



Rizzetta & Company

Sterling Hill Community Development District

**Board of Supervisors' Meeting
April 18, 2024**

**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 Sandra Manuele Nancy Felio Michael Gebala Darrin Bagnuolo	Chairman Vice Chairman Assistant Secretary Assistant Secretary Assistant Secretary
District Manager	Jillian Minichino	Rizzetta & Company, Inc.
District Counsel	Lauren Gentry	Kilinski/Van Wyk
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 10, 2024

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

AGENDA

Dear Board Members:

The Board of Supervisors for the Sterling Hill Community Development District will hold a regular meeting and an attorney-client shade session to discuss matters related to pending litigation on **Thursday, April 18, 2024, at 6:00 p.m.**, at the Sterling Hill North Clubhouse, located at 4411 Sterling Hill Boulevard, Spring Hill, FL 34609. This session will be closed to the public and is expected to last 30 minutes, but may last shorter or longer depending on the needs of the District. The remainder of the regular meeting of the Board of Supervisors of the Sterling Hill Community Development District will commence immediately thereafter at the same location. The following is the agenda for this meeting:

- 1. CALL TO ORDER / ROLL CALL**
- 2. PLEDGE OF ALLEGIANCE**
- 3. AUDIENCE COMMENTS ON PENDING LITIGATION/SHADE SESSION**
- 4. ATTORNEY CLIENT SHADE SESSION**

The attorney-client session, which is closed to the public, is being held pursuant to Section 286.011(8), Florida Statutes, and is anticipated to last 30 minutes, but may last shorter or longer depending upon the needs of the District. The subject matter of the closed attorney-client session shall be confined to settlement negotiations or strategy sessions related to litigation expenditures relating to pending litigation in Case No. 8:24-CV-508, Sterling Hill Community Development District, v. Whitaker Contracting Corp. and Liberty Mutual Insurance Company. The following persons will attend the closed session: Adam King, Esq., Lauren Gentry, Esq., Jillian Minichino, Matthew Huber, Christina Miller, Sandra Manuele, Darrin Bagnuolo, Nancy Feliu, Michael Gebala, and a court reporter. The regular meeting will re-commence following the conclusion of the closed session.
- 5. RESUME PUBLIC MEETING**
- 6. SHADE SESSION BUSINESS ITEMS**
 - A. Motions Related to Litigation Expenditures or Settlement Negotiations
- 7. AUDIENCE COMMENTS ON AGENDA ITEMS**
- 8. BUSINESS ITEMS**
 - A. Acceptance of FY September 30, 2023 Audit Tab 1
- 9. STAFF REPORTS**
 - A. Landscape Inspection Manager
 1. Review of Landscape Inspection Report
(under separate cover)
 2. Juniper's Response to the Landscape Inspection Report
(under separate cover)
 3. Consideration of Juniper Landscape's Proposals..... Tab 2
 - B. District Engineer
 - C. District Counsel
 - D. Amenity Management
 1. Review of Amenity Report..... Tab 3

- E. District Manager
- 10. BUSINESS ADMINISTRATION**
 - A. Consideration of Minutes of Board of Supervisors' Regular Meeting held on March 21, 2024 Tab 4
 - B. Consideration of Operations & Maintenance Expenditures for February 2024..... Tab 5
- 11. AUDIENCE COMMENTS**
- 12. SUPERVISOR REQUESTS**
- 13. 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,
Jillian Minichino
Jillian Minichino
District Manager

Tab 1

**Sterling Hill Community
Development District**

ANNUAL FINANCIAL REPORT

September 30, 2023

**Sterling Hill Community Development District
ANNUAL FINANCIAL REPORT**

September 30, 2023

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Berger, Toombs, Elam, Gaines & Frank

Certified Public Accountants PL

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REPORT OF INDEPENDENT AUDITORS

To the Board of Supervisors
Sterling Hill Community Development District
Hernando County, Florida

Report on Audit of the Financial Statements

Opinion

We have audited the financial statements of the governmental activities and each major fund of Sterling Hill Community Development District (the "District"), as of and for the year ended September 30, 2023, and the related notes to financial statements, which collectively comprise the District's basic financial statements as listed in the table of contents.

In our opinion, the accompanying financial statements present fairly, in all material respects, the respective financial position of the governmental activities and each major fund of Sterling Hill Community Development District as of September 30, 2023, and the respective changes in financial position and the budgetary comparison for the General Fund for the year then ended in accordance with accounting principles generally accepted in the United States of America.

Basis for Opinion

We conducted our audits in accordance with auditing standards generally accepted in the United States of America (GAAS), and the standards applicable to financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States. Our responsibilities under those standards are further described in the Auditor's Responsibilities for the Audit of the Financial Statements section of our report. We are required to be independent of the District and to meet our other ethical responsibilities, in accordance with the relevant ethical requirements relating to our audits. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinion.

Responsibilities of Management for the Financial Statements

Management is responsible for the preparation and fair presentation of these financial statements in accordance with accounting principles generally accepted in the United States of America; and for the design, implementation, and maintenance of internal control relevant to the preparation and fair presentation of financial statements that are free from material misstatement, whether due to fraud or error.

To the Board of Supervisors
Sterling Hill Community Development District

In preparing the financial statements, management is required to evaluate whether there are conditions or events, considered in the aggregate, that raise substantial doubt about the District's ability to continue as a going concern for one year beyond the financial statement date, including currently known information that may raise substantial doubt thereafter.

Auditor's Responsibility for the Audit of the Financial Statements

Our objectives are to obtain reasonable assurance about whether the financial statements as a whole are free from material misstatement, whether due to fraud or error, and to issue an auditor's report that includes our opinion. Reasonable assurance is a high level of assurance but is not absolute assurance and therefore, is not a guarantee that an audit conducted in accordance with GAAS and *Government Auditing Standards* will always detect a material misstatement when it exists. The risk of not detecting a material misstatement resulting from fraud is higher than for one resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control. Misstatements are considered material if there is a substantial likelihood that, individually or in the aggregate, they would influence the judgment made by a reasonable user based on the financial statements.

In performing an audit in accordance with GAAS and *Government Auditing Standards*, we:

- Exercise professional judgement and maintain professional skepticism throughout the audit.
- Identify and assess the risks of material misstatement of the financial statements, whether due to fraud or error, and design and perform audit procedures responsive to those risks. Such procedures include examining on a test basis, evidence regarding the amounts and disclosures in the financial statements.
- Obtain an understanding of internal control relevant to the audit in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the District's internal control. Accordingly, no such opinion is expressed.
- Evaluate the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management, as well as evaluate the overall presentation of the financial statements.
- Conclude whether, in our judgement, there are conditions or events, considered in the aggregate, that raise substantial doubt about the District's ability to continue as a going concern for a reasonable period of time.

We are required to communicate with those charged with governance regarding, among other matters, the planned scope and timing of the audit, significant audit findings, and certain internal control related matters that we identified during the audit.

To the Board of Supervisors
Sterling Hill Community Development District

Required Supplementary Information

Accounting principles generally accepted in the United States of America require that Management's Discussion and Analysis be presented to supplement the basic financial statements. Such information is the responsibility of management and, although not a part of the basic financial statements, is required by the *Governmental Accounting Standards Board* who considers it to be an essential part of financial reporting for placing the basic financial statements in an appropriate operational, economic, or historical context. We have applied certain limited procedures to the required supplementary information in accordance with auditing standards generally accepted in the United States of America, which consisted of inquiries of management about the methods of preparing the information and comparing the information for consistency with management's responses to our inquiries, the basic financial statements, and other knowledge obtained during our audit of the basic financial statements. We do not express an opinion or provide any assurance on the information because the limited procedures do not provide us with sufficient evidence to express an opinion or provide any assurance.

Other Reporting Required by Government Auditing Standards

In accordance with *Government Auditing Standards*, we have also issued a report dated March 28, 2024 on our consideration of the District's internal control over financial reporting and on our tests of its compliance with certain provisions of laws, regulations and contracts.

The purpose of that report is to describe the scope of our testing of internal control over financial reporting and compliance and the results of that testing, and not to provide an opinion on the effectiveness of the District's internal control over financial reporting or on compliance. That report is an integral part of an audit performed in accordance with *Government Auditing Standards* in considering Sterling Hill Community Development District's internal control over financial reporting and compliance.



Berger, Toombs, Elam, Gaines & Frank
Certified Public Accountants PL
Fort Pierce, Florida

March 28, 2024

**Sterling Hill Community Development District
MANAGEMENT'S DISCUSSION AND ANALYSIS
For the Year Ended September 30, 2023**

Management's discussion and analysis of Sterling Hill Community Development District (the "District") financial performance provides an objective and easily readable analysis of the District's financial activities. The analysis provides summary financial information for the District and should be read in conjunction with the District's financial statements.

OVERVIEW OF THE FINANCIAL STATEMENTS

The District's basic financial statements comprise three components; 1) *Government-wide financial statements*, 2) *Fund financial statements*, and 3) *Notes to financial statements*. The *Government-wide financial statements* present an overall picture of the District's financial position and results of operations. The *Fund financial statements* present financial information for the District's major funds. The *Notes to financial statements* provide additional information concerning the District's finances.

The *Government-wide financial statements* are the **statement of net position** and the **statement of activities**. These statements use accounting methods similar to those used by private-sector companies. Emphasis is placed on the net position of governmental activities and the change in net position. Governmental activities are primarily supported by special assessments.

The **statement of net position** presents information on all assets and liabilities of the District, with the difference between assets and liabilities reported as net position. Net position is reported in three categories; 1) net investment in capital assets, 2) restricted, and 3) unrestricted. Assets, liabilities, and net position are reported for all Governmental activities.

The **statement of activities** presents information on all revenues and expenses of the District and the change in net position. Expenses are reported by major function and program revenues relating to those functions are reported, providing the net cost of all functions provided by the District. To assist in understanding the District's operations, expenses have been reported as governmental activities. Governmental activities financed by the District include general government, public safety, physical environment, culture/recreation, transportation and debt service.

Fund financial statements present financial information for governmental funds. These statements provide financial information for the major funds of the District. Governmental fund financial statements provide information on the current assets and liabilities of the funds, changes in current financial resources (revenues and expenditures), and current available resources.

**Sterling Hill Community Development District
MANAGEMENT'S DISCUSSION AND ANALYSIS
For the Year Ended September 30, 2023**

OVERVIEW OF THE FINANCIAL STATEMENTS (CONTINUED)

Fund financial statements include a **balance sheet** and a **statement of revenues, expenditures and changes in fund balances** for all governmental funds. A **statement of revenues, expenditures, and changes in fund balances – budget and actual** is provided for the District's General Fund. *Fund financial statements* provide more detailed information about the District's activities. Individual funds are established by the District to track revenues that are restricted to certain uses or to comply with legal requirements.

The *government-wide financial statements* and the *fund financial statements* provide different pictures of the District. The *government-wide financial statements* provide an overall picture of the District's financial standing. These statements are comparable to private-sector companies and give a good understanding of the District's overall financial health and how the District paid for the various activities, or functions, provided by the District. All assets of the District, including capital assets are reported in the **statement of net position**. All liabilities, including principal outstanding on bonds are included. The **statement of activities** includes depreciation on all long-lived assets of the District, but transactions between the different functions of the District have been eliminated in order to avoid "doubling up" the revenues and expenses. The *fund financial statements* provide a picture of the major funds of the District. In the case of governmental activities, outlays for long lived assets are reported as expenditures and long-term liabilities, such as general obligation bonds, are not included in the fund financial statements. To provide a link from the *fund financial statements* to the *government-wide financial statements*, reconciliations are provided from the *fund financial statements* to the *government-wide financial statements*.

Notes to financial statements provide additional detail concerning the financial activities and financial balances of the District. Additional information about the accounting practices of the District, investments of the District, capital assets and long-term debt are some of the items included in the *notes to financial statements*.

Financial Highlights

The following are the highlights of financial activity for the year ended September 30, 2023.

- ◆ The District's total assets were exceeded by total liabilities by \$(3,833,741) (net position). Net investment in capital assets for the District was \$507,339. Unrestricted net position was \$(4,341,080).
- ◆ Governmental activities revenues totaled \$2,558,275 while governmental activities expenses totaled \$3,437,675.

**Sterling Hill Community Development District
MANAGEMENT'S DISCUSSION AND ANALYSIS
For the Year Ended September 30, 2023**

OVERVIEW OF THE FINANCIAL STATEMENTS (CONTINUED)

Financial Analysis of the District

The following schedule provides a summary of the assets, liabilities and net position of the District and is presented by category for comparison purposes.

Net Position

	Governmental Activities	
	2023	2022
Current assets	\$ 2,109,502	\$ 1,921,462
Restricted assets	651,179	624,810
Capital assets	7,494,559	8,540,099
Total Assets	10,255,240	11,086,371
Current liabilities	7,248,981	6,905,712
Non-current liabilities	6,840,000	7,135,000
Total Liabilities	14,088,981	14,040,712
Net Position		
Net investment in capital assets	507,339	612,853
Unrestricted	(4,341,080)	(3,567,194)
Total Net Position	\$ (3,833,741)	\$ (2,954,341)

The increase in current assets is mainly related to revenues exceeding expenditures in the General Fund in the current year.

The decrease in capital assets is related to current year depreciation.

The increase in current liabilities is mainly related to the increase in matured bonds payable in the current year.

The decrease in non-current liabilities is primarily due to bond principal payments in the current year.

The decrease in net position is mainly related to expenses exceeding revenues in the current year.

**Sterling Hill Community Development District
MANAGEMENT'S DISCUSSION AND ANALYSIS
For the Year Ended September 30, 2023**

OVERVIEW OF THE FINANCIAL STATEMENTS (CONTINUED)

Financial Analysis of the District (Continued)

The following schedule provides a summary of the changes in net position of the District and is presented by category for comparison purposes.

Change In Net Position

	Governmental Activities	
	2023	2022
Program Revenues		
Charges for services	\$ 2,464,332	\$ 2,339,153
General Revenues		
Miscellaneous revenues	43,547	40,188
Investment earnings	50,396	4,283
Total Revenues	<u>2,558,275</u>	<u>2,383,624</u>
Expenses		
General government	162,647	141,005
Public safety	34,167	30,230
Physical environment	1,029,858	880,504
Culture/recreation	760,594	665,570
Transportation	634,194	664,738
Interest and other charges	816,215	816,215
Total Expenses	<u>3,437,675</u>	<u>3,198,262</u>
Change in Net Position	(879,400)	(814,638)
Net Position - Beginning of Year	<u>(2,954,341)</u>	<u>(2,139,703)</u>
Net Position - End of Year	<u>\$ (3,833,741)</u>	<u>\$ (2,954,341)</u>

The increase in charges for services is related to an increase in special assessments.

The increase in general government is related to the increase in legal expenses in the current year.

The increase in physical environment is related to the increase in landscape, sod, and contingency expenses in the current year.

The increase in culture/recreation is related to the increase in amenity management and maintenance expenses in the current year.

The decrease in transportation is related to the decrease in gate maintenance and repairs.

**Sterling Hill Community Development District
MANAGEMENT'S DISCUSSION AND ANALYSIS
For the Year Ended September 30, 2023**

OVERVIEW OF THE FINANCIAL STATEMENTS (CONTINUED)

Capital Assets Activity

The following schedule provides a summary of the District's capital assets as of September 30, 2023 and 2022:

	Governmental Activities	
	2023	2022
Land and improvements	\$ 1,500,000	\$ 1,500,000
Infrastructure	22,392,143	22,392,143
Buildings and improvements	3,059,650	3,059,650
Equipment	303,042	303,042
Accumulated depreciation	<u>(19,760,276)</u>	<u>(18,714,736)</u>
Total Capital Assets, net	<u><u>\$ 7,494,559</u></u>	<u><u>\$ 8,540,099</u></u>

The capital asset activity in the current year was depreciation of \$1,045,540.

General Fund Budgetary Highlights

The final budget exceeded actual expenditures in the current year because capital outlay and road related expenditures were less than anticipated.

The budget was amended to allow for additional landscape maintenance that was not originally anticipated.

Debt Management

Governmental Activities debt includes the following:

- ◆ In October 2003, the District issued \$12,535,000 Series 2003A and \$26,465,000 Series 2003B Capital Improvement Revenue Bonds. The bonds were issued to finance the acquisition and construction of certain improvements for the benefit of the District. The District has failed to pay principal payments of \$1,830,000 on the Series 2003A and \$3,725,000 on the Series 2003B Bonds. These amounts are reflected as matured bonds payable in the financial statements. The balance outstanding for the Series 2003A Bonds at September 30, 2023 was \$7,135,000.

**Sterling Hill Community Development District
MANAGEMENT'S DISCUSSION AND ANALYSIS
For the Year Ended September 30, 2023**

OVERVIEW OF THE FINANCIAL STATEMENTS (CONTINUED)

Economic Factors and Next Year's Budget

Sterling Hill Community Development District does not expect any economic factors to have any significant effect on the financial position or results of operations of the District in fiscal year 2024.

Request for Information

The financial report is designed to provide a general overview of Sterling Hill Community Development District's finances for all those with an interest. Questions concerning any of the information provided in this report or requests for additional information should be addressed to the Sterling Hill Community Development District's Accounting Department at 3434 Colwell Avenue, Suite 200, Tampa, Florida 33614.

Sterling Hill Community Development District
STATEMENT OF NET POSITION
September 30, 2023

	Governmental Activities
ASSETS	
Current Assets	
Cash	\$ 1,502,997
Investments	490,000
Prepaid expenses	61,148
Deposits	55,357
Total Current Assets	2,109,502
Non-Current Assets	
Restricted Assets	
Investments	651,179
Capital Assets, Not Being Depreciated	
Land and improvements	1,500,000
Capital Assets, Being Depreciated	
Buildings and improvements	3,059,650
Infrastructure	22,392,143
Equipment	303,042
Accumulated depreciation	(19,760,276)
Total Non-Current Assets	8,145,738
Total Assets	10,255,240
 LIABILITIES	
Current Liabilities	
Accounts payable and accrued expenses	104,196
Unearned revenues	14,695
Matured bonds payable	6,495,000
Bonds payable	295,000
Accrued interest	340,090
Total Current Liabilities	7,248,981
Non-Current Liabilities	
Bonds payable	6,840,000
Total Liabilities	14,088,981
 NET POSITION	
Net investment in capital assets	507,339
Unrestricted	(4,341,080)
Total Net Position	\$ (3,833,741)

See accompanying notes to financial statements.

Sterling Hill Community Development District
BALANCE SHEET –
GOVERNMENTAL FUNDS
September 30, 2023

	General	Debt Service	Total Governmental Funds
ASSETS			
Cash	\$ 1,502,997	\$ -	\$ 1,502,997
Investments	490,000	-	490,000
Prepaid expenses	61,148	-	61,148
Deposits	55,357	-	55,357
Restricted assets			
Investments, at fair value	-	651,179	651,179
Total Assets	\$ 2,109,502	\$ 651,179	\$ 2,760,681
 LIABILITIES AND FUND BALANCES			
LIABILITIES			
Accounts payable and accrued expenses	\$ 104,196	\$ -	\$ 104,196
Matured bonds payable	-	6,495,000	6,495,000
Unearned revenues	14,695	-	14,695
Total Liabilities	118,891	6,495,000	6,613,891
 FUND BALANCES			
Nonspendable:			
Prepaid expenses/deposits	116,505	-	116,505
Assigned to:			
Capital reserves	1,554,625	-	1,554,625
Unassigned	319,481	(5,843,821)	(5,524,340)
Total Fund Balances	1,990,611	(5,843,821)	(3,853,210)
Total Liabilities and Fund Balances	\$ 2,109,502	\$ 651,179	\$ 2,760,681

See accompanying notes to financial statements.

Sterling Hill Community Development District
RECONCILIATION OF TOTAL GOVERNMENTAL FUND BALANCES
TO NET POSITION OF GOVERNMENTAL ACTIVITIES
September 30, 2023

Total Governmental Fund Balances	\$ (3,853,210)
Amounts reported for governmental activities in the Statement of Net Position are different because:	
Capital assets, land and improvements, \$1,500,000, infrastructure, \$22,392,143, buildings and improvements, \$3,059,650, equipment, \$303,042, less accumulated depreciation, \$(19,760,276) used in governmental activities are not current financial resources, and therefore, are not reported at the fund level.	7,494,559
Long-term liabilities, bonds payable, are not due and payable in the current period, and therefore, are not reported at the fund level.	(7,135,000)
Accrued interest expense for long-term debt is not a current financial use, and therefore, is not reported at the fund level.	<u>(340,090)</u>
Net Position of Governmental Activities	<u><u>\$ (3,833,741)</u></u>

See accompanying notes to financial statements.

Sterling Hill Community Development District
STATEMENT OF REVENUES, EXPENDITURES AND CHANGES
IN FUND BALANCES – GOVERNMENTAL FUNDS
For the Year Ended September 30, 2023

	General	Debt Service	Total Governmental Funds
REVENUES			
Special assessments	\$ 1,644,280	\$ 820,052	\$ 2,464,332
Miscellaneous revenues	43,547	-	43,547
Investment income	27,586	22,810	50,396
Total Revenues	<u>1,715,413</u>	<u>842,862</u>	<u>2,558,275</u>
EXPENDITURES			
Current			
General government	162,369	278	162,647
Public safety	34,167	-	34,167
Physical environment	769,694	-	769,694
Culture/recreation	555,741	-	555,741
Transportation	95,373	-	95,373
Debt service			
Principal	-	940,000	940,000
Interest	-	816,215	816,215
Total Expenditures	<u>1,617,344</u>	<u>1,756,493</u>	<u>3,373,837</u>
Excess of revenues over/(under) expenditures	98,069	(913,631)	(815,562)
Other Financing Sources/(Uses)			
Insurance proceeds	<u>41,702</u>	<u>-</u>	<u>41,702</u>
Net Change in Fund Balance	139,771	(913,631)	(773,860)
Fund Balances - Beginning of Year	<u>1,850,840</u>	<u>(4,930,190)</u>	<u>(3,079,350)</u>
Fund Balances - End of Year	<u>\$ 1,990,611</u>	<u>\$ (5,843,821)</u>	<u>\$ (3,853,210)</u>

See accompanying notes to financial statements.

Sterling Hill Community Development District
RECONCILIATION OF THE STATEMENT OF REVENUES, EXPENDITURES
AND CHANGES IN FUND BALANCES OF GOVERNMENTAL FUNDS
TO THE STATEMENT OF ACTIVITIES
For the Year Ended September 30, 2023

Net Change in Fund Balances – Total Governmental Funds	\$ (773,860)
Amounts reported for governmental activities in the Statement of Activities are different because:	
Capital outlay is reported as an expenditure at the fund level. However, the cost of these assets are allocated over their estimated useful lives as depreciation at the government-wide level. This is the amount of depreciation in the current year.	(1,045,540)
Repayment of bond principal is reported as an expenditure at the fund level but the repayment reduces long-term liabilities at the government-wide level.	<u>940,000</u>
Change in Net Position of Governmental Activities	<u><u>\$ (879,400)</u></u>

See accompanying notes to financial statements.

Sterling Hill Community Development District
STATEMENT OF REVENUES, EXPENDITURES AND CHANGES IN
FUND BALANCES – BUDGET AND ACTUAL – GENERAL FUND
For the Year Ended September 30, 2023

	Original Budget	Final Budget	Actual	Variance with Final Budget Positive (Negative)
Revenues				
Special assessments	\$ 1,618,949	\$ 1,618,949	\$ 1,644,280	\$ 25,331
Miscellaneous revenues	20,000	20,000	43,547	23,547
Investment income	-	-	27,586	27,586
Total Revenues	<u>1,638,949</u>	<u>1,638,949</u>	<u>1,715,413</u>	<u>76,464</u>
Expenditures				
Current				
General government	138,764	138,764	162,369	(23,605)
Public safety	42,000	42,000	34,167	7,833
Physical environment	601,183	647,183	769,694	(122,511)
Culture/recreation	598,322	598,322	555,741	42,581
Transportation	72,500	72,500	95,373	(22,873)
Capital outlay	186,180	186,180	-	186,180
Total Expenditures	<u>1,638,949</u>	<u>1,684,949</u>	<u>1,617,344</u>	<u>67,605</u>
Excess of revenues over/(under) expenditures	-	(46,000)	98,069	144,069
Other Financing Sources/(Uses)				
Insurance proceeds	-	-	41,702	41,702
Net Change in Fund Balances	-	(46,000)	139,771	185,771
Fund Balances - Beginning of Year	-	46,000	1,850,840	1,804,840
Fund Balances - End of Year	<u>\$ -</u>	<u>\$ -</u>	<u>\$ 1,990,611</u>	<u>\$ 1,990,611</u>

See accompanying notes to financial statements.

Sterling Hill Community Development District
NOTES TO FINANCIAL STATEMENTS
September 30, 2023

NOTE A – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES

The financial statements of the District have been prepared in conformity with generally accepted accounting principles (GAAP) as applied to governmental units. The Governmental Accounting Standards Board (GASB) is the accepted standard-setting body for establishing governmental accounting and financial reporting principles. The District's more significant accounting policies are described below.

1. Reporting Entity

The District was established on March 20, 2003, pursuant to the Uniform Community Development District Act of 1980, Chapter 190, Florida Statutes, as amended (the "Act"), by Hernando County, Florida Ordinance 2003-04 as a Community Development District. The District was established for the purposes of financing and managing the acquisition, construction, maintenance and operation of the infrastructure necessary for community development within its jurisdiction. The District is authorized to issue bonds for the purpose, among others, of financing, funding, planning, establishing, acquiring, constructing district roads, landscaping, and other basic infrastructure projects within or outside the boundaries of the Sterling Hill Community Development District. The District is governed by a five-member Board of Supervisors who are elected on an at large basis by qualified electors that reside within the District. The District operates within the criteria established by Chapter 190, Florida Statutes.

As required by GAAP, these financial statements present the Sterling Hill Community Development District (the primary government) as a stand-alone government. The reporting entity for the District includes all functions of government in which the District's Board exercises oversight responsibility including, but not limited to, financial interdependency, selection of governing authority, designation of management, significant ability to influence operations and accountability for fiscal matters.

Based upon the application of the above-mentioned criteria as set forth by the Governmental Accounting Standards Board, the District had identified one component unit.

2. Measurement Focus and Basis of Accounting

The basic financial statements of the District are composed of the following:

- Government-wide financial statements
- Fund financial statements
- Notes to financial statements

Sterling Hill Community Development District
NOTES TO FINANCIAL STATEMENTS
September 30, 2023

NOTE A – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (CONTINUED)

2. Measurement Focus and Basis of Accounting (Continued)

a. Government-wide Financial Statements

The government-wide financial statements are reported using the economic resources measurement focus and the accrual basis of accounting.

Government-wide financial statements report all non-fiduciary information about the reporting government as a whole. These statements include all the governmental activities of the primary government. The effect of interfund activity has been removed from these statements.

Governmental activities are supported by special assessments and interest. Program revenues are netted with program expenses in the statement of activities to present the net cost of each program.

Amounts paid to acquire capital assets are capitalized as assets, rather than reported as an expenditure. Proceeds of long-term debt are recorded as liabilities in the government-wide financial statements, rather than as an other financing source.

Amounts paid to reduce long-term indebtedness of the reporting government are reported as a reduction of the related liability, rather than as an expenditure.

b. Fund Financial Statements

The underlying accounting system of the District is organized and operated on the basis of separate funds, each of which is considered to be a separate accounting entity. The operations of each fund are accounted for with a separate set of self-balancing accounts that comprise its assets, liabilities, fund equity, revenues and expenditures or expenses, as appropriate. Governmental resources are allocated to and accounted for in individual funds based upon the purposes for which they are to be spent and the means by which spending activities are controlled.

Fund financial statements for the primary government's governmental funds are presented after the government-wide financial statements. These statements display information about major funds individually.

Sterling Hill Community Development District
NOTES TO FINANCIAL STATEMENTS
September 30, 2023

NOTE A – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (CONTINUED)

2. Measurement Focus and Basis of Accounting (Continued)

b. Fund Financial Statements (Continued)

Governmental Funds

The District classifies fund balance according to Governmental Accounting Standards Board Statement 54 – Fund Balance Reporting and Governmental Fund Type Definitions. The Statement requires the fund balance for governmental funds to be reported in classifications that comprise a hierarchy based primarily on the extent to which the government is bound to honor constraints on the specific purposes for which amounts in those funds can be spent.

The District has various policies governing the fund balance classifications.

Nonspendable Fund Balance – This classification consists of amounts that cannot be spent because they are either not in spendable form or are legally or contractually required to be maintained intact.

Restricted Fund Balance – This classification includes amounts that can be spent only for specific purposes stipulated by constitution, external resource providers, or through enabling legislation.

Assigned Fund Balance – This classification consists of the Board of Supervisors' intent to be used for specific purposes, but are neither restricted nor committed. The assigned fund balances can also be assigned by the District's management company.

Unassigned Fund Balance – This classification is the residual classification for the government's general fund and includes all spendable amounts not contained in the other classifications. Unassigned fund balance is considered to be utilized first when an expenditure is incurred for purposes for which amounts in any of those unrestricted fund balance classifications could be used.

Fund Balance Spending Hierarchy – For all governmental funds except special revenue funds, when restricted, committed, assigned, and unassigned fund balances are combined in a fund, qualified expenditures are paid first from restricted or committed fund balance, as appropriate, then assigned and finally unassigned fund balances.

Sterling Hill Community Development District
NOTES TO FINANCIAL STATEMENTS
September 30, 2023

NOTE A – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (CONTINUED)

2. Measurement Focus and Basis of Accounting (Continued)

b. Fund Financial Statements (Continued)

Governmental Funds (Continued)

Governmental fund financial statements are reported using the current financial resources measurement focus and the modified accrual basis of accounting. Revenues are considered to be available when they are collected within the current period or soon thereafter to pay liabilities of the current period. For this purpose, the District considers revenues to be available if they are collected within 60 days of the end of the current fiscal period.

Expenditures generally are recorded when a liability is incurred, as under accrual accounting. Interest associated with the current fiscal period is considered to be an accrual item and so has been recognized as revenue of the current fiscal period.

Under the current financial resources measurement focus, only current assets and current liabilities are generally included on the balance sheet. The reported fund balance is considered to be a measure of “available spendable resources”.

Governmental fund operating statements present increases (revenues and other financing sources) and decreases (expenditures and other financing uses) in net current assets. Accordingly, they are said to present a summary of sources and uses of “available spendable resources” during a period.

Because of their spending measurement focus, expenditure recognition for governmental fund types excludes amounts represented by non-current liabilities. Since they do not affect net current assets, such long-term amounts are not recognized as governmental fund type expenditures or fund liabilities.

Amounts expended to acquire capital assets are recorded as expenditures in the year that resources are expended, rather than as fund assets. The proceeds of long-term debt are recorded as an other financing source rather than as a fund liability.

Debt service expenditures are recorded only when payment is due.

3. Basis of Presentation

a. Governmental Major Funds

General Fund – The General Fund is the District’s primary operating fund. It accounts for all financial resources of the general government, except those required to be accounted for in another fund.

Sterling Hill Community Development District
NOTES TO FINANCIAL STATEMENTS
September 30, 2023

NOTE A – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (CONTINUED)

3. Basis of Presentation (Continued)

a. Governmental Major Funds (Continued)

Debt Service Fund – Accounts for debt service requirements to retire certain special assessment revenue bonds which were used to finance the construction of District infrastructure improvements. The bonds are secured by a first lien on and pledge of the special assessment revenues and pledged funds.

b. Non-current Governmental Assets/Liabilities

GASB Statement 34 requires that non-current governmental assets, such as land and improvements, and non-current governmental liabilities, such as general obligation bonds and due to developer be reported in the governmental activities column in the government-wide Statement of Net Position.

4. Assets, Liabilities, and Net Position or Equity

a. Cash and Investments

Florida Statutes require state and local governmental units to deposit monies with financial institutions classified as "Qualified Public Depositories," a multiple financial institution pool whereby groups of securities pledged by the various financial institutions provide common collateral from their deposits of public funds. This pool is provided as additional insurance to the federal depository insurance and allows for additional assessments against the member institutions, providing full insurance for public deposits.

The District is authorized to invest in those financial instruments as established by Section 218.415, Florida Statutes. The authorized investments consist of:

1. Direct obligations of the United States Treasury;
2. The Local Government Surplus Funds Trust or any intergovernmental investment pool authorized pursuant to the Florida Interlocal Cooperative Act of 1969;
3. Interest-bearing time deposits or savings accounts in authorized qualified public depositories;
4. Securities and Exchange Commission, registered money market funds with the highest credit quality rating from a nationally recognized rating agency.

Sterling Hill Community Development District
NOTES TO FINANCIAL STATEMENTS
September 30, 2023

NOTE A – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (CONTINUED)

4. Assets, Liabilities, and Net Position or Equity (Continued)

b. Restricted Net Position

Certain net position of the District is classified as restricted on the Statement of Net Position because their use is limited either by law through constitutional provisions or enabling legislation; or by restrictions imposed externally by creditors. In a fund with both restricted and unrestricted net position, qualified expenses are considered to be paid first from restricted net position and then from unrestricted net position.

c. Capital Assets

Capital assets, which include land and improvements, buildings and improvements, infrastructure, and equipment, are reported in the governmental activities column.

The District defines capital assets as assets with an initial, individual cost of \$5,000 or more and an estimated useful life in excess of two years. The valuation basis for all assets is historical cost.

The costs of normal maintenance and repairs that do not add to the value of the asset or materially extend its useful life are not capitalized.

Major outlays for capital assets and improvements are capitalized as projects are constructed.

Depreciation is computed utilizing the straight-line method over the estimated useful lives of the assets. The estimated useful life for infrastructure is 15-30 years, buildings and improvements is 10-30 years, and 5-10 years for equipment.

**Sterling Hill Community Development District
NOTES TO FINANCIAL STATEMENTS
September 30, 2023**

NOTE A – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (CONTINUED)

4. Assets, Liabilities, and Net Position or Equity (Continued)

d. Budgets

Budgets are prepared and adopted after a public hearing for the governmental funds, pursuant to Chapter 190, Florida Statutes. The District utilizes the same basis of accounting for budgets as it does for revenues and expenditures in its various funds. The legal level of budgetary control is at the fund level. All budgeted appropriations lapse at year end. Formal budgets are adopted for the general and debt service funds. As a result, deficits in the budget columns of the accompanying financial statements may occur.

NOTE B – CASH AND INVESTMENTS

All deposits are held in qualified public depositories and are included on the accompanying balance sheet as cash and investments.

Custodial Credit Risk – Deposits

Custodial credit risk is the risk that in the event of a bank failure, the District's deposits may not be returned to it. The District does not have a formal deposit policy for custodial credit risk; however, they follow the provisions of Chapter 280, Florida Statutes regarding deposits and investments. As of September 30, 2023, the District's bank balance was \$1,575,249 and the carrying value was \$1,502,997. Exposure to custodial credit risk was as follows. The District maintains all deposits in a qualified public depository in accordance with the provisions of Chapter 280, Florida Statutes, which means that all deposits are fully insured by Federal Depositors Insurance or collateralized under Chapter 280, Florida Statutes.

Investments

As of September 30, 2023, the District had the following investments and maturities:

<u>Investment</u>	<u>Maturities</u>	<u>Fair Value</u>
U S Bank Money Market Account	N/A	\$ 651,179
Certificates of Deposit	10/23-3/24	490,000
Total		<u>\$ 1,141,179</u>

*Weighted Average Maturity

The District categorizes its fair value measurements within the fair value hierarchy recently established by generally accepted accounting principles. The fair value is the price that would be received to sell an asset, or paid to transfer a liability, in an orderly transaction between market participants at the measurement date. The hierarchy is based on the valuation inputs used to measure the fair value of the asset. The District uses a market approach in measuring fair value that uses prices and other relevant information generated by market transactions involving identical or similar assets, liabilities, or groups of assets and liabilities.

Sterling Hill Community Development District
NOTES TO FINANCIAL STATEMENTS
September 30, 2023

NOTE B – CASH AND INVESTMENTS (CONTINUED)

Investments (Continued)

Assets or liabilities are classified into one of three levels. Level 1 is the most reliable and is based on quoted price for identical assets, or liabilities, in an active market. Level 2 uses significant other observable inputs when obtaining quoted prices for identical or similar assets, or liabilities, in markets that are not active. Level 3 is the least reliable and uses significant unobservable inputs that use the best information available under the circumstances, which includes the District's own data in measuring unobservable inputs.

Based on the criteria in the preceding paragraph, the District's investments in U S Bank Managed Money Market are Level 1 asset.

Interest Rate Risk

The District does not have a formal investment policy that limits investment maturities as a means of managing its exposure to fair value losses arising from increasing interest rates.

Credit Risk

The District's investments are limited by state statutory requirements and bond compliance. The District has no investment policy that would further limit its investment choices. As of September 30, 2023, the District's investment in U S Bank Money Market was not rated.

Concentration of Credit Risk

The District places no limit on the amount it may invest in any one fund. The investments in US Bank Money Market Account represent 57% of the District's total investments and the investment in certificates of deposit are 43%.

The types of deposits and investments and their level of risk exposure as of September 30, 2023 were typical of these items during the fiscal year then ended. The District considers any decline in fair value for certain investments to be temporary.

Sterling Hill Community Development District
NOTES TO FINANCIAL STATEMENTS
September 30, 2023

NOTE C – CAPITAL ASSETS

Capital Asset activity for the year ended September 30, 2023 was as follows:

	Balance October 1, 2022	Additions	Disposals	Balance September 30, 2023
<u>Governmental activities:</u>				
Capital assets, not being depreciated:				
Land	\$ 1,500,000	\$ -	\$ -	\$ 1,500,000
Capital assets, being depreciated:				
Infrastructure	22,392,143	-	-	22,392,143
Buildings and improvements	3,059,650	-	-	3,059,650
Equipment	303,042	-	-	303,042
Less accumulated depreciation	(18,714,736)	(1,045,540)	-	(19,760,276)
Total capital assets, being depreciated	<u>7,040,099</u>	<u>(1,045,540)</u>	<u>-</u>	<u>5,994,559</u>
Governmental Activities Capital Assets	<u>\$ 8,540,099</u>	<u>\$ (1,045,540)</u>	<u>\$ -</u>	<u>\$ 7,494,559</u>

Depreciation was charged to physical environment, \$301,866, transportation, \$538,821, and culture/recreation, \$204,853.

NOTE D – LONG-TERM DEBT

In October 2003, the District issued \$12,535,000 Series 2003A term bonds and \$26,465,000 Series 2003B Capital Improvement Revenue Bonds maturing on May 1, 2035 and November 1, 2010, respectively, with a fixed interest rate of 6.10% on \$4,765,000 Series 2003A Bonds, a 6.2% fixed interest rate on \$7,770,000 Series 2003A Bonds and 5.50% on the Series 2003B Bonds. These bonds were issued to finance a portion of the cost of acquisition, construction, installation, and equipping of the Series 2003 Project. The balance outstanding on the Series 2003A Bonds at September 30, 2023 was \$7,135,000.

The following is a summary of activity for long-term debt of the District for the year ended September 30, 2023:

Long-term debt at October 1, 2022	\$ 8,075,000
Principal payments	(940,000)
Long-term debt at September 30, 2023	<u>\$ 7,135,000</u>

The Bonds have an additional \$6,495,000 in matured bonds outstanding for past due principal payments on the Series 2003A and Series 2003B Bonds. The District did not make the scheduled debt service principal payment May 1, 2023 for the Series 2003A Bonds.

Sterling Hill Community Development District
NOTES TO FINANCIAL STATEMENTS
September 30, 2023

NOTE D – LONG-TERM DEBT (CONTINUED)

The annual requirements to amortize the principal and interest of bonded debt outstanding as of September 30, 2023 are as follows:

Year Ending September 30,	Principal	Interest	Total
2024	\$ 295,000	\$ 442,370	\$ 737,370
2025	480,000	424,080	904,080
2026	510,000	394,320	904,320
2027	540,000	362,700	902,700
2028	575,000	329,220	904,220
2029-2033	3,480,000	1,063,610	4,543,610
2034-2035	1,255,000	103,850	1,358,850
Totals	<u>\$ 7,135,000</u>	<u>\$ 3,120,150</u>	<u>\$ 10,255,150</u>

Significant Bond Resolution Terms and Covenants

The District levies special assessments pursuant to Section 190.022, Florida Statutes and the assessment rolls are approved by resolutions of the District Board. The collections are to be strictly accounted for and applied to the debt service of the bond series for which they were levied. The District covenants to levy special assessments in annual amounts adequate to provide for payment of principal and interest on the bonds. Payment of principal and interest is dependent on the money available in the debt service fund and the District's ability to collect special assessments levied.

The Series 2003A Bonds are subject to redemption prior to maturity, in whole on any date, or in part at any time on or after May 1, 2013. The Series 2003A Bonds are subject to extraordinary mandatory redemption prior to their selected maturity date in the manner determined by the Bond Registrar if certain events occurred as outlined in the Bond Indenture.

The bond indenture provides for Debt Service Reserve Funds, which shall be held by the Trustee separate and apart from all other funds. The following is a schedule of reserve requirements and balances in the reserve accounts at September 30, 2023:

	Reserve Balance	Reserve Requirement
Series 2003A	\$ 147,061	\$ 919,895
Series 2003B	\$ 719	\$ 237,728

Sterling Hill Community Development District
NOTES TO FINANCIAL STATEMENTS
September 30, 2023

NOTE E – SPECIAL ASSESSMENT REVENUES

Assessments are non-ad valorem assessments on benefitted property within the District. Operation and Maintenance Assessments are based upon adopted budget and levied annually. Debt Service Assessments are levied when bonds are issued and collected annually. The District may collect assessments directly or utilize the uniform method of collections (Chapter 197.3632, Florida Statutes). Direct collected assessments are due as determined by an annual assessment resolution adopted by the Board of Supervisors. Per Section 197.162, Florida Statutes discounts, for the amounts collected on the tax roll, are allowed for early payment at the rate of 4% in November, 3% in December, 2% in January, and 1% in February. Assessments paid in March are without discount.

Assessments and interest associated with the current fiscal period are all considered to be susceptible to accrual and so have been recognized as revenues of the current fiscal period. Only the portion of assessments receivable due within the current fiscal period is considered to be susceptible to accrual as revenue of the current period. All other revenue items are considered to be measurable and available only when cash is received by the government.

NOTE F – RISK MANAGEMENT

The District is exposed to various risks of loss related to torts; theft of, damage to and destruction of assets; errors and omissions; and natural disasters for which the government carries commercial insurance. There were no claims or settled claims from these risks that exceeded commercial insurance coverage in the last three years.



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INDEPENDENT AUDITORS' REPORT ON INTERNAL CONTROL OVER FINANCIAL REPORTING AND ON COMPLIANCE AND OTHER MATTERS BASED ON AN AUDIT OF FINANCIAL STATEMENTS PERFORMED IN ACCORDANCE WITH GOVERNMENT AUDITING STANDARDS

To the Board of Supervisors
Sterling Hill Community Development District
Hernando County, Florida

We have audited, in accordance with the auditing standards generally accepted in the United States of America and the standards applicable to financial audits contained in *Government Auditing Standards* issued by the Comptroller General of the United States, the financial statements, as listed in the table of contents, of Sterling Hill Community Development District, as of and for the year ended September 30, 2023, and the related notes to the financial statements, which collectively comprise the basic financial statements and have issued our report thereon dated March 28, 2024.

Report on Internal Control Over Financial Reporting

In planning and performing our audit, we considered Sterling Hill Community Development District's internal control over financial reporting (internal control) as a basis for designing audit procedures that are appropriate in the circumstances for the purpose of expressing our opinions on the financial statements, but not for the purpose of expressing an opinion on the effectiveness of Sterling Hill Community Development District's internal control. Accordingly, we do not express an opinion on the effectiveness of Sterling Hill Community Development District's internal control.

A deficiency in internal control exists when the design or operation of a control does not allow management or employees, in the normal course of performing their assigned functions, to prevent, or detect and correct misstatements on a timely basis. A *material weakness* is a deficiency, or combination of deficiencies, in internal control, such that there is a reasonable possibility that a material misstatement of the entity's financial statements will not be prevented or detected and corrected on a timely basis. A significant deficiency is a deficiency, or a combination of deficiencies, in internal control that is less severe than a material weakness, yet important enough to merit attention by those charged with governance.

Our consideration of internal control was for the limited purpose described in the first paragraph of this section and was not designed to identify all deficiencies in internal control that might be material weaknesses or significant deficiencies. Given these limitations, during our audit we did not identify any deficiencies in internal control that we consider to be material weaknesses. However, material weaknesses or significant deficiencies may exist that have not been identified.

To the Board of Supervisors
Sterling Hill Community Development District

Report on Compliance and Other Matters

As part of obtaining reasonable assurance about whether Sterling Hill Community Development District's financial statements are free of material misstatement, we performed tests of its compliance with certain provisions of laws, regulations, contracts, and grant agreements, noncompliance with which could have a direct and material effect on the determination of financial statement amounts. However, providing an opinion on compliance with those provisions was not an objective of our audit, and accordingly, we do not express such an opinion. The results of our tests disclosed instances of noncompliance or other matters that are required to be reported under *Government Auditing Standards*. See pages 30-33.

Purpose of this Report

The purpose of this report is solely to describe the scope of our testing of internal control and compliance and the results of that testing, and not to provide an opinion on the effectiveness of the entity's internal control or on compliance. This report is an integral part of an audit performed in accordance with *Government Auditing Standards* in considering the entity's internal control and compliance. Accordingly, this communication is not suitable for any other purpose.



Berger, Toombs, Elam, Gaines & Frank
Certified Public Accountants PL
Fort Pierce, Florida

March 28, 2024



Berger, Toombs, Elam, Gaines & Frank

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MANAGEMENT LETTER

To the Board of Supervisors
Sterling Hill Community Development District
Hernando County, Florida

Report on the Financial Statements

We have audited the financial statements of the Sterling Hill Community Development District as of and for the year ended September 30, 2023, and have issued our report thereon dated March 28, 2024.

Auditor's Responsibility

We conducted our audit in accordance with auditing standards generally accepted in the United States; the standards applicable to financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States and Chapter 10.550, Rules of the Florida Auditor General.

Other Reporting Requirements

We have issued our Independent Auditor's Report on Internal Control over Financial Reporting and on Compliance and Other Matters Based on an Audit of Financial Statements Performed in Accordance with *Government Auditing Standards* and our Independent Auditor's Report on an examination conducted in accordance with AICPA Professionals Standards, AT-C Section 315 regarding compliance requirements in accordance with Chapter 10.550, Rules of the Auditor General. Disclosures in that report, which is dated March 28, 2024, should be considered in conjunction with this management letter.

Prior Audit Findings

Section 10.554(1)(i)1., Rules of the Auditor General, requires that we determine whether or not corrective actions have been made to address findings and recommendations made in the preceding financial audit report. The following findings or recommendations were made in the preceding financial audit report.

12-03 Failure to Meet Debt Service Reserve Account Requirements

Finding: The Trust Indenture requires the District to maintain a minimum balance in the Series 2003 Debt Service Reserve Accounts. The Reserve Account was utilized to pay debt service in prior years and the reserve account has not been restored.

Recommendation: We recommend that the district use all available remedies to replenish the Reserve Account.

Management Response: The District and the bondholders have been working to alleviate this issue.

Current Status: The Reserve Account is not in compliance with the Trust Indenture as of September 30, 2023.

Fort Pierce / Stuart

To the Board of Supervisors
Sterling Hill Community Development District

12-04 Failure to Make Debt Service Payments When Due

Finding: The District did not pay all the required principal due on the Series 2003 Bonds.

Recommendation: We recommend that the District bring the debt service payments current.

Response: The land was sold. Debt service assessments have been deferred until direction is given by the Trustee.

Current Status: The District did not make all the required debt service payment for the year ended September 30, 2023.

Financial Condition

Section 10.554(1)(i)5.a. and 10.556(7), Rules of the Auditor General, requires us to apply appropriate procedures and communicate the results of our determination as to whether or not Sterling Hill Community Development District has met one or more of the conditions described in Section 218.503(1), Florida Statutes, and to identify the specific conditions met. In connection with our audit, we determined that the Sterling Hill Community Development District met one of the conditions described in Section 218.503(1), Florida Statutes. See Finding 12-04 above.

Pursuant to Sections 10.554(1)(i)5.b. and 10.556(8), Rules of the Auditor General, we applied financial conditions assessment procedures as of September 30, 2023 for the Sterling Hill Community Development District. It is management's responsibility to monitor the Sterling Hill Community Development District's financial condition; our financial condition assessment was based in part on the representations made by management and the review of the financial information provided by the same.

Section 10.554(1)(i)2., Rules of the Auditor General, requires that we communicate any recommendations to improve financial management. In connection with our audit, we did not have any such recommendations.

To the Board of Supervisors
Sterling Hill Community Development District

Specific Information

The information provided below was provided by management and has not been audited; therefore, we do not express an opinion or provide any assurance on the information.

As required by Section 218.39(3)(c) and Section 218.32 (1) (c), Florida Statutes, and Section 10.554(1)(i)6, Rules of the Auditor General, the Sterling Hill Community Development District reported:

- 1) The total number of district employees compensated in the last pay period of the District's fiscal year: 0
- 2) The total number of independent contractors to whom nonemployee compensation, defined as individuals or entities that receive 1099s, was paid in the last month of the District's fiscal year: 15
- 3) All compensation earned by or awarded to employees, whether paid or accrued, regardless of contingency: N/A
- 4) All compensation earned by or awarded to nonemployee independent contractors, defined as entities or individuals that receive 1099s, whether paid or accrued, regardless of contingency: \$34,025
- 5) Each construction project with a total cost of at least \$65,000 approved by the District that is scheduled to begin on or after October 1, 2022, together with the total expenditures for such project: N/A.
- 6) A budget variance based on the budget adopted under Section 189.016(4), Florida Statutes, before the beginning of the fiscal year being reported if the District amends a final adopted budget under Section 189.016(6), Florida Statutes: The budget was amended, see below.

As required by Section 218.39(3)(c) and Section 218.32 (1) (c), Florida Statutes, and Section 10.554(1)(i)8, Rules of the Auditor General, the Sterling Hill Community Development District reported:

- 1) The rate or rates of non-ad valorem special assessments imposed by the District: General Fund \$1,071.88 - \$1,115.69 and Debt Service \$716.29 – \$952.66.
- 2) The amount of special assessments collected by or on behalf of the District: \$2,464,332.
- 3) The total amount of outstanding bonds issued by the District and the terms of such bonds: \$7,135,000 unmatured bonds outstanding, maturing in May 2035.

To the Board of Supervisors
Sterling Hill Community Development District

	<u>Original Budget</u>	<u>Actual</u>	<u>Variance with Original Budget Positive (Negative)</u>
Revenues			
Special assessments	\$ 1,618,949	\$ 1,644,280	\$ 25,331
Miscellaneous revenues	20,000	43,547	23,547
Investment income	-	27,586	27,586
Total Revenues	<u>1,638,949</u>	<u>1,715,413</u>	<u>76,464</u>
Expenditures			
Current			
General government	138,764	162,369	(23,605)
Public safety	42,000	34,167	7,833
Physical environment	601,183	769,694	(168,511)
Culture/recreation	598,322	555,741	42,581
Transportation	72,500	95,373	(22,873)
Capital outlay	186,180	-	186,180
Total Expenditures	<u>1,638,949</u>	<u>1,617,344</u>	<u>21,605</u>
Excess of revenues over/(under) expenditures	-	98,069	98,069
Other Financing Sources/(Uses)			
Insurance proceeds	-	41,702	41,702
Net Change in Fund Balances	-	139,771	139,771
Fund Balances - Beginning of Year	-	1,850,840	1,850,840
Fund Balances - End of Year	<u>\$ -</u>	<u>\$ 1,990,611</u>	<u>\$ 1,990,611</u>

Additional Matters

Section 10.554(1)(i)3., Rules of the Auditor General, requires us to communicate noncompliance with provisions of contracts or grant agreements, or abuse, that have occurred, or are likely to have occurred, that have an effect on the financial statements that is less than material but which warrants the attention of those charged with governance. In connection with our audit, we noted the following.



Purpose of this Letter

Our management letter is intended solely for the information and use of the Legislative Auditing Committee, members of the Florida Senate and the Florida House of Representatives, the Florida Auditor General, Federal and other granting agencies, the Board of Supervisors, and applicable management, and is not intended to be and should not be used by anyone other than these specified parties.

*Berger Toombs Elam
Gaines + Frank*

Berger, Toombs, Elam, Gaines & Frank
Certified Public Accountants PL
Fort Pierce, Florida

March 28, 2024



**Berger, Toombs, Elam,
Gaines & Frank**

Certified Public Accountants PL

600 Citrus Avenue
Suite 200
Fort Pierce, Florida 34950

772/461-6120 // 461-1155
FAX: 772/468-9278

**INDEPENDENT ACCOUNTANTS' REPORT/COMPLIANCE WITH
SECTION 218.415, FLORIDA STATUTES**

To the Board of Supervisors
Sterling Hill Community Development District
Hernando County, Florida

We have examined Sterling Hill Community Development District's compliance with Section 218.415, Florida Statutes during the year ended September 30, 2023. Management is responsible for Sterling Hill Community Development District's compliance with those requirements. Our responsibility is to express an opinion on Sterling Hill Community Development District's compliance based on our examination.

Our examination was conducted in accordance with attestation standards established by the American Institute of Certified Public Accountants and, accordingly, included examining, on a test basis, evidence about Sterling Hill Community Development District's compliance with those requirements and performing such other procedures as we considered necessary in the circumstances. We believe that our examination provides a reasonable basis for our opinion. Our examination does not provide a legal determination on Sterling Hill Community Development District's compliance with the specified requirements.

In our opinion, Sterling Hill Community Development District complied, in all material respects, with the aforementioned requirements during the year ended September 30, 2023.

*Berger Toombs Elam
Gaines + Frank*

Berger, Toombs, Elam, Gaines & Frank
Certified Public Accountants PL
Fort Pierce, Florida

March 28, 2024

Tab 2

Operations Report – March 2024

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 north pool pump parts.
- Installed new stenner pumps for chlorine and acid at north pool.
- Repainted north clubhouse exterior fascia board.
- Pressure washed north and south clubhouse pool chairs and decks.
- Pressure washed north side three rail pvc fencing.
- Fixed south clubhouse pool ladder.
- North and south clubhouse exterior doors were pulled off sanded, sealed, and repainted.
- Professionally cleaned gym floors from Apex

Gate Report

- Greased all main village gates.
- Storage lot cellular circuit board went bad.
- Covey Run siren system tested and replaced a few missing bolts.
- Arboglades island side exit gate wouldn't open due to manual release being loose.
- Installed new call box at Glenburne gate.

Private Event Rentals

North Clubhouse:

03/02/24 – Baby Shower
03/16/24 – HOA Easter Egg Hunt
03/17/24 – Gender Reveal
03/21/24 – Meeting
03/23/24 – Gender Reveal

South Clubhouse:

03/09/24 – Birthday Party
03/15/24 – Meeting
03/28/24 – Windance HOA meeting

Field Maintenance

- Trash clean-up in the DRA's, wooded areas, and trash and debris clean up along Sterling Hill Blvd.
- Repaired and added sections of pvc fence at entrance of south clubhouse where no sidewalk was installed.
- Installed new day/night sensor for boat/rv area.
- Replaced bad pool deck drain grates at north pool deck.



Rizzetta & Company

Tab 3



Proposal

Proposal No.: 264865

Proposed Date: 03/19/24

PROPERTY:	FOR:
Sterling Hill CDD John Toborg 4411 Sterling Hill Blvd Spring Hill, FL 34609	Install new sweet gum

There has been an oak tree knocked over in this area. Juniper would like to propose to install a new sweet gum.

We will install bubblers as well on this one.



ITEM	QTY	UOM	UNIT PRICE	EXT. PRICE	TOTAL
Plant Material					\$1,350.25
Demo/Installation Labor	5.00	HR	\$55.00	\$275.00	
Sweet Gum, 14-16' x 7-8', 3-4" cal - FGT2	1.00	FG	\$916.60	\$916.60	
Pine Bark, 03CF bag - 03CF	2.00	03CF	\$12.67	\$25.33	
Odoratissimum Viburnum, 03 gallon - 03G	8.00	03g	\$16.67	\$133.32	

Irrigation Repairs/Upgrades/Modifications					\$75.00
Maintenance Division Labor	1.00	HR	\$75.00	\$75.00	
					Total: \$1,425.25

Guarantee: Any alteration from these specs involving additional costs will be executed only upon written order and will become an extra charge over and above estimate.

Standard Warranty: Juniper agrees to warranty irrigation, drainage and lighting for 1 year, trees and palms for 6 months, shrubs and ground cover for 3 months, and sod for 30 days. This warranty is subject to and specifically limited by the following:

Warranty is not valid on relocated material, annuals and any existing irrigation, drainage and lighting systems. Warranty is not valid on new plant material or sod installed without automatic irrigation. Warranty does not cover damage from pests or disease encountered on site, act of God, or damaged caused by others. Failure of water or power source not caused by Juniper will void warranty. The above identified warranty periods commence upon the date of completion of all items included in this proposal. Standard Warranty does not modify or supersede any previously written agreement. Juniper is not responsible for damage to non-located underground.

Residential Agreement: A deposit or payment in full will be required before any work will begin. Any and all balance will be due upon job completion in full, unless otherwise noted in writing. All work will be performed in a workman like manner in accordance to said proposal. Any additional work added to original proposal will require written approval, may require additional deposits and will be due on completion with any remaining balances owed.

DUE TO THE NATURE OF MATERIAL COST VOLATILITY, WE ARE CURRENTLY HOLDING PRICING FOR THIRTY (30) DAYS FROM PROPOSAL DATE

Signature (Owner/Property Manager) _____
Date

Printed Name (Owner/Property Manager)

Signature - Representative _____
Date

Tab 4

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 21, 2024, 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
Darrin Bagnuolo	Board Supervisor, Assistant Secretary

Also present were:

Jillian Minichino	District Manager, Rizzetta & Company, Inc.
Adam King	Special Counsel
Lauren Gentry	District Counsel, Kilinski/Van Wyk
Jason Pond	Clubhouse Manager
Connie Mastroni	Clubhouse Manager
Barbara Kelshaw	Court Reporter
Stephen Brletic	District Engineer, BDI Engineering (via phone)
Angel Rivera	Representative, Juniper Landscape (via phone)

Audience	Present
----------	----------------

FIRST ORDER OF BUSINESS

Call to Order

Ms. Minichino called the meeting to order at 9:32 a.m. and noted that there were audience members present, but did not have any comments.

SECOND ORDER OF BUSINESS

Attorney Client Shade Session

Ms. Gentry reviewed the format of the attorney-client session, stating that minutes from the meeting would be released once the matter was finalized. She named those individuals invited to attend the meeting and asked all those not on the list to leave the meeting and estimated that they could return in approximately 60 minutes.

The shade session began at 9:35 a.m. The shade session ended at 10:22, and the regular meeting reconvened at 10:22 a.m.

THIRD ORDER OF BUSINESS

**Considerations of Motions Related to
Litigation Expenditures or Settlement
Negotiations**

On a motion from Mr. Bagnuolo, seconded by Ms. Feliu, with all in favor, the Board of Supervisors authorized Mr. King to continue negotiations with Whitaker and Liberty Mutual within the ranges discussed during the Shade Session, for the Sterling Hill Community Development District.

On a motion from Ms. Manuele, seconded by Mr. Bagnuolo, with all in favor, the Board of Supervisors authorized a not-to-exceed amount of \$1,200 to transcribe the Holbrook workshop, for the Sterling Hill Community Development District.

A request was made to change the April 18th meeting to 6:00 p.m. The Board indicated its agreement with the change. Ms. Gentry noted that a motion was not needed.

FOURTH ORDER OF BUSINESS

**Audience Comments on Agenda
Items**

There were no audience comments put forward at this time.

FIFTH ORDER OF BUSINESS

**Discussion Regarding the District's CD
Maturing (Finance)**

Discussion was held regarding one of the District's CDs and whether to renew as is it has an eleven-month term or consider other options.

On a motion from Mr. Bagnuolo, seconded by Ms. Manuele, with all in favor, the Board of Supervisors authorized Ms. Miller to provide direction on matured CD on behalf of the Board of supervisors, for the Sterling Hill Community Development District.

SIXTH ORDER OF BUSINESS

Discussion Regarding Caldera Signage

Discussion was held regarding the request from the Pulte Group to install a sign at the entrance of Caldera.

On a motion from Ms. Miller, seconded by Mr. Bagnuolo, with all in favor, the Board of Supervisors denied the request from the Pulte Group to install signs at Caldera, for the Sterling Hill Community Development District.

SEVENTH ORDER OF BUSINESS

Discussion Regarding Procedure for Driveway Improvement Agreements

It was stated that District Counsel and District Manger can handle the matter as it does not need to come before the Board.

EIGHTH ORDER OF BUSINESS

Staff Reports

A. Landscape Inspection Manager

1. Review of Landscape Inspection Report

Discussion was held regarding a request form Mr. Toborg for Juniper to take the fire bush down to the bottom.

2. Juniper's Response to the Landscape Inspection Report

Mr. Rivera stated that his team is working on a plan for the Crepe Myrtles and that pencil pruning takes time. He stated that they will install Fire bush at Amersham tip with no cost to the district. A brief discussion was held regarding the landscape budget vs actual spending to date.

3. Consideration of Juniper Landscape's Proposals

Discussion was held regarding proposals # 217057 (install Blue Daze in 3 locations), # 247933 (removal of dead Indian Hawthorn and replacing it with Sod), # 243085 (filling in the gaps along the Arborglades wall with new plants), # 254051 (install of new landscape at Brightstone Place), # 247884 (change the landscaping on both sides of the Haverhill entrance,) 212950 (install new landscape at rear of the Edgemere island), # 221177 (new sod around flagpole at North Park), # 227877 (new Viburnum install along North side of wall), and # 243339 (Phase 2 install on Median across from school).

The following Board actions were taken:

The Board tabled #247933 based on Mr. Toborg's recommendation to hold off until after construction in the area is completed.

On a motion from Ms. Feliu, seconded by Ms. Miller, with all in favor, the Board of Supervisors approved the Juniper proposal #243085 in the amount of \$2,489.30, for the Sterling Hill Community Development District.

On a motion from Ms. Manuele, seconded by Ms. Feliu, with all in favor, the Board of Supervisors approved the Juniper proposal # 221177 in the amount of \$1,766.62, for the Sterling Hill Community Development District.

On a motion from Ms. Manuele, seconded by Mr. Bagnuolo, with all in favor, the Board of Supervisors approved the Juniper proposal # 227877 in the amount of \$598.57, for the Sterling Hill Community Development District.

On a motion from Ms. Feliu, seconded by Ms. Manuele with all in favor, the Board of Supervisors approved the Juniper proposal # 243339 in the amount of \$2,863.24, for the Sterling Hill Community Development District.

On a motion from Ms. Feliu, seconded by Ms. Miller, with two in favor and two against (Ms. Manuele and Mr. Bagnuolo), the Board of Supervisors failed to approve the Juniper proposal #254051 in the amount of \$8,912.58, for the Sterling Hill Community Development District.

Additional discussion was held regarding proposals that were not included in the agenda, with Juniper being asked to work with Mr. Toborg on those proposals and to create packages for villages and bring them to next year's budget workshop.

B. District Engineer

Ms. Minichino shared that Mr. Brletic would be forwarding the Geotech study report soon.

C. District Counsel

No report.

D. Amenity Management

There were no questions on the report put forward.

E. District Manager

Ms. Minichino reminded the Board that the next meeting was scheduled for April 18, 2024, at 6:00 p.m. as discussed earlier. She recommended that a budget workshop be held on May 7, 2024, at 9:30 a.m., noting that it was held on May 2nd last year. No action was taken at this time.

NINTH ORDER OF BUSINESS

Consideration of Minutes of the Board of Supervisors Regular Meeting held on February 15, 2024

On a motion from Mr. Bagnuolo, seconded by Ms. Manuele, with all in favor, the Board of Supervisors approved the minutes of the regular meeting held on February 15, 2024, as presented, for the Sterling Hill Community Development District.

TENTH ORDER OF BUSINESS

Consideration of Minutes of the Board of Supervisors Special Meeting held on February 29, 2024

On a motion from Ms. Feliu, seconded by Ms. Manuele, with all in favor, the Board of Supervisors approved the minutes of the special meeting held on February 29, 2024, as presented, for the Sterling Hill Community Development District.

ELEVENTH ORDER OF BUSINESS

Consideration of Operation and Maintenance Expenditures for January 2024

On a motion from Ms. Manuele, seconded by Ms. Feliu, with all in favor, the Board of Supervisors ratified the operation and maintenance expenses for January 2024 (\$114,199.89), as presented, for the Sterling Hill Community Development District.

TWELFTH ORDER OF BUSINESS

Audience Comments

Staff responded to a question regarding pressure washing and entertained comments on HA-5 concerns within Amersham.

THIRTEENTH ORDER OF BUSINESS

Supervisor Requests

Ms. Feliu had a question for District Counsel and Mr. Bagnuolo informed Staff of an Oak Tree that had blown down.

FOURTEENTH ORDER OF BUSINESS

Adjournment

On a motion from Ms. Manuele, seconded by Mr. Bagnuolo, with all in favor, the Board of Supervisors adjourned the meeting at 11:56 a.m. for the Sterling Hill Community Development District.

Assistant Secretary

Chairman/Vice Chairman

Tab 5

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 2024 For Board Approval

Attached please find the check register listing the Operation and Maintenance expenditures paid from February 1, 2024 through February 29, 2024. This does not include expenditures previously approved by the Board.

The total items being presented: **\$ 126,707.99**

Approval of Expenditures:

_____ Chairperson

_____ Vice Chairperson

_____ Assistant Secretary

Sterling Hill Community Development District

Paid Operation & Maintenance Expenditures

February 1, 2024 Through February 29, 2024

Vendor Name	Check Number	Invoice Number	Invoice Description	Invoice Amount
Abhinva Sharma	100929	80261	Off Duty Patrol 02/05/24	\$ 120.00
Apex Floor & Furniture Care	100938	6041	North & South Clubhouse Carpet/ Tile Cleaning 02/24	\$ 180.00
Brett F. Croft	100945	80312	Off Duty Patrol 02/09/24	\$ 120.00
Brett F. Croft	100945	80326	Off Duty Patrol 02/10/24	\$ 120.00
Brletic Dvorak, Inc.	100942	1355	Engineering Services 01/24	\$ 1,100.00
Bruce E. Nichols	100918	80086	Off Duty Patrol 01/21/24	\$ 120.00
Bruce E. Nichols	100918	80087	Off Duty Patrol 01/22/24	\$ 120.00
Bruce E. Nichols	100930	80263	Off Duty Patrol 02/02/24	\$ 120.00
C.E.S (City Electric Supply - FL)	100956	191563	Uplighting Replacement & Mounting Ground Stakes 02/24	\$ 479.50
Chelsea Eccles	100919	80156	Off Duty Patrol 01/29/24	\$ 120.00
Chelsea Eccles	100957	80423	Off Duty Patrol 02/18/24	\$ 120.00
Chris Croft	100958	80420	Off Duty Patrol 02/16/24	\$ 120.00

Sterling Hill Community Development District

Paid Operation & Maintenance Expenditures

February 1, 2024 Through February 29, 2024

Vendor Name	Check Number	Invoice Number	Invoice Description	Invoice Amount
Christina Miller	100946	CM021524	Board of Supervisors Meeting 02/15/24	\$ 200.00
Darrin Bagnuolo	100947	DB021524	Board of Supervisors Meeting 02/15/24	\$ 200.00
Dave J Vargas	100920	80176	Off Duty Patrol 01/28/24	\$ 120.00
Dave J Vargas	100931	80252	Off Duty Patrol 02/04/24	\$ 120.00
DCSI, Inc.	100961	31725	Camera/DVR Service Call 02/24	\$ 145.00
DCSI, Inc.	100962	31722	Camera/DVR Service Call 02/24	\$ 145.00
Edward Brandhuber	100932	80220	Off Duty Patrol 02/02/24	\$ 120.00
FitRev, Inc.	100933	30570	Quarterly Preventative Maintenance 02/24	\$ 235.00
FitRev, Inc.	100933	30571	Quarterly Preventative Maintenance 02/24	\$ 95.00
Florida Department of Revenue	ACH	37-8015579013-3 01/24	Sales & Use Tax 01/24	\$ 180.96
Hernando County Utilities	ACH	SS00001-00 01/24	North Clubhouse Water Bill 01/24	\$ 249.61
Hernando County Utilities	ACH	SS00013-00 01/24	South Clubhouse Water Bill 01/24	\$ 187.09

Sterling Hill Community Development District

Paid Operation & Maintenance Expenditures

February 1, 2024 Through February 29, 2024

Vendor Name	Check Number	Invoice Number	Invoice Description	Invoice Amount
Jason Stevens	100921	80137	Off Duty Patrol 01/28/24	\$ 120.00
Jason Stevens	100934	80237	Off Duty Patrol 02/03/24	\$ 120.00
Jason Stevens	100934	80238	Off Duty Patrol 02/04/24	\$ 120.00
Jesse Fletcher	100922	80068	Off Duty Patrol 01/21/24	\$ 120.00
Jessica Lynn Hemley	100939	80058	Off Duty Patrol 01/20/24	\$ 120.00
Joshua Mitro	100960	80454	Off Duty Patrol 02/17/24	\$ 120.00
Juan Perez	100948	80319	Off Duty Patrol 02/10/24	\$ 120.00
Juniper Landscaping of Florida, LLC	100936	247471	Insect and Disease Control 01/24	\$ 300.00
Juniper Landscaping of Florida, LLC	100937	247476	Fire Ant Treatment 01/24	\$ 4,368.33
Juniper Landscaping of Florida, LLC	100943	248063	Mainline Break Repair 01/24	\$ 825.82
Juniper Landscaping of Florida, LLC	100943	248064	Mainline Break Repair 01/24	\$ 1,274.34
Juniper Landscaping of Florida, LLC	100943	249133	General Landscape Maintenance 02/24	\$ 19,345.84

Sterling Hill Community Development District

Paid Operation & Maintenance Expenditures

February 1, 2024 Through February 29, 2024

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Juniper Landscaping of Florida, LLC	100943	249159	Irrigation Repairs 12/23	\$ 1,800.00
Kevin Keiper	100923	80124	Off Duty Patrol 01/27/24	\$ 120.00
Kilinski / Van Wyk, PLLC	100912	8512	General Legal Services 12/23	\$ 4,962.51
Laurel D Gray	100949	80329	Off Duty Patrol 02/10/24	\$ 120.00
Law Office of Adam C King, PA	100940	329	Legal Services 01/24	\$ 4,760.00
Matthew G. LaPalme	100924	80023	Off Duty Patrol 01/21/24	\$ 120.00
Matthew J Beebe	100959	80416	Off Duty Patrol 02/17/24	\$ 120.00
Michael Renczkowski	100925	80134	Off Duty Patrol 01/28/24	\$ 120.00
Michael William Gebala	100950	MG021524	Board of Supervisors Meeting 02/15/24	\$ 200.00
Nancy E Feliu	100951	NF021524	Board of Supervisors Meeting 02/15/24	\$ 200.00
Panzner's Tree Service, Inc.	100952	2030	Tree Removal Services 02/24	\$ 3,000.00
Pool Pros of Pasco LLC	100935	3953	Day of Pool Waterline Install 02/24	\$ 16,463.00

Sterling Hill Community Development District

Paid Operation & Maintenance Expenditures

February 1, 2024 Through February 29, 2024

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Pool Pros of Pasco LLC	100941	3954	Day of Pool Prep 02/24	\$ 8,232.00
Rizzetta & Company, Inc.	100911	INV0000087121	District Management Fees 02/24	\$ 5,370.17
Rizzetta & Company, Inc.	100915	INV0000087153	Personnel Reimbursement 02/02/24	\$ 14,800.61
Rizzetta & Company, Inc.	100916	INV0000086566	Out of Pocket Expenses 12/23	\$ 50.00
Rizzetta & Company, Inc.	100917	INV0000087176	Out of Pocket Expenses 01/24	\$ 135.55
Rizzetta & Company, Inc.	100944	INV0000087670	Personnel Reimbursement 02/16/24	\$ 11,444.62
Sandra Manuele	100953	SM021524	Board of Supervisors Meeting 02/15/24	\$ 200.00
Southern Automated Access Services, LLC	100913	14080	Gate Maintenance - Amersham 01/24	\$ 6,159.00
Southern Automated Access Services, LLC	100913	Southern Phone Summary 01/24	Southern Phone Summary 01/24	\$ 600.35
Southern Automated Access Services, LLC	100954	14143	Gate Repairs - Arborglade 02/24	\$ 105.00
Southern Automated Access Services, LLC	100954	14144	Gate Repairs - Windance 02/24	\$ 105.00
Southern Automated Access Services, LLC	100954	14210	Gate Repairs - Garage 02/24	\$ 193.00

Sterling Hill Community Development District

Paid Operation & Maintenance Expenditures

February 1, 2024 Through February 29, 2024

Vendor Name	Check Number	Invoice Number	Invoice Description	Invoice Amount
Southern Automated Access Services, LLC	100954	Southern Phone Summary 02/24	Southern Phone Summary 02/24	\$ 590.35
Stephanie W Snoek	100926	79999	Off Duty Patrol 01/19/24	\$ 120.00
Sterling Hill CDD			Debit Card Replenishment 02/24	\$ 3,060.96
Times Publishing Company	100955	0000327717 02/07/24	Acct # 107011 Legal Advertising 02/24	\$ 106.00
Waste Management Inc. of Florida	ACH	0918357-1568-0	Waste Disposal Services North Clubhouse Acct 63003 02/24	\$ 339.10
Waste Management Inc. of Florida	ACH	0918250-1568-7	Waste Disposal Services South Clubhouse Acct 12001 02/24	\$ 370.30
William C Cooper	100928	80163	Off Duty Patrol 01/26/24	\$ 120.00
Withlacoochee River Electric Cooperative, Inc.	ACH	WREC Summary 01/24	Sterling Hill Summary of WREC 01/24	\$ <u>10,828.98</u>
Report Total				\$ <u>126,707.99</u>



Hernando County Sheriff's Office

18900 Cortez Blvd
Brooksville, FL 34603

INVOICE

Invoice ID:	80261
Date:	02/05/2024
Customer #:	
Due Date:	02/19/2024
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 #99990 - Abhinav (Abe) Sharma at Sterling Hill Subdivision from 2/4/2024 9:00 PM to 2/5/2024 12:00 AM	3.000	\$40.00	\$120.00
TOTAL:	3.000		\$120.00

Amount Paid:	\$0.00
Balance Due:	\$120.00

RECEIVED
02/07/24

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.

Apex Floor & Furniture Care
 2392 Commercial Way #185
 Spring Hill, FL 34606 US
 (352) 556-4012
 jackie@apexffc.com
 http://www.ApexFFC.com

Invoice



BILL TO
 Sterling Hills CDD
 Rizzetta & Company
 5844 Old Pasco Rd., Suite 100
 Wesley Chapel, FL 33544

INVOICE #	DATE	TOTAL DUE	DUE DATE	TERMS	ENCLOSED
6041	02/12/2024	\$180.00	02/12/2024	Due on receipt	

ACTIVITY	DESCRIPTION	AMOUNT
	Services below are for 4411 & 4250 Sterling Hills Blvd, Spring Hill, FL 34609	0.00
Carpet Maintenance Cleaning	Carpet Maintenance Bonnet Cng (Monthly) for North & South clubhouses	60.00
Vinyl Tile Buffing	for North clubhouse (Monthly)	60.00
Vinyl Tile Buffing	for South clubhouse (Monthly)	60.00

We also do UPHOLSTERY CLEANING? We are IICRC CERTIFIED & are a WoolSafe(R) Approved Service Provider.

BALANCE DUE

\$180.00



Hernando County Sheriff's Office

18900 Cortez Blvd
Brooksville, FL 34603

INVOICE

Invoice ID:	80312
Date:	02/09/2024
Customer #:	
Due Date:	02/23/2024
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 #99834 - Brett Croft at Sterling Hill Subdivision from 2/9/2024 6:00 PM to 2/9/2024 9:00 PM	3.000	\$40.00	\$120.00
TOTAL:	3.000		\$120.00

Amount Paid:	\$0.00
Balance Due:	\$120.00

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:	80326
Date:	02/10/2024
Customer #:	
Due Date:	02/24/2024
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 #99835 - Brett Croft at Sterling Hill Subdivision from 2/10/2024 6:00 PM to 2/10/2024 9:00 PM	3.000	\$40.00	\$120.00
TOTAL:	3.000		\$120.00

Amount Paid:	\$0.00
Balance Due:	\$120.00

Notes

Please submit payments within two (2) weeks.

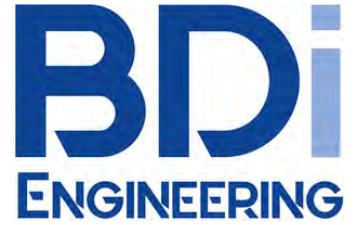


All payments must be made payable to the above DEPUTY'S NAME and sent in care of the Hernando County Sheriff's Office, ATTN: CINDY JOST, P.O. Box 10070, Brooksville, FL 34603-0070

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

Brletic Dvorak Inc

536 4th Ave South Unit 4
Saint Petersburg, FL 33701 US
+1 8133611466
sbrletic@bdiengineers.com



INVOICE

BILL TO
Sterling Hill CDD
c/o Rizzetta & Company
3434 Colwell Avenue
Suite 200
Tampa, Florida 33614
United States

INVOICE 1355
DATE 01/31/2024
TERMS Net 30
DUE DATE 03/01/2024

PROJECT NAME
Sterling Hill CDD

	DESCRIPTION	QTY	RATE	AMOUNT
Project Manager	[Jan 10 – Jan 31]	5:30	200.00	1,100.00

BALANCE DUE

\$1,100.00





Sterling Hill COMMUNITY DEVELOPMENT DISTRICT
Jan-24

	<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	0.50	\$200	S. Brletic	\$100.00
South Clubhouse Dog Park Redevelopment - Hernando County Permitting Meeting, Survey Coordination, Site Visit, Plans		\$200	S. Brletic	\$0.00
		\$145	S. Brletic	\$0.00
HA5 Site Visit	5.00	\$200	S. Brletic	\$1,000.00
INVOICE TOTAL	5.50			\$1,100.00



Hernando County Sheriff's Office

18900 Cortez Blvd
Brooksville, FL 34603

INVOICE

Invoice ID:	80086
Date:	01/23/2024
Customer #:	
Due Date:	02/06/2024
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 #99827 - Bruce Nichols at Sterling Hill Subdivision from 1/21/2024 6:00 PM to 1/21/2024 9:00 PM <i>Note: Please bill for three hours. Thank you.</i>	3.000	\$40.00	\$120.00
TOTAL:	3.000		\$120.00

Amount Paid:	\$0.00
Balance Due:	\$120.00

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:	80087
Date:	01/23/2024
Customer #:	
Due Date:	02/06/2024
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 #99984 - Bruce Nichols at Sterling Hill Subdivision from 1/21/2024 9:00 PM to 1/22/2024 12:00 AM <i>Note: Please bill for three hours. Thank you.</i>	3.000	\$40.00	\$120.00
TOTAL:	3.000		\$120.00

Amount Paid:	\$0.00
Balance Due:	\$120.00

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:	80263
Date:	02/05/2024
Customer #:	
Due Date:	02/19/2024
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 #99988 - Bruce Nichols at Sterling Hill Subdivision from 2/2/2024 9:00 PM to 2/3/2024 12:00 AM <i>Note: Please bill for three hours. Thank you.</i>	3.000	\$40.00	\$120.00
TOTAL:	3.000		\$120.00

Amount Paid:	\$0.00
Balance Due:	\$120.00

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.



INVOICE



C.E.S. (TX Div Accounts Office)
 P.O. Box 131811
 Dallas, TX 75313

Invoice Number:	LOL/191563
Invoice Date:	02/21/24
Your Order Number:	LAND SCAPE
Account #:	01590570001

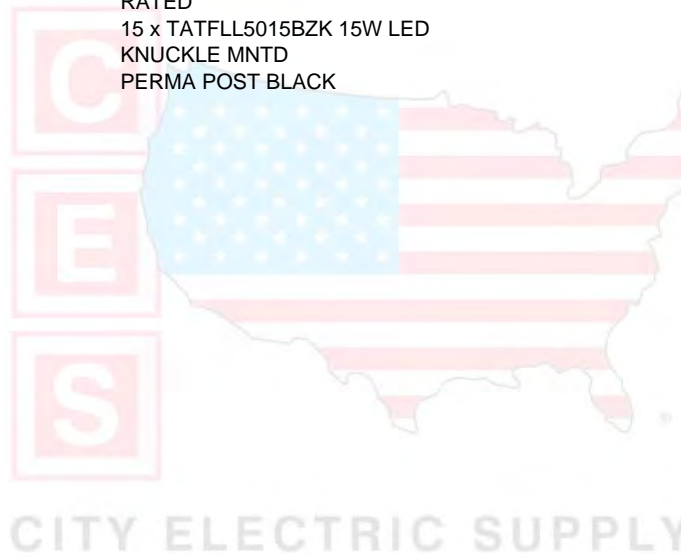
C.E.S. (Land O Lakes)
 21147 Leonard Road
 Suite 12
 Lutz, FL 33558

Phone: 813-909-8776
 Fax: 813-909-8775
 Email: LandOLakes0159@cityelectricsupply.com
 Delivery Info:

4411 STERLING HILL BLVD
 SPRING HILL 34609

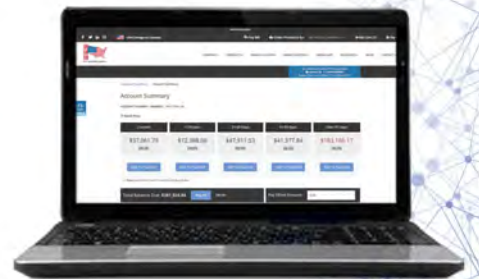
STERLING HILL CDD
 GENERAL ACCOUNT
 5844 OLD PASCO RD
 #100
 WESLEY CHAPEL

QTY	Item	Description	\$ Price	Per Disc	\$ Goods
5	TATFLL5015BZK	15W LED KNUCKLE MNTD FLD LGT DLC RATED	39.82	E	199.10
0	TATFLL5015BZK	15 x TATFLL5015BZK 15W LED KNUCKLE MNTD	39.82	E	0.00
10	M BOCHNER PP-R3	PERMA POST BLACK	28.04	E	280.40



Because History is Important

Review Your Transaction History at
www.CityElectricSupply.com



Payment to: C.E.S. (TX Div Accounts Office) P.O. Box 131811 Dallas, TX 75313



TO PAY ONLINE VISIT www.cityelectricsupply.com

FOR COMPLETE TERMS OF SALE, SEE SELLER'S ONLINE T&Cs AT CITYELECTRICSUPPLY.COM. RISK OF LOSS IN THE GOODS PASSES TO BUYER: (i) UPON DELIVERY TO BUYER'S DESIGNATED DELIVERY SITE IF GOODS ARE DELIVERED IN SELLER'S OWN VEHICLE; OR (ii) AT THE POINT OF SHIPMENT VIA DROPSHIP OR THIRD PARTY CARRIER; OR (iii) UPON BUYER POSSESSION IN ALL OTHER CASES. THE GOODS REMAIN THE PROPERTY OF SELLER UNTIL PAID FOR IN FULL. GOODS ARE SOLD SUBJECT TO SELLER'S TERMS OF SALE AND VENDORS' TERMS OF SALE, COPIES OF WHICH ARE AVAILABLE UPON REQUEST. E & OE. Please visit our website for company information and product promotions.

Branch ID#: 159 Group ID#: 9016

Goods Total:	\$	479.50
Tax Rate:		0.00%
Tax Total:	\$	0.00
Total	\$	479.50



Hernando County Sheriff's Office

18900 Cortez Blvd
Brooksville, FL 34603

INVOICE

Invoice ID:	80156
Date:	01/29/2024
Customer #:	
Due Date:	02/12/2024
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 #99987 - CHELESEA ECCLES at Sterling Hill Subdivision from 1/28/2024 9:00 PM to 1/29/2024 12:00 AM	3.000	\$40.00	\$120.00
TOTAL:	3.000		\$120.00

Amount Paid:	\$0.00
Balance Due:	\$120.00



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:	80423
Date:	02/18/2024
Customer #:	
Due Date:	03/03/2024
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 #99995 - CHELESEA ECCLES at Sterling Hill Subdivision from 2/17/2024 9:00 PM to 2/18/2024 12:00 AM <i>Note: Activity log submitted</i>	3.000	\$40.00	\$120.00
TOTAL:	3.000		\$120.00

Amount Paid:	\$0.00
Balance Due:	\$120.00

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:	80420
Date:	02/17/2024
Customer #:	
Due Date:	03/02/2024
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 #99837 - CHRIS CROFT at Sterling Hill Subdivision from 2/16/2024 6:00 PM to 2/16/2024 9:00 PM	3.000	\$40.00	\$120.00
TOTAL:	3.000		\$120.00

Amount Paid:	\$0.00
Balance Due:	\$120.00

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.

Sterling Hill CDD Regular Meeting

Meeting Date: February 15, 2024

SUPERVISOR PAY REQUEST

<u>Name of Board Supervisor</u>	<u>Check if paid</u>	
Christina Miller	X	CM021524
Sandra Manuele	X	SM021524
Nancy Feliu	X	NF021524
Michael Gebala	X	MG021524
Darrin Bagnuolo	X	DB021524

NOTE: Supervisors are only paid if checked.

EXTENDED MEETING TIMECARD RECEIVED
02/16/24

Meeting Start Time:	9:41 AM
Meeting End Time:	12:32 PM
Total Meeting Time:	2 hours 51 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: William Minichino



Hernando County Sheriff's Office

18900 Cortez Blvd
Brooksville, FL 34603

INVOICE

Invoice ID:	80176
Date:	01/30/2024
Customer #:	
Due Date:	02/13/2024
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 #99830 - Dave Vargas at Sterling Hill Subdivision from 1/28/2024 6:00 PM to 1/28/2024 9:00 PM	3.000	\$40.00	\$120.00
TOTAL:	3.000		\$120.00

Amount Paid:	\$0.00
Balance Due:	\$120.00



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:	80252
Date:	02/04/2024
Customer #:	
Due Date:	02/18/2024
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 #99833 - Dave Vargas at Sterling Hill Subdivision from 2/4/2024 6:00 PM to 2/4/2024 9:00 PM	3.000	\$40.00	\$120.00
TOTAL:	3.000		\$120.00

Amount Paid:	\$0.00
Balance Due:	\$120.00

RECEIVED
02/07/24

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.



DCSI, Inc. "Security & Sound"
 P.O. Box 265
 Lutz, FL 33548
 (813)949-6500
 info@dcsisecurity.com
 http://DCSIsecurity.com

Invoice

BILL TO

Sterling Hill CDD
 3434 Colwell Ave. Suite 200
 Tampa, FL 33614

INVOICE #	DATE	TOTAL DUE	DUE DATE	TERMS	ENCLOSED
31725	02/21/2024	\$145.00	03/07/2024	Net 15	

P.O. NUMBER
10707

SALES REP
Tech: DC

ACCT#/LOT/BLK
Sterling Hill South

DATE	ACTIVITY	QTY	RATE	AMOUNT
01/23/2024	<p>Camera/DVR Service Reason for call: Bus stop cameras not connecting to NVR after power outage.</p> <p>Tech notes: Checked main router networking and PTP transmitter and receiver. Reset PTP at bus stop and clubhouse - the network reconnected and cameras are back up - system is OK.</p>	1	145.00	145.00

Thank you for choosing DCSI, Inc as your "Security & Sound" company!
 *ALL SYSTEMS COME WITH 90 DAYS WARRANTY ON LABOR AND ONE YEAR WARRANTY ON PARTS, UNLESS OTHERWISE NOTED.
 **Returned Checks will receive \$25 NSF Fee.
 ***Late Fees are 1.5% per month

BALANCE DUE

\$145.00



DCSI, Inc. "Security & Sound"
 P.O. Box 265
 Lutz, FL 33548
 (813)949-6500
 info@dcsisecurity.com
 http://DCSIsecurity.com

Invoice

BILL TO

Sterling Hill CDD
 3434 Colwell Ave. Suite 200
 Tampa, FL 33614

INVOICE #	DATE	TOTAL DUE	DUE DATE	TERMS	ENCLOSED
31722	02/21/2024	\$145.00	03/07/2024	Net 15	

P.O. NUMBER
10753

SALES REP
Tech: DC

ACCT#/LOT/BLK
Sterling Hill North

DATE	ACTIVITY	QTY	RATE	AMOUNT
01/12/2024	<p>Camera/DVR Service Reason for call: (3) remote cameras are down - basketball court, parking lot, and storage gate.</p> <p>Tech notes: 1. Checked the internet transmitter at the storage lot. "No internet" - reset transmitter and receiver. Internet and cameras are back up.</p>	1	145.00	145.00

Thank you for choosing DCSI, Inc as your "Security & Sound" company!
 *ALL SYSTEMS COME WITH 90 DAYS WARRANTY ON LABOR AND ONE YEAR WARRANTY ON PARTS, UNLESS OTHERWISE NOTED.
 **Returned Checks will receive \$25 NSF Fee.
 ***Late Fees are 1.5% per month

BALANCE DUE

\$145.00



Hernando County Sheriff's Office

18900 Cortez Blvd
Brooksville, FL 34603

INVOICE

Invoice ID:	80220
Date:	02/02/2024
Customer #:	
Due Date:	02/16/2024
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 #99831 - EDWARD BRANDHUBER at Sterling Hill Subdivision from 2/2/2024 6:00 PM to 2/2/2024 9:00 PM	3.000	\$40.00	\$120.00
TOTAL:	3.000		\$120.00

Amount Paid:	\$0.00
Balance Due:	\$120.00

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
02/07/24



7823 N Dale Mabry Hwy STE 107

Ofc: 813-870-2966
 Fax: 813-870-2896

Invoice

Date	Invoice #
2/5/2024	30570

Bill To
Sterling Hills Jason Pond 3434 Colwell Ave STE 200 Tampa, Fl 33614 813-514-0400

Ship To
Sterling Hills Jason Pond 4411 Sterling Hill Blvd. Spring Hill, FL 34609 352-686-5161

S.O. No.	P.O. No.	Terms	Rep
30258		Due on receipt	KM

Item	Description	Ordered	Prev. Invoi...	Invoiced	Rate	Amount
PM Quarterly	Quarterly Preventative Maintenance - Inspected - Tested -Tightened & Lubricated Fitness Equipment				235.00	235.00

Subtotal		\$235.00
Sales Tax (0.0%)		\$0.00
Total		\$235.00
Payments/Credits		\$0.00
Balance Due		\$235.00

Invoices are considered delinquent thirty (30) days from the invoice date. Interest shall accrue on all past due invoices at the rate of 1.5% per month, or the maximum rate allowable by law, and the client agrees to be liable for all costs related to collection of delinquent invoices, including court costs and attorney's fees.





7823 N Dale Mabry Hwy STE 107

Ofc: 813-870-2966
 Fax: 813-870-2896

Invoice

Date	Invoice #
2/5/2024	30571

Bill To
Sterling Hills Jason Pond 3434 Colwell Ave STE 200 Tampa, Fl 33614 813-514-0400

Ship To
Sterling Hills Jason Pond 4250 Sterling Hills Blvd Spring Hill, FL 34609

S.O. No.	P.O. No.	Terms	Rep
30260		Due on receipt	KM

Item	Description	Ordered	Prev. Invoi...	Invoiced	Rate	Amount
PM Quarterly	Quarterly Preventative Maintenance - Inspected - Tested -Tightened & Lubricated Fitness Equipment				95.00	95.00

				Subtotal	\$95.00
				Sales Tax (0.0%)	\$0.00
				Total	\$95.00
				Payments/Credits	\$0.00
				Balance Due	\$95.00

Invoices are considered delinquent thirty (30) days from the invoice date. Interest shall accrue on all past due invoices at the rate of 1.5% per month, or the maximum rate allowable by law, and the client agrees to be liable for all costs related to collection of delinquent invoices, including court costs and attorney's fees.





State of Florida
Department of Revenue

[DOR Home](#) [e-Services Home](#) [Print Page](#) [Contacts](#) [Logout](#)
Sales Tax - [Click for Help](#) NODE: 4

Original Return

FOR YOUR RECORDS ONLY - DO NOT MAIL

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

Access Source: 37-8015579013-3

Confirmation Number: 240216722424

DR15-EZ

Certificate Number	Collection Period	Confirm Date and Time
37-8015579013-3	01/2024	02/16/2024 10:14:31 AM ET

Location Address

5241 STERLING HILL BLVD
SPRING HILL, FL 34609-0000

STERLING HILL COMMUNITY DEVELOPMENT
DIST
3434 COLWELL AVE STE 200
TAMPA, FL 33614-8390

Contact Information	
Name	Jillian Minichino
Phone	(813) 994 - 1001
Email	JMinichino@rizzetta.com

Debit Date:	2/20/2024
Amount for Check:	\$180.96
Bank Routing Number:	263191387
Bank Account Number:	1100026309296
Bank Account Type:	Checking
Corporate/Personal:	Corporate
Name on Bank Account:	STERLING HILL COMMUNITY DEVELOPMENT DIST

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

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

Signature:	Nathan Poirier
Phone Number:	813-994-1001
EMail Address:	npoirier@rizzetta.com

1. Gross Sales <small>(Do not include tax)</small>	\$ 1093.90
2. Exempt Sales <small>(Include these in Gross Sales, Line 1)</small>	\$ 0.00
3. Taxable Sales/Purchases <small>(Include Internet/Out-of-State Purchases)</small>	\$ 1093.90

Discretionary Sales Surtax Information	
Taxable Sales and Purchases Not Subject to Discretionary Sales Surtax	
A.	\$ 0.00
B. Total Discretionary Sales Surtax Due	
	\$ 0.90

4. Total Tax Due <small>(Include Discretionary Sales Surtax from Line B)</small>	\$ 180.96
5. Less Lawful Deductions	\$ 0.00
6. Less DOR Credit Memo	\$ 0.00
7. Net Tax Due	\$ 180.96
8. a. Less (-) Collection Allowance; or if Late,	\$ 0.00
8. b. Plus (+) Penalty and Interest	\$ 0.00
9. Amount Due With Return	\$ 180.96

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

Payment you have authorized 180.96



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

www.hernandocounty.us

Statement Date
 Account Number

01/24/24
SS00001-00

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

Current Charges **219.61**
 Current Charges Due Date **02/13/24**
 Total Due **3.81CR**

SS0000100 9 000000381 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 CREDIT BALANCE *****
 No Payment is due at this time.

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

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

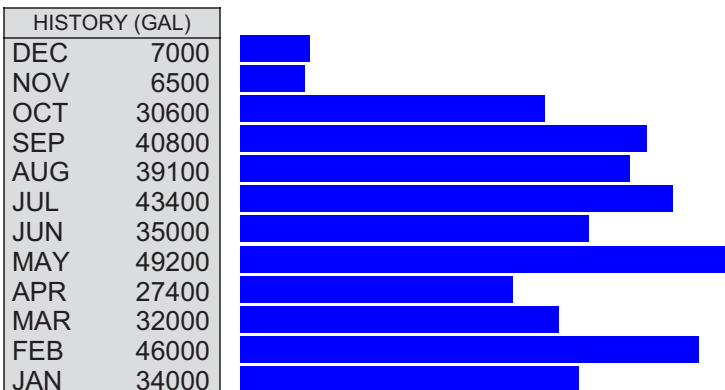
METER ID	METER SIZE/UNITS	METER READ	PREVIOUS READ	BILL FROM	BILL TO	DAYS IN READ
60658034	1 1/2"	5.0000	01/11/2024	12/12/2023	12/21/2023	01/24/2024 30
AVG MONTHLY USAGE	AVG USAGE LAST MONTH	AVG SAME MONTH LAST YEAR	3 YR RESIDENTIAL AVERAGE			
30200	32500	40000				
CURRENT READ	PREVIOUS READ	CONSUMPTION	IRR CURRENT READ	IRR PREVIOUS READ	CONSUMPTION - AVG CONSUMPTION	
4864800	4858800	6000				

1	\$1.91	0 - 50,000	11.46
2	\$2.85	50,001 - 100,000	N/A
3	\$3.79	100,001 - 150,000	N/A
4	\$5.70	150,001 - 250,000	N/A
5	\$9.49	250,001 - 375,000	N/A
6	\$13.29	375,001 - and up	N/A

PREVIOUS BALANCE 227.22
 PAYMENTS RECEIVED 450.64 CR
BALANCE FORWARD 223.42 CR

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

CURRENT ACTIVITY
 WATER USAGE 11.46
 WATER BASE CHG 45.95
 SEWER USAGE 34.20
 SEWER USAGE - Billed at \$5.70/1,000 gallons
 based on meter units
 SEWER BASE CHG 128.00



TOTAL CURRENT CHARGES 219.61
TOTAL DUE 3.81 CR

SS00001-00

02/14	TELEPHONE PAYMENT UTILITY	COUNTY OF HERNAN	9023566	187.09
02/14	TELEPHONE PAYMENT UTILITY	COUNTY OF HERNAN	9023572	249.61

PAYMENT OPTIONS:

- Enroll in Automatic Bill Payment (EFT) with your Checking or Savings – no additional fees apply
- Enroll in AutoPay with credit or debit card– additional fees apply
- Online Payments via website www.invoicecloud.com/hernandocounty - additional fees apply
- Pay by Phone by calling (352) 754-4037 option 3 for **24 hours a day and 7 days** a week access to our automated option – additional fees apply
- Drive-thru drop box conveniently located at 15365 Cortez Blvd., Brooksville, FL 34613 – no additional fees
- Payment centers located throughout the area. Visit www.hernandocounty.us and find us under “Departments”

Credit cards accepted: VISA, MasterCard, Discover, American Express.

If you choose to pay through a third-party vendor, you could risk a delay in delivery of your payment. Such delays may result in additional fees and/or disconnection of service. Customers who use their online banking service should allow enough time for the payment to reach HCUD in order to prevent additional fees and/or disconnection of service.

PAYMENT AND DISCONNECT POLICY:

Contact Customer Service department at (352) 754-4037 if your account is delinquent and in jeopardy of being disconnected.

A partial payment is not sufficient to resume service unless satisfactory arrangements have been made with Customer Service in advance.

- Utility bills become past due 20 days after the billing date
- Failure to receive a bill does not prevent service interruption or additional service charges
- Service may be disconnected for failure to pay the past due balance in full in a timely manner
- To restore service, all past due charges and fees must be paid in full
- Disconnection may result in an additional deposit being required
- Delinquent fees apply if service was interrupted **OR** scheduled for delinquent interruption

OVERTIME CHARGES apply to ANY services scheduled after 2PM, Weekends or Holidays.

AFTER HOURS AND EMERGENCIES: Our Customer Service and Operations Division responds to after hour call outs for **EMERGENCY TURN OFF ONLY**. For emergencies, please call (352) 754-4037.

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PLEASE MAIL CORRESPONDENCE TO OUR LOCAL OFFICE
15365 Cortez Blvd, Brooksville FL 34613

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 - 6 or 7 may water on **THURSDAY** before 8 am or after 6 pm
 - 8 or 9 may water on **FRIDAY** before 8 am or after 6 pm
- Areas with **no address** or **multiple addresses** (common grounds, shopping plazas etc) may water on **FRIDAY**.

Home Owners Associations please check with your organization or property manager.

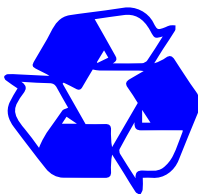
Are you pumping and irrigating from a private well? A lake? A pond? A river or stream?

Watering Restrictions Still Apply!

PREVENT DAMAGE TO YOUR WASTE WATER SYSTEM!

PLEASE FLUSH ONLY TOILET PAPER AND WHAT NATURE PROVIDES

Reduce, Reuse, Recycle



Curbside recycling is available at no additional charge to ALL Hernando County trash customers!
CALL 352-540-6457 to start recycling now!

Hernando County Mosquito Control

352-540-6552

DRAIN & COVER

A collection of icons related to mosquito control: a mosquito, a hand pouring water into a drain, a drain cover, a person in a shirt and pants, a bottle of liquid, and a house.

See us on **FACEBOOK** or under “Departments” at www.hernandocounty.us

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FERTILIZE APPROPRIATELY

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MULCH

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ATTRACT WILDLIFE

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MANAGE YARD PESTS RESPONSIBLY

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0 or 1	Mon	12:01am - 8am	or	6pm - 11:59pm
2 or 3	Tues	12:01am - 8am	or	6pm - 11:59pm
4 or 5	Wed	12:01am - 8am	or	6pm - 11:59pm
6 or 7	Thur	12:01am - 8am	or	6pm - 11:59pm
8 or 9	Fri	12:01am - 8am	or	6pm - 11:59pm
Mixed or No Address	Fri	12:01am - 8am	or	6pm - 11:59pm
No Watering Days	Sat & Sun	NONE		NONE

Reminder!

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Hernando County Utilities Department
15365 Cortez Boulevard • Brooksville, Florida 34613
352-754-4705



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

www.hernandocounty.us

Statement Date
Account Number

01/24/24
SS00013-00

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

Current Charges **147.09**
 Current Charges Due Date **02/13/24**
 Total Due **157.50CR**

SS0001300 6 000015750 2 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 CREDIT BALANCE *****
 No Payment is due at this time.

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

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

METER ID	METER SIZE/UNITS	METER READ	PREVIOUS READ	BILL FROM	BILL TO	DAYS IN READ
54750392	1"	2.5000	01/12/2024	12/13/2023	12/21/2023	01/24/2024 30
AVG MONTHLY USAGE		AVG USAGE LAST MONTH	AVG SAME MONTH LAST YEAR		3 YR RESIDENTIAL AVERAGE	
35600		37200	33800			
CURRENT READ	PREVIOUS READ	CONSUMPTION	IRR CURRENT READ	IRR PREVIOUS READ	CONSUMPTION - AVG CONSUMPTION	
1143600	1135700	7900				

Water Account			
1	\$1.91	0 - 25,000	15.08
2	\$2.85	25,001 - 50,000	N/A
3	\$3.79	50,001 - 75,000	N/A
4	\$5.70	75,001 - 125,000	N/A
5	\$9.49	125,001 - 187,500	N/A
6	\$13.29	187,501 - and up	N/A

PREVIOUS BALANCE 306.30
 PAYMENTS RECEIVED 610.89 CR
BALANCE FORWARD 304.59 CR

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

CURRENT ACTIVITY
 WATER USAGE 15.08
 WATER BASE CHG 22.98
 SEWER USAGE 45.03
 SEWER USAGE - Billed at \$5.70/1,000 gallons
 based on meter units
 SEWER BASE CHG 64.00

TOTAL CURRENT CHARGES 147.09
TOTAL DUE 157.50 CR

HISTORY (GAL)	
DEC	28400
NOV	28200
OCT	57700
SEP	17900
AUG	34000
JUL	39700
JUN	52900
MAY	38900
APR	51800
MAR	53300
FEB	17300
JAN	27300

SS00013-00

02/14	TELEPHONE PAYMENT UTILITY	COUNTY OF HERNAN	9023566	187.09
02/14	TELEPHONE PAYMENT UTILITY	COUNTY OF HERNAN	9023572	249.61

PAYMENT OPTIONS:

- Enroll in Automatic Bill Payment (EFT) with your Checking or Savings – no additional fees apply
- Enroll in AutoPay with credit or debit card– additional fees apply
- Online Payments via website www.invoicecloud.com/hernandocounty - additional fees apply
- Pay by Phone by calling (352) 754-4037 option 3 for **24 hours a day and 7 days** a week access to our automated option – additional fees apply
- Drive-thru drop box conveniently located at 15365 Cortez Blvd., Brooksville, FL 34613 – no additional fees
- Payment centers located throughout the area. Visit www.hernandocounty.us and find us under “Departments”

Credit cards accepted: VISA, MasterCard, Discover, American Express.

If you choose to pay through a third-party vendor, you could risk a delay in delivery of your payment. Such delays may result in additional fees and/or disconnection of service. Customers who use their online banking service should allow enough time for the payment to reach HCUD in order to prevent additional fees and/or disconnection of service.

PAYMENT AND DISCONNECT POLICY:

Contact Customer Service department at (352) 754-4037 if your account is delinquent and in jeopardy of being disconnected.

A partial payment is not sufficient to resume service unless satisfactory arrangements have been made with Customer Service in advance.

- Utility bills become past due 20 days after the billing date
- Failure to receive a bill does not prevent service interruption or additional service charges
- Service may be disconnected for failure to pay the past due balance in full in a timely manner
- To restore service, all past due charges and fees must be paid in full
- Disconnection may result in an additional deposit being required
- Delinquent fees apply if service was interrupted **OR** scheduled for delinquent interruption

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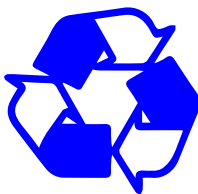
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&
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352-754-4705



Hernando County Sheriff's Office

18900 Cortez Blvd
Brooksville, FL 34603

INVOICE

Invoice ID:	80137
Date:	01/28/2024
Customer #:	
Due Date:	02/11/2024
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 #99829 - Jason Stevens at Sterling Hill Subdivision from 1/27/2024 6:00 PM to 1/27/2024 9:00 PM	3.000	\$40.00	\$120.00
TOTAL:	3.000		\$120.00

Amount Paid:	\$0.00
Balance Due:	\$120.00

RECEIVED
01/31/24

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:	80237
Date:	02/04/2024
Customer #:	
Due Date:	02/18/2024
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 #99832 - Jason Stevens at Sterling Hill Subdivision from 2/3/2024 6:00 PM to 2/3/2024 9:00 PM	3.000	\$40.00	\$120.00
TOTAL:	3.000		\$120.00

Amount Paid:	\$0.00
Balance Due:	\$120.00

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Hernando County Sheriff's Office

18900 Cortez Blvd
Brooksville, FL 34603

INVOICE

Invoice ID:	80238
Date:	02/04/2024
Customer #:	
Due Date:	02/18/2024
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 #99989 - Jason Stevens at Sterling Hill Subdivision from 2/3/2024 9:00 PM to 2/4/2024 12:00 AM	3.000	\$40.00	\$120.00
TOTAL:	3.000		\$120.00

Amount Paid:	\$0.00
Balance Due:	\$120.00

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Hernando County Sheriff's Office

18900 Cortez Blvd
Brooksville, FL 34603

INVOICE

Invoice ID:	80068
Date:	01/22/2024
Customer #:	
Due Date:	02/05/2024
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 #99983 - Jesse Fletcher at Sterling Hill Subdivision from 1/20/2024 9:00 PM to 1/21/2024 12:00 AM	3.000	\$40.00	\$120.00
TOTAL:	3.000		\$120.00

Amount Paid:	\$0.00
Balance Due:	\$120.00

Notes

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RECEIVED
01/31/24



Hernando County Sheriff's Office

18900 Cortez Blvd
Brooksville, FL 34603

INVOICE

Invoice ID:	80058
Date:	01/22/2024
Customer #:	
Due Date:	02/05/2024
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 #99982 - JESSICA HEMLEY at Sterling Hill Subdivision from 1/19/2024 9:00 PM to 1/20/2024 12:00 AM	3.000	\$40.00	\$120.00
TOTAL:	3.000		\$120.00

Amount Paid:	\$0.00
Balance Due:	\$120.00

RECEIVED
01/31/24

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Hernando County Sheriff's Office

18900 Cortez Blvd
Brooksville, FL 34603

INVOICE

Invoice ID:	80454
Date:	02/20/2024
Customer #:	
Due Date:	03/05/2024
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 #99838 - Joshua Mitro at Sterling Hill Subdivision from 2/17/2024 6:00 PM to 2/17/2024 9:00 PM	3.000	\$40.00	\$120.00
TOTAL:	3.000		\$120.00

Amount Paid:	\$0.00
Balance Due:	\$120.00

Notes

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18900 Cortez Blvd
Brooksville, FL 34603

INVOICE

Invoice ID:	80319
Date:	02/10/2024
Customer #:	
Due Date:	02/24/2024
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 #99991 - Juan Perez at Sterling Hill Subdivision from 2/9/2024 9:00 PM to 2/10/2024 12:00 AM	3.000	\$40.00	\$120.00
TOTAL:	3.000		\$120.00

Amount Paid:	\$0.00
Balance Due:	\$120.00

RECEIVED
02/15/24

Notes

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Please Remit Payment to:

Juniper Landscaping of Florida, LLC
PO Box 628395
Orlando FL 32862-8395



Invoice 247471

Bill To
Sterling Hill CDD c/o Rizzetta and Company 3434 Colwell Ave. Ste. 200 Tampa, FL 33614

Date	Due Date
01/22/24	2/21/2024
Account Owner	PO#
Angel Rivera	

Item	Amount
#212022 - Sterling Hill 2023-2024 Single Ticket Maintenance Contract	
<i>Insect and Disease Control - 01/18/2024</i>	\$300.00

RECEIVED
01/22/24

Grand Total \$300.00

1-30 Days	31-60 Days (Past Due)	61-90 Days (Past Due)	91-120 Days (Past Due)	121+ Days (Past Due)
\$19,645.83	\$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.

Please Remit Payment to:

Juniper Landscaping of Florida, LLC
PO Box 628395
Orlando FL 32862-8395



Invoice 247476

Bill To
Sterling Hill CDD c/o Rizzetta and Company 3434 Colwell Ave. Ste. 200 Tampa, FL 33614

Date	Due Date
01/22/24	2/21/2024
Account Owner	PO#
Angel Rivera	

Item	Amount
	\$4,368.33

#243069 - Top choice sterling thill BLVD ONLY

Juniper would like to propose doing top choice this year do to the amount of any mounds we are noticing on the Blvd and Elgin wall.

Plant Material - 01/18/2024

Juniper would like to propose doing top choice this year do to the amount of any mounds we are noticing on the Blvd and Elgin wall.

RECEIVED
01/22/24

Grand Total \$4,368.33

1-30 Days	31-60 Days (Past Due)	61-90 Days (Past Due)	91-120 Days (Past Due)	121+ Days (Past Due)
\$24,014.16	\$0.00	\$0.00	\$0.00	\$0.00

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Invoice 248063

Bill To
Sterling Hill CDD c/o Rizzetta and Company 3434 Colwell Ave. Ste. 200 Tampa, FL 33614

Date	Due Date
01/29/24	2/28/2024
Account Owner	PO#
Angel Rivera	

Item	Qty/UOM	Rate	Ext. Price	Amount
				\$825.82

#253581 - Mainline Break Sterling Hill Blvd

Mainline was report past dunwoody dr heading north.

Repair is completed.



Control Components - 01/11/2024

Irrigation Tech Labor	8.00HR	\$75.00	\$600.00
Misc Fittings - 1.25" - 2"	2.00EA	\$8.57	\$17.14
NDS Pro-Span PVC Expansion Repair Coupling 1-1/4 in. Socket x Spigot SLIP FIX	1.00EA	\$36.00	\$36.00
NDS Pro-Span PVC Expansion Repair Coupling 3 in. Socket x Spigot SLIP FIX	1.00EA	\$86.23	\$86.23

Thank you for allowing us to serve you.

PVC Pipe 1 1/4 in. x 20 ft. Schedule 40 Bell End (Sold per ft.)	10.00FT	\$1.71	\$17.14
PVC Pipe 3 in. x 20 ft. Schedule 40 Bell End (Sold per ft.)	5.00FT	\$5.31	\$26.57
Sch 40 PVC Coupling 3 in. Socket	2.00EA	\$9.35	\$18.69
<i>Fuel Surcharge 3.0% - 01/29/2024</i>			
Fuel Surcharge	801.77EA	\$0.03	\$24.05

Mainline was report past dunwoody dr heading north.

Repair is completed.



RECEIVED
01/29/24

Grand Total \$825.82

1-30 Days	31-60 Days (Past Due)	61-90 Days (Past Due)	91-120 Days (Past Due)	121+ Days (Past Due)
\$6,768.49	\$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.

Please Remit Payment to:

Juniper Landscaping of Florida, LLC
 PO Box 628395
 Orlando FL 32862-8395



Invoice 248064

Bill To
Sterling Hill CDD c/o Rizzetta and Company 3434 Colwell Ave. Ste. 200 Tampa, FL 33614

Date	Due Date
01/29/24	2/28/2024
Account Owner	PO#
Angel Rivera	

Item	Qty/UOM	Rate	Ext. Price	Amount
				\$1,274.34

#255545 - Mainline Break in Between Windance & Haverhill

There a mainline break at the valve male adapter on the south side in between Haverhill and windance.

Will need to replace valves due to sand or dirt inside valve.



Control Components - 01/25/2024

Hunter Globe Valve ICV Glass Filled Nylon 2 in. w/ Flow Control FIPT x FIPT	1.00EA	\$353.28	\$353.28
Irrigation Tech Labor	10.00HR	\$75.00	\$750.00
Misc Fittings - 1.25" - 2"	6.00EA	\$8.57	\$51.43
NDS Standard Valve Box Rectangle 14 in. x 19 in. x 12 in.H Black Box/Green Lid Overlapping ICV	1.00EA	\$61.03	\$61.03

Thank you for allowing us to serve you.

Spears PVC Expansion Repair Coupling 2 1.00EA \$58.60 \$58.60
in. Spigot x Socket SLIP FIX

There a mainline break at the valve male adapter on the south side in between Haverhill and windance.

Will need to replace valves due to sand or dirt inside valve.



RECEIVED
01/29/24

Grand Total \$1,274.34

1-30 Days	31-60 Days (Past Due)	61-90 Days (Past Due)	91-120 Days (Past Due)	121+ Days (Past Due)
\$6,768.49	\$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.

Please Remit Payment to:

Juniper Landscaping of Florida, LLC
PO Box 628395
Orlando FL 32862-8395



Invoice 249133

Bill To
Sterling Hill CDD c/o Rizzetta and Company 3434 Colwell Ave. Ste. 200 Tampa, FL 33614

Date	Due Date
02/01/24	3/2/2024
Account Owner	PO#
Angel Rivera	

Item	Amount
#212022 - Sterling Hill 2023-2024 Single Ticket Maintenance Contract February 2024	\$19,345.84

RECEIVED
02/01/24

Grand Total \$19,345.84

1-30 Days	31-60 Days (Past Due)	61-90 Days (Past Due)	91-120 Days (Past Due)	121+ Days (Past Due)
\$26,114.33	\$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.

Please Remit Payment to:

Juniper Landscaping of Florida, LLC
PO Box 628395
Orlando FL 32862-8395



Invoice 249159

Bill To
Sterling Hill CDD c/o Rizzetta and Company 3434 Colwell Ave. Ste. 200 Tampa, FL 33614

Date	Due Date
02/01/24	3/2/2024
Account Owner	PO#
Angel Rivera	

Item	Qty/UOM	Rate	Ext. Price	Amount
				\$1,800.00

#248739 - December wet check Diagnostic

Stations below did not operate during our wet check need to diagnose.

Clock A

Zone 13- low pressure

Clock D

Most of these zones run by Elgin road where the construction are working.

Zone 1-5 No response

Zone 6- has 2 broken lateral line, broken by construction

Zone 8- no response

Zone 10- no response

Zone 15- no response

Zone 21- no response

Zone 24-26 no response

Thank you for allowing us to serve you.

Clock F

zone 20 has a big break under a big metal sheet that was lay by another construction company.

Outside of the club house. I have removed the run time on this zone to stop the leak until the construction company finish their project.

Clock G

zone 3 - no response

Clock H

Zone 3- big lateral line by oak tree

Zone 8- alarm

Clock I

Zone 7 no response

Control Components - 01/31/2024

Irrigation Diagnostic Labor	20.00HR	\$90.00	\$1,800.00
-----------------------------	---------	---------	------------

Stations below did not operate during our wet check need to diagnose.

Clock A

Zone 13- low pressure

Clock D

Most of these zones run by Elgin road where the construction are working.

Zone 1-5 No response

Zone 6- has 2 broken lateral line, broken by construction

Zone 8- no response

Thank you for allowing us to serve you.

Zone 10- no response
 Zone 15- no response
 Zone 21- no response
 Zone 24-26 no response

Clock F

zone 20 has a big break under a big metal sheet that was lay by another construction company. Outside of the club house. I have removed the run time on this zone to stop the leak until the construction company finish their project.

Clock G

zone 3 - no response

Clock H

Zone 3- big lateral line by oak tree

Zone 8- alarm

Clock I

Zone 7 no response

RECEIVED
 02/01/24

Grand Total \$1,800.00

1-30 Days	31-60 Days (Past Due)	61-90 Days (Past Due)	91-120 Days (Past Due)	121+ Days (Past Due)
\$27,914.33	\$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.



Hernando County Sheriff's Office

18900 Cortez Blvd
Brooksville, FL 34603

INVOICE

Invoice ID:	80124
Date:	01/27/2024
Customer #:	
Due Date:	02/10/2024
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 #99985 - Kevin Keiper at Sterling Hill Subdivision from 1/26/2024 9:00 PM to 1/27/2024 12:00 AM	3.000	\$40.00	\$120.00
TOTAL:	3.000		\$120.00

Amount Paid:	\$0.00
Balance Due:	\$120.00

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
01/31/24



KILINSKI | VAN WYK

Kilinski | Van Wyk PLLC

P.O. Box 6386
Tallahassee, Florida 32314

Sterling Hill CDD
5844 Old Pasco Rd. Suite 100
Wesley Chapel, FL 33544

INVOICE

Invoice # 8512
Date: 01/17/2024
Due On: 02/16/2024

Sterling Hill CDD -01 General

Type	Attorney	Date	Notes	Quantity	Rate	Total
Service	LG	12/07/2023	Confer with construction counsel regarding defect complaint.	0.30	\$355.00	\$106.50
Service	LG	12/08/2023	Review draft agenda and send feedback.	0.20	\$355.00	\$71.00
Service	LG	12/13/2023	Confer with King regarding bond requirements; prepare second letter to Whitaker regarding default under the contract.	1.30	\$355.00	\$461.50
Service	LG	12/13/2023	Finalize and provide draft amenity rules for agenda.	0.40	\$355.00	\$142.00
Service	CR	12/14/2023	Review and analyze agenda packet including various proposal, reports, and documents; Review and analyze landscaping agreement in accordance with proposals.	1.70	\$275.00	\$467.50
Service	LG	12/15/2023	Revise and finalize second letter regarding contractual default.	0.60	\$355.00	\$213.00
Expense	AL	12/15/2023	Certified Mail: Letter to Whittaker	1.00	\$13.81	\$13.81
Expense	AL	12/15/2023	Certified Mail: Letter to Liberty Mutual	1.00	\$13.81	\$13.81
Service	LG	12/18/2023	Provide comments to November minutes; confer with Minichino regarding agenda items.	0.60	\$355.00	\$213.00
Service	CR	12/19/2023	Research status of public facilities report.	0.30	\$275.00	\$82.50
Service	LG	12/20/2023	Review draft complaint for HA5 defects; send copy of letters to Board; confer with King regarding litigation status.	1.60	\$355.00	\$568.00

Service	CR	12/21/2023	Draft geotechnical engineering agreement; Draft landscape management work authorization; Draft rule making and rule development notice; Draft shade session notice.	2.30	\$275.00	\$632.50
Service	LG	12/21/2023	Prepare for, travel to, and attend Board meeting.	4.20	\$355.00	\$1,491.00
Expense	AL	12/21/2023	Mileage: Travel LG	92.20	\$0.655	\$60.39
Service	LG	12/27/2023	Review and revise notices of rulemaking and rule development and notice of shade session; confer with district staff regarding requirements for shade session.	1.20	\$355.00	\$426.00
					Total	\$4,962.51

Detailed Statement of Account

Current Invoice

Invoice Number	Due On	Amount Due	Payments Received	Balance Due	
8512	02/16/2024	\$4,962.51	\$0.00	\$4,962.51	
				Outstanding Balance	\$4,962.51
				Total Amount Outstanding	\$4,962.51

Please make all amounts payable to: Kilinski | Van Wyk PLLC

Please pay within 30 days.





Hernando County Sheriff's Office

18900 Cortez Blvd
Brooksville, FL 34603

INVOICE

Invoice ID:	80329
Date:	02/11/2024
Customer #:	
Due Date:	02/25/2024
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 #99992 - LAUREL GRAY at Sterling Hill Subdivision from 2/10/2024 9:00 PM to 2/11/2024 12:00 AM	3.000	\$40.00	\$120.00
TOTAL:	3.000		\$120.00

Amount Paid:	\$0.00
Balance Due:	\$120.00

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.



INVOICE

Invoice # 329
Date: 02/08/2024
Due On: 02/19/2024

Law Office of Adam C. King, P.A.

5322 Primrose Lake Circle, Suite D
Tampa, FL 33647-3659
Phone: 813-825-0405
Email: aking@akinglegal.com
akinglegal.com

Sterling Hill Community Development District
c/o Jillian Minichino
4411 Sterling Hill Blvd.
Spring Hill, FL 34609

00523-Sterling Hill CDD

Road Defect Claims Against Whitaker Contracting Corp. and Liberty Mutual Insurance Co.

Date	Attorney	Description	Quantity	Rate	Total
01/02/2024	ACK	Review correspondence from Liberty Mutual regarding initial demand letter.	0.20	\$350.00	\$70.00
01/08/2024	ACK	Review Case Management Order.	0.20	\$350.00	\$70.00
01/09/2024	ACK	Review Liberty Mutual response to default notice and request for documents.	0.20	\$350.00	\$70.00
01/09/2024	ACK	Review issues for meeting with Mr. Brelec and site inspection.	0.20	\$350.00	\$70.00
01/10/2024	ACK	Conferences with Stephen Breletec and Jason Pond. Conduct review of alleged road defects.	3.20	\$350.00	\$1,120.00
01/10/2024	ACK	Travel to and from Sterling Hill to conduct review of alleged road defects.	1.80	\$350.00	\$630.00
01/10/2024	ACK	Review and respond to email from Ms. Gentry regarding correspondence from Liberty Mutual.	0.10	\$350.00	\$35.00
01/11/2024	ACK	Telephone conference with Stephen Brelec regarding response to Whitaker document request.	0.20	\$350.00	\$70.00
01/11/2024	ACK	Review multiple emails regarding Whitaker requests for documents after inspection.	0.20	\$350.00	\$70.00
01/11/2024	ACK	Review and respond to email from Mr. Bagnuolo	0.10	\$350.00	\$35.00

		regarding Liberty records request.			
01/12/2024	ACK	Review Case Management Order and issues for call with Darrin Bagnuolo.	0.40	\$350.00	\$140.00
01/12/2024	ACK	Telephone conference with Mr. Bagnuolo regarding background of dispute.	1.30	\$350.00	\$455.00
01/12/2024	ACK	Review and respond to email correspondence from Ms. Minichino regarding historical documents.	0.10	\$350.00	\$35.00
01/15/2024	ACK	Review email from Nathan Poirier regarding accounting records.	0.10	\$350.00	\$35.00
01/15/2024	ACK	Review email from Jason Pond regarding dates of road work.	0.20	\$350.00	\$70.00
01/16/2024	ACK	Review issues for Board meeting.	0.20	\$350.00	\$70.00
01/16/2024	ACK	Review email from Ms. Gentry regarding Board meeting.	0.10	\$350.00	\$35.00
01/17/2024	ACK	Telephone conference with Christina Miller.	0.20	\$350.00	\$70.00
01/17/2024	ACK	Telephone conference with Michael Gebala.	0.20	\$350.00	\$70.00
01/17/2024	ACK	Telephone conference with Sandra Manuele.	0.10	\$350.00	\$35.00
01/18/2024	ACK	Prepare for Board meeting.	0.70	\$350.00	\$245.00
01/18/2024	ACK	Attend Board meeting and Shade Session.	1.80	\$350.00	\$630.00
01/18/2024	ACK	Travel to and from Board meeting and Shade Session.	1.80	\$350.00	\$630.00
			Quantity Subtotal		13.6
			Quantity Total		13.6
			Subtotal		\$4,760.00
			Total		\$4,760.00

Detailed Statement of Account



Current Invoice

Invoice Number	Due On	Amount Due	Payments Received	Balance Due
329	02/19/2024	\$4,760.00	\$0.00	\$4,760.00
			Outstanding Balance	\$4,760.00
			Total Amount Outstanding	\$4,760.00

Please make all amounts payable to: Law Office of Adam C. King, P.A. Federal Tax I.D. No. 87-3575317.

Remittance Advice

Checking Information

Remit checks to: Law Office of Adam C. King, P.A.
5322 Primrose Lake Circle, Suite D
Tampa, FL 33647-3659

Please include the invoice number above as an additional reference so we may accurately identify and apply your payment.



Hernando County Sheriff's Office

18900 Cortez Blvd
Brooksville, FL 34603

INVOICE

Invoice ID:	80023
Date:	01/21/2024
Customer #:	
Due Date:	02/04/2024
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 #99826 - Matthew Lapalme at Sterling Hill Subdivision from 1/20/2024 6:00 PM to 1/20/2024 9:00 PM	3.000	\$40.00	\$120.00
TOTAL:	3.000		\$120.00

Amount Paid:	\$0.00
Balance Due:	\$120.00



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:	80416
Date:	02/17/2024
Customer #:	
Due Date:	03/02/2024
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 #99994 - MATTHEW BEEBE at Sterling Hill Subdivision from 2/16/2024 9:00 PM to 2/17/2024 12:00 AM	3.000	\$40.00	\$120.00
TOTAL:	3.000		\$120.00

Amount Paid:	\$0.00
Balance Due:	\$120.00

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:	80134
Date:	01/28/2024
Customer #:	
Due Date:	02/11/2024
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 #99986 - Michael Renczkowski at Sterling Hill Subdivision from 1/27/2024 9:00 PM to 1/28/2024 12:00 AM	3.000	\$40.00	\$120.00
TOTAL:	3.000		\$120.00

Amount Paid:	\$0.00
Balance Due:	\$120.00

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
01/31/24



PANZNER'S TREE SERVICE, INC.

FREE ESTIMATES
COMMERCIAL & RESIDENTIAL
LICENSED & INSURED

- STUMPS
- TRIMMING
- REMOVAL
- DEMOSSING
- FIREWOOD

Guy Panzner (352) 596-3867
1-800-553-1183

6110 Waverly Road
Weeki Wachee, FL 34607

2030

INVOICE



352 PHONE 686-5161
 NAME Sterling Hills CDD
 ADDRESS 4411 Sterling Hill Blvd
 CITY SH STATE FL ZIP 34609

2-6-24

DESCRIPTION

Remove 2 limbs over BLC Pool
 Remove 2 lowest limbs on oak
 by playground
 Remove dead tree by pool
 Remove 2 dead trees (marked) on
 south side median

Barrington - 3775 Autumn Amber

Cut down large Oak &

PRICE

INVOICE COPY leave debris in

THANK YOU! woods.

Remove extra tree

SUB TOTAL 3000,-

TAX

TOTAL 3000,-

TECHNICIAN Manny CUSTOMER SIGNATURE

DATE OF ESTIMATE 1/26/26 DATE OF SERVICE 2/6/24

NOT PAID

RECEIVED
02/15/24



Invoice

Number	3953
Date	2/8/2024

Bill To
 Sterling Hill
 4411 Sterling Hill Blvd
 Spring Hill, FL, 34609

Mail Payments To:
 Pool Pros of Pasco
 4142 Mariner Blvd. #245
 Spring Hill, FL 34609

Project	Terms	Service Rep
Remodel	Due	Charles

Description	Amount
Day of Pool Waterline Install- 20% - \$16,463 Due	\$16,463.00

Amount Paid	\$0.00
Amount Due	\$16,463.00

Discount	\$0.00
Sub Total	\$16,463.00
Total	\$16,463.00

RECEIVED
 02/08/24



Invoice

Number	3954
Date	2/8/2024

Bill To
 Sterling Hill
 4411 Sterling Hill Blvd
 Spring Hill, FL, 34609

Mail Payments To:
 Pool Pros of Pasco
 4142 Mariner Blvd. #245
 Spring Hill, FL 34609

Project	Terms	Service Rep
---------	-------	-------------

Description	Amount
Day of Pool Prep- 10%- \$8,232 Due	\$8,232.00

Amount Paid	\$0.00
Amount Due	\$8,232.00

Discount	\$0.00
Sub Total	\$8,232.00
Total	\$8,232.00

RECEIVED
 02/09/24

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

Invoice

Date	Invoice #
2/1/2024	INV0000087121

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	\$509.08	\$509.08
Financial & Revenue Collections	1.00	\$424.42	\$424.42
Landscape Consulting Services	1.00	\$700.00	\$700.00
Management Services	1.00	\$2,020.00	\$2,020.00
Website Compliance & Management	1.00	\$100.00	\$100.00
		Subtotal	\$5,370.17
		Total	\$5,370.17

RECEIVED
 01/29/24

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

Invoice

Date	Invoice #
2/2/2024	INV0000087153

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	\$12,967.28	\$12,967.28

Subtotal	\$14,800.61
Total	\$14,800.61

RECEIVED
 02/02/24

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

Invoice

Date	Invoice #
12/31/2023	INV0000086566

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
Cell Phone	50.00	\$1.00	\$50.00

Subtotal	\$50.00
Total	\$50.00

RECEIVED
 02/05/24

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

Invoice

Date	Invoice #
1/31/2024	INV0000087176

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
Office Supplies - Business Cards	85.55	\$1.00	\$85.55
Cell Phone	50.00	\$1.00	\$50.00
Subtotal			\$135.55
Total			\$135.55

RECEIVED
 02/06/24

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

Invoice

Date	Invoice #
2/16/2024	INV0000087670

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	\$11,444.62	\$11,444.62
Subtotal			\$11,444.62
Total			\$11,444.62

RECEIVED
 02/16/24



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
1/30/2024	14080

Bill To
Sterling Hill CDD 4411 Sterlinghill Blvd Spring Hill, FL 34609

Job Name	Terms
Amersham	Due on receipt

Quantity	Description	Rate	Serviced	Amount
	Installed new callbox. Tested, all performing properly. Replaced bad circuit board in the exit curbside operator.			
1	Door King Tele entry 1835-080 w/3000 memory chips.	5,234.00		5,234.00
3	Hourly Tech Charge	105.00		315.00
1	CSW24UL control board	610.00		610.00

Estimate valid for 30 days.	Total	\$6,159.00
<p>Southern Automated Access Services, Inc. is not responsible for any of the following: Damages caused by vandalism, lightning/power surges or other natural causes such as water/flood, etc. Damages to drive gates or pedestrian gates caused by others. Gate closures on pedestrians, animals, and/or vehicles. Delayed or prevented access through drive gates or pedestrian gates for any vehicles, persons or animals including emergency vehicles or personnel due to mechanical failure. All material remains the property of SAAS, Inc, until final payment is made.</p>	Payments/Credits	\$0.00
	Balance Due	\$6,159.00

RECEIVED
01/30/24

Southern Automated Access Services

for Sterling Hill CDD

Summary Gate Phones 01/24

Inv #	Amount	Bill Date	Location	Phone	GL Code	Object Code
14021	\$53.95	01/17/24	Amersham Isles	352-515-8644	54100	4103
14025	\$53.95	01/17/24	Arborglades	352-403-6878	54100	4103
14012	\$53.95	01/17/24	Barrington	352-200-0045	54100	4103
14039	\$43.95	01/17/24	Brackenwood	813-527-1521	54100	4103
14020	\$43.95	01/17/24	Brightstone	352-200-9243	54100	4103
14032	\$53.95	01/17/24	Covey Run	352-403-6824	54100	4103
14023	\$43.95	01/17/24	Dunwoody	352-200-9285	54100	4103
14044	\$43.95	01/17/24	Edgemere	813-503-0957	54100	4103
14008	\$43.95	01/17/24	Glenburne	352-293-5649	54100	4103
14024	\$43.95	01/17/24	Haverhill	352-488-8717	54100	4103
14022	\$43.95	01/17/24	Mandalay	352-200-0606	54100	4103
14043	\$32.95	01/17/24	Storage Lot	352-238-5488	54100	4103
14007	\$43.95	01/17/24	Windance	352-606-8291	54100	4103
Total	\$600.35					

Grand Total \$600.35



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
1/17/2024	14021

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	1/13/2024	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



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
1/17/2024	14025

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	1/13/2024	53.95

Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days	Total	\$53.95
<p>Southern Automated Access Services, Inc. is not responsible for any of the following: Damages caused by vandalism, lightning/power surges or other natural causes such as water/flood, etc. Damages to drive gates or pedestrian gates caused by others. Gate closures on pedestrians, animals, and/or vehicles. Delayed or prevented access through drive gates or pedestrian gates for any vehicles, persons or animals including emergency vehicles or personnel due to mechanical failure. All material remains the property of SAAS, Inc, until final payment is made.</p>	Payments/Credits	\$0.00
	Balance Due	\$53.95



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
1/17/2024	14012

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	1/13/2024	53.95

Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days Southern Automated Access Services, Inc. is not responsible for any of the following: Damages caused by vandalism, lightning/power surges or other natural causes such as water/flood, etc. Damages to drive gates or pedestrian gates caused by others. Gate closures on pedestrians, animals, and/or vehicles. Delayed or prevented access through drive gates or pedestrian gates for any vehicles, persons or animals including emergency vehicles or personnel due to mechanical failure. All material remains the property of SAAS, Inc, until final payment is made.	Total	\$53.95
	Payments/Credits	\$0.00
	Balance Due	\$53.95



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
1/17/2024	14039

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	1/13/2024	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



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
1/17/2024	14020

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	1/13/2024	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



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
1/17/2024	14032

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	53.95	1/13/2024	53.95

<p>Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days</p> <p>Southern Automated Access Services, Inc. is not responsible for any of the following: Damages caused by vandalism, lightning/power surges or other natural causes such as water/flood, etc. Damages to drive gates or pedestrian gates caused by others. Gate closures on pedestrians, animals, and/or vehicles. Delayed or prevented access through drive gates or pedestrian gates for any vehicles, persons or animals including emergency vehicles or personnel due to mechanical failure. All material remains the property of SAAS, Inc, until final payment is made.</p>	Total	\$53.95
	Payments/Credits	\$0.00
	Balance Due	\$53.95



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
1/17/2024	14023

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	1/13/2024	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 personnel 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



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
1/17/2024	14044

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 813-503-0957	43.95	1/13/2024	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 personnel 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



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
1/17/2024	14008

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	1/13/2024	43.95

Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days Southern Automated Access Services, Inc. is not responsible for any of the following: Damages caused by vandalism, lightning/power surges or other natural causes such as water/flood, etc. Damages to drive gates or pedestrian gates caused by others. Gate closures on pedestrians, animals, and/or vehicles. Delayed or prevented access through drive gates or pedestrian gates for any vehicles, persons or animals including emergency vehicles or personnel due to mechanical failure. All material remains the property of SAAS, Inc, until final payment is made.	Total	\$43.95
	Payments/Credits	\$0.00
	Balance Due	\$43.95



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
1/17/2024	14024

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	1/13/2024	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



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
1/17/2024	14022

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	43.95	1/13/2024	43.95

<p>Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days</p> <p>Southern Automated Access Services, Inc. is not responsible for any of the following: Damages caused by vandalism, lightning/power surges or other natural causes such as water/flood, etc. Damages to drive gates or pedestrian gates caused by others. Gate closures on pedestrians, animals, and/or vehicles. Delayed or prevented access through drive gates or pedestrian gates for any vehicles, persons or animals including emergency vehicles or personnel due to mechanical failure. All material remains the property of SAAS, Inc, until final payment is made.</p>	Total	\$43.95
	Payments/Credits	\$0.00
	Balance Due	\$43.95



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
1/17/2024	14043

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	1/13/2024	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 personnel 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 #
1/17/2024	14007

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	1/13/2024	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 personnel 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



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
2/14/2024	14143

Bill To
Sterling Hill CDD 4411 Sterlinghill Blvd Spring Hill, FL 34609

Job Name	Terms
ARBORGLADES	Due on receipt

Quantity	Description	Rate	Serviced	Amount
1	Report that the exit gates wouldn't open after a power outage. Both circuit boards were locked up. Cycled power, units resumed normal operation. 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	\$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
02/14/24



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
2/14/2024	14144

Bill To
Sterling Hill CDD 4411 Sterlinghill Blvd Spring Hill, FL 34609

Job Name	Terms
WINDANCE	Due on receipt

Quantity	Description	Rate	Serviced	Amount
1	Report that the entrance gates wouldn't open after a power outage. Both circuit boards were locked up. Performed a total power cycle, operators resumed normal operation. 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	\$105.00
Southern Automated Access Services, Inc. is not responsible for any of the following: Damages caused by vandalism, lightning/power surges or other natural causes such as water/flood, etc. Damages to drive gates or pedestrian gates caused by others. Gate closures on pedestrians, animals, and/or vehicles. Delayed or prevented access through drive gates or pedestrian gates for any vehicles, persons or animals including emergency vehicles or personnel due to mechanical failure. All material remains the property of SAAS, Inc, until final payment is made.	Payments/Credits	\$0.00
	Balance Due	\$105.00

RECEIVED
02/14/24



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
2/21/2024	14210

Bill To
Sterling Hill CDD 4411 Sterlinghill Blvd Spring Hill, FL 34609

Job Name	Terms
Garage	Due on receipt

Quantity	Description	Rate	Serviced	Amount
1	Replaced keyless entry on the garage			
1	877LM Keyless entry	88.00		88.00
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	\$193.00
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	\$193.00

Southern Automated Access Services

for Sterling Hill CDD

Summary Gate Phones 02/24

Inv #	Amount	Bill Date	Location	Phone	GL Code	Object Code
14172	\$53.95	02/19/24	Amersham Isles	352-515-8644	54100	4103
14176	\$43.95	02/19/24	Arborglades	352-403-6878	54100	4103
14162	\$53.95	02/19/24	Barrington	352-200-0045	54100	4103
14189	\$43.95	02/19/24	Brackenwood	813-527-1521	54100	4103
14170	\$43.95	02/19/24	Brightstone	352-200-9243	54100	4103
14183	\$43.95	02/19/24	Covey Run	352-403-6824	54100	4103
14174	\$43.95	02/19/24	Dunwoody	352-200-9285	54100	4103
14194	\$53.95	02/19/24	Edgemere	813-503-0957	54100	4103
14158	\$43.95	02/19/24	Glenburne	352-293-5649	54100	4103
14175	\$43.95	02/19/24	Haverhill	352-488-8717	54100	4103
14173	\$43.95	02/19/24	Mandalay	352-200-0606	54100	4103
14193	\$32.95	02/19/24	Storage Lot	352-238-5488	54100	4103
14157	\$43.95	02/19/24	Windance	352-606-8291	54100	4103
Total	\$590.35					

Grand Total \$590.35

RECEIVED
02/19/24



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
2/19/2024	14172

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	2/15/2024	53.95

<p>Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days</p> <p>Southern Automated Access Services, Inc. is not responsible for any of the following: Damages caused by vandalism, lightning/power surges or other natural causes such as water/flood, etc. Damages to drive gates or pedestrian gates caused by others. Gate closures on pedestrians, animals, and/or vehicles. Delayed or prevented access through drive gates or pedestrian gates for any vehicles, persons or animals including emergency vehicles or personnel due to mechanical failure. All material remains the property of SAAS, Inc, until final payment is made.</p>	Total	\$53.95
	Payments/Credits	\$0.00
	Balance Due	\$53.95



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
2/19/2024	14176

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	43.95	2/15/2024	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



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
2/19/2024	14162

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	2/15/2024	53.95

Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days	Total	\$53.95
<p>Southern Automated Access Services, Inc. is not responsible for any of the following: Damages caused by vandalism, lightning/power surges or other natural causes such as water/flood, etc. Damages to drive gates or pedestrian gates caused by others. Gate closures on pedestrians, animals, and/or vehicles. Delayed or prevented access through drive gates or pedestrian gates for any vehicles, persons or animals including emergency vehicles or personnel due to mechanical failure. All material remains the property of SAAS, Inc, until final payment is made.</p>	Payments/Credits	\$0.00
	Balance Due	\$53.95



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
2/19/2024	14189

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	2/15/2024	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



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
2/19/2024	14170

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	2/15/2024	43.95

<p>Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days</p> <p>Southern Automated Access Services, Inc. is not responsible for any of the following: Damages caused by vandalism, lightning/power surges or other natural causes such as water/flood, etc. Damages to drive gates or pedestrian gates caused by others. Gate closures on pedestrians, animals, and/or vehicles. Delayed or prevented access through drive gates or pedestrian gates for any vehicles, persons or animals including emergency vehicles or personnel due to mechanical failure. All material remains the property of SAAS, Inc, until final payment is made.</p>	Total	\$43.95
	Payments/Credits	\$0.00
	Balance Due	\$43.95



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
2/19/2024	14183

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	2/15/2024	43.95

<p>Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days</p> <p>Southern Automated Access Services, Inc. is not responsible for any of the following: Damages caused by vandalism, lightning/power surges or other natural causes such as water/flood, etc. Damages to drive gates or pedestrian gates caused by others. Gate closures on pedestrians, animals, and/or vehicles. Delayed or prevented access through drive gates or pedestrian gates for any vehicles, persons or animals including emergency vehicles or personnel due to mechanical failure. All material remains the property of SAAS, Inc, until final payment is made.</p>	Total	\$43.95
	Payments/Credits	\$0.00
	Balance Due	\$43.95



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
2/19/2024	14174

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	2/15/2024	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



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
2/19/2024	14194

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 813-503-0957	53.95	2/15/2024	53.95

Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days	Total	\$53.95
<p>Southern Automated Access Services, Inc. is not responsible for any of the following: Damages caused by vandalism, lightning/power surges or other natural causes such as water/flood, etc. Damages to drive gates or pedestrian gates caused by others. Gate closures on pedestrians, animals, and/or vehicles. Delayed or prevented access through drive gates or pedestrian gates for any vehicles, persons or animals including emergency vehicles or personnel due to mechanical failure. All material remains the property of SAAS, Inc, until final payment is made.</p>	Payments/Credits	\$0.00
	Balance Due	\$53.95



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
2/19/2024	14158

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	2/15/2024	43.95

Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days Southern Automated Access Services, Inc. is not responsible for any of the following: Damages caused by vandalism, lightning/power surges or other natural causes such as water/flood, etc. Damages to drive gates or pedestrian gates caused by others. Gate closures on pedestrians, animals, and/or vehicles. Delayed or prevented access through drive gates or pedestrian gates for any vehicles, persons or animals including emergency vehicles or personnel due to mechanical failure. All material remains the property of SAAS, Inc, until final payment is made.	Total	\$43.95
	Payments/Credits	\$0.00
	Balance Due	\$43.95



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
2/19/2024	14175

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	2/15/2024	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



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
2/19/2024	14173

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	43.95	2/15/2024	43.95

<p>Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days</p> <p>Southern Automated Access Services, Inc. is not responsible for any of the following: Damages caused by vandalism, lightning/power surges or other natural causes such as water/flood, etc. Damages to drive gates or pedestrian gates caused by others. Gate closures on pedestrians, animals, and/or vehicles. Delayed or prevented access through drive gates or pedestrian gates for any vehicles, persons or animals including emergency vehicles or personnel due to mechanical failure. All material remains the property of SAAS, Inc, until final payment is made.</p>	Total	\$43.95
	Payments/Credits	\$0.00
	Balance Due	\$43.95



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
2/19/2024	14193

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	2/15/2024	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 #
2/19/2024	14157

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	2/15/2024	43.95

Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days Southern Automated Access Services, Inc. is not responsible for any of the following: Damages caused by vandalism, lightning/power surges or other natural causes such as water/flood, etc. Damages to drive gates or pedestrian gates caused by others. Gate closures on pedestrians, animals, and/or vehicles. Delayed or prevented access through drive gates or pedestrian gates for any vehicles, persons or animals including emergency vehicles or personel due to mechanical failure. All material remains the property of SAAS, Inc, until final payment is made.	Total	\$43.95
	Payments/Credits	\$0.00
	Balance Due	\$43.95



Hernando County Sheriff's Office

18900 Cortez Blvd
Brooksville, FL 34603

INVOICE

Invoice ID:	79999
Date:	01/19/2024
Customer #:	
Due Date:	02/02/2024
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 #99825 - STEPHANIE SNOEK at Sterling Hill Subdivision from 1/19/2024 6:00 PM to 1/19/2024 9:00 PM <i>Note: awaiting check</i>	3.000	\$40.00	\$120.00
TOTAL:	3.000		\$120.00

Payments

DATE	PAYMENT METHOD	CHECK NUMBER	COMMENT	AMOUNT
01/19/2024			awaiting check	\$0.00

Amount Paid:	\$0.00
Balance Due:	\$120.00

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.



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.

				Road & Street Facilities - Gate Facility Main	Office Supplies	Fitness Equipment Maintenance & Repair	Vehicle Maintenance	Special Events	Clubhouse Misc. Expenses	Telephone, Internet, Cable
				54100-4635	57200-5101	57200-4914	57200-4660	57400-4775	57200-4733	57200-4103
Date	Vendor Name	Reason for Expenditure	Amount							
1/8/2024	Direct TV	North Clubhouse TV	\$ (98.13)							\$ (98.13)
1/8/2024	Direct TV	South Clubhouse TV	\$ (74.09)							\$ (74.09)
1/19/2024	In-Line Welding	Reweld broken gates @ Arborglades, Brackenwood & Dunwoody	\$ (880.00)	\$ (880.00)						
1/22/2024	Best Cleaners	Wash, fold, dry rags	\$ (37.80)					\$ (37.80)		
1/23/2024	Lowe's	Carpet Cleaner, kilz primer,	\$ (199.52)						\$ (199.52)	
1/24/2024	Lowe's	LED Light Bulbs, lubricant (2)	\$ (35.94)						\$ (35.94)	
1/26/2024	Publix	(2) Cards, gift card, plant (board approved)	\$ (99.46)						\$ (99.46)	
1/29/2024	Amazon	Cleaning wipes for gym, latex gloves L & XL (10) (10)	\$ (343.70)			\$ (343.70)				
1/29/2024	7-Eleven	Gas for work truck	\$ (78.00)				\$ (78.00)			
1/31/2024	Sam's Club	Trash bags, lysol toilet, tp, pledge, clorox clean up, paper towels	\$ (474.44)						\$ (474.44)	
1/31/2024	Community Controls	(50) programmed storage key fobs	\$ (316.50)						\$ (316.50)	
1/31/2024	Lowe's	??? Flags, bit set, paint brushes, glue, printers tape, mop heads	\$ (323.90)		\$ (323.90)					
2/2/2024	Best Cleaners	Wash, fold, dry rags	\$ (54.81)					\$ (54.81)		
2/5/2024	Amazon	Floor Scraper	\$ (44.67)						\$ (44.67)	
			(3,060.96)	(880.00)	(323.90)	(343.70)	(78.00)	(92.61)	(1,170.53)	(172.22)

DM Approval

Jillian Minichino

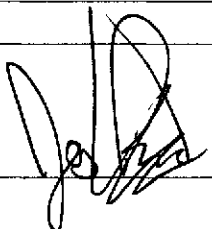
Date

2/8/2024

Sterling Hill CDD Credit Card Log

All expenditures must be supported by receipts in order to be eligible for reimbursement.
Attach all receipts to this form.

Date	Vendor Name	Reason For Expenditure	Amount
1/8/24	Direct TV	Direct TV for N. clubhouse & fitness center	98.13
1/8/24	Direct TV	Direct TV for S. clubhouse	74.09
1/16/24	Best Cleaners	Wash, fold, dry rags	37.80
1/18/24	In-Line Welding	Reweld broken gates @ Arborglades, Rockenwood, & Dunwoody	880.00
1/22/24	LOWES	carpet cleaner, kilz primer, texture, spray foam, weather strip, wire, screws	199.52
1/23/24	LOWES	led light bulbs, lubricant (2)	35.94
1/26/24	7-Eleven	Gas for work truck	78.00
1/26/24	Publix	(2) cards, gift card, plant (board approved)	99.46
1/26/24	Amazon.com	Cleaning wipes for gym, latex gloves L & XL (10)(10)	343.70
1/30/24	Sam's Club	trash bags, lysol toilet, tp, pledge, clorox clean up, paper towels	474.44
1/31/24	Lowes	irrigation flags, bit set, paint brushes, glue, painter tape, mop heads	323.90
1/31/24	Community Controls	(50) Programmed storage key fobs	316.50
2/2/24	Best Cleaners	Wash, fold, dry rags	54.81
2/5/24	Amazon.com	Floor scraper	44.67

Submitted By:  Date: 2/6/24

Total Amount: 3,060.96

Approved By: _____ Date: _____

Receipt from In-line welding and fabrication llc

In-line welding and fabrication llc <messenger@messaging.squareup.com>

Thu 1/18/2024 3:04 PM

To:sterlinghillclub@live.com <sterlinghillclub@live.com>

Square automatically sends receipts to the email address you used at any Square seller. [Learn more](#)

- Reweld broken Arbors lades pedestrian gate (picket & handle area).
- Reweld Brackenwood pedestrian gate picket and handle area.
- Reweld Dunwoody pedestrian gate picket.

In-line welding and fabrication llc



Let In-line welding and fabrication llc
know how your experience was

\$880.00

Custom Amount \$880.00

Total \$880.00

In-line welding and fabrication llc

Visa 4745 (Keyed)

Jan 18 2024 at 11:59 AM

VISA

#ZqND

Auth code: 061291

Run your own business?

R-2 - 5

2

Best Cleaners
4315 Lamson Avenue
Spring 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

85423

124448

Wash Dry Fold

Keneida M

Jan 16,24 3:32p

Hills, Sterling



4411 Sterling Hills Blvd
Spring Hill FL 34609

352-686-5161

Acct: 203653

Hang

1 Wash Dry Fold: 1.89 per lb Next 37.80
Day FOLD ALL ITEMS

1 Pcs Subtotal 37.80

Bas

Charged \$37.80

Not Responsible for Items Left Over 30
Days



Ready Wed Jan 17,24 5:00p



LOWE'S HOME CENTERS, LLC
4780 COMMERCIAL WAY
SPRING HILL, FL 34606 (352) 592-0176

-- SALE --

SALES#: S16058E6 4753260 TRANS#: 527561998 01-22-24

102573 32-07 RESOLVE CARPET CLEANER	15.96
2 @ 7.98	
2737932 KILZ ORIGINAL 1/E 16	40.98
70631 ETN USA 120/2770 DECO LIT	10.48
103047 TGLR 25 CT SNPSKRU HNTI A	7.98
329039 LP 35LT 10X1 PH PN HD SS	5.98
7900 1LB P610 DECK SCRW 2 IN G	9.98
567013 COLOR CHANGING WALL TEXTU	17.98
757617 BUTT SPLICE MS 16-14AWG 7	12.96
2 @ 6.48	
5462617 GORILLA SPRAY FOAM SEAL	6.98
325144 LP 36CT 10X1-1/2 PH PN HD	5.98
652996 ROYAL SOVEREIGN WEATHERED	35.48
5259708 DISCONNECT 16-14AWG INS F	4.38
409464 12CT #6-32 X 1 1/2 SS MCHIN	2.98
153052 ETN : G JUMBO DECO PLATE W	1.48
10777 1LB P610 DECK SCRW 1-1/4	9.98
1613061 25-F1 18/2 BLACK LAMP	4.98
404339 11CT #6-32X1.25IN SS MCH1	2.98

SUBTOTAL: 199.52
TOTAL TAX: 0.00
INVOICE #6628 TOTAL: 199.52
DEBITVISA: 199.52
CHANGE: 0.00

DEBITVISA: XXXXXXXXXX4745 AMOUNT: 199.52 AUTHCD: 03111

4

CHIP REFID:160509628738 01/22/24 14:45:56

*PIN VERIFIED

TRACE : 628738 RETRIEVAL: 160509628738

PURCHASE CASH BACK TOTAL DEBIT

199.52 0.00 199.52

TUR : 8080048000

TST : 6800

STORE: 1605 TERMINAL: 09 01/22/24 14:46:04

OF ITEMS PURCHASED: 19

EXCLUDES FEES, SERVICES AND SPECIAL ORDER ITEMS



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

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

LOWEST PRICE GUARANTEE

FOR MORE DETAILS, VISIT LOWES.COM/LOWESTPRICEGUARANTEE



LOWE'S HOME CENTERS, LLC
4780 COMMERCIAL WAY
SPRING HILL, FL 34606 (352) 592-0176

-- SALE --

SALES#: S16050G2 1661948 TRANS#: 361067516 01-23-24

1362503 MULTI MAX LUBRICANT	15.96
2 @ 7.98	

SUBTOTAL: 35.94
TOTAL TAX: 0.00
INVOICE 71879 TOTAL: 35.94
DEBITVISA: 35.94
CHANGE: 0.00

DEBITVISA: XXXXXXXXXX4745 AMOUNT: 35.94 AUTHCD: 026464

CHIP REFID:160510879071 01/23/24 13:55:08

*PIN VERIFIED

TRACE : 879071 RETRIEVAL: 160510879071

PURCHASE CASH BACK TOTAL DEBIT

35.94 0.00 35.94

TUR : 8080048000

TST : 6800

STORE: 1605 TERMINAL: 10 01/23/24 13:55:15

OF ITEMS PURCHASED: 3

EXCLUDES FEES, SERVICES AND SPECIAL ORDER ITEMS



THANK YOU FOR SHOPPING LOWE'S.
FOR DETAILS ON OUR RETURN POLICY, VISIT
LOWES.COM/RETURNS
A WRITTEN COPY OF THE RETURN POLICY IS AVAILABLE
AT OUR CUSTOMER SERVICE DESK

LOWEST PRICE GUARANTEE

FOR MORE DETAILS, VISIT LOWES.COM/LOWESTPRICEGUARANTEE

SHARE YOUR FEEDBACK!

ENTER FOR A CHANCE TO BE

ONE OF FIVE \$500 WINNERS DRAWN MONTHLY!

¡ENTRE EN EL SORTEO MENSUAL

PARA SER UNO DE LOS CINCO GANADORES DE \$500!

ENTER BY COMPLETING A SHORT SURVEY

WITHIN ONE WEEK AT: www.lowes.com/survey

YOUR ID #718799 160560 232690

NO PURCHASE NECESSARY TO ENTER OR WIN.

* VOID WHERE PROHIBITED. MUST BE 18 OR OLDER TO ENTER. *

* OFFICIAL RULES & WINNERS AT: www.lowes.com/survey *

STORE: 1605 TERMINAL: 10 01/23/24 13:55:15

Nathan Poirier

From: Jason Pond <sterlinghillclub@live.com>
Sent: Tuesday, February 6, 2024 12:07 PM
To: Nathan Poirier
Subject: [EXTERNAL]Re: Sterling Hill January Receipts
Attachments: January 2024 Receipts (End).pdf

NOTICE: This email originated from outside of the organization.

Do not click links or open attachments unless you recognize the sender and know the content is safe. Please use the Phish Alert! button to report suspicious messages.

Nathan,

Here are all the remaining receipts I have on hand. A lot of the charges from that bank statement I have already submitted on the credit card logs from 1/10 and 1/17.

For some reason I cannot find the Publix receipt dated 1/26. It was a board approved motion to buy Michael Gebala a board member, a card and gift card since he had surgery. I will run to Publix today to try to get a duplicate receipt from the purchase, but wanted to get the rest of these to you.

Jason Pond
Manager, Sterling Hill CDD
4411 Sterling Hill Blvd.
Spring Hill, Fl. 34609

352.686.5161
sterlinghillclub@live.com



Rizzetta & Company
Professionals in Community Management

35TH
ANNIVERSARY

From: Nathan Poirier <NPoirier@rizzetta.com>
Sent: Monday, February 5, 2024 4:09 PM
To: Jason Pond <sterlinghillclub@live.com>
Cc: Jason Pond <JPond@rizzetta.com>
Subject: Sterling Hill January Receipts

Good afternoon Jason,

Can you please send over the rest of your receipts from the month of January? I have attached the debit card bank statement for reference.

Thank you,

Nathan Poirier
CDD Staff Accountant

Rizzetta & Company
Phone: 813.533.2950 ext. 8023
npoirier@rizzetta.com

rizzetta.com



Electronic Mail Notice: Under Florida law, e-mail addresses are public records. If you do not want your e-mail address released in response to a public records request, do not send electronic mail to this entity. Instead, contact this office by phone or in writing.

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Details for Order #113-5125394-9956207

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

Order Placed: January 26, 2024

Amazon.com order number: 113-5125394-9956207

Order Total: \$343.70

Not Yet Shipped

Items Ordered

Price

2 of: *Vapor Fresh Cleaning Wipes - 4800 Wipes - 4 Refill Rolls for Gyms, Fitness Clubs and Schools - Plant Based Wet Wipes for Commercial Facilities* \$99.96

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

Supplied by: Other

Condition: New

1 of: *MedPride Powder-Free Nitrile Exam Gloves, Large, 100 Count, Pack of 10* \$71.89

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

Supplied by: Other

Condition: New

1 of: *MedPride Powder-Free Nitrile Exam Gloves, X-Large, Case/1000, 100 Count (Pack of 10)* \$71.89

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

Supplied by: Other

Condition: New

Shipping Address:

Sterling Hill CDD
4411 STERLING HILL BLVD
SPRING HILL, FL 34609-0866
United States

Shipping Speed:

Amazon Day Delivery

Payment information

Payment Method:

Visa ending in 4745

Item(s) Subtotal: \$343.70

Shipping & Handling: \$0.00

Total before tax: \$343.70

Estimated tax to be collected: \$0.00

Grand Total: \$343.70

Billing address

Jason Pond
3434 COLWELL AVE STE 200
TAMPA, FL 33614-8390
United States

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

14333 Springhill Dr.
Brooksville Rd 32791

7-ELEVEN 32791
XXXXXXXXXX3001
14333 SPRINGHILL DRI
SPRING HILL , FL
34609
01/26/2024 276719823
12:00:09 PM

XXXXXXXXXXXX4745
Debit
INVOICE 063348
AUTH 349338

*** REPRINT *** REPRINT *** REPRINT ***
PUMP# B

Regular 25.332G
PRICE/GAL \$3.079

FUEL TOTAL \$ 78.00

TOTAL \$ 78.00

*** REPRINT *** REPRINT *** REPRINT ***

DEBIT \$ 78.00

=====

Customer-activated Purchase/Capture

Site #: 000 00009953407

Shift Number

Sequence Number 17004

Chip Read

US DEBIT

Mode: Issuer

AID: A0000000980840

TVR: 8000048000

IAD: 0601120008000

PI: 6800

ARC: 00

TC: D6623CE04DFD15DA

APPROVED 349338

Verified by PIN

=====

Thank You,
Please Come Again



sam's club

Self Checkout

(352) 592 - 4737

BROOKSVILLE, FL

01/30/24 13:04 1396 04818 091 9091

JASON

980143634	136 TRSH FR	16.98	E
980143634	136 TRSH FR	16.98	E
980238935	LYSOL TOILE	11.98	E
980238935	LYSOL TOILE	11.98	E
980238935	LYSOL TOILE	11.98	E
980238935	LYSOL TOILE	11.98	E
980238935	LYSOL TOILE	11.98	E
980238935	LYSOL TOILE	11.98	E
46974	TOUPEL	33.98	E
46974	TOUPEL	33.98	E
662360	POM TISSUE	27.12	E
662360	POM TISSUE	27.12	E
980387982	60PK T-TONE	29.96	E
980246459	BLEACH CONC	18.40	E
990291721	PLEDGE LEMO	13.78	E
990291721	PLEDGE LEMO	13.78	E
990291721	PLEDGE LEMO	13.78	E
990291721	PLEDGE LEMO	13.78	E
741749	CLX CLN UP	16.48	E
741749	CLX CLN UP	16.48	E
741749	CLX CLN UP	16.48	E
741749	CLX CLN UP	16.48	E
741749	CLX CLN UP	16.48	E
741749	CLX CLN UP	16.48	E
440955	DRUM LINER	24.98	E
440955	DRUM LINER	24.98	E
	SUBTOTAL	474.44	
	TOTAL	474.44	
	DEBIT TEND	474.44	
	CHANGE DUE	0.00	

EFT DEBIT PAY FROM PRIMARY
 474.44 TOTAL PURCHASE
 US DEBIT **** * 4745 I 0
 NETWORK ID. 0056 APPR CODE 002339

US DEBIT
 AID 8000000980840
 AAC 8688606A1A523109
 *Pin Verified
 TERMINAL # 22297063

Visit samsclub.com to see your savings

ITEMS SOLD 26

TC# 8436 2917 7351 0885 8588 0



LOWE'S HOME CENTERS, LLC

4780 COMMERCIAL WAY

SPRING HILL, FL 34606 (352) 592-0176

- SALE -

SALES#: FSTLAN01 2649127 TRANS#: 199362951 01-31-24

576278	P 1-IN X 200-FT VIB URG F	7.96
	2 @ 3.98	
576279	PS PINK FLAGGING TAPE	7.96
	2 @ 3.98	
23904	2-IN SCH40 ADAPTER 436020	2.60
4143036	KB NO-PC IR DRIVE BIT SET	29.90
2566857	EXPAND FOAMUS 1/2(INX1/2IN	32.96
	2 @ 16.48	
184654	EXPAND N SEAL 1/4-IN TD 1	37.96
	2 @ 18.98	
5103513	ZIBRA 2-IN PRECISION	11.43
5183499	PS BETTER 2-IN SASH POLY	20.96
	2 @ 10.48	
80674	GORILLA ORIG POLY BLUE 18	21.98
51047	2-IN SCH40 BUSHING 438248	4.17
1072067	DU IN RIGHT ANGLE ATTACHM	24.98
1534621	I/O SUCTH BLUE 3CT 1.88 P	19.98
1031960	#24 BLEND MGP REFILL 1/2	14.97
155488	KB 21-PC TITANIUM DRILL I/O	25.98
5349114	KT-FISH TAPE GLOW 40 FDD1	59.98

SUBTOTAL: 323.90
 TOTAL TAX: 0.00
 INVOICE 99805 TOTAL: 323.90
 DEBITVISA: 323.90
 CHANGE: 0.00

DEBITVISA: XXXXXXXXXXXX4745 AMOUNT: 323.90 AUTHCD: 0343B

7

CHIP REFID:160550805753 01/31/24 11:42:39

*PIN VERIFIED

TRACE : 805753 RETRIEVAL: 160550805753

PURCHASE CASH BACK TOTAL DEBIT
 323.90 0.00 323.90

TVR : 8080048000

TSI : 6800 AID : A0000000980840

STORE: 1605 TERMINAL: 50 01/31/24 11:43:02

OF ITEMS PURCHASED: 20

EXCLUDES FEES, SERVICES AND SPECIAL ORDER ITEMS



THANK YOU FOR SHOPPING LOWE'S.
 FOR DETAILS ON OUR RETURN POLICY, VISIT
 LOWES.COM/RETURNS
 A WRITTEN COPY OF THE RETURN POLICY IS AVAILABLE
 AT OUR CUSTOMER SERVICE DESK

LOWEST PRICE GUARANTEE



Invoice

2480 South 3850 West, Suite A
 Salt Lake City, UT. 84120-7225
 Phone # 801-972-4331
 Fax # 801-972-1202

Date	Invoice #
1/25/2024	AAAA0674713

Bill To

Sterling Hill CDD
 sterlinghillclub@live.com
 4411 Sterling Hill Blvd
 Spring Hill, FL 34609

Ship To

Sterling Hill CDD
 Jason Pond
 4411 Sterling Hill Blvd
 Leasing Office Before 5:00 PM
 Spring Hill, FL 34609

P.O. Number	Terms	Due Date	Rep	Ordered On	Ship Via
	Net 30 - Email	2/24/2024	VAH	1/24/2024	FedEx - 2nd Day

Quantity	Item Code	Description	Price Each	Amount
1	ORDENTVAN	Order Entered Van	0.00	0.00T
1	NEWCUSVAN	New Customer Van	0.00	0.00T
1	NEWCUSLEV2	New Customer Level 2	0.00	0.00T
50	CARFOBTRAN...	Card, Translucent Keyfob Black. CARFOBTRANBLK-BLANK	4.73	236.50T
50	PROSURLAS	Programming and laser etching PROSURLAS	1.26	63.00T
1	FREIGHT	Shipping	17.00	17.00T
1	FREIGHT	Shipped On: 1/25/2024 10:00:00 AM Total Shipment Weight: 0.06 Pack: Tracking #: 270204348738	0.00	0.00

Our Federal Employer Identification number is: 87-0503711

ANY QUESTIONS CALL 800-284-2837 Opt #3.

RETURN POLICY:

Products you receive that are incorrect will need to be returned within 90 days in the same packaging to our office. If packages of new product are received after 90 days, we will issue a 25% restocking fee to your account.

Any special order items cannot be returned. Used products cannot be returned for credit.

Community Controls collects sales tax in certain states. In most states, purchases are not tax exempt merely because they were made over the internet or because a seller does not collect sales tax in those states. You should review purchases made from us to determine if any sales or use tax is owed and pay any tax owed to the appropriate tax authority.

Subtotal	\$316.50
Sales Tax (0.0%)	\$0.00
Total	\$316.50

Payments/Credits	\$0.00
Balance Due	\$316.50

Please remit payment to:
Community Controls
2480 South 3850 West Suite A
Salt Lake City, Utah 84120-7225

R-2 - 5

2

Best Cleaners
4315 Lamson Avenue
Spring 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*

86052

125365

Commercial Laundry

Keneida M

Feb 2, 24 5:16p

Hills, Sterling ★

4411 Sterling Hills Blvd
Spring Hill FL 34609

352-686-5161

Acct: 203653

Hang

1 Wash Dry Fold: Over 11 lbs Fold 54.81
All Items

1 Pcs Subtotal 54.81

Charged \$54.81



Ready Mon Feb 5, 24 5:00p

Details for Order #113-9809416-5874626

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

Order Placed: February 5, 2024
Amazon.com order number: 113-9809416-5874626
Order Total: \$44.67

Not Yet Shipped

Items Ordered

1 of: Bully Tools 91340 Big Bully Flooring Scraper. Long Fiberglass Handle.

Sold by: Bully Tools ([seller profile](#))

Supplied by: Other

Condition: New

Price
\$46.19

Shipping Address:

Sterling Hill CDD
4411 STERLING HILL BLVD
SPRING HILL, FL 34609-0866
United States

Shipping Speed:

Standard Shipping

Payment information

Payment Method:

Visa ending in 4745

Billing address

Jason Pond
3434 COLWELL AVE STE 200
TAMPA, FL 33614-8390
United States

Item(s) Subtotal:	\$46.19
Shipping & Handling:	\$0.00
Amazon Discount:	-\$1.52

Total before tax:	\$44.67
Estimated tax to be collected:	\$0.00

Grand Total:	\$44.67

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

[Conditions of Use](#) | [Privacy Notice](#) © 1996-2024, Amazon.com, Inc. or its affiliates

[Back to top](#)

English	United States
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[Help](#)

Tampa Bay Times

tampabay.com

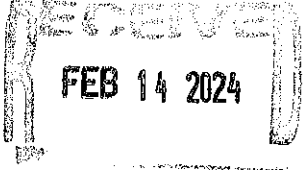
Times Publishing Company
 DEPT 3396
 PO BOX 123396
 DALLAS, TX 75312-3396
 Toll Free Phone: 1 (877) 321-7355
 Fed Tax ID 59-0482470

ADVERTISING INVOICE

Advertising Run Dates		Advertiser Name	
02/7/24		STERLING HILL CDD	
Billing Date		Sales Rep	Customer Account
02/07/2024		Deirdre Bonett	107011
Total Amount Due		Ad Number	
\$106.00		0000327717	

PAYMENT DUE UPON RECEIPT

Start	Stop	Ad Number	Product	Placement	Description PO Number	Ins.	Size	Net Amount
02/07/24	02/07/24	0000327717	Times	Legals CLS	ATTORNEY-CLIENT SESSION	1	2x61 L	\$102.00
02/07/24	02/07/24	0000327717	Tampabay.com	Legals CLS	ATTORNEY-CLIENT SESSION AffidavitMaterial	1	2x61 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	
02/7/24		STERLING HILL CDD	
Billing Date		Sales Rep	Customer Account
02/07/2024		Deirdre Bonett	107011
Total Amount Due		Ad Number	
\$106.00		0000327717	

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

STATE OF FLORIDA
COUNTY OF Hernando, Citrus

Before the undersigned authority personally appeared **Deirdre Bonett** 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: ATTORNEY-CLIENT SESSION** was published in said newspaper by print in the issues of: **2/ 7/24** 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.

DB

Signature Affiant

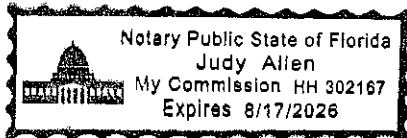
Sworn to and subscribed before me this **.02/07/2024**

Judy Allen

Signature of Notary Public

Personally known or produced identification

Type of identification produced _____



STERLING HILL
COMMUNITY DEVELOPMENT DISTRICT
NOTICE OF ATTORNEY-CLIENT SESSION AND BOARD MEETING

Notice is hereby given that the Board of Supervisors ("Board") of the Sterling Hill Community Development District ("District") will conduct an attorney-client shade session on Thursday, February 15, 2024, at 9:30 a.m. at the North Sterling Hill Clubhouse, 4411 Sterling Hill Boulevard, Spring Hill, Florida 34609.

} ss

The attorney-client shade session, which is closed to the public, relates to pending litigation in Case No. 2023-CA-1818, Sterling Hill Community Development District, v. Whitaker Contracting Corp. and Liberty Mutual Insurance Company, and is being held pursuant to Section 286.011(8), Florida Statutes. The subject matter of the closed attorney-client shade session shall be confined to settlement negotiations or strategy sessions related to litigation expenditures. The following persons are anticipated to be in attendance: Lauren Gentry, Esq., Adam King, Esq., Jillian Minichino, Matt Huber, Christina Miller, Sandra Manuele, Darrin Bagnuolo, Nancy Feliu, Michael Gebala, and a court reporter. The attorney-client shade session is anticipated to last 30 minutes, but may last shorter or longer depending upon the needs of the District.

Immediately following the closed attorney-client shade session, the Board will conduct a regular meeting to discuss any business which may come before the Board. The meeting of the District's Board is open to the public and will be conducted in accordance with the provisions of Florida law for community development districts. The meeting may be continued to a date, time and place approved by the Board on the record at the meeting without additional publication of notice. A copy of the agenda for this meeting may be obtained from the offices of the District Manager, Rizzetta & Company, Inc., at 3434 Colwell Avenue, Suite 200, Tampa, Florida 33614, Phone: (813) 994-1001, during normal business hours.

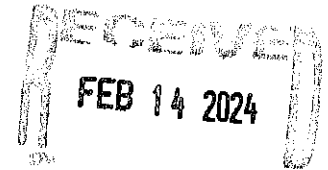
There may be occasions when one or more Supervisors will participate by telephone. Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this meeting is asked to advise the District Office at least forty-eight (48) hours before the meeting by contacting the District Manager at (813) 994-1001. If you are hearing or speech impaired, please contact the Florida Relay Service at 1 (800) 955-8770, who can aid you in contacting the District Office.

A person who decides to appeal any action taken at this meeting 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.

Jillian Minichino
District Manager

Run date: 2-7-24

0000327717



Tampa Bay Times
Published Daily

STATE OF FLORIDA
COUNTY OF Hernando, Citrus

} ss

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Signature Affiant

Sworn to and subscribed before me this **02/07/2024**

Signature of Notary Public

Personally known X or produced identification

Type of identification produced _____

STERLING HILL
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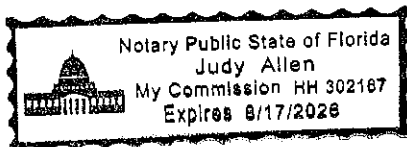
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Jillian Minichino
District Manager

Run date: 2-7-24

0000327717





INVOICE

Customer ID:**15-19762-63003**

Customer Name:

STERLING HILL CDD

Service Period:

02/01/24-02/29/24

Invoice Date:

01/25/2024

Invoice Number:

0918357-1568-0

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, 2024

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

\$339.10

If payment is received after 02/24/2024: **\$ 347.36**

Previous Balance	+	Payments	+	Adjustments	+	Current Invoice Charges	=	Total Account Balance Due
673.25		(673.25)		0.00		339.10		339.10

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	02/01/24		1.00	285.51
Energy Surcharge				45.02
Late Payment Charge for 11/28/2023 Invoice 905360	12/28/23			8.57
Total Current Charges				339.10

----- Please detach and send the lower portion with payment ----- (no cash or staples) -----

WM

WASTE MANAGEMENT INC. OF FLORIDA
 WM OF PASCO COUNTY
 PO BOX 3020
 MONROE, WI 53566-8320
 (800) 255-7172
 (813) 740-8408 FAX

Invoice Date	Invoice Number	Customer ID (Include with your payment)
01/25/2024	0918357-1568-0	15-19762-63003
Payment Terms	Total Due	Amount
Total Due by 02/24/2024	\$339.10	
If Received after 02/24/2024	\$347.36	

*** DO NOT PAY-AUTOMATIC PAYMENT WILL BE PROCESSED ***
 Your bank account will be drafted \$339.10.

1568000151976263003009183570000003391000000033910 2

10290C79

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



Prevent Truck & Facility Fires

Instead of placing these items in the garbage or recycling containers, visit your county or city website to find a household hazardous waste drop off location. You can also visit **call2recycle.org** to find a retailer who accepts batteries for proper recycling.

- NO**
- Propane tanks
 - Lithium-ion batteries
 - BBQ coals
 - Other hazardous items

Hazardous household items that are improperly disposed of can cause **garbage truck and facility fires**. This includes lithium-ion batteries that can be found in many electronics and toys.

This summer, remember to:

- Allow coals to cool, after grilling
- Dispose of coals in a sealed metal container
- Take hazardous waste to your local hazardous waste drop location



<input type="checkbox"/> 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	

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.

<input type="checkbox"/> Check Here
If I enroll in Automatic Deducting money from my account could take 1-2 billing cycles to process payment until payment is received.
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)



INVOICE

Customer ID:**14-49138-12001**

Customer Name:

STERLING HILL CDD

Service Period:

02/01/24-02/29/24

Invoice Date:

01/25/2024

Invoice Number:

0918250-1568-7

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, 2024

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

\$370.30

If payment is received after 02/24/2024: **\$ 379.32**

Previous Balance	+	Payments	+	Adjustments	+	Current Invoice Charges	=	Total Account Balance Due
734.44		(734.44)		0.00		370.30		370.30

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	02/01/24		1.00	311.79
Energy Surcharge				49.17
Late Payment Charge for 11/28/2023 Invoice 905251	12/28/23			9.34
Total Current Charges				370.30

----- Please detach and send the lower portion with payment ----- (no cash or staples) -----



WASTE MANAGEMENT INC. OF FLORIDA
WM OF PASCO COUNTY
PO BOX 3020
MONROE, WI 53566-8320
(800) 255-7172
(813) 740-8408 FAX

Invoice Date	Invoice Number	Customer ID (Include with your payment)
01/25/2024	0918250-1568-7	14-49138-12001
Payment Terms	Total Due	Amount
Total Due by 02/24/2024	\$370.30	
If Received after 02/24/2024	\$379.32	

*** DO NOT PAY-AUTOMATIC PAYMENT WILL BE PROCESSED ***
Your bank account will be drafted \$370.30.

1568000144913812001009182500000003703000000037030 1

10290C79

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



Prevent Truck & Facility Fires

Instead of placing these items in the garbage or recycling containers, visit your county or city website to find a household hazardous waste drop off location. You can also visit **call2recycle.org** to find a retailer who accepts batteries for proper recycling.

- NO**
- Propane tanks
 - Lithium-ion batteries
 - BBQ coals
 - Other hazardous items

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- Dispose of coals in a sealed metal container
- Take hazardous waste to your local hazardous waste drop location



<input type="checkbox"/> 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	

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.

<input type="checkbox"/> 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.
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:	80163
Date:	01/29/2024
Customer #:	
Due Date:	02/12/2024
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 #99828 - WILLIAM COOPER at Sterling Hill Subdivision from 1/26/2024 6:00 PM to 1/26/2024 9:00 PM	3.000	\$40.00	\$120.00
TOTAL:	3.000		\$120.00

Amount Paid:	\$0.00
Balance Due:	\$120.00

RECEIVED
01/31/24

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.



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 **01/23/2024**
Amount Due **530.31**
Current Charges Due **02/14/2024**

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		Multiplier	Dem. Reading	KW Demand	kWh Used
Date	Reading	Date	Reading				
12/18	27780	01/18	33080				5300

Comparative Usage Information		
Average kWh		
Period	Days	Per Day
Jan 2024	31	171
Dec 2023	32	168
Jan 2023	31	156

BILLS ARE DUE WHEN RENDERED
A 1.5 percent, but not less than \$5, late charge will apply to unpaid balances as of 5:00 p.m. on the due date shown on this bill.

Previous Balance 536.97
Payment 536.97CR
Balance Forward 0.00

Customer Charge 39.16
Energy Charge 5,300 KWH @ 0.05017 265.90
Fuel Adjustment 5,300 KWH @ 0.04000 212.00
FL Gross Receipts Tax 13.25

Total Current Charges 530.31
Total Due E.F.T. 530.31



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.

DO NOT PAY

Total amount will be electronically transferred on or after 02/09/2024.



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: 01/23/2024

District: WH15

1415069 WH15
STERLING HILL COMMUNITY DEVELOPMENT
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Electronic Funds Transfer on or after	02/09/2024
TOTAL CHARGES DUE	530.31
DO NOT PAY	

000141506900005303100005303100



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 **01/23/2024**
 Amount Due **207.37**
 Current Charges Due **02/14/2024**

District Office Serving You
West Hernando

See Reverse Side For More Information

Service Address 4500 STERLING HILL BLVD
 Service Description LIFT STATION
 Service Classification General Service Non-Demand

ELECTRIC SERVICE							
From		To		Multiplier	Dem. Reading	KW Demand	kWh Used
Date	Reading	Date	Reading				
12/18	76477	01/18	78285				1808

Comparative Usage Information
Average kWh

Period	Days	Per Day
Jan 2024	31	58
Dec 2023	32	58
Jan 2023	31	55

BILLS ARE DUE WHEN RENDERED
 A 1.5 percent, but not less than \$5, late charge will apply to unpaid balances as of 5:00 p.m. on the due date shown on this bill.

Previous Balance 213.20
 Payment 213.20CR
 Balance Forward 0.00

Customer Charge 39.16
 Energy Charge 1,808 KWH @ 0.05017 90.71
 Fuel Adjustment 1,808 KWH @ 0.04000 72.32
 FL Gross Receipts Tax 5.18

Total Current Charges 207.37
 Total Due E.F.T. 207.37



1 0 2 5 1 0 8 5

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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: 01/23/2024

District: WH15

1415070 WH15
 STERLING HILL COMMUNITY DEVELOPMENT
 3434 COLWELL AVE STE 200
 TAMPA FL 33614-8390

Electronic Funds Transfer on or after	02/09/2024
TOTAL CHARGES DUE	207.37
DO NOT PAY	

000141507000002073700002073705



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 **01/23/2024**
Amount Due **294.58**
Current Charges Due **02/14/2024**

District Office Serving You
West Hernando

See Reverse Side For More Information

Service Address 4341 STERLING HILL BLVD
Service Description WELL#1
Service Classification General Service Non-Demand

ELECTRIC SERVICE							
From		To		Multiplier	Dem. Reading	KW Demand	kWh Used
Date	Reading	Date	Reading				
12/18	43842	01/18	46593				2751

Comparative Usage Information		
Average kWh		
Period	Days	Per Day
Jan 2024	31	89
Dec 2023	32	96
Jan 2023	31	77

BILLS ARE DUE WHEN RENDERED
A 1.5 percent, but not less than \$5, late charge will apply to unpaid balances as of 5:00 p.m. on the due date shown on this bill.

Previous Balance 324.36
Payment 324.36CR
Balance Forward 0.00

Customer Charge 39.16
Energy Charge 2,751 KWH @ 0.05017 138.02
Fuel Adjustment 2,751 KWH @ 0.04000 110.04
FL Gross Receipts Tax 7.36

Total Current Charges 294.58
Total Due E.F.T. 294.58



1 0 2 5 1 0 8 5

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DO NOT PAY
Total amount will be electronically transferred on or after 02/09/2024.



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: 01/23/2024

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	02/09/2024
TOTAL CHARGES DUE	294.58
DO NOT PAY	

000141507100002945800002945804



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 **01/23/2024**
Amount Due **407.96**
Current Charges Due **02/14/2024**

District Office Serving You
West Hernando

See Reverse Side For More Information

Service Address 4360 STERLING HILL BLVD
Service Description WELL#2
Service Classification General Service Non-Demand

ELECTRIC SERVICE							
From		To		Multiplier	Dem. Reading	KW Demand	kWh Used
Date	Reading	Date	Reading				
12/18	57278	01/18	61255				3977

Comparative Usage Information		
Average kWh		
Period	Days	Per Day
Jan 2024	31	128
Dec 2023	32	115
Jan 2023	31	99

BILLS ARE DUE WHEN RENDERED
A 1.5 percent, but not less than \$5, late charge will apply to unpaid balances as of 5:00 p.m. on the due date shown on this bill.

Previous Balance 379.57
Payment 379.57 CR
Balance Forward 0.00

Customer Charge 39.16
Energy Charge 3,977 KWH @ 0.05017 199.53
Fuel Adjustment 3,977 KWH @ 0.04000 159.08
FL Gross Receipts Tax 10.19

Total Current Charges 407.96
Total Due E.F.T. 407.96



1 0 2 5 1 0 8 5

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DO NOT PAY
Total amount will be electronically transferred on or after 02/09/2024.



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: 01/23/2024

District: WH15

1415072 WH15
STERLING HILL COMMUNITY DEVELOPMENT
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Electronic Funds Transfer on or after	02/09/2024
TOTAL CHARGES DUE	407.96
DO NOT PAY	

000141507200004079600004079600



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 **01/23/2024**
Amount Due **5,684.09**
Current Charges Due **02/14/2024**

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	kWh Used

Comparative Usage Information

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.

Previous Balance 5,684.09
Payment 5,684.09CR
Balance Forward 0.00



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.

Light Energy Charge	614.09
Light Support Charge	409.95
Light Maintenance Charge	764.36
Light Fixture Charge	908.55
Light Fuel Adj 20,948 KWH @ 0.04000	837.92
Poles(QTY 467)	2,101.50
FL Gross Receipts Tax	47.72

Total Current Charges 5,684.09
Total Due **E.F.T.** 5,684.09

Lights/Poles	Type/Qty	Type/Qty	Type/Qty
	105 430	205 41	910 467

DO NOT PAY
Total amount will be electronically transferred on or after 02/09/2024.



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: 01/23/2024

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	02/09/2024
TOTAL CHARGES DUE	5,684.09
DO NOT PAY	

000141507300056840900056840904



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 **01/23/2024**
 Amount Due **345.07**
 Current Charges Due **02/14/2024**

District Office Serving You
West Hernando

Service Address 4411 STERLING HILL BLVD
 Service Classification General Service Non-Demand

See Reverse Side For More Information

ELECTRIC SERVICE								
From		To		Multiplier	Dem. Reading	KW Demand	kWh Used	
Date	Reading	Date	Reading					
12/18	90577	01/18	93874		11.98	12	3297	

Comparative Usage Information		
Average kWh		
Period	Days	Per Day
Jan 2024	31	106
Dec 2023	32	98
Jan 2023	31	314

BILLS ARE DUE WHEN RENDERED
 A 1.5 percent, but not less than \$5, late charge will apply to unpaid balances as of 5:00 p.m. on the due date shown on this bill.

Previous Balance 329.35
 Payment 329.35CR
 Balance Forward 0.00

Customer Charge 39.16
 Energy Charge 3,297 KWH @ 0.05017 165.41
 Fuel Adjustment 3,297 KWH @ 0.04000 131.88
 FL Gross Receipts Tax 8.62

Total Current Charges 345.07
 Total Due E.F.T. 345.07



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.

DO NOT PAY
 Total amount will be electronically transferred on or after 02/09/2024.



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Please **Detach and Return** This Portion With Your Payment To Ensure Accurate Posting.

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Bill Date: 01/23/2024

District: WH15

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1415074 WH15
 STERLING HILL COMMUNITY DEVELOPMENT
 3434 COLWELL AVE STE 200
 TAMPA FL 33614-8390

Electronic Funds Transfer on or after	02/09/2024
TOTAL CHARGES DUE	345.07
DO NOT PAY	

000141507400003450700003450709



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 **01/23/2024**
Amount Due **51.91**
Current Charges Due **02/14/2024**

District Office Serving You
West Hernando

See Reverse Side For More Information

Service Address BRACKENWOOD DR
Service Description GATE
Service Classification General Service Non-Demand

ELECTRIC SERVICE							
From		To		Multiplier	Dem. Reading	KW Demand	kWh Used
Date	Reading	Date	Reading				
12/18	36297	01/18	36424				127

Comparative Usage Information
Average kWh

Period	Days	Per Day
Jan 2024	31	4
Dec 2023	32	4
Jan 2023	31	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.

Previous Balance 51.35
Payment 51.35CR
Balance Forward 0.00

Customer Charge 39.16
Energy Charge 127 KWH @ 0.05017 6.37
Fuel Adjustment 127 KWH @ 0.04000 5.08
FL Gross Receipts Tax 1.30

Total Current Charges 51.91
Total Due E.F.T. 51.91



1 0 2 5 1 0 8 5

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DO NOT PAY
Total amount will be electronically transferred on or after 02/09/2024.



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: 01/23/2024

District: WH15

1415075 WH15
STERLING HILL COMMUNITY DEVELOPMENT
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Electronic Funds Transfer on or after	02/09/2024
TOTAL CHARGES DUE	51.91
DO NOT PAY	

000141507500000519100000519103



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 **01/23/2024**
Amount Due **52.65**
Current Charges Due **02/14/2024**

District Office Serving You
West Hernando

See Reverse Side For More Information

Service Address GLENBURNE DR
Service Description GATE
Service Classification General Service Non-Demand

ELECTRIC SERVICE							
From		To		Multiplier	Dem. Reading	KW Demand	kWh Used
Date	Reading	Date	Reading				
12/18	45983	01/18	46118				135

Comparative Usage Information		
Average kWh		
Period	Days	Per Day
Jan 2024	31	4
Dec 2023	32	4
Jan 2023	31	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.

Previous Balance 52.92
Payment 52.92CR
Balance Forward 0.00

Customer Charge 39.16
Energy Charge 135 KWH @ 0.05017 6.77
Fuel Adjustment 135 KWH @ 0.04000 5.40
FL Gross Receipts Tax 1.32

Total Current Charges 52.65
Total Due E.F.T. 52.65



1 0 2 5 1 0 8 5

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DO NOT PAY
Total amount will be electronically transferred on or after 02/09/2024.



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Bill Date: 01/23/2024

District: WH15

1415076 WH15
STERLING HILL COMMUNITY DEVELOPMENT
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Electronic Funds Transfer on or after	02/09/2024
TOTAL CHARGES DUE	52.65
DO NOT PAY	

000141507600000526500000526505



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 **01/23/2024**
 Amount Due **54.87**
 Current Charges Due **02/14/2024**

District Office Serving You
West Hernando

See Reverse Side For More Information

Service Address 13700 MANDALAY PL
 Service Description GATE
 Service Classification General Service Non-Demand

ELECTRIC SERVICE							
From		To		Multiplier	Dem. Reading	KW Demand	kWh Used
Date	Reading	Date	Reading				
12/18	37620	01/18	37779				159

Comparative Usage Information
Average kWh

Period	Days	Per Day
Jan 2024	31	5
Dec 2023	32	5
Jan 2023	31	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.

Previous Balance 55.24
 Payment 55.24CR
 Balance Forward 0.00

Customer Charge 39.16
 Energy Charge 159 KWH @ 0.05017 7.98
 Fuel Adjustment 159 KWH @ 0.04000 6.36
 FL Gross Receipts Tax 1.37

Total Current Charges 54.87
 Total Due E.F.T. 54.87



1 0 2 5 1 0 8 5

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DO NOT PAY
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Your Touchstone Energy® Cooperative
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Bill Date: 01/23/2024

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	02/09/2024
TOTAL CHARGES DUE	54.87
DO NOT PAY	

000141507700000548700000548700



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 **01/23/2024**
 Amount Due **56.35**
 Current Charges Due **02/14/2024**

District Office Serving You
West Hernando

See Reverse Side For More Information

Service Address AMERSHAM WAY
 Service Description GATE
 Service Classification General Service Non-Demand

ELECTRIC SERVICE							
From		To		Multiplier	Dem. Reading	KW Demand	kWh Used
Date	Reading	Date	Reading				
12/18	40941	01/18	41116				175

Comparative Usage Information		
Average kWh		
Period	Days	Per Day
Jan 2024	31	6
Dec 2023	32	5
Jan 2023	31	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.

Previous Balance 55.89
 Payment 55.89CR
 Balance Forward 0.00

Customer Charge 39.16
 Energy Charge 175 KWH @ 0.05017 8.78
 Fuel Adjustment 175 KWH @ 0.04000 7.00
 FL Gross Receipts Tax 1.41

Total Current Charges 56.35
 Total Due E.F.T. 56.35



1 0 2 5 1 0 8 5

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DO NOT PAY
 Total amount will be electronically transferred on or after 02/09/2024.



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

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See Reverse Side For Mailing Instructions

Bill Date: 01/23/2024

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	02/09/2024
TOTAL CHARGES DUE	56.35
DO NOT PAY	

000141507800000563500000563508



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 **01/23/2024**
 Amount Due **561.20**
 Current Charges Due **02/14/2024**

District Office Serving You
West Hernando

See Reverse Side For More Information

Service Address 4405 STERLING HILL BLVD
 Service Description PUMP#3
 Service Classification General Service Non-Demand

ELECTRIC SERVICE							
From		To		Multiplier	Dem. Reading	KW Demand	kWh Used
Date	Reading	Date	Reading				
12/18	79044	01/18	84678				5634

Comparative Usage Information		
Average kWh		
Period	Days	Per Day
Jan 2024	31	182
Dec 2023	32	138
Jan 2023	31	0

BILLS ARE DUE WHEN RENDERED
 A 1.5 percent, but not less than \$5, late charge will apply to unpaid balances as of 5:00 p.m. on the due date shown on this bill.

Previous Balance 449.02
 Payment 449.02CR
 Balance Forward 0.00

Customer Charge 39.16
 Energy Charge 5,634 KWH @ 0.05017 282.66
 Fuel Adjustment 5,634 KWH @ 0.04000 225.36
 FL Gross Receipts Tax 14.02

Total Current Charges 561.20
 Total Due E.F.T. 561.20



1 0 2 5 1 0 8 5

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DO NOT PAY
 Total amount will be electronically transferred on or after 02/09/2024.



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: 01/23/2024

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	02/09/2024
TOTAL CHARGES DUE	561.20
DO NOT PAY	

000141507900005612000005612002



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 **01/23/2024**
Amount Due **42.01**
Current Charges Due **02/14/2024**

District Office Serving You
West Hernando

See Reverse Side For More Information

Service Address 4244 STERLING HILL BLVD
Service Description WELL
Service Classification General Service Non-Demand

ELECTRIC SERVICE							
From		To		Multiplier	Dem. Reading	KW Demand	kWh Used
Date	Reading	Date	Reading				
12/18	14273	01/18	14293				20

Comparative Usage Information		
Average kWh		
Period	Days	Per Day
Jan 2024	31	1
Dec 2023	32	1
Jan 2023	31	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.

Previous Balance 42.19
Payment 42.19CR
Balance Forward 0.00

Customer Charge 39.16
Energy Charge 20 KWH @ 0.05017 1.00
Fuel Adjustment 20 KWH @ 0.04000 0.80
FL Gross Receipts Tax 1.05

Total Current Charges 42.01
Total Due E.F.T. 42.01



1 0 2 5 1 0 8 5

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DO NOT PAY

Total amount will be electronically transferred on or after 02/09/2024.



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: 01/23/2024

Use above space for address change ONLY.

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 02/09/2024	
TOTAL CHARGES DUE	42.01
DO NOT PAY	

000141508000000420100000420106



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 **01/23/2024**
Amount Due **56.99**
Current Charges Due **02/14/2024**

District Office Serving You
West Hernando

See Reverse Side For More Information

Service Address 13370 DUNWOODY DR
Service Description GATE
Service Classification General Service Non-Demand

ELECTRIC SERVICE							
From		To		Multiplier	Dem. Reading	KW Demand	kWh Used
Date	Reading	Date	Reading				
12/18	47319	01/18	47501				182

Comparative Usage Information		
Average kWh		
Period	Days	Per Day
Jan 2024	31	6
Dec 2023	32	6
Jan 2023	31	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.

Previous Balance 56.81
Payment 56.81CR
Balance Forward 0.00

Customer Charge 39.16
Energy Charge 182 KWH @ 0.05017 9.13
Fuel Adjustment 182 KWH @ 0.04000 7.28
FL Gross Receipts Tax 1.42

Total Current Charges 56.99
Total Due E.F.T. 56.99



1 0 2 5 1 0 8 5

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DO NOT PAY
Total amount will be electronically transferred on or after 02/09/2024.



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: 01/23/2024

District: WH15

1415081 WH15
STERLING HILL COMMUNITY DEVELOPMENT
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Electronic Funds Transfer on or after	02/09/2024
TOTAL CHARGES DUE	56.99
DO NOT PAY	

000141508100000569900000569909



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 **01/23/2024**
Amount Due **54.96**
Current Charges Due **02/14/2024**

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		Multiplier	Dem. Reading	KW Demand	kWh Used
Date	Reading	Date	Reading				
12/18	32567	01/18	32727				160

Comparative Usage Information
Average kWh

Period	Days	Per Day
Jan 2024	31	5
Dec 2023	32	5
Jan 2023	31	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.

Previous Balance 55.70
Payment 55.70CR
Balance Forward 0.00



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.

Customer Charge 39.16
Energy Charge 160 KWH @ 0.05017 8.03
Fuel Adjustment 160 KWH @ 0.04000 6.40
FL Gross Receipts Tax 1.37

Total Current Charges 54.96
Total Due E.F.T. 54.96

DO NOT PAY
Total amount will be electronically transferred on or after 02/09/2024.



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: 01/23/2024

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 02/09/2024	
TOTAL CHARGES DUE	54.96
DO NOT PAY	

000141508200000549600000549607



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 **01/23/2024**
Amount Due **55.70**
Current Charges Due **02/14/2024**

District Office Serving You
West Hernando

See Reverse Side For More Information

Service Address 4084 BRIGHTSTONE PL
Service Description GATE
Service Classification General Service Non-Demand

ELECTRIC SERVICE							
From		To		Multiplier	Dem. Reading	KW Demand	kWh Used
Date	Reading	Date	Reading				
12/18	25273	01/18	25441				168

Comparative Usage Information		
Average kWh		
Period	Days	Per Day
Jan 2024	31	5
Dec 2023	32	6
Jan 2023	31	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.

Previous Balance 56.44
Payment 56.44CR
Balance Forward 0.00



Customer Charge 39.16
Energy Charge 168 KWH @ 0.05017 8.43
Fuel Adjustment 168 KWH @ 0.04000 6.72
FL Gross Receipts Tax 1.39

Total Current Charges 55.70
Total Due E.F.T. 55.70

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.

DO NOT PAY
Total amount will be electronically transferred on or after 02/09/2024.



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: 01/23/2024

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	02/09/2024
TOTAL CHARGES DUE	55.70
DO NOT PAY	

000141508300000557000000557003



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 **01/23/2024**
 Amount Due **53.95**
 Current Charges Due **02/14/2024**

District Office Serving You
West Hernando

See Reverse Side For More Information

Service Address 13584 COVEY RUN PL
 Service Description GATE
 Service Classification General Service Non-Demand

ELECTRIC SERVICE							
From		To		Multiplier	Dem. Reading	KW Demand	kWh Used
Date	Reading	Date	Reading				
12/18	25356	01/18	25505				149

Comparative Usage Information		
Average kWh		
Period	Days	Per Day
Jan 2024	31	5
Dec 2023	32	5
Jan 2023	31	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.

Previous Balance 54.13
 Payment 54.13 CR
 Balance Forward 0.00



1 0 2 5 1 0 8 5

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Customer Charge 39.16
 Energy Charge 149 KWH @ 0.05017 7.48
 Fuel Adjustment 149 KWH @ 0.04000 5.96
 FL Gross Receipts Tax 1.35
 Total Current Charges 53.95
 Total Due E.F.T. 53.95

DO NOT PAY
 Total amount will be electronically transferred on or after 02/09/2024.



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: 01/23/2024

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 02/09/2024	
TOTAL CHARGES DUE	53.95
DO NOT PAY	

000141508400000539500000539504



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 **01/23/2024**
 Amount Due **53.38**
 Current Charges Due **02/14/2024**

District Office Serving You
West Hernando

See Reverse Side For More Information

Service Address 14504 EDGEMERE DR
 Service Description GATE
 Service Classification General Service Non-Demand

ELECTRIC SERVICE							
From		To		Multiplier	Dem. Reading	KW Demand	kWh Used
Date	Reading	Date	Reading				
12/18	28072	01/18	28215				143

Comparative Usage Information		
Average kWh		
Period	Days	Per Day
Jan 2024	31	5
Dec 2023	32	5
Jan 2023	31	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.

Previous Balance 53.57
 Payment 53.57 CR
 Balance Forward 0.00

Customer Charge 39.16
 Energy Charge 143 KWH @ 0.05017 7.17
 Fuel Adjustment 143 KWH @ 0.04000 5.72
 FL Gross Receipts Tax 1.33

Total Current Charges 53.38
 Total Due E.F.T. 53.38



1 0 2 5 1 0 8 5

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DO NOT PAY
 Total amount will be electronically transferred on or after 02/09/2024.



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Please **Detach and Return** This Portion With Your Payment To Ensure Accurate Posting.

See Reverse Side For Mailing Instructions

Bill Date: 01/23/2024

District: WH15

1415085 WH15
 STERLING HILL COMMUNITY DEVELOPMENT
 3434 COLWELL AVE STE 200
 TAMPA FL 33614-8390

Electronic Funds Transfer on or after	02/09/2024
TOTAL CHARGES DUE	53.38
DO NOT PAY	

000141508500000533800000533808



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 **01/23/2024**
Amount Due **56.99**
Current Charges Due **02/14/2024**

District Office Serving You
West Hernando

See Reverse Side For More Information

Service Address 13574 HAVERHILL DR
Service Description GATE
Service Classification General Service Non-Demand

ELECTRIC SERVICE							
From		To		Multiplier	Dem. Reading	KW Demand	kWh Used
Date	Reading	Date	Reading				
12/18	26535	01/18	26717				182

Comparative Usage Information		
Average kWh		
Period	Days	Per Day
Jan 2024	31	6
Dec 2023	32	6
Jan 2023	31	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.

Previous Balance 57.18
Payment 57.18CR
Balance Forward 0.00

Customer Charge 39.16
Energy Charge 182 KWH @ 0.05017 9.13
Fuel Adjustment 182 KWH @ 0.04000 7.28
FL Gross Receipts Tax 1.42

Total Current Charges 56.99
Total Due E.F.T. 56.99



1 0 2 5 1 0 8 5

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DO NOT PAY
Total amount will be electronically transferred on or after 02/09/2024.



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Please **Detach and Return** This Portion With Your Payment To Ensure Accurate Posting.

See Reverse Side For Mailing Instructions

Bill Date: 01/23/2024

District: WH15

1415086 WH15
STERLING HILL COMMUNITY DEVELOPMENT
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Electronic Funds Transfer on or after	02/09/2024
TOTAL CHARGES DUE	56.99
DO NOT PAY	

000141508600000569900000569908



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 **01/23/2024**
 Amount Due **49.32**
 Current Charges Due **02/14/2024**

District Office Serving You
West Hernando

See Reverse Side For More Information

Service Address 4595 STERLING HILL BLVD
 Service Description GATE
 Service Classification General Service Non-Demand

ELECTRIC SERVICE							
From		To		Multiplier	Dem. Reading	KW Demand	kWh Used
Date	Reading	Date	Reading				
12/18	21113	01/18	21212				99

Comparative Usage Information		
Average kWh		
Period	Days	Per Day
Jan 2024	31	3
Dec 2023	32	3
Jan 2023	31	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.

Previous Balance 49.88
 Payment 49.88CR
 Balance Forward 0.00

Customer Charge 39.16
 Energy Charge 99 KWH @ 0.05017 4.97
 Fuel Adjustment 99 KWH @ 0.04000 3.96
 FL Gross Receipts Tax 1.23

Total Current Charges 49.32
 Total Due E.F.T. 49.32



1 0 2 5 1 0 8 5

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DO NOT PAY
 Total amount will be electronically transferred on or after 02/09/2024.



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Please **Detach and Return** This Portion With Your Payment To Ensure Accurate Posting.

See Reverse Side For Mailing Instructions

Bill Date: 01/23/2024

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 02/09/2024	
TOTAL CHARGES DUE	49.32
DO NOT PAY	

000141508700000493200000493207



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 **01/23/2024**
Amount Due **49.60**
Current Charges Due **02/14/2024**

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

ELECTRIC SERVICE							
From		To		Multiplier	Dem. Reading	KW Demand	kWh Used
Date	Reading	Date	Reading				
12/18	22894	01/18	22996				102

Comparative Usage Information
Average kWh

Period	Days	Per Day
Jan 2024	31	3
Dec 2023	32	3
Jan 2023	31	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.

Previous Balance 49.97
Payment 49.97 CR
Balance Forward 0.00

Customer Charge 39.16
Energy Charge 102 KWH @ 0.05017 5.12
Fuel Adjustment 102 KWH @ 0.04000 4.08
FL Gross Receipts Tax 1.24

Total Current Charges 49.60
Total Due E.F.T. 49.60



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DO NOT PAY
Total amount will be electronically transferred on or after 02/09/2024.



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Please **Detach and Return** This Portion With Your Payment To Ensure Accurate Posting.

See Reverse Side For Mailing Instructions

Bill Date: 01/23/2024

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	02/09/2024
TOTAL CHARGES DUE	49.60
DO NOT PAY	

000141508800000496000000496005



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 **01/23/2024**
 Amount Due **97.22**
 Current Charges Due **02/14/2024**

District Office Serving You
West Hernando

See Reverse Side For More Information

Service Address 3920 STERLING HILL BLVD
 Service Description LIFT STATION
 Service Classification General Service Non-Demand

ELECTRIC SERVICE							
From		To		Multiplier	Dem. Reading	KW Demand	kWh Used
Date	Reading	Date	Reading				
12/18	4844	01/18	5461				617

Comparative Usage Information		
Average kWh		
Period	Days	Per Day
Jan 2024	31	20
Dec 2023	32	17
Jan 2023	31	9

BILLS ARE DUE WHEN RENDERED
 A 1.5 percent, but not less than \$5, late charge will apply to unpaid balances as of 5:00 p.m. on the due date shown on this bill.

Previous Balance 91.30
 Payment 91.30CR
 Balance Forward 0.00

Customer Charge 39.16
 Energy Charge 617 KWH @ 0.05017 30.95
 Fuel Adjustment 617 KWH @ 0.04000 24.68
 FL Gross Receipts Tax 2.43

Total Current Charges 97.22
 Total Due E.F.T. 97.22



1 0 2 5 1 0 8 5

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DO NOT PAY
 Total amount will be electronically transferred on or after 02/09/2024.



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Bill Date: 01/23/2024

District: WH15

Use above space for address change ONLY.

1415089 WH15
 STERLING HILL COMMUNITY DEVELOPMENT
 3434 COLWELL AVE STE 200
 TAMPA FL 33614-8390

Electronic Funds Transfer on or after	02/09/2024
TOTAL CHARGES DUE	97.22
DO NOT PAY	

000141508900000972200000972201



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 **01/23/2024**
Amount Due **51.81**
Current Charges Due **02/14/2024**

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		Multiplier	Dem. Reading	KW Demand	kWh Used
Date	Reading	Date	Reading				
12/18	21302	01/18	21428				126

Comparative Usage Information		
Average kWh		
Period	Days	Per Day
Jan 2024	31	4
Dec 2023	32	4
Jan 2023	31	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.

Previous Balance 52.09
Payment 52.09CR
Balance Forward 0.00

Customer Charge 39.16
Energy Charge 126 KWH @ 0.05017 6.32
Fuel Adjustment 126 KWH @ 0.04000 5.04
FL Gross Receipts Tax 1.29

Total Current Charges 51.81
Total Due E.F.T. 51.81



1 0 2 5 1 0 8 5

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DO NOT PAY
Total amount will be electronically transferred on or after 02/09/2024.



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

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See Reverse Side For Mailing Instructions

Bill Date: 01/23/2024

District: WH15

1415090 WH15
STERLING HILL COMMUNITY DEVELOPMENT
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Electronic Funds Transfer on or after	02/09/2024
TOTAL CHARGES DUE	51.81
DO NOT PAY	

000141509000000518100000518105



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 **01/23/2024**
 Amount Due **869.07**
 Current Charges Due **02/14/2024**

District Office Serving You
West Hernando

See Reverse Side For More Information

Service Address 4250 STERLING HILL BLVD
 Service Description CLUBHOUSE
 Service Classification General Service Non-Demand

ELECTRIC SERVICE								
From		To		Multiplier	Dem. Reading	KW Demand	kWh Used	
Date	Reading	Date	Reading					
12/18	83611	01/18	92574		36.29	36	8963	

Comparative Usage Information		
Average kWh		
Period	Days	Per Day
Jan 2024	31	289
Dec 2023	32	268
Jan 2023	31	297

BILLS ARE DUE WHEN RENDERED
 A 1.5 percent, but not less than \$5, late charge will apply to unpaid balances as of 5:00 p.m. on the due date shown on this bill.

Previous Balance 834.48
 Payment 834.48CR
 Balance Forward 0.00

Customer Charge 39.16
 Energy Charge 8,963 KWH @ 0.05017 449.67
 Fuel Adjustment 8,963 KWH @ 0.04000 358.52
 FL Gross Receipts Tax 21.72

Total Current Charges 869.07
 Total Due E.F.T. 869.07



1 0 2 5 1 0 8 5

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DO NOT PAY
 Total amount will be electronically transferred on or after 02/09/2024.



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: 01/23/2024

District: WH15

1415091 WH15
 STERLING HILL COMMUNITY DEVELOPMENT
 3434 COLWELL AVE STE 200
 TAMPA FL 33614-8390

Electronic Funds Transfer on or after	02/09/2024
TOTAL CHARGES DUE	869.07
DO NOT PAY	

000141509100008690700008690706



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 **01/23/2024**
Amount Due **198.03**
Current Charges Due **02/14/2024**

District Office Serving You
West Hernando

See Reverse Side For More Information

Service Address 4411 STERLING HILL BLVD
Service Description LIGHTS
Service Classification General Service Non-Demand

ELECTRIC SERVICE							
From		To		Multiplier	Dem. Reading	KW Demand	kWh Used
Date	Reading	Date	Reading				
12/18	81566	01/18	83273				1707

Comparative Usage Information
Average kWh

Period	Days	Per Day
Jan 2024	31	55
Dec 2023	32	55
Jan 2023	31	70

BILLS ARE DUE WHEN RENDERED
A 1.5 percent, but not less than \$5, late charge will apply to unpaid balances as of 5:00 p.m. on the due date shown on this bill.

Previous Balance 203.30
Payment 203.30CR
Balance Forward 0.00

Customer Charge 39.16
Energy Charge 1,707 KWH @ 0.05017 85.64
Fuel Adjustment 1,707 KWH @ 0.04000 68.28
FL Gross Receipts Tax 4.95

Total Current Charges 198.03
Total Due E.F.T. 198.03



1 0 2 5 1 0 8 5

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DO NOT PAY
Total amount will be electronically transferred on or after 02/09/2024.



Your Touchstone Energy® Cooperative
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Please **Detach and Return** This Portion With Your Payment To Ensure Accurate Posting.

See Reverse Side For Mailing Instructions

Bill Date: 01/23/2024

District: WH15

1415092 WH15
STERLING HILL COMMUNITY DEVELOPMENT
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Electronic Funds Transfer on or after	02/09/2024
TOTAL CHARGES DUE	198.03
DO NOT PAY	

000141509200001980300001980302



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 **01/23/2024**
Amount Due **747.97**
Current Charges Due **02/14/2024**

District Office Serving You
West Hernando

Service Address PUBLIC LIGHTING
Service Classification Public Lighting

See Reverse Side For More Information

ELECTRIC SERVICE

From Date	Reading	To Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
-----------	---------	---------	---------	------------	--------------	-----------	----------

Comparative Usage Information

Period	Days	Per Day
--------	------	---------

BILLS ARE DUE WHEN RENDERED
A 1.5 percent, but not less than \$5, late charge will apply to unpaid balances as of 5:00 p.m. on the due date shown on this bill.

Previous Balance 747.97
Payment 747.97 CR
Balance Forward 0.00



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.

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 @ 0.04000 34.56
Poles (QTY 48) 216.00
FL Gross Receipts Tax 1.55
State Tax 48.38
Hernando County Tax 3.48

Total Current Charges 747.97
Total Due **E.F.T.** 747.97

Lights/Poles	Type/Qty	Type/Qty
	205 48	910 48

DO NOT PAY
Total amount will be electronically transferred on or after 02/09/2024.



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: 01/23/2024

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	02/09/2024
TOTAL CHARGES DUE	747.97
DO NOT PAY	

000211895900007479700007479708



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 **01/23/2024**
Amount Due **95.47**
Current Charges Due **02/14/2024**

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

ELECTRIC SERVICE							
From		To		Multiplier	Dem. Reading	KW Demand	kWh Used
Date	Reading	Date	Reading				
12/18	31834	01/18	32432				598

Comparative Usage Information		
Average kWh		
Period	Days	Per Day
Jan 2024	31	19
Dec 2023	32	40
Jan 2023	31	13

BILLS ARE DUE WHEN RENDERED
A 1.5 percent, but not less than \$5, late charge will apply to unpaid balances as of 5:00 p.m. on the due date shown on this bill.

Previous Balance 159.19
Payment 159.19CR
Balance Forward 0.00

Customer Charge 39.16
Energy Charge 598 KWH @ 0.05017 30.00
Fuel Adjustment 598 KWH @ 0.04000 23.92
FL Gross Receipts Tax 2.39

Total Current Charges 95.47
Total Due E.F.T. 95.47



1 0 2 5 1 0 8 5

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DO NOT PAY
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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: 01/23/2024

District: WH15

2161145 WH15
STERLING HILL COMMUNITY DEVELOPMENT
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Electronic Funds Transfer on or after	02/09/2024
TOTAL CHARGES DUE	95.47
DO NOT PAY	

00021611450000954700000954704



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 **01/23/2024**
 Amount Due **50.15**
 Current Charges Due **02/14/2024**

District Office Serving You
West Hernando

See Reverse Side For More Information

Service Address 13043 GOLDEN LINE AVE
 Service Description GATE
 Service Classification General Service Non-Demand

ELECTRIC SERVICE							
From		To		Multiplier	Dem. Reading	KW Demand	kWh Used
Date	Reading	Date	Reading				
12/18	2720	01/18	2828				108

Comparative Usage Information		
Average kWh		
Period	Days	Per Day
Jan 2024	31	3
Dec 2023	32	4
Jan 2023	31	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.

Previous Balance 52.00
 Payment 52.00CR
 Balance Forward 0.00

Customer Charge 39.16
 Energy Charge 108 KWH @ 0.05017 5.42
 Fuel Adjustment 108 KWH @ 0.04000 4.32
 FL Gross Receipts Tax 1.25

Total Current Charges 50.15
 Total Due E.F.T. 50.15



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.

DO NOT PAY
 Total amount will be electronically transferred on or after 02/09/2024.



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: 01/23/2024

District: WH15

2161146 WH15
 STERLING HILL COMMUNITY DEVELOPMENT
 3434 COLWELL AVE STE 200
 TAMPA FL 33614-8390

Electronic Funds Transfer on or after	02/09/2024
TOTAL CHARGES DUE	50.15
DO NOT PAY	

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