

**MIRABELLA
COMMUNITY DEVELOPMENT DISTRICT
BOARD OF SUPERVISORS
PUBLIC HEARING & REGULAR MEETING
AUGUST 22, 2019**

MIRABELLA
COMMUNITY DEVELOPMENT DISTRICT AGENDA
AUGUST 22, 2019 10:00 a.m.
PUBLIC HEARING & REGULAR MEETING

The Offices of Meritus.

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

District Board of Supervisors	Chairman Vice-Chairman Supervisor Supervisor Supervisor	Demetrius Rose Winthrop Tyler Troy Gough Vacant Vacant
District Manager	Meritus	Nicole Hicks
District Attorney	Straley Robin Vericker	John Vericker Vivek Babbar
District Engineer	Stantec	Tonja Stewart

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

The meeting will begin at 10:00 a.m. Following the Call to Order, the public has the opportunity to comment on posted agenda items during the third section called Public Comments on Agenda Items. Each individual is limited to three (3) minutes for such comment. The Board is not required to take action at this time, but will consider the comments presented as the agenda progresses. The meeting will resume after the public hearing with the seventh section called Business Items. This section contains items for approval by the District Board of Supervisors that may require discussion, motions, and votes on an item-by-item basis. If any member of the audience would like to speak on one of the business items, they will need to register with the District Administrator prior to the presentation of that agenda item. Agendas can be reviewed by contacting the Manager's office at (813) 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 eighth section is called Consent Agenda. The Consent Agenda section contains items that require the review and approval of the District Board of Supervisors as a normal course of business. The ninth section is called Vendor/Staff Reports. This section allows the District Administrator, Engineer, and Attorney to update the Board of Supervisors on any pending issues that are being researched for Board action. The tenth section is called Supervisor Requests. This is the section in which the Supervisors may request Staff to prepare certain items in an effort to meet the District's needs. The final section is called Audience Questions, Comments and Discussion Forum. This portion of the agenda is where individuals may comment on matters that concern the District. The Board of Supervisors or Staff is not obligated to provide a response until sufficient time for research or action is warranted.

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this meeting is asked to advise the District Office at (813) 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.

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.

August 22, 2019

Board of Supervisors
Mirabella Community Development District

Dear Board Members:

The Public Hearing & Regular Meeting of Mirabella Community Development District will be held on **Friday, August 22, 2019 at 10:00 a.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. RECESS TO PUBLIC HEARING**
- 4. PUBLIC HEARING ON ADOPTING PROPOSED FISCAL YEAR 2020 BUDGET**
 - A. Open Public Hearing on Proposed Fiscal Year 2020 Budget
 - B. Staff Presentations
 - C. Public Comment
 - D. Consideration of Resolution 2019-05; Adopting Fiscal Year 2020 Budget..... Tab 01
 - E. Close Public Hearing on Proposed Fiscal Year 2020 Budget
- 5. PUBLIC HEARING ON LEVYING O&M ASSESSMENTS**
 - A. Open Public Hearing on Levying O&M Assessments
 - B. Staff Presentations
 - C. Public Comment
 - D. Consideration of Resolution 2019-06; Levying O&M Assessments..... Tab 02
 - E. Close Public Hearing on Levying O&M Assessments
- 6. RETURN AND PROCEED TO REGULAR MEETING**
- 7. BUSINESS ITEMS**
 - A. Acceptance of Resignation of Board Member- Eduardo Figueroa.....Tab 03
 - B. Discussion on Resumes for Open Board Seat.....Tab 04
 - C. Consideration of Resolution 2019-07; Re-Designating Officers.....Tab 05
 - D. Consideration of Resolution 2019-08; Setting Fiscal Year 2020 Meeting Schedule.....Tab 06
 - E. General Matters of the District
- 8. CONSENT AGENDA**
 - A. Consideration of Minutes of the Regular Meeting June 06, 2019..... Tab 07
 - B. Consideration of Minutes of the Continued Meeting June 07, 2019.....Tab 08
 - C. Consideration of Operation and Maintenance Expenditures May 2019..... Tab 09
 - D. Consideration of Operation and Maintenance Expenditures June 2019..... Tab 10
 - E. Consideration of Operation and Maintenance Expenditures July 2019..... Tab 11
 - F. Review of Financial Statements Month Ending July 31, 2019.....Tab 12
- 9. VENDOR/STAFF REPORTS**
 - A. District Counsel
 - B. District Engineer
 - C. District Manager
- 10. BOARD OF SUPERVISORS REQUESTS AND COMMENTNS**
- 11. AUDIENCE QUESTIONS, COMMENTS AND DISCUSSION FORUM**
- 12. ADJORNMENT**

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,

A handwritten signature in blue ink, appearing to read "Brian Lamb", enclosed within a thin black rectangular border.

Brian Lamb, CEO

RESOLUTION 2019-05

THE ANNUAL APPROPRIATION RESOLUTION OF THE MIRABELLA COMMUNITY DEVELOPMENT DISTRICT RELATING TO THE ANNUAL APPROPRIATIONS AND ADOPTING THE BUDGET FOR THE FISCAL YEAR BEGINNING OCTOBER 1, 2019, AND ENDING SEPTEMBER 30, 2020; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the District Manager has, prior to the fifteenth (15th) day in June, 2019, submitted to the Board of Supervisors (the “**Board**”) a proposed budget for the next ensuing budget year (the “**Proposed Budget**”), along with an explanatory and complete financial plan for each fund of the Mirabella Community Development District (the “**District**”), pursuant to the provisions of Section 190.008(2)(a), Florida Statutes; and

WHEREAS, at least sixty (60) days prior to the adoption of the Proposed Budget, the District filed a copy of the Proposed Budget with the local governing authorities having jurisdiction over the area included in the District pursuant to the provisions of Section 190.008(2)(b), Florida Statutes; and

WHEREAS, the Board set August 22, 2019 at 6:00 pm as the date and time for a public hearing thereon and caused notice of such public hearing to be given by publication pursuant to Section 190.008(2)(a), Florida Statutes; and

WHEREAS, the District Manager posted the Proposed Budget on the District’s website at least two days before the public hearing; and

WHEREAS, Section 190.008(2)(a), Florida Statutes, requires that, prior to October 1, of each year, the District Board by passage of the Annual Appropriation Resolution shall adopt a budget for the ensuing fiscal year and appropriate such sums of money as the Board deems necessary to defray all expenditures of the District during the ensuing fiscal year; and

WHEREAS, the Proposed Budget projects the cash receipts and disbursements anticipated during a given time period, including reserves for contingencies for emergency or other unanticipated expenditures during the fiscal year.

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

Section 1. Budget

- a. That the Board has reviewed the Proposed Budget, a copy of which is on file with the office of the District Manager and at the District’s Records Office, and hereby approves certain amendments thereto, as shown below.
- b. That the Proposed Budget as amended by the Board attached hereto as **Exhibit A**, is hereby adopted in accordance with the provisions of Section 190.008(2)(a), Florida Statutes, and incorporated herein by reference; provided, however, that

the comparative figures contained in the adopted budget may be subsequently revised as deemed necessary by the District Manager to reflect actual revenues and expenditures for fiscal year 2018/2019 and/or revised projections for fiscal year 2019/2020.

- c. That the adopted budget, as amended, shall be maintained in the office of the District Manager and at the District’s Records Office and identified as “The Budget for the Mirabella Community Development District for the Fiscal Year Beginning October 1, 2019, and Ending September 30, 2020,” as adopted by the Board on August 22, 2019.
- d. The final adopted budget shall be posted by the District Manager on the District’s official website within thirty (30) days after adoption.

Section 2. Appropriations

There is hereby appropriated out of the revenues of the District, for the fiscal year beginning October 1, 2019, and ending September 30, 2020, the sum of \$335,510.00* to be raised by the levy of assessments and otherwise, which sum is deemed by the Board to be necessary to defray all expenditures of the District during said budget year, to be divided and appropriated in the following fashion:

Total General Fund	<u>\$181,980.00</u>
Total Debt Service Funds	<u>\$153,530.00</u>
Total All Funds*	<u>\$335,510.00</u>

*Not inclusive of any collection costs.

Section 3. Budget Amendments

Pursuant to Section 189.016, Florida Statutes, the District at any time within the fiscal year or within 60 days following the end of the fiscal year may amend its budget for that fiscal year as follows:

- a. The Board may authorize an increase or decrease in line item appropriations within a fund by motion recorded in the minutes if the total appropriations of the fund do not increase.
- b. The District Manager or Treasurer may authorize an increase or decrease in line item appropriations within a fund if the total appropriations of the fund do not increase and if the aggregate change in the original appropriation item does not exceed \$10,000 or 10% of the original appropriation.

- c. By resolution, the Board may increase any appropriation item and/or fund to reflect receipt of any additional unbudgeted monies and make the corresponding change to appropriations or the unappropriated balance.
- d. Any other budget amendments shall be adopted by resolution and consistent with Florida law.

The District Manager or Treasurer must establish administrative procedures to ensure that any budget amendments are in compliance with this section and Section 189.016 of the Florida Statutes, among other applicable laws. Among other procedures, the District Manager or Treasurer must ensure that any amendments to budget(s) under subparagraphs c. and d. above are posted on the District’s website within 5 days after adoption.

Section 4. Effective Date.

This Resolution shall take effect upon the passage and adoption of this Resolution by the Board.

PASSED AND ADOPTED THIS 22ND DAY OF AUGUST, 2019.

ATTEST:

**MIRABELLA COMMUNITY
DEVELOPMENT DISTRICT**

By: _____
Name: _____
Secretary/Assistant Secretary

By: _____
Demetrius Rose
Chair of the Board of Supervisors

Exhibit A: FY 2019/2020 Budget

2020



MIRABELLA

COMMUNITY DEVELOPMENT DISTRICT

FISCAL YEAR 2020
FINAL ANNUAL OPERATING BUDGET

AUGUST 22, 2019



MIRABELLA

COMMUNITY DEVELOPMENT DISTRICT

FISCAL YEAR 2020 FINAL ANNUAL OPERATING BUDGET

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AUGUST 22, 2019

MIRABELLA

COMMUNITY DEVELOPMENT DISTRICT

BUDGET INTRODUCTION

Background Information

The Mirabella Community Development District is a local special purpose government authorized by Chapter 190, Florida Statutes, as amended. The Community Development District (CDD) is an alternative method for planning, financing, acquiring, operating and maintaining community-wide infrastructure in master planned communities. The CDD also is a mechanism that provides a “solution” to the State’s needs for delivery of capital infrastructure to service projected growth without overburdening other governments and their taxpayers. CDDs represent a major advancement in Florida’s effort to manage its growth effectively and efficiently. This allows the community to set a higher standard for construction along with providing a long-term solution to the operation and maintenance of community facilities.

The following report represents the District budget for Fiscal Year 2020, which begins on October 1, 2019. The District budget is organized by fund to segregate financial resources and ensure that the segregated resources are used for their intended purpose, and the District has established the following funds.

<u>Fund Number</u>	<u>Fund Name</u>	<u>Services Provided</u>
001	General Fund	Operations and Maintenance of Community Facilities Financed by Non-Ad Valorem Assessments
200	Debt Service Fund	Collection of Special Assessments for Debt Service on the Series 2013 Capital Improvement Revenue Bonds
201	Debt Service Fund	Collection of Special Assessments for Debt Service on the Series 2015 Capital Improvement Revenue Bonds

Facilities of the District

The District’s existing facilities include storm-water management (lake and water control structures), wetland preserve areas, street lighting, landscaping, entry signage, entry features, irrigation distribution facilities, recreational center, parks, pool facility, tennis courts and other related public improvements.

Maintenance of the Facilities

In order to maintain the facilities, the District conducts hearings to adopt an operating budget each year. This budget includes a detailed description of the maintenance program along with an estimate of the cost of the program. The funding of the maintenance budget is levied as a non-ad valorem assessment on your property by the District Board of Supervisors.

MIRABELLA

COMMUNITY DEVELOPMENT DISTRICT

	Fiscal Year 2019 Final Operating Budget	Current Period Actuals 10/1/18 - 2/28/19	Projected Revenues & Expenditures 3/1/19 to 9/30/19	Total Actuals and Projections Through 9/30/19	Over/(Under) Budget Through 9/30/19
REVENUES					
SPECIAL ASSESSMENTS - SERVICE CHARGES					
Operations & Maintenance Assmts-Tax Roll	165,480.00	160,602.01	4,877.99	165,480.00	0.00
Operations & Maintenance Assmts-Off Roll	0.00	3,253.04	0.00	3,253.04	3,253.04
TOTAL SPECIAL ASSESSMENTS - SERVICE CHARGES	\$165,480.00	\$163,855.05	\$4,877.99	\$168,733.04	\$3,253.04
INTEREST EARNINGS					
Interest Earnings	0.00	0.00	0.00	0.00	0.00
TOTAL INTEREST EARNINGS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
OTHER MISCELLANEOUS REVENUES					
Miscellaneous	0.00	0.00	0.00	0.00	0.00
TOTAL OTHER MISCELLANEOUS REVENUES	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
TOTAL REVENUES	\$165,480.00	\$163,855.05	\$4,877.99	\$168,733.04	\$3,253.04
EXPENDITURES					
FINANCIAL & ADMINISTRATIVE					
District Manager	27,000.00	11,250.00	15,750.00	27,000.00	0.00
District Engineer	4,100.00	430.00	602.00	1,032.00	(3,068.00)
Disclosure Report	5,000.00	5,000.00	0.00	5,000.00	0.00
Trustees Fees	5,655.00	3,500.00	2,155.00	5,655.00	0.00
Auditing Services	5,100.00	0.00	5,100.00	5,100.00	0.00
Arbitrage Rebate Calculation	0.00	650.00	0.00	650.00	650.00
Postage, Phone, Faxes, Copies	500.00	26.72	37.41	64.13	(435.87)
Public Officials Insurance	1,500.00	2,250.00	250.00	2,500.00	1,000.00
Legal Advertising	1,000.00	1,224.00	1,276.00	2,500.00	1,500.00
Bank Fees	250.00	41.36	57.90	99.26	(150.74)
Dues, Licenses & Fees	175.00	175.00	0.00	175.00	0.00
Office Supplies	200.00	0.00	0.00	0.00	(200.00)
Website Administration	200.00	2,900.00	1,750.00	4,650.00	4,450.00
TOTAL FINANCIAL & ADMINISTRATIVE	\$50,680.00	\$27,447.08	\$26,978.31	\$54,425.39	\$3,745.39
LEGAL COUNSEL					
District Counsel	5,000.00	1,490.01	2,086.01	3,576.02	(1,423.98)
TOTAL LEGAL COUNSEL	\$5,000.00	\$1,490.01	\$2,086.01	\$3,576.02	(\$1,423.98)
ELECTRIC UTILITY SERVICES					
Electric Utility Services	30,500.00	10,116.66	14,163.32	24,279.98	(6,220.02)
TOTAL ELECTRIC UTILITY SERVICES	\$30,500.00	\$10,116.66	\$14,163.32	\$24,279.98	(\$6,220.02)
GARBAGE/SOLID WASTE CONTROL SERVICES					
Garbage Collection	500.00	0.00	0.00	0.00	(500.00)
TOTAL GARBAGE/SOLID WASTE CONTROL SERVICES	\$500.00	\$0.00	\$0.00	\$0.00	(\$500.00)
WATER-SEWER COMBINATION SERVICES					
Water Utility Services	2,000.00	471.72	1,028.28	1,500.00	(500.00)
TOTAL WATER-SEWER COMBINATION SERVICES	\$2,000.00	\$471.72	\$1,028.28	\$1,500.00	(\$500.00)
OTHER PHYSICAL ENVIRONMENT					
Waterway Management Program	4,000.00	890.00	1,910.00	2,800.00	(1,200.00)
Property & Casualty Insurance	6,500.00	5,155.00	545.00	5,700.00	(800.00)
Club Facility Maintenance	8,000.00	3,229.82	4,521.75	7,751.57	(248.43)
Landscape Maintenance - Contract	29,500.00	12,631.19	16,868.81	29,500.00	0.00
Landscape Maintenance - Other	3,000.00	460.00	2,040.00	2,500.00	(500.00)
Plant Replacement Program	2,000.00	0.00	1,000.00	1,000.00	(1,000.00)
Irrigation Maintenance	4,000.00	155.26	1,344.74	1,500.00	(2,500.00)
Pool Maintenance	9,000.00	2,800.00	5,200.00	8,000.00	(1,000.00)
Security System	2,000.00	150.00	0.00	150.00	(1,850.00)
TOTAL OTHER PHYSICAL ENVIRONMENT	\$68,000.00	\$25,471.27	\$33,430.30	\$58,901.57	(\$9,098.43)
PARKS & RECREATION					
Off Duty Deputy Services	8,800.00	0.00	3,000.00	3,000.00	(5,800.00)
TOTAL PARKS & RECREATION	\$8,800.00	\$0.00	\$3,000.00	\$3,000.00	(\$5,800.00)
CAPITAL RESERVE					
Reserve	0.00	0.00	23,050.07	23,050.07	23,050.07
TOTAL CAPITAL RESERVE	\$0.00	\$0.00	\$23,050.07	\$23,050.07	\$23,050.07
TOTAL EXPENDITURES	\$165,480.00	\$64,996.74	\$103,736.30	\$168,733.04	\$3,253.04
EXCESS OF REVENUES OVER/(UNDER) EXPENDITURES	\$0.00	\$98,858.31	(\$98,858.31)	\$0.00	(\$0.00)

MIRABELLA

COMMUNITY DEVELOPMENT DISTRICT

	Fiscal Year 2019 Final Operating Budget	Total Actuals and Projections Through 9/30/19	Over/(Under) Budget Through 9/30/19	Fiscal Year 2020 Final Operating Budget	Increase / (Decrease) from FY 2019 to FY 2020
REVENUES					
SPECIAL ASSESSMENTS - SERVICE CHARGES					
Operations & Maintenance Assmts-Tax Roll	165,480.00	165,480.00	0.00	181,980.00	16,500.00
Operations & Maintenance Assmts-Off Roll	0.00	3,253.04	3,253.04	0.00	0.00
TOTAL SPECIAL ASSESSMENTS - SERVICE CHARGES	\$165,480.00	\$168,733.04	\$3,253.04	\$181,980.00	\$16,500.00
TOTAL REVENUES	\$165,480.00	\$168,733.04	\$3,253.04	\$181,980.00	\$16,500.00
EXPENDITURES					
FINANCIAL & ADMINISTRATIVE					
District Manager	27,000.00	27,000.00	0.00	27,000.00	0.00
District Engineer	4,100.00	1,032.00	(3,068.00)	2,100.00	(2,000.00)
Disclosure Report	5,000.00	5,000.00	0.00	5,000.00	0.00
Trustees Fees	5,655.00	5,655.00	0.00	5,655.00	0.00
Auditing Services	5,100.00	5,100.00	0.00	5,100.00	0.00
Arbitrage Rebate Calculation	0.00	650.00	650.00	650.00	650.00
Postage, Phone, Faxes, Copies	500.00	64.13	(435.87)	300.00	(200.00)
Public Officials Insurance	1,500.00	2,500.00	1,000.00	2,500.00	1,000.00
Legal Advertising	1,000.00	2,500.00	1,500.00	1,500.00	500.00
Bank Fees	250.00	99.26	(150.74)	150.00	(100.00)
Dues, Licenses & Fees	175.00	175.00	0.00	175.00	0.00
Office Supplies	200.00	0.00	(200.00)	100.00	(100.00)
Website Administration	200.00	4,650.00	4,450.00	1,750.00	1,550.00
TOTAL FINANCIAL & ADMINISTRATIVE	\$50,680.00	\$54,425.39	\$3,745.39	\$51,980.00	\$1,300.00
LEGAL COUNSEL					
District Counsel	5,000.00	3,576.02	(1,423.98)	5,000.00	0.00
TOTAL LEGAL COUNSEL	\$5,000.00	\$3,576.02	(\$1,423.98)	\$5,000.00	\$0.00
ELECTRIC UTILITY SERVICES					
Electric Utility Services	30,500.00	24,279.98	(6,220.02)	30,500.00	0.00
TOTAL ELECTRIC UTILITY SERVICES	\$30,500.00	\$24,279.98	(\$6,220.02)	\$30,500.00	\$0.00
GARBAGE/SOLID WASTE CONTROL SERVICES					
Garbage Collection	500.00	0.00	(500.00)	500.00	0.00
TOTAL GARBAGE/SOLID WASTE CONTROL SERVICES	\$500.00	\$0.00	(\$500.00)	\$500.00	\$0.00
WATER-SEWER COMBINATION SERVICES					
Water Utility Services	2,000.00	1,500.00	(500.00)	2,000.00	0.00
TOTAL WATER-SEWER COMBINATION SERVICES	\$2,000.00	\$1,500.00	(\$500.00)	\$2,000.00	\$0.00
OTHER PHYSICAL ENVIRONMENT					
Waterway Management Program	4,000.00	2,800.00	(1,200.00)	4,000.00	0.00
Property & Casualty Insurance	6,500.00	5,700.00	(800.00)	6,000.00	(500.00)
Club Facility Maintenance	8,000.00	7,751.57	(248.43)	12,000.00	4,000.00
Landscape Maintenance - Contract	29,500.00	29,500.00	0.00	38,000.00	8,500.00
Landscape Maintenance - Other	3,000.00	2,500.00	(500.00)	3,000.00	0.00
Plant Replacement Program	2,000.00	1,000.00	(1,000.00)	2,000.00	0.00
Irrigation Maintenance	4,000.00	1,500.00	(2,500.00)	4,000.00	0.00
Pool Maintenance	9,000.00	8,000.00	(1,000.00)	9,000.00	0.00
Security System	2,000.00	150.00	(1,850.00)	2,000.00	0.00
Capital Improvements	0.00	0.00	0.00	12,000.00	12,000.00
TOTAL OTHER PHYSICAL ENVIRONMENT	\$68,000.00	\$58,901.57	(\$9,098.43)	\$92,000.00	\$24,000.00
PARKS & RECREATION					
Off Duty Deputy Services	8,800.00	3,000.00	(5,800.00)	0.00	(8,800.00)
TOTAL PARKS & RECREATION	\$8,800.00	\$3,000.00	(\$5,800.00)	\$0.00	(\$8,800.00)
CAPITAL RESERVE					
Reserve	0.00	23,050.07	23,050.07	0.00	0.00
TOTAL CAPITAL RESERVE	\$0.00	\$23,050.07	\$23,050.07	\$0.00	\$0.00
TOTAL EXPENDITURES	\$165,480.00	\$168,733.04	\$3,253.04	\$181,980.00	\$16,500.00
EXCESS OF REVENUES OVER/(UNDER) EXPENDITURES	\$0.00	\$0.00	(\$0.00)	\$0.00	\$0.00

MIRABELLA

COMMUNITY DEVELOPMENT DISTRICT

GENERAL FUND 001

Financial & Administrative

District Manager

The District retains the services of a consulting manager, who is responsible for the daily administration of the District's business, including any and all financial work related to the Bond Funds and Operating Funds of the District, and preparation of the minutes of the Board of Supervisors. In addition, the District Manager prepares the Annual Budget(s), implements all policies of the Board of Supervisors, and attends all meetings of the Board of Supervisors.

District Engineer

Consists of attendance at scheduled meetings of the Board of Supervisors, offering advice and consultation on all matters related to the works of the District, such as bids for yearly contracts, operating policy, compliance with regulatory permits, etc.

Disclosure Reporting

On a quarterly and annual basis, disclosure of relevant district information is provided to the Muni Council, as required within the bond indentures.

Trustees Fees

This item relates to the fee assessed for the annual administration of bonds outstanding, as required within the bond indentures.

Auditing Services

The District is required to annually undertake an independent examination of its books, records and accounting procedures. This audit is conducted pursuant to State Law and the Rules of the Auditor General.

Postage, Phone, Fax, Copies

This item refers to the cost of materials and service to produce agendas and conduct day-to-day business of the District.

Miscellaneous Administration

This is required of the District to store its official records.

Public Officials Insurance

The District carries Public Officials Liability in the amount of \$1,000,000.

Legal Advertising

This is required to conduct the official business of the District in accordance with the Sunshine Law and other advertisement requirements as indicated by the Florida Statutes.

Bank Fees

The District operates a checking account for expenditures and receipts.

Dues, Licenses & Fees

The District is required to file with the County and State each year.

MIRABELLA

COMMUNITY DEVELOPMENT DISTRICT

GENERAL FUND 001

Miscellaneous Fees

To provide for unbudgeted administrative expenses.

Investment Reporting Fees

This is to provide an investment report to the District on a quarterly basis.

Office Supplies

Cost of daily supplies required by the District to facilitate operations.

Technology Services

This is to upgrade and keep current the operating components to comply with new governmental accounting standards along with basic website maintenance.

Website Administration

This is for maintenance and administration of the District's official website.

Capital Outlay

This is to purchase new equipment as required.

Legal Counsel

District Counsel

Requirements for legal services are estimated at an annual expenditures on an as needed and also cover such items as attendance at scheduled meetings of the Board of Supervisor's, Contract preparation and review, etc.

Electric Utility Services

Electric Utility Services

This item is for street lights, pool, recreation facility and other common element electricity

Garbage/Solid Waste Control Services

Garbage Collection

This item is for pick up at the recreation facility and parks as needed.

Water-Sewer Combination Services

Water Utility Services

This item is for the potable and non-potable water used for irrigation.

Other Physical Environment

Waterway Management System

This item is for maintaining the multiple waterways that compose the District's waterway management system and aids in controlling nuisance vegetation that may otherwise restrict the flow of water.

Property & Casualty Insurance

The District carries \$1,000,000 in general liability and also has sovereign immunity.

Entry & Walls Maintenance

This item is for maintaining the main entry feature and other common area walls.

MIRABELLA

COMMUNITY DEVELOPMENT DISTRICT

GENERAL FUND 001

Landscape Maintenance

The District contracts with a professional landscape firm to provide service through a public bid process. This fee does not include replacement material or irrigation repairs.

Miscellaneous Landscape

This item is for any unforeseen circumstances that may effect the appearance of the landscape program.

Plant Replacement Program

This item is for landscape items that may need to be replaced during the year.

Property Taxes

This item is for property taxes assessed to lands within the District.

Irrigation Maintenance

Repairs necessary for everyday operation of the irrigation system to ensure its effectiveness.

Pool Maintenance

This item is necessary to contract with a vendor to maintain the pool within state guidelines for public use.

Clubhouse Maintenance

This item provides for operations, maintenance, and supplies to the District's Amenity Center.

MIRABELLA

COMMUNITY DEVELOPMENT DISTRICT

DEBT SERVICE FUND

SERIES 2013

REVENUES

CDD Debt Service Assessments	\$	130,950
TOTAL REVENUES	\$	130,950

EXPENDITURES

Series 2013 May Bond Interest Payment	\$	52,975
Series 2013 November Bond Principal Payment	\$	25,000
Series 2013 November Bond Interest Payment	\$	52,975
TOTAL EXPENDITURES	\$	130,950
EXCESS OF REVENUES OVER EXPENDITURES	\$	-

ANALYSIS OF BONDS OUTSTANDING

Bonds Outstanding - Period Ending 11/1/2019	\$	1,545,000
Principal Payment Applied Toward Series 2013 Bonds	\$	25,000
Bonds Outstanding - Period Ending 11/1/2020	\$	1,520,000

MIRABELLA

COMMUNITY DEVELOPMENT DISTRICT

DEBT SERVICE FUND

SERIES 2015

REVENUES

CDD Debt Service Assessments	\$	22,580
TOTAL REVENUES	\$	22,580

EXPENDITURES

Series 2015 May Bond Interest Payment	\$	8,790
Series 2015 November Bond Principal Payment	\$	5,000
Series 2015 November Bond Interest Payment	\$	8,790
TOTAL EXPENDITURES	\$	22,580
EXCESS OF REVENUES OVER EXPENDITURES	\$	-

ANALYSIS OF BONDS OUTSTANDING

Bonds Outstanding - Period Ending 11/1/2019	\$	293,000
Principal Payment Applied Toward Series 2015 Bonds	\$	5,000
Bonds Outstanding - Period Ending 11/1/2020	\$	288,000

MIRABELLA

COMMUNITY DEVELOPMENT DISTRICT

SCHEDULE OF ANNUAL ASSESSMENTS

			Fiscal Year 2019			Fiscal Year 2020			Total Increase / (Decrease) in Annual Assmt
Lot Size	EBU Value	Unit Count	Debt Service Per Unit	O&M Per Unit	FY 2019 Total Assessment ⁽¹⁾	Debt Service Per Unit	O&M Per Unit	FY 2020 Total Assessment ⁽¹⁾	
MIRABELLA PHASE 1 - SERIES 2013									
Single Family 50'	1.00	71	\$1,200.00	\$1,153.67	\$2,353.67	\$1,200.00	\$1,295.42	\$2,495.42	\$141.75
Single Family 55'	1.10	14	\$1,320.00	\$1,269.04	\$2,589.04	\$1,320.00	\$1,424.96	\$2,744.96	\$155.92
Single Family 60'	1.20	2	\$1,440.00	\$1,384.41	\$2,824.41	\$1,440.00	\$1,554.51	\$2,994.51	\$170.10
MIRABELLA PHASE 2B - SERIES 2013									
Single Family 50'	1.00	26	\$1,200.00	\$1,153.67	\$2,353.67	\$1,200.00	\$1,295.42	\$2,495.42	\$141.75
Single Family 60'	1.20	8	\$1,440.00	\$1,384.41	\$2,824.41	\$1,440.00	\$1,554.51	\$2,994.51	\$170.10
MIRABELLA PHASE 2A - SERIES 2015									
Single Family 50'	1.00	12	\$1,250.00	\$1,153.67	\$2,403.67	\$1,250.00	\$1,295.42	\$2,545.42	\$141.75
Single Family 55'	1.10	7	\$1,375.00	\$1,269.04	\$2,644.04	\$1,375.00	\$1,424.96	\$2,799.96	\$155.92
Landowner	Gross Acreage	Acreage %			FY 2019 Total Assessment ⁽²⁾			FY 2020 Total Assessment ⁽²⁾	Increase / (Decrease)
PINEDA ROMUALDO	8.93	41.69%			\$0.00			\$0.00	\$0.00
LE THANG DUC	2.50	11.67%			\$0.00			\$0.00	\$0.00
SAENZ BALTAZAR	4.96	23.16%			\$0.00			\$0.00	\$0.00
LAND DAWN	5.03	23.48%			\$6,545.13			\$6,925.46	\$380.33
					\$6,545.13			\$6,925.46	

Notations:

⁽¹⁾ Annual assessments are adjusted for discounts associated with early payment and County collection costs.

⁽²⁾ Maintenance assessment included in platted parcel totals. Unplatted parcels are assessed for administrative costs of the District only.

RESOLUTION 2019-06

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE MIRABELLA COMMUNITY DEVELOPMENT DISTRICT IMPOSING SPECIAL ASSESSMENTS; PROVIDING FOR COLLECTION AND ENFORCEMENT OF SPECIAL ASSESSMENTS; CERTIFYING AN ASSESSMENT ROLL; PROVIDING FOR AMENDMENT OF THE ASSESSMENT ROLL; PROVIDING A SEVERABILITY CLAUSE; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Mirabella Community Development District (the “**District**”) is a local unit of special-purpose government established pursuant to Chapter 190, Florida Statutes for the purpose of providing, operating and maintaining infrastructure improvements, facilities and services to the lands within the District; and

WHEREAS, the District is located in Hillsborough County, Florida (the “**County**”); and

WHEREAS, the District owns and operates various infrastructure improvements and provides certain services in accordance with Chapter 190, Florida Statutes; and

WHEREAS, the Board of Supervisors (the “**Board**”) of the District hereby determines to undertake various operations and maintenance activities described in the District’s budget for fiscal year 2019/2020 (“**Operations and Maintenance Budget**”), attached hereto as **Exhibit A** and incorporated as a material part of this Resolution by this reference; and

WHEREAS, the District must obtain sufficient funds to provide for the operations and maintenance services and facilities provided by the District as described in the Operations and Maintenance Budget; and

WHEREAS, the provision of such services, facilities, and operations is a benefit to lands within the District; and

WHEREAS, Chapter 190, Florida Statutes, provides that the District may impose special assessments on benefitted lands within the District; and

WHEREAS, Chapter 197, Florida Statutes, provides a mechanism pursuant to which such special assessments may be placed on the County tax roll and collected by the County Tax Collector (“**Uniform Method**”); and

WHEREAS, the District has, by resolution and public notice, previously evidenced its intention to utilize the Uniform Method; and

WHEREAS, the District has approved an agreement with the County Property Appraiser (the “**Property Appraiser**”) and County Tax Collector (the “**Tax Collector**”) to provide for the collection of special assessments under the Uniform Method; and

WHEREAS, it is in the best interests of the District to proceed with the imposition of the annually recurring special assessments on all assessable lands for operations and maintenance in the amount contained in the Operations and Maintenance Budget; and

WHEREAS, the District desires to levy and collect special assessments reflecting each parcel’s portion of the District’s Operations and Maintenance Budget; and

WHEREAS, it is in the best interests of the District to certify the adopted assessment roll of the District as maintained in the office of the District Manager, available for review, and incorporated as a material part of this Resolution by this reference (the “**Assessment Roll**”), to the Tax Collector pursuant to the Uniform Method; and

WHEREAS, it is in the best interests of the District to permit the District Manager to amend the Assessment Roll, including the property certified to the Tax Collector by this Resolution, as the Property Appraiser updates the property roll, for such time as authorized by Florida law.

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

SECTION 1. BENEFIT. The provision of the services, facilities and operations as described in **Exhibit A** confer a special and peculiar benefit to the lands within the District, which benefits exceed or equal the costs of the assessments. The allocation of the costs to the specially benefited lands is shown in **Exhibit A** and in the Assessment Roll.

SECTION 2. ASSESSMENT IMPOSITION. Pursuant to Chapter 190 of the Florida Statutes, and using procedures authorized by Florida law for the levy and collection of special assessments, a special assessment for operations and maintenance is hereby imposed and levied on benefited lands within the District in accordance with **Exhibit A** and in the Assessment Roll. The lien of the special assessments for operations and maintenance imposed and levied by this Resolution shall be effective upon passage of this Resolution.

SECTION 3. COLLECTION AND DUE DATE. The collection of the previously levied debt service assessments and operations and maintenance special assessments on all assessable lands shall be at the same time and in the same manner as County taxes in accordance with the Uniform Method, as set forth in **Exhibit A** and in the Assessment Roll. The District certifies all assessments for debt service and operations and maintenance for collection pursuant to Chapters 190 and 197, Florida Statutes. All assessments collected by the Tax Collector shall be due and payable as provided in Chapter 197, Florida Statutes.

SECTION 4. ASSESSMENT ROLL. The Assessment Roll is hereby certified and authorized to be transmitted to the Tax Collector.

SECTION 5. ASSESSMENT ROLL AMENDMENT. The District Manager shall keep apprised of all updates made to the property roll by the Property Appraiser after the date of this Resolution, and shall amend the Assessment Roll in accordance with any such updates, for such time as authorized by Florida law. After any amendment of the Assessment Roll, the District Manager shall file the updates to the tax roll in the District records.

SECTION 6. 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.

SECTION 7. EFFECTIVE DATE. This Resolution shall take effect upon the passage and adoption of this Resolution by the Board.

PASSED AND ADOPTED THIS 22ND DAY OF AUGUST, 2019.

ATTEST:

**MIRABELLA COMMUNITY
DEVELOPMENT DISTRICT**

By: _____
Name: _____
Secretary/Assistant Secretary

By: _____
Demetrius Rose
Chair of the Board of Supervisors

Exhibit A – Fiscal Year 2019/2020 Operations and Maintenance Budget

Monica Alvarez

From: Nicole Hicks
Sent: Monday, July 15, 2019 3:43 PM
To: Brittany Crutchfield
Subject: FW: MIRABELLA CCD

Good afternoon Nicole my name is Eduardo Figueroa from Mirabella CCD. I am writing to you to let you know that I will be resigning from the supervisor position from the company. I don't have a problem attending the meetings. Honestly speaking I don't want the responsibilities that come with the supervisor position. I hope we can come to an understanding.

KYLE J. MATTHEWS

10629 Massimo Dr Wimauma, FL 33598
407.860.9195 kylejmatthews@hotmail.com

QUALIFICATIONS PROFILE

- ✓ **Highly organized, results-driven** individual adept at delivering, **large-scale, technical**, mission-critical projects within the constraints of scope, schedule, cost and quality.
- ✓ **Leading people**; effectively motivate individuals to performance excellence, focused on group success.
- ✓ **Business strategist**; implemented innovative promotions to drive business revenue.
- ✓ **Excellent communicator**; leverage technical and business acumen to communicate effectively with executives, customers, business partners and their respective teams.

Areas of Expertise

*Operations Management | Continuous Process Improvement | Human Resources Functions
Leadership and Cross-functional Collaboration | Workflow Prioritization | Inventory Management
Facilities Management | Results Oriented | Customer Service*

PROFESSIONAL EXPERIENCE

ASSISTANT GENERAL MANAGER ■ WAWA, ORLANDO AND TAMPA, FL JAN 2016–AUGUST 2017; FEBRUARY 2019- CURRENT

Provide expert oversight to all areas of business management, including; sales and marketing, product inventory, customer service, staff training and all financial and personnel aspects of the business.

Key Functions:

- Manage daily operations and sales of retail locations grossing over \$400,000 per store week.
- Oversee personnel management interviewing, hiring, training and evaluating of teams of 30 plus.
- Maintain price accuracy of goods and ensure adequate stock levels.
- Track, analyze and take action to improve store performance by forecasting of weekly/daily goals and aligning with corporate budgets.
- Operate stores in adherence with all policies and guidelines.
- Assist customers in all aspects of store services including handling complaints and inquiries.
- Monitor the quality of customer service throughout the store using customer feedback and metric gathering tools.

Notable Accomplishments:

- ✓ **Received multiple awards:** *Store of the Month and Sales Growth Award in 2016. Store of the Month February and March 2017 and March 2018, as well as Friendliest store April 2017*
- ✓ **Created innovative strategies:** *Resulted in beating 2016 and 2017 budgets.*

BUSINESS READINESS ADVOCATE ■ WAWA, TAMPA, FL

AUGUST 2017–JANUARY 2019

Execute cross-functional compliance audits for Marketing, Quality Assurance, Safety, Fuel and Store Operations to ensure protection of the brand. Additionally, assess and analyze compliance to critical measurements by providing an unbiased store level assessment of identified measurements.

Key Functions:

- Provide expert insight into store operational standards through the conduct of monthly audits
- Partner with store and upper level managers to analyze store issues in comparison to critical standards
- Monitor the progress of process implementation based on audit recommendations and analyze for areas of breakdown

ASSISTANT STORE MANAGER ■ JIMMY JOHNS, WINTER SPRINGS, FL

APR 2012– DEC 2015

Responsible for overseeing the day to day running of a counter-serve chain store and 6 staff. Held full accountability for kitchen and service teams, coordinating with junior managers to schedule staff and align operations with business and regulatory requirements.

Key Functions:

- Monitored product availability levels throughout the day and replenish stocks to ensure 100% availability.
- Managed purchasing and inventory control to ensure sufficient levels of high-quality product while eliminating waste.
- Coordinated with the service team to ensure compliance with safety and food sanitation standards.
- Handled customer complaints and comments.
- Dealt with staffing issues, including recruiting potential staff; facilitated training and development.

KYLE J. MATTHEWS

🏠 10629 Massimo Dr Wimauma, FL 33598
☎ 407.860.9195 ✉ kylejmatthews@hotmail.com

OWNER ■ HYDRO-PRESSURE WASHING LLC, WINTER SPRINGS, FL

APR 2014– MAY 2015

Operated a residential pressure washing company operating in Seminole County, FL. Oversaw both the financials and operations of the business.

Key Functions:

- Business Development- Generated leads thru direct customer marketing and door to door sales
- Project Management- Worked with clients to ensure that work was completed to customer satisfaction and within the time frame agreed upon
- Prioritize and Multi-task- Managed multiple business processes and made strategic decisions regarding time and resources

EDUCATION

Bachelor of Science in Business Administration ■ INTEGRATED BUSINESS
UNIVERSITY OF CENTRAL FLORIDA, ORLANDO, FL
In Progress; Expected Date of Graduation: Fall 2019

ADDITIONAL INFORMATION

- Devereux Florida -volunteered in throwing birthday parties for children with special needs | 2015-2017
- Cum Laude in High School -Florida Bright Future | Winter Park, FL

TECHNICAL ACUMEN

- Microsoft Office Suite (Word, Excel, Outlook, and PowerPoint) |
- SAP
- Workday (WFM)
- Radiant Site Manager



Mindy Jacobson

609.658.6864 • graphicsstudio@aol.com

digital portfolio: thegraphicsstudio.wixsite.com/mindy

Over 20 years' experience creating print and digital. Including but not limited to collateral, magazines, catalogs, newsletters, brochures, direct mail, advertisements, web banners, e-blasts, promotional items, logo creation and branding standards.

Skills: Adobe CC: InDesign, Photoshop, Illustrator, Acrobat (Mac & PC); Microsoft Office – Word, PowerPoint, Excel, Outlook (Mac & PC); Constant Contact; WordPress.

EXPERIENCE

THE graphics Studio - East Windsor, NJ • 6/96-11/18; Wimauma, FL • 11/18 June 1996 - Present
Freelance Graphic Designer

- Create, design & layout for print and digital media, branding including creating logos, typography and color selection, promotional products, press kits, trade show booths and all associated collateral, working directly with customers and vendors

Vineyard Graphics - Sarasota, FL • *remote contractor, project based* October 2018 - Present

Passport Health/BluLiving - Sarasota, FL • *remote contractor, project based* October 2018 - Present

EngagedLeadership - Beverley Hills, CA • *remote contractor, project based* December 2017 - Present

The Main Event - Marlboro, NJ • *remote contractor, project based* January 2017 - Present

WayKool Entertainment - Freehold, NJ • *remote contractor, project based* June 2018 - January 2019

Dr. Leonard's/Carol Wright Gifts - Edison, NJ • *part-time contractor* September 2017 - November 2018

Senior Community Media - Toms River, NJ • *part-time contractor* May 2017 - August 2017

Shop-A-Holic/King Kong Printing - Matawan, NJ • *part-time contractor* January 2017 - April 2017

INetU Managed Hosting - Allentown, PA • *remote contractor, project based* June 2015 - December 2015

Gunther Publishing - Manalapan, NJ • *remote contractor* January 2015 - February 2017
Art Director/Graphic Designer

- Produced two monthly & two bi-monthly magazines – print and online versions
- Managed three social media content interns
- Maintained three websites using WordPress; created e-newsletters for four magazines and email blasts for advertisers
- Worked directly with printer/publisher, editor, sales associates, and advertisers

Binsky Snyder - Piscataway, NJ November 2013 - October 2014
Graphic Designer/Marketing

- Produced branded marketing collateral, email blasts, web pages, and promotional items from concept to completion
- Designed booths and promotional materials for tradeshow
- Created and implemented a monthly branding campaign across print and web platforms
- Researched and monitored and competition to create offers
- Responsible for overseeing intern's and assigning projects

Temple Beth Miriam - Elberon, NJ January 2013 – November 2013
Graphic Designer/Administrative Assistant

- Designed and distributed a weekly program and a monthly newsletter via content gathering from existing databases
- Created and managed distribution of weekly congregation newsletter

Arrange It!, LLC - Hightstown, NJ September 2006 – September 2012
Professional Organizer/Owner

- Organized, homes and offices

EDUCATION

International Academy of Design & Technology Online - Tampa, FL November 2013

Bachelor of Fine Arts - Graphic Design
Honors: Dean's and President's List (*all terms*)

COMMUNITY EXPERIENCE

Mirabella HOA - Wimauma, FL 2019 - 2020
Board Member, Secretary & Treasurer

Trivia Kimbrough, CPC, CPC-I, CCS

10627 Massimo Drive • Wimauma, Florida 33598

Marieholmes3478@gmail.com • (702) 449-4535

PROFESSIONAL AFFILIATIONS and CERTIFICATIONS

American Academy of Professional Coders (AAPC), Member in good standing

- *Certified Professional Coder, CPC*
- *Certified Professional Coder, Instructor, CPC-I*

American Health Information Management Association (AHIMA), Member in good standing

- *Certified Coding Specialist, CCS*

EDUCATION

Tennessee Technology of Memphis

- *Graduate, Certified Medical Billing Specialist program*

Concorde Career College

- *Associate of Applied Science degree*
- *Medical Office Professional Diploma*

RELEVANT SKILLS

CPT	ICD-10-CM	HCPCS
Medical Terminology	Anatomy	Physiology
HIPAA Policies	Coding Clinic	Claim Edit Resolution

CODING EXPERTISE

Same Day Surgery	Emergency Department	Ancillary
Interventional Radiology	Diagnosis	Recurring Oncology
Physical Therapy	Observation	Ophthalmology
Otolaryngology	Gynecology	Obstetrics
Bariatric	Gastroenterology	Trauma, Level I

PROFESSIONAL EXPERIENCE

Medical Coder, Contract Position, *Ciox Health*, June 2018 – Present

Medical Coder, Ambulatory Surgery, *HIMagine Solutions*, November 2017-May 2018

Credentialed Coder, *St. Francis Hospital*, September 2013-November 2017

- Analyze medical records to assign and sequence all appropriate CPT and HCPCS codes according to documented notes and procedure information, and ICD-10 codes, according to documentation of disease and injury information
- Apply knowledge of CMS guidelines, NCCI edits, coding guidelines, health information management, and clinical information to ensure complete coding compliance, and support correct billing
- Communicate with providers and clinical staff to support correct documentation, and maximize code specificity

Clinical Coder, EMR Coordinator, *UTMG Department of Ophthalmology*, July 2009-January 2014

- Coded medical records for the complete and correct assignment and sequencing of all CPT, ICD, and HCPCS codes
- Queried providers regarding incomplete or unclear documentation to ensure correct documentation and code selection
- Managed EMR system, including educating staff for efficiency, and implementing IFA electronic medical record documentation
- Organized billing data, to support correct billing through patient information entry, tracking of claims through the billing process, and resolution of all Claims Manager edits to maximize reimbursement and reduce denials

Revenue Enhancement Specialist, *Regional Medical Center at Memphis*, December 2000-March 2009

- Coded medical records for the complete and correct assignment and sequencing of all CPT, ICD, and HCPCS codes, including review of code team production to implement workflow and efficiency changes
- Reviewed charts and documentation, providing feedback to nurses and clinical staff to optimize documentation
- Created, organized and maintained medical records a administrative files to support compliance for internal and external audits

- Educated new employees regarding coding guidelines and internal processes, supporting efficient employment transitions

RESOLUTION 2019-07

**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>Nicole Hicks</u>	Assistant Secretary
_____	Assistant Secretary
_____	Assistant Secretary
_____	Assistant Secretary

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

PASSED AND ADOPTED THIS 22nd DAY OF AUGUST, 2019.

ATTEST:

**MIRABELLA COMMUNITY
DEVELOPMENT DISTRICT**

Secretary / Assistant Secretary

Chairman

RESOLUTION 2019-08

A RESOLUTION OF THE BOARD OF SUPERVISORS OF MIRABELLA COMMUNITY DEVELOPMENT DISTRICT DESIGNATING DATES, TIME AND LOCATION FOR REGULAR MEETINGS OF THE BOARD OF SUPERVISORS AND PROVIDING FOR AN EFFECTIVE DATE

WHEREAS, Mirabella Community Development District (hereinafter the “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 (hereinafter the “Board”), is statutorily authorized to exercise the powers granted to the District, but has not heretofore met; and

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

WHEREAS, the District is required by Florida law to prepare an annual schedule of its regular public meetings which designates the date, time, and location of the District’s meetings.

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

Section 1. The annual public meeting schedule of the Board of Supervisors of the for the Fiscal Year 2020 attached hereto and incorporated by reference herein as Exhibit A is hereby approved and will be published and filed in accordance with the requirements of Florida law.

Section 2. The District Manager is hereby directed to submit a copy of the Fiscal Year 2020 annual public meeting schedule to Hillsborough County and the Department of Economic Opportunity.

Section 3. This Resolution shall become effective immediately upon its adoption.

PASSED AND ADOPTED THIS 22ND DAY OF AUGUST, 2019

ATTEST:

**MIRABELLA
COMMUNITY DEVELOPMENT
DISTRICT**

SECRETARY/ASSISTANT SECRETARY

CHAIRMAN

EXHIBIT A

**BOARD OF SUPERVISORS MEETING DATES
MIRABELLA COMMUNITY DEVELOPMENT DISTRICT
FISCAL YEAR 2020**

November	07, 2019	6:00 p.m.
February	06, 2020	6:00 p.m.
May	07, 2020	6:00 p.m.
August	06, 2020	6:00 p.m.

**All meetings will convene at The Mirabella Clubhouse located at 14306 Romeo Blvd., Wimauma,
FL 33598.**

MIRABELLA COMMUNITY DEVELOPMENT DISTRICT

June 6, 2019 Minutes of the Regular Meeting

Minutes of the Regular Meeting

The Regular Meeting of the Board of Supervisors for Mirabella Community Development District was held on **Thursday, June 6, 2019 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

Nicole Hicks called the Regular Meeting of the Mirabella Community Development District to order on **Thursday, June 6, 2019 at 2:00 p.m.**

Staff Members Present:

Nicole Hicks Meritus

Ms. Hicks announced that the meeting was being continued to Friday, June 7, 2019 at 10:00 a.m. at the same location.

2. PUBLIC COMMENT ON AGENDA ITEMS

3. VENDOR/STAFF REPORTS

A. District Counsel

B. District Engineer

4. BUSINESS ITEMS

A. Discussion on Notice of Intent for Open Board Seat

B. Consideration of Resolution 2019-03; Designation of Officers

C. Consideration of Resolution 2019-04; Approving Fiscal Year 2020 Proposed Budget

D. Annual Qualified Electors Disclosure

E. Acceptance of Warranty Deed – 672 Mirabella LLC

F. General Matters of the District

5. CONSENT AGENDA

A. Consideration of Minutes of the Landowners Election November 1, 2018

B. Consideration of Minutes of the Regular Meeting November 1, 2018

C. Consideration of Operations and Maintenance Expenditures October 2018

D. Consideration of Operations and Maintenance Expenditures November 2018

E. Consideration of Operations and Maintenance Expenditures December 2018

F. Consideration of Operations and Maintenance Expenditures January 2019

G. Consideration of Operations and Maintenance Expenditures February 2019

H. Consideration of Operations and Maintenance Expenditures March 2019

I. Consideration of Operations and Maintenance Expenditures April 2019

J. Review of Financial Statements Month Ending

6. SUPERVISOR REQUESTS

7. AUDIENCE QUESTIONS, COMMENTS AND DISCUSSION FORUM

8. ADJOURNMENT

The meeting was continued to Friday, June 7, 2019 at 10:00 a.m. at the same location.

50 *These minutes were done in summary format.

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

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55 **Meeting minutes were approved at a meeting by vote of the Board of Supervisors at a publicly noticed**
56 **meeting held on _____.**
57

58 _____
59 **Signature**

_____ **Signature**

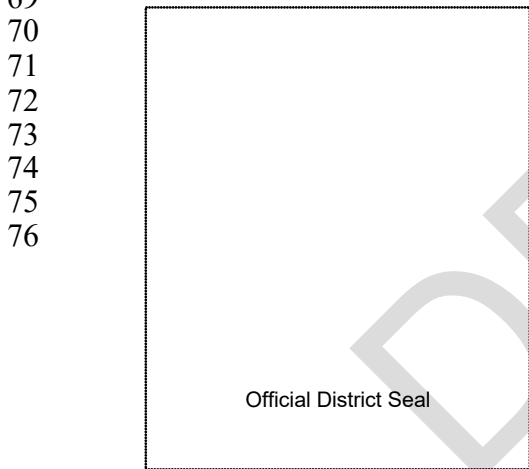
60
61 _____
62 **Printed Name**

_____ **Printed Name**

63
64 **Title:**
65 **Chairman**
66 **Vice Chairman**

Title:
 Secretary
 Assistant Secretary

67
68 *Recorded by Records Administrator*



Signature

Date

MIRABELLA COMMUNITY DEVELOPMENT DISTRICT

June 7, 2019 Minutes of the Continued Meeting

Minutes of the Continued Meeting

The Continued Meeting of the Board of Supervisors for Mirabella Community Development District was held on **Friday, June 7, 2019 at 10:00 a.m.** at the offices of Meritus, located at 2005 Pan Am Circle, Suite 120, Tampa, Florida 33607.

1. CALL TO ORDER/ROLL CALL

Debby Nussel called the Continued Meeting of the Mirabella Community Development District to order on **Friday, June 7, 2019 at 10:00 a.m.**

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

Demetrius Rose Vice Chair

Eduardo Figueroa Supervisor

Winthrop Tyler Supervisor *appointed during the meeting*

Staff Members Present:

Nicole Hicks Meritus

There were three residents present.

2. PUBLIC COMMENT ON AGENDA ITEMS

There were no audience questions or comments on agenda items.

3. VENDOR/STAFF REPORTS

A. District Counsel

B. District Engineer

There were no reports from Counsel or the Engineer at this time.

4. BUSINESS ITEMS

A. Discussion on Notice of Intent for Open Board Seat

Ms. Hicks said they received one resume from Troy Gough for the open Board seat. The Board discussed the open board seats.

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MOTION TO:	Appoint Winthrop Tyler to Seat 2.
MADE BY:	Supervisor Rose
SECONDED BY:	Supervisor Figueroa
DISCUSSION:	None further
RESULT:	Called to Vote: Motion PASSED 2/0 - Motion passed unanimously

The Board continued to discuss the open seats.

MOTION TO:	Appoint Troy Gough to Seat 5.
MADE BY:	Supervisor Rose
SECONDED BY:	Supervisor Figueroa
DISCUSSION:	None further
RESULT:	Called to Vote: Motion PASSED 3/0 - Motion passed unanimously

B. Consideration of Resolution 2019-03; Designation of Officers

Ms. Hicks went over the resolution with the Board. The Board discussed the officer positions.

MOTION TO:	Have Supervisor Rose be the Chair and Supervisor Tyler be the Vice Chair.
MADE BY:	Supervisor Rose
SECONDED BY:	Supervisor Figueroa
DISCUSSION:	None further
RESULT:	Called to Vote: Motion PASSED 3/0 - Motion passed unanimously

C. Consideration of Resolution 2019-04; Approving Fiscal Year 2020 Proposed Budget

The Board would like to set the public hearing to be August 22, 2019 at 6:00 p.m. at the community clubhouse.

Ms. Hicks went through the budget line items with the Board. The Board discussed items that need to be done in the community and their concerns about raising assessments. Ms. Hicks explained that at this meeting, they are setting the high point for the budget and can always come down from that point when they approve the final budget in August. The Board continued to discuss the proposed budget.

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MOTION TO:	Approve the proposed budget with a reduction of \$4,800 to the line item for off-duty deputy services.
MADE BY:	Supervisor Rose
SECONDED BY:	Supervisor Tyler
DISCUSSION:	None further
RESULT:	Called to Vote: Motion PASSED 3/0 - Motion passed unanimously

D. Annual Qualified Electors Disclosure

Ms. Hicks announced that Mirabella CDD had 212 qualified electors as of April 15, 2019.

E. General Matters of the District

5. CONSENT AGENDA

- A. Consideration of Minutes of the Landowners Election November 1, 2018**
- B. Consideration of Minutes of the Regular Meeting November 1, 2018**
- C. Consideration of Operations and Maintenance Expenditures October 2018**
- D. Consideration of Operations and Maintenance Expenditures November 2018**
- E. Consideration of Operations and Maintenance Expenditures December 2018**
- F. Consideration of Operations and Maintenance Expenditures January 2019**
- G. Consideration of Operations and Maintenance Expenditures February 2019**
- H. Consideration of Operations and Maintenance Expenditures March 2019**
- I. Consideration of Operations and Maintenance Expenditures April 2019**
- J. Review of Financial Statements Month Ending April 30, 2019**

The Consent Agenda was tabled until the next meeting.

6. SUPERVISOR REQUESTS

There were no supervisor requests.

7. AUDIENCE QUESTIONS, COMMENTS AND DISCUSSION FORUM

There were no audience questions or comments.

127 **8. ADJOURNMENT**
128

129 MOTION TO: Adjourn at 11:16 a.m.
130 MADE BY: Supervisor Rose
131 SECONDED BY: Supervisor Figueroa
132 DISCUSSION: None Further
133 RESULT: Called to Vote: Motion PASSED
134 3/0 – Motion Passed Unanimously

135
136 **These minutes were done in summary format.*

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

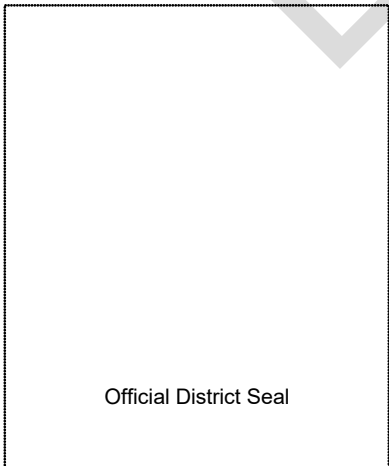
140
141 **Meeting minutes were approved at a meeting by vote of the Board of Supervisors at a publicly noticed**
142 **meeting held on _____.**

143
144 _____
145 **Signature** _____
146 **Signature**
147 _____
148 **Printed Name** _____
149 **Printed Name**
150 **Title:** **Title:**
151 **Chairman** **Secretary**
152 **Vice Chairman** **Assistant Secretary**

153
154 *Recorded by Records Administrator*

155
156 _____
157 *Signature*

158
159 _____
160 *Date*
161
162



Mirabella Community Development District Summary of Operations and Maintenance Invoices

Vendor	Invoice/Account Number	Amount	Vendor Total	Comments/Description
Monthly Contract				
Aquatic Systems, Inc.	444014	\$ 178.00		Lake & Wetland Services - May
Meritus Districts	9065	2,265.66		Management Services - May
Yellowstone	SS 22028	2,440.50		Landscape Maintenance - May
Zebra Cleaning Team, Inc.	3224	750.00		Pool Cleaning - May
Monthly Contract Sub-Total		\$ 5,634.16		
Variable Contract				
Straley Robin Vericker	17071	\$ 470.95		Professional Services - General - thru 05/15/19
Variable Contract Sub-Total		\$ 470.95		
Utilities				
BOCC	0712968155 051419	\$ 111.93		Water Service - thru 05/09/19
Spectrum	075386602050719	84.99		Internet Service - thru 06/05/19
Tampa Electric	211003638973 051519	105.82		Electric Service - thru 05/13/19
Tampa Electric	211003639179 051519	1,096.37		Electric Service - thru 05/09/19
Tampa Electric	211003639344 051519	668.08		Electric Service - thru 05/13/19
Tampa Electric	211003639526 051519	594.94	\$ 2,465.21	Electric Service - thru 05/09/19
Utilities Sub-Total		\$ 2,662.13		
Regular Services				
Florida Health	29601559151 052019	\$ 275.00		Swimming Pool Permit - 05/20/19
Suzanna Kimball	SK050619	45.00		Pool Bathroom Cleaning Services - 05/06/19
Suzanna Kimball	SK051419	45.00		Pool Bathroom Cleaning Services - 05/14/19
Suzanna Kimball	SK052319	45.00	\$ 135.00	Pool Bathroom Cleaning Services -

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

Vendor	Invoice/Account Number	Amount	Vendor Total	Comments/Description
				05/23/19
Regular Services Sub-Total		\$ 410.00		
Additional Services				
Brandon Lock & Safe, Inc.	45694	\$ 194.74		Replaced Deadbolt - 05/20/19
Ryder Residential Services	37	169.00		Deadbolt Replacement - 05/04/19
Southeastern Tax Professionals, Inc.	STP052219	100.00		Clubhouse Deposit - 05/22/19
Additional Services Sub-Total		\$ 463.74		
TOTAL:		\$ 9,640.98		

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: 5/1/2019
 INVOICE NUMBER: 0000444014
 CUSTOMER NUMBER: 0070290
 PO NUMBER:
 PAYMENT TERMS: Net 30

Mirabella
 C/O Meritus
 2005 Pan Am Circle #300
 Tampa, FL 33607

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

Received
 MAY 02 2019

WJ
 539.00
 4307

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: 5/1/2019
 INVOICE NUMBER: 0000444014
 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!

REVIEWED dthomas 5/29/2019

Meritus Districts

2005 Pan Am Circle
 Suite 300
 Tampa, FL 33607

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

INVOICE

Invoice Number: 9065
 Invoice Date: May 1, 2019
 Page: 1

Bill To:
Mirabella CDD 2005 Pan Am Circle Suite 300 Tampa, FL 33607

Ship to:

Customer ID	Customer PO	Payment Terms	
Mirabella CDD		Net Due	
	Shipping Method	Ship Date	Due Date
	Best Way		5/1/19

Quantity	Item	Description	Unit Price	Amount
		District Management Services - May		2,250.00
		Postage - March		15.66
		<i>AS</i>		

REVIEWED dthomas 4/18/2019

Subtotal	2,265.66
Sales Tax	
Total Invoice Amount	2,265.66
Payment/Credit Applied	
TOTAL	2,265.66



INVOICE

INVOICE #	INVOICE DATE
SS 22028	5/15/2019
TERMS	PO NUMBER
Net 30	

Bill To:

Mirabella CDD
 c/o Meritus
 2005 Pan Am Cir
 Suite 300
 Tampa, FL 33607

Remit To:

Yellowstone Landscape
 PO Box 101017
 Atlanta, GA 30392-1017

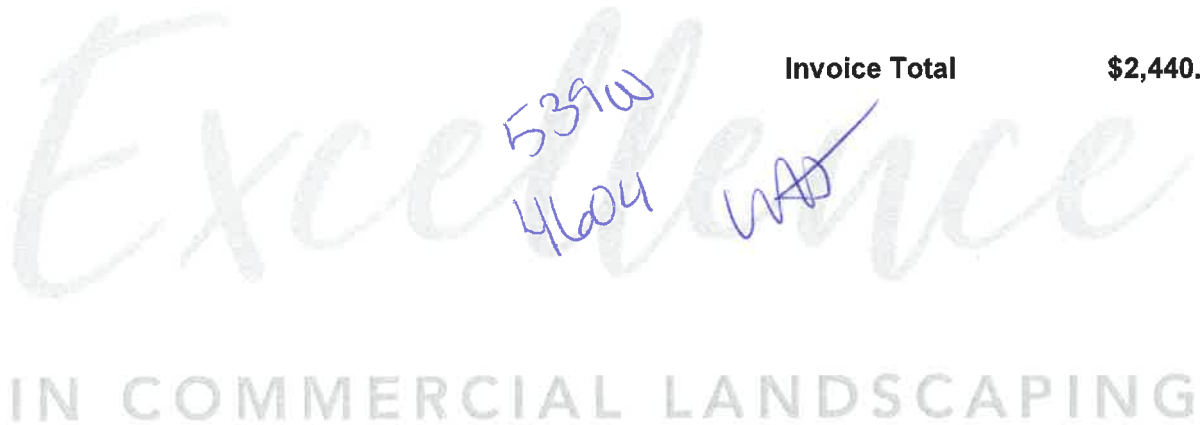
Property Name: Mirabella CDD

Invoice Due Date: June 14, 2019

Invoice Amount: \$2,440.50

Description	Current Amount
Monthly Landscape Maintenance May 2019	\$2,440.50

Invoice Total **\$2,440.50**



REVIEWEDdthomas 5/29/2019

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: MAY 9, 2019
INVOICE #3224
EXPIRATION DATE

TO Mirabella
10635 county rd. 672

TECHNICIAN	JOB SITE	INSTALLATION DATE	PAYMENT TERMS	DUE DATE
Lance Wood				

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

53900
4617

SUBTOTAL	
SALES TAX	
TOTAL	\$750.00

Comments:

REVIEWED dthomas 5/29/2019

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

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

May 22, 2019
 Client: 001295
 Matter: 000001
 Invoice #: 17071

Page: 1

RE: General

For Professional Services Rendered Through May 15, 2019

SERVICES

Date	Person	Description of Services	Hours	
4/23/2019	LB	EMAILS TO AND FROM B. CRUTCHFIELD RE IF THERE IS AN INCREASE IN THE FY 2019/2020 BUDGET.	0.1	
4/25/2019	LB	REVIEW STATUS OF RECEIVING AUDITOR REQUEST LETTER; PREPARE EMAIL TO DISTRICT MANAGER RE SAME AND FORWARDING REMINDER OF DUE DATES FOR ANNUAL FINANCIAL REPORT AND AUDIT REPORTS FROM THE STATE OF FLORIDA.	0.1	
4/26/2019	JMV	REVIEW EMAILS RE: CDD SUPERVISOR DISCLOSURE; REVIEW FORM; DRAFT EMAIL.	0.3	
5/13/2019	LB	REVIEW AUDITOR REQUEST LETTER FOR FISCAL YEAR ENDED SEPTEMBER 30, 2018; PREPARE DRAFT AUDIT RESPONSE LETTER RE SAME.	0.5	
5/14/2019	JMV	REVIEW CDD AUDIT NOTICE; PREPARE DISTRICT COUNSEL RESPONSE.	0.8	
5/14/2019	LB	FINALIZE AUDIT RESPONSE LETTER; PREPARE EMAIL TO AUDITOR TRANSMITTING SAME.	0.2	
Total Professional Services			2.0	\$470.50

51450
3107

PERSON RECAP

Person	Hours	Amount
JMV John M. Vericker	1.1	\$335.50
LB Lynn Butler	0.9	\$135.00

REVIEWED dt Thomas 5/29/2019

May 22, 2019
Client: 001295
Matter: 000001
Invoice #: 17071

Page: 2

DISBURSEMENTS

Date	Description of Disbursements	Amount
5/15/2019	Photocopies (3 @ \$0.15)	\$0.45

Total Disbursements \$0.45

Total Services	\$470.50
Total Disbursements	\$0.45
Total Current Charges	\$470.95

PAY THIS AMOUNT \$470.95

Please Include Invoice Number on all Correspondence



Hillsborough County Florida

CUSTOMER NAME MIRABELLA CDD	ACCOUNT NUMBER 0712968155	BILL DATE 05/14/2019	DUE DATE 06/04/2019
---------------------------------------	-------------------------------------	--------------------------------	-------------------------------

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	04/16/2019	4048	05/09/2019	4131	8300	ACTUAL	WATER

Service Address Charges

Customer Bill Charge	\$4.15
Purchase Water Pass-Thru	\$24.32
Water Base Charge	\$11.06
Water Usage Charge	\$8.29
Sewer Base Charge	\$26.76
Sewer Usage Charge	\$37.35
Total Service Address Charges	\$111.93

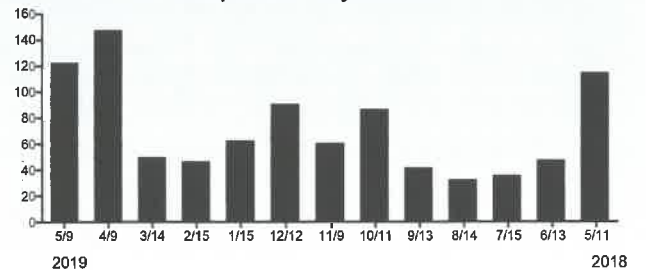
Summary of Account Charges

Previous Balance	\$218.74
Net Payments - Thank You	(\$218.74)
Total Account Charges	\$111.93
AMOUNT DUE	\$111.93

Important Message

A price indexing rate adjustment increase of 1.40% is effective June 1, 2019. For additional information please visit our webpage: <http://HCFLGov.net/Water> and select Water Rates & Fees.

Consumption History x 100 Gallons



REVIEWED dtthomas 5/29/2019



Hillsborough County Florida

Make checks payable to: BOCC

ACCOUNT NUMBER: 0712968155

Received
MAY 20 2019

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 300
TAMPA FL 33607-2359

417

DUE DATE	06/04/2019
AMOUNT DUE	\$111.93
AMOUNT PAID	

0007129681552

45
00000111931

May 7, 2019
 Invoice Number: 075386602050719
 Account Number: 0050753866-02
 Security Code: 3706
 Service At: 14306 ROMEO BLVD
 WIMAUMA, FL 33598-0016

Contact Us
 Visit us at Brighthouse.com/business
 Or, call us at 1-877-824-6249

SPECTRUM BUSINESS NEWS

BILL DATE REMINDER: A new Bill Statement and/or Bill Due date were implemented with your last bill statement. This bill statement reflects those changes. If you use the AutoPay feature, you may need to make adjustments with your financial institution to account for the date changes.

The Spectrum Business Service Agreement will be updated on or after June 23, 2019. To obtain a copy, visit business.spectrum.com/terms or call 888-692-8635 to request a paper copy.

Every business needs reliable phone service. That's why Spectrum Business delivers over 99.9% Network Reliability and advanced business phone with over 35 calling features for only \$29.99/mo. Plus, you'll save even more with **FREE** unlimited long distance! This exclusive offer is only available to small business owners for a limited time, so call 1-855-204-7366 today.

TV is a great way to entertain patients, clients, or guests at your business. Now, you can get over 45 channels for only \$24.99/mo for one year. Plus, you'll save even more with **FREE HD** and local channels! This exclusive offer is only available to small business owners for a limited time, so call 1-855-204-7366 today.

Summary *Services from 05/06/19 through 06/05/19 details on following pages*

Previous Balance	84.99
Payments Received - Thank You	-84.99
Remaining Balance	\$0.00
Spectrum Business™ Internet	84.99
Current Charges	\$84.99
Total Due by 05/23/19	\$84.99

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



4145 S. Falkenburg Rd Riverview, FL 33578-8652
 7635 1610 NO RP 07 05072019 NNNNNY 01 000311 0001

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

May 7, 2019
MIRABELLA CDD
 Invoice Number: 075386602050719
 Account Number: 0050753866-02
 Service At: 14306 ROMEO BLVD
 WIMAUMA, FL 33598-0016

MAY 13 2019
 Received

Total Due by 05/23/19 **\$84.99**
 Amount you are enclosing \$



Please Remit Payment To:
 BRIGHT HOUSE NETWORKS
 PO BOX 790450
 SAINT LOUIS, MO 63179-0450



Invoice Number: MIRABELLA CDD
 Account Number: 075386602050719
 Security Code: 0050753866-02
 3706

Contact Us
 Visit us at Brighthouse.com/business
 Or, call us at 1-877-824-6249
 7635 1610 NO RP 07 05072019 NNNNNY 01 000311 0001

Charge Details

Previous Balance		84.99
Payments Received - Thank You	04/23	-84.99
Remaining Balance		\$0.00

Payments received after 05/07/19 will appear on your next bill.

Services from 05/06/19 through 06/05/19

Spectrum Business™ Internet

Spectrum Business Internet Plus	99.99
Promo Discount	-15.00
	\$84.99

Spectrum Business™ Internet Total	\$84.99
-----------------------------------	---------

Current Charges	\$84.99
Total Due by 05/23/19	\$84.99

Billing Information

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

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

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

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

Visit Spectrum.com/stores for store locations. For questions or concerns, visit Spectrum.net/support or call 1-855-657-7328.

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

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

Enrolling is easy, just go to Brighthouse.com/business. Each month, you'll receive a paperless e-bill that you pay online with your choice of payment options.

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

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

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

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



Payment Options

Pay Online - Create or Login to pay or view your bill online at Brighthouse.com/business.

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

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



Statement Date: 05/15/2019

Account: 211003638973

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



Current month's charges:	\$105.82
Total amount due:	\$105.82
Payment Due By:	06/05/2019

Your Account Summary

Previous Amount Due	\$107.59
Payment(s) Received Since Last Statement	-\$107.59
Current Month's Charges	\$105.82
Total Amount Due	\$105.82



Always assume that a downed power line is energized. Visit tampaelectric.com/safety for more safety tips.

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

Tampa Electric will generate more solar energy per customer by 2021 than any other utility in the state.

Visit tampaelectric.com/solar to learn more about how we're tapping to sun to deliver renewable energy to all our customers.

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: 211003638973

Current month's charges:	\$105.82
Total amount due:	\$105.82
Payment Due By:	06/05/2019
Amount Enclosed	\$ _____

637802905621

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

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

Account: 211003638973
Statement Date: 05/15/2019
Current month's charges due 06/05/2019



Details of Charges – Service from 04/12/2019 to 05/13/2019

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

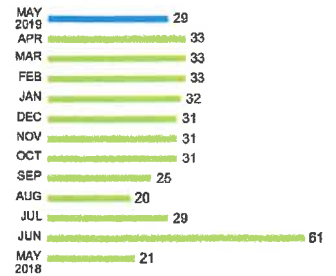
Rate Schedule: General Service - Non Demand

Meter Location: SIGN-IRR

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
K29671	05/13/2019	54,782		53,852		930 kWh	1	32 Days

Tampa Electric Usage History

Kilowatt-Hours Per Day (Average)



Basic Service Charge		\$18.14
Energy Charge	930 kWh @ \$0.05916/kWh	\$55.02
Fuel Charge	930 kWh @ \$0.03227/kWh	\$30.01
Florida Gross Receipt Tax		\$2.65
Electric Service Cost		\$105.82

Total Current Month's Charges

\$105.82

Important Messages

Fuel sources we use to serve you

By 2021, Tampa Electric will have nearly 7% of its energy generated from the sun – the highest percentage of solar generation of any utility in the state of Florida. We have reached the half-way point on constructing of 6 million solar panels – enough to power more than 100,000 homes. [Visit our solar page](#) to learn more. For the 12-month period ending March 2019, the percentage of fuel type used by Tampa Electric to provide electricity to its customers was Natural Gas & Oil* 79%, Coal 15%, Purchased Power 5% and Solar 1%. Tampa Electric provides this information to our customers on a quarterly basis.

**Oil makes up less than 1%*

Statement Date: 05/15/2019
Account: 211003639179

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



Current month's charges:	\$1,096.37
Total amount due:	\$1,096.37
Payment Due By:	06/05/2019

Your Account Summary

Previous Amount Due	\$1,096.37
Payment(s) Received Since Last Statement	-\$1,096.37
Current Month's Charges	\$1,096.37
Total Amount Due	\$1,096.37



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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: 211003639179

Current month's charges:	\$1,096.37
Total amount due:	\$1,096.37
Payment Due By:	06/05/2019

Amount Enclosed \$ _____
637802905622

Received

MAY 20 2019

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

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

Account: 211003639179
Statement Date: 05/15/2019
Current month's charges due 06/05/2019



Details of Charges – Service from 04/10/2019 to 05/09/2019

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

Rate Schedule: Lighting Service

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

Lighting Energy Charge	550 kWh @ \$0.02904/kWh	\$15.97
Fixture & Maintenance Charge	35 Fixtures	\$543.27
Lighting Pole / Wire	35 Poles	\$518.70
Lighting Fuel Charge	550 kWh @ \$0.03194/kWh	\$17.57
Florida Gross Receipt Tax		\$0.86
Lighting Charges		\$1,096.37

Total Current Month's Charges

\$1,096.37

00000052-0000537-Page 13 of 18

Important Messages

Fuel sources we use to serve you

By 2021, Tampa Electric will have nearly 7% of its energy generated from the sun – the highest percentage of solar generation of any utility in the state of Florida. We have reached the half-way point on constructing of 6 million solar panels – enough to power more than 100,000 homes. [Visit our solar page](#) to learn more. For the 12-month period ending March 2019, the percentage of fuel type used by Tampa Electric to provide electricity to its customers was Natural Gas & Oil* 79%, Coal 15%, Purchased Power 5% and Solar 1%. Tampa Electric provides this information to our customers on a quarterly basis.

**Oil makes up less than 1%*

Statement Date: 05/15/2019
Account: 211003639344

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



Current month's charges:	\$668.08
Total amount due:	\$668.08
Payment Due By:	06/05/2019

Your Account Summary

Previous Amount Due	\$544.31
Payment(s) Received Since Last Statement	-\$544.31
Current Month's Charges	\$668.08
Total Amount Due	\$668.08

0000052-0000538-Page 15 of 18



Always assume that a downed power line is energized. Visit tampaelectric.com/safety for more safety tips.

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Tampa Electric will generate more solar energy per customer by 2021 than any other utility in the state.

Visit tampaelectric.com/solar to learn more about how we're tapping to sun to deliver renewable energy to all our customers.

REVIEWED dthomas 5/29/2019

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:	\$668.08
Total amount due:	\$668.08
Payment Due By:	06/05/2019

Amount Enclosed \$ _____
637802905623

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

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

Account: 211003639344
Statement Date: 05/15/2019
Current month's charges due 06/05/2019



Details of Charges – Service from 04/12/2019 to 05/13/2019

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	05/13/2019	23,609	16,683		6,926 kWh	1	32 Days

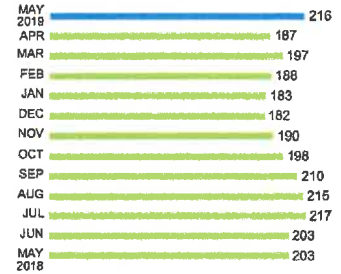
Basic Service Charge		\$18.14
Energy Charge	6,926 kWh @ \$0.05916/kWh	\$409.74
Fuel Charge	6,926 kWh @ \$0.03227/kWh	\$223.50
Florida Gross Receipt Tax		\$16.70
Electric Service Cost		\$668.08

Total Current Month's Charges

\$668.08

Tampa Electric Usage History

Kilowatt-Hours Per Day (Average)



00000052-0000539-Page 17 of 18

Important Messages

Fuel sources we use to serve you

By 2021, Tampa Electric will have nearly 7% of its energy generated from the sun – the highest percentage of solar generation of any utility in the state of Florida. We have reached the half-way point on constructing of 6 million solar panels – enough to power more than 100,000 homes. [Visit our solar page](#) to learn more. For the 12-month period ending March 2019, the percentage of fuel type used by Tampa Electric to provide electricity to its customers was Natural Gas & Oil* 79%, Coal 15%, Purchased Power 5% and Solar 1%. Tampa Electric provides this information to our customers on a quarterly basis.

*Oil makes up less than 1%

Statement Date: 05/15/2019
Account: 211003639526

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



Current month's charges: \$594.94
Total amount due: \$594.94
Payment Due By: 06/05/2019

Your Account Summary

Previous Amount Due	\$594.94
Payment(s) Received Since Last Statement	-\$594.94
Current Month's Charges	\$594.94
Total Amount Due	\$594.94



Always assume that a downed power line is energized. Visit tampaelectric.com/safety for more safety tips.

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

Tampa Electric will generate more solar energy per customer by 2021 than any other utility in the state.

Visit tampaelectric.com/solar to learn more about how we're tapping to sun to deliver renewable energy to all our customers.

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



Account: 211003639526

Current month's charges: \$594.94
Total amount due: \$594.94
Payment Due By: 06/05/2019

Amount Enclosed \$ _____
637802905624

MIRABELLA COMMUNITY DEVELOPMENT
MIRABELLA COMMUNITY DEVE
2005 PAN AM CIRCLE SUITE 300
TAMPA, FL 33607-2359

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

Account: **211003639526**
 Statement Date: 05/15/2019
 Current month's charges due **06/05/2019**



Details of Charges – Service from 04/10/2019 to 05/09/2019

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

Rate Schedule: **Lighting Service**

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

Lighting Energy Charge	806 kWh @ \$0.02904/kWh	\$23.41
Fixture & Maintenance Charge	19 Fixtures	\$262.95
Lighting Pole / Wire	19 Poles	\$281.58
Lighting Fuel Charge	806 kWh @ \$0.03194/kWh	\$25.74
Florida Gross Receipt Tax		\$1.26
Lighting Charges		\$594.94

Total Current Month's Charges **\$594.94**

00000052-0000533-Page 5 of 18

Important Messages

Fuel sources we use to serve you

By 2021, Tampa Electric will have nearly 7% of its energy generated from the sun – the highest percentage of solar generation of any utility in the state of Florida. We have reached the half-way point on constructing of 6 million solar panels – enough to power more than 100,000 homes. [Visit our solar page](#) to learn more. For the 12-month period ending March 2019, the percentage of fuel type used by Tampa Electric to provide electricity to its customers was Natural Gas & Oil* 79%, Coal 15%, Purchased Power 5% and Solar 1%. Tampa Electric provides this information to our customers on a quarterly basis.

**Oil makes up less than 1%*



Florida Department of Health
in Hillsborough County
Notification of Fees Due



29-BID-4194140

Permit Number
29-60-1559151

For: **Swimming Pools - Public Pool > 25000 Gallons**

Fee Amount: \$275.00
Previous Balance: \$0.00

Total Amount Due: \$275.00

Notice: This bill is due and payable in full upon receipt and must be received by the local office by the payment due date (06/30/2019).

Payment Due Date: 06/30/2019 or Upon Receipt
If not paid by 06/30/2019 then the fee will be: \$325.00

Mail To: Attention: Meritus
Mirabella CDD/Meritus Districts LLC
2005 Pan Am Circle, Suite A
Tampa, FL 33607

Received

MAY 20 2019

Please verify all information below at www.myfloridaehpermit.com and make changes as necessary.

Account Information:

Name: Mirabella Swimming Pool
Location: 14306 Romeo Blvd
Wimauma, FL 33598

Pool Volume: 64,000 gallons
Bathing Load: 65
Flow Rate: 319

Owner Information:

Name: Mirabella CDD/Meritus Districts LLC
Address: 2005 Pan Am Circle, Suite A
(Mailing) Tampa, FL 33607
Home Phone: (813) 555-5555

Work Phone: (813) 874-2200

Circle One: Visa MC

Name on Card: _____

Account #: _____

Exp Date: ___/___ Security Code (CVV): _____

Card's Billing Address: _____

City: _____ State: _____ Zip: _____

I Authorize Florida Department of Health in Hillsborough County to charge my credit card account for the following:

Payment Amount: \$_____ For: _____

**Please go online to pay fee at:
www.MyFloridaEHPermit.com**

Permit Number: **29-60-1559151** Bill ID: **29-BID-4194140**

Billing Questions call DOH-Hillsborough at: (813) 307-8059
If you do not pay online, make checks payable to and mail invoice WITH payment to:
Florida Department of Health in Hillsborough County
P O Box 5135
Tampa, FL 33675

Signature

Date

[Please RETURN invoice with your payment]

Batch Billing ID:18586

REVIEWEDdthomas 5/29/2019



PERMIT HOLDERS CAN NOW

pay invoices online!

The Florida Department of Health now offers a secure system for permit holders to pay invoices and print permits online!

- No sign-up cost.
- Save time. Paying a bill online is faster than mailing a check or hand delivering payment.
- Our safe and secure system will keep your information protected.
- Pay at your convenience. With our online system, you can pay with your credit card or e-check and don't have to worry about envelopes or stamps.

Pay this invoice online at www.myfloridaehpermit.com

NOTE: Payments made online will be assessed a small convenience fee. Visit the site for more information



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

Invoice

Date: 5/6/2019

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 5/6/2019 _____ \$45.00

Total Amount Due \$45.00

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

THANK YOU!

REVIEWEDdtomas 5/29/2019

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

Invoice

Date: 5/14/2019

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 Tuesday 5/14/2019 _____ \$45.00

Total Amount Due \$45.00

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

THANK YOU!

REVIEWEDdthomas 5/29/2019

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

Invoice

Date: 5/23/2019

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 5/23/2019 _____ \$45.00

Total Amount Due \$45.00

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

THANK YOU!

REVIEWEDdthomas 5/29/2019



Brandon Lock & Safe, Inc.

4630 Eagle Falls Place
 Tampa, FL 33619
 ph. 813-655-4200 fax 813-655-4201

Invoice

Date	Invoice #
5/20/2019	45694

Lic. HCLOC14006

Bill To
Mirabella c/o Meritus 2005 Pan Am Circle Suite 120 Tampa, FL 33607

Due Date
6/19/2019

P.O. Number	Terms
	Net 30

Quantity	Description	Price Each	Amount
1	Labor To: Replaced double cylinder deadbolt on pool gate & keyed to match existing key	58.00	58.00
1	Dexter Commercial - Grade 2 Deadbolt - Double Cylinder	77.24	77.24
1	Service call	59.50	59.50
Date of Service: 05/17/2019 Signed for by: Gene Roberts			

Terms & conditions are available on the back of your mailed invoice or at http://www.brandonlock.com/terms All invoices past 30 days are subject to a late fee of 1.5% calculated monthly on the total unpaid balance. Please pay your invoices promptly to avoid any additional charges. To ensure proper credit, please be sure to include the invoice number on your check. Thank you.	Subtotal	\$194.74
	Sales Tax (8.5%)	\$0.00
	Total	\$194.74

REVIEWED dthomas 5/29/2019



Ryder Residential and Commercial, LLC
813-846-2865

1071 Emerald Dr.
Brandon, Florida
33511
United States

Billed To
Nicole Hicks, DM
Mirabella CDD (Gene Roberts)
2005 Pan Am Circle, Suite 300
Tampa, Florida
33607
United States

Date of Issue
05/04/2019

Due Date
05/19/2019

Invoice Number
0000037

Amount Due (USD)
\$169.22

Description	Rate	Qty	Line Total
No Service Call FEE This property is on a weekly Maintenance Schedule	\$0.00	0	\$0.00
Deadbolt Replacement Front Pool Gate Double Cylinder Key On Both Sides With 2 keys	\$58.00	1	\$58.00
Mileage	\$0.35	39.2	\$13.72
Labor Hours	\$65.00	1.5	\$97.50

53900
4602
WA

Subtotal	169.22
Tax	0.00
Total	169.22
Amount Paid	0.00
Amount Due (USD)	\$169.22

Notes

There will be no service call FEE for properties on our weekly maintenance schedule.

Terms

REVIEWED dthomas 5/29/2019

DISTRICT CHECK REQUEST FORM

Today's Date May 22, 2019

District Name Mirabella CDD

Check Amount \$ 100.00

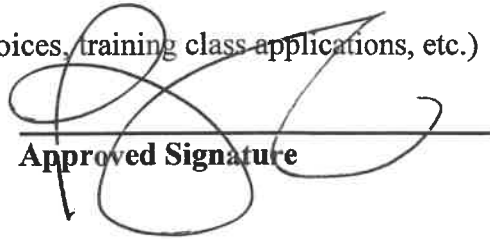
Payable: Southeastern Tax Professionals, Inc.

Mailing Address 12415 Plantation Pine Lane, Apt 303
Tampa, FL 33635

Check Description Clubhouse Deposit

Special Instructions

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



Approved Signature

DM	_____
Fund	_____
G/L	_____
Object Cd	_____
CK # _____	Date _____

REVIEWEDdthomas 5/29/2019

Britney Crutchfield
813-397-5120
Ext. 322

MIRABELLA COMMUNITY DEVELOPMENT DISTRICT

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

Clubhouse Rental Form

Today's Date: 03/26/2019

Event Date: 05/18/2019

8am to Noon	1pm to 5 pm	6pm to 10pm	Full Day	
-------------	-------------	-------------	-----------------	--

Type of Event: Baby Shower

Maximum Number of People Attending: 30-45

Resident's Name: Christopher Lugo

Resident's Address: 10703 Massimo Drive
Wimauma FL 33598

Resident's Home Phone: N/A Cell: 813-315-0061

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

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

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

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

Check writer information:

* Name: Southeastern Tax Professionals Inc.

Address: 12415 Plantation Pine Lane, Apt 303
Tampa, FL 33635

Phone: N/A Cell: 813-940-6020

Drivers License Number: T520-421-95-672-0 State: FL

Should Refund of Deposit go to Resident or to Check Writer Jody (check writer)

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

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

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

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

MIRABELLA COMMUNITY DEVELOPMENT DISTRICT

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

Clubhouse Rental Policy and Rules

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

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

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

Residents Signature: _____



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

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

2

SOUTHEASTERN TAX PROFESSIONALS INC.
5712 W WATERS AVE STE 11
TAMPA, FL 33634-1225

1085

63-751/631 11010

March 29th 2019

Date

Pay to the Order of Mirabella CDD

Seventy five dollars and 00/100

\$ 75.00

Dollars



Wells Fargo Bank, N.A.
Florida
wellsfargo.com



Photo Safe Deposits
Details on back

For

E. M. J.

⑆063107513⑆ 1742791963⑆ 01085

SOUTHEASTERN TAX PROFESSIONALS INC.
5712 W WATERS AVE STE 11
TAMPA, FL 33634-1225

1086

63-751/631 11010

March 29th 2019

Date

Pay to the Order of Mirabella CDD

one hundred dollars and 00/100

\$ 100.00

Dollars



Wells Fargo Bank, N.A.
Florida
wellsfargo.com



Photo Safe Deposits
Details on back

For Deposit

E. M. J.

⑆063107513⑆ 1742791963⑆ 01086

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

Vendor	Invoice/Account Number	Amount	Vendor Total	Comments/Description
Monthly Contract				
Aquatic Systems, Inc.	446868	\$ 178.00		Lake & Wetland Services - June
Meritus Districts	9119	2,256.00		Management Services - June
Yellowstone	SS29713	2,440.50		Landscape Maintenance - June
Zebra Cleaning Team, Inc.	3251	750.00		Pool Cleaning - June
Monthly Contract Sub-Total		\$ 5,624.50		
Variable Contract				
Mcdirmit Davis	41876	\$ 4,900.00		FY18 Audit - 06/18/19
Stantec	1519302	204.50		Professional Services - General Consulting - thru 05/24/19
Variable Contract Sub-Total		\$ 5,104.50		
Utilities				
BOCC	0712968155 061319	\$ 134.14		Water Service - thru 06/07/19
Spectrum	075386602060719	84.99		Internet Service - 07/05/19
Tampa Electric	211003638973 061419	90.06		Electric Service - thru 06/11/19
Tampa Electric	211003639179 061419	1,096.37		Electric Service - thru 06/10/19
Tampa Electric	211003639344 061419	575.15		Electric Service - thru 06/11/19
Tampa Electric	211003639526 061419	594.94	\$ 2,356.52	Electric Service - thru 06/10/19
Utilities Sub-Total		\$ 2,575.65		
Regular Services				
Ryder Residential Services	32	\$ 260.00		Development Cleaning & Trash Cans - May
Suzanna Kimball	SK053019	45.00		Pool Bathroom Cleaning Services - 05/30/19
Suzanna Kimball	SK060319	115.00		Pool Bathroom & Clubhouse Cleaning Services - 06/03/19

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

Vendor	Invoice/Account Number	Amount	Vendor Total	Comments/Description
Suzanna Kimball	SK061119	45.00		Pool Bathroom Cleaning Services - 06/11/19
Suzanna Kimball	SK061819	45.00		Pool Bathroom Cleaning Services - 06/18/19
Suzanna Kimball	SK062519	45.00	\$ 295.00	Pool Bathroom Cleaning Services - 06/25/19
Regular Services Sub-Total			\$ 555.00	
Additional Services				
Nakisha McCrav	NM061219	\$ 100.00		Clubhouse Deposit Refund - 06/12/19
Additional Services Sub-Total			\$ 100.00	
TOTAL:			\$ 13,959.65	

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: 6/1/2019
 INVOICE NUMBER: 0000446868
 CUSTOMER NUMBER: 0070290
 PO NUMBER:
 PAYMENT TERMS: Net 30

Mirabella
 C/O Meritus
 2005 Pan Am Circle #300
 Tampa, FL 33607

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

Handwritten: UWA, 53900, 4307

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.**

DATE: 6/1/2019
 INVOICE NUMBER: 0000446868
 CUSTOMER NUMBER: 0070290
 TOTAL AMOUNT DUE: \$178.00

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

Received

JUN 03 2019

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

AMOUNT PAID:

THANK YOU FOR YOUR BUSINESS!

REVIEWED dthomas 6/17/2019

Meritus Districts

2005 Pan Am Circle
 Suite 300
 Tampa, FL 33607

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

INVOICE

Invoice Number: 9119
 Invoice Date: Jun 1, 2019
 Page: 1

Bill To:
Mirabella CDD 2005 Pan Am Circle Suite 300 Tampa, FL 33607

Ship to:

Customer ID	Customer PO	Payment Terms	
Mirabella CDD		Net Due	
	Shipping Method	Ship Date	Due Date
	Best Way		6/1/19

Quantity	Item	Description	Unit Price	Amount
		District Management Services - June		2,250.00
		Postage - April		6.00
<i>MS</i>				

REVIEWED dthomas 5/29/2019

Subtotal	2,256.00
Sales Tax	
Total Invoice Amount	2,256.00
Payment/Credit Applied	
TOTAL	2,256.00



INVOICE

INVOICE #	INVOICE DATE
SS 29713	6/15/2019
TERMS	PO NUMBER
Net 30	

Bill To:

Mirabella CDD
 c/o Meritus
 2005 Pan Am Cir
 Suite 300
 Tampa, FL 33607

Remit To:

Yellowstone Landscape
 PO Box 101017
 Atlanta, GA 30392-1017

Property Name: Mirabella CDD

Invoice Due Date: July 15, 2019

Invoice Amount: \$2,440.50

Description	Current Amount
Monthly Landscape Maintenance June 2019	\$2,440.50

Invoice Total \$2,440.50

Excellence
 IN COMMERCIAL LANDSCAPING

53900
 4604

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: JUNE 7, 2019
INVOICE #3251
EXPIRATION DATE

TO **Mirabella**
10635 county rd. 672

TECHNICIAN	JOB SITE	INSTALLATION DATE	PAYMENT TERMS	DUE DATE
Lance Wood				

QTY	ITEM #	DESCRIPTION	UNIT PRICE	LINE TOTAL
		pool cleaning June		\$750.00
		539100		
		4617		
		WAA		
			SUBTOTAL	
			SALES TAX	
			TOTAL	\$750.00

Comments:

REVIEWEDdthomas 6/20/2019

MCDIRMIT DAVIS

CERTIFIED PUBLIC ACCOUNTANTS AND ADVISORS

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

(407) 843-5406
www.mcdirmitdavis.com

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

Date: 6/18/2019
Invoice Number: 41876
Client: 10132.0

Accounting services rendered in connection with the preparation and issuance of audited financial statements for MIRABELLA CDD for the year ended September 30, 2018. \$4,900.00

Total Due This Invoice \$4,900.00

Received
JUN 24 2019

REVIEWED dthomas 6/25/2019

Thank you for your business.

Invoice Number 1519302
Invoice Date June 5, 2019
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 300
 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 **May 24, 2019**
 Current Invoice Total (USD) 204.50

Dry season drainage inspection

Top Task **219** **2019 FY General Consulting**

Professional Services

Category/Employee	Current Hours	Rate	Current Amount
Nurse, Vanessa M	2.25	72.00	162.00
Usage - 1-Person Survey Crew	0.50	85.00	42.50
Subtotal Professional Services	<u>2.75</u>		<u>204.50</u>

Top Task Subtotal 2019 FY General Consulting 204.50

Total Fees & Disbursements 204.50
INVOICE TOTAL (USD) **204.50**

Due upon receipt or in accordance with terms of the contract

Please contact Summer Fillinger if you have any questions concerning this invoice.

Phone: (239) 985 - 5515 [E-mail: Summer.Fillinger@Stantec.com](mailto:Summer.Fillinger@Stantec.com)

**** PLEASE SEND AN INVOICE # WITH PAYMENT ****

Thank you.

51300
3103 

Received
JUN 12 2019

REVIEWED dthomas 6/20/2019



Hillsborough County Florida

CUSTOMER NAME MIRABELLA CDD	ACCOUNT NUMBER 0712968155	BILL DATE 06/13/2019	DUE DATE 07/05/2019
---------------------------------------	-------------------------------------	--------------------------------	-------------------------------



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	05/09/2019	4131	06/07/2019	4228	9700	ACTUAL	WATER

Service Address Charges

Customer Bill Charge	\$4.15
Purchase Water Pass-Thru	\$28.42
Water Base Charge	\$14.43
Water Usage Charge	\$8.59
Sewer Base Charge	\$34.90
Sewer Usage Charge	\$43.65
Total Service Address Charges	\$134.14

Summary of Account Charges

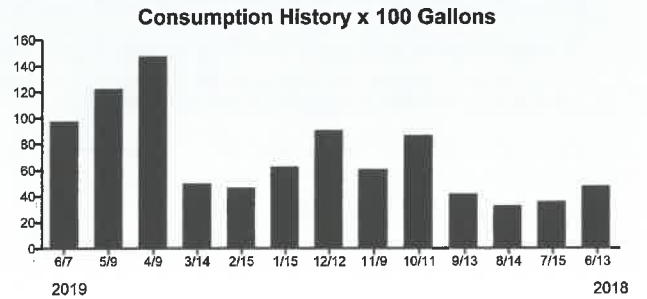
Previous Balance	\$111.93
Net Payments - Thank You	(\$111.93)
Total Account Charges	\$134.14
AMOUNT DUE	\$134.14

Important Message

The 2018 Water Quality Report is now available online at HCFLGov.net/WaterQualityReport. To request a mailed copy, call (813)246-3146 and leave a message with your name, mailing address, and phone number.

A price indexing rate adjustment increase of 1.40% is effective June 1, 2019. For additional information please visit our webpage: <http://HCFLGov.net/Water> and select Water Rates & Fees.

REVIEWED thomas 6/25/2019



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

Received
JUN 20 2019

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 300
TAMPA FL 33607-6008

415

DUE DATE	07/05/2019
AMOUNT DUE	\$134.14
AMOUNT PAID	

74

0007129681552

00000134148

June 7, 2019
 Invoice Number: 075386602060719
 Account Number: **0050753866-02**
 Security Code: **3706**
 Service At: 14306 ROMEO BLVD
 WIMAUMA, FL 33598-0016

Contact Us
 Visit us at Spectrumbusiness.net
 Or, call us at 1-877-824-6249

Summary *Services from 06/06/19 through 07/05/19
 details on following pages*

Previous Balance	84.99
Payments Received - Thank You	-84.99
Remaining Balance	\$0.00
Spectrum Business™ Internet	84.99
Current Charges	\$84.99
Total Due by 06/23/19	\$84.99

SPECTRUM BUSINESS NEWS

Every business needs reliable phone service. That's why Spectrum Business delivers over 99.9% Network Reliability and advanced business phone with over 35 calling features for only \$29.99/mo. Plus, you'll save even more with **FREE** unlimited long distance! This exclusive offer is only available to small business owners for a limited time, so call 1-855-204-7366 today.

TV is a great way to entertain patients, clients, or guests at your business. Now, you can get over 45 channels for only \$24.99/mo for one year. Plus, you'll save even more with **FREE HD** and local channels! This exclusive offer is only available to small business owners for a limited time, so call 1-855-204-7366 today.



REVIEWEDdthomas 6/20/2019

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



4145 S. Falkenburg Rd Riverview, FL 33578-8652
 7635 1610 NO RP 07 06072019 NNNNNY 01 000315 0001

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

Received
 JUN 13 2019

June 7, 2019
MIRABELLA CDD
 Invoice Number: 075386602060719
 Account Number: 0050753866-02
 Service At: 14306 ROMEO BLVD
 WIMAUMA, FL 33598-0016

Total Due by 06/23/19	\$84.99
Amount you are enclosing	\$



Please Remit Payment To:
 BRIGHT HOUSE NETWORKS
 PO BOX 790450
 SAINT LOUIS, MO 63179-0450



Invoice Number: 075386602060719
 Account Number: 0050753866-02
 Security Code: 3706

MIRABELLA CDD
 075386602060719
 0050753866-02
 3706

Contact UsVisit us at Spectrumbusiness.net

Or, call us at 1-877-824-6249

7635 1610 NO RP 07 06072019 NNNNNY 01 000315 0001

Charge Details

Previous Balance		84.99
Payments Received - Thank You	05/29	-84.99
Remaining Balance		\$0.00

Payments received after 06/07/19 will appear on your next bill.

Services from 06/06/19 through 07/05/19

Spectrum Business™ Internet

Spectrum Business Internet Plus	99.99
Promo Discount	-15.00
	\$84.99

Spectrum Business™ Internet Total \$84.99

Current Charges \$84.99**Total Due by 06/23/19** \$84.99**Billing Information**

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

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

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

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

Visit Spectrum.com/stores for store locations. For questions or concerns, visit Spectrum.net/support or call 1-855-657-7328.

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

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

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

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

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

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

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

**Payment Options**

Pay Online - Create or Login to pay or view your bill online at Spectrumbusiness.net.

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

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

Statement Date: 06/14/2019
Account: 211003638973

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



Current month's charges:	\$90.06
Total amount due:	\$90.06
Payment Due By:	07/05/2019

Your Account Summary

Previous Amount Due	\$105.82
Payment(s) Received Since Last Statement	-\$105.82
Current Month's Charges	\$90.06
Total Amount Due	\$90.06

Sign up for free Power Updates this storm season

Should severe weather lead to outages, you can receive updates about your power right to your mobile device.

Learn more at tampaelectric.com/powerupdates.



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REVIEWED dthomas 6/20/2019

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



Billing and payments made easy!

We offer many convenient and free ways to receive and pay your electric bill, such as Paperless Billing and Direct Debit. For more on our convenient options, log into tecoaccount.com or visit tampaelectric.com/billpay.

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:	\$90.06
Total amount due:	\$90.06
Payment Due By:	07/05/2019
Amount Enclosed	\$ _____

619284421492

MIRABELLA COMMUNITY DEVELOPMENT
MIRABELLA COMMUNITY DEVE
2005 PAN AM CIRCLE SUITE 300
TAMPA, FL 33607-2359

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

Account: 211003638973
Statement Date: 06/14/2019
Current month's charges due 07/05/2019



Details of Charges – Service from 05/14/2019 to 06/11/2019

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

Rate Schedule: General Service - Non Demand

Meter Location: SIGN-IRR

00000054-0000557- Page 5 of 18

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
K29671	06/11/2019	55,544		54,782		762 kWh	1	29 Days

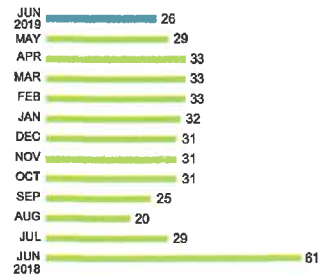
Basic Service Charge		\$18.14
Energy Charge	762 kWh @ \$0.05916/kWh	\$45.08
Fuel Charge	762 kWh @ \$0.03227/kWh	\$24.59
Florida Gross Receipt Tax		\$2.25
Electric Service Cost		\$90.06

Total Current Month's Charges

\$90.06

Tampa Electric Usage History

Kilowatt-Hours Per Day (Average)



Statement Date: 06/14/2019
Account: 211003639179

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



Current month's charges:	\$1,096.37
Total amount due:	\$1,096.37
Payment Due By:	07/05/2019

Your Account Summary

Previous Amount Due	\$1,096.37
Payment(s) Received Since Last Statement	-\$1,096.37
Current Month's Charges	\$1,096.37
Total Amount Due	\$1,096.37

Sign up for free Power Updates this storm season

Should severe weather lead to outages, you can receive updates about your power right to your mobile device.

Learn more at tampaelectric.com/powerupdates.



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REVIEWED Dthomas 6/20/2019

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



Billing and payments made easy!

We offer many convenient and free ways to receive and pay your electric bill, such as Paperless Billing and Direct Debit. For more on our convenient options, log into tecoaccount.com or visit tampaelectric.com/billpay.

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:	\$1,096.37
Total amount due:	\$1,096.37
Payment Due By:	07/05/2019

Amount Enclosed \$ _____

619284421493

Received
JUN 19 2019

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

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

Account: 211003639179
Statement Date: 06/14/2019
Current month's charges due 07/05/2019



Details of Charges – Service from 05/10/2019 to 06/10/2019

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	550 kWh @ \$0.02904/kWh	\$15.97
Fixture & Maintenance Charge	35 Fixtures	\$543.27
Lighting Pole / Wire	35 Poles	\$518.70
Lighting Fuel Charge	550 kWh @ \$0.03194/kWh	\$17.57
Florida Gross Receipt Tax		\$0.86

Lighting Charges **\$1,096.37**

Total Current Month's Charges **\$1,096.37**

0000054-0000561-Page 13 of 18

Statement Date: 06/14/2019
Account: 211003639344

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



Current month's charges:	\$575.15
Total amount due:	\$575.15
Payment Due By:	07/05/2019

Your Account Summary

Previous Amount Due	\$668.08
Payment(s) Received Since Last Statement	-\$668.08
Current Month's Charges	\$575.15
Total Amount Due	\$575.15

Sign up for free Power Updates this storm season

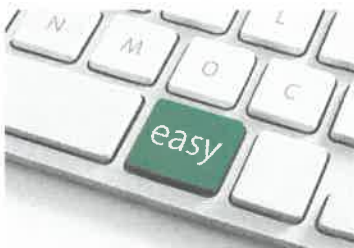
Should severe weather lead to outages, you can receive updates about your power right to your mobile device. Learn more at tampaelectric.com/powerupdates.



REVIEWED dthomas 6/20/2019

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



Billing and payments made easy!

We offer many convenient and free ways to receive and pay your electric bill, such as Paperless Billing and Direct Debit. For more on our convenient options, log into tecoaccount.com or visit tampaelectric.com/billpay.

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:	\$575.15
Total amount due:	\$575.15
Payment Due By:	07/05/2019
Amount Enclosed	\$

619284421494

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

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

Account: **211003639344**
 Statement Date: 06/14/2019
 Current month's charges due **07/05/2019**



Details of Charges – Service from 05/14/2019 to 06/11/2019

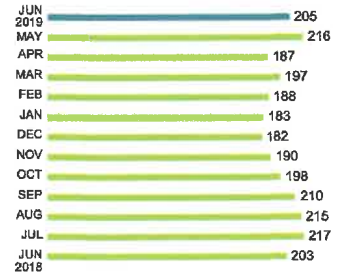
Service for: 14306 ROMEO BLVD, RIVERVIEW, FL 33579-0000

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

Meter Number	Read Date	Current Reading	Previous Reading	=	Total Used	Multiplier	Billing Period
K32125	06/11/2019	29,544	23,609		5,935 kWh	1	29 Days

Tampa Electric Usage History

Kilowatt-Hours Per Day (Average)



Basic Service Charge		\$18.14
Energy Charge	5,935 kWh @ \$0.05916/kWh	\$351.11
Fuel Charge	5,935 kWh @ \$0.03227/kWh	\$191.52
Florida Gross Receipt Tax		\$14.38
Electric Service Cost		\$575.15

Total Current Month's Charges

\$575.15

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Statement Date: 06/14/2019
Account: 211003639526



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

Current month's charges:	\$594.94
Total amount due:	\$594.94
Payment Due By:	07/05/2019

Your Account Summary

Previous Amount Due	\$594.94
Payment(s) Received Since Last Statement	-\$594.94
Current Month's Charges	\$594.94
Total Amount Due	\$594.94

Sign up for free Power Updates this storm season

Should severe weather lead to outages, you can receive updates about your power right to your mobile device.

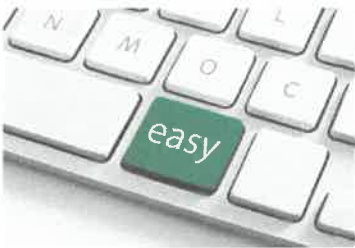
Learn more at tampaelectric.com/powerupdates.



REVIEWED dt Thomas 6/20/2019

00000054-0000562-Page 15 of 18

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



Billing and payments made easy!

We offer many convenient and free ways to receive and pay your electric bill, such as Paperless Billing and Direct Debit. For more on our convenient options, log into tecoaccount.com or visit tampaelectric.com/billpay.

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:	\$594.94
Total amount due:	\$594.94
Payment Due By:	07/05/2019

Amount Enclosed \$ _____
619284421495

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

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

Account: 211003639526
Statement Date: 06/14/2019
Current month's charges due 07/05/2019



Details of Charges – Service from 05/10/2019 to 06/10/2019

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

Rate Schedule: Lighting Service

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

Lighting Energy Charge	806 kWh @ \$0.02904/kWh	\$23.41
Fixture & Maintenance Charge	19 Fixtures	\$262.95
Lighting Pole / Wire	19 Poles	\$281.58
Lighting Fuel Charge	806 kWh @ \$0.03194/kWh	\$25.74
Florida Gross Receipt Tax		\$1.26

Lighting Charges **\$594.94**

Total Current Month's Charges **\$594.94**

0000054-000563-Page 17 of 18



Ryder Residential and Commercial, LLC
813-846-2865

1071 Emerald Dr.
Brandon, Florida
33511
United States

Billed To
Nicole Hicks, DM
Mirabella CDD (Gene Roberts)
2005 Pan Am Circle, Suite 300
Tampa, Florida
33607
United States

Date of Issue
05/31/2019

Due Date
06/15/2019

Invoice Number
0000032

Amount Due (USD)
\$260.00

Description	Rate	Qty	Line Total
Development Cleaning & Trash Cans (Mirabella) Cleaning around parking lot, sidewalks, pool and clubhouse 05/06/19	\$65.00	1	\$65.00
Development Cleaning & Trash Cans (Mirabella) Cleaning around parking lot, sidewalks, pool and clubhouse 05/13/19	\$65.00	1	\$65.00
Development Cleaning & Trash Cans (Mirabella) Cleaning around parking lot, sidewalks, pool and clubhouse 05/20/19	\$65.00	1	\$65.00
Development Cleaning & Trash Cans (Mirabella) Cleaning around parking lot, sidewalks, pool and clubhouse 05/27/19	\$65.00	1	\$65.00

WA
539100
4602

Subtotal	260.00
Tax	0.00
Total	260.00
Amount Paid	0.00
Amount Due (USD)	\$260.00

Terms

REVIEWED dthomas 6/20/2019

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

Invoice

Date: 5/30/2019

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 5/30/2019 _____ \$45.00

Total Amount Due \$45.00

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

THANK YOU!

REVIEWEDdthomas 6/17/2019

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

Invoice

Date: 6/3/2019

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

From: Suzanna M. Kimball

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

Mirabella CDD

<u>Pool Bathroom Cleaning</u> Services Monday 6/3/2019	_____	\$45.00
<u>Clubhouse Cleaning Services</u> Monday 6/3/2019	_____	\$70.00

Total Amount Due \$115.00

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

THANK YOU!

REVIEWEDdthomas 6/17/2019

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

Invoice

Date: 6/11/2019

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 Tuesday 6/11/2019 _____ \$45.00

Total Amount Due \$45.00

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

THANK YOU!

REVIEWEDdthomas 6/17/2019

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

Invoice

Date: 6/9/2019

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 6/19/2019 \$45.00

Total Amount Due \$45.00

PLEASE MAKE CHECK PAYABLE TO SUZANNA KIMBALL

Payment due upon receipt.

THANK YOU!

REVIEWEDdthomas 6/25/2019

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

Invoice

Date: 6/25/2019

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 6/25/2019 \$45.00

Total Amount Due \$45.00

PLEASE MAKE CHECK PAYABLE TO SUZANNA KIMBALL

Payment due upon receipt.

THANK YOU!

REVIEWEDdthomas 6/26/2019

DISTRICT CHECK REQUEST FORM

Today's Date June 12, 2019

District Name Mirabella CDD

Check Amount \$ 100.00

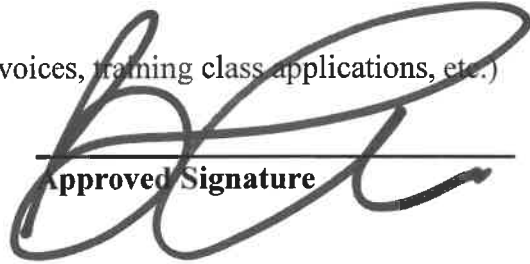
Payable: Nakisha McCray

Mailing Address 10611 Massimo Drive,
Wimauma, FL 33598

Check Description Clubhouse Deposit

Special Instructions

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



Approved Signature

DM	_____
Fund	_____
G/L	_____
Object Cd	_____
CK # _____	Date _____

REVIEWEDdthomas 6/20/2019

MIRABELLA COMMUNITY DEVELOPMENT DISTRICT

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

Clubhouse Rental Form

Today's Date: 5/8/2019

Event Date: 6/8/2019

Table with 5 columns: 8am to Noon, 1pm to 5 pm, 6pm to 10pm, Full Day, and a checkmark in the last column.

Type of Event: BIRTHDAY PARTY

Maximum Number of People Attending: 25

Resident's Name: NAKISHA MCCRAY

Resident's Address: 10611 MASSIMO DR.
WIMAUMA, FL 33598

Resident's Home Phone: 813-469-5964 Cell: 813-469-5964

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

Check Received for Deposit of \$100.00 Check # 1571 Employee:

Check Received for Rental of \$25.00/\$50.00/\$75.00 Check # 1572 Employee:

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

Check writer information:

Name: NAKISHA MCCRAY

Address: 10611 MASSIMO DR.
WIMAUMA, FL 33598

Phone: 813-469-5964 Cell: 813-469-5964

Drivers License Number: M260631786610 State: FL

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

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

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

Date Deposit Returned: / / Check # Amount \$

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

NAKISHA K. SEAY
10603 OPUS DR. PH. 741-9877
RIVERVIEW, FL 33579

1571
63-8304/2631

MAY 13 2019 5/8/19

Date

Pay to the
Order of

MIRABELLA CDD

\$ 100.00

ONE HUNDRED DOLLARS AND 00/100

Dollars



Security
Details on
Back.

MEMBERS WITH EXCELLENCE
RAILROAD & INDUSTRIAL
FEDERAL CREDIT UNION

3710 North 50th Street
Tampa, Florida 33619

For RENTAL NAKISHA MCCREY

Nakisha K. Seay

⑆263183049⑆ 146563⑈ 1571

Harland Clark

GUARANTEE SAFETY® BLUE

NAKISHA K. SEAY
10603 OPUS DR. PH. 741-9877
RIVERVIEW, FL 33579

1572
63-8304/2631

5/8/19

Date

Pay to the
Order of

MIRABELLA CDD

\$ 75.00

SEVENTY-FIVE DOLLARS AND 00/100

Dollars



Security
Details on
Back.

MEMBERS WITH EXCELLENCE
RAILROAD & INDUSTRIAL
FEDERAL CREDIT UNION

3710 North 50th Street
Tampa, Florida 33619

For RENTAL NAKISHA MCCREY

Nakisha K. Seay

⑆263183049⑆ 146563⑈ 1572

Harland Clark

GUARANTEE SAFETY® BLUE

Mirabella Community Development District Summary of Operations and Maintenance Invoices

Vendor	Invoice/Account Number	Amount	Vendor Total	Comments/Description
Monthly Contract				
Aquatic Systems, Inc.	449749	\$ 178.00		Lake & Wetland Services - July
Meritus Districts	9167	2,260.00		Management Services - July
Monthly Contract Sub-Total		\$ 2,438.00		
Variable Contract				
Stantec	1531755	\$ 117.00		Professional Services - General Consulting - thru 06/21/19
Straley Robin Vericker	17164	803.00		Professional Services - General - thru 06/15/19
Variable Contract Sub-Total		\$ 920.00		
Utilities				
BOCC	0712968155 071519	\$ 181.16		Water Service - thru 07/09/19
Spectrum	075386602070719	84.99		Internet Service - thru 08/05/19
Tampa Electric	211003638973 071619	99.91		Electric Service - thru 07/12/19
Tampa Electric	211003639179 071619	1,096.37		Electric Service - thru 07/10/19
Tampa Electric	211003639344 071619	615.02		Electric Service - thru 07/12/19
Tampa Electric	211003639526 071619	594.94	\$ 2,406.24	Electric Service - thru 07/10/19
Utilities Sub-Total		\$ 2,672.39		
Regular Services				
Ryder Residential Services	54	\$ 260.00		Development Cleaning - June
Suzanna Kimball	SK070119	45.00		Pool Bathroom Cleaning Services - 07/01/19
Suzanna Kimball	SK070919	115.00		Pool Bathroom & Clubhouse Cleaning Services - 07/09/19
Suzanna Kimball	SK071719	45.00		Pool Bathroom Cleaning Services - 07/17/19

Mirabella Community Development District Summary of Operations and Maintenance Invoices

Vendor	Invoice/Account Number	Amount	Vendor Total	Comments/Description
Suzanna Kimball	SK072319	45.00		Pool Bathroom Cleaning Services - 07/23/19
Suzanna Kimball	SK072919	45.00	\$ 295.00	Pool Bathroom Cleaning Services - 07/29/19
Regular Services Sub-Total		\$ 555.00		
Additional Services				
Affordable Backflow Testing	15423	\$ 50.00		Backflow Preventor Test - 07/15/19
Aja Cooper	AC073019	100.00		Clubhouse Deposit Refund - 07/30/19
Aosis	0713201901	150.00		IT Service Call - 07/13/19
Meritus Districts	9256	130.16		Mailing of FY20 Assessment Notices - 07/25/19
Additional Services Sub-Total		\$ 430.16		
TOTAL:		\$ 7,015.55		

Approved (with any necessary revisions noted):

Signature

Printed Name

Title (check one):

Chairman Vice Chairman Assistant Secretary

Aquatic Systems, Inc.,
a SOLitude Lake Management Company
Lake & Wetland Management Services
 2100 NW 33rd Street Pompano Beach, FL 33069
 800-432-4302

Invoice

INVOICE DATE: 7/1/2019
 INVOICE NUMBER: 0000449749
 CUSTOMER NUMBER: 0070290
 PO NUMBER:
 PAYMENT TERMS: Net 30

Mirabella
 C/O Meritus
 2005 Pan Am Circle #300
 Tampa, FL 33607

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

Received
 JUL 01 2019

Handwritten:
 5396
 4307

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: 7/1/2019
 INVOICE NUMBER: 0000449749
 CUSTOMER NUMBER: 0070290
 TOTAL AMOUNT DUE: \$178.00

Aquatic Systems, Inc., a Solitude Lake
 Management Company
 2100 NW 33rd Street
 Pompano Beach, FL 33069

AMOUNT PAID:

THANK YOU FOR YOUR BUSINESS!

REVIEWED Dthomas 7/17/2019

Meritus Districts

2005 Pan Am Circle
 Suite 300
 Tampa, FL 33607

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

INVOICE

Invoice Number: 9167
 Invoice Date: Jul 1, 2019
 Page: 1

Bill To:
Mirabella CDD 2005 Pan Am Circle Suite 300 Tampa, FL 33607

Ship to:

Customer ID	Customer PO	Payment Terms	
Mirabella CDD		Net Due	
	Shipping Method	Ship Date	Due Date
	Best Way		7/1/19

Quantity	Item	Description	Unit Price	Amount
		District Management Services - July		2,250.00
		Postage - May		10.00
M				

REVIEWED Dthomas 6/25/2019

Subtotal	2,260.00
Sales Tax	
Total Invoice Amount	2,260.00
Payment/Credit Applied	
TOTAL	2,260.00



INVOICE

Invoice Number 1531755
Invoice Date July 2, 2019
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 300
 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 **June 21, 2019**
 Current Invoice Total (USD) 117.00

Initiate ownership map

Top Task 219 2019 FY General Consulting

Professional Services

Category/Employee	Current Hours	Rate	Current Amount
Nurse, Vanessa M	0.75	72.00	54.00
Rotberg, Alexia Lena	0.50	126.00	63.00
Subtotal Professional Services	<u>1.25</u>		<u>117.00</u>
Top Task Subtotal 2019 FY General Consulting			117.00
Total Fees & Disbursements			<u>117.00</u>
INVOICE TOTAL (USD)			117.00

Due upon receipt or in accordance with terms of the contract

Please contact Summer Fillingier if you have any questions concerning this invoice.


Phone: (239) 985 - 5515 [E-mail: Summer.Fillingier@Stantec.com](mailto:Summer.Fillingier@Stantec.com)

**** PLEASE SEND AN INVOICE # WITH PAYMENT ****

Thank you.

Received

JUL 08 2019


 51400
 3107

REVIEWED dthomas 7/17/2019

Straley Robin Vericker

1510 W. Cleveland Street

Tampa, FL 33606

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

Federal Tax Id. - 20-1778458

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

June 27, 2019

Client: 001295

Matter: 000001

Invoice #: 17164

Page: 1

RE: General

WAV 51400
3107

For Professional Services Rendered Through June 15, 2019

SERVICES

Date	Person	Description of Services	Hours	
5/21/2019	JMV	REVIEW EMAIL FROM A. LYALINE; REVIEW PROPERTY RECORDS; DRAFT EMAIL TO A. LYALINA RE: CDD PROPERTY.	0.5	
5/21/2019	LB	REVIEW EMAIL CHAIN FROM A. LYALINA AND A. LEE RE REALTOR'S INTEREST IN 2 ACRES OF THE DISTRICT'S PROPERTY FOR A CHILDREN'S SCHOOL; RESEARCH PROPERTY RE SAME.	0.4	
5/30/2019	JMV	TELEPHONE CALL FROM N. HICKS RE: CDD BOARD VACANCY.	0.3	
6/11/2019	JMV	REVIEW EMAIL FROM A. LYALINA; REVIEW RESERVE ACCOUNT INFORMATION.	0.3	
6/12/2019	VKB	REVIEW EMAILS FROM A. LYALINA AND J. HILLS; REVIEW DEBT SERVICE RESERVE FUND REQUIREMENTS AND CONDITIONS FOR PARTIAL RELEASE OF DEBT SERVICE RESERVE FUNDS.	0.3	
6/14/2019	JMV	PREPARE BUDGET NOTICE; PREPARE ASSESSMENT NOTICE.	0.5	
6/14/2019	LB	REVIEW INFORMATION FROM B. CRUTCHFIELD RE DATE SCHEDULED FOR PUBLIC HEARING ON FY 2019/2020 BUDGET AND O&M ASSESSMENTS AND INCREASE IN SAME; PREPARE DRAFT PUBLICATIONS NOTICES AND MAILED NOTICE LETTER TO PROPERTY OWNERS RE SAME; PREPARE EMAIL TO B. CRUTCHFIELD TRANSMITTING SAME.	1.2	
Total Professional Services			3.5	\$803.00

REVIEWED dthomas 7/17/2019

June 27, 2019

Client: 001295

Matter: 000001

Invoice #: 17164

Page: 2

PERSON RECAP

Person		Hours	Amount
JMV	John M. Vericker	1.6	\$488.00
VKB	Vivek K. Babbar	0.3	\$75.00
LB	Lynn Butler	1.6	\$240.00
	Total Services		\$803.00
	Total Disbursements		\$0.00
	Total Current Charges		\$803.00

PAY THIS AMOUNT

\$803.00

Please Include Invoice Number on all Correspondence



Hillsborough County Florida

CUSTOMER NAME MIRABELLA CDD	ACCOUNT NUMBER 0712968155	BILL DATE 07/15/2019	DUE DATE 08/05/2019
---------------------------------------	-------------------------------------	--------------------------------	-------------------------------

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	06/07/2019	4228	07/09/2019	4373	14500	ACTUAL	WATER

Service Address Charges

Customer Bill Charge	\$4.21
Purchase Water Pass-Thru	\$42.49
Water Base Charge	\$14.63
Water Usage Charge	\$18.31
Sewer Base Charge	\$35.40
Sewer Usage Charge	\$66.12
Total Service Address Charges	\$181.16

Summary of Account Charges

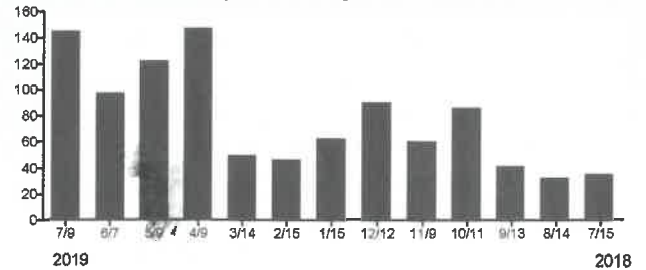
Previous Balance	\$134.14
Net Payments - Thank You	(\$134.14)
Total Account Charges	\$181.16
AMOUNT DUE	\$181.16

Important Message

The 2018 Water Quality Report is now available online at HCFLGov.net/WaterQualityReport. To request a mailed copy, call (813)246-3146 and leave a message with your name, mailing address, and phone number.

REVIEWED dthomas 7/24/2019

Consumption History x 100 Gallons



Hillsborough County Florida

Make checks payable to: **BOCC**

ACCOUNT NUMBER: 0712968155

Received
JUL 22 2019

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 300
TAMPA FL 33607-6008

421

DUE DATE	08/05/2019
AMOUNT DUE	\$181.16
AMOUNT PAID	

0007129681552

101
00000181164

July 7, 2019
 Invoice Number: 075386602070719
 Account Number: 0050753866-02
 Security Code: 3706
 Service At: 14306 ROMEO BLVD
 WIMAUMA, FL 33598-0016

SPECTRUM BUSINESS NEWS

Contact Us
 Visit us at Spectrumbusiness.net
 Or, call us at 1-877-824-6249

Every business needs reliable phone service. That's why Spectrum Business delivers over 99.9% Network Reliability and advanced business phone with over 35 calling features for only \$29.99/mo. Plus, you'll save even more with **FREE** unlimited long distance! This exclusive offer is only available to small business owners for a limited time, so call 1-855-204-7366 today.

Summary *Services from 07/06/19 through 08/05/19 details on following pages*

Previous Balance	84.99
Payments Received - Thank You	-84.99
Remaining Balance	\$0.00
Spectrum Business™ Internet	84.99
Current Charges	\$84.99
Total Due by 07/23/19	\$84.99

TV is a great way to entertain patients, clients, or guests at your business. Now, you can get over 45 channels for only \$24.99/mo for one year. Plus, you'll save even more with **FREE HD** and local channels! This exclusive offer is only available to small business owners for a limited time, so call 1-855-204-7366 today.

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



4145 S. Falkenburg Rd Riverview, FL 33578-8652
 7635 1610 NO RP 07 07072019 NNNNNY 01 000308 0001

MIRABELLA CDD
 2005 PAN AM CIR
 TAMPA FL 33607-2529

Received
 JUL 15 2019

July 7, 2019

MIRABELLA CDD

Invoice Number: 075386602070719
 Account Number: 0050753866-02
 Service At: 14306 ROMEO BLVD
 WIMAUMA, FL 33598-0016

Total Due by 07/23/19	\$84.99
Amount you are enclosing	\$

Please Remit Payment To:

BRIGHT HOUSE NETWORKS
 PO BOX 790450
 SAINT LOUIS, MO 63179-0450



July 7, 2019



Invoice Number: 075386602070719
 Account Number: 0050753866-02
 Security Code: 3706

MIRABELLA CDD
 075386602070719
 0050753866-02
 3706

Contact Us

Visit us at Spectrumbusiness.net
 Or, call us at 1-877-824-6249

7635 1610 NO RP 07 07072019 NNNNNY 01 000308 0001

Charge Details

Previous Balance		84.99
Payments Received - Thank You	06/26	-84.99
Remaining Balance		\$0.00

Payments received after 07/07/19 will appear on your next bill.

Services from 07/06/19 through 08/05/19**Spectrum Business™ Internet**

Spectrum Business Internet Plus	99.99
Promo Discount	-15.00
	\$84.99

Spectrum Business™ Internet Total **\$84.99**

Current Charges	\$84.99
Total Due by 07/23/19	\$84.99

Billing Information

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

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

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

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

Visit Spectrum.com/stores for store locations. For questions or concerns, visit Spectrum.net/support or call 1-855-657-7328.

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

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

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

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



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

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

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

**Payment Options**

Pay Online - Create or Login to pay or view your bill online at Spectrumbusiness.net.

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

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



Statement Date: 07/16/2019
Account: 211003638973

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



Current month's charges:	\$99.91
Total amount due:	\$99.91
Payment Due By:	08/06/2019

Your Account Summary

Previous Amount Due	\$90.06
Payment(s) Received Since Last Statement	-\$90.06
Current Month's Charges	\$99.91
Total Amount Due	\$99.91

Sign up for free Power Updates this storm season

Should severe weather lead to outages, you can receive updates about your power right to your mobile device.

Learn more at tampaelectric.com/powerupdates.



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REVIEWED thomas 7/24/2019

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

Scammers are calling. Don't be a victim.

- Scammers can alter caller ID numbers to make it look like TECO is calling.
- We will never ask you to purchase a prepaid credit or debit card.
- Know what you owe. Reference your most recent bill or log in to your online account.
- If you think a call is a scam, hang up and call us.



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:	\$99.91
Total amount due:	\$99.91
Payment Due By:	08/06/2019
Amount Enclosed	\$ _____

642741206071

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

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

Account: 211003638973
Statement Date: 07/16/2019
Current month's charges due 08/06/2019



Details of Charges – Service from 06/12/2019 to 07/12/2019

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

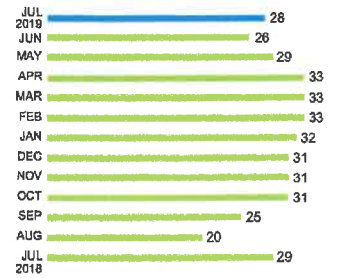
Rate Schedule: General Service - Non Demand

Meter Location: SIGN-HRR

Meter Number	Read Date	Current Reading	Previous Reading	Total Used	Multiplier	Billing Period
K29671	07/12/2019	56,411	55,544	867 kWh	1	31 Days

Tampa Electric Usage History

Kilowatt-Hours Per Day (Average)



Basic Service Charge		\$18.14
Energy Charge	867 kWh @ \$0.05916/kWh	\$51.29
Fuel Charge	867 kWh @ \$0.03227/kWh	\$27.98
Florida Gross Receipt Tax		\$2.50
Electric Service Cost		\$99.91

Total Current Month's Charges

\$99.91

Important Messages

Recent record temperatures can result in higher electric bills

Your bill might be higher this month due to the record temperatures over the last month. When temperatures rise, your air conditioning system works extra hard to keep things cool. This means you're using more electricity too. Tampa Electric offers several energy-saving tips and free programs that can help you manage your electricity use and bills. Visit tampaelectric.com/save to learn more.

Statement Date: 07/16/2019

Account: 211003639179

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



Current month's charges:	\$1,096.37
Total amount due:	\$1,096.37
Payment Due By:	08/06/2019

Your Account Summary

Previous Amount Due	\$1,096.37
Payment(s) Received Since Last Statement	-\$1,096.37
Current Month's Charges	\$1,096.37
Total Amount Due	\$1,096.37

Sign up for free Power Updates this storm season

Should severe weather lead to outages, you can receive updates about your power right to your mobile device.

Learn more at tampaelectric.com/powerupdates.



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REVIEWED dtomas 7/24/2019

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

Scammers are calling. Don't be a victim.

- Scammers can alter caller ID numbers to make it look like TECO is calling.
- We will never ask you to purchase a prepaid credit or debit card.
- Know what you owe. Reference your most recent bill or log in to your online account.
- If you think a call is a scam, hang up and call us.



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:	\$1,096.37
Total amount due:	\$1,096.37
Payment Due By:	08/06/2019
Amount Enclosed	\$

642741206072

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

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

Account: 211003639179
Statement Date: 07/16/2019
Current month's charges due 08/06/2019



Details of Charges – Service from 06/11/2019 to 07/10/2019

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

Rate Schedule: Lighting Service

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

Lighting Energy Charge	550 kWh @ \$0.02904/kWh	\$15.97
Fixture & Maintenance Charge	35 Fixtures	\$543.27
Lighting Pole / Wire	35 Poles	\$518.70
Lighting Fuel Charge	550 kWh @ \$0.03194/kWh	\$17.57
Florida Gross Receipt Tax		\$0.86
Lighting Charges		\$1,096.37

Total Current Month's Charges

\$1,096.37

0000050-000624-Page 8 of 18

Important Messages

Recent record temperatures can result in higher electric bills

Your bill might be higher this month due to the record temperatures over the last month. When temperatures rise, your air conditioning system works extra hard to keep things cool. This means you're using more electricity too. Tampa Electric offers several energy-saving tips and free programs that can help you manage your electricity use and bills. Visit tampaelectric.com/save to learn more.

Statement Date: 07/16/2019
Account: 211003639344

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



Current month's charges:	\$615.02
Total amount due:	\$615.02
Payment Due By:	08/06/2019

Your Account Summary

Previous Amount Due	\$575.15
Payment(s) Received Since Last Statement	-\$575.15
Current Month's Charges	\$615.02
Total Amount Due	\$615.02

Sign up for free Power Updates this storm season

Should severe weather lead to outages, you can receive updates about your power right to your mobile device.

Learn more at tampaelectric.com/powerupdates.



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REVIEWED dt homas 7/24/2019

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

Scammers are calling. Don't be a victim.

- Scammers can alter caller ID numbers to make it look like TECO is calling.
- We will never ask you to purchase a prepaid credit or debit card.
- Know what you owe. Reference your most recent bill or log in to your online account.
- If you think a call is a scam, hang up and call us.



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:	\$615.02
Total amount due:	\$615.02
Payment Due By:	08/06/2019

Amount Enclosed \$ _____

642741206073

Received

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

MAIL PAYMENT TO: JUL 19 2019
TECO
P.O. BOX 31318
TAMPA, FL 33631-3318

Account: 211003639344
Statement Date: 07/16/2019
Current month's charges due 08/06/2019



Details of Charges – Service from 06/12/2019 to 07/12/2019

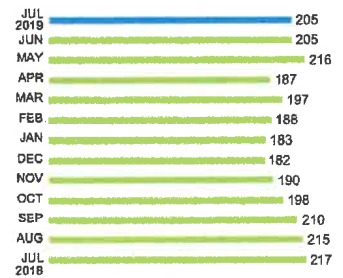
Service for: 14306 ROMEO BLVD, RIVERVIEW, FL 33579-0000

Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	Previous Reading	=	Total Used	Multiplier	Billing Period
K32125	07/12/2019	35,904	29,544		6,360 kWh	1	31 Days

Tampa Electric Usage History

Kilowatt-Hours Per Day (Average)



Basic Service Charge		\$18.14
Energy Charge	6,360 kWh @ \$0.05916/kWh	\$376.26
Fuel Charge	6,360 kWh @ \$0.03227/kWh	\$205.24
Florida Gross Receipt Tax		\$15.38
Electric Service Cost		\$615.02

Total Current Month's Charges

\$615.02

0000050-000526-Page 13 of 18

Important Messages

Recent record temperatures can result in higher electric bills

Your bill might be higher this month due to the record temperatures over the last month. When temperatures rise, your air conditioning system works extra hard to keep things cool. This means you're using more electricity too. Tampa Electric offers several energy-saving tips and free programs that can help you manage your electricity use and bills. Visit tampaelectric.com/save to learn more.

Statement Date: 07/16/2019
Account: 211003639526

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



Current month's charges:	\$594.94
Total amount due:	\$594.94
Payment Due By:	08/06/2019

Your Account Summary

Previous Amount Due	\$594.94
Payment(s) Received Since Last Statement	-\$594.94
Current Month's Charges	\$594.94
Total Amount Due	\$594.94

Sign up for free Power Updates this storm season

Should severe weather lead to outages, you can receive updates about your power right to your mobile device.

Learn more at tampaelectric.com/powerupdates.



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REVIEWED thomas 7/24/2019

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

Scammers are calling. Don't be a victim.

- Scammers can alter caller ID numbers to make it look like TECO is calling.
- We will never ask you to purchase a prepaid credit or debit card.
- Know what you owe. Reference your most recent bill or log in to your online account.
- If you think a call is a scam, hang up and call us.



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:	\$594.94
Total amount due:	\$594.94
Payment Due By:	08/06/2019

Amount Enclosed \$ _____
642741206074

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

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

Account: 211003639526
 Statement Date: 07/16/2019
 Current month's charges due 08/06/2019



Details of Charges – Service from 06/11/2019 to 07/10/2019

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

Rate Schedule: **Lighting Service**

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

Lighting Energy Charge	806 kWh @ \$0.02904/kWh	\$23.41
Fixture & Maintenance Charge	19 Fixtures	\$262.95
Lighting Pole / Wire	19 Poles	\$281.58
Lighting Fuel Charge	806 kWh @ \$0.03194/kWh	\$25.74
Florida Gross Receipt Tax		\$1.26

Lighting Charges **\$594.94**

Total Current Month's Charges **\$594.94**

00000050-0000528-Page 17 of 18

Important Messages

Recent record temperatures can result in higher electric bills

Your bill might be higher this month due to the record temperatures over the last month. When temperatures rise, your air conditioning system works extra hard to keep things cool. This means you're using more electricity too. Tampa Electric offers several energy-saving tips and free programs that can help you manage your electricity use and bills. Visit tampaelectric.com/save to learn more.



Ryder Residential and Commercial, LLC
813-846-2865

1071 Emerald Dr.
Brandon, Florida
33511
United States

Billed To
Nicole Hicks, DM
Mirabella CDD (Gene Roberts)
2005 Pan Am Circle, Suite 300
Tampa, Florida
33607
United States

Date of Issue
06/30/2019

Invoice Number
0000054

Amount Due (USD)
\$260.00

Due Date
07/15/2019

Description	Rate	Qty	Line Total
Development Cleaning & Trash Cans (Mirabella) Cleaning around parking lot, sidewalks, pool and clubhouse 6/3/19	\$65.00	1	\$65.00
Development Cleaning & Trash Cans (Mirabella) Cleaning around parking lot, sidewalks, pool and clubhouse 6/10/19	\$65.00	1	\$65.00
Development Cleaning & Trash Cans (Mirabella) Cleaning around parking lot, sidewalks, pool and clubhouse 6/17/19	\$65.00	1	\$65.00
Development Cleaning & Trash Cans (Mirabella) Cleaning around parking lot, sidewalks, pool and clubhouse 6/24/19	\$65.00	1	\$65.00

*WP 53902
4602*

Subtotal	260.00
Tax	0.00
Total	260.00
Amount Paid	0.00
Amount Due (USD)	\$260.00

REVIEWED dthomas 7/17/2019

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

Invoice

Date: 7/1/2019

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 7/1/2019 _____ \$45.00

Total Amount Due \$45.00

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

THANK YOU!

REVIEWEDdthomas 7/16/2019

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

Invoice

Date: 7/9/2019

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

From: Suzanna M. Kimball

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

Mirabella CDD

<u>Pool Bathroom Cleaning</u> Services Tuesday 7/9/2019	\$45.00
<u>Clubhouse Cleaning Services</u> Tuesday 7/9/2019	\$70.00

Total Amount Due \$115.00

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

THANK YOU!

REVIEWEDdthomas 7/16/2019

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

Invoice

Date: 7/17/2019

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 Wednesday 7/17/2019 _____ \$45.00

Total Amount Due \$45.00

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

THANK YOU!

REVIEWEDdthomas 7/19/2019

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

Invoice

Date: 7/23/2019

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 Tuesday 7/23/2019 _____ \$45.00

Total Amount Due \$45.00

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

THANK YOU!

REVIEWEDdthomas 7/24/2019

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

Invoice

Date: 7/29/2019

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 7/29/2019 _____ \$45.00

Total Amount Due \$45.00

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

THANK YOU!

REVIEWEDdtomas 7/30/2019



**Hillsborough
County Florida**

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

Revision 06/01/2018

Current Date Hazard #:

Existing Replaced New

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

Customer/Site Information

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

Assembly Data

Type of Service
 Domestic Irrigation Fire Line
 Size Type of Assembly

Assembly Data Existing

Manufacturer Size
 Model # Serial #
 Meter # Meter Size

Assembly Data New

Manufacturer Size
 Model # Serial #
 Meter # Meter Size

Permit #

New Installation or Replacement by

Type of Assembly Installation Date Phone #

CHECK VALVE #1 <input type="radio"/> Leaked <input checked="" type="radio"/> Closed Tight Differential Pressure Reading Across Check Valve <input type="text" value="9.0"/>	CHECK VALVE #2 <input type="radio"/> Leaked <input checked="" type="radio"/> Closed Tight Differential Pressure Reading Across Check Valve <input type="text" value="2.2"/>	RELIEF VALVE Open @ <input type="text" value="3.0"/> Did Not Open <input type="checkbox"/>	PRESSURE VACUUM BREAKER Air Inlet Open @ <input type="text"/> Did Not Open <input type="checkbox"/> Check Valve Held @ <input type="text"/>	PASS/FAIL/TEST DATE <input checked="" type="checkbox"/> Pass <input type="checkbox"/> Fail Test Date <input type="text" value="7-15-19"/>
Tester <input type="text" value="David Forrester"/> Certification # <input type="text" value="3913"/>		Test Kit # <input type="text" value="157392"/> Test Kit exp date <input type="text" value="7-23-19"/>		

Assembly Repaired Repair Date Repair Cert # Company

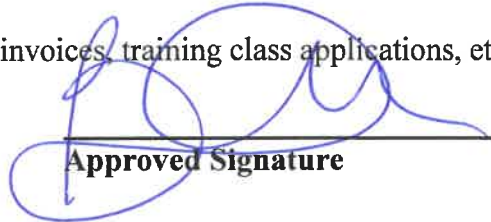
CHECK VALVE # 1 <input type="radio"/> Leaked <input type="radio"/> Closed Tight Differential Pressure Reading Across Check Valve <input type="text"/>	CHECK VALVE # 2 <input type="radio"/> Leaked <input type="radio"/> Closed Tight Differential Pressure Reading Across Check Valve <input type="text"/>	RELIEF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

DISTRICT CHECK REQUEST FORM

Today's Date July 30, 2019
District Name Mirabella CDD
Check Amount \$ 100.00
Payable: Aja Cooper
Mailing Address 10619 Massimo Drive
 Wimauma, FL 33598
Check Description Clubhouse Deposit

Special Instructions

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



Approved Signature

DM	_____
Fund	_____
G/L	<u>22000</u>
Object Cd	_____
CK #	_____
Date	_____

REVIEWEDdtomas 8/2/2019

MIRABELLA COMMUNITY DEVELOPMENT DISTRICT

2005 Pan Am Circle, Suite 120, Tampa, FL 33607
813-397-5121(Office) / 813-873-7070 (Fax)

Clubhouse Rental Form

Today's Date: 07/24/2019

Event Date: 07/27/2019

8am to Noon	<u>1pm to 5 pm</u>	6pm to 10pm	Full Day	
-------------	--------------------	-------------	----------	--

Type of Event: BIRTHDAY PARTY

Maximum Number of People Attending: 25

Resident's Name: AJA COOPER

Resident's Address: 10619 MASSIMO DR
WIMAUMA FL 33598

Resident's Home Phone: N/A Cell: 216-551-1382

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

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

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

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

Check writer information:
Name: _____

Address: _____

Phone: _____ Cell: _____

Drivers License Number: _____ State: _____

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

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

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

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

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

MIRABELLA COMMUNITY DEVELOPMENT DISTRICT

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

Clubhouse Rental Policy and Rules

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

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

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

Residents Signature: _____

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

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

2

MIRABELLA COMMUNITY DEVELOPMENT DISTRICT

2005 Pan Am Circle, Suite 120, Tampa, FL 33607
813-397-5121(Office) / 813-873-7070 (Fax)

Clubhouse Rental Cleaning and Policy Checklist

Name of Renter: _____ Date of Inspection: ____/____/____

Date of Event: _____ Time of Event: _____

Date Keys Returned: ____/____/____ Employee Inspecting: _____

Key Description: _____

OK	Not OK	Check Off Item
		Renter used their own cleaning supplies
		Facility cleaned and vacated by checkout time
		No decorations on walls, window dressings, fans and ceilings
		Gates and bathroom doors not propped open
		No bathing suits in Clubhouse – Proper attire required for guests
		No food or drink within 15' of pool
		Pool, if used by Group, did comply with resident to guest limitations
		No smoking in the clubhouse, and smoking permitted only in approved areas outside
		Floor was properly swept, mopped and cleaned
		Tables and chairs cleaned and returned to storage position
		Trash emptied and placed in dumpster with new bags in trash receptacles
		Cabinets cleaned and empty
		Counter tops cleaned
		Thermostat untouched and secure
		No damage caused to facility
		Restrooms & Clubhouse cleaned
		Take a video of Clubhouse and restrooms after event and send to Teresa.farlow@merituscorp.com

Please describe any damage resulting from your event:

Refund of deposit will happen as soon as possible following the event. Deductions will be made for any no answers above. Final decision on deposit refund is at the District Field Manager's discretion.

Renters Signature: _____ 3
(Renter to sign after inspection)

A1OSIS INC
503 e jackson st #116
Tampa, FL 33602 US
(877)826-2467
alopez@a1osis.com
www.a1osis.com



Invoice

BILL TO
Gene Roberts
Mirabella CDD
14306 Romeo Blvd.
Riverview, FL

INVOICE # 0713201901
DATE 07/13/2019
DUE DATE 08/01/2019
TERMS Due on receipt

ACTIVITY	QTY	RATE	AMOUNT
IT Service Call IT Service call to train Troy on dvr and connect mobile app to his phone for remote viewing.	1	150.00	150.00

BALANCE DUE

\$150.00

WAT
539W
4905

REVIEWED dthomas 7/25/2019

Meritus Districts

2005 Pan Am Circle
 Suite 300
 Tampa, FL 33607

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

INVOICE

Invoice Number: 9256
 Invoice Date: Jul 25, 2019
 Page: 1

Bill To:
Mirabella CDD 2005 Pan Am Circle Suite 300 Tampa, FL 33607

Ship to:

Customer ID	Customer PO	Payment Terms	
Mirabella CDD		Net Due	
	Shipping Method	Ship Date	Due Date
	Best Way		7/25/19

Quantity	Item	Description	Unit Price	Amount
		Mailing of FY 2020 assessment notices		130.16

Subtotal	130.16
Sales Tax	
Total Invoice Amount	130.16
Payment/Credit Applied	
TOTAL	130.16

REVIEWED
 Dathomas 7/30/2019



7 Rancho Cr
 Lake Forest, CA 92630
 (949) 916-3700
 billing@optimaloutsource.com

Thanks for your order!

Meritus Associations
 2005 Pan Am Circle, Suite 120
 Tampa, FL 33607

Invoice OPT0275691

Jul 25, 2019

Client Meritus Associations-381
 Association Not selected
 Product Mail My PDF
 Job Number HABNGGmsCMPDF
 Job Name Mirabella CDD
 PO Number FY 2020 Assessment Notices
 Due Date Aug 24, 2019

Summary

	Qty	Price	Tax	Subtotal
Materials & Services	1	27.300	T	\$27.30
Printing, inserting and mailing.				
70 1-5 sheets @ \$0.27 base (\$0.12 each additional sheet)				
70 2 Sheets total: 27.30				
70 #10 Envelope				
Postage 1 oz Letter	70	0.500	N	\$35.00
Subtotal				\$62.30
Tax				\$2.32
Total				\$64.62

All Optimal Outsource, Inc. invoices will be considered accepted as presented unless written notification of dispute is made by customer to Optimal Outsource, Inc. within 30 days of invoice date. Any sums not paid by the invoice due date will be subject to a late charge of the lower of ten percent (10%) per annum or the maximum interest rate permitted by applicable law.

Make check payable to:

Optimal Outsource
 7 Rancho Cr
 Lake Forest, CA 92630



7 Rancho Cr
 Lake Forest, CA 92630
 (949) 916-3700
 billing@optimaloutsource.com

Invoice OPT0275693

Jul 25, 2019

Client Meritus Associations-381
 Association Not selected
 Product Mail My PDF
 Job Number HABj4pDTMPDF
 Job Name Mirabella CDD
 PO Number FY 2020 Assessments Notices 2
 Due Date Aug 24, 2019

Thanks for your order!

Meritus Associations
 2005 Pan Am Circle, Suite 120
 Tampa, FL 33607

Summary	Qty	Price	Tax	Subtotal
Materials & Services	1	27.690	T	\$27.69
Printing, inserting and mailing.				
71 1-5 sheets @ \$0.27 base (\$0.12 each additional sheet)				
71 2 Sheets total: 27.69				
71 #10 Envelope				
Postage 1 oz Letter	71	0.500	N	\$35.50
Subtotal				\$63.19
Tax				\$2.35
Total				\$65.54

All Optimal Outsource, Inc. invoices will be considered accepted as presented unless written notification of dispute is made by customer to Optimal Outsource, Inc. within 30 days of invoice date. Any sums not paid by the invoice due date will be subject to a late charge of the lower of ten percent (10%) per annum or the maximum interest rate permitted by applicable law.

Make check payable to:

Optimal Outsource
 7 Rancho Cr
 Lake Forest, CA 92630

Mirabella Community Development District

Financial Statements
(Unaudited)

Period Ending
July 31, 2019



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

Mirabella
Balance Sheet

As of 7/31/2019
(In Whole Numbers)

	General Fund	Debt Service - Series 2013	Debt Service - Series 2015	General Fixed Assets Account Group	General Long-Term Debt	Total
Assets						
Cash-Operating Account	68,266	0	0	0	0	68,266
Investment-Revenue 2013 (3900)	0	90,721	0	0	0	90,721
Investment-Sinking 2013 (3901)	0	2	0	0	0	2
Investment-Interest 2013 (3902)	0	244	0	0	0	244
Investment-Prepayment 2013 (3905)	0	272	0	0	0	272
Investment-Reserve 2013 (3907)	0	151,033	0	0	0	151,033
Investment-Interest 2015 (5000)	0	0	0	0	0	0
Investment-Sinking 2015 (5002)	0	0	0	0	0	0
Investment-Prepayment 2015 (5003)	0	0	0	0	0	0
Investment-Reserve 2015 (5004)	0	0	11,355	0	0	11,355
Investment-Revenue 2015 (5005)	0	0	16,842	0	0	16,842
Investment-Construction 2015 (5006)	0	0	0	0	0	0
Assessments Receivable - Off Roll	0	0	0	0	0	0
Due From General Fund	0	0	0	0	0	0
Prepaid Items	0	0	0	0	0	0
Prepaid General Liability Insurance	0	0	0	0	0	0
Prepaid Professional Liability	0	0	0	0	0	0
Prepaid Trustee Fees	0	0	0	0	0	0
Prepaid Property Insurance	0	0	0	0	0	0
Deposits	3,020	0	0	0	0	3,020
Construction Work In Progress	0	0	0	1,603,075	0	1,603,075
Amount Available-Debt Service	0	0	0	0	348,900	348,900
Amount To Be Provided-Debt Service	0	0	0	0	1,518,100	1,518,100
Other	0	0	0	0	0	0
Total Assets	<u>71,286</u>	<u>242,272</u>	<u>28,197</u>	<u>1,603,075</u>	<u>1,867,000</u>	<u>3,811,829</u>
Liabilities						
Accounts Payable	3,793	0	0	0	0	3,793
Accounts Payable Other	0	0	0	0	0	0
Due To Debt Service Fund	0	0	0	0	0	0
Deferred Revenue	75	0	0	0	0	75
Deposits	700	0	0	0	0	700
Revenue Bonds Payable - Series 2013	0	0	0	0	1,570,000	1,570,000
Revenue Bonds Payable - Series 2015	0	0	0	0	297,000	297,000
Other	0	0	0	0	0	0
Total Liabilities	<u>4,568</u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>1,867,000</u>	<u>1,871,568</u>
Fund Equity & Other Credits						
Fund Balance-All Other Reserves	0	240,928	27,862	0	0	268,790

Mirabella
Balance Sheet

As of 7/31/2019
(In Whole Numbers)

	General Fund	Debt Service - Series 2013	Debt Service - Series 2015	General Fixed Assets Account Group	General Long-Term Debt	Total
Fund Balance-Unreserved	16,376	0	0	0	0	16,376
Investment In General Fixed Assets	0	0	0	1,603,075	0	1,603,075
Other	50,342	1,344	334	0	0	52,020
Total Fund Equity & Other Credits	<u>66,717</u>	<u>242,272</u>	<u>28,197</u>	<u>1,603,075</u>	<u>0</u>	<u>1,940,261</u>
Total Liabilities & Fund Equity	<u><u>71,286</u></u>	<u><u>242,272</u></u>	<u><u>28,197</u></u>	<u><u>1,603,075</u></u>	<u><u>1,867,000</u></u>	<u><u>3,811,829</u></u>

Mirabella
Statement of Revenues and Expenditures

001 - General Fund
 From 10/1/2018 Through 7/31/2019
 (In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Revenues				
Special Assessments - Service Charges				
O&M Assmts - Tax Roll	165,480	163,689	(1,791)	(1)%
O&M Assmts - Off Roll	0	3,253	3,253	0 %
Other Miscellaneous Revenues				
Miscellaneous	0	325	325	0 %
Total Revenues	<u>165,480</u>	<u>167,268</u>	<u>1,788</u>	<u>1 %</u>
Expenditures				
Financial & Administrative				
District Manager	27,000	22,500	4,500	17 %
District Engineer	4,100	635	3,466	85 %
Disclosure Report	5,000	5,000	0	0 %
Trustees Fees	5,655	5,655	0	0 %
Auditing Services	5,100	4,900	200	4 %
Arbitrage Rebate Calculation	0	650	(650)	0 %
Postage, Phone, Faxes, Copies	500	204	296	59 %
Rentals & Leases	0	24	(24)	0 %
Public Officials Insurance	1,500	2,250	(750)	(50)%
Legal Advertising	1,000	1,903	(903)	(90)%
Bank Fees	250	41	209	83 %
Dues, Licenses & Fees	175	450	(275)	(157)%
Office Supplies	200	101	99	50 %
Website Administration	200	2,900	(2,700)	(1,350)%
Legal Counsel				
District Counsel	5,000	3,440	1,560	31 %
Electric Utility Services				
Electric Utility Services	30,500	22,010	8,490	28 %
Garbage/Solid Waste Control Services				
Garbage Collection	500	0	500	100 %
Water-Sewer Combination Services				
Water Utility Services	2,000	1,211	789	39 %
Other Physical Environment				
Waterway Management Program	4,000	1,780	2,220	56 %
Property & Casualty Insurance	6,500	5,155	1,345	21 %
Clubhouse Facility Maintenance	8,000	6,736	1,264	16 %
Landscape Maintenance - Contract	29,500	22,393	7,107	24 %
Landscape Maintenance - Other	3,000	682	2,318	77 %
Plant Replacement Program	2,000	0	2,000	100 %
Irrigation Maintenance	4,000	205	3,795	95 %
Pool Maintenance	9,000	5,800	3,200	36 %
Security System - Contract	2,000	300	1,700	85 %
Parks & Recreation				
Off Duty Deputy Services	8,800	0	8,800	100 %
Total Expenditures	<u>165,480</u>	<u>116,926</u>	<u>48,554</u>	<u>29 %</u>
Excess of Revenues Over/(Under) Expenditures	0	50,342	50,342	0 %
Excess of Revenue/Other Sources Over Expenditures/Other Uses	0	50,342	50,342	0 %
Fund Balance - Beginning of Period				
Fund Balance-Unreserved	0	16,376	16,376	0 %
Total Fund Balance - Beginning of Period	<u>0</u>	<u>16,376</u>	<u>16,376</u>	<u>131</u>

Mirabella
Statement of Revenues and Expenditures

001 - General Fund
 From 10/1/2018 Through 7/31/2019
 (In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Fund Balance - End of Period	0	66,717	66,717	0 %

Mirabella
Statement of Revenues and Expenditures

202 - Debt Service - Series 2013
 From 10/1/2018 Through 7/31/2019
 (In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Revenues				
Special Assessments - Capital Improvements				
DS Assmts - Tax Roll	134,900	141,619	6,719	5 %
Interest Earnings				
Interest Earnings	<u>0</u>	<u>3,875</u>	<u>3,875</u>	<u>0 %</u>
Total Revenues	<u>134,900</u>	<u>145,494</u>	<u>10,594</u>	<u>8 %</u>
Expenditures				
Debt Service Payments				
Interest-Series 2013	109,900	109,150	750	1 %
Principal-Series 2013	<u>25,000</u>	<u>35,000</u>	<u>(10,000)</u>	<u>(40)%</u>
Total Expenditures	<u>134,900</u>	<u>144,150</u>	<u>(9,250)</u>	<u>(7)%</u>
Excess of Revenues Over/(Under) Expenditures	<u>0</u>	<u>1,344</u>	<u>1,344</u>	<u>0 %</u>
Excess of Revenue/Other Sources Over Expenditures/Other Uses	<u>0</u>	<u>1,344</u>	<u>1,344</u>	<u>0 %</u>
Fund Balance - Beginning of Period				
Fund Balance-All Other Reserves	<u>0</u>	<u>240,928</u>	<u>240,928</u>	<u>0 %</u>
Total Fund Balance - Beginning of Period	<u>0</u>	<u>240,928</u>	<u>240,928</u>	<u>0 %</u>
Fund Balance - End of Period	<u>0</u>	<u>242,272</u>	<u>242,272</u>	<u>0 %</u>

Mirabella
Statement of Revenues and Expenditures

203 - Debt Service - Series 2015
 From 10/1/2018 Through 7/31/2019
 (In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Revenues				
Special Assessments - Capital Improvements				
DS Assmts - Tax Roll	22,380	23,361	981	4 %
Interest Earnings				
Interest Earnings	<u>0</u>	<u>473</u>	<u>473</u>	<u>0 %</u>
Total Revenues	<u>22,380</u>	<u>23,834</u>	<u>1,454</u>	<u>6 %</u>
Expenditures				
Debt Service Payments				
Interest-Series 2015	17,880	18,000	(120)	(1)%
Principal-Series 2015	<u>4,500</u>	<u>5,500</u>	<u>(1,000)</u>	<u>(22)%</u>
Total Expenditures	<u>22,380</u>	<u>23,500</u>	<u>(1,120)</u>	<u>(5)%</u>
Excess of Revenues Over/(Under) Expenditures	<u>0</u>	<u>334</u>	<u>334</u>	<u>0 %</u>
Excess of Revenue/Other Sources Over Expenditures/Other Uses	<u>0</u>	<u>334</u>	<u>334</u>	<u>0 %</u>
Fund Balance - Beginning of Period				
Fund Balance-All Other Reserves	<u>0</u>	<u>27,862</u>	<u>27,862</u>	<u>0 %</u>
Total Fund Balance - Beginning of Period	<u>0</u>	<u>27,862</u>	<u>27,862</u>	<u>0 %</u>
Fund Balance - End of Period	<u>0</u>	<u>28,197</u>	<u>28,197</u>	<u>0 %</u>

Mirabella
Reconcile Cash Accounts

Summary

Cash Account: 10101 Cash-Operating Account
Reconciliation ID: 07/31/19
Reconciliation Date: 7/31/2019
Status: Locked

Bank Balance	69,266.69
Less Outstanding Checks/Vouchers	1,126.16
Plus Deposits in Transit	125.00
Plus or Minus Other Cash Items	0.00
Plus or Minus Suspense Items	<u>0.00</u>
Reconciled Bank Balance	68,265.53
Balance Per Books	<u>68,265.53</u>
Unreconciled Difference	<u><u>0.00</u></u>

Click the Next Page toolbar button to view details.

Mirabella
Reconcile Cash Accounts

Detail

Cash Account: 10101 Cash-Operating Account

Reconciliation ID: 07/31/19

Reconciliation Date: 7/31/2019

Status: Locked

Outstanding Checks/Vouchers

<u>Document Number</u>	<u>Document Date</u>	<u>Document Description</u>	<u>Document Amount</u>	<u>Payee</u>
1997	6/1/2019	System Generated Check/Voucher	100.00	Southeastern Tax Professionals, Inc.
2011	6/20/2019	System Generated Check/Voucher	750.00	Zebra Cleaning Team, Inc
2026	7/25/2019	System Generated Check/Voucher	50.00	Affordable Backflow Testing
2027	7/25/2019	System Generated Check/Voucher	181.16	BOCC
2028	7/25/2019	System Generated Check/Voucher	45.00	Suzanna M. Kimball
Outstanding Checks/Vouchers			1,126.16	
			1,126.16	

Mirabella
Reconcile Cash Accounts

Detail

Cash Account: 10101 Cash-Operating Account
Reconciliation ID: 07/31/19
Reconciliation Date: 7/31/2019
Status: Locked

Outstanding Deposits

<u>Deposit Number</u>	<u>Document Number</u>	<u>Document Date</u>	<u>Document Description</u>	<u>Document Amount</u>
	2201296682	7/24/2019	Clubhouse Rental Deposit - Cooper	100.00
	2201296683	7/24/2019	Clubhouse Rental - Cooper	<u>25.00</u>
Outstanding Deposits				<u>125.00</u>

Mirabella
Reconcile Cash Accounts

Detail

Cash Account: 10101 Cash-Operating Account

Reconciliation ID: 07/31/19

Reconciliation Date: 7/31/2019

Status: Locked

Cleared Checks/Vouchers

<u>Document Number</u>	<u>Document Date</u>	<u>Document Description</u>	<u>Document Amount</u>	<u>Payee</u>
2004	6/13/2019	Series 2013 FY19 Tax Dist ID 421	2,274.45	Mirabella CDD
2012	7/1/2019	System Generated Check/Voucher	134.14	BOCC
2013	7/1/2019	System Generated Check/Voucher	4,900.00	McDermitt Davis & Company LLC
2014	7/1/2019	System Generated Check/Voucher	2,260.00	Meritus Districts
2015	7/1/2019	System Generated Check/Voucher	90.00	Suzanna M. Kimball
2017	7/5/2019	System Generated Check/Voucher	45.00	Suzanna M. Kimball
2018	7/11/2019	System Generated Check/Voucher	115.00	Suzanna M. Kimball
2019	7/18/2019	System Generated Check/Voucher	178.00	Aquatic Systems, Inc.
2020	7/18/2019	System Generated Check/Voucher	260.00	Ryder Residential and Commercial, LLC
2021	7/18/2019	System Generated Check/Voucher	84.99	Bright House Networks
2022	7/18/2019	System Generated Check/Voucher	117.00	Stantec Consulting Services Inc.
2023	7/18/2019	System Generated Check/Voucher	803.00	Straley Robin Vericker
2024	7/18/2019	System Generated Check/Voucher	45.00	Suzanna M. Kimball
2025	7/25/2019	System Generated Check/Voucher	150.00	A10SIS, Inc.
2029	7/25/2019	System Generated Check/Voucher	2,406.24	Tampa Electric
Cleared Checks/Vouchers			13,862.82	

07/31/2019



Account Statement

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

Questions? Please call
 1-800-786-8787

Account Summary	Account Type	Account Number	Statement Period
	PUBLIC FUNDS PRIMARY CHECKING		07/01/2019 - 07/31/2019
	Description	Amount	Description
	Beginning Balance	\$83,129.51	Average Balance
	Deposits/Credits	\$.00	Average Collected Balance
	Checks	\$13,862.82	Number of Days in Statement Period
	Withdrawals/Debits	\$.00	
	Ending Balance	\$69,266.69	

Overdraft Protection
 Account Number: _____ Protected By: Not enrolled
 For more information about SunTrust's Overdraft Services, visit www.suntrust.com/overdraft.

Checks	Check Number	Amount	Date Paid	Check Number	Amount	Date Paid	Check Number	Amount	Date Paid
	2004	2,274.45	07/02	*2017	45.00	07/16	2022	117.00	07/24
	*2012	134.14	07/15	2018	115.00	07/16	2023	803.00	07/24
	2013	4,900.00	07/03	2019	178.00	07/25	2024	45.00	07/24
	2014	2,260.00	07/02	2020	260.00	07/23	2025	150.00	07/29
	2015	90.00	07/08	2021	84.99	07/25	*2029	2,406.24	07/31

Checks: 15
 * Indicates break in check number sequence. Check may have been processed electronically and listed as an Electronic/ACH transaction.

Balance Activity History	Date	Balance	Collected Balance	Date	Balance	Collected Balance
	07/01	83,129.51	83,129.51	07/23	73,050.92	73,050.92
	07/02	78,595.06	78,595.06	07/24	72,085.92	72,085.92
	07/03	73,695.06	73,695.06	07/25	71,822.93	71,822.93
	07/08	73,605.06	73,605.06	07/29	71,672.93	71,672.93
	07/15	73,470.92	73,470.92	07/31	69,266.69	69,266.69
	07/16	73,310.92	73,310.92			

The Ending Daily Balances provided do not reflect pending transactions or holds that may have been outstanding when your transactions posted that day. If your available balance wasn't sufficient when transactions posted, fees may have been assessed.