



Rizzetta & Company

Sterling Hill Community Development District

Board of Supervisors' Regular Meeting April 20, 2023

**District Office:
5844 Old Pasco Road, Suite 100
Pasco, Florida 33544
813.933.5571**

www.sterlinghillcdd.org

STERLING HILL COMMUNITY DEVELOPMENT DISTRICT

Sterling Hill North Clubhouse, 4411 Sterling Hill Blvd., Spring Hill, FL 34609

Board of Supervisors	Christina Miller	Chairman
	Sandra Manuele	Vice Chairman
	Nancy Felio	Assistant Secretary
	Michael Gebala	Assistant Secretary
	Darrin Bagnuolo	Assistant Secretary
District Manager	Matthew Huber	Rizzetta & Company, Inc.
District Counsel	Vivek Babbar	Straley Robin & Vericker
District Engineer	Stephen Brletic	BDI Engineering

All cellular phones must be placed on mute while in the meeting room.

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) 933-5571. 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.

STERLING HILL COMMUNITY DEVELOPMENT DISTRICT
District Office – Wesley Chapel, Florida (813) 994-1001
Mailing Address – 3434 Colwell Ave, Suite 200, Tampa, Florida 33614
www.sterlinghillcdd.org

April 12, 2023

**Board of Supervisors
Sterling Hill Community
Development District**

Dear Board Members:

The regular meeting of the Board of Supervisors of the Sterling Hill Community Development District will be held on **Thursday, April 20, 2023 at 9:30 a.m.** at the Sterling Hill North Clubhouse, located at 4411 Sterling Hill Boulevard, Spring Hill, FL 34609. The following is the tentative agenda for this meeting:

- 1. CALL TO ORDER / ROLL CALL**
- 2. PLEDGE OF ALLEGIANCE**
- 3. AUDIENCE COMMENTS ON AGENDA ITEMS**
- 4. STAFF REPORTS**
 - A.** District Counsel
 1. Update on Demand Letter for Wall Damage
 - B.** District Engineer
 - C.** Landscape Inspection Manager
 1. Review of Landscape Inspection Report Tab 1
 2. Juniper's Response to the Landscape Inspection Report (USC)
 3. Consideration of Proposals for Astro-Turf (USC)
 4. Presentation of Landscape and Irrigation Services RFP Tab 2
 - D.** Amenity Management
 1. Review of Amenity Report..... Tab 3
 2. Update on Elgin Sod Enhancement Project
 3. Presentation of Nabr Information Tab 4
 - E.** District Manager
 1. Presentation of 1st Quarter Website Audit Tab 5
- 5. BUSINESS ITEMS**
 - A.** Board Member Update on HA-5
 - B.** Update on Certificate of Deposits
- 6. BUSINESS ADMINISTRATION**
 - A.** Consideration of Minutes of Board of Supervisors' Regular Meeting held on March 23, 2023 Tab 6
 - B.** Consideration of Operations & Maintenance Expenditures for February 2023..... Tab 7
- 7. AUDIENCE COMMENTS**
- 8. SUPERVISOR REQUESTS**
- 9. ADJOURNMENT**

I look forward to seeing you at the meeting. In the meantime, if you have any questions, please do not hesitate to call us at (813) 994-1001.

Sincerely,
Matthew Huber
Matthew Huber
Regional District Manager

Tab 1

STERLING HILL

LANDSCAPE INSPECTION REPORT



April 7, 2023
Rizzetta & Company
John R. Toborg – Division Manager
Landscape Inspection Services



Rizzetta & Company
Professionals in Community Management

Summary, North Park, South Intersection To Arborglades

General Updates, Recent & Upcoming Maintenance Events

- During the month of April, all Bahia turf shall receive 1452 lbs. (29+ – 50 lb. bags) of 21-0-0/0-0-52 fertilizer. Is this liquid or granular? Barrington Bid Form states liquid, the main contract states pounds. All St. Augustine turf shall receive an application of 225 lbs. (4 1/2 – 50 lb. bags) of 24-0-11 fertilizer. Juniper's Bid From does not allocate for St. Augustine outside the gates, even though there are small areas in the ROWs. Are these included in the "behind the gates" totals?
- Juniper to notify STAFF and Landscape Specialist at least one week prior to the application being scheduled. Then on the day of application, Juniper is to notify staff so that staff can verify quantity and fertilizer types and write how many bags have been delivered, what it is being used for and date it on the label. This will need to be sent to me for verification.
- In my opinion, many Crape Myrtles are still haphazardly pruned with some in the same cluster being at drastically different heights. Understandable, if they were planted at different times, but most weren't.

The following are action items for Juniper to complete. Please refer to the item # in your response listing action already taken or anticipated time of completion. **Red text** indicates deficient from previous report. **Bold Red text** indicates deficient for more than a month. **Green text** indicates a proposal has been requested. **Blue** indicates irrigation. **Orange** is for staff. **Bold & underlined is info. or questions for the BOS.**

1. Juniper has not provided a date as to when all palms will be pruned per contract. I have asked for that in the Summary above in past reports, so I will now move it to this part of the report. By what date will all palms be pruned per contract?
2. Tall weeds in the area between the restroom/storage facility and the storage lot indicate mowing was perhaps missed for more than a week. Weekly mowing of all common areas began March 1st, and DRAs and natural area tracts once every two weeks.
3. Hand pull vining weeds from the Juniper between the clubhouse and gym at North Park.
4. Properly prune off dead fronds from the Roebelenii Palms at the gym entrance.
5. Hand pull weeds from the juniper surrounding the flagpole at North Park.
6. On the sides of the median between North Park and Edgemere, remove single Blue Daze plants. They can remain clustered, though, at the median tips.
7. Define the annual bed on the Arborglades corner of the south intersection.
8. I've asked for the 2-3 beds of Aztec Grasses on both sides of Sterling Hill Blvd. at the south intersection to be cut to the ground. They have not been. By what date will they be? (Pic 8>)
9. The Anise & Duranta on SHBlvd. where the 3-rail meets the wall approaching the Arborglades entrance from the south intersection, is in moderate wilt. What is the frequency and duration of the irrigation here? (Pic 9>)



Arborglades, Edgemere

10. Remove what is remaining of the Dwarf India Hawthorn near the angled wall at the Arborglades entrance. (Pic 10)



12. Juniper needs to maintain the outfall structures every time they mow a DRA (every other week). This is in Arborglades. (Pic 12)



11. Even the established Tree Ligustrum is in moderate wilt at the Arborglades entrance. >



13. Are the Dw. India Hawthorn underneath the cluster of large Crape Myrtles between Arborglades and Edgemere being monitored for Chili Thrip or Entomosporium? Many remain very defoliated.

14. Anise & Dw; Asian Jasmine at the Edgemere entrance are also in wilt condition. What is the irrigation duration and frequency here?

15. Many irrigation issues were cited in last month's report. Responses were largely "tech is on site", or "tech will check this out". For broken irrigation boxes, "this will be replaced".

We need dates as well as an update as to what was discovered with irrigation.



Edgemere To North Park, Brightstone Place, Brackenwood

16. I feel the Fakahatchee Grasses on the SH Blvd. median between Edgemere and North Park need to be drenched as a lot of the new growth is starting out brown.

17. Anise is also in moderate wilt at Brightstone Place. Again, I will ask what the irrigation frequency and duration is here. (Pic 17)



18. Regarding irrigation – Have all drip zones been programmed to run during the restricted daylight hours and spray/rotor zones programmed to run during the evening hours?

19. I would like to request the spray tech apply a preventative fungicide to ALL Red-Tip Photinia, which was cut to a rejuve cut last year and is rebounding fairly well. This may help it stave off any new onset of fungus, especially going into the wet season.

20. Remove 2-3 dead Dw. India Hawthorn in the last cluster of Crape Myrtles leading up to the Brackenwood entrance from Brightstone Place.

21. Last month's reply regarding the Duc de Rohan Azalea warranty replacement was "will review with enhancement manager". There are at least 5-7 that need to be replaced. **By what date can we expect these to be planted?** What is the irrigation duration and frequency here? These are fighting the Oaks. (Pic 21>)

22. Washed out mulch needs to be placed back onto the Brackenwood median.

23. As stated in Item No. 1, Palms are overdue to be trimmed. When trimming, **ONLY** remove brown or broken fronds or those that are lying on other structures. **DO NOT REMOVE HEALTHY, GREEN FRONDS!** (Pic 23)



24. Lift trees on the Brackenwood median, including that portion of the tree over the median itself.

25. I began reporting this Tree Ligustrum on the outbound Brackenwood monument in July '22. Has Juniper been monitoring its decline and applying fungicides? This is probably manageable Botryosphaeria (bot rot). Pruning equipment should be disinfected and infected limbs need to be pruned off 4" into healthy ...



Brackenwood, SHBlvd./Elgin North Intersection

wood. Applying a fungicide containing phosphorous acid (Agri-Fos) will not cure branches already infected, but may help protect nearby, uninfected plants. (Pic 25)



28. The annuals on the Amersham Isles corner of the north intersection are all dead and need to be replaced under warranty. According to a response by a Juniper rep, these were to have been installed April 11th. (Pic 28)



26. Existing plant material has been removed from the SHBlvd. median between Amersham Isles and Brackenwood as well as in front of Glenburne. Plantings had begun at the tips nearest Elgin Blvd., however, the Lantana beds were only 10' long. I discussed this with a Juniper rep as they were supposed to be 20' long. Each bed contained approximately 65 plants. (Pic 26)



29. In conjunction with Item 26, Is this Bloomify Red Lantana? It should contain more reds, oranges and yellows. The one planted has a lot of purple and magentas. (Pic 29>)

30. Has the irrigation issue been resolved at the entrance of Amersham Isles regarding Zone 10 not responding? The partially executed proposal was sent back to Juniper March 22nd the same day it was sent to Rizzetta & Co. (Pic 30>)

31. The Dw. Asian Jasmine on the outbound side of Amersham Isles is in moderate wilt.



27. Juniper to provide an update regarding the gaps in the Juniper on the Brackenwood corner of the north intersection. Is this simply brown being trimmed out or is this where Dwarf Asian Jasmine is being removed? Or neither? (Pic 27>)

Amersham Isles, Backside Amersham Isles, SHBlvd. to South Intersection

32. Remove dead Jack Frost Ligustrum from the Amersham Isles median.

33. Lower the Loropetalum in front of the Amersham Isles sign walls. (Pic 33>)



36. Be more aggressive regarding the gourd vine in the Dw. India Hawthorn bed across from Edgemere along the Amersham Isles wall.

37. Hand pull dead patches out of our Walter's Viburnum along the 3-rail fence on the back side of Amersham Isles approaching Arborglades. This will allow sunlight to stimulate new growth within. Treat with fungicide, if a fungus is detected. (Pic 37>)

38. Was the irrigation schedule augmented to allow more water for the newly planted Sweet Viburnum across from the Arborglades entrance? Is sod going to be installed here? (Pic 38>)



34. Leaving Amersham Isles and traveling toward North Park, there are 2-4 dead/dying Redtip Photinia along the 3-rail that need to be removed. I doubt this plant is available so, let's remove them. When/if this hedge succumbs to Entomosporium, we will replace it with a more suitable plant. (Pic 34>)

35. What is the BOS's position on filling in the bare spots at the tips of the SHBlvd. medians with more Confederate or Dw. Asian Jasmine?



Arborglades Entrance, SHBlvd. South Intersection

39. I feel the newer Confederate Jasmine outside the Arborglades entrance on the SHBlvd. median tip need to be replaced under warranty. These were installed last summer/fall. Another proposal requested the infill of Dw. Firebush "firefly compacta" which are now indistinguishable from the weeds. And the plants are tiny. (Pics 39a & b>)



40. Inspect a partially dead Silverthorn on the right side of the SHBlvd. lift station gates. Remove, if dead. Diagnose cause and treat surrounding plants, if necessary.

41. Remove this completely dead Loropetalum approaching the south intersection, Amersham Isles corner. (Pic 41)

42. Hand pull grassy weeds in the beds approaching the south intersection.



43. The Crape Myrtles near the Elgin alcove remain full of Spanish Moss.

44. I'll decide next month whether to remove these Drake Elms near the alcove. (Pic 44>)



Elgin Sidewalk, Brackenwood, Glenburne, Mandalay Place

45. Treat fire ant mounds along the Elgin sidewalk.

46. What has occurred with the Dw. Asian Jasmine on the Amersham Isles corner of the north intersection? Is this irrigation related? (Pic 46)



47. Hand pull weeds from the Brackenwood/Elgin wall beds.

48. Are the newer planted Feijoa along the Brackenwood/Elgin wall still receiving adequate water? These still require more irrigation, especially during this time of year. (Pic 48>)



49. Juniper to apply a foliar drench containing 0.5 lbs. powdered copper sulfate pentahydrate and 0.25 lbs. fresh hydrated lime to 10

gallons of water and apply to all Loropetalum on the property, including these outside Glenburne. (Pic 49)



50. There are a couple irrigation heads that need repair outside Glenburne at the north intersection. These were called in by STAFF. (Pic 50>)

51. This Pyracantha along the wall between Glenburne and Mandalay Place needs to be kept about a foot below the top of the wall and a consistent height. (Pic 51)

52. I would not consider this to be a sufficient amount of fertilizer to be applied to all palms – 1 ½ lb. of product per 100 SQ. Ft. of palm canopy. The top of this palm at Mandalay Place is exhibiting nutrient deficiency. (Pics 52a & b>)



Mandalay Place, South Park, Haverhill

53. Clean up the back side of the rear median at Mandalay Place. Remove Confederate Jasmine off the rear walls of the raised planters.



54. No Crape Myrtles were trimmed on the back side of South Park.

55. Is treatment continuing on a Tree Ligustrum on the inbound side of Haverhill? (Pic 55)



56. Let's make sure to get water and fertilizer to the newer planted Purple Queen on the Haverhill median and SHBlvd. median outside Haverhill. This plant rebounded nicely from the winter dieback.

57. I feel these ornamental grasses in front of Haverhill need to be cut even lower. Too much brown growth is showing. (Pic 57>)

58. What is the status of the work being done on the SHBlvd. median outside Haverhill? Juniper was to provide a proposal for irrigation and Bahia installation ONLY.



SHBlvd. South of Haverhill, Windance,

59. I've already told Juniper that plants that look like this can be removed. Not only should it be removed, but mulch is almost covering the plant. This plant, especially, does not like to be covered with mulch. These are on the SHBlvd. median between Haverhill and Windance. (Pic 59)



60. Trim this Sandankwa Viburnum along the wall between Haverhill and Windance to a consistent height and trim out all dead wood. (Pic 60>)

61. Until we decide what we are going to install here between Haverhill and Windance, Juniper needs to keep the bed clear. (Pic 61>)

62. I requested Tree Ligustrums to be trimmed at Windance last month – no response was provided. They still need trimmed. By what date will this be completed? (Pic 62)



Windance, SHBlvd. Southbound, Barrington

63. Clean up the beds of Juniper on the outbound lanes of Windance and trim out all brown. The Dw. Asian Jasmine beds on both sides of the Windance entrance are loaded with weeds.

64. After several mentions in reports, my concern is growing regarding the condition of the Dw. India Hawthorn on the SHBlvd. Median south of Windance. More and more areas continue to defoliate. (Pics 64a & b)



65. The last SHBlvd. median before the turn lane into Barrington needs to be maintained. Currently, it appears it is not. The southernmost median past Barrington also needs to be maintained. (Pic 65>)

66. Is treatment continuing with the turf on both sides of the Barrington entrance? I do not see any improvement. (Pic 66)



67. The Barrington entrance has weeds in the beds and turf.

68. Dispose of the many fallen palm fronds inside Barrington.

69. Remove dead Variegated Confederate Jasmine from the bed behind the mail kiosk inside Barrington.

70. I do not see any change in the brown grasses in the back corner of the open lawn inside Barrington. Reportedly, they have been treated, but the brown is not going to turn green. They need to be cut to low mounds. (Pic 70>)



SE Corner Barrington, SHBlvd. South To Covey Run

71. Maintenance needs to improve, including hard edging the sidewalk, curb and gutter and mowing of the newest pond access tract on the SE corner of Barrington. The ROW turf looks horrible. (Pic 71)



72. What is the Irrigation duration and frequency for the Barrington buffer, particularly on the newly planted south side. These plants need to be watered heavily. Provide the schedule in your response.



73. There is a dead hedge between the sidewalk and 3-rail leading to Covey Run from the south. This needs to be removed. I feel this may be a casualty of the fact the Covey Run controller was down since mid-December until recently even though the approved proposal was sent to Juniper in December. (Pic 73>)

74. What is wrong with the Bahia turf & Dw. Asian Jasmine on the outbound ROW of Covey Run – is this also controller related? (Pic 74)



75. There remains a volunteer Palm along the back side of the fence on the outbound side of Covey Run. This area needs to remain clean.

76. I will continue to monitor this Medjool Palm on the inbound side of Covey Run. The crown is looking a bit ragged, but it also may be left over from Hurricane Ian. (Pic 76>)

77. I'd like Juniper to cut the Little John Bottlebrush to the ground to see if they rejuvenate into the growing season. These are located on the SHBlvd. median between Covey Run and South Park. (Pic 77>)



Dunwoody, SHBlvd. South, Elgin/Dunwoody

78. The entire bed of Dwarf Asian Jasmine in front of Dunwoody is now brown. Why? (Pic 78>)

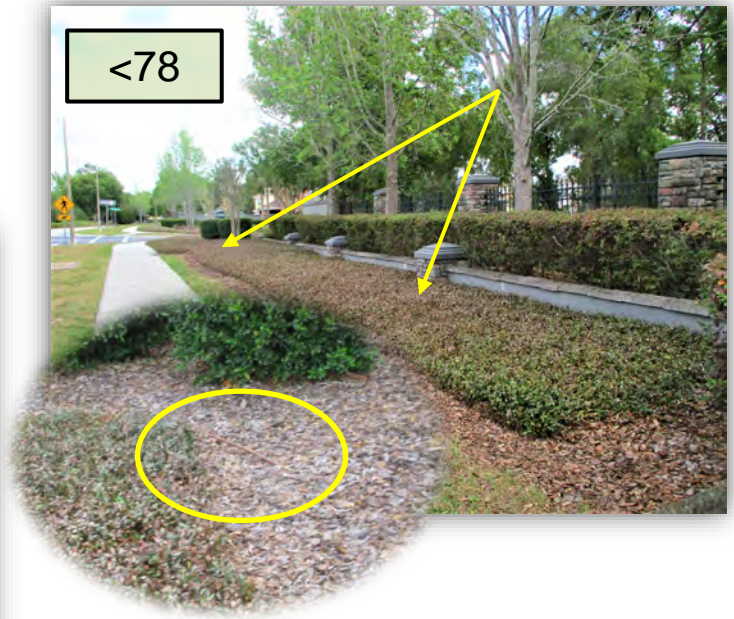
79. Within that bed there is a sliced dip line. That's not helping! (inset>)



80. Check the irrigation on the SHBlvd. median outside Dunwoody – there is hardly any pressure, some microjets are clogged, others are irrigating concrete or empty beds. (Pics 80a & b>)

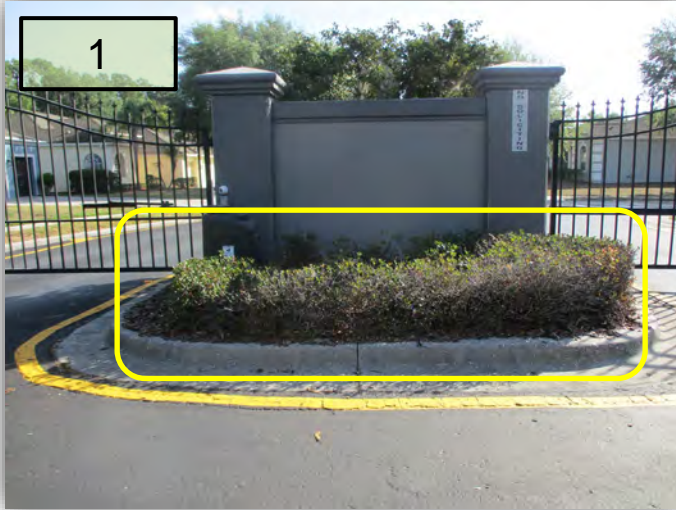
81. Remove 2-3 dead Redtips along the wall between Dunwoody and the north intersection.

82. The entire Dunwoody/Elgin ROW is bone dry. I flagged a couple heads during last inspection. Were repairs made?



Proposals

1. Juniper to provide a proposal to remove the remaining Dwarf Asian Jasmine at the rear island of Edgemere and replace with Plum Loropetalum. DO NOT USE RUBY LOROPETALUM. This variety is prone to decline. Plant on 24" centers and no closer than 18" to the curb. Use 3 Gal., FULL Plants, 1"-12" OA. (Pic 1)



3. Juniper to provide a proposal to fill in the Lime Sizzler Dw. Firebush on both sides of the Amersham Isles entrance using 3 Gal., FULL plants. Inquire at Big Box nurseries if a local nursery cannot be found that carries them. (Pic 3)



2. Juniper and STAFF to provide a proposal to eradicate and remove a large patch of weeds/Bahia on the SHBlvd. ROW along Brackenwood leading to the north intersection. Install new Bahia turf and cut in at the sidewalk and curb. There is also a large patch along the SHBlvd. ROW on the Amersham Isles side that should be replaced as you turn off Elgin. (Pics 2a & b>)



Tab 2

PROJECT MANUAL
FOR
LANDSCAPE & IRRIGATION MAINTENANCE SERVICES
STERLING HILL
COMMUNITY DEVELOPMENT DISTRICT

Prepared by:

Rizzetta & Company, Inc.
3434 Colwell Avenue, Suite 200
Tampa, Florida, 33614

April 2023

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STERLING HILL COMMUNITY DEVELOPMENT DISTRICT REQUEST FOR PROPOSALS

Landscape & Irrigation Maintenance Services for
Sterling Hill CDD
Hernando County, Florida

Sterling Hill Community Development District (the “District”) hereby requests proposals to provide services relating to the exterior landscaping & irrigation maintenance services for Sterling Hill Community Development District, all as more specifically set forth in the Project Manual.

The Project Manual will be available beginning Monday, April 19, 2023, at 12:00 p.m. (EST) at the office of Rizzetta & Company, Inc., 5020 West Linebaugh Avenue, Suite 240, Tampa, Florida 33624, for the sum of \$100.00 per Project Manual. Purchase of the Project Manual is mandatory. Failure to purchase the Project Manual as specified herein will preclude the District’s consideration of a proposal submitted by the proposer. Each Project Manual will include, but not be limited to, the Request for Proposals, proposal, contract documents, project scope, technical specifications and site plan. Please make checks payable to Rizzetta & Company, Inc. NO CASH OR CREDIT CARD ACCEPTED. The Landscape Inspections Services Manager shall be the contact person with regard to the Project Manual. Mr. Toborg can be reached by email at jtoborg@rizzetta.com or via phone at (813) 933-5571.

There will be a mandatory Pre-Proposal Meeting on Monday, April 24, 2023, at 10:00 a.m. at the Sterling Hill North Clubhouse located at 4411 Sterling Hill Blvd., Spring Hill, Florida 34609. Failure to attend will preclude the District’s consideration of a proposal submitted by a non-attending proposer. The Project Manual will not be available for sale at the mandatory pre-proposal meeting, but will be available at the Rizzetta & Co., Inc. office at the address stated above until 12:00 p.m., Wednesday, April 26, 2023.

The District is a special-purpose taxing District created by Chapter 190 Florida Statutes. The Entities submitting proposals must be able to provide for the level of service as outlined in the Project Manual and meet the following qualifications: (i) fully licensed and insured, (ii) 5 years minimum continuous operation (iii) experience with at least three other communities of a similar nature, size and amenity level to the Sterling Hill CDD project, with verifiable references on those projects, (iv) Proposer must be in good financial standing with no history of bankruptcy or financial reorganization, (v) Proposer will be encouraged to have made a site visit prior to submitting the proposal and will be responsible for 100% of their own area takeoffs, and (vi) Proposer must submit total price along with an option for five (5) one (1) year renewals with price.

The District has the right to reject any, and all proposals, make modifications to the work, and waive any minor informalities and irregularities in proposals as it deems appropriate, if it determines in its discretion that it is in the best interest of the District to do so.

Any person who wishes to protest the Project Manual, or any component thereof, shall file with the District a written notice of protest within seventy-two (72) hours after the Project Manual is made available, and shall file a formal written protest with the District within seven (7) calendar

days after the date of timely filing the initial notice of protest. The filing will be perfected and deemed to have occurred upon receipt by the District Manager, Rizzetta and Company, Inc., 3434 Colwell Avenue, Suite 200, Tampa, Florida, 33614. Failure to timely file a notice of protest or failure to timely file a formal written protest shall constitute a waiver of any right to object to or protest the contents of the District's Project Manual. The formal written protest shall state with particularity the facts and law upon which the protest is based.

Ranking of proposals will be made by the Board of Supervisors on the basis of qualifications according to the evaluation criteria contained within the Project Manual and will meet on Thursday, May 18, 2023, at 9:30 a.m. at the Sterling Hill North Clubhouse located at 4411 Sterling Hill Blvd., Spring Hill, Florida 34609 to conduct said ranking. The meeting is hereby publicly advertised. Any and all questions relative to this project shall be directed in writing, by e-mail only, to John Toborg at jtoborg@rizzetta.com, no later than May 1, 2023, by 4:00 p.m. (EST) Answers will be provided to all eligible proposers by 5:00 p.m. (EST), May 2, 2023.

Firms desiring to provide services for this project must submit one (1) original, five (5) copies and one (1) digital copy, in the form of a flash drive, of the required proposal no later than 9:00 a.m. (EST) on Monday, May 8, 2023, at the office of Rizzetta and Company, Inc., 5020 West Linebaugh Avenue, Suite 240, Tampa, Florida 33624, Attention: John Toborg. No official action of the District's Board will be taken at this meeting, it is held for the limited purpose of opening the bids. The meeting is open to the public and will be conducted in accordance with the provisions of Florida law. Any person requiring special accommodation at this meeting because of a disability or physical impairment should contact the District Office at (813) 933-5571 at least five calendar days prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at 711 or 1-800-955-8770, for aid in contacting the District Office. Proposals shall be submitted in one sealed opaque package, shall bear the name of the proposer on the outside of the package, and shall identify the name of the project. Proposals will be opened at the time and date stipulated above; those received after the time and date stipulated above will be returned unopened to the proposer. Any proposal not completed as specified or missing the required proposal documents as provided in the Project Manual may be disqualified.

Sterling Hill
Community Development
District
Matthew Huber,
District Manager
mhuber@rizzetta.com

Run Date: Wednesday, Wednesday, April 19, 2023

STERLING HILL COMMUNITY DEVELOPMENT DISTRICT

Landscape & Irrigation Maintenance Services Hernando County, Florida

Instructions to Proposers

SECTION 1. DUE DATE. Sealed proposals must be received no later than May 8, 2023, at 9:00 a.m. (EST) at the offices of Rizzetta & Co., Inc. located at 5020 West Linebaugh Avenue, Suite 240, Tampa, Florida 33624, Attention: John Toborg. Proposals will be publicly opened at that time.

SECTION 2. SIGNATURE ON PROPOSAL. Proposer must correctly sign all forms, affidavits, and acknowledgments for which signature and notary blocks are provided. If the proposal is made by an individual, that person's name and business address shall be shown. If made by a partnership, the name and business address of an authorized member of the firm or partnership shall be shown. If made by a corporation, the person signing the proposal shall show the name of the state under the laws of which the corporation was chartered. In addition, the proposal shall bear the seal of the corporation. Anyone signing the proposal as agent shall file with the proposal legal evidence of his authority to do so.

SECTION 3. FAMILIARITY WITH THE PROJECT. Before submitting a proposal, the Proposer shall carefully examine the drawings, read the specifications, visit the project site and fully inform itself as to all existing conditions and limitations. Submitting a proposal is a certification by the Proposer that the Proposer is familiar with the project.

SECTION 4. FAMILIARITY WITH THE LAW. By submitting a proposal, the Proposer is assumed to be familiar with all federal, state, and local laws, ordinances, rules and regulations that in any manner affect the work. Ignorance on the part of the Proposer will in no way relieve it from responsibility to perform the work covered by the proposal in compliance with all such laws, ordinances and regulations.

SECTION 5. QUALIFICATIONS OF PROPOSER. The contract, if awarded, will only be awarded to a responsible Proposer who is qualified by experience to do the work specified herein. The Proposer shall submit with its proposal satisfactory evidence of experience in similar work and show that it is fully prepared with the necessary organization, capital, and equipment to complete the work to the satisfaction of the District.

SECTION 6. SUBMISSION OF ONLY ONE PROPOSAL. Proposers shall be disqualified, and their proposals rejected if the District has reason to believe that collusion may exist among the Proposers, the Proposer has defaulted on any previous contract or is in arrears on any previous or existing contract, or for failure to demonstrate proper licensure and business organization.

SECTION 7. INTERPRETATIONS AND ADDENDA. All questions about the meaning or intent of the Project Manual are to be directed in writing via e-mail only to John Toborg at jtoborg@rizzetta.com. Interpretations or clarifications considered necessary in response to such questions will be issued by Addenda to all parties recorded as having received the Project Manual. Questions received after 4:00 p.m. (EST), May 1, 2023, will not be answered. Answers to all questions will be provided to all proposers by e-mail by 5:00 p.m. (EST), May 2, 2023. Only

questions answered by formal written Addenda will be binding. No interpretations will be given verbally. No inquiries will be accepted from subcontractors; the Proposer shall be responsible for all queries.

SECTION 8. SUBMISSION OF PROPOSAL. Submit one (1) original, five (5) hard copies and one (1) digital copy (in the form of a Flash Drive) of the proposal forms, along with other requested attachments, at the time and place indicated herein. Proposal shall be enclosed in an opaque sealed envelope, marked with the project title and name and address of the Proposer and accompanied by the required documents. If the proposal is sent through the mail or other delivery system, the sealed envelope shall be enclosed in a separate envelope with a notation “RESPONSE TO REQUEST FOR PROPOSALS (Sterling Hill Community Development District - Landscape & Irrigation Maintenance) ENCLOSED” on the face of it.

SECTION 9. MODIFICATION AND WITHDRAWAL. Proposals may be modified or withdrawn by an appropriate document duly executed and delivered to the place where proposals are to be submitted at any time prior to the time and date the proposals are due. No proposal may be withdrawn after opening for a period of ninety (90) days.

SECTION 10. PROJECT MANUAL. The Project Manual will be available beginning Wednesday, April 19, 2023, at 12:00 p.m. (EST) at the Tampa Offices of Rizzetta & Company, Inc., located at 5020 West Linebaugh Avenue, Suite 240, Tampa, Florida 33624. The cost for the Project Manual Disk is **\$100.00**; please make checks payable to Rizzetta & Co., Inc. **NO CASH OR CC ACCEPTED.**

SECTION 11. PROPOSAL FORMS. All blanks on the proposal forms must be completed in ink or typewritten. The proposal shall contain an acknowledgment of receipt of all Addenda. In making its proposal, each Proposer represents that it has read and understands the Project Manual and that the proposal is made in accordance therewith, including verification of the contents of the Project Manual against the Table of Contents. The Proposer shall provide in the proposal a complete breakdown of both unit quantities and unit costs for each separate item associated with landscaping maintenance plan and technical specifications. The quantities and unit costs for landscaping materials shall be provided by the Proposer in accordance with the Project Manual.

SECTION 12. BASIS OF AWARD/RIGHT TO REJECT. The District reserves the right to reject any and all proposals, make modifications to the work, and waive any informalities or irregularities in proposals as it is deemed in the best interests of the District.

SECTION 13. CONTRACT AWARD. Within fourteen (14) days of receipt of the Notice of Award from the District, the Proposer shall enter into and execute the Contract in substantially the form included in the Project Manual.

SECTION 14. INSURANCE. All Proposers shall include as part of their proposal a current Certificate of Insurance demonstrating the company’s ability to meet the insurance coverage requirements set forth in the attached Contract form provided herein. In the event the Proposer is notified of award, it shall provide proof of the Insurance Coverage identifying the District, its supervisors, staff and consultants as additional insureds, as stated in the Contract form provided herein, within fourteen (14) calendar days after notification, or within such approved extended period as the District may grant. Failure to provide proof of insurance coverage shall constitute a default.

SECTION 15. INDEMNIFICATION. The successful Proposer shall fully indemnify, defend and hold harmless the District and its officers, agents, and employees from and against all claims, damages, costs and losses arising, in whole or in part, from Contractor's negligence or breach of contract, as more fully set forth in the Contract form, provided herein.

SECTION 16. LIMITATION OF LIABILITY. Nothing herein shall be construed as or constitute a waiver of District's limitations on liability contained in section 768.28, Florida Statutes, or other statute or law.

SECTION 17. MISCELLANEOUS. All proposals shall include the following information in addition to any other requirements of the Project Manual:

- A. A narrative description of the Proposer's approach to providing the services as described in the scope of services provided herein.
- B. Completed price proposal (forms attached).
- C. List position or title and corporate responsibilities of key management or supervisory personnel (forms attached as part of Contractor's Qualification Statement). Include resumes for each person listed; list years of experience in present position for each party listed and years of related experience.
- D. Describe proposed staffing levels. Include information on current operations, administrative, maintenance and management staffing of both a professional and technical nature, including resumes for staff at or above the Project Manager level.
- E. Three references from projects of similar size and scope. The Proposer should include information relating to the work it conducted for each reference as well as the name, address, phone number and email address of a contact person.
- F. Information related to other projects of similar size and scope which Proposer has provided or is currently providing landscape and irrigation maintenance services (forms attached as part of Contractor's Qualification Statement).
- G. A copy of its insurance certificate indicating the types of coverage and limits for general, property, automobile liability insurance, and worker's compensation insurance.
- H. Completed copies of all other forms included within the Project Manual.

SECTION 18. PROTESTS. Any protest regarding the Project Manual, including specifications or other requirements contained in the Request for Proposal, must be filed in writing, within seventy-two (72) hours after the receipt of the proposed project plans and specifications or other contract documents at the offices of Rizzetta & Company, Inc., located at 3434 Colwell Avenue, Suite 200 Tampa, Fl. 33614, Attention: District Manager. The formal protest setting forth with particularity the facts and law upon which the protest is based shall be filed within seven (7) calendar days after the initial notice of protest was filed. Failure to timely file a notice of protest or failure to timely file a formal written protest shall constitute a waiver of any right to object or protest with respect to aforesaid plans, specifications or contract documents.

SECTION 19. EVALUATION OF PROPOSALS. The proposals shall be ranked based on criteria presented in the Evaluation Criteria sheets, contained within the Project Manual. **The proposals shall be ranked based on the District's evaluation of the Proposer's ability to perform the services of the Project. Price will be one factor used in determining the proposal that is in the best interest of the District, but the District explicitly and clearly reserves the right to make such award to other than the lowest priced proposal.** Proposals may be held by the District for a period not to exceed 90 days from the date of proposal opening for the purposes of reviewing the proposals and investigating the qualifications of the Proposers, prior to executing a contract agreement. During this time, all provisions of the submitted proposal must be in effect, including pricing. The District may visit the Proposer's facilities as part of the evaluation process. The District also reserves the right to seek clarification from prospective firms on any issue in a response, invite specific firms for site visits or oral presentations, or take any action it feels necessary to properly evaluate the submissions and construct a solution in the District's best interest. Failure to submit the requested information or required documentation may result in the lessening of the proposal score or the disqualification of the proposal response.

Do not attempt to contact any Board member, staff member or any person other than the appointed staff for questions relating to this project. Anyone attempting to lobby District representatives will be disqualified.

SECTION 20. BLACKOUT PERIOD/CONE OF SILENCE. The blackout period is defined as between the time the Request for Proposals is issued by the District and the time the Board awards the contract. During this black out period, any attempt to influence the thinking of District staff or officials related to this solicitation for goods or services, in person, by mail, by facsimile, by telephone, by electronic mail, or by any other means of communication, will result in disqualification of their award and/or contract. This does not apply to pre-solicitation conferences, contract negotiations, or communications with staff not concerning this solicitation.

SECTION 21. PRICING. Proposers shall submit their price information on the supplied forms with all blank spaces completed. Proposers shall also sign the required form. Each line item shall be clearly stated and cover all charges including incidental expenses, applicable taxes, insurance, overhead and profit. Proposers will not be allowed to make any substitutions in materials, quantities or frequencies during the proposal process. Proposers shall guarantee that their pricing to the District shall not increase throughout the term of the contract agreement executed.

SECTION 22. REFERENCE TERMS. Any headings in this document are for the purposes of reference only and shall not limit or otherwise affect the meaning thereof. Any reference to gender shall be construed to include all genders, firms, partnerships and corporations. References in the singular shall be construed to include the plural and references in the plural shall be construed to include the singular.

SECTION 23. ADDITIONAL TERMS AND CONDITIONS. No additional terms and conditions included with the proposal response shall be evaluated or considered and any and all such additional terms and conditions shall have no force and effect and are inapplicable to this proposal. If submitted either purposefully through intent or design or inadvertently appearing separately in transmitting letters, specifications, literature, price lists or warranties, it is understood and agreed the general and special conditions in this solicitation are the only conditions applicable to this

proposal and the Proposer's authorized signature affixed to the proposal attests to this. To the extent of conflict between the terms of this Project Manual and the District's operating rules and procedures, the terms of this project manual shall govern.

1st Draft

1. Proposer: _____

[Company Name] /_/_ A Partnership
 /_/_ A Corporation
 /_/_ A Subsidiary Corporation
2. Parent Company Name: _____
3. Parent Company Address:

Street Address _____

P.O. Box (if any) _____

City _____ State _____ Zip Code _____

Telephone _____ Fax no. _____

1st Contact Name _____ Title _____

2nd Contact Name _____ Title _____
4. Proposer Company Address (if different):

Street Address _____

P. O. Box (if any) _____

City _____ State _____ Zip Code _____

Telephone _____ Fax no. _____

1st Contact Name _____ Title _____

2nd Contact Name _____ Title _____
5. List the location of the office from which the proposer would provide services to Sterling Hill CDD.

Street Address _____

City _____ State _____ Zip Code _____

Telephone _____ Fax No. _____

1st Contract Name _____ Title _____

6. Is the Proposer incorporated in the State of Florida? Yes () No ()

6.1 If yes, provide the following:

- Is the Company in good standing with the Florida Department of State, Division of Corporations? Yes () No ()

If no, please explain _____

- Date incorporated _____ Charter No. _____

6.2 If no, provide the following:

- The State with whom the Proposer's company is incorporated? _____

- Is the company in good standing with the State? Yes () No ()

If no, please explain _____

- Date incorporated _____ Charter No. _____

- Is the Proposer's company authorized to do business in the State of Florida? Yes () No ()

6.3 If Proposer is not incorporated, please identify the type of business entity (i.e.: Limited Liability Company, Partnership, etc.) and the number of years Proposer has been in the business of providing landscape services.

7. Has the Proposer's company provided services for a community development district or similar community previously? Yes () No ()

7.1 If yes, provide the following:

- Number of contracts Proposer has executed with community development districts and/or similar communities during the past five (5) years and the names of the entities as well as the length of the contract and whether each such community is still a current client.

8. List the Proposer's total annual dollar value of comparable contracts for each of the last three (3) years starting with the latest year and ending with the most current year (20)_____, (21)_____, (22)_____.

9. What are the Proposer's current insurance limits?

General Liability	\$ _____
Automobile Liability	\$ _____
Umbrella Coverage	\$ _____

Workers Compensation \$ _____
Expiration Date _____

10. Please state whether or not the Proposer or any of its affiliates are presently barred or suspended from bidding or contracting on any state, local, or federal contracts in any state(s)? Yes () No () If so, state the name(s) of the company (ies) _____

The state(s) where barred or suspended _____
State the period(s) of debarment or suspension _____

11. Has the Proposer ever failed to fulfill its obligations under any contract awarded to it? Yes () No () If so, where and why? _____

12. Has any officer or partner of the Proposer ever been an officer, partner, or owner of some other organization that has failed to fulfill job duties or otherwise complete a contract? Yes () No () If so, state name of individual, other organization and reason therefore. _____

13. List any and all litigation to which the Proposer, any personnel to work at Sterling Hill CDD, any officer and/or employee of the Proposer has been a party in the last five (5) years. _____

14. Has the Proposer or any of its affiliates ever been either disqualified or denied prequalification status by a governmental entity? Yes () No () If so, discuss the circumstances surrounding such denial or disqualification as well as the date thereof. _____

15. List five (5) current clients including contact persons and telephone numbers as well as their contract value and length of service: _____

16. List three (3) jobs (including company, contact person, and telephone number) lost in the previous twelve (12) months and the reason(s) why:
- _____
- _____
- _____
17. Attach current financial statements, prepared within the last one hundred eighty (180) days, showing current financial resources, liabilities, capital equipment and historical financial performance for the past one year.
18. Attach any certifications or documentation regarding educational experience of key personnel that would assist the District(s) in evaluating the quality and experience of such personnel.
19. Key Personnel: Describe any experience of the principal individuals (Foremen, Superintendents, etc.) who are responsible for the actual landscape maintenance work of your organization and who will be assigned to this contract if awarded to contractor.

Name	Position
------	----------

Type of Work	Yrs. Exp.	Yrs. With Firm
--------------	-----------	----------------

Name	Position
------	----------

Type of Work	Yrs. Exp.	Yrs. With Firm
--------------	-----------	----------------

Name	Position
------	----------

Type of Work	Yrs. Exp.	Yrs. With Firm
--------------	-----------	----------------

Name	Position
------	----------

Type of Work	Yrs. Exp.	Yrs. With Firm
--------------	-----------	----------------

Name	Position
------	----------

Type of Work	Yrs. Exp.	Yrs. With Firm
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The undersigned hereby authorize(s) and request(s) any person, firm or corporation to furnish any pertinent information requested by the Sterling Hill CDD or their authorized agents, deemed necessary to verify the statements made in this document or documents attached hereto, or necessary to determine whether the Sterling Hill CDD should consider the Proposer for bidding on the landscape services request for proposals, including such matters as the Proposer’s ability, standing, integrity, quality of performance, efficiency and general reputation.

Name of Proposer

By: _____

[Type Name and Title of Person Signing]

This _____ day of _____, 20__.

(Corporate Seal)

Sworn to before me this _____ day of _____, 20__.

(Seal)

Notary Public/Expiration Date

CORPORATE OFFICERS

Company Name _____ Date _____

Provide the following information for Officers of the Proposer and parent company, if any.

NAME FOR PROPOSER	POSITION OR TITLE	CORPORATE RESPONSIBILITIES	INDIVIDUAL'S RESIDENCE CITY, STATE
FOR PARENT COMPANY (if applicable)			

AFFIDAVIT FOR INDIVIDUAL

State of _____ ss:

County of _____

_____, being duly sworn, deposes and says that the statements and answers to the questions concerning the qualification statement and corporate officers contained herein are correct and true as of this date; and that he/she understands that intentional inclusion of false, deceptive or fraudulent statements on this statement constitutes fraud; and will be considered such action on the part of the Proposer to constitute good cause for rejecting Proposer's proposal.

(Proposer must also sign here)

Sworn to before me this _____ day of _____, 20__.

Notary Public/Expiration Date:

(SEAL)

AFFIDAVIT FOR PARTNERSHIP

State of _____ ss:

County of _____

_____, is a member of the firm of _____, being duly sworn, deposes and says that the statements and answers to the questions concerning the qualification statement and corporate officers are correct and true as of the date of this affidavit; and, that he/she understands that intentional inclusion of false, deceptive or fraudulent statements on this statement constitutes fraud; and such action on the part of the Proposer will be considered to constitute good cause for rejecting Proposer's proposal.

(Signature of a General Partner is Required)

Sworn to before me this _____ day of _____, 20__.

Notary Public/Expiration Date:

(SEAL)

AFFIDAVIT FOR CORPORATION

State of _____ ss:

County of _____

(title) _____ of the _

(a corporation described herein) being duly sworn, deposes and says that the statements and answers to the questions in the foregoing concerning the qualification statement and corporate officers are correct and true as of the date of this affidavit; and, that he/she understands that intentional inclusion of false, deceptive or fraudulent statements in this statement constitutes fraud; and such action on the part of the Proposer will be considered good cause for rejection of Proposer's proposal.

(Officer must also sign here)

CORPORATE SEAL

Sworn to before me this _____ day of _____, 20__.

Notary Public/Expiration Date:

(SEAL)

**STERLING HILL
COMMUNITY DEVELOPMENT DISTRICT**

**REQUEST FOR PROPOSAL
LANDSCAPE MAINTENANCE SERVICES**

EVALUATION CRITERIA

1. Personnel

(20 Points Possible) (____ Points Awarded)

(E.g., skill set and experience of key management and assigned personnel, including the project manager and other specifically trained individuals who will manage the property; present ability to manage this project; proposed staffing levels, etc. Skill set includes certification, technical training, and experience with similar projects. Please include resumes, certifications, etc. with bid.)

Management and Supervisory Personnel

Name	Years Exp.	Position/Certifications	Duties and Responsibilities
1. _____	_____	_____	_____
2. _____	_____	_____	_____
3. _____	_____	_____	_____
4. _____	_____	_____	_____
5. _____	_____	_____	_____

Proposed Staffing Levels

Landscape Maintenance staff will include _____ laborers, _____ Supervisors, and _____ technical personnel. In addition, list any personnel with technical expertise that will be utilized on this project. (Such as pesticide, herbicide application, arborists or horticulturist, etc.)

Name	Years Exp.	Position/Certifications	Duties and Responsibilities
1. _____	_____	_____	_____
2. _____	_____	_____	_____
3. _____	_____	_____	_____
4. _____	_____	_____	_____

2. Experience

(20 Points Possible) (_____ Points Awarded)

(E.g., past & current record and experience of the respondent in similar projects, volume of work previously awarded to the firm; past performance in any other contracts; subcontractor listing, inventory of all equipment, etc.)

1. Project Name/Location: _____
Contact: _____ Contact Phone: _____ Email _____
Project Type/Description: _____
Dollar Amount of Contract: _____
Your Company's Detailed Scope of Services for Project: _____

Duration of Contract: START DATE: _____ END DATE _____
2. Project Name/Location: _____
Contact: _____ Contact Phone: _____ Email _____
Project Type/Description: _____
Dollar Amount of Contract: _____
Your Company's Detailed Scope of Services for Project: _____

Duration of Contract: START DATE: _____ END DATE _____
3. Project Name/Location: _____
Contact: _____ Contact Phone: _____ Email _____
Project Type/Description: _____
Dollar Amount of Contract: _____

Experience cont.

Your Company's Detailed Scope of Services for Project: _____

Duration of Contract: START DATE: _____ END DATE _____

4. Project Name/Location: _____

Contact: _____ Contact Phone: _____ Email _____

Project Type/Description: _____

Dollar Amount of Contract: _____

Your Company's Detailed Scope of Services for Project: _____

Duration of Contract: START DATE: _____ END DATE _____

5. Project Name/Location: _____

Contact: _____ Contact Phone: _____ Email _____

Project Type/Description: _____

Dollar Amount of Contract: _____

Your Company's Detailed Scope of Services for Project: _____

Duration of Contract: START DATE: _____ END DATE _____

(15 Points Possible) (____ Points Awarded)

4. Financial Capacity

(5 Points Possible) (____ Points Awarded)

5. Price

(25 Points Possible) (____ Points Awarded)

* Contractor "A" turns in a bid of \$210,000 and is deemed to be low bid and will receive the full 25 points. Contractor "B" turns in a bid of \$265,000. Bid "A" is divided by Bid "B" then multiplied by the number of points possible (25). $(210,000/265,000) \times 25 = 19.81$, therefore, Contractor "B" will receive 19.81 of 25 possible points. Contractor "C" turns in a bid of \$425,000. Bid "A" is divided by Bid "C" then multiplied by the number of points possible (25). $(210,000/425,000) \times 25 = 12.35$, therefore, Contractor "C" will receive 12.35 of 25 points.

6. Reasonableness of ALL Numbers

(15 Points Possible) (____ Points Awarded)

Up to fifteen (15) points will be awarded as to the reasonableness of ALL numbers, quantities & costs (including, but not limited to fertilizer quantities, mulch quantities based on Contractor's field measurements) provided in Parts 1,2,3,4, 5 & 6.

Proposer's Total Score

(100 Points Possible)

(_____ Points Awarded)

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LANDSCAPE AND IRRIGATION MAINTENANCE AGREEMENT

This Landscape and Irrigation Maintenance Agreement (“**Contract**”), is entered into as of the _____, between **THE STERLING HILL COMMUNITY DEVELOPMENT DISTRICT**, a community development district organized under the laws of the State of Florida (hereinafter referred to as “**District**” or “**Owner**”) located at 3434 Colwell Avenue, Ste. 200, Tampa, FL 33614, and **XXXXXX XXXXXX** (hereinafter referred to as “**Contractor**”) located at _____.

RECITALS

WHEREAS, the District was established pursuant to Chapter 190, *Florida Statutes*, for the purpose of planning, financing, constructing, operating and/or maintaining certain infrastructure improvements, including but not limited to, landscaping and irrigation improvements; and

WHEREAS the District desires to retain an independent contractor to provide landscape and irrigation maintenance services within the District; and

WHEREAS the Contractor represents that it is qualified to serve as a landscape and irrigation maintenance contractor and provide such services to the District.

WHEREAS the District and Contractor warrant and agree that they have all right, power and authority to enter into and be bound by this Agreement.

NOW, THEREFORE, in consideration of the recitals, agreements, and mutual covenants contained herein, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged by the parties, the parties agree as follows:

SECTION 1. RECITALS. The recitals so stated are true and correct and by this reference are incorporated into and form a material part of this Agreement.

SECTION 2. DESCRIPTION OF WORK AND SERVICES.

- A.** The duties, obligations, and responsibilities of the Contractor are to provide the services, labor and materials necessary for the provision of landscape and irrigation maintenance services as described herein and in **Exhibit A** (the “Services”), attached hereto and incorporated by reference herein, within the District. Such lands on which Services shall be provided are as more particularly described and shown on **Exhibit B**, attached hereto and incorporated herein by reference.
- B.** Contractor shall be solely responsible for the means, manner, and methods by which its duties, obligations and responsibilities are met to the satisfaction of the District and in accordance with this Agreement. The Contractor shall use industry best practices and procedures when carrying out the Services. Any additional compensation for additional services shall be paid only as negotiated between the parties and upon the written authorization of the District.
- C.** This Agreement grants to Contractor the right to enter the lands that are subject to this Agreement, for those purposes described in this Agreement, and Contractor hereby agrees to comply with all applicable laws, rules, ordinances and regulations affecting the provision of the Services.

- D.** If time is lost due to heavy rains (“Rain Days”), the Contractor agrees to reschedule its employees and divide their time accordingly to complete all scheduled services during the time during the same week as any Rain Days. The Contractor shall provide services on Saturdays if needed to make up Rain Days but shall not provide services on Sundays.
- E.** The Contractor shall report directly to the District’s Designee. The Contractor shall use all due care to protect the property of the District, its residents and landowners from damage and shall follow and be responsible for the Services set forth in **Exhibit A** on the property as provided in **Exhibit B**. Contractor agrees to repair any damage resulting from Contractor’s activities and work within twenty-four (24) hours. This includes, but is not limited to, damage caused by Contractor to irrigation heads and lines, landscape, grasses or any other District or landowner properties or improvements.

SECTION 3. COMPENSATION; TERM.

The District agrees to pay Contractor for the Contract Work, a not to exceed sum of XXXXXXXXXXXXXX per year as detailed in Exhibit “B”, payable in monthly installments as detailed below, for a term of one (1) year with the option to renew for five (5) additional one (1) year periods unless terminated earlier as provided in this Contract.

1. If the District should desire additional work or services, or to add additional lands to be maintained, the Contractor agrees to negotiate in good faith to undertake such additional work or services. Upon successful negotiations, the parties shall agree in writing to an addendum, addenda, or change order to this Contract. The Contractor shall be compensated for such agreed additional work or services based upon a payment amount acceptable to the parties and agreed to in writing.
2. The District may require, as a condition precedent to making any payment to the Contractor that all subcontractors, material men, suppliers or laborers be paid and require evidence, in the form of lien releases or partial waivers of lien, to be submitted to the District by those subcontractors, material men, suppliers, or laborers, and further require that the Contractor provide an Affidavit relating to the payment of said indebtedness. Further, the District shall have the right to require, as a condition precedent to making any payment, evidence from the Contractor, in a form satisfactory to the District, that any indebtedness of the Contractor, as to services to the District, has been paid and that the Contractor has met all of the obligations with regard to the withholding and payment of taxes, Social Security payments, Workmen’s Compensation, Unemployment Compensation contributions, and similar payroll deductions from the wages of employees.
3. The District agrees to pay Contractor for the Contract Work, a not to exceed sum of XXXXXXXXXXXX Dollars and XX/100 Cents (\$XXX,XXX.XX) for the initial term, XXXXXXXXXXXX Dollars and XX/100 Cents (\$XXX,XXX.XX) for the first annual renewal, XXXXXXXXXXXX Dollars and XX/100 Cents (\$XXX,XXX.XX) for the second annual renewal, XXXXXXXXXXXX Dollars and XX/100 Cents (\$XXX,XXX.XX) for the third annual renewal, XXXXXXXXXXXX Dollars and XX/100 Cents (\$XXX,XXX.XX) for the fourth annual renewal and XXXXXXXXXXXX Dollars and XX/100 Cents (\$XXX,XXX.XX) for the fifth annual renewal to include Parts 1 through 4 of the Scope of Services as detailed in Exhibit “B”, payable in monthly installments as detailed below unless terminated earlier as provided in this Contract. Contractor shall invoice the District monthly for services provided during the previous month pursuant to the terms of this Agreement. The District shall provide payment within thirty (30) days of receipt of invoices.

As compensation for the work, the District agrees to pay Contractor \$XXX,XXX.XX per month during the Initial Term, \$XXX,XXX.XX per month during the First Annual Renewal, \$XXX,XXX.XX per month during the Second Annual Renewal, \$XXX,XXX.XX per month during the Third Annual Renewal, \$XXX,XXX.XX per month during the Fourth Annual Renewal and \$XXX,XXX.XX per month during the Fifth Annual Renewal. Such compensation covers only the items specified in Parts 1 & 4 of the Contractor's Bid Form. Additionally, for the services specified in Parts 2, 3, 5 & 6 of the Contractor's Bid Form attached as Exhibit "C", the District agrees to pay Contractor using the pricing specified in the Contractor's Bid Form in the month after the services were performed and after required documentations (if any) have been provided. Up to a maximum of XXXXXXXXXXXX Dollars and XX/100 Cents (\$XXX,XXX.XX), XXXXXXXXXXXX Dollars and XX/100 Cents (\$XXX,XXX.XX), XXXXXXXXXXXX Dollars and XX/100 Cents (\$XXX,XXX.XX), XXXXXXXXXXXX Dollars and XX/100 Cents (\$XXX,XXX.XX), XXXXXXXXXXXX Dollars and XX/100 Cents (\$XXX,XXX.XX) and XXXXXXXXXXXX Dollars and XX/100 Cents (\$XXX,XXX.XX), for the Initial contract term, first annual renewal, second annual renewal, third annual renewal, fourth annual renewal and fifth annual renewal, respectively, shall be paid if all mulch top-dressings (Part 5) are performed and awarded to Contractor as well as all annual flower rotations (Part 6) are performed and awarded to Contractor. The Contractor shall not perform mulching or annual installation services without the prior written approval of the District.

SECTION 4. CHANGE ORDERS. The Contractor understands that the Services may be reduced, expanded, or otherwise modified in scope. If any additional Services are proposed beyond those identified in this Agreement, Contractor shall perform them but only after receiving a written change order from the District. The Contractor shall cooperate with and assist the District in preparing and determining the scope of any change order. In the event the service represents a unit price set forth in this Agreement, Contractor's compensation shall be adjusted for the added or deducted services proposed by the change order in accordance with the unit prices established in the Agreement. In the event the service is not represented by a lump sum or unit price set forth in this Agreement, Contractor's compensation shall be adjusted for the added or deducted services proposed by the change order as reasonably determined by the District in conference with the Contractor. All change orders shall be in the form attached hereto as **Exhibit C**.

SECTION 5. WARRANTY AND COVENANT. The Contractor warrants to the District that all materials furnished under this Agreement shall be new, and that all services and materials shall be of good quality, free from faults and defects. The Contractor hereby warrants any materials and Services for a period of one year after acceptance by the District or longer as required under Florida law. With respect to any and all plant material provided pursuant to Section 2, all plant material shall be guaranteed to be in a satisfactory growing condition and to live for a period of one year from planting except for annuals, which will be replaced seasonally. All plants that fail to survive under the guarantee shall be replaced as they fail with the same type and size as originally specified. Contractor further warrants to the District those warranties which Contractor otherwise warrants to others and the duration of such warranties is as provided by Florida law unless longer guarantees or warranties are provided for elsewhere in the Agreement (in which case the longer periods of time shall prevail). The Contractor shall replace or repair warranted items to the District's satisfaction and in the District's discretion. Neither final acceptance of the Services, nor monthly or final payment therefore, nor any provision of the Agreement shall relieve Contractor of responsibility for defective or deficient materials or Services. If any of the Services or materials are found to be defective, deficient or not in accordance with the Agreement, Contractor shall correct remove and replace it promptly after receipt of a written notice from the District and correct and pay for any other damage resulting there from to District property or the property of landowners within the District. The Contractor hereby certifies it is receiving the property in its as is condition and has thoroughly inspected the property and addressed

any present deficiencies, if any, with the District. Contractor shall be responsible for maintaining and warranting all plant material maintained by Contractor as of the first date of Services.

Contractor hereby covenants to the District that it shall perform the Services: (i) using its best skill and judgment and in accordance with generally accepted professional standards and (ii) in compliance with all applicable federal, state, county municipal, building and zoning, land use, environmental, public safety, non-discrimination and disability accessibility laws, codes, ordinances, rules and regulations, including, without limitation, all professional registration (both corporate and individual) for all required basic disciplines that it shall perform. Contractor hereby covenants to the District that any work product of the Contractor shall not call for the use nor infringe any patent, trademark, services mark, copyright or other proprietary interest claimed or held by any person or business entity absent prior written consent from the District.

SECTION 6 INSURANCE. Contractor shall, at its own expense, maintain insurance during the performance of its Services under this Agreement, with limits of liability not less than the following:

Workers Compensation	statutory
General Liability	
<i>Bodily Injury (including contractual)</i>	\$1,000,000/\$2,000,000
<i>Property Damage (including contractual)</i>	\$1,000,000/\$2,000,000
Automobile Liability (if applicable)	
<i>Bodily Injury and Property Damage</i>	\$1,000,000

Contractor shall provide the District with a certificate naming the District, its officers, agents and employees as an additional insured (for all coverage except workers' compensation coverage). At no time shall Contractor be without insurance in the above amounts. No policy may be canceled during the term of this Agreement without at least thirty (30) days written notice to the District. An insurance certificate evidencing compliance with this section shall be sent to the District prior to the commencement of any performance under this Agreement.

SECTION 7. INDEPENDENT CONTRACTOR. It is understood and agreed that at all times the relationship of Contractor and its employees, agents, subcontractors or anyone directly or indirectly employed by Contractor to the District is the relationship of an independent contractor and not that of an employee, agent, joint venturer or partner of the District. Nothing in this Agreement shall be interpreted or construed as creating or establishing the relationship of employer and employee between the District and Contractor or any of its employees, agents, subcontractors or anyone directly or indirectly employed by Contractor. The parties acknowledge that Contractor is not an employee for state or federal tax purposes. Contractor shall hire and pay all of Contractor's employees, agents, subcontractors or anyone directly or indirectly employed by Contractor, all of whom shall be employees of Contractor and not employees of District and at all times entirely under Contractor's supervision, direction and control.

In particular, the District will not: i) Withhold FICA (Social Security) from Contractor's payments; ii) Make state or federal unemployment insurance contributions on Contractor's behalf; iii) Withhold state or federal income tax from payment to Contractor; iv) Make disability insurance contributions on behalf of Contractor; or v) Obtain workers' compensation insurance on behalf of Contractor.

SECTION 8. COMPLIANCE WITH LAWS, ORDINANCES AND REGULATIONS. In performing its obligations under this Agreement, Contractor and each of its employees, agents, subcontractors or anyone directly or indirectly employed by Contractor shall comply with all applicable laws, ordinances, rules, regulations, and orders of any public or governmental authority having appropriate jurisdiction, including all laws, regulations and rules relating to immigration and/or the status of foreign workers. Contractor shall initiate, maintain, and supervise all safety precautions and programs in connection with its obligations herein. Contractor shall ensure that all of Contractor's employees, agents, subcontractors, or anyone directly or indirectly employed by Contractor observe Contractor's rules and regulations of safety and conduct. Contractor shall take all reasonable precautions for the safety of and shall provide all reasonable protection to prevent damage, injury or loss to all of its employees, agents and subcontractors performing its obligations herein and other persons who may be affected, and any material, equipment and other property. Contractor shall remedy all damage or loss to any property caused in whole or in part by Contractor, its employees, agents, subcontractors, or anyone directly or indirectly employed by Contractor, or by anyone for whose acts Contractor may be liable. Contractor shall indemnify District for all damage or losses it may incur or be exposed to because of Contractor or any of its employees, agents, subcontractors, or anyone directly or indirectly employed by Contractor's failure to comply with the provisions contained herein.

SECTION 9. DEFAULT AND PROTECTION AGAINST THIRD PARTY INTERFERENCE. A default by either party under this Agreement shall entitle the other to all remedies available at law or in equity, which may include, but not be limited to, the right of actual damages and/or specific performance. The District shall be solely responsible for enforcing its rights under this Agreement against any interfering third party. Nothing contained in this Agreement shall limit or impair the District's right to protect its rights from interference by a third party to this Agreement.

SECTION 10. ENFORCEMENT OF AGREEMENT. In the event that either party is required to enforce this Agreement by court proceedings or otherwise, then the parties agree that the substantially prevailing party shall be entitled to recover from the other all fees and costs incurred, including reasonable attorney's fees and costs for trial, alternative dispute resolution, or appellate proceedings.

SECTION 11. AMENDMENTS. Amendments to and waivers of the provisions contained in this Agreement may be made only by an instrument in writing which is executed by both the District and the Contractor.

SECTION 12. AUTHORIZATION. The execution of this Agreement has been duly authorized by the appropriate body or official of the District and the Contractor, both the District and the Contractor have complied with all the requirements of law, and both the District and the Contractor have full power and authority to comply with the terms and provisions of this instrument.

SECTION 13. NOTICES. All notices, requests, consents and other communications under this Agreement ("Notices") shall be in writing and shall be delivered, mailed by First Class Mail, postage prepaid, or overnight delivery service, to the parties, as follows:

A. If to Contractor: _____

Attn: _____

B. If to District: Sterling Hill Community Development District
3434 Colwell Avenue, Suite 200
Tampa, Florida 33614
Attn: District Manager

With a copy to: Straley, Robin & Vericker
1510 W. Cleveland Street
Tampa, FL 33606
Attn: Vivek Babbar
e-mail: vbabbar@srvlegal.com

Except as otherwise provided in this Agreement, any Notice shall be deemed received only upon actual delivery at the address set forth above. Notices delivered after 5:00 p.m. (at the place of delivery) or on a non-business day, shall be deemed received on the next business day. If any time for giving Notice contained in this Agreement would otherwise expire on a non-business day, the Notice period shall be extended to the next succeeding business day. Saturdays, Sundays, and legal holidays recognized by the United States government shall not be regarded as business days. Counsel for the District and counsel for the Contractor may deliver Notice on behalf of the District and the Contractor. Any party or other person to whom Notices are to be sent or copied may notify the other parties and addressees of any change in name or address to which Notices shall be sent by providing the same on five (5) days written notice to the parties and addressees set forth herein.

SECTION 14. ARM'S LENGTH TRANSACTION. This Agreement has been negotiated fully between the District and the Contractor as an arm's length transaction. Both parties participated fully in the preparation of this Agreement and received the advice of counsel. In the case of a dispute concerning the interpretation of any provision of this Agreement, both parties are deemed to have drafted, chosen, and selected the language, and the doubtful language will not be interpreted or construed against either the District or the Contractor.

SECTION 15. THIRD PARTY BENEFICIARIES. This Agreement is solely for the benefit of the District and the Contractor, and no right or cause of action shall accrue upon or by reason, to or for the benefit of any third party not a formal party to this Agreement. Nothing in this Agreement expressed or implied is intended or shall be construed to confer upon any person or corporation other than the District and the Contractor any right, remedy, or claim under or by reason of this Agreement or any of the provisions or conditions of this Agreement; and all of the provisions, representations, covenants, and conditions contained in this Agreement shall inure to the sole benefit of and shall be binding upon the District and the Contractor and their respective representatives, successors, and assigns.

SECTION 16. ASSIGNMENT. Neither the District nor the Contractor may assign this Agreement or any monies to become due hereunder without the prior written approval of the other.

SECTION 17. APPLICABLE LAW AND VENUE. This Agreement and the provisions contained herein shall be construed, interpreted and controlled according to the laws of the State of Florida. Each party

consents that the venue for any litigation arising out of or related to this Agreement shall be in Manatee County, Florida.

SECTION 18. INDEMNIFICATION.

- A.** Contractor, its employees, agents and subcontractors shall defend, hold harmless and indemnify the District and its supervisors, officers, staff, employees, representatives and agents against any claims, damages, liabilities, losses and costs, including, but not limited to, reasonable attorneys' fees, to the extent caused by the acts or omissions of Contractor, and other persons employed or utilized by Contractor in the performance of this Agreement or the Services performed hereunder up to the amount of One Million Dollars (\$1,000,000.00). By executing this Agreement, Contractor agrees such indemnification amount bears a reasonable commercial relationship to the Agreement.
- B.** Obligations under this section shall include the payment of all settlements, judgments, damages, liquidated damages, penalties, forfeitures, back pay awards, court costs, arbitration and/or mediation costs, litigation expenses, attorney fees, and paralegal fees (incurred in court, out of court, on appeal, or in bankruptcy proceedings) as ordered.

SECTION 19. LIMITATIONS ON GOVERNMENTAL LIABILITY. Nothing in this Agreement shall be deemed as a waiver of immunity or limits of liability of the District beyond any statutory limited waiver of immunity or limits of liability which may have been adopted by the Florida Legislature in Section 768.28, *Florida Statutes*, or other statute, and nothing in this Agreement shall inure to the benefit of any third party for the purpose of allowing any claim which would otherwise be barred under the Doctrine of Sovereign Immunity or by operation of law.

SECTION 20. TERMINATION. The District agrees that the Contractor may terminate this Agreement for cause by providing ninety (90) days written notice of termination to the District; provided, however, that the District shall be provided a reasonable opportunity to cure any failure under this Agreement. The Contractor agrees that the District may terminate this Agreement immediately for cause by providing written notice of termination to the Contractor. The District shall provide thirty (30) days written notice of termination without cause. Upon any termination of this Agreement, the Contractor shall be entitled to payment for all Services rendered up until the effective termination of this Agreement, subject to whatever claims or off sets the District may have against the Contractor as the sole means of recovery for termination.

SECTION 21. INSPECTIONS. The District shall designate in writing a person to act as the District's representative with respect to the services to be performed under this Agreement. The District's representative shall have complete authority to transmit instructions, receive information, interpret and define the District's policies and decisions with respect to materials, equipment, elements, and systems pertinent to the Contractor's services.

(1) The District hereby designates the District Manager, Landscape Specialist or a representative of the District Manager, to act as its representative.

(2) The Contractor agrees to meet with a District representative, when requested, to walk the property to discuss conditions, schedules, and items of concern regarding this Contract. At that time, the District will compile a list of landscape related items (Landscape Inspection Report) that should be performed before the next walk through or other designated time. The Contractor

shall be required to provide, in writing, (typically within seven (7) calendar days) what actions shall be taken to remedy those findings within the Landscape Inspection Report. Response shall include a timeline as to when items shall be completed as well as diagnosis and treatment plans for those items requiring such. If the Contractor does not respond within the specified time, the first offense will result in a written warning; the second offense will result in a second written warning and the Board of Supervisors for the District will be notified; the third offense may terminate this contract for cause at the District's discretion. If the deficient items have not been rectified to the District's satisfaction within the stated time provided in the response to the Landscape Inspection Report, (but in no circumstance no longer than a 1-month period), the District reserves the right to subcontract out such work and withhold the cost of such work from the Contractor's next monthly invoice. The District further reserves the right to, among other remedies available at law or in equity, impose fees on the Contractor of \$100 per day. The District will be responsible for scheduling the inspections. The District must have no less than five (5) days' notice if there is a need to reschedule. Inspections will proceed with or without the attendance of the Contractor. Notwithstanding, Contractor is responsible for a weekly inspection of the entire property subject to the Contract Work. Contractor shall provide management a written summary of work performed for each week with notification of any problem areas.

SECTION 22. OWNERSHIP OF DOCUMENTS. All rights in and title to all plans, drawings, specifications, ideas, concepts, designs, sketches, models, programs, software, creation, inventions, reports, or other tangible work product originally developed by Contractor pursuant to this Agreement shall be and remain the sole and exclusive property of the District when developed and shall be considered work for hire.

SECTION 23. PUBLIC RECORDS. Contractor understands and agrees that all documents of any kind provided to the District in connection with this Agreement may be public records, and, accordingly, Contractor agrees to comply with all applicable provisions of Florida law in handling such records, including but not limited to Section 119.0701, *Florida Statutes*. Contractor acknowledges that the designated public records custodian for the District is Belinda Blandon ("Public Records Custodian"). Among other requirements and to the extent applicable by law, the Contractor shall 1) keep and maintain public records required by the District to perform the service; 2) upon request by the Public Records Custodian, provide the District with the requested public records or allow the records to be inspected or copied within a reasonable time period at a cost that does not exceed the cost provided in Chapter 119, *Florida Statutes*; 3) ensure that public records which are exempt or confidential, and exempt from public records disclosure requirements, are not disclosed except as authorized by law for the duration of the contract term and following the contract term if the Contractor does not transfer the records to the Public Records Custodian of the District; and 4) upon completion of the contract, transfer to the District, at no cost, all public records in Contractor's possession or, alternatively, keep, maintain and meet all applicable requirements for retaining public records pursuant to Florida laws. When such public records are transferred by the Contractor, the Contractor shall destroy any duplicate public records that are exempt or confidential and exempt from public records disclosure requirements. All records stored electronically must be provided to the District in a format that is compatible with Microsoft Word or Adobe PDF formats.

IF THE CONTRACTOR HAS QUESTIONS REGARDING THE APPLICATION OF CHAPTER 119, *FLORIDA STATUTES*, TO THE CONTRACTOR'S DUTY TO PROVIDE PUBLIC RECORDS RELATING TO THIS AGREEMENT, CONTACT THE CUSTODIAN OF PUBLIC RECORDS, MATTHEW HUBER, RIZZETTA &

**COMPANY, INC., 3434 COLWELL AVENUE, SUITE 200, TAMPA, FLORIDA
33614, (813) 933-5571, MHUBER@RIZZETTA.COM**

SECTION 24. SEVERABILITY. The invalidity or unenforceability of any one or more provisions of this Agreement shall not affect the validity or enforceability of the remaining portions of this Agreement, or any part of this Agreement not held to be invalid or unenforceable.

SECTION 25. HEADINGS FOR CONVENIENCE ONLY. The descriptive headings in this Agreement are for convenience only and shall not control nor affect the meaning or construction of any of the provisions of this Agreement.

SECTION 26. ENTIRE AGREEMENT. This instrument shall constitute the final and complete expression of the agreement between the parties relating to the subject matter of this Agreement.

1. **E-Verify Requirements.** The Contractor shall comply with and perform all applicable provisions of Section 448.095, *Florida Statutes*. Accordingly, beginning January 1, 2021, to the extent required by Florida Statute, Company shall register with and use the United States Department of Homeland Security's E-Verify system to verify the work authorization status of all newly hired employees. The District may terminate this Agreement immediately for cause if there is a good faith belief that the Contractor has knowingly violated Section 448.091, *Florida Statutes*.

If the Contractor anticipates entering into agreements with a subcontractor, the Contractor will not enter into the subcontractor agreement without first receiving an affidavit from the subcontractor regarding compliance with Section 448.095, *Florida Statutes*, and stating that the subcontractor does not employ, contract with, or subcontract with an unauthorized alien. The Contractor shall maintain a copy of such affidavit for the duration of the agreement and provide a copy to the District upon request. In the event that the District has a good faith belief that a subcontractor has knowingly violated Section 448.095, *Florida Statutes*, but the Contractor has otherwise complied with its obligations hereunder, the District shall promptly notify the Contractor. The Contractor agrees to immediately terminate the agreement with the subcontractor upon notice from the District. Further, absent such notification from the District, the Contractor or any subcontractor who has a good faith belief that a person or entity with which it is contracting has knowingly violated s. 448.09(1), *Florida Statutes*, shall promptly terminate its agreement with such person or entity.

By entering into this Agreement, the Contractor represents that no public employer has terminated a contract with the Contractor under Section 448.095(2)(c), *Florida Statutes*, within the year immediately preceding the date of this Agreement.

[SIGNATURES ON NEXT PAGE]

IN WITNESS WHEREOF, the parties hereto have executed this Agreement as of the day and year first written above.

Attest:

STERLING HILL COMMUNITY
DEVELOPMENT DISTRICT

Signature of Secretary

Signature of Chairman, Board of Supervisors

Witness:

Signature of Witness

By: _____

Print Name: _____

Title: _____

- Exhibit A: Scope of Services
- Exhibit B: Landscape Maintenance Map
- Exhibit C: Form of Change Order

EXHIBIT “A”
SCOPE OF SERVICES

1st Draft

SCOPE OF SERVICES

PART 1

GENERAL LANDSCAPE MAINTENANCE

- 1) **MOWING** – All “common area” landscaped areas identified as such (green) on the overall Sterling Hill Maintenance Exhibit will be mowed on the following schedule:

MARCH 1 – NOVEMBER 1 – (Growing Season) Once a week

NOVEMBER 1 – MARCH 1 – (Dormant Season) Once every two weeks

This schedule estimates that there will be approximately 43 cuts annually based on standard growing periods in Florida, however, requires a minimum of 52 visits (weekly) to perform those duties, other than mowing, that cannot remain unattended for two weeks. (i.e., weed control, selective mowing, debris clearing, and general detailing of property, etc.). Notwithstanding the above, at no time will the grass be allowed to grow beyond a maximum height of five (5) inches. Each mowing should leave the Bahia grass at a height of three (3) to three and one half (3 1/2) inches. All blades shall be kept sharp at all times to provide a high quality cut and to minimize disease. The DISTRICT requires mowers to be equipped with a mulching type deck. Clippings may be left on the lawn as long as no readily visible clumps remain on the grass surface thirty-six hours after mowing. Otherwise large clumps of clippings will be collected and removed by the CONTRACTOR **OR** be left to dry out on the lawn for no more than one day and then re-distributed across the lawn. This is to re-introduce nutrients in the clippings back into the soil system. In case of fungal disease outbreaks, the clippings will be collected until the disease is under control. The CONTRACTOR shall restore any noticeable damage caused by the CONTRACTOR’S mowing equipment within forty-eight hours from the time the damage is caused at his sole cost and expense. Contractor shall be responsible for training all its personnel in the technical aspects of the Sterling Hill Landscape Maintenance Program and general horticultural practices. Weekend work is permitted when necessary upon prior approval.

1A) DRY RETENTION AREA (DRA) MOWING - All DRA’S (banks, tops and bottoms) as well as open space tracts identified as such (orange) on the overall Sterling Hill Maintenance Exhibit shall be mowed a minimum of once every two weeks during the growing season and once a month during the dormant season. Each mowing shall leave the grass at a height of four (4) to four and one half (4½) inches. Line trimming of ALL drainage structures located within the boundaries of DRAs shall occur each and every time the DRA is mowed. Careful attention must be paid to mower height on banks so as not to scalp at the crest of the bank and increase the chances for bank erosion. Contractor shall be extremely careful not to scalp at structures also increasing chances of bank erosion. Line trimming height shall be the same as mowing height. Excessive clippings shall be hand removed. Mowers must blow all clippings away from residential properties. It is understood that trash of any kind within the boundaries of any and all DRA’s and other debris shall be removed & disposed of by Contractor during every normal service event.

2) EDGING AND TRIMMING – All hard-edged areas (curbs, sidewalks, bike paths, etc.) shall be edged every mowing event and soft-edged areas (tree rings, shrub and groundcover bed lines) shall be edged a minimum of every other mowing event. All edging shall be performed to the sole satisfaction of the DISTRICT. **Chemical edging shall not be permitted anywhere on property.**

AT NO TIME SHALL LAWN BE ALLOWED TO GROW IN AN UNSIGHTLY MANNER. SHOULD THIS OCCUR, CONTRACTOR AGREES TO CORRECT WITHIN TWENTY-FOUR HOURS OF NOTICE BY DISTRICT. CONTRACTOR SHALL COMPLETE ALL LAWN MAINTENANCE ACTIVITIES, i.e. MOWING, EDGING, LINE TRIMMING, BLOWING OFF SIDEWALKS, DRIVEWAYS, CURB & GUTTERS, ETC., IN RELATIVELY SMALL, MANAGEABLE SECTIONS. CONTRACTOR IS NOT TO LEAVE GRASS CLIPPINGS, TRIMMED WEEDS, TURF, DIRT OR DEBRIS ON ANY SURFACES FOR MORE THAN TWO HOURS. IF A MOWING EVENT IS MISSED, EVERY EFFORT SHALL BE MADE TO PERFORM THE MOWING SERVICE THE SAME WEEK (INCLUDING SATURDAYS WITH PRIOR APPROVAL). IF THIS IS NOT POSSIBLE, THE CONTRACTOR SHALL PROVIDE THE DISTRICT A CREDIT FOR FUTURE SERVICES OR ADD A MOWING EVENT TO BE PROVIDED AT A LATER DATE. THE DISTRICT SHALL DETERMINE WHETHER THE CREDIT OR EXTRA MOWING SHALL BE USED.

3) TREE AND SHRUB CARE – All deciduous trees shall be pruned when dormant to ensure proper uniform growth. All evergreen trees shall be pruned in the early summer and fall to ensure proper growth and proper head shape. Sucker growth at the base of the trees shall be removed by hand continuously throughout the year. Aesthetic pruning shall consist of the removal of dead and/or broken branches as often as necessary to have trees appear neat at all times. Branches will be pruned just outside the branch collar. Contractor is responsible for the removal of all branches and limbs up to a 4" diameter and up to a 15' height to keep them from encroaching onto buildings (including roofs), signage structures, play structures, fences & walls (including Sterling Hill's extensive buffer wall), as well as pruned to prevent street lights and traffic signage from being blocked. Additionally, trees shall be pruned over sidewalks, nature trails, parking lots and roadways so as not to interfere with pedestrians or cars. (This is to include maintaining at all times a minimum of ten (sidewalks) to fifteen (streets) (10-15) feet of clearance under all limbs depending on location and species of tree but shall vary according to DOT specs.) All hanging moss shall be removed from all trees up to a 15' height on an as-needed basis. Crape Myrtles are not to be "hat racked" at any time. Pencil pruning is the preferred method of Crape Myrtle pruning and should be performed after threat of frost has passed. Moss must be removed prior to the spring flush of new growth on all deciduous trees.

All shrubs will be pruned as necessary to retain an attractive shape and fullness, removing broken or dead limbs as necessary to provide a neat and clean appearance. Shrubs shall not be clipped into balled or boxed forms unless such forms are required by design. Shrubs shall be pruned in accordance with the intended function of the plant in its present location. All shrub material shall be pruned in a manner NOT to block landscape lighting fixtures at all times. Flowering shrubs shall be pruned immediately after the blossoms have cured with top pruning restricted to shaping the terminal growth. All pruning shall be done with horticultural skill and knowledge to maintain an overall acceptable appearance consistent with the current aesthetics of Sterling Hill. The Contractor agrees that pruning is an art that must be done under the supervision of a highly trained foreman and shall make provisions for such supervision. Individual plants pruned into rounded balls or unnatural shapes will not be allowed. Contractor shall sterilize all pruning equipment prior to pruning the next shrub grouping; particularly when fungal diseases are known to be present. All clippings and debris from pruning will be carted away at the time pruning takes place. It is of utmost importance that all plant material within clear site lines and visibility triangles at roadway intersections and medians is maintained at or below the required heights. It is the Contractor's responsibility to bring to the attention of the District all areas that are not in compliance. If pruning will bring the area into compliance, then the Contractor, after conferring with District's representative, will proceed with

the pruning activity. However, if pruning will NOT bring the area into compliance (perhaps due to permanent existing grades), then another solution will need to be proposed and executed.

Palms: All palms (regardless of height) shall receive pruning as often as necessary to appear neat and clean at all times. This includes the removal of brown and/or broken fronds and inflorescence. Removal of green or even yellowing fronds is unnecessary. Fronds should be removed only once they turn brown or become broken or are disrupting flow of pedestrian/vehicular traffic or are hanging on architectural structures. Fruit pods shall be removed prior to development. Tarpaulins shall be used in areas where date palms and other palm fruits may stain sidewalks & pavement including, but not limited to, pool decks. Contractor shall be responsible for the removal of all palm fruit stains. Contractor shall sterilize all pruning equipment prior to pruning the next palm, paying careful attention when pruning Medjool, Sylvester, Reclinata and Canary Palms (if present).

Any palms on the pool deck (and all other plant material, in general, on the pool deck) shall be inspected during every maintenance visit and pruned as necessary in order to keep this area safe, neat and attractive at ALL times.

4) WEEDS AND GRASSES – All groundcover and turf areas shall be kept reasonably free of weeds and grasses, and be neatly cultivated and maintained in an orderly fashion at all times. This may be accomplished by carefully applied applications of pre & post emergent herbicides as part of fertilizer mixtures and post-emergent herbicide spot treatments on an as-needed basis. Condition of turf is to be determined by the DISTRICT at its sole discretion. All shrub and bed areas shall be maintained each mowing service by removing all weeds, trash and other undesirable material and debris (leaf and other) to keep the area neat and tidy. All ornamental beds, hedge areas and tree rings shall be kept weed (and sod) free throughout the year. This is to be accomplished through hand pulling or the careful application of a post-emergent herbicide. **AT NO TIME SHALL POST-EMERGENT HERBICIDES BE PERMITTED WHEN WEEDS HAVE ESTABLISHED THEMSELVES AS TO DOMINATE PLANTING BEDS. HAND PULLING MUST BE PERFORMED.**

NON-SELECTIVE, POST-EMERGENT HERBICIDES SHALL NEVER BE USED TO CONTROL WEED/SOD GROWTH AROUND STRUCTURES OF ANY TYPE (I.E. STREET SIGNS, UTILITY BOXES, STREET LIGHTS, PAVEMENT, TREE RINGS, ETC.) THE FIRST OFFENSE WILL RESULT IN A VERBAL WARNING; THE SECOND OFFENSE WILL RESULT IN A SECOND VERBAL WARNING AND THE BOARD OF SUPERVISORS FOR THE DISTRICT WILL BE NOTIFIED; THE THIRD OFFENSE MAY TERMINATE THIS CONTRACT FOR CAUSE AT THE DISTRICT'S DISCRETION.

The CONTRACTOR shall be responsible for the replacement of ornamental plants killed or damaged by herbicide application. All fence lines shall be kept clear of landscape shrubs growing through, weeds, undesirable vines and overhanging limbs.

5) MAINTENANCE OF PAVED AREAS – All paved areas shall be kept weed & debris free. This may be accomplished by mechanical means (line trimmer) or by applications of post/pre-emergent herbicides. Weeds greater than two (2) inches in height or width shall be pulled from paved areas, not sprayed. No sprays with dyes may be used on any paved areas. Contractor is not to use non-selective herbicides to eradicate weeds in curblin expansion joints where the chemical can travel back into the turf causing regularly spaced dead patches behind the curbs and sidewalks.

6) **CLEAN UP** – At no time will CONTRACTOR leave the premises after completion of any work in any type of disarray. All clippings, trimmings, debris, dirt or any other unsightly material shall be removed promptly upon completion of work. CONTRACTOR shall use his own waste disposal methods, never the property dumpsters. Grass clippings shall be blown off sidewalks, streets and curbs within a relatively short time frame and are not to be left for more than two hours. Also grass clippings shall be blown into turf areas, never into mulched bed areas or tree rings as these are to be maintained free of grass clippings. Grass clippings at highly trafficked areas (i.e., tennis courts, clubhouse sidewalks, pool areas, walking trails, etc.) shall be blown off immediately after mowing and edging have taken place. **NO CLIPPINGS SHALL BE BLOWN DOWN CURB INLETS.**

7) **REPLACEMENT OF PLANT MATERIAL** – Trees and shrubs in a state of decline should immediately be brought to the attention of the DISTRICT. Dead or unsightly plant material shall be removed upon notification of the DISTRICT. CONTRACTOR shall be responsible for replacement if due to his negligence. New plant material shall be guaranteed for a period of one (1) year for trees and ninety (90) days for shrubs, ground cover and lawn after final acceptance.

PART 2

FERTILIZATION

All turf shall be fertilized according to the following IFAS Guidelines for a high maintenance level for Central Florida turf: (per BMP guidelines and University of Florida IFAS Extension, Central Florida is determined by anything between an east-west line coast to coast through Ocala and a line coast to coast through Tampa & Vero Beach. Sterling Hill is approximately half way between these two lines.

All Bahia Sod:

March	A complete fertilizer based on soil tests + Pre M applied at no more than 1 lb. N/1000 sq. ft. and containing no less than 50% slow release N.
April	A second application of a pre-emergent herbicide (Pre M)
April	Soluble Nitrogen applied at .5 lbs. N/1000 sq. ft.
June	SRN (Slow Release Nitrogen applied at 1.0 lbs. N/1000 SF)
August	Fe – Ferrous sulfate (2 oz./3-5 Gal. H ₂ O/1000 sq. ft.)
October	A complete fertilizer based on soil tests + Pre M (see March application)

The contractor shall submit a fertilizer label to CDD representative for approval prior to application if the fertilizer being applied varies from that listed above.

Prior to final fertilization selection, a complete soil test should be performed to test for soil pH as well as N, P & K levels. Should changes be of merit, the Contractor shall notify the District in writing prior to the implementation of such changes. At times environmental conditions may require additional applications of nutrients, augmenting the above fertilization programs to ensure that turf areas are kept uniformly GREEN, healthy and in top condition. It shall be the responsibility of the contractor to determine specific needs and requirements and notify the resident project representative when these additional applications are needed.

Fertilizers containing iron shall be removed from all hard surfaces to avoid staining before the sprinklers are activated after application of the fertilizer. Any stains caused by a failure to do so will be the responsibility of the contractor to remove.

Fertilizer shall be applied in a uniform manner. If streaking of the turf occurs, correction will be required at no additional cost to owner. Fertilizer shall be swept/blown off of all hard surfaces onto lawns or beds in order to avoid staining. **IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO REMOVE ANY STAINS FROM ANY HARD SURFACES ON THE PROPERTY CAUSED BY THEIR CARELESSNESS OF FERTILIZER APPLICATION.** Fertilizer shall not be applied within ten (10) feet from the landward extent of any surface water. Spreader deflector shields are required when applying fertilizer by use of any broadcast or rotary spreader. Deflector shields must be positioned such that fertilizer granules are deflected away from all impervious surfaces and surface waters.

SHRUB, TREE & GROUNDCOVER FERTILIZATION:

For purposes of bidding, All SHRUBS, GROUNDCOVERS and TREES shall be fertilized according to the following specifications:

3 Times a year – (March, June, October)

A complete fertilizer (formula will vary according to soil test results) at a rate of 4-6 lbs. N/1000 sq. ft./year. (A minimum 50% Nitrogen shall be in a slow-release form)

Prior to final fertilization selection, a complete soil test should be performed to test for soil pH as well as N, P & K levels. Fertilizer shall be applied by hand in a uniform manner, broadcast around the plants, but never in direct contact with stems or trunks. Fertilizer shall never be piled around plants. All fertilizer remaining on the leaves of the plants is to be brushed or blown off. **IT IS THE CONTRACTOR'S RESPONSIBILITY TO REPLACE ANY PLANT MATERIAL DAMAGED BY FERTILIZATION BURN DUE TO HIS NEGLIGENCE.**

PALM FERTILIZATION:

All Palms shall receive 1 ½ pounds of 8N-2P2O5-12K2O+4Mg with micronutrients per 100 SF of palm canopy four times per year (March, June, September, November) 100% of the N, K & Mg **MUST** be in slow release form. All micronutrients must be in water soluble form. Fertilizer shall be broadcast evenly under the dripline of the canopy but must be kept at least 6" from the palm trunk.

Fertilizer shall not be billed equally on a monthly basis, but invoiced the month after application.

CONTRACTOR shall provide the DISTRICT with all fertilizer analysis tags from the fertilizer in order to verify correct formulation and quantity. Payment will not be made until correct quantity and formulation has been verified and applied. CONTRACTOR must notify the DISTRICT five (5) working days in advance of the day the property is scheduled to be fertilized. Failure on the part of the CONTRACTOR to so notify the DISTRICT may result in the CONTRACTOR forfeiting any and all rights to payment for the applications made without notification.

PART 3

PEST CONTROL

Insects and Disease in Turf Insect and disease control spraying in turf shall be provided by the Contractor every month with additional spot treatment as needed. During the weekly inspections the Contractor is responsible for the identification and eradication/control of disease and insect damage including but not limited to: scale, mites, fungus, chinch bugs, grubs, nematodes, fire ants, mole crickets, etc. Contractor shall pay for chemicals. Please list all chemicals that you will include in your fertilizer applications in the space allocated for “formula” under the fertilization section in the bid form. Also include the cost of these chemicals as part of the fertilizer application. Any anticipated additional treatments shall be included in the Pest Control portion of the bid form.

Insects and Disease Control for Trees, Palms and Plants The Contractor is responsible for treatment of insects and diseases for all plants. The appropriate insecticide or fungicide will be applied in accordance with state and local regulations, and as weather and environmental conditions permit. Contractor shall pay for chemicals. There are several afflictions that may be detrimental to the health of many trees and palms, some preventable and some where no known treatment exists. Contractor will be fully responsible for the diagnosis and treatment of preventable afflictions. At the CDD’s discretion, this may include the quarterly inoculation of all palms susceptible to Lethal Yellowing and/or Texas Phoenix Palm Decline. The cost of these inoculations should be included as a separate line item in your Pest Control price, and not included in the total Pest Control price. Contractor is to identify those species of palms on the property susceptible and supply a list of species and quantities with their proposal. Each susceptible palm shall receive a quarterly injection(s) quantity to be determined by the size of the palm. Each injection site/valve can be used only twice. The third quarterly injection requires a new valve and injection site. Contractor is asked to provide cost per injection (material & labor) multiplied by quantity of susceptible palms multiplied by four inoculations per year in bid form. **The CDD reserves the right to subcontract out any and all OTC Injection events. This will not be included in either the Pest Control price or the Contract Amount.**

The Contractor is required to inspect all landscaped areas during each visit for indication of pest problems. When control is necessary, it is the responsibility of the Contractor to properly apply low toxicity and target-specific pesticide. If pesticides are necessary they will be applied on a spot treatment basis when wind drift is a threat.

Careful inspection of the property on each visit is crucial to maintaining a successful program. It is the Contractor’s full responsibility to ensure that the person inspecting the property is properly trained in recognizing the symptoms of both insect infestations and plant pathogen damage (funguses, bacteria, etc.). It is also the Contractor’s responsibility to treat these conditions in an expedient manner.

It shall also be the Contractor’s responsibility to furnish the resident project representative with a copy of the Pest Management Report (a copy of which is included), which he is to complete at every service as well as all certifications (including BMP Certifications) of all pesticide applicators. Contractor shall familiarize himself with all current regulations regarding the applications of pesticides and fertilizers.

If at any time the District should become aware of any pest problems, it will be the Contractor’s responsibility to treat pest within five (5) working days of the date of notification.

FIRE ANT CONTROL

Contractor is required to inspect property each visit for evidence of fire ant mounds and immediately treat upon evidence of active mounds. In small areas control can be achieved by individual mound treatment. Active mounds in larger turf areas will require broadcast application of bait.

For informational purposes only, Contractor is asked to provide the cost for the annual application of Top Choice in all Common Area Landscaped Areas as shown on the Maintenance Exhibit. These areas should include (in addition to all irrigated Bahia and shrub beds along Sterling Hill Boulevard and Elgin Boulevard) all parks, dog parks, village entrances as well as those non-irrigated ROW's between sidewalks and streets inside villages along sidewalks where there are no homes built. It shall also include a ten (10) foot strip behind these sidewalks, where possible. DRA banks and bottoms are not to be included.

Pest Control will not be included as a standard line item in each monthly billing, but shall be invoiced as a separate line item the month after service is rendered.

Pest Control shall be included in the Contract Amount.

PART 4

IRRIGATION SYSTEM MONITORING AND MAINTENANCE

Irrigation System. The Contractor shall inspect and test the irrigation system components one (1) time per month. This shall include all the existing irrigation systems (approximately **164** zones, **8** irrigation controllers & **4** pump stations).

A. Irrigation Controllers

1. Semi-automatic start of the automatic irrigation controller
2. Check for proper operation
3. Program necessary timing changes based on site conditions & time DST
4. Lubricate and adjust mechanical components
5. Test back up programming support devices
6. Ensure the proper operation of each automatic rain shutoff device. If none, provide proposal for the installation to be included in the 30-day irrigation audit.

B. Water Sources

1. Visual inspection of water source
2. Clean all ground strainers and filters
3. Test each pump at design capacities **weekly**; Inform District Manager of any problems immediately. This is to minimize the time a water source is down. Contractor shall also confirm weekly that all backflow preventers are on and operating properly, if applicable.
4. Test automatic protection devices

C. Irrigation Systems

1. Manual test and inspection of each irrigation zone in its entirety.
2. Clean and raise heads as necessary
3. Adjust arc pattern and distance for required coverage areas
4. Clean out irrigation valve boxes

D. Report

1. Irrigation operation time
2. Irrigation start time
3. Maintenance items performed
4. General comment and recommendations

The above list is for routine maintenance and adjustment of the existing irrigation system components. Locating and repairing or replacing automatic valves or control wires and irrigation controller or pump repairs as well as other larger scale repairs are to be considered additional items. Contractor shall provide a list of additional charges and pricing for such items other than routine maintenance as a separate price from this bid.

Routine irrigation maintenance is to be completed monthly. Each zone is to be turned on and operated for as long as necessary to verify proper operation. Each head, seal, nozzle and strainer is to be inspected for adjustment and shall be aligned, packed, cleaned and repaired as necessary. Shrubs, groundcovers and turf around sprinkler heads shall be trimmed to maintain maximum clearance at all times for the greatest coverage. All below ground repairs including valves, pumps and wiring require an estimate for all such repairs. Upon written approval from Management, Contractor shall proceed. In the event of an emergency,

Contractor shall make a diligent effort to contact, with the approximate price or estimate of repairs, Management or their assign prior to making such repair.

Upon being awarded contract, Contractor shall have a period of thirty (30) days from date of commencement to perform a thorough audit of the entire irrigation system listing items that need repair/replacement in order for the system to operate properly. A separate audit may be provided by the Contractor listing those items that would improve the irrigation system. Any action taken regarding the Irrigation Audit will be at the Board of Supervisors' discretion.

After the thirty (30) day period has expired and for the duration of the contract, (assuming the BOS approved for audit repairs to be performed) Contractor shall assume responsibility for any and all unreported maintenance deficiencies, including parts and labor, associated with the irrigation system of 2 inches or less, to include sprinkler heads, nozzles, drip, main and delivery lines and any associated fittings. Said repairs shall be performed immediately. The District Manager shall be notified what day and time of the week the irrigation tech will be available servicing the community. The Contractor will keep detailed irrigation reports consisting of run times and correct operation of system. A copy of this report will be maintained by the Contractor and a copy delivered to the District Manager or his designee, along with the weekly report. At no time shall the Contractor leave the property knowing of the need for a repair and not reporting it.

Watering schedules shall meet all government regulations, and zone times will be adjusted depending on job conditions, climactic conditions and all watering restrictions of Hernando County or any other governmental agencies. It is the responsibility of the Contractor to insure the turf and plant material remains healthy. If the Contractor finds that the irrigation system cannot adequately cover the District in the allotted time, it will be the Contractor's responsibility to bring this to the attention of the District representative and apply for a variance. **Violations and/or fines imposed by any local or state agency will be deducted from the Contractor's monthly payment.**

Emergency service shall be available after normal working hours and an emergency telephone/pager number will be provided to Management or their assign.

Freeze Protection. The Contractor shall describe ability and cost per man-hour to provide freeze protection for both landscape material and pumps/wells.

PART 5

INSTALLATION OF MULCH

After prior approval by the Board of Supervisors or Management, Contractor shall top dress all currently landscaped areas as shown on the maintenance map (landscaped beds & tree rings) with Grade “A” Mediam Pine Bark Mulch for ornamental beds and tree rings up to twice per year during the months of April and October. In doing so, Contractor shall ensure that all mulched areas are brought to a minimum depth of three (3) inches.

Contractor is responsible for all necessary clean up related to this procedure.

Contractor agrees to provide reasonably neat and defined lines along edges of all mulched areas. This is done to facilitate mechanical edging of these areas. Additionally, Contractor shall properly trench all bed lines adjacent to concrete surfaces. Trenches shall be 3” deep and beveled. Mulched beds on slopes adjacent to turf and/or concrete shall also be trenched to a depth of 3” & beveled to reduce mulch washout. The labor for trenching MUST be included in the proposal for mulch installation. This practice has not been followed in the past and trenching will not be considered as an extra. Mulch shall not be piled around tree trunks or bases of plants. Any mulch “volcanoes” around tree trunks shall be corrected immediately at no additional cost to Owner.

Contractor agrees to ensure that mulch caught in plant material will be shaken or blown from plants, so that upon completion there is no plant material left covered with mulch.

If, after installation is complete and it is determined that additional mulch is required to attain the required 3” depth, sufficient mulch shall be supplied by Contractor at no additional cost to District.

This item will not be included in the contract amount and shall be invoiced separately the month after service is rendered. Contractor shall provide a price per cubic yard and estimated quantities to be installed per top dressing (based on his own field measurements) and shall submit with bid.

The CDD reserves the right to subcontract out any and all mulching events.

PART 6

ANNUAL INSTALLATION

Planting of Annuals. After prior approval by the Board of Supervisors, Contractor shall replace approximately three hundred (300) annuals in 4” pots up to four (4) times per year in designated areas and maintain annuals to ensure a healthy appearance. Prior to replacement, selection and approval from the Board is required. An Annual Options Presentation for the entire year stipulating plant options and timing for each rotation shall be submitted to the District shortly after execution of contract in order for the CDD or its representative to select annual choice(s). Annuals shall be hand watered at the time of installation. The Contractor will remove dead or dying annuals before the appearance of such annuals could be reasonably described as an eyesore. If the beds are left bare prior to the next planting, the Contractor will keep such beds free of weeds at all times until the next planting rotation occurs. Timing shall be centered around a holiday rotation being planted no later than the end of the first week of December and rotate accordingly every three months. (Dec, Mar, Jun, Sep)

Annual installation price shall include the removal of all dead annuals prior to placing new plants, regular deadheading, necessary soil adjustments, soil additives, fungicides and **monthly slow-release** nutritional requirements **at no additional cost to District.** Contractor shall replace at his expense any annual that dies, fails to thrive or is damaged by insects/disease. Contractor shall also include in the summer rotation (June) **at no additional cost to District,** a major renovation of all annual beds. A potting mix specifically blended for annuals shall be used at this time and shall be replenished as necessary prior to each changeout throughout the year. All annual beds shall be raised at least eight inches in a “stadium seating” configuration and covered with a layer of Pine Fines 1” thick. **All this shall be provided at no additional cost to the District.**

This item will not be included in the contract amount. Contractor shall provide a price per 4” plant as requested and shall submit with bid. This work shall be invoiced separately in the month after service is rendered.

The CDD reserves the right to subcontract out any and all annual installation events.

[END OF SECTION]

EXHIBIT “B”

BID PROPOSAL FORMS

STERLING HILL COMMUNITY DEVELOPMENT DISTRICT

1st Draft

BID FORM (Initial Term)
STERLING HILL COMMUNITY DEVELOPMENT DISTRICT
LANDSCAPE & IRRIGATION MAINTENANCE
REQUEST FOR PROPOSALS

NOTE: *This pricing form is intended to cover pricing for the initial one-year term of the contract. It is assumed that prices will remain the same through each of the five potential annual renewal terms. If the Proposer intends to change pricing for any renewal term, then the Proposer should submit multiple pricing forms, one for each renewal term. Otherwise, the prices stated below will be binding for the initial one-year term, and any annual renewal terms.*

Having carefully examined the specifications and having thoroughly inspected said property, the undersigned proposes to furnish all labor, materials, and proper equipment for the entire scope of work, in accordance with said specifications, for the sum of:

PART 1

General Landscape Maintenance

\$ _____ Yr

- Storm Cleanup \$_____/hr
- Freeze Protection (description of ability) _____

\$_____/application

- Hand Watering
- \$_____/hr for employee with hand-held hose
- \$_____/hr for water truck/tanker

These prices are informational only and NOT to be included in General Landscape Maintenance Cost

PART 2

Fertilization (All labor and materials)

\$ _____ Yr

(Include any and all turf pesticide/herbicide/fungicide mixtures you intend to use throughout the year)

BAHIA (per specifications in Part 2)				
MONTH	FORMULA	APPLICATION RATE (LBS. N/1000 SF)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION

BAHIA (CONTINUED)				

ST. AUGUSTINE (per specifications in Part 2)				
MONTH	FORMULA	APPLICATION RATE (LBS. N/1000 SF)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION

ORNAMENTALS (per specifications in Part 2)				
MONTH	FORMULA	APPLICATION RATE (LBS. N/1000 SF)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION

PALMS (per specifications in Part 2)				
MONTH	FORMULA	APPLICATION RATE (1.5 LBS. /100 SF PALM CANOPY)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION

Please list any additional fertilization for those plant materials requiring specialized applications.

SPECIALTY PLANT MATERIALS				
MONTH	FORMULA	PLANTS TO BE FERTILIZED (i.e., Crapees, Loropetalum, Knockout Roses, Jasmines, etc.)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION

The totals in the “Cost per application” column should equal your Total Fertilization Cost for the year.

PART 3

Pest Control (All labor and materials)

\$ _____ Yr.
(if entire pesticide allowance is required) *

* This is an allowance for treatments of trees, ornamentals, groundcovers, etc. and should include only those pesticides/herbicides not already included in the turf fertilizer section. This dollar amount will not be equally divided amongst the monthly invoices. The portion of the allowance used on any particular event shall be billed the month after services are rendered. The Contractor shall continue to be responsible for the eradication/control of all weeds, pests and diseases after the allowance listed above has been exhausted.

OTC Injections will be performed at the discretion of the District's BOS

(This shall not be included in either the Pest Control cost listed above, nor shall it be included in the Grand Total or Contract Amount.)

OTC Injections (All labor and materials)

\$ _____ /Yr. (based on quantities below)

(OTC injections per specs - do not include in Grand Total)

Palm Type	Palm Qty	# of Inoculations per quarter per palm (based on size) (i.e. (2) inoculations per large Canary Palm per 1/4, etc.)	Cost per Individual Inoculation (One Cartridge)	Total Cost per Year (4x per year)

The CDD reserves the right to subcontract out any and all OTC Injection events.

Application of Top Choice for annual treatment of Fire Ants

For informational purposes only, please provide a cost to apply Top Choice for the annual control of fire ants in all Finished Landscaped Areas as described in Scope of Services. \$ _____ / Yr.

Top Choice application will be performed at the sole discretion of the District's BOS

(This shall not be included in either the Pest Control cost listed above nor shall it be included in the Grand Total or Contract Amount.)

PART 4

Irrigation (All labor and materials)

\$ _____/Yr.

Freeze Protection (description of ability) _____

\$ _____/application **(do not include in Irrigation Total or Grand Total)**

After hours emergency service hourly rate \$ _____ /hr. (i.e., broken mainlines, pump & wells, etc.)

Contractor shall provide a list of additional charges and pricing for such items other than routine maintenance as a separate price from this bid. This should be provided on a separate spreadsheet.

PART 5

Based on quantities determined by Contractor, Contractor shall install:

_____ CY Medium Pine Bark Mulch per specs at:

\$ _____/CY (October Application)

and

_____ CY Medium Pine Bark Mulch per specs at:

\$ _____/CY (April Application)

\$ _____/Annual Medium Pine Bark Installation Total Material & Labor Cost

The DISTRICT reserves the right to subcontract any mulching event to an outside vendor

PART 6

Annual Installation (All labor and materials)

The DISTRICT reserves the right to subcontract any annual installation event to an outside vendor

Contractor shall install 300 (4") annuals four (4) times per year **per specs** at the direction of the District at \$ _____/annual.

\$ _____/rotation

\$ _____/YR. (based on four (4) three-month rotations)

GRAND TOTAL (PARTS 1, 2, 3 & 4 - This is what contract will be written for)

\$ _____ /Initial Term

FIRST ANNUAL RENEWAL \$ _____ /YR.

SECOND ANNUAL RENEWAL \$ _____ /YR.

THIRD ANNUAL RENEWAL \$ _____ /YR.

FOURTH ANNUAL RENEWAL \$ _____ /YR.

FIFTH ANNUAL RENEWAL \$ _____ /YR.

Contractor/Firm Name _____

Firm Address _____

City/State/Zip _____

Phone Number _____

Name and Title of Representative _____

(Please Print)

Representative's

Signature _____ Date _____

Representative's Email Address _____

ADDENDA – Bidder acknowledges the receipt of Addendum No.'s

1. _____ 2. _____ 3. _____ 4. _____ 5. _____

Dated this _____ day of _____, 2023

BID FORM (1st Annual Renewal)
VENETIAN COMMUNITY DEVELOPMENT DISTRICT
LANDSCAPE & IRRIGATION MAINTENANCE
REQUEST FOR PROPOSALS

NOTE: *This pricing form is intended to cover pricing for the first annual renewal of the contract. It is assumed that prices will remain the same through each of the remaining annual renewal terms. If the Proposer intends to change pricing for any renewal term, then the Proposer should submit multiple pricing forms, one for each renewal term. Otherwise, the prices stated below will be binding for the remaining annual renewal terms.*

Having carefully examined the specifications and having thoroughly inspected said property, the undersigned proposes to furnish all labor, materials, and proper equipment for the entire scope of work, in accordance with said specifications, for the sum of:

PART 1

General Landscape Maintenance

\$ _____ Yr

- Storm Cleanup \$_____/hr
- Freeze Protection (description of ability) _____

\$_____/application

- Hand Watering
- \$_____/hr for employee with hand-held hose
- \$_____/hr for water truck/tanker

These prices are informational only and NOT to be included in General Landscape Maintenance Cost

PART 2

Fertilization (All labor and materials)

\$ _____ Yr

(Include any and all turf pesticide/herbicide/fungicide mixtures you intend to use throughout the year)

BAHIA (per specifications in Part 2)				
MONTH	FORMULA	APPLICATION RATE (LBS. N/1000 SF)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION

BAHIA (CONTINUED)				

ST. AUGUSTINE (per specifications in Part 2)				
MONTH	FORMULA	APPLICATION RATE (LBS. N/1000 SF)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION

ORNAMENTALS (per specifications in Part 2)				
MONTH	FORMULA	APPLICATION RATE (LBS. N/1000 SF)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION

PALMS (per specifications in Part 2)				
MONTH	FORMULA	APPLICATION RATE (1.5 LBS. /100 SF PALM CANOPY)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION

Please list any additional fertilization for those plant materials requiring specialized applications.

SPECIALTY PLANT MATERIALS				
MONTH	FORMULA	PLANTS TO BE FERTILIZED (i.e., Crape, Loropetalum, Knockout Roses, Jasmines, etc.)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION

The totals in the “Cost per application” column should equal your Total Fertilization Cost for the year.

PART 3

Pest Control (All labor and materials)

\$ _____ Yr.
(if entire pesticide allowance is required) *

* This is an allowance for treatments of trees, ornamentals, groundcovers, etc. and should include only those pesticides/herbicides not already included in the turf fertilizer section. This dollar amount will not be equally divided amongst the monthly invoices. The portion of the allowance used on any particular event shall be billed the month after services are rendered. The Contractor shall continue to be responsible for the eradication/control of all weeds, pests and diseases after the allowance listed above has been exhausted.

OTC Injections will be performed at the discretion of the District's BOS

(This shall not be included in either the Pest Control cost listed above, nor shall it be included in the Grand Total or Contract Amount.)

OTC Injections (All labor and materials)

\$ _____ /Yr. (based on quantities below)

(OTC injections per specs - do not include in Grand Total)

Palm Type	Palm Qty	# of Inoculations per quarter per palm (based on size) (i.e. (2) inoculations per large Canary Palm per 1/4, etc.)	Cost per Individual Inoculation (One Cartridge)	Total Cost per Year (4x per year)

The CDD reserves the right to subcontract out any and all OTC Injection events.

Application of Top Choice for annual treatment of Fire Ants

For informational purposes only, please provide a cost to apply Top Choice for the annual control of fire ants in all Finished Landscaped Areas as described in Scope of Services. \$ _____ / Yr.

Top Choice application will be performed at the sole discretion of the District's BOS

(This shall not be included in either the Pest Control cost listed above nor shall it be included in the Grand Total or Contract Amount.)

PART 4

Irrigation (All labor and materials)

\$ _____/Yr.

Freeze Protection (description of ability) _____

\$ _____/application **(do not include in Irrigation Total or Grand Total)**

After hours emergency service hourly rate \$ _____ /hr. (i.e., broken mainlines, pump & wells, etc.)

Contractor shall provide a list of additional charges and pricing for such items other than routine maintenance as a separate price from this bid. This should be provided on a separate spreadsheet.

PART 5

Based on quantities determined by Contractor, Contractor shall install:

_____ CY Medium Pine Bark Mulch per specs at:

\$ _____/CY (October Application)

and

_____ CY Medium Pine Bark Mulch per specs at:

\$ _____/CY (April Application)

\$ _____/Annual Medium Pine Bark Installation Total Material & Labor Cost

The DISTRICT reserves the right to subcontract any mulching event to an outside vendor

PART 6

Annual Installation (All labor and materials)

The DISTRICT reserves the right to subcontract any annual installation event to an outside vendor

Contractor shall install 300 (4") annuals four (4) times per year **per specs** at the direction of the District at \$ _____/annual.

\$ _____/rotation

\$ _____/YR. (based on four (4) three-month rotations)

GRAND TOTAL (PARTS 1, 2, 3 & 4 - This is what contract will be written for)

\$ _____/First Annual Renewal

SECOND ANNUAL RENEWAL \$ _____/YR.

THIRD ANNUAL RENEWAL \$ _____/YR.

FOURTH ANNUAL RENEWAL \$ _____/YR.

FIFTH ANNUAL RENEWAL \$ _____/YR.

Contractor/Firm Name _____

Firm Address _____

City/State/Zip _____

Phone Number _____ Fax Number _____

Name and Title of Representative _____

(Please Print)

Representative's

Signature _____ Date _____

ADDENDA – Bidder acknowledges the receipt of Addendum No.'s

2. _____ 2. _____ 3. _____ 4. _____ 5. _____

Dated this _____ day of _____, 2023

BID FORM (2nd Annual Renewal)
VENETIAN COMMUNITY DEVELOPMENT DISTRICT
LANDSCAPE & IRRIGATION MAINTENANCE
REQUEST FOR PROPOSALS

NOTE: This pricing form is intended to cover pricing for the second annual renewal of the contract. It is assumed that prices will remain the same through each of the remaining annual renewal terms. If the Proposer intends to change pricing for any renewal term, then the Proposer should submit multiple pricing forms, one for each renewal term. Otherwise, the prices stated below will be binding for the remaining annual renewal terms.

Having carefully examined the specifications and having thoroughly inspected said property, the undersigned proposes to furnish all labor, materials, and proper equipment for the entire scope of work, in accordance with said specifications, for the sum of:

PART 1

General Landscape Maintenance

\$ _____ Yr

- Storm Cleanup \$_____/hr

- Freeze Protection (description of ability) _____

\$_____/application

- Hand Watering

\$_____/hr for employee with hand-held hose

\$_____/hr for water truck/tanker

These prices are informational only and NOT to be included in General Landscape Maintenance Cost

PART 2

Fertilization (All labor and materials)

\$ _____ Yr

(Include any and all turf pesticide/herbicide/fungicide mixtures you intend to use throughout the year)

BAHIA (per specifications in Part 2)				
MONTH	FORMULA	APPLICATION RATE (LBS. N/1000 SF)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION

BAHIA (CONTINUED)				

ST. AUGUSTINE (per specifications in Part 2)				
MONTH	FORMULA	APPLICATION RATE (LBS. N/1000 SF)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION

ORNAMENTALS (per specifications in Part 2)				
MONTH	FORMULA	APPLICATION RATE (LBS. N/1000 SF)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION

PALMS (per specifications in Part 2)				
MONTH	FORMULA	APPLICATION RATE (1.5 LBS. /100 SF PALM CANOPY)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION

Please list any additional fertilization for those plant materials requiring specialized applications.

SPECIALTY PLANT MATERIALS				
MONTH	FORMULA	PLANTS TO BE FERTILIZED (i.e., Crape, Loropetalum, Knockout Roses, Jasmines, etc.)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION

The totals in the “Cost per application” column should equal your Total Fertilization Cost for the year.

PART 3

Pest Control (All labor and materials)

\$ _____ Yr.
(if entire pesticide allowance is required) *

* This is an allowance for treatments of trees, ornamentals, groundcovers, etc. and should include only those pesticides/herbicides not already included in the turf fertilizer section. This dollar amount will not be equally divided amongst the monthly invoices. The portion of the allowance used on any particular event shall be billed the month after services are rendered. The Contractor shall continue to be responsible for the eradication/control of all weeds, pests and diseases after the allowance listed above has been exhausted.

OTC Injections will be performed at the discretion of the District's BOS

(This shall not be included in either the Pest Control cost listed above, nor shall it be included in the Grand Total or Contract Amount.)

OTC Injections (All labor and materials)

\$ _____ /Yr. (based on quantities below)

(OTC injections per specs - do not include in Grand Total)

Palm Type	Palm Qty	# of Inoculations per quarter per palm (based on size) (i.e. (2) inoculations per large Canary Palm per 1/4, etc.)	Cost per Individual Inoculation (One Cartridge)	Total Cost per Year (4x per year)

The CDD reserves the right to subcontract out any and all OTC Injection events.

Application of Top Choice for annual treatment of Fire Ants

For informational purposes only, please provide a cost to apply Top Choice for the annual control of fire ants in all Finished Landscaped Areas as described in Scope of Services. \$ _____ / Yr.

Top Choice application will be performed at the sole discretion of the District's BOS

(This shall not be included in either the Pest Control cost listed above nor shall it be included in the Grand Total or Contract Amount.)

PART 4

Irrigation (All labor and materials)

\$ _____/Yr.

Freeze Protection (description of ability) _____

\$ _____/application **(do not include in Irrigation Total or Grand Total)**

After hours emergency service hourly rate \$ _____ /hr. (i.e., broken mainlines, pump & wells, etc.)

Contractor shall provide a list of additional charges and pricing for such items other than routine maintenance as a separate price from this bid. This should be provided on a separate spreadsheet.

PART 5

Based on quantities determined by Contractor, Contractor shall install:

_____ CY Medium Pine Bark Mulch per specs at:

\$ _____/CY (October Application)

and

_____ CY Medium Pine Bark Mulch per specs at:

\$ _____/CY (April Application)

\$ _____/Annual Medium Pine Bark Installation Total Material & Labor Cost

The DISTRICT reserves the right to subcontract any mulching event to an outside vendor

PART 6

Annual Installation (All labor and materials)

The DISTRICT reserves the right to subcontract any annual installation event to an outside vendor

Contractor shall install 300 (4") annuals four (4) times per year **per specs** at the direction of the District at \$ _____/annual.

\$ _____/rotation

\$ _____/YR. (based on four (4) three-month rotations)

GRAND TOTAL (PARTS 1, 2, 3 & 4 - This is what contract will be written for)

\$ _____/Second Annual Renewal

THIRD ANNUAL RENEWAL \$ _____/YR.

FOURTH ANNUAL RENEWAL \$ _____/YR.

FIFTH ANNUAL RENEWAL \$ _____/YR.

Contractor/Firm Name _____

Firm Address _____

City/State/Zip _____

Phone Number _____ Fax Number _____

Name and Title of Representative _____

(Please Print)

Representative's

Signature _____ Date _____

ADDENDA – Bidder acknowledges the receipt of Addendum No.'s

3. _____ 2. _____ 3. _____ 4. _____ 5. _____

Dated this _____ day of _____, 2023

BID FORM (3rd Annual Renewal)
VENETIAN COMMUNITY DEVELOPMENT DISTRICT
LANDSCAPE & IRRIGATION MAINTENANCE
REQUEST FOR PROPOSALS

NOTE: *This pricing form is intended to cover pricing for the third annual renewal of the contract. It is assumed that prices will remain the same through each of the remaining annual renewal terms. If the Proposer intends to change pricing for any renewal term, then the Proposer should submit multiple pricing forms, one for each renewal term. Otherwise, the prices stated below will be binding for the remaining annual renewal terms.*

Having carefully examined the specifications and having thoroughly inspected said property, the undersigned proposes to furnish all labor, materials, and proper equipment for the entire scope of work, in accordance with said specifications, for the sum of:

PART 1

General Landscape Maintenance

\$ _____ Yr

- Storm Cleanup \$_____/hr
- Freeze Protection (description of ability) _____

\$_____/application

- Hand Watering
- \$_____/hr for employee with hand-held hose
- \$_____/hr for water truck/tanker

These prices are informational only and NOT to be included in General Landscape Maintenance Cost

PART 2

Fertilization (All labor and materials)

\$ _____ Yr

(Include any and all turf pesticide/herbicide/fungicide mixtures you intend to use throughout the year)

BAHIA (per specifications in Part 2)				
MONTH	FORMULA	APPLICATION RATE (LBS. N/1000 SF)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION

BAHIA (CONTINUED)				

ST. AUGUSTINE (per specifications in Part 2)				
MONTH	FORMULA	APPLICATION RATE (LBS. N/1000 SF)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION

ORNAMENTALS (per specifications in Part 2)				
MONTH	FORMULA	APPLICATION RATE (LBS. N/1000 SF)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION

PALMS (per specifications in Part 2)				
MONTH	FORMULA	APPLICATION RATE (1.5 LBS. /100 SF PALM CANOPY)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION

Please list any additional fertilization for those plant materials requiring specialized applications.

SPECIALTY PLANT MATERIALS				
MONTH	FORMULA	PLANTS TO BE FERTILIZED (i.e., Crapees, Loropetalum, Knockout Roses, Jasmines, etc.)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION

The totals in the “Cost per application” column should equal your Total Fertilization Cost for the year.

PART 3

Pest Control (All labor and materials)

\$ _____ Yr.
(if entire pesticide allowance is required) *

* This is an allowance for treatments of trees, ornamentals, groundcovers, etc. and should include only those pesticides/herbicides not already included in the turf fertilizer section. This dollar amount will not be equally divided amongst the monthly invoices. The portion of the allowance used on any particular event shall be billed the month after services are rendered. The Contractor shall continue to be responsible for the eradication/control of all weeds, pests and diseases after the allowance listed above has been exhausted.

OTC Injections will be performed at the discretion of the District's BOS

(This shall not be included in either the Pest Control cost listed above, nor shall it be included in the Grand Total or Contract Amount.)

OTC Injections (All labor and materials)

\$ _____ /Yr. (based on quantities below)

(OTC injections per specs - do not include in Grand Total)

Palm Type	Palm Qty	# of Inoculations per quarter per palm (based on size) (i.e. (2) inoculations per large Canary Palm per 1/4, etc.)	Cost per Individual Inoculation (One Cartridge)	Total Cost per Year (4x per year)

The CDD reserves the right to subcontract out any and all OTC Injection events.

Application of Top Choice for annual treatment of Fire Ants

For informational purposes only, please provide a cost to apply Top Choice for the annual control of fire ants in all Finished Landscaped Areas as described in Scope of Services. \$ _____ / Yr.

Top Choice application will be performed at the sole discretion of the District's BOS

(This shall not be included in either the Pest Control cost listed above nor shall it be included in the Grand Total or Contract Amount.)

PART 4

Irrigation (All labor and materials)

\$ _____/Yr.

Freeze Protection (description of ability) _____

\$ _____/application **(do not include in Irrigation Total or Grand Total)**

After hours emergency service hourly rate \$ _____/hr. (i.e., broken mainlines, pump & wells, etc.)

Contractor shall provide a list of additional charges and pricing for such items other than routine maintenance as a separate price from this bid. This should be provided on a separate spreadsheet.

PART 5

Based on quantities determined by Contractor, Contractor shall install:

_____ CY Medium Pine Bark Mulch per specs at:

\$ _____/CY (October Application)

and

_____ CY Medium Pine Bark Mulch per specs at:

\$ _____/CY (April Application)

\$ _____/Annual Medium Pine Bark Installation Total Material & Labor Cost

The DISTRICT reserves the right to subcontract any mulching event to an outside vendor

PART 6

Annual Installation (All labor and materials)

The DISTRICT reserves the right to subcontract any annual installation event to an outside vendor

Contractor shall install 300 (4") annuals four (4) times per year **per specs** at the direction of the District at \$ _____/annual.

\$ _____/rotation

\$ _____/YR. (based on four (4) three-month rotations)

GRAND TOTAL (PARTS 1, 2, 3 & 4 - This is what contract will be written for)

\$ _____/Third Annual Renewal

FOURTH ANNUAL RENEWAL

\$ _____/YR.

FIFTH ANNUAL RENEWAL

\$ _____/YR.

Contractor/Firm Name _____

Firm Address _____

City/State/Zip _____

Phone Number _____ Fax Number _____

Name and Title of Representative _____

(Please Print)

Representative's

Signature _____ Date _____

ADDENDA – Bidder acknowledges the receipt of Addendum No.'s

4. _____ 2. _____ 3. _____ 4. _____ 5. _____

Dated this _____ day of _____, 2023

BID FORM (4th Annual Renewal)
VENETIAN COMMUNITY DEVELOPMENT DISTRICT
LANDSCAPE & IRRIGATION MAINTENANCE
REQUEST FOR PROPOSALS

NOTE: This pricing form is intended to cover pricing for the fourth annual renewal of the contract. It is assumed that prices will remain the same through each of the remaining annual renewal terms. If the Proposer intends to change pricing for any renewal term, then the Proposer should submit multiple pricing forms, one for each renewal term. Otherwise, the prices stated below will be binding for the remaining annual renewal terms.

Having carefully examined the specifications and having thoroughly inspected said property, the undersigned proposes to furnish all labor, materials, and proper equipment for the entire scope of work, in accordance with said specifications, for the sum of:

PART 1

General Landscape Maintenance \$ _____ Yr

- Storm Cleanup \$_____/hr
- Freeze Protection (description of ability) _____

\$_____/application

- Hand Watering
- \$_____/hr for employee with hand-held hose
- \$_____/hr for water truck/tanker

These prices are informational only and NOT to be included in General Landscape Maintenance Cost

PART 2

Fertilization (All labor and materials) \$ _____ Yr

(Include any and all turf pesticide/herbicide/fungicide mixtures you intend to use throughout the year)

BAHIA (per specifications in Part 2)				
MONTH	FORMULA	APPLICATION RATE (LBS. N/1000 SF)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION

BAHIA (CONTINUED)				

ST. AUGUSTINE (per specifications in Part 2)				
MONTH	FORMULA	APPLICATION RATE (LBS. N/1000 SF)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION

ORNAMENTALS (per specifications in Part 2)				
MONTH	FORMULA	APPLICATION RATE (LBS. N/1000 SF)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION

PALMS (per specifications in Part 2)				
MONTH	FORMULA	APPLICATION RATE (1.5 LBS. /100 SF PALM CANOPY)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION

Please list any additional fertilization for those plant materials requiring specialized applications.

SPECIALTY PLANT MATERIALS				
MONTH	FORMULA	PLANTS TO BE FERTILIZED (i.e., Crapees, Loropetalum, Knockout Roses, Jasmines, etc.)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION

The totals in the “Cost per application” column should equal your Total Fertilization Cost for the year.

PART 3

Pest Control (All labor and materials)

\$ _____ Yr.
(if entire pesticide allowance is required) *

* This is an allowance for treatments of trees, ornamentals, groundcovers, etc. and should include only those pesticides/herbicides not already included in the turf fertilizer section. This dollar amount will not be equally divided amongst the monthly invoices. The portion of the allowance used on any particular event shall be billed the month after services are rendered. The Contractor shall continue to be responsible for the eradication/control of all weeds, pests and diseases after the allowance listed above has been exhausted.

OTC Injections will be performed at the discretion of the District's BOS

(This shall not be included in either the Pest Control cost listed above, nor shall it be included in the Grand Total or Contract Amount.)

OTC Injections (All labor and materials)

\$ _____ /Yr. (based on quantities below)

(OTC injections per specs - do not include in Grand Total)

Palm Type	Palm Qty	# of Inoculations per quarter per palm (based on size) (i.e. (2) inoculations per large Canary Palm per 1/4, etc.)	Cost per Individual Inoculation (One Cartridge)	Total Cost per Year (4x per year)

The CDD reserves the right to subcontract out any and all OTC Injection events.

Application of Top Choice for annual treatment of Fire Ants

For informational purposes only, please provide a cost to apply Top Choice for the annual control of fire ants in all Finished Landscaped Areas as described in Scope of Services. \$ _____ / Yr.

Top Choice application will be performed at the sole discretion of the District's BOS

(This shall not be included in either the Pest Control cost listed above nor shall it be included in the Grand Total or Contract Amount.)

PART 4

Irrigation (All labor and materials)

\$ _____/Yr.

Freeze Protection (description of ability) _____

\$ _____/application **(do not include in Irrigation Total or Grand Total)**

After hours emergency service hourly rate \$ _____ /hr. (i.e., broken mainlines, pump & wells, etc.)

Contractor shall provide a list of additional charges and pricing for such items other than routine maintenance as a separate price from this bid. This should be provided on a separate spreadsheet.

PART 5

Based on quantities determined by Contractor, Contractor shall install:

_____ CY Medium Pine Bark Mulch per specs at:

\$ _____/CY (October Application)

and

_____ CY Medium Pine Bark Mulch per specs at:

\$ _____/CY (April Application)

\$ _____/Annual Medium Pine Bark Installation Total Material & Labor Cost

The DISTRICT reserves the right to subcontract any mulching event to an outside vendor

PART 6

Annual Installation (All labor and materials)

The DISTRICT reserves the right to subcontract any annual installation event to an outside vendor

Contractor shall install 300 (4") annuals four (4) times per year **per specs** at the direction of the District at \$ _____/annual.

\$ _____/rotation

\$ _____/YR. (based on four (4) three-month rotations)

GRAND TOTAL (PARTS 1, 2, 3 & 4 - This is what contract will be written for)

\$ _____/Fourth Annual Renewal

FIFTH ANNUAL RENEWAL

\$ _____/YR.

Contractor/Firm Name _____

Firm Address _____

City/State/Zip _____

Phone Number _____ Fax Number _____

Name and Title of Representative _____

(Please Print)

Representative's

Signature _____ Date _____

ADDENDA – Bidder acknowledges the receipt of Addendum No.'s

5. _____ 2. _____ 3. _____ 4. _____ 5. _____

Dated this _____ day of _____, 2023

BID FORM (5th Annual Renewal)
VENETIAN COMMUNITY DEVELOPMENT DISTRICT
LANDSCAPE & IRRIGATION MAINTENANCE
REQUEST FOR PROPOSALS

NOTE: *This pricing form is intended to cover pricing for the fifth annual renewal of the contract*

Having carefully examined the specifications and having thoroughly inspected said property, the undersigned proposes to furnish all labor, materials, and proper equipment for the entire scope of work, in accordance with said specifications, for the sum of:

PART 1

General Landscape Maintenance

\$ _____ Yr

- Storm Cleanup \$_____/hr

- Freeze Protection (description of ability) _____

\$_____/application

- Hand Watering

\$_____/hr for employee with hand-held hose

\$_____/hr for water truck/tanker

These prices are informational only and NOT to be included in General Landscape Maintenance Cost

PART 2

Fertilization (All labor and materials)

\$ _____ Yr

(Include any and all turf pesticide/herbicide/fungicide mixtures you intend to use throughout the year)

BAHIA (per specifications in Part 2)				
MONTH	FORMULA	APPLICATION RATE (LBS. N/1000 SF)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION

ST. AUGUSTINE (per specifications in Part 2)				
MONTH	FORMULA	APPLICATION RATE (LBS. N/1000 SF)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION

ORNAMENTALS (per specifications in Part 2)				
MONTH	FORMULA	APPLICATION RATE (LBS. N/1000 SF)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION

PALMS (per specifications in Part 2)				
MONTH	FORMULA	APPLICATION RATE (1.5 LBS. /100 SF PALM CANOPY)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION

Please list any additional fertilization for those plant materials requiring specialized applications.

SPECIALTY PLANT MATERIALS				
MONTH	FORMULA	PLANTS TO BE FERTILIZED (i.e., Crape, Loropetalum, Knockout Roses, Jasmines, etc.)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION

The totals in the “Cost per application” column should equal your Total Fertilization Cost for the year.

PART 3

Pest Control (All labor and materials)

\$ _____ Yr.
(if entire pesticide allowance is required) *

* This is an allowance for treatments of trees, ornamentals, groundcovers, etc. and should include only those pesticides/herbicides not already included in the turf fertilizer section. This dollar amount will not be equally divided amongst the monthly invoices. The portion of the allowance used on any particular event shall be billed the month after services are rendered. The Contractor shall continue to be responsible for the eradication/control of all weeds, pests and diseases after the allowance listed above has been exhausted.

OTC Injections will be performed at the discretion of the District's BOS

(This shall not be included in either the Pest Control cost listed above, nor shall it be included in the Grand Total or Contract Amount.)

OTC Injections (All labor and materials)

\$ _____ /Yr. (based on quantities below)

(OTC injections per specs - do not include in Grand Total)

Palm Type	Palm Qty	# of Inoculations per quarter per palm (based on size) (i.e. (2) inoculations per large Canary Palm per 1/4, etc.)	Cost per Individual Inoculation (One Cartridge)	Total Cost per Year (4x per year)

The CDD reserves the right to subcontract out any and all OTC Injection events.

Application of Top Choice for annual treatment of Fire Ants

For informational purposes only, please provide a cost to apply Top Choice for the annual control of fire ants in all Finished Landscaped Areas as described in Scope of Services. \$ _____ / Yr.

Top Choice application will be performed at the sole discretion of the District's BOS

(This shall not be included in either the Pest Control cost listed above nor shall it be included in the Grand Total or Contract Amount.)

PART 4

Irrigation (All labor and materials)

\$ _____/Yr.

Freeze Protection (description of ability) _____

\$ _____/application **(do not include in Irrigation Total or Grand Total)**

After hours emergency service hourly rate \$ _____ /hr. (i.e., broken mainlines, pump & wells, etc.)

Contractor shall provide a list of additional charges and pricing for such items other than routine maintenance as a separate price from this bid. This should be provided on a separate spreadsheet.

PART 5

Based on quantities determined by Contractor, Contractor shall install:

_____ CY Medium Pine Bark Mulch per specs at:

\$ _____/CY (October Application)

and

_____ CY Medium Pine Bark Mulch per specs at:

\$ _____/CY (April Application)

\$ _____/Annual Medium Pine Bark Installation Total Material & Labor Cost

The DISTRICT reserves the right to subcontract any mulching event to an outside vendor

PART 6

Annual Installation (All labor and materials)

The DISTRICT reserves the right to subcontract any annual installation event to an outside vendor

Contractor shall install 300 (4") annuals four (4) times per year **per specs** at the direction of the District at \$ _____/annual.

\$ _____/rotation

\$ _____/YR. (based on four (4) three-month rotations)

GRAND TOTAL (PARTS 1, 2, 3 & 4 - This is what contract will be written for)

\$ _____/Fifth Annual Renewal

Contractor/Firm Name_____

Firm Address_____

City/State/Zip_____

Phone Number_____ Fax Number_____

Name and Title of Representative _____

(Please Print)

Representative's

Signature_____ Date_____

ADDENDA – Bidder acknowledges the receipt of Addendum No.'s

6. _____ 2. _____ 3. _____ 4. _____ 5. _____

Dated this _____ day of _____, 2023

EXHIBIT “C”

DAILY/WEEKLY

REPORT FORMS

(Contractor may choose to use its own company forms but will be required to supply a Weekly Site Visit Journal, a Pest Control Report, Irrigation Wet Check Reports and Irrigation Repair Request Forms as required.)

1st Draft

STERLING HILL CDD

DAILY WORK JOURNAL

(this form must be filled out at the end of each site visit and turned in to the clubhouse office)

DATE: _____

DESCRIPTION OF WORK PERFORMED TODAY: _____

LOCATIONS: _____

ISSUES REQUIRING ATTENTION: _____

(Please notify District Rep. if any)

STERLING HILL CDD
IRRIGATION REPAIR REQUEST FORM

DATE: _____

DAMAGE: _____

LOCATION: _____

PROBABLE CAUSE OF DAMAGE: _____

ESTIMATED COST OF MATERIALS & LABOR REQUIRED FOR TREATMENT: _____

IRRIGATION TECHNICIAN'S NAME: _____

SH REPRESENTATIVE NAME: _____

**(THE INVOICE FOR THIS WORK MUST MATCH THE DESCRIPTION OF THIS SERVICE
REQUEST)**

STERLING HILL CDD
PEST MANAGEMENT REPORT

DATE: _____

SYMPTOMS: _____

LOCATION: _____

PROBABLE CAUSE: _____

CHEMICALS REQUIRED FOR TREATMENT: _____

CERTIFIED PESTICIDE APPLICATOR'S NAME: _____

SH REPRESENTATIVE NAME: _____

**(THE INVOICE FOR THIS WORK MUST MATCH THE DESCRIPTION OF THIS SERVICE
REQUEST)**

END

STERLING HILL COMMUNITY DEVELOPMENT DISTRICT

MAINTENANCE EXHIBIT

1st Draft

Tab 3

Operations Report – March 2023

Sterling Hill CDD

Phone: 352-686-5161 • Email: sterlinghillclub@live.com

Clubhouse Manager: Jason Pond



Clubhouse Maintenance and Improvements

- Monthly carpet and floor cleaning by Apex.
- Replaced out broken pool furniture and tables where needed with new furniture.
- Repaired north and south clubhouse aluminum bus pavilions.
- Pressure washed north and south clubhouse bus stop sidewalks.
- Cleaned graffiti off playground equipment on the north side.
- Cleaned pool screening at north pool.
- Pressure washed gutter, edging and soffits at north clubhouse.
- New weight benches in north fitness center.
- Fixed and replaced missing pavers at south clubhouse playground deck.
- Installed new deadbolt lock at basketball court gate.

Gate Report

- Replaced Brackenwood cellular circuit board under warranty.
- Greased all village main gates.
- Repaired broken pedestrian gate at Brackenwood.
- Touch up painted main gate and pedestrian gates at Dunwoody.

Private Event Rentals

North Clubhouse:

03/04/23 – Birthday Party
03/05/23 – Baby Shower
03/12/23 – Baby Shower
03/18/23 – Birthday Party
03/25/23 – HOA Easter Egg Hunt
03/26/23 – Birthday Party
03/28/23 – Birthday Party

South Clubhouse:

03/04/23 – Birthday Party
03/10/23 – HOA Craft Day
03/12/23 – Birthday Party
03/18/23 – Baby Shower
03/26/23 – Birthday Party

Field Maintenance

- Trash clean-up in the DRA's, wooded areas, and trash and debris clean up along Sterling Hill Blvd.
- Full inventory of all sidewalk trip hazards.
- New pressure washing tank installed on trailer for maintenance.
- Dead trees removed along Sterling Hill Blvd. and stumps ground.



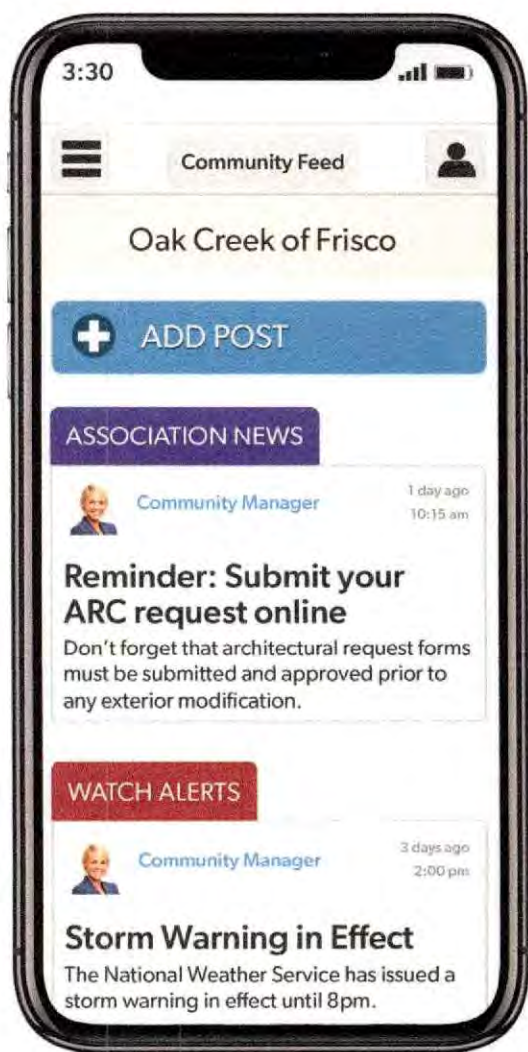
Rizzetta & Company

Tab 4



Rizzetta & Company
Professionals in Community Management

Introducing Nabr Network: the new mobile app and website for your community!



Why Nabr Network?

Nabr Network brings a mobile app, website and email blast into one comprehensive private network for residents of your community association. Nabr Network is the official news channel for your community association so that the right information doesn't get lost or misstated in the noise of other, non-official platforms. Many communities like yours have found Nabr Network to be beneficial to both board members and homeowners alike.

System Features

- Private Community Feed
- Multi-Platform Communication
- Flexible Administrative Rights
- Mobile App
- Resident Account Access
- Smart Calendar with RSVP
- Amenity Reservation System
- Board and Committee Tools
- Group Pages
- Dynamic Forms
- Resource Library
- Community Website
- Architectural and Work Order Management Systems



This mobile app and website is operated and supported by Nabr Network and the Nabr Network software platform. Please reach out to Nabr Network if you have any questions about the system or service.

www.nabrnetwork.com | 855-373-5722 | info@nabrnetwork.net



FEATURES



Community Feed

The heart of the system is the Community Feed. The community feed is a scrolling news feed that is common in typical web and mobile-based news feeds; however, it is private and is not viewable through search engines or by people outside of the association. Only authorized residents who have logged into the system can view the information. Posts to the community feed can be categorized by "channels" for greater eye-catching and sorting. The Association News channel is for official business information for the association. Only community managers or system administrators can publish to this channel.

One-way or Interactive Feed

The community feed can be set to "one-way" where only messages can be sent by a manager or administrator to the feed. Conversely, the community feed can be set to "interactive" where all residents can post to other available channels such as Watch Alerts, Lost and Found, Social and Groups, to name a few. The one-way and interactive feature is your choice and can be turned on or off at a flip of a switch. If an interactive community feed is chosen, Nabr Network (the company that created and runs the software platform) maintains a strict adherence to their terms of use policies and has implemented outstanding features to control abuse.



Multi-Platform Communication

The system allows a manager or administrator to push content with one-touch to mobile app, text, email and auto-updated websites. On the other end, the resident receives and interacts with the information in the format they desire and on their device of choice, including mobile, desktop and tablet. For instance, a resident who lives on their mobile device can set their preferences such that they'll receive only text alerts, forgoing another email hitting their inbox. Residents who are not smart phone users can receive the same information via email.



Flexible Administrative Rights

The system can be accessed by multiple managers or administrators, and set with different communication responsibilities for residents and committee members. For instance, a community manager could push out notices of upcoming board meetings or posted minutes; a landscape committee chairperson could push out updates to the new landscape program; or a social event coordinator could push out the latest news for an event. The benefit is that official association information doesn't have to be funneled through one person.



Mobile App

Smartphones are a way of life, so that is why the system includes a downloadable mobile app for Apple iOS and Google Android operating systems. A link to the mobile app can be sent directly to a mobile device by using our easy text short code. The text will return a link to the app and off you go! If you don't want to download the app, that's okay; the web version of the system is mobile optimized to fit perfectly into the smaller smart phone screen format. All interfaces are user-intuitive and specifically designed with community associations in mind.



Resident Account Access

The system is integrated with the management company's accounting software. This is a great convenience feature for residents as they have easy account access on their mobile, tablet or desktop any time they want. If the management software allows, the resident can pull payment information, make a payment, view violation notices or update their contact information. The system also allows other types of links that are useful for residents, such as bank payment portals or direct link to the management company's resident portal.



FEATURES



Smart Calendar with RSVP

Scheduling upcoming meetings or events is simple with the system's built-in smart calendar. When a manager or administrator posts an event, they can opt to send out an immediate automatic notification of the event to the residents—plus recurring automated reminders of the event. No more remembering to send out reminders because the system does it for you. And, if you need a head count and attendee lists, you can enable a RSVP feature to keep track of who will be attending.



Amenity Reservations

If the Amenity Reservations feature is enabled, residents can easily make reservations by using the system on their desktop, tablet or mobile. Any kind of amenity or facility—party room, tennis courts, clubhouse—can be created with a corresponding calendar for that facility. The number of facilities is unlimited. Available days and times are placed in the calendar and the administrator has the option to automatically or manually approve reservations. Also, the system's automation sends an email to the resident giving them the status of their reservation.



Resource Library

The resource library is a publishing system for important association documents, links and information. The built-in content management system makes it easy for homeowners to navigate and find documents such as meeting minutes, association rules, and PDF documents resource links. An effective way to reduce violations of the association rules is to remind residents of certain rules in the Community Feed with links back to the resource library. These Community Feed posts can be scheduled and automated.



Board Center and Committee Tools

The system has a private group feature that allows a manager or administrator to set up multiple committees, which can conduct their business separately from the main Community Feed. The committee tools include an activity feed, events calendar, documents upload and storage, and member directory. This keeps committee members engaged and association business efficient and productive.

The Board Center offers members who have been given Board status an automatic view of Board-only documents and communications. In addition to the features of a committee, the Board Center also provides the Board member access to certain integrated accounting information (if available from the API) such as invoices needing approval, and delinquencies. The Board Center also provides Board Members with view only access to violations and member accounts, which can be helpful when conducting business.



Group Pages

Connecting with residents and being active in one's community helps to create great neighborhoods. The group pages feature makes it easy for residents to connect with those who share the same interests. Each group features their own page with an activity feed, calendar, photos, documents and member directory.



Dynamic Forms

Community associations frequently have forms that need to be completed by residents. The dynamic forms feature allows an administrator to create multiple unique forms specific to a community's needs. Creating a dynamic form doesn't require any computer programming skills; all interfaces are user-intuitive and easy to use. New forms can be quickly created by using existing templates provided within the system. All form submissions and results are saved and managers are automatically notified upon a resident completing a form.



Architectural & Work Order Management

A robust suite of features, Nabr Network's ARC Management tool and Work Order System simplifies your work flow. Residents can easily report issues via a custom created Maintenance Request form and you can easily track, manage and communicate during the workflow of the repair. Nabr Network's ARC Management System can be customized to fit your own processing steps and reflect your real-life practices, and includes a committee voting option. These features are offered with your Nabr Network software at no additional cost.



Community Website

Besides being a great communication platform, the system can also fulfill community website needs. The community website—designed in a modern framework—includes a publishing system for public and private facing pages with photos, documents, links, community calendar and resident directory. The administrator has the freedom to easily manage the association's pages and content. Customizable moving banner images represent your community's brand image beautifully to residents.

Encourage Resident Registration

Registering for Nabr Network is easy. If the management company has an email list of members, then a welcome email is automatically sent to that resident once Nabr Network is launched. The email contains a web link to register and the resident is up and going on the system. But what if you have very few resident emails? Or maybe you want to boost residents' participation after the launch? We have some helpful suggestions other communities have used to increase resident sign-up and participation on the system:

- Post signage near the entrances of the community, at stop signs and common areas. The signage can give the web URL or a mobile text number where a link to the app is sent back.
- Mail or hand deliver flyers with the web URL and mobile text download number.
- Include the web URL or mobile text download number on other association correspondence like invoices or meeting notices.
- Promote the website and app at association events, both as a presentation and as printed signs encouraging registration on the spot.
- Post helpful content to the site that residents won't get anywhere else.
- Run a giveaway with the requirement that members must be an active member of the site to win.

The bottom line is the more people who are aware and register for Nabr Network, the better informed they will be regarding association business, rules and resources.

Excellent Technical Support

Nabr Network is operated and supported by the Nabr Network software platform. If an administrator or resident has a technical issue with the software, they will contact Nabr Network for support which is easily located on the system. Nabr Network has a support team who will work diligently to solve the problem. The most common problem is initial login by a resident. Since the system is for authorized users, we tend to see new residents trying to login before they are in the official database of the community management company. If this is the case, we will keep a record of the login attempt and as soon as the management company gives authorization, we will notify the resident. Nabr Network prides itself on excellent customer service and will serve our partner companies, their boards and residents with timely, courteous service. For more information contact Nabr Network (nabrnetwork.net, 855-373-5722, info@nabrnetwork.net).



GET THE APP! Text "nabr" to 59248

Message & data rates may apply. Text STOP to opt out or HELP for help.

Privacy Policy (<https://nabrnetwork.com/privacypolicy.php>).

Terms of Use (<https://nabrnetwork.com/termsofuse.php>).

Tab 5



Quarterly Compliance Audit Report

Sterling Hill

Date: April 2023 - 1st 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	Website errors* 0 WCAG 2.1 errors appear on website pages causing issues**
Passed	Keyboard navigation The ability to navigate website without using a mouse
Passed	Website accessibility policy A published policy and a vehicle to submit issues and resolve issues
Passed	Color contrast Colors provide enough contrast between elements
Passed	Video captioning Closed-captioning and detailed descriptions
Passed	PDF accessibility Formatting PDFs including embedded images and non-text elements
Passed	Site map 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**

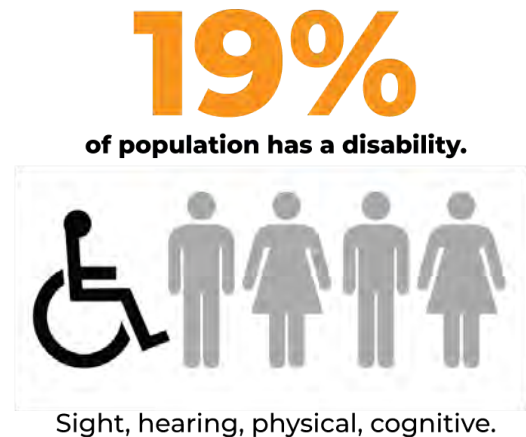
Compliance Criteria

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
X	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

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/sitetools/>



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 6

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 the 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.

**STERLING HILL
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of Sterling Hill Community Development District was held on **Thursday, March 23, 2023 at 9:32 a.m.** at the Sterling Hill North Clubhouse located at 4411 Sterling Hill Boulevard, Spring Hill, Florida, 34609.

Present and constituting a quorum:

Christina Miller	Board Supervisor, Chairman
Sandra Manuele	Board Supervisor, Vice Chairman
Nancy Felio	Board Supervisor, Assistant Secretary
Michael Gebala	Board Supervisor, Assistant Secretary
Darrin Bagnuolo	Board Supervisor, Assistant Secretary

Also present were:

Jayna Cooper	District Manager, Rizzetta & Company, Inc.
John Toborg	Landscape Inspection Manager
Vivek Babbar	District Counsel, Straley, Robin, Vericker <i>(via conference call)</i>
Jason Pond	Clubhouse Manager
Connie Mastroni	Assistant Clubhouse Manager
Josh Burton	Representative, Juniper Landscape <i>(via conference call)</i>
Angel Rivera	Representative, Juniper Landscaping <i>(via conference call)</i>
Stephen Brletic	DE, JMT Engineering
Kayla Connell	District Financial Manager, Rizzetta & Company
Debby Wallace	Regional District Manager, Rizzetta & Company

Audience **Present**

FIRST ORDER OF BUSINESS**Call to Order**

Mrs. Cooper called the meeting to order at 9:32 a.m. and noted that there were audience members present.

SECOND ORDER OF BUSINESS**Audience Comments on Agenda Items**

There were no audience comments put forth at this time.

THIRD ORDER OF BUSINESS**Staff Reports****A. District Counsel**

Mr. Babbar gave the Board an update on the Barrington buffer letter. He stated that it has been mailed out. Mr. Babbar informed the Board that he is working on Windance sign maintenance agreement.

B. District Engineer Report

Mr. Brletic gave the Board an update on the dog park. He stated that the County is agreeable to previous parking.

Mr. Brletic informed the Board that he has contacted the HA-5 vendor but has received no response. Mr. Pond reviewed similar options from other contractors.

Mr. Brletic also gave an update on the development behind Sterling Hill.

C. Landscape Inspection Services Manager**1. Review of Landscape Inspection Report**

Mr. Toborg reviewed the landscape inspection report and answered Board members' questions.

Mr. Toborg stated that he is putting together a landscape and irrigation RFP. The Board authorized District management to sign off on the landscape proposals once reviewed by Mr. Toborg as long as they are under the signing threshold.

2. Review of Juniper's response the Landscape Inspection Report

Mr. Rivera presented and reviewed Juniper Landscape's response to the landscape report. A discussion regarding astro-turf ensued. Juniper Landscape and Mr. Toborg will obtain proposals for this.

3. Consideration of revised Juniper Landscape proposal for Elgin Wall mulch. The Board requested more proposals be obtained from Murphy's and LaRocca.

On a motion from Ms. Feliu, seconded by Ms. Miller, with all in favor, the Board of Supervisors authorized Mr. Pond to move forward with Elgin tear-out, sod installation, and irrigation enhancement with a not-to-exceed amount of \$6,527.33 for the Sterling Hill Community Development District.

4. Consideration of Proposal for Sod Replacement

On a motion from Ms. Manuele, seconded by Mr. Gebala, with all in favor, the Board of Supervisors directed District management to classify the sod replacement as “dry retention pond repair” in the amount of \$45,168.80 for the Sterling Hill Community Development District.

D. Amenity Management

Mr. Pond reviewed his report with the Board. There were no questions.

Mr. Pond gave updates on the community message board prices, pool resurfacing timeline, and the repairs from the car accident.

On a motion from Mr. Gebala, seconded by Mr. Bagnuolo, with all in favor, the Board of Supervisors authorized Mr. Pond to proceed with the repair of the wall from the car accident in the amount of \$36,124.00 LaRocca Contracting Services proposal for repairs to covered benches at a cost of \$1,942.00 for the Sterling Hill Community Development District.

The board directed Mr. Babbar to send a demand letter to the homeowner and insurance company for the remainder of the damages not covered by the at fault party’s insurance carrier in the amount of \$28,000.00.

1. Consideration of Proposal for Covered Bench

On a motion from Ms. Manuele, seconded by Ms. Feliu, with all in favor, the Board of Supervisors approved LaRocca Contracting Services proposal for repairs to covered north and south benches at a cost of \$1,942.00 for the Sterling Hill Community Development District.

E. District Manager

Ms. Cooper reviewed the District Manager Report & financial statements.

Ms. Cooper reminded the Board that their next regular scheduled meeting will be held on April 20, 2023 at 9:30 a.m. The Board also requested to hold a budget workshop on May 2nd at 9:30 a.m.

A discussion was held regarding CD rates. The Board directed District management to open the following CDs: BOT, 26 weeks, \$240,000 and Hancock Whitney, 11 months, \$250,000.

On a motion from Mr. Bagnuolo, seconded by Ms. Manuele, with all in favor, the Board of Supervisors directed District management to open the following CDs; BOT – 26 weeks - \$240,000.009 and Hancock Whitney – 11 months - \$250,000.00 for the Sterling Hill Community Development District.

FOURTH ORDER OF BUSINESS**Consideration of Minutes of Board of Supervisors Regular Meeting held on February 16, 2023**

Mrs. Cooper presented the Minutes of the Board of Supervisors regular meeting held on February 16, 2023. The Board made an edit to line 134 – change from “open at 5:00 a.m.” to “close at 10:00 p.m.” and an edit to line 141 – incorrect meeting date, the date should be March 23rd.

On a motion from Ms. Miller, seconded by Mr. Bagnuolo, with all in favor, the Board of Supervisors approved the minutes of the Board of Supervisors regular meeting held on February 16, 2023 as amended for the Sterling Hill Community Development District.

FIFTH ORDER OF BUSINESS**Consideration of Operation & Maintenance Expenditures for January 2023**

On a motion from Mr. Gebala, seconded by Ms. Manuele, with all in favor, the Board of Supervisors ratified the Operation and Maintenance Expenditures for January 2023 in the amount of \$109,195.37 for the Sterling Hill Community Development District.

SIXTH ORDER OF BUSINESS**Audience Comments**

Audience comments were entertained regarding community signage and eblast communication. The Board heard questions regarding the landscaping and dog waste stations.

The Board directed Mr. Pond to purchase two more trash cans.

SEVENTH ORDER OF BUSINESS**Supervisor Requests**

Ms. Cooper asked if there were any Supervisor requests. There were none.

EIGHTH ORDER OF BUSINESS**Adjournment**

On a motion from Mr. Gebala, seconded by Ms. Manuele, with all in favor, the Board of Supervisors adjourned the meeting at 12:14 p.m. for the Sterling Hill Community Development District.

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Assistant Secretary

Chairman/Vice Chairman

DRAFT

Exhibit A

STERLING HILL

LANDSCAPE INSPECTION REPORT



March 14, 2023
Rizzetta & Company
John R. Toborg – Division Manager
Landscape Inspection Services



Rizzetta & Company
Professionals in Community Management

Summary, North Park

General Updates, Recent & Upcoming Maintenance Events

- During the month of March, all Bahia turf shall receive **3588 lbs. (72 – 50 lb. bags) of 9-0-24 fertilizer with a pre-emergent herbicide. All Ornamentals shall receive an application of 2450 lbs. (49 – 50 lb. bags) of 8-10-10 fertilizer. And finally in March, all Palms shall receive an application of 2050 lbs. (41 – 50 lb. bags) of 8-2-12+4Mg fertilizer.**
- During the month of April, all Bahia turf shall receive an application of 1452 lbs. (29+ - 50 lb. bags) of 21-0-0 fertilizer as well as a liquid application of the same in Barrington. All St. Augustine turf shall receive an application of 225 lbs. (4+ - 50 lb. bags) of 24-0-11 fertilizer.
- Juniper to notify STAFF and Landscape Specialist at least one week prior to the application being scheduled. Then on the day of application, Juniper is to notify staff so that staff can verify quantity and fertilizer types and write how many bags have been delivered, what it is being used for and date it on the label. This will need to be sent to me for verification.
- **Juniper to provide a date as to when all Crape Myrtles shall be pencil/thumb pruned as well as when all trees will be lifted, and Spanish Moss removed up to the contract height of 15' over roads and 10' over turfed ROWs and sidewalks. Also, as to when all palms on the property will be trimmed including old seed pods. During this inspection, they were haphazardly pruned in different areas. Reminders began back in the fall, and it is very disappointing that most have not been touched and are beginning to push out new growth.**

The following are action items for Juniper to complete. Please refer to the item # in your response listing action already taken or anticipated time of completion. **Red text** indicates deficient from previous report. **Bold Red text** indicates deficient for more than a month. **Green text** indicates a proposal has been requested. **Blue** indicates irrigation. **Orange** is for staff. **Bold & underlined is info. or questions for the BOS.**

1. Eradicate weeds in the semi-circular bed surrounding the flagpole at the North Park clubhouse. (Pic 1)



2. Why were only two Crape Myrtles pruned surrounding the North Park flagpole? Others weren't touched. (Pic 2)



North Park, South Intersection to Arborglades

3. The piled-up material (mulch, leaves, soil) needs to be removed from the base of the Azaleas surrounding the flagpole.

4. Was this tree on the back side of the pool deck damaged and removed after the hurricane? (Pic 4)



5. Take these branches back to the main trunk but outside the branch collar. (Pic 5)



6. Remove dead growth from the Gold Mound near the entrance to the tennis courts.

7. There is a busted irrigation valve box lid along Elgin south app. 120' before the 3-rail leading to the south intersection begins from the south end. (Pic 7>)

8. I requested a date in the summary over the past few reports regarding the date by which all palms will be pruned. I am not receiving a response. Please provide this information.

9. I have requested Aztec Grass on both sides of Sterling Hill Blvd. near the south intersection be cut to the ground. It has not been completed yet. Please provide a date.

10. Remove dead growth from the Coontie Palms on the back side of the wall at the Arborglades entrance.

11. Underneath the first cluster of Crape Myrtles leaving Arborglades and heading to Edgemere, trim the Confederate Jasmine and keep it from climbing the wall and tree trunks.

12. Remove an Oak sucker from the interior of a hedge of Red-Tip Photinia approaching the Edgemere entrance. Hand pull all vines.

13. It appears a line trimmer may have been used to trim this Variegated Confederate Jasmine on the median outside Edgemere. This is not an acceptable tool to use as it has caused damage and does not leave the plant in a manicured condition. Clippings were also left behind on the roadway. (Pic 13>)



North Park, Brightstone Place, Brackenwood, North Intersection

14. The Dw. India Hawthorn bed on the median between North Park and Brightstone Place is loaded with the same “vetch” weed that is at the flagpole beds.

15. Approximately three (3) Duc de Rohan Azaleas need to be replaced at the Brackenwood median.

16. Also, the Dwarf Asian Jasmine needs to be kept within its boundaries (away from the Azaleas) and off the curb at Brackenwood. (Pic 16)



17. Cut back all Blue Daze to the main stem throughout the property and apply a light fertilizer. Fertilize regularly (even monthly) with a water-soluble fertilizer with a large middle number to encourage blooms.

18. Once again , there are irregularities in the color of turf from the SHBlvd. median and ROWs from Amersham Isles/Brackenwood to the north intersection. Are all these zones operating with the same duration and frequency?

19. Carefully pull away the Confederate Jasmine from the L:ropetalum approaching the north intersection from Brackenwood. (Pic 19)



20. Hand pull weeds from the bed on the Brackenwood corner of the north intersection.

21. Has an attempt been made to carefully remove the Dw. Asian Jasmine from all other plants at the six monument features. I know it is a challenge, but I think it can be accomplished. Please inform in the next response.

22. Not sure why, but the irrigation was running in the Amersham Isles triangular lawn at the north intersection. It was outside allowable hours, and no tech was on site.

23. Throughout the course of the inspection so far, many sidewalks had been edged but not blown off. It appears it had been there for quite some time. This needs to be completed in a timely manner.

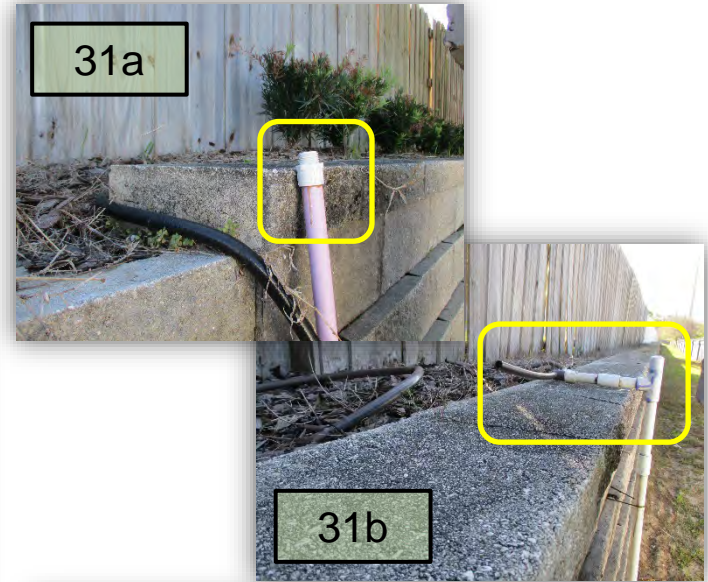


Amersham Isles, Edgemere, Elgin Alcove

24. Hand pull vines from the Silverthorn leading up to the Amersham Isles entrance from the north intersection.

31. Do we have working irrigation in the Elgin alcove raised planter? Is this old abandoned lines? (Pics 31a & b)

25. This area at the Amersham Isles entrance was called into Juniper a week before this inspection. What was the outcome? Turf still appears dry. This is new turf. (Pic 25)



26. Eradicate weeds in the Dw. Asian Jasmine on the outbound side of Amersham Isles. Remove all dead from the Jack Frost Ligustrum on the Amersham Isles median.



27. I've requested Juniper NOT to use the hurricane blower on medians or other hard surfaces where mulch beds are next to it. One was being used on the SHBlvd. median during the course of this inspection.

28. Hand pull the large-leafed gourd vine from the bed across from Edgemere.



29. The dead Pine tree is still in place on the back side of Amersham Isles approaching the Arboglades entrance. Is STAFF going to address this? It is now leaning on another tree. (Pic 29>)

30. Is this drip zone in the Elgin alcove area active? There is a sliced line. (Pic 30>)



Elgin By School, Glenburne, Mandalay Place, Haverhill

32. There is another broken irrigation valve box on the Elgin east ROW about 150' south of the school's north entrance. Replace. (Pic 32)



33. By what date will the spring annuals be installed? The executed proposal was sent to Juniper February 17th.

34. There is a dead Feijoa (newly installed) adjacent to a junction box along the Brackenwood/Elgin wall that needs to be replaced under warranty.

35. By what date will the Sterling Hill Blvd. median tips be planted? This proposal was also sent on February 17th.

36. Line trimming of the outfall structures needs improvement, specifically those in Glenburne's DRAs. Also, where DRAs align with streets, the sidewalks and curb and gutters need to be line trimmed.

37. Inspect the Leyland Cypress leaving Glenburne and heading toward Mandalay Place. Diagnose and treat accordingly and trim out any dead material.

38. Inspect 2-3 Fakahatchee Grasses that are turning brown on the SHBlvd. median outside Glenburne. This seems to be a chronic condition here. Assuming it is spider mites, are these grasses being sprayed?

39. We need to keep the Walters Viburnum in check on the SHBlvd. medians south of Glenburne and not let them get too large.

40. Has Juniper inspected the irrigation in the area of the car accident on SHBlvd. between Glenburne and Mandalay Place? (Pic 40)



41. Juniper needs to return to Mandalay Place and do a better job of lowering the ornamental grasses to low mounds. (Pic 41)



42. Clean up the median. It is littered with landscape debris.

43. Hand pull vines from the rear median at Haverhill.



Haverhill to Windance, Barrington

44. Leaving Haverhill and heading to Windance, inspect the irrigation watering the Sandankwa Viburnum to see why the middle portion is dying out. Is this irrigation related or fungal related? Diagnose and treat accordingly. (Pic 44)



49. The Fakahatchee Grasses in the corner lawn are brown again. Spider Mites? If these die, they need to be replaced by Juniper. (Pic 49)



45. What is the condition of the irrigation in this bed where five Pines were flush cut and then stump ground? (Pic 45)



46. Treat turf weeds at Windance entrance. Trim Tree Ligustrums.



47. Many beds along the walls remain littered with landscape debris – mostly fallen seed pods.



48. How long has it been since Juniper mowed turf at Barrington? March 1st started weekly mowing. (Pics 48a & b>)



Barrington SE Corner, Covey Run, South Park

50. Make sure the newest DRA access tract is being maintained on the SE corner of Barrington. It needs mowed and line trimmed. (Pic 50)



54. Is STAFF going to have their vendor install new Bahia turf in the ROW and a portion behind the sidewalk on Bramblewood Loop? (Pic 54)



51. Make sure the PVC fence surrounding Barrington is being line trimmed during every mow event.

55. Trim the area between the Covey Run gates and surrounding the back side of the lift station. Line trim the wall and mow.

52. There remain too many dead Dw. India Hawthorn on the SHBlvd. median south. (Pic 52)



56. A proposal was received and executed December 14, 2022, regarding troubleshooting Controller "F" at Covey Run. This work was never performed and now there are plants in severe wilt at the Covey Run entrance extending up to the South Park. Juniper to provide an update as to the status. (Pic 56)



53. What is the status of the irrigation on the SHBlvd. median south of Haverhill. Ornamental grasses were removed, but we still have a beautiful bed of Dw. Asian Jasmine at the tip outside Haverhill. Is this still getting water?

57. The area at the end of the South Park parking lot is still messy. This is a planted area, NOT a natural one and has been messy since the hurricane.



South Park, Dunwoody, Elgin

58. Too much dead material was left on the Dw. Firebush between South Park and Dunwoody. These need to be taken to the ground. (Pic 58)



59. Also, the plants in front of the Dunwoody monuments need to be cut to the ground. (Pic 59)



60. Treat weeds in the Bahia turf leaving Dunwoody and heading to the north intersection.
61. Remove Virginia Creeper from the top of the wall at the fence/wall transition along SHBlvd./Dunwoody heading to the north intersection.
62. Tip the Red-Tip Photinia at the north intersection, Dunwoody corner.

63. Reduce the Jatropha at the Dunwoody corner of the north intersection.

64. There are more Dw. Firebush along the Elgin/Dunwoody wall that need to be cut to the ground.

65. I kicked on a rotor zone in the Elgin ROW outside the Dunwoody wall. I flagged and called in two broke rotors. (Pic 65a & b)



Proposals

1. Juniper to provide a proposal to re-do all the sod surrounding the outer perimeter of the semi-circular sidewalk around the flagpole. Little is remaining. I would suggest using "Bitter Blue" St. Augustine – a shade tolerant variety. (Pic 1)



2. Juniper to provide a proposal to install 15 – 3 Gal., FULL Pringles Podocarpus on the back side of the Amersham Isles rear median. However, as part of the proposal, NEW irrigation must be installed, preferably drip lines with up to 10-12 micro-jets. (Pic 2)



3. Juniper to provide a proposal to flush cut a dead Holly adjacent to the South Park sign monument. (Pic 3>)



Tab 7

STERLING HILL COMMUNITY DEVELOPMENT DISTRICT

District Office · Wesley Chapel, Florida · 813-994-1001

Mailing Address - 3434 Colwell Avenue, Suite 200, Tampa Florida 33614

www.sterlinghillcdd.org

Operation and Maintenance Expenditures February 2023 For Board Approval

Attached please find the check register listing the Operation and Maintenance expenditures paid from February 1, 2023 through February 28, 2023. This does not include expenditures previously approved by the Board.

The total items being presented: **\$ 116,086.71**

Approval of Expenditures:

_____ Chairperson

_____ Vice Chairperson

_____ Assistant Secretary

Sterling Hill Community Development District

Paid Operation & Maintenance Expenditures

February 1, 2023 Through February 28, 2023

Vendor Name	Check Number	Invoice Number	Invoice Description	Invoice Amount
Abhinva Sharma	100299	74981	Off Duty Patrol 01/15/23	\$ 90.00
Anthony Musto	100300	75231	Off Duty Patrol 02/04/23	\$ 90.00
Brett F. Croft	100273	75130	Off Duty Patrol 01/28/23	\$ 90.00
Brett F. Croft	100281	74920	Off Duty Patrol 01/13/23	\$ 90.00
Brett F. Croft	100314	75323	Off Duty Patrol 02/11/23	\$ 90.00
Chelsea Eccles	100274	74785	Off Duty Patrol 12/31/22	\$ 90.00
Chelsea Eccles	100282	74964	Off Duty Patrol 01/13/23	\$ 90.00
Chris Croft	100283	74840	Off Duty Patrol 01/06/23	\$ 90.00
Chris Croft	100301	75219	Off Duty Patrol 02/03/23	\$ 90.00
Christina Miller	100302	CM020923	Board of Supervisors Meeting 02/09/23	\$ 200.00
Christina Miller	100315	CM021623	Board of Supervisors Meeting 02/16/23	\$ 200.00
Commercial Energy Specialists, Inc.	100303	190796	Annual PM Program	\$ 1,747.85
Darrin Bagnuolo	100304	DB020923	Board of Supervisors Meeting 02/09/23	\$ 200.00
Darrin Bagnuolo	100316	DB021623	Board of Supervisors Meeting 02/16/23	\$ 200.00
Edward Brandhuber	100284	74935	Off Duty Patrol 01/14/23	\$ 90.00
Edward Brandhuber	100317	75304	Off Duty Patrol 02/11/23	\$ 90.00
Florida Department of Revenue	100295	37-8015579013-3 01/23	Sales & Use Tax 01/23	\$ 353.08
George Cloversettle	100275	75092	Off Duty Patrol 01/25/23	\$ 112.50
Hernando County Utilities	02232023	SS00001-00 01/23	North Clubhouse Water Bill 01/23	\$ 414.61
Hernando County Utilities	02232023	SS00001-00 01/23	North Clubhouse Water Bill 01/23	\$ 24.74
Hernando County Utilities	02232023	SS00013-00 01/23	South Clubhouse Water Bill 01/23	\$ 284.51
Hernando County Utilities	02232023	SS00013-00 01/23	South Clubhouse Water Bill 01/23	\$ 29.16
Hernando County Utilities	02232023	SS00013-00 01/23	South Clubhouse Water Bill 01/23	\$ 2.75
In Line Fencing LLC	100271	INV0515	Gate Installation 12/22	\$ 6,024.00

Sterling Hill Community Development District

Paid Operation & Maintenance Expenditures

February 1, 2023 Through February 28, 2023

Vendor Name	Check Number	Invoice Number	Invoice Description	Invoice Amount
Jason Stevens	100285	75137	Off Duty Patrol 01/29/23	\$ 90.00
Jason Stevens	100325	75407	Off Duty Patrol 02/18/23	\$ 90.00
Jason Stevens	100325	75410	Off Duty Patrol 02/19/23	\$ 90.00
Jessica Lynn Hemley	100286	75047	Off Duty Patrol 01/20/23	\$ 90.00
Jessica Lynn Hemley	100286	75048	Off Duty Patrol 01/20/23	\$ 90.00
Jessica Lynn Hemley	100318	75344	Off Duty Patrol 02/12/23	\$ 90.00
Johnson Mirmiran & Thompson, Inc.	100326	50-206722	Engineering Services 01/23	\$ 700.00
Joseph Nelson	100287	75062	Off Duty Patrol 01/21/23	\$ 90.00
Joseph Nelson	100287	75063	Off Duty Patrol 01/21/23	\$ 90.00
Joseph Schneider	100319	75307	Off Duty Patrol 02/10/23	\$ 90.00
Juan Perez	100276	75107	Off Duty Patrol 01/27/23	\$ 90.00
Juan Perez	100327	75397	Off Duty Patrol 02/18/23	\$ 90.00
Juniper Landscaping of Florida, LLC	100288	195548	Plant Material - 01/12/23	\$ 2,761.07
Juniper Landscaping of Florida, LLC	100288	195550	Control Components 01/11/23	\$ 750.00
Juniper Landscaping of Florida, LLC	100305	197410	General Landscape Maintenance 02/23	\$ 17,970.00
Juniper Landscaping of Florida, LLC	100305	198129	Fertilization Application 02/23	\$ 780.00
Juniper Landscaping of Florida, LLC	100305	198130	Plant Material - 01/31/23	\$ 2,997.28
Juniper Landscaping of Florida, LLC	100305	198131	Annual Change Out 01/23	\$ 750.00
Juniper Landscaping of Florida, LLC	100305	198132	Irrigation Enhancement 01/30/23	\$ 1,534.61
Juniper Landscaping of Florida, LLC	100305	198133	Irrigation Enhancement 01/31/23	\$ 1,498.76
Juniper Landscaping of Florida, LLC	100332	195549	Plant Material & Irrigation Enhancement 01/12/23	\$ 707.13
Juniper Landscaping of Florida, LLC	100332	200256	Irrigation Repairs 02/15/23	\$ 3,985.21
Juniper Landscaping of Florida, LLC	100332	200257	Control Components 02/15/23	\$ 878.62
LaRocca Contracting Services, Inc.	100328	0080	Contract Repairs 02/23	\$ 385.00

Sterling Hill Community Development District

Paid Operation & Maintenance Expenditures

February 1, 2023 Through February 28, 2023

Vendor Name	Check Number	Invoice Number	Invoice Description	Invoice Amount
LaRocca Contracting Services, Inc.	100333	0079-23-0009	Asphalt Stripping 02/23	\$ 3,950.00
Michael Renczkowski	100289	74885	Off Duty Patrol 01/07/23	\$ 90.00
Michael Renczkowski	100306	75249	Off Duty Patrol 02/04/23	\$ 90.00
Michael William Gebala	100307	MG020923	Board of Supervisors Meeting 02/09/23	\$ 200.00
Michael William Gebala	100320	MG021623	Board of Supervisors Meeting 02/16/23	\$ 200.00
Nancy E Feliu	100308	NF020923	Board of Supervisors Meeting 02/09/23	\$ 200.00
Nancy E Feliu	100321	NF021623	Board of Supervisors Meeting 02/16/23	\$ 200.00
Norman E. Burburan	100290	74846	Off Duty Patrol 01/06/23	\$ 90.00
Norman E. Burburan	100309	75233	Off Duty Patrol 02/05/23	\$ 90.00
Outsmart Pest Management, Inc.	100277	36007	Pest Control Treatment North Clubhouse 01/23	\$ 75.00
Outsmart Pest Management, Inc.	100277	36008	Pest Control Treatment South Clubhouse 01/23	\$ 75.00
Outsmart Pest Management, Inc.	100329	36290	Pest Control Treatment North Clubhouse 02/23	\$ 75.00
Outsmart Pest Management, Inc.	100329	36291	Pest Control Treatment South Clubhouse 02/23	\$ 75.00
Panzner's Tree Service, Inc.	100291	8428	Tree Removal Services 01/23	\$ 2,600.00
Panzner's Tree Service, Inc.	100322	8571	Tree Trimming 02/23	\$ 1,600.00
Rizzetta & Company, Inc.	100272	INV0000075355	Administrative Services 02/23	\$ 727.26
Rizzetta & Company, Inc.	100272	INV0000075355	Landscape Consulting Services 02/23	\$ 700.00
Rizzetta & Company, Inc.	100272	INV0000075355	Website Compliance & Management 02/23	\$ 100.00
Rizzetta & Company, Inc.	100272	INV0000075355	Management Compliance & Management 02/23	\$ 2,885.75
Rizzetta & Company, Inc.	100272	INV0000075355	Accounting Services 02/23	\$ 1,616.67
Rizzetta & Company, Inc.	100272	INV0000075355	Financial & Revenue Collections 02/23	\$ 424.38
Rizzetta & Company, Inc.	100296	INV0000075854	Personnel Reimbursement 02/23	\$ 15,263.05
Rizzetta & Company, Inc.	100297	INV0000075880	Cell Phone 01/23	\$ 50.00
Rizzetta & Company, Inc.	100298	INV0000074946	Cell Phone 12/22	\$ 65.99

Sterling Hill Community Development District

Paid Operation & Maintenance Expenditures

February 1, 2023 Through February 28, 2023

Vendor Name	Check Number	Invoice Number	Invoice Description	Invoice Amount
Rizzetta & Company, Inc.	100298	INV0000074946	Cell Phone 12/22	\$ 50.00
Rizzetta & Company, Inc.	100313	INV0000077291	Personnel Reimbursement 02/17/23	\$ 12,985.57
Sandra Manuele	100310	SM020923	Board of Supervisors Meeting 02/09/23	\$ 200.00
Sandra Manuele	100323	SM021623	Board of Supervisors Meeting 02/16/23	\$ 200.00
Shaun Duval	100330	75439	Off Duty Patrol 02/17/23	\$ 90.00
Shore Commercial Services, Inc.	100311	227775	Pool Maintenance North Clubhouse 02/23	\$ 2,622.00
Shore Commercial Services, Inc.	100334	227891	Pool Repair South Clubhouse 02/23	\$ 10.00
Southern Automated Access Services, LLC	100292	12280	Gate Maintenance - Brightstone 01/23	\$ 105.00
Southern Automated Access Services, LLC	100292	12359	Gate Maintenance - Arborglades 01/23	\$ 773.00
Southern Automated Access Services, LLC	100292	12360	Gate Maintenance - Dunwoody 01/23	\$ 680.00
Southern Automated Access Services, LLC	100292	12368	Gate Maintenance - Covey Run 01/23	\$ 198.00
Southern Automated Access Services, LLC	100335	Southern Phone Summary 02/23	Southern Phone Summary 02/23	\$ 611.77
Southern Automated Access Services, LLC	100335	12363	Gate Maintenance - Brackenwood 01/23	\$ 105.00
Southern Automated Access Services, LLC	100335	12370	Gate Maintenance - Amersham 01/23	\$ 198.00
Southern Automated Access Services, LLC	100292	Southern Phone Summary 01/23	Southern Phone Summary 01/23	\$ 610.35
Spectrum	02082023	090269301012123 Auto Draft	4411 Sterling Hill Blvd. AHMS 02/23	\$ 719.62
Sterling Hill CDD			Debit Card Replishment 02/23	\$ 1,381.85
Straley Robin Vericker	100336	22671	For Professional Services Rendered Through January 15, 2022	\$ 307.50
Thomas Castiglione	100293	013123 Castiglione	Off Duty Patrol 01/23	\$ 480.00
Times Publishing Company	100312	0000259223 02/01/23	Acct # 107011 Legal Advertising 02/01/23	\$ 65.20
Times Publishing Company	100324	0000269612 02/08/23	Acct # 107011 Legal Advertising 02/08/23	\$ 89.00
Times Publishing Company	100337	0000271089 02/15/23	Acct # 107011 Legal Advertising 02/15/23	\$ 92.40
Travis M Shields	100278	75118	Off Duty Patrol 01/28/23	\$ 90.00
Tri-County Locksmith of The Suncoast, Inc.	100331	3514-INV	Hardware Replacement 02/23	\$ 2,320.00

Sterling Hill Community Development District

Paid Operation & Maintenance Expenditures

February 1, 2023 Through February 28, 2023

Vendor Name	Check Number	Invoice Number	Invoice Description	Invoice Amount
Waste Management Inc. of Florida	02152023	0816609-1568-7	Waste Disposal Services South Clubhouse 02/23 Acct 12001	\$ 308.84
Waste Management Inc. of Florida	02152023-1	0816728-1568-5	Waste Disposal Services North Clubhouse 02/23 Acct 63003	\$ 289.12
Willard Stephens	100294	74858	Off Duty Patrol 01/07/23	\$ 90.00
Withlacoochee River Electric Cooperative, Inc.	02102023	Sterling Hill Summary of WREC 01/23 ACH	Sterling Hill Summary of WREC 01/23 ACH	\$ 4,797.82
Withlacoochee River Electric Cooperative, Inc.	02102023	Sterling Hill Summary of WREC 01/23 ACH	Sterling Hill Summary of WREC 01/23 ACH	\$ 6,702.69
Report Total				<u>\$ 116,086.71</u>

**Hernando County Sheriff's Office**

18900 Cortez Blvd
Brooksville, FL 34603

INVOICE

Invoice ID:	74981
Date:	01/17/2023
Customer #:	
Due Date:	01/31/2023
Reference:	

Bill To:

Sterling Hill CDD
Attention: Accounts Payable
3434 Colwell ave.
Tampa, FL 33614
CDDINVOICE@RIZZETTA.COM;VRUTISKAYA@RIZZETTA.COM

DESCRIPTION	QTY	RATE	TOTAL
job #95014 - ABHINAV (ABE) SHARMA at Sterling Hill Subdivision from 1/14/2023 9:00 PM to 1/15/2023 12:00 AM	3.000	\$30.00	\$90.00
TOTAL:	3.000		\$90.00

Amount Paid: \$0.00

Balance Due: \$90.00

Notes

RECEIVED
02/02/23

Please submit payments within two (2) weeks.

All payments must be made payable to the above DEPUTY'S NAME and sent in care of the Hernando County Sheriff's Office, ATTN: CINDY JOST, P.O. Box 10070, Brooksville, FL 34603-0070

Thank you for the opportunity to assist you with your security needs.

**Hernando County Sheriff's Office**

18900 Cortez Blvd
Brooksville, FL 34603

INVOICE

Invoice ID:	75231
Date:	02/04/2023
Customer #:	
Due Date:	02/18/2023
Reference:	

Bill To:

Sterling Hill CDD
Attention: Accounts Payable
3434 Colwell ave.
Tampa, FL 33614
CDDINVOICE@RIZZETTA.COM;VRUTISKAYA@RIZZETTA.COM

DESCRIPTION	QTY	RATE	TOTAL
job #94916 - Anthony Musto at Sterling Hill Subdivision from 2/4/2023 6:00 PM to 2/4/2023 9:00 PM	3.000	\$30.00	\$90.00
TOTAL:	3.000		\$90.00

Amount Paid: \$0.00

Balance Due: \$90.00

RECEIVED
02/08/23

Notes

Please submit payments within two (2) weeks.

All payments must be made payable to the above DEPUTY'S NAME and sent in care of the Hernando County Sheriff's Office, ATTN: CINDY JOST, P.O. Box 10070, Brooksville, FL 34603-0070

Thank you for the opportunity to assist you with your security needs.

**Hernando County Sheriff's Office**

18900 Cortez Blvd
Brooksville, FL 34603

INVOICE

Invoice ID:	75130
Date:	01/28/2023
Customer #:	
Due Date:	02/11/2023
Reference:	

Bill To:

Sterling Hill CDD
Attention: Accounts Payable
3434 Colwell ave.
Tampa, FL 33614
CDDINVOICE@RIZZETTA.COM;VRUTISKAYA@RIZZETTA.COM

DESCRIPTION	QTY	RATE	TOTAL
job #94914 - Brett Croft at Sterling Hill Subdivision from 1/28/2023 6:00 PM to 1/28/2023 9:00 PM	3.000	\$30.00	\$90.00
TOTAL:	3.000		\$90.00

Amount Paid: \$0.00

Balance Due: \$90.00

Notes

Please submit payments within two (2) weeks.

All payments must be made payable to the above DEPUTY'S NAME and sent in care of the Hernando County Sheriff's Office, ATTN: CINDY JOST, P.O. Box 10070, Brooksville, FL 34603-0070

Thank you for the opportunity to assist you with your security needs.

RECEIVED
02/01/23

**Hernando County Sheriff's Office**

18900 Cortez Blvd
Brooksville, FL 34603

INVOICE

Invoice ID:	74920
Date:	01/13/2023
Customer #:	
Due Date:	01/27/2023
Reference:	

Bill To:

Sterling Hill CDD
Attention: Accounts Payable
3434 Colwell ave.
Tampa, FL 33614
CDDINVOICE@RIZZETTA.COM;VRUTISKAYA@RIZZETTA.COM

DESCRIPTION	QTY	RATE	TOTAL
job #94909 - Brett Croft at Sterling Hill Subdivision from 1/13/2023 6:00 PM to 1/13/2023 9:00 PM	3.000	\$30.00	\$90.00
TOTAL:	3.000		\$90.00

Amount Paid: \$0.00

Balance Due: \$90.00

Notes

RECEIVED
02/02/23

Please submit payments within two (2) weeks.

All payments must be made payable to the above DEPUTY'S NAME and sent in care of the Hernando County Sheriff's Office, ATTN: CINDY JOST, P.O. Box 10070, Brooksville, FL 34603-0070

Thank you for the opportunity to assist you with your security needs.

**Hernando County Sheriff's Office**

18900 Cortez Blvd
Brooksville, FL 34603

INVOICE

Invoice ID:	75323
Date:	02/12/2023
Customer #:	
Due Date:	02/26/2023
Reference:	

Bill To:

Sterling Hill CDD
Attention: Accounts Payable
3434 Colwell ave.
Tampa, FL 33614
CDDINVOICE@RIZZETTA.COM;VRUTISKAYA@RIZZETTA.COM

DESCRIPTION	QTY	RATE	TOTAL
job #94918 - Brett Croft at Sterling Hill Subdivision from 2/11/2023 6:00 PM to 2/11/2023 9:00 PM	3.000	\$30.00	\$90.00
TOTAL:	3.000		\$90.00

Amount Paid: \$0.00

Balance Due: \$90.00

RECEIVED
02/16/23

Notes

Please submit payments within two (2) weeks.

All payments must be made payable to the above DEPUTY'S NAME and sent in care of the Hernando County Sheriff's Office, ATTN: CINDY JOST, P.O. Box 10070, Brooksville, FL 34603-0070

Thank you for the opportunity to assist you with your security needs.

**Hernando County Sheriff's Office**

18900 Cortez Blvd
Brooksville, FL 34603

INVOICE**Invoice ID:** 74785**Date:** 12/31/2022**Customer #:****Due Date:** 01/14/2023**Reference:****Bill To:**

Sterling Hill CDD
Attention: Accounts Payable
3434 Colwell ave.
Tampa, FL 33614
CDDINVOICE@RIZZETTA.COM;VRUTISKAYA@RIZZETTA.COM

DESCRIPTION	QTY	RATE	TOTAL
job #94906 - CHELESEA ECCLES at Sterling Hill Subdivision from 12/31/2022 6:00 PM to 12/31/2022 9:00 PM <i>Note: To be billed</i>	3.000	\$30.00	\$90.00
TOTAL:	3.000		\$90.00

Payments

DATE	CHECK NUMBER	COMMENT	AMOUNT
12/31/2022		To be mailed	\$0.00

Amount Paid: \$0.00**Balance Due:** \$90.00**Notes**

Please submit payments within two (2) weeks.

All payments must be made payable to the above DEPUTY'S NAME and sent in care of the Hernando County Sheriff's Office, ATTN: CINDY JOST, P.O. Box 10070, Brooksville, FL 34603-0070

Thank you for the opportunity to assist you with your security needs.

**Hernando County Sheriff's Office**

18900 Cortez Blvd
Brooksville, FL 34603

INVOICE

Invoice ID:	74964
Date:	01/16/2023
Customer #:	
Due Date:	01/30/2023
Reference:	

Bill To:

Sterling Hill CDD
Attention: Accounts Payable
3434 Colwell ave.
Tampa, FL 33614
CDDINVOICE@RIZZETTA.COM;VRUTISKAYA@RIZZETTA.COM

DESCRIPTION	QTY	RATE	TOTAL
job #95013 - CHELESEA ECCLES at Sterling Hill Subdivision from 1/13/2023 9:00 PM to 1/14/2023 12:00 AM	3.000	\$30.00	\$90.00
TOTAL:	3.000		\$90.00

Amount Paid: \$0.00

Balance Due: \$90.00

Notes

RECEIVED
02/02/23

Please submit payments within two (2) weeks.

All payments must be made payable to the above DEPUTY'S NAME and sent in care of the Hernando County Sheriff's Office, ATTN: CINDY JOST, P.O. Box 10070, Brooksville, FL 34603-0070

Thank you for the opportunity to assist you with your security needs.

**Hernando County Sheriff's Office**

18900 Cortez Blvd
Brooksville, FL 34603

INVOICE

Invoice ID:	74840
Date:	01/06/2023
Customer #:	
Due Date:	01/20/2023
Reference:	

Bill To:

Sterling Hill CDD
Attention: Accounts Payable
3434 Colwell ave.
Tampa, FL 33614
CDDINVOICE@RIZZETTA.COM;VRUTISKAYA@RIZZETTA.COM

DESCRIPTION	QTY	RATE	TOTAL
job #94907 - CHRIS CROFT at Sterling Hill Subdivision from 1/6/2023 6:00 PM to 1/6/2023 9:00 PM	3.000	\$30.00	\$90.00
TOTAL:	3.000		\$90.00

Amount Paid: \$0.00

Balance Due: \$90.00

Notes

Please submit payments within two (2) weeks.

All payments must be made payable to the above DEPUTY'S NAME and sent in care of the Hernando County Sheriff's Office, ATTN: CINDY JOST, P.O. Box 10070, Brooksville, FL 34603-0070

Thank you for the opportunity to assist you with your security needs.

RECEIVED
02/02/23

**Hernando County Sheriff's Office**

18900 Cortez Blvd
Brooksville, FL 34603

INVOICE

Invoice ID:	75219
Date:	02/03/2023
Customer #:	
Due Date:	02/17/2023
Reference:	

Bill To:

Sterling Hill CDD
Attention: Accounts Payable
3434 Colwell ave.
Tampa, FL 33614
CDDINVOICE@RIZZETTA.COM;VRUTISKAYA@RIZZETTA.COM

DESCRIPTION	QTY	RATE	TOTAL
job #94915 - CHRIS CROFT at Sterling Hill Subdivision from 2/3/2023 6:00 PM to 2/3/2023 9:00 PM	3.000	\$30.00	\$90.00
TOTAL:	3.000		\$90.00

Amount Paid: \$0.00

Balance Due: \$90.00

Notes

RECEIVED
02/08/23

Please submit payments within two (2) weeks.

All payments must be made payable to the above DEPUTY'S NAME and sent in care of the Hernando County Sheriff's Office, ATTN: CINDY JOST, P.O. Box 10070, Brooksville, FL 34603-0070

Thank you for the opportunity to assist you with your security needs.

Sterling Hill CDD Workshop Meeting

Meeting Date: February 9, 2023

SUPERVISOR PAY REQUEST

<u>Name of Board Supervisor</u>	<u>Check if paid</u>
Christina Miller	<input checked="" type="checkbox"/>
Sandra Manuele	<input checked="" type="checkbox"/>
Nancy Felio	<input checked="" type="checkbox"/>
Michael Gebala	<input checked="" type="checkbox"/>
Darrin Bagnuolo	<input checked="" type="checkbox"/>

CM020923

SM020923

NF020923

MG020923

DB020923

(*) Does not get paid

NOTE: Supervisors are only paid if checked.

EXTENDED MEETING TIMECARD

Meeting Start Time:	9:31 am
Meeting End Time:	11:39 am
Total Meeting Time:	2 hrs 8 min

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: _____

Jaime Cooper

Sterling Hill CDD Regular Meeting

Meeting Date: February 16, 2023

SUPERVISOR PAY REQUEST

Name of Board Supervisor	Check if paid	
Christina Miller	<input checked="" type="checkbox"/>	CM021623
Sandra Manuele	<input checked="" type="checkbox"/>	SM021623
Nancy Feliu	<input checked="" type="checkbox"/>	NF021623
Michael Gebala	<input checked="" type="checkbox"/>	MG021623
Darrin Bagnuolo	<input checked="" type="checkbox"/>	DB021623

(*) Does not get paid

NOTE: Supervisors are only paid if checked.**EXTENDED MEETING TIMECARD****RECEIVED**
02/17/23

Meeting Start Time:	9:36 am
Meeting End Time:	12:11 pm
Total Meeting Time:	3 hrs. 35 min

Time Over (3) Hours:	0
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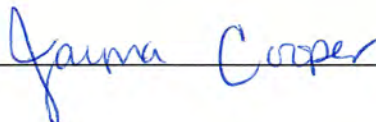
Total at \$175 per Hour:	
--------------------------	--

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: _____





INVOICE

Sterling Hills

SAG480 UV Preventive Maintenance

Invoice # 190796
Date 01/18/23
Billing Terms Net 30
Date Due 02/17/23
Order # 219642
Ordered By Connie Mastroni
Customer PO # DigiSign

Bill To

Sterling Hills
4250 Sterling Hill Blvd
Spring Hill, FL 34609

Ship To

South Clubhouse
4250 Sterling Hill Blvd
Spring Hill, FL 34609

Invoice Items

Line Item Code	Description	Qty	Unit Price	Total
PMA704 - SAG	SAG 480-APVC UV Annual PM Program	1	1,986.21	1,986.21

Subtotal 1,986.21
Adjustment 0.00
Total 1,986.21

Receipts

2/7/2023 CREDIT/ADJ 238.36

Shipping 0.00
Tax 0.00
Grand Total 1,986.21
Balance 1,747.85



**Hernando County Sheriff's Office**

18900 Cortez Blvd
Brooksville, FL 34603

INVOICE

Invoice ID:	74935
Date:	01/14/2023
Customer #:	
Due Date:	01/28/2023
Reference:	

Bill To:

Sterling Hill CDD
Attention: Accounts Payable
3434 Colwell ave.
Tampa, FL 33614
CDDINVOICE@RIZZETTA.COM;VRUTISKAYA@RIZZETTA.COM

DESCRIPTION	QTY	RATE	TOTAL
job #94910 - EDWARD BRANDHUBER at Sterling Hill Subdivision from 1/14/2023 6:00 PM to 1/14/2023 9:00 PM	3.000	\$30.00	\$90.00
TOTAL:	3.000		\$90.00

Amount Paid: \$0.00

Balance Due: \$90.00

RECEIVED
02/02/23

Notes

Please submit payments within two (2) weeks.

All payments must be made payable to the above DEPUTY'S NAME and sent in care of the Hernando County Sheriff's Office, ATTN: CINDY JOST, P.O. Box 10070, Brooksville, FL 34603-0070

Thank you for the opportunity to assist you with your security needs.

**Hernando County Sheriff's Office**

18900 Cortez Blvd
Brooksville, FL 34603

INVOICE

Invoice ID:	75304
Date:	02/11/2023
Customer #:	
Due Date:	02/25/2023
Reference:	

Bill To:

Sterling Hill CDD
Attention: Accounts Payable
3434 Colwell ave.
Tampa, FL 33614
CDDINVOICE@RIZZETTA.COM;VRUTISKAYA@RIZZETTA.COM

DESCRIPTION	QTY	RATE	TOTAL
job #95021 - EDWARD BRANDHUBER at Sterling Hill Subdivision from 2/10/2023 9:00 PM to 2/11/2023 12:00 AM	3.000	\$30.00	\$90.00
TOTAL:	3.000		\$90.00

Amount Paid: \$0.00

Balance Due: \$90.00

RECEIVED
02/16/23

Notes

Please submit payments within two (2) weeks.

All payments must be made payable to the above DEPUTY'S NAME and sent in care of the Hernando County Sheriff's Office, ATTN: CINDY JOST, P.O. Box 10070, Brooksville, FL 34603-0070

Thank you for the opportunity to assist you with your security needs.

	DOLLARS				CENTS
1. Gross Sales (Do not include tax)			5	4	31.92
2. Exempt Sales (Include these in Gross Sales, Line 1)					
3. Taxable Sales/Purchases (Include Internet Out-of-State Purchases)					
4. Total Tax Due (Include Discretionary Sales Surtax from Line 8)			3	5	3.08
5. Less Lawful Deductions					
6. Less DOR Credit Memo					
7. Net Tax Due			3	5	3.08
8. Less Collection Allowance or Plus Penalty and Interest					
9. Amount Due With Return (Enter this amount on front)			3	5	3.08

Under penalties of perjury, I declare that I have read this return and the facts stated in it are true.

Signature of Taxpayer: Sterling Hill Date: 2/8/22 Telephone #: 813 428 7067
 Signature of Preparer: Ruth Kraybill Date: 2/8/23 Telephone #: 813 428 7067

Discretionary Sales Surtax Information

A. Taxable Sales and Purchases NOT Subject to DISCRETIONARY SALES SURTAX:

B. Total Discretionary Sales Surtax Due:

E-file / E-pay to Receive Collection Allowance

Please do not fold or staple.

Florida Sales and Use Tax Return
Reporting Period
JAN 2023

DR-15EZ
R. 01/20

Certificate Number: 37-8015579013-3
 Surtax Rate: .0050

STERLING HILL COMMUNITY DEVELOPMENT
5241 STERLING HILL BLVD
SPRING HILL FL 34609

Location/Mailing Address Changes:
 New Location Address: _____

Telephone Number: () _____
 New Mailing Address: _____


 FLORIDA DEPARTMENT OF REVENUE
 5050 W TENNESSEE ST
 TALLAHASSEE FL 32399-0120

Amount Due From Line 9 On Reverse Side:

Due: FEB 01 2023
 Late After: FEB 21 2023

0500 0 20230131 0001003043 6 4000001557 9013 7



Hernando County Sheriff's Office

18900 Cortez Blvd
Brooksville, FL 34603

INVOICE

Invoice ID:	75092
Date:	01/25/2023
Customer #:	
Due Date:	02/08/2023
Reference:	

Bill To:

Sterling Hill CDD
Attention: Accounts Payable
3434 Colwell ave.
Tampa, FL 33614
CDDINVOICE@RIZZETTA.COM;VRUTISKAYA@RIZZETTA.COM

DESCRIPTION	QTY	RATE	TOTAL
job #95683 - George Cloversetttle at Sterling Hill Subdivision from 1/25/2023 4:15 PM to 1/25/2023 8:00 PM <i>Note: Took job after it was posted so I arrived 15 mins late.</i>	3.750	\$30.00	\$112.50
TOTAL:	3.750		\$112.50

Amount Paid: \$0.00

Balance Due: \$112.50

RECEIVED
02/01/23

Notes

Please submit payments within two (2) weeks.

All payments must be made payable to the above DEPUTY'S NAME and sent in care of the Hernando County Sheriff's Office, ATTN: CINDY JOST, P.O. Box 10070, Brooksville, FL 34603-0070

Thank you for the opportunity to assist you with your security needs.



MAIL PAYMENT TO:
HERNANDO COUNTY UTILITIES
P.O. BOX 30384
TAMPA, FL 33630-3384
(352) 754-4037 "AT YOUR SERVICE"

www.hernandocounty.us

SHCDD NORTH PARK REC CTR
3434 COLWELL AVE STE 200
TAMPA FL 33614

RECEIVED
01/20/23

Statement Date
Account Number

01/19/23
SS00001-00

PAST DUE BALANCE 519.54
Any Past Due Balance Must Be Paid Immediately
to Avoid Interruption in Service

Past Due Charges 519.54
Past Due Date 01/26/23
Current Charges 414.61
Current Charges Due Date 02/08/23
Total Due 934.15

SS0000100 9 000093415 8 0



PLEASE FOLD AND TEAR THE TOP PORTION OF STATEMENT & RETURN WITH YOUR PAYMENT MADE PAYABLE TO HERNANDO COUNTY UTILITIES DEPARTMENT IN US FUNDS.
PLEASE DO NOT FOLD, CLIP OR STAPLE PAYMENT STUB. INCLUDE ACCOUNT NUMBER ON PAYMENT.

IMPORTANT MESSAGES

YOUR ACCOUNT HAS A PAST DUE BALANCE. Past Due Date applies to ONE (1) month delinquencies ONLY. If account is past due more than ONE (1) month, HCUD services may be terminated before past due date on bill.

Credit card payments and eCheck payments
can be made by phone 7 days a week, 24 hours a day by calling
352/754-4037, option 3 or visit www.invoicecloud.com/hernandocounty

ACCOUNT NUMBER
SS00001-00
ACCOUNT NAME
SHCDD NORTH PARK REC CTR
SERVICE ADDRESS
4411 STERLING HILL BLVD
TRANSPONDER ID
1830522390

METER ID	METER SIZE/UNITS	METER READ	PREVIOUS READ	BILL FROM	BILL TO	DAYS IN READ
60658034	1 1/2"	5.0000	01/12/2023	12/14/2022	12/21/2022	01/19/2023 29
AVG MONTHLY USAGE		AVG USAGE LAST MONTH		AVG SAME MONTH LAST YEAR		3 YR RESIDENTIAL AVERAGE
40000		39700		41800		
CURRENT READ	PREVIOUS READ	CONSUMPTION	IRR CURRENT READ	IRR PREVIOUS READ	CONSUMPTION - AVG CONSUMPTION	
4501800	4467800	34000				

Water Account			
1	\$1.86	0 - 50,000	63.24
2	\$2.78	50,001 - 100,000	N/A
3	\$3.70	100,001 - 150,000	N/A
4	\$5.56	150,001 - 250,000	N/A
5	\$9.26	250,001 - 375,000	N/A
6	\$12.97	375,001 - and up	N/A

PREVIOUS BALANCE 494.80
LATE FEE 24.74
PAYMENTS RECEIVED 0.00
BALANCE FORWARD 519.54

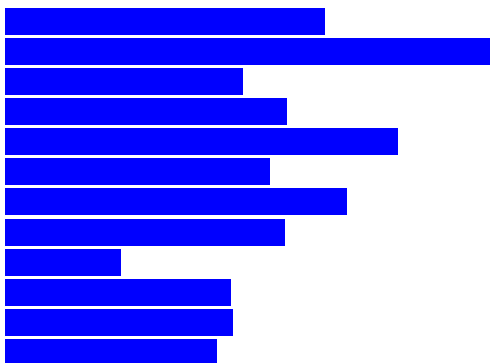
Any Past Due Balance Must Be Paid Immediately to Avoid Interruption in Service

CURRENT ACTIVITY
WATER USAGE 63.24
WATER BASE CHG 44.85

SEWER USAGE 184.62
SEWER USAGE - Billed at \$5.43/1,000 gallons
based on meter units
SEWER BASE CHG 121.90

TOTAL CURRENT CHARGES 414.61
TOTAL DUE 934.15

HISTORY (GAL)	
DEC	45000
NOV	69000
OCT	33400
SEP	39600
AUG	55300
JUL	37300
JUN	48100
MAY	39400
APR	16300
MAR	31700
FEB	32000
JAN	29800



SS00001-00



MAIL PAYMENT TO:
HERNANDO COUNTY UTILITIES
P.O. BOX 30384
TAMPA, FL 33630-3384
(352) 754-4037 "AT YOUR SERVICE"

www.hernandocounty.us

STERLING HILL COMM DEV COMM
3434 COLWELL AVE STE 200
TAMPA FL 33614

RECEIVED
01/20/23

Statement Date
Account Number

01/19/23
SS00013-00

PAST DUE BALANCE 612.34
Any Past Due Balance Must Be Paid Immediately
to Avoid Interruption in Service

Past Due Charges **612.34**
Past Due Date **01/26/23**
Current Charges **284.51**
Current Charges Due Date **02/08/23**
Total Due **896.85**

SS0001300 6 000089685 4 0



PLEASE FOLD AND TEAR THE TOP PORTION OF STATEMENT & RETURN WITH YOUR PAYMENT MADE PAYABLE TO HERNANDO COUNTY UTILITIES DEPARTMENT IN US FUNDS.
PLEASE DO NOT FOLD, CLIP OR STAPLE PAYMENT STUB. INCLUDE ACCOUNT NUMBER ON PAYMENT.

IMPORTANT MESSAGES

YOUR ACCOUNT HAS A PAST DUE BALANCE. Past Due Date applies to ONE (1) month delinquencies ONLY. If account is past due more than ONE (1) month, HCUD services may be terminated before past due date on bill.

Credit card payments and eCheck payments
can be made by phone 7 days a week, 24 hours a day by calling
352/754-4037, option 3 or visit www.invoicecloud.com/hernandocounty

ACCOUNT NUMBER
SS00013-00
ACCOUNT NAME
STERLING HILL COMM DEV COMM
SERVICE ADDRESS
4250 STERLING HILL BLVD
TRANSPONDER ID
1564795098

METER ID	METER SIZE/UNITS	METER READ	PREVIOUS READ	BILL FROM	BILL TO	DAYS IN READ
54750392	1"	2.5000	01/13/2023	12/15/2022	12/21/2022	01/19/2023 29
AVG MONTHLY USAGE		AVG USAGE LAST MONTH		AVG SAME MONTH LAST YEAR		3 YR RESIDENTIAL AVERAGE
33800		33100		23900		
CURRENT READ	PREVIOUS READ	CONSUMPTION	IRR CURRENT READ	IRR PREVIOUS READ	CONSUMPTION - AVG CONSUMPTION	
715600	688300	27300				

Water Account			
1	\$1.86	0 - 25,000	46.50
2	\$2.78	25,001 - 50,000	6.39
3	\$3.70	50,001 - 75,000	N/A
4	\$5.56	75,001 - 125,000	N/A
5	\$9.26	125,001 - 187,500	N/A
6	\$12.97	187,501 - and up	N/A

PREVIOUS BALANCE 583.18
LATE FEE 29.16
PAYMENTS RECEIVED 0.00
BALANCE FORWARD 612.34

Any Past Due Balance Must Be Paid Immediately to Avoid Interruption in Service

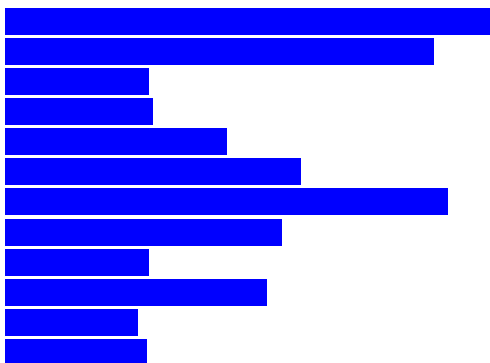
CURRENT ACTIVITY
WATER USAGE 52.89
WATER BASE CHG 22.43

SEWER USAGE 148.24
SEWER USAGE - Billed at \$5.43/1,000 gallons
based on meter units
SEWER BASE CHG 60.95

TOTAL CURRENT CHARGES **284.51**

TOTAL DUE **896.85**

HISTORY (GAL)	
DEC	62300
NOV	54500
OCT	18200
SEP	18700
AUG	28200
JUL	37600
JUN	56200
MAY	35100
APR	18300
MAR	33300
FEB	16800
JAN	18000



SS00013-00



In Line Fencing LLC

Lic#1262852
254 Garfield Ave
Brooksville, FL
8133821510
www.inlinefencingllc.com
inlinefencing727@gmail.com

INVOICE

INV0515

DATE

Dec 6, 2022

DUE

On Receipt

BALANCE DUE

USD \$6,024.00

BILL TO

Sterling Hills

sterlinghillclub@live.com

DESCRIPTION	RATE	QTY	AMOUNT
Black 5'x5' aluminum gate Self closing HD hinges Magna lockable latch	\$440.00	3	\$1,320.00
3"x3"x8' HD Aluminum Post	\$73.00	6	\$438.00
Black 5' aluminum material	\$23.00	84	\$1,932.00
Install labor Includes boring post in concrete footings.	\$1,400.00	1	\$1,400.00
Tear Out Labor	\$3.00	84	\$252.00
Permit	\$200.00	1	\$200.00
3"x9' sch40 post	\$66.00	2	\$132.00
5'x5' HD Black chainlink gate 1-5/8" frame Self closing hinges	\$350.00	1	\$350.00

TOTAL \$6,024.00

BALANCE DUE **USD \$6,024.00**

Payment Info

BY CHECK

RECEIVED
01/26/23

**Hernando County Sheriff's Office**

18900 Cortez Blvd
Brooksville, FL 34603

INVOICE

Invoice ID:	75137
Date:	01/29/2023
Customer #:	
Due Date:	02/12/2023
Reference:	

Bill To:

Sterling Hill CDD
Attention: Accounts Payable
3434 Colwell ave.
Tampa, FL 33614
CDDINVOICE@RIZZETTA.COM;VRUTISKAYA@RIZZETTA.COM

DESCRIPTION	QTY	RATE	TOTAL
job #95018 - Jason Stevens at Sterling Hill Subdivision from 1/28/2023 9:00 PM to 1/29/2023 12:00 AM	3.000	\$30.00	\$90.00
TOTAL:	3.000		\$90.00

Amount Paid:	\$0.00
Balance Due:	\$90.00

Notes

Please submit payments within two (2) weeks.

All payments must be made payable to the above DEPUTY'S NAME and sent in care of the Hernando County Sheriff's Office, ATTN: CINDY JOST, P.O. Box 10070, Brooksville, FL 34603-0070

Thank you for the opportunity to assist you with your security needs.

**Hernando County Sheriff's Office**

18900 Cortez Blvd
Brooksville, FL 34603

INVOICE

Invoice ID:	75407
Date:	02/18/2023
Customer #:	
Due Date:	03/04/2023
Reference:	

Bill To:

Sterling Hill CDD
Attention: Accounts Payable
3434 Colwell ave.
Tampa, FL 33614
CDDINVOICE@RIZZETTA.COM;VRUTISKAYA@RIZZETTA.COM

DESCRIPTION	QTY	RATE	TOTAL
job #94920 - Jason Stevens at Sterling Hill Subdivision from 2/18/2023 6:00 PM to 2/18/2023 9:00 PM	3.000	\$30.00	\$90.00
TOTAL:	3.000		\$90.00

Amount Paid: \$0.00

Balance Due: \$90.00

Notes

RECEIVED
02/22/23

Please submit payments within two (2) weeks.

All payments must be made payable to the above DEPUTY'S NAME and sent in care of the Hernando County Sheriff's Office, ATTN: CINDY JOST, P.O. Box 10070, Brooksville, FL 34603-0070

Thank you for the opportunity to assist you with your security needs.

**Hernando County Sheriff's Office**

18900 Cortez Blvd
Brooksville, FL 34603

INVOICE

Invoice ID:	75410
Date:	02/19/2023
Customer #:	
Due Date:	03/05/2023
Reference:	

Bill To:

Sterling Hill CDD
Attention: Accounts Payable
3434 Colwell ave.
Tampa, FL 33614
CDDINVOICE@RIZZETTA.COM;VRUTISKAYA@RIZZETTA.COM

DESCRIPTION	QTY	RATE	TOTAL
job #95024 - Jason Stevens at Sterling Hill Subdivision from 2/18/2023 9:00 PM to 2/19/2023 12:00 AM	3.000	\$30.00	\$90.00
TOTAL:	3.000		\$90.00

Amount Paid: \$0.00

Balance Due: \$90.00

RECEIVED
02/22/23

Notes

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Thank you for the opportunity to assist you with your security needs.

**Hernando County Sheriff's Office**

18900 Cortez Blvd
Brooksville, FL 34603

INVOICE

Invoice ID:	75047
Date:	01/22/2023
Customer #:	
Due Date:	02/05/2023
Reference:	

Bill To:

Sterling Hill CDD
Attention: Accounts Payable
3434 Colwell ave.
Tampa, FL 33614
CDDINVOICE@RIZZETTA.COM;VRUTISKAYA@RIZZETTA.COM

DESCRIPTION	QTY	RATE	TOTAL
job #94911 - JESSICA HEMLEY at Sterling Hill Subdivision from 1/20/2023 6:00 PM to 1/20/2023 9:00 PM	3.000	\$30.00	\$90.00
TOTAL:	3.000		\$90.00

Amount Paid: \$0.00

Balance Due: \$90.00

RECEIVED
02/02/23

Notes

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All payments must be made payable to the above DEPUTY'S NAME and sent in care of the Hernando County Sheriff's Office, ATTN: CINDY JOST, P.O. Box 10070, Brooksville, FL 34603-0070

Thank you for the opportunity to assist you with your security needs.

**Hernando County Sheriff's Office**

18900 Cortez Blvd
Brooksville, FL 34603

INVOICE

Invoice ID:	75048
Date:	01/22/2023
Customer #:	
Due Date:	02/05/2023
Reference:	

Bill To:

Sterling Hill CDD
Attention: Accounts Payable
3434 Colwell ave.
Tampa, FL 33614
CDDINVOICE@RIZZETTA.COM;VRUTISKAYA@RIZZETTA.COM

DESCRIPTION	QTY	RATE	TOTAL
job #95015 - JESSICA HEMLEY at Sterling Hill Subdivision from 1/20/2023 9:00 PM to 1/21/2023 12:00 AM	3.000	\$30.00	\$90.00
TOTAL:	3.000		\$90.00

Amount Paid: \$0.00

Balance Due: \$90.00

RECEIVED
02/02/23

Notes

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All payments must be made payable to the above DEPUTY'S NAME and sent in care of the Hernando County Sheriff's Office, ATTN: CINDY JOST, P.O. Box 10070, Brooksville, FL 34603-0070

Thank you for the opportunity to assist you with your security needs.

**Hernando County Sheriff's Office**

18900 Cortez Blvd
Brooksville, FL 34603

INVOICE

Invoice ID:	75344
Date:	02/13/2023
Customer #:	
Due Date:	02/27/2023
Reference:	

Bill To:

Sterling Hill CDD
Attention: Accounts Payable
3434 Colwell ave.
Tampa, FL 33614
CDDINVOICE@RIZZETTA.COM;VRUTISKAYA@RIZZETTA.COM

DESCRIPTION	QTY	RATE	TOTAL
job #95022 - JESSICA HEMLEY at Sterling Hill Subdivision from 2/11/2023 9:00 PM to 2/12/2023 12:00 AM	3.000	\$30.00	\$90.00
TOTAL:	3.000		\$90.00

Amount Paid: \$0.00

Balance Due: \$90.00

RECEIVED
02/16/23

Notes

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All payments must be made payable to the above DEPUTY'S NAME and sent in care of the Hernando County Sheriff's Office, ATTN: CINDY JOST, P.O. Box 10070, Brooksville, FL 34603-0070

Thank you for the opportunity to assist you with your security needs.



February 10, 2023

Sterling Hill Community Development District (CDD)
Rizetta & Company
3434 Colwell Avenue
Suite 200
Tampa, FL 33614

Please remit payment to:

Johnson Mirmiran & Thompson, Inc.
40 Wight Avenue
Hunt Valley, MD 21030

Re: Sterling Hill Community Development District (CDD)

Invoice Number: 50-206722
Period Starting Date: 1/1/2023
Period Ending Date: 1/28/2023
JMT Project Number: 18-02537-003
Prepared by: Michael Milesky
mmilesky@jmt.com

We are hereby submitting our invoice for professional services, as per our Contract.

<u>Name of Employee</u>	<u>Classification</u>	<u>Hourly Rate</u>	<u>Total Hours</u>	<u>Total</u>
Brletic, Stephen	Project Manager	\$ 200.00	3.50	\$ 700.00
JMT Labor Total			3.5	\$ 700.00
TOTAL DUE THIS INVOICE				\$ 700.00

"Certified that all invoicing is true and correct and payment has not yet been received."

Johnson, Mirmiran & Thompson, Inc.

DocuSigned by:

00CA657158D144B...

Sergio Quevedo

Principal In Charge

Fed I.D. No. 52-0963531



Sterling Hill COMMUNITY DEVELOPMENT DISTRICT
January 2023

	<u>HOURS</u>	<u>RATE</u>	<u>PERSON</u>	<u>TOTAL</u>
<u>CDD Activities</u>				
Board Meeting Prep, Attendance, Follow-up, Engineer's Reports, Invoicing	3.50	\$200	S. Brletic	\$700.00
HA5 Warranty Work - Site Visits, Vendor Coordination, Inspection	0.00	\$200	S. Brletic	\$0.00
	0.00	\$115	R. Neidert	\$0.00
Hernando County Coorespondence - Dog Park	0.00	\$200	S. Brletic	\$0.00
	0.00	\$115	A. Serra	\$0.00
INVOICE TOTAL	3.50			\$700.00

**Hernando County Sheriff's Office**

18900 Cortez Blvd
Brooksville, FL 34603

INVOICE

Invoice ID:	75062
Date:	01/23/2023
Customer #:	
Due Date:	02/06/2023
Reference:	

Bill To:

Sterling Hill CDD
Attention: Accounts Payable
3434 Colwell ave.
Tampa, FL 33614
CDDINVOICE@RIZZETTA.COM;VRUTISKAYA@RIZZETTA.COM

DESCRIPTION	QTY	RATE	TOTAL
job #94912 - Joseph Nelson at Sterling Hill Subdivision from 1/21/2023 6:00 PM to 1/21/2023 9:00 PM	3.000	\$30.00	\$90.00
TOTAL:	3.000		\$90.00

Amount Paid:	\$0.00
Balance Due:	\$90.00

RECEIVED
02/02/23

Notes

Please submit payments within two (2) weeks.

All payments must be made payable to the above DEPUTY'S NAME and sent in care of the Hernando County Sheriff's Office, ATTN: CINDY JOST, P.O. Box 10070, Brooksville, FL 34603-0070

Thank you for the opportunity to assist you with your security needs.

**Hernando County Sheriff's Office**

18900 Cortez Blvd
Brooksville, FL 34603

INVOICE

Invoice ID:	75063
Date:	01/23/2023
Customer #:	
Due Date:	02/06/2023
Reference:	

Bill To:

Sterling Hill CDD
Attention: Accounts Payable
3434 Colwell ave.
Tampa, FL 33614
CDDINVOICE@RIZZETTA.COM;VRUTISKAYA@RIZZETTA.COM

DESCRIPTION	QTY	RATE	TOTAL
job #95016 - Joseph Nelson at Sterling Hill Subdivision from 1/21/2023 9:00 PM to 1/22/2023 12:00 AM	3.000	\$30.00	\$90.00
TOTAL:	3.000		\$90.00

Amount Paid: \$0.00

Balance Due: \$90.00

RECEIVED
02/02/23

Notes

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Thank you for the opportunity to assist you with your security needs.

**Hernando County Sheriff's Office**

18900 Cortez Blvd
Brooksville, FL 34603

INVOICE

Invoice ID:	75307
Date:	02/11/2023
Customer #:	
Due Date:	02/25/2023
Reference:	

Bill To:

Sterling Hill CDD
Attention: Accounts Payable
3434 Colwell ave.
Tampa, FL 33614
CDDINVOICE@RIZZETTA.COM;VRUTISKAYA@RIZZETTA.COM

DESCRIPTION	QTY	RATE	TOTAL
job #94917 - Joseph Schneider at Sterling Hill Subdivision from 2/10/2023 6:00 PM to 2/10/2023 9:00 PM	3.000	\$30.00	\$90.00
TOTAL:	3.000		\$90.00

Amount Paid: \$0.00

Balance Due: \$90.00

RECEIVED
02/16/23

Notes

Please submit payments within two (2) weeks.

All payments must be made payable to the above DEPUTY'S NAME and sent in care of the Hernando County Sheriff's Office, ATTN: CINDY JOST, P.O. Box 10070, Brooksville, FL 34603-0070

Thank you for the opportunity to assist you with your security needs.

**Hernando County Sheriff's Office**

18900 Cortez Blvd
Brooksville, FL 34603

INVOICE

Invoice ID:	75107
Date:	01/27/2023
Customer #:	
Due Date:	02/10/2023
Reference:	

Bill To:

Sterling Hill CDD
Attention: Accounts Payable
3434 Colwell ave.
Tampa, FL 33614
CDDINVOICE@RIZZETTA.COM;VRUTISKAYA@RIZZETTA.COM

DESCRIPTION	QTY	RATE	TOTAL
job #94913 - Juan Perez at Sterling Hill Subdivision from 1/27/2023 6:00 PM to 1/27/2023 9:00 PM	3.000	\$30.00	\$90.00
TOTAL:	3.000		\$90.00

Amount Paid:	\$0.00
Balance Due:	\$90.00

Notes

Please submit payments within two (2) weeks.

All payments must be made payable to the above DEPUTY'S NAME and sent in care of the Hernando County Sheriff's Office, ATTN: CINDY JOST, P.O. Box 10070, Brooksville, FL 34603-0070

Thank you for the opportunity to assist you with your security needs.

RECEIVED
02/01/23

**Hernando County Sheriff's Office**

18900 Cortez Blvd
Brooksville, FL 34603

INVOICE

Invoice ID:	75397
Date:	02/18/2023
Customer #:	
Due Date:	03/04/2023
Reference:	

Bill To:

Sterling Hill CDD
Attention: Accounts Payable
3434 Colwell ave.
Tampa, FL 33614
CDDINVOICE@RIZZETTA.COM;VRUTISKAYA@RIZZETTA.COM

DESCRIPTION	QTY	RATE	TOTAL
job #95023 - Juan Perez at Sterling Hill Subdivision from 2/17/2023 9:00 PM to 2/18/2023 12:00 AM	3.000	\$30.00	\$90.00
TOTAL:	3.000		\$90.00

Amount Paid: \$0.00

Balance Due: \$90.00

Notes

RECEIVED
02/22/23

Please submit payments within two (2) weeks.

All payments must be made payable to the above DEPUTY'S NAME and sent in care of the Hernando County Sheriff's Office, ATTN: CINDY JOST, P.O. Box 10070, Brooksville, FL 34603-0070

Thank you for the opportunity to assist you with your security needs.

Please Remit Payment to:

Juniper Landscaping of Florida, LLC
PO Box 628395
Orlando FL 32862-8395



Invoice 195548

Bill To
Sterling Hill CDD c/o Rizzetta and Company 3434 Colwell Ave Suite 200 Tampa, FL 33614

Date	Due Date
01/18/23	2/2/2023
Account Owner	PO#
Angel Rivera	

Item	Amount
#181548 - FIR #2 8/29/22 WIndance pedestrian gates	\$2,761.07
<i>Plant Material - 01/12/2023</i>	
<i>Irrigation Enhancement - 01/12/2023</i>	

fill in the bare spots in the Dw. Asian Jasmine on both sides of the ROW of Windance at the pedestrian gates between sidewalk and curb using 1 Gal., FULL plants on 18" centers. (3 Gal., Full would be preferable @ 24" centers). Proposal shall include the installation of 3 Gal., FULL Pittosporum tobira on 24" centers in the bare areas of the corners behind the sidewalks at the pedestrian gates.

RECEIVED
01/18/23**Grand Total** \$2,761.07

1-30 Days	31-60 Days (Past Due)	61-90 Days (Past Due)	91-120 Days (Past Due)	121+ Days (Past Due)
\$25,042.48	\$0.00	\$0.00	\$0.00	\$0.00

**Aging displayed on invoice only refers to balances after 1/1/18 for this property.

***This invoice is governed by, and specifically incorporates, the terms and conditions agreed to by the parties in the Proposal/Contract referenced above.

Thank you for allowing us to serve you.

JuniperLandscaping.com
239-671-3628

Please Remit Payment to:

Juniper Landscaping of Florida, LLC
PO Box 628395
Orlando FL 32862-8395



Invoice 195550

Bill To
Sterling Hill CDD c/o Rizzetta and Company 3434 Colwell Ave Suite 200 Tampa, FL 33614

Date	Due Date
01/18/23	2/2/2023
Account Owner	PO#
Angel Rivera	

Item	Qty/UOM	Rate	Ext. Price	Amount
#188057 - Diagnose for Sleeve Locations				\$750.00
<i>Control Components - 01/11/2023</i>				
Maintenance Division Labor	10.00HR	\$75.00	\$750.00	

Irrigation on the Elgin Medians need to be increased. In order to do that we will need to track and find the sleeve locations to each median. There will not be enough water pressure for the new sod install and these zones must be split. The sleeves must be located so the proposals for the medians can be completed.

RECEIVED
01/18/23**Grand Total** \$750.00

1-30 Days	31-60 Days (Past Due)	61-90 Days (Past Due)	91-120 Days (Past Due)	121+ Days (Past Due)
\$25,042.48	\$0.00	\$0.00	\$0.00	\$0.00

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Thank you for allowing us to serve you.

JuniperLandscaping.com
239-671-3628

Please Remit Payment to:

Juniper Landscaping of Florida, LLC
PO Box 628395
Orlando FL 32862-8395



Invoice 197410

Bill To
Sterling Hill CDD c/o Rizzetta and Company 3434 Colwell Ave Suite 200 Tampa, FL 33614

Date	Due Date
02/01/23	2/16/2023
Account Owner	PO#
Angel Rivera	

Item	Amount
#168216 - Sterling Hill 2022/2023 Maint contract February 2023	\$17,970.00

Grand Total \$17,970.00

RECEIVED
02/01/23

1-30 Days	31-60 Days (Past Due)	61-90 Days (Past Due)	91-120 Days (Past Due)	121+ Days (Past Due)
\$22,363.20	\$17,970.00	\$0.00	\$0.00	\$0.00

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Thank you for allowing us to serve you.

JuniperLandscaping.com
863-327-2063

Please Remit Payment to:

Juniper Landscaping of Florida, LLC
PO Box 628395
Orlando FL 32862-8395



Invoice 198129

Bill To
Sterling Hill CDD c/o Rizzetta and Company 3434 Colwell Ave Suite 200 Tampa, FL 33614

Date	Due Date
02/02/23	2/17/2023
Account Owner	PO#
Angel Rivera	

Item	Amount
------	--------

#168216 - Sterling Hill 2022/2023 Maint contract

Fertilize Turf: St. Augustine February - 02/01/2023

\$780.00

RECEIVED
02/02/23

Grand Total \$780.00

1-30 Days	31-60 Days (Past Due)	61-90 Days (Past Due)	91-120 Days (Past Due)	121+ Days (Past Due)
\$29,923.85	\$0.00	\$0.00	\$0.00	\$0.00

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JuniperLandscaping.com
863-327-2063

Please Remit Payment to:

Juniper Landscaping of Florida, LLC
PO Box 628395
Orlando FL 32862-8395



Invoice 198130

Bill To
Sterling Hill CDD c/o Rizzetta and Company 3434 Colwell Ave Suite 200 Tampa, FL 33614

Date	Due Date
02/02/23	2/17/2023
Account Owner	PO#
Angel Rivera	

Item	Amount
#181537 - FIR 8/29/22 Windance entrance item 1	\$2,997.28
<i>Plant Material - 01/31/2023</i>	
<i>Irrigation Enhancement - 01/12/2023</i>	

remove Juniper along road way near side walk with Bahia turf.

RECEIVED
02/02/23

Grand Total **\$2,997.28**

1-30 Days	31-60 Days (Past Due)	61-90 Days (Past Due)	91-120 Days (Past Due)	121+ Days (Past Due)
\$29,923.85	\$0.00	\$0.00	\$0.00	\$0.00

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JuniperLandscaping.com
863-327-2063

Please Remit Payment to:

Juniper Landscaping of Florida, LLC
PO Box 628395
Orlando FL 32862-8395



Invoice 198131

Bill To
Sterling Hill CDD c/o Rizzetta and Company 3434 Colwell Ave Suite 200 Tampa, FL 33614

Date	Due Date
02/02/23	2/17/2023
Account Owner	PO#
Angel Rivera	

Item	Amount
#186418 - Q4-December annuals change out <i>Plant Material - 01/31/2023</i>	\$750.00

December annual change out Q4

RECEIVED
02/02/23

Grand Total \$750.00

1-30 Days	31-60 Days (Past Due)	61-90 Days (Past Due)	91-120 Days (Past Due)	121+ Days (Past Due)
\$29,923.85	\$0.00	\$0.00	\$0.00	\$0.00

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JuniperLandscaping.com
863-327-2063

Please Remit Payment to:

Juniper Landscaping of Florida, LLC
 PO Box 628395
 Orlando FL 32862-8395



Invoice 198132

Bill To
Sterling Hill CDD c/o Rizzetta and Company 3434 Colwell Ave Suite 200 Tampa, FL 33614

Date	Due Date
02/02/23	2/17/2023
Account Owner	PO#
Angel Rivera	

Item	Qty/UOM	Rate	Ext. Price	Amount
#197197 - Irrigation Zone Split on South Side of Elgin Blvd				\$1,534.61

Irrigation Enhancement - 01/30/2023

3M DBR-Y6 Direct Bury Splice Kit DBR/Y-6 (Bulk) 600V	4.00EA	\$4.20	\$16.80	
Hunter Globe Valve ICV Glass Filled Nylon 2 in. w/ Flow Control and Filter Sentry FIPT x FIPT	1.00EA	\$461.25	\$461.25	
Hunter ID-1 Decoder Wire 14 Gauge 2 Conductor Twisted 1000 ft. (Sold per ft.)	50.00FT	\$1.09	\$54.28	
Misc Fittings - 1.25" - 2"	16.00EA	\$8.57	\$137.14	
NDS Pro-Span Expansion Repair Coupling PVC Socket x Spigot 2 in. SLIP FIX	2.00EA	\$51.00	\$102.00	
PVC Pipe 1-1/2 in. x 20 ft. SDR-26 (CL 160) Bell End (Sold per ft.)	5.00FT	\$1.43	\$7.14	
PVC Pipe 1-1/4 in. x 20 ft. SDR-26 (CL 160) Bell End (Sold per ft.)	5.00FT	\$1.20	\$6.00	
Tech Labor	10.00HR	\$75.00	\$750.00	

Split zone 29 that runs the first island on the south side of Elgin Blvd along Sterling Hill Blvd due to low pressure. Splitting this zone will help with the pressure in this area.

RECEIVED
02/02/23

Grand Total \$1,534.61

1-30 Days	31-60 Days (Past Due)	61-90 Days (Past Due)	91-120 Days (Past Due)	121+ Days (Past Due)
\$29,923.85	\$0.00	\$0.00	\$0.00	\$0.00

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Thank you for allowing us to serve you.

JuniperLandscaping.com
 863-327-2063

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JuniperLandscaping.com
863-327-2063

Please Remit Payment to:

Juniper Landscaping of Florida, LLC
 PO Box 628395
 Orlando FL 32862-8395



Invoice 198133

Bill To
Sterling Hill CDD c/o Rizzetta and Company 3434 Colwell Ave Suite 200 Tampa, FL 33614

Date	Due Date
02/02/23	2/17/2023
Account Owner	PO#
Angel Rivera	

Item	Qty/UOM	Rate	Ext. Price	Amount
#197218 - Irrigation Zone Split on North Side of Elgin Blvd at Sterling Hill Blvd				\$1,498.76

Irrigation Enhancement - 01/31/2023

3M DBR-Y6 Direct Bury Splice Kit DBR/Y-6 (Bulk) 600V	4.00EA	\$4.20	\$16.80	
Hunter Globe Valve ICV Glass Filled Nylon 2 in. w/ Flow Control and Filter Sentry FIPT x FIPT	1.00EA	\$461.25	\$461.25	
Hunter ID-1 Decoder Wire 14 Gauge 2 Conductor Twisted 1000 ft. (Sold per ft.)	50.00FT	\$1.09	\$54.28	
Misc Fittings - 1.25" - 2"	12.00EA	\$8.57	\$102.86	
NDS Pro-Span Expansion Repair Coupling PVC Socket x Spigot 2 in. SLIP FIX	2.00EA	\$51.00	\$102.00	
PVC Pipe 2 in. x 20 ft. SDR-26 (CL 160) Bell End (Sold per ft.)	5.00FT	\$2.31	\$11.57	
Tech Labor	10.00HR	\$75.00	\$750.00	

Split zone 16 that runs the first island on the north side of Elgin Blvd along Sterling Hill Blvd due to low pressure. Splitting this zone will help with the pressure in this area.

RECEIVED
02/02/23

Grand Total \$1,498.76

1-30 Days	31-60 Days (Past Due)	61-90 Days (Past Due)	91-120 Days (Past Due)	121+ Days (Past Due)
\$29,923.85	\$0.00	\$0.00	\$0.00	\$0.00

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Thank you for allowing us to serve you.

JuniperLandscaping.com
 863-327-2063

Please Remit Payment to:

Juniper Landscaping of Florida, LLC
PO Box 628395
Orlando FL 32862-8395



Invoice 195549

Bill To
Sterling Hill CDD c/o Rizzetta and Company 3434 Colwell Ave Suite 200 Tampa, FL 33614

Date	Due Date
01/18/23	2/2/2023
Account Owner	PO#
Angel Rivera	

Item	Amount
#183133 - FIR 10/11/22 #11a Fill In Dw.firebush	\$707.13
<i>Plant Material - 01/12/2023</i>	
<i>Irrigation Enhancement - 01/12/2023</i>	

install on Dw.Firebush at the SHBlvd median outside of Arborglades to fill in the bare spots

Item #11 on report 10/11/22

We will also fix cut drip lines

RECEIVED
02/22/23

Grand Total \$707.13

1-30 Days	31-60 Days (Past Due)	61-90 Days (Past Due)	91-120 Days (Past Due)	121+ Days (Past Due)
\$4,863.83	\$26,237.78	\$0.00	\$0.00	\$0.00

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Thank you for allowing us to serve you.

JuniperLandscaping.com
863-327-2063

Please Remit Payment to:

Juniper Landscaping of Florida, LLC
 PO Box 628395
 Orlando FL 32862-8395



Invoice 200256

Bill To
Sterling Hill CDD c/o Rizzetta and Company 3434 Colwell Ave Suite 200 Tampa, FL 33614

Date	Due Date
02/17/23	3/4/2023
Account Owner	PO#
Angel Rivera	

Item	Qty/UOM	Rate	Ext. Price	Amount
#200677 - Mainline Repair at Edgemere				\$3,985.21
<i>Control Components - 02/15/2023</i>				
Concrete 80lb Bags	4.00EA	\$10.87	\$43.48	
Harco Ductile Iron 90 Degree Bend 4 in.	1.00EA	\$225.11	\$225.11	
Harco Ductile Iron Fitting to Pipe Style A Joint Restraint 4 in.	8.00EA	\$194.62	\$1,556.96	
Harco Ductile Iron IPS Repair Coupling 4 in.	3.00EA	\$203.27	\$609.81	
Irrigation Labor	20.00HR	\$75.00	\$1,500.00	
PVC Pipe 4 in. x 20 ft. Schedule 40 Bell End (Sold per ft.)	5.00FT	\$9.97	\$49.85	

Repair the main line located at the entrance to Edgemere. We will use ductile iron fittings where necessary. These are stronger fittings that will take higher pressure. These areas will also have thrust blocks installed once fixed.

Grand Total **\$3,985.21**

RECEIVED
02/17/23

1-30 Days	31-60 Days (Past Due)	61-90 Days (Past Due)	91-120 Days (Past Due)	121+ Days (Past Due)
\$12,424.48	\$18,677.13	\$0.00	\$0.00	\$0.00

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Thank you for allowing us to serve you.

JuniperLandscaping.com
 863-327-2063

Please Remit Payment to:

Juniper Landscaping of Florida, LLC
PO Box 628395
Orlando FL 32862-8395



Invoice 200257

Bill To
Sterling Hill CDD c/o Rizzetta and Company 3434 Colwell Ave Suite 200 Tampa, FL 33614

Date	Due Date
02/17/23	3/4/2023
Account Owner	PO#
Angel Rivera	

Item	Qty/UOM	Rate	Ext. Price	Amount
#201811 - Sterling hill southside clock				\$878.62
<i>Control Components - 02/15/2023</i>				
Hunter ICC2 Modular Controller 8 Station Indoor/Outdoor Plastic Wall Mount Cabinet	1.00EA	\$653.62	\$653.62	
Irrigation Division Labor	3.00HR	\$75.00	\$225.00	

Repair clock on the south side club house due to lack of response to the controls

RECEIVED
02/17/23

Grand Total **\$878.62**

1-30 Days	31-60 Days (Past Due)	61-90 Days (Past Due)	91-120 Days (Past Due)	121+ Days (Past Due)
\$12,424.48	\$18,677.13	\$0.00	\$0.00	\$0.00

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Thank you for allowing us to serve you.

JuniperLandscaping.com
863-327-2063

**Hernando County Sheriff's Office**

18900 Cortez Blvd
Brooksville, FL 34603

INVOICE

Invoice ID:	74885
Date:	01/09/2023
Customer #:	
Due Date:	01/23/2023
Reference:	

Bill To:

Sterling Hill CDD
Attention: Accounts Payable
3434 Colwell ave.
Tampa, FL 33614
CDDINVOICE@RIZZETTA.COM;VRUTISKAYA@RIZZETTA.COM

DESCRIPTION	QTY	RATE	TOTAL
job #94908 - Michael Renczkowski at Sterling Hill Subdivision from 1/7/2023 6:00 PM to 1/7/2023 9:00 PM	3.000	\$30.00	\$90.00
TOTAL:	3.000		\$90.00

Amount Paid: \$0.00

Balance Due: \$90.00

RECEIVED
02/02/23

Notes

Please submit payments within two (2) weeks.

All payments must be made payable to the above DEPUTY'S NAME and sent in care of the Hernando County Sheriff's Office, ATTN: CINDY JOST, P.O. Box 10070, Brooksville, FL 34603-0070

Thank you for the opportunity to assist you with your security needs.

**Hernando County Sheriff's Office**

18900 Cortez Blvd
Brooksville, FL 34603

INVOICE

Invoice ID:	75249
Date:	02/05/2023
Customer #:	
Due Date:	02/19/2023
Reference:	

Bill To:

Sterling Hill CDD
Attention: Accounts Payable
3434 Colwell ave.
Tampa, FL 33614
CDDINVOICE@RIZZETTA.COM;VRUTISKAYA@RIZZETTA.COM

DESCRIPTION	QTY	RATE	TOTAL
job #95019 - Michael Renczkowski at Sterling Hill Subdivision from 2/3/2023 9:00 PM to 2/4/2023 12:00 AM	3.000	\$30.00	\$90.00
TOTAL:	3.000		\$90.00

Amount Paid: \$0.00

Balance Due: \$90.00

Notes

RECEIVED
02/08/23

Please submit payments within two (2) weeks.

All payments must be made payable to the above DEPUTY'S NAME and sent in care of the Hernando County Sheriff's Office, ATTN: CINDY JOST, P.O. Box 10070, Brooksville, FL 34603-0070

Thank you for the opportunity to assist you with your security needs.



Hernando County Sheriff's Office

18900 Cortez Blvd
Brooksville, FL 34603

INVOICE

Invoice ID:	74846
Date:	01/07/2023
Customer #:	
Due Date:	01/21/2023
Reference:	

Bill To:

Sterling Hill CDD
Attention: Accounts Payable
3434 Colwell ave.
Tampa, FL 33614
CDDINVOICE@RIZZETTA.COM;VRUTISKAYA@RIZZETTA.COM

DESCRIPTION	QTY	RATE	TOTAL
job #95011 - Norman Burburan at Sterling Hill Subdivision from 1/6/2023 9:00 PM to 1/7/2023 12:00 AM	3.000	\$30.00	\$90.00
TOTAL:	3.000		\$90.00

Amount Paid: \$0.00

Balance Due: \$90.00

Notes

RECEIVED
02/02/23

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All payments must be made payable to the above DEPUTY'S NAME and sent in care of the Hernando County Sheriff's Office, ATTN: CINDY JOST, P.O. Box 10070, Brooksville, FL 34603-0070

Thank you for the opportunity to assist you with your security needs.

**Hernando County Sheriff's Office**

18900 Cortez Blvd
Brooksville, FL 34603

INVOICE

Invoice ID:	75233
Date:	02/05/2023
Customer #:	
Due Date:	02/19/2023
Reference:	

Bill To:

Sterling Hill CDD
Attention: Accounts Payable
3434 Colwell ave.
Tampa, FL 33614
CDDINVOICE@RIZZETTA.COM;VRUTISKAYA@RIZZETTA.COM

DESCRIPTION	QTY	RATE	TOTAL
job #95020 - Norman Burburan at Sterling Hill Subdivision from 2/4/2023 9:00 PM to 2/5/2023 12:00 AM	3.000	\$30.00	\$90.00
TOTAL:	3.000		\$90.00

Amount Paid: \$0.00

Balance Due: \$90.00

Notes

RECEIVED
02/08/23

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Thank you for the opportunity to assist you with your security needs.



Outsmart Pest Management
4814 Parkway Blvd
Land O Lakes, FL 34639
813-973-1814

Service Slip/Invoice

INVOICE: 36007
DATE: 1/11/2023
ORDER: 36007

Bill To: [1178]
Sterling Hill, C.D.D.
3434 Colwell Ave
Suite 200
Tampa, FL 33614-8390

Work Location: [1178] 352-686-5161
Sterling Hill, C.D.D. North
4411 Sterling Hill Blvd
Springhill, FL 34609-0750

Work Date	Time	Target Pest	Technician	Time In
1/11/2023	02:35 PM			
Purchase Order	Terms	Last Service	Map Code	Time Out
	NET 30	1/11/2023		

Service	Description	Price
MONTHLY PEST	Monthly Pest & Rodent Control	\$75.00
Treated interior, exterior entry points and soffits for Pest Control service. serviced All rodent boxes Thank you for letting us serve you		
		SUBTOTAL \$75.00
		TAX \$0.00
		AMT. PAID \$0.00
		TOTAL \$75.00
		PRIOR BAL \$0.00
		AMOUNT DUE \$75.00

RECEIVED
01/12/23

* Balances outstanding over 30 days from the date of service may be subject to a late fee of the lesser of 1.5% per month (18% per year) or the maximum allowed by law.
Customer agrees to pay accrued expenses in the event of collection.

I hereby acknowledge the satisfactory completion of all services rendered, and agree to pay the cost of services as specified above.

PLEASE PAY FROM THIS INVOICE



Outsmart Pest Management
4814 Parkway Blvd
Land O Lakes, FL 34639
813-973-1814

Service Slip/Invoice

INVOICE: 36008
DATE: 1/11/2023
ORDER: 36008

Bill To: [1314]
Sterling Hill, C.D.D.
5844 Old Pasc3434 Colwell Ave
Suite 200
Tampa, FL 33614

Work Location: [1314] 352-684-0160
Sterling Hill, C.D.D. South
4250 Sterling Hill Blvd
Springhill, FL 34609-0745

Work Date	Time	Target Pest	Technician	Time In
1/11/2023	02:33 PM			
Purchase Order	Terms	Last Service	Map Code	Time Out
	NET 30	1/11/2023		

Service	Description	Price
MONTHLY PEST	Monthly Pest & Rodent Control	\$75.00
Treated interior, exterior entry points and soffits for Pest Control service. serviced All rodent boxes Thank you for letting us serve you		
		SUBTOTAL \$75.00
		TAX \$0.00
		AMT. PAID \$0.00
		TOTAL \$75.00
		PRIOR BAL \$0.00
		AMOUNT DUE \$75.00

RECEIVED
01/12/23

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PLEASE PAY FROM THIS INVOICE



Outsmart Pest Management
4814 Parkway Blvd
Land O Lakes, FL 34639
813-973-1814

Service Slip/Invoice

INVOICE: 36290
DATE: 2/3/2023
ORDER: 36290

Bill To: [1178]
Sterling Hill, C.D.D.
3434 Colwell Ave
Suite 200
Tampa, FL 33614-8390

Work Location: [1178] 352-686-5161
Sterling Hill, C.D.D. North
4411 Sterling Hill Blvd
Springhill, FL 34609-0750

Work Date	Time	Target Pest	Technician	Time In
2/3/2023	02:48 PM			
Purchase Order	Terms	Last Service	Map Code	Time Out
	NET 30	2/3/2023		

Service	Description	Price
MONTHLY PEST	Monthly Pest & Rodent Control	\$75.00
Treated interior, exterior entry points and soffits for Pest Control service. serviced All rodent boxes Thank you for letting us serve you		
		SUBTOTAL \$75.00
		TAX \$0.00
		AMT. PAID \$0.00
		TOTAL \$75.00
		PRIOR BAL \$75.00
		AMOUNT DUE \$150.00

RECEIVED
02/03/23

* Balances outstanding over 30 days from the date of service may be subject to a late fee of the lesser of 1.5% per month (18% per year) or the maximum allowed by law.
Customer agrees to pay accrued expenses in the event of collection.

I hereby acknowledge the satisfactory completion of all services rendered, and agree to pay the cost of services as specified above.

PLEASE PAY FROM THIS INVOICE



Outsmart Pest Management
4814 Parkway Blvd
Land O Lakes, FL 34639
813-973-1814

Service Slip/Invoice

INVOICE: 36291
DATE: 2/3/2023
ORDER: 36291

Bill To: [1314]
Sterling Hill, C.D.D.
5844 Old Pasc3434 Colwell Ave
Suite 200
Tampa, FL 33614

Work Location: [1314] 352-684-0160
Sterling Hill, C.D.D. South
4250 Sterling Hill Blvd
Springhill, FL 34609-0745

Work Date	Time	Target Pest	Technician	Time In
2/3/2023	02:50 PM			
Purchase Order	Terms	Last Service	Map Code	Time Out
	NET 30	2/3/2023		

Service	Description	Price
MONTHLY PEST	Monthly Pest & Rodent Control	\$75.00
Treated interior, exterior entry points and soffits for Pest Control service. serviced All rodent boxes Thank you for letting us serve you		
		SUBTOTAL \$75.00
		TAX \$0.00
		AMT. PAID \$0.00
		TOTAL \$75.00
		PRIOR BAL \$75.00
		AMOUNT DUE \$150.00

RECEIVED
02/03/23

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Customer agrees to pay accrued expenses in the event of collection.

I hereby acknowledge the satisfactory completion of all services rendered, and agree to pay the cost of services as specified above.

PLEASE PAY FROM THIS INVOICE



PANZNER'S TREE SERVICE, INC.

FREE ESTIMATES
COMMERCIAL & RESIDENTIAL
LICENSED & INSURED

Guy Panzner (352) 596-3867
1-800-553-1183

6110 Waverly Road
Spring Hill, FL 34607

- STUMPS
- TRIMMING
- REMOVAL
- DEMOSSING
- FIREWOOD

8428

INVOICE

PHONE (352) 686-5161
NAME Sterling Hill CDP
ADDRESS 4411 Sterling Hill Blvd
CITY Spring Hill STATE FL ZIP 34609

1/23

DESCRIPTION

2 dead pines South Blvd exit side
3 dead pines South Blvd exit side
2 dead pines near Glenburne
median before Glenburne 1 pine
median before Windance 1 pine

rem 1 oak N Clubhouse pool
RS - trim 2 oaks back
of pool area

- remove 3 pines & trim 1 oak - (add-on)
rem debris

PRICE

INVOICE COPY
THANK YOU!

SUB TOTAL

TAX

TOTAL

2600

TECHNICIAN

CUSTOMER SIGNATURE

DATE OF ESTIMATE

DATE OF SERVICE

1-14-23

1-23-23

RECEIVED
01/24/23



PANZNER'S TREE SERVICE, INC.

FREE ESTIMATES
COMMERCIAL & RESIDENTIAL
LICENSED & INSURED

Guy Panzner (352) 596-3867
1-800-553-1183

6110 Waverly Road
Spring Hill, FL 34607

- STUMPS
- TRIMMING
- REMOVAL
- DEMOSSING
- FIREWOOD

8571

INVOICE

PHONE (352) 686-9161
NAME Sterling Hill CDD
ADDRESS 4411 Sterling Hill Blvd
CITY Spring Hill STATE FL ZIP 34609

DESCRIPTION

trim around Courts
rem palm
rem pine
rem debris

PRICE

INVOICE COPY
THANK YOU!

SUB TOTAL

TAX

TOTAL

1600

TECHNICIAN _____ CUSTOMER SIGNATURE

DATE OF ESTIMATE _____ DATE OF SERVICE

Completed
2-1-23

Rizzetta & Company, Inc.
3434 Colwell Avenue
Suite 200
Tampa FL 33614

Invoice

Date	Invoice #
2/1/2023	INV0000075355

Bill To:

STERLING HILL CDD
3434 Colwell Avenue, Suite 200
Tampa FL 33614

Services for the month of	Terms	Client Number
February	Upon Receipt	00655

Description	Qty	Rate	Amount
Accounting Services	1.00	\$1,616.67	\$1,616.67
Administrative Services	1.00	\$727.26	\$727.26
Financial & Revenue Collections	1.00	\$424.38	\$424.38
Landscape Consulting Services	1.00	\$700.00	\$700.00
Management Services	1.00	\$2,885.75	\$2,885.75
Website Compliance & Management	1.00	\$100.00	\$100.00
		Subtotal	\$6,454.06
		Total	\$6,454.06

RECEIVED
01/25/23

Rizzetta & Company, Inc.
3434 Colwell Avenue
Suite 200
Tampa FL 33614

Invoice

Date	Invoice #
2/3/2023	INV0000075854

Bill To:

Sterling Hill CDD
3434 Colwell Avenue
Suite 200
Tampa FL 33614

Services for the month of	Terms	Client Number
February	Upon Receipt	00009

Description	Qty	Rate	Amount
Amenity Management & Oversight	1.00	\$1,833.33	\$1,833.33
Personnel Reimbursement	1.00	\$13,429.72	\$13,429.72
		Subtotal	\$15,263.05
		Total	\$15,263.05

RECEIVED
02/06/23

Rizzetta & Company, Inc.
3434 Colwell Avenue
Suite 200
Tampa FL 33614

Invoice

Date	Invoice #
1/31/2023	INV0000075880

Bill To:

Sterling Hill CDD
3434 Colwell Avenue
Suite 200
Tampa FL 33614

Services for the month of	Terms	Client Number
January	Upon Receipt	00009

Description	Qty	Rate	Amount
Cell Phone	50.00	\$1.00	\$50.00
Subtotal			\$50.00
Total			\$50.00

RECEIVED
02/09/23

Rizzetta & Company, Inc.
3434 Colwell Avenue
Suite 200
Tampa FL 33614

Invoice

Date	Invoice #
12/31/2022	INV0000074946

Bill To:

Sterling Hill CDD
3434 Colwell Avenue
Suite 200
Tampa FL 33614

Services for the month of	Terms	Client Number
December	Upon Receipt	00009

Description	Qty	Rate	Amount
EE RECRUITING	65.99	\$1.00	\$65.99
Cell Phone	50.00	\$1.00	\$50.00
		Subtotal	\$115.99
		Total	\$115.99

RECEIVED
01/10/23

Rizzetta & Company, Inc.
3434 Colwell Avenue
Suite 200
Tampa FL 33614

Invoice

Date	Invoice #
2/17/2023	INV0000077291

Bill To:

Sterling Hill CDD
3434 Colwell Avenue
Suite 200
Tampa FL 33614

Services for the month of	Terms	Client Number
February	Upon Receipt	00009

Description	Qty	Rate	Amount
Personnel Reimbursement	1.00	\$12,985.57	\$12,985.57
Subtotal			\$12,985.57
Total			\$12,985.57

RECEIVED
02/20/23

**Hernando County Sheriff's Office**

18900 Cortez Blvd
Brooksville, FL 34603

INVOICE

Invoice ID:	75439
Date:	02/21/2023
Customer #:	
Due Date:	03/07/2023
Reference:	

Bill To:

Sterling Hill CDD
Attention: Accounts Payable
3434 Colwell ave.
Tampa, FL 33614
CDDINVOICE@RIZZETTA.COM;VRUTISKAYA@RIZZETTA.COM

DESCRIPTION	QTY	RATE	TOTAL
job #94919 - SHAUN DUVAL at Sterling Hill Subdivision from 2/17/2023 6:00 PM to 2/17/2023 9:00 PM <i>Note: BILL 3 HR MIN FE ACTIVE SHOTER CALL</i>	3.000	\$30.00	\$90.00
TOTAL:	3.000		\$90.00

Amount Paid:	\$0.00
Balance Due:	\$90.00

RECEIVED
02/22/23

Notes

Please submit payments within two (2) weeks.

All payments must be made payable to the above DEPUTY'S NAME and sent in care of the Hernando County Sheriff's Office, ATTN: CINDY JOST, P.O. Box 10070, Brooksville, FL 34603-0070

Thank you for the opportunity to assist you with your security needs.

Shore Commercial Services, Inc.

10105 Hudson Avenue
Hudson, FL 34669

(727) 862-7727 - (727) 869-9020 (fax)

Invoice - 227775

Date: 2/1/2023

Account ID: 50263

PO Number:

Bill to: STERLING HILL
CDDinvoice@rizzetta.com
cc to: sterlinghillclub@live.com
,

Service at: STERLING HILL
4411 STERLING HILL BLVD
NORTH CLUBHOUSE
SPRING HILL, FL 34609

Reference: Agreement - 2363

Terms:

Agreement Coverage: 5/1/2022 thru 4/30/2023

Billing Period: Agr. 2363-7, 2/1/2023 - 2/28/2023

Item	Description	Quantity	Unit Price	Amount
Agreement	Pool Maintenance	1.00	\$2,622.0000	\$2,622.00
Agreement Subtotal:				\$2,622.00

RECEIVED
02/08/23

Subtotal:	\$2,622.00
Sales Tax:	\$0.00
Payments:	\$0.00
Total Due:	\$2,622.00

Shore Commercial Services, Inc.10105 Hudson Avenue
Hudson, FL 34669

(727) 862-7727 - (727) 869-9020 (fax)

Invoice - 227891**Date:** 2/6/2023**Account ID:** 50378**PO Number:** EMAILED 2.6.23**Bill to:** STERLING HILL
CDDinvoice@rizzetta.com
cc to: sterlinghillclub@live.com**Service at:** STERLING HILL
4250 STERLING HILL BLVD.
SOUTH CLUBHOUSE
SPRING HILL, FL 34609**Reference:** Work Order - 221636**Terms:**

Item	Description	Quantity	Unit Price	Amount
Miscellaneous				
	GUTTER GRATE DRAIN COVER SP1019A	1.00	\$10.0000	\$10.00
Miscellaneous Subtotal:				\$10.00

INSTALLED GUTTER GRATE DRAIN COVER SP1019A

RECEIVED
02/06/23**PAYMENT OPTIONS:**

MAIL IN A CHECK

OR

ONLINE PAYMENT PORTAL:<https://heartlandpaymentservices.net/webpayments/ShoreCommericalServicesInc/bills>VISA, MASTERCARD, AMERICAN EXPRESS AND DISCOVER. THERE IS A 3% CONVENIENCE FEE TO USE
A CREDIT/DEBIT CARD.
E-CHECK (NO FEE)

Subtotal:	\$10.00
Sales Tax:	\$0.00
Payments:	\$0.00
Total Due:	\$10.00



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
1/19/2023	12280

Bill To

Sterling Hill CDD
4411 Sterlinghill Blvd
Spring Hill, FL 34609

			Job Name	Terms
			BRIGHTSTONE	Due on receipt
Quantity	Description	Rate	Serviced	Amount
1	Report that data is failing again. Data transfers worked for me upon arrival. Door King tech support suggested placing paper on the back of the SIM card to create a better contact in the SIM card holder. After doing so, I was able to send and receive. If the symptom reemerges, we will need to replace the cellular circuit board. Hourly Tech Charge	105.00	1/19/2023	105.00
Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days			Total	\$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 personel due to mechanical failure. All material remains the property of SAAS, Inc, until final payment is made.			Payments/Credits	\$0.00
			Balance Due	\$105.00

RECEIVED
01/19/23



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
1/30/2023	12359

Bill To

Sterling Hill CDD
4411 Sterlinghill Blvd
Spring Hill, FL 34609

Job Name	Terms
ARBORGLADES	Due on receipt

Quantity	Description	Rate	Serviced	Amount
	Replaced siren sensor. And replace two batteries, curb side entrance gate.		1/27/2023	
1	Hourly Tech Charge	105.00		105.00
1	Siren Operated Sensor	575.00		575.00
2	12 Volt 7 AH battery	46.50		93.00

Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days

Total \$773.00

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 personel due to mechanical failure. All material remains the property of SAAS, Inc, until final payment is made.

Payments/Credits \$0.00

Balance Due \$773.00

RECEIVED
01/30/23



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
1/30/2023	12360

Bill To

Sterling Hill CDD
4411 Sterlinghill Blvd
Spring Hill, FL 34609

			Job Name	Terms
			DUNWOODY	Due on receipt
Quantity	Description	Rate	Serviced	Amount
	Replaced siren sensor. Tested battery back ups are performing properly.		1/27/2023	
1	Hourly Tech Charge	105.00		105.00
1	Siren Operated Sensor	575.00		575.00
Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days			Total	\$680.00
<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 personel due to mechanical failure. All material remains the property of SAAS, Inc, until final payment is made.</p>			Payments/Credits	\$0.00
			Balance Due	\$680.00

RECEIVED
01/30/23



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
2/2/2023	12368

Bill To

Sterling Hill CDD
4411 Sterlinghill Blvd
Spring Hill, FL 34609

Job Name	Terms
COVEY RUN	Due on receipt

Quantity	Description	Rate	Serviced	Amount
	Tested battery back ups. Curbside exit operator needed two batteries. Replace them all performing properly.		1/30/2023	
1	Hourly Tech Charge	105.00		105.00
2	12 Volt 7 AH battery	46.50		93.00

Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days

Total \$198.00

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 personel due to mechanical failure. All material remains the property of SAAS, Inc, until final payment is made.

Payments/Credits \$0.00

Balance Due \$198.00

RECEIVED
02/02/23

Southern Automated Access Services						
for Sterling Hill CDD						
Summary Gate Phones 02/23						
Inv #	Amount	Bill Date	Location	Phone	GL Code	Object Code
12483	\$45.37	02/22/23	Edgemere	352-701-9585	54100	4103
12440	\$43.95	02/22/23	Windance	352-606-8291	54100	4103
12441	\$43.95	02/22/23	Glenburne	352-293-5649	54100	4103
12446	\$53.95	02/22/23	Barrington	352-200-0045	54100	4103
12455	\$53.95	02/22/23	Brightstone	352-200-9243	54100	4103
12457	\$53.95	02/22/23	Amersham Isles	352-515-8644	54100	4103
12458	\$53.95	02/22/23	Mandalay	352-200-0606	54100	4103
12459	\$43.95	02/22/23	Dunwoody	352-200-9285	54100	4103
12460	\$43.95	02/22/23	Haverhill	352-488-8717	54100	4103
12461	\$53.95	02/22/23	Arborglades	352-403-6878	54100	4103
12469	\$43.95	02/22/23	Covey Run	352-403-6824	54100	4103
12482	\$32.95	02/22/23	Storage Lot	352-238-5488	54100	4103
12477	\$43.95	02/22/23	Brackenwood	813-527-1521	54100	4103
Total	\$611.77					

Grand Total \$611.77

RECEIVED
02/22/23



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
2/22/2023	12483

Bill To

Sterling Hill CDD
4411 Sterlinghill Blvd
Spring Hill, FL 34609

Job Name	Terms
EDGEMERE	Due on receipt

Quantity	Description	Rate	Serviced	Amount
	Phone number 352 701 9585	45.37	2/18/2023	45.37

Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days

Total \$45.37

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.

Payments/Credits \$0.00

Balance Due \$45.37

RECEIVED
02/22/23



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
2/22/2023	12440

Bill To

Sterling Hill CDD
4411 Sterlinghill Blvd
Spring Hill, FL 34609

Job Name	Terms
WINDANCE	Due on receipt

Quantity	Description	Rate	Serviced	Amount
	Phone number 352 606-8291	43.95	2/18/2023	43.95

Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days

Total \$43.95

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.

Payments/Credits \$0.00

Balance Due \$43.95

RECEIVED
02/22/23



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
2/22/2023	12441

Bill To

Sterling Hill CDD
4411 Sterlinghill Blvd
Spring Hill, FL 34609

Job Name	Terms
GLENBURNE	Due on receipt

Quantity	Description	Rate	Serviced	Amount
	Phone number 352 293-5649	43.95	2/18/2023	43.95

Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days

Total \$43.95

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.

Payments/Credits \$0.00

Balance Due \$43.95

RECEIVED
02/22/23



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
2/22/2023	12446

Bill To

Sterling Hill CDD
4411 Sterlinghill Blvd
Spring Hill, FL 34609

Job Name	Terms
BARRINGTON	Due on receipt

Quantity	Description	Rate	Serviced	Amount
	Phone number 352 200 0045	53.95	2/18/2023	53.95

Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days

Total \$53.95

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.

Payments/Credits \$0.00

Balance Due \$53.95

RECEIVED
02/22/23



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
2/22/2023	12455

Bill To

Sterling Hill CDD
4411 Sterlinghill Blvd
Spring Hill, FL 34609

Job Name	Terms
BRIGHTSTONE	Due on receipt

Quantity	Description	Rate	Serviced	Amount
	Phone number 352 200 9243	53.95	2/18/2023	53.95

Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days

Total \$53.95

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.

Payments/Credits \$0.00

Balance Due \$53.95

RECEIVED
02/22/23



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
2/22/2023	12457

Bill To

Sterling Hill CDD
4411 Sterlinghill Blvd
Spring Hill, FL 34609

Job Name	Terms
AMERSHAM ISLES	Due on receipt

Quantity	Description	Rate	Serviced	Amount
	Phone number 352 515 8644	53.95	2/18/2023	53.95

Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days

Total \$53.95

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.

Payments/Credits \$0.00

Balance Due \$53.95

RECEIVED
02/22/23



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
2/22/2023	12458

Bill To

Sterling Hill CDD
4411 Sterlinghill Blvd
Spring Hill, FL 34609

Job Name	Terms
MANDALAY	Due on receipt

Quantity	Description	Rate	Serviced	Amount
	Phone number 352 200 0606	53.95	2/18/2023	53.95

Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days

Total \$53.95

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.

Payments/Credits \$0.00

Balance Due \$53.95

RECEIVED
02/22/23



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
2/22/2023	12459

Bill To

Sterling Hill CDD
4411 Sterlinghill Blvd
Spring Hill, FL 34609

Job Name	Terms
DUNWOODY	Due on receipt

Quantity	Description	Rate	Serviced	Amount
	Phone number 352 200 9285	43.95	2/18/2023	43.95

Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days

Total \$43.95

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.

Payments/Credits \$0.00

Balance Due \$43.95

RECEIVED
02/22/23



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
2/22/2023	12460

Bill To

Sterling Hill CDD
4411 Sterlinghill Blvd
Spring Hill, FL 34609

Job Name	Terms
HAVERHILL	Due on receipt

Quantity	Description	Rate	Serviced	Amount
	Cellular usage Phone number 352 488 8717	43.95	2/18/2023	43.95

Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days

Total \$43.95

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.

Payments/Credits \$0.00

Balance Due \$43.95

RECEIVED
02/22/23



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
2/22/2023	12461

Bill To

Sterling Hill CDD
4411 Sterlinghill Blvd
Spring Hill, FL 34609

Job Name	Terms
ARBORGLADES	Due on receipt

Quantity	Description	Rate	Serviced	Amount
	Phone number 352 403 6878	53.95	2/18/2023	53.95

Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days

Total \$53.95

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.

Payments/Credits \$0.00

Balance Due \$53.95

RECEIVED
02/22/23



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
2/22/2023	12469

Bill To

Sterling Hill CDD
4411 Sterlinghill Blvd
Spring Hill, FL 34609

			Job Name	Terms
			COVEY RUN	Due on receipt
Quantity	Description	Rate	Serviced	Amount
	Phone number 352 403 6824	43.95	2/18/2023	43.95
Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days			Total	\$43.95
<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 personel due to mechanical failure. All material remains the property of SAAS, Inc, until final payment is made.</p>			Payments/Credits	\$0.00
			Balance Due	\$43.95

RECEIVED
02/22/23



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
2/22/2023	12482

Bill To

Sterling Hill CDD
4411 Sterlinghill Blvd
Spring Hill, FL 34609

			Job Name	Terms
			STORAGE LOT	Due on receipt
Quantity	Description	Rate	Serviced	Amount
	Phone number 352 238 5488	32.95	2/18/2023	32.95
Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days			Total	\$32.95
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.			Payments/Credits	\$0.00
			Balance Due	\$32.95

RECEIVED
02/22/23



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
2/22/2023	12477

Bill To

Sterling Hill CDD
4411 Sterlinghill Blvd
Spring Hill, FL 34609

Job Name	Terms
BRACKENWOOD	Due on receipt

Quantity	Description	Rate	Serviced	Amount
	Phone number 813-527-1521	43.95	2/18/2023	43.95

Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days

Total \$43.95

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.

Payments/Credits \$0.00

Balance Due \$43.95

RECEIVED
02/22/23



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
2/1/2023	12363

Bill To
Sterling Hill CDD 4411 Sterlinghill Blvd Spring Hill, FL 34609

			Job Name	Terms
			BRACKENWOOD	Due on receipt
Quantity	Description	Rate	Serviced	Amount
1	Tested all battery back ups. All performing properly. SOS was not working called customer service and troubleshot, all is performing properly now. Hourly Tech Charge	105.00	1/30/2023	105.00
Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days			Total	\$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 personel due to mechanical failure. All material remains the property of SAAS, Inc, until final payment is made.</p>			Payments/Credits	\$0.00
			Balance Due	\$105.00

RECEIVED
02/01/23



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
2/2/2023	12370

Bill To

Sterling Hill CDD
4411 Sterlinghill Blvd
Spring Hill, FL 34609

			Job Name	Terms
			AMERSHAM	Due on receipt
Quantity	Description	Rate	Serviced	Amount
	Tested all battery back up. Exit curbside operator needed two batteries. Replaced them all performing properly.		1/30/2023	
2	12 Volt 7 AH battery	46.50		93.00
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			Total	\$198.00
<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 personel due to mechanical failure. All material remains the property of SAAS, Inc, until final payment is made.</p>			Payments/Credits	\$0.00
			Balance Due	\$198.00

RECEIVED
02/02/23

Southern Automated Access Services						
for Sterling Hill CDD						
Summary Gate Phones 01/23						
Inv #	Amount	Bill Date	Location	Phone	GL Code	Object Code
12291	\$43.95	01/23/23	Edgemere	352-701-9585	54100	4103
12297	\$43.95	01/23/23	Windance	352-606-8291	54100	4103
12298	\$43.95	01/23/23	Glenburne	352-293-5649	54100	4103
12303	\$53.95	01/23/23	Barrington	352-200-0045	54100	4103
12312	\$43.95	01/23/23	Brightstone	352-200-9243	54100	4103
12314	\$53.95	01/23/23	Amersham Isles	352-515-8644	54100	4103
12315	\$53.95	01/23/23	Mandalay	352-200-0606	54100	4103
12316	\$43.95	01/23/23	Dunwoody	352-200-9285	54100	4103
12317	\$53.95	01/23/23	Haverhill	352-488-8717	54100	4103
12318	\$53.95	01/23/23	Arborglades	352-403-6878	54100	4103
12327	\$43.95	01/23/23	Covey Run	352-403-6824	54100	4103
12340	\$32.95	01/23/23	Storage Lot	352-238-5488	54100	4103
12335	\$43.95	01/23/23	Brackenwood	813-527-1521	54100	4103
Total	\$610.35					

Grand Tot **\$610.35**

RECEIVED
01/23/23



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
1/23/2023	12291

Bill To

Sterling Hill CDD
4411 Sterlinghill Blvd
Spring Hill, FL 34609

Job Name	Terms
EDGEMERE	Due on receipt

Quantity	Description	Rate	Serviced	Amount
	Phone number 352 701 9585	43.95	1/19/2023	43.95

Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days

Total \$43.95

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.

Payments/Credits \$0.00

Balance Due \$43.95



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
1/23/2023	12297

Bill To

Sterling Hill CDD
4411 Sterlinghill Blvd
Spring Hill, FL 34609

Job Name	Terms
WINDANCE	Due on receipt

Quantity	Description	Rate	Serviced	Amount
	Phone number 352 606-8291	43.95	1/19/2023	43.95

Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days

Total \$43.95

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.

Payments/Credits \$0.00

Balance Due \$43.95



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
1/23/2023	12298

Bill To

Sterling Hill CDD
4411 Sterlinghill Blvd
Spring Hill, FL 34609

Job Name	Terms
GLENBURNE	Due on receipt

Quantity	Description	Rate	Serviced	Amount
	Phone number 352 293-5649	43.95	1/19/2023	43.95

Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days

Total \$43.95

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.

Payments/Credits \$0.00

Balance Due \$43.95



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
1/23/2023	12303

Bill To

Sterling Hill CDD
4411 Sterlinghill Blvd
Spring Hill, FL 34609

Job Name	Terms
BARRINGTON	Due on receipt

Quantity	Description	Rate	Serviced	Amount
	Phone number 352 200 0045	53.95	1/19/2023	53.95

Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days

Total \$53.95

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.

Payments/Credits \$0.00

Balance Due \$53.95



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
1/23/2023	12312

Bill To

Sterling Hill CDD
4411 Sterlinghill Blvd
Spring Hill, FL 34609

Job Name	Terms
BRIGHTSTONE	Due on receipt

Quantity	Description	Rate	Serviced	Amount
	Phone number 352 200 9243	43.95	1/19/2023	43.95

Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days

Total \$43.95

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.

Payments/Credits \$0.00

Balance Due \$43.95



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
1/23/2023	12314

Bill To

Sterling Hill CDD
4411 Sterlinghill Blvd
Spring Hill, FL 34609

Job Name	Terms
AMERSHAM ISLES	Due on receipt

Quantity	Description	Rate	Serviced	Amount
	Phone number 352 515 8644	53.95	1/19/2023	53.95

Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days

Total \$53.95

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.

Payments/Credits \$0.00

Balance Due \$53.95



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
1/23/2023	12315

Bill To

Sterling Hill CDD
4411 Sterlinghill Blvd
Spring Hill, FL 34609

Job Name	Terms
MANDALAY	Due on receipt

Quantity	Description	Rate	Serviced	Amount
	Phone number 352 200 0606	53.95	1/19/2023	53.95

Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days

Total \$53.95

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.

Payments/Credits \$0.00

Balance Due \$53.95



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
1/23/2023	12316

Bill To

Sterling Hill CDD
4411 Sterlinghill Blvd
Spring Hill, FL 34609

Job Name	Terms
DUNWOODY	Due on receipt

Quantity	Description	Rate	Serviced	Amount
	Phone number 352 200 9285	43.95	1/19/2023	43.95

Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days

Total \$43.95

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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.

Payments/Credits \$0.00

Balance Due \$43.95



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
1/23/2023	12317

Bill To

Sterling Hill CDD
4411 Sterlinghill Blvd
Spring Hill, FL 34609

Job Name	Terms
HAVERHILL	Due on receipt

Quantity	Description	Rate	Serviced	Amount
	Cellular usage Phone number 352 488 8717	53.95	1/19/2023	53.95

Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days

Total \$53.95

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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.

Payments/Credits \$0.00

Balance Due \$53.95



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
1/23/2023	12327

Bill To

Sterling Hill CDD
4411 Sterlinghill Blvd
Spring Hill, FL 34609

Job Name	Terms
COVEY RUN	Due on receipt

Quantity	Description	Rate	Serviced	Amount
	Phone number 352 403 6824	43.95	1/19/2023	43.95

Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days

Total \$43.95

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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.

Payments/Credits \$0.00

Balance Due \$43.95



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
1/23/2023	12340

Bill To

Sterling Hill CDD
4411 Sterlinghill Blvd
Spring Hill, FL 34609

			Job Name	Terms
			STORAGE LOT	Due on receipt
Quantity	Description	Rate	Serviced	Amount
	Phone number 352 238 5488	32.95	1/19/2023	32.95
Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days			Total	\$32.95
<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 personel due to mechanical failure. All material remains the property of SAAS, Inc, until final payment is made.</p>			Payments/Credits	\$0.00
			Balance Due	\$32.95



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
1/23/2023	12335

Bill To

Sterling Hill CDD
4411 Sterlinghill Blvd
Spring Hill, FL 34609

Job Name	Terms
BRACKENWOOD	Due on receipt

Quantity	Description	Rate	Serviced	Amount
	Phone number 813 527 1521	43.95	1/19/2023	43.95

Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days

Total \$43.95

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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.

Payments/Credits \$0.00

Balance Due \$43.95



January 21, 2023
Invoice Number: 090269301012123
Account Number: 0050902693-01
Security Code: 8500
Service At: 4411 STERLING HILL BLVD
AHMS
SPRING HILL, FL 34609-0866

Contact Us

Visit us at SpectrumBusiness.net
Or, call us at 1-877-824-6249

Auto Pay Notice

NEWS AND INFORMATION

NOTE. Taxes, Fees and Charges listed in the Summary only apply to Spectrum Business TV and Spectrum Business Internet and are detailed on the following page.

Summary

Services from 01/20/23 through 02/19/23
details on following pages

Previous Balance	719.62
Payments Received - Thank You	-719.62
Remaining Balance	\$0.00
Spectrum Business™ Services	636.84
Other Charges	66.95
Taxes, Fees and Charges	15.83
Current Charges	\$719.62
YOUR AUTO PAY WILL BE PROCESSED 02/06/23	
Total Due by Auto Pay	\$719.62



Thank you for choosing Spectrum Business.

We appreciate your prompt payment and value you as a customer.



4145 S. Falkenburg Rd Riverview, FL 33578-8652
7635 1610 NO RP 21 01212023 NNNNNN 01 000328 0001

STERLING HILL CDD
3434 COLWELL AVE
STE 200
TAMPA FL 33614-8390

January 21, 2023

STERLING HILL CDD

Invoice Number: 090269301012123
Account Number: 0050902693-01
Service At: 4411 STERLING HILL BLVD
AHMS
SPRING HILL, FL 34609-0866

Total Due by Auto Pay	\$719.62
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CHARTER COMMUNICATIONS
PO BOX 7195
PASADENA, CA 91109-7195



0001100100509026930195071962

Invoice Number: 090269301012123
Account Number: 0050902693-01
Security Code: 8500

Contact Us

Visit us at SpectrumBusiness.net
Or, call us at 1-877-824-6249

7635 1610 NO RP 21 01212023 NNNNNN 01 000328 0001

Charge Details

Previous Balance	719.62
Payments Received - Thank You Jan 07	-719.62
Remaining Balance	\$0.00

Summary of Charges by Account

0511498-01 STERLING HILLS CDD	264.13
0511507-01 STERLING HILL CDD SOUTH PK	265.13
0650678-01 STERLING HILLS CDD	174.53
SubTotal	\$703.79

Summary of Taxes, Fees and Charges by Account

0650678-01 STERLING HILLS CDD	15.83
SubTotal	\$15.83

Current Charges	\$719.62
------------------------	-----------------

Total Due by Auto Pay	\$719.62
------------------------------	-----------------

**Sign up for Paperless Billing.**
It's easy, convenient and secure.

For questions or concerns, please call **1-877-824-6249**.

Get your statement as soon as it's available. Instead of receiving a paper bill through the mail, sign up for paperless billing.

It's easy – enroll in paperless billing visit SpectrumBusiness.net.

It's convenient – you can access your statement through SpectrumBusiness.net.

It's secure – we deliver securely to your SpectrumBusiness.net account and only you can access through a secure sign-in process.

Each month, you'll receive a paperless e-bill that you pay online with your choice of payment options.



Invoice Number:
Account Number:
Security Code:

STERLING HILL CDD
090269301012123
0050902693-01
8500

Contact Us

Visit us at SpectrumBusiness.net
Or, call us at 1-877-824-6249

7635 1610 NO RP 21 01212023 NNNNNN 01 000328 0001

Account Information	Description	Service Dates	Monthly Charges	Adjustments	One-Time Charges	Partial Month Charges	Total
Service Account 1 of 3							
STERLING HILLS CDD	Spectrum Business™ TV						
4411 STERLING HILL BLVD	Spectrum Business TV	Jan 20 - Feb 19	44.99	0.00	0.00	0.00	44.99
SPRING HILL, FL 34609	Promotional Discount	Jan 20 - Feb 19	-5.00	0.00	0.00	0.00	-5.00
Account Number: 0511498-01	Spectrum Receiver	Jan 20 - Feb 19	21.98	0.00	0.00	0.00	21.98
	2 Spectrum Receiver at \$10.99 each						
	Digital Terminal Adapter	Jan 20 - Feb 19	9.99	0.00	0.00	0.00	9.99
			\$71.96	\$0.00	\$0.00	\$0.00	\$71.96
	Spectrum Business™ Internet						
	Spectrum Business Internet	Jan 20 - Feb 19	129.99	0.00	0.00	0.00	129.99
	Promotional Discount	Jan 20 - Feb 19	-40.00	0.00	0.00	0.00	-40.00
			\$89.99	\$0.00	\$0.00	\$0.00	\$89.99
	Spectrum Business™ Voice						
	Phone Number 352-686-5161						
	Directory Listing	Jan 20 - Feb 19	0.00	0.00	0.00	0.00	0.00
	Spectrum Business Voice	Jan 20 - Feb 19	49.99	0.00	0.00	0.00	49.99
	Promotional Discount	Jan 20 - Feb 19	-10.00	0.00	0.00	0.00	-10.00
			\$39.99	\$0.00	\$0.00	\$0.00	\$39.99
	Phone Number 352-686-5209						
	Spectrum Business Voice	Jan 20 - Feb 19	49.99	0.00	0.00	0.00	49.99
	Promotional Discount	Jan 20 - Feb 19	-10.00	0.00	0.00	0.00	-10.00
			\$39.99	\$0.00	\$0.00	\$0.00	\$39.99
	Spectrum Business™ Services Subtotal		\$241.93	\$0.00	\$0.00	\$0.00	\$241.93
	Other Charges						
	Broadcast TV Surcharge	Jan 20 - Feb 19	22.20	0.00	0.00	0.00	22.20
	Other Charges Subtotal		\$22.20	\$0.00	\$0.00	\$0.00	\$22.20
	Total For Account 0511498-01		\$264.13	\$0.00	\$0.00	\$0.00	\$264.13



Service Account 2 of 3							
STERLING HILL CDD SOUTH PK	Spectrum Business™ TV						
4250 STERLING HILL BLVD	Spectrum Business TV	Jan 20 - Feb 19	44.99	0.00	0.00	0.00	44.99
BROOKSVILLE, FL 34609	Promotional Discount	Jan 20 - Feb 19	-5.00	0.00	0.00	0.00	-5.00
Account Number: 0511507-01	Spectrum Receiver	Jan 20 - Feb 19	32.97	0.00	0.00	0.00	32.97
	3 Spectrum Receiver at \$10.99 each						
			\$72.96	\$0.00	\$0.00	\$0.00	\$72.96
	Spectrum Business™ Internet						
	Spectrum Business Internet	Jan 20 - Feb 19	129.99	0.00	0.00	0.00	129.99
	Promotional Discount	Jan 20 - Feb 19	-40.00	0.00	0.00	0.00	-40.00
			\$89.99	\$0.00	\$0.00	\$0.00	\$89.99
	Spectrum Business™ Voice						
	Phone Number 352-684-0160						
	Directory Listing	Jan 20 - Feb 19	0.00	0.00	0.00	0.00	0.00
	Spectrum Business Voice	Jan 20 - Feb 19	49.99	0.00	0.00	0.00	49.99
	Promotional Discount	Jan 20 - Feb 19	-10.00	0.00	0.00	0.00	-10.00
			\$39.99	\$0.00	\$0.00	\$0.00	\$39.99
	Phone Number 352-684-0161						
	Spectrum Business Voice	Jan 20 - Feb 19	49.99	0.00	0.00	0.00	49.99
	Promotional Discount	Jan 20 - Feb 19	-10.00	0.00	0.00	0.00	-10.00
			\$39.99	\$0.00	\$0.00	\$0.00	\$39.99
	Spectrum Business™ Services Subtotal		\$242.93	\$0.00	\$0.00	\$0.00	\$242.93



Invoice Number: 090269301012123
Account Number: 0050902693-01
Security Code: 8500

STERLING HILL CDD

Contact Us
Visit us at SpectrumBusiness.net
Or, call us at 1-877-824-6249

7635 1610 NO RP 21 01212023 NNNNNN 01 000328 0001

Account Information	Description	Service Dates	Monthly Charges	Adjustments	One-Time Charges	Partial Month Charges	Total
Service Account 2 of 3 (continued)	Other Charges						
	Broadcast TV Surcharge	Jan 20 - Feb 19	22.20	0.00	0.00	0.00	22.20
	Other Charges Subtotal		\$22.20	\$0.00	\$0.00	\$0.00	\$22.20
	Total For Account 0511507-01		\$265.13	\$0.00	\$0.00	\$0.00	\$265.13
Service Account 3 of 3 STERLING HILLS CDD 4411 STERLING HILL BLVD OFFC SPRING HILL, FL 34609 Account Number: 0650678-01	Spectrum Business™ TV						
	Spectrum Receiver, Spectrum Business TV Basic, Spectrum Business TV Standard	Jan 20 - Feb 19	151.98	0.00	0.00	0.00	151.98
			\$151.98	\$0.00	\$0.00	\$0.00	\$151.98
	Spectrum Business™ Services Subtotal		\$151.98	\$0.00	\$0.00	\$0.00	\$151.98
	Other Charges						
	Regional Sports Network Fee	Jan 20 - Feb 19	0.35	0.00	0.00	0.00	0.35
	Broadcast TV Fee	Jan 20 - Feb 19	22.20	0.00	0.00	0.00	22.20
	Other Charges Subtotal		\$22.55	\$0.00	\$0.00	\$0.00	\$22.55
	Taxes, Fees and Charges						
	Local Communications Services Tax		3.12	0.00	0.00	0.00	3.12
	State And Local Sales Tax		1.88	0.00	0.00	0.00	1.88
	State Communications Tax		10.83	0.00	0.00	0.00	10.83
	Taxes, Fees and Charges Subtotal		\$15.83	\$0.00	\$0.00	\$0.00	\$15.83
	Total For Account 0650678-01		\$190.36	\$0.00	\$0.00	\$0.00	\$190.36
Current Charges Subtotal			\$719.62	\$0.00	\$0.00	\$0.00	\$719.62
Previous Statement Balance							\$719.62
Payments Received - Thank You							-\$719.62
Total Due by Auto Pay							\$719.62



Invoice Number: 090269301012123
Account Number: 0050902693-01
Security Code: **8500**

Contact Us

Visit us at SpectrumBusiness.net
Or, call us at 1-877-824-6249

7635 1610 NO RP 21 01212023 NNNNNN 01 000328 0001

Billing Information

Spectrum Voice Provider - Spectrum Advanced Services, LLC

Tax and Fees - This statement reflects the current taxes and fees for your area (including sales, excise, user taxes, etc.). These taxes and fees may change without notice. Visit spectrum.net/taxesandfees for more information.

Spectrum Terms and Conditions of Service - In accordance with the Spectrum Business Services Agreement, Spectrum services are billed on a monthly basis. Spectrum does not provide credits for monthly subscription services that are cancelled prior to the end of the current billing month.

Terms & Conditions - Spectrum's detailed standard terms and conditions for service are located at spectrum.com/policies.

Past Due Fee / Late Fee Reminder - A late fee will be assessed for past due charges for service.

Spectrum Receiver \$10.99 - Charges include \$9.99 for Receiver Rental and \$1.00 for Secure Connection.

Digital Terminal Adapter \$10.99 - Charges include \$9.99 for Digital Terminal Adapter Rental and \$1.00 for Secure Connection.

The following taxes, fees and surcharges are included in the price of the applicable service - Federal USF \$9.34, Florida State CST \$7.04, Florida CST \$3.61, Florida Local CST \$3.06, E911 Fee \$1.60, TRS Surcharge \$0.40, Sales Tax \$0.13.

Complaint Procedures: If you disagree with your charges, you need to register a complaint no later than 60 days after the due date on your bill statement.

Billing Practices - Spectrum Business mails monthly, itemized invoices for all monthly services in advance. A full payment is required on or before the due date indicated on this invoice. Payments made after the indicated due date may result in a late payment processing charge. Failure to pay could result in the disconnection of all your Spectrum Business service(s). Disconnection of Business Voice service may also result in the loss of your phone number.

Changing Business Locations - Please contact Spectrum Business before moving your Business Voice modem to a new address. To establish service at your new location or return equipment, please contact your Spectrum Business Account Executive at least twenty one (21) business days prior to your move.

Authorization to Convert your Check to an Electronic Funds

Transfer Debit - For your convenience, if you provide a check as payment, you authorize Spectrum Business to use the information from your check to make a one-time electronic funds transfer from your account. If you have any questions, please call our office at the telephone number on the front of this invoice. To assist you in future payments, your bank or credit card account information may be electronically stored in our system in a secure, encrypted manner.

Video Closed Captioning Inquiries - Spectrum provided set-top boxes for video consumption support the ability for the user to enable or disable Closed Captions for customers with hearing impairment.

For immediate closed captioning concerns, call 1-855-707-7328 or email closedcaptioningsupport@charter.com.

To report a complaint on an ongoing closed captioning issue, please send your concerns via US Mail to W. Wesselman, Sr. Director, 2 Digital Place, Simpsonville, SC 29681, send a fax to 1-704-697-4935, call 1-877-276-7432 or email closedcaptioningissues@charter.com.



January 21, 2023



Invoice Number:
Account Number:
Security Code:

STERLING HILL CDD
090269301012123
0050902693-01
8500

Contact Us

Visit us at SpectrumBusiness.net
Or, call us at 1-877-824-6249

7635 1610 NO RP 21 01212023 NNNNNN 01 000328 0001



Sterling Hill CDD
Debit Card-Jason Pond

Limit \$5,000

All Expenditures must be supported by receipts in order to be eligible for reimbursement.
Attach all receipts to this form.

				Street Sign Repair & Replacement	Facility Maintenance	Vehicle Maintenance	Pool Supplies & Repairs
				54100-4617	57200-4647	57200-4660	57200-4713
Date	Vendor Name	Reason for Expenditure	Amount				
1/20/2023	Expert Wildlife Removal	Removal of (2) Pocket Gophers	\$ (200.00)		\$ (200.00)		
1/24/2023	Best Cleaners	Wash, Fold, Dry Rugs	\$ (32.22)		\$ (32.22)		
1/25/2023	Signs Direct	(2) 7 ft. U-Channel Posts	\$ (467.61)	\$ (467.61)			
1/25/2023	Amazon	Fence Post Driver	\$ (42.99)	\$ (42.99)			
1/25/2023	Lowe's	Cement, Concrete Patch, Trowel, Epoxy Putty	\$ (60.88)		\$ (60.88)		
1/26/2023	Advance Auto Parts	Turn Signal Bulbs, Steering Cover for Work Truck, Gloves	\$ (57.80)			\$ (57.80)	
1/30/2023	Amazon	(4) Sunshine's Foam Pool Rings	\$ (135.96)				\$ (135.96)
1/30/2023	Amazon	CLR PRO Spray Bottles, (4) Swimming Pool 30' Rope Lines	\$ (88.76)				\$ (88.76)
1/31/2023	Home Depot	19" Scissor Lift Rental	\$ (300.00)		\$ (300.00)		
2/1/2023	Home Depot	19" Scissor Lift Rental	\$ 36.65		\$ 36.65		
1/31/2023	Amazon	(2)(3 pk) Pledge Multi-surface Dust	\$ (32.28)		\$ (32.28)		
	TOTAL		(1,381.85)	(510.60)	(588.73)	(57.80)	(224.72)

DM Approval

Jayna Cooper

Date

02/03/23

Expert Wildlife Removal Specialists
Owner: Johnny Felicione
13822 Judy Ave
Hudson, FL 34667
8134774162



NEAR MOUNTAIN DU PONT ATTORNEY
I D R T WILDOU1J REMOVAL SP"IALKITS
V-1842 175-4162

INVOICE

Sterling Hill COD
4411 Sterling Hill Blvd.
Spring Hill, FL 34609

Invoice# 0005509

Invoice Date 01/20/2023

Due Date 01/20/2023

Item	Description	Unit Price	Quantity	Amount
Service	Inspection, setting up trap's for pocket gophers, checking trap's and removal of 2 pocket gophers. Also knocked down all mounds.	100.00	2.00	200.00
		Subtotal		200.00
		Total		200.00
		Amount Paid		200.00
		Balance Due		\$0.00

R-2 - 38

2

Best Cleaners
4315 Lamson Avenue
Sprng Hill FL 34608
(352) 666-2378

*Open 7:30 am - 9:00 pm Monday to
Sunday*

*Please return your hangers, we would be
happy to take them*

74028

107748

Wash Dry Fold

Amanda C

Jan 24, 23 3:21p

Hills, Sterling



4411 Stenmg Hliis Blvd
Spring Hill FL 34609

352-686-5161

Acct: 203653
Hag

1 Wash Dry Fold 1.79 per lb Next 32.22
Day FOLD ALL ITEMS

1 Pcs

Subtotal 32.22

Charged S32.22

*Not Responsible for Items Left Ovet 30
Days*



Ready Thu Jan 26,23 5:00p

S/GNSDIRECT

Sales Order

Signs Direct Inc
1703 S Veterans Pkwy
Bloomington IL 61701-7019
United States

Date
01/25/2023

Order#
#so281180

Bill To
Jason Pond
Sterling Hill COD
3434 Colwell Ave.
Suite 200
Tampa FL 33614
United States

Ship To
Jason Pond
Sterling Hill COD
4411 Sterling Hill 81Yd.
Spring Hill FL 34609
United States

"Ship To" Phone
352-686-5161

PO#

Shipping Method
UPS®Ground

Tracking#

Customer Comment

Payment Method

Credit Card #

*****4745

Part Number	Qty	Units	Description	Rate	Amount	Options
	20		1.12 lb - 7 foot long baked-on GREEN enamel u-channel posts	\$14.89	\$297.80	

Subtotal	\$297.80
Tax(%)	\$0.00
Shipping Cost	\$169.81
Total	\$467.61

**Details for Order #111-3179328-3831405**[Print this Page for your records.](#)**Order Placed:** January 25, 2023**Amazon.com order number:** 111-3179328-3831405**Order Total:** \$42.99**Not Yet Shipped****Items Ordered****Price**

1 of: MIXXIDEA Fence Post Driver T Post Head Fence with Handle Steel Post Hole Digger \$42.99
Hand Post Rammer 24 Inch Brown
Sold by: MIXXIDEA US ([seller Profile](#))

Condition: New

Shipping Address:

Sterling Hill COD
4411 STERLING HILL BLVD
SPRING HILL, FL 34609-0866
United States

Shipping Speed:

FREE Prime Delivery

Payment information**Payment Method:**

Visa | Last digits: 4745

Item(s) Subtotal: \$42.99
Shipping & Handling: \$0.00

Billing address

Jason Pond
3434 COLWELL AVE STE 200
TAMPA, FL 33614-8390
United States

Total before tax: \$42.99
Estimated tax to be collected: \$0.00

Grand Total: \$42.99To view the status of your order, return to [Order Summary..](#)

Buy Online, Pick Up Today, -1 at
1.iwwAdvanceAutoParts.com

Details for Order #111-6787241-9149821

[Print this Page for v.our records.](#)

Order Placed: January 30, 2023

Amazon.com order number: 111-6787241-9149821

Order Total: \$135.96

Not Yet Shipped

Items Ordered

4 of: *Swimline Foam Ring Pool Buoy*
Sold by: In The Swim Pool Supplies (seller [Profile](#))

Price
\$33.99

Condition: New

Shipping Address:

Sterling Hill COD
4411 STERLING HILL BLVD
SPRING HILL, FL 34609-0866
United States

Shipping Speed:

Two-Day Shipping

Payment information

Payment Method:

Visa I Last digits: 4745

Item(s) Subtotal: \$135.96
Shipping & Handling: \$0.00

Billing address

Jason Pond
3434 COLWELL AVE STE 200
TAMPA, FL 33614-8390
United States

Total before tax: \$135.96
Estimated tax to be collected: \$0.00

Grand Total: \$135.96

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

Details for Order #111-5162280-6217804

[Print this Page for v.our records.](#)

Order Placed: January 30, 2023

Amazon.com order number: 111-5162280-6217804

Order Total: \$88.76

Not Yet Shipped

Items Ordered

Price

1 of: *CLR PRO Calcium, Lime & Rust Remover - Quickly Removes Calcium and Lime Deposits, Stubborn Rust Stains, and Household Hard Water Deposits (32 Ounce Spray (Pack of 2))* \$19.20

Sold by: CLR (◆P..1:Qfik)

Condition: New

4 of: *Poofmaster Swimming Pool and Water Safety Life Line, 30-Feet* \$17.39

Sold by: Amazon.com Services LLC

Condition: New

Shipping Address:

Sterling Hill COD
4411 STERLING HILL BLVD
SPRING HILL, FL 34609-0866
United States

Shipping Speed:

FREE Prime Delivery

Payment information

Payment Method:

Visa I Last digits: 4745

Item(s) Subtotal: \$88.76
Shipping & Handling: \$0.00

Billing address

Jason Pond
3434 COLWELL AVE STE 200
TAMPA, FL 33614-8390
United States

Total before tax: \$88.76
Estimated tax to be collected: \$0.00

Grand Total: \$88.76

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



STORE 0281 Spring Hill
4765 Commercial Way
Spring Hill, FL 34606
(352)597-6401

Rental Center Hours

MON 6A- 5P TUE 6A- 5P WED 6A- 5P THU 6A- 5P FRI 6A- 5P SAT 6A- 5P SUN 8A- 5P

CONTRACT #:
Status: CLOSED

JASON POND
1461 BREEZY WAY
SPRING HILL, FL 34608
(352) 686-5161
Tax Exemption ID:1103139517

ACTUAL DURATION

1 Day, 27 Minutes

Deposit Trans. Register #: 90 Transaction #: 24217

PU r: Court lights 01/30/23 01/30/23 N: 0281230130073483125844621

Refund Trans. Register #: 90 Transaction #: 25586

PC t Court Lights 01/31/23 01/31/23 e): D<S): 0281230130073483125844621

Customer Name:

JASON POND

Date out:

01/30/2023 - 4:48 PM

Date in:

01/31/2023 - 1:48 PM

Date in:

01/31/2023 - 2:16 PM

1bo! Description

Charges

Amount

19' Scissor Lift on Trailer

Tool Rental fee

\$229.00

13"SQ2.Q01.18!

SubTotal

\$229.00

(1) Trailer, JLG 1930ES

Rental Subtotal

\$229.00

Damage Protection"

534.35

Tax

50.00

Contract Total

\$263.35

Deposit - PAID 01/30/23

-\$300.00

(VISA ending 4745)

Balance Returned

-\$36.65

(VISA ending 4745)

Outstanding Balance

\$0.00

• 15% of Rental Subtotal if applicable.

RENTAL FEE CALCULATOR DISCLAIMER

Home Depot uses a Rental Calculator to Insure our customers to get the lowest rates possible for the time they had the tool.

TERMS & CONDITIONS

I agree that no representative of The Home Depot is authorized to make any promise, warranty, or representation to me other than those reflected in writing in the Agreement. I agree to the Terms & Conditions and understand that the Agreement cannot be modified or changed except in writing signed by both parties. With respect to equipment I am renting, I have received the equipment referenced in the Agreement. In the event that I am returning equipment, I acknowledge and agree that I am returning the listed rental equipment, the total charges are correct, and additional charges may apply if the equipment is returned damaged.

Details for Order #111-0594093-0157831

[Print this Page for v.our records.](#)

Order Placed: January 31, 2023

Amazon.com order number: 111-0594093-0157831

Order Total: \$32.28

Not Yet Shipped

Items Ordered

Price

2 of: *Pledge Dust & Allergen Multisurface Cleaner Spray, Works on Leather, Granite, Wood, and Stainless Steel, Multi, Lemon, 9.7 Ounce (Pack of 3)* \$16.14
Sold by: Amazon.com Services LLC

Condition: New

Shipping Address:

Sterling Hill COD
4411 STERLING HILL BLVD
SPRING HILL, FL 34609-0866
United States

Shipping Speed:

FREE Prime Delivery

Payment information

Payment Method:

Visa I Last digits: 4745

Item(s) Subtotal: \$32.28
Shipping & Handling: \$0.00

Billing address

Jason Pond
3434 COLWELL AVE STE 200
TAMPA, FL 33614-8390
United States

Total before tax: \$32.28
Estimated tax to be collected: \$0.00

Grand Total:\$32.28

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

Straley Robin Vericker

1510 W. Cleveland Street

Tampa, FL 33606

Telephone (813) 223-9400

Federal Tax Id. - 20-1778458

STERLING HILL COMMUNITY DEVELOPMENT DISTRICT

c/o Rizzetta & Company

3434 Colwell Ave., Suite 200

Tampa, FL 33614

February 08, 2023

Client: 001012

Matter: 000001

Invoice #: 22671

Page: 1

RE: General Matters

For Professional Services Rendered Through January 15, 2023

SERVICES

Date	Person	Description of Services	Hours	Amount
12/27/2022	VKB	REVIEW EMAIL FROM V. RUTITSKAYA; REVIEW FINANCIAL STATEMENTS.	0.2	\$61.00
1/5/2023	VKB	REVIEW EMAIL FROM V. RUTITSKAYA; REVIEW FINANCIAL STATEMENTS.	0.2	\$61.00
1/6/2023	LB	PREPARE QUARTERLY REPORT TO DISSEMINATION AGENT FOR PERIOD ENDED DECEMBER 31, 2022.	0.2	\$33.00
1/10/2023	VKB	REVIEW MOTION PICTURE LICENSING AGREEMENT; REVIEW AND REPLY TO EMAIL RE: SAME.	0.3	\$91.50
1/13/2023	VKB	REVIEW EMAIL FROM V. RUTITSKAYA; REVIEW FINANCIAL STATEMENTS.	0.2	\$61.00
Total Professional Services			1.1	\$307.50

RECEIVED
02/08/23

February 08, 2023
Client: 001012
Matter: 000001
Invoice #: 22671

Page: 2

Total Services	\$307.50	
Total Disbursements	\$0.00	
Total Current Charges		\$307.50
Previous Balance		\$1,596.00
Less Payments		(\$1,596.00)
PAY THIS AMOUNT		\$307.50

Please Include Invoice Number on all Correspondence

INVOICE

BILL TO:

STERLING HILL CDD

411 STERLING HILL BLVD

SPRING HILL, FL 34609

PHONE 352-650-7402

TROOPER:

THOMAS CASTIGLIONE

17008 AYERS RD

BROOKSVILLE, FL 34604

PHONE: 352-442-7267

Description	Quantity	Unit Price	Cost
BUS STOP AND SPEED ENFORCEMENT DETAIL 1/4/2023	1	\$120.00	\$120.00
BUS STOP AND SPEED ENFORCEMENT DETAIL1/5/2023	1	\$120.00	\$120.00
BUS STOP AND SPEED ENFORCEMENT DETAIL 1/9/2023	1	\$120.00	\$120.00
BUS STOP AND SPEED ENFORCEMENT DETAIL1/10/2023	1	\$120.00	\$120.00
			\$0.00
			\$0.00
			\$0.00
			\$0.00
			\$0.00
			\$0.00
			\$0.00
			\$0.00
		Subtotal	\$480.00
		Total	\$480.00

Thank you for your business. It's a pleasure to work with you

Sincerely yours,

THOMAS CASTIGLIONE

RECEIVED
02/06/23

RECEIVED

Tampa Bay Times

tampabay.com

Times Publishing Company

DEPT 3396

PO BOX 123396

DALLAS, TX 75312-3396

Toll Free Phone: 1 (877) 321-7355

Fed Tax ID 59-0482470

ADVERTISING INVOICE

FEB - 6 2023

Advertising Run Dates		Advertiser Name	
02/ 1/23		STERLING HILL CDD	
Billing Date		Sales Rep	Customer Account
02/01/2023		Jean Mitotes	107011
Total Amount Due			Ad Number
\$65.20			0000268694

PAYMENT DUE UPON RECEIPT

Start	Stop	Ad Number	Product	Placement	Description PO Number	Ins.	Size	Net Amount
02/01/23	02/01/23	0000268694	Times	Legals CLS	Workshop Ad	1	2x37 L	\$61.20
02/01/23	02/01/23	0000268694	Tampabay.com	Legals CLS	Workshop Ad	1	2x37 L	\$0.00
					AffidavitMaterial			\$4.00

PLEASE DETACH AND RETURN LOWER PORTION WITH YOUR REMITTANCE

Tampa Bay Times

tampabay.com

DEPT 3396

PO BOX 123396

DALLAS, TX 75312-3396

Toll Free Phone: 1 (877) 321-7355

ADVERTISING INVOICE

Thank you for your business.

Advertising Run Dates		Advertiser Name	
02/ 1/23		STERLING HILL CDD	
Billing Date		Sales Rep	Customer Account
02/01/2023		Jean Mitotes	107011
Total Amount Due			Ad Number
\$65.20			0000268694

DO NOT SEND CASH BY MAIL

PLEASE MAKE CHECK PAYABLE TO: TIMES PUBLISHING COMPANY

REMIT TO:

STERLING HILL CDD
ATTN: C/O RIZZETTA & COMPANY
3434 COLWELL AVE #200
TAMPA, FL 33614

Times Publishing Company
DEPT 3396
PO BOX 123396
DALLAS, TX 75312-3396

Tampa Bay Times
Published Daily

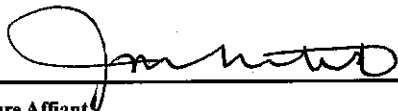
RECEIVED

FEB - 6 2023

STATE OF FLORIDA
COUNTY OF Hernando, Citrus

Before the undersigned authority personally appeared **Jean Mitotes** who on oath says that he/she is **Legal Advertising Representative** of the **Tampa Bay Times** a daily newspaper printed in St. Petersburg, in Pinellas County, Florida; that the attached copy of advertisement, being a Legal Notice in the matter **RE: Workshop Ad** was published in said newspaper by print in the issues of: 2/1/23 or by publication on the newspaper's website, if authorized, on

Affiant further says the said **Tampa Bay Times** is a newspaper published in **Hernando, Citrus** County, Florida and that the said newspaper has heretofore been continuously published in said **Hernando, Citrus** County, Florida each day and has been entered as a second class mail matter at the post office in said **Hernando, Citrus** County, Florida for a period of one year next preceding the first publication of the attached copy of advertisement, and affiant further says that he/she neither paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in the said newspaper.



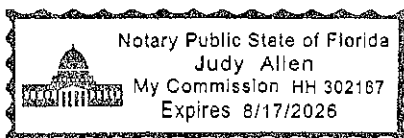
Signature Affiant

Sworn to and subscribed before me this **02/01/2023**


Signature of Notary Public

Personally known X or produced identification

Type of identification produced _____



**Notice of Workshop of the
Sterling Hill Community Development District**

The Board of Supervisors (the "**Board**") of the Sterling Hill Community Development District (the "**District**") will hold a workshop on Thursday, February 9, 2023 at 9:30 am. at the Sterling Hill Clubhouse located at Sterling Hill Clubhouse, located at 4411 Sterling Hill Boulevard, Spring Hill, Florida 34609.

The purpose of the workshop is to discuss the Holbrook Asphalt HA-5 Proposal & Inspection. The workshop is open to the public and will be conducted in accordance with Florida law. A copy of the agenda for this workshop may be obtained from the District Manager, at 5844 Old Pasco Rd, Ste 100, Wesley Chapel, FL 33544 or by calling 813-994-1001. The workshop may be continued to a date, time, and place to be specified on the record at the workshop.

There may be occasions when a Board Supervisor may participate by telephone. At the above location will be present a speaker telephone, so that any Board Supervisor can attend the workshop at the above location and be fully informed of the discussions taking place either in person or by telephone communication.

Any person requiring special accommodations at this workshop because of a disability or physical impairment should contact the District Office at 813-944-1001 at least five calendar days prior to the workshop. If you are hearing or speech impaired, please contact the Florida Relay Service at 711, for aid in contacting the District Office. Jayna Cooper
District Manager

Run Date: 02/01/2023

0000268694

Tampa Bay Times

tampabay.com

Times Publishing Company
DEPT 3396
PO BOX 123396
DALLAS, TX 75312-3396
Toll Free Phone: 1 (877) 321-7355
Fed Tax ID 59-0482470

ADVERTISING INVOICE

FEB 16 2023

Advertising Run Dates		Advertiser Name	
02/ 8/23		STERLING HILL CDD	
Billing Date		Sales Rep	Customer Account
02/08/2023		Jean Mitotes	107011
Total Amount Due		Ad Number	
\$89.00		0000269612	

PAYMENT DUE UPON RECEIPT

Start	Stop	Ad Number	Product	Placement	Description PO Number	Ins.	Size	Net Amount
02/08/23	02/08/23	0000269612	Times	Legals CLS	Meeting Time Change	1	2x51 L	\$85.00
02/08/23	02/08/23	0000269612	Tampabay.com	Legals CLS	Meeting Time Change AffidavitMaterial	1	2x51 L	\$0.00 \$4.00

PLEASE DETACH AND RETURN LOWER PORTION WITH YOUR REMITTANCE

Tampa Bay Times

tampabay.com

DEPT 3396
PO BOX 123396
DALLAS, TX 75312-3396
Toll Free Phone: 1 (877) 321-7355

ADVERTISING INVOICE

Thank you for your business.

STERLING HILL CDD
ATTN: C/O RIZZETTA & COMPANY
3434 COLWELL AVE #200
TAMPA, FL 33614

Advertising Run Dates		Advertiser Name	
02/ 8/23		STERLING HILL CDD	
Billing Date		Sales Rep	Customer Account
02/08/2023		Jean Mitotes	107011
Total Amount Due		Ad Number	
\$89.00		0000269612	

DO NOT SEND CASH BY MAIL

PLEASE MAKE CHECK PAYABLE TO: TIMES PUBLISHING COMPANY

REMIT TO:


Times Publishing Company
DEPT 3396
PO BOX 123396
DALLAS, TX 75312-3396

Tampa Bay Times
Published Daily

STATE OF FLORIDA
 COUNTY OF Hernando, Citrus

Before the undersigned authority personally appeared **Jean Mitotes** who on oath says that he/she is **Legal Advertising Representative** of the **Tampa Bay Times** a daily newspaper printed in St. Petersburg, in Pinellas County, Florida; that the attached copy of advertisement, being a Legal Notice in the matter **RE: Meeting Time Change** was published in said newspaper by print in the issues of: **2/ 8/23** or by publication on the newspaper's website, if authorized, on

Affiant further says the said **Tampa Bay Times** is a newspaper published in **Hernando, Citrus** County, Florida and that the said newspaper has heretofore been continuously published in said **Hernando, Citrus** County, Florida each day and has been entered as a second class mail matter at the post office in said **Hernando, Citrus** County, Florida for a period of one year next preceding the first publication of the attached copy of advertisement, and affiant further says that he/she neither paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in the said newspaper.



 Signature Affiant

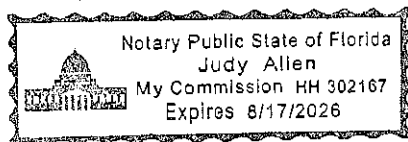
Sworn to and subscribed before me this **02/08/2023**



 Signature of Notary Public

Personally known X or produced identification

Type of identification produced _____



**NOTICE OF RESCHEDULED BOARD OF SUPERVISORS
 MEETING OF THE STERLING HILL COMMUNITY
 DEVELOPMENT DISTRICT**

RECEIVED

FEB 16 2023

The regular meeting of the Board of Supervisors of Sterling Hill Community Development District, which was originally scheduled on Thursday, February 16, 2023 at 9:00 a.m. has been changed to 9:30 a.m. at the Sterling Hill North Clubhouse located at 4411 Sterling Hill Boulevard, Spring Hill, Florida 34609. Items on the agenda may include, but are not limited to, District operations and maintenance activities, financial matters, capital improvements, and general administration activities.

The meetings are open to the public and will be conducted in accordance with the provisions of Florida Law for community development districts. A copy of the agendas for these meetings may be obtained from Rizzetta & Company, Inc., 5844 Old Pasco Road, Suite 100, Wesley Chapel, FL 33544; (813) 994-1001.

There may be occasions when one or more members of the Committee or Board will participate by telephone. At the above location will be present a speaker telephone so that any interested person can attend the meetings and be fully informed of the discussions taking place either in person or by telephone communication. The meetings may be continued in progress without additional notice to a time, date, and location stated on the record.

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in these meetings is asked to advise the District Office at (813) 994-1001, at least forty-eight (48) hours before the meetings. If you are hearing or speech impaired, please contact the Florida Relay Service at (800) 955-8770, who can aid you in contacting the District Office.

A person who decides to appeal any decision made by the Committee or the Board with respect to any matter considered at the meetings 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 such appeal is to be based.

Jayna Cooper
 District Manager

Run Date: 02-08-2023

0000269612

Tampa Bay Times

tampabay.com

Times Publishing Company
DEPT 3396
PO BOX 123396
DALLAS, TX 75312-3396
Toll Free Phone: 1 (877) 321-7355
Fed Tax ID 59-0462470

ADVERTISING INVOICE

RECEIVED
FEB 23 2023

Advertising Run Dates	Advertiser Name	
02/15/23	STERLING HILL CDD	
Billing Date	Sales Rep	Customer Account
02/15/2023	Deirdre Bonett	107011
Total Amount Due		Ad Number
\$92.40		0000271089

PAYMENT DUE UPON RECEIPT

Start	Stop	Ad Number	Product	Placement	Description PO Number	Ins.	Size	Net Amount
02/15/23	02/15/23	0000271089	Times	Legals CLS	Rescheduled Meeting	1	2x53 L	\$88.40
02/15/23	02/15/23	0000271089	Tampabay.com	Legals CLS	Rescheduled Meeting AffidavitMaterial	1	2x53 L	\$0.00 \$4.00

PLEASE DETACH AND RETURN LOWER PORTION WITH YOUR REMITTANCE

Tampa Bay Times

tampabay.com

DEPT 3396
PO BOX 123396
DALLAS, TX 75312-3396
Toll Free Phone: 1 (877) 321-7355

ADVERTISING INVOICE

Thank you for your business.

Advertising Run Dates	Advertiser Name	
02/15/23	STERLING HILL CDD	
Billing Date	Sales Rep	Customer Account
02/15/2023	Deirdre Bonett	107011
Total Amount Due		Ad Number
\$92.40		0000271089

DO NOT SEND CASH BY MAIL

PLEASE MAKE CHECK PAYABLE TO: TIMES PUBLISHING COMPANY

REMIT TO:

STERLING HILL CDD
ATTN: C/O RIZZETTA & COMPANY
3434 COLWELL AVE #200
TAMPA, FL 33614

Times Publishing Company
DEPT 3396
PO BOX 123396
DALLAS, TX 75312-3396

RECEIVED
FEB 23 2023

**Hernando County Sheriff's Office**

18900 Cortez Blvd
Brooksville, FL 34603

INVOICE**Invoice ID:** 75118**Date:** 01/28/2023**Customer #:****Due Date:** 02/11/2023**Reference:****Bill To:**

Sterling Hill CDD
Attention: Accounts Payable
3434 Colwell ave.
Tampa, FL 33614
CDDINVOICE@RIZZETTA.COM;VRUTISKAYA@RIZZETTA.COM

DESCRIPTION	QTY	RATE	TOTAL
job #95017 - TRAVIS SHIELDS at Sterling Hill Subdivision from 1/27/2023 9:00 PM to 1/28/2023 12:00 AM	3.000	\$30.00	\$90.00
TOTAL:	3.000		\$90.00

Amount Paid: \$0.00**Balance Due:** \$90.00**Notes**

Please submit payments within two (2) weeks.

RECEIVED
02/01/23

All payments must be made payable to the above DEPUTY'S NAME and sent in care of the Hernando County Sheriff's Office, ATTN: CINDY JOST, P.O. Box 10070, Brooksville, FL 34603-0070

Thank you for the opportunity to assist you with your security needs.

**Tri-County
Locksmith**
 Tri-County Locksmith of the Suncoast Inc.
 14015 U.S. HWY 19
 HUDSON, FL 34667
 (727) 863-5150 (352) 666-5155
 (813) 223-5155 Fax (727) 819-8539
 GTRILOCK@AOL.COM

Invoice

Date	Invoice #
2/3/2023	3514-INV

Bill To
Sterling Hills Manager, Sterling Hill CDD 4411 Sterling Hill Blvd. Spring Hill, Fl. 34609 Att: Jason Pond

Project Location
Sterling Hills Manager, Sterling Hill CDD 4411 Sterling Hill Blvd. Spring Hill, FL 34609 Att: Jason Pond

Project		P.O. No.	Quote #	Tech	Requisitioner	Terms
HARDWARE REPLACEMENT			K	3514	Jason Pond	Due on receipt
Quantity	Description			Rate	Amount	
7	HARDWARE REPLACEMENT					
	Cal Royal 7700 Series Entry Lever Trim 32 D Stainless Steel			240.00	1,680.00	
	Labor to replace existing Cal Royal with tarnished finish - replace with new trim and use existing key cylinder.			560.00	560.00	
	Trip Charge			80.00	80.00	
	THREE TO FOUR WEEK LEAD TIME					
A \$1000 DEPOSIT WILL BE REQUIRED AS THIS IS A SPECIAL ORDER						
				Total \$2,320.00		
				Payments/Credits \$0.00		
				Balance Due \$2,320.00		



INVOICE

Customer ID:**14-49138-12001**

Customer Name:

STERLING HILL CDD

Service Period:

02/01/23-02/28/23

Invoice Date:

01/25/2023

Invoice Number:

0816609-1568-7

How to Contact Us**Visit wm.com/MyWM**

Create a My WM profile for easy access to your pickup schedule, service alerts and online tools for billing and more. Have a question? Check our support center or start a chat.

Customer Service: (800) 255-7172**Your Payment is Due****Feb 24, 2023**

If full payment of the invoiced amount is not received within your contractual terms, you may be charged a monthly late charge of 2.5% of the unpaid amount, with a minimum monthly charge of \$5, or such late charge allowed under applicable law, regulation or contract.

Your Total Due**\$308.84**

If payment is received after
02/24/2023: **\$ 316.56**

Previous Balance

325.84

+

Payments

(325.84)

+

Adjustments

0.00

+

**Current Invoice
Charges**

308.84

=

**Total Account
Balance Due****308.84****DETAILS OF SERVICE****Details for Service Location:**

Sterling Hill Cdd, 4250 Sterling Hill Blvd, Spring Hill FL 34609-0745

Customer ID: 14-49138-12001

Description	Date	Ticket	Quantity	Amount
6 Yard Dumpster 1X Week	02/01/23		1.00	203.90
Fuel / Environmental Charge				102.41
Regulatory Cost Recovery Charge				11.03
Administrative Charge				(8.50)
Total Current Charges				308.84



----- Please detach and send the lower portion with payment ----- (no cash or staples) -----



WASTE MANAGEMENT INC. OF FLORIDA
WM OF PASCO COUNTY
PO BOX 42930
PHOENIX, AZ 85080
(800) 255-7172
(813) 740-8408 FAX

Invoice Date	Invoice Number	Customer ID (Include with your payment)
01/25/2023	0816609-1568-7	14-49138-12001
Payment Terms	Total Due	Amount
Total Due by 02/24/2023	\$308.84	
If Received after 02/24/2023	\$316.56	

*** DO NOT PAY-AUTOMATIC PAYMENT WILL BE PROCESSED ***

Your bank account will be drafted \$308.84.

1568000144913812001008166090000003088400000030884 0

10290C72

STERLING HILL CDD
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Remit To: **WM CORPORATE SERVICES, INC.**
AS PAYMENT AGENT
PO BOX 4648
CAROL STREAM, IL 60197-4648

Printed on
recycled paper.

383-0176716-1568-4



EASY WAYS TO

HOW TO READ YOUR INVOICE

Get More with My WM

Scan to enroll in AutoPay & Paperless Billing, manage your services, view your bill, and see your pick up ETA, all in one place.

Scan the QR code to get started today!



Visit wm.com/MyWM



☐ **Check Here to Change Contact Info**

List your new billing information below. For a change of service address, please contact **WM**.

Address 1	
Address 2	
City	
State	
Zip	
Email	
Date Valid	

☐ **Check Here**

If I enroll in Automatic Deducting money from my bank account, I understand that my bank could take 1-2 billing cycles to complete payment until payment is received by my bank.

Email	
Date	
Bank Account Holder Signature	

If your service is suspended for non-payment, you may be charged a Resume charge to restart your service. For each returned check, a charge will be assessed on your next invoice equal to the maximum amount permitted by applicable state law.

NOTICE: By sending your check, you are authorizing the Company to use information on your check to make a one-time electronic debit to your account at the financial institution indicated on your check. The electronic debit will be for the amount of your check and may occur as soon as the same day we receive your check.

In order for us to service your account or to collect any amounts you may owe (for non-marketing or solicitation purposes), we may contact you by telephone at any telephone number that you provided in connection with your account, including wireless telephone numbers, which could result in charges to you. Methods of contact may include text messages and using pre-recorded/artificial voice messages and/or use of an automatic dialing device, as applicable. We may also contact you by email or other methods as provided in our contract.

Please send all bankruptcy correspondence to RMCbankruptcy@wm.com or PO Box 43290 Phoenix, AZ 85080. Using the email option will expedite your request. (this language is in compliance with 11 USC 342(c)(2) of the Bankruptcy Code)



INVOICE

Customer ID:**15-19762-63003**

Customer Name:

STERLING HILL CDD

Service Period:

02/01/23-02/28/23

Invoice Date:

01/25/2023

Invoice Number:

0816728-1568-5

How to Contact Us**Visit wm.com/MyWM**

Create a My WM profile for easy access to your pickup schedule, service alerts and online tools for billing and more. Have a question? Check our support center or start a chat.

Customer Service: (800) 255-7172**Your Payment is Due****Feb 24, 2023**

If full payment of the invoiced amount is not received within your contractual terms, you may be charged a monthly late charge of 2.5% of the unpaid amount, with a minimum monthly charge of \$5, or such late charge allowed under applicable law, regulation or contract.

Your Total Due**\$289.12**

If payment is received after
02/24/2023: **\$ 296.16**

Previous Balance

614.48

+

Payments

(614.48)

+

Adjustments

0.00

+

**Current Invoice
Charges**

289.12

=

**Total Account
Balance Due****289.12****DETAILS OF SERVICE****Details for Service Location:**

Sterling Hill Cdd, 4411 Sterling Hill Blvd, Spring Hill FL 34609-0866

Customer ID: 15-19762-63003

Description	Date	Ticket	Quantity	Amount
6 Yard Dumpster 1X Week	02/01/23		1.00	186.28
Fuel / Environmental Charge				93.56
Regulatory Cost Recovery Charge				10.07
Administrative Charge				(8.50)
Late Payment Charge for 11/22/2022 Invoice 803814	12/22/22			7.71
Total Current Charges				289.12



----- Please detach and send the lower portion with payment ----- (no cash or staples) -----



WASTE MANAGEMENT INC. OF FLORIDA
WM OF PASCO COUNTY
PO BOX 42930
PHOENIX, AZ 85080
(800) 255-7172
(813) 740-8408 FAX

Invoice Date	Invoice Number	Customer ID (Include with your payment)
01/25/2023	0816728-1568-5	15-19762-63003
Payment Terms	Total Due	Amount
Total Due by 02/24/2023	\$289.12	
If Received after 02/24/2023	\$296.16	

*** DO NOT PAY-AUTOMATIC PAYMENT WILL BE PROCESSED ***

Your bank account will be drafted \$289.12.

1568000151976263003008167280000002891200000028912 8

10290C72

STERLING HILL CDD
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Remit To: **WM CORPORATE SERVICES, INC.**
AS PAYMENT AGENT
PO BOX 4648
CAROL STREAM, IL 60197-4648



WM

WM

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manage your services, view your bill online, and
and see your pick up ETA, all in one place.

Scan the QR code
to get started today!

Visit wm.com/MyWM



☐ Check Here to Change Contact Info

List your new billing information below. For a change of service address, please contact **WM**.

Address 1	
Address 2	
City	
State	
Zip	
Email	
Date Valid	

☐ Check Here

If I enroll in Automatic Deducting money from my bank account, I understand that my bank could take 1-2 billing cycles to process the payment until payment is received. I understand that if my bank account is not in good standing, my account may be suspended for non-payment, you may be charged a Resume charge to restart your service. For each returned check, a charge will be assessed on your next invoice equal to the maximum amount permitted by applicable state law.

Email	
Date	
Bank Account Holder Signature	

NOTICE: By sending your check, you are authorizing the Company to use information on your check to make a one-time electronic debit to your account at the financial institution indicated on your check. The electronic debit will be for the amount of your check and may occur as soon as the same day we receive your check.

In order for us to service your account or to collect any amounts you may owe (for non-marketing or solicitation purposes), we may contact you by telephone at any telephone number that you provided in connection with your account, including wireless telephone numbers, which could result in charges to you. Methods of contact may include text messages and using pre-recorded/artificial voice messages and/or use of an automatic dialing device, as applicable. We may also contact you by email or other methods as provided in our contract.

Please send all bankruptcy correspondence to RMCbankruptcy@wm.com or PO Box 43290 Phoenix, AZ 85080. Using the email option will expedite your request. (this language is in compliance with 11 USC 342(c)(2) of the Bankruptcy Code)

**Hernando County Sheriff's Office**

18900 Cortez Blvd
Brooksville, FL 34603

INVOICE

Invoice ID:	74858
Date:	01/08/2023
Customer #:	
Due Date:	01/22/2023
Reference:	

Bill To:

Sterling Hill CDD
Attention: Accounts Payable
3434 Colwell ave.
Tampa, FL 33614
CDDINVOICE@RIZZETTA.COM;VRUTISKAYA@RIZZETTA.COM

DESCRIPTION	QTY	RATE	TOTAL
job #95012 - WILLARD STEPHENS at Sterling Hill Subdivision from 1/7/2023 9:00 PM to 1/8/2023 12:00 AM	3.000	\$30.00	\$90.00
TOTAL:	3.000		\$90.00

Amount Paid: \$0.00

Balance Due: \$90.00

RECEIVED
02/02/23

Notes

Please submit payments within two (2) weeks.

All payments must be made payable to the above DEPUTY'S NAME and sent in care of the Hernando County Sheriff's Office, ATTN: CINDY JOST, P.O. Box 10070, Brooksville, FL 34603-0070

Thank you for the opportunity to assist you with your security needs.

WREC					
for Sterling Hill CDD					
Summary Electric 01/23					
Acct#	Amount	Bill Date	Address	GL Code	Object Code
1415069	\$560.72	01/24/23	4200 STERLING HILL BLVD	53100	4301
1415070	\$224.83	01/24/23	4500 STERLING HILL BLVD	53100	4301
1415071	\$296.99	01/24/23	4341 STERLING HILL BLVD	53100	4301
1415072	\$370.02	01/24/23	4360 STERLING HILL BLVD	53100	4301
1415073	\$5,993.29	01/24/23	Street Lights	53100	4307
1415074	\$1,040.00	01/24/23	4411 STERLING HILL BLVD	53100	4301
1415075	\$55.48	01/24/23	BRACKENWOOD DR	53100	4301
1415076	\$54.83	01/24/23	GLENBURNE DR	53100	4301
1415077	\$56.89	01/24/23	13700 MANDALAY PL	53100	4301
1415078	\$57.97	01/24/23	AMERSHAM WAY	53100	4301
1415079	\$40.38	01/24/23	4405 STERLING HILL BLVD	53100	4301
1415080	\$56.99	01/24/23	4244 STERLING HILL BLVD	53100	4301
1415081	\$58.29	01/24/23	13370 DUNWOODY DR	53100	4301
1415082	\$57.11	01/24/23	14304 ARBORGLADES DR	53100	4301
1415083	\$57.32	01/24/23	4084 BRIGHTSTONE PL	53100	4301
1415084	\$56.46	01/24/23	13584 COVEY RUN PL	53100	4301
1415085	\$54.61	01/24/23	14504 EDGEMERE DR	53100	4301
1415086	\$56.25	01/24/23	13574 HAVERHILL DR	53100	4301
1415087	\$47.61	01/24/23	4595 STERLING HILL BLVD	53100	4301
1415088	\$47.71	01/24/23	4594 STERLING HILL BLVD	53100	4301
1415089	\$70.37	01/24/23	3920 STERLING HILL BLVD	53100	4301
1415090	\$51.60	01/24/23	8335 WINDANCE AVE	53100	4301
1415091	\$1,005.99	01/24/23	4250 STERLING HILL BLVD	53100	4301
1415092	\$274.88	01/24/23	4411 STERLING HILL BLVD	53100	4301
2118959	\$709.40	01/24/23	Street Lights	53100	4307
2161145	\$89.64	01/24/23	3750 STERLING HILL BLVD	53100	4301
2161146	\$54.88	01/24/23	13043 GOLDEN LINE AVE	53100	4301
Total	\$11,500.51		*Auto Drafted on 02/10/2023		

Total By Code 4301 \$4,797.82
 4307 \$ 6,702.69

Grand Total **11,500.51** ACH Amount

RECEIVED
 01/25/23



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **1415069** Cycle **15**
Meter Number **57151971**
Customer Number **10251085**
Customer Name **STERLING HILL COMMUNITY DEVELOPMENT**

Bill Date **01/24/2023**
Amount Due **560.72**
Current Charges Due **02/15/2023**

District Office Serving You
West Hernando

Service Address **4200 STERLING HILL BLVD**
Service Classification **General Service Non-Demand**

See Reverse Side For More Information

ELECTRIC SERVICE

From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
12/19	70160	01/19	74986				4826

Comparative Usage Information
Average kWh

Period	Days	Per Day
Jan 2023	31	156
Dec 2022	33	158
Jan 2022	33	137

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 5 1 0 8 5

You have 24-hour access to manage your account on-line through Smarthub at 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 **596.36**
Payment **596.36CR**
Balance Forward **0.00**

Customer Charge **39.16**
Energy Charge 4,826 KWH @ 0.05017 **242.12**
Fuel Adjustment 4,826 KWH @ 0.05500 **265.43**
FL Gross Receipts Tax **14.01**

Total Current Charges **560.72**
Total Due **E.F.T. 560.72**

DO NOT PAY

Total amount will be electronically transferred on or after 02/10/2023.



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: 01/24/2023

District: WH15

Use above space for address change ONLY.

1415069 WH15
STERLING HILL COMMUNITY DEVELOPMENT
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Electronic Funds Transfer on or after **02/10/2023**
TOTAL CHARGES DUE 560.72
DO NOT PAY

000141506900005607200005607200



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **1415070** Cycle **15**
Meter Number **59783786**
Customer Number **10251085**
Customer Name **STERLING HILL COMMUNITY DEVELOPMENT**

Bill Date **01/24/2023**
Amount Due **224.83**
Current Charges Due **02/15/2023**

District Office Serving You
West Hernando

Service Address **4500 STERLING HILL BLVD**
Service Description **LIFT STATION**
Service Classification **General Service Non-Demand**

See Reverse Side For More Information

ELECTRIC SERVICE

From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
12/19	56361	01/19	58073				1712

Comparative Usage Information
Average kWh

Period	Days	Per Day
Jan 2023	31	55
Dec 2022	33	55
Jan 2022	33	63

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 5 1 0 8 5

You have 24-hour access to manage your account on-line through Smarthub at 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 **229.53**
Payment **229.53 CR**
Balance Forward **0.00**

Customer Charge **39.16**
Energy Charge 1,712 KWH @ 0.05017 **85.89**
Fuel Adjustment 1,712 KWH @ 0.05500 **94.16**
FL Gross Receipts Tax **5.62**

Total Current Charges **224.83**
Total Due **E.F.T. 224.83**

DO NOT PAY

Total amount will be electronically transferred on or after 02/10/2023.



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: 01/24/2023

District: WH15

Use above space for address change ONLY.

1415070 **WH15**
STERLING HILL COMMUNITY DEVELOPMENT
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Electronic Funds Transfer on or after **02/10/2023**
TOTAL CHARGES DUE 224.83
DO NOT PAY

000141507000002248300002248303



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **1415071** Cycle **15**
Meter Number **59783763**
Customer Number **10251085**
Customer Name **STERLING HILL COMMUNITY DEVELOPMENT**

Bill Date **01/24/2023**
Amount Due **296.99**
Current Charges Due **02/15/2023**

District Office Serving You
West Hernando

Service Address **4341 STERLING HILL BLVD**
Service Description **WELL#1**
Service Classification **General Service Non-Demand**

See Reverse Side For More Information

ELECTRIC SERVICE

From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
12/19	13727	01/19	16108				2381

Comparative Usage Information
Average kWh

Period	Days	Per Day
Jan 2023	31	77
Dec 2022	33	47
Jan 2022	33	103

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 5 1 0 8 5

You have 24-hour access to manage your account on-line through Smarthub at 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 **203.74**
Payment **203.74CR**
Balance Forward **0.00**

Customer Charge **39.16**
Energy Charge 2,381 KWH @ 0.05017 **119.45**
Fuel Adjustment 2,381 KWH @ 0.05500 **130.96**
FL Gross Receipts Tax **7.42**

Total Current Charges **296.99**
Total Due **E.F.T. 296.99**

DO NOT PAY

Total amount will be electronically transferred on or after 02/10/2023.



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: 01/24/2023

District: WH15

Use above space for address change ONLY.

1415071 **WH15**
STERLING HILL COMMUNITY DEVELOPMENT
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Electronic Funds Transfer on or after **02/10/2023**
TOTAL CHARGES DUE 296.99
DO NOT PAY

000141507100002969900002969900



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **1415072** Cycle 15
Meter Number 59783732
Customer Number 10251085
Customer Name STERLING HILL COMMUNITY DEVELOPMENT

Bill Date **01/24/2023**
Amount Due **370.02**
Current Charges Due **02/15/2023**

District Office Serving You
West Hernando

Service Address 4360 STERLING HILL BLVD
Service Description WELL#2
Service Classification General Service Non-Demand

See Reverse Side For More Information

ELECTRIC SERVICE

From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
12/19	592	01/19	3650				3058

Comparative Usage Information
Average kWh

Period	Days	Per Day
Jan 2023	31	99
Dec 2022	33	96
Jan 2022	33	31

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 5 1 0 8 5

You have 24-hour access to manage your account on-line through Smarthub at 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 377.83
Payment 377.83CR
Balance Forward 0.00

Customer Charge 39.16
Energy Charge 3,058 KWH @ 0.05017 153.42
Fuel Adjustment 3,058 KWH @ 0.05500 168.19
FL Gross Receipts Tax 9.25

Total Current Charges 370.02
Total Due E.F.T. 370.02

DO NOT PAY

Total amount will be electronically transferred on or after 02/10/2023.



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: 01/24/2023

District: WH15

Use above space for address change ONLY.

1415072 WH15
STERLING HILL COMMUNITY DEVELOPMENT
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Electronic Funds Transfer on or after **02/10/2023**
TOTAL CHARGES DUE 370.02
DO NOT PAY

000141507200003700200003700204



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **1415073** Cycle **15**
Meter Number
Customer Number **10251085**
Customer Name **STERLING HILL COMMUNITY DEVELOPMENT**

Bill Date **01/24/2023**
Amount Due **5,993.29**
Current Charges Due **02/15/2023**

District Office Serving You
West Hernando

Service Address **PUBLIC LIGHTING**
Service Classification **Public Lighting**

See Reverse Side For More Information

ELECTRIC SERVICE

From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used

Comparative Usage Information

Average kWh
Period Days Per Day

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 5 1 0 8 5

You have 24-hour access to manage your account on-line through Smarthub at 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 **5,993.29**
Payment **5,993.29CR**
Balance Forward **0.00**

Light Energy Charge	621.41
Light Support Charge	413.37
Light Maintenance Charge	749.00
Light Fixture Charge	890.01
Light Fuel Adj 21,122 KWH @ 0.05500	1,161.71
Poles (QTY 467)	2,101.50
FL Gross Receipts Tax	56.29

Total Current Charges	5,993.29
Total Due	E.F.T. 5,993.29

Lights/Poles	Type/Qty	Type/Qty	Type/Qty
	105 436	205 35	910 467

DO NOT PAY

Total amount will be electronically transferred on or after 02/10/2023.



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: 01/24/2023

District: WH15

Use above space for address change ONLY.

1415073 **WH15**
STERLING HILL COMMUNITY DEVELOPMENT
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Electronic Funds Transfer on or after	02/10/2023
TOTAL CHARGES DUE	5,993.29
DO NOT PAY	

000141507300059932900059932900



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **1415074** Cycle 15
Meter Number 60682106
Customer Number 10251085
Customer Name STERLING HILL COMMUNITY DEVELOPMENT

Bill Date **01/24/2023**
Amount Due **1,040.00**
Current Charges Due **02/15/2023**

District Office Serving You
West Hernando

Service Address 4411 STERLING HILL BLVD
Service Classification General Service Demand

See Reverse Side For More Information

ELECTRIC SERVICE

From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
12/19	77142	01/19	86885		26.94	27	9743

Comparative Usage Information
Average kWh

Period	Days	Per Day
Jan 2023	31	314
Dec 2022	33	298
Jan 2022	33	264

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 5 1 0 8 5

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Previous Balance 1,017.12
Payment 1,017.12CR
Balance Forward 0.00

Customer Charge 44.16
Demand Charge 27 KW @ 6.15000 166.05
Energy Charge 9,743 KWH @ 0.02750 267.93
Fuel Adjustment 9,743 KWH @ 0.05500 535.87
FL Gross Receipts Tax 25.99

Total Current Charges 1,040.00
Total Due E.F.T. 1,040.00

DO NOT PAY

Total amount will be electronically transferred on or after 02/10/2023.



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: 01/24/2023

District: WH15

Use above space for address change ONLY.

1415074 **WH15**
STERLING HILL COMMUNITY DEVELOPMENT
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Electronic Funds Transfer on or after **02/10/2023**
TOTAL CHARGES DUE 1,040.00
DO NOT PAY

000141507400010400000010400007



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **1415075** Cycle 15
Meter Number 40578962
Customer Number 10251085
Customer Name STERLING HILL COMMUNITY DEVELOPMENT

Bill Date **01/24/2023**
Amount Due **55.48**
Current Charges Due **02/15/2023**

District Office Serving You
West Hernando

Service Address BRACKENWOOD DR
Service Description GATE
Service Classification General Service Non-Demand

See Reverse Side For More Information

ELECTRIC SERVICE

From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
12/19	34835	01/19	34977				142

Comparative Usage Information
Average kWh

Period	Days	Per Day
Jan 2023	31	5
Dec 2022	33	4
Jan 2022	33	4

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 5 1 0 8 5

You have 24-hour access to manage your account on-line through Smarthub at 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 50.13
Payment 50.13 CR
Balance Forward 0.00

Customer Charge 39.16
Energy Charge 142 KWH @ 0.05017 7.12
Fuel Adjustment 142 KWH @ 0.05500 7.81
FL Gross Receipts Tax 1.39

Total Current Charges 55.48
Total Due E.F.T. 55.48

DO NOT PAY

Total amount will be electronically transferred on or after 02/10/2023.



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: 01/24/2023

District: WH15

Use above space for address change ONLY.

1415075 **WH15**
STERLING HILL COMMUNITY DEVELOPMENT
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Electronic Funds Transfer on or after **02/10/2023**
TOTAL CHARGES DUE 55.48
DO NOT PAY

000141507500000554800000554807



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **1415076** Cycle **15**
Meter Number **40571791**
Customer Number **10251085**
Customer Name **STERLING HILL COMMUNITY DEVELOPMENT**

Bill Date **01/24/2023**
Amount Due **54.83**
Current Charges Due **02/15/2023**

District Office Serving You
West Hernando

Service Address **GLENBURNE DR**
Service Description **GATE**
Service Classification **General Service Non-Demand**

See Reverse Side For More Information

ELECTRIC SERVICE

From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
12/19	44628	01/19	44764				136

Comparative Usage Information
Average kWh

Period	Days	Per Day
Jan 2023	31	4
Dec 2022	33	4
Jan 2022	33	4

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 5 1 0 8 5

You have 24-hour access to manage your account on-line through Smarthub at 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 **50.13**
Payment **50.13 CR**
Balance Forward **0.00**

Customer Charge **39.16**
Energy Charge 136 KWH @ 0.05017 **6.82**
Fuel Adjustment 136 KWH @ 0.05500 **7.48**
FL Gross Receipts Tax **1.37**

Total Current Charges **54.83**
Total Due **E.F.T. 54.83**

DO NOT PAY

Total amount will be electronically transferred on or after 02/10/2023.



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: 01/24/2023

District: WH15

Use above space for address change ONLY.

1415076 **WH15**
STERLING HILL COMMUNITY DEVELOPMENT
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Electronic Funds Transfer on or after **02/10/2023**
TOTAL CHARGES DUE 54.83
DO NOT PAY

000141507600000548300000548303



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **1415077** Cycle **15**
Meter Number **40555214**
Customer Number **10251085**
Customer Name **STERLING HILL COMMUNITY DEVELOPMENT**

Bill Date **01/24/2023**
Amount Due **56.89**
Current Charges Due **02/15/2023**

District Office Serving You
West Hernando

Service Address 13700 MANDALAY PL
Service Description GATE
Service Classification General Service Non-Demand

See Reverse Side For More Information

ELECTRIC SERVICE

From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
12/19	35935	01/19	36090				155

Comparative Usage Information
Average kWh

Period	Days	Per Day
Jan 2023	31	5
Dec 2022	33	5
Jan 2022	33	5

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 5 1 0 8 5

You have 24-hour access to manage your account on-line through Smarthub at 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 52.41
Payment 52.41CR
Balance Forward 0.00

Customer Charge 39.16
Energy Charge 155 KWH @ 0.05017 7.78
Fuel Adjustment 155 KWH @ 0.05500 8.53
FL Gross Receipts Tax 1.42

Total Current Charges 56.89
Total Due E.F.T. 56.89

DO NOT PAY

Total amount will be electronically transferred on or after 02/10/2023.



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: 01/24/2023

District: WH15

Use above space for address change ONLY.

1415077 **WH15**
STERLING HILL COMMUNITY DEVELOPMENT
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Electronic Funds Transfer on or after **02/10/2023**
TOTAL CHARGES DUE 56.89
DO NOT PAY

000141507700000568900000568906



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **1415078** Cycle **15**
Meter Number **40580781**
Customer Number **10251085**
Customer Name **STERLING HILL COMMUNITY DEVELOPMENT**

Bill Date **01/24/2023**
Amount Due **57.97**
Current Charges Due **02/15/2023**

District Office Serving You
West Hernando

Service Address **AMERSHAM WAY**
Service Description **GATE**
Service Classification **General Service Non-Demand**

See Reverse Side For More Information

ELECTRIC SERVICE

From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
12/19	39058	01/19	39223				165

Comparative Usage Information
Average kWh

Period	Days	Per Day
Jan 2023	31	5
Dec 2022	33	5
Jan 2022	33	5

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 5 1 0 8 5

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Previous Balance **53.70**
Payment **53.70CR**
Balance Forward **0.00**

Customer Charge **39.16**
Energy Charge 165 KWH @ 0.05017 **8.28**
Fuel Adjustment 165 KWH @ 0.05500 **9.08**
FL Gross Receipts Tax **1.45**

Total Current Charges **57.97**
Total Due **E.F.T. 57.97**

DO NOT PAY

Total amount will be electronically transferred on or after 02/10/2023.



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: 01/24/2023

District: WH15

Use above space for address change ONLY.

1415078 **WH15**
STERLING HILL COMMUNITY DEVELOPMENT
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Electronic Funds Transfer on or after **02/10/2023**
TOTAL CHARGES DUE 57.97
DO NOT PAY

000141507800000579700000579700



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **1415079** Cycle **15**
Meter Number **59783761**
Customer Number **10251085**
Customer Name **STERLING HILL COMMUNITY DEVELOPMENT**

Bill Date **01/24/2023**
Amount Due **40.38**
Current Charges Due **02/15/2023**

District Office Serving You
West Hernando

Service Address **4405 STERLING HILL BLVD**
Service Description **PUMP#3**
Service Classification **General Service Non-Demand**

See Reverse Side For More Information

ELECTRIC SERVICE

From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
12/19	68804	01/19	68806				2

Comparative Usage Information
Average kWh

Period	Days	Per Day
Jan 2023	31	0
Dec 2022	33	85
Jan 2022	33	63

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 5 1 0 8 5

You have 24-hour access to manage your account on-line through Smarthub at 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 **337.61**
Payment **337.61CR**
Balance Forward **0.00**

Customer Charge **39.16**
Energy Charge 2 KWH @ 0.05017 **0.10**
Fuel Adjustment 2 KWH @ 0.05500 **0.11**
FL Gross Receipts Tax **1.01**

Total Current Charges **40.38**
Total Due **E.F.T. 40.38**

DO NOT PAY

Total amount will be electronically transferred on or after 02/10/2023.



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: 01/24/2023

District: WH15

Use above space for address change ONLY.

1415079 **WH15**
STERLING HILL COMMUNITY DEVELOPMENT
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Electronic Funds Transfer on or after **02/10/2023**
TOTAL CHARGES DUE 40.38
DO NOT PAY

000141507900000403800000403804



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **1415080** Cycle 15
Meter Number 59783762
Customer Number 10251085
Customer Name STERLING HILL COMMUNITY DEVELOPMENT

Bill Date **01/24/2023**
Amount Due **56.99**
Current Charges Due **02/15/2023**

District Office Serving You
West Hernando

Service Address 4244 STERLING HILL BLVD
Service Description WELL
Service Classification General Service Non-Demand

See Reverse Side For More Information

ELECTRIC SERVICE

From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
12/19	13363	01/19	13519				156

Comparative Usage Information

Period	Days	Per Day
Jan 2023	31	5
Dec 2022	33	41
Jan 2022	33	21

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 5 1 0 8 5

You have 24-hour access to manage your account on-line through Smarthub at 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 180.12
Payment 180.12CR
Balance Forward 0.00

Customer Charge 39.16
Energy Charge 156 KWH @ 0.05017 7.83
Fuel Adjustment 156 KWH @ 0.05500 8.58
FL Gross Receipts Tax 1.42

Total Current Charges 56.99
Total Due E.F.T. 56.99

DO NOT PAY

Total amount will be electronically transferred on or after 02/10/2023.



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: 01/24/2023

District: WH15

1415080 **WH15**
STERLING HILL COMMUNITY DEVELOPMENT
PUMP & WELL 4
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Electronic Funds Transfer on or after **02/10/2023**
TOTAL CHARGES DUE 56.99
DO NOT PAY

000141508000000569900000569902



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **1415081** Cycle 15
Meter Number 40574906
Customer Number 10251085
Customer Name STERLING HILL COMMUNITY DEVELOPMENT

Bill Date **01/24/2023**
Amount Due **58.29**
Current Charges Due **02/15/2023**

District Office Serving You
West Hernando

Service Address 13370 DUNWOODY DR
Service Description GATE
Service Classification General Service Non-Demand

See Reverse Side For More Information

ELECTRIC SERVICE

From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
12/19	45543	01/19	45711				168

Comparative Usage Information
Average kWh

Period	Days	Per Day
Jan 2023	31	5
Dec 2022	33	5
Jan 2022	33	5

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 5 1 0 8 5

You have 24-hour access to manage your account on-line through Smarthub at 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 53.92
Payment 53.92CR
Balance Forward 0.00

Customer Charge 39.16
Energy Charge 168 KWH @ 0.05017 8.43
Fuel Adjustment 168 KWH @ 0.05500 9.24
FL Gross Receipts Tax 1.46

Total Current Charges 58.29
Total Due E.F.T. 58.29

DO NOT PAY

Total amount will be electronically transferred on or after 02/10/2023.



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: 01/24/2023

District: WH15

Use above space for address change ONLY.

1415081 **WH15**
STERLING HILL COMMUNITY DEVELOPMENT
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Electronic Funds Transfer on or after **02/10/2023**
TOTAL CHARGES DUE 58.29
DO NOT PAY

000141508100000582900000582907



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **1415082** Cycle **15**
Meter Number **40571369**
Customer Number **10251085**
Customer Name **STERLING HILL COMMUNITY DEVELOPMENT**

Bill Date **01/24/2023**
Amount Due **57.11**
Current Charges Due **02/15/2023**

District Office Serving You
West Hernando

See Reverse Side For More Information

Service Address 14304 ARBORGLADES DR
Service Description GATE
Service Classification General Service Non-Demand

ELECTRIC SERVICE

From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
12/19	30810	01/19	30967				157

Comparative Usage Information
Average kWh

Period	Days	Per Day
Jan 2023	31	5
Dec 2022	33	5
Jan 2022	33	5

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 5 1 0 8 5

You have 24-hour access to manage your account on-line through Smarthub at 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 53.27
Payment 53.27 CR
Balance Forward 0.00

Customer Charge 39.16
Energy Charge 157 KWH @ 0.05017 7.88
Fuel Adjustment 157 KWH @ 0.05500 8.64
FL Gross Receipts Tax 1.43

Total Current Charges 57.11
Total Due E.F.T. 57.11

DO NOT PAY

Total amount will be electronically transferred on or after 02/10/2023.



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: 01/24/2023

District: WH15

Use above space for address change ONLY.

1415082 **WH15**
STERLING HILL COMMUNITY DEVELOPMENT
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Electronic Funds Transfer on or after **02/10/2023**
TOTAL CHARGES DUE 57.11
DO NOT PAY

000141508200000571100000571103



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **1415083** Cycle 15
Meter Number 40571368
Customer Number 10251085
Customer Name STERLING HILL COMMUNITY DEVELOPMENT

Bill Date **01/24/2023**
Amount Due **57.32**
Current Charges Due **02/15/2023**

District Office Serving You
West Hernando

Service Address 4084 BRIGHTSTONE PL
Service Description GATE
Service Classification General Service Non-Demand

See Reverse Side For More Information

ELECTRIC SERVICE

From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
12/19	23485	01/19	23644				159

Comparative Usage Information
Average kWh

Period	Days	Per Day
Jan 2023	31	5
Dec 2022	33	5
Jan 2022	33	5

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 5 1 0 8 5

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Previous Balance 53.49
Payment 53.49CR
Balance Forward 0.00

Customer Charge 39.16
Energy Charge 159 KWH @ 0.05017 7.98
Fuel Adjustment 159 KWH @ 0.05500 8.75
FL Gross Receipts Tax 1.43

Total Current Charges 57.32
Total Due E.F.T. 57.32

DO NOT PAY

Total amount will be electronically transferred on or after 02/10/2023.



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: 01/24/2023

District: WH15

Use above space for address change ONLY.

1415083 WH15
STERLING HILL COMMUNITY DEVELOPMENT
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Electronic Funds Transfer on or after **02/10/2023**
TOTAL CHARGES DUE 57.32
DO NOT PAY

000141508300000573200000573209



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **1415084** Cycle 15
Meter Number 40571458
Customer Number 10251085
Customer Name STERLING HILL COMMUNITY DEVELOPMENT

Bill Date **01/24/2023**
Amount Due **56.46**
Current Charges Due **02/15/2023**

District Office Serving You
West Hernando

Service Address 13584 COVEY RUN PL
Service Description GATE
Service Classification General Service Non-Demand

See Reverse Side For More Information

ELECTRIC SERVICE

From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
12/19	23709	01/19	23860				151

Comparative Usage Information
Average kWh

Period	Days	Per Day
Jan 2023	31	5
Dec 2022	33	5
Jan 2022	33	4

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 5 1 0 8 5

You have 24-hour access to manage your account on-line through Smarthub at 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 52.41
Payment 52.41CR
Balance Forward 0.00

Customer Charge 39.16
Energy Charge 151 KWH @ 0.05017 7.58
Fuel Adjustment 151 KWH @ 0.05500 8.31
FL Gross Receipts Tax 1.41

Total Current Charges 56.46
Total Due E.F.T. 56.46

DO NOT PAY

Total amount will be electronically transferred on or after 02/10/2023.



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Please **Detach and Return** This Portion With
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See Reverse Side For Mailing Instructions

Bill Date: 01/24/2023

District: WH15

Use above space for address change ONLY.

1415084 **WH15**
STERLING HILL COMMUNITY DEVELOPMENT
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Electronic Funds Transfer on or after **02/10/2023**
TOTAL CHARGES DUE 56.46
DO NOT PAY

000141508400000564600000564604



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **1415085** Cycle 15
Meter Number 40571367
Customer Number 10251085
Customer Name STERLING HILL COMMUNITY DEVELOPMENT

Bill Date **01/24/2023**
Amount Due **54.61**
Current Charges Due **02/15/2023**

District Office Serving You
West Hernando

Service Address 14504 EDGEMERE DR
Service Description GATE
Service Classification General Service Non-Demand

See Reverse Side For More Information

ELECTRIC SERVICE

From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
12/19	26548	01/19	26682				134

Comparative Usage Information
Average kWh

Period	Days	Per Day
Jan 2023	31	4
Dec 2022	33	4
Jan 2022	33	4

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 5 1 0 8 5

You have 24-hour access to manage your account on-line through Smarthub at 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 50.46
Payment 50.46CR
Balance Forward 0.00

Customer Charge 39.16
Energy Charge 134 KWH @ 0.05017 6.72
Fuel Adjustment 134 KWH @ 0.05500 7.37
FL Gross Receipts Tax 1.36

Total Current Charges 54.61
Total Due E.F.T. 54.61

DO NOT PAY

Total amount will be electronically transferred on or after 02/10/2023.



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Please **Detach and Return** This Portion With
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See Reverse Side For Mailing Instructions

Bill Date: 01/24/2023

District: WH15

Use above space for address change ONLY.

1415085 **WH15**
STERLING HILL COMMUNITY DEVELOPMENT
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Electronic Funds Transfer on or after **02/10/2023**
TOTAL CHARGES DUE 54.61
DO NOT PAY

000141508500000546100000546102



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **1415086** Cycle 15
Meter Number 40571459
Customer Number 10251085
Customer Name STERLING HILL COMMUNITY DEVELOPMENT

Bill Date **01/24/2023**
Amount Due **56.25**
Current Charges Due **02/15/2023**

District Office Serving You
West Hernando

Service Address 13574 HAVERHILL DR
Service Description GATE
Service Classification General Service Non-Demand

See Reverse Side For More Information

ELECTRIC SERVICE

From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
12/19	24779	01/19	24928				149

Comparative Usage Information
Average kWh

Period	Days	Per Day
Jan 2023	31	5
Dec 2022	33	5
Jan 2022	33	4

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 5 1 0 8 5

You have 24-hour access to manage your account on-line through Smarthub at 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 51.87
Payment 51.87 CR
Balance Forward 0.00

Customer Charge 39.16
Energy Charge 149 KWH @ 0.05017 7.48
Fuel Adjustment 149 KWH @ 0.05500 8.20
FL Gross Receipts Tax 1.41

Total Current Charges 56.25
Total Due E.F.T. 56.25

DO NOT PAY

Total amount will be electronically transferred on or after 02/10/2023.



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

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Bill Date: 01/24/2023

District: WH15

Use above space for address change ONLY.

1415086 WH15
STERLING HILL COMMUNITY DEVELOPMENT
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Electronic Funds Transfer on or after **02/10/2023**
TOTAL CHARGES DUE 56.25
DO NOT PAY

000141508600000562500000562500



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **1415087** Cycle 15
Meter Number 24309402
Customer Number 10251085
Customer Name STERLING HILL COMMUNITY DEVELOPMENT

Bill Date **01/24/2023**
Amount Due **47.61**
Current Charges Due **02/15/2023**

District Office Serving You
West Hernando

Service Address 4595 STERLING HILL BLVD
Service Description GATE
Service Classification General Service Non-Demand

See Reverse Side For More Information

ELECTRIC SERVICE

From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
12/19	20355	01/19	20424				69

Comparative Usage Information
Average kWh

Period	Days	Per Day
Jan 2023	31	2
Dec 2022	33	2
Jan 2022	33	2

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 5 1 0 8 5

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Previous Balance 43.56
Payment 43.56 CR
Balance Forward 0.00

Customer Charge 39.16
Energy Charge 69 KWH @ 0.05017 3.46
Fuel Adjustment 69 KWH @ 0.05500 3.80
FL Gross Receipts Tax 1.19

Total Current Charges 47.61
Total Due E.F.T. 47.61

DO NOT PAY

Total amount will be electronically transferred on or after 02/10/2023.



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Please **Detach and Return** This Portion With
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Bill Date: 01/24/2023

District: WH15

Use above space for address change ONLY.

1415087 WH15
STERLING HILL COMMUNITY DEVELOPMENT
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Electronic Funds Transfer on or after **02/10/2023**
TOTAL CHARGES DUE 47.61
DO NOT PAY

000141508700000476100000476107



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **1415088** Cycle 15
Meter Number 24309403
Customer Number 10251085
Customer Name STERLING HILL COMMUNITY DEVELOPMENT

Bill Date **01/24/2023**
Amount Due **47.71**
Current Charges Due **02/15/2023**

District Office Serving You
West Hernando

See Reverse Side For More Information

Service Address 4594 STERLING HILL BLVD
Service Description NE ENTRANCE
Service Classification General Service Non-Demand

Comparative Usage Information
Average kWh

Period	Days	Per Day
Jan 2023	31	2
Dec 2022	33	2
Jan 2022	33	3

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 5 1 0 8 5

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ELECTRIC SERVICE							
From	To	Multiplier	Dem. Reading	KW Demand	kWh Used		
Date	Reading	Date	Reading				
12/19	22140	01/19	22210				70

Previous Balance 43.88
Payment 43.88CR
Balance Forward 0.00

Customer Charge 39.16
Energy Charge 70 KWH @ 0.05017 3.51
Fuel Adjustment 70 KWH @ 0.05500 3.85
FL Gross Receipts Tax 1.19

Total Current Charges 47.71
Total Due E.F.T. 47.71

DO NOT PAY

Total amount will be electronically transferred on or after 02/10/2023.



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Please **Detach and Return** This Portion With
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See Reverse Side For Mailing Instructions

Bill Date: 01/24/2023

District: WH15

Use above space for address change ONLY.

1415088 WH15
STERLING HILL COMMUNITY DEVELOPMENT
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Electronic Funds Transfer on or after **02/10/2023**
TOTAL CHARGES DUE 47.71
DO NOT PAY

000141508800000477100000477103



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **1415089** Cycle **15**
Meter Number **59783733**
Customer Number **10251085**
Customer Name **STERLING HILL COMMUNITY DEVELOPMENT**

Bill Date **01/24/2023**
Amount Due **70.37**
Current Charges Due **02/15/2023**

District Office Serving You
West Hernando

Service Address **3920 STERLING HILL BLVD**
Service Description **LIFT STATION**
Service Classification **General Service Non-Demand**

See Reverse Side For More Information

ELECTRIC SERVICE

From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
12/19	2302	01/19	2582				280

Comparative Usage Information
Average kWh

Period	Days	Per Day
Jan 2023	31	9
Dec 2022	33	20
Jan 2022	33	29

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 5 1 0 8 5

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Previous Balance **104.50**
Payment **104.50CR**
Balance Forward **0.00**

Customer Charge **39.16**
Energy Charge 280 KWH @ 0.05017 **14.05**
Fuel Adjustment 280 KWH @ 0.05500 **15.40**
FL Gross Receipts Tax **1.76**

Total Current Charges **70.37**
Total Due **E.F.T. 70.37**

DO NOT PAY

Total amount will be electronically transferred on or after 02/10/2023.



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

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Bill Date: 01/24/2023

District: WH15

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1415089 WH15
STERLING HILL COMMUNITY DEVELOPMENT
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Electronic Funds Transfer on or after **02/10/2023**
TOTAL CHARGES DUE 70.37
DO NOT PAY

000141508900000703700000703707



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **1415090** Cycle 15
Meter Number 40601978
Customer Number 10251085
Customer Name STERLING HILL COMMUNITY DEVELOPMENT

Bill Date **01/24/2023**
Amount Due **51.60**
Current Charges Due **02/15/2023**

District Office Serving You
West Hernando

Service Address 8335 WINDANCE AVE
Service Classification General Service Non-Demand

See Reverse Side For More Information

ELECTRIC SERVICE

From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
12/19	20129	01/19	20235				106

Comparative Usage Information
Average kWh

Period	Days	Per Day
Jan 2023	31	3
Dec 2022	33	3
Jan 2022	33	4

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 5 1 0 8 5

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Previous Balance 47.01
Payment 47.01CR
Balance Forward 0.00

Customer Charge 39.16
Energy Charge 106 KWH @ 0.05017 5.32
Fuel Adjustment 106 KWH @ 0.05500 5.83
FL Gross Receipts Tax 1.29

Total Current Charges 51.60
Total Due E.F.T. 51.60

DO NOT PAY

Total amount will be electronically transferred on or after 02/10/2023.



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

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Bill Date: 01/24/2023

District: WH15

Use above space for address change ONLY.

1415090 WH15
STERLING HILL COMMUNITY DEVELOPMENT
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Electronic Funds Transfer on or after **02/10/2023**
TOTAL CHARGES DUE 51.60
DO NOT PAY

000141509000000516000000516007



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **1415091** Cycle **15**
Meter Number **59444902**
Customer Number **10251085**
Customer Name **STERLING HILL COMMUNITY DEVELOPMENT**

Bill Date **01/24/2023**
Amount Due **1,005.99**
Current Charges Due **02/15/2023**

District Office Serving You
West Hernando

Service Address **4250 STERLING HILL BLVD**
Service Description **CLUBHOUSE**
Service Classification **General Service Demand**

See Reverse Side For More Information

ELECTRIC SERVICE

From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
12/19	73559	01/19	82751		28.89	29	9192

Comparative Usage Information
Average kWh

Period	Days	Per Day
Jan 2023	31	297
Dec 2022	33	253
Jan 2022	33	227

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 5 1 0 8 5

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Previous Balance **935.83**
Payment **935.83CR**
Balance Forward **0.00**

Customer Charge **44.16**
Demand Charge 29 KW @ 6.15000 **178.35**
Energy Charge 9,192 KWH @ 0.02750 **252.78**
Fuel Adjustment 9,192 KWH @ 0.05500 **505.56**
FL Gross Receipts Tax **25.14**

Total Current Charges **1,005.99**
Total Due **E.F.T. 1,005.99**

DO NOT PAY

Total amount will be electronically transferred on or after 02/10/2023.



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

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Bill Date: 01/24/2023

District: WH15

Use above space for address change ONLY.

1415091 **WH15**
STERLING HILL COMMUNITY DEVELOPMENT
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Electronic Funds Transfer on or after **02/10/2023**
TOTAL CHARGES DUE 1,005.99
DO NOT PAY

000141509100010059900010059906



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **1415092** Cycle 15
Meter Number 85107185
Customer Number 10251085
Customer Name STERLING HILL COMMUNITY DEVELOPMENT

Bill Date **01/24/2023**
Amount Due **274.88**
Current Charges Due **02/15/2023**

District Office Serving You
West Hernando

Service Address 4411 STERLING HILL BLVD
Service Description LIGHTS
Service Classification General Service Non-Demand

See Reverse Side For More Information

ELECTRIC SERVICE

From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
12/19	58451	01/19	60627				2176

Comparative Usage Information
Average kWh

Period	Days	Per Day
Jan 2023	31	70
Dec 2022	33	70
Jan 2022	33	75

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 5 1 0 8 5

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Previous Balance 284.96
Payment 284.96 CR
Balance Forward 0.00

Customer Charge 39.16
Energy Charge 2,176 KWH @ 0.05017 109.17
Fuel Adjustment 2,176 KWH @ 0.05500 119.68
FL Gross Receipts Tax 6.87

Total Current Charges 274.88
Total Due E.F.T. 274.88

DO NOT PAY

Total amount will be electronically transferred on or after 02/10/2023.



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Please **Detach and Return** This Portion With
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See Reverse Side For Mailing Instructions

Bill Date: 01/24/2023

District: WH15

Use above space for address change ONLY.

1415092 **WH15**
STERLING HILL COMMUNITY DEVELOPMENT
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Electronic Funds Transfer on or after **02/10/2023**
TOTAL CHARGES DUE 274.88
DO NOT PAY

000141509200002748800002748806



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **2118959** Cycle **15**
Meter Number
Customer Number 10251085
Customer Name STERLING HILL COMMUNITY DEVELOPMENT

Bill Date **01/24/2023**
Amount Due **709.40**
Current Charges Due **02/15/2023**

District Office Serving You
West Hernando

Service Address PUBLIC LIGHTING
Service Classification Public Lighting

See Reverse Side For More Information

ELECTRIC SERVICE

From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used

Comparative Usage Information

Average kWh
Period Days Per Day

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 5 1 0 8 5

You have 24-hour access to manage your account on-line through Smarthub at 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 709.40
Payment 709.40CR
Balance Forward 0.00

Light Energy Charge 9.12
Light Support Charge 16.80
Light Maintenance Charge 190.08
Light Fixture Charge 228.00
Light Fuel Adj 864 KWH @ 0.05500 47.52
Poles (QTY 48) 216.00
FL Gross Receipts Tax 1.88

Total Current Charges 709.40
Total Due E.F.T. 709.40

Lights/Poles Type/Qty Type/Qty
205 48 910 48

DO NOT PAY

Total amount will be electronically transferred on or after 02/10/2023.



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Please **Detach and Return** This Portion With
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Bill Date: 01/24/2023

District: WH15

Use above space for address change ONLY.

2118959 WH15
STERLING HILL COMMUNITY DEVELOPMENT
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Electronic Funds Transfer on or after 02/10/2023
TOTAL CHARGES DUE 709.40
DO NOT PAY

000211895900007094000007094004



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **2161145** Cycle 15
Meter Number 85106909
Customer Number 10251085
Customer Name STERLING HILL COMMUNITY DEVELOPMENT

Bill Date **01/24/2023**
Amount Due **89.64**
Current Charges Due **02/15/2023**

District Office Serving You
West Hernando

See Reverse Side For More Information

Service Address 3750 STERLING HILL BLVD
Service Description B WELL
Service Classification General Service Non-Demand

Comparative Usage Information
Average kWh

Period	Days	Per Day
Jan 2023	31	13
Dec 2022	33	19
Jan 2022	33	14

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 5 1 0 8 5

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ELECTRIC SERVICE							
From	To	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
12/19	21083	01/19	21484				401

Previous Balance 111.48
Payment 111.48CR
Balance Forward 0.00

Customer Charge 39.16
Energy Charge 401 KWH @ 0.05017 20.12
Fuel Adjustment 401 KWH @ 0.05500 22.06
FL Gross Receipts Tax 2.08
State Tax 5.80
Hernando County Tax 0.42

Total Current Charges 89.64
Total Due E.F.T. 89.64

DO NOT PAY

Total amount will be electronically transferred on or after 02/10/2023.



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: 01/24/2023

District: WH15

Use above space for address change ONLY.

2161145 WH15
STERLING HILL COMMUNITY DEVELOPMENT
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Electronic Funds Transfer on or after **02/10/2023**
TOTAL CHARGES DUE 89.64
DO NOT PAY

000216114500000896400000896402



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **2161146** Cycle **15**
Meter Number **335824005**
Customer Number **10251085**
Customer Name **STERLING HILL COMMUNITY DEVELOPMENT**

Bill Date **01/24/2023**
Amount Due **54.88**
Current Charges Due **02/15/2023**

District Office Serving You
West Hernando

Service Address **13043 GOLDEN LINE AVE**
Service Description **GATE**
Service Classification **General Service Non-Demand**

See Reverse Side For More Information

ELECTRIC SERVICE

From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
12/19	1617	01/19	1718				101

Comparative Usage Information
Average kWh

Period	Days	Per Day
Jan 2023	31	3
Dec 2022	33	3
Jan 2022	33	2

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 5 1 0 8 5

You have 24-hour access to manage your account on-line through Smarthub at 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 **50.05**
Payment **50.05CR**
Balance Forward **0.00**

Customer Charge **39.16**
Energy Charge 101 KWH @ 0.05017 **5.07**
Fuel Adjustment 101 KWH @ 0.05500 **5.56**
FL Gross Receipts Tax **1.28**
State Tax **3.55**
Hernando County Tax **0.26**

Total Current Charges **54.88**
Total Due **E.F.T. 54.88**

DO NOT PAY

Total amount will be electronically transferred on or after 02/10/2023.



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: 01/24/2023

District: WH15

Use above space for address change ONLY.

2161146 WH15
STERLING HILL COMMUNITY DEVELOPMENT
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Electronic Funds Transfer on or after **02/10/2023**
TOTAL CHARGES DUE 54.88
DO NOT PAY

000216114600000548800000548800