

**Mirabella
Community Development
District**

December 7, 2023

AGENDA PACKAGE

Zoom Information

Call In Number: 1 305 224 1968

Meeting ID: 894 8799 4409

Passcode: 751198

<https://us06web.zoom.us/j/89487994409?pwd=t81xXLdMOEhl2uzca5uSinIq6f7KGe.1>

**Mirabella Community Development District
Board of Supervisors**

Agenda Page 2

- Trivia M. Kimbrough, Chairperson
- Mindy Jacobson, Vice Chairperson
- Gail Reese, Assistant Secretary
- Michael Pannullo, Assistant Secretary
- Mercedes Harrison, Assistant Secretary
- Bryan Radcliff, District Manager
- Kathryn Hopkinson, District Counsel
- Tonja Stewart, District Engineer

Agenda for Regular Meeting
Thursday, December 7, 2023 – 6:00 p.m.

Zoom Information

Call In Number: 1 305 224 1968

Meeting ID: 894 8799 4409

Passcode: 751198

<https://us06web.zoom.us/j/89487994409?pwd=t8IxXLdMOEhl2uzca5uSinIq6f7KGe.1>

All cellular phones and pagers must be turned off during the meeting.

- 1. Call to Order/Roll Call**
- 2. Public Comment on Agenda Items**
- 3. Business Items**
 - A. Consideration of Monument Repairs
 - B. Discussion with Signal Security
 - C. General Matters of the District
- 4. Consent Agenda**
 - A. Consideration of Board of Supervisors' Minutes of the October 5, 2023 Regular Meeting
 - B. Consideration of Operation and Maintenance Expenditures for September-October 2023
 - C. Review of Financial Statements as of September 30, 2023 & October 31, 2023
- 5. Staff Reports**
 - A. District Counsel
 - B. District Engineer
 - C. District Manager
- 6. Board of Supervisors' Requests and Comments**
- 7. Adjournment**

The next CDD Meeting is scheduled to be held Thursday, February 1, 2024 at 6:00 p.m.

District Office:

Inframark, Community Management Services
210 North University Drive, Suite 702
Coral Springs, Florida 33071
(954) 603-0033

Meeting Location:

Mirabella Clubhouse
14306 Romeo Blvd.
Wimauma, Florida 33598

THIRD ORDER OF BUSINESS

3A.

Work Order



Inframark

313 Campus Street, Celebration, FL 34747
 Phone: 407-973-4363

Date 07/31/2023

Work order # WOM07312023

Customer ID Mirabella CDD

Proposal For

Mirabella CDD Repair.

Quotation valid until 07/31/2023

Prepared by: Leo Lluberés

Quantity Description		Unit Price	Taxable?	Amount
42	Mirabella monument replacement / repair <ul style="list-style-type: none"> • 4 pier caps 8"x35"x35" • 8 pieces trim 4-1/2"x6"x96" • 30 repairs 		No	\$4,740.30
	The material used is 1.5lb density foam, coated with urethane, and has a white sand finish.			

Full payment is due within 30 days of finalizing the project.

If you have any questions concerning this quotation, please get in touch with Leo Lluberés
Leo.Lluberés@Inframark.com 407-973-4363

Subtotal	\$4,740.30
Tax Rate	0.00%
Sales Tax	\$ -
Other	

Thank you for your business!

TOTAL \$4,740.30





FOURTH ORDER OF BUSINESS

4A.

**MINUTES OF MEETING
MIRABELLA
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of the Supervisors of Mirabella Community Development District was held on Thursday, October 5, 2023, and called to order at 6:01 p.m. at the Mirabella Clubhouse located at 14306 Romeo Blvd., Wimauma, FL 33598.

Present and constituting a quorum were:

Mindy Jacobson	Vice Chairperson
Mercedes Harrison	Assistant Secretary
Gail Reese	Assistant Secretary
Michael Pannullo	Assistant Secretary

Also present were:

Bryan Radcliff	District Manager
Lisa Castoria	District Manager
Mike Flick	Hillsborough County Traffic Division
Mr. Scroggins	Signal Security
Residents	

The following is a summary of the discussions and actions taken.

FIRST ORDER OF BUSINESS **Call to Order/Roll Call**

Mr. Radcliff called the meeting to order, and a quorum was established.

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

There being none, the next order of business followed.

THIRD ORDER OF BUSINESS **Business Items**

A. Discussion of Pond Bank Erosion

Mr. Radcliff introduced Mr. Jason Jaszczak and Mr. Anthony Mauri from SOLitude Lake Management to discuss the pond bank erosion with the Board.

The Board asked Mr. Jaszczak the severity of the erosion. Mr. Jaszczak responded that the erosion is moderate, but it is deteriorating enough where remediation is needed.

- Mr. Jaszczak presented Filtrax as a cheaper product that is effective but not as invasive as other treatments. SOLitude stated Filtrax can be used to re-slope the pond bank and get it back on track. It is a long-term solution, and he explained once the installation of the root system permeates through the filter bag it's there forever if it is protected by the UV and is anchored in place.

October 5, 2023

44 Ms. Reese expressed concern whether there is a water pump in the pond. Mr. Radcliff
45 responded that he would ask SOLitude to investigate the pond to assess whether there is an
46 operational pump.

47 On MOTION by Ms. Reese seconded by Ms. Harrison with all
48 in favor, a conditional proposal from SOLitude Lake
49 Management for the pond bank treatments in the amount of
50 \$3,000 was approved. 4-0

51
52 **B. Discussion of Community Security**

53 Mr. Radcliff introduced Mr. Scroggins from Signal Security to discuss possible security
54 services for the District.

- 55 - Mr. Scroggins stated Single Security proposed having a uniformed officer for two hours to
56 enforce parking.

57 Mr. Radcliff asked Mr. Scroggins if the Signal Security's contract is adjustable to the date's
58 security would be needed. Mr. Scroggins responded that it is not a problem to adjust the
59 schedule and is requesting 48-72 hours' notice for the dates/time security is needed.

60 Ms. Reese questioned Mr. Scroggins on enforcement. Mr. Scroggins responded that Signal
61 Security can call the tow company or law enforcement. He stated, once law enforcement is
62 called, they are accommodating. He stated further that as an authorized agent, Signal Security
63 can issue citations if the CDD has a fining structure.

- 64 - Mr. Radcliff suggested the Board hear the aquatic proposal first and assess the both the
65 security and aquatic proposals together.

66
67 On MOTION by Mr. Pannullo seconded by Ms. Harrison with
68 all in favor, the proposal from Signal for security Services, was
69 approved. 4-0

70
71 **C. Consideration of Monument Repair Proposal**

72 The Board requested Mr. Radcliff revise the proposal to reflect a more rectangular finish
73 to the monuments to reduce future damage.

74 **D. Consideration of Janitorial Service Proposal**

75 Mr. Radcliff discussed the JNJ proposal with the Board.

- 76
77 - Mr. Radcliff stated the prior janitorial company resigned in an unprofessional manner and
78 will no longer be using their services.

- 79 - Mr. Radcliff informed the Board he has hired JNJ, as the services were needed.
- 80 - Mr. Pannullo asked Mr. Radcliff who is responsible for the waste going out on their
- 81 respective days.
- 82 - Mr. Radcliff asked Mr. Pannullo to email him what he needs done with the waste so he
- 83 may provide the vendor with precise instructions.

84 On MOTION by Mr. Pannullo seconded by Ms. Jacobson with
85 all in favor, the proposal from JNJ Janitorial Services was
86 approved. 4-0

87
88 **E. General Matters of the District**

89 Mr. Fick discussed the illegal parking at Summer High School.

90 -Mr. Fick stated Summer High School had an unapproved circulation plan which the
91 previous Principal implemented. The new Principal was told before school was
92 opened to put the approved County plan in place.

93 -Mr. Fick noted he understood there have been issues with the right-of-way, and thus
94 having the sign restrictions placed throughout the community. He stated Hillsborough
95 County looks at two issues: maintenance and safety. The County does not want to
96 have multiple signs placed as it becomes a maintenance problem for the community.
97 He stated he understood the traffic has been circulating within the Mirabella
98 community and having the “No Stopping/No Standing” restrictions is a way to
99 combat the issue.

100 -Mr. Pannullo asked Mr. Fick about switching the signage to “No Parking” due to
101 verbiage and no enforcement of prior sign.

102 -Mr. Fick responded that Hillsborough has so many public schools with restrictions in
103 place, and enforcement would have to be throughout all school zones throughout the
104 county.

- 105 -Mr. Pannullo stated the enforcement must start somewhere. Mr. Fick responded that the
- 106 County is going to have a meeting with the Sheriff’s Office regarding traffic issues.
- 107 - Mr. Flick agreed to update the Board at a future meeting once he has met with
- 108 Emergency Services and school officials.
- 109 - Ms. Jacobson asked Mr. Fick how to make widening of Baum Road a priority on the
- 110 County’s list. Mr. Fick responded this was not possible as the next project would be
- 111 the sidewalks. The sidewalks are going to end on Baum Road to 301, but it is under
- 112 land acquisition. He stated the sidewalk cannot be completed until the land is
- 113 acquired.
- 114 - Ms. Jacobson stated this road is a part of the illegal parking problem, as Baum Rd gets
- 115 blocked, and you cannot get in or out. Mr. Flick responded that he has no comment
- 116 on the matter as he is at the meeting to discuss the illegal parking situation.

FOURTH ORDER OF BUSINESS Consent Agenda

- 117 **A. Consideration of Board of Supervisors’ Meeting Minutes of the August 3, 2023**
- 118 **Public Hearings and Regular Meeting**
- 119 **B. Consideration of Operation and Maintenance Expenditures as of August 2023**
- 120 **C. Review of Financial Statements as of August 2023**

- 121 - Ms. Jacobson had a question regarding TECO and increased rates which surpassed
- 122 the previous year.
- 123
- 124 - Mr. Radcliff stated he will investigate this issue.

125 On MOTION by Mr. Pannullo seconded by Ms. Reese with all
 126 in favor the Consent Agenda items (A-C), were approved as
 127 presented. 4-0

FIFTH ORDER OF BUSINESS Staff Reports

- 129 **A. District Counsel**
- 130 **B. District Engineer**
- 131 **C. District Manager**

132 There being no reports, the next order of business followed.

SIXTH ORDER OF BUSINESS Board of Supervisors’ Requests and Comments

4B.

MIRABELLA CDD
Summary of Operations and Maintenance Invoices

Vendor	Invoice/Account Number	Amount	Vendor Total	Comments/Description
Monthly Contract				
INFRAMARK LLC	101107	\$2,816.67		DISTRICT INVOICE SEPTEMBER 2023
INFRAMARK LLC	101657	\$11.93	\$2,828.60	DISRICT SERVICES SEPTEMBER 2023
SOLITUDE LAKE MANAGEMENT, LLC	PSI006000	\$213.91		LAKE MAINT. SEPTMEBER 2023
SOUTH SHORE LANDSCAPE & LAWN	73317	\$1,849.05		LANDSCAPE MAINT. SEPTEMBER 2023
SOUTH SHORE LANDSCAPE & LAWN	73326	\$274.75	\$2,123.80	IRRIGATION MAINT./REPAIR - AUGUST
ZEBRA CLEANING TEAM	6467	\$850.00		COMMERCIAL POOL - SEPTEMBER 2023
Monthly Contract Subtotal		\$6,016.31		
Variable Contract				
		\$0.00		
Variable Contract Subtotal		\$0.00		
Utilities				
BOCC	8155 091423 ACH	\$146.93		WATER SERVICE 08/11/23-09/12/23
TECO	8973 091523 ACH	\$251.90		ELECTRICITY SERVICES 08/10/23-09/11/23
TECO	9179 091523 ACH	\$1,482.56		ELECTRICITY SERVICES 08/10/23-09/11/23
TECO	9344 091523 ACH	\$843.71		ELECTRICITY SERVICES 08/10/23-09/11/23
TECO	9526 091523 ACH	\$827.59	\$3,405.76	ELECTRICITY SERVICES 08/10/23-09/11/23
Utilities Subtotal		\$3,552.69		
Regular Services				
MCDIRMIT DAVIS & COMPANY LLC	56220	\$5,500.00		ACCOUNTING SERVICES
MICHAEL PANNULLO - REIMB	MP 090123 REIMB	\$35.44		SIGNS
PEDRO NAZARIO	PN 091323	\$75.00		CLUBHOUSE RENTAL
SUZANNA M. KIMBALL	SK 090523	\$115.00		POOL BATHROOM CLEANING - 09/05/23
SUZANNA M. KIMBALL	SK 091523	\$45.00		POOL BATHROOM CLEANING - 09/15/23
SUZANNA M. KIMBALL	SK 091823	\$45.00	\$205.00	POOL BATHROOM - 09/18/23
TIMES PUBLISHING COM	306596 092023	\$505.50		MEETING SCHEDULE

MIRABELLA CDD
Summary of Operations and Maintenance Invoices

Vendor	Invoice/Account Number	Amount	Vendor Total	Comments/Description
Regular Services Subtotal		\$6,320.94		
Additional Services				
SHAWN BROCK JR	SB 090623	\$75.00		RETURNED RENTAL FEE
Additional Services Subtotal		\$75.00		
TOTAL		\$15,964.94		

Approved (with any necessary revisions noted):

 Signature:

Title (Check one):

Chariman Vice Chariman Assistant Secretary



INVOICE

2002 West Grand Parkway North
Suite 100
Katy, TX 77449

INVOICE#
#101107

DATE
9/5/2023

CUSTOMER ID
C2285

NET TERMS
Net 30

PO#

DUE DATE
10/5/2023

BILL TO
Mirabella CDD
2005 Pan Am Cir Ste 300
Tampa FL 33607-6008
United States

Services provided for the Month of: September 2023

DESCRIPTION	QTY	UOM	RATE	MARKUP	AMOUNT
District Management	1	Ea	2,250.00		2,250.00
Website Maintenance / Admin	1	Ea	150.00		150.00
Dissemination Services	1	Ea	416.67		416.67
Subtotal					2,816.67

Subtotal	\$2,816.67
Tax	\$0.00
Total Due	\$2,816.67

Remit To : Inframark LLC, PO BOX 733778, Dallas, Texas, 75373-3778

To pay by Credit Card, please contact us at 281-578-4299, 9:00am - 5:30pm EST, Monday – Friday. A surcharge fee may apply.

To pay via ACH or Wire, please refer to our banking information below:
Account Name: INFRAMARK, LLC

ACH - Bank Routing Number: 111000614 / Account Number: 912593196

Wire - Bank Routing Number: 021000021 / SWIFT Code: CHASUS33 / Account Number: 912593196

Please include the Customer ID and the Invoice Number on your form of payment.



INVOICE

2002 West Grand Parkway North
Suite 100
Katy, TX 77449

INVOICE#
#101657

DATE
9/21/2023

CUSTOMER ID
C2285

NET TERMS
Net 30

PO#

DUE DATE
10/21/2023

BILL TO
Mirabella CDD
2005 Pan Am Cir Ste 300
Tampa FL 33607-6008
United States

Services provided for the Month of: September 2023

DESCRIPTION	QTY	UOM	RATE	MARKUP	AMOUNT
B/W Copies	1	Ea	0.15		0.15
Color Copies	1	Ea	0.39		0.39
Postage	17	Ea	0.67		11.39
Subtotal					11.93

Subtotal	\$11.93
Tax	\$0.00
Total Due	\$11.93

Remit To : Inframark LLC, PO BOX 733778, Dallas, Texas, 75373-3778

To pay by Credit Card, please contact us at 281-578-4299, 9:00am - 5:30pm EST, Monday – Friday. A surcharge fee may apply.

To pay via ACH or Wire, please refer to our banking information below:
Account Name: INFRAMARK, LLC

ACH - Bank Routing Number: 111000614 / Account Number: 912593196

Wire - Bank Routing Number: 021000021 / SWIFT Code: CHASUS33 / Account Number: 912593196

Please include the Customer ID and the Invoice Number on your form of payment.

INVOICE

Page: 1

Please Remit Payment to:

Solitude Lake Management, LLC
1320 Brookwood Drive
Suite H
Little Rock, AR 72202
Phone #: (888) 480-5253
Fax #: (888) 358-0088

Invoice Number: PSI006000
Invoice Date: 9/1/2023

Bill
To: Mirabella
C/O Inframark
2005 Pan Am Circle #300
Tampa, FL 33607

Ship
To: Mirabella
C/O Inframark
2005 Pan Am Circle #300
Tampa, FL 33607

Ship Via
Ship Date 9/1/2023
Due Date 10/1/2023
Terms Net 30

Customer ID 8108
P.O. Number
P.O. Date 9/1/2023
Our Order No.

Item/Description	Unit	Order Qty	Quantity	Unit Price	Total Price
Annual Maintenance September Billing 9/1/2023 - 9/30/2023 Mirabella-Lake-ALL		1	1	213.91	213.91

Amount Subject to Sales Tax 0.00
Amount Exempt from Sales Tax 213.91

Subtotal: 213.91
Invoice Discount: 0.00
Total Sales Tax 0.00
Payment Amount: 0.00
Total: 213.91

INVOICE

Mailing Address
PO Box 3553
Apollo Beach, FL 33572

southshorelandscapeandlawn@gmail.com
813-376-6110
www.southshorelandscapeandlawn.com



Mirabella

Bill to
Mirabella

Invoice details

Invoice no.: 73317
Terms: Net 30
Invoice date: 09/05/2023

	Product or service	Amount
1.	Maintenance Landscape maintenance for September.	1 unit × \$1,795.20 \$1,795.20
2.	Fuel Surcharge	\$53.85
	Total	\$1,849.05

Note to customer

Thank you for your business!

INVOICE

Mailing Address
PO Box 3553
Apollo Beach, FL 33572

southshorelandscapeandlawn@gmail.com
813-376-6110
www.southshorelandscapeandlawn.com



Mirabella

Bill to
Mirabella

Invoice details

Invoice no.: 73326
Terms: Net 30
Invoice date: 09/11/2023

Product or service		Amount
1. Irrigation Maintenance and Repair		\$0.00
Repairs for August's irrigation audit.		
2. Materials	5 units × \$1.34	\$6.70
Rain Bird nozzles		
3. Materials	9 units × \$0.67	\$6.03
Hunter drip fittings		
4. Materials	3 units × \$2.34	\$7.02
Hunter drip hose		
5. Labor	3 units × \$85.00	\$255.00
	Total	\$274.75

Note to customer

Thank you for your business!

Zebra Pool Cleaning Team INC.

Invoice

P.O. BOX 3456
 Apollo Beach, FL. 33572
 813-279-0437

Date	Invoice #
9/1/2023	6467

Bill To
Mirbella 10635 County Road 672 Riverview,, FL. 33579

Ship To
Mirbella 10635 County Road 672 Riverview, FL 33579

P.O. Number	Terms	Rep	Ship	Via	F.O.B.	Project
	Net 30					

Quantity	Item Code	Description	Price Each	Amount
	Commerical Pool S...	Commercial Pool Service September	850.00	850.00

We appreciate your prompt payment.			Total	\$850.00
------------------------------------	--	--	--------------	----------



Hillsborough County Florida

CUSTOMER NAME MIRABELLA CDD	ACCOUNT NUMBER 0712968155	BILL DATE 09/14/2023	DUE DATE 10/05/2023
---------------------------------------	-------------------------------------	--------------------------------	-------------------------------



Service Address: 14306 ROMEO BLVD

S-Page 1 of 1

METER NUMBER	PREVIOUS DATE	PREVIOUS READ	PRESENT DATE	PRESENT READ	CONSUMPTION	READ TYPE	METER DESCRIPTION
53136726	08/11/2023	15114	09/12/2023	15196	8200 GAL	ACTUAL	WATER

Service Address Charges

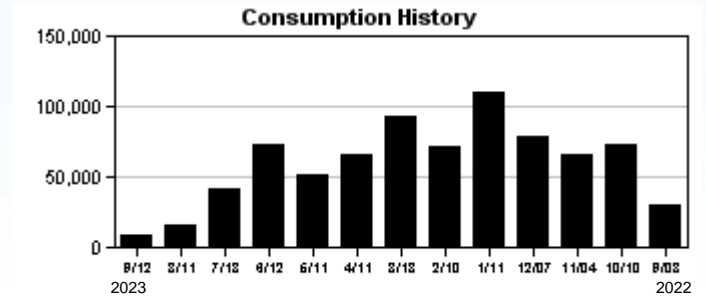
Customer Service Charge	\$5.28
Purchase Water Pass-Thru	\$24.76
Water Base Charge	\$18.34
Water Usage Charge	\$7.38
Sewer Base Charge	\$44.35
Sewer Usage Charge	\$46.82

Summary of Account Charges

Previous Balance	\$234.30
Net Payments - Thank You	\$-234.30
Total Account Charges	\$146.93
AMOUNT DUE	\$146.93

Important Message

This account has ACH payment method



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
 Additional Information: HCFLGov.net/Water

THANK YOU!



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

436 8

DUE DATE	10/05/2023
AMOUNT DUE	\$146.93
AMOUNT PAID	

0007129681552 00000146936



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

Statement Date: September 15, 2023

Amount Due: \$251.90

Due Date: October 06, 2023
 Account #: 211003638973

DO NOT PAY. Your account will be drafted on October 06, 2023

Account Summary

Current Service Period: August 10, 2023 - September 11, 2023

Previous Amount Due	\$282.16
Payment(s) Received Since Last Statement	-\$282.16
Current Month's Charges	\$251.90

Amount Due by October 06, 2023 \$251.90

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

Your Energy Insight

Your average daily kWh used was **51.72% higher** than the same period last year.

Your average daily kWh used was **24.14% lower** than it was in your previous period.



Scan here to view your account online.

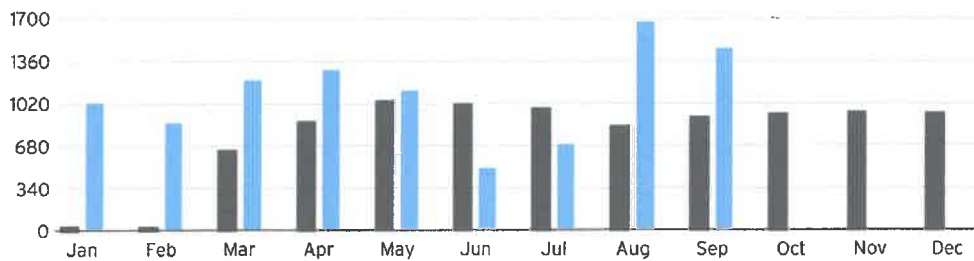
SEE HOW YOU CAN SAVE

with tips from our energy experts.



TampaElectric.com/BizSavingsTips

Monthly Usage (kWh)



Learn about your newly redesigned bill and get deeper insights about your usage by visiting TECOaccount.com



To ensure prompt credit, please return stub portion of this bill with your payment.

Received

SEP 21 2023

Account #: 211003638973

Due Date: October 06, 2023

Pay your bill online at TampaElectric.com

See reverse side of your paystub for more ways to pay.

Go Paperless, Go Green! Visit TampaElectric.com/Paperless to enroll now.

Amount Due: \$251.90

Payment Amount: \$ _____

625458149377

Your account will be drafted on October 06, 2023

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

Make check payable to: TECO
 Please write your account number on the memo line of your check.

00000057-00000566-Page 3 of 18



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

Account #: 211003638973
Statement Date: September 15, 2023
Charges Due: October 06, 2023

Meter Read

Meter Location: SIGN-IRR

Service Period: Aug 10, 2023 - Sep 11, 2023

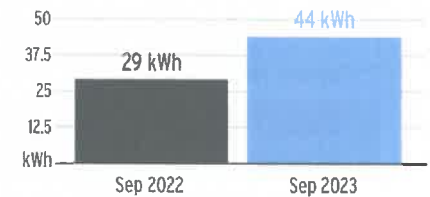
Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	Previous Reading	Total Used	Multiplier	Billing Period
1000551750	09/11/2023	26,993	25,532	1,461 kWh	1	33 Days

Charge Details

Electric Charges		
Daily Basic Service Charge	33 days @ \$0.75000	\$24.75
Energy Charge	1,461 kWh @ \$0.07990/kWh	\$116.73
Fuel Charge	1,461 kWh @ \$0.05239/kWh	\$76.54
Storm Protection Charge	1,461 kWh @ \$0.00400/kWh	\$5.84
Clean Energy Transition Mechanism	1,461 kWh @ \$0.00427/kWh	\$6.24
Storm Surcharge	1,461 kWh @ \$0.01061/kWh	\$15.50
Florida Gross Receipt Tax		\$6.30
Electric Service Cost		\$251.90

Avg kWh Used Per Day



Important Messages

Great News! You're in control of when we communicate with you. Log into TECOaccount.com/Notifications to select when you want to receive our electronic account notifications.

Total Current Month's Charges \$251.90

0000057-0000565-Page 4 of 18

For more information about your bill and understanding your charges, please visit TampaElectric.com

Ways To Pay Your Bill

- Bank Draft**
Visit TECOaccount.com for free recurring or one time payments via checking or savings account.
- In-Person**
Find list of Payment Agents at TampaElectric.com
- Mail A Check Payments:**
TECO
P.O. Box 31318
Tampa, FL 33631-3318
Mail your payment in the enclosed envelope.
- Credit or Debit Card**
Pay by credit Card using KUBRA EZ-Pay at TECOaccount.com. Convenience fee will be charged.
- Phone**
Toll Free: **866-689-6469**
- All Other Correspondences:**
Tampa Electric
P.O. Box 111
Tampa, FL 33601-0111

Contact Us

- Online:** TampaElectric.com
- Phone:** **Commercial Customer Care:** 866-832-6249
- Residential Customer Care:** 813-223-0800 (Hillsborough)
863-299-0800 (Polk County)
888-223-0800 (All Other Counties)
- Hearing Impaired/TTY:** 7-1-1
- Power Outage:** 877-588-1010
- Energy-Saving Programs:** 813-275-3909

Please Note: If you choose to pay your bill at a location not listed on our website or provided by Tampa Electric, you are paying someone who is not authorized to act as a payment agent at Tampa Electric. You bear the risk that this unauthorized party will relay the payment to Tampa Electric and do so in a timely fashion. Tampa Electric is not responsible for payments made to unauthorized agents, including their failure to deliver or timely deliver the payment to us. Such failures may result in late payment charges to your account or service disconnection.



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

Amount Due: \$1,482.56

Due Date: October 06, 2023

Account #: 211003639179

DO NOT PAY. Your account will be drafted on October 06, 2023

Account Summary

Current Service Period: August 10, 2023 - September 11, 2023

Previous Amount Due \$1,482.56
Payment(s) Received Since Last Statement -\$1,482.56

Current Month's Charges \$1,482.56

Amount Due by October 06, 2023 \$1,482.56

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



Scan here to view your account online.

SEE HOW YOU CAN SAVE

with tips from our energy experts.



TampaElectric.com/BizSavingsTips

Learn about your newly redesigned bill and get deeper insights about your usage by visiting TECOaccount.com



To ensure prompt credit, please return stub portion of this bill with your payment.

Account #: 211003639179
Due Date: October 06, 2023

Pay your bill online at TampaElectric.com
See reverse side of your paystub for more ways to pay.

Go Paperless, Go Green! Visit TampaElectric.com/Paperless to enroll now.

Amount Due: \$1,482.56

Payment Amount: \$ _____

625458149378

Your account will be drafted on October 06, 2023

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

Make check payable to: TECO
Please write your account number on the memo line of your check.

00000057-0000568-Page 11 of 18



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

Account #: 211003639179
Statement Date: September 15, 2023
Charges Due: October 06, 2023

Service Period: Aug 10, 2023 - Sep 11, 2023

Rate Schedule: Lighting Service

Charge Details

Important Messages

Great News! You're in control of when we communicate with you. Log into TECOaccount.com/Notifications to select when you want to receive our electronic account notifications.

Table with 3 columns: Description, Quantity/Rate, and Amount. Includes items like Lighting Energy Charge, Fixture & Maintenance Charge, etc. Total Lighting Charges: \$1,482.56

Total Current Month's Charges \$1,482.56

0000057-0000569-Page 12 of 18

For more information about your bill and understanding your charges, please visit TampaElectric.com

Ways To Pay Your Bill

Bank Draft: Visit TECOaccount.com for free recurring or one time payments via checking or savings account.

In-Person: Find list of Payment Agents at TampaElectric.com

Mail A Check Payments: TECO P.O. Box 31318 Tampa, FL 33631-3318 Mail your payment in the enclosed envelope.

Credit or Debit Card: Pay by credit Card using KUBRA EZ-Pay at TECOaccount.com. Convenience fee will be charged.

Phone: Toll Free: 866-689-6469

All Other Correspondences: Tampa Electric P.O. Box 111 Tampa, FL 33601-0111

Contact Us

Online: TampaElectric.com

Phone: Commercial Customer Care: 866-832-6249 Residential Customer Care: 813-223-0800 (Hillsborough) 863-299-0800 (Polk County) 888-223-0800 (All Other Counties)

Hearing Impaired/TTY: 7-1-1 Power Outage: 877-588-1010 Energy-Saving Programs: 813-275-3909

Please Note: If you choose to pay your bill at a location not listed on our website or provided by Tampa Electric, you are paying someone who is not authorized to act as a payment agent at Tampa Electric. You bear the risk that this unauthorized party will relay the payment to Tampa Electric and do so in a timely fashion. Tampa Electric is not responsible for payments made to unauthorized agents, including their failure to deliver or timely deliver the payment to us. Such failures may result in late payment charges to your account or service disconnection.



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

Statement Date: September 15, 2023

Agenda Page 29
 Amount Due: \$843.71

Due Date: October 06, 2023
 Account #: 211003639344

DO NOT PAY. Your account will be drafted on October 06, 2023

Account Summary

Current Service Period: August 10, 2023 - September 11, 2023	
Previous Amount Due	\$651.95
Payment(s) Received Since Last Statement	-\$651.95
Current Month's Charges	\$843.71
Amount Due by October 06, 2023	\$843.71

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

Your Energy Insight

- Your average daily kWh used was **11.11% higher** than the same period last year.
- Your average daily kWh used was **14.29% higher** than it was in your previous period.



Scan here to view your account online.

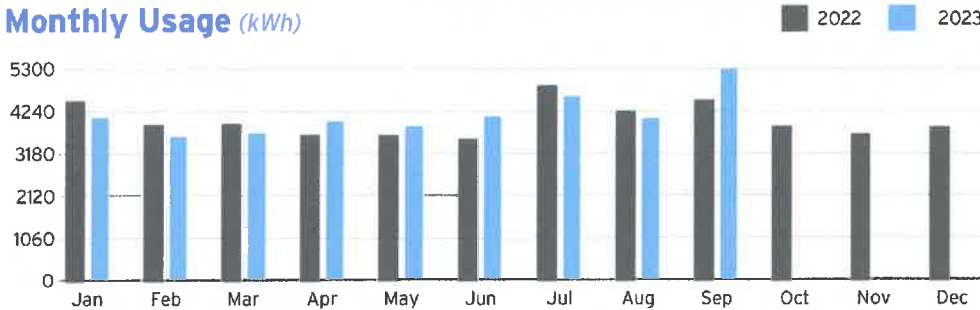
SEE HOW YOU CAN SAVE

with tips from our energy experts.



TampaElectric.com/BizSavingsTips

Monthly Usage (kWh)



Learn about your newly redesigned bill and get deeper insights about your usage by visiting TECOaccount.com

To ensure prompt credit, please return stub portion of this bill with your payment.



Account #: 211003639344

Due Date: October 06, 2023

Pay your bill online at TampaElectric.com
 See reverse side of your paystub for more ways to pay.

Go Paperless, Go Green! Visit TampaElectric.com/Paperless to enroll now.

Amount Due: \$843.71

Payment Amount: \$ _____

625458149379

Your account will be drafted on October 06, 2023

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

Make check payable to: TECO
 Please write your account number on the memo line of your check.

0000057-0000567-Page 7 of 18



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

Account #: **Agenda Page 30**
20000057-0000567
Statement Date: September 15, 2023
Charges Due: October 06, 2023

Meter Read

Service Period: Aug 10, 2023 - Sep 11, 2023

Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000439099	09/11/2023	86,601	-	81,323	=	5,278 kWh	1	33 Days

Charge Details

Electric Charges		
Daily Basic Service Charge	33 days @ \$0.75000	\$24.75
Energy Charge	5,278 kWh @ \$0.07990/kWh	\$421.71
Fuel Charge	5,278 kWh @ \$0.05239/kWh	\$276.51
Storm Protection Charge	5,278 kWh @ \$0.00400/kWh	\$21.11
Clean Energy Transition Mechanism	5,278 kWh @ \$0.00427/kWh	\$22.54
Storm Surcharge	5,278 kWh @ \$0.01061/kWh	\$56.00
Florida Gross Receipt Tax		\$21.09
Electric Service Cost		\$843.71

Avg kWh Used Per Day



Important Messages

Great News! You're in control of when we communicate with you. Log into TECOaccount.com/Notifications to select when you want to receive our electronic account notifications.

Total Current Month's Charges \$843.71

0000057-0000567-Page 8 of 18

For more information about your bill and understanding your charges, please visit TampaElectric.com

Ways To Pay Your Bill

- Bank Draft**
 Visit TECOaccount.com for free recurring or one time payments via checking or savings account.
- In-Person**
 Find list of Payment Agents at TampaElectric.com
- Mail A Check**
Payments:
 TECO
 P.O. Box 31318
 Tampa, FL 33631-3318
 Mail your payment in the enclosed envelope.
- Credit or Debit Card**
 Pay by credit Card using KUBRA EZ-Pay at TECOaccount.com. Convenience fee will be charged.
- Phone**
 Toll Free: **866-689-6469**
- All Other Correspondences:**
 Tampa Electric
 P.O. Box 111
 Tampa, FL 33601-0111

Contact Us

- Online:** TampaElectric.com
- Phone:**
- Commercial Customer Care:** 866-832-6249
- Residential Customer Care:** 813-223-0800 (Hillsborough)
863-299-0800 (Polk County)
888-223-0800 (All Other Counties)
- Hearing Impaired/TTY:** 7-1-1
- Power Outage:** 877-588-1010
- Energy-Saving Programs:** 813-275-3909

Please Note: If you choose to pay your bill at a location not listed on our website or provided by Tampa Electric, you are paying someone who is not authorized to act as a payment agent at Tampa Electric. You bear the risk that this unauthorized party will relay the payment to Tampa Electric and do so in a timely fashion. Tampa Electric is not responsible for payments made to unauthorized agents, including their failure to deliver or timely deliver the payment to us. Such failures may result in late payment charges to your account or service disconnection.

Statement Date: September 15, 2023



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

Amount Due: \$827.59

Due Date: October 06, 2023

Account #: 211003639526

DO NOT PAY. Your account will be drafted on October 06, 2023

Account Summary

Current Service Period: August 10, 2023 - September 11, 2023

Previous Amount Due \$827.59
Payment(s) Received Since Last Statement -\$827.59

Current Month's Charges \$827.59

Amount Due by October 06, 2023 \$827.59

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



Scan here to view your account online.

SEE HOW YOU CAN SAVE

with tips from our energy experts.



TampaElectric.com/BizSavingsTips

Learn about your newly redesigned bill and get deeper insights about your usage by visiting TECOaccount.com

To ensure prompt credit, please return stub portion of this bill with your payment.



Account #: 211003639526

Due Date: October 06, 2023

Pay your bill online at TampaElectric.com

See reverse side of your paystub for more ways to pay.

Go Paperless, Go Green! Visit TampaElectric.com/Paperless to enroll now.

Amount Due: \$827.59

Payment Amount: \$ _____

625458149380

Your account will be drafted on October 06, 2023

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

Make check payable to: TECO
Please write your account number on the memo line of your check.

00000057-0000571-Page 15 of 18



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

Account #: 211003639526
 Statement Date: September 15, 2023
 Charges Due: October 06, 2023

Service Period: Aug 10, 2023 - Sep 11, 2023

Rate Schedule: Lighting Service

Charge Details

Important Messages

Great News! You're in control of when we communicate with you. Log into TECOaccount.com/Notifications to select when you want to receive our electronic account notifications.

Electric Charges		
Lighting Service Items LS-1 (Bright Choices) for 33 days		
Lighting Energy Charge	746 kWh @ \$0.03511/kWh	\$26.19
Fixture & Maintenance Charge	19 Fixtures	\$359.02
Lighting Pole / Wire	19 Poles	\$388.17
Lighting Fuel Charge	746 kWh @ \$0.05169/kWh	\$38.56
Storm Protection Charge	746 kWh @ \$0.01466/kWh	\$10.94
Clean Energy Transition Mechanism	746 kWh @ \$0.00036/kWh	\$0.27
Storm Surcharge	746 kWh @ \$0.00326/kWh	\$2.43
Florida Gross Receipt Tax		\$2.01
Lighting Charges		\$827.59

Total Current Month's Charges \$827.59

0000057-0000571-Page 16 of 18

For more information about your bill and understanding your charges, please visit TampaElectric.com

Ways To Pay Your Bill

- Bank Draft**
 Visit TECOaccount.com for free recurring or one time payments via checking or savings account.
- In-Person**
 Find list of Payment Agents at TampaElectric.com
- Mail A Check Payments:**
 TECO
 P.O. Box 31318
 Tampa, FL 33631-3318
 Mail your payment in the enclosed envelope.
- Credit or Debit Card**
 Pay by credit Card using KUBRA EZ-Pay at TECOaccount.com. Convenience fee will be charged.
- Phone**
 Toll Free: **866-689-6469**
- All Other Correspondences:**
 Tampa Electric
 P.O. Box 111
 Tampa, FL 33601-0111

Contact Us

- Online:**
TampaElectric.com
- Phone:**
Commercial Customer Care: 866-832-6249
Residential Customer Care: 813-223-0800 (Hillsborough)
 863-299-0800 (Polk County)
 888-223-0800 (All Other Counties)
- Hearing Impaired/TTY:**
7-1-1
- Power Outage:**
877-588-1010
- Energy-Saving Programs:**
813-275-3909

Please Note: If you choose to pay your bill at a location not listed on our website or provided by Tampa Electric, you are paying someone who is not authorized to act as a payment agent at Tampa Electric. You bear the risk that this unauthorized party will relay the payment to Tampa Electric and do so in a timely fashion. Tampa Electric is not responsible for payments made to unauthorized agents, including their failure to deliver or timely deliver the payment to us. Such failures may result in late payment charges to your account or service disconnection.



934 N. Magnolia Ave.
Suite 100
Orlando, FL 32803

(407) 843-5406
www.mcdermittdavis.com

MIRABELLA CDD
c/o INFRAMARK
2005 PAN AM CIRCLE
SUITE 300
TAMPA, FL 33607

Date: 9/22/2023
Invoice Number: 56220
Client: 10132.0

Accounting services rendered in connection with the preparation and issuance of audited financial statements for MIRABELLA CDD for the year ended September 30, 2022.

Total Due This Invoice \$5,500.00

Thank you for your business.

DISTRICT CHECK REQUEST FORM

Today's Date 9-7-2023

District Name MIRABELLA CDD

Check Amount \$ 35.44

Payable: MICHAEL PANNUCCO

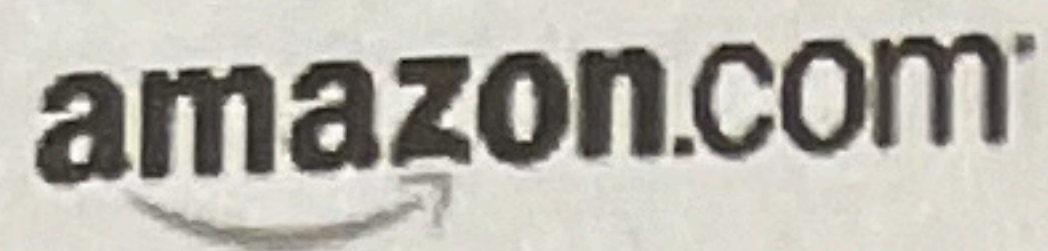
Mailing Address 14323 ITALIA DR.
WIMAUMA, FL. 33598

Check Description; REIMBURSEMENT FOR "NO TRESPASSING" SIGNS.

(Please attach all support documentation: i.e., invoices, training class applications, etc.)

Approved Signature 

DM	<u>BRYAN RADCLIFF</u>
Fund	-
G/L	
Object Cd	
CK #	_____ Date



Details for Order #112-4618798-4769805

Print this page for your records.

Order Placed: September 5, 2023
Amazon.com order number: 112-4618798-4769805
Order Total: \$18.25

Not Yet Shipped

Items Ordered	Price
1 of: <i>No Trespassing Signs Private Property, Keep Out Warning Metal Yard Signs, Aluminum Sign for Garden Outdoor Indoor Gates, Long Lasting Weather Resistant Ink (2 Pack)</i> Sold by: MongFun Direct (seller profile) Supplied by: Other Condition: New	\$8.99
1 of: <i>Sheenwang 2-Pack Private Property No Trespassing Sign, video surveillance signs outdoor, UV Printed .040 Mil Rust Free Aluminum 10 x 7 in, Security camera sign for home, Business, Driveway Alert, CCTV</i> Sold by: Sheenwang (seller profile) Supplied by: Other Condition: New	\$7.99

Shipping Address:
Nancy A Pannullo
14321 ITALIA DR
WIMAUMA, FL 33598-2101
United States

Shipping Speed:
FREE Prime Delivery

Total
35.44
Both Invoices

Payment information

Payment Method:
Visa ending in 0063

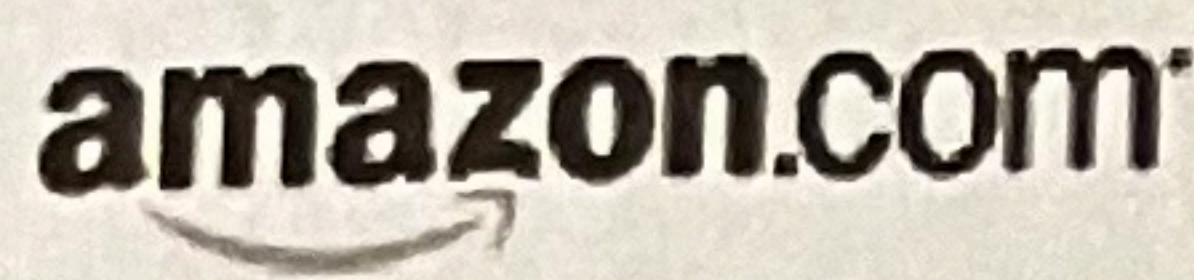
Billing address
Nancy A Pannullo
14321 ITALIA DR
WIMAUMA, FL 33598-2101
United States

Item(s) Subtotal:	\$16.98
Shipping & Handling:	\$0.00

Total before tax:	\$16.98
Estimated tax to be collected:	\$1.27

Grand Total:	\$18.25

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



Details for Order #112-5792915-8668239

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

Order Placed: September 5, 2023
Amazon.com order number: 112-5792915-8668239
Order Total: \$17.19

Not Yet Shipped

Items Ordered

Price

1 of: *Private Property Residents Only Do Not Enter Sign, 12x12 Inches, Rust Free .040 Aluminum, Fade Resistant, Made in USA by Sigo Signs* \$15.99

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

Condition: New

Shipping Address:

Nancy A Pannullo
14321 ITALIA DR
WIMAUMA, FL 33598-2101
United States

Shipping Speed:

Standard Shipping

Payment information

Payment Method:

Visa ending in 0063

Item(s) Subtotal: \$15.99

Shipping & Handling: \$0.00

Total before tax: \$15.99

Estimated tax to be collected: \$1.20

Grand Total: \$17.19

Billing address

Nancy A Pannullo
14321 ITALIA DR
WIMAUMA, FL 33598-2101
United States

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

Check Request Form

Date: 9/13/23 Property: Mimbella Assoc. ID: _____

Vendor: _____

Amount: 75.00

GL Code: _____

Mail or Pick Up: 14327 Italia Dr Wimauma, Fl.

Billable to Client: Pedro Nazario 33548

Authorization from Board to Use Signature for Check: _____

Explanation for Check:

Club house Rental

Employee Signature: 

Manager Signature: _____

MIRABELLA COMMUNITY DEVELOPMENT DISTRICT

2005 Pan Am Circle, Suite 300, Tampa, FL 33607
 813-397-5121(Office) / 813-873-7070 (Fax)

Clubhouse Rental Form

Today's Date: 08 / 19 / 2023

Event Date: 09 / 03 / 2023

8am to Noon	1pm - 5 pm -\$25.00	6pm- 10pm - \$50.00	Full Day \$75.00	<input checked="" type="checkbox"/>
-------------	---------------------	---------------------	------------------	-------------------------------------

Type of Event: Birthday

Maximum Number of People Attending: _____

Resident's Name: Natasha J. Nazario Colón

Resident's Address: 14327 italia dr
Wimauma FL, 33598

Resident's Home Phone: _____ Cell: 813-922-9981

Responsibility of the rental and all damage is the responsibility of the resident.

Check Received for Deposit of \$100.00 Check # 1452 Employee: _____

Check Received for Rental of \$25.00/\$50.00/\$75.00 Check # 1453 Employee: _____

If check is written by party other than resident or the information on check is not correct, please complete information below. Drivers License Number and State is required for all checks.
 (Check should be written to: **Mirabella CDD.**)

Check writer information:

Name: Pedro M. Nazario

Address: 14327 italia dr
Wimauma FL, 33598

Phone: _____ Cell: (127)678-5004

Drivers License Number: N260-673-74-205-0 State: Florida

Should Refund of Deposit go to Resident or to Check Writer Check writer

All NSF and Checks returned for any reason will result in additional fee of \$30.00 per check returned.

Keys will be available no sooner than 24 Hours prior to Rental unless approved by management.

Date Deposit Returned: ___ / ___ / ___ Check # _____ Amount \$ _____

(Copy to be given to resident as receipt of rental and deposit payment)

MIRABELLA COMMUNITY DEVELOPMENT DISTRICT

2005 Pan Am Circle, Suite 300, Tampa, FL 33607

Clubhouse Rental Policy and Rules

(You Must Be a Resident of Mirabella to Rent the Clubhouse or Satisfy the Non-Resident Requirements)

All rental and deposit checks will be deposited when booking the event. After your event, the clubhouse will be inspected for cleanliness. If the inspection is approved, you will be mailed your deposit refund as soon as possible after the event. Final approval is given at the sole discretion of the District Field Manager. If the clubhouse fails inspection after your event, you will receive the balance of your deposit minus a cleaning fee of \$25.00 per hour and charges for any damage or time overage.

1. The Clubhouse will not be available for reservations/rentals on any major holidays.

*New Year's Eve	* Memorial Day	* Labor Day	*Thanksgiving
*New Year's Day	* 4 th of July	* Halloween	* Christmas Eve
*Christmas Day	* Easter Sunday		
2. Residents reserving the clubhouse will be responsible for their own cleaning supplies and trash bags. All trash must be placed in the trash dumpster located in parking lot following the event.
3. Keys may be picked up no earlier than 24 hours prior to the event during normal business hours, unless special arrangements are made with the District Field Manager. Keys not returned immediately following event will result in a charge of \$40.00 against the deposit for replacement.
4. The facility shall not be rented beyond the agreed time. All overages on time will be billed at \$25.00 per quarter hour.
 - If your rental time is 8am to Noon, you and your guests must leave and the room must be cleaned and inspected by Noon.
 - If your rental time is 1pm to 5pm, you and your guests must leave and the room must be cleaned and inspected by 5pm.
 - If your rental time is 6pm to 10pm, you and your guests must leave and the room must be cleaned and inspected by 10pm.
5. **Absolutely no decorations on walls, window dressing, fans or ceilings.** Stand up decorations and table top decorations are permitted. Balloons are only allowed in the clubhouse.
6. Renter must assign a person to let party guests into the clubhouse and open doors for guests' use of the restrooms. Restroom doors, main gate and pool gate are not to be propped open.
7. No bathing suits permitted in clubhouse, shoes and shirts are required.
8. No grills or cooking permitted in or outside facility. This is by order of the Fire Marshall.
9. Rental fees are \$75.00 for a full day or \$25.00 for each rental period, with a \$100.00 deposit. The deposit is required to be submitted to ensure the Clubhouse is clean, undamaged, and all rules followed. Keys must be turned in at the end of the event.
10. No food or drink permitted within fifteen (15) feet of pool's edge.
11. The amenities, exterior area, and furniture may not be used exclusively for party purposes. They are for the community's use.
12. Pool usage is by Resident/Member Pass only. All pool rules and guest limitations apply to that pass.
13. Cancellation of a booked event two weeks prior will receive full refund of rental and deposit. Cancellation within two weeks of the event will result in the rental fee being retained and deposit returned.
14. NO SMOKING is permitted in the Clubhouse. All smoking materials used outside must be placed in approved containers.
14. IN CASE OF EMERGENCY, CALL 911. Then, notify the District Manager at (813) 397-5121.
15. All regulations are subject to change by the Board of Supervisors of the Mirabella CDD.

Residents Signature: _____

We do not adjust the air conditioning or heat, except in extreme conditions.

Mirabella CDD Copy – Copy to be made for resident on request.

63-27/631 1452

Pedro M. Nazario
5500 92nd Ter N
Pinellas Park, FL 33782

August 19 2023 **CHECKSAFE**

Pay to the Order of Mercyella CDD \$ 100.00
One hundred dollars ⁰⁰/₁₀₀ Dollars

Bank of America
10200 66th St
Pinellas Park, FL 33782

For Deposit B-day. R. Nazario MP

63-27/631 1453

Pedro M. Nazario
5500 92nd Ter N
Pinellas Park, FL 33782

August 19 2023 **CHECKSAFE**

Pay to the Order of Mercyella CDD \$ 75.00
Seventy five dollars ⁰⁰/₁₀₀ Dollars

Bank of America
10200 66th St
Pinellas Park, FL 33782

For B-day Payment. R. Nazario MP

63-27/631 1452

Pedro M. Nazario
5500 92nd Ter N
Pinellas Park, FL 33782

Pay to the Order of Microtella CDR per 100 \$ 100.00
One hundred dollars Dollars Security features are included. Details on back.

Bank of America
10200 66th St
Pinellas Park, FL 33782

For Deposit B-day. A. Nazario MP

May 19 20 23

CHECKSAFE

Called & left a
Msg. Void
Deposit ck
to see how everything
Turned out at
Club House. *PN*

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

Invoice

Date: 9/5/2023

To: Inframark **Via Email:** inframark@avidbill.com

From: Suzanna M. Kimball

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

Mirabella CDD

<u>Pool Bathroom Cleaning</u> Services Tuesday 9/5/2023	_____	\$45.00
<u>Clubhouse Cleaning Services</u> Tuesday 9/5/2023	_____	\$70.00

Total Amount Due \$115.00

**PLEASE MAKE CHECK PAYABLE TO SUZANNA KIMBALL.
PAYMENT IS DUE UPON RECEIPT OF INVOICE.**

THANK YOU!

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

Invoice

Date: 9/15/2023

To: Inframark **Via Email:** inframark@avidbill.com

From: Suzanna M. Kimball

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

Mirabella CDD

Pool Bathroom Cleaning Services Friday 9/15/2023 _____ \$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 113th Ave
Unit 203
Tampa, FL 33612
Telephone (813) 389-4189

Invoice

Date: 9/18/2023

To: Inframark **Via Email:** inframark@avidbill.com

From: Suzanna M. Kimball

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

Mirabella CDD

Pool Bathroom Cleaning Services Monday 9/18/2023 _____ \$45.00

Total Amount Due \$45.00

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

THANK YOU!



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 Agenda Page 45

Advertising Run Dates		Advertiser Name	
09/20/23		MIRABELLA COMMUNITY DEV. DISTRICT	
Billing Date		Sales Rep	Customer Account
09/20/2023		Deirdre Bonett	121446
Total Amount Due		Ad Number	
\$505.50		0000306596	

PAYMENT DUE UPON RECEIPT

Start	Stop	Ad Number	Product	Placement	Description PO Number	Ins.	Size	Net Amount
09/20/23	09/20/23	0000306596	Times	Legals CLS	Meeting Schedule	1	2x60 L	\$501.50
09/20/23	09/20/23	0000306596	Tampabay.com	Legals CLS	Meeting Schedule AffidavitMaterial	1	2x60 L	\$0.00 \$4.00

PLEASE DETACH AND RETURN LOWER PORTION WITH YOUR REMITTANCE



tampabay.com

DEPT 3396
 PO BOX 123396
 DALLAS, TX 75312-3396
 Toll Free Phone: 1 (877) 321-7355

Advertising Run Dates		Advertiser Name	
09/20/23		MIRABELLA COMMUNITY DEV. DISTRICT	
Billing Date		Sales Rep	Customer Account
09/20/2023		Deirdre Bonett	121446
Total Amount Due		Ad Number	
\$505.50		0000306596	

ADVERTISING INVOICE

Thank you for your business.

DO NOT SEND CASH BY MAIL

PLEASE MAKE CHECK PAYABLE TO: TIMES PUBLISHING COMPANY

REMIT TO:

MIRABELLA COMMUNITY DEV. DISTRICT
 [REDACTED]
 2005 PAN AM CIRCLE #300
 TAMPA, FL 33607

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

0000306596-01

Tampa Bay Times
Published Daily

STATE OF FLORIDA
COUNTY OF Hillsborough

Before the undersigned authority personally appeared **Deirdre Bonett** who on oath says that he/she is **Legal Advertising Representative of the Tampa Bay Times** a daily newspaper printed in St. Petersburg, in Pinellas County, Florida; that the attached copy of advertisement, being a Legal Notice in the matter **RE: Meeting Schedule** was published in said newspaper by print in the issues of **9/20/23** or by publication on the newspaper's website, if authorized, on

Affiant further says the said **Tampa Bay Times** is a newspaper published in **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.

} ss

NOTICE OF REGULAR BOARD MEETING SCHEDULE
FISCAL YEAR 2024
MIRABELLA COMMUNITY DEVELOPMENT DISTRICT

NOTICE IS HEREBY GIVEN that the Board of Supervisors of the Mirabella Community Development District has scheduled their Regular Board Meetings for Fiscal Year 2024 to be held at the Mirabella Clubhouse located at 14306 Romeo Blvd., Wimauma, FL 33598 on the following dates at 6:00 p.m.:

October 05, 2023,	6:00 P.M.
November 02, 2023,	6:00 P.M.
December 07, 2023,	6:00 P.M.
January 04, 2024,	6:00 P.M.
February 01, 2024,	6:00 P.M.
March 07, 2024,	6:00 P.M.
April 04, 2024,	6:00 P.M.
May 02, 2024,	6:00 p.m.
June 06, 2024,	6:00 P.M.
July 04, 2024,	6:00 P.M.
August 01, 2024,	6:00 P.M.
September 05, 2024,	6:00 P.M.

There may be occasions when one or more Supervisors will participate by telephone. At the above location, there will be a speaker telephone so that interested persons can attend the meeting at the above location and be fully informed of the discussions taking place either in person or by telephone communication.

The regular meetings are open to the public and will be conducted in accordance with the provisions of Florida law for community development districts. The regular meetings may be continued to a date, time, and place to be specified on the record at such special meetings.

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in these meetings is asked to advise the District Office at (813) 873-7300, at least 48 hours before the meetings. 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.

If any person decides to appeal any decision made by the Board with respect to any matter considered at these meetings, such person will need a record of the proceedings and such person may need to ensure that a verbatim record of the proceedings is made, at his or her own expense, and which record includes the testimony and evidence on which the appeal is based.

Bryan Radcliff
District Manager

Run Date: September 20, 2023

0000306596

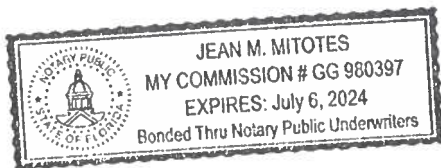
Signature Affiant

Sworn to and subscribed before me this .09/20/2023

Signature of Notary Public

Personally known X or produced identification

Type of identification produced _____



MIRABELLA CDD DISTRICT CHECK REQUEST FORM

Today's Date September 6, 2023

District Name Mirabella CDD

Check Amount 75.00

Payable to Shawn Brock Jr

Mailing Address 14326 Italia Dr, Wimauma, FL 33598

Check Description


Return the clubhouse rental fee.

Special Instructions

_____ sum _____

(Please attach all support documentation: i.e., invoices, training class applications, etc.)

Staff Accountant



Approved Signature

DM	_____
Fund	<u>001</u>
G/L	<u>20702</u>
CK #	_____
Date	_____

MIRABELLA CDD
Summary of Operations and Maintenance Invoices

Vendor	Invoice/Account Number	Amount	Vendor Total	Comments/Description
Monthly Contract				
CHARTER COMMUNICATIONS	0623 090623 ACH	\$119.98		INTERNET SERVICE - 09/06/23-10/05/23
CHARTER COMMUNICATIONS	0623 100623 ACH	\$119.98	\$239.96	INTERNET SERVICE - 10/06/23-11/05/23
SOLITUDE LAKE MANAGEMENT, LLC	PSI014499	\$220.39		LAKE MAINT. - OCTOBER 2023
SOUTH SHORE LANDSCAPE & LAWN	73361	\$1,849.05		LANDSCAPE MAINT. - OCTOBER 2023
ZEBRA CLEANING TEAM	6518	\$850.00		COMMERCIAL POOL SERVICE - OCTOBER 2023
Monthly Contract Subtotal		\$3,159.40		
Variable Contract				
GAIL REESE	GR 100523	\$200.00		SUPERVISOR FEE 10/05/23
MERCEDES JERESSA HARRISON	MH 100523	\$200.00		SUPERVISOR FEE 10/05/23
MICHAEL PANNULLO	MP 100523	\$200.00		SUPERVISOR FEE 10/05/23
MINDY ROBYN JACOBSON	MJ 100523	\$200.00		SUPERVISOR FEE 10/05/23
Variable Contract Subtotal		\$800.00		
Utilities				
BOCC	8155 101323 ACH	\$78.56		WATER SERVICE - 09/12/23-10/11/23
TECO	8973 101623 ACH	\$177.82		ELECTRICITY SERVICE - 09/12/23-10/10/23
TECO	9179 101623 ACH	\$1,482.56		ELECTRICITY SERVICE - 09/12/23-10/10/23
TECO	9344 101623 ACH	\$693.51		ELECTRICITY SERVICE - 09/12/23-10/10/23
TECO	9526 101623 ACH	\$827.59	\$3,181.48	ELECTRICITY SERVICE - 09/12/23-10/10/23
Utilities Subtotal		\$3,260.04		
Regular Services				
COMPUTERSHARE TRUST COMPANY, N.A.	2268301	\$3,500.00		TRUSTEE FEE - 10/30/23-10/02/24
DEPARTMENT OF ECONOMIC OPPORTY	DEO 100223 ACH	\$175.00		FY 24 SPECIAL DISTRICT FEE
EGIS INSURANCE	20180	\$10,465.00		POLICY RENEWAL EFFECTIVE 10/01/23
STRALEY ROBIN VERICKER	23687	\$159.00		GENERAL CONSULTING - PROFESSIONAL SERVICES THRU - 09/15/23
Regular Services Subtotal		\$14,299.00		
Additional Services		\$0.00		
Additional Services Subtotal		\$0.00		
TOTAL		\$21,518.44		

Approved (with any necessary revisions noted):

MIRABELLA CDD Summary of Operations and Maintenance Invoices

Vendor	Invoice/Account Number	Amount	Vendor Total	Comments/Description

Signature: _____

Title (Check one):

- Chariman Vice Chariman Assistant Secretary

September 6, 2023
 Invoice Number: 2504811090623
 Account Number: **8337 12 029 2504811**
 Security Code: **3706**
 Service At: 14306 ROMEO BLVD
 WIMAUMA FL 33598-0016

Auto Pay Notice

Contact Us

Visit us at SpectrumBusiness.net
 Or, call us at **855-252-0675**

Enhance your business communications with Spectrum Business Voice! Call **1-855-424-9784** to learn how you can add 1 mobile unlimited line **FREE**.

NEWS AND INFORMATION

Summary *Service from 09/06/23 through 10/05/23 details on following pages*

Previous Balance	0.00
Payments Received	0.00
Remaining Balance	\$0.00
Spectrum Business™ Internet	119.98
Current Charges	\$119.98
<i>YOUR AUTO PAY WILL BE PROCESSED 09/23/23</i>	
Total Due by Auto Pay	\$119.98



Thank you for choosing Spectrum Business.

We appreciate your prompt payment and value you as a customer.

Auto Pay. Thank you for signing up for auto pay. Please note your payment may be drafted and posted to your Spectrum Business account the day after your transaction is scheduled to be processed by your bank.



4145 S. FALKENBURG RD RIVERVIEW FL 33578-8652
 8337 1200 NO RP 06 09072023 NNNNNNNN 01 989643

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

September 6, 2023

Mirabella CDD

Invoice Number: 2504811090623
 Account Number: 8337 12 029 2504811
 Service At: 14306 ROMEO BLVD
 WIMAUMA FL 33598-0016

Total Due by Auto Pay \$119.98

CHARTER COMMUNICATIONS
 PO BOX 7186
 PASADENA CA 91109-7186

Mirabella CDD
Invoice Number: 2504811090623
Account Number: 8337 12 029 2504811
Security Code: 3706

Contact Us
Visit us at SpectrumBusiness.net
Or, call us at **855-252-0675**

8337 1200 NO RP 06 09072023 NNNNNNNN 01 989643

Charge Details

Previous Balance	0.00
Remaining Balance	\$0.00

Payments received after 09/06/23 will appear on your next bill.

Service from 09/06/23 through 10/05/23

Spectrum Business™ Internet

Spectrum Business Internet	129.99
Promotional Discount	-30.00
Spectrum WiFi	0.00
Web Hosting	0.00
Security Suite	0.00
Domain Name	0.00
Vanity Email	0.00
Static IP 1	19.99
	\$119.98
Spectrum Business™ Internet Total	\$119.98
Current Charges	\$119.98
Total Due by Auto Pay	\$119.98

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 for more information.

Spectrum Terms and Conditions of Service – In accordance with the Spectrum Business Services Agreement, Spectrum services are billed on a monthly basis. Spectrum does not provide credits for monthly subscription services that are cancelled prior to the end of the current billing month.

Terms & Conditions - Spectrum's detailed standard terms and conditions for service are located at spectrum.com/policies.

Notice - Nonpayment of any portion of your cable television, high-speed data, and/or Digital Phone service could result in disconnection of any of your Spectrum provided services.

Authorization to Convert your Check to an Electronic Funds Transfer Debit - If your check is returned, you expressly authorize your bank account to be electronically debited for the amount of the check plus any applicable fees. The use of a check for payment is your acknowledgment and acceptance of this policy and its terms and conditions.

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

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

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

Complaint Procedures: If you disagree with your charges, you need to register a complaint no later than 60 days after the due date on your bill statement.



Local Spectrum Store: 12970 S US Hwy 301, Suite 105, Riverview FL 33579 Store Hours: Mon thru Sat - 10:00am to 8:00pm; Sun - 12:00pm to 5:00pm

Local Spectrum Store: 872 Brandon Town Center Mall, Brandon FL 33511 Store Hours: Mon thru Sat - 10:00am to 8:00pm and Sun - 12:00pm to 5:00pm



For questions or concerns, please call **1-866-519-1263**.



Account Number:
Security Code:

Mirabella CDD
8337 12 029 2504811
3706

Contact Us

Visit us at SpectrumBusiness.net
Or, call us at **855-252-0675**

8337 1200 NO RP 06 09072023 NNNNNNNN 01 989643



Stay connected with business-grade phone service.



Business Voice
\$29⁹⁹
 /mo. per line when bundled for 1 yr.**
 No contracts • No added taxes



Boost your productivity with our advanced business features.

- Unlimited local and long distance calling
- 35+ FREE calling features such as call forwarding, voicemail to email, simultaneous ring, and more
- Keep your existing phone number and equipment
- Plus, get a FREE mobile unlimited line for one year!*

To speak to a business specialist, call **1-855-204-7363**

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. +Free mobile offer is for 1 unlimited mobile line per account for 1 yr. and is reflected with up to 12 mos. credit on bill statement. Requires a bundled purchase of Business Internet and Voice. Standard mobile rates apply after 1 yr. Auto pay required. Offer cannot be combined with other mobile service promotions. Standard mobile rates apply if qualifying services are canceled. Devices excluded from offer. Tablets not eligible for promotion. Free Unlimited line must be ordered at same time as Business Internet and Voice purchase, and cannot be applied to existing lines on customer account. Additional mobile lines: Standard rates apply. Per line activation fee, Spectrum Business Internet and Auto Pay required. Unlimited: Smartwatch does not qualify as a line. Reduced speeds after 20 GB of usage per line. Mobile service not available in all areas. Other restrictions apply. 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. ©2023 Charter Communications, Inc.

Page 4 of 4

September 6, 2023

Account Number:
Security Code:

Mirabella CDD
8337 12 029 2504811
3706

Contact Us

Visit us at SpectrumBusiness.net

Or, call us at **855-252-0675**

8337 1200 NO RP 06 09072023 NNNNNNNN 01 989643



October 6, 2023
 Invoice Number: 2504811100623
 Account Number: **8337 12 029 2504811**
 Security Code: **3706**
 Service At: 14306 ROMEO BLVD
 WIMAUMA FL 33598-0016

Auto Pay Notice

Contact Us

Visit us at SpectrumBusiness.net
 Or, call us at **855-252-0675**

Enhance your business communications with Spectrum Business Voice! Call **1-855-424-9784** to learn how you can add 1 mobile unlimited line **FREE**.

NEWS AND INFORMATION

Summary *Service from 10/06/23 through 11/05/23 details on following pages*

Previous Balance	119.98
Payments Received -Thank You!	-119.98
Remaining Balance	\$0.00
Spectrum Business™ Internet	119.98
Current Charges	\$119.98
<i>YOUR AUTO PAY WILL BE PROCESSED 10/23/23</i>	
Total Due by Auto Pay	\$119.98



Thank you for choosing Spectrum Business.

We appreciate your prompt payment and value you as a customer.

Auto Pay. Thank you for signing up for auto pay. Please note your payment may be drafted and posted to your Spectrum Business account the day after your transaction is scheduled to be processed by your bank.



4145 S. FALKENBURG RD RIVERVIEW FL 33578-8652
 8337 1200 NO RP 06 10072023 NNNNNNNN 01 993353

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

October 6, 2023

Mirabella CDD

Invoice Number: 2504811100623
 Account Number: 8337 12 029 2504811
 Service At: 14306 ROMEO BLVD
 WIMAUMA FL 33598-0016

Total Due by Auto Pay \$119.98

CHARTER COMMUNICATIONS
 PO BOX 7186
 PASADENA CA 91109-7186

833712029250481100119982

Mirabella CDD
Invoice Number: 2504811100623
Account Number: 8337 12 029 2504811
Security Code: 3706

Contact Us
Visit us at SpectrumBusiness.net
Or, call us at **855-252-0675**

8337 1200 NO RP 06 10072023 NNNNNNNN 01 993353

Charge Details

Previous Balance		119.98
EFT Payment	09/23	-119.98
Remaining Balance		\$0.00

Payments received after 10/06/23 will appear on your next bill.

Service from 10/06/23 through 11/05/23

Spectrum Business™ Internet

Spectrum Business Internet	129.99
Promotional Discount	-30.00
Spectrum WiFi	0.00
Web Hosting	0.00
Security Suite	0.00
Domain Name	0.00
Vanity Email	0.00
Static IP 1	19.99
	\$119.98
Spectrum Business™ Internet Total	\$119.98
Current Charges	\$119.98
Total Due by Auto Pay	\$119.98

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 for more information.

Spectrum Terms and Conditions of Service – In accordance with the Spectrum Business Services Agreement, Spectrum services are billed on a monthly basis. Spectrum does not provide credits for monthly subscription services that are cancelled prior to the end of the current billing month.

Terms & Conditions - Spectrum's detailed standard terms and conditions for service are located at spectrum.com/policies.

Notice - Nonpayment of any portion of your cable television, high-speed data, and/or Digital Phone service could result in disconnection of any of your Spectrum provided services.

Authorization to Convert your Check to an Electronic Funds Transfer Debit - If your check is returned, you expressly authorize your bank account to be electronically debited for the amount of the check plus any applicable fees. The use of a check for payment is your acknowledgment and acceptance of this policy and its terms and conditions.

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

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

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

Complaint Procedures: If you disagree with your charges, you need to register a complaint no later than 60 days after the due date on your bill statement.



Local Spectrum Store: 12970 S US Hwy 301, Suite 105, Riverview FL 33579 Store Hours: Mon thru Sat - 10:00am to 8:00pm; Sun - 12:00pm to 5:00pm
Local Spectrum Store: 872 Brandon Town Center Mall, Brandon FL 33511 Store Hours: Mon thru Sat - 10:00am to 8:00pm and Sun - 12:00pm to 5:00pm



For questions or concerns, please call **1-866-519-1263**.



Account Number: **Mirabella CDD**
 8337 12 029 2504811
 Security Code: **3706**

Contact Us
 Visit us at SpectrumBusiness.net
 Or, call us at **855-252-0675**

8337 1200 NO RP 06 10072023 NNNNNNNN 01 993353



Spectrum Subscriber Annual Privacy Notice (2023) Effective: September 1, 2023

Your privacy is important to Charter. We value the trust you place in us when you subscribe to and use our Spectrum-branded cable video, internet, phone, and/or mobile products and services (collectively, the "Spectrum Services").

This Annual Privacy Notice contains information that we are required to provide you under Federal law.

Additional information regarding our privacy practices are available on our full privacy policy, available at www.spectrum.com/privacy. **We encourage you to review the full Spectrum Privacy Policy for more information about our privacy practices, including related to state-specific rights that you may have.**

WHEN THE ANNUAL PRIVACY NOTICE APPLIES

The Annual Privacy Notice only applies to subscribers of one or more of the Spectrum Services provided by Charter Communications Operating, LLC and its subsidiaries. Depending upon the Spectrum products and services to which you subscribe, parts of this Annual Privacy Notice may not apply to you. If you have questions about this Annual Privacy Notice, please contact us directly using the information in the "How to Contact Us With Questions About This Annual Privacy Notice" section below.

Some Spectrum products and services may have additional privacy practices that are described in product or service specific sections in the full Spectrum Privacy Policy www.spectrum.com/privacy or may be provided to you in different ways, such as contracts for Spectrum Enterprise services. To the extent there is an overlap between the privacy disclosures in this Annual Privacy Notice and a product or service-specific privacy notice (e.g., the Spectrum Biometric Data Privacy Notice), the privacy disclosures set forth in the product or service-specific notice or agreement will apply and control with respect to such product or service.

Sometimes you may access websites (e.g., news websites, shopping websites, internet search engine, etc.) or services (e.g., non-Spectrum email and instant messaging services or video streaming services, gaming services, data storage services, etc.) that we do not own or control through the Spectrum Services. These non-Spectrum websites and services may collect data or personal information about you and your online activities. Spectrum does not control and is not responsible for what these other parties do in connection with their websites or online services, or how they handle your personal information. We encourage you to read the privacy policies of any non-Spectrum websites or services you use.

WHAT INFORMATION WE COLLECT

In order to provide you with our products and services and to keep you informed, we collect a variety of information about you when you interact with us or use our products, services, websites and applications. This information is used to efficiently provide our services to you on a cost-effective basis and to tailor our products and services to best meet your needs and interests.

Information You Provide to Us Directly

We collect information you provide to us when you establish a customer or user account, register to use and/or connect to certain of our services (e.g., Spectrum WiFi), and when you contact us or otherwise communicate with us, such as:

- contact information (e.g., name, address, email address, and phone number);
- usernames, passwords, images (e.g., driver's license photo), biometric data (e.g., voiceprints), and other authenticating information associated with a Spectrum account;
- information about the types of services to which you subscribe, orders you place or downloads of Spectrum applications (e.g., the Spectrum TV application) you make through a Spectrum product or service, the service options you have chosen, and any customized setting you have created;
- information about your payment methods, such as your payment card number or bank account information;
- information related to a credit application for a product or service or to protect against fraud, which may include your Social Security number, driver's license number, or other government issued identifier;
- information you provide when you enter contests, respond to customer surveys, or participate in events sponsored by us; and
- information we keep in our records when you correspond or otherwise communicate with us, including through our call centers, online chat sessions, and through social media.

Information We Collect Automatically

When you use the Spectrum Services, we automatically collect information through cookies and other technologies, such as:

- information from any device you use when you interact with us, including but not limited to the device identifiers, the number, types, and status of devices connected to our network, network addresses, operating system, and technical configurations of the equipment used;
- network traffic data;

- performance and support data; and
- information about your use and the operation of Spectrum products, services, websites, applications, and their features.

We also may collect usage information about:

- usage information about the channels, programs, and advertisements to which your device was tuned when you subscribe to our video service in order to provide you video content ("Video Usage Information");
- information we collect based on our provision of Spectrum Internet service, such as routing traffic to allow you to traverse from one website to another website, in order to provide internet service and connect you to the other internet-based services you request; this can include the amount of data used, device identifiers, and quality of service (i.e., quality of the signal) from customers who use our company-issued routers as part of our provision of Spectrum Internet service (collectively, "Internet Usage Information");
- call records, including the phone numbers that you call and that call you, and the times and dates of those calls, the number of text messages sent and received, when you subscribe to our phone and/or mobile service ("Call Detail Information");
- usage information about your use of the Spectrum Mobile network, the use of your mobile device, technical and network performance information, and location information when your device communicates with cell towers, Wi-Fi routers, access points, and/or with technologies used by the Global Positioning System ("GPS") ("Mobile Usage Information"); and
- device information, including your IP address and information about your browser, operating system, and platform type, demographic information through cookies, web beacons, and other tracking technologies, and information about the website that referred you to a Spectrum website, and the website to which we refer you when you leave a Spectrum website.

The information we collect will depend upon the Spectrum Services to which you subscribe. We limit the use and sharing of such information as described in this Annual Privacy Notice and as required by law.

If you subscribe to or use services that require us to transfer or store communications such as a Spectrum email account or a Spectrum voice product that includes a voicemail service, it will be necessary for us to collect the content of those communications to provide you with the service. Additionally, we collect the content of any files you store in our cloud storage services (e.g., Spectrum Cloud DVR) and other information when it is necessary to provide you with the services you use.

Please refer to the Spectrum Internet DNS Privacy Notice, available by visiting our website, to learn more about our data collection and use practices of Domain Name System ("DNS") data associated with the Spectrum Internet service.

Location Information

When you access our network, we may collect general location information, such as the city or zip code that correlates with the license of your device IP address, or more precise geolocation data that indicates where you are at a specific point in time. We may also collect location information when you use some of our services and applications, including precise geolocation information, such as your service address and the location of your Spectrum Mobile device or another device on which you have installed a Spectrum application. For example, when a Spectrum Mobile device connects using an in-home or out-of-home Spectrum WiFi access point, we collect the device's MAC address, the customer's username (if the customer is logged into the My Spectrum App), which is encrypted, and the Spectrum WiFi access point's geographical location. You can prohibit the collection of this information through your device's settings, but it may limit certain functions and features of the application.

Information Obtained from Third Parties

We may collect information from third parties for purposes related to delivering our products and services to you, for analytics and research, or for marketing and advertising our own products and services, as well as for delivering third-party advertising on the Spectrum Platform.

- Information to verify data you have provided and from credit reporting agencies to determine your credit worthiness, credit score, and credit usage.
- Information from content providers and other platform providers when you use your Spectrum account to authenticate your use of Spectrum services through that provider's platform or device.
- Information from research consultants, marketing firms, data quality management solution firms, and programming partners to enhance our marketing and advertising programs. Collected data may include demographic information, as well as personal interest data, to help us construct audience segments, deliver advertising, and evaluate the effectiveness of a given advertising campaign.



Account Number: **Mirabella CDD**
8337 12 029 2504811
Security Code: **3706**

Contact Us

Visit us at SpectrumBusiness.net
Or, call us at **855-252-0675**

8337 1200 NO RP 06 10072023 NNNNNNNN 01 993353

HOW WE USE INFORMATION

We use the information we collect to provide you with reliable, high-quality products and services. This may involve linking and combining information about you from across the Spectrum platform of products and services, as well as from third parties ("Combined Information").

To Provide and Improve our Products and Services

We use the information we collect to:

- deliver, maintain and improve our products, services, websites and applications;
- fulfill requests for new service or changes to your account or the products and services you already receive;
- provide you with technical support and high quality customer service, including through the use of recorded or monitored communications between you and our customer service agents;
- create and administer a Spectrum account, including activating your service, billing, invoicing, and debt collection activities;
- authenticate or otherwise provide you access to your Spectrum products and services;
- provide updates, upgrades, repairs or replacements for any of our service-related devices or software used in providing or receiving services;
- manage and configure our device(s), system(s) and network(s);
- understand how the service is being used, including through the creation of operational and marketing reports based on de-identified and/or aggregated service usage information;
- inform you of additional products and services that may be of interest to you;
- protect the security of the system, prevent fraud, detect unauthorized reception, use, and abuse of any Spectrum product, service, website or application, and to enforce any Spectrum policy or applicable terms of service;
- protect our rights, our personnel, our property, and the safety of others;
- maintain our accounting, tax and other records; and
- comply with applicable federal and state laws and regulations, as well as for the general administration of our business.

To Communicate with You

We use the information we collect to deliver and personalize our communications with you. We may send you promotional communications for products and services that may be of interest to you through the mail, over our cable system, by phone or SMS, or online. Some of these communications may be directed to you because of the Spectrum services to which you subscribe or your interactions on the Spectrum platform, and some may be directed to you because of your general geographic location. For more information about how to update your communication preferences please review the "What Choices You Have to Control the Use of Information by Spectrum" section of our privacy policy, available at www.spectrum.com/privacy.

To Create Business and Marketing Reports

We use the information we collect to create business and marketing reports (the "Reports") to provide insights into what products and services our customers are using, how long they are using our products and services, how some of our services are accessed, and what additional products and services may be of interest to our customers. We use these Reports for our own internal purposes, such as improving our products and services, determining what content to provide our customers, measuring the effectiveness of our marketing and advertising, and other research and analytics. We may also share these Reports with third parties. Any Reports shared with a third party for the third party's own use will only contain de-identified and/or aggregated information, unless we have your consent to share your personal information.

Advertising Generally

We use some of the information we collect to make the marketing and advertising you see on the Spectrum platform more relevant to you, as well as to market the Spectrum products and services on other websites and platforms. For information about how to limit the use of information for these purposes, please review the "What Choices You Have to Control the Use of Information by Spectrum" of our privacy policy, available at www.spectrum.com/privacy.

Addressable Advertising on our Cable System

Some of the advertisements you see on cable channels are placed by us. Some of those advertisements are placed in particular shows or channels; others are shown in particular geographic areas. Some of our cable advertisements will ask for your permission to take certain actions, like mail you information or allow the advertiser to contact you. In some areas we will be able to address advertisements to your household through our cable system that will be more relevant to your interests based on your Video Usage Information and/or Combined Information. For more information about how to manage your advertising preferences, please review the "what choices you have to control the use of information by Spectrum" of our privacy policy, available at www.spectrum.com/privacy.

Online Advertising and Customization

We may use information that we or third parties learn about you from your online interactions (e.g., search or purchase history) to deliver or cause to be delivered to you advertisements that may be more relevant to you. For more information about how to manage your advertising preferences, please review the "Online Advertising and Customization" section of our privacy policy, available at www.spectrum.com/privacy.

WITH WHOM WE SHARE INFORMATION

We share information with others when it is necessary to provide you with Spectrum Services and in the other circumstances described below. We do not sell or otherwise share information that personally identifies our customers, including Internet Usage Information, Video Usage Information, or Call Detail Information, to third parties for those third parties' own use.

Account Holders and Other Authorized Users

We may disclose any information about a customer's account and use of a service to the primary account owner. The primary account owner may also authorize other users to access information on the account.

Charter/Spectrum Related Businesses

We may share information about you with other Charter and Spectrum-related companies in order to provide the services, or to make your Spectrum experience more streamlined. We may also share information about you with these related companies for their own marketing purposes when legally permitted to do so.

Service Providers

We may disclose your information to service providers who perform business activities on our behalf such as billing and collections, payment processing, analytics and research, marketing, service delivery and customization, maintenance and operations, and fraud prevention. These third-party service providers are authorized to use your personal information only as necessary to provide services to Spectrum.

Governmental Entities or Pursuant to Valid Legal Process

We may be required by law to disclose information about you, including information that personally identifies you, your use of our services, and the content of your communications, to governmental entities upon receipt of valid legal process. These disclosures may be made with or without your consent and with or without notice, in compliance with the law, including the terms of process.

We may also disclose personally identifiable information about you, without your consent, to protect our customers, employees, or property; in emergency situations; to enforce our rights in court or elsewhere, or directly with you, for violations of service terms, conditions or policies; and/or as otherwise required by law.

Third Parties

We do not sell or share information that personally identifies our customers with third parties for their own marketing or advertising purposes.

If you subscribe to our telephone service, your name, address and/or telephone number may be transmitted via Caller ID, published and distributed in affiliated or unaffiliated telephone directories, and available through affiliated or unaffiliated directory assistance operators. We take reasonable precautions to ensure that non-published and non-listed numbers are not included in the telephone directories or directory assistance services, although we cannot guarantee that errors will never occur. Please note that Caller ID blocking may not prevent the display of your name and/or telephone number when you dial certain business numbers, 911, 900 numbers or toll-free 800, 855, 844, 866, 877 or 888 numbers.

Some of the advertisements we display may invite interactive or transactional follow-up from you. When you interact with those advertisements, we may share your contact information with the advertiser for the purpose of fulfilling your request.

If we enter into a merger, acquisition, or sale of all or a portion of our assets, we may transfer your information as part of the transaction.

WHAT CHOICES YOU HAVE TO CONTROL THE USE OF INFORMATION BY SPECTRUM

You have choices in controlling how we use and share your information for marketing and advertising purposes. For instance, you can always choose whether to receive promotional emails or text messages. When you visit our websites, you may opt out of interest-based advertising, and when you use our mobile applications, you can limit the use of ad trackers. You may visit our [Privacy Preferences](#) page to manage your marketing communication and privacy preferences, including, for example:

- to be added to our marketing communication preferences list (e.g., "Do Not Call"), which will limit the marketing and advertising messages you receive from us about Spectrum products and services;
- to limit our use of customer proprietary network information ("CPNI"), such as Call Detail Information, for marketing and advertising of our own products and services; and



Account Number: **Mirabella CDD**
8337 12 029 2504811
Security Code: **3706**

Contact Us

Visit us at SpectrumBusiness.net
Or, call us at **855-252-0675**

8337 1200 NO RP 06 10072023 NNNNNNNN 01 993353

- to limit our use of Video Usage Information, Combined Information, or our business and marketing reports to direct addressable advertisements or interest-based advertisements to you as further described in the preference center.

Some of the preferences will only apply when you subscribe to Spectrum services and may require additional account information. If you make changes to your contact information or get a new account, you will need to review and update your privacy preferences.

If you are a Spectrum customer and do not have access to Internet service, you may call us at the number provided on your monthly bill statement to be added to any of these lists.

If you are not a Spectrum customer and would like to add your name to marketing opt-out lists, please call 833-845-3726.

Please note that even if you choose to limit the use of information or communications for marketing and advertising purposes, you may still receive general marketing and/or advertising messages, in addition to service-related communications.

Cookies, Tracking Technologies, and Interest-based Advertising

Some of our websites use web analytics services, such as Google Analytics and Adobe Analytics. To learn more about Google Analytics and Adobe Analytics, including how to opt-out of tracking of analytics, please visit the following links managed by Google (<https://policies.google.com/technologies/partner-sites>) and Adobe (<https://www.adobe.com/privacy.html>).

Many of the third-party advertisers that place tracking tools on the Spectrum websites are members of programs that offer you additional choices regarding the collection and use of your information. You can opt-out of mobile app tracking by certain advertising networks through your device settings. Please note that opting-out of advertising networks services does not mean that you will not receive advertising while using our websites.

Some of our Spectrum Services may include Nielsen's proprietary measurement software, which will allow you to contribute to market research, like Nielsen's TV Ratings. To learn more about Nielsen's privacy practices, including how you can opt-out of Nielsen's collection and use of this measurement data, please visit www.nielsen.com/digitalprivacy.

Location

You can manage the collection of your location information through your device's settings.

CPNI

When you initiate an interaction with one of our representatives, such as a phone call or a chat, we may ask for your oral consent to our use of your CPNI for the purpose of providing you with an offer for other products or services. If you consent, we may use your CPNI for the duration of the interaction to offer you those additional products and services.

You may opt-out of our use of your CPNI for marketing purposes by calling us at the number provided on your monthly billing statement or visiting our Privacy Preference page at www.spectrum.com/policies/your-privacy-rights-opt-out. If you opt out, you will experience no effect, now or in the future, on how we provide any services to which you subscribe.

HOW WE PROTECT YOUR INFORMATION

We use reasonable security, including technical, physical and administrative controls, to secure the information we collect and maintain. However, we cannot guarantee that these practices will prevent every unauthorized attempt to access, use, or disclose Spectrum information.

HOW WE PROTECT CHILDREN'S PRIVACY

We do not knowingly collect personal information from anyone under the age of 16. If you believe that a child under 16 years of age has provided us with personal information, please contact us at the address below.

WHAT YOUR RIGHTS AND OUR LIMITATIONS ARE UNDER FEDERAL LAWS

The Cable Act and Personally Identifiable Information

You have the right to know about the personally identifiable information we collect and how we use it; under what conditions and circumstances and the types of persons and entities to whom we may disclose personally identifiable information; how long we maintain personally identifiable information; the limitation on our ability to collect and disclose personally identifiable information collected from the cable system; and a subscriber's rights under the Cable Act concerning personally identifiable information and its collection and disclosure.

Personally identifiable information is information that identifies a particular person; it does not include de-identified or aggregate data that does not identify a particular person or persons.

The Cable Act permits us to use the cable system(s) to collect personally identifiable information about our subscribers when it is necessary to render the Spectrum Cable Services or other services we provide and to detect unauthorized reception or use of the Spectrum Cable Services. We may use the cable system to collect personally identifiable information about a subscriber for additional purposes with a subscriber's prior written or electronic consent.

The Cable Act permits us to disclose personally identifiable information if the disclosure is necessary to render, or conduct a legitimate business activity related to, the cable service or other services provided; required by law or legal process; or limited to your name and address under a "mailing list" exception, as described in this Privacy Policy. **We do not sell or share customer names and addresses with third parties for their own marketing or advertising purposes.**

If you subscribe to a Spectrum service that is governed by the Cable Act, we will maintain information that personally identifies you and that is associated with your use of such service for as long as necessary for the purpose for which the information was collected, which may be as long as the duration of your subscription and after you have terminated your subscription, in some instances.

You can contact us with any concerns you have regarding the handling of your personally identifiable information. You may also enforce the limitations imposed on us by the Cable Act with respect to your personally identifiable information through a civil lawsuit in federal district court. Your Spectrum Residential Services Agreement contains your agreement that, to the extent permitted by law, any claims under the Cable Act may be enforced in arbitration.

The Communications Act and CPNI

Information about the quantity, technical configuration, type, destination, location, and amount of your use of the Spectrum telecommunications services, and information about your Spectrum phone service that is contained on your bill, when linked to an identifiable customer of such service, is known as customer proprietary network information or "CPNI." CPNI does not include a customer's name, address, and telephone number. You can limit our use of CPNI as described in this policy.

HOW TO ACCESS AND CORRECT THE INFORMATION IN OUR RECORDS

We strive to keep our records accurate. If any of your information changes, please notify us immediately so we can update our records.

If you subscribe to Spectrum cable or internet services, and you would like access to the personally identifiable information we maintain in our business records, please send a written request to your local office or call us at the number provided on your monthly billing statement and we will make an appointment for you to visit during normal business hours. You will only be permitted to examine records that contain personally identifiable information about your account. If your review reveals an error in our records, we will correct it. We reserve the right to charge you for the cost of retrieving and photocopying any documents that you request. You may also be able to access certain information about you or your account by contacting one of our customer service representatives at 833-845-3726, or by logging in to your online account.

If you make a written request for a copy of your CPNI, we will disclose the relevant information we have to you at the address we have for your account, or to any person authorized by you, if we reasonably believe the request is valid. For telephone and online access to your CPNI such as outbound call detail records, we require that you first authenticate your identity using a password established using our online system. We generally do not provide our customers with records of calls received, records that are only in our archives, other records that we do not furnish as part of a telephone bill, web-browsing history, IP address logs or any other information that we do not create or maintain in the ordinary course of business unless there is a court order or similar legal process. If there are errors in names, addresses, or telephone numbers in our vendors' directory lists, or if you have been omitted from the directory, the correction cannot be made until the next available publication. Please understand that we may have no control over information appearing in directory lists or provided by directory assistance services which we do not own.

YOUR RIGHTS UNDER STATE LAW

If you are a resident of, California, Colorado, Connecticut, Maine, Nevada or Virginia, you may have additional rights under applicable state law. You can learn about your rights by visiting <https://www.spectrum.com/policies/privacy-policy> and reviewing the sections related to your state of residence.

WHAT HAPPENS IF WE CHANGE THIS PRIVACY POLICY

The most current version of our Privacy Policy is published and maintained at www.spectrum.com. The needs of our customers and the business may change from time to time and, when that happens, we may need to modify our Privacy Policy. Any changes will be posted at this website. If we make any changes that materially affect your rights or the ways in which we use or disclose information, to the extent required by applicable law, we will make reasonable efforts to notify you of the changes.

HOW TO CONTACT US WITH QUESTIONS ABOUT HOW THIS ANNUAL PRIVACY NOTICE APPLIES

Questions about Spectrum's privacy protections and practices should be sent to:

Charter Communications, Inc.
Attn: Privacy and Cybersecurity Counsel
400 Washington Blvd
Stamford, CT 06902

You may also contact your local customer service office. You can find the phone number for your local customer service office on your monthly bill statement or by visiting our website at www.spectrum.com.



Account Number:
Security Code:

Mirabella CDD
8337 12 029 2504811
3706

Contact Us

Visit us at SpectrumBusiness.net
Or, call us at **855-252-0675**

8337 1200 NO RP 06 10072023 NNNNNNNN 01 993353



Stay connected with business-grade phone service.



Business Voice
\$29⁹⁹
 /mo. per line when
 bundled for 1 yr.**
 No contracts • No added taxes



Boost your productivity with our advanced business features.

- Unlimited local and long distance calling
- 35+ FREE calling features such as call forwarding, voicemail to email, simultaneous ring, and more
- Keep your existing phone number and equipment
- Plus, get a FREE mobile unlimited line for one year!*

To speak to a business specialist, call **1-855-204-7363**

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. +Free mobile offer is for 1 unlimited mobile line per account for 1 yr. and is reflected with up to 12 mos. credit on bill statement. Requires a bundled purchase of Business Internet and Voice. Standard mobile rates apply after 1 yr. Auto pay required. Offer cannot be combined with other mobile service promotions. Standard mobile rates apply if qualifying services are canceled. Devices excluded from offer. Tablets not eligible for promotion. Free Unlimited line must be ordered at same time as Business Internet and Voice purchase, and cannot be applied to existing lines on customer account. Additional mobile lines: Standard rates apply. Per line activation fee, Spectrum Business Internet and Auto Pay required. Unlimited: Smartwatch does not qualify as a line. Reduced speeds after 20 GB of usage per line. Mobile service not available in all areas. Other restrictions apply. 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. ©2023 Charter Communications, Inc.

INVOICE

Page: 1

Please Remit Payment to:

Solitude Lake Management, LLC
1320 Brookwood Drive
Suite H
Little Rock, AR 72202
Phone #: (888) 480-5253
Fax #: (888) 358-0088

Invoice Number: PSI014499
Invoice Date: 10/1/2023

Bill
To: Mirabella
C/O Inframark
2005 Pan Am Circle #300
Tampa, FL 33607

Ship
To: Mirabella
C/O Inframark
2005 Pan Am Circle #300
Tampa, FL 33607

Ship Via
Ship Date 10/1/2023
Due Date 10/31/2023
Terms Net 30

Customer ID 8108
P.O. Number
P.O. Date 10/1/2023
Our Order No.

Item/Description	Unit	Order Qty	Quantity	Unit Price	Total Price
Annual Maintenance October Billing 10/1/2023 - 10/31/2023 Mirabella-Lake-ALL		1	1	220.39	220.39

Amount Subject to Sales Tax 0.00
Amount Exempt from Sales Tax 220.39

Subtotal: 220.39
Invoice Discount: 0.00
Total Sales Tax 0.00
Payment Amount: 0.00
Total: 220.39

INVOICE

Mailing Address
PO Box 3553
Apollo Beach, FL 33572

southshorelandscapeandlawn@gmail.com
813-376-6110
www.southshorelandscapeandlawn.com



Mirabella

Bill to
Mirabella

Invoice details

Invoice no.: 73361
Terms: Net 30
Invoice date: 10/03/2023

	Product or service	Amount
1.	Landscape Maintenance October	1 unit × \$1,795.20 \$1,795.20
2.	Fuel Surcharge	\$53.85
	Total	\$1,849.05

Note to customer

Thank you for your business!

Zebra Pool Cleaning Team INC.

P.O. BOX 3456
 Apollo Beach, FL. 33572
 813-279-0437

Date	Invoice #
9/29/2023	6518

Bill To
Mirbella 10635 County Road 672 Riverview,, FL. 33579

Ship To
Mirbella 10635 County Road 672 Riverview, FL 33579

P.O. Number	Terms	Rep	Ship	Via	F.O.B.	Project
	Net 30		9/29/2023			

Quantity	Item Code	Description	Price Each	Amount
	Commerical Pool S...	Commercial Pool Service October	850.00	850.00

We appreciate your prompt payment.

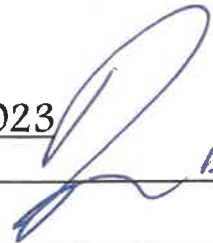
Total \$850.00

GR 10523

MIRABELLA CDD

MEETING DATE: October 5, 2023

DMS Staff Signature: _____ *BYRON RARLIFF*



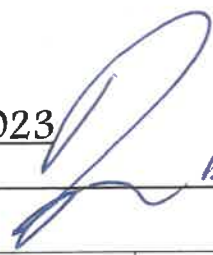
SUPERVISORS	CHECK IF IN ATTENDANCE	STATUS	PAYMENT AMOUNT
Trivia M. Kimbrough	<i>NOT IN ATTENDANCE</i>	SALARY ACCEPTED	\$200.00
Mindy Jacobson	✓	SALARY ACCEPTED	\$200.00
Gail Reese	✓	SALARY ACCEPTED	\$200.00
Michael Pannullo	✓	SALARY ACCEPTED	\$200.00
Mercedes Harrison	✓	SALARY ACCEPTED	\$200.00

MIRABELLA CDD

MEETING DATE: October 5, 2023

DMS Staff Signature: _____

MH100523



BRYAN RADLOFF

SUPERVISORS	CHECK IF IN ATTENDANCE	STATUS	PAYMENT AMOUNT
Trivia M. Kimbrough	NOT IN ATTENDANCE	SALARY ACCEPTED	\$200.00
Mindy Jacobson	✓	SALARY ACCEPTED	\$200.00
Gail Reese	✓	SALARY ACCEPTED	\$200.00
Michael Pannullo	✓	SALARY ACCEPTED	\$200.00
Mercedes Harrison	✓	SALARY ACCEPTED	\$200.00

MP 100523

MIRABELLA CDD

MEETING DATE: October 5, 2023

DMS Staff Signature: _____ *BYRON RADCLIFF*

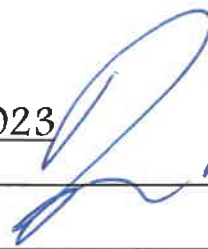
SUPERVISORS	CHECK IF IN ATTENDANCE	STATUS	PAYMENT AMOUNT
Trivia M. Kimbrough	<i>NOT IN ATTENDANCE</i>	SALARY ACCEPTED	\$200.00
Mindy Jacobson	✓	SALARY ACCEPTED	\$200.00
Gail Reese	✓	SALARY ACCEPTED	\$200.00
Michael Pannullo	✓	SALARY ACCEPTED	\$200.00
Mercedes Harrison	✓	SALARY ACCEPTED	\$200.00

MT 100523

MIRABELLA CDD

MEETING DATE: October 5, 2023

DMS Staff Signature: _____



BRYAN RADLOFF

SUPERVISORS	CHECK IF IN ATTENDANCE	STATUS	PAYMENT AMOUNT
Trivia M. Kimbrough	NOT IN ATTENDANCE	SALARY ACCEPTED	\$200.00
Mindy Jacobson	✓	SALARY ACCEPTED	\$200.00
Gail Reese	✓	SALARY ACCEPTED	\$200.00
Michael Pannullo	✓	SALARY ACCEPTED	\$200.00
Mercedes Harrison	✓	SALARY ACCEPTED	\$200.00



Hillsborough County Florida

CUSTOMER NAME MIRABELLA CDD	ACCOUNT NUMBER 0712968155	BILL DATE 10/13/2023	DUE DATE 11/03/2023
---------------------------------------	-------------------------------------	--------------------------------	-------------------------------



Service Address: 14306 ROMEO BLVD

S-Page 1 of 1

METER NUMBER	PREVIOUS DATE	PREVIOUS READ	PRESENT DATE	PRESENT READ	CONSUMPTION	READ TYPE	METER DESCRIPTION
53136726	09/12/2023	15196	10/11/2023	15207	1100 GAL	ACTUAL	WATER

Service Address Charges

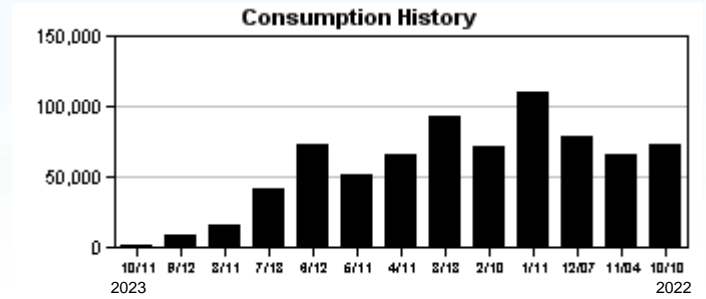
Customer Service Charge	\$5.28
Purchase Water Pass-Thru	\$3.32
Water Base Charge	\$18.34
Water Usage Charge	\$0.99
Sewer Base Charge	\$44.35
Sewer Usage Charge	\$6.28

Summary of Account Charges

Previous Balance	\$146.93
Net Payments - Thank You	\$-146.93
Total Account Charges	\$78.56
AMOUNT DUE	\$78.56

Important Message

This account has ACH payment method
 BOCC approved rate increases are effective Oct. 1, 2023.
 Residential customers using 6,000 gallons of water monthly will have an average bill increase of approximately \$5.00 per month.
 Visit HCFLGov.net/Water, Water Rates & Fees tab for details.



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
 Additional Information: HCFLGov.net/Water

THANK YOU!



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

438 8

DUE DATE	11/03/2023
AMOUNT DUE	\$78.56
AMOUNT PAID	

0007129681552 00000078568



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

Statement Date: October 16, 2023
 Agenda Page 68

Amount Due: \$177.82

Due Date: November 06, 2023
 Account #: 211003638973

DO NOT PAY. Your account will be drafted on November 06, 2023

Your Energy Insight

- Your average daily kWh used was **16.67% higher** than the same period last year.
- Your average daily kWh used was **20.45% lower** than it was in your previous period.



Scan here to view your account online.

SAFETY TIP:

Ask for identification

Please remember, if someone visits your home or business and claims to be an employee of Tampa Electric, ask to see his or her company badge.



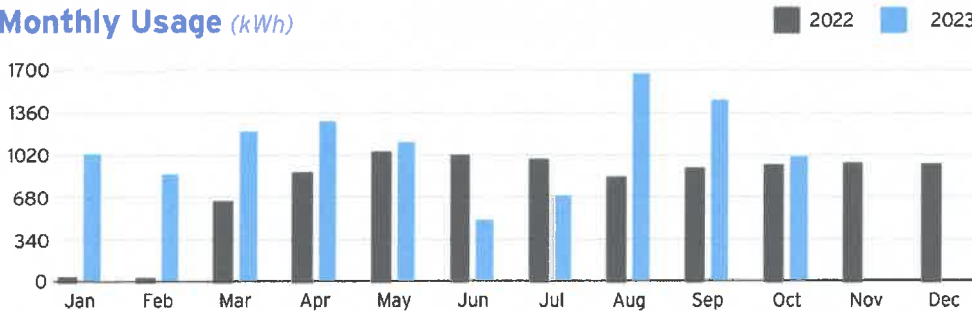
Account Summary

Current Service Period: September 12, 2023 - October 10, 2023	
Previous Amount Due	\$251.90
Payment(s) Received Since Last Statement	-\$251.90
Current Month's Charges	\$177.82
Amount Due by November 06, 2023	\$177.82

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

Received
 OCT 19 2023

Monthly Usage (kWh)



Learn about your newly redesigned bill and get deeper insights about your usage by visiting TECOaccount.com

To ensure prompt credit, please return stub portion of this bill with your payment.



Account #: 211003638973

Due Date: November 06, 2023

Pay your bill online at TampaElectric.com

See reverse side of your paystub for more ways to pay.

Go Paperless, Go Green! Visit TampaElectric.com/Paperless to enroll now.

Amount Due: \$177.82

Payment Amount: \$ _____

687186304900

Your account will be drafted on November 06, 2023

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

Make check payable to: TECO
 Please write your account number on the memo line of your check.

0000049-0000488-Page 15 of 18



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

Agenda Page 69
 Account #: 211003638973
 Statement Date: October 16, 2023
 Charges Due: November 06, 2023

Meter Read

Meter Location: SIGN-IRR

Service Period: Sep 12, 2023 - Oct 10, 2023

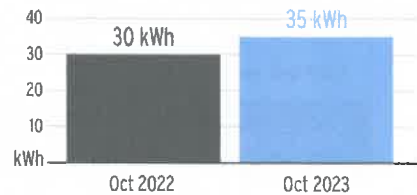
Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	Previous Reading	=	Total Used	Multiplier	Billing Period
1000551750	10/10/2023	27,996	26,993	=	1,003 kWh	1	29 Days

Charge Details

Electric Charges		
Daily Basic Service Charge	29 days @ \$0.75000	\$21.75
Energy Charge	1,003 kWh @ \$0.07990/kWh	\$80.14
Fuel Charge	1,003 kWh @ \$0.05239/kWh	\$52.55
Storm Protection Charge	1,003 kWh @ \$0.00400/kWh	\$4.01
Clean Energy Transition Mechanism	1,003 kWh @ \$0.00427/kWh	\$4.28
Storm Surcharge	1,003 kWh @ \$0.01061/kWh	\$10.64
Florida Gross Receipt Tax		\$4.45
Electric Service Cost		\$177.82

Avg kWh Used Per Day



Important Messages

Don't get "tricked" by scammers. October is National Cybersecurity Awareness Month. Scammers never stop and are always looking for new ways to take advantage of those who let their guard down. A common tactic is requesting payment through mobile applications. Visit TampaElectric.com/Scam to report a scam and learn more.

Total Current Month's Charges \$177.82

00000049-0000488-Page 16 of 18

For more information about your bill and understanding your charges, please visit TampaElectric.com

Ways To Pay Your Bill

- Bank Draft**
Visit TECOaccount.com for free recurring or one time payments via checking or savings account.
- In-Person**
Find list of Payment Agents at TampaElectric.com
- Mail A Check**
Payments:
TECO
P.O. Box 31318
Tampa, FL 33631-3318
Mail your payment in the enclosed envelope.
- Credit or Debit Card**
Pay by credit Card using KUBRA EZ-Pay at TECOaccount.com. Convenience fee will be charged.
- Phone**
Toll Free: **866-689-6469**
- All Other Correspondences:**
Tampa Electric
P.O. Box 111
Tampa, FL 33601-0111

Contact Us

- Online:**
TampaElectric.com
- Phone:**
Commercial Customer Care:
866-832-6249
Residential Customer Care:
813-223-0800 (Hillsborough)
863-299-0800 (Polk County)
888-223-0800 (All Other Counties)
- Hearing Impaired/TTY:**
7-1-1
- Power Outage:**
877-588-1010
- Energy-Saving Programs:**
813-275-3909

Please Note: If you choose to pay your bill at a location not listed on our website or provided by Tampa Electric, you are paying someone who is not authorized to act as a payment agent at Tampa Electric. You bear the risk that this unauthorized party will relay the payment to Tampa Electric and do so in a timely fashion. Tampa Electric is not responsible for payments made to unauthorized agents, including their failure to deliver or timely deliver the payment to us. Such failures may result in late payment charges to your account or service disconnection.



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

Statement Date: October 16, 2023
Agenda Page 70

Amount Due: \$1,482.56

Due Date: November 06, 2023

Account #: 211003639179

Received

OCT 19 2023

DO NOT PAY. Your account will be drafted on November 06, 2023

Account Summary

Current Service Period: September 12, 2023 - October 10, 2023

Previous Amount Due \$1,482.56
Payment(s) Received Since Last Statement -\$1,482.56

Current Month's Charges \$1,482.56

Amount Due by November 06, 2023 \$1,482.56

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

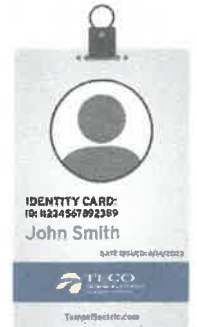


Scan here to view your account online.

SAFETY TIP:

Ask for identification

Please remember, if someone visits your home or business and claims to be an employee of Tampa Electric, ask to see his or her company badge.



00000049-0000484-Page 7 of 18

Learn about your newly redesigned bill and get deeper insights about your usage by visiting TECOaccount.com



To ensure prompt credit, please return stub portion of this bill with your payment.

Account #: 211003639179

Due Date: November 06, 2023

Pay your bill online at TampaElectric.com

See reverse side of your paystub for more ways to pay.

Go Paperless, Go Green! Visit TampaElectric.com/Paperless to enroll now.

Amount Due: \$1,482.56

Payment Amount: \$ _____

687186304901

Your account will be drafted on November 06, 2023

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

Make check payable to: TECO
Please write your account number on the memo line of your check.



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

Account #: 211003639179 Statement Date: October 16, 2023 Charges Due: November 06, 2023

Service Period: Sep 12, 2023 - Oct 10, 2023

Rate Schedule: Lighting Service

Charge Details

Important Messages

Don't get "tricked" by scammers. October is National Cybersecurity Awareness Month. Scammers never stop and are always looking for new ways to take advantage of those who let their guard down. A common tactic is requesting payment through mobile applications. Visit TampaElectric.com/Scam to report a scam and learn more.

Table with 3 columns: Description, Quantity/Rate, and Amount. Includes items like Lighting Energy Charge, Fixture & Maintenance Charge, etc., totaling \$1,482.56.

Total Current Month's Charges \$1,482.56

00000048-0000484-Page 8 of 18

For more information about your bill and understanding your charges, please visit TampaElectric.com

Ways To Pay Your Bill

Contact Us

- Bank Draft: Visit TECOaccount.com for free recurring or one time payments via checking or savings account.
In-Person: Find list of Payment Agents at TampaElectric.com
Mail A Check: Payments: TECO P.O. Box 31318 Tampa, FL 33631-3318 Mail your payment in the enclosed envelope.
Credit or Debit Card: Pay by credit Card using KUBRA EZ-Pay at TECOaccount.com. Convenience fee will be charged.
Phone: Toll Free: 866-689-6469
All Other Correspondences: Tampa Electric P.O. Box 111 Tampa, FL 33601-0111

- Online: TampaElectric.com
Hearing Impaired/TTY: 7-1-1
Phone: Power Outage: 877-588-1010
Commercial Customer Care: 866-832-6249
Energy-Saving Programs: 813-275-3909
Residential Customer Care: 813-223-0800 (Hillsborough) 863-299-0800 (Polk County) 888-223-0800 (All Other Counties)

Please Note: If you choose to pay your bill at a location not listed on our website or provided by Tampa Electric, you are paying someone who is not authorized to act as a payment agent at Tampa Electric. You bear the risk that this unauthorized party will relay the payment to Tampa Electric and do so in a timely fashion. Tampa Electric is not responsible for payments made to unauthorized agents, including their failure to deliver or timely deliver the payment to us. Such failures may result in late payment charges to your account or service disconnection.



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

Amount Due: \$693.51

Due Date: November 06, 2023
Account #: 211003639344

DO NOT PAY. Your account will be drafted on November 06, 2023

Your Energy Insight

- Your average daily kWh used was **21.14% higher** than the same period last year.
- Your average daily kWh used was **6.88% lower** than it was in your previous period.

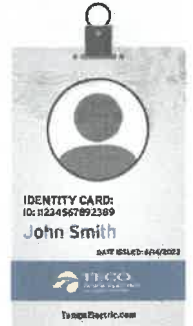


Scan here to view your account online.

SAFETY TIP:

Ask for identification

Please remember, if someone visits your home or business and claims to be an employee of Tampa Electric, ask to see his or her company badge.



0000048-0000486-Page 11 of 18

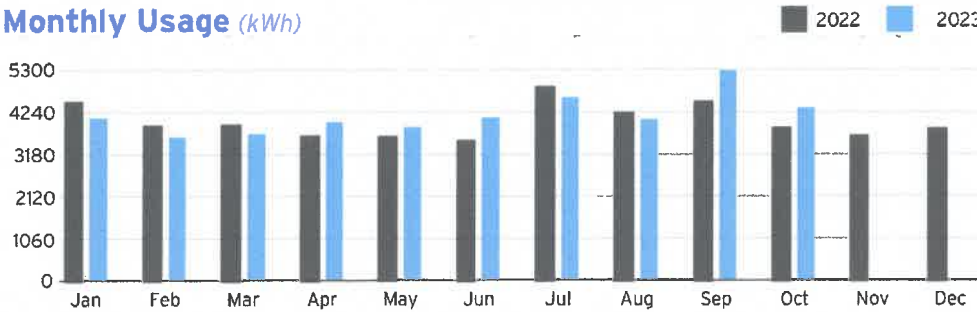
Account Summary

Current Service Period: September 12, 2023 - October 10, 2023	
Previous Amount Due	\$843.71
Payment(s) Received Since Last Statement	-\$843.71
Current Month's Charges	\$693.51
Amount Due by November 06, 2023	\$693.51

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

Received
 OCT 19 2023

Monthly Usage (kWh)



Learn about your newly redesigned bill and get deeper insights about your usage by visiting TECOaccount.com

To ensure prompt credit, please return stub portion of this bill with your payment.



Account #: 211003639344

Due Date: November 06, 2023

Pay your bill online at TampaElectric.com
 See reverse side of your paystub for more ways to pay.

Go Paperless, Go Green! Visit TampaElectric.com/Paperless to enroll now.

Amount Due: \$693.51

Payment Amount: \$ _____

687186304902

Your account will be drafted on November 06, 2023

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

Make check payable to: TECO
 Please write your account number on the memo line of your check.



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

Account #: 211003639344
Statement Date: October 16, 2023
Charges Due: November 06, 2023

Meter Read

Service Period: Sep 12, 2023 - Oct 10, 2023

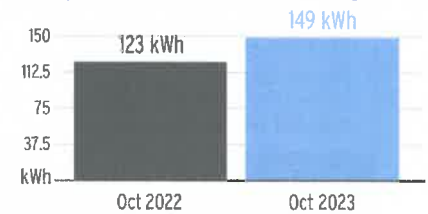
Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	Previous Reading	= Total Used	Multiplier	Billing Period
1000439099	10/10/2023	90,930	86,601	4,329 kWh	1	29 Days

Charge Details

Electric Charges		
Daily Basic Service Charge	29 days @ \$0.75000	\$21.75
Energy Charge	4,329 kWh @ \$0.07990/kWh	\$345.89
Fuel Charge	4,329 kWh @ \$0.05239/kWh	\$226.80
Storm Protection Charge	4,329 kWh @ \$0.00400/kWh	\$17.32
Clean Energy Transition Mechanism	4,329 kWh @ \$0.00427/kWh	\$18.48
Storm Surcharge	4,329 kWh @ \$0.01061/kWh	\$45.93
Florida Gross Receipt Tax		\$17.34
Electric Service Cost		\$693.51

Avg kWh Used Per Day



Important Messages

Don't get "tricked" by scammers. October is National Cybersecurity Awareness Month. Scammers never stop and are always looking for new ways to take advantage of those who let their guard down. A common tactic is requesting payment through mobile applications. Visit TampaElectric.com/Scam to report a scam and learn more.

Total Current Month's Charges \$693.51

For more information about your bill and understanding your charges, please visit TampaElectric.com

Ways To Pay Your Bill

- Bank Draft**
Visit TECOaccount.com for free recurring or one time payments via checking or savings account.
- In-Person**
Find list of Payment Agents at TampaElectric.com
- Mail A Check**
Payments:
TECO
P.O. Box 31318
Tampa, FL 33631-3318
Mail your payment in the enclosed envelope.
- Credit or Debit Card**
Pay by credit Card using KUBRA EZ-Pay at TECOaccount.com. Convenience fee will be charged.
- Phone**
Toll Free: **866-689-6469**
- All Other Correspondences:**
Tampa Electric
P.O. Box 111
Tampa, FL 33601-0111

Contact Us

- Online:**
TampaElectric.com
- Phone:**
Commercial Customer Care: 866-832-6249
Residential Customer Care: 813-223-0800 (Hillsborough)
863-299-0800 (Polk County)
888-223-0800 (All Other Counties)
- Hearing Impaired/TTY:** 7-1-1
- Power Outage:** 877-588-1010
- Energy-Saving Programs:** 813-275-3909

Please Note: If you choose to pay your bill at a location not listed on our website or provided by Tampa Electric, you are paying someone who is not authorized to act as a payment agent at Tampa Electric. You bear the risk that this unauthorized party will relay the payment to Tampa Electric and do so in a timely fashion. Tampa Electric is not responsible for payments made to unauthorized agents, including their failure to deliver or timely deliver the payment to us. Such failures may result in late payment charges to your account or service disconnection.

00000049-0000486-Page 12 of 18



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

Statement Date: October 16, 2023
 Agenda Page 94

Amount Due: \$827.59

Due Date: November 06, 2023

Account #: 211003639526

Received

OCT 19 2023

DO NOT PAY. Your account will be drafted on November 06, 2023

Account Summary

Current Service Period: September 12, 2023 - October 10, 2023

Previous Amount Due \$827.59

Payment(s) Received Since Last Statement -\$827.59

Current Month's Charges \$827.59

Amount Due by November 06, 2023 \$827.59

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



Scan here to view your account online.

SAFETY TIP:

Ask for identification

Please remember, if someone visits your home or business and claims to be an employee of Tampa Electric, ask to see his or her company badge.



Learn about your newly redesigned bill and get deeper insights about your usage by visiting TECOaccount.com



To ensure prompt credit, please return stub portion of this bill with your payment.

Account #: 211003639526

Due Date: November 06, 2023



Pay your bill online at TampaElectric.com

See reverse side of your paystub for more ways to pay.

Go Paperless, Go Green! Visit TampaElectric.com/Paperless to enroll now.

Amount Due: \$827.59

Payment Amount: \$ _____

687186304903

Your account will be drafted on November 06, 2023

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

Make check payable to: TECO
 Please write your account number on the memo line of your check.

00000049-0000-482- Page 3 of 18



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

Account #: 211003639526 Statement Date: October 16, 2023 Charges Due: November 06, 2023

Service Period: Sep 12, 2023 - Oct 10, 2023

Rate Schedule: Lighting Service

Charge Details

Important Messages

Don't get "tricked" by scammers. October is National Cybersecurity Awareness Month. Scammers never stop and are always looking for new ways to take advantage of those who let their guard down. A common tactic is requesting payment through mobile applications. Visit TampaElectric.com/Scam to report a scam and learn more.

Table with 3 columns: Description, Quantity/Rate, and Amount. Includes items like Lighting Energy Charge, Fixture & Maintenance Charge, etc., totaling \$827.59.

Total Current Month's Charges \$827.59

00000049-0000482-Page 4 of 18

For more information about your bill and understanding your charges, please visit TampaElectric.com

Ways To Pay Your Bill

- Bank Draft: Visit TECOaccount.com for free recurring or one time payments via checking or savings account.
In-Person: Find list of Payment Agents at TampaElectric.com
Mail A Check: Payments: TECO, Tampa, FL 33631-3318. Mail your payment in the enclosed envelope.
Credit or Debit Card: Pay by credit Card using KUBRA EZ-Pay at TECOaccount.com. Convenience fee will be charged.
Phone: Toll Free: 866-689-6469
All Other Correspondences: Tampa Electric, P.O. Box 111, Tampa, FL 33601-0111

Contact Us

- Online: TampaElectric.com
Hearing Impaired/TTY: 7-1-1
Phone: Commercial Customer Care: 866-832-6249, Residential Customer Care: 813-223-0800 (Hillsborough), 863-299-0800 (Polk County), 888-223-0800 (All Other Counties)
Power Outage: 877-588-1010
Energy-Saving Programs: 813-275-3909

Please Note: If you choose to pay your bill at a location not listed on our website or provided by Tampa Electric, you are paying someone who is not authorized to act as a payment agent at Tampa Electric. You bear the risk that this unauthorized party will relay the payment to Tampa Electric and do so in a timely fashion. Tampa Electric is not responsible for payments made to unauthorized agents, including their failure to deliver or timely deliver the payment to us. Such failures may result in late payment charges to your account or service disconnection.

Fee Invoice

Corporate Trust



Invoice Number 2268301	Billing Date 10/11/2023	Due Date 11/10/2023	Amount Due \$3,500.00
000009 Mirabella Community Development District 2005 Pan Am Circle Suite 120 Tampa, FL 33607			<i>Please mail or wire payment to:</i> Mailing Address: Computershare Trust Company, N.A. WF 8113 P.O. Box 1450 Minneapolis, MN 55485-8113
			Wire Instructions: ABA #: 121000248 DDA #: 1000031565 Swift Code: WFBIUS6S Reference: Invoice #, Account Name, Attn Name
			ACH Instructions: ABA #: 091000019 DDA #: 1000031565 Memo: Invoice #, Account Name, Attn Name

Please return this portion of the statement with your payment in the envelope provided:

Please retain this portion for your records

Account Number: 46663900
Mirabella CDD 2013

Administration Charges

For the Period 10/30/2023 through 10/02/2024

Trustee Fee	\$3,500.00
Total Amount Due:	\$3,500.00

Received
OCT 16 2023

This document is provided by Computershare Trust Company, NA, or one or more of its affiliates (collectively, "Computershare"), in its named capacity or as agent of or successor to Wells Fargo Bank, NA, or one or more of its affiliates ("Wells Fargo"), by virtue of the acquisition by Computershare of substantially all the assets of the corporate trust services business of Wells Fargo.

Billings past due are subject to an 18% annual finance charge of the balance due.

009CT0001_PegasusInvoices_DOM_749/000009/000011/1

Florida Department of Economic Opportunity, Special District Accountability Program

Fiscal Year 2023 - 2024 Special District State Fee Invoice and Profile Update

Agenda Page 77

Required by sections 189.064 and 189.018, Florida Statutes, and Chapter 73C-24, Florida Administrative Code

Date Invoiced: 10/02/2023				Invoice No: 88888
Annual Fee: \$175.00	1st Late Fee: \$0.00	2nd Late Fee: \$0.00	Received: \$0.00	Total Due, Postmarked by 12/01/2023: \$175.00

STEP 1: Review the following profile and make any needed changes.

1. Special District's Name, Registered Agent's Name and Registered Office Address:

001109
Mirabella Community Development District
 Mr. Brian Lamb
 2005 Pan Am Circle, Suite 300
 Tampa, Florida 33607



- 2. Telephone:** 813-397-5121 Ext:
- 3. Fax:** 813-873-7070
- 4. Email:** brian.lamb@inframark.com
- 5. Status:** Independent
- 6. Governing Body:** Elected
- 7. Website Address:** mirbellacdd.com
- 8. County(ies):** Hillsborough
- 9. Special Purpose(s):** Community Development
- 10. Boundary Map on File:** 04/10/2006
- 11. Creation Document on File:** 04/10/2006
- 12. Date Established:** 03/10/2006
- 13. Creation Method:** Local Ordinance
- 14. Local Governing Authority:** Hillsborough County
- 15. Creation Document(s):** County Ordinance 06-7
- 16. Statutory Authority:** Chapter 190, Florida Statutes
- 17. Authority to Issue Bonds:** Yes
- 18. Revenue Source(s):** Assessments

STEP 2: Sign and date to certify accuracy and completeness.

By signing and dating below, I do hereby certify that the profile above (changes noted if necessary) is accurate and complete:

Registered Agent's Signature:  Date 10/30/23

STEP 3: Pay the annual state fee or certify eligibility for zero annual fee.

a. Pay the Annual Fee: Pay the annual fee online by following the instructions at www.Floridajobs.org/SpecialDistrictFee or by check payable to the Florida Department of Economic Opportunity.

b. Or, Certify Eligibility for the Zero Fee: By initialing both of the following items, I, the above signed registered agent, do hereby certify that to the best of my knowledge and belief, **BOTH** of the following statements and those on any submissions to the Department are true, correct, complete, and made in good faith. I understand that any information I give may be verified.

1. This special district is not a component unit of a general purpose local government as determined by the special district and its Certified Public Accountant; and,

2. This special district is in compliance with its Fiscal Year 2023 - 2024 Annual Financial Report (AFR) filing requirement with the Florida Department of Financial Services (DFS) and that AFR reflects \$3,000 or less in annual revenues or, is a special district not required to file a Fiscal Year 2023 - 2024 AFR with DFS and has included an income statement with this document verifying \$3,000 or less in revenues for the current fiscal year.

Department Use Only: Approved: Denied: Reason: _____

STEP 4: Make a copy of this document for your records.

STEP 5: Mail this document and payment (if paying by check) to the Florida Department of Economic Opportunity, Bureau of Budget Management, 107 East Madison Street, MSC #120, Tallahassee, FL 32399-4124. Direct questions to (850) 717-8430.



Customer	Mirabella Community Development District
Acct #	796
Date	09/25/2023
Customer Service	Charisse Bitner
Page	1 of 1

Mirabella Community Development District
 c/o Inframark
 2005 Pan Am Circle, Suite 120
 Tampa, FL 33607

Payment Information	
Invoice Summary	\$ 10,465.00
Payment Amount	
Payment for:	Invoice#20180
100123725	

Thank You

Please detach and return with payment



Customer: Mirabella Community Development District

Invoice	Effective	Transaction	Description	Amount
20180	10/01/2023	Renew policy	Policy #100123725 10/01/2023-10/01/2024 Florida Insurance Alliance Package - Renew policy Due Date: 9/25/2023	10,465.00

Total
\$ 10,465.00

Thank You

FOR PAYMENTS SENT OVERNIGHT:
 Bank of America Lockbox Services, Lockbox 748555, 6000 Feldwood Rd. College Park, GA 30349

Remit Payment To: Egis Insurance Advisors P.O. Box 748555 Atlanta, GA 30374-8555	(321)233-9939	Date
	sclimer@egisadvisors.com	09/25/2023

Straley Robin Vericker

1510 W. Cleveland Street

Tampa, FL 33606

Telephone (813) 223-9400

Federal Tax Id. - 20-1778458

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

October 13, 2023
 Client: 001295
 Matter: 000001
 Invoice #: 23687

Page: 1

RE: General

For Professional Services Rendered Through September 15, 2023

SERVICES

Date	Person	Description of Services	Hours	Amount
9/6/2023	MS	REVIEW STATUS OF AGENDA POSTING FOR SEPTEMBER 7, 2023 BOARD MEETING; PREPARE CORRESPONDENCE TO DISTRICT MANAGER RE AGENDA HAS NOT BEEN POSTED TO THE WEBSITE, NOR HAS A MEETING BOOK OR AGENDA BEEN RECEIVED AND REQUEST OF THE STATUS OF THE DISTRICT BOARD MEETING ON SEPTEMBER 7TH.	0.3	\$52.50
9/12/2023	JMV	REVIEW COMMUNICATION FROM B. RADCLIFF RE: CDD EASEMENTS; DRAFT EMAIL TO B. RADCLIFF.	0.3	\$106.50
Total Professional Services			0.6	\$159.00

Total Services	\$159.00	
Total Disbursements	\$0.00	
Total Current Charges		\$159.00
Previous Balance		\$755.50
<i>Less Payments</i>		<i>(\$755.50)</i>
PAY THIS AMOUNT		\$159.00

Please Include Invoice Number on all Correspondence

4C.

Mirabella Community Development District

Financial Statements
(Unaudited)

Period Ending
September 30, 2023

Prepared by:



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

MIRABELLA COMMUNITY DEVELOPMENT DISTRICT

Balance Sheet

As of September 30, 2023

(In Whole Numbers)

ACCOUNT DESCRIPTION	GENERAL FUND	SERIES 2013 DEBT SERVICE FUND	SERIES 2015 DEBT SERVICE FUND	GENERAL FIXED ASSETS FUND	GENERAL LONG-TERM DEBT FUND	TOTAL
ASSETS						
Cash - Operating Account	\$ 92,911	\$ -	\$ -	\$ -	\$ -	\$ 92,911
Accounts Receivable - Other	1,667	-	-	-	-	1,667
Due From Other Funds	-	1,184	195	-	-	1,379
Investments:						
Interest Account	-	137	-	-	-	137
Prepayment Account	-	-	15	-	-	15
Reserve Fund	-	150,845	11,225	-	-	162,070
Revenue Fund	-	95,077	18,204	-	-	113,281
Sinking fund	-	9	-	-	-	9
Prepaid Insurance	10,465	-	-	-	-	10,465
Deposits	2,857	-	-	-	-	2,857
Fixed Assets						
Construction Work In Process	-	-	-	1,603,412	-	1,603,412
Amount Avail In Debt Services	-	-	-	-	278,309	278,309
Amount To Be Provided	-	-	-	-	1,481,691	1,481,691
TOTAL ASSETS	\$ 107,900	\$ 247,252	\$ 29,639	\$ 1,603,412	\$ 1,760,000	\$ 3,748,203

LIABILITIES

Accounts Payable	\$ 14,721	\$ -	\$ -	\$ -	\$ -	\$ 14,721
Bonds Payable	-	-	-	-	1,760,000	1,760,000
Due To Other Funds	1,379	-	-	-	-	1,379
TOTAL LIABILITIES	16,100	-	-	-	1,760,000	1,776,100

MIRABELLA COMMUNITY DEVELOPMENT DISTRICT

Balance Sheet

As of September 30, 2023

(In Whole Numbers)

ACCOUNT DESCRIPTION	GENERAL FUND	SERIES 2013 DEBT SERVICE FUND	SERIES 2015 DEBT SERVICE FUND	GENERAL FIXED ASSETS FUND	GENERAL LONG-TERM DEBT FUND	TOTAL
<u>FUND BALANCES</u>						
Nonspendable:						
Prepaid Insurance	10,465	-	-	-	-	10,465
Restricted for:						
Debt Service	-	247,252	29,639	-	-	276,891
Unassigned:	81,335	-	-	1,603,412	-	1,684,747
TOTAL FUND BALANCES	91,800	247,252	29,639	1,603,412	-	1,972,103
TOTAL LIABILITIES & FUND BALANCES	\$ 107,900	\$ 247,252	\$ 29,639	\$ 1,603,412	\$ 1,760,000	\$ 3,748,203

MIRABELLA COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending September 30, 2023
General Fund (001)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<u>REVENUES</u>				
Special Assmnts- Tax Collector	\$ 171,980	\$ 173,712	\$ 1,732	101.01%
Other Miscellaneous Revenues	-	667	667	0.00%
TOTAL REVENUES	171,980	174,379	2,399	101.39%
<u>EXPENDITURES</u>				
<u>Administration</u>				
Supervisor Fees	3,000	4,800	(1,800)	160.00%
ProfServ-Arbitrage Rebate	650	-	650	0.00%
ProfServ-Trustee Fees	3,500	2,155	1,345	61.57%
Disclosure Report	5,000	8,333	(3,333)	166.66%
District Counsel	4,000	4,234	(234)	105.85%
District Engineer	1,750	139	1,611	7.94%
District Manager	27,000	30,533	(3,533)	113.09%
Auditing Services	5,200	-	5,200	0.00%
Website Compliance	1,200	1,569	(369)	130.75%
Postage, Phone, Faxes, Copies	250	191	59	76.40%
Public Officials Insurance	2,905	2,603	302	89.60%
Legal Advertising	900	3,830	(2,930)	425.56%
Misc-Taxes	-	567	(567)	0.00%
Bank Fees	150	35	115	23.33%
Website Administration	1,800	1,800	-	100.00%
Office Supplies	100	-	100	0.00%
Dues, Licenses, Subscriptions	500	450	50	90.00%
Total Administration	57,905	61,239	(3,334)	105.76%
<u>Electric Utility Services</u>				
Utility - Electric	28,000	39,997	(11,997)	142.85%
Total Electric Utility Services	28,000	39,997	(11,997)	142.85%
<u>Water-Sewer Comb Services</u>				
Utility - Water	2,000	11,259	(9,259)	562.95%
Total Water-Sewer Comb Services	2,000	11,259	(9,259)	562.95%

MIRABELLA COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending September 30, 2023
General Fund (001)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<u>Other Physical Environment</u>				
Waterway Management	3,000	2,568	432	85.60%
Clubhouse - Facility Janitorial Service	12,000	4,817	7,183	40.14%
Contracts-Security Services	1,500	258	1,242	17.20%
Contracts-Plant Replacement	2,000	-	2,000	0.00%
Contracts-Pools	10,200	10,200	-	100.00%
Contracts-Other Landscape	3,500	1,330	2,170	38.00%
Insurance -Property & Casualty	6,823	6,314	509	92.54%
R&M-Pools	1,000	368	632	36.80%
Landscape Maintenance	24,000	23,340	660	97.25%
Clubhouse Facility - Other	2,500	7,692	(5,192)	307.68%
Irrigation Maintenance	2,000	3,515	(1,515)	175.75%
Capital Outlay	8,000	1,125	6,875	14.06%
Total Other Physical Environment	76,523	61,527	14,996	80.40%
<u>Reserves</u>				
Capital Reserve	7,552	-	7,552	0.00%
Total Reserves	7,552	-	7,552	0.00%
TOTAL EXPENDITURES & RESERVES	171,980	174,022	(2,042)	101.19%
Excess (deficiency) of revenues				
Over (under) expenditures	-	357	357	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2022)		91,443		
FUND BALANCE, ENDING		\$ 91,800		

MIRABELLA COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending September 30, 2023
Series 2013 Debt Service Fund (202)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<u>REVENUES</u>				
Interest - Investments	\$ -	\$ 10,369	\$ 10,369	0.00%
Special Assmnts- Tax Collector	130,850	141,736	10,886	108.32%
TOTAL REVENUES	130,850	152,105	21,255	116.24%
<u>EXPENDITURES</u>				
<u>Debt Service</u>				
Principal Debt Retirement	30,000	30,000	-	100.00%
Principal Prepayments	-	35,000	(35,000)	0.00%
Interest Expense	100,850	101,725	(875)	100.87%
Total Debt Service	130,850	166,725	(35,875)	127.42%
TOTAL EXPENDITURES	130,850	166,725	(35,875)	127.42%
Excess (deficiency) of revenues Over (under) expenditures	-	(14,620)	(14,620)	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2022)		261,872		
FUND BALANCE, ENDING		\$ 247,252		

MIRABELLA COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
 For the Period Ending September 30, 2023
 Series 2015 Debt Service Fund (203)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<u>REVENUES</u>				
Interest - Investments	\$ -	\$ 1,134	\$ 1,134	0.00%
Special Assmnts- Tax Collector	22,500	23,380	880	103.91%
TOTAL REVENUES	22,500	24,514	2,014	108.95%
<u>EXPENDITURES</u>				
<u>Debt Service</u>				
Principal Debt Retirement	6,000	6,000	-	100.00%
Principal Prepayments	-	500	(500)	0.00%
Interest Expense	16,500	16,620	(120)	100.73%
Total Debt Service	22,500	23,120	(620)	102.76%
TOTAL EXPENDITURES	22,500	23,120	(620)	102.76%
Excess (deficiency) of revenues Over (under) expenditures	-	1,394	1,394	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2022)		28,245		
FUND BALANCE, ENDING		\$ 29,639		

MIRABELLA COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
 For the Period Ending September 30, 2023
 General Fixed Assets Fund (900)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<u>REVENUES</u>				
TOTAL REVENUES	-	-	-	0.00%
<u>EXPENDITURES</u>				
TOTAL EXPENDITURES	-	-	-	0.00%
Excess (deficiency) of revenues Over (under) expenditures	-	-	-	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2022)		1,603,412		
FUND BALANCE, ENDING		<u>\$ 1,603,412</u>		

MIRABELLA CDD

Bank Reconciliation

Bank Account No. 2062 TRUIST- GF OPERATING
 Statement No. 09-23
 Statement Date 9/30/2023

G/L Balance (LCY)	92,911.49	Statement Balance	103,030.33
G/L Balance	92,911.49	Outstanding Deposits	0.00
Positive Adjustments	0.00		
	<hr/>	Subtotal	103,030.33
Subtotal	92,911.49	Outstanding Checks	10,118.84
Negative Adjustments	0.00	Differences	0.00
	<hr/>		
Ending G/L Balance	92,911.49	Ending Balance	92,911.49
Difference	0.00		

Posting Date	Document Type	Document No.	Description	Amount	Cleared Amount	Difference
Checks						
9/5/2023	Payment	2892	INFRAMARK LLC	2,912.67	2,912.67	0.00
9/5/2023	Payment	2893	SOUTH SHORE LANDSCAPE & LAWN	3,410.00	3,410.00	0.00
9/5/2023	Payment	2894	STRALEY ROBIN VERICKER	755.50	755.50	0.00
9/5/2023	Payment	2895	SUZANNA M. KIMBALL	90.00	90.00	0.00
9/5/2023	Payment	DD119	Payment of Invoice 000517	1,482.56	1,482.56	0.00
9/5/2023	Payment	DD120	Payment of Invoice 000518	282.16	282.16	0.00
9/5/2023	Payment	DD121	Payment of Invoice 000519	651.95	651.95	0.00
9/5/2023	Payment	DD122	Payment of Invoice 000520	827.59	827.59	0.00
9/11/2023	Payment	2896	SHAWN BROCK JR	75.00	75.00	0.00
9/21/2023	Payment	2898	SOLITUDE LAKE MANAGEMENT, LLC	213.91	213.91	0.00
9/21/2023	Payment	2899	SOUTH SHORE LANDSCAPE & LAWN	2,123.80	2,123.80	0.00
9/21/2023	Payment	2900	SUZANNA M. KIMBALL	160.00	160.00	0.00
9/25/2023	Payment	DD118	Payment of Invoice 000550	146.93	146.93	0.00
9/25/2023	Payment	DD123	Payment of Invoice 000602	119.98	119.98	0.00
Total Checks				13,252.05	13,252.05	0.00
Deposits						
9/11/2023		JE000235	CK#1818### - Clubhouse	G/L Ac 75.00	75.00	0.00
Total Deposits				75.00	75.00	0.00
Outstanding Checks						
8/23/2023	Payment	DD117	Payment of Invoice 000512	234.30	0.00	234.30
9/21/2023	Payment	2897	INFRAMARK LLC	2,816.67	0.00	2,816.67
9/21/2023	Payment	2901	ZEBRA CLEANING TEAM	850.00	0.00	850.00
9/28/2023	Payment	2902	INFRAMARK LLC	11.93	0.00	11.93
9/28/2023	Payment	2903	MCDIRMIT DAVIS & COMPANY LLC	5,500.00	0.00	5,500.00
9/28/2023	Payment	2904	MICHAEL PANNULLO - REIMB	35.44	0.00	35.44
9/28/2023	Payment	2905	PEDRO NAZARIO	75.00	0.00	75.00
9/28/2023	Payment	2906	SUZANNA M. KIMBALL	90.00	0.00	90.00
9/28/2023	Payment	2907	TIMES PUBLISHING COM	505.50	0.00	505.50

MIRABELLA CDD

Bank Reconciliation

Posting Date	Document Type	Document No.	Description	Amount	Cleared Amount	Difference
			Total Outstanding Checks.....	10,118.84		10,118.84

Mirabella Community Development District

Financial Statements
(Unaudited)

Period Ending
October 31, 2023

Prepared by:



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

MIRABELLA COMMUNITY DEVELOPMENT DISTRICT

Balance Sheet

As of October 31, 2023

(In Whole Numbers)

ACCOUNT DESCRIPTION	GENERAL FUND	SERIES 2013 DEBT SERVICE FUND	SERIES 2015 DEBT SERVICE FUND	GENERAL FIXED ASSETS FUND	GENERAL LONG-TERM DEBT FUND	TOTAL
<u>ASSETS</u>						
Cash - Operating Account	\$ 78,195	\$ -	\$ -	\$ -	\$ -	\$ 78,195
Accounts Receivable - Other	1,667	-	-	-	-	1,667
Due From Other Funds	-	2,321	383	-	-	2,704
Investments:						
Interest Account	-	49,238	-	-	-	49,238
Prepayment Account	-	-	15	-	-	15
Reserve Fund	-	151,457	11,225	-	-	162,682
Revenue Fund	-	11,355	18,324	-	-	29,679
Sinking fund	-	35,009	-	-	-	35,009
Deposits	2,857	-	-	-	-	2,857
Fixed Assets						
Construction Work In Process	-	-	-	1,603,412	-	1,603,412
Amount Avail In Debt Services	-	-	-	-	278,309	278,309
Amount To Be Provided	-	-	-	-	1,481,691	1,481,691
TOTAL ASSETS	\$ 82,719	\$ 249,380	\$ 29,947	\$ 1,603,412	\$ 1,760,000	\$ 3,725,458

LIABILITIES

Accounts Payable	\$ 12,010	\$ -	\$ -	\$ -	\$ -	\$ 12,010
Accrued Expenses	2,817	-	-	-	-	2,817
Bonds Payable	-	-	-	-	1,760,000	1,760,000
Due To Other Funds	2,704	-	-	-	-	2,704
TOTAL LIABILITIES	17,531	-	-	-	1,760,000	1,777,531

MIRABELLA COMMUNITY DEVELOPMENT DISTRICT

Balance Sheet

As of October 31, 2023

(In Whole Numbers)

ACCOUNT DESCRIPTION	GENERAL FUND	SERIES 2013 DEBT SERVICE FUND	SERIES 2015 DEBT SERVICE FUND	GENERAL FIXED ASSETS FUND	GENERAL LONG-TERM DEBT FUND	TOTAL
<u>FUND BALANCES</u>						
Restricted for:						
Debt Service	-	249,380	29,947	-	-	279,327
Unassigned:	65,188	-	-	1,603,412	-	1,668,600
TOTAL FUND BALANCES	65,188	249,380	29,947	1,603,412	-	1,947,927
TOTAL LIABILITIES & FUND BALANCES	\$ 82,719	\$ 249,380	\$ 29,947	\$ 1,603,412	\$ 1,760,000	\$ 3,725,458

MIRABELLA COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
 For the Period Ending October 31, 2023
 General Fund (001)
 (In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<u>REVENUES</u>				
Special Assmnts- Tax Collector	\$ 242,480	\$ -	\$ (242,480)	0.00%
TOTAL REVENUES	242,480	-	(242,480)	0.00%
<u>EXPENDITURES</u>				
<u>Administration</u>				
Supervisor Fees	6,000	800	5,200	13.33%
ProfServ-Arbitrage Rebate	650	-	650	0.00%
ProfServ-Trustee Fees	3,500	3,500	-	100.00%
Disclosure Report	5,000	417	4,583	8.34%
District Counsel	4,000	-	4,000	0.00%
District Engineer	1,750	-	1,750	0.00%
District Manager	27,000	2,250	24,750	8.33%
Auditing Services	5,200	-	5,200	0.00%
Website Compliance	1,200	-	1,200	0.00%
Postage, Phone, Faxes, Copies	250	4	246	1.60%
Public Officials Insurance	2,905	2,694	211	92.74%
Legal Advertising	1,200	-	1,200	0.00%
Misc-Taxes	900	-	900	0.00%
Bank Fees	150	-	150	0.00%
Website Administration	1,800	160	1,640	8.89%
Office Supplies	100	-	100	0.00%
Dues, Licenses, Subscriptions	500	175	325	35.00%
Total Administration	62,105	10,000	52,105	16.10%
<u>Electric Utility Services</u>				
Utility - Electric	29,400	3,181	26,219	10.82%
Total Electric Utility Services	29,400	3,181	26,219	10.82%
<u>Water-Sewer Comb Services</u>				
Utility - Water	7,500	79	7,421	1.05%
Total Water-Sewer Comb Services	7,500	79	7,421	1.05%

MIRABELLA COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending October 31, 2023
General Fund (001)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<u>Other Physical Environment</u>				
Waterway Management	3,000	3,220	(220)	107.33%
Clubhouse - Facility Janitorial Service	12,000	-	12,000	0.00%
Contracts-Plant Replacement	2,000	-	2,000	0.00%
Contracts-Pools	10,200	850	9,350	8.33%
Contracts-Other Landscape	3,500	-	3,500	0.00%
Contracts-Security System	1,500	-	1,500	0.00%
Insurance -Property & Casualty	8,500	7,771	729	91.42%
R&M-Clubhouse	5,000	1,010	3,990	20.20%
R&M-Pools	2,000	-	2,000	0.00%
Landscape Maintenance	24,000	1,849	22,151	7.70%
Clubhouse Facility - Other	2,500	-	2,500	0.00%
Security System Monitoring & Maint.	42,862	-	42,862	0.00%
Irrigation Maintenance	2,000	-	2,000	0.00%
Holiday Lighting & Decorations	2,500	-	2,500	0.00%
Capital Outlay	8,000	-	8,000	0.00%
Total Other Physical Environment	129,562	14,700	114,862	11.35%
<u>Reserves</u>				
Capital Reserve	13,913	-	13,913	0.00%
Total Reserves	13,913	-	13,913	0.00%
TOTAL EXPENDITURES & RESERVES	242,480	27,960	214,520	11.53%
Excess (deficiency) of revenues				
Over (under) expenditures	-	(27,960)	(27,960)	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2023)		93,148		
FUND BALANCE, ENDING		\$ 65,188		

MIRABELLA COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
 For the Period Ending October 31, 2023
 Series 2013 Debt Service Fund (202)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<u>REVENUES</u>				
Interest - Investments	\$ -	\$ 991	\$ 991	0.00%
Special Assmnts- Tax Collector	132,900	-	(132,900)	0.00%
TOTAL REVENUES	132,900	991	(131,909)	0.75%
<u>EXPENDITURES</u>				
<u>Debt Service</u>				
Principal Debt Retirement	35,000	-	35,000	0.00%
Interest Expense	97,900	-	97,900	0.00%
Total Debt Service	132,900	-	132,900	0.00%
TOTAL EXPENDITURES	132,900	-	132,900	0.00%
Excess (deficiency) of revenues				
Over (under) expenditures	-	991	991	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2023)		248,389		
FUND BALANCE, ENDING		\$ 249,380		

MIRABELLA COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
 For the Period Ending October 31, 2023
 Series 2015 Debt Service Fund (203)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<u>REVENUES</u>				
Interest - Investments	\$ -	\$ 120	\$ 120	0.00%
Special Assmnts- Tax Collector	22,080	-	(22,080)	0.00%
TOTAL REVENUES	22,080	120	(21,960)	0.54%
<u>EXPENDITURES</u>				
<u>Debt Service</u>				
Principal Debt Retirement	6,000	-	6,000	0.00%
Interest Expense	16,080	-	16,080	0.00%
Total Debt Service	22,080	-	22,080	0.00%
TOTAL EXPENDITURES	22,080	-	22,080	0.00%
Excess (deficiency) of revenues				
Over (under) expenditures	-	120	120	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2023)		29,827		
FUND BALANCE, ENDING		\$ 29,947		

MIRABELLA COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
 For the Period Ending October 31, 2023
 General Fixed Assets Fund (900)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<u>REVENUES</u>				
TOTAL REVENUES	-	-	-	0.00%
<u>EXPENDITURES</u>				
TOTAL EXPENDITURES	-	-	-	0.00%
Excess (deficiency) of revenues Over (under) expenditures	-	-	-	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2023)		1,603,412		
FUND BALANCE, ENDING		<u>\$ 1,603,412</u>		

MIRABELLA CDD

Bank Reconciliation

Bank Account No. 2062 TRUIST- GF OPERATING
 Statement No. 10-23A
 Statement Date 10/31/2023

G/L Balance (LCY)	78,195.12	Statement Balance	80,044.17
G/L Balance	78,195.12	Outstanding Deposits	0.00
Positive Adjustments	0.00		
	<hr/>	Subtotal	80,044.17
Subtotal	78,195.12	Outstanding Checks	1,849.05
Negative Adjustments	0.00	Differences	0.00
	<hr/>		
Ending G/L Balance	78,195.12	Ending Balance	78,195.12
Difference	0.00		

Posting Date	Document Type	Document No.	Description	Amount	Cleared Amount	Difference
Checks						
8/23/2023	Payment	DD117	Payment of Invoice 000512	234.30	234.30	0.00
Total Checks				234.30	234.30	0.00
Deposits						
9/30/2023		JE000318	REV DD117 water util inv	G/L Ac 234.30	234.30	0.00
Total Deposits				234.30	234.30	0.00
Outstanding Checks						
10/23/2023	Payment	2914	SOUTH SHORE LANDSCAPE & LAWN	1,849.05	0.00	1,849.05
Total Outstanding Checks				1,849.05		1,849.05