

**MIRABELLA
COMMUNITY DEVELOPMENT DISTRICT
BOARD OF SUPERVISORS
REGULAR MEETING
MAY 3, 2018**

MIRABELLA
COMMUNITY DEVELOPMENT DISTRICT AGENDA
MAY 3, 2018 2:00 p.m.
REGULAR MEETING

The Offices of Meritus.

Located at 2005 Pan Am Circle Suite 120, Tampa, FL 33607

District Board of Supervisors	Chairman Vice Chairman Supervisor Supervisor Supervisor	Jeff Hills Ed Dean Andrews Ryan Motko Nicholas Dister Vacant
District Manager	Meritus	Brian Lamb
District Attorney	Straley Robin Vericker	Mark Straley
District Engineer	Stantec	Tonja Stewart

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

The District Agenda is comprised of four different sections:

The meeting will begin at **2:00p.m.** with the third section called **Business Items**. The business items section contains items for approval by the District Board of Supervisors that may require discussion, motion and votes on an item-by-item basis. If any member of the audience would like to speak on one of the business items, they will need to register with the District Administrator prior to the presentation of that agenda item. Agendas can be reviewed by contacting the Manager's office at (813) 397-5120 at least seven days in advance of the scheduled meeting. Requests to place items on the agenda must be submitted in writing with an explanation to the District Manager at least fourteen (14) days prior to the date of the meeting. The fourth section is called **the Consent Agenda**. The Consent Agenda section contains items that require the review and approval of the District Board of Supervisors as a normal course of business. The fifth section is called **Staff Reports**. This section allows the District Administrator, Engineer, and Attorney to update the Board of Supervisors on any pending issues that are being researched for Board action. The final section is called **Supervisor Requests and Audience Comments**. This is the section in which the Supervisors may request Staff to prepare certain items in an effort to meet residential needs. The Audience Comment portion of the agenda is where individuals may comment on matters that concern the District. Each individual is limited to **three (3) minutes** for such comment. The Board of Supervisors or Staff is not obligated to provide a response until sufficient time for research or action is warranted. **IF THE COMMENT CONCERNS A MAINTENANCE RELATED ITEM, THE ITEM WILL NEED TO BE ADDRESSED BY THE DISTRICT ADMINSTRATOR OUTSIDE THE CONTEXT OF THIS MEETING.**

Public workshops sessions may be advertised and held in an effort to provide informational services. These sessions allow staff or consultants to discuss a policy or business matter in a more informal manner and allow for lengthy presentations prior to scheduling the item for approval. Typically no motions or votes are made during these sessions.

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this meeting is asked to advise the District Office at (813) 397-5120, at least 48 hours before the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at 1 (800) 955-8770, who can aid you in contacting the District Office.

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

May 3, 2018

Board of Supervisors
Mirabella Community Development District

Dear Board Members:

The Regular Meeting of Mirabella Community Development District will be held on **Thursday, May 3, 2018 at 2:00 p.m.** at the offices of Meritus, located at 2005 Pan Am Circle Suite 120, Tampa, FL 33607. Following is the Agenda for the Meeting:

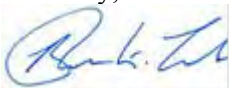
Call In Number: 1-866-906-9330

Access Code: 4863181

- 1. CALL TO ORDER/ROLL CALL**
- 2. PUBLIC COMMENT ON AGENDA ITEMS**
- 3. VENDOR/STAFF REPORTS**
 - A. District Counsel
 - B. District Engineer
- 4. BUSINESS ITEMS**
 - A. Consideration of Resolution 2018-01; Re-Designating Officers.....Tab 01
 - B. Consideration of Resolution 2018-02; Approving FY 2019 Proposed Budget & Setting Public Hearing Tab 02
 - C. Annual Disclosure of Qualified Electors..... Tab 03
 - D. Announcement of Landowners Election in November 2018..... Tab 04
 - i. Sample Ballot & Proxy
 - E. Consideration of Resolution 2018-03; Landowners Election Tab 05
 - F. General Matters of the District
- 5. CONSENT AGENDA**
 - A. Consideration of Minutes of the Public Hearing and Regular Meeting August 03, 2017 Tab 06
 - B. Consideration of Minutes of the Continued Meeting August 11, 2017..... Tab 07
 - C. Consideration of Minutes of the Special Meeting February 08, 2018..... Tab 08
 - D. Consideration of Operations and Maintenance Expenditures July 2017 – September 2017..... Tab 09
 - E. Consideration of Operations and Maintenance Expenditures Oct. 2017 – March 2018 Tab 10
 - F. Review of Financial Statements through March 31, 2018 Tab 11
- 6. SUPERVISOR REQUESTS AND AUDIENCE COMMENTS**
- 7. ADJOURNMENT**

We look forward to seeing you at the meeting. In the meantime, if you have any questions, please do not hesitate to call us at (813) 397-5120.

Sincerely,



Brian Lamb, District Manager

RESOLUTION 2018-01

**A RESOLUTION OF THE BOARD OF SUPERVISORS
DESIGNATING THE OFFICERS OF MIRABELLA
COMMUNITY DEVELOPMENT DISTRICT AND
PROVIDING FOR AN EFFECTIVE DATE.**

WHEREAS, Mirabella Community Development District (the “District”), is a local unit of special-purpose government created and existing pursuant to Chapter 190, Florida Statutes, being situated entirely within the County of Hillsborough; and

WHEREAS, the initial supervisors have taken and subscribed to the oath of office per F.S. 190.006(4); and

WHEREAS, the Board of Supervisors (hereinafter the “Board”) now desires to organize by designating the Officers of the District per F.S. 190.006(6).

**NOW, THEREFORE, BE IT RESOLVED BY THE BOARD
OF SUPERVISORS OF MIRABELLA COMMUNITY
DEVELOPMENT DISTRICT:**

1. The following persons are elected to the offices shown, to wit:

_____	Chairman
_____	Vice-Chairman
<u>Brian Lamb</u>	Secretary
<u>Eric Davidson</u>	Treasurer
<u>Brian Howell</u>	Assistant Secretary
_____	Assistant Secretary
_____	Assistant Secretary
_____	Assistant Secretary

2. This Resolution shall become effective immediately upon its adoption.

PASSED AND ADOPTED THIS 3rd DAY OF MAY, 2018.

ATTEST:

**MIRABELLA COMMUNITY
DEVELOPMENT DISTRICT**

Secretary / Assistant Secretary

Chairman

RESOLUTION 2018-02

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE MIRABELLA COMMUNITY DEVELOPMENT DISTRICT APPROVING A PROPOSED BUDGET FOR FISCAL YEAR 2018/2019; SETTING A PUBLIC HEARING THEREON PURSUANT TO FLORIDA LAW; ADDRESSING TRANSMITTAL, POSTING AND PUBLICATION REQUIREMENTS; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the District Manager prepared and submitted to the Board of Supervisors (“Board”) of the Mirabella Community Development District (“District”) prior to June 15, 2018, a proposed operations and maintenance budget for Fiscal Year 2018/2019; and

WHEREAS, the Board has considered the proposed budget and desires to set the required public hearing thereon.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE MIRABELLA COMMUNITY DEVELOPMENT DISTRICT:

1. **BUDGET APPROVED.** The operating budget proposed by the District Manager for Fiscal Year 2018/2019 attached hereto as **Exhibit A** is hereby approved as the basis for conducting a public hearing to adopt said budget.

2. **SETTING A PUBLIC HEARING.** The public hearing on said approved budget is hereby declared and set for the following date, hour and location:

DATE: August 2, 2018
HOUR: 2:00 p.m.
LOCATION: Meritus
2005 Pan Am Circle, Suite 120
Tampa, Florida 33607

3. **TRANSMITTAL OF BUDGET TO LOCAL GENERAL PURPOSE GOVERNMENT.** The District Manager is hereby directed to submit a copy of the proposed budget to Hillsborough County, Florida at least 60 days prior to the hearing date set above.

4. **POSTING OF BUDGETS.** In accordance with Section 189.016, Florida Statutes, the District's Secretary is further directed to post the approved proposed budget on the District's website at least two days before the budget hearing date as set forth in section 2.

5. **PUBLICATION OF NOTICE.** Notice of this public hearing shall be published in the manner prescribed by Florida law.

6. **EFFECTIVE DATE.** This Resolution shall take effect immediately upon adoption.

PASSED AND ADOPTED THIS 3RD DAY OF MAY, 2018.

ATTEST:

**MIRABELLA COMMUNITY
DEVELOPMENT DISTRICT**

Signature

Signature

Printed Name

Printed Name

Title:
 Secretary
 Assistant Secretary

Title:
 Chair of the Board of Supervisors
 Vice Chair of the Board of Supervisors

Exhibit A: Proposed FY 2018/2019 Budget

**MIRABELLA
COMMUNITY DEVELOPMENT DISTRICT**

District Office ♦ 2005 Pan Am Circle ♦ Suite 120 ♦ Tampa, Florida 33607 ♦ (813) 397-5120 ♦ Fax (813) 873-7070

To: Board of Supervisors
From: Brian Lamb
Re: Landowner Election November 2018
Date: May 3, 2018

A Landowner's Election will be held on November 1, 2018. The seats that are expiring November 2018 are Seats 3,4, and 5.

Seat 3 is currently vacant.

Seat 4 is held by Ryan Motko.

Seat 5 is held by Nicholas Dister.

Thank you.

LANDOWNER PROXY

**MIRABELLA COMMUNITY DEVELOPMENT DISTRICT
HILLSBOROUGH COUNTY, FLORIDA
LANDOWNERS' MEETING – November 1, 2018 at 2:00 p.m.**

KNOW ALL MEN BY THESE PRESENTS, that the undersigned, the fee simple owner of the lands described herein, hereby constitutes and appoints _____ (“**Proxy Holder**”) for and on behalf of the undersigned, to vote as proxy at the meeting of the landowners of the Mirabella Community Development District to be held at the offices of Meritus, located at 2005 Pan Am Circle Suite 120, Tampa, FL 33607, on November 1, 2018 at 2:00 p.m., and at any adjournments thereof, according to the number of acres of unplatted land and/or platted lots owned by the undersigned landowner that the undersigned would be entitled to vote if then personally present, upon any question, proposition, or resolution or any other matter or thing that may be considered at said meeting including, but not limited to, the election of members of the Board of Supervisors. Said Proxy Holder may vote in accordance with his or her discretion on all matters not known or determined at the time of solicitation of this proxy, which may legally be considered at said meeting.

Any proxy heretofore given by the undersigned for said meeting is hereby revoked. This proxy is to continue in full force and effect from the date hereof until the conclusion of the landowners’ meeting and any adjournment or adjournments thereof, but may be revoked at any time by written notice of such revocation presented at the landowners’ meeting prior to the Proxy Holder’s exercising the voting rights conferred herein.

Printed Name of Legal Owner

Signature of Legal Owner

Date

<u>Parcel Description</u>	<u>Acreage</u>	<u>Authorized Votes</u>
_____	_____	_____
_____	_____	_____
_____	_____	_____

[Insert above the street address of each parcel, the legal description of each parcel, or the tax identification number of each parcel. If more space is needed, identification of parcels owned may be incorporated by reference to an attachment hereto.]

Total Number of Authorized Votes: _____

NOTES: Pursuant to Section 190.006(2)(b), *Florida Statutes* (2017), a fraction of an acre is treated as one (1) acre entitling the landowner to one vote with respect thereto. For purposes of determining voting interests, platted lots shall be counted individually and rounded up to the nearest whole acre. Moreover, two (2) or more persons who own real property in common that is one acre or less are together entitled to only one vote for that real property.

If the fee simple landowner is not an individual, and is instead a corporation, limited liability company, limited partnership or other entity, evidence that the individual signing on behalf of the entity has the authority to do so should be attached hereto (e.g., bylaws, corporate resolution, etc.).

OFFICIAL BALLOT
MIRABELLA COMMUNITY DEVELOPMENT DISTRICT
HILLSBOROUGH COUNTY, FLORIDA
LANDOWNERS' MEETING - NOVEMBER 1, 2018

For Election (3 Supervisors): The candidates receiving the highest number of votes will receive a four (4) year term, with the term of office for the successful candidate commencing upon election.

The undersigned certifies that he/she/it is the fee simple owner of land, or the proxy holder for the fee simple owner of land, located within the Mirabella Community Development District and described as follows:

<u>Description</u>	<u>Acreage</u>
_____	_____
_____	_____
_____	_____

[Insert above the street address of each parcel, the legal description of each parcel, or the tax identification number of each parcel.] [If more space is needed, identification of parcels owned may be incorporated by reference to an attachment hereto.]

or

Attach Proxy.

I, _____, as Landowner, or as the proxy holder of _____ (Landowner) pursuant to the Landowner's Proxy attached hereto, do cast my votes as follows:

SEAT #	NAME OF CANDIDATE	NUMBER OF VOTES
3		
4		
5		

Date: _____

Signed: _____
 Printed Name: _____



Craig Latimer
Supervisor of Elections

Our Vision: To be the best place in America to vote

GOVERNOR'S
STERLING
AWARD
RECIPIENT

April 20, 2018

Brian Lamb
2005 Pan Am Circle, Suite 120
Tampa, FL 33607

Dear Brian Lamb,

As per F.S. 190.006, you'll find the number of qualified registered electors for your Community Development District as of April 15, 2018, listed below.

Community Development District	Number of Registered Electors
Mirabella CDD	125

We ask that you respond to our office with a current list of CDD office holders by **June 1, 2018**, and that you update us throughout the year if there are changes. This will enable us to provide accurate information to potential candidates during filing and qualifying periods.

Please note it is the responsibility of each district to keep our office updated with current district information. If you have any questions, please do not hesitate to contact me at (813) 384-3944 or ewhite@hcsoe.org.

Respectfully,

Enjoli White
Candidate Services Liaison

RESOLUTION 2018-03

**A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE
MIRABELLA COMMUNITY DEVELOPMENT DISTRICT
DESIGNATING A DATE, TIME AND LOCATION FOR A
LANDOWNERS' MEETING; PROVIDING FOR PUBLICATION;
PROVIDING FOR AN EFFECTIVE DATE.**

WHEREAS, The Mirabella Community Development District (“**District**”) is a local unit of special-purpose government created and existing pursuant to Chapter 190, Florida Statutes, being situated entirely within Hillsborough County, Florida; and

WHEREAS, the District’s Board of Supervisors (“**Board**”) is statutorily authorized to exercise the powers granted to the District; and

WHEREAS, all meetings of the Board shall be open to the public and governed by provisions of Chapter 286, Florida Statutes; and

WHEREAS, the effective date of Ordinance No. 06-7 creating the District was the 7th day of March, 2006; and

WHEREAS, the District is statutorily required to hold a meeting of the landowners of the District for the purpose of electing supervisors for the District on a day in November, which shall be noticed pursuant to Section 190.006(2)(a), Florida Statutes.

**NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF
SUPERVISORS OF THE MIRABELLA COMMUNITY
DEVELOPMENT DISTRICT:**

Section 1. In accordance with Section 190.006(2), Florida Statutes, the meeting of the landowners to elect three (3) supervisors of the District, shall be held on the 1st day of November, 2018, at 2:00 p.m. at the offices of Meritus, located at 2005 Pan Am Circle Suite 120, Tampa, FL 33607.

Section 2. The District’s Secretary is hereby directed to publish notice of this landowners’ meeting in accordance with the requirements of Section 190.006(2)(a), Florida Statutes.

Section 3. Pursuant to Section 190.006(2)(b), Florida Statutes, the landowners’ meeting and election has been announced by the Board at its August 2, 2018 meeting. A sample notice of landowners’ meeting and election, proxy, ballot form and instructions were presented at such meeting and are attached hereto as **Exhibit A**. Such documents are available for review and copying during normal business hours at the District’s Local Records Office, located at the office of the District Manager, Meritus, 2005 Pan Am Circle Drive, Suite 120, Tampa, Florida 33607.

Section 4. This Resolution shall become effective immediately upon its adoption.

PASSED AND ADOPTED THIS 3rd DAY OF MAY, 2018.

**MIRABELLA COMMUNITY
DEVELOPMENT DISTRICT**

ATTEST:

SECRETARY / ASST. SECRETARY

CHAIRMAN / VICE CHAIRMAN

**INSTRUCTIONS RELATING TO LANDOWNERS' MEETING OF
MIRABELLA COMMUNITY DEVELOPMENT DISTRICT
FOR THE ELECTION OF SUPERVISORS**

DATE OF LANDOWNERS' MEETING: **1st day, November 2018**

TIME: **2:00 p.m.**

LOCATION: **The offices of Meritus, located at 2005 Pan Am Circle Suite 120, Tampa, FL 33607.**

Pursuant to Chapter 190, Florida Statutes, and after a Community Development District ("**District**") has been established and the landowners have held their initial election, there shall be a subsequent landowners' meeting for the purpose of electing members of the Board of Supervisors ("**Board**") every two years until the District qualifies to have its board members elected by the qualified electors of the District. The following instructions on how all landowners may participate in the election are intended to comply with Section 190.006(2)(b), Florida Statutes.

A landowner may vote in person at the landowners' meeting, or the landowner may nominate a proxy holder to vote at the meeting in place of the landowner. Whether in person or by proxy, each landowner shall be entitled to cast one vote per acre of land owned by him or her and located within the District, for each position on the Board that is open for election for the upcoming term. A fraction of an acre shall be treated as one (1) acre, entitling the landowner to one vote with respect thereto. Please note that a particular parcel of real property is entitled to only one vote for each eligible acre of land or fraction thereof; therefore, two or more people who own real property in common, that is one acre or less, are together entitled to only one vote for that real property.

At the landowners' meeting, the first step is to elect a chair for the meeting, who may be any person present at the meeting. The landowners shall also elect a secretary for the meeting who may be any person present at the meeting. The secretary shall be responsible for the minutes of the meeting. The chair shall conduct the nominations and the voting. If the chair is a landowner or proxy holder of a landowner, he or she may nominate candidates and make and second motions. Candidates must be nominated and then shall be elected by a vote of the landowners. Nominees may be elected only to a position on the Board that is open for election for the upcoming term.

This year, three (3) seats on the Board will be up for election by landowners. The two candidates receiving the highest number of votes shall be elected for a term of four (4) years. The candidate receiving the next highest number of votes shall be elected for a term of two (2) years. The term of office for each successful candidate shall commence upon election.

A proxy is available upon request. To be valid, each proxy must be signed by one of the legal owners of the property for which the vote is cast and must contain the typed or printed name of the individual who signed the proxy; the street address, legal description of the property or tax parcel identification number; and the number of authorized votes. If the proxy authorizes more than one vote, each property must be listed and the number of acres of each property must be included. The signature on a proxy does not need to be notarized.

RESOLUTION 2018-10

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE MIRABELLA COMMUNITY DEVELOPMENT DISTRICT DESIGNATING A DATE, TIME AND LOCATION FOR A LANDOWNERS’ MEETING AND ELECTION; PROVIDING FOR PUBLICATION; ESTABLISHING FORMS FOR THE LANDOWNER ELECTION; AND PROVIDING FOR SEVERABILITY AND AN EFFECTIVE DATE.

WHEREAS, the Mirabella Community Development District (“**District**”) is a local unit of special-purpose government created and existing pursuant to Chapter 190, *Florida Statutes*, being situated entirely within Hillsborough County, Florida; and

WHEREAS, pursuant to Section 190.006(1), *Florida Statutes*, the District’s Board of Supervisors (“**Board**”) “shall exercise the powers granted to the district pursuant to [Chapter 190, *Florida Statutes*],” and the Board shall consist of five members; and

WHEREAS, the District is statutorily required to hold a meeting of the landowners of the District for the purpose of electing Board Supervisors for the District on a date in November established by the Board, which shall be noticed pursuant to Section 190.006(2), *Florida Statutes*.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE MIRABELLA COMMUNITY DEVELOPMENT DISTRICT:

1. **EXISTING BOARD SUPERVISORS; SEATS SUBJECT TO ELECTIONS.** The Board is currently made up of the following individuals:

<u>Seat Number</u>	<u>Supervisor</u>	<u>Term Expiration Date</u>
1	Jeffery Hills	2020
2	Ed Andrews	2020
3	Vacant	2018
4	Ryan Motko	2018
5	Nicholas Dister	2018

This year, Seat 3, currently vacant, Seat 4, currently held by Ryan Motko and Seat 5, currently held by Nicholas Dister are subject to a landowner election. The term of office for the successful landowner candidates shall commence upon election and shall be for a four-year period.

2. **LANDOWNER’S ELECTION.** In accordance with Section 190.006(2), *Florida Statutes*, the meeting of the landowners to elect Board Supervisor(s) of the District shall be held on the 1st day of November, 2018, at 2:00 p.m., and located at the offices of Meritus, located at 2005 Pan Am Circle Suite 120, Tampa, FL 33607.

3. **PUBLICATION.** The District’s Secretary is hereby directed to publish notice of the landowners’ meeting and election in accordance with the requirements of Section 190.006(2), *Florida Statutes*.

4. **FORMS.** Pursuant to Section 190.006(2)(b), *Florida Statutes*, the landowners’ meeting and election have been announced by the Board at its August 2, 2018 meeting. A sample notice of landowners’ meeting and election, proxy, ballot form and instructions were presented at such meeting and

are attached hereto as **Exhibit A**. Such documents are available for review and copying during normal business hours at the District's Local Records Office, located at, Meritus, 2005 Pan Am Circle Drive, Suite 120, Tampa, Florida 33607, Ph: (813) 397-5120.

5. **SEVERABILITY.** The invalidity or unenforceability of any one or more provisions of this Resolution shall not affect the validity or enforceability of the remaining portions of this Resolution, or any part thereof.

6. **EFFECTIVE DATE.** This Resolution shall become effective upon its passage.

PASSED AND ADOPTED THIS 3rd DAY OF MAY, 2018.

**MIRABELLA COMMUNITY
DEVELOPMENT DISTRICT**

ATTEST:

CHAIRMAN / VICE CHAIRMAN

SECRETARY / ASST. SECRETARY

**INSTRUCTIONS RELATING TO LANDOWNERS' MEETING OF
MIRABELLA COMMUNITY DEVELOPMENT DISTRICT
FOR THE ELECTION OF SUPERVISORS**

DATE OF LANDOWNERS' MEETING: 1st day, November 2018

TIME: 2:00 P.M.

LOCATION: The offices of Meritus, located at 2005 Pan Am Circle Suite 120, Tampa, FL 33607

Pursuant to Chapter 190, *Florida Statutes*, and after a Community Development District (“**District**”) has been established and the landowners have held their initial election, there shall be a subsequent landowners’ meeting for the purpose of electing members of the Board of Supervisors (“**Board**”) every two years until the District qualifies to have its board members elected by the qualified electors of the District. The following instructions on how all landowners may participate in the election are intended to comply with Section 190.006(2)(b), *Florida Statutes*.

A landowner may vote in person at the landowners’ meeting, or the landowner may nominate a proxy holder to vote at the meeting in place of the landowner. Whether in person or by proxy, each landowner shall be entitled to cast one vote per acre of land owned by him or her and located within the District, for each position on the Board that is open for election for the upcoming term. A fraction of an acre shall be treated as one (1) acre, entitling the landowner to one vote with respect thereto. For purposes of determining voting interests, platted lots shall be counted individually and rounded up to the nearest whole acre. Moreover, please note that a particular parcel of real property is entitled to only one vote for each eligible acre of land or fraction thereof; therefore, two or more people who own real property in common, that is one acre or less, are together entitled to only one vote for that real property.

At the landowners’ meeting, the first step is to elect a chair for the meeting, who may be any person present at the meeting. The landowners shall also elect a secretary for the meeting who may be any person present at the meeting. The secretary shall be responsible for the minutes of the meeting. The chair shall conduct the nominations and the voting. If the chair is a landowner or proxy holder of a landowner, he or she may nominate candidates and make and second motions. Candidates must be nominated and then shall be elected by a vote of the landowners. Nominees may be elected only to a position on the Board that is open for election for the upcoming term.

This year, three (3) seats on the Board will be up for election in a landowner seat for a four-year period. The term of office for the successful landowner candidates shall commence upon election.

A proxy is available upon request. To be valid, each proxy must be signed by one of the legal owners of the property for which the vote is cast and must contain the typed or printed name of the individual who signed the proxy; the street address, legal description of the property or tax parcel identification number; and the number of authorized votes. If the proxy authorizes more than one vote, each property must be listed and the number of acres of each property must be included. The signature on a proxy does not need to be notarized.

MIRABELLA COMMUNITY DEVELOPMENT DISTRICT

August 3, 2017 Minutes of the Audit Committee Meeting,
Regular Meeting, and Public Hearing

Minutes of the Audit Committee Meeting, Regular Meeting, and Public Hearing

The Audit Committee Meeting, Regular Meeting, and Public Hearing of the Board of Supervisors for Mirabella Community Development District was held on **Thursday, August 3, 2017 at 2:00 p.m.** at the offices of Meritus, located at 2005 Pan Am Circle, Suite 120, Tampa, Florida 33607.

1. CALL TO ORDER/ROLL CALL

Mr. Lamb called the Audit Committee Meeting, Regular Meeting, and Public Hearing of the Mirabella Community Development District to order on **Thursday, August 3, 2017 at approximately 2:00 pm.**

Board Members Present:

Ryan Motko

Supervisor

Staff Members Present:

Brian Lamb

Meritus

There were no audience members.

2. AUDIENCE QUESTIONS AND COMMENTS ON AGENDA ITEMS

There were no audience members present. Mr. Lamb announced that he had the certificate of advertisement in hand showing that the meetings had been duly advertised. He also announced that there was not a quorum of the Board present and the meeting will need to be continued to a time and date when it is certain that quorum will be achieved.

3. AUDIT COMMITTEE MEETING

A. Appoint Chairman

B. Selection of Criteria for Evaluation of Proposals

C. Determine Date, Time and Location; RFP Required; Consider Notice of Requests for Proposals for Annual Audit Services

D. Consider Sending RFP to Interested Firms

E. Determine Date of Next Committee Meeting

4. PUBLIC HEARING ON PROPOSED FISCAL YEAR 2018 BUDGET

A. Open Public Hearing on Adopting Fiscal Year 2018 Budget

B. Staff Presentations

C. Public Comments

- 48 **D. Close Public Hearing on Adopting Fiscal Year 2018 Budget**
49 **E. Consideration of Resolution 2017-04; Adopting Fiscal Year 2018 Budget**

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52 **5. BUSINESS ITEMS**

- 53 **A. Consideration of Resolution 2017-05; Assessment Resolution**
54 **B. Consideration of Resolution 2017-06; Setting Fiscal Year 2018 Meeting Schedule**
55 **C. General Matters of the District**

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58 **6. CONSENT AGENDA**

- 59 **A. Consideration of Board of Supervisors Meeting Minutes May 4, 2017**
60 **B. Consideration of Operations and Maintenance Expenditures June 2017**
61 **C. Review of Financial Statements Month Ending June 30, 2017**

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64 **7. STAFF REPORTS**

- 65 **A. District Counsel**
66 **B. District Engineer**
67 **C. District Manager**

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70 **8. SUPERVISOR REQUESTS AND AUDIENCE COMMENTS**

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There were no supervisor requests or audience comments.

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75 **9. ADJOURNMENT**

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MOTION TO:	Continue the meeting until Friday, August 11, 2017 at 2:00 p.m. at the Meritus facilities, at which time it is certain that quorum can be established.
MADE BY:	Supervisor Motko
DISCUSSION:	None Further
RESULT:	Called to Vote: Motion PASSED 1/0 – Motion Passed Unanimously

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87 *These minutes were done in summary format.

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

91
92 **Meeting minutes were approved at a meeting by vote of the Board of Supervisors at a publicly noticed**
93 **meeting held on _____.**
94

95 _____
96 **Signature**

_____ **Signature**

97
98 _____
99 **Printed Name**

_____ **Printed Name**

100
101 **Title:**
102 **Chairman**
103 **Vice Chairman**

Title:
 Secretary
 Assistant Secretary

104
105 *Recorded by Records Administrator*



106
107 _____
108 *Signature*

109
110 _____
111 *Date*
112
113

MIRABELLA COMMUNITY DEVELOPMENT DISTRICT

1 August 11, 2017 Minutes of the Continued Audit Committee Meeting,
2 Regular Meeting, and Public Hearing
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4

5 Minutes of the Continued Audit Committee Meeting, 6 Regular Meeting, and Public Hearing 7

8 The Continued Audit Committee Meeting, Regular Meeting, and Public Hearing of the Board of
9 Supervisors for Mirabella Community Development District was held on **Friday, August 11,**
10 **2017 at 2:00 p.m.** at the offices of Meritus, located at 2005 Pan Am Circle, Suite 120, Tampa,
11 Florida 33607.
12

13 14 1. CALL TO ORDER/ROLL CALL 15

16 Mr. Lamb called the Continued Audit Committee Meeting, Regular Meeting, and Public Hearing
17 of the Mirabella Community Development District to order on **Friday, August 11, 2017 at**
18 **approximately 2:00 pm.**
19

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

21 Jeff Hills	Chairman
22 Ryan Motko	Supervisor
23 Rhonda Nelson	Supervisor

24
25 Staff Members Present:

26 Brian Lamb	Meritus	
27 28 Vivek Babbar	District Counsel	<i>via conference call</i>

29
30 There were members of the general public in attendance.
31
32

33 2. AUDIENCE QUESTIONS AND COMMENTS ON AGENDA ITEMS 34

35 There were no audience questions or comments on agenda items.
36
37

38 3. AUDIT COMMITTEE MEETING

39 A. Appoint Chairman 40

41 Mr. Lamb will continue as the meeting Chairman.
42

43 B. Selection of Criteria for Evaluation of Proposals 44

45 The three criteria categories that Mr. Lamb recommended for evaluation of proposals are
46 experience, speed, and cost.

47 **C. Determine Date, Time and Location; RFP Required; Consider Notice of Requests**
48 **for Proposals for Annual Audit Services**

49 **D. Consider Sending RFP to Interested Firms**
50

51	MOTION TO:	Authorize staff to issue an RFP to qualified firms
52		with the three criteria categories as previously
53		discussed equally weighted at 33.3% for review and
54		recommendation at the next meeting.
55	MADE BY:	Supervisor Hills
56	SECONDED BY:	Supervisor Nelson
57	DISCUSSION:	None further
58	RESULT:	Called to Vote: Motion PASSED
59		3/0 - Motion passed unanimously

60
61 **E. Determine Date of Next Committee Meeting**
62

63 Mr. Lamb said the date will be in the next 60 days and coincide with the next scheduled regular
64 meeting.
65

66
67 **4. PUBLIC HEARING ON PROPOSED FISCAL YEAR 2018 BUDGET**

68 **A. Open Public Hearing on Adopting Fiscal Year 2018 Budget**
69

70	MOTION TO:	Open the public hearing.
71	MADE BY:	Supervisor Motko
72	SECONDED BY:	Supervisor Nelson
73	DISCUSSION:	None further
74	RESULT:	Called to Vote: Motion PASSED
75		3/0 - Motion passed unanimously

76
77 **B. Staff Presentations**
78

79 Mr. Lamb went over the budget line items and said it is substantially similar to the previous year's
80 budget.
81

82 **C. Public Comments**
83

84 There were no public comments.
85

86 **D. Close Public Hearing on Adopting Fiscal Year 2018 Budget**

87 **E. Consideration of Resolution 2017-04; Adopting Fiscal Year 2018 Budget**
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89 The Board reviewed the resolution.

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MOTION TO:	Approve Resolution 2017-04.
MADE BY:	Supervisor Hills
SECONDED BY:	Supervisor Nelson
DISCUSSION:	None further
RESULT:	Called to Vote: Motion PASSED 3/0 - Motion passed unanimously

5. BUSINESS ITEMS
A. Consideration of Resolution 2017-05; Assessment Resolution
B. Consideration of Resolution 2017-06; Setting Fiscal Year 2018 Meeting Schedule
C. General Matters of the District

The Board reviewed Resolutions 2017-05 and 2017-06. Mr. Lamb said that the Board would need to have an Audit Committee meeting on the first Thursday in October; this date will be added to the meeting schedule, which is Exhibit A in Resolution 2017-06.

MOTION TO:	Approve Resolution 2017-05 and Resolution 2017-06 with the addition of October 5, 2017 to Exhibit A in Resolution 2017-06.
MADE BY:	Supervisor Hills
SECONDED BY:	Supervisor Nelson
DISCUSSION:	None further
RESULT:	Called to Vote: Motion PASSED 3/0 - Motion passed unanimously

6. CONSENT AGENDA
A. Consideration of Board of Supervisors Meeting Minutes May 4, 2017
B. Consideration of Operations and Maintenance Expenditures June 2017
C. Review of Financial Statements Month Ending June 30, 2017

The Board reviewed the Consent Agenda items.

MOTION TO:	Approve the Consent Agenda.
MADE BY:	Supervisor Motko
SECONDED BY:	Supervisor Hills
DISCUSSION:	None Further
RESULT:	Called to Vote: Motion PASSED 3/0 – Motion Passed Unanimously

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7. STAFF REPORTS

- A. District Counsel**
- B. District Engineer**
- C. District Manager**

8. SUPERVISOR REQUESTS AND AUDIENCE COMMENTS

There were no supervisor requests or audience comments.

9. ADJOURNMENT

MOTION TO:	Adjourn.
MADE BY:	Supervisor Hills
SECONDED BY:	Supervisor Motko
DISCUSSION:	None Further
RESULT:	Called to Vote: Motion PASSED
	3/0 – Motion Passed Unanimously

155 *These minutes were done in summary format.

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

159
160 **Meeting minutes were approved at a meeting by vote of the Board of Supervisors at a publicly noticed**
161 **meeting held on _____.**
162

163 _____
164 **Signature**

_____ **Signature**

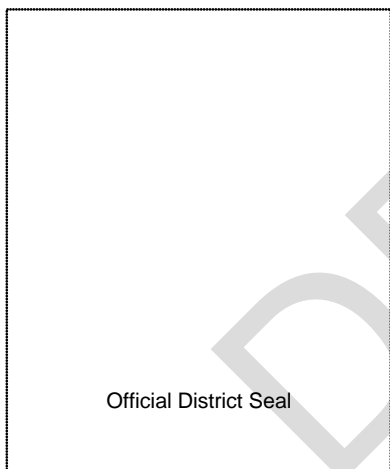
165 _____
166
167 **Printed Name**

_____ **Printed Name**

168
169 **Title:**
170 **Chairman**
171 **Vice Chairman**

Title:
 Secretary
 Assistant Secretary

172
173 *Recorded by Records Administrator*



174
175
176 _____
177 *Signature*

178 _____
179 *Date*
180
181

MIRABELLA COMMUNITY DEVELOPMENT DISTRICT

February 8, 2018 Minutes of the Special Meeting

Minutes of the Special Meeting

The Special Meeting of the Board of Supervisors for Mirabella Community Development District was held on **Thursday, February 8, 2018 at 2:00 p.m.** at the offices of Meritus, located at 2005 Pan Am Circle, Suite 120, Tampa, Florida 33607.

1. CALL TO ORDER/ROLL CALL

Mrs. Nussel called the Special Meeting of the Mirabella Community Development District to order on **Thursday, February 8, 2018 at approximately 2:00 pm.**

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

Jeff Hills	Chairman
Ed Dean Andrews	Vice Chairman
Ryan Motko	Supervisor
Rhonda Nelson	Supervisor
Nick Dister	Supervisor

Staff Members Present:

Debby Nussel	Meritus
Gene Roberts	Meritus
Vivek Babbar	District Counsel

There were no members of the general public in attendance.

Mrs. Nussel stated that Supervisor Dister was signed in before the meeting as Seat 5, which was previously a vacant seat.

2. AUDIENCE QUESTIONS AND COMMENTS ON AGENDA ITEMS

There were no audience questions or comments on agenda items.

3. BUSINESS ITEMS

A. Discussion of Correspondence from Hillsborough County School Board regarding Future Assessments on Potential School Board Property

Mrs. Nussel went over the agreement with the Board. The Board discussed the assessments. Mr. Babbar answered the Board's questions.

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MOTION TO:	Approve sending a letter from the District to the School Board and an agreement to be entered into subject to staff comments and authorize the Chair and Vice Chair to execute.
MADE BY:	Supervisor Hills
SECONDED BY:	Supervisor Motko
DISCUSSION:	None Further
RESULT:	Called to Vote: Motion PASSED 4/0 – Motion Passed Unanimously

B. General Matters of the District

Mr. Roberts noted that the cameras are in. Mrs. Nussel stated that Supervisor Nelson had sent an email that she is resigning from the Board.

MOTION TO:	Accept Supervisor Nelson’s resignation.
MADE BY:	Supervisor Hills
SECONDED BY:	Supervisor Dister
DISCUSSION:	None Further
RESULT:	Called to Vote: Motion PASSED 4/0 – Motion Passed Unanimously

4. SUPERVISOR REQUESTS AND AUDIENCE COMMENTS

There were no supervisor requests or audience comments.

5. ADJOURNMENT

MOTION TO:	Adjourn.
MADE BY:	Supervisor Hills
SECONDED BY:	Supervisor Motko
DISCUSSION:	None Further
RESULT:	Called to Vote: Motion PASSED 4/0 – Motion Passed Unanimously

85 *These minutes were done in summary format.

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

89
90 Meeting minutes were approved at a meeting by vote of the Board of Supervisors at a publicly noticed
91 meeting held on _____.

92
93 _____

94 Signature

95 _____

96 Printed Name

97 _____

98 Title:

99 Chairman

100 Vice Chairman

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Signature

Printed Name

Title:

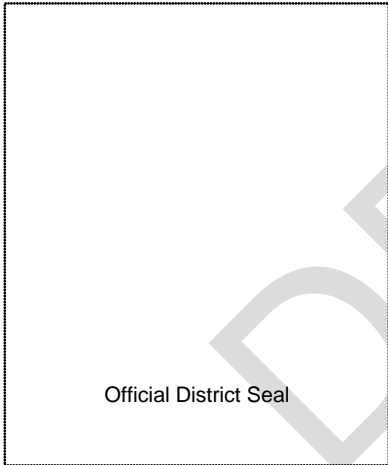
Secretary

Assistant Secretary

Recorded by Records Administrator

Signature

Date



Official District Seal

Mirabella Community Development District Summary of Operations and Maintenance Invoices

Vendor	Invoice/Account Number	Amount	Vendor Total	Comments/Description
Monthly Contract				
Aquatic Systems, Inc.	379073	\$ 178.00		Lake & Wetland Services - July
Meritus Districts	7929	2,272.85		Management Services - July
Yellowstone	171609	2,440.50		Landscape Maintenance - July
Zebra Cleaning Team, Inc.	2078	750.00		Pool Cleaning - July
Monthly Contract Sub-Total		\$ 5,641.35		
Variable Contract				
Variable Contract Sub-Total		\$ 0.00		
Utilities				
BOCC	0712968155 071917	\$ 113.55		Water Service - thru 07/15/17
Teco	211003638973 071817	71.55		Electric Service - thru 07/11/17
Teco	211003639179 071817	1,174.27		Electric Service - thru 07/11/17
Teco	211003639344 071817	560.60		Electric Service - thru 07/11/17
Teco	211003639526 071817	637.47	\$ 2,443.89	Electric Service - thru 07/11/17
Utilities Sub-Total		\$ 2,557.44		
Regular Services				
Florida Natives Nursery, Inc.	14327	\$ 360.00		Quarterly Buffer Maintenance - 07/26/17
Spearem Enterprises, LLC.	2840	120.00		Pickup Trash & Debris - June
Suzanna Kimball	SK071317	45.00		Pool Bathroom Cleaning - 07/13/17
Suzanna Kimball	SK072717	45.00	\$ 90.00	Pool Bathroom Cleaning - 07/27/17
Tampa Bay Times	502416 072417	407.00		Audit Committee - 07/23/17
Tampa Bay Times	479210 072617	1,357.60	\$ 1,764.60	Budget Notice - 07/26/17
Regular Services Sub-Total		\$ 2,334.60		

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

Vendor	Invoice/Account Number	Amount	Vendor Total	Comments/Description
Additional Services				
Fields	1579	\$ 470.00		Pool Rules Sign - 07/17/17
Additional Services Sub-Total		\$ 470.00		
TOTAL:		\$ 11,003.39		

Approved (with any necessary revisions noted):

Signature

Printed Name

Title (check one):

Chairman Vice Chairman Assistant Secretary



Aquatic Systems, Inc.

LAKE & WETLAND MANAGEMENT SERVICES

2100 NW 33rd Street Pompano Beach, FL 33069

1-800-432-4302 - Fax (954) 977-7877

Invoice

INVOICE DATE:	7/1/2017
INVOICE NUMBER:	0000379073
CUSTOMER NUMBER:	0070290
PO NUMBER:	
PAYMENT TERMS:	Net 30

Mirabella
 C/O Meritus
 2005 Pan Am Circle #120
 Tampa, FL 33607

QTY ORD	ITEM DESCRIPTION	U/M	UNIT PRICE	EXT PRICE
1	Monthly Lake and Wetland Services - July		178.00	178.00

SALES TAX: (0.0%)	\$0.00
LESS PAYMENT:	\$0.00
TOTAL DUE:	\$178.00

A 1.5% FINANCE CHARGE IS ADDED TO BALANCES 31 OR MORE DAYS PAST DUE

PLEASE RETURN THIS PORTION WITH PAYMENT.
 MAKE CHECKS PAYABLE TO: **Aquatic Systems, Inc.**

Address Changes (Note on Back of this Slip)
 Please include contact name and phone number

DATE:	7/1/2017
INVOICE NUMBER:	0000379073
CUSTOMER NUMBER:	0070290
TOTAL AMOUNT DUE:	\$178.00

JUL 05 2017

Aquatic Systems, Inc.
 2100 NW 33rd Street
 Pompano Beach, FL 33069

AMOUNT PAID:

THANK YOU FOR YOUR BUSINESS!

REVIEWEDdtomas 8/3/2017

Meritus Districts

2005 Pan Am Circle
 Suite 120
 Tampa, FL 33607



INVOICE

Invoice Number: 7929
 Invoice Date: Jul 1, 2017
 Page: 1

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

Bill To:
Mirabella CDD 2005 Pan Am Circle Suite 120 Tampa, FL 33607

Ship to:





Customer ID	Customer PO	Payment Terms	
Mirabella CDD		Net Due	
Sales Rep ID	Shipping Method	Ship Date	Due Date
	Best Way		7/1/17

Quantity	Item	Description	Unit Price	Amount
	DMS	District Management Services - July		2,250.00
	EXP	Express Delivery Service - 5/19/17		11.66
	Postage	Postage - May		11.19

Subtotal	2,272.85
Sales Tax	
Total Invoice Amount	2,272.85
Payment/Credit Applied	
TOTAL	2,272.85

Check/Credit Memo No:

REVIEWEDdtomas 8/3/2017

<p>ANNA LYALINA 8133975120 MERITUS CORPORATION 2005 PAN AM CIRCLE TAMPA, FL 33607</p> <p>SHIP TO: BETH MACDONALD 2156706556 WELLS FARGO BANK, N.A. SUITE 1500 123 S. BROAD ST. CORPORATE TRUST SERVICES PHILADELPHIA PA 19109</p>	<p>0.5 LBS LTR 1 OF 1</p> <p>PA 191 9-30</p>  	<p>UPS 2ND DAY AIR A.M. 2A</p> <p>TRACKING #: 1Z A7E 454 07 9074 4149</p>		<p>BILLING: P/P</p> <p>Reference No.1: MirBella, SprLake</p> <p>XOL17.05.01 NY45 87,0A 04/2017</p> 
--	---	--	--	--

11.66



Landscape Professionals
Post Office Box 849 || Bunnell, FL 32110
Tel 386.437.6211 || Fax 386.586.1285

Invoice

Invoice: INV-0000171609
Invoice Date: July 1, 2017

Account: 19524
PO Number:

Bill To:
Mirabella CDD
c/o Meritus Communities
2005 Pan Am Circle, Ste 120
Tampa, FL 33607

Remit To:
Yellowstone Landscape
PO Box 101017
Atlanta, GA 30392-1017

Project Number: 10151089.101
Property Name: Mirabella CDD
Terms: NET 30

Invoice Due Date: July 31, 2017
Invoice Amount: \$2,440.50
Month of Service: July 2017

Description	Current Amount
Monthly Landscape Maintenance	2,440.50
Invoice Total	2,440.50

REVIEWEDDthomas 8/3/2017



Thanks For Your Business!

INVOICE

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

DATE: JULY 9, 2017
INVOICE # 2078
EXPIRATION DATE

TO Mirabella
10635 county rd. 672

TECHNICIAN	JOB SITE	INSTALLATION DATE	PAYMENT TERMS	DUE DATE
Lance Wood				

QTY	ITEM #	DESCRIPTION	UNIT PRICE	LINE TOTAL
		July pool cleaning		\$750.00

SUBTOTAL	
SALES TAX	
TOTAL	\$750.00

Comments:

REVIEWED dthomas 8/3/2017



Hillsborough County Florida

CUSTOMER NAME MIRABELLA CDD	ACCOUNT NUMBER 0712968155	BILL DATE 07/19/2017	DUE DATE 08/09/2017
---------------------------------------	-------------------------------------	--------------------------------	-------------------------------

Service Address: 14306 ROMEO BLVD

S-Page 1 of 1

METER NUMBER	PREVIOUS DATE	PREVIOUS READ	PRESENT DATE	PRESENT READ	CONSUMPTION (IN GALLONS)	READ TYPE	METER DESCRIPTION
53136726	06/13/2017	2329	07/15/2017	2404	7500	ACTUAL	WATER

Service Address Charges

Customer Bill Charge	\$4.11
Purchase Water Pass-Thru	\$21.98
Water Base Charge	\$14.28
Water Consumption Charge	\$5.25
Sewer Base Charge	\$34.55
Sewer Usage Charge	\$33.38
Total Service Address Charges	\$113.55

Summary of Account Charges

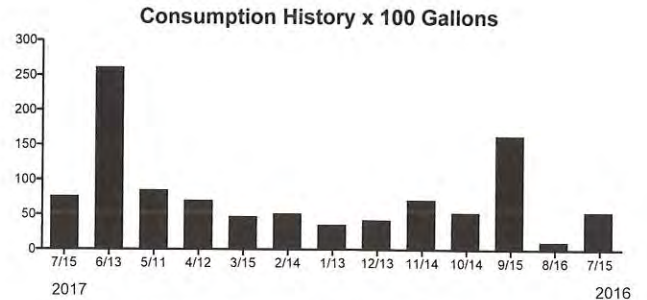
Previous Balance	\$284.42
Net Payments - Thank You	(\$284.42)
Total Account Charges	\$113.55
AMOUNT DUE	\$113.55

Important Message

Worried about wasting water from an inefficient irrigation system? If you would like your system evaluated, call Paula Staples, UF/IFAS Extension Hillsborough County, at 813-744-5519 X 54142, to see if a free evaluation can help you conserve water.

Watering Restrictions have changed! Lawn watering is limited to one day per week depending on address. Visit HCFLGov.net/Water or call 813-275-7094 for more information.

The 2016 Water Quality Report is now available online at HCFLGov.net/WaterQualityReport. To request a mailed copy, call (813)246-3146 (TTY: 301-7173) and leave a message with your name, mailing address, and phone number.



REVIEWEDtdhomas 8/3/2017



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

JUL 24 2017

THANK YOU!



MIRABELLA CDD
2005 PAN AM CIR STE 120
TAMPA FL 33607-2529

469

DUE DATE	08/09/2017
AMOUNT DUE	\$113.55
AMOUNT PAID	

Statement Date: 07/18/2017
Account: 211003638973

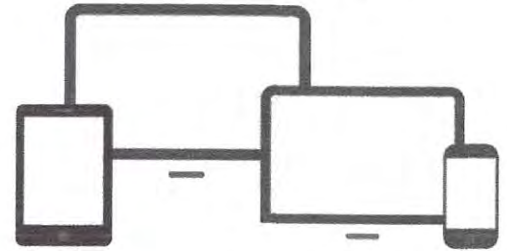
MIRABELLA COMMUNITY DEVELOPMENT
MIRABELLA COMMUNITY DEVE
C/O MERTIEUS DISTRICT
10705 COUNTY ROAD 672
RIVERVIEW, FL 33579-8410

Current month's charges:	\$71.55
Total amount due:	\$71.55
Current month's charges due:	08/08/2017

Your Account Summary

Previous Amount Due	\$130.24
Payment(s) Received Since Last Statement	-\$130.24
Current Month's Charges Due By 08/08/2017	\$71.55
Total Amount Due	\$71.55

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anywhere from any device**



Log in to **tecoaccount.com**
to view and pay your bill, manage
your account and more!

REVIEWED dthomas 8/3/2017

00001316-0002813- Page 1 of 4

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



Safety tip: ask for identification

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

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



WAYS TO PAY YOUR BILL



See reverse side for more information

Account: 211003638973

Current month's charges:	\$71.55
Total amount due:	\$71.55
Current month's charges due:	08/08/2017
Amount Enclosed	\$

643975402039

00001316 01 AV 0.37 33607 FTECO107191701450710 00000 02 01000000 012 02 8582 002

MIRABELLA COMMUNITY DEVELOPMENT
MIRABELLA COMMUNITY DEVE
C/O MERTIEUS DISTRICT
2005 PAN AM CIR, STE 120
TAMPA, FL 33607-2529

JUL 21 2017

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

64397540203921100363897300000000071550

Account: 211003638973
Statement Date: 07/18/2017
Current month's charges due 08/08/2017

Details of Charges – Service from 06/11/2017 to 07/11/2017

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

Rate Schedule: General Service - Non Demand

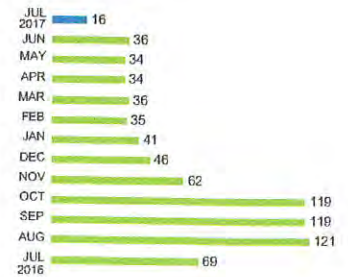
Meter Location: SIGN-IRR

Meter Number	Read Date	Current Reading	Previous Reading	=	Total Used	Multiplier	Billing Period
K29671	07/11/2017	36,693	36,206		487 kWh	1	31 Days

Basic Service Charge		\$19.94
Energy Charge	487 kWh @ \$0.06216/kWh	\$30.27
Fuel Charge	487 kWh @ \$0.02956/kWh	\$14.40
Florida Gross Receipt Tax		\$1.66
Electric Service Cost		\$66.27
State Tax		\$5.28
Total Electric Cost, Local Fees and Taxes		\$71.55
Total Current Month's Charges		\$71.55

Tampa Electric Usage History

Kilowatt-Hours Per Day (Average)



00001316-0002814- Page 3 of 4

Important Messages

The billing periods of the individual meters of a multi-metered account may differ from the dates displayed. All the meters on such an account may not have been read on the same date due to their location on the property.

Adjusted Bill

Please review your billing details for past charges that have been billed and/or adjusted appropriately.



Statement Date: 07/18/2017
Account: 211003639179

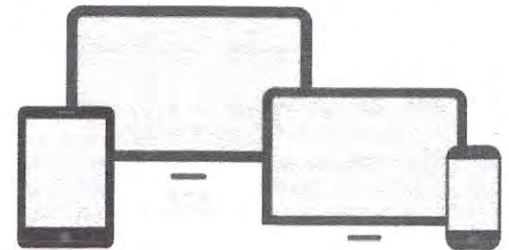
MIRABELLA COMMUNITY DEVELOPMENT
MIRABELLA CDD
MIRABELLA CR, PH 1
RIVERVIEW, FL 33579-0000

Current month's charges:	\$1,174.27
Total amount due:	\$1,174.27
Current month's charges due:	08/08/2017

Your Account Summary

Previous Amount Due	\$1,174.27
Payment(s) Received Since Last Statement	-\$1,174.27
Current Month's Charges Due By 08/08/2017	\$1174.27
Total Amount Due	\$1,174.27

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Log in to **tecoaccount.com**
to view and pay your bill, manage
your account and more!

REVIEWEDdthomas 8/3/2017

00001356-0002915-Page 1 of 12

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



Safety tip: ask for identification

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

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

WAYS TO PAY YOUR BILL



See reverse side for more information

Account: 211003639179

Current month's charges:	\$1,174.27
Total amount due:	\$1,174.27
Current month's charges due:	08/08/2017
Amount Enclosed	\$

643975402040

00001356 02 AV 0 37 33607 FTECO107191701450710 00000 02 01000000 012 02 8622 006



MIRABELLA COMMUNITY DEVELOPMENT
MIRABELLA CDD
2005 PAN AM CIR, STE 120
TAMPA, FL 33607-2529

JUL 21 2017

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

6439754020402110036391790000001174271

Account: 211003639179
Statement Date: 07/18/2017
Current month's charges due 08/08/2017

Details of Charges – Service from 06/10/2017 to 07/11/2017

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

Rate Schedule: Lighting Service

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

Lighting Energy Charge	1540 kWh @ \$0.03224/kWh	\$49.65
Fixture & Maintenance Charge	35 Fixtures	\$480.90
Lighting Pole / Wire	35 Poles	\$518.70
Lighting Fuel Charge	1540 kWh @ \$0.02916/kWh	\$44.91
Florida Gross Receipt Tax		\$2.42
State Tax		\$77.69
Lighting Charges		\$1,174.27

Total Current Month's Charges **\$1,174.27**

Important Messages

Adjusted Bill

Please review your billing details for past charges that have been billed and/or adjusted appropriately.

00001356-0002916- Page 3 of 12



Statement Date: 07/18/2017
Account: 211003639344

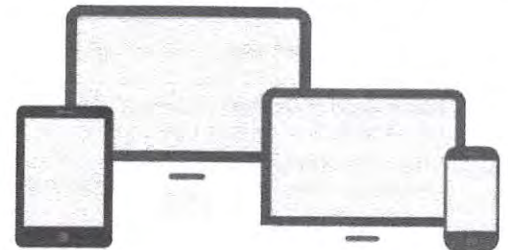
MIRABELLA COMMUNITY DEVELOPMENT
MIRABELLA COMMUNITY DEVE
14306 ROMEO BLVD
RIVERVIEW, FL 33579-0000

Current month's charges:	\$560.60
Total amount due:	\$560.60
Current month's charges due:	08/08/2017

Your Account Summary

Previous Amount Due	\$612.91
Payment(s) Received Since Last Statement	-\$612.91
Current Month's Charges Due By 08/08/2017	\$560.60
Total Amount Due	\$560.60

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REVIEWED by Thomas 8/3/2017

00001356-0002917-Page 5 of 12

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



Safety tip: ask for identification

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

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



WAYS TO PAY YOUR BILL



See reverse side for more information

Account: 211003639344

Current month's charges:	\$560.60
Total amount due:	\$560.60
Current month's charges due:	08/08/2017
Amount Enclosed	\$

643975402041

JUL 21 2017



MIRABELLA COMMUNITY DEVELOPMENT
MIRABELLA COMMUNITY DEVE
2005 PAN AM CIR, STE 120
TAMPA, FL 33607-2529

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

6439754020412110036393440000000560601

Account: 211003639344
Statement Date: 07/18/2017
Current month's charges due 08/08/2017

Details of Charges – Service from 06/11/2017 to 07/11/2017

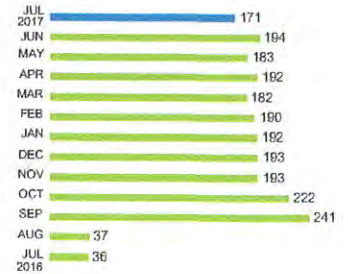
Service for: 14306 ROMEO BLVD, RIVERVIEW, FL 33579-0000

Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	Previous Reading	=	Total Used	Multiplier	Billing Period
K32125	07/11/2017	90,080	84,777		5,303 kWh	1	31 Days

Tampa Electric Usage History

Kilowatt-Hours Per Day (Average)



Basic Service Charge		\$19.94
Energy Charge	5,303 kWh @ \$0.06216/kWh	\$329.63
Fuel Charge	5,303 kWh @ \$0.02956/kWh	\$156.76
Florida Gross Receipt Tax		\$12.98
Electric Service Cost		\$519.31
State Tax		\$41.29
Total Electric Cost, Local Fees and Taxes		\$560.60

Total Current Month's Charges **\$560.60**

00001356-0002918-Page 7 of 12

Important Messages

The billing periods of the individual meters of a multi-metered account may differ from the dates displayed. All the meters on such an account may not have been read on the same date due to their location on the property.

Adjusted Bill

Please review your billing details for past charges that have been billed and/or adjusted appropriately.



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

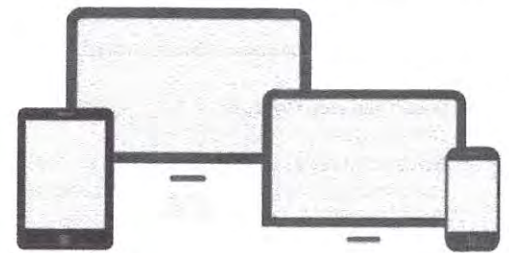
Statement Date: 07/18/2017
Account: 211003639526

Current month's charges:	\$637.47
Total amount due:	\$637.47
Current month's charges due:	08/08/2017

Your Account Summary

Previous Amount Due	\$449.61
Payment(s) Received Since Last Statement	-\$449.61
Current Month's Charges Due By 08/08/2017	\$637.47
Total Amount Due	\$637.47

Access your account anytime,
anywhere from any device



Log in to **tecoaccount.com**
to view and pay your bill, manage
your account and more!

00001356-0002918-Page 9 of 12

REVIEWED dthomas 8/3/2017

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



Safety tip: ask for identification

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

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



See reverse side for more information

Account: 211003639526

Current month's charges:	\$637.47
Total amount due:	\$637.47
Current month's charges due:	08/08/2017
Amount Enclosed	\$

643975402042

JUL 21 2017



MIRABELLA COMMUNITY DEVELOPMENT
MIRABELLA COMMUNITY DEVE
2005 PAN AM CIR, STE 120
TAMPA, FL 33607-2529

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

Account: 211003639526
Statement Date: 07/18/2017
Current month's charges due 08/08/2017

Details of Charges – Service from 06/10/2017 to 07/11/2017

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

Rate Schedule: Lighting Service

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

Lighting Energy Charge	836 kWh @ \$0.03224/kWh	\$26.95
Fixture & Maintenance Charge	19 Fixtures	\$261.06
Lighting Pole / Wire	19 Poles	\$281.58
Lighting Fuel Charge	836 kWh @ \$0.02916/kWh	\$24.38
Florida Gross Receipt Tax		\$1.32
State Tax		\$42.18
Lighting Charges		\$637.47
Total Current Month's Charges		\$637.47

00001356-0002920-Page 11 of 12

Important Messages

Adjusted Bill

Please review your billing details for past charges that have been billed and/or adjusted appropriately.



Florida Natives Nursery, Inc.

4115 Native Garden Drive
 Plant City, Florida 33565
 813-754-1900

Invoice

Date	Invoice #
7/26/2017	14327

Bill To
Mirabella Community Development District 2005 Pan Am Circle Drive, Suite 120 Tampa, FL 33607

Ship To

Terms	Due Date	Project
Net 30	8/25/2017	Mirabella

Date	Description	Qty	Rate	Amount
7/19/2017	Quarterly Buffer Maintenance: (year 1) Mitigation maintenance includes manual, mechanical, and herbicide maintenance controls of nuisance/invasive vegetation.	1	360.00	360.00
	Semi-Annual Buffer Maintenance: (year 2) Mitigation maintenance includes manual, mechanical, and herbicide maintenance control of nuisance/invasive vegetation.	0	460.00	0.00

We appreciate your business A service charge will be added to past due accounts equal to 1.5% per month (18% annually) on previous month's balance less payments received during the month.	Total	\$360.00
	Payments/Credits	\$0.00
	Balance Due	\$360.00

REVIEWEDdthomas 8/3/2017

Spearem Enterprises, LLC
8348 Little Rd. Ste. 201
New Port Richey 34654
(727) 237-2316
spearem.jmb@gmail.com



INVOICE

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

INVOICE # 2840
DATE 07/01/2017
DUE DATE 07/16/2017
TERMS Net 15

ACTIVITY	QTY	RATE	AMOUNT
Labor 6-5-2017:Clubhouse/Pool: Pickup all trash & debris around pool, parking area & grounds. Blew off pool deck.	1	60.00	60.00
Labor 6-19-2017:Clubhouse/Pool: Pickup all trash & debris around pool, parking area & grounds. Blew off pool deck.	1	60.00	60.00

BALANCE DUE **\$120.00**

REVIEWEDdtomas 8/3/2017

Suzanna M. Kimball
10400 Davis Road
Apt. 34
Tampa, FL 33637
Telephone (813) 389-4189

SK071317

Invoice

Date: 7/13/2017

To: Meritus **Via Email:** districtinvoicess@meritusdistricts.com

From: Suzanna M. Kimball

RE: Mirabella CDD 10635 Balm Road Pool Bathroom Cleaning Services

Mirabella CDD

Pool Bathroom Cleaning Services Thursday 7/13/2017 _____ \$45.00

Total Amount Due \$45.00

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

THANK YOU!

REVIEWEDdtomas 8/3/2017

Suzanna M. Kimball
10400 Davis Road
Apt. 34
Tampa, FL 33637
Telephone (813) 389-4189

Invoice

Date: 7/27/2017

To: Meritus **Via Email:** districtinvoices@meritusdistricts.com

From: Suzanna M. Kimball

RE: Mirabella CDD 10635 Balm Road Pool Bathroom Cleaning Services

Mirabella CDD

Pool Bathroom Cleaning Services Thursday 7/27/2017 _____ \$45.00

Total Amount Due \$45.00

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

THANK YOU!

REVIEWEDdtomas 8/3/2017

Tampa Bay Times

Published Daily

STATE OF FLORIDA } ss
COUNTY OF Hillsborough County

Before the undersigned authority personally appeared **Deirdre Almeida** who on oath says that he/she is **Legal Clerk** 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: Audit Committee** was published in **Tampa Bay Times: 7/23/17**, in said newspaper in the issues of **Baylink Hillsborough**

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

Signature of Affiant

Sworn to and subscribed before me this 07/23/2017.

Signature of Notary Public

Personally known or produced identification

Type of identification produced _____



NOTICE OF AUDIT COMMITTEE MEETING MIRABELLA COMMUNITY DEVELOPMENT DISTRICT

NOTICE IS HEREBY GIVEN that the Audit Committee of Mirabella Community Development District will hold a meeting on Thursday, August 3, 2017 at 2:00 p.m. to be held at the offices of Meritus located at 2005 Pan Am Circle Suite 120 Tampa, FL 33607.

The meeting is open to the public and will be conducted in accordance with the provisions of Florida Law for Community Development Districts. Copies of the agenda for any of the committee meetings may be obtained by contacting the District Manager's Office at (813) 397-5120. Affected parties and others interested may appear at these meetings and be heard.

There may be occasions when one or more committee members will participate by telephone. At the above location there will be present 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.

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) 397-5120, 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 committee 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.

Brian Lamb
District Manager

Run Date: 7-23-2017

502416

Tampa Bay Times
Published Daily

STATE OF FLORIDA } ss
COUNTY OF Hillsborough County

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Signature of Affiant

Sworn to and subscribed before me this 07/23/2017.

Signature of Notary Public

Personally known _____ or produced identification

Type of identification produced _____



NOTICE OF AUDIT COMMITTEE MEETING
MIRABELLA COMMUNITY DEVELOPMENT DISTRICT

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Brian Lamb
District Manager

Run Date: 7-23-2017

502416

Tampa Bay Times
Published Daily

STATE OF FLORIDA } ss
COUNTY OF Hernando & Citrus Counties, Hillsborough County,
Pasco County, Pinellas County

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Signature of Affiant

Sworn to and subscribed before me this 07/26/2017.

Signature of Notary Public

Personally known _____ or produced identification

Type of identification produced _____



**MIRABELLA
COMMUNITY DEVELOPMENT DISTRICT**

**NOTICE OF PUBLIC HEARING TO CONSIDER THE ADOPTION OF
THE FISCAL YEAR 2017/2018 BUDGET(S); AND NOTICE OF
REGULAR BOARD OF SUPERVISORS' MEETING.**

The Board of Supervisors ("Board") of the Mirabella Community Development District ("District") will hold a public hearing on August 3, 2017 at 2:00 p.m. at the offices of Meritus located at 2005 Pan Am Circle Suite 120 Tampa, FL 33607 for the purpose of hearing comments and objections on the adoption of the proposed budget(s) ("Proposed Budget") of the District for the fiscal year beginning October 1, 2017 and ending September 30, 2018 ("Fiscal Year 2017/2018"). A regular board meeting of the District will also be held at that time where the Board may consider any other business that may properly come before it. A copy of the agenda and Proposed Budget may be obtained at the offices of the District Manager, 2005 Pan Am Circle, Suite 120, Tampa, Florida 33607, (813) 397-5120 ("District Manager's Office"), during normal business hours.

The public hearing and meeting are open to the public and will be conducted in accordance with the provisions of Florida law. The public hearing and meeting may be continued to a date, time, and place to be specified on the record at the meeting. There may be occasions when Board Supervisors or District Staff may participate by speaker telephone.

Any person requiring special accommodations at this meeting because of a disability or physical impairment should contact the District Manager's Office at least forty-eight (48) hours prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Manager's Office.

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

Brian Lamb
District Manager

Run Date(s): July 19, 2017 and July 26, 2017 479210

Tampa Bay Times
Published Daily

STATE OF FLORIDA } ss
COUNTY OF Hernando & Citrus Counties, Hillsborough County,
Pasco County, Pinellas County

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Signature of Affiant

Sworn to and subscribed before me this 07/26/2017.

Signature of Notary Public

Personally known _____ or produced identification

Type of identification produced _____



MIRABELLA
COMMUNITY DEVELOPMENT DISTRICT

NOTICE OF PUBLIC HEARING TO CONSIDER THE ADOPTION OF THE FISCAL YEAR 2017/2018 BUDGET(S); AND NOTICE OF REGULAR BOARD OF SUPERVISORS' MEETING.

The Board of Supervisors ("Board") of the Mirabella Community Development District ("District") will hold a public hearing on August 3, 2017 at 2:00 p.m. at the offices of Meritus located at 2005 Pan Am Circle Suite 120 Tampa, FL 33607 for the purpose of hearing comments and objections on the adoption of the proposed budget(s) ("Proposed Budget") of the District for the fiscal year beginning October 1, 2017 and ending September 30, 2018 ("Fiscal Year 2017/2018"). A regular board meeting of the District will also be held at that time where the Board may consider any other business that may properly come before it. A copy of the agenda and Proposed Budget may be obtained at the offices of the District Manager, 2005 Pan Am Circle, Suite 120, Tampa, Florida 33607, (813) 397-5120 ("District Manager's Office"), during normal business hours.

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Brian Lamb
District Manager

Run Date(s): July 19, 2017 and July 26, 2017

479210



11749 Crestridge Loop
Trinity, FL 34655

Invoice

Date	Invoice #
7/17/2017	1579

Bill To
Meritus Mirabella CDD Attn: Nicole Chamberlain 2005 Pan Am Circle #120 Tampa, FL 33607

P.O. No.	Terms

Item	Description	Qty	Rate	Amount
Printing & Reprod... Install (Signage)	Pool Rules Sign 4' x 5'	1	395.00	395.00
	Deliver and site install	1	75.00	75.00

53900
46000

Subtotal	\$470.00
Sales Tax (0.0%)	\$0.00
Total	\$470.00
Payments/Credits	\$0.00
Balance Due	\$470.00

Phone #	Fax #	E-mail
(727) 480-6514	(727) 836-9783	mike@fcgmarketing.com

REVIEWEDdtomas 8/3/2017

Mirabella Community Development District Summary of Operations and Maintenance Invoices

Vendor	Invoice/Account Number	Amount	Vendor Total	Comments/Description
Monthly Contract				
Aquatic Systems, Inc.	382117	\$ 178.00		Lake & Wetland Services - August
Meritus Districts	7996	2,255.98		Management Services - August
Yellowstone	174118	2,440.50		Landscape Maintenance - August
Zebra Cleaning Team, Inc.	2118	750.00		Pool Cleaning - August
Monthly Contract Sub-Total		\$ 5,624.48		
Variable Contract				
Mcdimit Davis	35006	\$ 4,700.00		Audit FY16 - 07/30/17
Straley Robin Vericker	14685	403.50		Professional Services - thru 08/15/17
Variable Contract Sub-Total		\$ 5,103.50		
Utilities				
BOCC	0712968155 081817	\$ 107.88		Water Service - thru 08/14/17
Tampa Electric	211003638973 081517	38.43		Electric Service - thru 08/09/17
Tampa Electric	211003639179 081517	1,174.27		Electric Service - thru 08/09/17
Tampa Electric	211003639344 081517	560.01		Electric Service - thru 08/09/17
Tampa Electric	211003639526 081517	637.47	\$ 2,410.18	Electric Service - thru 08/09/17
Utilities Sub-Total		\$ 2,518.06		
Regular Services				
Spearem Enterprises, LLC	2909	\$ 120.00		Pickup Trash & Debris - July
Supervisor: Ryan Motko	RM050417	200.00		Supervisor Fee - 05/04/17
Supervisor: Ryan Motko	RM081117	200.00	\$ 400.00	Supervisor Fee - 08/11/17
Suzanna Kimball	SK081017	45.00		Pool Bathroom Cleaning - 08/10/17
Suzanna Kimball	SK082117	45.00	\$ 90.00	Pool Bathroom Cleaning - 08/21/17
US Bank	4707262	2,155.00		Trustee Fees - 07/01/17-06/30/18

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

Vendor	Invoice/Account Number	Amount	Vendor Total	Comments/Description
Regular Services Sub-Total				
		\$ 2,765.00		
Additional Services				
Spearem Enterprises, LLC	2895	\$ 120.00		Installed Lock Box - 08/01/17
Spearem Enterprises, LLC	2939	170.00	\$ 290.00	Install Gate Latch - 08/14/17
Zebra Cleaning Team, Inc.	2133	30.47		Vac Line Lock - 08/20/17
Additional Services Sub-Total				
		\$ 320.47		
TOTAL:		\$ 16,331.51		

Approved (with any necessary revisions noted):

Signature

Printed Name

Title (check one):

Chairman Vice Chairman Assistant Secretary



2100 NW 33rd Street Pompano Beach, FL 33069
1-800-432-4302 - Fax (954) 977-7877

Invoice

INVOICE DATE: 8/1/2017
INVOICE NUMBER: 0000382117
CUSTOMER NUMBER: 0070290
PO NUMBER:
PAYMENT TERMS: Net 30

Mirabella
C/O Meritus
2005 Pan Am Circle #120
Tampa, FL 33607

QTY ORD	ITEM DESCRIPTION	U/M	UNIT PRICE	EXT PRICE
1	Monthly Lake and Wetland Services - August		178.00	178.00

SALES TAX: (0.0%) \$0.00
LESS PAYMENT: \$0.00
TOTAL DUE: \$178.00

A 1.5% FINANCE CHARGE IS ADDED TO BALANCES 31 OR MORE DAYS PAST DUE

PLEASE RETURN THIS PORTION WITH PAYMENT.
MAKE CHECKS PAYABLE TO: **Aquatic Systems, Inc.**

Address Changes (Note on Back of this Slip)
Please include contact name and phone number

DATE: 8/1/2017
INVOICE NUMBER: 0000382117
CUSTOMER NUMBER: 0070290
TOTAL AMOUNT DUE: \$178.00

AUG 02 2017

Aquatic Systems, Inc.
2100 NW 33rd Street
Pompano Beach, FL 33069

AMOUNT PAID:

THANK YOU FOR YOUR BUSINESS!

REVIEWEDdtthomas 8/25/2017

Meritus Districts

2005 Pan Am Circle
Suite 120
Tampa, FL 33607



INVOICE

Invoice Number: 7996
Invoice Date: Aug 1, 2017
Page: 1

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

Bill To:
Mirabella CDD 2005 Pan Am Circle Suite 120 Tampa, FL 33607

Ship to:

Customer ID	Customer PO	Payment Terms	
Mirabella CDD		Net Due	
Sales Rep ID	Shipping Method	Ship Date	Due Date
	Best Way		8/1/17

Quantity	Item	Description	Unit Price	Amount
	DMS	District Management Services - August		2,250.00
	Postage	Postage - June		5.98

Handwritten mark

Subtotal	2,255.98
Sales Tax	
Total Invoice Amount	2,255.98
Payment/Credit Applied	
TOTAL	2,255.98

Check/Credit Memo No:

REVIEWEDdtthomas 8/25/2017



Landscape Professionals
 Post Office Box 849 || Bunnell, FL 32110
 Tel 386.437.6211 || Fax 386.586.1285

Invoice

Invoice: INV-0000174118
Invoice Date: August 1, 2017

Account: 19524
PO Number:

Bill To:
 Mirabella CDD
 c/o Meritus Communities
 2005 Pan Am Circle, Ste 120
 Tampa, FL 33607

Remit To:
 Yellowstone Landscape
 PO Box 101017
 Atlanta, GA 30392-1017

Project Number: 10151089.101
Property Name: Mirabella CDD
Terms: NET 30

Invoice Due Date: August 31, 2017
Invoice Amount: \$2,440.50
Month of Service: August 2017

Description	Current Amount
Monthly Landscape Maintenance	2,440.50

Invoice Total 2,440.50

lc

REVIEWEDDthomas 8/25/2017

Should you have any questions or inquiries please call (386) 437-6211.



Thanks For Your Business!

INVOICE

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

DATE: AUGUST 9, 2017
INVOICE # 2118

TO Mirabella
10635 county rd. 672

TECHNICIAN	JOB SITE	INSTALLATION DATE	PAYMENT TERMS	DUE DATE
Lance Wood				

QTY	ITEM #	DESCRIPTION	UNIT PRICE	LINE TOTAL
		August pool cleaning		\$750.00

SUBTOTAL	
SALES TAX	
TOTAL	\$750.00

Comments:

REVIEWED dthomas 8/25/2017

AUG 03 2017

MCDIRMIT DAVIS

CERTIFIED PUBLIC ACCOUNTANTS AND ADVISORS

934 North Magnolia Avenue, Suite 100
Orlando, FL 32803
407-843-5406

MIRABELLA CDD
c/o MERITUS
2005 PAN AM CIRCLE
SUITE 120
TAMPA, FL 33607

Invoice No. 35006
Date 07/30/2017
Client No. 10132

Accounting services rendered in connection with the preparation and issuance of audited financial statements for the year ended 09/30/2016.

Total Due This Invoice \$ 4,700.00

UC

REVIEWEDdtThomas 8/25/2017

Straley Robin Vericker

1510 W. Cleveland Street

Tampa, FL 33606

Telephone (813) 223-9400 * Facsimile (813) 223-5043

Federal Tax Id. - 20-1778458

Mirabella CDD
c/o MERITUS DISTRICTS
2005 PAN AM CIRCLE, SUITE 120
TAMPA, FL 33607

August 21, 2017
Client: 001295
Matter: 000001
Invoice #: 14685

Page: 1

RE: General

For Professional Services Rendered Through August 15, 2017

SERVICES

Date	Person	Description of Services	Hours	
7/18/2017	LB	PREPARE QUARTERLY REPORT TO DISSEMINATION AGENT FOR PERIOD ENDED JUNE 30, 2017.	0.2	
7/21/2017	LB	REVIEW EMAIL FROM J. GASKINS RE LIST FOR NONCOMPLIANCE WITH FISCAL YEAR 2015/2016 ANNUAL FINANCIAL REPORT FILINGS; PREPARE EMAIL TO B. LAMB AND A. WOLFE RE STATUS OF THE DISTRICT'S FILING OF SAME.	0.2	
7/30/2017	JMV	PREPARE QUARTERLY CDD BOND DISTRICT COUNSEL REPORT.	0.3	
8/2/2017	JMV	REVIEW AGENDA AND PREPARE FOR CDD BOARD MEETING.	0.3	
8/5/2017	JMV	REVIEW EMAIL FROM J. JOHNS.	0.1	
8/11/2017	VKB	PREPARE FOR AND ATTEND BOARD MEETING VIA TELEPHONE.	0.4	
8/14/2017	LB	FINALIZE QUARTERLY REPORT TO DISSEMINATION AGENT FOR PERIOD ENDED JUNE 30, 2017; PREPARE EMAIL TO DISSEMINATION AGENT TRANSMITTING SAME.	0.2	
Total Professional Services			1.7	\$403.50

PERSON RECAP

Person	Hours	Amount
JMV John M. Vericker	0.7	\$213.50

REVIEWED dthomas 8/25/2017

August 21, 2017
Client: 001295
Matter: 000001
Invoice #: 14685

Page: 2

PERSON RECAP

Person		Hours	Amount
VKB	Vivek K. Babbar	0.4	\$100.00
LB	Lynn Butler	0.6	\$90.00
	Total Services		\$403.50
	Total Disbursements		\$0.00
	Total Current Charges		\$403.50

PAY THIS AMOUNT

\$403.50

Please Include Invoice Number on all Correspondence



Hillsborough County Florida

CUSTOMER NAME MIRABELLA CDD	ACCOUNT NUMBER 0712968155	BILL DATE 08/18/2017	DUE DATE 09/08/2017
---------------------------------------	-------------------------------------	--------------------------------	-------------------------------

Service Address: 14306 ROMEO BLVD

S-Page 1 of 1

METER NUMBER	PREVIOUS DATE	PREVIOUS READ	PRESENT DATE	PRESENT READ	CONSUMPTION (IN GALLONS)	READ TYPE	METER DESCRIPTION
53136726	07/15/2017	2404	08/14/2017	2472	6800	ACTUAL	WATER

Service Address Charges

Customer Bill Charge	\$4.11
Purchase Water Pass-Thru	\$19.92
Water Base Charge	\$14.28
Water Consumption Charge	\$4.76
Sewer Base Charge	\$34.55
Sewer Usage Charge	\$30.26
Total Service Address Charges	\$107.88

Summary of Account Charges

Previous Balance	\$113.55
Net Payments - Thank You	(\$113.55)
Total Account Charges	\$107.88

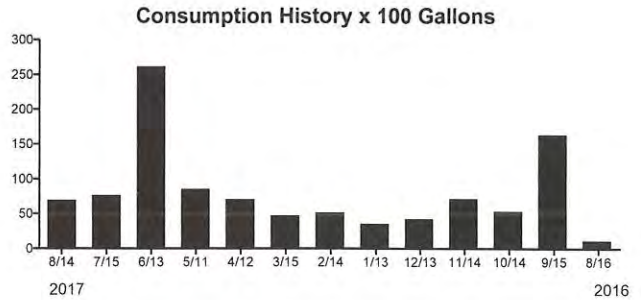
AMOUNT DUE	\$107.88
-------------------	-----------------

Important Message

The 2016 Water Quality Report is now available online at HCFLGov.net/WaterQualityReport. To request a mailed copy, call (813)246-3146 (TTY: 301-7173) and leave a message with your name, mailing address, and phone number.

Worried about wasting water from an inefficient irrigation system? If you would like your system evaluated, call Paula Staples, UF/IFAS Extension Hillsborough County, at 813-744-5519 X 54142, to see if a free evaluation can help you conserve water.

REVIEWEDdtomas 9/1/2017



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 CIR STE 120
TAMPA FL 33607-2529

AUG 25 2017

DUE DATE	09/08/2017
AMOUNT DUE	\$107.88
AMOUNT PAID	

0007129681552

00000107888

MIRABELLA COMMUNITY DEVELOPMENT
MIRABELLA COMMUNITY DEVE
C/O MERTIEUS DISTRICT
10705 COUNTY ROAD 672
RIVERVIEW, FL 33579-8410

Statement Date: 08/15/2017
Account: 211003638973

Current month's charges:	\$38.43
Total amount due:	\$38.43
Current month's charges due:	09/05/2017

Your Account Summary

Previous Amount Due	\$71.55
Payment(s) Received Since Last Statement	-\$71.55
Current Month's Charges Due By 09/05/2017	\$38.43
Total Amount Due	\$38.43

Go paperless and win!

More perks, less clutter. Enroll in Paperless Billing by Sept. 30, 2017 from **tecoaccount.com** to be entered to win an iPad!*



*Learn more about the benefits, and view the drawing terms and conditions at tecosupport.com/paperlessbilling.

REVIEWED dthomas 8/25/2017

00002524-0005161-Page 1 of 4

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



**Know what's below.
Call before you dig.**

Help us avoid service interruptions

Call 811 two full business days before your project to have utility lines marked for free. Utility lines can easily be damaged by planting trees, installing fences, etc. Avoid potential service interruptions for you and your neighbors. Digging on Saturday? Call 811 by Thursday. Visit sunshine811.com or tampaelectric.com/callbeforeyoudig.

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



WAYS TO PAY YOUR BILL



See reverse side for more information

Account: 211003638973

Current month's charges:	\$38.43
Total amount due:	\$38.43
Current month's charges due:	09/05/2017
Amount Enclosed	\$

660024799082

00002524 01 AB 0.40 33607 FTECO108151723291410 00000 05 01000000 003 07 31155 002



MIRABELLA COMMUNITY DEVELOPMENT
MIRABELLA COMMUNITY DEVE
C/O MERTIEUS DISTRICT
2005 PAN AM CIR, STE 120
TAMPA, FL 33607-2529

AUG 18 2017

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

66002479908221100363897300000000038431

Account: 211003638973
Statement Date: 08/15/2017
Current month's charges due 09/05/2017

Details of Charges – Service from 07/12/2017 to 08/09/2017

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

Rate Schedule: General Service - Non Demand

Meter Location: SIGN-IRR

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
K29671	08/09/2017	36,854		36,693		161 kWh	1	29 Days

Basic Service Charge						\$19.94	
Energy Charge		161 kWh @ \$0.06216/kWh				\$10.01	
Fuel Charge		161 kWh @ \$0.02956/kWh				\$4.76	
Florida Gross Receipt Tax						\$0.89	
Electric Service Cost						\$35.60	
State Tax						\$2.83	
Total Electric Cost, Local Fees and Taxes						\$38.43	

Total Current Month's Charges

\$38.43

Tampa Electric Usage History

Kilowatt-Hours Per Day (Average)



00002524-0005162-Page 3 of 4

Important Messages

The billing periods of the individual meters of a multi-metered account may differ from the dates displayed. All the meters on such an account may not have been read on the same date due to their location on the property.



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

Statement Date: 08/15/2017
Account: 211003639179

Current month's charges: \$1,174.27
Total amount due: \$1,174.27
Current month's charges due: 09/05/2017

Your Account Summary

Previous Amount Due	\$1,174.27
Payment(s) Received Since Last Statement	-\$1,174.27
Current Month's Charges Due By 09/05/2017	\$1174.27
Total Amount Due	\$1,174.27

Go paperless and win!

More perks, less clutter. Enroll in Paperless Billing by Sept. 30, 2017 from **tecoaccount.com** to be entered to win an iPad!*



*Learn more about the benefits, and view the drawing terms and conditions at tecosupport.com/paperlessbilling.

REVIEWED dthomas 8/25/2017

00002551-0005229-Page 9 of 12

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



**Know what's below.
Call before you dig.**

Help us avoid service interruptions

Call 811 two full business days before your project to have utility lines marked for free. Utility lines can easily be damaged by planting trees, installing fences, etc. Avoid potential service interruptions for you and your neighbors. Digging on Saturday? Call 811 by Thursday. Visit **sunshine811.com** or **tampaelectric.com/callbeforeyoudig**.

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



WAYS TO PAY YOUR BILL



See reverse side for more information

Account: 211003639179

Current month's charges: \$1,174.27
Total amount due: \$1,174.27
Current month's charges due: 09/05/2017

Amount Enclosed \$

660024799083

AUG 18 2017



MIRABELLA COMMUNITY DEVELOPMENT
MIRABELLA CDD
2005 PAN AM CIR, STE 120
TAMPA, FL 33607-2529

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

Account: 211003639179
Statement Date: 08/15/2017
Current month's charges due 09/05/2017

Details of Charges – Service from 07/12/2017 to 08/09/2017

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

Rate Schedule: Lighting Service

Lighting Service Items LS-1 (Bright Choices) for 29 days

Lighting Energy Charge	1540 kWh @ \$0.03224/kWh	\$49.65
Fixture & Maintenance Charge	35 Fixtures	\$480.90
Lighting Pole / Wire	35 Poles	\$518.70
Lighting Fuel Charge	1540 kWh @ \$0.02916/kWh	\$44.91
Florida Gross Receipt Tax		\$2.42
State Tax		\$77.69
Lighting Charges		\$1,174.27

Total Current Month's Charges **\$1,174.27**

00002551-0005230-Page 11 of 12

Important Messages



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

Statement Date: 08/15/2017
Account: 211003639344

Current month's charges:	\$623.17
Total amount due:	\$560.01
Current month's charges due:	09/05/2017

Your Account Summary

Previous Amount Due	\$560.60
Interest on Deposit	-\$1.16
Deposit Refund	
During our annual review of accounts, we found that your account is over-secured. We have credited a portion of your deposit to better reflect your typical usage.	
	-\$62.00
Payment(s) Received Since Last Statement	-\$560.60
Current Month's Charges Due By 09/05/2017	\$623.17
Total Amount Due	\$560.01

Go paperless and win!

More perks, less clutter. Enroll in Paperless Billing by Sept. 30, 2017 from **tecoaccount.com** to be entered to win an iPad!*



*Learn more about the benefits, and view the drawing terms and conditions at tecosupport.com/paperlessbilling.

REVIEWED dthomas 8/25/2017

00002551-0005225- Page 1 of 12

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



**Know what's below.
Call before you dig.**

Help us avoid service interruptions

Call 811 two full business days before your project to have utility lines marked for free. Utility lines can easily be damaged by planting trees, installing fences, etc. Avoid potential service interruptions for you and your neighbors. Digging on Saturday? Call 811 by Thursday. Visit sunshine811.com or tampaelectric.com/callbeforeyoudig.

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



WAYS TO PAY YOUR BILL



See reverse side for more information

Account: 211003639344

Current month's charges:	\$623.17
Total amount due:	\$560.01
Current month's charges due:	09/05/2017
Amount Enclosed	\$

660024799084

00002551 02 AB 0 40 33607 FTECO108151723291410 00000 05 01000000 003 07 31182 006



MIRABELLA COMMUNITY DEVELOPMENT
MIRABELLA COMMUNITY DEVE
2005 PAN AM CIR, STE 120
TAMPA, FL 33607-2529

AUG 18 2017

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

Account: 211003639344
Statement Date: 08/15/2017
Current month's charges due 09/05/2017

Details of Charges – Service from 07/12/2017 to 08/09/2017

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

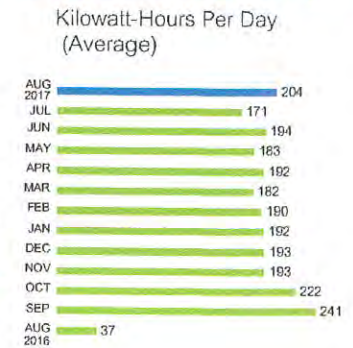
Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	Previous Reading	=	Total Used	Multiplier	Billing Period
K32125	08/09/2017	95,999	90,080		5,919 kWh	1	29 Days

Basic Service Charge					\$19.94
Energy Charge	5,919 kWh @ \$0.06216/kWh				\$367.93
Fuel Charge	5,919 kWh @ \$0.02956/kWh				\$174.97
Florida Gross Receipt Tax					\$14.43
Electric Service Cost					\$577.27
State Tax					\$45.90
Total Electric Cost, Local Fees and Taxes					\$623.17

Total Current Month's Charges **\$623.17**

Tampa Electric Usage History



00002551-0005226-Page 3 of 12

Important Messages

The billing periods of the individual meters of a multi-metered account may differ from the dates displayed. All the meters on such an account may not have been read on the same date due to their location on the property.

Deposit Credit Applied

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



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

Statement Date: 08/15/2017
Account: 211003639526

Past Due – Pay Immediately \$637.47

Current month's charges: \$637.47
Total amount due: \$1,274.94
Current month's charges due: 09/05/2017

Your Account Summary

Previous Amount Due	\$637.47
Payment(s) Received Since Last Statement	\$0.00
Past Due Unpaid Balance – Pay Immediately	\$637.47
Current Month's Charges Due By 09/05/2017	\$637.47
Total Amount Due	\$1,274.94

Go paperless and win!

More perks, less clutter. Enroll in Paperless Billing by Sept. 30, 2017 from **tecoaccount.com** to be entered to win an iPad!*



*Learn more about the benefits, and view the drawing terms and conditions at tecosupport.com/paperlessbilling.

REVIEWEDDthomas 8/25/2017

00002551-0005227- Page 5 of 12

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



**Know what's below.
Call before you dig.**

Help us avoid service interruptions

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



WAYS TO PAY YOUR BILL



See reverse side for more information

Account: 211003639526

Past Due – Pay Immediately \$637.47

Current month's charges: \$637.47
Total amount due: \$1,274.94
Current month's charges due: 09/05/2017

Amount Enclosed \$

660024799085

AUG 18 2017



MIRABELLA COMMUNITY DEVELOPMENT
MIRABELLA COMMUNITY DEVE
2005 PAN AM CIR, STE 120
TAMPA, FL 33607-2529

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

Account: 211003639526
Statement Date: 08/15/2017
Current month's charges due 09/05/2017

Details of Charges – Service from 07/12/2017 to 08/09/2017

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

Rate Schedule: Lighting Service

Lighting Service Items LS-1 (Bright Choices) for 29 days

Lighting Energy Charge	836 kWh @ \$0.03224/kWh	\$26.95
Fixture & Maintenance Charge	19 Fixtures	\$261.06
Lighting Pole / Wire	19 Poles	\$281.58
Lighting Fuel Charge	836 kWh @ \$0.02916/kWh	\$24.38
Florida Gross Receipt Tax		\$1.32
State Tax		\$42.18
Lighting Charges		\$637.47
Total Current Month's Charges		\$637.47

0000551-0005228-Page 7 of 12

Important Messages



Spearem Enterprises, LLC
 8348 Little Rd. Ste. 201
 New Port Richey 34654
 (727) 237-2316
 spearem.jmb@gmail.com



INVOICE

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

INVOICE # 2909
DATE 08/03/2017
DUE DATE 08/18/2017
TERMS Net 15

ACTIVITY	QTY	RATE	AMOUNT
Labor 7-3-2017:Clubhouse/Pool: Pickup all trash & debris around pool, parking area & grounds. Blew off pool deck.	1	60.00	60.00
Labor 7-17-2017:Clubhouse/Pool: Pickup all trash & debris around pool, parking area & grounds. Blew off pool deck.	1	60.00	60.00
BALANCE DUE			\$120.00

REVIEWEDdtomas 8/25/2017

MIRABELLA CDD

MEETING DATE: May 04, 2017

DMS Staff Signature: *Michelle Chamber*

SUPERVISORS	CHECK IF IN ATTENDANCE	STATUS	PAYMENT AMOUNT
JEFF HILLS	✓	SALARY WAIVED	0.00
ED ANDREWS		SALARY	200.00
RHONDA NELSON	✓	SALARY	200.00
RYAN MOTKO	✓	SALARY	200.00
VACANT		SALARY	

RM 050417

REVIEWEDdtthomas 9/1/2017

MIRABELLA CDD

MEETING DATE: August 11, 2017

DMS Staff Signature: *Wade Clark*

SUPERVISORS	CHECK IF IN ATTENDANCE	STATUS	PAYMENT AMOUNT
JEFF HILLS	✓	SALARY WAIVED	0.00
ED ANDREWS		SALARY	200.00
RHONDA NELSON	✓	SALARY	200.00
RYAN MOTKO	✓	SALARY	200.00
VACANT		SALARY	

RM 081117

REVIEWED dthomas 9/1/2017

Suzanna M. Kimball
10400 Davis Road
Apt. 34
Tampa, FL 33637
Telephone (813) 389-4189

Invoice

Date: 8/10/2017

To: Meritus **Via Email:** districtinvoices@meritusdistricts.com

From: Suzanna M. Kimball

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

Mirabella CDD

Pool Bathroom Cleaning Services Thursday 8/10/2017 _____ \$45.00

Total Amount Due \$45.00

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

THANK YOU!

REVIEWEDdthomas 8/25/2017

Suzanna M. Kimball
10400 Davis Road
Apt. 34
Tampa, FL 33637
Telephone (813) 389-4189

Invoice

Date: 8/21/2017

To: Meritus **Via Email:** districtinvoices@meritusdistricts.com

From: Suzanna M. Kimball

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

Mirabella CDD

Pool Bathroom Cleaning Services Monday 8/21/2017 _____ \$45.00

Total Amount Due \$45.00

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

THANK YOU!

REVIEWEDdtThomas 8/25/2017



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

Invoice Number: 4707262
 Account Number: 275175000
 Invoice Date: 07/25/2017
 Direct Inquiries To: STACEY JOHNSON
 Phone: 407-835-3805

MIRABELLA COMMUNITY DEVELOPMENT DIST
 ATTN DISTRICT MANAGER
 2005 PAN AM CIRCLE STE 120
 TAMPA FL 33607

MIRABELLA CDD 2015

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

STATEMENT SUMMARY

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

TOTAL AMOUNT DUE \$2,155.00

All invoices are due upon receipt.

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

MIRABELLA CDD 2015

Invoice Number: 4707262
 Account Number: 275175000
 Current Due: \$2,155.00

 Direct Inquiries To: STACEY JOHNSON
 Phone: 407-835-3805

AUG 04 2017

Wire Instructions:

U.S. Bank
 ABA # 091000022
 Acct # 1-801-5013-5135
 Trust Acct # 275175000
 Invoice # 4707262
 Attn: Fee Dept St. Paul

Please mail payments to:

U.S. Bank
 CM-9690
 PO BOX 70870
 St. Paul, MN 55170-9690

REVIEWED dthomas 8/25/2017



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

Invoice Number: 4707262
 Invoice Date: 07/25/2017
 Account Number: 275175000
 Direct Inquiries To: STACEY JOHNSON
 Phone: 407-835-3805

MIRABELLA CDD 2015

Accounts Included 275175000 275175001 275175002 275175003 275175004 275175005
 In This Relationship: 275175006

CURRENT CHARGES SUMMARIZED FOR ENTIRE RELATIONSHIP

Detail of Current Charges	Volume	Rate	Portion of Year	Total Fees
04200 Trustee	1.00	2,000.00	100.00%	\$2,000.00
Subtotal Administration Fees - In Advance 07/01/2017 - 06/30/2018				\$2,000.00
Incidental Expenses	2,000.00	0.0775		\$155.00
Subtotal Incidental Expenses				\$155.00
TOTAL AMOUNT DUE				\$2,155.00

Handwritten notes and stamp:
 81300
 5600
 AUG 04 2017
 Justice

Spearem Enterprises, LLC
8348 Little Rd. Ste. 201
New Port Richey 34654
(727) 237-2316
spearem.jmb@gmail.com



INVOICE

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

INVOICE # 2895
DATE 08/01/2017
DUE DATE 08/31/2017
TERMS Net 30

ACTIVITY	QTY	RATE	AMOUNT
Labor Installed lock box at clubhouse Cost includes labor and material.	1	120.00	120.00

BALANCE DUE **\$120.00**

REVIEWEDdtthomas 8/25/2017

Spearem Enterprises, LLC
 8348 Little Rd. Ste. 201
 New Port Richey 34654
 (727) 237-2316
 spearem.jmb@gmail.com



INVOICE

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

INVOICE # 2939
DATE 08/14/2017
DUE DATE 09/13/2017
TERMS Net 30

ACTIVITY	QTY	RATE	AMOUNT
Labor Ordered and Installed Gate Latch. Cost includes labor and Latch.	1	170.00	170.00

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

BALANCE DUE **\$170.00**

REVIEWEDdtThomas 8/25/2017



Thanks For Your Business!

INVOICE

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

DATE: AUGUST 20, 2017
 INVOICE # 2133
 EXPIRATION DATE

TO Mirabella
 10635 county rd. 672

TECHNICIAN	JOB SITE	INSTALLATION DATE	PAYMENT TERMS	DUE DATE
Lance Wood				

QTY	ITEM #	DESCRIPTION	UNIT PRICE	LINE TOTAL
		Vac line lock for pool		\$30.47

SUBTOTAL	
SALES TAX	
TOTAL	\$30.47

Comments: all the vac line ports in the pool must be covered up with a vac lock.

REVIEWED dthomas 8/25/2017

Mirabella Community Development District Summary of Operations and Maintenance Invoices

Vendor	Invoice/Account Number	Amount	Vendor Total	Comments/Description
Monthly Contract				
Aquatic Systems, Inc.	385064	\$ 178.00		Lake & Wetland Services - September
Meritus Districts	8025	2,276.97		Management Services - September
Yellowstone	179941	2,440.50		Landscape Maintenance - September
Zebra Cleaning Team	2305	750.00		Pool Cleaning - September
Monthly Contract Sub-Total		\$ 5,645.47		
Variable Contract				
Stantec	1242937	\$ 162.00		Professional Services - thru 08/18/17 - General
Straley Robin Vericker	14803	91.50		Professional Services - thru 09/15/17 - General
Variable Contract Sub-Total		\$ 253.50		
Utilities				
BOCC	0712968155 091917	\$ 65.87		Water Service - thru 09/14/17
Tampa Electric	211003638973 091517	43.92		Electric Service - thru 09/13/17
Tampa Electric	211003639179 091517	1,174.27		Electric Service - thru 09/11/17
Tampa Electric	211003639344 091517	774.26		Electric Service - thru 09/13/17
Tampa Electric	211003639526 091517	637.47	\$ 2,629.92	Electric Service - thru 09/11/17
Utilities Sub-Total		\$ 2,695.79		
Regular Services				
Suzanna Kimball	SK090417	\$ 45.00		Cleaning Services - 09/04/17
Suzanna Kimball	SK092117	115.00	\$ 160.00	Cleaning Services - 09/21/17
Regular Services Sub-Total		\$ 160.00		
Additional Services				

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

Vendor	Invoice/Account Number	Amount	Vendor Total	Comments/Description
Spearem Enterprises, LLC	2950	\$ 355.00		Install Message Board - 08/24/17
Spearem Enterprises, LLC	3009	320.00	\$ 675.00	Replace Patio Furniture - 09/15/17
Yellowstone	177213	157.14		Irrigation Repairs - 08/31/17
Yellowstone	181090	78.50	\$ 235.64	Irrigation Repairs - 09/30/17
Zebra Cleaning Team	2319	469.23		Ground Fault Socket - 09/26/17
Additional Services Sub-Total		\$ 1,379.87		
TOTAL:		\$ 10,134.63		

Approved (with any necessary revisions noted):

Signature

Printed Name

Title (check one):

Chairman Vice Chairman Assistant Secretary



Aquatic Systems, Inc.

LAKE & WETLAND MANAGEMENT SERVICES

2100 NW 33rd Street Pompano Beach, FL 33069

1-800-432-4302 - Fax (954) 977-7877

Invoice

INVOICE DATE:	9/1/2017
INVOICE NUMBER:	0000385064
CUSTOMER NUMBER:	0070290
PO NUMBER:	
PAYMENT TERMS:	Net 30

Mirabella
 C/O Meritus
 2005 Pan Am Circle #120
 Tampa, FL 33607

SEP 05 2017

QTY ORD	ITEM DESCRIPTION	I/M	UNIT PRICE	EXT PRICE
1	Monthly Lake and Wetland Services - September		178.00	178.00

WC

SALES TAX: (0.0%)	\$0.00
LESS PAYMENT:	\$0.00
TOTAL DUE:	\$178.00

A 1.5% FINANCE CHARGE IS ADDED TO BALANCES 31 OR MORE DAYS PAST DUE

PLEASE RETURN THIS PORTION WITH PAYMENT.
 MAKE CHECKS PAYABLE TO: **Aquatic Systems, Inc.**

Address Changes (Note on Back of this Slip)
 Please include contact name and phone number

DATE:	9/1/2017
INVOICE NUMBER:	0000385064
CUSTOMER NUMBER:	0070290
TOTAL AMOUNT DUE:	\$178.00

Aquatic Systems, Inc.
 2100 NW 33rd Street
 Pompano Beach, FL 33069

AMOUNT PAID:

THANK YOU FOR YOUR BUSINESS!

REVIEWEDdthomas 9/20/2017

Meritus Districts

2005 Pan Am Circle
 Suite 120
 Tampa, FL 33607

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



INVOICE

Invoice Number: 8025
 Invoice Date: Sep 1, 2017
 Page: 1

Bill To:
Mirabella CDD 2005 Pan Am Circle Suite 120 Tampa, FL 33607

Ship to:

Customer ID	Customer PO	Payment Terms	
Mirabella CDD		Net Due	
Sales Rep ID	Shipping Method	Ship Date	Due Date
	Best Way		9/1/17

Quantity	Item	Description	Unit Price	Amount
	DMS	District Management Services - September		2,250.00
	Postage	Postage - July		26.97
Subtotal				2,276.97
Sales Tax				
Total Invoice Amount				2,276.97
Payment/Credit Applied				
TOTAL				2,276.97

Check/Credit Memo No:

REVIEWED dthomas 8/25/2017



Landscape Professionals
Post Office Box 849 || Bunnell, FL 32110
Tel 386.437.6211 || Fax 386.586.1285

Invoice

Invoice: INV-0000179941
Invoice Date: September 1, 2017

Account: 19524
PO Number:

Bill To:
Mirabella CDD
c/o Meritus Communities
2005 Pan Am Circle, Ste 120
Tampa, FL 33607

Remit To:
Yellowstone Landscape
PO Box 101017
Atlanta, GA 30392-1017

Project Number: 10151089.101
Property Name: Mirabella CDD
Terms: NET 30

Invoice Due Date: October 1, 2017
Invoice Amount: \$2,440.50
Month of Service: September 2017

Description	Current Amount
Monthly Landscape Maintenance	2,440.50
Invoice Total	2,440.50

Should you have any questions or inquiries please call (386) 437-6211.

REVIEWEDdtomas 9/20/2017



Thanks For Your Business!

INVOICE

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

DATE: SEPTEMBER 18, 2017

INVOICE # 2305

EXPIRATION DATE

TO **Mirabella**
 10635 county rd. 672

TECHNICIAN	JOB SITE	INSTALLATION DATE	PAYMENT TERMS	DUE DATE
Lance Wood				

QTY	ITEM #	DESCRIPTION	UNIT PRICE	LINE TOTAL
		September pool cleaning		\$750.00

SUBTOTAL	
SALES TAX	
TOTAL	\$750.00

Comments:

REVIEWED dthomas 9/20/2017



INVOICE

Invoice Number 1242937
Invoice Date August 25, 2017
Purchase Order 215612179
Customer Number 99870
Project Number 215612179

Bill To

Mirabella Community Development District
 Accounts Payable
 c/o Meritus Districts
 2005 Pan Am Circle Suite 120
 Tampa FL 33607
 United States

Please Remit To

Stantec Consulting Services Inc. (SCSI)
 13980 Collections Center Drive
 Chicago IL 60693
 United States

Project **Mirabella CDD**
 Project Manager Stewart, Tonja L For Period Ending **August 18, 2017**
 Current Invoice Total (USD) 162.00

Research drainage easement behind houses on Massimo Drive

Top Task 217 2017 FY General Consulting

Professional Services

Category/Employee	Current Hours	Rate	Current Amount
Nurse, Vanessa M	2.25	72.00	162.00
Subtotal Professional Services	<u>2.25</u>		<u>162.00</u>

Top Task Subtotal 2017 FY General Consulting 162.00

Total Fees & Disbursements 162.00

INVOICE TOTAL (USD) 162.00

Due on Receipt

Please contact Brenna Kaiser if you have any questions concerning this invoice.
 Phone: (813) 223-9500 E-mail: brenna.kaiser@Stantec.com
 ** PLEASE INCLUDE INVOICE # WITH PAYMENT **
 Thank you.

SEP 05 2017

REVIEWEDdthomas 9/20/2017

Straley Robin Vericker

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

Mirabella CDD
c/o MERITUS DISTRICTS
2005 PAN AM CIRCLE, SUITE 120
TAMPA, FL 33607

September 23, 2017
Client: 001295
Matter: 000001
Invoice #: 14803

Page: 1

RE: General

For Professional Services Rendered Through September 15, 2017

SERVICES

Date	Person	Description of Services	Hours	
8/25/2017	JMV	REVIEW EMAIL FROM A. LYALINA; REVIEW EMAIL FROM J. HILLS.	0.3	
Total Professional Services			0.3	\$91.50

PERSON RECAP

Person	Hours	Amount
JMV John M. Vericker	0.3	\$91.50

REVIEWEDDthomas 9/28/2017

September 23, 2017
Client: 001295
Matter: 000001
Invoice #: 14803

Page: 2

Total Services	\$91.50	
Total Disbursements	\$0.00	
Total Current Charges		\$91.50

PAY THIS AMOUNT	\$91.50
------------------------	----------------

Please Include Invoice Number on all Correspondence



Hillsborough County Florida

CUSTOMER NAME MIRABELLA CDD	ACCOUNT NUMBER 0712968155	BILL DATE 09/19/2017	DUE DATE 10/10/2017
---------------------------------------	-------------------------------------	--------------------------------	-------------------------------

Service Address: 14306 ROMEO BLVD

S-Page 1 of 1



METER NUMBER	PREVIOUS DATE	PREVIOUS READ	PRESENT DATE	PRESENT READ	CONSUMPTION (IN GALLONS)	READ TYPE	METER DESCRIPTION
53136726	08/14/2017	2472	09/14/2017	2488	1600	ACTUAL	WATER

Service Address Charges

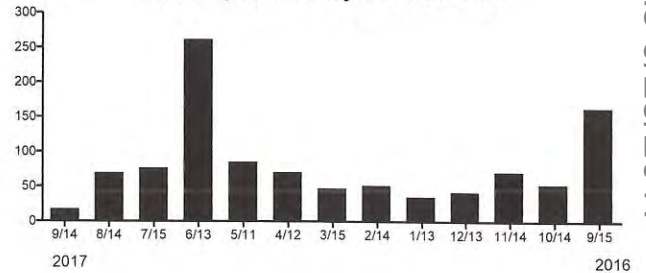
Customer Bill Charge	\$4.11
Purchase Water Pass-Thru	\$4.69
Water Base Charge	\$14.28
Water Consumption Charge	\$1.12
Sewer Base Charge	\$34.55
Sewer Usage Charge	\$7.12
Total Service Address Charges	\$65.87

Summary of Account Charges

Previous Balance	\$107.88
Net Payments - Thank You	(\$107.88)
Total Account Charges	\$65.87
AMOUNT DUE	\$65.87

REVIEWED dthomas 9/28/2017

Consumption History x 100 Gallons



Hillsborough County Florida

Make checks payable to: **BOCC**

ACCOUNT NUMBER: 0712968155

ELECTRONIC PAYMENTS BY CHECK OR

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



Affected by Hurricane Irma? Storm Recovery Resources at HCFLGoc.net/StaySafe may help. Public Utility info is on the back of this bill.



MIRABELLA CDD
2005 PAN AM CIR STE 120
TAMPA FL 33607-2529

SEP 25 2017 455

DUE DATE	10/10/2017
AMOUNT DUE	\$65.87
AMOUNT PAID	

0007129681552

91
00000065871

MIRABELLA COMMUNITY DEVELOPMENT
MIRABELLA COMMUNITY DEVE
C/O MERTIEUS DISTRICT
10705 COUNTY ROAD 672
RIVERVIEW, FL 33579-8410

Statement Date: 09/15/2017
Account: 211003638973

Current month's charges: \$43.92
Total amount due: \$43.92
Current month's charges due: 10/06/2017

Your Account Summary

Previous Amount Due	\$38.43
Payment(s) Received Since Last Statement	-\$38.43
Current Month's Charges Due By 10/06/2017	\$43.92
Total Amount Due	\$43.92

WC

Report a streetlight
*It's easy to request a streetlight
or area light repair at
tampaelectric.com/reportlight.*



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



We hope you and your family are safe following historic Hurricane Irma. Thank you for your patience during our restoration effort.

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



WAYS TO PAY YOUR BILL



See reverse side for more information

Account: 211003638973

Current month's charges: \$43.92
Total amount due: \$43.92
Current month's charges due: 10/06/2017
Amount Enclosed \$

634098885696

00003339 01 AB 0.40 33607 FTECO109151723344810 00000 05 01000000 005 07 31948 002



MIRABELLA COMMUNITY DEVELOPMENT
MIRABELLA COMMUNITY DEVE
C/O MERTIEUS DISTRICT
2005 PAN AM CIR, STE 120
TAMPA, FL 33607-2529

SEP 20 2017

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

6340988856962110036389730000000043927

00003339-0006904-Page 1 of 4

REVIEWED dthomas 9/22/2017



Account: 211003638973
Statement Date: 09/15/2017
Current month's charges due 10/06/2017

Details of Charges – Service from 08/10/2017 to 09/13/2017

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

Rate Schedule: General Service - Non Demand

Meter Location: SIGN-IRR

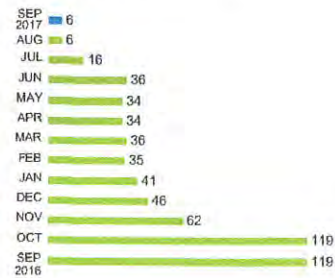
Meter Number	Read Date	Current Reading	Previous Reading	Total Used	Multiplier	Billing Period
K29671	09/13/2017	37,069	36,854	215 kWh	1	35 Days

Basic Service Charge		\$19.94
Energy Charge	215 kWh @ \$0.06216/kWh	\$13.36
Fuel Charge	215 kWh @ \$0.02956/kWh	\$6.36
Florida Gross Receipt Tax		\$1.02
Electric Service Cost		\$40.68
State Tax		\$3.24
Total Electric Cost, Local Fees and Taxes		\$43.92

Total Current Month's Charges **\$43.92**

Tampa Electric Usage History

Kilowatt-Hours Per Day (Average)



00003339-0006805-Page 3 of 4

Important Messages

The billing periods of the individual meters of a multi-metered account may differ from the dates displayed. All the meters on such an account may not have been read on the same date due to their location on the property.

About Your Meter Read

As a result of our around-the-clock Hurricane Irma restoration efforts, your meter read may have been estimated for this billing period. Estimates are based on past usage at the location and will be reflected on the bill as "Estimated". If the estimate was too high or too low, your next bill will be automatically adjusted.



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

Statement Date: 09/15/2017
Account: 211003639179

Current month's charges:	\$1,174.27
Total amount due:	\$1,174.27
Current month's charges due:	10/06/2017

Your Account Summary

Previous Amount Due	\$1,174.27
Payment(s) Received Since Last Statement	-\$1,174.27
Current Month's Charges Due By 10/06/2017	\$1174.27
Total Amount Due	\$1,174.27

Report a streetlight
*It's easy to request a streetlight
or area light repair at*
tampaelectric.com/reportlight.



REVIEWED Dthomas 9/22/2017

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



We hope you and your family are safe following historic Hurricane Irma. Thank you for your patience during our restoration effort.

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



WAYS TO PAY YOUR BILL



See reverse side for more information

Account: 211003639179

Current month's charges:	\$1,174.27
Total amount due:	\$1,174.27
Current month's charges due:	10/06/2017

Amount Enclosed \$
634098885697

SEP 20 2017



MIRABELLA COMMUNITY DEVELOPMENT
MIRABELLA CDD
2005 PAN AM CIR, STE 120
TAMPA, FL 33607-2529

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

6340988856972110036391790000001174276

00004455-0009325-Page 9 of 12

Account: 211003639179
Statement Date: 09/15/2017
Current month's charges due 10/06/2017

Details of Charges – Service from 08/10/2017 to 09/11/2017

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

Rate Schedule: Lighting Service

Lighting Service Items LS-1 (Bright Choices) for 33 days

Lighting Energy Charge	1540 kWh @ \$0.03224/kWh	\$49.65
Fixture & Maintenance Charge	35 Fixtures	\$480.90
Lighting Pole / Wire	35 Poles	\$518.70
Lighting Fuel Charge	1540 kWh @ \$0.02916/kWh	\$44.91
Florida Gross Receipt Tax		\$2.42
State Tax		\$77.69
Lighting Charges		\$1,174.27

Total Current Month's Charges

\$1,174.27

Important Messages

About Your Meter Read

As a result of our around-the-clock Hurricane Irma restoration efforts, your meter read may have been estimated for this billing period. Estimates are based on past usage at the location and will be reflected on the bill as "Estimated". If the estimate was too high or too low, your next bill will be automatically adjusted.

00004455-0008326-Page 11 of 12



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

Statement Date: 09/15/2017
Account: 211003639344

Current month's charges:	\$774.26
Total amount due:	\$774.26
Current month's charges due:	10/06/2017

Your Account Summary

Previous Amount Due	\$560.01
Payment(s) Received Since Last Statement	-\$560.01
Current Month's Charges Due By 10/06/2017	\$774.26
Total Amount Due	\$774.26

Report a streetlight
*It's easy to request a streetlight
or area light repair at*
tampaelectric.com/reportlight.



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



We hope you and your family are safe following historic Hurricane Irma. Thank you for your patience during our restoration effort.

REVIEWED Dthomas 9/22/2017

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



See reverse side for more information

Account: 211003639344

Current month's charges:	\$774.26
Total amount due:	\$774.26
Current month's charges due:	10/06/2017

Amount Enclosed \$ _____
634098885698



MIRABELLA COMMUNITY DEVELOPMENT
MIRABELLA COMMUNITY DEVE
2005 PAN AM CIR, STE 120
TAMPA, FL 33607-2529

SEP 20 2017

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

Account: 211003639344
Statement Date: 09/15/2017
Current month's charges due 10/06/2017

Details of Charges – Service from 08/10/2017 to 09/13/2017

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

Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	Previous Reading	=	Total Used	Multiplier	Billing Period
K32125	09/13/2017	3,406	95,999		7,407 kWh	1	35 Days

Basic Service Charge		\$19.94
Energy Charge	7,407 kWh @ \$0.06216/kWh	\$460.42
Fuel Charge	7,407 kWh @ \$0.02956/kWh	\$218.95
Florida Gross Receipt Tax		\$17.93
Electric Service Cost		\$717.24
State Tax		\$57.02
Total Electric Cost, Local Fees and Taxes		\$774.26
Total Current Month's Charges		\$774.26

Tampa Electric Usage History

Kilowatt-Hours Per Day (Average)



00004465-0008324-Page 7 of 12

Important Messages

The billing periods of the individual meters of a multi-metered account may differ from the dates displayed. All the meters on such an account may not have been read on the same date due to their location on the property.

About Your Meter Read

As a result of our around-the-clock Hurricane Irma restoration efforts, your meter read may have been estimated for this billing period. Estimates are based on past usage at the location and will be reflected on the bill as "Estimated". If the estimate was too high or too low, your next bill will be automatically adjusted.



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

Statement Date: 09/15/2017
Account: 211003639526

Current month's charges: \$637.47
Total amount due: \$637.47
Current month's charges due: 10/06/2017

Your Account Summary

Previous Amount Due	\$1,274.94
Payment(s) Received Since Last Statement	-\$1,274.94
Current Month's Charges Due By 10/06/2017	\$637.47
Total Amount Due	\$637.47

Report a streetlight
*It's easy to request a streetlight
or area light repair at*
tampaelectric.com/reportlight.



00004455-0008321-Page 1 of 12

REVIEWED dthomas 9/22/2017

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



We hope you and your family are safe following historic Hurricane Irma. Thank you for your patience during our restoration effort.

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



WAYS TO PAY YOUR BILL



See reverse side for more information

Account: 211003639526

Current month's charges: \$637.47
Total amount due: \$637.47
Current month's charges due: 10/06/2017
Amount Enclosed \$

634098885699

00004455 02 AB 0.40 33607 FTECO109151723344810 00000 05 01000000 009 07 33064 006



MIRABELLA COMMUNITY DEVELOPMENT
MIRABELLA COMMUNITY DEVE
2005 PAN AM CIR, STE 120
TAMPA, FL 33607-2529

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

SEP 20 2017

6340988856992110036395260000000637479

Account: 211003639526
Statement Date: 09/15/2017
Current month's charges due 10/06/2017

Details of Charges – Service from 08/10/2017 to 09/11/2017

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

Rate Schedule: Lighting Service

Lighting Service Items LS-1 (Bright Choices) for 33 days

Lighting Energy Charge	836 kWh @ \$0.03224/kWh	\$26.95
Fixture & Maintenance Charge	19 Fixtures	\$261.06
Lighting Pole / Wire	19 Poles	\$281.58
Lighting Fuel Charge	836 kWh @ \$0.02916/kWh	\$24.38
Florida Gross Receipt Tax		\$1.32
State Tax		\$42.18
Lighting Charges		\$637.47

Total Current Month's Charges **\$637.47**

00004455-0008322-Page 3 of 12

Important Messages

About Your Meter Read

As a result of our around-the-clock Hurricane Irma restoration efforts, your meter read may have been estimated for this billing period. Estimates are based on past usage at the location and will be reflected on the bill as "Estimated". If the estimate was too high or too low, your next bill will be automatically adjusted.



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

Invoice

Date: 9/4/2017

To: Meritus **Via Email:** districtinvoices@meritusdistricts.com

From: Suzanna M. Kimball

RE: Mirabella CDD 10635 Balm Road Pool Bathroom Cleaning Services

Mirabella CDD

Pool Bathroom Cleaning Services Monday 9/4/2017 _____ \$45.00



Total Amount Due \$45.00

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

THANK YOU!

REVIEWEDdtThomas 9/20/2017