

**MIRABELLA  
COMMUNITY DEVELOPMENT DISTRICT  
BOARD OF SUPERVISORS  
SPECIAL MEETING  
OCTOBER 22, 2020**

**MIRABELLA**  
**COMMUNITY DEVELOPMENT DISTRICT AGENDA**  
**OCTOBER 22, 2020 6:00 P.M.**  
**Carlton Lakes Clubhouse**  
**Located at 11404 Carlton Fields Drive, Riverview, FL 33579**

|                                      |   |  |
|--------------------------------------|---|--|
| <b>District Board of Supervisors</b> | Chairman<br>Vice-Chairman<br>Supervisor<br>Supervisor<br>Supervisor | Demetrius Rose<br>Troy Gough<br>Mindy Jacobson<br>Winthrop Tyler<br>Vacant |
| <b>District Manager</b>              | Meritus   | Brian Howell   |
| <b>District Attorney</b>             | Straley Robin Vericker  | John Vericker<br>Vivek Babbar  |
| <b>District Engineer</b>             | Stantec   | Tonja Stewart  |

*All cellular phones and pagers must be turned off while in the meeting room*

The meeting will begin at **6:00 p.m.** Following the **Call to Order**, the public has the opportunity to comment on posted agenda items during the second section called **Public Comments on Agenda Items**. Each individual is limited to **three (3) minutes** for such comment. The Board is not required to take action at this time, but will consider the comments presented as the agenda progresses. The third section is called **Business Items**. This section contains items for approval by the District Board of Supervisors that may require discussion, motions, and votes on an item-by-item basis. If any member of the audience would like to speak on one of the business items, they will need to register with the District Administrator prior to the presentation of that agenda item. Agendas can be reviewed by contacting the Manager’s office at (813) 873-7300 at least seven days in advance of the scheduled meeting. Requests to place items on the agenda must be submitted in writing with an explanation to the District Manager at least fourteen (14) days prior to the date of the meeting. The fourth section is called **Consent Agenda**. The Consent Agenda section contains items that require the review and approval of the District Board of Supervisors as a normal course of business. The fifth section is called **Vendor/Staff Reports**. This section allows the District Administrator, Engineer, and Attorney to update the Board of Supervisors on any pending issues that are being researched for Board action. The sixth section is called **Supervisor Requests**. This is the section in which the Supervisors may request Staff to prepare certain items in an effort to meet the District’s needs. The final section is called **Audience Questions, Comments and Discussion Forum**. This portion of the agenda is where individuals may comment on matters that concern the District. The Board of Supervisors or Staff is not obligated to provide a response until sufficient time for research or action is warranted.

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 (813) 873-7300, at least 48 hours before the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at 7-1-1, who can aid you in contacting the District Office.

Any person who decides to appeal any decision made by the Board with respect to any matter considered at the meeting is advised that this same 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.

Agendas can be reviewed by contacting the Manager’s office at (813) 873-7300 at least seven days in advance of the scheduled meeting. Requests to place items on the agenda must be submitted in writing with an explanation to the District Manager at least fourteen (14) days prior to the date of the meeting.

Dear Board Members:

The Special Meeting of Mirabella Community Development District will be held on **Thursday, October 22, 2020 at 6:00 p.m. at the Carlton Lakes Clubhouse located at 11404 Carlton Fields Drive, Riverview, FL 33579**. Following is the agenda for the meeting:

**Call In Number: 1-866-906-9330**

**Access Code: 9074748**

- 1. CALL TO ORDER/ROLL CALL**
- 2. PUBLIC COMMENT ON AGENDA ITEMS**
- 3. BUSINESS ITEMS**
  - A. Acceptance of Resignation – Kyle Matthews, Seat 4..... Tab 01
  - B. Discussion on Community Improvement Proposals – Spearem Enterprises, LLC.....Tab 02
  - C. Discussion on Current Bonds
  - D. Discussion on Potential Improvement Projects
  - E. General Matters of the District
- 4. CONSENT AGENDA**
  - A. Consideration of Minutes of the Special Meeting July 28, 2020 ..... Tab 03
  - B. Consideration of Minutes of the Public Hearing & Meeting August 06, 2020 ..... Tab 04
  - C. Consideration of Operation and Maintenance Expenditures July 2020..... Tab 05
  - D. Consideration of Operation and Maintenance Expenditures August 2020..... Tab 06
  - E. Review of Financial Statements Month Ending August 31, 2020 ..... Tab 07
- 5. VENDOR/STAFF REPORTS**
  - A. District Counsel
  - B. District Engineer
  - C. District Manager
- 6. BOARD OF SUPERVISORS REQUESTS AND COMMENTS**
- 7. AUDIENCE QUESTIONS, COMMENTS AND DISCUSSION FORUM**
- 8. ADJORNMENT**

We look forward to speaking with you at the meeting. In the meantime, if you have any questions, please do not hesitate to call us at (813) 873-7300.

Sincerely,

Brian Howell  
*District Manager*

**From:** [Seat 4 Mirabella CDD](#)  
**To:** [Brittany Crutchfield](#)  
**Subject:** Resignation  
**Date:** Sunday, October 04, 2020 12:19:39 PM

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Hi Brittany,

I am writing to tender my resignation effective today October 4th 2020. I would like to thank you for you and your teams help over the past year in serving the community, and I wish you and the new board all the best moving forward.

Thank you,  
Kyle Matthews



**Spearem Enterprises, LLC**  
 7842 Land O' Lakes Blvd. #335  
 Land O' Lakes, FL  
 +1 7273643349  
 spearem.jmb@gail.com

**Estimate 1686**

**ADDRESS**

Mirabella CDD  
 Meritus  
 2005 Pan Am Circle, Suite  
 120  
 Tampa , FL 33607

|                    |                     |  |
|--------------------|---------------------|--|
| DATE<br>09/29/2020 | TOTAL<br>\$1,761.00 |  |
|--------------------|---------------------|--|

**ACTIVITY**

**Labor**

Repair all danged to all columns and foam trim around amenity.  
 Includes patching all holes and reshaping corners to match re-  
 texture and paint all repairs.  
 Cost includes labor and material.

**QTY**

**RATE**

**AMOUNT**

1

1,761.00

1,761.00

It is anticipated that permits will not be required for the above work, and if required, the associated costs will be added to the price stated below. Any existing conditions that are not reasonably discoverable prior to the job start date, which in anyway interferes with the safe and satisfactory completion of this job, will be corrected by an additional work order and estimate for approval prior to resuming job. Spearem Enterprises, LLC is not responsible for any delays in performance of service that are due in full or in part to circumstances beyond our control. Spearem Enterprises, LLC is not responsible for damage, personal or property damage by others at the job site. Whether actual or consequential, or any claim arising out of or relating to "Acts of God". Job will Commence within 30 days of receiving signed, approved proposal-weather permitting.

**TOTAL**

**\$1,761.00**

THANK YOU.

Accepted By

Accepted Date



**Spearem Enterprises, LLC**  
 7842 Land O' Lakes Blvd. #335  
 Land O' Lakes, FL  
 +1 7273643349  
 spearem.jmb@gail.com

**Estimate 1693**

**ADDRESS**

Mirabella CDD  
 Meritus  
 2005 Pan Am Circle, Suite  
 120  
 Tampa , FL 33607

|                    |                     |  |
|--------------------|---------------------|--|
| DATE<br>10/14/2020 | TOTAL<br>\$1,500.00 |  |
|--------------------|---------------------|--|

**ACTIVITY**

**Labor**

Clubhouse:  
 Paint Interior which includes Prepping and painting all interior walls, doors and trim.  
 Color to be determined by client.  
 Cost includes labor and material.

**QTY**

**RATE**

**AMOUNT**

1

1,500.00

1,500.00

It is anticipated that permits will not be required for the above work, and if required, the associated costs will be added to the price stated below. Any existing conditions that are not reasonably discoverable prior to the job start date, which in anyway interferes with the safe and satisfactory completion of this job, will be corrected by an additional work order and estimate for approval prior to resuming job. Spearem Enterprises, LLC is not responsible for any delays in performance of service that are due in full or in part to circumstances beyond our control. Spearem Enterprises, LLC is not responsible for damage, personal or property damage by others at the job site. Whether actual or consequential, or any claim arising out of or relating to "Acts of God". Job will Commence within 30 days of receiving signed, approved proposal-weather permitting.

**TOTAL**

**\$1,500.00**

THANK YOU.

Accepted By

Accepted Date



**Spearem Enterprises, LLC**  
 7842 Land O' Lakes Blvd. #335  
 Land O' Lakes, FL  
 +1 7273643349  
 spearem.jmb@gail.com

**Estimate 1694**

**ADDRESS**

Mirabella CDD  
 Meritus  
 2005 Pan Am Circle, Suite  
 120  
 Tampa , FL 33607

|                    |                   |  |
|--------------------|-------------------|--|
| DATE<br>10/14/2020 | TOTAL<br>\$750.00 |  |
|--------------------|-------------------|--|

**ACTIVITY**

**Labor**

Mail Pavilion:  
 Clean, Prep and Paint entire structure.  
 Color to be determined by client.  
 Cost includes labor and material.

| QTY | RATE   | AMOUNT |
|-----|--------|--------|
| 1   | 750.00 | 750.00 |

It is anticipated that permits will not be required for the above work, and if required, the associated costs will be added to the price stated below. Any existing conditions that are not reasonably discoverable prior to the job start date, which in anyway interferes with the safe and satisfactory completion of this job, will be corrected by an additional work order and estimate for approval prior to resuming job. Spearem Enterprises, LLC is not responsible for any delays in performance of service that are due in full or in part to circumstances beyond our control. Spearem Enterprises, LLC is not responsible for damage, personal or property damage by others at the job site. Whether actual or consequential, or any claim arising out of or relating to "Acts of God". Job will Commence within 30 days of receiving signed, approved proposal-weather permitting.

|              |                 |
|--------------|-----------------|
| <b>TOTAL</b> | <b>\$750.00</b> |
|              | THANK YOU.      |

Accepted By

Accepted Date



**Spearem Enterprises, LLC**  
 7842 Land O' Lakes Blvd. #335  
 Land O' Lakes, FL  
 +1 7273643349  
 spearem.jmb@gail.com

**Estimate 1695**

**ADDRESS**

Mirabella CDD  
 Meritus  
 2005 Pan Am Circle, Suite  
 120  
 Tampa , FL 33607

|                    |                   |  |
|--------------------|-------------------|--|
| DATE<br>10/14/2020 | TOTAL<br>\$750.00 |  |
|--------------------|-------------------|--|

| ACTIVITY  | QTY | RATE   | AMOUNT |
|---|-----|--------|--------|
| <b>Labor</b><br>Pressure Wash Pool Deck, Pool Furniture and exterior Clubhouse. | 1   | 750.00 | 750.00 |

It is anticipated that permits will not be required for the above work, and if required, the associated costs will be added to the price stated below. Any existing conditions that are not reasonably discoverable prior to the job start date, which in anyway interferes with the safe and satisfactory completion of this job, will be corrected by an additional work order and estimate for approval prior to resuming job. Spearem Enterprises, LLC is not responsible for any delays in performance of service that are due in full or in part to circumstances beyond our control. Spearem Enterprises, LLC is not responsible for damage, personal or property damage by others at the job site. Whether actual or consequential, or any claim arising out of or relating to "Acts of God". Job will Commence within 30 days of receiving signed, approved proposal-weather permitting.

|              |                 |
|--------------|-----------------|
| <b>TOTAL</b> | <b>\$750.00</b> |
|              | THANK YOU.      |

Accepted By

Accepted Date





**Spearem Enterprises, LLC**  
 7842 Land O' Lakes Blvd. #335  
 Land O' Lakes, FL  
 +1 7273643349  
 spearem.jmb@gail.com

**Estimate 1696**

**ADDRESS**

Mirabella CDD  
 Meritus  
 2005 Pan Am Circle, Suite  
 120  
 Tampa , FL 33607

|                    |                   |  |
|--------------------|-------------------|--|
| DATE<br>10/14/2020 | TOTAL<br>\$850.00 |  |
|--------------------|-------------------|--|

| ACTIVITY  | QTY | RATE   | AMOUNT |
|---|-----|--------|--------|
| <b>Labor</b><br>Pressure Wash, Prep and Repaint Monument, lettering on signs and Bull nose curb ends (yellow) | 1   | 850.00 | 850.00 |

It is anticipated that permits will not be required for the above work, and if required, the associated costs will be added to the price stated below. Any existing conditions that are not reasonably discoverable prior to the job start date, which in anyway interferes with the safe and satisfactory completion of this job, will be corrected by an additional work order and estimate for approval prior to resuming job. Spearem Enterprises, LLC is not responsible for any delays in performance of service that are due in full or in part to circumstances beyond our control. Spearem Enterprises, LLC is not responsible for damage, personal or property damage by others at the job site. Whether actual or consequential, or any claim arising out of or relating to "Acts of God". Job will Commence within 30 days of receiving signed, approved proposal-weather permitting.

**TOTAL** \$850.00

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THANK YOU.

Accepted By

Accepted Date

# MIRABELLA COMMUNITY DEVELOPMENT DISTRICT

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July 28, 2020 Minutes of the Special Meeting

## Minutes of the Special Meeting

The Special Meeting of the Board of Supervisors for Mirabella Community Development District was held on **Thursday, July 28, 2020 at 5:30 p.m. via conference call at 1-866-906-9330 with access code 4863181.**

### 1. CALL TO ORDER/ROLL CALL

Gene Roberts called the Special Meeting of the Mirabella Community Development District to order on **Thursday, July 28, 2020 at 5:30 p.m.**

Board Members Present and Constituting a Quorum at the Onset of the Meeting:

|                |            |
|----------------|------------|
| Demetrius Rose | Chair      |
| Troy Gough     | Vice Chair |
| Mindy Jacobson | Supervisor |

Staff Members Present:

|              |                           |
|--------------|---------------------------|
| Gene Roberts | District Manager, Meritus |
|--------------|---------------------------|

There were no members of the general public present on the conference call.

### 2. PUBLIC COMMENT ON AGENDA ITEMS

There were no public comments on agenda items.

### 3. BUSINESS ITEMS

#### A. Discussion on Security Camera Proposal

#### B. Discussion on Pool Entry System Proposals

The Board discussed the security camera and pool entry system proposals. Staff received four proposals for moving the pool gate to the front of the building and adding additional surveillance cameras and key fob access. Supervisor Gough did a lot of the leg work and met with the vendors; he went over the proposals at length with the rest of the Board. The Board discussed the proposals.

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|--------------|---|
| MOTION TO:   | Accept the proposal from Mozart for moving the gate, surveillance upgrades, and pool fob entry access with the stipulation that Supervisor Gough will try to get them to modify their price slightly. |
| MADE BY:     | Supervisor Jacobson   |
| SECONDED BY: | Supervisor Rose   |
| DISCUSSION:  | None further  |
| RESULT:      | Called to Vote: Motion PASSED<br>3/0 - Motion passed unanimously  |

### C. General Matters of the District

The Board discussed the perimeter vinyl fencing and who has the responsibility to maintain it. Supervisor Rose stated that if a resident has installed a fence connecting to it, they should be responsible to pressure wash that section. Supervisor Gough will meet with a vendor to get estimates on repairing sections that are failing. The Board asked for Meritus to follow up with the insurance companies regarding the damage from the roof of the neighboring property to receive compensation for cleanup and damage to the fence.

### 4. SUPERVISOR REQUESTS AND COMMENTS

There were no additional supervisor requests or comments at this time.

### 5. AUDIENCE QUESTIONS, COMMENTS AND DISCUSSION FORUM

There were no audience questions or comments.

### 6. ADJOURNMENT

|              |  |
|--------------|--|
| MOTION TO:   | Adjourn.   |
| MADE BY:     | Supervisor Rose  |
| SECONDED BY: | Supervisor Gough   |
| DISCUSSION:  | None Further   |
| RESULT:      | Called to Vote: Motion PASSED<br>3/0 – Motion Passed Unanimously |

85 \*Please note the entire meeting is available on disc.  
86

87 \*These minutes were done in summary format.  
88

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

93  
94 Meeting minutes were approved at a meeting by vote of the Board of Supervisors at a publicly noticed  
95 meeting held on \_\_\_\_\_.

96  
97 \_\_\_\_\_  
98 Signature

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97 \_\_\_\_\_  
98 Signature

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101 Printed Name

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100 \_\_\_\_\_  
101 Printed Name

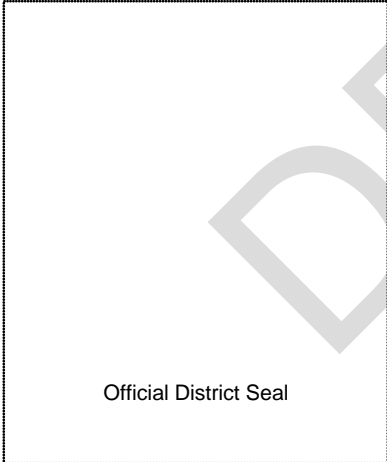
102  
103 Title:  
104  Chairman  
105  Vice Chairman

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103 Title:  
104  Secretary  
105  Assistant Secretary

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107 Recorded by Records Administrator

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109 \_\_\_\_\_  
110 Signature

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112 \_\_\_\_\_  
113 Date

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Official District Seal

# MIRABELLA COMMUNITY DEVELOPMENT DISTRICT

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August 6, 2020 Minutes of the Public Hearing & Regular Meeting

## Minutes of the Public Hearing & Regular Meeting

The Public Hearing & Regular Meeting of the Board of Supervisors for Mirabella Community Development District was held on **Friday, August 6, 2020 at 6:00 p.m.** via conference call at 1-866-906-9330 with access code 4863181.

### 1. CALL TO ORDER/ROLL CALL

Nicole Hicks called the Public Hearing & Regular Meeting of the Mirabella Community Development District to order on **Friday, August 6, 2020 at 6:12 p.m.**

Board Members Present and Constituting a Quorum at the Onset of the Meeting:

|                |            |
|----------------|------------|
| Demetrius Rose | Chair      |
| Troy Gough     | Vice Chair |
| Mindy Jacobson | Supervisor |

Staff Members Present:

|              |                           |
|--------------|---------------------------|
| Nicole Hicks | District Manager, Meritus |
|--------------|---------------------------|

There were two residents present on the conference call.

### 2. PUBLIC COMMENT ON AGENDA ITEMS

There were no audience questions or comments on agenda items.

### 3. RECESS TO PUBLIC HEARING

Ms. Hicks directed the Board to recess to the public hearing.

38 **4. PUBLIC HEARING ON ADOPTING PROPOSED FISCAL YEAR 2021 BUDGET**

39 **A. Open Public Hearing on Proposed Fiscal Year 2021 Budget**

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|              |                                 |
|--------------|---------------------------------|
| MOTION TO:   | Open the public hearing.        |
| MADE BY:     | Supervisor Jacobson             |
| SECONDED BY: | Supervisor Rose                 |
| DISCUSSION:  | None further                    |
| RESULT:      | Called to Vote: Motion PASSED   |
|              | 3/0 - Motion passed unanimously |

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48 **B. Staff Presentations**

49  
50 Ms. Hicks said the budget is as amended in June with a \$10,000 deduction. Ms. Hicks went  
51 through the line items that were changed.

52  
53 **C. Public Comments**

54  
55 There were no public comments.

56  
57 **D. Consideration of Resolution 2020-04; Adopting Fiscal Year 2021 Budget**

58  
59 The Board reviewed the resolution.

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|              |                                 |
|--------------|---------------------------------|
| MOTION TO:   | Approve Resolution 2020-04.     |
| MADE BY:     | Supervisor Rose                 |
| SECONDED BY: | Supervisor Jacobson             |
| DISCUSSION:  | None further                    |
| RESULT:      | Called to Vote: Motion PASSED   |
|              | 3/0 - Motion passed unanimously |

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68 **E. Close Public Hearing on Proposed Fiscal Year 2021 Budget**

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|--------------|---------------------------------|
| MOTION TO:   | Close the public hearing.       |
| MADE BY:     | Supervisor Jacobson             |
| SECONDED BY: | Supervisor Rose                 |
| DISCUSSION:  | None further                    |
| RESULT:      | Called to Vote: Motion PASSED   |
|              | 3/0 - Motion passed unanimously |

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79 **5. PUBLIC HEARING ON LEVYING O&M ASSESSMENTS**

80 **A. Open Public Hearing on Levying O&M Assessments**

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|--------------|---------------------------------|
| MOTION TO:   | Open the public hearing.        |
| MADE BY:     | Supervisor Rose                 |
| SECONDED BY: | Supervisor Gough                |
| DISCUSSION:  | None further                    |
| RESULT:      | Called to Vote: Motion PASSED   |
|              | 3/0 - Motion passed unanimously |

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89 **B. Staff Presentations**

90

91 Ms. Hicks explained that this resolution is what allows the County to collect the assessments.

92

93 **C. Public Comments**

94

95 There were no public comments.

96

97 **D. Consideration of Resolution 2020-05; Levying O&M Assessments**

98

99 The Board reviewed the resolution.

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|--------------|---------------------------------|
| MOTION TO:   | Approve Resolution 2020-05.     |
| MADE BY:     | Supervisor Rose                 |
| SECONDED BY: | Supervisor Jacobson             |
| DISCUSSION:  | None further                    |
| RESULT:      | Called to Vote: Motion PASSED   |
|              | 3/0 - Motion passed unanimously |

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108 **E. Close Public Hearing on Levying O&M Assessments**

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|--------------|---------------------------------|
| MOTION TO:   | Close the public hearing.       |
| MADE BY:     | Supervisor Rose                 |
| SECONDED BY: | Supervisor Gough                |
| DISCUSSION:  | None further                    |
| RESULT:      | Called to Vote: Motion PASSED   |
|              | 3/0 - Motion passed unanimously |

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119 **6. RETURN TO REGULAR MEETING**

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121 Ms. Hicks directed the Board to return to the regular meeting.

122

123

124 **7. BUSINESS ITEMS**

125 **A. Acceptance of Financial Report for FY Ending September 30, 2019**

126

127 Ms. Hicks went over the Audit with the Board and stated that it came back with no issues.

128

129

|              |   |
|--------------|---|
| MOTION TO:   | Approve the Financial Report for FY Ending<br>September 30, 2019. |
| MADE BY:     | Supervisor Rose   |
| SECONDED BY: | Supervisor Gough  |
| DISCUSSION:  | None further  |
| RESULT:      | Called to Vote: Motion PASSED<br>3/0 - Motion passed unanimously  |

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138 **B. Consideration of Resolution 2020-06; Setting Fiscal Year 2021 Meeting Schedule**

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139 The Board reviewed the meeting schedule. Ms. Hicks said meetings are scheduled monthly, but  
140 the Board will not need to meet every month. This was just done to reduce advertising costs in  
141 case they do need to meet.

142

143

|              |  |
|--------------|--|
| MOTION TO:   | Approve Resolution 2020-06.                                      |
| MADE BY:     | Supervisor Rose  |
| SECONDED BY: | Supervisor Jacobson  |
| DISCUSSION:  | None further   |
| RESULT:      | Called to Vote: Motion PASSED<br>3/0 - Motion passed unanimously |

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151 **C. Acceptance of Certificate of No Default**

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152 Ms. Hicks explained that this is required to confirm that the bond is in good standing. The Chair  
153 needs to sign annually, and it needs to be submitted by August 1st.

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|              |  |
|--------------|--|
| MOTION TO:   | Accept the Certificate of No Default.                            |
| MADE BY:     | Supervisor Rose  |
| SECONDED BY: | Supervisor Gough   |
| DISCUSSION:  | None further   |
| RESULT:      | Called to Vote: Motion PASSED<br>3/0 - Motion passed unanimously |

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**D. General Matters of the District**

Ms. Hicks went over that Board members can collect \$200 compensation for each meeting they attend. Ms. Hicks asked each Board member if they would like to receive compensation. Supervisor Rose said no; Supervisor Gough said yes; and Supervisor Jacobson said yes.

Supervisor Gough went over the landscaping proposals. The Board discussed.

|              |  |
|--------------|--|
| MOTION TO:   | Approve both proposals with the mulch along the berm removed.    |
| MADE BY:     | Supervisor Jacobson  |
| SECONDED BY: | Supervisor Rose  |
| DISCUSSION:  | None further   |
| RESULT:      | Called to Vote: Motion PASSED<br>3/0 - Motion passed unanimously |

**8. CONSENT AGENDA**

**A. Consideration of Minutes of the Regular Meeting June 4, 2020**

The Board reviewed the meeting minutes.

|              |  |
|--------------|--|
| MOTION TO:   | Approve the June 4, 2020 meeting minutes.                        |
| MADE BY:     | Supervisor Gough   |
| SECONDED BY: | Supervisor Rose  |
| DISCUSSION:  | None further   |
| RESULT:      | Called to Vote: Motion PASSED<br>3/0 - Motion passed unanimously |

**B. Consideration of Operations and Maintenance Expenditures May 2020**

**C. Consideration of Operations and Maintenance Expenditures June 2020**

The Board reviewed the O&Ms.

|              |  |
|--------------|--|
| MOTION TO:   | Approve the May 2020 and June 2020 O&Ms.                         |
| MADE BY:     | Supervisor Gough   |
| SECONDED BY: | Supervisor Rose  |
| DISCUSSION:  | None further   |
| RESULT:      | Called to Vote: Motion PASSED<br>3/0 - Motion passed unanimously |

203 **D. Review of Financial Statements Month Ending June 30, 2020**

204  
205 The Board reviewed the accepted the financials.

206  
207

208 **9. VENDOR/STAFF REPORTS**

- 209 **A. District Counsel**
- 210 **B. District Engineer**
- 211 **C. District Manager**

212  
213 There were no additional reports from vendors or staff at this time.

214  
215

216 **10. SUPERVISOR REQUESTS**

217  
218 Supervisor Gough provided an update on the pool gate and cameras. The Board and management  
219 will need to be trained on the new system. The Board discussed the best way to distribute fobs.

220  
221

222 **11. AUDIENCE QUESTIONS, COMMENTS AND DISCUSSION FORUM**

223  
224 There were no audience questions or comments.

225  
226

227 **12. ADJOURNMENT**

228

|     |              |                                 |
|-----|--------------|---------------------------------|
| 229 | MOTION TO:   | Adjourn at 6:57 p.m.            |
| 230 | MADE BY:     | Supervisor Gough                |
| 231 | SECONDED BY: | Supervisor Rose                 |
| 232 | DISCUSSION:  | None Further                    |
| 233 | RESULT:      | Called to Vote: Motion PASSED   |
| 234 |              | 3/0 – Motion Passed Unanimously |

235  
236

237 \*These minutes were done in summary format.

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

241 Meeting minutes were approved at a meeting by vote of the Board of Supervisors at a publicly noticed  
242 meeting held on \_\_\_\_\_.

243  
244  
245 \_\_\_\_\_  
246 **Signature**

\_\_\_\_\_

**Signature**

247  
248  
249 \_\_\_\_\_  
250 **Printed Name**

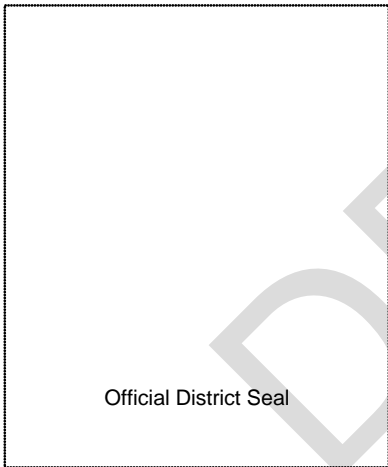
\_\_\_\_\_

**Printed Name**

251 **Title:**  
252  **Chairman**  
253  **Vice Chairman**

**Title:**  
 **Secretary**  
 **Assistant Secretary**

254  
255 *Recorded by Records Administrator*



256  
257 \_\_\_\_\_  
258 *Signature*

259  
260 \_\_\_\_\_  
261 *Date*  
262  
263

## Mirabella Community Development District Summary of Operations and Maintenance Invoices

| Vendor                             | Invoice/Account Number | Amount             | Vendor Total       | Comments/Description                            |
|------------------------------------|------------------------|--------------------|--------------------|---|
| <b>Monthly Contract</b>            |                        |                    |                    |   |
| Meritus Districts                  | 9884                   | \$ 2,401.83        |                    | Management Services - July                      |
| South Shore                        | 71762                  | 1,760.00           |                    | Landscape Maintenance - July                    |
| Zebra Cleaning Team, Inc.          | 4066                   | 750.00             |                    | Pool Cleaning - July                            |
| <b>Monthly Contract Sub-Total</b>  |                        | <b>\$ 4,911.83</b> |                    |   |
| <b>Variable Contract</b>           |                        |                    |                    |   |
| Straley Robin Vericker             | 18609                  | \$ 498.50          |                    | Professional Services - General - thru 07/15/20 |
| <b>Variable Contract Sub-Total</b> |                        | <b>\$ 498.50</b>   |                    |   |
| <b>Utilities</b>                   |                        |                    |                    |   |
| BOCC                               | 0712968155 071520      | \$ 438.54          |                    | Water Service - thru 07/08/20                   |
| Spectrum                           | 075386602070720        | 89.99              |                    | Internet Service - thru 08/05/20.               |
| Tampa Electric                     | 211003638973 071520    | 73.60              |                    | Electric Service - thru 07/10/20                |
| Tampa Electric                     | 211003639179 071520    | 1,085.47           |                    | Electric Service - thru 07/09/20                |
| Tampa Electric                     | 211003639344 071520    | 379.12             |                    | Electric Service - thru 07/09/20                |
| Tampa Electric                     | 211003639526 071520    | 578.04             | <b>\$ 2,116.23</b> | Electric Service - thru 07/09/20                |
| <b>Utilities Sub-Total</b>         |                        | <b>\$ 2,644.76</b> |                    |   |
| <b>Regular Services</b>            |                        |                    |                    |   |
| Suzanna Kimball                    | SK070720               | \$ 45.00           |                    | Pool Bathroom Cleaning Services - 07/07/20      |
| Suzanna Kimball                    | SK071420               | 45.00              |                    | Pool Bathroom Cleaning Services - 07/14/20      |
| Suzanna Kimball                    | SK072120               | 45.00              | <b>\$ 135.00</b>   | Pool Bathroom Cleaning Services - 07/21/20      |
| Tampa Bay Times                    | 93411 071520           | 2,464.00           |                    | O&M Assessments - 07/15/20                      |

### Mirabella Community Development District Summary of Operations and Maintenance Invoices

| Vendor                               | Invoice/Account Number | Amount              | Vendor Total       | Comments/Description                        |
|--------------------------------------|------------------------|---------------------|--------------------|---|
| Tampa Bay Times                      | 96980 071920           | 574.00              | <b>\$ 3,038.00</b> | Special Meeting - 07/19/20                  |
| <b>Regular Services Sub-Total</b>    |                        | <b>\$ 3,173.00</b>  |                    |   |
| <b>Additional Services</b>           |                        |                     |                    |   |
| Affordable Backflow Testing          | 16381                  | \$ 50.00            |                    | Backflow Preventer Tests - 07/01/20         |
| Brandon Lock & Safe, Inc.            | 48820                  | 362.58              |                    | Rekey Lock - 07/03/20                       |
| Brandon Lock & Safe, Inc.            | 48929                  | 19.50               | <b>\$ 382.08</b>   | Key Duplicated - 07/21/20                   |
| Kaeser & Blair                       | 706168                 | 104.46              |                    | Laser Checks - 07/09/20                     |
| Owens Electric Inc.                  | 20202182               | 240.25              |                    | Troubleshoot Entrance Sign Light - 06/25/20 |
| R & R Property Maintenance LLC       | 52                     | 339.51              |                    | Tile Installation - 06/17/20                |
| Solitude                             | PI A00437584           | 183.00              |                    | Lake & Pond Management - July               |
| Spearem Enterprises, LLC             | 4312                   | 325.00              |                    | Disposal of Barn Roof - 07/25/20            |
| Zebra Cleaning Team, Inc.            | 4054                   | 95.03               |                    | Pool Water Valve - 06/23/20                 |
| Zebra Cleaning Team, Inc.            | 4056                   | 299.34              | <b>\$ 394.37</b>   | Pool Life Rings - 07/06/20                  |
| <b>Additional Services Sub-Total</b> |                        | <b>\$ 2,018.67</b>  |                    |   |
| <b>TOTAL:</b>                        |                        | <b>\$ 13,246.76</b> |                    |   |

**Approved (with any necessary revisions noted):**

Signature

Printed Name

**Title (check one):**

Chairman  Vice Chairman  Assistant Secretary

**Meritus Districts**

2005 Pan Am Circle  
 Suite 300  
 Tampa, FL 33607

Voice: 813-397-5121  
 Fax: 813-873-7070

**INVOICE**

Invoice Number: 9884  
 Invoice Date: Jul 1, 2020  
 Page: 1

|   |
|---|
| <b>Bill To:</b>   |
| Mirabella CDD<br>2005 Pan Am Circle<br>Suite 300<br>Tampa, FL 33607 |

|                 |
|-----------------|
| <b>Ship to:</b> |
|                 |

| Customer ID   | Customer PO     | Payment Terms |          |
|---------------|-----------------|---------------|----------|
| Mirabella CDD |                 | Net Due       |          |
|               | Shipping Method | Ship Date     | Due Date |
|               | Best Way        |               | 7/1/20   |

| Quantity | Item | Description                         | Unit Price | Amount   |
|----------|------|-------------------------------------|------------|----------|
|          |      | District Management Services - July |            | 2,250.00 |
|          |      | Postage - May                       |            | 6.00     |
|          |      | Website Administration              |            | 145.83   |
|          |      | <i>M</i>                            |            |          |

|                        |                 |
|------------------------|-----------------|
| Subtotal               | 2,401.83        |
| Sales Tax              |                 |
| Total Invoice Amount   | 2,401.83        |
| Payment/Credit Applied |                 |
| <b>TOTAL</b>           | <b>2,401.83</b> |



PO Box 3553  
Apollo Beach, FL 33572

# Invoice

Date 7/6/2020  
Invoice # 71762

Bill To

Mirabella

Maintenance

| Description   | Amount   |
|---|----------|
| Landscape maintenance for July.<br><br><i>LAAT 53900</i><br><i>4604</i> | 1,760.00 |

Thank you for your business!

**Total**

**\$1,760.00**

southshorelandscapeandlawn@gmail.com  
www.southshorelandscapeandlawn.com

813-376-6110





# Straley Robin Vericker

1510 W. Cleveland Street  
Tampa, FL 33606  
Telephone (813) 223-9400 \* Facsimile (813) 223-5043  
Federal Tax Id. - 20-1778458

Mirabella CDD  
c/o MERITUS DISTRICTS  
2005 PAN AM CIRCLE, SUITE 300  
TAMPA, FL 33607

July 22, 2020  
Client: 001295  
Matter: 000001  
Invoice #: 18609

Page: 1

RE: General

For Professional Services Rendered Through July 15, 2020

## SERVICES

*WAV* 51400 3107

| Date                        | Person | Description of Services   | Hours |          |
|-----------------------------|--------|---|-------|----------|
| 6/23/2020                   | LB     | PREPARE QUARTERLY REPORT TO DISSEMINATION AGENT FOR QUARTER ENDING JUNE 30, 2020 RE SERIES 2013 BONDS; PREPARE QUARTERLY REPORT TO DISSEMINATION AGENT FOR QUARTER ENDING JUNE 30, 2020 RE SERIES 2015 BONDS.   | 0.3   |          |
| 7/1/2020                    | KMS    | REVIEW PROPOSED BUDGET; DRAFT RESOLUTION APPROVING FINAL BUDGET FOR FY 2020-2021; DRAFT RESOLUTION APPROVING AND IMPOSING SPECIAL ASSESSMENTS FOR FY 2020-2021.   | 0.6   |          |
| 7/1/2020                    | LB     | FINALIZE QUARTERLY REPORT FOR PERIOD ENDED 6/30/2020 RE SERIES 2013 BONDS; TRANSMITTAL OF QUARTERLY REPORT TO DISSEMINATION AGENT RE SERIES 2013 BONDS; FINALIZE QUARTERLY REPORT FOR PERIOD ENDED 6/30/2020 RE SERIES 2015 BONDS; TRANSMITTAL OF QUARTERLY REPORT TO DISSEMINATION AGENT RE SERIES 2015 BONDS. | 0.2   |          |
| 7/8/2020                    | LB     | REVIEW PROPOSED FY 2020-2021 BUDGET; REVISE RESOLUTIONS ADOPTING BUDGET AND LEVYING O&M ASSESSMENTS ON BUDGET.  | 0.2   |          |
| 7/14/2020                   | JMV    | PREPARE CDD BUDGET RESOLUTION; PREPARE CDD ASSESSMENT RESOLUTION.   | 0.7   |          |
| 7/14/2020                   | LB     | FINALIZE RESOLUTIONS ADOPTING AND LEVYING FY 2020-2021 BUDGET AND O&M ASSESSMENTS ON SAME; PREPARE EMAIL TO B. CRUTCHFIELD TRANSMITTING SAME.   | 0.2   |          |
| Total Professional Services |        |   | 2.2   | \$498.50 |

July 22, 2020

Client: 001295

Matter: 000001

Invoice #: 18609

Page: 2

---

**PERSON RECAP**

| <b>Person</b> |                       | <b>Hours</b> | <b>Amount</b> |
|---------------|-----------------------|--------------|---------------|
| JMV           | John M. Vericker      | 0.7          | \$213.50      |
| KMS           | Kristen M. Schalter   | 0.6          | \$150.00      |
| LB            | Lynn Butler           | 0.9          | \$135.00      |
|               | Total Services        |              | \$498.50      |
|               | Total Disbursements   |              | \$0.00        |
|               | Total Current Charges |              | \$498.50      |

**PAY THIS AMOUNT**

**\$498.50**

*Please Include Invoice Number on all Correspondence*



Hillsborough County Florida

|                                       |                                     |                                |                               |
|---------------------------------------|-------------------------------------|--------------------------------|-------------------------------|
| <b>CUSTOMER NAME</b><br>MIRABELLA CDD | <b>ACCOUNT NUMBER</b><br>0712968155 | <b>BILL DATE</b><br>07/15/2020 | <b>DUE DATE</b><br>08/05/2020 |
|---------------------------------------|-------------------------------------|--------------------------------|-------------------------------|

Service Address: 14306 ROMEO BLVD

S-Page 1 of 1



| METER NUMBER | PREVIOUS DATE | PREVIOUS READ | PRESENT DATE | PRESENT READ | CONSUMPTION (IN GALLONS) | READ TYPE | METER DESCRIPTION |
|--------------|---------------|---------------|--------------|--------------|--------------------------|-----------|-------------------|
| 53136726     | 06/08/2020    | 5053          | 07/08/2020   | 5435         | 38200                    | ACTUAL    | WATER             |

**Service Address Charges**

|                                      |                 |
|--------------------------------------|-----------------|
| Customer Bill Charge                 | \$4.41          |
| Purchase Water Pass-Thru             | \$111.93        |
| Water Base Charge                    | \$15.33         |
| Water Usage Charge                   | \$87.19         |
| Sewer Base Charge                    | \$37.08         |
| Sewer Usage Charge                   | \$182.60        |
| <b>Total Service Address Charges</b> | <b>\$438.54</b> |

**Summary of Account Charges**

|                              |                 |
|------------------------------|-----------------|
| Previous Balance             | \$193.61        |
| Net Payments - Thank You     | (\$193.61)      |
| <b>Total Account Charges</b> | <b>\$438.54</b> |
| <b>AMOUNT DUE</b>            | <b>\$438.54</b> |

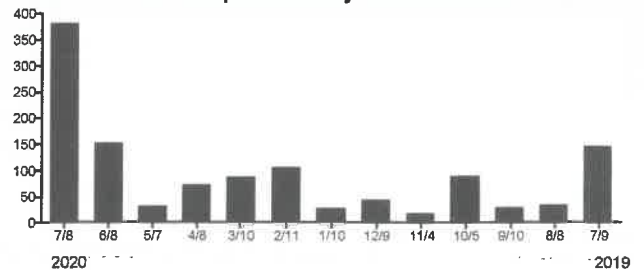
**Important Message**

Lawn irrigation is restricted to specific days and times. Excessive irrigation may damage lawns, harm the environment, and result in fines. Find your watering days and ways to conserve water at [HCFLGov.net/WaterConservation](http://HCFLGov.net/WaterConservation) or call (813) 663-3295.

The 2019 Water Quality Report is now available online at [HCFLGov.net/WaterQualityReport](http://HCFLGov.net/WaterQualityReport). To request a mailed copy, call (813)246-3146 and leave a message with your name, mailing address, and phone number.

Received  
JUL 20 2020

Consumption History x 100 Gallons



Hillsborough County Florida

Make checks payable to: **BOCC**  
ACCOUNT NUMBER: 0712968155

**ELECTRONIC PAYMENTS BY CHECK OR**

Automated Payment Line: (813) 276 8526  
Internet Payments: [HCFLGov.net/WaterBill](http://HCFLGov.net/WaterBill)  
Additional Information: [HCFLGov.net/Water](http://HCFLGov.net/Water)



**THANK YOU!**



MIRABELLA CDD  
2005 PAN AM CIRCLE, SUITE 300  
TAMPA FL 33607-6008

416

|                    |            |
|--------------------|------------|
| <b>DUE DATE</b>    | 08/05/2020 |
| <b>AMOUNT DUE</b>  | \$438.54   |
| <b>AMOUNT PAID</b> |            |

0007129681552

00000438549

27

July 7, 2020  
Invoice Number: 075386602070720  
Account Number: **0050753866-02**  
Security Code: **3706**  
Service At: 14306 ROMEO BLVD  
WIMAUMA, FL 33598-0016

**SPECTRUM BUSINESS NEWS**

**Contact Us**

Visit us at [SpectrumBusiness.net](http://SpectrumBusiness.net)  
Or, call us at 1-877-824-6249

**Summary**

*Services from 07/06/20 through 08/05/20  
details on following pages*

|                               |                |
|-------------------------------|----------------|
| Previous Balance              | 89.99          |
| Payments Received - Thank You | -89.99         |
| <b>Remaining Balance</b>      | <b>\$0.00</b>  |
| Spectrum Business™ Internet   | 89.99          |
| Current Charges               | \$89.99        |
| <b>Total Due by 07/23/20</b>  | <b>\$89.99</b> |



**Thank you for choosing Spectrum Business.**  
We appreciate your prompt payment and value you as a customer.



4145 S. Falkenburg Rd Riverview, FL 33578-8652  
7635 1610 NO RP 07 07072020 NNYNNY 01 000296 0001

MIRABELLA CDD  
2005 PAN AM CIR  
STE 300  
TAMPA FL 33607-6008



July 7, 2020

**MIRABELLA CDD**

Invoice Number: 075386602070720  
Account Number: 0050753866-02  
Service At: 14306 ROMEO BLVD  
WIMAUMA, FL 33598-0016

**Total Due by 07/23/20** **\$89.99**  
**Amount you are enclosing** \$

**Please Remit Payment To:**

BRIGHT HOUSE NETWORKS  
PO BOX 7195  
PASADENA, CA 91109-7195



Invoice Number: MIRABELLA CDD  
 Account Number: 075386602070720  
 Security Code: 0050753866-02  
 3706

**Contact Us**  
 Visit us at [SpectrumBusiness.net](http://SpectrumBusiness.net)  
 Or, call us at 1-877-824-6249

7635 1610 NO RP 07 07072020 NNYNNY 01 000296 0001

**Charge Details**

|                               |       |               |
|-------------------------------|-------|---------------|
| Previous Balance              |       | 89.99         |
| Payments Received - Thank You | 06/24 | -89.99        |
| <b>Remaining Balance</b>      |       | <b>\$0.00</b> |

Payments received after 07/07/20 will appear on your next bill.

Services from 07/06/20 through 08/05/20

**Spectrum Business™ Internet**

|                                 |                |
|---------------------------------|----------------|
| Spectrum Business Internet Plus | 109.99         |
| Promo Discount                  | -20.00         |
|                                 | <b>\$89.99</b> |

Spectrum Business™ Internet Total **\$89.99**

**Current Charges \$89.99**  
**Total Due by 07/23/20 \$89.99**

**Billing Information**

**Tax and Fees** - This statement reflects the current taxes and fees for your area (including sales, excise, user taxes, etc.). These taxes and fees may change without notice. Visit [spectrum.net/taxesandfees](http://spectrum.net/taxesandfees) for more information.

**Terms & Conditions** - Spectrum's detailed standard terms and conditions for service are located at [spectrum.com/policies](http://spectrum.com/policies).

**Past Due Fee / Late Fee Reminder** - A late fee will be assessed for past due charges for service.

**Billing Practices** - Spectrum Business mails monthly, itemized invoices for all monthly services in advance. A full payment is required on or before the due date indicated on this invoice. Payments made after the indicated due date may result in a late payment processing charge. Failure to pay could result in the disconnection of all your Spectrum Business service(s). Disconnection of Business Voice service may also result in the loss of your phone number.

Visit [Spectrum.com/stores](http://Spectrum.com/stores) for store locations. For questions or concerns, visit [Spectrum.net/support](http://Spectrum.net/support).

**Your WAY can be the GREEN way!  
 GO GREEN with Spectrum Business.**

Online Bill Pay is helping the environment one customer at a time. It's easy - all you need to do is sign up for Online Bill Pay. It will save you money on postage and time - and it will also save trees!

Enrolling is easy, just go to [Spectrumbusiness.net](http://Spectrumbusiness.net). Each month, you'll receive a paperless e-bill that you pay online with your choice of payment options.

- Debit Card - Credit Card - Electronic Funds Transfer
- Receive a quick summary of your account at any time
- Access up to 6 months of statements



**Changing Business Locations** - Please contact Spectrum Business before moving your Business Voice modem to a new address. To establish service at your new location or return equipment, please contact your Spectrum Business Account Executive at least twenty one (21) business days prior to your move.

**Authorization to Convert your Check to an Electronic Funds Transfer Debit** - For your convenience, if you provide a check as payment, you authorize Spectrum Business to use the information from your check to make a one-time electronic funds transfer from your account. If you have any questions, please call our office at the telephone number on the front of this invoice. To assist you in future payments, your bank or credit card account information may be electronically stored in our system in a secure, encrypted manner.

**Complaint Procedures** - You have 60 days from the billing date to register a complaint if you disagree with your charges.



**Payment Options**

**Pay Online** - Create or Login to pay or view your bill online at [Spectrumbusiness.net](http://Spectrumbusiness.net).

**Pay by Mail** - Detach payment coupon and enclose with your check made payable to Bright House Networks. Please do not include correspondences of any type with payments.

For questions or concerns, please call **1-877-824-6249**.



Statement Date: 07/15/2020  
Account: 211003638973

MIRABELLA COMMUNITY DEVELOPMENT  
MIRABELLA COMMUNITY DEVE  
10705 COUNTY ROAD 672  
RIVERVIEW, FL 33579-8410

|                          |            |
|--------------------------|------------|
| Current month's charges: | \$73.60    |
| Total amount due:        | \$73.60    |
| Payment Due By:          | 08/05/2020 |



### Your Account Summary

|  |                |
|--|----------------|
| Previous Amount Due                      | \$73.38        |
| Payment(s) Received Since Last Statement | -\$73.38       |
| <b>Current Month's Charges</b>           | <b>\$73.60</b> |
| <b>Total Amount Due</b>                  | <b>\$73.60</b> |

Received

JUL 2 2020

## PLAN MORE AND STRESS LESS.

Our free Budget Billing program evens out your bill so you pay about the same amount every month.

Visit [tampaelectric.com/budgetforbusiness](http://tampaelectric.com/budgetforbusiness) to learn more and sign up.

0000094-0001023-Page 3 of 26

*Amount not paid by due date may be assessed a late payment charge and an additional deposit.*

COVID-19

## SCAM ALERT

### Avoid Scams. Don't be a victim.

During the pandemic don't be tricked by urgent threats. If anyone calls to demand immediate utility bill payment with a pre-paid card, or threatens to turn off your service on the same day, hang up! Questions? Call us at 888.223.0800

To ensure prompt credit, please return stub portion of this bill with your payment. Make checks payable to TECO.



WAYS TO PAY YOUR BILL

mail

phone

online

pay agent

See reverse side for more information

Account: 211003638973

|                          |            |
|--------------------------|------------|
| Current month's charges: | \$73.60    |
| Total amount due:        | \$73.60    |
| Payment Due By:          | 08/05/2020 |

**Amount Enclosed** \$ \_\_\_\_\_

631630307132

MIRABELLA COMMUNITY DEVELOPMENT  
MIRABELLA COMMUNITY DEVE  
2005 PAN AM CIRCLE SUITE 300  
TAMPA, FL 33607-6008

MAIL PAYMENT TO:  
TECO  
P.O. BOX 31318  
TAMPA, FL 33631-3318

6316303071322110036389730000000073600



**Account:** 211003638973  
**Statement Date:** 07/15/2020  
**Current month's charges due** 08/05/2020



## Details of Charges – Service from 06/11/2020 to 07/10/2020

Service for: 10705 COUNTY ROAD 672, RIVERVIEW, FL 33579-8410

Rate Schedule: General Service - Non Demand

Meter Location: SIGN-IRR

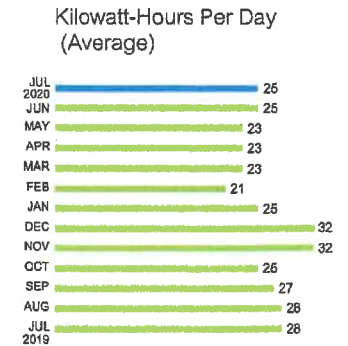
| Meter Number | Read Date  | Current Reading | Previous Reading | Total Used | Multiplier | Billing Period |
|--------------|------------|-----------------|------------------|------------|------------|----------------|
| K29671       | 07/10/2020 | 65,776          | 65,029           | 747 kWh    | 1          | 30 Days        |

|                              |                         |                |
|------------------------------|-------------------------|----------------|
| Basic Service Charge         |                         | \$18.06        |
| Energy Charge                | 747 kWh @ \$0.05991/kWh | \$44.75        |
| Fuel Charge                  | 747 kWh @ \$0.02638/kWh | \$19.71        |
| COVID-19 Fuel Credit         |                         | -\$10.76       |
| Florida Gross Receipt Tax    |                         | \$1.84         |
| <b>Electric Service Cost</b> |                         | <b>\$73.60</b> |

**Total Current Month's Charges**

**\$73.60**

### Tampa Electric Usage History



0000094-0001024-Page 5 of 26

## Important Messages

### LOWER BILLS – AGAIN!

The unprecedented circumstances of the coronavirus pandemic and lower fuel costs led Tampa Electric to seek approval from the Florida Public Service Commission to lower Tampa Electric bills. All customers will see a COVID-19 fuel credit on their bills in June through August. Residential customers will see a 20 percent reduction on summer bills, including an estimated \$90 savings through December. Commercial and industrial customers can expect a total bill reduction of up to 14 to 20 percent, depending on usage and rate class through December. Tampa Electric's bills continue to be among the lowest in Florida and are more than 20 percent below the national average.

Statement Date: 07/15/2020  
Account: 211003639179

MIRABELLA COMMUNITY DEVELOPMENT  
MIRABELLA CDD  
MIRABELLA CR, PH 1  
RIVERVIEW, FL 33579-0000

|                          |            |
|--------------------------|------------|
| Current month's charges: | \$1,085.47 |
| Total amount due:        | \$1,085.47 |
| Payment Due By:          | 08/05/2020 |



### Your Account Summary

|  |                   |
|--|-------------------|
| Previous Amount Due                      | \$1,085.47        |
| Payment(s) Received Since Last Statement | -\$1,085.47       |
| <b>Current Month's Charges</b>           | <b>\$1,085.47</b> |
| <b>Total Amount Due</b>                  | <b>\$1,085.47</b> |

0000094-0001032-Page 21 of 26

### PLAN MORE AND STRESS LESS.

Our free Budget Billing program evens out your bill so you pay about the same amount every month.

Visit [tampaelectric.com/budgetforbusiness](http://tampaelectric.com/budgetforbusiness) to learn more and sign up.

Amount not paid by due date may be assessed a late payment charge and an additional deposit.

## SCAM ALERT

### Avoid Scams. Don't be a victim.

During the pandemic don't be tricked by urgent threats. If anyone calls to demand immediate utility bill payment with a pre-paid card, or threatens to turn off your service on the same day, hang up! Questions? Call us at 888.223.0800

To ensure prompt credit, please return stub portion of this bill with your payment. Make checks payable to TECO.



#### WAYS TO PAY YOUR BILL



See reverse side for more information

Account: 211003639179

|                          |            |
|--------------------------|------------|
| Current month's charges: | \$1,085.47 |
| Total amount due:        | \$1,085.47 |
| Payment Due By:          | 08/05/2020 |
| <b>Amount Enclosed</b>   | <b>\$</b>  |

631630307133

MIRABELLA COMMUNITY DEVELOPMENT  
MIRABELLA CDD  
2005 PAN AM CIRCLE SUITE 300  
TAMPA, FL 33607

MAIL PAYMENT TO:  
TECO  
P.O. BOX 31318  
TAMPA, FL 33631-3318



**Account:** 211003639179  
**Statement Date:** 07/15/2020  
**Current month's charges due** 08/05/2020



## Details of Charges – Service from 06/10/2020 to 07/09/2020

Service for: MIRABELLA CR, PH 1, RIVERVIEW, FL 33579-0000

**Rate Schedule: Lighting Service**

### Lighting Service Items LS-1 (Bright Choices) for 30 days

|                               |                         |                   |
|-------------------------------|-------------------------|-------------------|
| Lighting Energy Charge        | 520 kWh @ \$0.02866/kWh | \$14.90           |
| Fixture & Maintenance Charge  | 35 Fixtures             | \$545.16          |
| Lighting Pole / Wire          | 35 Poles                | \$518.70          |
| Lighting Fuel Charge          | 520 kWh @ \$0.02614/kWh | \$13.59           |
| COVID-19 Lighting Fuel Credit |                         | -\$7.42           |
| Florida Gross Receipt Tax     |                         | \$0.54            |
| <b>Lighting Charges</b>       |                         | <b>\$1,085.47</b> |

### Total Current Month's Charges

**\$1,085.47**

00000094-001033-Page 23 of 26

## Important Messages

### LOWER BILLS – AGAIN!

The unprecedented circumstances of the coronavirus pandemic and lower fuel costs led Tampa Electric to seek approval from the Florida Public Service Commission to lower Tampa Electric bills. All customers will see a COVID-19 fuel credit on their bills in June through August. Residential customers will see a 20 percent reduction on summer bills, including an estimated \$90 savings through December. Commercial and industrial customers can expect a total bill reduction of up to 14 to 20 percent, depending on usage and rate class through December. Tampa Electric's bills continue to be among the lowest in Florida and are more than 20 percent below the national average.

Statement Date: 07/15/2020  
Account: 211003639344

MIRABELLA COMMUNITY DEVELOPMENT  
MIRABELLA COMMUNITY DEVE  
14306 ROMEO BLVD  
RIVERVIEW, FL 33579-0000

|                          |            |
|--------------------------|------------|
| Current month's charges: | \$429.88   |
| Total amount due:        | \$379.12   |
| Payment Due By:          | 08/05/2020 |



### Your Account Summary

|   |                 |
|---|-----------------|
| Previous Amount Due                       | \$477.29        |
| Payment(s) Received Since Last Statement  | -\$477.29       |
| Miscellaneous Credits                     | -\$50.76        |
| Credit balance after payments and credits | -\$50.76        |
| <b>Current Month's Charges</b>            | <b>\$429.88</b> |
| <b>Total Amount Due</b>                   | <b>\$379.12</b> |

00000094-0001026-Page 3 of 26




**PLAN MORE AND STRESS LESS.**

Our free Budget Billing program evens out your bill so you pay about the same amount every month.


Visit [tampaelectric.com/budgetforbusiness](http://tampaelectric.com/budgetforbusiness) to learn more and sign up.

Amount not paid by due date may be assessed a late payment charge and an additional deposit.



## Avoid Scams. Don't be a victim.

During the pandemic don't be tricked by urgent threats. If anyone calls to demand immediate utility bill payment with a pre-paid card, or threatens to turn off your service on the same day, hang up! Questions? Call us at 888.223.0800



To ensure prompt credit, please return stub portion of this bill with your payment. Make checks payable to TECO.

Account: 211003639344

|                          |            |
|--------------------------|------------|
| Current month's charges: | \$429.88   |
| Total amount due:        | \$379.12   |
| Payment Due By:          | 08/05/2020 |
| <b>Amount Enclosed</b>   | <b>\$</b>  |

631630307134

MIRABELLA COMMUNITY DEVELOPMENT  
MIRABELLA COMMUNITY DEVE  
2005 PAN AM CIRCLE SUITE 300  
TAMPA, FL 33607

MAIL PAYMENT TO:  
TECO  
P.O. BOX 31318  
TAMPA, FL 33631-3318

**Account:** 211003639344  
**Statement Date:** 07/15/2020  
**Current month's charges due** 08/05/2020



## Details of Charges – Service from 06/10/2020 to 07/09/2020

Service for: 14306 ROMEO BLVD, RIVERVIEW, FL 33579-0000

Rate Schedule: General Service - Non Demand

| Meter Number | Read Date  | Current Reading | Previous Reading | Total Used | Multiplier | Billing Period |
|--------------|------------|-----------------|------------------|------------|------------|----------------|
| 1000439099   | 07/09/2020 | 19,149          | 13,570           | 5,579 kWh  | 1          | 30 Days        |

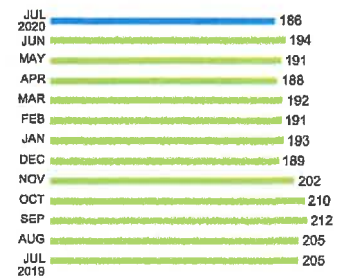
|                              |                           |                 |
|------------------------------|---------------------------|-----------------|
| Basic Service Charge         |                           | \$18.06         |
| Energy Charge                | 5,579 kWh @ \$0.05991/kWh | \$334.24        |
| Fuel Charge                  | 5,579 kWh @ \$0.02638/kWh | \$147.17        |
| COVID-19 Fuel Credit         |                           | -\$80.34        |
| Florida Gross Receipt Tax    |                           | \$10.75         |
| <b>Electric Service Cost</b> |                           | <b>\$429.88</b> |

### Total Current Month's Charges

**\$429.88**

### Tampa Electric Usage History

Kilowatt-Hours Per Day (Average)



### Miscellaneous Credits

|  |          |
|--|----------|
| Deposit Refund   | -\$50.00 |
| During our annual review of accounts, we found that your account is over-secured. We have credited a portion of your deposit to better reflect your typical usage. |          |
| Interest for Cash Security Deposit - Electric  | -\$0.76  |

### Total Current Month's Credits

**-\$50.76**

## Important Messages

### LOWER BILLS – AGAIN!

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### Deposit Credit Applied

During a review of your account, we found that your security deposit is more than needed for your account. We have refunded a portion of your cash deposit with interest and applied a credit to your account.

Statement Date: 07/15/2020

Account: 211003639526

MIRABELLA COMMUNITY DEVELOPMENT  
 MIRABELLA COMMUNITY DEVE  
 MIRABELLA, PH 2A&2B  
 RIVERVIEW, FL 33579-0000

|                          |            |
|--------------------------|------------|
| Current month's charges: | \$578.04   |
| Total amount due:        | \$578.04   |
| Payment Due By:          | 08/05/2020 |



### Your Account Summary

|  |                 |
|--|-----------------|
| Previous Amount Due                      | \$578.04        |
| Payment(s) Received Since Last Statement | -\$578.04       |
| <b>Current Month's Charges</b>           | <b>\$578.04</b> |
| <b>Total Amount Due</b>                  | <b>\$578.04</b> |

Received

JUL 20 2020

0000034-0001029-Page 15 of 26

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Amount not paid by due date may be assessed a late payment charge and an additional deposit.

**COVID-19**

## SCAM ALERT

**Avoid Scams. Don't be a victim.**

During the pandemic don't be tricked by urgent threats. If anyone calls to demand immediate utility bill payment with a pre-paid card, or threatens to turn off your service on the same day, hang up! Questions? Call us at 888.223.0800

To ensure prompt credit, please return stub portion of this bill with your payment. Make checks payable to TECO.



#### WAYS TO PAY YOUR BILL



See reverse side for more information

Account: 211003639526

|                          |            |
|--------------------------|------------|
| Current month's charges: | \$578.04   |
| Total amount due:        | \$578.04   |
| Payment Due By:          | 08/05/2020 |
| <b>Amount Enclosed</b>   | <b>\$</b>  |

631630307135

MIRABELLA COMMUNITY DEVELOPMENT  
 MIRABELLA COMMUNITY DEVE  
 2005 PAN AM CIRCLE SUITE 300  
 TAMPA, FL 33607

MAIL PAYMENT TO:  
 TECO  
 P.O. BOX 31318  
 TAMPA, FL 33631-3318

**Account:** 211003639526  
**Statement Date:** 07/15/2020  
**Current month's charges due** 08/05/2020



## Details of Charges – Service from 06/10/2020 to 07/09/2020

Service for: MIRABELLA, PH 2A&2B, RIVERVIEW, FL 33579-0000

**Rate Schedule: Lighting Service**

### Lighting Service Items LS-1 (Bright Choices) for 30 days

|                               |                         |                 |
|-------------------------------|-------------------------|-----------------|
| Lighting Energy Charge        | 806 kWh @ \$0.02866/kWh | \$23.10         |
| Fixture & Maintenance Charge  | 19 Fixtures             | \$262.95        |
| Lighting Pole / Wire          | 19 Poles                | \$281.58        |
| Lighting Fuel Charge          | 806 kWh @ \$0.02614/kWh | \$21.07         |
| COVID-19 Lighting Fuel Credit |                         | -\$11.50        |
| Florida Gross Receipt Tax     |                         | \$0.84          |
| <b>Lighting Charges</b>       |                         | <b>\$578.04</b> |

### Total Current Month's Charges

**\$578.04**

00000094-0001030-Page 17 of 26

## Important Messages

### LOWER BILLS – AGAIN!

The unprecedented circumstances of the coronavirus pandemic and lower fuel costs led Tampa Electric to seek approval from the Florida Public Service Commission to lower Tampa Electric bills. All customers will see a COVID-19 fuel credit on their bills in June through August. Residential customers will see a 20 percent reduction on summer bills, including an estimated \$90 savings through December. Commercial and industrial customers can expect a total bill reduction of up to 14 to 20 percent, depending on usage and rate class through December. Tampa Electric's bills continue to be among the lowest in Florida and are more than 20 percent below the national average.

**Suzanna M. Kimball**  
2800 East 113<sup>th</sup> Ave  
Unit 203  
Tampa, FL 33612  
Telephone (813) 389-4189

---

**Invoice**

---

**Date:** 7/7/2020

**To:** Meritus **Via Email:** [districtinvoices@meritusdistricts.com](mailto:districtinvoices@meritusdistricts.com)

**From:** Suzanna M. Kimball

**RE:** Mirabella CDD 10635 Balm Road Pool Bathroom Cleaning Services

---

**Mirabella CDD**

Pool Bathroom Cleaning Services Tuesday 7/7/2020 \_\_\_\_\_ \$45.00

Total Amount Due \$45.00

---

**PLEASE MAKE CHECK PAYABLE TO SUZANNA KIMBALL**  
**Payment due upon receipt.**

**THANK YOU!**

**Suzanna M. Kimball**  
2800 East 113<sup>th</sup> Ave  
Unit 203  
Tampa, FL 33612  
Telephone (813) 389-4189

## **Invoice**

---

**Date: 7/14/2020**

**To:** Meritus **Via Email:** [districtinvoices@meritusdistricts.com](mailto:districtinvoices@meritusdistricts.com)

**From:** Suzanna M. Kimball

**RE:** Mirabella CDD 10635 Balm Road Pool Bathroom Cleaning Services

---

**Mirabella CDD**

Pool Bathroom Cleaning Services Tuesday 7/14/2020 \_\_\_\_\_ \$45.00

Total Amount Due \$45.00

---

**PLEASE MAKE CHECK PAYABLE TO SUZANNA KIMBALL**  
**Payment due upon receipt.**

**THANK YOU!**

**Suzanna M. Kimball**  
2800 East 113<sup>th</sup> Ave  
Unit 203  
Tampa, FL 33612  
Telephone (813) 389-4189

---

**Invoice**

---

**Date:** 7/21/2020

**To:** Meritus **Via Email:** [districtinvoices@meritusdistricts.com](mailto:districtinvoices@meritusdistricts.com)

**From:** Suzanna M. Kimball

**RE:** Mirabella CDD 10635 Balm Road Pool Bathroom Cleaning Services

---

**Mirabella CDD**

Pool Bathroom Cleaning Services Tuesday 7/21/2020 \_\_\_\_\_ \$45.00

Total Amount Due \$45.00

---

**PLEASE MAKE CHECK PAYABLE TO SUZANNA KIMBALL**  
**Payment due upon receipt.**

**THANK YOU!**



# 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

|                              |  |                                   |                         |
|------------------------------|--|-----------------------------------|-------------------------|
| <b>Advertising Run Dates</b> |  | <b>Advertiser Name</b>            |                         |
| 07/15/20                     |  | MIRABELLA COMMUNITY DEV. DISTRICT |                         |
| <b>Billing Date</b>          |  | <b>Sales Rep</b>                  | <b>Customer Account</b> |
| 07/15/2020                   |  | Deirdre Almeida                   | 121446                  |
| <b>Total Amount Due</b>      |  | <b>Ad Number</b>                  |                         |
| \$2,464.00                   |  | 0000093411                        |                         |

### PAYMENT DUE UPON RECEIPT

| Start    | Stop     | Ad Number  | Product | Placement  | Description<br>PO Number   | Ins. | Size       | Net Amount           |
|----------|----------|------------|---------|------------|--|------|------------|----------------------|
| 07/15/20 | 07/15/20 | 0000093411 | Times   | Legals CLS | O&M Assessmernts<br>AffidavitMaterial  | 1    | 4x12.00 IN | \$2,460.00<br>\$4.00 |
|          |          |            |         |            | <br>51300<br>4801 |      |            |                      |

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.

|                              |  |                                   |                         |
|------------------------------|--|-----------------------------------|-------------------------|
| <b>Advertising Run Dates</b> |  | <b>Advertiser Name</b>            |                         |
| 07/15/20                     |  | MIRABELLA COMMUNITY DEV. DISTRICT |                         |
| <b>Billing Date</b>          |  | <b>Sales Rep</b>                  | <b>Customer Account</b> |
| 07/15/2020                   |  | Deirdre Almeida                   | 121446                  |
| <b>Total Amount Due</b>      |  | <b>Ad Number</b>                  |                         |
| \$2,464.00                   |  | 0000093411                        |                         |

DO NOT SEND CASH BY MAIL

PLEASE MAKE CHECK PAYBLE TO: TIMES PUBLISHING COMPANY

REMIT TO:

MIRABELLA COMMUNITY DEV. DISTRICT  
C/O MERITUS  
2005 PAN AM CIRCLE #300  
TAMPA, FL 33607

Times Publishing Company  
DEPT 3396  
PO BOX 123396  
DALLAS, TX 75312-3396

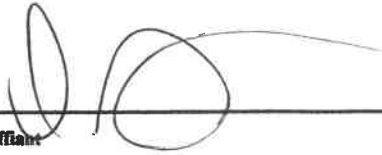
**Tampa Bay Times**  
**Published Daily**

STATE OF FLORIDA  
COUNTY OF Hillsborough

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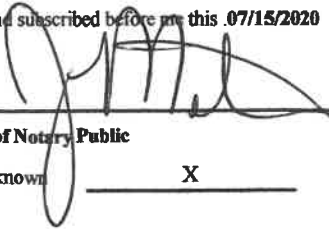
Before the undersigned authority personally appeared **Deirdre Almeida** who on oath says that he/she is **Legal Advertising Representative of the Tampa Bay Times** a daily newspaper printed in St. Petersburg, in Pinellas County, Florida; that the attached copy of advertisement, being a **Legal Notice** in the matter **RE: O&M Assessmernts** was published in **Tampa Bay Times: 7/15/20** in said newspaper in the issues of **Baylak Hillsborough**

Affiant further says the said **Tampa Bay Times** is a newspaper published in Hillsborough County, Florida and that the said newspaper has heretofore been continuously published in said Hillsborough County, Florida each day and has been entered as a second class mail matter at the post office in said Hillsborough 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 not promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in the said newspaper.



\_\_\_\_\_  
Signature Affiant

Sworn to and subscribed before me this **.07/15/2020**



\_\_\_\_\_  
Signature of Notary Public

Personally known  or produced identification

Type of identification produced \_\_\_\_\_



# Notice of Public Hearing and Board of Supervisors meeting of the Mirabella Community Development District

The Board of Supervisors (the "Board") of the Mirabella Community Development District (the "District") will hold a public hearing and a meeting on August 6, 2020, at 6:00 p.m. at the Mirabella Clubhouse, 14306 Romeo Boulevard, Wimauma, Florida 33598.

\*Please note that pursuant to Governor DeSantis' Executive Order 20-69 (as extended by Executive Orders 20-112 and 20-123 and as it may be further extended or amended) relating to the COVID-19 public health emergency and to protect the public and follow the CDC guidance regarding social distancing, such public hearing and meeting may be held telephonically or virtually. Please check the District's website for the latest information: <http://mirabellacdd.com/>.

The purpose of the public hearing is to receive public comments on the proposed adoption of the District's fiscal year 2020-2021 proposed budget and the proposed levy of its annually recurring non-ad valorem special assessments for operation and

maintenance to fund the items described in the proposed budget (the "O&M Assessments").

At the conclusion of the public hearing, the Board will, by resolution, adopt a final budget, provide for the levy, collection, and enforcement of the O&M Assessments, and certify an assessment roll. A meeting of the Board will also be held where the Board may consider any other business that may properly come before it.

A copy of the proposed budget, preliminary assessment roll, and the agenda may be viewed on the District's website at least 2 days before the meeting, or may be obtained by contacting the District Manager's office via email at [Nicole.hicks@merituscorp.com](mailto:Nicole.hicks@merituscorp.com) or via phone at (813) 873-7300.

The table below presents the proposed schedule of the O&M Assessments. Amounts are preliminary and subject to change at the meeting and in any future year.

## SCHEDULE OF ANNUAL ASSESSMENTS

| Fiscal Year 2020                        |               |            |   |              | Fiscal Year 2021                        |                       |                       |   |   |  |
|---|---------------|------------|---|--------------|---|-----------------------|-----------------------|---|---|--|
| Lot Size                                | EBU Value     | Unit Count | Debt Service Per Unit                   | O&M Per Unit | FY 2020 Total Assessment <sup>(1)</sup> | Debt Service Per Unit | O&M Per Unit          | FY 2021 Total Assessment <sup>(1)</sup> | Total Increase / (Decrease) in Annual Assmt |  |
| <b>MIRABELLA PHASE 1 - SERIES 2013</b>  |               |            |   |              |   |                       |                       |   |   |  |
| Single Family 50'                       | 1.00          | 71         | \$1,200.00                              | \$1,295.42   | \$2,495.42                              | \$1,200.00            | \$1,221.60            | \$2,421.60                              | -\$73.82                                    |  |
| Single Family 55'                       | 1.10          | 14         | \$1,320.00                              | \$1,424.96   | \$2,744.96                              | \$1,320.00            | \$1,343.76            | \$2,663.76                              | -\$81.20                                    |  |
| Single Family 60'                       | 1.20          | 2          | \$1,440.00                              | \$1,554.51   | \$2,994.51                              | \$1,440.00            | \$1,465.92            | \$2,905.92                              | -\$88.59                                    |  |
| <b>MIRABELLA PHASE 2B - SERIES 2013</b> |               |            |   |              |   |                       |                       |   |   |  |
| Single Family 50'                       | 1.00          | 26         | \$1,200.00                              | \$1,295.42   | \$2,495.42                              | \$1,200.00            | \$1,221.60            | \$2,421.60                              | -\$73.82                                    |  |
| Single Family 60'                       | 1.20          | 8          | \$1,440.00                              | \$1,554.51   | \$2,994.51                              | \$1,440.00            | \$1,465.92            | \$2,905.92                              | -\$88.59                                    |  |
| <b>MIRABELLA PHASE 2A - SERIES 2015</b> |               |            |   |              |   |                       |                       |   |   |  |
| Single Family 50'                       | 1.00          | 12         | \$1,250.00                              | \$1,295.42   | \$2,545.42                              | \$1,250.00            | \$1,221.60            | \$2,471.60                              | -\$73.82                                    |  |
| Single Family 55'                       | 1.10          | 7          | \$1,375.00                              | \$1,424.96   | \$2,799.96                              | \$1,375.00            | \$1,343.76            | \$2,718.76                              | -\$81.20                                    |  |
| Landowner                               | Gross Acreage | Parcel ID  | FY 2020 Total Assessment <sup>(2)</sup> |              | FY 2021 Total Assessment <sup>(2)</sup> |                       | Increase / (Decrease) |   |   |  |
| LAND DAWN                               | 5.03          | 0777790200 | \$6,925.46                              |              | \$6,925.46                              |                       | \$0.00                |   |   |  |
|   |               |            |   |              | \$6,925.46                              |                       |                       |   |   |  |
|   |               |            |   |              |   | \$6,925.46            |                       |   |   |  |

**Notations:**

- <sup>(1)</sup> Annual assessments are adjusted for discounts associated with early payment and County collection costs.
- <sup>(2)</sup> Maintenance assessment included in platted parcel totals. Unplatted parcels are assessed for administrative costs of the District only.

The O&M Assessments (in addition to debt assessments, if any) will appear on November 2020 Hillsborough County property tax bill. Amount shown includes all applicable collection costs. Property owner is eligible for a discount of up to 4% if paid early.

The County Tax Collector will collect the assessments for all lots and parcels within the District. Alternatively, the District may elect to directly collect its assessments in accordance with Chapter 190, Florida Statutes. Failure to pay the District's assessments will cause a tax certificate to be issued against the property which may result in a loss of title or a foreclosure action to be filed against the property. All affected property owners have the right to appear at the public hearing and to file written objections with the District within 20 days of publication of this notice.

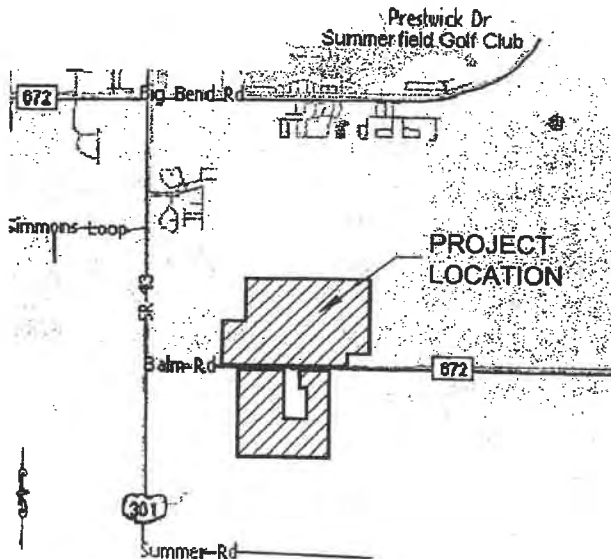
The public hearing and meeting are open to the public and will be conducted in accordance with the provisions of Florida law for community development districts and if applicable Executive Order 20-69. They may be continued to a date, time, and place to be specified on the record at the hearing or meeting. There may be occasions when staff or Board members may participate by speaker telephone.

In accordance with the provisions of the Americans with Disabilities Act, any person requiring special accommodations because of a disability or physical impairment should contact the District Manager's office at least 48 hours prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at 711 or 1-800-955-8771 (TTY), or 1-800-955-8770 (voice) for aid in contacting the District Manager's office.

Each person who decides to appeal any decision made by the Board with respect to any matter considered at the public hearing or meeting is advised that person will need a record of

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.

Nicole Hicks  
District Manager



# Tampa Bay Times

tampabay.com

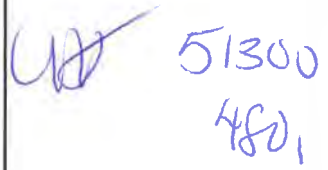
Times Publishing Company  
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 Toll Free Phone: 1 (877) 321-7355  
 Fed Tax ID 59-0482470

## ADVERTISING INVOICE

|                              |  |                                   |                         |
|------------------------------|--|-----------------------------------|-------------------------|
| <b>Advertising Run Dates</b> |  | <b>Advertiser Name</b>            |                         |
| 07/19/20                     |  | MIRABELLA COMMUNITY DEV. DISTRICT |                         |
| <b>Billing Date</b>          |  | <b>Sales Rep</b>                  | <b>Customer Account</b> |
| 07/19/2020                   |  | Deirdre Almeida                   | 121446                  |
| <b>Total Amount Due</b>      |  |                                   | <b>Ad Number</b>        |
| \$574.00                     |  |                                   | 0000096980              |

### PAYMENT DUE UPON RECEIPT

| Start    | Stop     | Ad Number  | Product      | Placement  | Description<br>PO Number             | Ins. | Size   | Net Amount       |
|----------|----------|------------|--------------|------------|--------------------------------------|------|--------|------------------|
| 07/19/20 | 07/19/20 | 0000096980 | Times        | Legals CLS | Special Meeting                      | 1    | 2x53 L | \$572.00         |
| 07/19/20 | 07/19/20 | 0000096980 | Tampabay.com | Legals CLS | Special Meeting<br>AffidavitMaterial | 1    | 2x53 L | \$0.00<br>\$2.00 |


  
 51300  
 4801

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# 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.

|                              |  |                                   |                         |
|------------------------------|--|-----------------------------------|-------------------------|
| <b>Advertising Run Dates</b> |  | <b>Advertiser Name</b>            |                         |
| 07/19/20                     |  | MIRABELLA COMMUNITY DEV. DISTRICT |                         |
| <b>Billing Date</b>          |  | <b>Sales Rep</b>                  | <b>Customer Account</b> |
| 07/19/2020                   |  | Deirdre Almeida                   | 121446                  |
| <b>Total Amount Due</b>      |  |                                   | <b>Ad Number</b>        |
| \$574.00                     |  |                                   | 0000096980              |

DO NOT SEND CASH BY MAIL

PLEASE MAKE CHECK PAYABLE TO: TIMES PUBLISHING COMPANY

MIRABELLA COMMUNITY DEV. DISTRICT  
 C/O MERITUS  
 2005 PAN AM CIRCLE #300  
 TAMPA, FL 33607

Received

JUL 24 2020

REMIT TO:  
 Times Publishing Company  
 DEPT 3396  
 PO BOX 123396  
 DALLAS, TX 75312-3396

**Tampa Bay Times**  
**Published Daily**

**STATE OF FLORIDA**  
**COUNTY OF Hillsborough**

} ss

Before the undersigned authority personally appeared **Deivdre Almeida** 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: Special Meeting** was published in **Tampa Bay Times: 7/19/20** in said newspaper in the issues of **Baylink Hillsborough**

Affiant further says the said **Tampa Bay Times** is a newspaper published in **Hillsborough County, Florida** and that the said newspaper has heretofore been continuously published in said **Hillsborough County, Florida** each day and has been entered as a **second class mail matter** at the post office in said **Hillsborough County, Florida** for a period of **one year** next preceding the first publication of the attached copy of advertisement, and affiant further says that he/she neither paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in the said newspaper.

Signature Affiant

Sworn to and subscribed before me this **07/19/2020**

Signature of Notary Public

Personally known  or produced identification

Type of identification produced \_\_\_\_\_

**PUBLIC MEETING HELD DURING PUBLIC HEALTH EMERGENCY DUE TO COVID-19**

Notice is hereby given that the Board of Supervisors ("Board") of the Mirabella Community Development District ("District") will hold a special meeting of the Board of Supervisors on July 28, 2020 at 5:30 p.m. to be conducted telephonically at 1-866-906-9330, Participate Access Code -4863181; pursuant to Executive Orders 20-52 and 20-69 issued by Governor DeSantis on July 15, 2020 respectively, and pursuant to Section 120.54(5)(b)2, Florida Statutes.

While it is necessary to hold the above referenced meeting of the District's Board of Supervisors utilizing communications media technology due to the current COVID-19 public health emergency, the District fully encourages public participation in a safe and efficient manner. Toward that end, anyone wishing to listen and participate in the meeting can do so telephonically at 1-866-906-9330, Participant Access Code - 4863181. Additionally, participants are encouraged to submit questions and comments to the District Manager in advance at 813-873-7300 to facilitate the Board's consideration of such questions and comments during the meeting.

A copy of the agenda may be obtained at the offices of the District Manager, c/o 2005 Pan Am Circle, Suite 300, Tampa, FL 33607 ("District Manager's Office") during normal business hours.

The meeting 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 to be specified on the record at such meeting. There may be occasions when Board Supervisors or District Staff may participate by speaker telephone.

Any person requiring special accommodations at the meeting because of a disability or physical impairment should contact the District Manager's Office at least forty-eight (48) hours prior to the meeting. 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), for aid in contacting the District Manager's Office.

Each person who decides to appeal any decision made by the Board with respect to any matter considered at the Meetings is advised that person will need a record of 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.

Nicole Hicks  
District Manager

Publish Date : July 19, 2020

0000096980



1-20

### Affordable Backflow Testing

3423 Holland Dr.  
Brandon, FL 33511  
(813) 684-3386

|   |   |  |                 |
|---|---|--|-----------------|
| NAME <i>Mirabella CDP Co</i>                          |   | DATE OF ORDER <i>7-1-20</i>  |                 |
| ADDRESS <i>Meritus Corp.</i>                          |   | PHONE  |                 |
| JOB NAME / LOCATION <i>14306 Romeo Blvd., Wimauma</i> |   | DATE PROMISED  |                 |
| DESCRIPTION OF WORK                                   |   | ORDER TAKEN BY   |                 |
|   |   | <input type="checkbox"/> DAY WORK<br><input type="checkbox"/> CONTRACT<br><input type="checkbox"/> EXTRA |                 |
| QTY.  | DESCRIPTION   | PRICE  | AMOUNT          |
| <i>1</i>  | <i>Backflow Preventer Test</i>  | <i>\$50</i>  | <i>\$50.00</i>  |
| LABOR   | HOURS   | RATE   | AMOUNT          |
|   |   |  |                 |
|   |   |  | TOTAL LABOR     |
|   |   |  | TOTAL MATERIALS |
|   |   |  | TOTAL           |
| WORK ORDERED BY <i>Cecile Roberts</i>                 | TOTAL LABOR   |  | TAX             |
| <b>JOB INVOICE</b>                                    | DATE COMPLETED  | <b>Thank You TOTAL</b> <i>\$50.00</i>  |                 |
| <b>16381</b>  | SIGNATURE if hereby acknowledge the satisfactory completion of the above described work |  |                 |

D

PHOTOGRAPH 10/1

*WAT*  
*53900*  
*4611*



**Hillsborough  
County Florida**

Public Utilities Department  
Cross-Connection Control Unit  
PO Box 89547  
Tampa, Florida 33689-0401  
Fax: 813-635-1612  
[www.hillsboroughcounty.org/backflow](http://www.hillsboroughcounty.org/backflow)  
Email: [backflowprogram@hillsboroughcounty.org](mailto:backflowprogram@hillsboroughcounty.org)

Revision 06/01/2018

Current Date  Hazard #:

Existing  Replaced  New

Please Note: The meter number is mandatory and if not included on this form it will not be accepted.

**Customer/Site Information**

Customer   
 Mailing Address   
 City  State  Zip   
 Contact Person  Phone #   
 Type Facility   
 Site Address   
 Location Details   
 City  Zip   
 Contact Person  Phone #

**Assembly Data**

Type of Service  
 Domestic  Irrigation  Fire Line  
 Size  Type of Assembly

**Assembly Data Existing**

Manufacturer  Size   
 Model #  Serial #   
 Meter #  Meter Size

**Assembly Data New**

Manufacturer  Size   
 Model #  Serial #   
 Meter #  Meter Size

Permit #

New Installation or Replacement by

Type of Assembly  Installation Date  Phone #

|  |  |   |   |   |
|--|--|---|---|---|
| <p><b>CHECK VALVE #1</b></p> <input type="radio"/> Leaked <input checked="" type="radio"/> Closed Tight<br>Differential Pressure Reading Across Check Valve <input type="text" value="9.0"/> | <p><b>CHECK VALVE #2</b></p> <input type="radio"/> Leaked <input checked="" type="radio"/> Closed Tight<br>Differential Pressure Reading Across Check Valve <input type="text" value="2.2"/> | <p><b>RELIEF VALVE</b></p> Open @ <input type="text" value="3.0"/><br>Did Not Open <input type="checkbox"/> | <p><b>PRESSURE VACUUM BREAKER</b></p> Air Inlet Open @ <input type="text"/><br>Did Not Open <input type="checkbox"/><br>Check Valve Held @ <input type="text"/> | <p><b>PASS/FAIL/TEST DATE</b></p> <input checked="" type="checkbox"/> Pass <input type="checkbox"/> Fail<br>Test Date <input type="text" value="7-1-20"/> |
| Tester <input type="text" value="David Forrester"/> Certification # <input type="text" value="3913"/>  |  | Test Kit # <input type="text" value="157392"/> Test Kit exp date <input type="text" value="7-10-20"/>       |   |   |

Assembly Repaired Repair Date  Repair Cert #  Company

|   |   |   |   |   |
|---|---|---|---|---|
| <p><b>CHECK VALVE #1</b></p> <input type="radio"/> Leaked <input type="radio"/> Closed Tight<br>Differential Pressure Reading Across Check Valve <input type="text"/> | <p><b>CHECK VALVE #2</b></p> <input type="radio"/> Leaked <input type="radio"/> Closed Tight<br>Differential Pressure Reading Across Check Valve <input type="text"/> | <p><b>RELIEF VALVE</b></p> Open @ <input type="text"/><br>Did Not Open <input type="checkbox"/> | <p><b>PRESSURE VACUUM BREAKER</b></p> Air Inlet Open @ <input type="text"/><br>Did Not Open <input type="checkbox"/><br>Check Valve Held @ <input type="text"/> | <p><b>PASS/FAIL/TEST DATE</b></p> <input type="checkbox"/> Pass <input type="checkbox"/> Fail<br>Test Date <input type="text"/> |
| Tester <input type="text"/> Certification # <input type="text"/>  |   | Test Kit # <input type="text"/> Test Kit exp date <input type="text"/>                          |   |   |



**Brandon Lock & Safe, Inc.**

4630 Eagle Falls Place  
Tampa, FL 33619  
813-655-4200

**LOCK & SAFE, inc.**

Lic. HCLOC14006

**Invoice**

|                     |                  |
|---------------------|------------------|
| <b>Invoice Date</b> | <b>Invoice #</b> |
| 7/6/2020            | 48820            |
| <b>P.O. No.</b>     |                  |
|                     |                  |

|  |
|--|
| <b>Bill To</b>   |
| Mirabella<br>c/o Meritus<br>2005 Pan Am Circle<br>Suite 120<br>Tampa, FL 33607 |

|              |                 |
|--------------|-----------------|
| <b>Terms</b> | <b>Due Date</b> |
| Net 30       | 8/5/2020        |

| Qty | Description   | Rate   | Amount |
|-----|---|--------|--------|
| 2   | Rekey lock cylinder to existing key                   | 15.50  | 31.00  |
| 1   | Half Hour Labor To: replace 2 leversets on clubhouse. | 58.00  | 58.00  |
| 2   | Dexter Commercial - Grade 2 Leverset - Entry Function | 107.04 | 214.08 |
| 1   | Service call  | 59.50  | 59.50  |
|     | Date of Service: 7/3/2020                             |        | 0.00   |

*UW 53908  
4602*

\*All invoices past 30 days are subject to a late fee of 1.5% calculated monthly on the total unpaid balance.  
\*To ensure proper credit please make sure to include your invoice number on your check.  
\*All sales are governed by our Standard Terms & Conditions. This document may be viewed here:  
<https://www.brandonlock.com/terms>  
\*Hillsborough County Licensed Locksmith: HCLOC14006

|                         |                 |
|-------------------------|-----------------|
| <b>Subtotal</b>         | <b>\$362.58</b> |
| <b>Sales Tax (8.5%)</b> | <b>\$0.00</b>   |
| <b>Total</b>            | <b>\$362.58</b> |
| <b>Payments Credits</b> | <b>\$0.00</b>   |

**Balance Due \$362.58**

*Your Security Specialists - Since 1997. Thank you for your business!*





**Brandon Lock & Safe, Inc.**

4630 Eagle Falls Place  
 Tampa, FL 33619  
 813-655-4200

**LOCK & SAFE, inc.**


Lic. HCLOC14006

**Invoice**

|                     |                  |
|---------------------|------------------|
| <b>Invoice Date</b> | <b>Invoice #</b> |
| 7/21/2020           | 48929            |
| <b>P.O. No.</b>     |                  |
|                     |                  |

|  |
|--|
| <b>Bill To</b>   |
| Mirabella<br>c/o Meritus<br>2005 Pan Am Circle<br>Suite 120<br>Tampa, FL 33607 |

|              |                 |
|--------------|-----------------|
| <b>Terms</b> | <b>Due Date</b> |
| Net 30       | 8/20/2020       |

| Qty | Description  | Rate | Amount |
|-----|--|------|--------|
| 10  | SC1 key duplicated   | 1.95 | 19.50  |
|     | Date of Service: 7/21/2020   |      | 0.00   |
|     | Signed for by: Gene  |      |        |
|     |  |      |        |

\*All invoices past 30 days are subject to a late fee of 1.5% calculated monthly on the total unpaid balance.  
 \*To ensure proper credit please make sure to include your invoice number on your check.  
 \*All sales are governed by our Standard Terms & Conditions. This document may be viewed here:  
<https://www.brandonlock.com/terms>  
 \*Hillsborough County Licensed Locksmith: HCLOC14006

|                         |                |
|-------------------------|----------------|
| <b>Subtotal</b>         | <b>\$19.50</b> |
| <b>Sales Tax (8.5%)</b> | <b>\$0.00</b>  |
| <b>Total</b>            | <b>\$19.50</b> |
| <b>Payments Credits</b> | <b>\$0.00</b>  |

|                    |                |
|--------------------|----------------|
| <b>Balance Due</b> | <b>\$19.50</b> |
|--------------------|----------------|

*Your Security Specialists - Since 1997. Thank you for your business!*



Kaeser & Blair Authorized Dealer

4236 Grissom Drive  
 Batavia, Ohio 45103  
 (800) 607-8824  
 FAX (800) 322-6000  
 credit@kaeser-blair.com

# INVOICE

Promotional Advertising • Corporate Identity Wearables • Writing Implements • Calendars

INVOICE NO. 00706168

DATE: 7/13/20

CUSTOMER NUMBER 003047719

DEALER NUMBER 88178

**BILL TO:**  
 MIRABELLA CDD  
 ATTN:MIRABELLA CHECKS TERESA 397-51  
 2005 PAN AM CIRCLE, SUITE 300  
 TAMPA, FL 33607

**SHIP TO:**  
 MIRABELLA CDD  
 ATTN:MIRABELLA CHECKS TERESA 397-51  
 2005 PAN AM CIRCLE, SUITE 300  
 TAMPA, FL 33607

**YOUR PO NUMBER**                      **DATE SHIPPED**                      **SHIP VIA**                      **TERMS**  
 MIRABELLA CHECKS                      7/09/20                      OTHER                      NET-30

| QUANTITY | PRODUCT NO | DESCRIPTION                   | UNIT PRICE | AMOUNT |
|----------|------------|-------------------------------|------------|--------|
| 1        | L1037MB    | 250-LASER CHECKS, MARBLE BLUE | 89.0000    | 89.00  |
| 1        |            | PROOF                         | .0000      | .00    |

YOUR AUTHORIZED K&B DEALER IS  
 MG Promotional Products  
 TO REORDER CALL 813-949-9000  
 OR EMAIL TO mikeg@mgpromotionalproducts.com

You can now pay your invoice online at  
 paykaeser.com

SUBTOTAL 89.00  
 \*\* SALES TAX .00  
 LESS: PAYMENT/DEPOSIT .00  
 SHIPPING & HANDLING 15.46  
 TOTAL DUE 104.46

PLEASE MAKE ALL CHECKS PAYABLE TO KAESER & BLAIR, INC.

Please enclose remittance coupon with payment. See back for additional information.



3771 Solutions Center  
 Chicago, IL 60677-3007

003047719 88178

## REMITTANCE

INVOICE NO. 00706168  
 DATE: 7/13/20

TOTAL DUE: 104.46  
 Amount Paid

MIRABELLA CDD  
 ATTN:MIRABELLA CHECKS TERESA 397-51  
 2005 PAN AM CIRCLE, SUITE 300  
 TAMPA, FL 33607

IF PAYING BY CREDIT CARD,  
 CHECK THIS BOX AND SEE THE  
 BACK OF THIS FORM.



2242 Industrial Blvd.  
Sarasota, FL 34234

941.355.0035

# Invoice

|         |           |
|---------|-----------|
| Date    | Invoice # |
| 6/25/20 | 20202182  |

|                               |
|-------------------------------|
| Bill To                       |
| Mirabella<br>C/o Meritus Corp |

| Description   | DISPATCH | TERMS | P.O. NUMBER                    |
|---|----------|-------|--------------------------------|
|   | 202439   | COD   |                                |
|   | Qty      | Rate  | Amount                         |
| Date of Service: 6/24/20<br>Location of Service: Entrance Sign<br>Service Requested by: Gene<br>Service Performed: Called to troubleshoot entrance sign light not working properly. Discovered that the photocell was bad. Removed and replaced the photocell solving the issue. Made all necessary connections and test for proper operation.<br>Passed by Tech: Casey<br>Standard Service Call - 1 Technician<br>Labor; Service Technician, Standard Rate<br>Photocell<br>Sales Tax |          |       | 0.00                           |
|   | 1.5      | 69.00 | 69.00                          |
|   |          | 97.50 | 146.25                         |
|   | 1        | 25.00 | 25.00                          |
|   |          | 0.00% | 0.00                           |
| <p>Owens Electric is "Plugged In To All Your Electrical Needs!"<br/>Thank you for your business!</p>  |          |       | <b>Total</b> \$240.25          |
|   |          |       | <b>Payments/Credits</b> \$0.00 |
| <p><i>In the event your file has to be placed for collections we will add the collection cost into the amount owed. Not to exceed 25% of the balance owed.</i></p>  |          |       | <b>Balance Due</b> \$240.25    |

WAT 53100  
4301

R&R Property Maintenance LLC  
8132031380

2402 Birds Eye Ct.  
Ruskin, Florida  
33570  
United States

Billed To  
Nicole Hicks  
Mirabella CDD  
2005 Panam Circle Suite 300  
Tampa, Florida  
33607  
United States

Date of Issue  
06/17/2020

Due Date  
07/17/2020

Invoice Number  
0000052

Amount Due (USD)  
**\$339.51**

| Description                   | Rate    | Qty | Line Total |
|-------------------------------|---------|-----|------------|
| Thin Set<br>Tile installation | \$17.00 | 1   | \$17.00    |
| Pool Tile<br>6x6              | \$10.50 | 2   | \$21.00    |
| Mileage                       | \$0.53  | 17  | \$9.01     |
| Tile Installation             | \$65.00 | 4.5 | \$292.50   |

Subtotal 339.51  
Tax 0.00

Total 339.51  
Amount Paid 0.00

Amount Due (USD) **\$339.51**

*UAT* *53900*  
*4617*

Terms

Please make all checks payable to:

R&R Property Maintenance LLC  
2402 Birds eye Ct  
Ruskin, Fl. 33570



**INVOICE**

Invoice Number: PI-A00437584  
 Invoice Date: 07/01/20

Voice: (888) 480-5253 Fax: (888) 358-0088

**PROPERTY:** Mirabella

**SOLD TO:** Mirabella  
 C/O Meritus  
 2005 Pan Am Circle #300  
 Tampa, FL 33607

|  |                        |                                |                             |
|--|------------------------|--------------------------------|-----------------------------|
| <b>CUSTOMER ID</b><br>8108             | <b>CUSTOMER PO</b>     | <b>Payment Terms</b><br>Net 30 |                             |
| <b>Sales Rep ID</b><br>Josh F. McGarry | <b>Shipment Method</b> | <b>Ship Date</b>               | <b>Due Date</b><br>07/31/20 |

| Qty | Item / Description   | UOM | Unit Price | Extension |
|-----|--|-----|------------|-----------|
| 1   | Lake & Pond Management Services SVR49770<br>07/01/20 - 07/31/20<br>Lake & Pond Management Services |     | 183.00     | 183.00    |

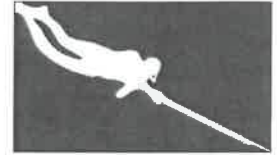
*Handwritten:* ~~UAD~~ 53900  
4307

**PLEASE REMIT PAYMENT TO:**

1320 Brookwood Drive, Suite H  
 Little Rock, AR 72202

|                  |               |
|------------------|---------------|
| <b>Subtotal</b>  | <b>183.00</b> |
| Sales Tax        | 0.00          |
| Total Invoice    | 183.00        |
| Payment Received | 0.00          |
| <b>TOTAL</b>     | <b>183.00</b> |

**Spearem Enterprises, LLC**  
18865 state rd 54 ste 122  
land o lakes, FL 33558  
(727) 237-2316  
spearem.jmb@gmail.com



# INVOICE

**BILL TO**

Mirabella CDD  
Meritus  
2005 Pan Am Circle, Suite 120  
Tampa , FL 33607

**INVOICE # 4312**

**DATE 07/25/2020**

**DUE DATE 08/09/2020**

**TERMS Net 15**

| DESCRIPTION  | QTY | RATE   | AMOUNT |
|--|-----|--------|--------|
| <b>Labor</b><br>pickup, dismantle and disposal of barn roof that blew off and landed in parking lot. | 1   | 325.00 | 325.00 |

It is anticipated that permits will not be required for the above work, and if required, the associated costs will be added to the price stated below. Any existing conditions that are not reasonably discoverable prior to the job start date, which in anyway interferes with the safe and satisfactory completion of this job, will be corrected by an additional work order and estimate for approval prior to resuming job. Spearem Enterprises, LLC is not responsible for any delays in performance of service that are due in full or in part to circumstances beyond our control. Spearem Enterprises, LLC is not responsible for damage, personal or property damage by others at the job site.

Whether actual or consequential, or any claim arising out of or relating to "Acts of God".

Job will Commence within 30 days of receiving signed, approved proposal-weather permitting.

**BALANCE DUE**

**\$325.00**

*WJ*  
5390  
4602



Thanks For Your Business!

# INVOICE

Zebra Cleaning Team, Inc.  
 P.O. BOX 3456  
 APOLLO BEACH, FL 33572  
 813-458-2942

DATE: JUNE 23, 2020  
 INVOICE #4054  
 EXPIRATION DATE

TO Mirabella  
 10635 county rd. 672

| TECHNICIAN | JOB SITE | INSTALLATION DATE | PAYMENT TERMS | DUE DATE |
|------------|----------|-------------------|---------------|----------|
| Lance Wood |          |                   |               |          |

| QTY              | ITEM # | DESCRIPTION                        | UNIT PRICE | LINE TOTAL     |
|------------------|--------|------------------------------------|------------|----------------|
|                  |        | Pool water valve for water leveler |            | \$95.03        |
|                  |        | <i>53700</i>                       |            |                |
|                  |        | <i>4617</i>                        |            |                |
| <b>SUBTOTAL</b>  |        |                                    |            |                |
| <b>SALES TAX</b> |        |                                    |            |                |
| <b>TOTAL</b>     |        |                                    |            | <b>\$95.03</b> |

Comments:



Thanks For Your Business!

# INVOICE

Zebra Cleaning Team, Inc.  
P.O. BOX 3456  
APOLLO BEACH, FL 33572  
813-458-2942

DATE: JULY 6, 2020  
INVOICE #4056  
EXPIRATION DATE

TO Mirabella  
10635 county rd. 672

| TECHNICIAN | JOB SITE | INSTALLATION DATE | PAYMENT TERMS | DUE DATE |
|------------|----------|-------------------|---------------|----------|
| Lance Wood |          |                   |               |          |

| QTY       | ITEM # | DESCRIPTION                      | UNIT PRICE | LINE TOTAL |
|-----------|--------|----------------------------------|------------|------------|
| 2         |        | Pool life rings                  | \$86.19    | \$172.38   |
| 2         |        | Life ring throw rope             | \$19.11    | \$38.22    |
|           |        | Float assembly for water leveler |            | \$88.74    |
|           |        | <i>WJ 53900</i>                  |            |            |
|           |        | <i>4617</i>                      |            |            |
| SUBTOTAL  |        |                                  |            |            |
| SALES TAX |        |                                  |            |            |
| TOTAL     |        |                                  |            | \$299.34   |

Comments: The life rings and throw ropes were stolen and we had to replace the float assembly on the water leveler



**Mirabella Community Development District  
Summary of Operations and Maintenance Invoices**

| Vendor                             | Invoice/Account Number | Amount             | Vendor Total       | Comments/Description                       |
|------------------------------------|------------------------|--------------------|--------------------|--|
| <b>Monthly Contract</b>            |                        |                    |                    |  |
| Meritus Districts                  | 9941                   | \$ 2,404.33        |                    | Management Services - August               |
| Solitude                           | PI A00456219           | 183.00             |                    | Lake & Pond Management Services - August   |
| South Shore                        | 71806                  | 1,760.00           |                    | Landscape Maintenance - August             |
| Zebra Cleaning Team                | 4092                   | 750.00             |                    | Pool Cleaning - August                     |
| <b>Monthly Contract Sub-Total</b>  |                        | <b>\$ 5,097.33</b> |                    |  |
| <b>Variable Contract</b>           |                        |                    |                    |  |
| <b>Variable Contract Sub-Total</b> |                        | <b>\$ 0.00</b>     |                    |  |
| <b>Utilities</b>                   |                        |                    |                    |  |
| BOCC                               | 0712968155 081420      | \$ 180.86          |                    | Water Service - thru 08/11/20              |
| Spectrum                           | 075386602080720        | 89.99              |                    | Internet Service - thru 09/05/20           |
| Tampa Electric                     | 211003638973 081420    | 81.94              |                    | Electric Service - thru 08/11/20           |
| Tampa Electric                     | 211003639179 081420    | 1,085.47           |                    | Electric Service - thru 08/10/20           |
| Tampa Electric                     | 211003639344 081420    | 434.75             |                    | Electric Service - thru 08/10/20           |
| Tampa Electric                     | 211003639526 081420    | 578.04             | <b>\$ 2,180.20</b> | Electric Service - thru 08/10/20           |
| <b>Utilities Sub-Total</b>         |                        | <b>\$ 2,451.05</b> |                    |  |
| <b>Regular Services</b>            |                        |                    |                    |  |
| Supervisor: Mindy Jacobson         | MJ080620               | \$ 200.00          | <b>\$ 200.00</b>   | Supervisor Fee - 08/06/20                  |
| Suzanna Kimball                    | SK072820               | 45.00              |                    | Pool Bathroom Cleaning Services - 07/28/20 |
| Suzanna Kimball                    | SK080420               | 45.00              |                    | Pool Bathroom Cleaning Services - 08/04/20 |
| Suzanna Kimball                    | SK081120               | 45.00              |                    | Pool Bathroom Cleaning Services - 08/11/20 |
| Suzanna Kimball                    | SK081820               | 45.00              |                    | Pool Bathroom Cleaning Services -          |

**Mirabella Community Development District  
Summary of Operations and Maintenance Invoices**

| Vendor                               | Invoice/Account Number | Amount              | Vendor Total     | Comments/Description                                |
|--------------------------------------|------------------------|---------------------|------------------|---|
|                                      |                        |                     |                  | 08/18/20  |
| Suzanna Kimball                      | SK082520               | 45.00               | <b>\$ 225.00</b> | Pool Bathroom Cleaning Services - 08/25/20          |
| Tampa Bay Times                      | 93420 072220           | 461.00              |                  | Budget Hearing - 07/22/20                           |
| US Bank                              | 5817184                | 2,155.00            |                  | Trustee Fees - 07/01/20-06/30/21                    |
| <b>Regular Services Sub-Total</b>    |                        | <b>\$ 3,041.00</b>  |                  |   |
| <b>Additional Services</b>           |                        |                     |                  |   |
| Meritus Districts                    | 10054                  | \$ 400.00           |                  | Key Fob Training - 08/27/20                         |
| Mo'zArt Designs                      | 20 5134                | 3,762.50            |                  | Relocate Pool Gate / Add Access Controls - 08/17/20 |
| <b>Additional Services Sub-Total</b> |                        | <b>\$ 4,162.50</b>  |                  |   |
| <b>TOTAL:</b>                        |                        | <b>\$ 14,751.88</b> |                  |   |

Approved (with any necessary revisions noted):

Signature

Printed Name

**Title (check one):**

Chairman  Vice Chairman  Assistant Secretary

**Meritus Districts**

2005 Pan Am Circle  
 Suite 300  
 Tampa, FL 33607

Voice: 813-397-5121  
 Fax: 813-873-7070

**INVOICE**

Invoice Number: 9941  
 Invoice Date: Aug 1, 2020  
 Page: 1

| Bill To:  |
|---|
| Mirabella CDD<br>2005 Pan Am Circle<br>Suite 300<br>Tampa, FL 33607 |

| Ship to: |
|----------|
|          |

| Customer ID   | Customer PO     | Payment Terms |          |
|---------------|-----------------|---------------|----------|
| Mirabella CDD |                 | Net Due       |          |
|               | Shipping Method | Ship Date     | Due Date |
|               | Best Way        |               | 8/1/20   |

| Quantity | Item | Description                           | Unit Price | Amount   |
|----------|------|---------------------------------------|------------|----------|
|          |      | District Management Services - August |            | 2,250.00 |
|          |      | Postage - June                        |            | 8.50     |
|          |      | Website Administration                |            | 145.83   |
|          |      | <i>AS</i>                             |            |          |

|                        |                 |
|------------------------|-----------------|
| Subtotal               | 2,404.33        |
| Sales Tax              |                 |
| Total Invoice Amount   | 2,404.33        |
| Payment/Credit Applied |                 |
| <b>TOTAL</b>           | <b>2,404.33</b> |



**INVOICE**

Voice: (888) 480-5253 Fax: (888) 358-0088

Invoice Number: PI-A00456219

Invoice Date: 08/01/20

PROPERTY: Mirabella

**SOLD TO:** Mirabella  
 C/O Meritus  
 2005 Pan Am Circle #300  
 Tampa, FL 33607

|  |                        |                                |                             |
|--|------------------------|--------------------------------|-----------------------------|
| <b>CUSTOMER ID</b><br>8108             | <b>CUSTOMER PO</b>     | <b>Payment Terms</b><br>Net 30 |                             |
| <b>Sales Rep ID</b><br>Josh F. McGarry | <b>Shipment Method</b> | <b>Ship Date</b>               | <b>Due Date</b><br>08/31/20 |

| Qty | Item / Description   | UOM | Unit Price | Extension |
|-----|--|-----|------------|-----------|
| 1   | Lake & Pond Management Services SVR49770<br>08/01/20 - 08/31/20<br>Lake & Pond Management Services |     | 183.00     | 183.00    |

5390  
4367

**PLEASE REMIT PAYMENT TO:**

1320 Brookwood Drive, Suite H  
 Little Rock, AR 72202

|                  |               |
|------------------|---------------|
| <b>Subtotal</b>  | <b>183.00</b> |
| Sales Tax        | 0.00          |
| Total Invoice    | 183.00        |
| Payment Received | 0.00          |
| <b>TOTAL</b>     | <b>183.00</b> |



PO Box 3553  
Apollo Beach, FL 33572

# Invoice

Date 8/4/2020  
Invoice # 71806

Bill To

Mirabella

Maintenance

| Description  | Amount                  |
|--|-------------------------|
| Landscape maintenance for August.<br><br><i>WST</i> <i>5390</i><br><i>4604</i> | 1,760.00                |
| Thank you for your business!   | <b>Total</b> \$1,760.00 |

southshorelandscapeandlawn@gmail.com  
www.southshorelandscapeandlawn.com

813-376-6110



Thanks For Your Business!

# INVOICE

Zebra Cleaning Team, Inc.  
P.O. BOX 3456  
APOLLO BEACH, FL 33572  
813-458-2942

DATE: AUGUST 12, 2020  
INVOICE #4092  
EXPIRATION DATE

TO Mirabella  
10635 county rd. 672

5373  
4617

| TECHNICIAN | JOB SITE | INSTALLATION DATE | PAYMENT TERMS | DUE DATE |
|------------|----------|-------------------|---------------|----------|
| Lance Wood |          |                   |               |          |

| QTY | ITEM # | DESCRIPTION          | UNIT PRICE | LINE TOTAL |
|-----|--------|----------------------|------------|------------|
|     |        | pool cleaning august |            | \$750.00   |
|     |        |                      |            |            |
|     |        |                      |            |            |
|     |        |                      |            |            |
|     |        |                      |            |            |
|     |        |                      |            |            |
|     |        |                      |            |            |
|     |        |                      |            |            |
|     |        |                      |            |            |

|           |          |
|-----------|----------|
| SUBTOTAL  |          |
| SALES TAX |          |
| TOTAL     | \$750.00 |

Comments:



Hillsborough County Florida

|                                       |                                     |                                |                               |
|---------------------------------------|-------------------------------------|--------------------------------|-------------------------------|
| <b>CUSTOMER NAME</b><br>MIRABELLA CDD | <b>ACCOUNT NUMBER</b><br>0712968155 | <b>BILL DATE</b><br>08/14/2020 | <b>DUE DATE</b><br>09/04/2020 |
|---------------------------------------|-------------------------------------|--------------------------------|-------------------------------|

Service Address: 14306 ROMEO BLVD

S-Page 1 of 1



| METER NUMBER | PREVIOUS DATE | PREVIOUS READ | PRESENT DATE | PRESENT READ | CONSUMPTION (IN GALLONS) | READ TYPE | METER DESCRIPTION |
|--------------|---------------|---------------|--------------|--------------|--------------------------|-----------|-------------------|
| 53136726     | 07/08/2020    | 5435          | 08/11/2020   | 5573         | 13800                    | ACTUAL    | WATER             |

**Service Address Charges**

|                                      |                 |
|--------------------------------------|-----------------|
| Customer Bill Charge                 | \$4.41          |
| Purchase Water Pass-Thru             | \$40.43         |
| Water Base Charge                    | \$15.33         |
| Water Usage Charge                   | \$17.65         |
| Sewer Base Charge                    | \$37.08         |
| Sewer Usage Charge                   | \$65.96         |
| <b>Total Service Address Charges</b> | <b>\$180.86</b> |

**Summary of Account Charges**

|                              |                 |
|------------------------------|-----------------|
| Previous Balance             | \$438.54        |
| Net Payments - Thank You     | (\$438.54)      |
| <b>Total Account Charges</b> | <b>\$180.86</b> |
| <b>AMOUNT DUE</b>            | <b>\$180.86</b> |

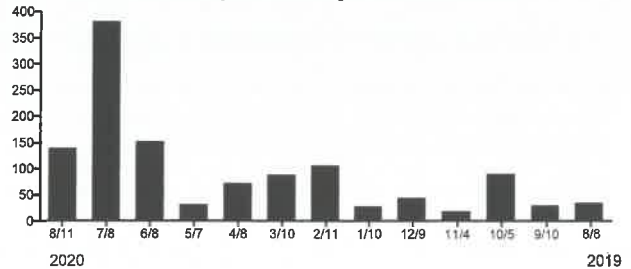
**Important Message**

Lawn irrigation is restricted to specific days and times. Excessive irrigation may damage lawns, harm the environment, and result in fines. Find your watering days and ways to conserve water at [HCFLGov.net/WaterConservation](http://HCFLGov.net/WaterConservation) or call (813) 663-3295.

The 2019 Water Quality Report is now available online at [HCFLGov.net/WaterQualityReport](http://HCFLGov.net/WaterQualityReport). To request a mailed copy, call (813)246-3146 and leave a message with your name, mailing address, and phone number.

53600  
4302

Consumption History x 100 Gallons



Hillsborough County Florida

Make checks payable to: BOCC

ACCOUNT NUMBER: 0712968155

**ELECTRONIC PAYMENTS BY CHECK OR**

Automated Payment Line: (813) 276 8526  
Internet Payments: [HCFLGov.net/WaterBill](http://HCFLGov.net/WaterBill)  
Additional Information: [HCFLGov.net/Water](http://HCFLGov.net/Water)



**THANK YOU!**

Received  
AUG 24 2020



MIRABELLA CDD  
2005 PAN AM CIRCLE, SUITE 300  
TAMPA FL 33607-6008

|                    |            |
|--------------------|------------|
| <b>DUE DATE</b>    | 09/04/2020 |
| <b>AMOUNT DUE</b>  | \$180.86   |
| <b>AMOUNT PAID</b> |            |

0007129681552

63  
00000180869

August 7, 2020  
 Invoice Number: 075386602080720  
 Account Number: **0050753866-02**  
 Security Code: **3706**  
 Service At: 14306 ROMEO BLVD  
 WIMAUMA, FL 33598-0016

**Contact Us**  
 Visit us at [SpectrumBusiness.net](http://SpectrumBusiness.net)  
 Or, call us at 1-877-824-6249

**SPECTRUM BUSINESS NEWS**

Add Spectrum Business Voice & get reliable business phone service at an unbeatable value. Just \$29.99/mo for each line. Call 1-877-261-9886 today!

Add Spectrum Business TV for only \$29.99/mo and get the best programming, reliable service and unbeatable value. Call 1-866-606-5497 today!



You are pre-approved to get Spectrum Mobile. Stay connected with the fastest overall speeds, and the most reliable service, coast to coast. Call 1-877-782-6135 to see how much you can save!

**Summary** *Services from 08/06/20 through 09/05/20 details on following pages*

|                               |                |
|-------------------------------|----------------|
| Previous Balance              | 89.99          |
| Payments Received - Thank You | -89.99         |
| <b>Remaining Balance</b>      | <b>\$0.00</b>  |
| Spectrum Business™ Internet   | 89.99          |
| Current Charges               | \$89.99        |
| <b>Total Due by 08/23/20</b>  | <b>\$89.99</b> |

**Thank you for choosing Spectrum Business.**  
 We appreciate your prompt payment and value you as a customer.

4145 S. Falkenburg Rd Riverview, FL 33578-8652  
 7635 1610 NO RP 07 08072020 NNNNNY 01 000316 0001

MIRABELLA CDD  
 2005 PAN AM CIR  
 STE 300  
 TAMPA FL 33607-6008



August 7, 2020

**MIRABELLA CDD**

Invoice Number: 075386602080720  
 Account Number: 0050753866-02  
 Service At: 14306 ROMEO BLVD  
 WIMAUMA, FL 33598-0016

**Total Due by 08/23/20** **\$89.99**  
 Amount you are enclosing \$

Please Remit Payment To:  
 BRIGHT HOUSE NETWORKS  
 PO BOX 7195  
 PASADENA, CA 91109-7195



**Received**

**AUG 13 2020**



Invoice Number: MIRABELLA CDD  
Account Number: 075386602080720  
Security Code: 0050753866-02  
3706

Contact Us  
Visit us at [SpectrumBusiness.net](http://SpectrumBusiness.net)  
Or, call us at 1-877-824-6249  
7635 1610 NO RP 07 08072020 NNNNNY 01 000316 0001

### Charge Details

|                               |       |               |
|-------------------------------|-------|---------------|
| Previous Balance              |       | 89.99         |
| Payments Received - Thank You | 07/23 | -89.99        |
| <b>Remaining Balance</b>      |       | <b>\$0.00</b> |

Payments received after 08/07/20 will appear on your next bill.

Services from 08/06/20 through 09/05/20

### Spectrum Business™ Internet

|                                 |                |
|---------------------------------|----------------|
| Spectrum Business Internet Plus | 109.99         |
| Promo Discount                  | -20.00         |
|                                 | <b>\$89.99</b> |

Spectrum Business™ Internet Total \$89.99

|                              |                |
|------------------------------|----------------|
| <b>Current Charges</b>       | <b>\$89.99</b> |
| <b>Total Due by 08/23/20</b> | <b>\$89.99</b> |

### Billing Information

**Tax and Fees** - This statement reflects the current taxes and fees for your area (including sales, excise, user taxes, etc.). These taxes and fees may change without notice. Visit [spectrum.net/taxesandfees](http://spectrum.net/taxesandfees) for more information.

**Terms & Conditions** - Spectrum's detailed standard terms and conditions for service are located at [spectrum.com/policies](http://spectrum.com/policies).

**Past Due Fee / Late Fee Reminder** - A late fee will be assessed for past due charges for service.

**Billing Practices** - Spectrum Business mails monthly, itemized invoices for all monthly services in advance. A full payment is required on or before the due date indicated on this invoice. Payments made after the indicated due date may result in a late payment processing charge. Failure to pay could result in the disconnection of all your Spectrum Business service(s). Disconnection of Business Voice service may also result in the loss of your phone number.

Visit [Spectrum.com/stores](http://Spectrum.com/stores) for store locations. For questions or concerns, visit [Spectrum.net/support](http://Spectrum.net/support).

### Your WAY can be the GREEN way! GO GREEN with Spectrum Business.

Online Bill Pay is helping the environment one customer at a time. It's easy - all you need to do is sign up for Online Bill Pay. It will save you money on postage and time - and it will also save trees!

Enrolling is easy, just go to [Spectrumbusiness.net](http://Spectrumbusiness.net). Each month, you'll receive a paperless e-bill that you pay online with your choice of payment options.

- Debit Card - Credit Card - Electronic Funds Transfer
- Receive a quick summary of your account at any time
- Access up to 6 months of statements



**Changing Business Locations** - Please contact Spectrum Business before moving your Business Voice modem to a new address. To establish service at your new location or return equipment, please contact your Spectrum Business Account Executive at least twenty one (21) business days prior to your move.

**Authorization to Convert your Check to an Electronic Funds Transfer Debit** - For your convenience, if you provide a check as payment, you authorize Spectrum Business to use the information from your check to make a one-time electronic funds transfer from your account. If you have any questions, please call our office at the telephone number on the front of this invoice. To assist you in future payments, your bank or credit card account information may be electronically stored in our system in a secure, encrypted manner.

**Complaint Procedures** - You have 60 days from the billing date to register a complaint if you disagree with your charges.



### Payment Options

**Pay Online** - Create or Login to pay or view your bill online at [Spectrumbusiness.net](http://Spectrumbusiness.net).

**Pay by Mail** - Detach payment coupon and enclose with your check made payable to Bright House Networks. Please do not include correspondences of any type with payments.

For questions or concerns, please call **1-877-824-6249**.



Invoice Number:  
Account Number:  
Security Code:

MIRABELLA CDD  
075386602080720  
0050753866-02  
3706

Contact Us  
Visit us at [SpectrumBusiness.net](http://SpectrumBusiness.net)  
Or, call us at 1-877-824-6249

7835 1610 NO RP 07 08072020 NNNNNY 01 000316 0001



## Make sure your business has the right technology solutions.

You qualify for a **FREE** business technology assessment.



To stay productive and competitive, your small business needs the latest and greatest phone, Internet and TV solutions at the best price. As a Spectrum Business customer, we can confirm you have the right solutions to maximize your savings.



### LOWER YOUR MONTHLY BUSINESS BILL



Add Spectrum Business Voice

**\$29.99**  
/mo per line for 12 mos when bundled\*\*

Get reliable, crystal-clear phone service.

- **FREE** unlimited local and long distance calling
- **FREE** Call Forwarding, Voicemail to Email and more
- No contracts and no hidden fees
- 30-Day Money-Back Guarantee\*

**NO-HASSLE INSTALLATION • NO CONTRACTS • NO ADDED VOICE TAXES**

See how much your business can save.

**Call: (866) 427-5549**

Or visit: [Business.Spectrum.com](http://Business.Spectrum.com)

Limited-time offer; subject to change. Qualified Spectrum Business customers only. Must not have subscribed to applicable services w/ in the last 30 days & have no outstanding obligation to Charter. \*\*\$29.99 Voice offer is for 12 mos. & incl. one business phone line w/ unlimited local & long distance w/ in the U.S., Puerto Rico, & Canada plus 2,000 long-distance minutes to Mexico. Includes phone taxes, charges and fees. Other telephone services may have corresponding taxes and rates. #View Business.Spectrum.com/guarantee for details about the 30-Day Customer Satisfaction Guarantee. Services subject to all applicable service terms & conditions, which are subject to change. Services & promo. offers not avail. in all areas. Standard pricing applies after promo. period. Installation & other equipment, taxes & fees may apply. Restrictions apply. Call for details. © 2020 Charter Communications, Inc.

Invoice Number:  
Account Number:  
Security Code:

MIRABELLA CDD  
075386602080720  
0050753866-02  
3706

**Contact Us**  
Visit us at [SpectrumBusiness.net](http://SpectrumBusiness.net)  
Or, call us at 1-877-824-6249  
7635 1610 NO RP 07 08072020 NNNNNY 01 000316 0001



## Make sure your business has the right technology solutions.

You qualify for a **FREE** business technology assessment.

To stay productive and competitive, your small business needs the latest and greatest TV, phone and Internet solutions at the best price. As a Spectrum Business customer, we can confirm you have the right solutions to maximize your savings.



### LOWER YOUR MONTHLY BUSINESS BILL

 **Add Spectrum Business TV**

**\$29.99**  
/mo for 12 mos  
when bundled\*

**Watch 45+ channels with FREE HD.**

- Can't miss live sports
- Must see shows and events
- Local and national news
- Service that's reliable in any weather

**NO-HASSLE INSTALLATION • NO CONTRACTS • \$500 CONTRACT BUYOUT†**

See how much your business can save.

**Call: (866) 526-3420**

Or visit: [Business.Spectrum.com](http://Business.Spectrum.com)

Limited-time offer; subject to change. Qualified new business customers only. Must not have subscribed to applicable services w/ in the last 30 days & have no outstanding obligation to Charter. \$29.99 TV offer is for 12 mos. when bundled w/ Internet or Voice & incl. Spectrum Business TV. Taxes, fees and surcharges (bcst surcharge up to \$13.50 mo.) extra and subject to change during and after the term; equipment and additional services are extra. Number of channels may vary. †Contract Buyout offer is valid up to \$500. Visit [Business.Spectrum.com/contractbuyout](http://Business.Spectrum.com/contractbuyout) for details. Services subject to all applicable service terms & conditions, which are subject to change. Services & promo. offers not avail. in all areas. Standard pricing applies after promo. period. Installation & other equipment, taxes & fees may apply. Restrictions apply. Call for details. © 2020 Charter Communications, Inc.

BAP-2008-BAV  
SA7KF032

Statement Date: 08/14/2020  
Account: 211003638973

MIRABELLA COMMUNITY DEVELOPMENT  
MIRABELLA COMMUNITY DEVE  
10705 COUNTY ROAD 672  
RIVERVIEW, FL 33579-8410



|                          |            |
|--------------------------|------------|
| Current month's charges: | \$81.94    |
| Total amount due:        | \$81.94    |
| Payment Due By:          | 09/04/2020 |

### Your Account Summary

|  |                |
|--|----------------|
| Previous Amount Due                      | \$73.60        |
| Payment(s) Received Since Last Statement | -\$73.60       |
| <b>Current Month's Charges</b>           | <b>\$81.94</b> |
| <b>Total Amount Due</b>                  | <b>\$81.94</b> |

## Go paperless!

Goodbye clutter. Hello convenience.

There's never been a better time to go paperless.

It's touch-free and good for the environment.



Learn more and sign up > [tampaelectric.com/paperless](http://tampaelectric.com/paperless)

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Amount not paid by due date may be assessed a late payment charge and an additional deposit.

## Yard project?

### Avoid damage and fines

Learn more at [tampaelectric.com/811](http://tampaelectric.com/811)

**CALL**  
811

**WAIT** two  
business days

Start  
**DIGGING!**

To ensure prompt credit, please return stub portion of this bill with your payment. Make checks payable to TECO.



#### WAYS TO PAY YOUR BILL



See reverse side for more information

Account: 211003638973

|                          |            |
|--------------------------|------------|
| Current month's charges: | \$81.94    |
| Total amount due:        | \$81.94    |
| Payment Due By:          | 09/04/2020 |

**Amount Enclosed** \$ \_\_\_\_\_  
636568589354

MIRABELLA COMMUNITY DEVELOPMENT  
MIRABELLA COMMUNITY DEVE  
2005 PAN AM CIRCLE SUITE 300  
TAMPA, FL 33607

MAIL PAYMENT TO:  
TECO  
P.O. BOX 31318  
TAMPA, FL 33631-3318

**Account:** 211003638973  
**Statement Date:** 08/14/2020  
**Current month's charges due** 09/04/2020



## Details of Charges – Service from 07/11/2020 to 08/11/2020

Service for: 10705 COUNTY ROAD 672, RIVERVIEW, FL 33579-8410

**Rate Schedule: General Service - Non Demand**

Meter Location: SIGN-IRR

00000098-0001026-Page 23 of 26

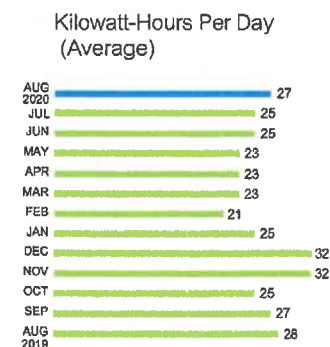
| Meter Number | Read Date  | Current Reading | Previous Reading | Total Used | Multiplier | Billing Period |
|--------------|------------|-----------------|------------------|------------|------------|----------------|
| K29671       | 08/11/2020 | 66,636          | 65,776           | 860 kWh    | 1          | 32 Days        |

|                              |                         |                |
|------------------------------|-------------------------|----------------|
| Basic Service Charge         |                         | \$18.06        |
| Energy Charge                | 860 kWh @ \$0.05991/kWh | \$51.52        |
| Fuel Charge                  | 860 kWh @ \$0.02638/kWh | \$22.69        |
| COVID-19 Fuel Credit         |                         | -\$12.38       |
| Florida Gross Receipt Tax    |                         | \$2.05         |
| <b>Electric Service Cost</b> |                         | <b>\$81.94</b> |

**Total Current Month's Charges**

**\$81.94**

### Tampa Electric Usage History



## Important Messages

### LOWER BILLS – AGAIN!

The unprecedented circumstances of the coronavirus pandemic and lower fuel costs led Tampa Electric to seek approval from the Florida Public Service Commission to lower Tampa Electric bills. All customers will see a COVID-19 fuel credit on their bills in June through August. Residential customers will see a 20 percent reduction on summer bills, including an estimated \$90 savings through December. Commercial and industrial customers can expect a total bill reduction of up to 14 to 20 percent, depending on usage and rate class through December. Tampa Electric's bills continue to be among the lowest in Florida and are more than 20 percent below the national average.

### The benefits of a modern electric grid

As part of our ongoing efforts to modernize our grid and leverage technology to serve you better, Tampa Electric can now remotely connect or disconnect your electric service. No need to wait for a technician to arrive. This also reduces face-to-face interactions during the coronavirus pandemic.

Note: Remote service requires that you have a smart meter. How do you know if you have a smart meter? Visit [tampaelectric.com/mymeter](http://tampaelectric.com/mymeter) to learn more.

### More clean energy to you

By 2023, Tampa Electric will have nearly 14% of its energy generated from the sun – the highest percentage of solar generation of any utility in the state of Florida and enough to power more than 200,000 homes. Visit [tampaelectric.com/solar](http://tampaelectric.com/solar) to learn more. For the 12-month period ending June 2020, the percentage of fuel type used by Tampa Electric to provide electricity to its customers was Natural Gas & Oil\* 82%, Coal 4%, Purchased Power 9% and Solar 5%. Tampa Electric provides this information to our customers on a quarterly basis.



Statement Date: 08/14/2020

Account: 211003639179

MIRABELLA COMMUNITY DEVELOPMENT  
 MIRABELLA CDD  
 MIRABELLA CR, PH 1  
 RIVERVIEW, FL 33579-0000



|                          |            |
|--------------------------|------------|
| Current month's charges: | \$1,085.47 |
| Total amount due:        | \$1,085.47 |
| Payment Due By:          | 09/04/2020 |

### Your Account Summary

|  |                   |
|--|-------------------|
| Previous Amount Due                      | \$1,085.47        |
| Payment(s) Received Since Last Statement | -\$1,085.47       |
| <b>Current Month's Charges</b>           | <b>\$1,085.47</b> |
| <b>Total Amount Due</b>                  | <b>\$1,085.47</b> |

00000088-0001016-Page 3 of 26

## Go paperless!

Goodbye clutter. Hello convenience.

There's never been a better time to go paperless. It's touch-free and good for the environment.



Learn more and sign up > [tampaelectric.com/paperless](http://tampaelectric.com/paperless)

Amount not paid by due date may be assessed a late payment charge and an additional deposit.

## Yard project?

### Avoid damage and fines

Learn more at [tampaelectric.com/811](http://tampaelectric.com/811)



**CALL**  
811



**WAIT** two business days



Start **DIGGING!**

To ensure prompt credit, please return stub portion of this bill with your payment. Make checks payable to TECO.



#### WAYS TO PAY YOUR BILL



See reverse side for more information

Account: 211003639179

|                          |            |
|--------------------------|------------|
| Current month's charges: | \$1,085.47 |
| Total amount due:        | \$1,085.47 |
| Payment Due By:          | 09/04/2020 |

**Amount Enclosed** \$ \_\_\_\_\_  
 636568589355

MIRABELLA COMMUNITY DEVELOPMENT  
 MIRABELLA CDD  
 2005 PAN AM CIRCLE SUITE 300  
 TAMPA, FL 33607-6008

MAIL PAYMENT TO:  
 TECO  
 P.O. BOX 31318  
 TAMPA, FL 33631-3318

**Account:** 211003639179  
**Statement Date:** 08/14/2020  
**Current month's charges due** 09/04/2020



## Details of Charges – Service from 07/10/2020 to 08/10/2020

Service for: MIRABELLA CR, PH 1, RIVERVIEW, FL 33579-0000

**Rate Schedule: Lighting Service**

### Lighting Service Items LS-1 (Bright Choices) for 32 days

|                               |                         |                   |
|-------------------------------|-------------------------|-------------------|
| Lighting Energy Charge        | 520 kWh @ \$0.02866/kWh | \$14.90           |
| Fixture & Maintenance Charge  | 35 Fixtures             | \$545.16          |
| Lighting Pole / Wire          | 35 Poles                | \$518.70          |
| Lighting Fuel Charge          | 520 kWh @ \$0.02614/kWh | \$13.59           |
| COVID-19 Lighting Fuel Credit |                         | -\$7.42           |
| Florida Gross Receipt Tax     |                         | \$0.54            |
| <b>Lighting Charges</b>       |                         | <b>\$1,085.47</b> |

**Total Current Month's Charges** **\$1,085.47**

00000098-0001017-Page 5 of 28

## Important Messages

### LOWER BILLS – AGAIN!

The unprecedented circumstances of the coronavirus pandemic and lower fuel costs led Tampa Electric to seek approval from the Florida Public Service Commission to lower Tampa Electric bills. All customers will see a COVID-19 fuel credit on their bills in June through August. Residential customers will see a 20 percent reduction on summer bills, including an estimated \$90 savings through December. Commercial and industrial customers can expect a total bill reduction of up to 14 to 20 percent, depending on usage and rate class through December. Tampa Electric's bills continue to be among the lowest in Florida and are more than 20 percent below the national average.

### The benefits of a modern electric grid

As part of our ongoing efforts to modernize our grid and leverage technology to serve you better, Tampa Electric can now remotely connect or disconnect your electric service. No need to wait for a technician to arrive. This also reduces face-to-face interactions during the coronavirus pandemic.

Note: Remote service requires that you have a smart meter. How do you know if you have a smart meter? Visit [tampaelectric.com/mymeter](http://tampaelectric.com/mymeter) to learn more.

### More clean energy to you

By 2023, Tampa Electric will have nearly 14% of its energy generated from the sun – the highest percentage of solar generation of any utility in the state of Florida and enough to power more than 200,000 homes. Visit [tampaelectric.com/solar](http://tampaelectric.com/solar) to learn more. For the 12-month period ending June 2020, the percentage of fuel type used by Tampa Electric to provide electricity to its customers was Natural Gas & Oil\* 82%, Coal 4%, Purchased Power 9% and Solar 5%. Tampa Electric provides this information to our customers on a quarterly basis.

Statement Date: 08/14/2020  
Account: 211003639344

MIRABELLA COMMUNITY DEVELOPMENT  
MIRABELLA COMMUNITY DEVE  
14306 ROMEO BLVD  
RIVERVIEW, FL 33579-0000



|                          |            |
|--------------------------|------------|
| Current month's charges: | \$434.75   |
| Total amount due:        | \$434.75   |
| Payment Due By:          | 09/04/2020 |

### Your Account Summary

|  |                 |
|--|-----------------|
| Previous Amount Due                      | \$379.12        |
| Payment(s) Received Since Last Statement | -\$379.12       |
| <b>Current Month's Charges</b>           | <b>\$434.75</b> |
| <b>Total Amount Due</b>                  | <b>\$434.75</b> |

**Go paperless!**  
Goodbye clutter. Hello convenience.

There's never been a better time to go paperless. It's touch-free and good for the environment.



Learn more and sign up > [tampaelectric.com/paperless](http://tampaelectric.com/paperless)

00000098-0000019-Page 9 of 26

Amount not paid by due date may be assessed a late payment charge and an additional deposit.

## Yard project?

### Avoid damage and fines

Learn more at [tampaelectric.com/811](http://tampaelectric.com/811)

**CALL**  
811

**WAIT** two  
business days

Start  
**DIGGING!**

To ensure prompt credit, please return stub portion of this bill with your payment. Make checks payable to TECO.



#### WAYS TO PAY YOUR BILL



See reverse side for more information

Account: 211003639344

|                          |            |
|--------------------------|------------|
| Current month's charges: | \$434.75   |
| Total amount due:        | \$434.75   |
| Payment Due By:          | 09/04/2020 |
| <b>Amount Enclosed</b>   | \$ _____   |

636568589356

MIRABELLA COMMUNITY DEVELOPMENT  
MIRABELLA COMMUNITY DEVE  
2005 PAN AM CIRCLE SUITE 300  
TAMPA, FL 33607

MAIL PAYMENT TO:  
TECO  
P.O. BOX 31318  
TAMPA, FL 33631-3318



**Account:** 211003639344  
**Statement Date:** 08/14/2020  
**Current month's charges due** 09/04/2020



## Details of Charges – Service from 07/10/2020 to 08/10/2020

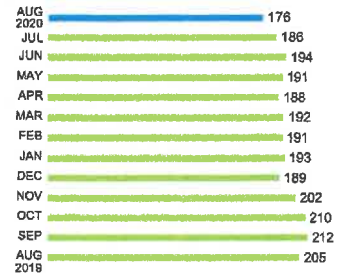
Service for: 14306 ROMEO BLVD, RIVERVIEW, FL 33579-0000

Rate Schedule: General Service - Non Demand

| Meter Number | Read Date  | Current Reading | Previous Reading | = | Total Used | Multiplier | Billing Period |
|--------------|------------|-----------------|------------------|---|------------|------------|----------------|
| 1000439099   | 08/10/2020 | 24,794          | 19,149           |   | 5,645 kWh  | 1          | 32 Days        |

### Tampa Electric Usage History

Kilowatt-Hours Per Day (Average)



|                              |                           |                 |
|------------------------------|---------------------------|-----------------|
| Basic Service Charge         |                           | \$18.06         |
| Energy Charge                | 5,645 kWh @ \$0.05991/kWh | \$338.19        |
| Fuel Charge                  | 5,645 kWh @ \$0.02638/kWh | \$148.92        |
| COVID-19 Fuel Credit         |                           | -\$81.29        |
| Florida Gross Receipt Tax    |                           | \$10.87         |
| <b>Electric Service Cost</b> |                           | <b>\$434.75</b> |

### Total Current Month's Charges

**\$434.75**

00000098-0001020-Page 11 of 26

## Important Messages

### LOWER BILLS – AGAIN!

The unprecedented circumstances of the coronavirus pandemic and lower fuel costs led Tampa Electric to seek approval from the Florida Public Service Commission to lower Tampa Electric bills. All customers will see a COVID-19 fuel credit on their bills in June through August. Residential customers will see a 20 percent reduction on summer bills, including an estimated \$90 savings through December. Commercial and industrial customers can expect a total bill reduction of up to 14 to 20 percent, depending on usage and rate class through December. Tampa Electric's bills continue to be among the lowest in Florida and are more than 20 percent below the national average.

### The benefits of a modern electric grid

As part of our ongoing efforts to modernize our grid and leverage technology to serve you better, Tampa Electric can now remotely connect or disconnect your electric service. No need to wait for a technician to arrive. This also reduces face-to-face interactions during the coronavirus pandemic.

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Statement Date: 08/14/2020  
Account: 211003639526

MIRABELLA COMMUNITY DEVELOPMENT  
MIRABELLA COMMUNITY DEVE  
MIRABELLA, PH 2A&2B  
RIVERVIEW, FL 33579-0000



|                          |            |
|--------------------------|------------|
| Current month's charges: | \$578.04   |
| Total amount due:        | \$578.04   |
| Payment Due By:          | 09/04/2020 |

### Your Account Summary

|  |                 |
|--|-----------------|
| Previous Amount Due                      | \$578.04        |
| Payment(s) Received Since Last Statement | -\$578.04       |
| <b>Current Month's Charges</b>           | <b>\$578.04</b> |
| <b>Total Amount Due</b>                  | <b>\$578.04</b> |

**Go paperless!**  
Goodbye clutter. Hello convenience.

There's never been  
a better time to  
go paperless.

It's touch-free and  
good for the environment.



Learn more and sign up > [tampaelectric.com/paperless](http://tampaelectric.com/paperless)

00000098-0001022-Page 15 of 26

Amount not paid by due date may be assessed a late payment charge and an additional deposit.

## Yard project?

### Avoid damage and fines

Learn more at [tampaelectric.com/811](http://tampaelectric.com/811)

**CALL**

**WAIT** two  
business days

Start  
**DIGGING!**

To ensure prompt credit, please return stub portion of this bill with your payment. Make checks payable to TECO.



#### WAYS TO PAY YOUR BILL



See reverse side for more information

Account: 211003639526

|                          |                 |
|--------------------------|-----------------|
| Current month's charges: | \$578.04        |
| Total amount due:        | \$578.04        |
| Payment Due By:          | 09/04/2020      |
| <b>Amount Enclosed</b>   | <b>\$</b> _____ |

636568589357

MIRABELLA COMMUNITY DEVELOPMENT  
MIRABELLA COMMUNITY DEVE  
2005 PAN AM CIRCLE SUITE 300  
TAMPA, FL 33607

MAIL PAYMENT TO:  
TECO  
P.O. BOX 31318  
TAMPA, FL 33631-3318

Received

AUG 20 2020

**Account:** 211003639526  
**Statement Date:** 08/14/2020  
**Current month's charges due** 09/04/2020



## Details of Charges – Service from 07/10/2020 to 08/10/2020

Service for: MIRABELLA, PH 2A&2B, RIVERVIEW, FL 33579-0000

**Rate Schedule: Lighting Service**

### Lighting Service Items LS-1 (Bright Choices) for 32 days

|                               |                         |                 |
|-------------------------------|-------------------------|-----------------|
| Lighting Energy Charge        | 806 kWh @ \$0.02866/kWh | \$23.10         |
| Fixture & Maintenance Charge  | 19 Fixtures             | \$262.95        |
| Lighting Pole / Wire          | 19 Poles                | \$281.58        |
| Lighting Fuel Charge          | 806 kWh @ \$0.02614/kWh | \$21.07         |
| COVID-19 Lighting Fuel Credit |                         | -\$11.50        |
| Florida Gross Receipt Tax     |                         | \$0.84          |
| <b>Lighting Charges</b>       |                         | <b>\$578.04</b> |

**Total Current Month's Charges** **\$578.04**

0000088-0001023-Page 17 of 26

## Important Messages

### LOWER BILLS – AGAIN!

The unprecedented circumstances of the coronavirus pandemic and lower fuel costs led Tampa Electric to seek approval from the Florida Public Service Commission to lower Tampa Electric bills. All customers will see a COVID-19 fuel credit on their bills in June through August. Residential customers will see a 20 percent reduction on summer bills, including an estimated \$90 savings through December. Commercial and industrial customers can expect a total bill reduction of up to 14 to 20 percent, depending on usage and rate class through December. Tampa Electric's bills continue to be among the lowest in Florida and are more than 20 percent below the national average.

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**MIRABELLA CDD**

MEETING DATE: August 6, 2020

DMS Staff Signature: Per Nicole Hicks

| <b>SUPERVISORS</b> | <b>CHECK IF IN ATTENDANCE</b> | <b>STATUS</b>   | <b>PAYMENT AMOUNT</b> |
|--------------------|-------------------------------|-----------------|-----------------------|
| Demetrius Rose     | X                             | SALARY WAIVED   | \$0                   |
| Winthrop Tyler     |                               | SALARY WAIVED   | \$0                   |
| Kyle Matthews      |                               | SALARY WAIVED   | \$0                   |
| Troy Gough         | X                             | SALARY ACCEPTED | \$200.00              |
| Mindy Jacobson     | X                             | SALARY ACCEPTED | \$200.00              |

MJ080620

**Suzanna M. Kimball**  
2800 East 113<sup>th</sup> Ave  
Unit 203  
Tampa, FL 33612  
Telephone (813) 389-4189

---

**Invoice**

---

**Date:** 7/28/2020

**To:** Meritus **Via Email:** [districtinvoices@meritusdistricts.com](mailto:districtinvoices@meritusdistricts.com)

**From:** Suzanna M. Kimball

**RE:** Mirabella CDD 10635 Balm Road **Pool Bathroom Cleaning** Services

---

**Mirabella CDD**

**Pool Bathroom Cleaning** Services Tuesday 7/28/2020 \_\_\_\_\_ \$45.00

Total Amount Due \$45.00

---

**PLEASE MAKE CHECK PAYABLE TO SUZANNA KIMBALL**  
**Payment due upon receipt.**

**THANK YOU!**

**Suzanna M. Kimball**  
2800 East 113<sup>th</sup> Ave  
Unit 203  
Tampa, FL 33612  
Telephone (813) 389-4189

---

**Invoice**

---

**Date: 8/4/2020**

**To:** Meritus **Via Email:** [districtinvoices@meritusdistricts.com](mailto:districtinvoices@meritusdistricts.com)

**From:** Suzanna M. Kimball

**RE:** Mirabella CDD 10635 Balm Road Pool Bathroom Cleaning Services

---

**Mirabella CDD**

Pool Bathroom Cleaning Services Tuesday 8/4/2020 \_\_\_\_\_ \$45.00

Total Amount Due \$45.00

---

**PLEASE MAKE CHECK PAYABLE TO SUZANNA KIMBALL**  
**Payment due upon receipt.**

**THANK YOU!**

**Suzanna M. Kimball**  
2800 East 113<sup>th</sup> Ave  
Unit 203  
Tampa, FL 33612  
Telephone (813) 389-4189

---

**Invoice**

---

**Date: 8/11/2020**

**To:** Meritus **Via Email:** [districtinvoices@meritusdistricts.com](mailto:districtinvoices@meritusdistricts.com)

**From:** Suzanna M. Kimball

**RE:** Mirabella CDD 10635 Balm Road **Pool Bathroom Cleaning** Services

---

**Mirabella CDD**

**Pool Bathroom Cleaning** Services Tuesday 8/11/2020 \_\_\_\_\_ \$45.00

Total Amount Due \$45.00

---

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**Payment due upon receipt.**

**THANK YOU!**

**Suzanna M. Kimball**  
2800 East 113<sup>th</sup> Ave  
Unit 203  
Tampa, FL 33612  
Telephone (813) 389-4189

---

**Invoice**

---

**Date:** 8/18/2020

**To:** Meritus **Via Email:** [districtinvoices@meritusdistricts.com](mailto:districtinvoices@meritusdistricts.com)

**From:** Suzanna M. Kimball

**RE:** Mirabella CDD 10635 Balm Road **Pool Bathroom Cleaning** Services

---

**Mirabella CDD**

**Pool Bathroom Cleaning** Services Tuesday 8/18/2020 \_\_\_\_\_ \$45.00

Total Amount Due \$45.00

---

**PLEASE MAKE CHECK PAYABLE TO SUZANNA KIMBALL**  
**Payment due upon receipt.**

**THANK YOU!**



**Suzanna M. Kimball**  
2800 East 113<sup>th</sup> Ave  
Unit 203  
Tampa, FL 33612  
Telephone (813) 389-4189

## Invoice

---

**Date:** 8/25/2020

**To:** Meritus **Via Email:** [districtinvoices@meritusdistricts.com](mailto:districtinvoices@meritusdistricts.com)

**From:** Suzanna M. Kimball

**RE:** Mirabella CDD 10635 Balm Road Pool Bathroom Cleaning Services

---

**Mirabella CDD**

Pool Bathroom Cleaning Services Tuesday 8/25/2020 \_\_\_\_\_ \$45.00

Total Amount Due \$45.00

---

**PLEASE MAKE CHECK PAYABLE TO SUZANNA KIMBALL**  
**Payment due upon receipt.**

**THANK YOU!**

# 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

|                              |                  |                                   |  |
|------------------------------|------------------|-----------------------------------|--|
| <b>Advertising Run Dates</b> |                  | <b>Advertiser Name</b>            |  |
| 07/22/20                     |                  | MIRABELLA COMMUNITY DEV. DISTRICT |  |
| <b>Billing Date</b>          | <b>Sales Rep</b> | <b>Customer Account</b>           |  |
| 07/22/2020                   | Deirdre Almeida  | 121446                            |  |
| <b>Total Amount Due</b>      |                  | <b>Ad Number</b>                  |  |
| \$461.00                     |                  | 0000093420                        |  |

### PAYMENT DUE UPON RECEIPT

| Start    | Stop     | Ad Number  | Product      | Placement  | Description<br>PO Number            | Ins. | Size   | Net Amount       |
|----------|----------|------------|--------------|------------|-------------------------------------|------|--------|------------------|
| 07/22/20 | 07/22/20 | 0000093420 | Times        | Legals CLS | Budget Hearing                      | 1    | 2x55 L | \$459.00         |
| 07/22/20 | 07/22/20 | 0000093420 | Tampabay.com | Legals CLS | Budget Hearing<br>AffidavitMaterial | 1    | 2x55 L | \$0.00<br>\$2.00 |

*UAT* 51300  
 4801

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

|                              |                  |                                   |  |
|------------------------------|------------------|-----------------------------------|--|
| <b>Advertising Run Dates</b> |                  | <b>Advertiser Name</b>            |  |
| 07/22/20                     |                  | MIRABELLA COMMUNITY DEV. DISTRICT |  |
| <b>Billing Date</b>          | <b>Sales Rep</b> | <b>Customer Account</b>           |  |
| 07/22/2020                   | Deirdre Almeida  | 121446                            |  |
| <b>Total Amount Due</b>      |                  | <b>Ad Number</b>                  |  |
| \$461.00                     |                  | 0000093420                        |  |

#### ADVERTISING INVOICE

Thank you for your business.

DO NOT SEND CASH BY MAIL

PLEASE MAKE CHECK PAYABLE TO: TIMES PUBLISHING COMPANY

MIRABELLA COMMUNITY DEV. DISTRICT  
 C/O MERITUS  
 2005 PAN AM CIRCLE #300  
 TAMPA, FL 33607

Received

JUL 29 2020

REMIT TO:  
 Times Publishing Company  
 DEPT 3396  
 PO BOX 123396  
 DALLAS, TX 75312-3396

**Tampa Bay Times  
Published Daily**

**STATE OF FLORIDA  
COUNTY OF Hillsborough**

Before the undersigned authority personally appeared **Deirdre Almeida** 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: Budget Hearing** was published in **Tampa Bay Times: 7/22/20** in said newspaper in the issues of **Daylink Hillsborough**

Affiant further says the said **Tampa Bay Times** is a newspaper published in **Hillsborough County, Florida** and that the said newspaper has heretofore been continuously published in said **Hillsborough County, Florida** each day and has been entered as a second class mail matter at the post office in said **Hillsborough 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.

} ss

**Notice of Public Hearing and Board of Supervisors  
meeting of the Mirabella  
Community Development District**

The Board of Supervisors (the "Board") of the Mirabella Community Development District (the "District") will hold a public hearing and a meeting on August 6, 2020, at 6:00 p.m. at\* the Mirabella Clubhouse, 14306 Romeo Boulevard, Wimauma, Florida 33598.

\*Please note that pursuant to Governor DeSantis' Executive Order 20-69 (as extended by Executive Orders 20-112 and 20-123 and as it may be further extended or amended) relating to the COVID-19 public health emergency and to protect the public and follow the CDC guidance regarding social distancing, such public hearing and meeting may be held telephonically or virtually. Please check the District's website for the latest information: <http://mirabellaccdd.com/>.

The purpose of the public hearing is to receive public comments on the proposed adoption of the District's fiscal year 2020-2021 proposed budget. A meeting of the Board will also be held where the Board may consider any other business that may properly come before it. A copy of the proposed budget and the agenda may be viewed on the District's website at least 2 days before the meeting, or may be obtained by contacting the District Manager's office via email at: [Nicole.hicks@merituscorp.com](mailto:Nicole.hicks@merituscorp.com) or via phone at (813) 873-7300.

The public hearing and meeting are open to the public and will be conducted in accordance with the provisions of Florida law for community development districts and if applicable Executive Order 20-69. They may be continued to a date, time, and place to be specified on the record at the hearing or meeting. There may be occasions when staff or Board members may participate by speaker telephone.

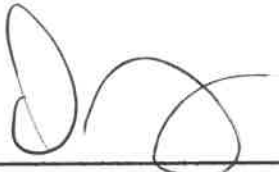
In accordance with the provisions of the Americans with Disabilities Act, any person requiring special accommodations because of a disability or physical impairment should contact the District Manager's office at least 48 hours prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at 711 or 1-800-955-8771 (TTY), or 1-800-955-8770 (voice) for aid in contacting the District Manager's office.

Each person who decides to appeal any decision made by the Board with respect to any matter considered at the public hearing or meeting is advised that person will need a record of 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.

Nicole Hicks  
District Manager

Run Date: July 22, 2020

0000093420



Signature Affiant

Sworn to and subscribed before me this 07/22/2020



Signature of Notary Public

Personally known X or produced identification

Type of identification produced \_\_\_\_\_





Corporate Trust Services  
EP-MN-WN3L  
60 Livingston Ave.  
St. Paul, MN 55107

Invoice Number: 5817184  
Account Number: 275175000  
Invoice Date: 07/27/2020  
Direct Inquiries To: STACEY JOHNSON  
Phone: 407-835-3805

MIRABELLA COMMUNITY DEVELOPMENT DIST  
ATTN DISTRICT MANAGER  
2005 PAN AM CIRCLE STE 300  
TAMPA FL 33607

MIRABELLA CDD 2015

The following is a statement of transactions pertaining to your account. For further information, please review the attached.

STATEMENT SUMMARY

PLEASE REMIT BOTTOM COUPON PORTION OF THIS PAGE WITH CHECK PAYMENT OF INVOICE.

TOTAL AMOUNT DUE \$2,155.00

All invoices are due upon receipt.

Please detach at perforation and return bottom portion of the statement with your check, payable to U.S. Bank.

MIRABELLA CDD 2015

Invoice Number: 5817184  
Account Number: 275175000  
Current Due: \$2,155.00  
Direct Inquiries To: STACEY JOHNSON  
Phone: 407-835-3805

Wire Instructions:  
U.S. Bank  
ABA # 091000022  
Acct # 1-801-5013-5135  
Trust Acct # 275175000  
Invoice # 5817184  
Attn: Fee Dept St. Paul

Please mail payments to:  
U.S. Bank  
CM-9690  
PO BOX 70870  
St. Paul, MN 55170-9690





Corporate Trust Services  
 EP-MN-WN3L  
 60 Livingston Ave.  
 St. Paul, MN 55107

Invoice Number: 5817184  
 Invoice Date: 07/27/2020  
 Account Number: 275175000  
 Direct Inquiries To: STACEY JOHNSON  
 Phone: 407-835-3805

MIRABELLA CDD 2015

Accounts Included 275175000 275175002 275175003 275175004 275175005  
 In This Relationship:

**CURRENT CHARGES SUMMARIZED FOR ENTIRE RELATIONSHIP**

| Detail of Current Charges  | Volume   | Rate     | Portion of Year | Total Fees        |
|--|----------|----------|-----------------|-------------------|
| 04200 Trustee  | 1.00     | 2,000.00 | 100.00%         | \$2,000.00        |
| <b>Subtotal Administration Fees - In Advance 07/01/2020 - 06/30/2021</b> |          |          |                 | <b>\$2,000.00</b> |
| Incidental Expenses  | 2,000.00 | 0.0775   |                 | \$155.00          |
| <b>Subtotal Incidental Expenses</b>                                      |          |          |                 | <b>\$155.00</b>   |
| <b>TOTAL AMOUNT DUE</b>  |          |          |                 | <b>\$2,155.00</b> |



**Meritus Districts**

2005 Pan Am Circle  
 Suite 300  
 Tampa, FL 33607

Voice: 813-397-5121  
 Fax: 813-873-7070

**INVOICE**

Invoice Number: 10054  
 Invoice Date: Aug 27, 2020  
 Page: 1

| Bill To:  |
|---|
| Mirabella CDD<br>2005 Pan Am Circle<br>Suite 300<br>Tampa, FL 33607 |

| Ship to: |
|----------|
|          |

| Customer ID   | Customer PO     | Payment Terms |          |
|---------------|-----------------|---------------|----------|
| Mirabella CDD |                 | Net Due       |          |
|               | Shipping Method | Ship Date     | Due Date |
|               | Best Way        |               | 8/27/20  |

| Quantity                            | Item | Description      | Unit Price | Amount |
|-------------------------------------|------|------------------|------------|--------|
|                                     |      | Key fob training |            | 400.00 |
| <p><i>51300</i><br/><i>3/01</i></p> |      |                  |            |        |

|                        |               |
|------------------------|---------------|
| Subtotal               | 400.00        |
| Sales Tax              |               |
| Total Invoice Amount   | 400.00        |
| Payment/Credit Applied |               |
| <b>TOTAL</b>           | <b>400.00</b> |

**Mo'zArt Designs**  
 4350 E US Highway 92  
 Plant City, FL 33566-7336 US  
 mozartdesigns@yahoo.com  
 www.mozartdesigns.net



**BILL TO**  
 NICOLE HICKS  
 MERITUS CORPORATION  
 2005 Pan Am Circle  
 SUITE 300  
 TAMPA, FLA. 33607

MIRABELLA CDD

**INVOICE 20-5134**

DATE 08/17/2020 TERMS Net 15

DUE DATE 09/01/2020

**DESCRIPTION**

**AMOUNT**

\*\*\*\*\* DEPOSIT REQUEST \*\*\*\*\*

REVISED: 7/24/20

THIS PROPOSAL IS FOR PROVIDING ALL MATERIAL & LABOR TO FABRICATE, POWDER COAT, & INSTALL THE FOLLOWING:

The "existing" section of 72" tall fence, with Ped. gate, that goes into pool area, will be removed. The existing "fence line" will be moved forward, so that the bathroom doors & storeroom are within the secured area. The existing fencing & gate will be replaced with 96" (8') tall fencing. In addition, the pickets will protrude through the top horizontal, & will be hydraulically pressed into a spear point, that can't be removed or broken off. This, in addition to fence being 8' tall, will make it "next to impossible" to climb over the fence. And, due to the additional height, we are using larger pickets, 1" X 1" as opposed to the "existing" 3/4" X 3/4". This is to help prevent someone from forcing the pickets apart, to gain "unlawful" entry.

*Handwritten notes:*  
 84  
 5396  
 6401

FABRICATION OF THE FENCE & PED. GATE IS OF "ALL WELDED" CONSTRUCTION. ONCE ALL FABRICATION IS COMPLETED FENCE, GATE, POSTS, & ALL ASSOCIATED HARDWARE WILL BE PAINTED, USING THE "BAKED ON" POWDER COATING PROCESS.

ALSO INCLUDED:  
 2 - 4" X 4", "STEEL" GATE POSTS. Cored drilled through existing sidewalk & set in concrete.  
 1 - LOCINOX, HINGE/HYDRAULIC CLOSER COMBO. This is a "pricey" hinge & closer, "BUT", it far exceeds anything else on the market. Once it is installed & adjusted, it basically doesn't need anything else done to it. This one is virtually "Maintenance Free", compact, & vandal resistant. Most others are a "constant" maintenance issue & can easily be tampered with.

TOTAL with INSTALLATION: \$2,725.00 "BASE BID"

| DESCRIPTION | AMOUNT |
|-------------|--------|
|-------------|--------|

CONTINUED PG. 2:

PAGE. 2:

ACCESS CONTROLS:

**CARD READER SYSTEM with CONTROLLER**

This system comes with a "Dumb" Card Reader. What this means is that this reader needs a "Control Unit". This unit allows you to view transactions, & program, "remotely". It will require a phone line.

**INCLUDED:**

- 1 - DOOR KING, Mod. 1838 CONTROLLER with 3000 MEMORY.
- 1 - AWID, PROX. CARD READER with ENCLOSURE.
- 300 - CLAMSHELL CARDS (Facility Code 84). Additional cards can be purchased at any time. Purchased in lots of 50.
- 1 - SECURITRON 600 Lb. MAG LOCK. This will secure gate in the "closed" position.
- 1 - "FREE EXIT" PUSH BUTTON & ENCLOSURE. Stainless Steel, Vandal Resistant, & Weather Resistant. This is how you "exit" the pool area.
- 2 - POWER SUPPLIES (Transformers). One for the Card Reader & one for the Mag Lock.
- 1 - TRANSFORMER ENCLOSURE.

TOTAL with INSTALLATION: ADD TO "BASE BID" -- \$4,800.00

|  |      |
|--|------|
| TO INITIATE THIS CONTRACT , PLEASE SIGN BELOW & RETURN. UPON ACCEPTANCE, 50% DEPOSIT IS REQUIRED. ONCE DEPOSIT IS RECEIVED, PROJECT WILL BE SCHEDULED. | 0.00 |
|--|------|

|                            |          |
|----------------------------|----------|
| TOTAL INVOICE \$7525.00    | 0.00     |
| DEPOSIT DUE NOW \$ 3762.50 | 3,762.50 |

MIRABELLA  
RELOCATE POOL GATE / ADD ACCESS CONTROLS

|                  |                   |
|------------------|-------------------|
| <b>TOTAL DUE</b> | <b>\$3,762.50</b> |
|------------------|-------------------|



# Mirabella Community Development District

Financial Statements  
(Unaudited)

Period Ending  
August 31, 2020



Meritus Districts  
2005 Pan Am Circle ~ Suite 300 ~ Tampa, Florida 33607-1775  
Phone (813) 873-7300 ~ Fax (813) 873-7070

**Mirabella**  
**Balance Sheet**

As of 8/31/2020  
(In Whole Numbers)

|                                     | General Fund  | Debt Service -<br>Series 2013 | Debt Service -<br>Series 2015 | Capital Projects<br>- Series 2013 | General Fixed<br>Assets Account<br>Group | General<br>Long-Term Debt | Total            |
|-------------------------------------|---------------|-------------------------------|-------------------------------|-----------------------------------|--|---------------------------|------------------|
| <b>Assets</b>                       |               |                               |                               |                                   |  |                           |                  |
| Cash-Operating Account              | 93,437        | 0                             | 0                             | 0                                 | 0  | 0                         | 93,437           |
| Investment-Revenue 2013 (3900)      | 0             | 98,241                        | 0                             | 0                                 | 0  | 0                         | 98,241           |
| Investment-Sinking 2013 (3901)      | 0             | 3                             | 0                             | 0                                 | 0  | 0                         | 3                |
| Investment-Interest 2013 (3902)     | 0             | 251                           | 0                             | 0                                 | 0  | 0                         | 251              |
| Investment-Prepayment 2013 (3905)   | 0             | 272                           | 0                             | 0                                 | 0  | 0                         | 272              |
| Investment-Reserve 2013 (3907)      | 0             | 150,806                       | 0                             | 0                                 | 0  | 0                         | 150,806          |
| Investment-Construction 2013 (3908) | 0             | 0                             | 0                             | 0                                 | 0  | 0                         | 0                |
| Investment-Interest 2015 (5000)     | 0             | 0                             | 0                             | 0                                 | 0  | 0                         | 0                |
| Investment-Sinking 2015 (5002)      | 0             | 0                             | 0                             | 0                                 | 0  | 0                         | 0                |
| Investment-Prepayment 2015 (5003)   | 0             | 0                             | 0                             | 0                                 | 0  | 0                         | 0                |
| Investment-Reserve 2015 (5004)      | 0             | 0                             | 11,325                        | 0                                 | 0  | 0                         | 11,325           |
| Investment-Revenue 2015 (5005)      | 0             | 0                             | 17,409                        | 0                                 | 0  | 0                         | 17,409           |
| Due From Developer                  | 0             | 0                             | 0                             | 0                                 | 0  | 0                         | 0                |
| Assessments Receivable - Tax Roll   | 0             | 0                             | 0                             | 0                                 | 0  | 0                         | 0                |
| Assessments Receivable - Off Roll   | 0             | 0                             | 0                             | 0                                 | 0  | 0                         | 0                |
| Due From General Fund               | 0             | 0                             | 0                             | 0                                 | 0  | 0                         | 0                |
| Prepaid Items                       | 0             | 0                             | 0                             | 0                                 | 0  | 0                         | 0                |
| Prepaid General Liability Insurance | 0             | 0                             | 0                             | 0                                 | 0  | 0                         | 0                |
| Prepaid Professional Liability      | 0             | 0                             | 0                             | 0                                 | 0  | 0                         | 0                |
| Prepaid Trustee Fees                | 2,119         | 0                             | 0                             | 0                                 | 0  | 0                         | 2,119            |
| Prepaid Property Insurance          | 0             | 0                             | 0                             | 0                                 | 0  | 0                         | 0                |
| Deposits                            | 3,020         | 0                             | 0                             | 0                                 | 0  | 0                         | 3,020            |
| Construction Work In Progress       | 0             | 0                             | 0                             | 0                                 | 1,603,075                                | 0                         | 1,603,075        |
| Amount Available-Debt Service       | 0             | 0                             | 0                             | 0                                 | 0  | 271,261                   | 271,261          |
| Amount To Be Provided-Debt Service  | 0             | 0                             | 0                             | 0                                 | 0  | 1,560,239                 | 1,560,239        |
| Other                               | 0             | 0                             | 0                             | 0                                 | 0  | 0                         | 0                |
| <b>Total Assets</b>                 | <b>98,576</b> | <b>249,573</b>                | <b>28,734</b>                 | <b>0</b>                          | <b>1,603,075</b>                         | <b>1,831,500</b>          | <b>3,811,458</b> |
| <b>Liabilities</b>                  |               |                               |                               |                                   |  |                           |                  |
| Accounts Payable                    | 10,398        | 0                             | 0                             | 0                                 | 0  | 0                         | 10,398           |
| Accounts Payable Other              | 0             | 0                             | 0                             | 0                                 | 0  | 0                         | 0                |
| Due To Debt Service Fund            | 0             | 0                             | 0                             | 0                                 | 0  | 0                         | 0                |
| Deferred Revenue                    | 0             | 0                             | 0                             | 0                                 | 0  | 0                         | 0                |
| Accrued Expenses Payable            | 0             | 0                             | 0                             | 0                                 | 0  | 0                         | 0                |
| Deposits                            | 0             | 0                             | 0                             | 0                                 | 0  | 0                         | 0                |
| Revenue Bonds Payable - Series 2013 | 0             | 0                             | 0                             | 0                                 | 0  | 1,540,000                 | 1,540,000        |
| Revenue Bonds Payable - Series 2015 | 0             | 0                             | 0                             | 0                                 | 0  | 291,500                   | 291,500          |
| <b>Total Liabilities</b>            | <b>10,398</b> | <b>0</b>                      | <b>0</b>                      | <b>0</b>                          | <b>0</b>                                 | <b>1,831,500</b>          | <b>1,841,898</b> |

**Mirabella**  
**Balance Sheet**

As of 8/31/2020  
(In Whole Numbers)

|                                    | General Fund         | Debt Service -<br>Series 2013 | Debt Service -<br>Series 2015 | Capital Projects<br>- Series 2013 | General Fixed<br>Assets Account<br>Group | General<br>Long-Term Debt | Total                   |
|------------------------------------|----------------------|-------------------------------|-------------------------------|-----------------------------------|--|---------------------------|-------------------------|
| Fund Equity & Other Credits        |                      |                               |                               |                                   |  |                           |                         |
| Fund Balance-All Other Reserves    | 0                    | 244,136                       | 28,477                        | 0                                 | 0  | 0                         | 272,614                 |
| Fund Balance-Unreserved            | 44,811               | 0                             | 0                             | 0                                 | 0  | 0                         | 44,811                  |
| Investment In General Fixed Assets | 0                    | 0                             | 0                             | 0                                 | 1,603,075                                | 0                         | 1,603,075               |
| Other                              | 43,368               | 5,436                         | 257                           | 0                                 | 0  | 0                         | 49,061                  |
| Total Fund Equity & Other Credits  | <u>88,179</u>        | <u>249,573</u>                | <u>28,734</u>                 | <u>0</u>                          | <u>1,603,075</u>                         | <u>0</u>                  | <u>1,969,560</u>        |
| Total Liabilities & Fund Equity    | <u><u>98,576</u></u> | <u><u>249,573</u></u>         | <u><u>28,734</u></u>          | <u><u>0</u></u>                   | <u><u>1,603,075</u></u>                  | <u><u>1,831,500</u></u>   | <u><u>3,811,458</u></u> |

Mirabella  
**Statement of Revenues and Expenditures**

001 - General Fund  
 From 10/1/2019 Through 8/31/2020  
 (In Whole Numbers)

|   | Total Budget -<br>Original | Current Period Actual | Total Budget<br>Variance - Original | Percent Total Budget<br>Remaining - Original |
|---|----------------------------|-----------------------|-------------------------------------|--|
| <b>Revenues</b>   |                            |                       |                                     |  |
| Special Assessments - Service Charges                           |                            |                       |                                     |  |
| O&M Assmts - Tax Roll   | 181,980                    | 182,497               | 517                                 | 0 %  |
| Interest Earnings   |                            |                       |                                     |  |
| Interest Earnings   | 0                          | 65                    | 65                                  | 0 %  |
| Other Miscellaneous Revenues                                    |                            |                       |                                     |  |
| Rental Revenue  | 0                          | 575                   | 575                                 | 0 %  |
| <b>Total Revenues</b>   | <u>181,980</u>             | <u>183,137</u>        | <u>1,157</u>                        | <u>1 %</u>                                   |
| <b>Expenditures</b>   |                            |                       |                                     |  |
| Legislative   |                            |                       |                                     |  |
| Supervisor Fees   | 0                          | 400                   | (400)                               | 0 %  |
| Financial & Administrative                                      |                            |                       |                                     |  |
| District Manager  | 27,000                     | 25,150                | 1,850                               | 7 %  |
| District Engineer   | 2,100                      | 254                   | 1,846                               | 88 %   |
| Disclosure Report   | 5,000                      | 5,000                 | 0                                   | 0 %  |
| Trustees Fees   | 5,655                      | 5,149                 | 506                                 | 9 %  |
| Auditing Services   | 5,100                      | 5,000                 | 100                                 | 2 %  |
| Arbitrage Rebate Calculation                                    | 650                        | 0                     | 650                                 | 100 %  |
| Postage, Phone, Faxes, Copies                                   | 300                        | 64                    | 237                                 | 79 %   |
| Public Officials Insurance                                      | 2,500                      | 2,306                 | 194                                 | 8 %  |
| Legal Advertising   | 1,500                      | 5,368                 | (3,868)                             | (258)%                                       |
| Bank Fees   | 150                        | 0                     | 150                                 | 100 %  |
| Dues, Licenses & Fees   | 175                        | 852                   | (677)                               | (387)%                                       |
| Office Supplies   | 100                        | 131                   | (31)                                | (31)%  |
| Website Administration  | 1,750                      | 3,104                 | (1,354)                             | (77)%  |
| Legal Counsel   |                            |                       |                                     |  |
| District Counsel  | 5,000                      | 4,482                 | 518                                 | 10 %   |
| Electric Utility Services                                       |                            |                       |                                     |  |
| Electric Utility Services                                       | 30,500                     | 23,750                | 6,750                               | 22 %   |
| Garbage/Solid Waste Control Services                            |                            |                       |                                     |  |
| Garbage Collection  | 500                        | 0                     | 500                                 | 100 %  |
| Water-Sewer Combination Services                                |                            |                       |                                     |  |
| Water Utility Services  | 2,000                      | 1,559                 | 441                                 | 22 %   |
| Other Physical Environment                                      |                            |                       |                                     |  |
| Waterway Management Program                                     | 4,000                      | 2,013                 | 1,987                               | 50 %   |
| Property & Casualty Insurance                                   | 6,000                      | 5,295                 | 705                                 | 12 %   |
| Clubhouse Facility Maintenance                                  | 12,000                     | 7,610                 | 4,390                               | 37 %   |
| Landscape Maintenance - Contract                                | 38,000                     | 23,883                | 14,117                              | 37 %   |
| Landscape Maintenance - Other                                   | 3,000                      | 2,739                 | 261                                 | 9 %  |
| Plant Replacement Program                                       | 2,000                      | 0                     | 2,000                               | 100 %  |
| Irrigation Maintenance  | 4,000                      | 838                   | 3,162                               | 79 %   |
| Pool Maintenance  | 9,000                      | 8,584                 | 416                                 | 5 %  |
| Security System - Contract                                      | 2,000                      | 0                     | 2,000                               | 100 %  |
| Capital Outlay  | 12,000                     | 6,238                 | 5,762                               | 48 %   |
| <b>Total Expenditures</b>                                       | <u>181,980</u>             | <u>139,769</u>        | <u>42,211</u>                       | <u>23 %</u>                                  |
| Excess of Revenues Over/(Under) Expenditures                    | <u>0</u>                   | <u>43,368</u>         | <u>43,368</u>                       | <u>0 %</u>                                   |
| Excess of Revenue/Other Sources Over<br>Expenditures/Other Uses | <u>0</u>                   | <u>43,368</u>         | <u>43,368</u>                       | <u>0 %</u>                                   |
| Fund Balance - Beginning of Period                              | 0                          | 44,811                | 44,811                              | 0 %  |
| Fund Balance - End of Period                                    | <u>0</u>                   | <u>88,179</u>         | <u>88,179</u>                       | <u>92<br/>0 %</u>                            |

Mirabella  
**Statement of Revenues and Expenditures**

202 - Debt Service - Series 2013  
 From 10/1/2019 Through 8/31/2020  
 (In Whole Numbers)

|   | Total Budget -<br>Original | Current Period Actual | Total Budget<br>Variance - Original | Percent Total Budget<br>Remaining - Original |
|---|----------------------------|-----------------------|-------------------------------------|--|
| <b>Revenues</b>   |                            |                       |                                     |  |
| Special Assessments - Capital Improvements                      |                            |                       |                                     |  |
| DS Assmts - Tax Roll  | 130,950                    | 140,722               | 9,772                               | 7 %  |
| Interest Earnings   |                            |                       |                                     |  |
| Interest Earnings   | <u>0</u>                   | <u>1,614</u>          | <u>1,614</u>                        | <u>0 %</u>                                   |
| Total Revenues  | <u>130,950</u>             | <u>142,336</u>        | <u>11,386</u>                       | <u>9 %</u>                                   |
| <b>Expenditures</b>   |                            |                       |                                     |  |
| Debt Service Payments   |                            |                       |                                     |  |
| Interest-Series 2013  | 105,950                    | 106,900               | (950)                               | (1)%   |
| Principal-Series 2013   | <u>25,000</u>              | <u>30,000</u>         | <u>(5,000)</u>                      | <u>(20)%</u>                                 |
| Total Expenditures  | <u>130,950</u>             | <u>136,900</u>        | <u>(5,950)</u>                      | <u>(5)%</u>                                  |
| Excess of Revenues Over/(Under) Expenditures                    | <u>0</u>                   | <u>5,436</u>          | <u>5,436</u>                        | <u>0 %</u>                                   |
| Excess of Revenue/Other Sources Over<br>Expenditures/Other Uses | <u>0</u>                   | <u>5,436</u>          | <u>5,436</u>                        | <u>0 %</u>                                   |
| Fund Balance - Beginning of Period                              | 0                          | 244,136               | 244,136                             | 0 %  |
| Fund Balance - End of Period                                    | <u>0</u>                   | <u>249,573</u>        | <u>249,573</u>                      | <u>0 %</u>                                   |

Mirabella  
**Statement of Revenues and Expenditures**

203 - Debt Service - Series 2015  
 From 10/1/2019 Through 8/31/2020  
 (In Whole Numbers)

|   | Total Budget -<br>Original | Current Period Actual | Total Budget<br>Variance - Original | Percent Total Budget<br>Remaining - Original |
|---|----------------------------|-----------------------|-------------------------------------|--|
| <b>Revenues</b>   |                            |                       |                                     |  |
| Special Assessments - Capital Improvements                      |                            |                       |                                     |  |
| DS Assmts - Tax Roll  | 22,580                     | 23,213                | 633                                 | 3 %  |
| Interest Earnings   |                            |                       |                                     |  |
| Interest Earnings   | <u>0</u>                   | <u>213</u>            | <u>213</u>                          | <u>0 %</u>                                   |
| <b>Total Revenues</b>   | <u>22,580</u>              | <u>23,427</u>         | <u>847</u>                          | <u>4 %</u>                                   |
| <b>Expenditures</b>   |                            |                       |                                     |  |
| Debt Service Payments   |                            |                       |                                     |  |
| Interest-Series 2015  | 17,580                     | 17,670                | (90)                                | (1)%   |
| Principal-Series 2015   | 5,000                      | 4,500                 | 500                                 | 10 %   |
| Prepayments   | <u>0</u>                   | <u>1,000</u>          | <u>(1,000)</u>                      | <u>0 %</u>                                   |
| <b>Total Expenditures</b>                                       | <u>22,580</u>              | <u>23,170</u>         | <u>(590)</u>                        | <u>(3)%</u>                                  |
| Excess of Revenues Over/(Under) Expenditures                    | <u>0</u>                   | <u>257</u>            | <u>257</u>                          | <u>0 %</u>                                   |
| Excess of Revenue/Other Sources Over<br>Expenditures/Other Uses | <u>0</u>                   | <u>257</u>            | <u>257</u>                          | <u>0 %</u>                                   |
| Fund Balance - Beginning of Period                              | 0                          | 28,477                | 28,477                              | 0 %  |
| Fund Balance - End of Period                                    | <u>0</u>                   | <u>28,734</u>         | <u>28,734</u>                       | <u>0 %</u>                                   |

Mirabella  
**Statement of Revenues and Expenditures**

302 - Capital Projects - Series 2013  
 From 10/1/2019 Through 8/31/2020  
 (In Whole Numbers)

|   | Total Budget -<br>Original | Current Period Actual | Total Budget<br>Variance - Original | Percent Total Budget<br>Remaining - Original |
|---|----------------------------|-----------------------|-------------------------------------|--|
| Excess of Revenues Over/(Under) Expenditures                    | <u>0</u>                   | <u>0</u>              | <u>0</u>                            | <u>0 %</u>                                   |
| Excess of Revenue/Other Sources Over<br>Expenditures/Other Uses | <u>0</u>                   | <u>0</u>              | <u>0</u>                            | <u>0 %</u>                                   |
| Fund Balance - Beginning of Period                              | <u>0</u>                   | <u>0</u>              | <u>0</u>                            | <u>0 %</u>                                   |
| Fund Balance - End of Period                                    | <u>0</u>                   | <u>0</u>              | <u>0</u>                            | <u>0 %</u>                                   |

Mirabella  
**Statement of Revenues and Expenditures**

900 - General Fixed Assets Account Group  
 From 10/1/2019 Through 8/31/2020  
 (In Whole Numbers)

|                                    | Total Budget -<br>Original | Current Period Actual | Total Budget<br>Variance - Original | Percent Total Budget<br>Remaining - Original |
|------------------------------------|----------------------------|-----------------------|-------------------------------------|--|
| Fund Balance - Beginning of Period | 0                          | 1,603,075             | 1,603,075                           | 0 %  |
| Fund Balance - End of Period       | 0                          | 1,603,075             | 1,603,075                           | 0 %  |



Mirabella  
Reconcile Cash Accounts

Summary

Cash Account: 10101 Cash-Operating Account  
Reconciliation ID: 08/31/20  
Reconciliation Date: 8/31/2020  
Status: Locked

|                                  |                    |
|----------------------------------|--------------------|
| Bank Balance                     | 93,876.46          |
| Less Outstanding Checks/Vouchers | 439.51             |
| Plus Deposits in Transit         | 0.00               |
| Plus or Minus Other Cash Items   | 0.00               |
| Plus or Minus Suspense Items     | <u>0.00</u>        |
| Reconciled Bank Balance          | 93,436.95          |
| Balance Per Books                | <u>93,436.95</u>   |
| Unreconciled Difference          | <u><u>0.00</u></u> |

Click the Next Page toolbar button to view details.

Mirabella  
Reconcile Cash Accounts

Detail

Cash Account: 10101 Cash-Operating Account

Reconciliation ID: 08/31/20

Reconciliation Date: 8/31/2020

Status: Locked

Outstanding Checks/Vouchers

| <u>Document Number</u>      | <u>Document Date</u> | <u>Document Description</u>       | <u>Document Amount</u> | <u>Payee</u>                            |
|-----------------------------|----------------------|-----------------------------------|------------------------|---|
| 1997                        | 6/1/2019             | System Generated<br>Check/Voucher | 100.00                 | Southeastern Tax<br>Professionals, Inc. |
| 2220                        | 7/9/2020             | System Generated<br>Check/Voucher | 339.51                 | R&R Property Maintenance<br>LLC         |
| Outstanding Checks/Vouchers |                      |                                   | 439.51                 |   |

**Mirabella**  
**Reconcile Cash Accounts**

**Detail**

Cash Account: 10101 Cash-Operating Account

Reconciliation ID: 08/31/20

Reconciliation Date: 8/31/2020

Status: Locked

**Cleared Checks/Vouchers**

| <u>Document Number</u>  | <u>Document Date</u> | <u>Document Description</u>    | <u>Document Amount</u> | <u>Payee</u>              |
|-------------------------|----------------------|--------------------------------|------------------------|---------------------------|
| 2232                    | 7/23/2020            | System Generated Check/Voucher | 1,049.34               | Zebra Cleaning Team, Inc  |
| 2233                    | 8/1/2020             | System Generated Check/Voucher | 19.50                  | Brandon Lock & Safe, Inc. |
| 2234                    | 8/1/2020             | System Generated Check/Voucher | 2,404.33               | Meritus Districts         |
| 2235                    | 8/1/2020             | System Generated Check/Voucher | 325.00                 | Spearem Enterprises LLC   |
| 2235                    | 8/1/2020             | System Generated Check/Voucher | (325.00)               | Spearem Enterprises LLC   |
| 2236                    | 8/1/2020             | System Generated Check/Voucher | 498.50                 | Straley Robin Vericker    |
| 2237                    | 8/1/2020             | System Generated Check/Voucher | 3,038.00               | Times Publishing Company  |
| 2238                    | 8/6/2020             | System Generated Check/Voucher | 90.00                  | Suzanna M. Kimball        |
| 2239                    | 8/6/2020             | System Generated Check/Voucher | 2,155.00               | U.S. Bank                 |
| 2240                    | 8/13/2020            | System Generated Check/Voucher | 200.00                 | Mindy Robyn Jacobson      |
| 2241                    | 8/13/2020            | System Generated Check/Voucher | 45.00                  | Suzanna M. Kimball        |
| 2242                    | 8/20/2020            | System Generated Check/Voucher | 89.99                  | Bright House Networks     |
| 2243                    | 8/20/2020            | System Generated Check/Voucher | 45.00                  | Suzanna M. Kimball        |
| Cleared Checks/Vouchers |                      |                                | 9,634.66               |                           |
|                         |                      |                                | 9,634.66               |                           |