow Pointe Blvd 11/23	\$ 381.40

## Meadow Pointe III Community Development District

### Paid Operation & Maintenance Expenditures

December 1, 2023 Through December 31, 2023

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Withlacoochee River Electric Cooperative, Inc.	ACH	1353912 11/23 Autopay	31404 Sheringham Way 11/23	\$ 89.48
Withlacoochee River Electric Cooperative, Inc.	ACH	1353913 11/23 Autopay	31307 Claridge PI 11/23	\$ 69.01
Yellowstone Landscape	100536	TM 627483	Irrigation Repairs 11/23	\$ <u>632.32</u>
<b>Total Report</b>				<b>\$ <u>62,873.97</u></b>



## American Illuminations & Decor

Meadow Pointe III CDD  
1500 Meadow Pointe Blvd  
Wesley Chapel, FL 33543

(813) 928-9099  
Darryla@rizzetta.com

INVOICE	#338
DUE	Upon receipt
AMOUNT DUE	<b>\$8,500.00</b>

**RECEIVED**  
12-18-2023

### CONTACT US

4737 Mile Stretch Dr, Suite 4103  
Holiday, FL 34690

(813) 716-5999  
william@american-powerwashing.com

## INVOICE

Services	qty	unit price	amount
<b>Clubhouse &amp; Entrances</b>	1.0	\$17,000.00	\$17,000.00
Clubhouse			
Warm White C9 Lights for the Clubhouse Roofline			
4- Palm Trees wrapped w/ Warm White Mini Lights (11 strands per tree)			
4- Columns decorated w/ 24" Nylon Bows (Red w/ gold accents)			
Claridge Place Entrance			
Entrance sign decorated w/ TWO 24" Pre-lit wreaths w/ bows and ONE 36" Pre-lit wreath w/ bow			
Entrance sign decorated w/ Warm White C9 Lights			
Sheringham Nesslewood Entrance			
Entrance sign decorated w/ 24" Pre-lit wreath w/ bow			
Entrance sign decorated w/ Warm White C9 Lights			
Exit sign decorated w/ 24" Pre-lit wreath w/ bow			
Exit sign decorated w/ Warm White C9 Lights			
2- Ligustrum tree trunks wrapped w/ Warm White Mini Lights (5 strands per tree)			
2- Ligustrum tree canopies wrapped w/ Green Mini Lights (14 strands per tree)			
Heatherstone Entrance			
Entrance sign decorated w/ FOUR 24" Pre-lit wreaths w/ bows (2 per side)			
Entrance sign decorated w/ Warm White C9 Lights			
Beaconsfield Entrance			
Entrance sign decorated w/ Warm White C9 Lights			
Entrance sign decorated w/ SIX 24" Pre-lit wreaths w/ bows			
2- Palm trees decorated w/ Warm White Mini Lights (10 strands per tree)			
Chatterly Entrance			
Entrance sign decorated w/ TWO 36" Pre-lit wreaths w/ bows			
2- Palm trees decorated w/ Warm White Mini Lights (3 strands per tree)			
Larkenheath Entrance			
Entrance sign decorated w/ Warm White C9 Lights			

Entrance sign decorated w/ FOUR 24" Pre-lit wreaths w/ bows and TWO 36" Pre-lit wreaths w/ bows  
2- Green trees (on either side of Entrance sign) decorated w/ Green Mini Lights (4 strands per tree)

Wrencrest Entrance

Entrance sign decorated w/ Warm White C9 Lights  
Entrance sign decorated w/ TWO 36" Pre-lit wreaths w/ bows  
3- Oak trees decorated w/ Warm White Mini Lights (7 strands per tree)

Alchester Place Entrance

Entrance sign decorated w/ Warm White C9 Lights  
Entrance sign decorated w/ SIX 24" Pre-lit wreaths w/ bows  
2- Palm trees decorated w/ Warm White Mini Lights (6 strands per tree)

Whitlock Entrance

Entrance sign decorated w/ Warm White C9 Lights  
Entrance sign decorated w/ FOUR 24" Pre-lit wreaths w/ bows  
1- Oak tree decorated w/ Warm White Mini Lights (8 strands)

Broughton Place Entrance

Entrance sign decorated w/ Warm White C9 Lights  
Entrance sign decorated w/ TWO 36" Pre-lit wreaths w/ bows  
3- Palm trees decorated w/ Warm White Mini Lights (6 strands per tree)

Ammanford Entrance

Entrance sign decorated w/ Warm White C9 Lights  
Entrance sign decorated w/ THREE 24" Pre-lit wreaths w/ bows  
3- Palm trees decorated w/ Warm White Mini Lights (7 strands per tree)

Hillcrest Crossing Entrance

Entrance sign decorated w/ Warm White C9 Lights  
Entrance sign decorated w/ TWO 36" Pre-lit wreaths w/ bows  
1- Oak tree decorated w/ Warm White Mini Lights (10 strands)

---

**Total** **\$17,000.00**

Payment History

Oct 29	Sun 9:38am	Check	\$8,500.00
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Once deposit is collected we will secure your install date.



# Ameritech Pressure Cleani

14730 North Nebraska Ave  
Tampa, FL 33613  
813-978-0809  
818-978-9351

# Sales Receipt

Quote #: 1777  
Transaction #: 14328  
Account #: 0017859  
Page: 1 of 1  
Date: 4/10/2023  
Time: 3:01:31 PM  
Cashier: Ana  
Register #: 3

Bill To: MEADOW POINTE 3  
MEADOW POINTE 3  
5844 OLD PASCO ROAD Suite 100  
WESLEY CHAPEL, 994-1001  
994-1001

Ship To: MEADOW POINTE 3  
MEADOW POINTE 3  
5844 OLD PASCO ROAD Suite 100  
WESLEY CHAPEL, 994-1001  
994-1001

Reference: 51406  
Comment: BAY

**RECEIVED**  
10/11/2023

Rep	Item Lookup Code	Description	Quantity	Price	Extended
	VRT3-310EZ	VRT3 EASY START UP TO 8 GPM 4500 PSI	1	\$74.80	\$74.80
	GT BATTERY	SMALL HIGH AMP BATTERY WARRANTY= 3 MONTH FREE REPL. 12 MONTH PRO-RATED	1	\$70.83	\$70.83
	LABOR TOMMY	LABOR/MATERIALS BATTERY WAS DEAD. UNLOADER WAS ADJUSTED	0.5	\$150.00	\$75.00

Thank you for shopping  
Ameritech Pressure Cleaning  
Please come again!

Sub Total	\$220.63
Sales Tax	\$0.00
<b>Total</b>	<b>\$220.63</b>
House Account	\$220.63
Previous Balance	\$171.41
New Balance	\$392.04
Change Due	\$0.00







REMIT PAYMENT TO:  
 CINTAS CORP  
 P.O. BOX 630910  
 CINCINNATI, OH 45263-0910

VIEW & PAY YOUR BILLS ONLINE:  
 WWW.CINTAS.COM/MYACCOUNT

CUSTOMER SVC/BILLING 833-290-0514  
 CINTAS FAX # 813-626-8852  
 PAYMENT INQUIRY 813-644-8357

# INVOICE

**SHIP TO:** MEADOW POINTE COMMUNITY DEVELOPMENT  
 DIST  
 1500 MEADOW POINTE BLVD  
 WESLEY CHAPEL, FL 33543-6876

**INVOICE #** 4174108693  
**INVOICE DATE** 11/15/2023  
**SERVICE TICKET #** 4174108693

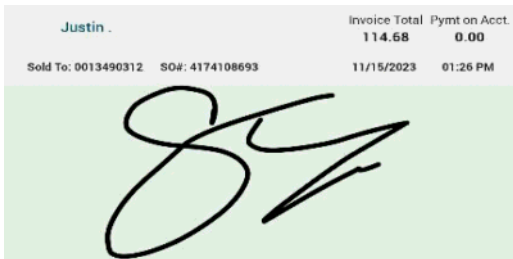
**BILL TO:** MEADOW POINT III CDD  
 5844 OLD PASCO RD STE 100  
 WESLEY CHAPEL, FL 33544

**SOLD TO #** 13490312  
**PAYER #** 13504425  
**PAYMENT TERMS** NET 10 EOM  
**SORT #** 00740006625  
**CINTAS ROUTE** 79 / DAY 4 / STOP 013

EMP#/LOCK#	MATERIAL	DESCRIPTION	FREQ	EXCH	QTY	UNIT PRICE	LINE TOTAL	TAX
	X45759	SANITIZING WIPE/PRSNL/1000/RL-	02	F	1	43.295	43.30	N
	X6680	DISP URINAL MAT SVC	02	F	2	7.351	14.70	N
	X6922	WOOD WET MOP HANDLE-	02	F	1	0.000	0.00	N
	X7464	DISP URINAL MAT RFL-	02	F	2	0.000	0.00	N
	X9016	MM AIR FRESHENER DSP-	02	F	5	0.000	0.00	N
	X9024	CENTERPULL TOWEL DISPENSER-	02	F	6	1.231	7.39	N
	X9210	URINAL SCREEN SVC	02	F	2	9.181	18.36	N
	X9215	URINAL SCREEN RFL-	02	F	2	0.000	0.00	N
	X9440	BOX ALL PURPSE WIPER-	04	F	1	9.916	9.92	N
		SUBTOTAL					93.67	
		SERVICE CHARGE					21.01	N
		<b>SUBTOTAL</b>					114.68	
		<b>TAX</b>					0.00	
		<b>TOTAL USD</b>					114.68	

**RECEIVED**  
 11-15-2023

Signature :





P.O. BOX 630910  
CINCINNATI, OH 45263-0910

CINTAS FAX #  
PAYMENT INQUIRY

813-626-8852  
813-644-8357

INVOICE

SHIP TO: MEADOW POINTE COMMUNITY DEVELOPMENT DIST  
1500 MEADOW POINTE BLVD  
WESLEY CHAPEL, FL 33543-6878

INVOICE # 4174108693  
INVOICE DATE 11/15/2023

BILL TO: MEADOW POINT III CDD  
5844 OLD PASCO RD STE 100  
WESLEY CHAPEL, FL 33544

SOLD TO # 13490312  
PAYER # 13504425  
PAYMENT TERMS NET 10 EOM  
SBRT # 00740006625  
CINTAS ROUTE 79 / DAY 4 / STOP 01

EMP#/LOCK#	MATERIAL	DESCRIPTION	FREQ	EXCH	QTY	UNIT PRICE	LINE	TOTAL	TAX
	X45759	SANITIZING WIPE/PRSM/1000/RL-	02	F	1	43.295		43.30	N
	X6680	DISP URINAL MAT SVC	02	F	2	7.351		14.70	N
	X6922	WOOD KEY HOP HANDLE-	02	F	1	0.000		0.00	N
	X7464	DISP URINAL MAT RFL-	02	F	2	0.000		0.00	N
	X9016	AM AIR FRESHENER DSP-	02	F	5	0.000		0.00	N
	X9024	CENTERPULL TOWEL DISPENSER-	02	F	6	1.231		7.39	N
	X9210	URINAL SCREEN SVC	02	F	2	9.181		18.36	N
	X9215	URINAL SCREEN RFL-	02	F	2	0.000		0.00	N
	X9440	BOX ALL PURPOSE WIPER-	04	F	1	9.916		9.92	N
		SUBTOTAL						93.67	
		SERVICE CHARGE						21.01	N
		SUBTOTAL						114.68	
		TAX						(0.00)	
		TOTAL USD						114.68	

TOTAL ADJUST. \_\_\_\_\_  
TAX ADJUST. \_\_\_\_\_  
NET TOTAL \_\_\_\_\_

*Approved*  
*(Signature)*  
*Final Invoice*  
*Nov. 11*  
*2023*

CUSTOMER TOTAL CURRENT: 260.95 PAST DUE: 598.90 30 DAYS: 223.27 60 DAYS: 0.00 90+ DAYS: 0.00

FOR ALL NON-PAYMENT RELATED CORRESPONDENCE : CINTAS CORPORATION #0074 / 7101 PARK EAST BLVD. / TAMPA, FL 33610



REMIT PAYMENT TO:  
CINTAS CORP  
P.O. BOX 630910  
CINCINNATI, OH 45263-0910

VIEW & PAY YOUR BILLS ONLINE:  
WWW.CINTAS.COM/MYACCOUNT

CUSTOMER SVC/BILLING 833-290-0514  
CINTAS FAX # 813-626-8852  
PAYMENT INQUIRY 813-644-8357

# INVOICE

**SHIP TO:** MEADOW POINTE COMMUNITY DEVELOPMENT  
DIST  
1500 MEADOW POINTE BLVD  
WESLEY CHAPEL, FL 33543-6876

**INVOICE #** 4175687241  
**INVOICE DATE** 11/30/2023  
**SERVICE TICKET #** 4175687241

**BILL TO:** MEADOW POINT III CDD  
5844 OLD PASCO RD STE 100  
WESLEY CHAPEL, FL 33544

**SOLD TO #** 13490312  
**PAYER #** 13504425  
**PAYMENT TERMS** NET 10 EOM  
**SORT #** 00740006625  
**CINTAS ROUTE** 79 / DAY 4 / STOP 013

EMP#/LOCK#	MATERIAL	DESCRIPTION	FREQ	EXCH	QTY	UNIT PRICE	LINE TOTAL	TAX
	X45759	SANITIZING WIPE/PRSNL/1000/RL-	02	F	1	43.295	43.30	N
	X6116	MM AIR FRESHENER SVC	04	F	5	31.238	156.19	N
	X6123	MM AIR FRESHENER RFL-	04	F	5	0.000	0.00	N
	X6680	DISP URINAL MAT SVC	02	F	2	7.351	14.70	N
	X6922	WOOD WET MOP HANDLE-	02	F	1	0.000	0.00	N
	X7464	DISP URINAL MAT RFL-	02	F	2	0.000	0.00	N
	X9016	MM AIR FRESHENER DSP-	02	F	5	0.000	0.00	N
	X9024	CENTERPULL TOWEL DISPENSER-	02	F	6	1.231	7.39	N
	X9025	CENTERPULL TOWEL REFILL-	04	F	8	20.719	165.75	N
	X9110	JRT TOILET TISSUE REFILL-	04	F	5	11.504	57.52	N
	X9210	URINAL SCREEN SVC	02	F	2	9.181	18.36	N
	X9215	URINAL SCREEN RFL-	02	F	2	0.000	0.00	N
		<b>SUBTOTAL</b>					463.21	
		<b>SERVICE CHARGE</b>					21.01	N
		<b>SUBTOTAL</b>					484.22	
		<b>TAX</b>					0.00	
		<b>TOTAL USD</b>					484.22	

**RECEIVED**  
11-30-2023

Signature :

Justin . Invoice Total 484.22 Pymt on Acct. 0.00

Sold To: 0013490312 SO#: 4175687241 11/30/2023 01:48 PM

Hold



**Cooper Pools Inc CPC1459240**

4850 Allen Rd #13  
 Zephyrhills, FL 33541  
 +1 8447665256  
 info@cooperpoolsinc.com  
 www.CooperPoolsInc.com

**INVOICE**

BILL TO  
 1500 Meadow Point Blvd  
 Wesley Chapel, FL 33543

INVOICE 7372  
 DATE 10/01/2023  
 TERMS Net 30  
 DUE DATE 10/31/2023

DATE	DESCRIPTION	QTY	RATE	AMOUNT
	Monthly Commercial Pool Service	1	3,385.00	3,385.00

Contact Cooper Pools Inc CPC1459240 to pay.

SUBTOTAL	3,385.00
TAX	0.00
TOTAL	3,385.00

BALANCE DUE

**RECEIVED** **\$3,385.00**  
 12-13-2023



**Cooper Pools Inc CPC1459240**

4850 Allen Rd #13  
 Zephyrhills, FL 33541  
 +1 8447665256  
 info@cooperpoolsinc.com  
 www.CooperPoolsInc.com

**INVOICE**

BILL TO  
 Meadow Point III  
 ICO Rizzetta & Company  
 3434 Colwell Ave Suite 200  
 Tampa, FL 33614

INVOICE 7552  
 DATE 11/01/2023  
 TERMS Net 30  
 DUE DATE 12/01/2023

DATE		DESCRIPTION	QTY	RATE	AMOUNT
10/23/2023	stenner tube #1	#1 stenner tube replace ment	1	35.00	35.00
	Monthly Commercial Pool Service	Monthly Commercial Pool Service November 2023	1	3,385.00	3,385.00

Contact Cooper Pools Inc CPC1459240 to pay.

SUBTOTAL	3,420.00
TAX	0.00
TOTAL	3,420.00

BALANCE DUE



**\$3,420.00**



**Cooper Pools Inc CPC1459240**

4850 Allen Rd #13  
 Zephyrhills, FL 33541  
 +1 8447665256  
 info@cooperpoolsinc.com  
 www.CooperPoolsInc.com

**INVOICE**

BILL TO  
 Meadow Point III  
 ICO Rizzetta & Company  
 3434 Colwell Ave Suite 200  
 Tampa, FL 33614

INVOICE 7629  
 DATE 11/27/2023  
 TERMS Net 30  
 DUE DATE 12/27/2023

DATE	DESCRIPTION	QTY	RATE	AMOUNT
	19"X2.5" HUB UNIVERSAL DE SPIN GRID FILTER DISC	6	40.00	240.00
	Labor Fee	1	180.00	180.00

Contact Cooper Pools Inc CPC1459240 to pay.

SUBTOTAL	420.00
TAX	0.00
TOTAL	420.00

BALANCE DUE

**\$420.00**

**RECEIVED**  
 11-27-2023



**Cooper Pools Inc CPC1459240**

4850 Allen Rd #13  
 Zephyrhills, FL 33541  
 +1 8447665256  
 info@cooperpoolsinc.com  
 www.CooperPoolsInc.com

Estimate

ADDRESS  
 Meadow Point III  
 ICO Rizzetta & Company  
 3434 Colwell Ave Suite 200  
 Tampa, FL 33614

ESTIMATE 1573  
 DATE 11/16/2023

DATE	DESCRIPTION	QTY	RATE	AMOUNT
	19"X2.5" HUB UNIVERSAL DE SPIN GRID FILTER DISC	6	40.00	240.00
	Labor Fee	1	180.00	180.00

-----  
 SUBTOTAL 420.00  
 TAX 0.00  
 -----  
 TOTAL **\$420.00**



Accepted By

Accepted Date

**Meadow Pointe III Regular Meeting**

Meeting Date: December 13, 2023

**SUPERVISOR PAY REQUEST  
DIRECT DEPOSIT**

**RECEIVED**  
12-14-2023

<u>Name of Board Supervisor</u>	<u>Check if paid</u>
Michael Hall	Yes
Elizabeth Simmons	Yes
Paul Carlucci	Yes
John Johnson	Yes
Glen Aleo	Yes

(\*) Does not get paid

*NOTE: Supervisors are only paid if checked.*

**EXTENDED MEETING TIMECARD**

Meeting Start Time:	6:30 pm
Meeting End Time:	8:14 pm
Total Meeting Time:	1.47

Time Over \_\_\_\_\_ (3) Hours:

Total at \$175 per Hour:

**ADDITIONAL OR CONTINUED MEETING TIMECARD**

Meeting Date:	
Additional or Continued Meeting?	
Total Meeting Time:	
Total at \$175 per Hour:	\$0.00

Business Mileage Round Trip	
IRS Rate per Mile	\$0.655
Mileage to Charge	\$0.00

DM Signature: Dayl Adams





19651 Bruce B Downs Blvd  
 Ste C1  
 Tampa, FL 33647  
 (813) 575-3838

# INVOICE

## 2160-7467

<https://www.fastsigns.com/2160-new-tampa-wesley-ch>

Completed Date: 11/1/2023  
 Payment Terms: Cash Customer  
**Payment Due Date: 11/1/2023**

Created Date: 10/26/2023

**DESCRIPTION:** Reorder: QTY 15 / 24" W x 18" H / DS / Yard Signs with stakes

**Bill To:** Meadow Pointe III  
 1500 Meadow Pointe Blvd  
 Wesley Chapel, FL 33543  
 US

**Pickup At:** FASTSIGNS of Wesley Chapel  
 19651 Bruce B Downs Blvd  
 Ste C1  
 Tampa, FL 33647  
 US

**Ordered By:** Justin Lawrence  
 Email: mpiiiclub@tampabay.rr.com  
 Work Phone: (813) 383-6676

**Salesperson:** Derek Mills

NO.	Product Summary	QTY	UNIT PRICE	TAXABLE	AMOUNT
1	<b>QTY 15 / 24" W x 18" H / DS / Yard Signs with stakes</b>	15	\$20.75	\$311.25	\$311.25
1.1	<b>Coroplast 4 mil - sub / graphic</b>				
1.2	<b>Wire Stake - H Stake</b>				

<b>Subtotal:</b>	\$311.25
<b>Taxable Amount:</b>	\$311.25
<b>Taxes:</b>	\$23.35
<b>Grand Total:</b>	\$334.60
<b>Amount Paid:</b>	\$0.00
<b>BALANCE DUE:</b>	<b>\$334.60</b>

FINE PRINT...PLEASE READ CAREFULLY: We appreciate the opportunity to provide you with outstanding signage products and service. Acceptance of this FASTSIGNS of Wesley Chapel (FSWC) invoice in any way, whether verbal, by email, by active participation or with monetary deposit, constitutes all of the following: the creation of this invoice as a purchase contract for exactly, and only, the custom signage products and services described and contained herein; and that this contract can only be cancelled in writing (not by email) received within 2 business days of invoice creation date; and that purchaser agrees to forfeit all deposit money paid regardless of work level begun or completed at the sole reasonable discretion of FSWC; and that any verbal discussions regarding details and/or changes to this contract do not apply to altering this contract; and that during the sales process, FSWC is not responsible for any implied or conveyed customer expectations that are not specifically covered in writing, in advance of signage production; and that the purchaser is responsible to carefully review signage proofs and purchaser's approval will constitute final sign production - POST-PRODUCTION changes or remake of signage will require additional payment; and that any PRE-PRODUCTION email discussion regarding details and/or changes to this contract, without direct FSWC response and acknowledgment of those changes, are not valid and do not apply to altering this contract; and that purchaser agrees to pay the invoice in full upon receipt of FINAL/COMPLETION invoice; and that past-due invoices will be subject to finance charges to the extent permitted by Florida law; and that the company takes full responsibility for the invoice listed listed contact buyer as having the authority to represent the said company listed on this purchase contract. Thank you.





State of Florida  
**Department of Revenue**

[DOR Home](#)

[e-Services Home](#)

[Print Page](#)

[Contacts](#)

[Logout](#)

Sales Tax - [Click for Help](#)

NODE: 4

Original Return

**FOR YOUR RECORDS ONLY - DO NOT MAIL**

Cancellations must be done before 5:00 p.m. ET on the submission date. If the submission is completed after 5:00 p.m. ET on the submission date, weekend, or holiday the cancellation must be done before 5:00 p.m. ET the next business day. All cancellations are permanently deleted from our database.

**Access Source: 61-8015577967-4**

**Confirmation Number: 231212450804**

[Click Here for Survey](#)

DR15-EZ

Certificate Number	Collection Period	Confirm Date and Time
61-8015577967-4	11/2023	12/12/2023 12:34:07 PM ET

Surtax Rate: 0.0100

**Location Address**

1500 MEADOW POINTE BLVD  
WESLEY CHAPEL, FL 33543-6876

MEADOW POINTE III COMMUNITY  
DEVELOPMENT  
3434 COLWELL AVE STE 200  
TAMPA, FL 33614-8390

Contact Information	
Name	Darryl Adams
Phone	( 813 ) 994 - 1001
Email	Darryla@rizzetta.com

Debit Date:	12/15/2023
Amount for Check:	\$320.62
Bank Routing Number:	263191387
Bank Account Number:	1100022816851
Bank Account Type:	Checking
Corporate/Personal:	Corporate
Name on Bank Account:	MEADOW POINTE III COMMUNITY DEVELOPMENT

Due to federal security requirements, we can not process international ACH transactions. If any portion of the money used in the payment you may be making today came from a financial institution located outside of the US or its territories for the purpose of funding this payment, please do not proceed and contact the Florida Department of Revenue at 850-488-6800 to make other payment arrangements. By continuing, you are confirming that this payment is not an international ACH transaction. If you are unsure, please contact your financial institution.

I hereby authorize the Department of Revenue to process this ACH transaction and to debit the checking account identified above. I understand there may be service charges assessed on any transactions not honored by my bank.

Signature:	Darryl Adams
Phone Number:	813-994-1001
E-Mail Address:	Darryla@rizzetta.com

- 1. **Gross Sales** \$ 4580.25  
(Do not include tax)
- 2. **Exempt Sales** \$ 0.00  
(Include these in Gross Sales, Line 1)
- 3. **Taxable Sales/Purchases** \$ 4580.25  
(Include Internet/Out-of-State Purchases)

Discretionary Sales Surtax Information		
A.	Taxable Sales and Purchases <b>Not</b> Subject to Discretionary Sales Surtax	\$ 0.00
B.	Total Discretionary Sales Surtax Due	\$ 45.80

- 4. **Total Tax Due** \$ 320.62  
(Include Discretionary Sales Surtax from Line B)
- 5. **Less Lawful Deductions** \$ 0.00
- 6. **Less DOR Credit Memo** \$ 0.00
- 7. **Net Tax Due** \$ 320.62
- 8. a. **Less (-) Collection Allowance; or if Late,** \$ 0.00
- 8. b. **Plus (+) Penalty and Interest** \$ 0.00
- 9. **Amount Due With Return** \$ 320.62

**You have chosen not to donate your collection allowance to education.**

**Payment you have authorized**

320.62

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**Your Monthly Invoice**

**Account Summary**

<b>New Charges Due Date</b>	<b>12/28/23</b>
Billing Date	12/04/23
Account Number	239-188-0915-091913-5
PIN	
Previous Balance	359.16
Payments Received Thru 12/04/23	-359.16
Thank you for your payment!	
Balance Forward	.00
New Charges	359.16
<b>Total Amount Due</b>	<b>\$359.16</b>





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3434 COLWELL AVE STE 200  
TAMPA FL 33614-8390

**You are all set with Auto Pay! To review your account, go to [frontier.com](http://frontier.com) or MyFrontier mobile app.**



Date of Bill  
Account Number

12/04/23  
239-188-0915-091913-5

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## **PAYING YOUR BILL, LATE PAYMENTS, RETURNED CHECK FEES and PAST DUE BALANCES**

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**Date of Bill**  
**Account Number**

**12/04/23**  
**239-188-0915-091913-5**

**SUMMARY OF CHARGES BY ACCOUNT**

239/188-0915.0	.00
813/907-0937.0	59.86
813/929-6738.0	59.86
813/973-0651.0	59.86
813/973-3584.0	59.86
813/973-8303.0	59.86
813/994-5419.0	59.86
<b>TOTAL</b>	<b>\$359.16</b>



**Your Monthly Invoice**

**Account Summary**


<b>New Charges Due Date</b>	<b>12/28/23</b>
Billing Date	12/04/23
Account Number	813-907-0937-122706-5
PIN	
New Charges	59.86
Amount Transferred to 239/188-0915	\$59.86
<b>Total Amount Due</b>	<b>\$ .00</b>


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MEADOW POINTE III CDD  
5844 OLD PASCO RD  
STE 100  
WESLEY CHAPEL, FL 335444010

**PAYMENT STUB**

<b>Total Amount Due</b>	<b>\$ .00</b>
New Charges Due Date	12/28/23
Account Number	813-907-0937-122706-5
<b>Amount Enclosed</b>	<b>\$ _____</b>

**Mail Payment To:**

FRONTIER  
PO BOX 740407  
CINCINNATI, OH 45274-0407



Date of Bill  
Account Number

12/04/23  
813-907-0937-122706-5

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**Date of Bill**  
**Account Number**

**12/04/23**  
**813-907-0937-122706-5**

**CURRENT BILLING SUMMARY**

Local Service from 12/04/23 to 01/03/24

Qty Description 813/907-0937.0

**Basic Charges**

	Charge
Business Line - 2 Yr Term	32.95
Multi-Line Federal Subscriber Line Charge	9.10
Access Recovery Charge Multi-Line Business	3.82
Frontier Roadwork Recovery Surcharge	2.75
Federal USF Recovery Charge	4.46
FL State Communications Services Tax	2.61
Federal Excise Tax	1.45
County Communications Services Tax	1.30
FL State Gross Receipts Tax	.85
Pasco County 911 Surcharge	.40
FL Telecommunications Relay Service	.09
FL State Gross Receipts Tax	.08
<b>Total Basic Charges</b>	<b>59.86</b>
<b>TOTAL</b>	<b>59.86</b>

**CUSTOMER TALK**

SUMMARY BILL PLEASE DO NOT PAY

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**Your Monthly Invoice**

**Account Summary**


<b>New Charges Due Date</b>	<b>12/28/23</b>
Billing Date	12/04/23
Account Number	813-929-6738-080405-5
PIN	
New Charges	59.86
Amount Transferred to 239/188-0915	\$59.86
<b>Total Amount Due</b>	<b>\$ .00</b>


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MEADOW POINTE III CDD  
5844 OLD PASCO RD  
STE 100  
WESLEY CHAPEL, FL 335444010

**PAYMENT STUB**

<b>Total Amount Due</b>	<b>\$ .00</b>
New Charges Due Date	12/28/23
Account Number	813-929-6738-080405-5
<b>Amount Enclosed</b>	<b>\$ _____</b>

**Mail Payment To:**

FRONTIER  
PO BOX 740407  
CINCINNATI, OH 45274-0407



Date of Bill  
Account Number

12/04/23  
813-929-6738-080405-5

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**Date of Bill**  
**Account Number**

**12/04/23**  
**813-929-6738-080405-5**

**CURRENT BILLING SUMMARY**

Local Service from 12/04/23 to 01/03/24

Qty Description 813/929-6738.0

**Basic Charges**

	Charge
Business Line - 2 Yr Term	32.95
Multi-Line Federal Subscriber Line Charge	9.10
Access Recovery Charge Multi-Line Business	3.82
Frontier Roadwork Recovery Surcharge	2.75
Federal USF Recovery Charge	4.46
FL State Communications Services Tax	2.61
Federal Excise Tax	1.45
County Communications Services Tax	1.30
FL State Gross Receipts Tax	.85
Pasco County 911 Surcharge	.40
FL Telecommunications Relay Service	.09
FL State Gross Receipts Tax	.08
<b>Total Basic Charges</b>	<b>59.86</b>
<b>TOTAL</b>	<b>59.86</b>

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**Your Monthly Invoice**

**Account Summary**


<b>New Charges Due Date</b>	<b>12/28/23</b>
Billing Date	12/04/23
Account Number	813-973-0651-072706-5
PIN	
New Charges	59.86
Amount Transferred to 239/188-0915	\$59.86
<b>Total Amount Due</b>	<b>\$ .00</b>


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5844 OLD PASCO RD  
STE 100  
WESLEY CHAPEL, FL 335444010

**PAYMENT STUB**

<b>Total Amount Due</b>	<b>\$ .00</b>
New Charges Due Date	12/28/23
Account Number	813-973-0651-072706-5
<b>Amount Enclosed</b>	<b>\$ _____</b>

**Mail Payment To:**

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PO BOX 740407  
CINCINNATI, OH 45274-0407



Date of Bill  
Account Number

12/04/23  
813-973-0651-072706-5

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**Date of Bill**  
**Account Number**

**12/04/23**  
**813-973-0651-072706-5**

**CURRENT BILLING SUMMARY**

Local Service from 12/04/23 to 01/03/24

Qty Description 813/973-0651.0

**Basic Charges**

**Charge**

Business Line - 2 Yr Term	32.95
Multi-Line Federal Subscriber Line Charge	9.10
Access Recovery Charge Multi-Line Business	3.82
Frontier Roadwork Recovery Surcharge	2.75
Federal USF Recovery Charge	4.46
FL State Communications Services Tax	2.61
Federal Excise Tax	1.45
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**CUSTOMER TALK**

SUMMARY BILL PLEASE DO NOT PAY



**Your Monthly Invoice**

**Account Summary**


<b>New Charges Due Date</b>	<b>12/28/23</b>
Billing Date	12/04/23
Account Number	813-973-3584-120506-5
PIN	
New Charges	07.00
Amount Transferred to 239/188-0915	\$59.86
<b>Total Amount Due</b>	<b>\$0.00</b>


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MEADOW POINTE III CDD  
5844 OLD PASCO RD  
STE 100  
WESLEY CHAPEL, FL 335444010

**PAYMENT STUB**

<b>Total Amount Due</b>	<b>\$0.00</b>
New Charges Due Date	12/28/23
Account Number	813-973-3584-120506-5
<b>Amount Enclosed</b>	<b>\$</b> _____

**Mail Payment To:**

FRONTIER  
PO BOX 740407  
CINCINNATI, OH 45274-0407





Date of Bill  
Account Number

12/04/23  
813-973-3584-120506-5

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Visit [frontier.com/terms](https://frontier.com/terms), [frontier.com/tariffs](https://frontier.com/tariffs) or call Customer Service for information on tariffs, price lists and other important Terms, Conditions and Policies ("Terms") related to your voice, Internet and/or video services including limitations of liability, early termination fees, the effective date of and billing for the termination of service(s) and other important information about your rights and obligations, and ours. Frontier's Terms include a binding arbitration provision to resolve customer disputes ([frontier.com/terms/arbitration](https://frontier.com/terms/arbitration)). **Video and Internet services are subscription-based and are billed one full month in advance. Video and/or Internet service subscription cancellations and any early termination fees are effective on the last day of your Frontier billing cycle. No partial month credits or refunds will be provided for previously billed service subscriptions.** By using or paying for Frontier services, you are agreeing to these Terms and that disputes will be resolved by individual arbitration. By providing personal information to Frontier you are also agreeing to Frontier's Privacy Policy posted at [frontier.com/privacy](https://frontier.com/privacy).

**IF YOU HAVE ANY QUESTIONS, BILLING CONCERN, OR RECURRING ISSUES, PLEASE CONTACT OUR FLORIDA- BASED CUSTOMER CARE TEAM AT 1-888-457-4110. OUR FLORIDA TEAM IS EAGER TO HELP YOU GET SPECIALIZED ATTENTION.**



**Date of Bill**  
**Account Number**

**12/04/23**  
**813-973-3584-120506-5**

**CURRENT BILLING SUMMARY**

Local Service from 12/04/23 to 01/03/24

Qty Description 813/973-3584.0

**Basic Charges**

**Charge**

Business Line - 2 Yr Term	32.95
Multi-Line Federal Subscriber Line Charge	9.10
Access Recovery Charge Multi-Line Business	3.82
Frontier Roadwork Recovery Surcharge	2.75
Federal USF Recovery Charge	4.46
FL State Communications Services Tax	2.61
Federal Excise Tax	1.45
County Communications Services Tax	1.30
FL State Gross Receipts Tax	.85
Pasco County 911 Surcharge	.40
FL Telecommunications Relay Service	.09
FL State Gross Receipts Tax	.08
<b>Total Basic Charges</b>	<b>59.86</b>
<b>TOTAL</b>	<b>59.86</b>

**CUSTOMER TALK**

SUMMARY BILL PLEASE DO NOT PAY

Important Information: Introducing Frontier's new online Customer Support tool to better support you. Submit your support tickets directly 24/7 online. Visit <https://enterprise.frontier.com/customer-support> for more information.



**Your Monthly Invoice**

**Account Summary**


<b>New Charges Due Date</b>	<b>12/28/23</b>
Billing Date	12/04/23
Account Number	813-973-8303-121905-5
PIN	
New Charges	59.86
Amount Transferred to 239/188-0915	\$59.86
<b>Total Amount Due</b>	<b>\$ .00</b>


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 [frontier.com/signupforautopay](http://frontier.com/signupforautopay)

 **800-801-6652**

**MyFrontier app**



P.O. Box 211579  
Eagan, MN 55121-2879

6790 0007 NO RP 04 12062023 NNNNNNNN 01 000015

MEADOW POINTE III CDD  
5844 OLD PASCO RD  
STE 100  
WESLEY CHAPEL, FL 335444010

**PAYMENT STUB**

<b>Total Amount Due</b>	<b>\$ .00</b>
New Charges Due Date	12/28/23
Account Number	813-973-8303-121905-5
<b>Amount Enclosed</b>	<b>\$ _____</b>

**Mail Payment To:**

FRONTIER  
PO BOX 740407  
CINCINNATI, OH 45274-0407



Date of Bill  
Account Number

12/04/23  
813-973-8303-121905-5

# LET FRONTIER® BE YOUR TECH SUPPORT

Tech issues won't wait until you have an IT team to fix them. Get the tech support you need—without the overhead—with Frontier Premium Tech Pro.

[business.frontier.com](https://business.frontier.com)

For help: Customer Service at [frontier.com/helpcenter](https://frontier.com/helpcenter) or chat at [frontier.com/chat](https://frontier.com/chat). Visually impaired/TTY customers, call 711.

## **PAYING YOUR BILL, LATE PAYMENTS, RETURNED CHECK FEES and PAST DUE BALANCES**

You are responsible for all legitimate, undisputed charges on your bill. Paying by check authorizes Frontier to make a one-time electronic funds transfer from your account, as early as the day your check is received. When making an online payment, please allow time for the transfer of funds. If funds are received after the due date, you may be charged a fee, your service may be interrupted, and you may incur a reconnection charge to restore service. A fee may be charged for a bank returned check. Continued nonpayment of undisputed charges (incl. 900 and long distance charges) may result in collection action and a referral to credit reporting agencies, which may affect your credit rating.

## **IMPORTANT CONSUMER MESSAGES**

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**Date of Bill**  
**Account Number**

**12/04/23**  
**813-973-8303-121905-5**

**CURRENT BILLING SUMMARY**

Local Service from 12/04/23 to 01/03/24

Qty Description 813/973-8303.0

**Basic Charges**

Business Line - 2 Yr Term	32.95
Multi-Line Federal Subscriber Line Charge	9.10
Access Recovery Charge Multi-Line Business	3.82
Frontier Roadwork Recovery Surcharge	2.75
Federal USF Recovery Charge	4.46
FL State Communications Services Tax	2.61
Federal Excise Tax	1.45
County Communications Services Tax	1.30
FL State Gross Receipts Tax	.85
Pasco County 911 Surcharge	.40
FL Telecommunications Relay Service	.09
FL State Gross Receipts Tax	.08

**Total Basic Charges 59.86**

**TOTAL 59.86**

**CUSTOMER TALK**

SUMMARY BILL PLEASE DO NOT PAY

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**Your Monthly Invoice**

**Account Summary**


<b>New Charges Due Date</b>	<b>12/28/23</b>
Billing Date	12/04/23
Account Number	813-994-5419-070804-5
PIN	
New Charges	59.86
Amount Transferred to 239/188-0915	\$59.86
<b>Total Amount Due</b>	<b>\$ .00</b>


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**WAYS TO PAY YOUR BILL**

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**MyFrontier app**



P.O. Box 211579  
Eagan, MN 55121-2879

6790 0007 NO RP 04 12062023 NNNNNNNN 01 000015

MEADOW POINTE III CDD  
5844 OLD PASCO RD  
STE 100  
WESLEY CHAPEL, FL 335444010

**PAYMENT STUB**

<b>Total Amount Due</b>	<b>\$ .00</b>
New Charges Due Date	12/28/23
Account Number	813-994-5419-070804-5
<b>Amount Enclosed</b>	<b>\$ _____</b>

**Mail Payment To:**

FRONTIER  
PO BOX 740407  
CINCINNATI, OH 45274-0407



Date of Bill  
Account Number

12/04/23  
813-994-5419-070804-5

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Date of Bill
Account Number

12/04/23
813-994-5419-070804-5

CURRENT BILLING SUMMARY

Local Service from 12/04/23 to 01/03/24

Qty Description 813/994-5419.0

Basic Charges

Charge

Table with columns: Description, Charge. Rows include Business Line - 2 Yr Term (32.95), Multi-Line Federal Subscriber Line Charge (9.10), Access Recovery Charge Multi-Line Business (3.82), Frontier Roadwork Recovery Surcharge (2.75), Federal USF Recovery Charge (4.46), FL State Communications Services Tax (2.61), Federal Excise Tax (1.45), County Communications Services Tax (1.30), FL State Gross Receipts Tax (.85), Pasco County 911 Surcharge (.40), FL Telecommunications Relay Service (.09), FL State Gross Receipts Tax (.08), Total Basic Charges (59.86), TOTAL (59.86)

CUSTOMER TALK

SUMMARY BILL PLEASE DO NOT PAY

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**Meadow Pointe III CDD Debit Card  
12.01.23**

<b>Date</b>	<b>Vendor</b>	<b>Description</b>	<b>GL Code</b>	<b>Amount</b>
11/01/23	CVS	Staff Training Drinks	57900-6409	(9.60)
11/01/23	Caprese Pizza	Staff Training Food	57900-6409	(20.32)
11/02/23	Home Depot	Conservation DPC Stakes (Ct. 72)	53900-4785	(25.96)
11/03/23	Amazon	Rensselaer Christmas Decorations	57400-4775	(299.96)
11/03/23	Amazon	Rensselaer Christmas Decorations	57400-4775	(57.72)
11/03/23	Amazon	Misc. Clubhouse & Maint.	53900-4785	(60.93)
11/07/23	Amazon	Misc. Clubhouse & Maint.	53900-4785	(179.92)
11/08/23	Walmart	CPW Items & Misc. CH & Maint.	57200-4738	(153.57)
11/08/23	Amazon	Misc. Clubhouse Supplies	53900-4785	(50.49)
11/08/23	Amazon	Misc. Clubhouse Supplies	53900-4785	(26.98)
11/10/2023	Walmart	VAE Snacks & Drinks	57900-6409	(101.15)
11/13/23	Amazon	Wet Mop Handle/Stick (Ct. 2)	53900-4785	(45.94)
11/14/23	Walmart	CPW Items	53900-4785	(42.98)
11/14/23	Wawa	Gas For Truck	57200-4660	(50.00)
11/15/23	Publix	CDD Meeting Snacks	57900-6409	(38.58)
11/17/2023	Amazon	Christmas Event Materials	57400-4775	(239.91)
11/20/2023	Publix	CPW Items	57200-4738	(23.80)
11/22/23	Amazon	Misc. Clubhouse Supplies	53900-4785	(129.54)
11/28/2023	Publix	CPW Items & Staff Gift Cards	57400-4775	(\$532.53)
11/28/2023	Walmart	Christmas Event Materials & Staff	57400-4775	(\$273.40)
11/28/2023	ABC FW&S	Shots For Gift Baskets	57400-4775	(\$22.85)

**Total To Replenish (2,386.13)**

*Darryl Adams*

District Manager

12-12-23

Date

**MPIII**

**Truist Account #XXXXXXXXXXXX9919 \$3,500 (Starting Balance)**

**11/01/23**

<u>Date</u>	<u>Vendor</u>	<u>Description</u>	<u>Amount</u>	Balance
11/01/23	N/A	N/A	N/A	3,500.00
11/01/23	CVS	Staff Training Drinks	(9.60)	3,490.40
11/01/23	Caprese Pizza	Staff Training Food	(20.32)	3,470.08
11/02/23	Home Depot	Conservation DPC Stakes (Ct. 72)	(25.96)	3,444.12
11/03/23	Amazon	Rensselaer Christmas Decorations	(299.96)	3,144.16
11/03/23	Amazon	Rensselaer Christmas Decorations	(57.72)	3,086.44
11/03/23	Amazon	Misc. Clubhouse & Maint.	(60.93)	3,025.51
11/07/23	Amazon	Misc. Clubhouse & Maint.	(179.92)	2,845.59
11/08/23	Walmart	CPW Items & Misc. CH & Maint. S	(153.57)	2,692.02
11/08/23	Amazon	Misc. Clubhouse Supplies	(50.49)	2,641.53
11/08/23	Amazon	Misc. Clubhouse Supplies	(26.98)	2,614.55
11/10/2023	Walmart	VAE Snacks & Drinks	(101.15)	2,513.40
11/13/23	Amazon	Wet Mop Handle/Stick (Ct. 2)	(45.94)	2,467.46
11/14/23	Walmart	CPW Items	(42.98)	2,424.48
11/14/23	Wawa	Gas For Truck	(50.00)	2,374.48
11/15/23	Publix	CDD Meeting Snacks	(38.58)	2,335.90
11/17/2023	Amazon	Christmas Event Materials	(239.91)	2,095.99
11/20/2023	Publix	CPW Items	(23.80)	2,072.19
11/22/23	Amazon	Misc. Clubhouse Supplies	(129.54)	1,942.65
11/28/2023	Publix	CPW Items & Staff Gift Cards	(\$532.53)	1,410.12
11/28/2023	Walmart	Christmas Event Materials & Staff C	(\$273.40)	1,136.72
11/28/2023	ABC FW&S	Shots For Gift Baskets	(\$22.85)	\$1,113.87
11/30/2023	Truist	<b>Replenish Balance</b>	<b>2,386.13</b>	
		<b>Current Balance</b>	<b>\$1,113.87</b>	

---

Club Manager	Date
Justin Lawrence	11/30/2023



Manager



**How doers  
get more done.**

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

6311 00008 95474 11/02/23 12:26 PM  
SALE CASHIER EDWARD

090489110185 STAKES <A>  
1X2-36" GRADE STAKES 12PC BUNDLE  
2@12.98 25.96N

	SUBTOTAL	25.96
	SALES TAX	0.00
TAX EXEMPT	TOTAL	\$25.96
XXXXXXXXXXXX7960	DEBIT	USD\$ 25.96

AUTH CODE 001400  
Chip Read  
AID A0000000980040

Verified By PIN  
US DEBIT

6311 11/02/23 12:26 PM



6311 08 95474 11/02/2023 6021

RETURN POLICY DEFINITIONS  
POLICY ID DAYS POLICY EXPIRES ON  
A 1 90 01/31/2024

\*\*\*\*\*  
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Opine en español

[www.homedepot.com/survey](http://www.homedepot.com/survey)

User ID: H88 197548 191245  
PASSWORD: 23552 191237

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.

Manager

**Details for Order #113-2795792-9881041**

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

**Order Placed:** November 3, 2023

**Amazon.com order number:** 113-2795792-9881041

**Order Total: \$299.96**

**Not Yet Shipped**

**Items Ordered**

4 of: *Best Choice Products 30in Pre-Lit Battery Powered Christmas Wreath Artificial Pre-Decorated Holiday Accent w/ 100 Lights, 276 PVC Tips, Ribbons, Pine Cones* **Price** \$74.99

Sold by: BestChoiceproducts ([seller profile](#))  
Supplied by: Other

Condition: New

**Shipping Address:**

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

**Shipping Speed:**

Local Express Shipping

**Payment information**

**Payment Method:**

Visa ending in 7960

**Billing address**

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

Item(s) Subtotal: \$299.96  
Shipping & Handling: \$0.00

-----  
Total before tax: \$299.96  
Estimated tax to be collected: \$0.00

**Grand Total: \$299.96**

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

11/3/23

Manager

amazon.com

**Details for Order #113-0203257-8852233**

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

**Order Placed:** November 3, 2023

**Amazon.com order number:** 113-0203257-8852233

**Order Total:** \$57.72

**Not Yet Shipped**

**Items Ordered**

2 of: 10Ft Pre-lit Christmas Garland with 50 LED Lights- Battery Operated String Light with Timer- Waterproof Lighted Outdoor Christmas Garland for Stairs Railing Mantle Fireplace Front Porch Decor- 10 Foot Price \$28.86

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

Supplied by: Other

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

**Billing address**

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

Item(s) Subtotal: \$57.72  
Shipping & Handling: \$0.00

-----  
Total before tax: \$57.72  
Estimated tax to be collected: \$0.00

**Grand Total: \$57.72**

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

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11/3/23

Manager

**Details for Order #113-2400230-8104238**

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

**Order Placed:** November 3, 2023  
**Amazon.com order number:** 113-2400230-8104238  
**Order Total:** \$60.93

**Not Yet Shipped**

**Items Ordered**

**Price**

- 1 of: *Sepetrel Swimming Pool Leaf Skimmer Net, Reinforced Frame Deep Rake Net* \$18.99  
Sold by: SEPETREL ([seller profile](#))  
Supplied by: Other  
Condition: New
- 3 of: *Ortho Orthene Fire Ant Killer1, Kills Queen, Destroys up to 162 Mounds, 12 oz. Dry Powder, Ant Poison Works in 60 minutes* \$13.98  
Sold by: Amazon.com Services LLC  
Supplied by: Other  
Condition: New

**Shipping Address:**

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

**Shipping Speed:**

Amazon Day Delivery

**Payment information**

**Payment Method:**

Visa ending in 7960

**Billing address**

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

Item(s) Subtotal: \$60.93  
Shipping & Handling: \$0.00

-----  
Total before tax: \$60.93  
Estimated tax to be collected: \$0.00

-----  
**Grand Total: \$60.93**

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

11/3/23

## Details for Order #113-9063518-0391414

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

Order Placed: November 7, 2023

Amazon.com order number: 113-9063518-0391414

Order Total: \$179.92

## Not Yet Shipped

## Items Ordered

## Price

1 of: *Ginger Lily Farms Club & Fitness Conditioning Liquid Hand Soap Refill, 100% Vegan & Cruelty-Free, Ocean Breeze Scent, 1 Gallon (128 fl oz)* \$19.99

Sold by: Amazon.com Services LLC  
Supplied by: Other

Condition: New

1 of: *Roundup Ready-To-Use Extended Control Weed & Grass Killer Plus Weed Preventer II with Comfort Wand 1.33 gal* \$32.97

Sold by: Amazon.com Services LLC  
Supplied by: Other

Condition: New

1 of: *OCEST Sealed Indoor Outdoor Waterproof Wall Clock, 12 Inch Large Waterproof Wall Clocks, Silent Non-Ticking Battery Operated Quartz Round Clock for Patio, Pool, Lanai, Fence, Porch, Garden (White)* \$25.99

Sold by: OCESTORE ([seller profile](#)) | Product question? [Ask Seller](#)  
Supplied by: Other

Condition: New

1 of: *Lysol Disinfectant Spray, Sanitizing and Antibacterial Spray, For Disinfecting and Deodorizing, Crisp Linen, 19 Fl. Oz (Pack of 2), Lysol* \$13.47

Sold by: Amazon.com Services LLC  
Supplied by: Other

Condition: New

1 of: *Lysol Disinfectant Wipes, Multi-Surface Antibacterial Cleaning Wipes, For Disinfecting and Cleaning, Lemon and Lime Blossom, 80 Count (Pack of 4)* \$18.41

Sold by: Amazon.com Services LLC  
Supplied by: Other

Condition: New

2 of: *PEIPU Nitrile Gloves Disposable Gloves (X-Large, 1 Count (Pack of 100)), 4 Mil, Powder Free, Cleaning Service Gloves, Latex Free* \$9.99

Sold by: FEIFAN KE ([seller profile](#))  
Supplied by: Other

Condition: New

1 of: *PEIPU Nitrile Gloves Disposable Gloves (Large, 100-Pack), Powder Free, Cleaning Service Gloves, Latex Free* \$9.99

Sold by: FEIFAN KE ([seller profile](#))  
Supplied by: Other

Condition: New

1 of: *Swiffer WetJet Hardwood and Floor Spray Mop Cleaner Starter Kit, Includes: 1 Power Mop, 10 Pads, Cleaning Solution, Batteries* \$28.24

Sold by: Amazon.com Services LLC  
Supplied by: Other

Condition: New

2 of: *Febreze Odor-Fighting Air Freshener, Linen & Sky, 8.8 Ounce - 2 Count (Pack of 1)* \$5.44

Sold by: Amazon.com Services LLC  
Supplied by: Other

Condition: New

## Shipping Address:

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



**Shipping Speed:**  
Amazon Day Delivery

### Payment information

**Payment Method:**  
Visa ending in 7960

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

Item(s) Subtotal: \$179.92  
Shipping & Handling: \$0.00

-----  
Total before tax: \$179.92  
Estimated tax to be collected: \$0.00

-----  
**Grand Total: \$179.92**

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

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11/7/23

Manager  
Walmart\*

013-994-6543    ARNETTA  
19910 BRUCE    OWNS BLVD  
TAMPA FL 33647

SIN 02740 DPN 008801 LEA 10 TRR 02259  
\*\*\*\*\*  
\*   T A X   E X E M P T   S A L E   \*  
\*\*\*\*\*  
16CT MINI    00787417883 F    4.98 Y  
MS MINI    00787417883 F    4.98 Y  
BEL WAFFLE    019434606150 F    4.48 Y  
BRIOCHE CC    068113139091 F    4.97 Y  
BLUBERY DNTS 019434606539 F    3.24 Y  
MINI MUFFINS 019434611065 F    3.48 Y  
MINI MUFFINS 019434611063 F    3.48 Y  
BEL WAFFLE    019434606150 F    4.48 Y  
DRAIN    007161811514    2.24 X  
GORILLA GLUE 005242700594    12.24 X  
KwikSEAL 5.5 007079818001    4.84 X  
1.5POLYBRSH 007708902631    4.94 T  
1.5POLYBRSH 007708902631    4.94 T  
70Z CA HD    005242701732    9.47 X  
SR CAN DNTS    007874222239 F    3.24 Y  
HSKY 9X12 3P 007325700958    4.97 X  
18IN R/R/U P 001869798886    8.44 X  
CAND HOOKS    005113165141    3.28 X  
CAND HOOK    005113165142    3.28 X  
BTRIASBRUSH 007708902630    4.44 X  
SNOWFLAKE 6E 019661009844    1.48 X  
HOLLYJOLLY 6 019661009852    2.98 X  
DUCK CR 6PK    007535300192    16.97 X  
HAND 3 BAR    009670400160 F    3.97 R  
SLUR SNFL IS 001869798682    13.88 X  
RED SNFL IS 001869798680    13.88 X  
SUBTOTAL    153.57

REASON: GOVERNMENT (5)  
Tax ID: 858012667439C1  
GOVERNMENT (5)  
9112/  
GOVERNMENT, LOCAL

Single Purchase Exemption  
Consumer's Certificate of Exemption  
DR-14  
Issued Pursuant to Chapter 212,  
Florida Statutes  
Certificate Number: 858012667439C1  
Expiration Date:  
This Certifies that: 11/8/23  
MEADOW POINTE 3 CDD  
1500 MEADOW POINTE BLVD  
WESLEY CHAPEL  
FL 33543

is exempt from the payment of Florida  
sales and use tax on real property  
rented, transient rental property  
rented, tangible personal property  
purchased or rented, or services  
purchased.

\*\*\*\*\*  
\*   T A X   E X E M P T   S A L E   \*  
\*\*\*\*\*  
11/07/23    16:52:40

Manager

**Details for Order #113-9556474-4651453**

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

**Order Placed:** November 8, 2023

**Amazon.com order number:** 113-9556474-4651453

**Order Total: \$50.49**

**Not Yet Shipped**

**Items Ordered**

**Price**

1 of: *STAR BRITE Instant Hull Cleaner - 32 Oz Gel Spray - Easily Remove Stains, Scum Lines & Grime on Boat Hulls, Fiberglass, Plastic & Painted Surfaces - Easy to Use Formula (096132)* \$16.66

Sold by: Amazon.com Services LLC  
Supplied by: Other

Condition: New

1 of: *The Original Donut Shop Keurig Single-Serve K-Cup Pods, Regular Medium Roast Coffee, 12 Count (Pack of 6), The Original Donut Shop* \$33.83

Sold by: Amazon.com Services LLC  
Supplied by: Other

Condition: New

**Shipping Address:**

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

**Shipping Speed:**

Amazon Day Delivery

**Payment information**

**Payment Method:**

Visa ending in 7960

Item(s) Subtotal: \$50.49  
Shipping & Handling: \$0.00

**Billing address**

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

Total before tax: \$50.49  
Estimated tax to be collected: \$0.00

**Grand Total: \$50.49**

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

11/8/23

Manager

**Details for Order #113-9046345-4004254**

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

**Order Placed:** November 8, 2023

**Amazon.com order number:** 113-9046345-4004254

**Order Total: \$26.98**

**Not Yet Shipped**

**Items Ordered**

**Price**

1 of: *Angelhood Christmas Stockings, 4pcs 18.5" Large Christmas Stockings Decorations, Santa Claus Snowman Penguin Bear Character with Hanging Loop for Family Christmas Decoration* \$16.99

Sold by: WANYAN ([seller profile](#))  
Supplied by: Other

Condition: New

1 of: *50 PCS American Flag Lapel Pins -50 USA Waving Flag Pins United States US Badge Pins brooch for patriotic display -50 pack* \$9.99

Sold by: PENGUIN STORE ([seller profile](#))  
Supplied by: Other

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

**Billing address**

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

Item(s) Subtotal: \$26.98  
Shipping & Handling: \$0.00

-----  
Total before tax: \$26.98  
Estimated tax to be collected: \$0.00

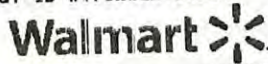
-----  
**Grand Total: \$26.98**

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

11/8/23

Manager

us feedback @ survey.walmart.com  
Thank you! ID #: 7SL6GL160J94



813-262-2180 Mgr: ALEJANDRA  
28500 STATE ROAD 54  
WESLEY CHAPEL, FL 33543  
ST# 03418 OP# 007282 IE# 17 TR# 05936  
# ITEMS SOLD 18  
TC# 2932 4012 6152 8152 2712 3



GV CC MUFFIN	007674233100	F	3.97	0
42CT FLAVOR	002840069437	F	19.48	0
SPKL 12D PAS	003040022260		13.18	0
GV .5L WATER	007674227909	F	5.36	0
GV .5L WATER	007674227909	F	5.36	0
GRANOLA	002430003107	F	2.92	0
NV DIPPB 6CT	001600018793	F	3.42	0
COFFEEM ORIG	005000030302	F	6.98	0
NV DIPDK 6CT	001600018794	F	3.42	0
NV DIPCR 6CT	001600018795	F	3.42	0
COKE ZERO	004900006104	F	4.28	0
SPRITE	004900006106	F	4.28	0
SEAGRAMS	007797900443	F	4.28	0
DIET COKE	004900006105	F	4.28	0
SANTA SNOW	001022824976		1.98	0
SANTA SNOW	001022824976		1.98	0
HT HOOKS VP	005026744043		6.28	0
HT HOOKS VP	005026744043		6.28	0

SUBTOTAL	101.15
TOTAL	101.15
DEBIT TEND	101.15
CHANGE DUE	0.00

EFT DEBIT  
101.15 TOTAL PURCHASE  
US DEBIT \*\*\*\* \* 7960 I 0  
REF # 331400751141  
NETWORK ID. 0056 APPR CCDE 001491  
US DEBIT  
AID A0000000980840  
AAC 469581D9EBF7EE1  
\*Pin Verified  
TERMINAL # 28893231  
11/10/23 16:23:51  
11/10/23 16:24:08

11/10/23



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Manager

**Details for Order #113-6828839-4542634**

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

**Order Placed:** November 13, 2023  
**Amazon.com order number:** 113-6828839-4542634  
**Order Total: \$45.94**

**Not Yet Shipped**

**Items Ordered**

2 of: *Rubbermaid Commercial Products, Industrial Grade - Fiberglass Wet Mop Holder Handle Stick for Floor Cleaning Heavy Duty, 54-Inch, FGH145000000* **Price** \$22.97

Sold by: Amazon.com Services LLC  
Supplied by: Other

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

**Billing address**

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

Item(s) Subtotal: \$45.94  
Shipping & Handling: \$0.00

-----  
Total before tax: \$45.94  
Estimated tax to be collected: \$0.00

-----  
**Grand Total: \$45.94**

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

11/13/23

Manager

575 Welcome to Wawa #5226

Phone: 813-494-2329  
27866 SR 56  
Wesley Chapel, FL 33544  
/14/2023 2:01:33 PM  
Register #11 Trx # 10207323

Gas  
For  
Truck

Total: \$50.00

Qty

Pre-Pay Pump #15 \$50.00

Sub-Total: \$50.00

Tax: \$0.00

Total: \$50.00

Debit: \$50.00

Change: \$0.00

Authorization

Debit

Card Num : XXXXXXXXXXXX7960

Chip Read

Terminal : XXXXXXXXXXXX1005

Approval : 585632

Sequence : 048292

USD\$ 50.00

11/14/23

US DEBIT

Mode: Issuer

AID: A0000000980840

TVR: 8000048000

IAD: XXXXXXXXXXXXXXXX

TSI: 6800

ARC: 00

ARQC: 3A193935D7582EE6

Verified by PIN

Manager

Give us feedback @ survey.walmart.com  
Thank you! ID #: 7SL6WJ160DBT

**Walmart**

813-262-2180 Mgr: ALEJANDRA  
28500 STATE ROAD 54  
WESLEY CHAPEL, FL 33543  
ST# 03418 OP# 000567 TE# 18 TR# 02144  
# ITEMS SOLD 8  
TC# 2529 6288 4685 4589 5462



GLD 136TRASH 001258778533 17.38 0  
HH GLTRGLUE 019435618318 1.97 0  
MIN CIN CST 019434614409 3.48 0  
MINI CINN RO 007874229860 F 4.98 0  
BEL WAFFLE 019434606150 F 4.48 0  
MINI MUFFINS 019434611063 F 3.48 0  
OLD FSHD DON 007874222237 F 3.24 0  
BDAY DONUT 019434609890 F 3.97 0

SUBTOTAL 42.98

TOTAL 42.98

DEBIT TEND 42.98

CHANGE DUE 0.00

EFT DEBIT PAY FROM PRIMARY

42.98 TOTAL PURCHASE

US DEBIT \*\*\*\* \* 7960 I 0

REF # 331800578633

NETWORK ID. 0056 APPR CODE 693902

US DEBIT

AID A0000000980840

AAC 6E1670654F068103

\*Pin Verified

TERMINAL # 28894136

11/14/23 14:30:30

11/14/23 14:30:41

11/14/23

**Walmart**

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*Manager*  
**Publix**

Shoppes of New Tampa  
1920 County Road 581  
Wesley Chapel, FL 33544  
Store Manager: Mike Barton  
813-994-4566



0006 BFN 034 325

FRSTD SGR CKIES 10		4.49	F
You Saved	0.50		
FRSTD SGR CKIES 10		4.49	F
You Saved	0.50		
CHOC CHP MINI MFFN		5.99	F
GLZ/CHOC ICD DONUT		4.59	F
QUAK CHWY GRNL BAR		3.83	F
QUAK CHWY GRNL BAR		3.83	F
FRUIT SALAD LARGE		11.36	F
You Saved	3.80		

Order Total		38.58	
Sales Tax		0.00	
Grand Total		38.58	
Debit	Payment	38.58	
Change		0.00	

Savings Summary

Special Price Savings	4.80
*****	
*    Your Savings at Publix    *	
*                    4.80            *	
*****	

Receipt ID: 0006 BFN 034 325

PRESTO!  
Trace #: 031031  
Reference #: 0555727013  
Acct #: XXXXXXXXXXXX7960  
Debit Purchase FROM CHECKING  
Amount: \$38.58  
Auth #: 066067

11/15/23

DEBIT CARD	PURCHASE
A000000980840	US DEBIT
Entry Method:	Chip Read
Mode:	Issuer-PIN Verified



Manager

Details for Order #113-0567007-7019400

Print this page for your records.

Order Placed: November 17, 2023
Amazon.com order number: 113-0567007-7019400
Order Total: \$239.91

Not Yet Shipped

Table with 2 columns: Items Ordered and Price. Contains 6 rows of product listings including Coogam 40PCS Christmas Silicone Bracelets, 24 Christmas Assorted Bright Colored Plastic Stamps, Hekaty 50PCS 3D Christmas Light Up Rings, Partywind 204 PCS Individually Wrapped Glow Christmas Tattoos, Pinkiwine 48 PCS Christmas Mochi Squishy Toys, and JOHOUSE Christmas Magic Springs.

Shipping Address:

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

Shipping Speed:

No-Rush Shipping

Payment information

Payment Method:

Visa ending in 7960

Billing address

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

Item(s) Subtotal: \$240.79
Shipping & Handling: \$0.00
Promotion Applied: -\$0.88
Total before tax: \$239.91
Estimated tax to be collected: \$0.00

Grand Total: \$239.91

To view the status of your order, return to Order Summary.

Handwritten date: 11/17/23

Manager

**Publix.**

Shoppes of New Tampa  
1920 County Road 581  
Wesley Chapel, FL 33544  
Store Manager: Mike Barton  
813-994-4566

PUBLIX CREAM CHEES	3.25	F
GW BLBRY BAGELS 4C	2.59	F
GW BLBRY MINI MFF	5.99	F
BLUEBRY SCONES 8CT	3.99	F
APPLE FRTRR DNT 4C	3.99	F
MINI CROISSANTS 13	3.99	F
<b>You Saved</b>	<b>1.90</b>	

Order Total	23.80	
Sales Tax	0.00	
Grand Total	23.80	
Credit	Payment	23.80
Change		0.00

Savings Summary  
Special Price Savings 1.90  
\*\*\*\*\*  
\* Your Savings at Publix \*  
\* 1.90 \*  
\*\*\*\*\*

Receipt ID: 0006 BKN 747 777

PRESTO!  
Trace #: 747417  
Reference #: 0558865083  
Acct #: XXXXXXXXXXXX7960  
Purchase VISA  
Amount: \$23.80  
Auth #: 018060

CREDIT CARD	PURCHASE
A0000000980840	US DEBIT
Entry Method:	Contactless
Mode:	Issuer

11/20/23

Your cashier was Self-Checkout Lane 1  
11/20/2023 14:27 S0006 R174 7777 C0774

Join the Publix family!  
Apply today at [apply.publix.jobs](http://apply.publix.jobs).  
We're an equal opportunity employer.

Publix Super Markets, Inc.



Manager

Details for Order #113-2238371-6508251

Print this page for your records.

Order Placed: November 22, 2023
Amazon.com order number: 113-2238371-6508251
Order Total: \$129.54

Not Yet Shipped

Items Ordered

Price

- 1 of: The Original Donut Shop Keurig Single-Serve K-Cup Pods, Regular Medium Roast Coffee, 12 Count (Pack of 6), \$33.83
1 of: Plasticplace 55-60 gallon Trash Bags | 1.2 Mil | Black Heavy Duty Garbage Can Liners | 38" x 58" \$39.99
1 of: Glad ForceFlex Protection Series Tall Kitchen Drawstring Trash Bags, 13 Gal, 110 Ct, Pack May Vary \$18.79
1 of: Tampax Pearl Tampons Multipack, Light/Regular/Super Absorbency, with Leakguard Braid, Unscented, 94 Count \$20.98
1 of: Lanyard 50PCS Lanyards with Swivel Hook clips for ID Name Badge Holder (Black) \$15.95

Shipping Address:

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

Shipping Speed:

Amazon Day Delivery

Payment information

Payment Method:

Visa ending in 7960

Billing address

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

Item(s) Subtotal: \$129.54
Shipping & Handling: \$0.00
Total before tax: \$129.54
Estimated tax to be collected: \$0.00
Grand Total: \$129.54

To view the status of your order, return to Order Summary.

11/22/23

*Manager*  
**Publix**

Shoppes of New Tampa  
 1920 County Road 581  
 Wesley Chapel, FL 33544  
 Store Manager: Mike Barton  
 813-994-4566

LOAF CK SL B WALNT	5.99	F
You Saved	1.00	
DONUT GEMS POWDER	2.99	F
You Saved	1.00	
DONUT GEM PLAIN	2.99	F
You Saved	1.00	
CRML APPLE SCNE BC	3.99	F
ASST COOKIES 2 DOZ	4.59	F
GW VRTY MIN MUFFIN	5.99	F
GW VRTY MIN MUFFIN	5.99	F
AMAZON GIFT CARD	50.00	
Account #XXXXXXXXXX4850		
AMAZON GIFT CARD	50.00	
Account #XXXXXXXXXX2214		
AMAZON GIFT CARD	50.00	
Account #XXXXXXXXXX4414		
AMAZON GIFT CARD	50.00	
Account #XXXXXXXXXX8147		
WAWA \$50	50.00	
Account #XXXXXXXXXX0584		
DISNEY \$25-250 GC	100.00	
Account #XXXXXXXXXX1738		
DAREN VAR	100.00	
Account #XXXXXXXXXX1918		
DISNEY \$25-250 GC	50.00	
Account #XXXXXXXXXX3418		
Order Total	532.53	
Sales Tax	0.00	
Grand Total	532.53	
Credit		
Payment	532.53	
Change	0.00	

11/28/23



Manager

Give us feedback @ survey.walmart.com  
Thank you! ID #:7SL8BPNZM7



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

ST# 02740 OP# 004639 TE# 18 TR# 07355  
# ITEMS SOLD 12  
TC# 6140 4412 2256 8280 0942 5



GIFT BASKET	009800974921	24.98 0
GIFT BUD	081001564469	24.98 0
CRACKER JAR	007644085767	6.98 0
JB BBQ SET	070201460556	14.88 0
HOT TML 28.8	007097047462 F	5.92 0
GV .5L WATER	007874227903 F	5.36 0
HOT TML 28.8	007097047462 F	5.92 0
GV POPCRNTIN	019434611701 F	6.86 0
BR WINT	004142007862 F	6.88 0
BR WINT	004142007862 F	6.88 0
BR WINT	004142007862 F	6.88 0
BR WINT	004142007862 F	6.88 0
SUBTOTAL		123.40
UM HOLIDAYGC	087453605173	50.00 0
UM HOLIDAYGC	087453605173	50.00 0
UM HOLIDAYGC	087453605182	50.00 0
SUBTOTAL		273.40
TOTAL		273.40
DEBIT TEND		273.40
CHANGE DUE		0.00

EFT DEBIT  
273.40 TOTAL PURCHASE  
US DEBIT  
REF # 333200366538  
NETWORK ID. 0056 APPR CODE 002663  
US DEBIT  
AID A0000000980840  
AAC 5C00A7275C84A8A7  
\*Pin Verified  
TERMINAL # SC010503

11/28/23 14:31:53  
SHOP.CARD ACTIVATION 50.00  
ACCOUNT 630593332013\*\*\*\*  
SHOP.CARD ACTIVATION 50.00  
ACCOUNT 630593737924\*\*\*\*  
SHOP.CARD ACTIVATION 50.00  
ACCOUNT 630593737923\*\*\*\*  
\*\*\*\*\* Customer Copy \*\*\*\*\*  
\*\*\*\*\* TAX EXEMPT STATUS \*\*\*\*\*  
The state taxing authority has notified Wal-Mart that its records pertaining to your tax exemption are incorrect or that your exemption will soon expire. PROVIDE YOUR STATE TAX EXEMPTION DOCUMENTATION TO CUSTOMER SERVICE TO CONTINUE PURCHASING TAX EXEMPT. If you cannot provide proof of your state tax exemption, state law requires Wal-Mart to charge tax on your purchases after 00/00/0000 until proof is provided.  
Additional information:  
1-800-WAL-MART or  
TAXDEPTW3@wal-nart.com  
11/28/23 14:32:13

**Walmart**  
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ABC #138 - Wesley Chapel  
1845 BRUCE B DOWNS BLVD.  
WESLEY CHAPEL, FL 33544  
813-907-2647

Store: 138 Register: 2  
Date: 11/28/23 Time: 2:56 PM  
Ticket: 35467  
Cashier: 21686  
Customer: Justin Lawrence

\*\*\*\*\*  
Loyalty Information  
\*\*\*\*\*

Loyalty #: \*\*\*\*\*4554  
Program Name: ABC Loyalty Program  
Program Level: Bronze  
Year to Date Points: 180

Item	Qty	Price	Amount
Smirnoff Vodka			
821425	5	0.99	4.95 E
* Palms Silver Rum			
661925	5	0.99	4.00 F
5 FOR \$4			(0.95)
* Dough Dough Bird Cookie Dough Whiskey			
360025	5	0.99	4.95 E
* Pink Karen Pink Lemonade Vodka			
785025	5	0.99	4.00 E
5 FOR \$4			(0.95)
Fireball Cinnamon Whisky			
592725	5	0.99	4.95 E

11/28/23  
Subtotal 22.85  
Tax 7% 0.00  
Total 22.85

Debit Card 22.85  
\*\*\*\*\*7960  
Auth #: 011112  
Transaction Type: Sale  
Entry Method: Chip Read  
Auth Time: 2:59 PM  
TC : 62E87D4CFBJ0AF83  
AID : A0000000980840  
Application Label : US DEBIT  
Final TVR : 8080048000  
Cryptogram Type : 80  
TSI : 6800  
Card Verification Type : PIN  
PIN STMT : 420000

**Meadow Pointe III CDD Debit Card  
12.01.23**

<b>Date</b>	<b>Vendor</b>	<b>Description</b>	<b>GL Code</b>	<b>Amount</b>	<b>Total</b>
					3500.00
11/29/23	Amazon	Misc. Clubhouse Supplies	53900-4785	(174.06)	3325.94
11/29/23	Mail Chimp	Monthly Subscription-Oct	57200-4738	(26.50)	3299.44
12/01/23	Amazon	Christmas Event Materials	57400-4775	(71.94)	3227.50
12/01/23	Wawa	Gas For Truck	57200-4660	(58.93)	3168.57
12/03/23	Amazon	Misc. Clubhouse Supplies	53900-4785	(42.93)	3125.64
12/06/23	Amazon	26W. Triple Tube Lights	53900-4785	(41.27)	3084.37
12/06/23	Walmart	Christmas Event Materials	57400-4775	(224.95)	2859.42
12/06/23	Publix	CPW Items	57200-4738	(39.80)	2819.62
12/6/2023	Sam's Club	Christmas Event Materials	57400-4775	(299.92)	2519.70
12/6/2023	Publix	Christmas Event Food	57400-4775	(156.95)	2362.75
12/07/23	Home Depot	Misc. Clubhouse Supplies	53900-4785	(213.37)	2149.38
12/8/2023	Publix	Christmas Event Materials	57400-4775	(\$22.73)	2126.65
12/8/2023	ABC FW&S	Christmas Event Raffle Gifts	57400-4775	(\$99.95)	2026.70
12/10/23	Dunking Donuts	Christmas Event Coffee & Hot Ch	57400-4775	(128.45)	1898.25
12/10/2023	Walmart	Christmas Event Food	57400-4775	(\$1,029.56)	868.69
<b>Total To Replenish</b>				<b>(2,631.31)</b>	

*Darryl Adams*

District Manager

**12-12-23**

Date

MPIII

Truist Account #XXXXXXXXXXXX9919 \$3,500 (Starting Balance)

12/12/23

<u>Date</u>	<u>Vendor</u>	<u>Description</u>	<u>Amount</u>	Balance
12/01/23	N/A	N/A	N/A	3,500.00
11/29/23	Amazon	Misc. Clubhouse Supplies	(174.06)	3,325.94
11/29/23	Mailchimp	Monthly Charges	(26.50)	3,299.44
12/01/23	Amazon	Christmas Event Materials +	(71.94)	3,227.50
12/01/23	Wawa	Gas For Truck	(58.93)	3,168.57
12/06/23	Publix	CPW Items	(39.80)	3,128.77
12/06/23	Walmart	Christmas Event Materials	(224.95)	2,903.82
12/06/23	Sam's Club	Christmas Event Food & Materials	(299.92)	2,603.90
12/06/23	Publix	Christmas Event Food	(156.95)	2,446.95
12/06/23	Amazon	Misc. Clubhouse Maint. Supplies	(42.93)	2,404.02
12/06/23	Amazon	26W Triple Tube Lights (Ct. 10)	(41.27)	2,362.75
12/07/23	Home Depot	Misc. Clubhouse Maint. Supplies	(213.37)	2,149.38
12/08/23	Publix	Christmas Event Materials	(22.73)	2,126.65
12/08/23	ABC FW&S	Christmas Event Raffle Gifts	(99.95)	2,026.70
12/10/23	Publix	Christmas Event Food	(1,029.56)	997.14
12/10/23	Dunkin' Donuts	Christmas Event Coffee & Hot Cocc	(128.45)	868.69

12/31/2023	Truist	<b>Replenish Balance</b>	<b>(2,631.31)</b>	
		<b>Current Balance</b>	<b>\$868.69</b>	

---

Club Manager	Date
Justin Lawrence	12/31/2023

Manager

**Details for Order #113-0004534-9487423**

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

**Order Placed:** November 29, 2023  
**Amazon.com order number:** 113-0004534-9487423  
**Order Total: \$174.06**

**Not Yet Shipped**

<b>Items Ordered</b>	<b>Price</b>
4 of: 10Ft Pre-lit Christmas Garland with 50 LED Lights- Battery Operated String Light with Timer-Waterproof Lighted Outdoor Christmas Garland for Stairs Railing Mantle Fireplace Front Porch Decor-10 Foot Sold by: TopQualitySavings ( <a href="#">seller profile</a> ) Supplied by: Other	\$36.77
Condition: New	
1 of: 20 Pieces Clear Suction Cups for Glass, Window Suction Cups with Stainless Steel Hook Reusable Heavy Duty Suction Cup Hangers Strong Kitchen Bathroom Hooks for Towel Glass Window Mirror Door Table Sold by: Zonon ( <a href="#">seller profile</a> )   Product question? <a href="#">Ask Seller</a> Supplied by: Other	\$9.99
Condition: New	
1 of: TEKTON #3 Phillips High-Torque Black Oxide Blade Screwdriver   26683 Sold by: Amazon.com Services LLC Supplied by: Other	\$7.00
Condition: New	
1 of: WORKPRO 12 Inch Torpedo Level, Magnetic Small Leveler Tool, Plumbing Level with Pitch Vial, Aluminum Reinforced, 4 Bubbles, V-Groove for Conduit Bending Sold by: GreatStar Tools ( <a href="#">seller profile</a> ) Supplied by: Other	\$9.99
Condition: New	

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

**Shipping Speed:**  
Amazon Day Delivery

**Payment information**

**Payment Method:**  
Visa ending in 7960

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

Item(s) Subtotal:	\$174.06
Shipping & Handling:	\$0.00
-----	
Total before tax:	\$174.06
Estimated tax to be collected:	\$0.00
-----	
<b>Grand Total:</b>	<b>\$174.06</b>

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

11/29/23



Manager



Your order has been processed.

**Order MC19732770**

Processed on November 29, 2023 06:24 AM New York.

**Essentials plan**

1,500 contacts

**\$26.50**

**Paid via Visa** ending in **7960** which expires **07/2026**

on November 29, 2023

**\$26.50**

**Balance as of November 29, 2023**

**\$0.00**

11/29/23

Manager

**Details for Order #113-8164440-9077034**

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

**Order Placed:** December 1, 2023  
**Amazon.com order number:** 113-8164440-9077034  
**Order Total: \$71.94**

**Not Yet Shipped**

**Items Ordered**

**Price**

1 of: SMAODSGN 50 Pcs Christmas Raffle Tickets With Raffle Ticket Boxes Game Invitations Christmas Party Cards **\$14.99**  
*Decorations For Events Halloween Birthday Classroom School Carnival*

Sold by: Shenzhenshi zhuochengjiajuyouxiangongsi ([seller profile](#))  
Supplied by: Other

Condition: New

1 of: Basket For Gifts Empty, 5 PCS Sturdy Diy Bulk Gift Basket Kraft Market Tray Cardboard Basket With Handles, **\$24.99**  
*Gift Basket Kit Supplies Wrap To Fill For Valentines Christmas Weddings Anniversaries*

Sold by: No'1 shop US ([seller profile](#))  
Supplied by: Other

Condition: New

2 of: Energizer AA Batteries Double A Max Alkaline Battery, 24 Count **\$15.98**

Sold by: Amazon.com Services LLC  
Supplied by: Other

Condition: New

**Shipping Address:**

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

**Shipping Speed:**

Amazon Day Delivery

**Payment information**

**Payment Method:**

Visa ending in 7960

**Billing address**

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

Item(s) Subtotal: \$71.94  
Shipping & Handling: \$0.00

Total before tax: \$71.94  
Estimated tax to be collected: \$0.00

**Grand Total: \$71.94**

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

12/1/23

(63785) Manager  
Gas For Truck

Wawa #5226  
27866 SR 56  
Wesley Chapel FL 335  
\*\*\*\*\*  
12/1/2023 12:40:09 P  
Term: XXXXXXXXXXX1004  
Appr: 036572  
Seq#: 014679  
Product: Unleaded  
Pump Gallons Price  
15 19.203 \$3.069  
Total Sale \$58.93  
Capture

Uisa  
XXXXXXXXXXXX7960  
Contactless

USD\$ 58.93

UISA DEBIT  
Mode: Issuer  
AID: A0000000031010  
TUR: 0000000000  
IAD: XXXXXXXXXXXXXXX  
TSI: 0000  
ARC: 00  
ARQC:  
FF93548CABD4A103  
12/1/23  
12/01/2023 12:37:18

I agree to pay the above Total Amount according to Card Issuer Agreement.  
\*\*\*\*\*  
YOUR OPINION MATTERS  
Tell us about your experience at  
\* MyWawaUisit.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: 1102753  
Store Number: 05226  
\*\*\*\*\*  
Please respond within 5 days  
NO PURCHASE NECESSARY  
See rules at website

0006 C6N 075 347 Manager  
BISCUITS SOUTHERN 3.49 F  
GW PPY SD MINI MFN 4.79 F  
You Saved 1.20  
SOUR CREAM CAKE 6C 3.79 F  
VEGAN OATMEAL RAIS 3.99 F  
BLUEBRY SCONES 8CT 3.99 F  
PUB CUP FOAM 8.5OZ 2.19 T  
PUB ULTRA PLATE 7.39 T  
GREENWISE NAPKINS 3.59 T  
PUB CUP FOAM 8.5OZ 2.19 T  
FL NAT MOST PULP 4.39 F  
Supervisor #831  
TAX EXEMPT  
Order Total 39.80  
Grand Total 39.80  
Debit Payment 39.80  
Change 0.00  
TAX FORGIVEN 1.08  
Savings Summary  
Special Price Savings 1.20  
\*\*\*\*\*  
\* Your Savings at Publix \*  
\* 1.20 \*  
\*\*\*\*\*  
Receipt ID: 0006 C6N 075 347  
-----  
PRESTO!  
Trace #: 072663  
Reference #: 0753498899  
Acct #: XXXXXXXXXXXXXXX7960  
Debit Purchase FROM CHECKING  
Amount: \$39.80  
Auth #: 030846  
-----  
DEBIT CARD PURCHASE  
A0000000980840 US DEBIT  
Entry Method: Chip Read  
Mode: Issuer-PIN Verified  
-----  
Your cashier was Diane H.  
12/06/2023 9:21 S0006 R107 5347 C0246  
\*\*\*\*\*

Manager

Give us feedback @ survey.walmart.com  
Thank you! ID #:7SLJGD160LB4



813-262-2180 Mgr:ALEJANDRA  
28500 STATE ROAD 54  
WESLEY CHAPEL, FL 33543  
ST# 03418 OP# 004331 TE# 21 TR# 07889  
# ITEMS SOLD 49  
TC# 8598 8834 3618 3627 5764 4



BUMBLEORN	019384905276	5.98	0
RUDOLPHORN	019384905273	5.98	0
ORNAMENT	076379583950	9.48	0
RUDOLPHORN	019384905273	5.98	0
ORNAMENT	076379583950	9.48	0
RSE PIECE CN	003400011515 F	1.00	0
TABLECLOTH	084840508624		
8 AT 1 FOR	3.48	27.84	0
** VOIDED ENTRY **			
TABLECLOTH	084840508624		
8 AT 1 FOR	3.48	27.84	0
TABLECLOTH	084840508624	3.48	0
TABLECLOTH	084840508624	3.48	0
TABLECLOTH	084840508624	3.48	0
TABLECLOTH	084840508624	3.48	0
TABLECLOTH	084840508622	3.48	0
TABLECLOTH	084840508624	3.48	0
TABLECLOTH	084840508625	3.48	0
TABLECLOTH	084840508624	3.48	0
TABLECLOTH	084840508622	3.48	0
MINI TREE	004969670248	2.46	0
MINI TREE	004969670243	2.46	0
MINI TREE	004969670245	2.46	0
MINI TREE	004969670245	2.46	0
POINSETTIA	009506211288		
5 AT 1 FOR	5.97	29.85	0
STAND DEER	019661010017	14.98	0
STAND DEER	019661010017	14.98	0
STAND DEER	019661010017	14.98	0
MINI TREE	004969670248	2.46	0
RSE PIECE CN	003400011515 F	1.00	0
RSE PIECE CN	003400011515 F	1.00	0
RSE PIECE CN	003400011515 F	1.00	0
RSE PIECE CN	003400011515 F	1.00	0
TWO PACK TO	072352867127	2.28	0
CMASVACA3.5	004126922005 F		
5 AT 1 FOR	1.00	5.00	0
TISSUE	060503053071	3.98	0
CARDINAL	076135948142	9.98	0
SA FIREPLACE	076135948131	9.98	0
FLYING SANTA	076135948132	9.98	0
SANTA LANTN	084188713380	9.97	0
HSV SHAPES	003400023878 F	8.47	0
KL GNT STICK	008942485613 F		
5 AT 1 FOR	1.00	5.00	0
SUBTOTAL		224.95	
TOTAL		224.95	
DEBIT TEND		224.95	
CHANGE DUE		0.00	

EFT DEBIT PAY FROM PRIMARY  
224.95 TOTAL PURCHASE  
US DEBIT \*\*\*\* \* 7960 I 0  
REF # 334000184789  
NETWORK ID. 0056 APPR CODE 001877  
US DEBIT  
AID A0000000980840  
AAC 2C7EDED1499F7D6  
\*Pin Verified  
TERMINAL # 28170181  
12/06/23 14:56:35  
12/06/23 14:56:47

**Walmart**  
Become a member  
Scan for free 30-day trial

Manager



sam's club

Self Checkout

( 813 ) 929 - 7010  
12/06/23 15:39 1302 04852 091 9091

Headou

980244621	RED CUP 180	12.98	E
844692	CLR CTLYR P	14.98	E
E 980174226	REESE 380Z F	13.98	E
E 980095430	HH MC62 JARF	15.98	E
E 358482	UTZ 42CT BGF	14.38	N
E 990015454	WISE CHIPS F	13.98	N
990288419	HH NAPKINS	12.84	E
990007847	HHHLDVPL50	9.98	E
990007847	HHHLDVPL50	9.98	E
990007847	HHHLDVPL50	9.98	E
E 980368000	HHPRLNPCAN F	11.98	N
990290215	HUTCRAKER	158.88	E
	SUBTOTAL	299.92	
	TOTAL	299.92	
	DEBIT TEND	299.92	
	CHANGE DUE	0.00	

EFT DEBIT PAY FROM PRIMARY  
299.92 TOTAL PURCHASE  
US DEBIT \*\*\*\* \* 7960 I 0  
NETWORK ID. 0056 APPR CODE 087003  
US DEBIT  
AID A0000000980840  
AAC A3F69DD91FD719DF  
\*Pin Verified  
TERMINAL # 21733708

12/6/23

New! Free shipping for Plus members.  
Learn more: [samsclub.com/freeshipping](http://samsclub.com/freeshipping)  
Visit [samsclub.com](http://samsclub.com) to see your savings

# ITEMS SOLD 12

TC# 8898 5894 6675 8682 5745 3



Manager  
**Publix**

Shoppes of New Tampa  
1920 County Road 581  
Wesley Chapel, FL 33544  
Store Manager: Mike Barton  
813-994-4566



0006 C6N 089 228

BAKED GOODS	156.95	F
Order Total	156.95	
Sales Tax	0.00	
Grand Total	156.95	
Debit	Payment	156.95
Change		0.00

Receipt ID: 0006 C6N 089 228

PRESTO!  
Trace #: 089831  
Reference #: 0754332405  
Acct #: XXXXXXXXXXXX7960  
Debit Purchase FROM CHECKING  
Amount: \$156.95  
Auth #: 014705

DEBIT CARD 12/6/23 PURCHASE  
A0000000980840 US DEBIT  
Entry Method: Chip Read  
Mode: Issuer-PIN Verified

Your cashier was Madia

12/06/2023 16:14 S0006 R108 9228 C0245

Join the Publix family!  
Apply today at [apply.publix.jobs](http://apply.publix.jobs).  
We're an equal opportunity employer.

Publix Super Markets, Inc.

Manager

Details for Order #113-7294755-9312235

Print this page for your records.

**Order Placed:** December 6, 2023  
**Amazon.com order number:** 113-7294755-9312235  
**Order Total:** \$42.93

**Not Yet Shipped**

**Items Ordered**

**Price**

3 of: *Ortho Orthene Fire Ant Killer1, Kills Queen, Destroys up to 162 Mounds, 12 oz. Dry Powder, Ant Poison Works in 60 minutes* \$11.98

Sold by: Amazon.com Services LLC  
Supplied by: Other

Condition: New

1 of: *25 Pack Paint Stir Sticks, 12 Inch Wooden Paint Sticks for Mixing, Paint Stirrers, Garden and Library Markers* \$6.99

Sold by: Peachone ([seller profile](#))  
Supplied by: Other

Condition: New

**Shipping Address:**

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

**Shipping Speed:**

Delivery in fewer trips to your address

**Payment information**

**Payment Method:**

Visa ending in 7960

**Billing address**

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

Item(s) Subtotal: \$42.93

Shipping & Handling: \$0.00

-----

Total before tax: \$42.93

Estimated tax to be collected: \$0.00

-----

**Grand Total: \$42.93**

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

12/6/23

Manager

Details for Order #113-1904894-6715431

Print this page for your records.

**Order Placed:** December 6, 2023

**Amazon.com order number:** 113-1904894-6715431

**Order Total: \$41.27**

**Not Yet Shipped**

**Items Ordered**

1 of: (10 Pack) Sylvania 20882 CF26DT/E/IN/841/ECO 26-Watt 4100K 4-Pin Triple Tube Compact Fluorescent Lamp **Price** \$41.27

Sold by: Bulbs'n'More ([seller profile](#))

Supplied by: Other

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

**Billing address**

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

Item(s) Subtotal: \$41.27  
Shipping & Handling: \$0.00

-----  
Total before tax: \$41.27  
Estimated tax to be collected: \$0.00

**Grand Total: \$41.27**

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

12/6/23

Manager



**How doers  
get more done.**

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

6311 00007 73069 12/07/23 01:48 PM  
SALE CASHIER MINANSHU

764661160601 60AWBLACK <A>  
60LB SAKRETE BLACKTOP PATCH  
3@17.37 52.11N

6973242570164 GB MIR 24X30 <A>  
GB 24X30 BEVELED EDGE BATH MIRROR  
2@39.97 79.94N

071549027551 ORTHO FAK TP <A>  
ORTHENE 12OZ FIRE ANT KILLER TWIN PA  
3@19.97 59.91N

008925094265 4.5" MAS CUT <A>  
AVANTI PRO 4-1/2"X1/16"X7/8" MAS CUT  
2.97N

008925094371 4.5" MTL CUT <A>  
AVANTI PRO 4-1/2"X1/16"X7/8" MTL CUT  
2.47N

008925148296 DIABLO 4.5" MASONRY DIAMOND TURBO  
DIABLO 4.5" MASONRY DIAMOND TURBO  
15.97N

SUBTOTAL 213.37  
SALES TAX 0.00  
TAX EXEMPT TOTAL \$213.37  
XXXXXXXXXXXX7960 DEBIT  
USD\$ 213.37

AUTH CODE 000247

Chip Read  
AID A0000000980840

Verified By PIN  
US DEBIT

6311 12/07/23 01:48 PM



6311 07 73069 12/07/2023 0614

RETURN POLICY DEFINITIONS  
POLICY ID DAYS POLICY EXPIRES ON  
A 1 90 03/06/2024

**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](http://www.homedepot.com/survey)

User ID: H88 152738 146434  
PASSWORD: 23607 146427

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.

Manager  
**PUBLIX**

Shoppes of New Tampa  
1920 County Road 581  
Wesley Chapel, FL 33544  
Store Manager: Mike Barton  
813-994-4566

CHICK FIL A SCE  
1 @ 2 FOR 8.00 4.00 F  
You Saved 0.49  
SBR HONEY MUSTARD 2.67 F  
HEINZ KETCHUP 6.79 F  
SBR MLD WING SCE 3.89 F  
SWAN 70% IPA SPRAY 2.69  
RIC ALCOHOL 70% 2.69 H

Order Total 22.73  
Sales Tax 0.00  
Grand Total 22.73  
Debit Payment 22.73  
Change 0.00

Savings Summary

Special Price Savings 0.49  
\*\*\*\*\*  
\* Your Savings at Publix \*  
\* 0.49 \*  
\*\*\*\*\*

Receipt ID: 0006 C8N 741 598

PRESTO!  
Trace #: 743906  
Reference #: 0757053523  
Acct #: XXXXXXXXXXXX7960  
Debit Purchase FROM CHECKING  
Amount: \$22.73  
Auth #: 087097

12/8/23

DEBIT CARD PURCHASE  
A0000000980840 US DEBIT  
Entry Method: Chip Read  
Mode: Issuer-PIN Verified

Your cashier was Self-Checkout Lane 1

12/08/2023 12:22 S0006 R174 1598 C0774

Join the Publix family!  
Apply today at [apply.publix.jobs](http://apply.publix.jobs).  
We're an equal opportunity employer.

Publix Super Markets, Inc.





*Manager*  
**Publix**

Shoppes of New Tampa  
 1920 County Road 581  
 Wesley Chapel, FL 33544  
 Store Manager: Mike Barton  
 813-994-4566



ABC #138 - Wesley Chapel  
 1845 BRUCE B DOWNS BLVD.  
 WESLEY CHAPEL, FL 33544  
 813-907-2647

Store: 138 Register: 1  
 Date: 12/8/23 Time: 12:02 PM  
 Ticket: 74849  
 Cashier: 24859  
 Customer: Justin Lawrence

\*\*\*\*\*  
 Loyalty Information  
 \*\*\*\*\*

Loyalty #: \*\*\*\*\*4554  
 Program Name: ABC Loyalty Program  
 Program Level: Bronze  
 Year to Date Points: 750

Item	Qty	Price	Amount
Ron Barcelo Imperial Rum			
788405	1	29.99	29.99 E
Jack Daniel's Apple with Glass			
475750	1	21.99	21.99 E
Ketel One Vodka with Three Botanicals Mini			
540250	1	33.99	33.99 E
* BSKT Candy Cane 5GML VAP			
111670	2	6.99	13.98 E

**12/8/23** Subtotal **99.95**  
 Tax 7% 0.00  
 Total 99.95



0006 CAN 523 509

PR STY T/C RED	3.19 T
PR STY T/C RED	3.19 T
PR STY T/C RED	3.19 T
PUB EGG NOG HG	6.79 F
PUB EGG NOG HG	6.79 F
PUB EGG NOG HG	6.79 F
PUB EGG NOG HG	6.79 F
CHK TEN BOX L HOT	69.99 T
CHK TEN BOX L HOT	69.99 T
POP CHK BOX L HOT	59.99 T
POP CHK BOX L HOT	59.99 T
FRESH FRUIT PLTR L	39.99 T F
FRESH FRUIT PLTR L	39.99 T F
PBX NIBBLER PLTR L	54.99 T F
PBX SUB SELECT L	63.99 T F
PBX NIBBLER PLTR L	54.99 T F
PBX PINWHEELS PLTR	74.99 T F
BH CLS SLDR TRIO L	75.99 T F
PBX SUB SELECT L	63.99 T F
PBX SUB SELECT L	63.99 T F
GARDEN VEG PLTR L	37.99 T F
GARDEN VEG PLTR L	37.99 T F
PBX WRAP VARIETY L	59.99 T F
PBX SUB SELECT L	63.99 T F

TAX EXEMPT

Order Total 1029.56  
 Grand Total 1029.56  
 Debit Payment **1029.56**  
 Change 0.00

TAX FORGIVEN 70.17

Receipt ID: 0006 CAN 523 509

PRESTO!  
 Trace #: 523687  
 Reference #: 0760913052  
 Acct #: XXXXXXXXXXXX7960  
 Debit Purchase FROM CHECKING  
 Amount: \$1029.56  
 Auth #: 043525

**12/10/23**

DEBIT CARD PURCHASE  
 A0000000980840 US DEBIT  
 Entry Method: Chip Read

Manager

Dunkin' - Baskin-Robbins'  
Store #: 345017  
3745A Bruce B Downs Blvd  
Wesley Chapel, FL 33544  
(813) 994-5364

733620 Patricia

CHK 6952  
12/10/2023 3:23 PM

Eat In

3 Box Hot Orig Cof 65.67  
3 Box Orig Ho: Choc 65.67  
Visa \$128.45  
\*\*\*\*\*7960

Tran Type : Purchase  
Entry Mode : TAPPED  
Auth Code : 094735  
VISA DEBIT  
AID: A0000000031010  
No Signature Required

I agree to pay the above total amount according to the card issuer (merchant agreement if credit voucher)

10 APPROVED THANK YOU  
Cash \$3.00 X  
Subtotal \$131.34  
Payment \$131.34  
Change Due \$0.11

(Staff, couldn't take tax off; (cash) see if there was any)

----- (Check Closed) -----  
12/10/2023 3:24 PM

\*\*\*\*\*  
Donut forget to tell us about today's visit! Talk to us at www.DunkinBaskinRunsOnYou.com within 3 days and receive a FREE CLASSIC DONUT on your next visit when you purchase a Medium or Larger Beverage See restrictions on dunkindonuts.com  
Survey Code: 95201-45017-1512-1037  
\*\*\*\*\*  
Additional Discounts Will Not Be Applied to Promotional Offers

12/10/23

\*\*\*\*\*  
Thank You. Come Back Again. If you have any questions or concerns, Please call us at 800-447-0013 or email us at customersevice@dunkinbrands.com  
Additional Discounts Will Not Be Applied to Promotional Offer

\* Reached limit, Paid \$2.89 out of pocket. Don't need reimbursement (J)

Paid \$128.45

6952  
Total Items: 6



Mr. Electric of Land O' Lakes  
 3761 Correia Drive  
 Zephyrhills, Florida 33542  
 (813) 540-0012

Invoice 2304164  
 Invoice Date 11/27/2023  
 Completed Date  
 Technician Seth  
 Customer PO  
 Payment Term Due Upon Receipt  
 Job Address  
 Meadow Pointe III CDD (Justin)  
 1500 Meadow Pointe Boulevard  
 Wesley Chapel, FL 33543 USA

**Billing Address**

Meadow Pointe III CDD  
 1500 Meadow Pointe Boulevard  
 Wesley Chapel, FL 33543 USA

**Description of Work**

WORK COMPLETED:  
 Diagnostic work for 3 monument locations, Hillhurst, Ammanford, and Larkenheath.

WORK COMPLETED:

Diagnostic for Larkenheath:  
 Upon arrival, circuit breaker was tripped. Breaker reset with no issues. Photocell controls outlets which Christmas lights are plugged into, photocell operates as normal.  
 Further inspection found no issues with the electrical, the issue seems to be with the extension cords used for the Christmas lights, none of the connections are protected from the elements. With the circuit breaker being tripped upon arrival, it most likely tripped due to moisture from rain entering into the extension cord connections which will trip the breaker.  
 Recommend to have all extension cord connections protected from the elements.  
 Tested and verified all Christmas lights turn on as normal, breaker did not trip.

DIAGNOSTIC FOR AMMANFORD:

No power present at outlets, traced power to electrical panel where a broken photocell light in control is located, this is not allowing power to pass to the outlets. Also there is a open junction box with wires which have been disconnected.  
 Removed and replaced bad photocell control, reworked existing splice which had come apart. Installed new cover plate on existing junction box.  
 Tested and verified correct voltage and operation of GFCI outlets.

Only 1 of 3 lights at monument have Christmas lights on, the other 2 trees have homemade extension cords made from speaker wire, this is not rated for the 120volts the lights need. I can not plug these back in due to the hazard it creates.

DIAGNOSTIC FOR HILLHURST:

No power at 3 outlets used to plug Christmas lights. Loss of power was traced back to the electrical panel where a photocell lighting control was located, this device has failed.  
 Removed and replaced bad photocell at electrical panel, after getting power out to the outlets, was found 1 bad GFCI outlet at west side of the entrance, removed and replaced bad GFCI, replaced with new.  
 Tested and verified correct operation of new photocell control and GFCI outlets to be good.

Task #	Description	Quantity	Your Price	Your Total
1	** Mr. Electric does not warrant materials/fixtures provided by customer. Should any additional work or callbacks be required due to faulty products supplied by customer, customer will be charged. ** Unforeseen code violation corrections will be quoted separately and are not included in this estimate. ** Drywall Disclaimer - All efforts will be made to prevent and/or minimize damage to drywall. However, should any damage occur, the owner will assume all responsibility and cost of repair. ** Excavation Disclaimer - All efforts will be made to prevent and/or minimize damage to underground utilities. Homeowner is responsible for identifying all non public lines including irrigation, water, well, septic, leach field, cable, power, etc. However, should any damage occur, the owner will assume all responsibility and cost of repair. ** Quote is valid for 30 days. 50% deposit is required for scheduling. ** Cancellations after scheduling may result in restocking fees. ** Charges for permitting and inspections cannot be refunded once applied for.	1.00	\$0.00	\$0.00
2	COMMERCIAL DISPATCH	1.00	\$149.95	\$149.95
3	CIRCUIT DIAGNOSTIC SERVICE PROFESSIONAL WILL DIAGNOSE THE PROBLEM BY STARTING AT THE ELECTRICAL PANEL AND TESTING THROUGH THE CIRCUIT - ONCE THE PROBLEM IS FOUND, SERVICE PROFESSIONAL WILL PROVIDE A CLEAR DESCRIPTION AND ADDITIONAL PROPOSAL FOR APPROVAL.	1.00	\$462.00	\$462.00
4	CUSTOM COMMERCIAL DIAGNOSTICS	1.00	\$210.00	\$210.00
5	CUSTOM COMMERCIAL DIAGNOSTICS	1.00	\$210.00	\$210.00
6	INSTALL ONE NEW INTERIOR 20A GFCI TAMPER RESISTANT RECEPTACLE CONNECTED TO EXISTING CIRCUIT AND EXISTING BOX  * GFCI RECEPTACLE IS A SAFETY DEVICE THAT WILL REMOVE/DISCONNECT POWER WHEN IT DETECTS PROBLEMS WITH THE AMOUNT OF POWER FLOWING THROUGH	1.00	\$132.99	\$132.99

\* GFCI PROTECTION IS REQUIRED AT ALL KITCHEN, BATHROOM, GARAGE, BASEMENT AND EXTERIOR LOCATIONS.

DOES NOT INCLUDE:

- \* CIRCUITING
- \* WIRE
- \* BOX
- \* BREAKER
- \* SPECIALTY DEVICES
- \* FIXTURES
- \* ETC

7	REPLACE PHOTOCELL (DOES NOT INCLUDE CIRCUIT)	1.00	\$164.99	\$164.99
8	REPLACE PHOTOCELL ADJUSTABLE/FIXED	1.00	\$163.65	\$163.65

**Sub-Total** \$1,493.58

**Tax** \$0.00

**Total Due** \$1,493.58

**Balance Due** \$1,493.58



Thank you for choosing Mr. Electric of Land O' Lakes EC13008910  
This estimate is valid for thirty days

**IMPORTANT NOTICE:** You and your contractor are responsible for meeting the Terms and Conditions of this contract. If you sign this contract and you fail to meet the terms and conditions of this contract, you may lose legal ownership rights to your home. KNOW YOUR RIGHTS AND DUTIES UNDER THE LAW. I agree that initial price quoted prior to the start of work does not include any additional or unforeseen tasks. Nor materials which may be found to be necessary to complete repairs or replacements. I also agree to hold Mr. Electric® or its assigns harmless for parts deemed corroded, unusable or unreliable for completion of stated work to be done. You agree that our technicians may take photographs of work performed for our own internal records and for social media and marketing purposes. In addition, if you agree to pose for a photo with our technician, you agree we may use your name, image, and likeness for social media and marketing purposes, without further compensation. I hereby authorize Mr. Electric of Land O Lakes to perform proposed work and agree to all agreement conditions as displayed and further acknowledge that this invoice is due upon receipt. A monthly service charge, at maximum allowed by law, will be added after 10 days. Independently owned and operated franchise. Amount to Authorize: \$1,493.58

Thank You

11/27/2023

Acceptance of work performed: I find the service and materials performed & installed have been completed in accordance with this agreement. I agree to pay reasonable attorney fees, collection fees and court costs in the event of legal action pursuant to collection of amount due. Total Due: \$1,493.58

Thank You



Mr. Electric of Land O' Lakes  
3761 Correia Drive  
Zephyrhills, Florida 33542  
(813) 540-0012

Invoice 2304214  
Invoice Date 11/28/2023  
Completed Date 11/28/2023  
Technician Seth  
Customer PO  
Payment Term Due Upon Receipt  
Due Date 11/28/2023  
Job Address  
Meadow Pointe III CDD (Justin)  
1500 Meadow Pointe Boulevard  
Wesley Chapel, FL 33543 USA

**Billing Address**  
Meadow Pointe III CDD  
1500 Meadow Pointe Boulevard  
Wesley Chapel, FL 33543 USA

**Description of Work**

**REASON FOR CALL:**

After completing work for Ammanford monument lighting, was found to have a broken wire underground which fed the west side sign area. New trench and wiring to refeed lights and outlet to be completed.

**REASON FOR CALL:**

Dug trench from existing underground junction box located near main development sign area, to the existing sign lights and outlet. New direct burial rated wiring provided from underground junction box to sign lights/GFCI outlet. Removed broken section of wiring. Trench has been back filled and wood chips raked over.

Tested and verified correct operation of existing sign lights and correct operation of existing GFCI outlet located on sign wall, all of which are controlled correctly by the newly installed photocell light controller.

Thank you for choosing Mr.Electric for your electrical needs.

Your electrician,  
Seth

View visual findings from this job here - <https://visionshare.xoi.io/?id=XA-6E7D-0FE823F741EB4258918D5AABE2554126>

Task #	Description	Quantity	Your Price	Your Total
1	LABOR CHARGE FOR HAND TRENCHING PER FOOT. INCLUDES DIGGING AND COVER.	10.00	\$23.26	\$232.60
2	EXTEND EXISTING 15-20 AMP CIRCUIT WITH ROMEX WIRING, HARDWARE AND ONE STD DEVICE CONNECTED TO EXISTING CIRCUIT DOES NOT INCLUDE: * LOADCENTER * BREAKER * SPECIALTY DEVICES * FIXTURES * ETC	1.00	\$783.19	\$783.19
3	** Mr. Electric does not warrant materials/fixtures provided by customer. Should any additional work or callbacks be required due to faulty products supplied by customer, customer will be charged. ** Unforeseen code violation corrections will be quoted separately and are not included in this estimate. ** Drywall Disclaimer - All efforts will be made to prevent and/or minimize damage to drywall. However, should any damage occur, the owner will assume all responsibility and cost of repair. ** Excavation Disclaimer - All efforts will be made to prevent and/or minimize damage to underground utilities. Homeowner is responsible for identifying all non public lines including irrigation, water, well, septic, leach field, cable, power, etc. However, should any damage occur, the owner will assume all responsibility and cost of repair. ** Quote is valid for 30 days. 50% deposit is required for scheduling. ** Cancellations after scheduling may result in restocking fees. ** Charges for permitting and inspections cannot be refunded once applied for.	1.00	\$0.00	\$0.00
4	COMMERCIAL DISPATCH	1.00	\$0.00	\$0.00

**Sub-Total** \$1,015.79  
**Tax** \$0.00  
**Total Due** \$1,015.79  
**Balance Due** \$1,015.79



Thank you for choosing Mr. Electric of Land O' Lakes EC13008910  
This estimate is valid for thirty days

**IMPORTANT NOTICE:** You and your contractor are responsible for meeting the Terms and Conditions of this contract. If you sign this contract and you fail to meet the terms and conditions of this contract, you may lose legal ownership rights to your home. KNOW YOUR RIGHTS AND DUTIES UNDER THE LAW. I agree that initial price quoted prior to the start of work does not include any additional or unforeseen tasks. Nor materials which may be found to be necessary to complete repairs or replacements. I also agree to hold Mr. Electric® or its assigns harmless for

parts deemed corroded, unusable or unreliable for completion of stated work to be done. You agree that our technicians may take photographs of work performed for our own internal records and for social media and marketing purposes. In addition, if you agree to pose for a photo with our technician, you agree we may use your name, image, and likeness for social media and marketing purposes, without further compensation. I hereby authorize Mr. Electric of Land O Lakes to perform proposed work and agree to all agreement conditions as displayed and further acknowledge that this invoice is due upon receipt. A monthly service charge, at maximum allowed by law, will be added after 10 days. Independently owned and operated franchise. Amount to Authorize: \$1,015.79

Thank You



11/28/2023

Acceptance of work performed: I find the service and materials performed & installed have been completed in accordance with this agreement. I agree to pay reasonable attorney fees, collection fees and court costs in the event of legal action pursuant to collection of amount due. Total Due: \$1,015.79

Thank You



11/28/2023



Pasco Sheriff's Office

# INVOICE

Customer Number: C00279  
Invoice Number: AR002012  
Invoice Date: 11/21/23  
Terms: DUE UPON RECEIPT

To: MEADOW PT III  
3434 COLWEL AVE  
SUITE 200  
TAMPA, FL 33614

Date	Description	Amount
11/21/23	NOV23 #2	11,118.67
<b>Total Due</b>		11,118.67

**RECEIVED**  
12-13-2023

### PLEASE RETURN THIS PORTION WITH YOUR PAYMENT

Please make checks payable to:

Customer Number: C00279  
Invoice Number: AR002012  
Invoice Date: 11/21/23  
Total Amount Due \$ 11,118.67



**Pasco Sheriff's Office**  
20101 Central Blvd.  
Land O' Lakes, FL 34637

-Moving forward please update your system remit payable to  
Pasco Sheriff's Office  
8661 Citizen Drive  
New Port Richey, FL 34654  
Attn: Finance

Total Payment \$ \_\_\_\_\_

Account / Account Amount	Echo Account Description	Misc Cd	Ref Dt	Invoice Number	Def. Plan	Tax 1 Amount	Rec#
Customer ID Text Pt Format	Name	Prep ID	Due Dt	PO Reference	Int. Rate	Tax 2 Amount	
Cust Type ID Cust Type Div PC	Fee Code	Rel Code	Bill Dt	Product ID	Disc.Term	Duty Amount	
			Quantity	Reference Amt	Disc Amt	Charge Amount	
0001-0000-3690700	General Fund Meadow Point III		11/21/23	AR002012	0	0.00	1
11,118.67	NOV23 #2	CL3012			0.00	0.00	
C00279 NONE NB 01	MEADOW PT III				0.0000	0.00	
C00279 LES OTHE	AR- MEADOW PT III		1.00000	55308,184,535.36	0.00	0.00	

Set ID: AR005247      System Computed Total:      11,118.67      User Computed Total:      11,118.67      TOTALS MATCH

GRAND TOTAL      System Computed Total:      11,118.67      User Computed Total:      11,118.67      TOTALS MATCH

Final Budget Check

-----  
No Budget Errors

**APPROVED**

*By K. Donoghue at 11:43 am, Nov 28, 2023*



**Meadow Point III  
Law Enforcement Budget  
Fiscal Year 2023-2024**

**Personal Services:**

<i>Salary:</i>	<i>Rates</i>	<i># Hours</i>	<i>Line Item Total</i>	<i>Category Total</i>
Base Salary (Grade CD1)	31.92	2,210.00	70,548	
Stipend	0.00		0	
OT as a % of Base Salary	0%		0	
<b>Total Salary:</b>			<b>70,548</b>	

<i>Benefits:</i>	<i>Rates</i>	<i># Hours</i>	<i>Line Item Total</i>	<i>Category Total</i>
Holiday Pay	31.92	102.00	3,256	
FICA	7.65%		5,646	
Retirement	29.60%		21,846	
Group Health/Life Insurance	10,500.00		10,500	
<b>Total Benefits:</b>			<b>41,248</b>	

<b>Total Personal Services:</b>	<b>111,796</b>
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**Operating Expenses:**

Office Supply/furniture Estimate	0
Communication (cell/air card)	1,020
Software Maintenance	330
Vehicle Equipment incl. extra keys/remotes	0
Vehicle printer/inverter	0
Vehicle Expenses Estimate (gas/repairs/maint)	3,710
Radio Maintenance Estimate	180
Hiring Costs - Psyc/Poly/Drug/Credit	525
Vehicle Insurance	775
Professional Liability Insurance	1,165
Uniform and Equip replacement	500
Ammo Estimate	1,320
Glock/Shotgun/Carbine w/accessories	422
Axon License/Maintenance - BWC & Taser w/battery pack, cartridges, warrai	3,100
Laptop	385
Mobile Radio for Vehicle	741
Hand Held Radio/Enhanced Charger/Battery	673

<b>Total Operating Expenses:</b>	<b>14,846</b>
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**Capital:**

Patrol vehicle (\$35,910 less residual value of \$2,000/5 years) Year 2	6,782
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<b>Total Capital:</b>	<b>6,782</b>
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**Total Estimate Sheriff's Office Costs - CONTRACT TOTAL** **133,424**

*Darryl Adams*

District Manager 9-25-23



Pasco Sheriff's Office

# INVOICE

Customer Number: C00279  
Invoice Number: AR002020  
Invoice Date: 12/07/23  
Terms: DUE UPON RECEIPT

To: MEADOW PT III  
3434 COLWEL AVE  
SUITE 200  
TAMPA, FL 33614

Date	Description	Amount
12/07/23	DEC23 #3	11,118.67
<b>Total Due</b>		11,118.67

**RECEIVED**  
12-13-2023

### PLEASE RETURN THIS PORTION WITH YOUR PAYMENT

Please make checks payable to:

Customer Number: C00279  
Invoice Number: AR002020  
Invoice Date: 12/07/23  
Total Amount Due \$ 11,118.67



**Pasco Sheriff's Office**  
20101 Central Blvd.  
Land O' Lakes, FL 34637

-Moving forward please update your system remit payable to  
Pasco Sheriff's Office  
8661 Citzen Drive  
New Port Richey, FL 34654  
Attn: Finance

Total Payment \$ \_\_\_\_\_

Account / Account	Echo Account	Misc Cd	Ref Dt	Invoice Number	Def. Plan	Tax 1 Amount	Rec#
Amount	Description	Prep ID	Due Dt	PO Reference	Int. Rate	Tax 2 Amount	
Customer ID    Text Pt    Format	Name	Bill Dt	Product ID	Disc.Term	Duty Amount		
Cust Type ID    Cust Type    Div    PC	Fee Code	Rel Code	Quantity	Reference Amt	Disc Amt	Charge Amount	
0001-0000-3690700	General Fund    Meadow Point III		12/07/23	AR002020	0	0.00	1
11,118.67	DEC23 #3	CL3012			0.00	0.00	
C00279          NONE          NB 01	MEADOW PT III				0.0000	0.00	
C00279          LES          OTHE	AR- MEADOW PT III		1.00000	55308,184,535.36	0.00	0.00	

Set ID: AR005285      System Computed Total:      11,118.67      User Computed Total:      11,118.67      TOTALS MATCH

GRAND TOTAL      System Computed Total:      11,118.67      User Computed Total:      11,118.67      TOTALS MATCH

Final Budget Check

-----  
 No Budget Errors

**APPROVED**  
*By K. Donoghue at 4:07 pm, Dec 12, 2023*

**Meadow Point III  
Law Enforcement Budget  
Fiscal Year 2023-2024**

**Personal Services:**

<i>Salary:</i>	<i>Rates</i>	<i># Hours</i>	<i>Line Item Total</i>	<i>Category Total</i>
Base Salary (Grade CD1)	31.92	2,210.00	70,548	
Stipend	0.00		0	
OT as a % of Base Salary	0%		0	
<b>Total Salary:</b>			<b>70,548</b>	

<i>Benefits:</i>	<i>Rates</i>	<i># Hours</i>	<i>Line Item Total</i>	<i>Category Total</i>
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<b>Total Personal Services:</b>	<b>111,796</b>
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Vehicle printer/inverter	0
Vehicle Expenses Estimate (gas/repairs/maint)	3,710
Radio Maintenance Estimate	180
Hiring Costs - Psyc/Poly/Drug/Credit	525
Vehicle Insurance	775
Professional Liability Insurance	1,165
Uniform and Equip replacement	500
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Glock/Shotgun/Carbine w/accessories	422
Axon License/Maintenance - BWC & Taser w/battery pack, cartridges, warrai	3,100
Laptop	385
Mobile Radio for Vehicle	741
Hand Held Radio/Enhanced Charger/Battery	673

<b>Total Operating Expenses:</b>	<b>14,846</b>
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**Capital:**

Patrol vehicle (\$35,910 less residual value of \$2,000/5 years) Year 2	6,782
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<b>Total Capital:</b>	<b>6,782</b>
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**Total Estimate Sheriff's Office Costs - CONTRACT TOTAL** **133,424**

*Darryl Adams*

District Manager 9-25-23



PASCO COUNTY UTILITIES  
 CUSTOMER INFORMATION & SERVICES  
 P.O. BOX 2139  
 NEW PORT RICHEY, FL 34656-2139

LAND O' LAKES (813) 235-6012  
 NEW PORT RICHEY (727) 847-8131  
 DADE CITY (352) 521-4285

[UtilCustServ@MyPasco.net](mailto:UtilCustServ@MyPasco.net)  
 Pay By Phone: 1-855-786-5344

1 0 1  
 17-96930

MEADOW POINT III CDD

Service Address: **1500 MEADOW POINTE BOULEVARD**

Bill Number: 19403935

Billing Date: 11/21/2023

Billing Period: 10/10/2023 to 11/8/2023

Account #	Customer #
0509200	01034858
<b>Please use the 15-digit number below when making a payment through your</b>	
050920001034858	

**New Water, Sewer, Reclaim rates, fees, and charges took effect Oct. 1, 2023.**  
 Please visit [bit.ly/pcurates](http://bit.ly/pcurates) for additional details.

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Water	08070428	10/10/2023	3631	11/8/2023	3697	29	66

Usage History

	Water
November 2023	66
October 2023	91
September 2023	79
August 2023	48
July 2023	94
June 2023	66
May 2023	127
April 2023	68
March 2023	55
February 2023	44
January 2023	59
December 2022	35

Transactions

Previous Bill	1,304.84
Payment 11/13/23	-1,304.84 CR
<b>Balance Forward</b>	<b>0.00</b>
Current Transactions	
Water	
Water Base Charge	21.24
Water Tier 1	13.0 Thousand Gals X \$2.07 26.91
Water Tier 2	12.0 Thousand Gals X \$3.29 39.48
Water Tier 3	13.0 Thousand Gals X \$6.59 85.67
Water Tier 4	28.0 Thousand Gals X \$8.89 248.92
Sewer	
Sewer Base Charge	49.76
Sewer Charges	66.0 Thousand Gals X \$6.71 442.86
<b>Total Current Transactions</b>	<b>914.84</b>

**TOTAL BALANCE DUE**

**\$914.84**



Please return this portion with payment

TO PAY ONLINE, VISIT [pascoeasypay.pascocountyfl.net](http://pascoeasypay.pascocountyfl.net)



Check this box if entering change of mailing address on back.

Account # 0509200  
 Customer # 01034858  
 Balance Forward 0.00  
 Current Transactions 914.84

<b>Total Balance Due</b>	<b>\$914.84</b>
<b>Due Date</b>	<b>12/8/2023</b>

10% late fee will be applied if paid after due date

**The Total Due will be electronically transferred on 12/08/2023.**

MEADOW POINT III CDD  
 3434 COLWELL AVENUE Ste200  
 TAMPA FL 33614-8390

PASCO COUNTY UTILITIES  
 CUSTOMER INFORMATION & SERVICES  
 P.O. BOX 2139  
 NEW PORT RICHEY, FL 34656-2139

**Rizzetta & Company, Inc.**  
 3434 Colwell Avenue  
 Suite 200  
 Tampa FL 33614

**Invoice**

Date	Invoice #
12/1/2023	INV0000085787

**Bill To:**

MEADOW POINTE III CDD 3434 Colwell Avenue, Suite 200 Tampa FL 33614
---

Services for the month of	Terms	Client Number
December	Upon Receipt	00720

Description	Qty	Rate	Amount
Accounting Services	1.00	\$1,802.50	\$1,802.50
Administrative Services	1.00	\$497.83	\$497.83
Financial & Revenue Collections	1.00	\$429.17	\$429.17
Management Services	1.00	\$2,789.58	\$2,789.58
Website Compliance & Management	1.00	\$100.00	\$100.00
		<b>Subtotal</b>	\$5,619.08
		<b>Total</b>	\$5,619.08



**Robert Clark**

39350 Rockford Ave  
Zephyrhills, FL 33542  
Phone 860-377-6122

**Bill To:**

Meadow Pointe III CDD  
5844 Old Pasco Road, Suite 100  
Wesley Chapel, FL 33544

# INVOICE

INVOICE DATE 10/17/2023

EVENT DATE: 12/10/2023

INVOICE: 121023

Payment due at time of Event

HOURS	RATE	DESCRIPTION	AMOUNT
4	\$ 150.00	Real Beard Santa & Mrs. Clause for Clubhouse Event 4PM to 8PM	\$ 600.00
1	\$ 75.00	Travel Time to & from	75.00
<b>TOTAL</b>			<b>\$ 675.00</b>

**RECEIVED**  
12-13-2023

Make all checks payable to Robert Clark



# Invoice

Date	Invoice Number
11/9/2023	60918

Bill To

Meadow Pointe III CDD  
 Justin Lawrence  
 1500 Meadow Pointe Blvd.  
 Wesley Chapel, FL 33543

Ship To

Meadow Pointe III CDD  
 CLUBHOUSE / Justin Lawrence  
 1500 Meadow Pointe Blvd.  
 Wesley Chapel, FL 33543

P.O. Number	Terms	Due Date	Rep	Ship Date	Via
JL	Net 30	12/9/2023	BK	11/9/2023	

Quantity	Item Code	Description	Price Each	Amount
1	Tiger Gym Wipes	Tiger Equipment Wipes 3200 ct. (4 rolls 800 sheets) 38lbs	104.95	104.95
	Shipping No Charge	SHIPPING: NO CHARGE!	0.00	0.00
		FedEx Package 1 Tracking #: 786175242236		
		11/9/23 jlawrence@rizzetta.com BC		
	PAST DUE	12/14/23 THIS INVOICE IS PAST DUE. WE HAVE SENT YOU THIS COPY IN CASE IT HAS BEEN MISPLACED. WE APPRECIATE YOUR PROMPT ATTENTION TO THIS MATTER!	0.00	0.00

<b>Subtotal</b>		\$104.95
<b>Total</b>		\$104.95
<b>Payments/Credits</b>		\$0.00
<b>Balance Due</b>		\$104.95







# Invoice

Approved by Justin via email 11-21-2023

Date	Invoice Number
11/21/2023	61052

Bill To

Meadow Pointe III CDD  
 Justin Lawrence  
 1500 Meadow Pointe Blvd.  
 Wesley Chapel, FL 33543

Ship To

Meadow Pointe III CDD  
 CLUBHOUSE / Justin Lawrence  
 1500 Meadow Pointe Blvd.  
 Wesley Chapel, FL 33543

P.O. Number	Terms	Due Date	Rep	Ship Date	Via
Justin	Net 30	12/21/2023	BK	11/21/2023	

Quantity	Item Code	Description	Price Each	Amount
1	Palmer Centerpull Disp...	Center Pull Towel Dispenser by Palmer Fixture	37.95	37.95
2	338218 CP Towels	CP 6002 Premium Center Pull Paper Towels, White 600 feet 6 rolls/ case (16lbs 25X17X9")	42.95	85.90
1	FedEx Service	Fed Ex Delivery Charge	22.18	22.18
		FedEx Package 1 Tracking #: 786719924596 FedEx Package 2 Tracking #: 786719925743		

<b>Subtotal</b>		\$146.03
<b>Total</b>		\$146.03
<b>Payments/Credits</b>		\$0.00
<b>Balance Due</b>		\$146.03





# Invoice

Date	Invoice Number
11/30/2023	61121

**Bill To**

Meadow Pointe III CDD  
 Justin Lawrence  
 1500 Meadow Pointe Blvd.  
 Wesley Chapel, FL 33543

**Ship To**

Meadow Pointe III CDD  
 CLUBHOUSE / Justin Lawrence  
 1500 Meadow Pointe Blvd.  
 Wesley Chapel, FL 33543

P.O. Number	Terms	Due Date	Rep	Ship Date	Via
Justin	Net 30	12/30/2023	BK	11/22/2023	

Quantity	Item Code	Description	Price Each	Amount
1	Urinal Mat	Deodorant Urinal Mats, Pack of 12	109.95	109.95
1	Toilet Mat	Deodorant Toilet Mats, Black Pack of 12	134.95	134.95
1	Urinal Screens Honeysu...	The Wave™ Honey Suckle Urinal Deodorizer Screens Pk 10	29.95	29.95
1	376016 Jumbo TP	JUMBO ROLL Toilet Tissue by VB 2 ply 1000 foot rolls, 3 1/8" Core, 12 rolls/ case (22lbs)	54.95	54.95
1	GP Single Jumbo TP Di...	Georgia Pacific Jumbo Roll Toilet Paper Dispenser Single (NO CHARGE--OK'd by BC)	0.00	0.00
	FedEx Service	Fed Ex Delivery Charge	33.18	33.18
		FedEx Package 1 Tracking #: 787250937584 FedEx Package 2 Tracking #: 787250942480 FedEx Package 3 Tracking #: 787250944049		

<b>Subtotal</b>		\$362.98
<b>Total</b>		\$362.98
<b>Payments/Credits</b>		\$0.00
<b>Balance Due</b>		\$362.98





Southern Automated Access Services, Inc

P.O. Box 46535  
Tampa, FL 33646

# Invoice

Date	Invoice #
11/22/2023	13816

Bill To
Meadow Pointe III CDD 5844 Old Pasco Road, Suite 100 Wesley Chapel, FL 33544

Job Name	Terms
ALCHESTER	Due on receipt

Quantity	Description	Rate	Serviced	Amount
	<p>Report as follows: Alchester gate box went blank and has no response. I want to say at first the calling was working but codes weren't then the whole box went screen went black. We have it on hold-open currently.</p> <p>Upon arrival I restored power to the entrance gates, but noticed the exit gates were stuck open even though that breaker was on.</p> <p>The call box display was working, although the characters were a little garbled. The vendor code worked. I tried calling several residents and none of them has the area code in the database. This needs to be corrected in Door King as all of the villages should. Local area codes must be entered in Door King.</p> <p>Sending data should correct the characters on the display. The call box circuit board has been on the decline for a while now. There is corrosion on the board and it already lost one of the relays previously.</p> <p>The curb side exit operator's motor either needs a new capacitor or replaced. I will return after the holiday with parts.</p>			

Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days	<b>Total</b>
	Payments/C redits
	Balan ce Due



Southern Automated Access Services, Inc

P.O. Box 46535  
Tampa, FL 33646

# Invoice

Date	Invoice #
11/22/2023	13816

<b>Bill To</b>
Meadow Pointe III CDD 5844 Old Pasco Road, Suite 100 Wesley Chapel, FL 33544

Job Name	Terms
ALCHESTER	Due on receipt

Quantity	Description	Rate	Serviced	Amount
1	Hourly Tech Charge	105.00		105.00

Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days  Southern Automated Access Services, Inc. is not responsible for any of the following: Damages caused by vandalism, lightning/power surges or other natural causes such as water/flood, etc. Damages to drive gates or pedestrian gates caused by others. Gate closures on pedestrians, animals, and/or vehicles. Delayed or prevented access through drive gates or pedestrian gates for any vehicles, persons or animals including emergency vehicles or personnel due to mechanical failure. All material remains the property of SAAS, Inc, until final payment is made.	<b>Total</b>	\$105.00
	<b>Payments/C redits</b>	\$0.00
	<b>Balan ce Due</b>	\$105.00





Southern Automated Access Services, Inc

P.O. Box 46535  
Tampa, FL 33646

# Invoice

Date	Invoice #
11/27/2023	13817

<b>Bill To</b>
Meadow Pointe III CDD 5844 Old Pasco Road, Suite 100 Wesley Chapel, FL 33544

Job Name	Terms
ALCHESTER	Due on receipt

Quantity	Description	Rate	Serviced	Amount
	Returned to replaced motor since capacitor did not correct the issue.			
	All performing properly at this time.			
1	Elite A/C motor	534.12		534.12
1	Hourly Tech Charge	105.00		105.00

Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days	<b>Total</b>	\$639.12
<p>Southern Automated Access Services, Inc. is not responsible for any of the following:            Damages caused by vandalism, lightning/power surges or other natural causes such as water/flood, etc.            Damages to drive gates or pedestrian gates caused by others. Gate closures on pedestrians, animals, and/or vehicles.            Delayed or prevented access through drive gates or pedestrian gates for any vehicles, persons or animals including emergency vehicles or personnel due to mechanical failure. All material remains the property of SAAS, Inc, until final payment is made.</p>	<b>Payments/C redits</b>	\$0.00
	<b>Balan ce Due</b>	\$639.12





Southern Automated Access Services, Inc

P.O. Box 46535  
Tampa, FL 33646

# Invoice

Date	Invoice #
11/27/2023	13818

<b>Bill To</b>
Meadow Pointe III CDD 5844 Old Pasco Road, Suite 100 Wesley Chapel, FL 33544

Job Name	Terms
BEACONSFIELD	Due on receipt

Quantity	Description	Rate	Serviced	Amount
1	<p>Report that the data transfers won't go through. I checked the phone modem and there is no home service, no dial tone and when you call the number the recorded message says that the party is unavailable.</p> <p>While on site, I noticed the entrance curb side output shaft was almost off of the gear box. corrected.</p> <p>Hourly Tech Charge</p>	105.00		105.00

Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days	<b>Total</b>	\$105.00
<p>Southern Automated Access Services, Inc. is not responsible for any of the following:            Damages caused by vandalism, lightning/power surges or other natural causes such as water/flood, etc.            Damages to drive gates or pedestrian gates caused by others. Gate closures on pedestrians, animals, and/or vehicles.            Delayed or prevented access through drive gates or pedestrian gates for any vehicles, persons or animals including emergency vehicles or personnel due to mechanical failure. All material remains the property of SAAS, Inc, until final payment is made.</p>	<b>Payments/C redits</b>	\$0.00
	<b>Balan ce Due</b>	\$105.00





Southern Automated Access Services, Inc

P.O. Box 46535  
Tampa, FL 33646

# Invoice

Date	Invoice #
12/5/2023	13831

<b>Bill To</b>
Meadow Pointe III CDD 5844 Old Pasco Road, Suite 100 Wesley Chapel, FL 33544

Job Name	Terms
HEATHERSTONE	Due on receipt

Quantity	Description	Rate	Serviced	Amount
	DECEMBER			
	This fee is for the CAPXL cloud.	53.00		53.00
	This fee is for the voice phone service.	22.50		22.50
	This fee is for the monthly cellular wifi.	49.00		49.00

Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days	<b>Total</b>	\$124.50
<p>Southern Automated Access Services, Inc. is not responsible for any of the following:            Damages caused by vandalism, lightning/power surges or other natural causes such as water/flood, etc.            Damages to drive gates or pedestrian gates caused by others. Gate closures on pedestrians, animals, and/or vehicles.            Delayed or prevented access through drive gates or pedestrian gates for any vehicles, persons or animals including emergency vehicles or personnel due to mechanical failure. All material remains the property of SAAS, Inc, until final payment is made.</p>	<b>Payments/C redits</b>	\$0.00
	<b>Balan ce Due</b>	\$124.50





Southern Automated Access Services, Inc

P.O. Box 46535  
Tampa, FL 33646

# Invoice

Date	Invoice #
12/5/2023	13832

Bill To
Meadow Pointe III CDD 5844 Old Pasco Road, Suite 100 Wesley Chapel, FL 33544

Job Name	Terms
AMMANFORD	Due on receipt

Quantity	Description	Rate	Serviced	Amount
	DECEMBER			
	This fee is for the CAPXL cloud.	53.00		53.00
	This fee is for the voice phone service.	22.50		22.50
	This fee is for the monthly cellular wifi.	49.00		49.00

Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days	<b>Total</b>	\$124.50
Southern Automated Access Services, Inc. is not responsible for any of the following: Damages caused by vandalism, lightning/power surges or other natural causes such as water/flood, etc. Damages to drive gates or pedestrian gates caused by others. Gate closures on pedestrians, animals, and/or vehicles. Delayed or prevented access through drive gates or pedestrian gates for any vehicles, persons or animals including emergency vehicles or personel due to mechanical failure. All material remains the property of SAAS, Inc, until final payment is made.	<b>Payments/C redits</b>	\$0.00
	<b>Balan ce Due</b>	\$124.50







Southern Automated Access Services, Inc

P.O. Box 46535  
Tampa, FL 33646

# Invoice

Date	Invoice #
12/5/2023	13833

Bill To
Meadow Pointe III CDD 5844 Old Pasco Road, Suite 100 Wesley Chapel, FL 33544

Job Name	Terms
WRENCREST	Due on receipt

Quantity	Description	Rate	Serviced	Amount
	DECEMBER			
	This fee is for the CAPXL cloud.	53.00		53.00
	This fee is for the voice phone service.	22.50		22.50
	This fee is for the monthly cellular wifi.	49.00		49.00

Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days	<b>Total</b>	\$124.50
Southern Automated Access Services, Inc. is not responsible for any of the following: Damages caused by vandalism, lightning/power surges or other natural causes such as water/flood, etc. Damages to drive gates or pedestrian gates caused by others. Gate closures on pedestrians, animals, and/or vehicles. Delayed or prevented access through drive gates or pedestrian gates for any vehicles, persons or animals including emergency vehicles or personel due to mechanical failure. All material remains the property of SAAS, Inc, until final payment is made.	<b>Payments/C redits</b>	\$0.00
	<b>Balan ce Due</b>	\$124.50





Southern Automated Access Services, Inc

P.O. Box 46535  
Tampa, FL 33646

# Invoice

Date	Invoice #
12/5/2023	13834

<b>Bill To</b>
Meadow Pointe III CDD 5844 Old Pasco Road, Suite 100 Wesley Chapel, FL 33544

Job Name	Terms
SHERINGHAM	Due on receipt

Quantity	Description	Rate	Serviced	Amount
	DECEMBER			
	This fee is for the CAPXL cloud.	53.00		53.00
	This fee is for the voice phone service.	22.50		22.50
	This fee is for the monthly cellular wifi.	49.00		49.00

Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days	<b>Total</b>	\$124.50
<p>Southern Automated Access Services, Inc. is not responsible for any of the following:            Damages caused by vandalism, lightning/power surges or other natural causes such as water/flood, etc.            Damages to drive gates or pedestrian gates caused by others. Gate closures on pedestrians, animals, and/or vehicles.            Delayed or prevented access through drive gates or pedestrian gates for any vehicles, persons or animals including emergency vehicles or personnel due to mechanical failure. All material remains the property of SAAS, Inc, until final payment is made.</p>	<b>Payments/C redits</b>	\$0.00
	<b>Balan ce Due</b>	\$124.50





Southern Automated Access Services, Inc

P.O. Box 46535  
Tampa, FL 33646

# Invoice

Date	Invoice #
12/19/2023	13881

<b>Bill To</b>
Meadow Pointe III CDD 5844 Old Pasco Road, Suite 100 Wesley Chapel, FL 33544

Job Name	Terms
WHITLOCK	Due on receipt

Quantity	Description	Rate	Serviced	Amount
	Phone number 813 482 2049	43.95	12/15/2023	43.95

<p>Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days</p> <p>Southern Automated Access Services, Inc. is not responsible for any of the following:            Damages caused by vandalism, lightning/power surges or other natural causes such as water/flood, etc.            Damages to drive gates or pedestrian gates caused by others. Gate closures on pedestrians, animals, and/or vehicles.            Delayed or prevented access through drive gates or pedestrian gates for any vehicles, persons or animals including emergency vehicles or personnel due to mechanical failure. All material remains the property of SAAS, Inc, until final payment is made.</p>	<b>Total</b>	\$43.95
	<b>Payments/C redits</b>	\$0.00
	<b>Balan ce Due</b>	\$43.95





Southern Automated Access Services, Inc

P.O. Box 46535  
Tampa, FL 33646

# Invoice

Date	Invoice #
12/19/2023	13885

Bill To
Meadow Pointe III CDD 5844 Old Pasco Road, Suite 100 Wesley Chapel, FL 33544

Job Name	Terms
WRENCREST	Due on receipt

Quantity	Description	Rate	Serviced	Amount
	Cellular usage Chatterly gate phone number 813-435-0748	53.95		53.95

Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days	<b>Total</b>	\$53.95
<p>Southern Automated Access Services, Inc. is not responsible for any of the following:            Damages caused by vandalism, lightning/power surges or other natural causes such as water/flood, etc.            Damages to drive gates or pedestrian gates caused by others. Gate closures on pedestrians, animals, and/or vehicles.            Delayed or prevented access through drive gates or pedestrian gates for any vehicles, persons or animals including emergency vehicles or personnel due to mechanical failure. All material remains the property of SAAS, Inc, until final payment is made.</p>	<b>Payments/C redits</b>	\$0.00
	<b>Balan ce Due</b>	\$53.95





Southern Automated Access Services, Inc

P.O. Box 46535  
Tampa, FL 33646

# Invoice

Date	Invoice #
12/20/2023	13937

Bill To
Meadow Pointe III CDD 5844 Old Pasco Road, Suite 100 Wesley Chapel, FL 33544

Job Name	Terms
Claridge Place	Due on receipt

Quantity	Description	Rate	Serviced	Amount
1	Report that the exit island side was not closing intermittently. Troubleshoot all components, narrowed it down to a bad connection or the new board is bad. If symptom reoccurs, may need to replace the board under warranty. All performing properly at this time. Hourly Tech Charge	105.00		105.00

Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days	<b>Total</b>	\$105.00
<p>Southern Automated Access Services, Inc. is not responsible for any of the following: Damages caused by vandalism, lightning/power surges or other natural causes such as water/flood, etc. Damages to drive gates or pedestrian gates caused by others. Gate closures on pedestrians, animals, and/or vehicles. Delayed or prevented access through drive gates or pedestrian gates for any vehicles, persons or animals including emergency vehicles or personnel due to mechanical failure. All material remains the property of SAAS, Inc, until final payment is made.</p>	<b>Payments/C redits</b>	\$0.00
	<b>Balan ce Due</b>	\$105.00

**RECEIVED**  
12-20-2023



Southern Automated Access Services, Inc

P.O. Box 46535  
Tampa, FL 33646

# Invoice

Date	Invoice #
12/20/2023	13938

Bill To
Meadow Pointe III CDD 5844 Old Pasco Road, Suite 100 Wesley Chapel, FL 33544

Job Name	Terms
Heatherstone	Due on receipt

Quantity	Description	Rate	Serviced	Amount
1	Report that half of the exit gate was not opening. Upon arrival found that the curbside gate was open. Determined the v belt was broken. Replaced the v belt. All performing properly at this time.	105.00		105.00
	Hourly Tech Charge	20.00		20.00
	V Belt			

Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days	<b>Total</b>	\$125.00
<p>Southern Automated Access Services, Inc. is not responsible for any of the following:            Damages caused by vandalism, lightning/power surges or other natural causes such as water/flood, etc.            Damages to drive gates or pedestrian gates caused by others. Gate closures on pedestrians, animals, and/or vehicles.            Delayed or prevented access through drive gates or pedestrian gates for any vehicles, persons or animals including emergency vehicles or personnel due to mechanical failure. All material remains the property of SAAS, Inc, until final payment is made.</p>	<b>Payments/C redits</b>	\$0.00
	<b>Balan ce Due</b>	\$125.00

**RECEIVED**  
12-20-2023



Southern Automated Access Services, Inc

P.O. Box 46535  
Tampa, FL 33646

# Invoice

Date	Invoice #
12/20/2023	13939

Bill To
Meadow Pointe III CDD 5844 Old Pasco Road, Suite 100 Wesley Chapel, FL 33544

Job Name	Terms
Beaconsfield	Due on receipt

Quantity	Description	Rate	Serviced	Amount
1	Reported that the exit gate was stuck open. Determined that the island AC motor is bad. Will return with part. Hourly Tech Charge	105.00		105.00

Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days	<b>Total</b>	\$105.00
Southern Automated Access Services, Inc. is not responsible for any of the following: Damages caused by vandalism, lightning/power surges or other natural causes such as water/flood, etc. Damages to drive gates or pedestrian gates caused by others. Gate closures on pedestrians, animals, and/or vehicles. Delayed or prevented access through drive gates or pedestrian gates for any vehicles, persons or animals including emergency vehicles or personnel due to mechanical failure. All material remains the property of SAAS, Inc, until final payment is made.	<b>Payments/C redits</b>	\$0.00
	<b>Balan ce Due</b>	\$105.00

**RECEIVED**  
12-20-2023



Southern Automated Access Services, Inc

P.O. Box 46535  
Tampa, FL 33646

# Invoice

Date	Invoice #
12/20/2023	13940

Bill To
Meadow Pointe III CDD 5844 Old Pasco Road, Suite 100 Wesley Chapel, FL 33544

Job Name	Terms
Larkenheath	Due on receipt

Quantity	Description	Rate	Serviced	Amount
1	Reported that the exit gate is stuck open. Determined that the island side closed limit cam was out of place allowing the operator to try and close too far causing an obstruction reversal. Adjusted cam, all performing properly at this time. Hourly Tech Charge	105.00		105.00

Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days	<b>Total</b>	\$105.00
Southern Automated Access Services, Inc. is not responsible for any of the following: Damages caused by vandalism, lightning/power surges or other natural causes such as water/flood, etc. Damages to drive gates or pedestrian gates caused by others. Gate closures on pedestrians, animals, and/or vehicles. Delayed or prevented access through drive gates or pedestrian gates for any vehicles, persons or animals including emergency vehicles or personnel due to mechanical failure. All material remains the property of SAAS, Inc, until final payment is made.	<b>Payments/C redits</b>	\$0.00
	<b>Balan ce Due</b>	\$105.00

**RECEIVED**  
12-2-2023



# Straley Robin Vericker

1510 W. Cleveland Street

Tampa, FL 33606

Telephone (813) 223-9400

Federal Tax Id. - 20-1778458

Meadow Pointe III Community Development District

Rizzetta

5844 Old Pasco Road

Suite 100

Wesley Chapel, FL 33544

November 07, 2023

Client: 001009

Matter: 000001

Invoice #: 23811

Page: 1

RE: GENERAL MATTERS

For Professional Services Rendered Through October 15, 2023

## SERVICES

Date	Person	Description of Services	Hours	Amount
9/19/2023	VKB	REVIEW AGENDA PACKAGE; FOLLOW UP WITH DISTRICT MANAGER RE: UPCOMING BOARD MEETING; TELECONFERENCE WITH DEFENSE COUNSEL; DRAFT FOLLOW UP EMAIL RE: SURVEYOR RECOMMENDATIONS.	0.7	\$213.50
9/20/2023	VKB	PREPARE FOR AND ATTEND BOARD MEETING.	5.2	\$1,586.00
Total Professional Services			5.9	\$1,799.50

November 07, 2023  
Client: 001009  
Matter: 000001  
Invoice #: 23811

Page: 2

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Total Services	\$1,799.50	
Total Disbursements	\$0.00	
Total Current Charges		\$1,799.50
Previous Balance		\$1,464.00
<b>PAY THIS AMOUNT</b>		<b>\$3,263.50</b>

**RECEIVED**  
11/07/2023

*Please Include Invoice Number on all Correspondence*

**Outstanding Invoices**

Invoice Number	Invoice Date	Services	Disbursements	Interest	Tax	Total
23670	October 13, 2023	\$1,464.00	\$0.00	\$0.00	\$0.00	\$3,263.50
<b>Total Remaining Balance Due</b>						<b>\$3,263.50</b>

*AGED ACCOUNTS RECEIVABLE*

0-30 Days	31-60 Days	61-90 Days	Over 90 Days
\$3,263.50	\$0.00	\$0.00	\$0.00



4939 CROSS BAYOU BOULEVARD  
NEW PORT RICHEY, FL 34652



# INVOICE

Page: 1

Invoice Number: S182623  
Invoice Date: 11/1/2023  
Due Date: 12/1/2023

Bill To: Meadow Pointe III, CDD  
3434 Colwell Ave., Ste 200  
Tampa, FL 33614

All pricing anticipates payment by check or ACH. Due to additional cost incurred, services paid by credit card will require an additional 5% processing fee.

Job Number: J02197  
Job Description: Meadow Pointe III, CDD

Customer ID: C00588  
P.O. Number:  
WA:

Date	Item/Description	Task Number	Qty.	Unit	Unit Price	Total Price
11/1/2023	Monthly Lift Station Inspection	2001	1	Each	90.09	90.09

Phone: (727) 848-8292 Ext. 219  
Toll Free: (866) 753-8292 Ext. 219  
Email: ar@uswatercorp.net

<b>Subtotal:</b>	<b>90.09</b>
Total Sales Tax:	0.00
<b>Total USD:</b>	<b>90.09</b>
Adjustments:	0.00
<b>Amount Due:</b>	<b>90.09</b>

# U.S. Water Services Corporation

Water and Wastewater Utility Operations, Maintenance, Engineering, Management

## MAINTENANCE SERVICE CHECK LIST

LOCATION: Meadow Pointe 3 DATE: 10/17/23  
 MODEL OF PUMPS: \_\_\_\_\_ HP: 2  
 POWER: A/C VOLTS: 230 PHASE: 1  
 PUMPS AMPS: #1 L1 17.5 L2 16.5 L3 —  
 #2 L1 18.5 L2 21 L3 —  
 RESISTANCE: #1 L1 & L2 1 L2 & L3 1 L1 & L3 —  
 #2 L1 & L2 1 L2 & L3 1 L1 & L3 —  
 PUMP GROUND: #1 00 #2 00 ETM #1 00407.0 ETM #2 00275.3  
 CONDITION OF PUMPS (BEARINGS, SEALS, HOUSINGS, ETC.) \_\_\_\_\_

**CONTROL PANEL:**

ALTERNATION OK  
 ALARM HORN OK  
 ALARM LIGHT OK  
 FLOAT SYSTEM #1 OK  
 #2 \_\_\_\_\_  
 #3 \_\_\_\_\_  
 #4 \_\_\_\_\_

**CONDITION OF PANEL BOX:**

PAINT Fiber glass  
 HASP OK  
 HINGES OK  
 STAND OK  
 LOCK OK

**OTHER PANEL PROBLEMS** \_\_\_\_\_

**WET WELL:**

SIZE PIPING 2 in  
 TYPE PVC  
 COND. PIPE OK  
 GREASE ON WALL None  
 GREASE FLOATING medium  
 HATCH COVER OK  
 HINGES OK

**DRY WELL:**

SIZE PIPING 2 in  
 TYPE PVC  
 COND. PIPE OK  
 GREASE ON WALL None  
 GREASE FLOATING None  
 HATCH COVER OK  
 HINGES OK

CONDITION AROUND LIFT STATION: (WEEDS, TRASH, OTHER) \_\_\_\_\_

WORK THAT NEEDS TO BE DONE: \_\_\_\_\_

CC: OWNER

Signature & Date [Signature] 10/17/23



4939 Cross Bayou Boulevard • New Port Richey, FL 34652  
 Phone: 727-848-8292 • Fax: 727-849-8860 • Toll Free: 866-753-8292



4939 CROSS BAYOU BOULEVARD  
NEW PORT RICHEY, FL 34652

# INVOICE

Page: 1

Invoice Number: S184440  
Invoice Date: 12/1/2023  
Due Date: 12/31/2023

Bill To: Meadow Pointe III, CDD  
3434 Colwell Ave., Ste 200  
Tampa, FL 33614

All pricing anticipates payment by check or ACH. Due to additional cost incurred, services paid by credit card will require an additional 5% processing fee.

Job Number: J02197  
Job Description: Meadow Pointe III, CDD

Customer ID: C00588  
P.O. Number:  
WA:

Date	Item/Description	Task Number	Qty.	Unit	Unit Price	Total Price
12/1/2023	Monthly Lift Station Inspection	2001	1	Each	90.09	90.09

Phone: (727) 848-8292 Ext. 219  
Toll Free: (866) 753-8292 Ext. 219  
Email: ar@uswatercorp.net

<b>Subtotal:</b>	<b>90.09</b>
Total Sales Tax:	0.00
<b>Total USD:</b>	<b>90.09</b>
Adjustments:	0.00
<b>Amount Due:</b>	<b>90.09</b>



# U.S. Water Services Corporation

Water and Wastewater Utility Operations, Maintenance, Engineering, Management

## MAINTENANCE SERVICE CHECK LIST

LOCATION: Meadow Pointe 3 DATE: 11/13/23  
 MODEL OF PUMPS: \_\_\_\_\_ HP: 2  
 POWER: A/C VOLTS: 230 PHASE: 1  
 PUMPS AMPS: #1 L1 18 L2 20 L3 —  
 #2 L1 20 L2 20 L3 —  
 RESISTANCE: #1 L1 & L2 1 L2 & L3 2 L1 & L3 3  
 #2 L1 & L2 1 L2 & L3 6 L1 & L3 5  
 PUMP GROUND: #1 00 #2 00 ETM #1 00407.7 ETM #2 00276.2  
 CONDITION OF PUMPS (BEARINGS, SEALS, HOUSINGS, ETC.) \_\_\_\_\_

CONTROL PANEL: ALTERNATION ok CONDITION OF PANEL BOX: Fiber glass  
 ALARM HORN ok PAINT ok  
 ALARM LIGHT ok HASP ok  
 HINGES ok  
 STAND ok  
 LOCK ok  
 FLOAT SYSTEM #1 ok  
 #2 \_\_\_\_\_  
 #3 ↓  
 #4 \_\_\_\_\_

OTHER PANEL PROBLEMS \_\_\_\_\_

WET WELL: SIZE PIPING 2 in DRY WELL: SIZE PIPING 2 in  
 TYPE Pvc TYPE Pvc  
 COND. PIPE ok COND. PIPE ok  
 GREASE ON WALL None GREASE ON WALL None  
 GREASE FLOATING None GREASE FLOATING None  
 HATCH COVER good HATCH COVER good  
 HINGES good HINGES good

CONDITION AROUND LIFT STATION: (WEEDS, TRASH, OTHER) \_\_\_\_\_

WORK THAT NEEDS TO BE DONE: \_\_\_\_\_

CC: OWNER Signature & Date J. Harrison 11/13/23



4939 Cross Bayou Boulevard • New Port Richey, FL 34652  
 Phone: 727-848-8292 • Fax: 727-849-8860 • Toll Free: 866-753-8292



WASTE CONNECTIONS OF FLORIDA  
 PASCO HAULING EAST  
 20719 US HIGHWAY 301  
 DADE CITY, FL 33523-6665  
 DISTRICT NO. 6426

ACCOUNT NO. 6426-016054  
 INVOICE NO. 1530432W426  
 STATEMENT DATE 11/20/23  
 DUE DATE 11/25/23  
 BILLING PERIOD //--

MEADOW POINT III CDD  
 5844 OLD PASCO RD  
 WESLEY CHAPEL, FL 33544

FOR ASSISTANCE CALL  
 Customer Service (352) 583-4204  
 One Time Payments (800) 457-1379

**INVOICE STATEMENT**

Date	Description	Amount
	Contract No: #02882	
	Service Location	MEADOW POINT III CDD
	Acct #016054-0001	1500 MEADOW POINT BLVD WESLEY CH
11/20/23	FUEL SURCHARGE	1.00 SC70302139 \$ 30.82
11/20/23	ENVIRONMENTAL SURCHARGE	1.00 SC70302138 \$ 10.84
11/20/23	BASIC SERVICE CHARGE	1.00 6.00YD \$ 108.36
	12/1/2023-12/31/2023	
	<b>Invoice Total</b>	<b>\$ 150.02</b>
	<b>Account Balance</b>	<b>\$ 150.02</b>



This invoice is scheduled for automatic payment according to your instructions on our online bill pay portal at myaccount.wcicustomer.com.

*\*\*\*\*To avoid late fees, payment must be posted to your account within 30 days of your invoice date.\*\*\*\*  
 Bank returned checks will be electronically re-presented to your bank and you may be responsible for a resulting processing fee.*

Your next invoice may include a rate adjustment. Please contact us if you have any questions or objections.

Please remit to the address below and return your remit stub with your payment.

NNNNNNNNNN



WASTE CONNECTIONS OF FLORIDA  
 PASCO HAULING EAST  
 20719 US HIGHWAY 301  
 DADE CITY, FL 33523-6665

ACCOUNT NO. 6426-016054  
 INVOICE NO. 1530432W426  
 STATEMENT DATE 11/20/23  
 DUE DATE 11/25/23  
**PAY THIS AMOUNT 150.02**

WRITE AMOUNT PAID	\$
-------------------	----

MEADOW POINT III CDD  
 5844 OLD PASCO RD  
 WESLEY CHAPEL, FL 33544

**MAIL PAYMENT TO:**  
 WASTE CONNECTIONS OF FLORIDA  
 PASCO HAULING EAST  
 20719 US HIGHWAY 301  
 DADE CITY, FL 33523-6665





WASTE CONNECTIONS OF FLORIDA  
 PASCO HAULING EAST  
 20719 US HIGHWAY 301  
 DADE CITY, FL 33523-6665  
 DISTRICT NO. 6426

ACCOUNT NO. 6426-016054  
 INVOICE NO. 1551525W426  
 STATEMENT DATE 12/20/23  
 DUE DATE 12/25/23  
 BILLING PERIOD //--

MEADOW POINT III CDD  
 5844 OLD PASCO RD  
 WESLEY CHAPEL, FL 33544

FOR ASSISTANCE CALL  
 Customer Service (352) 583-4204  
 One Time Payments (800) 457-1379

**INVOICE STATEMENT**

Date	Description	Amount
	Contract No: #02882	
	Previous Balance	\$ 150.02-
	Service Location MEADOW POINT III CDD	
	Acct #016054-0001 1500 MEADOW POINT BLVD WESLEY CH	
12/20/23	FUEL SURCHARGE 1.00 SC70304001	\$ 32.72
12/20/23	ENVIRONMENTAL SURCHARGE 1.00 SC70304000	\$ 13.50
12/20/23	BASIC SERVICE CHARGE 1.00 6.00YD	\$ 135.00
	1/1/2024-1/31/2024	
	<b>Invoice Total</b>	<b>\$ 181.22</b>
	<b>Account Balance</b>	<b>\$ 31.20</b>

**RECEIVED**  
 12-21-2023

This invoice is scheduled for automatic payment according to your instructions on our online bill pay portal at myaccount.wcicustomer.com.

\*\*\*\*To avoid late fees, payment must be posted to your account within 30 days of your invoice date.\*\*\*\*  
 Bank returned checks will be electronically re-presented to your bank and you may be responsible for a resulting processing fee.

Your next invoice may include a rate adjustment. Please contact us if you have any questions or objections.

Please remit to the address below and return your remit stub with your payment.

NNNNNNNNNNNN



WASTE CONNECTIONS OF FLORIDA  
 PASCO HAULING EAST  
 20719 US HIGHWAY 301  
 DADE CITY, FL 33523-6665

ACCOUNT NO. 6426-016054  
 INVOICE NO. 1551525W426  
 STATEMENT DATE 12/20/23  
 DUE DATE 12/25/23  
 PAY THIS AMOUNT 31.20

WRITE AMOUNT PAID	\$
-------------------	----

MEADOW POINT III CDD  
 5844 OLD PASCO RD  
 WESLEY CHAPEL, FL 33544

MAIL PAYMENT TO:  
 WASTE CONNECTIONS OF FLORIDA  
 PASCO HAULING EAST  
 20719 US HIGHWAY 301  
 DADE CITY, FL 33523-6665



Your Touchstone Energy® Cooperative  
P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **1353910** Cycle 15  
Meter Number  
Customer Number 10213579  
Customer Name MEADOW POINTE III CDD

Bill Date **11/21/2023**  
Amount Due **1,509.90**  
Current Charges Due **12/14/2023**

District Office Serving You  
One Pasco Center

Service Address PUBLIC LIGHTING  
Service Classification Public Lighting

See Reverse Side For More Information

**ELECTRIC SERVICE**

From Date	Reading	To Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
-----------	---------	---------	---------	------------	--------------	-----------	----------

Comparative Usage Information

Period	Days	Per Day
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BILLS ARE DUE WHEN RENDERED  
A 1.5 percent, but not less than \$5, late charge will apply to unpaid balances as of 5:00 p.m. on the due date shown on this bill.



1 0 2 1 3 5 7 9

You have 24-hour access to manage your account on-line through Smarthub at [www.wrec.net](http://www.wrec.net). If you would like to make a payment using your credit card, please call 844-209-7166. This number is WREC's Secure Pay-By-Phone system.

Previous Balance 1,509.90  
Payment 1,509.90CR  
Balance Forward 0.00

Light Energy Charge 140.00  
Light Support Charge 95.19  
Light Maintenance Charge 203.12  
Light Fixture Charge 241.77  
Light Fuel Adj 4,865 KWH @ 0.04000 194.60  
Poles (QTY 114) 513.00  
FL Gross Receipts Tax 11.02  
State Tax 97.21  
Pasco County Tax 13.99

Total Current Charges 1,509.90  
Total Due E.F.T. 1,509.90



Lights/Poles	Type/Qty	Type/Qty	Type/Qty
	105 97	205 17	910 114

**DO NOT PAY**  
Total amount will be electronically transferred on or after 12/08/2023.



Your Touchstone Energy® Cooperative  
P.O. Box 278 • Dade City, Florida 33526-0278

Please **Detach and Return** This Portion With Your Payment To Ensure Accurate Posting.

See Reverse Side For Mailing Instructions

**Bill Date: 11/21/2023**

Use above space for address change ONLY.

District: OP15

1353910 OP15  
MEADOW POINTE III CDD  
3434 COLWELL AVE STE 200  
TAMPA FL 33614-8390

Electronic Funds Transfer on or after	<b>12/08/2023</b>
<b>TOTAL CHARGES DUE</b>	<b>1,509.90</b>
<b>DO NOT PAY</b>	

000135391000015099000015099001



Your Touchstone Energy® Cooperative  
P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **1353911** Cycle **06**  
 Meter Number 50446983  
 Customer Number 10213579  
 Customer Name MEADOW POINTE III CDD

Bill Date **12/08/2023**  
 Amount Due **381.40**  
 Current Charges Due **01/03/2024**

District Office Serving You  
One Pasco Center

See Reverse Side For More Information

Service Address 2219 MEADOW POINTE BLVD  
 Service Description IRR  
 Service Classification General Service Non-Demand

ELECTRIC SERVICE							
From		To		Multiplier	Dem. Reading	KW Demand	kWh Used
Date	Reading	Date	Reading				
11/03	55265	12/05	58651				3386

Comparative Usage Information		
Average kWh		
Period	Days	Per Day
Dec 2023	32	106
Nov 2023	29	115
Dec 2022	33	67

**BILLS ARE DUE WHEN RENDERED**  
 A 1.5 percent, but not less than \$5, late charge will apply to unpaid balances as of 5:00 p.m. on the due date shown on this bill.

Previous Balance 374.99  
 Payment 374.99CR  
 Balance Forward 0.00



Customer Charge 39.16  
 Energy Charge 3,386 KWH @ 0.05017 169.88  
 Fuel Adjustment 3,386 KWH @ 0.04000 135.44  
 FL Gross Receipts Tax 8.83  
 State Tax 24.56  
 Pasco County Tax 3.53

You have 24-hour access to manage your account on-line through Smarthub at [www.wrec.net](http://www.wrec.net). If you would like to make a payment using your credit card, please call 844-209-7166. This number is WREC's Secure Pay-By-Phone system.

Total Current Charges 381.40  
 Total Due **E.F.T.** 381.40

\*\*\* Capital Credit Refund \*\*\* This bill may include a credit "CC Retirement Credit". If you have more than one active account, you may receive a check by the end of December. Sharing this credit with you is a benefit of being a Member-Owner. See Member News for details.

**DO NOT PAY**  
 Total amount will be electronically transferred on or after 12/22/2023.



Your Touchstone Energy® Cooperative  
P.O. Box 278 • Dade City, Florida 33526-0278

Please **Detach and Return** This Portion With Your Payment To Ensure Accurate Posting.

See Reverse Side For Mailing Instructions

Bill Date: 12/08/2023

District: OP06

Use above space for address change ONLY.



1353911 OP06  
 MEADOW POINTE III CDD  
 3434 COLWELL AVE STE 200  
 TAMPA FL 33614-8390

Electronic Funds Transfer on or after	<b>12/22/2023</b>
<b>TOTAL CHARGES DUE</b>	<b>381.40</b>
<b>DO NOT PAY</b>	

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Your Touchstone Energy® Cooperative  
P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **1353912** Cycle **06**  
Meter Number 40524268  
Customer Number 10213579  
Customer Name MEADOW POINTE III CDD

Bill Date **12/08/2023**  
Amount Due **89.48**  
Current Charges Due **01/03/2024**

District Office Serving You  
One Pasco Center

Service Address 31404 SHERINGHAM WAY  
Service Description ENTRANCE  
Service Classification General Service Non-Demand

See Reverse Side For More Information

ELECTRIC SERVICE								
From		To		Multiplier	Dem. Reading	KW Demand	kWh Used	
Date	Reading	Date	Reading					
11/03	85582	12/05	86044				462	

Comparative Usage Information		
Average kWh		
Period	Days	Per Day
Dec 2023	32	14
Nov 2023	29	13
Dec 2022	33	13

BILLS ARE DUE WHEN RENDERED  
A 1.5 percent, but not less than \$5, late charge will apply to unpaid balances as of 5:00 p.m. on the due date shown on this bill.

Previous Balance 81.90  
Payment 81.90CR  
Balance Forward 0.00

Customer Charge 39.16  
Energy Charge 462 KWH @ 0.05017 23.18  
Fuel Adjustment 462 KWH @ 0.04000 18.48  
FL Gross Receipts Tax 2.07  
State Tax 5.76  
Pasco County Tax 0.83

Total Current Charges 89.48  
Total Due **E.F.T.** 89.48



1 0 2 1 3 5 7 9

You have 24-hour access to manage your account on-line through Smarthub at [www.wrec.net](http://www.wrec.net). If you would like to make a payment using your credit card, please call 844-209-7166. This number is WREC's Secure Pay-By-Phone system.

\*\*\* Capital Credit Refund \*\*\* This bill may include a credit "CC Retirement Credit". If you have more than one active account, you may receive a check by the end of December. Sharing this credit with you is a benefit of being a Member-Owner. See Member News for details.

**DO NOT PAY**  
Total amount will be electronically transferred on or after 12/22/2023.



Your Touchstone Energy® Cooperative  
P.O. Box 278 • Dade City, Florida 33526-0278

Please **Detach and Return** This Portion With Your Payment To Ensure Accurate Posting.

See Reverse Side For Mailing Instructions

Bill Date: 12/08/2023

District: OP06

Use above space for address change ONLY.



1353912 OP06  
MEADOW POINTE III CDD  
3434 COLWELL AVE STE 200  
TAMPA FL 33614-8390

Electronic Funds Transfer on or after	12/22/2023
<b>TOTAL CHARGES DUE</b>	<b>89.48</b>
<b>DO NOT PAY</b>	

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Your Touchstone Energy® Cooperative  
P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **1353913** Cycle **06**  
 Meter Number 38049624  
 Customer Number 10213579  
 Customer Name MEADOW POINTE III CDD

Bill Date **12/08/2023**  
 Amount Due **69.01**  
 Current Charges Due **01/03/2024**

District Office Serving You  
One Pasco Center

See Reverse Side For More Information

Service Address 31307 CLARIDGE PL  
 Service Description GATE  
 Service Classification General Service Non-Demand

ELECTRIC SERVICE								
From		To		Multiplier	Dem. Reading	KW Demand	kWh Used	
Date	Reading	Date	Reading					
11/03	41475	12/05	41732				257	

Comparative Usage Information		
Average kWh		
Period	Days	Per Day
Dec 2023	32	8
Nov 2023	29	7
Dec 2022	33	8

BILLS ARE DUE WHEN RENDERED  
 A 1.5 percent, but not less than \$5, late charge will apply to unpaid balances as of 5:00 p.m. on the due date shown on this bill.

Previous Balance 63.52  
 Payment 63.52CR  
 Balance Forward 0.00



Customer Charge 39.16  
 Energy Charge 257 KWH @ 0.05017 12.89  
 Fuel Adjustment 257 KWH @ 0.04000 10.28  
 FL Gross Receipts Tax 1.60  
 State Tax 4.44  
 Pasco County Tax 0.64

You have 24-hour access to manage your account on-line through Smarthub at [www.wrec.net](http://www.wrec.net). If you would like to make a payment using your credit card, please call 844-209-7166. This number is WREC's Secure Pay-By-Phone system.

Total Current Charges 69.01  
 Total Due **E.F.T.** 69.01

\*\*\* Capital Credit Refund \*\*\* This bill may include a credit "CC Retirement Credit". If you have more than one active account, you may receive a check by the end of December. Sharing this credit with you is a benefit of being a Member-Owner. See Member News for details.

**DO NOT PAY**  
 Total amount will be electronically transferred on or after 12/22/2023.



Your Touchstone Energy® Cooperative  
P.O. Box 278 • Dade City, Florida 33526-0278

Please **Detach and Return** This Portion With Your Payment To Ensure Accurate Posting.

See Reverse Side For Mailing Instructions

**Bill Date: 12/08/2023**

District: OP06

Use above space for address change ONLY.

1353913 OP06  
 MEADOW POINTE III CDD  
 3434 COLWELL AVE STE 200  
 TAMPA FL 33614-8390

Electronic Funds Transfer on or after	<b>12/22/2023</b>
<b>TOTAL CHARGES DUE</b>	<b>69.01</b>
<b>DO NOT PAY</b>	

000135391300000690100000690108



## INVOICE

INVOICE #	INVOICE DATE
TM 627483	11/30/2023
TERMS	PO NUMBER
Net 30	

**Bill To:**

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

**Remit To:**

Yellowstone Landscape  
PO Box 101017  
Atlanta, GA 30392-1017

**Property Name:** Meadow Pointe III CDD

**Invoice Due Date:** December 30, 2023

**Invoice Amount:** \$632.32

Description	Current Amount
Irrigation inspection and repairs on 11/11/23	
Irrigation Repairs	\$632.32

Invoice Total **\$632.32**

**RECEIVED**  
11-30-2023

*Excellence*  
IN COMMERCIAL LANDSCAPING

**Valued Customer:**

It has been brought to our attention of a recent criminal check fraud scheme that took place targeting US mail in the Atlanta region. Checks bound for financial institutions were intercepted and fraudulently processed. If you are currently paying by check, to enhance your transaction security, we recommend you consider the option for electronic payments. Instructions for electronic payments can be provided upon request.

Please reach out to [jpowell@yellowstonelandscape.com](mailto:jpowell@yellowstonelandscape.com) if you would like to confirm prior payment status or if you have any additional questions.

Yellowstone Landscape

**Should you have any questions or inquiries please call (386) 437-6211.**