



Rizzetta & Company

Sterling Hill Community Development District

Board of Supervisors' Meeting August 12, 2025

**District Office:
5844 Old Pasco Road, Suite 100
Pasco, Florida 33544
813.933.5571**

www.sterlinghillcdd.org

STERLING HILL COMMUNITY DEVELOPMENT DISTRICT

Sterling Hill North Clubhouse, 4411 Sterling Hill Blvd., Spring Hill, FL 34609

Board of Supervisors	Christina Miller	Chairman
	Sandra Manuele	Vice Chairman
	Nancy Felio	Assistant Secretary
	Michael Gebala	Assistant Secretary
	Darrin Bagnuolo	Assistant Secretary
District Manager	Daryl Adams	Rizzetta & Company, Inc.
District Counsel	Lauren Gentry	Kilinski/Van Wyk
District Engineer	Stephen Brletic	BDI Engineering

All cellular phones must be placed on mute while in the meeting room.

The Audience Comment portion of the agenda is where individuals may make comments on matters that concern the District. Individuals are limited to a total of three (3) minutes to make comments during this time.

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this meeting/hearing/workshop is asked to advise the District Office at least forty-eight (48) hours before the meeting/hearing/workshop by contacting the District Manager at (813) 933-5571. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) 1-800-955-8770 (Voice), who can aid you in contacting the District Office.

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

STERLING HILL COMMUNITY DEVELOPMENT DISTRICT
District Office – Wesley Chapel, Florida (813) 994-1001
Mailing Address – 3434 Colwell Ave, Suite 200, Tampa, Florida 33614
www.sterlinghillcdd.org

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

August 4, 2025

Agenda

Dear Board Members:

The regular meeting of the Board of Supervisors of the Sterling Hill Community Development District will be held on **Tuesday, August 12, 2025, at 6:00 p.m.** at the Sterling Hill North Clubhouse, located at 4411 Sterling Hill Boulevard, Spring Hill, FL 34609. The following is the agenda for this meeting:

- 1. CALL TO ORDER / ROLL CALL**
- 2. PLEDGE OF ALLEGIANCE**
- 3. AUDIENCE COMMENTS ON AGENDA ITEMS**
- 4. BUSINESS ITEMS**
 - A. Public Hearing on Fiscal Year 2025-2026 Final Budget**
 1. Consideration of Resolution 2025-05 Adopting
Fiscal Year 2025-2026 Final Budget..... Tab 1
 - B. Public Hearing on Fiscal Year 2025-2026 Assessments**
 1. Consideration of Resolution 2025-06; Levying O&M
Assessments for Fiscal Year 2025-2026 Tab 2
 - C. Consideration of Resolution 2025-07; Setting the
Meeting Schedule for Fiscal Year 2025-2026..... Tab 3**
 - D. Consideration of 2025-2026 Goals & Objectives Report..... Tab 4**
 - E. Ratification of County Notice of Commencement Tab 5**
 - F. Discussion of Smoking on CDD properties**
- 5. STAFF REPORTS**
 - A. District Engineer**
 1. Update on the Pickleball Project
 - B. Landscape**
 1. Review of Landscape Inspection Report (under separate cover)
 - C. District Counsel**
 - D. Amenity Management**
 1. Review of Amenity Report Tab 6
 2. Consideration of Pool Awning Proposals (2 Options)..... Tab 7
 3. Consideration of Defibrillator Proposal Tab 8
 - E. District Manager**
 1. Review of District Manager Report and Monthly Financials Tab 9
 2. Review of Website Compliance Audit Tab 10
- 6. BUSINESS ADMINISTRATION**
 - A. Consideration of Minutes of Board of Supervisors'
Meeting held on July 8, 2025 Tab 11**
 - B. Consideration of Operations & Maintenance
Expenditures for June 2025 Tab 12**
- 7. AUDIENCE COMMENTS**
- 8. SUPERVISOR REQUESTS**
- 9. ADJOURNMENT**

I look forward to seeing you at the meeting. In the meantime, if you have any questions, please do not hesitate to call us at (813) 994-1001.

Sincerely,
Darryl Adams
District Manager

Tab 1

RESOLUTION 2025-05

THE ANNUAL APPROPRIATION RESOLUTION OF THE STERLING HILL COMMUNITY DEVELOPMENT DISTRICT RELATING TO THE ANNUAL APPROPRIATIONS AND ADOPTING THE BUDGETS FOR THE FISCAL YEAR BEGINNING OCTOBER 1, 2025, AND ENDING SEPTEMBER 30, 2026; AUTHORIZING BUDGET AMENDMENTS; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the District Manager has, prior to the fifteenth (15th) day in June, 2025, submitted to the Board of Supervisors (“**Board**”) of the Sterling Hill Community Development District (“**District**”) proposed budgets (“**Proposed Budget**”) for the fiscal year beginning October 1, 2025 and ending September 30, 2026 (“**Fiscal Year 2026**”) along with an explanatory and complete financial plan for each fund of 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 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 1st of each year, the 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 District Manager has prepared a Proposed Budget, whereby the budget shall project 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 STERLING HILL COMMUNITY DEVELOPMENT DISTRICT:

SECTION 1. BUDGET

- a. 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 Local Records Office, and hereby approves certain amendments thereto, as shown in Section 2 below.

- b. The Proposed Budget, attached hereto as **Exhibit A**, as amended by the Board, is hereby adopted in accordance with the provisions of Section 190.008(2)(a), *Florida Statutes* (“**Adopted Budget**”), 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.
- c. The Adopted Budget, as amended, shall be maintained in the office of the District Manager and at the District’s Local Records Office and identified as “The Budget for the Sterling Hill Community Development District for the Fiscal Year Ending September 30, 2026.”
- d. The Adopted Budget shall be posted by the District Manager on the District’s official website within thirty (30) days after adoption, and shall remain on the website for at least two (2) years.

SECTION 2. APPROPRIATIONS

There is hereby appropriated out of the revenues of the District, for Fiscal Year 2026, the sum of \$_____ to be raised by the levy of assessments and/or 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	\$_____
DEBT SERVICE FUND (SERIES 2003A)	\$_____
RESERVE FUND	\$_____
TOTAL ALL FUNDS	\$_____

SECTION 3. BUDGET AMENDMENTS

Pursuant to Section 189.016, *Florida Statutes*, the District at any time within Fiscal Year 2026 or within sixty (60) days following the end of the Fiscal Year 2026 may amend its Adopted Budget for that fiscal year as follows:

- a. A line-item appropriation for expenditures within a fund may be decreased or increased by motion of the Board recorded in the minutes, and approving the expenditure, if the total appropriations of the fund do not increase.
- b. The District Manager or Treasurer may approve an expenditure that would increase or decrease a line-item appropriation for expenditures within a fund if the total appropriations of the fund do not increase and if either (i) the aggregate change in the original appropriation item does not exceed the greater of \$15,000 or 15% of

the original appropriation, or (ii) such expenditure is authorized by separate disbursement or spending resolution.

- c. Any other budget amendments shall be adopted by resolution and consistent with Florida law.

The District Manager or Treasurer must ensure that any amendments to the budget under paragraph c. above are posted on the District’s website within five (5) days after adoption and remain on the website for at least two (2) years.

SECTION 4. EFFECTIVE DATE. This Resolution shall take effect immediately upon adoption.

PASSED AND ADOPTED THIS 12TH DAY OF AUGUST 2025.

ATTEST:

**STERLING HILL
COMMUNITY DEVELOPMENT
DISTRICT**

Secretary/Assistant Secretary

By:_____

Its:_____

Exhibit A: Adopted Budget for Fiscal Year 2026

Proposed Budget

Sterling Hill Community Development District

Reserve Fund

Fiscal Year 2025/2026

Comments

Chart of Accounts Classification		Actual YTD through 06/30/25	Projected Annual Totals 2024/2025	Annual Budget for 2024/2025	Projected Budget variance for 2024/2025	Budget for 2025/2026	Budget Increase (Decrease) vs 2024/2025
1							
2	ASSESSMENT REVENUES						
3							
4	Special Assessments						
5	Tax Roll*	\$ 95,383	\$ 95,383	\$ 128,562	\$ (33,179)	\$ 178,562	\$ 50,000
6							
7	Assessment Revenue Subtotal	\$ 95,383	\$ 95,383	\$ 128,562	\$ (33,179)	\$ 178,562	\$ 50,000
8							
9	OTHER REVENUES						
10							
11	Interest Earnings						
12	Interest Earnings	\$ 33,330	\$ 44,440	\$ -	\$ 44,440	\$ -	\$ -
13							
14	Other Revenue Subtotal	\$ 33,330	\$ 44,440	\$ -	\$ 44,440	\$ -	\$ -
15							
16	TOTAL REVENUES	\$ 128,713	\$ 139,823	\$ 128,562	\$ 11,261	\$ 178,562	\$ 50,000
17	*Allocation of assessments between the Tax Roll and Off Roll are estimates only and subject to change prior to certification.						
18							
19	EXPENDITURES						
20							
21	Contingency						
22	Capital Reserve (Asset Reserve)	\$ 97,705	\$ 130,273	\$ 33,180	\$ (97,093)	\$ 83,180	\$ 50,000
23	Road Reserve	\$ -	\$ -	\$ 95,382	\$ 95,382	\$ 95,382	\$ -
24							
25	TOTAL EXPENDITURES	\$ 97,705	\$ 130,273	\$ 128,562	\$ (1,712)	\$ 178,562	\$ 50,000
26							
27	EXCESS OF REVENUES OVER EXPENDITURES	\$ 31,008	\$ 9,550	\$ -	\$ 9,549	\$ -	\$ -
28							

STERLING HILL COMMUNITY DEVELOPMENT DISTRICT
FISCAL YEAR 2025/2026 ROAD RESERVE ASSESSMENT SCHEDULE

TOTAL ROAD RESERVE BUDGET		\$95,381.53
COLLECTION COST @	2.0%	\$2,029.39
EARLY PAYMENT DISCOUNT @	4.0%	\$4,058.79
TOTAL ROAD RESERVE ASSESSMENT		\$101,469.71

ROAD RESERVE ASSESSMENT

VILLAGE	PARCEL	PHASE	BLOCK	# LOTS	RR BUDGET	TOTAL PER LOT ⁽¹⁾
Single Family 60 - Covey Run	A	2A	1-3	109	\$7,701.41	\$70.66
Single Family 60 - Glenburne	E	1A	12-17	150	\$8,264.97	\$55.10
Single Family 60 - Haverhill	B	2A	4-6	92	\$7,137.95	\$77.59
Single Family 60 - Mandalay Place	C	1A	7-9	123	\$10,894.76	\$88.58
Single Family 65 - Arborglades	I	2B	35-37	169	\$11,646.10	\$68.91
Single Family 65 - Dunwoody	D	1A	10-11	102	\$7,325.74	\$71.82
Single Family 70 - Amersham Isles	J	1B	38-42	169	\$8,264.97	\$48.91
Single Family 70 - Edgemere	H	2B	32-34	96	\$7,701.41	\$80.22
Single Family 80 - Brackenwood	F	1B	18-26	115	\$13,897.59	\$120.85
Single Family 80 - Brightstone Place	G	2B	27-31	124	\$12,585.24	\$101.49
Villas - Windance		3 & 4		8	\$672.17	\$84.02
Single Family 70 - Windance		3 & 4		64	\$5,377.40	\$84.02
				1321	\$101,469.71	

⁽¹⁾ Annual assessment that will appear on November 2025 Hernando County property tax bill in addition to Debt Service and Operations & Maintenance. Amount shown includes all applicable collection costs and early payment discounts (up to 4% if paid early).

Sterling Hill Community Development District		
Debt Service		
Fiscal Year 2025/2026		
Chart of Accounts Classification	Series 2003A	Budget for 2025/2026
REVENUES		
Special Assessments		
Net Special Assessments ⁽¹⁾	\$785,521.58	\$785,521.58
TOTAL REVENUES	\$785,521.58	\$785,521.58
EXPENDITURES		
Administrative		
Debt Service Obligation	\$785,521.58	\$785,521.58
Administrative Subtotal	\$785,521.58	\$785,521.58
TOTAL EXPENDITURES	\$785,521.58	\$785,521.58
EXCESS OF REVENUES OVER EXPENDITURES	\$0.00	\$0.00

Hernando County Collection Costs (2%) and Early Payment Discounts (4%):

6.0%

GROSS ASSESSMENTS

\$835,661.26

Notes:

Tax Roll Collection Costs (2%) and Early Payment Discounts (4%) are a total 6.0% of Tax Roll. Budgeted net of tax roll assessments. See Assessment Table.

⁽¹⁾ Maximum Annual Debt Service less Prepaid Assessments received

STERLING HILL COMMUNITY DEVELOPMENT DISTRICT					
FISCAL YEAR 2025/2026 O&M AND DEBT SERVICE ASSESSMENT SCHEDULE					
2025/2026 O&M Budget:		\$1,829,891.53		2024/2025 O&M Budget:	\$1,829,891.97
Collection Costs:	2%	\$38,933.86		2025/2026 O&M Budget:	\$1,829,891.53
Early Payment Discount:	4%	\$77,867.72			
2025/2026 Total:		\$1,946,693.12		Total Difference:	-\$0.44

Lot Size	Assessment Breakdown	Per Unit Annual Assessment Comparison		Proposed Increase / Decrease	
		2024/2025	2025/2026	\$	%
Single Family 60' - Covey Run	Series 2003A Debt Service	\$701.05	\$701.05	\$0.00	0.00%
	Operations/Maintenance	\$1,194.32	\$1,194.32	\$0.00	0.00%
	Road Reserve	\$70.66	\$70.66	\$0.00	0.00%
	Total	\$1,966.03	\$1,966.03	\$0.00	0.00%
Single Family 60' - Glenburne	Series 2003A Debt Service	\$701.05	\$701.05	\$0.00	0.00%
	Operations/Maintenance	\$1,194.32	\$1,194.32	\$0.00	0.00%
	Road Reserve	\$55.10	\$55.10	\$0.00	0.00%
	Total	\$1,950.47	\$1,950.47	\$0.00	0.00%
Single Family 60' - Haverhill	Series 2003A Debt Service	\$701.05	\$701.05	\$0.00	0.00%
	Operations/Maintenance	\$1,194.32	\$1,194.32	\$0.00	0.00%
	Road Reserve	\$77.59	\$77.59	\$0.00	0.00%
	Total	\$1,972.96	\$1,972.96	\$0.00	0.00%
Single Family 60' - Mandalay Place	Series 2003A Debt Service	\$701.05	\$701.05	\$0.00	0.00%
	Operations/Maintenance	\$1,194.32	\$1,194.32	\$0.00	0.00%
	Road Reserve	\$88.58	\$88.58	\$0.00	0.00%
	Total	\$1,983.95	\$1,983.95	\$0.00	0.00%
Single Family 65' - Arborglades	Series 2003A Debt Service	\$757.13	\$757.13	\$0.00	0.00%
	Operations/Maintenance	\$1,194.32	\$1,194.32	\$0.00	0.00%
	Road Reserve	\$68.91	\$68.91	\$0.00	0.00%
	Total	\$2,020.36	\$2,020.36	\$0.00	0.00%
Single Family 65' - Dunwoody	Series 2003A Debt Service	\$757.13	\$757.13	\$0.00	0.00%
	Operations/Maintenance	\$1,194.32	\$1,194.32	\$0.00	0.00%
	Road Reserve	\$71.82	\$71.82	\$0.00	0.00%
	Total	\$2,023.27	\$2,023.27	\$0.00	0.00%
Single Family 70' - Amersham Isles	Series 2003A Debt Service	\$820.22	\$820.22	\$0.00	0.00%
	Operations/Maintenance	\$1,194.32	\$1,194.32	\$0.00	0.00%
	Road Reserve	\$48.91	\$48.91	\$0.00	0.00%
	Total	\$2,063.45	\$2,063.45	\$0.00	0.00%
Single Family 70' - Edgemere	Series 2003A Debt Service	\$820.22	\$820.22	\$0.00	0.00%
	Operations/Maintenance	\$1,194.32	\$1,194.32	\$0.00	0.00%
	Road Reserve	\$80.22	\$80.22	\$0.00	0.00%
	Total	\$2,094.76	\$2,094.76	\$0.00	0.00%
Single Family 80' - Brackenwood	Series 2003A Debt Service	\$932.39	\$932.39	\$0.00	0.00%
	Operations/Maintenance	\$1,194.32	\$1,194.32	\$0.00	0.00%
	Road Reserve	\$120.85	\$120.85	\$0.00	0.00%
	Total	\$2,247.56	\$2,247.56	\$0.00	0.00%

STERLING HILL COMMUNITY DEVELOPMENT DISTRICT					
FISCAL YEAR 2025/2026 O&M AND DEBT SERVICE ASSESSMENT SCHEDULE					
2025/2026 O&M Budget:		\$1,829,891.53	2024/2025 O&M Budget:		\$1,829,891.97
Collection Costs:	2%	\$38,933.86	2025/2026 O&M Budget:		\$1,829,891.53
Early Payment Discount:	4%	\$77,867.72			
2025/2026 Total:		<u>\$1,946,693.12</u>	Total Difference:		<u>-\$0.44</u>
Lot Size	Assessment Breakdown	Per Unit Annual Assessment Comparison		Proposed Increase / Decrease	
		2024/2025	2025/2026	\$	%
Single Family 80' - Brighstone Place	Series 2003A Debt Service	\$932.39	\$932.39	\$0.00	0.00%
	Operations/Maintenance	\$1,194.32	\$1,194.32	\$0.00	0.00%
	Road Reserve	\$101.49	\$101.49	\$0.00	0.00%
	Total	\$2,228.20	\$2,228.20	\$0.00	0.00%
Villas - Windance	Operations/Maintenance	\$1,194.32	\$1,194.32	\$0.00	0.00%
	Road Reserve	\$84.02	\$84.02	\$0.00	0.00%
	Total	\$1,278.34	\$1,278.34	\$0.00	0.00%
Single Family 70' - Windance	Operations/Maintenance	\$1,194.32	\$1,194.32	\$0.00	0.00%
	Road Reserve	\$84.02	\$84.02	\$0.00	0.00%
	Total	\$1,278.34	\$1,278.34	\$0.00	0.00%
Single Family 50' - Barrington	Operations/Maintenance	\$1,194.32	\$1,194.32	\$0.00	0.00%
	Total	\$1,194.32	\$1,194.32	\$0.00	0.00%
Single Family 60' - Barrington	Operations/Maintenance	\$1,194.32	\$1,194.32	\$0.00	0.00%
	Total	\$1,194.32	\$1,194.32	\$0.00	0.00%
Notes: Series 2006AB bonds canceled which were previously levied in Phases 3 & 4.					
The Property Appraiser fee is now being billed separately to the District, therefore it is being incorporated into the general fund budget.					

STERLING HILL COMMUNITY DEVELOPMENT DISTRICT

FISCAL YEAR 2025/2026 O&M AND DEBT SERVICE ASSESSMENT SCHEDULE

STERLING HILL COMMUNITY DEVELOPMENT DISTRICT

FISCAL YEAR 2025/2026 O&M AND DEBT SERVICE ASSESSMENT SCHEDULE

O&M Budget		\$1,734,510.00
Collection Cost @	2%	\$36,904.47
Early Payment Discount @	4%	\$73,808.94
Total O&M Assessment		<u>\$1,845,223.40</u>

Road Reserve Budget		\$95,381.53
Collection Cost @	2%	\$2,029.39
Early Payment Discount @	4%	\$4,058.79
Total Road Reserves		\$101,469.71

UNITS ASSESSED		
LOT SIZE / Subdivision	O&M	SERIES 2003A
		DEBT SERVICE ⁽¹⁾
Single Family 60 - Covey Run	109	26
Single Family 60 - Glenburne	150	150
Single Family 60 - Haverhill	92	85
Single Family 60 - Mandalay Place	123	119
Single Family 65 - Arborglades	169	166
Single Family 65 - Dunwoody	102	95
Single Family 70 - Amersham Isles	169	166
Single Family 70 - Edgemere	96	95
Single Family 80 - Brackenwood	115	112
Single Family 80 - Brightstone Place	124	57
Villas - Windance	8	0
Single Family 70 - Windance	64	0
Single Family 50 - Barrington	110	0
Single Family 60 - Barrington	114	0
TOTAL	1545	1071

Allocation of O&M Assessment			
EAU Factor	Total EAU's	% Total EAU's	O/M per Parcel
1.00	109.00	7.06%	\$130,180.81
1.00	150.00	9.71%	\$179,147.90
1.00	92.00	5.95%	\$109,877.38
1.00	123.00	7.96%	\$146,901.28
1.00	169.00	10.94%	\$201,839.97
1.00	102.00	6.60%	\$121,820.57
1.00	169.00	10.94%	\$201,839.97
1.00	96.00	6.21%	\$114,654.66
1.00	115.00	7.44%	\$137,346.73
1.00	124.00	8.03%	\$148,095.60
1.00	8.00	0.52%	\$9,554.55
1.00	64.00	4.14%	\$76,436.44
1.00	110.00	7.12%	\$131,375.13
1.00	114.00	7.38%	\$136,152.41
	1545.00	100.00%	\$1,845,223.40

ALLOCATION OF ROAD RESERVE ASSESSMENT		
TOTAL UNITS	ROAD RESERVE PER UNIT	ROAD RESERVE PER PARCEL
109.00	\$70.66	\$7,701.41
150.00	\$55.10	\$8,264.97
92.00	\$77.59	\$7,137.95
123.00	\$88.58	\$10,894.76
169.00	\$68.91	\$11,646.10
102.00	\$71.82	\$7,325.74
169.00	\$48.91	\$8,264.97
96.00	\$80.22	\$7,701.41
115.00	\$120.85	\$13,897.59
124.00	\$101.49	\$12,585.24
8.00	\$84.02	\$672.17
64.00	\$84.02	\$5,377.40
0.00	\$0.00	\$0.00
0.00	\$0.00	\$0.00
1321.00		\$101,469.71

PER LOT ANNUAL ASSESSMENT			
O&M	ROAD RESERVES	SERIES 2003A DEBT SERVICE ⁽²⁾	TOTAL ^{(3) (4)}
\$1,194.32	\$70.66	\$701.05	\$1,966.03
\$1,194.32	\$55.10	\$701.05	\$1,950.47
\$1,194.32	\$77.59	\$701.05	\$1,972.96
\$1,194.32	\$88.58	\$701.05	\$1,983.95
\$1,194.32	\$68.91	\$757.13	\$2,020.36
\$1,194.32	\$71.82	\$757.13	\$2,023.27
\$1,194.32	\$48.91	\$820.22	\$2,063.45
\$1,194.32	\$80.22	\$820.22	\$2,094.76
\$1,194.32	\$120.85	\$932.39	\$2,247.56
\$1,194.32	\$101.49	\$932.39	\$2,228.20
\$1,194.32	\$84.02	\$0.00	\$1,278.34
\$1,194.32	\$84.02	\$0.00	\$1,278.34
\$1,194.32	\$0.00	\$0	\$1,194.32
\$1,194.32	\$0.00	\$0	\$1,194.32

LESS: Hernando County Collection Costs (2%) and Early Payment Discounts (4%):

(\$110,713.40)

(\$6,088.18)

Net Revenue to be Collected

\$1,734,510.00

\$95,381.53

⁽¹⁾ Reflects the number of total lots with Series 2003A debt outstanding.

⁽²⁾ Annual debt service assessment per lot adopted in connection with the Series 2003A bond issue. Annual assessment includes principal, interest, Hernando County collection costs and early payment discounts.

⁽³⁾ The Property Appraiser fee is now billed separately to the District, therefore it is being incorporated into the general fund budget.

⁽⁴⁾ Annual assessment that will appear on November 2025 Hernando County property tax bill. Amount shown includes all applicable collection costs and early payment discounts (up to 4% if paid early).

Tab 2

RESOLUTION 2025-06

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE STERLING HILL COMMUNITY DEVELOPMENT DISTRICT MAKING A DETERMINATION OF BENEFIT AND IMPOSING SPECIAL ASSESSMENTS FOR FISCAL YEAR 2026; PROVIDING FOR THE COLLECTION AND ENFORCEMENT OF SPECIAL ASSESSMENTS, INCLUDING BUT NOT LIMITED TO PENALTIES AND INTEREST THEREON; CERTIFYING AN ASSESSMENT ROLL; PROVIDING FOR AMENDMENTS TO THE ASSESSMENT ROLL; PROVIDING A SEVERABILITY CLAUSE; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Sterling Hill Community Development District (“**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 Hernando County, Florida (“**County**”); and

WHEREAS, the District has constructed or acquired various infrastructure improvements and provides certain services in accordance with the District’s adopted capital improvement plan and Chapter 190, *Florida Statutes*; and

WHEREAS, the Board of Supervisors (“**Board**”) of the District hereby determines to undertake various operations and maintenance and other activities described in the District’s budget (“**Adopted Budget**”) for the fiscal year beginning October 1, 2025, and ending September 30, 2026 (“**Fiscal Year 2026**”), attached hereto as **Exhibit A** and incorporated by reference herein; and

WHEREAS, the District must obtain sufficient funds to provide for the operation and maintenance of the services and facilities provided by the District as described in the Adopted 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, it is in the best interests of the District to proceed with the imposition of the special assessments for operations and maintenance in the amount set forth in the Adopted Budget; and

WHEREAS, the District has previously levied an assessment for debt service, which the District desires to collect for Fiscal Year 2026; and

WHEREAS, Chapter 197, *Florida Statutes*, provides a mechanism pursuant to which such special assessments may be placed on the tax roll and collected by the local tax collector (“**Uniform Method**”), and the District has previously authorized the use of the Uniform Method by, among other things, entering into agreements with the Property Appraiser and Tax Collector of the County for that purpose; and

WHEREAS, it is in the best interests of the District to adopt the Assessment Roll of the Sterling Hill Community Development District (“**Assessment Roll**”) attached to this Resolution as **Exhibit B** and incorporated as a material part of this Resolution by this reference, and to certify the Assessment Roll to the County 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, certified to the County Tax Collector by this Resolution, as the Property Appraiser updates the property roll for the County, for such time as authorized by Florida law.

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

SECTION 1. BENEFIT & ALLOCATION FINDINGS. The Board hereby finds and determines that the provision of the services, facilities, and operations as described in **Exhibit A** confers a special and peculiar benefit to the lands within the District, which benefit exceeds or equals the cost of the assessments. The allocation of the assessments to the specially benefitted lands, as shown in **Exhibits A and B**, is hereby found to be fair and reasonable.

SECTION 2. ASSESSMENT IMPOSITION. Pursuant to Chapters 190 and 197, *Florida Statutes*, and using the procedures authorized by Florida law for the levy and collection of special assessments, a special assessment for operation and maintenance is hereby imposed and levied on benefitted lands within the District, and in accordance with **Exhibits A and B**. 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. The collection of the operation and maintenance special assessments and previously levied debt service assessments shall be at the same time and in the same manner as County taxes in accordance with the Uniform Method, as indicated on **Exhibits A and B**. The decision to collect special assessments by any particular method – e.g., on the tax roll or by direct bill – does not mean that such method will be used to collect special assessments in future years, and the District reserves the right in its sole discretion to select collection methods in any given year, regardless of past practices.

SECTION 4. ASSESSMENT ROLL. The Assessment Roll, attached to this Resolution as **Exhibit B**, is hereby certified to the County Tax Collector and shall be collected by the County Tax Collector in the same manner and time as County taxes. The proceeds therefrom shall be paid to the District.

SECTION 5. ASSESSMENT ROLL AMENDMENT. The District Manager shall keep apprised of all updates made to the County 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, to the County property roll. After any amendment of the Assessment Roll, the District Manager shall file the updates 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 12TH DAY OF AUGUST 2025.

ATTEST:

**STERLING HILL COMMUNITY
DEVELOPMENT DISTRICT**

Secretary / Assistant Secretary

By: _____

Its: _____

Exhibit A: Adopted Budget for Fiscal Year 2026

Exhibit B: Assessment Roll

Tab 3

RESOLUTION 2025-07

**A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE
STERLING HILL COMMUNITY DEVELOPMENT DISTRICT
ADOPTING THE ANNUAL MEETING SCHEDULE FOR FISCAL YEAR
2025/2026; AND PROVIDING FOR AN EFFECTIVE DATE.**

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

WHEREAS, the District is required by Section 189.015, *Florida Statutes*, to file quarterly, semi-annually, or annually a schedule (including date, time, and location) of its regular meetings with local governing authorities; and

WHEREAS, further, in accordance with the above-referenced statute, the District shall also publish quarterly, semi-annually, or annually the District’s regular meeting schedule in a newspaper of general paid circulation in the county in which the District is located; and

WHEREAS, the Board desires to adopt the annual meeting schedule for the fiscal year beginning October 1, 2025, and ending September 30, 2026 (“**Fiscal Year 2025/2026**”), attached as **Exhibit A**.

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

SECTION 1. The Fiscal Year 2025/2026 annual meeting schedule attached hereto and incorporated by reference herein as **Exhibit A** is hereby approved and shall be published in accordance with the requirements of Florida law and also provided to applicable governing authorities.

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

PASSED AND ADOPTED this August 12, 2025.

ATTEST:

**STERLING HILL COMMUNITY
DEVELOPMENT DISTRICT**

Secretary / Assistant Secretary

Chairperson, Board of Supervisors

Exhibit A: Fiscal Year 2025/2026 Annual Meeting Schedule

**BOARD OF SUPERVISORS MEETING DATES
STERLING HILL COMMUNITY DEVELOPMENT DISTRICT
FOR FISCAL YEAR 2025-2026**

The Board of Supervisors of the Sterling Hill Community Development District will hold their regular meetings for Fiscal Year 2025-2026 at 9:00 a.m. at the at the **Sterling Hill North Clubhouse, 4411 Sterling Hill Blvd. Spring Hill, FL 34609**, on the second Tuesday of each month as follows or otherwise noted:

October 14, 2025
November 11, 2025 (Veterans Day)
December 9, 2025
January 13, 2026
February 10, 2026
March 10, 2026
April 14, 2026
May 12, 2026
June 9, 2026
July 14, 2026
August 11, 2026 (at 6:00 p.m.)
September 8, 2026

Tab 4

STERLING HILL COMMUNITY DEVELOPMENT DISTRICT

Goals and Objectives

Fiscal Year 2025-2026

Adopted: August 2025

Sterling Hill Community Development District

Goals, Objectives, Performance Measures, & Annual Reporting

Fiscal Year 2025-2026

1. FINANCIAL AND ADMINISTRATIVE GOALS

Goal 1.1 Annual Budget Preparation

Objective: Prepare and approve the annual proposed budget by June 15 and the final budget will be adopted by September 30 each year.

Measurement: The proposed budget was approved by the Board before June 15 and the final budget was adopted by September 30 as evidenced by meeting minutes and budget documents listed on the CDD website and/or within district records.

Standard: 100% of budget approval and adoption were completed by the statutory deadlines and posted to the CDD website.

Achieved: Yes ☐ No ☐

Goal 1.2 Access to Records Compliance

Objective: Ensure that meeting minutes and other public records are readily available and easily accessible to the public by completing monthly CDD website checks.

Measurement: Monthly website reviews will be completed to ensure meeting minutes and other public records are up to date as evidenced by District Management's records.

Standard: 100% of monthly website checks were completed by District Management.

Achieved: Yes ☐ No ☐

2. COMMUNITY COMMUNICATION AND ENGAGEMENT

Goal 2.1 Public Meetings Compliance

Objective: Hold at least four (4) regular Board of Supervisor meetings per year to conduct CDD-related business and discuss community needs.

Measurement: Number of public board meetings held annually as evidenced by meeting minutes and legal advertisements.

Standard: A minimum of four (4) regular board meetings were held during the fiscal year.

Achieved: Yes ☐ No ☐

Goal 2.2 Notice of Meetings Compliance

Objective: Provide public notice of each meeting at least seven days in advance, as specified in Section 190.007(1), using at least two communication methods.

Measurement: Timeliness and method of meeting notices as evidenced by posting to the CDD website, publishing in the local newspaper, and via electronic communication.

Standard: 100% of meetings were advertised with 7 days' notice per statute on at least two mediums (i.e., newspaper, CDD website, electronic communications).

Achieved: Yes ☐ No ☐

3. INFRASTRUCTURE AND FACILITIES MAINTENANCE

Goal 3.1 District Infrastructure and Facilities Inspections

Objective: Update the Public Facilities Report in compliance with Chapter 189, Florida Statutes.

Measurement: Completion of the updated Public Facilities Report within the current Fiscal Year, as evidenced by the final report submission date.

Standard: Public Facilities Report finalized within the Fiscal Year.

Achieved: Yes ☐ No ☐

Goal 3.2 Reserve Study

Objective: Periodic and consistent reviews of District Infrastructure and Facilities will be performed, and the study updated as needed.

Measurement: A minimum of one (1) review of the study by the Board of Supervisors, as evidenced by meeting minutes.

Standard: A minimum of one (1) review of the Reserve Study by the Board of Supervisors.

Achieved: Yes No

Tab 5

Permit Number 1488042
Parcel ID Number R09 223 18 3601 0000 0P10

NOTICE OF COMMENCEMENT

State of Florida
County of Hernando

THE UNDERSIGNED hereby gives notice that improvements will be made to certain real property, and in accordance with Section 713.13 of the Florida Statutes, the following information is provided in this **NOTICE OF COMMENCEMENT**.

1. Description of property (legal description): Sterling Hill PH 1A Tract P1 (Park Site)

a) Street (job) Address: 4250 Sterling Hill Blvd Spring Hill FL 34609

2. General description of improvements: Construction of 10' foot high fencing around four pickleball courts at Sterling Hill south park clubhouse in Spring Hill FL, Hernando County.

3. Owner Information or Lessee information if the Lessee contracted for the improvement:

a) Name and address: Sterling Hill Community Development District 3434 Colwell Ave suite 200 Tampa FL 33614-8390

b) Name and address of fee simple titleholder (if different than Owner listed above)

c) Interest in property: 100%

4. Contractor Information

a) Name and address: Inline Fencing LLC

b) Telephone No.: 813-382-1510

Fax No.: (optional)

5. Surety (if applicable, a copy of the payment bond is attached)

a) Name and address:

b) Telephone No.:

c) Amount of Bond: \$

6. Lender

a) Name and address:

b) Telephone No.:

7. Persons within the State of Florida designated by Owner upon whom notices or other documents may be served as provided by Section 713.13 (1) (a) 7., Florida Statutes:

a) Name and address: Stephen Brletic - Brletic Dvorak Inc, 536 4th Ave S Unit 4, St Petersburg FL 33701

b) Telephone No.: (813) 361-1466

Fax No.: (optional)

8. a) In addition to himself or herself, Owner designates of

to receive a copy of the Lienor's Notice as provided in Section 713.13 (1) (b), Florida Statutes.

b) Phone Number of Person or entity designated by Owner:

9. Expiration date of notice of commencement (the expiration date may not be before the completion of construction and final payment to the contractor, but will be 1 year from the date of recording unless a different date is specified): May 1, 2026

WARNING TO OWNER: ANY PAYMENTS MADE BY THE OWNER AFTER THE EXPIRATION OF THE NOTICE OF COMMENCEMENT ARE CONSIDERED IMPROPER PAYMENTS UNDER CHAPTER 713, PART I, SECTION 713.13, FLORIDA STATUTES, AND CAN RESULT IN YOUR PAYING TWICE FOR IMPROVEMENTS TO YOUR PROPERTY. A NOTICE OF COMMENCEMENT MUST BE RECORDED AND POSTED ON THE JOB SITE BEFORE THE FIRST INSPECTION. IF YOU INTEND TO OBTAIN FINANCING, CONSULT WITH YOUR LENDER OR AN ATTORNEY BEFORE COMMENCING WORK OR RECORDING YOUR NOTICE OF COMMENCEMENT.

Under penalty of perjury, I declare that I have read the foregoing notice of commencement and that the facts stated therein are true to the best of my knowledge and belief.

(Signature of Owner or Lessee, or Owner's or Lessee's (Authorized Officer/Director/Partner/Manager)

(Print Name and Provide Signatory's Title/Office)

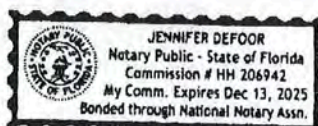
The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ on-line notarization, this 24 day of June, 2025 by Christina Miller as Chair (type of authority, e.g. officer, trustee, attorney in fact) for Sterling Hill CDD, as Chair (Name of Person) (type of authority, e.g. officer, trustee, attorney in fact)

for Jennifer Defoor (name of party on behalf of whom instrument was executed).

Personally Known ☒ Produced ID ☐

Type of ID FL DL M60-113-63-787 Notary Signature

Print name Jennifer Defoor



Permit Number 1488042
Parcel ID Number R09 223 18 3601 0000 0P10

THIS AREA IS RESERVED FOR
CITY OF TAMPA
LESTER A. HILL

NOTICE OF COMMENCEMENT

State of Florida
County of Hernando

THE UNDERSIGNED hereby gives notice that improvements will be made to certain real property, and in accordance with Section 713.13 of the Florida Statutes, the following information is provided in this **NOTICE OF COMMENCEMENT**.

1. **Description of property (legal description):** Sterling Hill PH 1A Tract P1 (Park Site)

a) Street (job) Address: 4250 Sterling Hill Blvd Spring Hill FL 34609

2. **General description of improvements:** Construction of 10' foot high fencing around four pickleball courts at Sterling Hill south park clubhouse in Spring Hill FL, Hernando County.

3. **Owner Information or Lessee information if the Lessee contracted for the improvement:**

a) Name and address: Sterling Hill Community Development District 3434 Colwell Ave suite 200 Tampa FL 33614-8390

b) Name and address of fee simple titleholder (if different than Owner listed above)

c) Interest in property: 100%

4. **Contractor Information**

a) Name and address: Inline Fencing LLC

b) Telephone No.: 813-382-1510

Fax No.: (optional)

5. **Surety** (if applicable, a copy of the payment bond is attached)

a) Name and address:

b) Telephone No.:

c) Amount of Bond: \$

6. **Lender**

a) Name and address:

b) Telephone No.:

7. **Persons within the State of Florida designated by Owner** upon whom notices or other documents may be served as provided by Section 713.13 (1) (a) 7., Florida Statutes:

a) Name and address: Stephen Brletic - Brletic Dvorak Inc, 536 4th Ave S Unit 4, St Petersburg FL 33701

b) Telephone No.: (813) 361-1466

Fax No.: (optional)

8. a) **In addition to himself or herself, Owner designates** of

to receive a copy of the Lienor's Notice as provided in Section 713.13 (1) (b), Florida Statutes.

b) Phone Number of Person or entity designated by Owner:

9. **Expiration date of notice of commencement** (the expiration date may not be before the completion of construction and final payment to the contractor, but will be 1 year from the date of recording unless a different date is specified): May 1, 2026

WARNING TO OWNER: ANY PAYMENTS MADE BY THE OWNER AFTER THE EXPIRATION OF THE NOTICE OF COMMENCEMENT ARE CONSIDERED IMPROPER PAYMENTS UNDER CHAPTER 713, PART I, SECTION 713.13, FLORIDA STATUTES, AND CAN RESULT IN YOUR PAYING TWICE FOR IMPROVEMENTS TO YOUR PROPERTY. A NOTICE OF COMMENCEMENT MUST BE RECORDED AND POSTED ON THE JOB SITE BEFORE THE FIRST INSPECTION. IF YOU INTEND TO OBTAIN FINANCING, CONSULT WITH YOUR LENDER OR AN ATTORNEY BEFORE COMMENCING WORK OR RECORDING YOUR NOTICE OF COMMENCEMENT.

Under penalty of perjury, I declare that I have read the foregoing notice of commencement and that the facts stated therein are true to the best of my knowledge and belief.

(Signature of Owner or Lessee, or Owner's or Lessee's (Authorized Officer/Director/Partner/Manager)

(Print Name and Provide Signatory's Title/Office)

The foregoing instrument was acknowledged before me by means of ☐ physical presence or ☐ on-line notarization, this _____ day of _____, 20____ by _____ as _____ (type of authority, e.g. officer, trustee, attorney in fact)

for _____, as _____

(Name of Person)

(type of authority, e.g. officer, trustee, attorney in fact)

for _____ (name of party on behalf of whom instrument was executed).

Personally Known ☐ Produced ID ☐

Type of ID

Notary Signature

Print name

Tab 6

Operations Report – July 2025

Sterling Hill CDD

Phone: 352-686-5161 • Email: sterlinghillclub@live.com

Clubhouse Manager: Jason Pond



Clubhouse Maintenance and Improvements

- Monthly carpet and floor cleaning by Apex.
- Repaired splash pad electrical issues at pump area.
- Replaced broken north side men's bathroom handicap stall door and panel.
- Replaced out some non-working security cameras at north and south clubhouse.
- Pressure washed north and south side bus stop pavilion areas.

Gate Report

- Greased all main village gates.
- Replaced siren sensor, Door King cellular board, Door King circuit board and display screen at the Edgemere gate.
- Storage lot gate was hit by lightning. Replaced the burnt circuit board and memory chips.
- Replaced out Door King cellular board at Haverhill gate.
- Updated a few bad, old outdated security cameras at gates.

Private Event Rentals

North Clubhouse:

07/05/25 – Birthday Party
07/12/25 – Baby Shower
07/19/25 – Baby Shower
07/27/25 – Birthday Party

South Clubhouse:

07/05/25 – Meeting
07/06/25 – Birthday Party
07/12/25 – Baby Shower
07/16/25 – Party
07/26/25 – Birthday Party

Field Maintenance

- Trash clean-up in the DRA's, wooded areas, and trash and debris clean up along Sterling Hill Blvd.
- Replaced out sections of sidewalk throughout the villages, at both clubhouses and along Sterling Hill Blvd. that were possible trip hazards.
- Painting company has started pressure washing barrier walls and painting them at Glenburne and Haverhill area.
- Repair of two irrigation well pumps (north and south side clubhouse pumps).



Rizzetta & Company

Tab 7

Architectural Assembly Inc

18207 Akins Drive
Spring Hill Florida 34610
Phone: (813)765-1990
Phone:(813)363-4411
abbottdonna@gmail.com
joshua.abbott08@gmail.com

Proposal Submitted To:

Sterling Hill CDD
4411 Sterling Hill Blvd
Spring Hill Florida

Job Name/Location:

Sterling Hill Cdd
4411 Sterling Hill Road
Spring Hill Florida

Proposal Date:

July 15, 2025

Attention: Jason Pond

Phone: 352-686-5161

Fax:

Proposal Good Thru	Customer Type	Payment Terms	Sales Representative
August 14, 2025	comm	50% Deposit, Balance Due Upon Installation	JA
ALL LABOR AND MATERIALS REQUIRED TO FABRICATE AND INSTALL THE FOLLOWING:			PRICE:
Remove old cover and replace with new, exsiting framework to be reused. Fabric to be determined. 1 at approx 250'-0" linear foot x 14'-0" wide, Fabric to be made in sections and will need to be removed to use as a pattern for new cover. There could be some imperfections in fabric due to exsiting framework.			\$31,769.00
Frame: alum	Fabric: tbd	Wings: na	
Valance: rigid	Braid: na	Applique: na	
Note : Permitting and Engineering Fees are not included in this estimate. Should they become necessary the customer will be responsible for these charges.			
This Price is Subject to change due to changes in the design of the project based upon engineering requirements, field dimensions, or site inspection.			
Contract Price			\$31,769.00
Engineering:			\$0.00
Total Price:			\$31,769.00

Buyer understands that the materials necessary to fill the order are custom made. Therefore if buyer cancels, buyer understands Architectural Assembly will retain deposit.

Buyer further agrees that Architectural Assembly Shall not be responsible for loss of delay to strike, lock outs, labor disputes, acts of God, fires accidents, changes or delays by buyer or other causes, including but not limited to; failures of independent third parties, beyond Architectural Assembly's control. The total price as specified herein is an estimate and maybe subject to change based upon information obtained by Architectural Assembly after proposal submission. Architectural assembly shall not be responsible, and hereby disclaims any liability for, damage resulting from defects in material caused by defects in specifications submitted by buyer.

This instrument shall become binding on Architectural Assembly upon acceptance therefore by Architectural Assembly as evidenced by its execution below, or upon commencing performance of the work. Any alterations involving an extra cost will become a change order above the amount stated above. Delays caused by buyer, its agents, clients, contractor(s), or employees shall be billed at \$75.00 per man hour.

All goods shall be personal property and Architectural Assembly shall have and retain a purchase money security interest to any and all goods, equipment or other items installed or provided by Architectural Assembly together with any proceeds thereof and Architectural Assembly shall have any remedies available to secured party under said Uniform Commercial Code, including the right to remove and repossess any items installed by Architectural Assembly. Buyer hereby grants Architectural Assembly the right to access the property of said purposes. Buyer shall pay all cost of attorney's fees and court cost incurred by enforcing in court of Law., bankruptcy or appeal proceedings.

The terms and conditions of this proposal are valid for 30 days from the Proposal Date shown above.

The Buyers hereby accepts Architectural Assembly proposal (and the terms and conditions specified above) to furnish all labor and materials necessary to manufacture and install the items describe above as evidence by buyer's signature below and transmittal of the security deposit to Architectural Assembly.

Buyer further understands and agrees that if any payment as here and/or elsewhere set forth is not made in accordance with the terms hereof, a late payment service charge will be imposed on all balances thirty (30) or more days past due. Break down of late fee is as follows. 30 - 59 days add 5% to balance due. 60 - 89 days add 10% to balance due. 90 - 119 days add 15% to balance due. Over 120 days add 20% to balance due.

Approved by Architectural Assembly LLC(Signature)
JA

Approved by Architectural assembly LLC(Printed Name)

Buyer's Signature

Buyer's Printed Name

Date

July 15, 2025

Printed Date

Architectural Assembly Inc

18207 Akins Drive
Spring Hill Florida 34610
Phone: (813)765-1990
Phone:(813)363-4411
abbottdonna@gmail.com
joshua.abbott08@gmail.com

Proposal Submitted To:

Sterling Hill CDD
4411 Sterling Hill Blvd
Spring Hill Florida

Job Name/Location:

Sterling Hill Cdd
4411 Sterling Hill Road
Spring Hill Florida

Proposal Date:

July 15, 2025

Attention: Jason Pond

Phone: 352-686-5161

Fax:

Proposal Good Thru	Customer Type	Payment Terms	Sales Representative
August 14, 2025	comm	50% Deposit, Balance Due Upon Installation	JA
ALL LABOR AND MATERIALS REQUIRED TO FABRICATE AND INSTALL THE FOLLOWING:			PRICE:
Remove exiting awning and dispose of over trellis and replace with flat trellis covers. Fabric to be sunshade mesh color to be determined. Panels will be in individual pieces and mount to top of wood trellis. Trellis cover to cover approx 250'-0" linear foot x 14'-0" wide Pool area will need to be closed during the takedown.			\$28,342.00
Frame: alum	Fabric: tbd	Wings: na	
Valance: rigid	Braid: na	Applique: na	
Note : Permitting and Engineering Fees are not included in this estimate. Should they become necessary the customer will be responsible for these charges.			
<i>This Price is Subject to change due to changes in the design of the project based upon engineering requirements, field dimensions, or site inspection.</i>			Contract Price
			\$28,342.00
			Engineering:
			\$0.00
			Total Price:
			\$28,342.00

Buyer understands that the materials necessary to fill the order are custom made. Therefore if buyer cancels, buyer understands Architectural Assembly will retain deposit. Buyer further agrees that Architectural Assembly shall not be responsible for loss of delay to strike, lock outs, labor disputes, acts of God, fires accidents, changes or delays by buyer or other causes, including but not limited to, failures of independent third parties, beyond Architectural Assembly's control. The total price as specified herein is an estimate and maybe subject to change based upon information obtained by Architectural Assembly after proposal submission. Architectural assembly shall not be responsible, and hereby disclaims any liability for, damage resulting from defects in material caused by defects in specifications submitted by buyer.

This instrument shall become binding on Architectural Assembly upon acceptance therefore by Architectural Assembly as evidenced by its execution below, or upon commencing performance of the work. Any alterations involving an extra cost will become a change order above the amount stated above. Delays caused by buyer, its agents, clients, contractor(s), or employees shall be billed at \$75.00 per man hour.

All goods shall be personal property and Architectural Assembly shall have and retain a purchase money security interest to any and all goods, equipment or other items installed or provided by Architectural Assembly together with any proceeds thereof and Architectural Assembly shall have any remedies available to secured party under said Uniform Commercial Code, including the right to remove and repossess any items installed by Architectural Assembly. Buyer hereby grants Architectural Assembly the right to access the property of said purposes. Buyer shall pay all cost of attorney's fees and court cost incurred by enforcing in court of Law., bankruptcy or appeal proceedings.

The terms and conditions of this proposal are valid for 30 days from the Proposal Date shown above.

The Buyers hereby accepts Architectural Assembly proposal (and the terms and conditions specified above) to furnish all labor and materials necessary to manufacture and install the items describe above as evidence by buyer's signature below and transmittal of the security deposit to Architectural Assembly.

Buyer further understands and agrees that if any payment as here and/or elsewhere set forth is not made in accordance with the terms hereof, a late payment service charge will be imposed on all balances thirty (30) or more days past due. Break down of late fee is as follows. 30 - 59 days add 5% to balance due. 60 - 89 days add 10% to balance due. 90 - 119 days add 15% to balance due. Over 120 days add 20% to balance due.

Approved by Architectural Assembly.LLC(Signature)
JA

Approved by Architectural assembly LLC(Printed Name)

Buyer's Signature

Buyer's Printed Name

Date

July 15, 2025

Printed Date

Tab 8

Deliver to Sterling
Spring Hill 34609

All ▾

Search Amazon

EN ▾ Hello, Sterling
Account & Lists ▾ Returns
& Orders

4

All Rufus Amazon Haul Same-Day Delivery Medical Care ▾ Saks Amazon Basics Buy Again Browsing History Pet Supplies



Sterling, get a \$200 Amazon Gift Card upon approval for the Amazon Business Prime Card. No annual fee.
Terms apply. amazon.com/seeratesandfees

Current subtotal: **\$3,425.90**
Gift Card savings: **- \$200.00**
Cost after savings: **\$3,225.90**

[Learn more](#)

Subtotal (4 items): **\$3,425.90**

This order contains a gift

[Proceed to checkout](#)

Frequently bought with ZIPOWEY AED Cabinet Wall Mounted, Metal Steel Plat...



Philips HeartStart
Home AED Defibrillat...
386

\$1,600⁰⁰
(\$1,600.00/count)

[Add to cart](#)

Shopping Cart

[Deselect all items](#)

Price



**ZIPOWEY AED Cabinet Wall Mounted, Metal Steel Plate AED
Defibrillator Cabinet with Snap Lock, Transparent Window Fits**

\$72⁹⁹
(\$18.25 / count)

In Stock

Tomorrow

FREE delivery **Tomorrow, Jul 22**

[FREE Returns](#)

This is a gift [Learn more](#)

Color: Right Angle Black

2

[Delete](#)

[Save for later](#)

[Compare with similar items](#)

[Share](#)



**Philips HeartStart OnSite AED Defibrillator, Standard Carry Case,
M5066A-C01**

\$1,639⁹⁶

In Stock

FREE delivery **Mon, Jul 28** for Prime members

Gift options not available. [Learn more](#)

Pay in 5 monthly payments of **\$328.00** per item

2

[Delete](#)

[Save for later](#)

[Compare with similar items](#)

[Share](#)

Subtotal (4 items): **\$3,425.90**

Tab 9



Rizzetta & Company

UPCOMING DATES TO REMEMBER

- **Next Meeting:** September 9, 2025, at 10:00 am
- **FY 2024-2025 Audit Completion Deadline:** June 30, 2026

District Manager's Report

August 12

2025

District Manager Updates

<u>FINANCIAL SUMMARY</u>	<u>6/30/2025</u>
General Fund Cash & Investment Balance:	\$1,410,266
Reserve Fund Cash & Investment Balance:	\$1,516,627
Debt Service Fund & Investment Balance:	<u>\$708,756</u>
Total Cash and Investment Balances:	\$3,635,649
General Fund Expense Variance: \$208,250	Under Budget

S
T
E
R
L
I
N
G

H
I
L
L



Rizzetta & Company

Sterling Hill Community Development District

**Financial Statements
(Unaudited)**

June 30, 2025

Prepared by: Rizzetta & Company, Inc.

sterlinghillcdd.org
rizzetta.com

Sterling Hill Community Development District

Balance Sheet

As of 06/30/2025

(In Whole Numbers)

	General Fund	Reserve Fund	Debt Service Fund	Total Gvmnt Fund	Fixed Assets Group	Long-Term Debt
Assets						
Cash In Bank	401,284	(2,600)	0	398,684	0	0
Investments	1,008,982	1,519,227	708,756	3,236,965	0	0
Prepaid Expenses	400	0	0	400	0	0
Refundable Deposits	30,663	0	0	30,663	0	0
Fixed Assets	0	0	0	0	27,271,335	0
Amount To Be Provided Debt Service	0	0	0	0	0	13,630,000
Total Assets	1,441,329	1,516,627	708,756	3,666,712	27,271,335	13,630,000
Liabilities						
Accounts Payable	22,346	0	0	22,346	0	0
Deferred Revenue	5,885	0	0	5,885	0	0
Accrued Expenses	12,892	0	0	12,892	0	0
Due To Other	10,890	0	0	10,890	0	0
Debt Service Obligations-Current	0	0	7,270,000	7,270,000	0	0
Revenue Bonds Payable-Long Term	0	0	0	0	0	13,630,000
Total Liabilities	52,013	0	7,270,000	7,322,013	0	13,630,000
Fund Equity & Other Credits						
Beginning Fund Balance	669,900	1,485,620	(6,092,483)	(3,936,964)	0	0
Investment In General Fixed Assets	0	0	0	0	27,271,335	0
Net Change in Fund Balance	719,416	31,007	(468,761)	281,664	0	0
Total Fund Equity & Other Credits	1,389,316	1,516,627	(6,561,244)	(3,655,300)	27,271,335	0
Total Liabilities & Fund Equity	1,441,329	1,516,627	708,756	3,666,712	27,271,335	13,630,000

See Notes to Unaudited Financial Statements

Sterling Hill Community Development District

Statement of Revenues and Expenditures

As of 06/30/2025

(In Whole Numbers)

	Year Ending 09/30/2025 Annual Budget	Through 06/30/2025 YTD Budget	Year To Date 06/30/2025 YTD Actual	YTD Variance
Revenues				
Interest Earnings				
Interest Earnings	0	0	15,018	15,018
Special Assessments				
Tax Roll	1,701,330	1,701,330	1,764,903	63,573
Other Misc. Revenues				
Insurance Proceeds	0	0	24,900	24,900
Miscellaneous Revenue	0	0	8,334	8,334
RV & Boat Storage Fees	20,000	20,000	25,199	5,199
Total Revenues	1,721,330	1,721,330	1,838,354	117,024
Expenditures				
Legislative				
Supervisor Fees	14,000	10,500	8,000	2,500
Total Legislative	14,000	10,500	8,000	2,500
Financial & Administrative				
Accounting Services	19,400	14,550	14,550	0
Administrative Services	6,109	4,582	4,581	0
Arbitrage Rebate Calculation	1,000	500	500	0
Assessment Roll	5,093	5,093	5,093	0
Auditing Services	3,985	3,985	3,985	0
Disclosure Report	2,000	1,500	1,500	0
District Engineer	15,000	11,250	10,893	358
District Management	24,240	18,180	18,180	0
Dues, Licenses & Fees	1,500	1,500	1,475	25
Financial & Revenue Collections	5,093	3,820	3,819	0
Legal Advertising	1,100	825	178	647
Miscellaneous Mailings	2,500	1,875	0	1,875
Public Officials Liability Insurance	4,495	4,495	5,028	(533)
Tax Collector/Property Appraiser Fees	54,548	54,548	57,695	(3,146)
Website Hosting, Maintenance, Backup & E	3,000	2,628	2,437	191
Total Financial & Administrative	149,063	129,331	129,914	(583)
Legal Counsel				
District Counsel	23,000	17,250	20,311	(3,061)
Outside Counsel	20,000	15,000	700	14,300
Total Legal Counsel	43,000	32,250	21,011	11,239
Law Enforcement				
Off Duty Deputy	20,000	15,000	2,640	12,360
Total Law Enforcement	20,000	15,000	2,640	12,360
Security Operations				
Security System Monitoring Services & Ma	12,000	9,000	9,863	(863)
Total Security Operations	12,000	9,000	9,863	(863)
Electric Utility Services				

See Notes to Unaudited Financial Statements

Sterling Hill Community Development District

Statement of Revenues and Expenditures

As of 06/30/2025

(In Whole Numbers)

	Year Ending 09/30/2025	Through 06/30/2025	Year To Date 06/30/2025	
	Annual Budget	YTD Budget	YTD Actual	YTD Variance
Utility - Street Lights	79,150	59,363	55,934	3,428
Utility Services	56,000	42,000	34,978	7,022
Total Electric Utility Services	135,150	101,363	90,912	10,450
Garbage/Solid Waste Control Services				
Garbage - Recreation Facility	7,800	5,850	9,259	(3,408)
Total Garbage/Solid Waste Control Services	7,800	5,850	9,259	(3,408)
Water-Sewer Combination Services				
Utility Services	8,500	6,375	7,105	(730)
Total Water-Sewer Combination Services	8,500	6,375	7,105	(730)
Stormwater Control				
Lake/Pond Bank Maintenance & Repair	3,000	2,250	0	2,250
Total Stormwater Control	3,000	2,250	0	2,250
Other Physical Environment				
Entry & Walls Maintenance & Repair	15,000	11,250	21,300	(10,050)
General Liability Insurance	6,966	6,966	6,894	72
Holiday Decorations	1,500	1,500	941	558
Irrigation Repair	42,200	31,650	18,449	13,202
Landscape - Annuals/Flowers	3,600	2,700	900	1,800
Landscape - Fertilizer	22,860	17,145	20,776	(3,631)
Landscape - Mulch	60,000	45,000	0	45,000
Landscape - Pest Control	2,100	1,575	600	975
Landscape Inspection Services	10,200	7,650	6,800	850
Landscape Maintenance	275,000	206,250	179,175	27,075
Landscape Replacement Plants, Shrubs, Tr	25,000	18,750	16,300	2,450
Property Insurance	56,853	56,853	52,863	3,990
Seed & Sod Maintenance	25,000	18,749	13,224	5,525
Well Maintenance	3,500	2,626	0	2,626
Total Other Physical Environment	549,779	428,664	338,222	90,442
Road & Street Facilities				
Gate Maintenance & Repair	30,000	22,500	29,487	(6,988)
Gate Phone	7,000	5,250	5,373	(123)
Pressure Washing	8,000	6,000	0	6,000
Sidewalk Maintenance & Repair	25,000	18,750	1,495	17,255
Street Light/Decorative Light Maintenance	1,500	1,125	757	369
Street Sign Repair & Replacement	1,500	1,125	0	1,125
Total Road & Street Facilities	73,000	54,750	37,112	17,638
Parks & Recreation				
Athletic Court/Field/Playground Maintenance	500	375	2,450	(2,075)
Clubhouse Miscellaneous Expense	5,000	3,750	8,890	(5,140)
Contracted Employee Salaries	432,443	324,332	298,093	26,238
Fitness Equipment Maintenance & Repair	4,000	3,000	9,605	(6,605)

See Notes to Unaudited Financial Statements

Sterling Hill Community Development District

Statement of Revenues and Expenditures

As of 06/30/2025

(In Whole Numbers)

	Year Ending 09/30/2025	Through 06/30/2025	Year To Date 06/30/2025	
	Annual Budget	YTD Budget	YTD Actual	YTD Variance
Furniture Repair & Replacement	4,000	3,000	111	2,890
Maintenance & Repairs	25,000	18,750	18,967	(217)
Management Contract	22,000	16,500	14,666	1,833
Office Supplies	2,500	1,875	2,195	(320)
Pest Control	2,940	2,205	4,305	(2,100)
Playground Equipment & Maintenance	5,000	3,750	1,660	2,090
Pool Furniture Replacement	5,000	3,750	5,582	(1,831)
Pool Service Contract & Chemicals	50,000	37,500	28,826	8,673
Telephone, Internet, Cable	8,000	6,000	6,012	(11)
Vehicle Maintenance	6,500	4,875	13,645	(8,770)
Wildlife Management Services	1,000	750	0	750
Total Parks & Recreation	573,883	430,412	415,007	15,405
Special Events				
Special Events	10,000	7,500	8,950	(1,451)
Total Special Events	10,000	7,500	8,950	(1,451)
Contingency				
Capital Outlay	122,155	91,616	38,616	53,001
Total Contingency	122,155	91,616	38,616	53,001
Total Expenditures	1,721,330	1,324,861	1,116,611	208,250
Total Excess of Revenues Over(Under) Expenditures	0	396,469	721,743	325,274
Total Other Financing Sources(Uses)				
Interfund Transfer (Revenue)				
Interfund Transfer	0	0	4,959	4,959
Interfund Transfer (Expense)				
Interfund Transfer	0	0	(7,286)	(7,286)
Total Other Financing Sources(Uses)	0	0	(2,327)	(2,327)
Fund Balance, Beginning of Period	0	0	669,900	669,900
Total Fund Balance, End of Period	0	396,469	1,389,316	992,847

Sterling Hill Community Development District

Statement of Revenues and Expenditures

As of 06/30/2025

(In Whole Numbers)

	Year Ending 09/30/2025 Annual Budget	Through 06/30/2025 YTD Budget	Year To Date 06/30/2025 YTD Actual	YTD Variance
Revenues				
Interest Earnings				
Interest Earnings	0	0	33,330	33,330
Special Assessments				
Tax Roll	128,562	128,562	95,383	(33,179)
Total Revenues	<u>128,562</u>	<u>128,562</u>	<u>128,713</u>	<u>151</u>
Expenditures				
Contingency				
Capital Projects - Asset Review Projects	33,180	33,180	0	33,180
Capital Reserve	95,382	95,382	97,705	(2,323)
Total Contingency	<u>128,562</u>	<u>128,562</u>	<u>97,705</u>	<u>30,857</u>
Total Expenditures	<u>128,562</u>	<u>128,562</u>	<u>97,705</u>	<u>30,857</u>
Total Excess of Revenues Over(Under) Ex-	<u>0</u>	<u>0</u>	<u>31,008</u>	<u>31,008</u>
penditures				
Total Other Financing Sources(Uses)				
Interfund Transfer (Revenue)				
Interfund Transfer	0	0	4,959	4,959
Interfund Transfer (Expense)				
Interfund Transfer	0	0	(4,960)	(4,960)
Total Other Financing Sources(Uses)	<u>0</u>	<u>0</u>	<u>(1)</u>	<u>(1)</u>
Fund Balance, Beginning of Period	<u>0</u>	<u>0</u>	<u>1,485,620</u>	<u>1,485,620</u>
Total Fund Balance, End of Period	<u>0</u>	<u>0</u>	<u>1,516,627</u>	<u>1,516,627</u>

Sterling Hill Community Development District

Statement of Revenues and Expenditures

As of 06/30/2025

(In Whole Numbers)

	Year Ending 09/30/2025 Annual Budget	Through 06/30/2025 YTD Budget	Year To Date 06/30/2025 YTD Actual	YTD Variance
Revenues				
Interest Earnings				
Interest Earnings	0	0	23,470	23,470
Special Assessments				
Prepayments	0	0	4,746	4,746
Tax Roll	786,179	786,179	799,239	13,060
Total Revenues	<u>786,179</u>	<u>786,179</u>	<u>827,455</u>	<u>41,276</u>
Expenditures				
Debt Service				
Interest	306,179	306,179	816,215	(510,036)
Principal	480,000	480,000	480,000	0
Total Debt Service	<u>786,179</u>	<u>786,179</u>	<u>1,296,215</u>	<u>(510,036)</u>
Total Expenditures	<u>786,179</u>	<u>786,179</u>	<u>1,296,215</u>	<u>(510,036)</u>
Total Excess of Revenues Over(Under) Expenditures	<u>0</u>	<u>0</u>	<u>(468,760)</u>	<u>(468,760)</u>
Fund Balance, Beginning of Period	<u>0</u>	<u>0</u>	<u>(6,092,484)</u>	<u>(6,092,484)</u>
Total Fund Balance, End of Period	<u>0</u>	<u>0</u>	<u>(6,561,244)</u>	<u>(6,561,244)</u>

**Sterling Hill CDD
Investment Summary
June 30, 2025**

<u>Account</u>		Balance as of June 30, 2025
Valley National Bank	Governmental Checking/ICS	\$ 1,008,982
Total General Fund Investments		<u>\$ 1,008,982</u>
Valley National Bank Asset Replacement Reserve	Governmental Checking/ICS	\$ 678,915
Valley National Bank Road Reserve	Governmental Checking/ICS	572,494
Subtotal		<u>1,251,409</u>
Hancock Whitney Bank CD Reserve	2.53% 12 Month Term - Maturity Date 04/03/26	\$ 267,818
Subtotal		<u>267,818</u>
Total Reserve Fund Investments		<u>\$ 1,519,227</u>
US Bank Series 2003 Revenue	US Bank Money Market Account-Managed	\$ 464,926
US Bank Series 2003 Reserve A	US Bank Money Market Account-Managed	147,061
US Bank Series 2003 Reserve B	US Bank Money Market Account-Managed	780
US Bank Series 2003 Prepayment A	US Bank Money Market Account-Managed	95,985
US Bank Series 2003 Prepayment B	US Bank Money Market Account-Managed	4
Total Debt Service Fund Investments		<u>\$ 708,756</u>

FirstService Financial, an affiliate by ownership to your management company Rizzetta & Company, provides banking solutions exclusively to clients of Rizzetta & Company. FirstService Financial receives a monthly administration fee from partner financial institutions for our assistance with the development, placement, service, and maintenance of our banking programs without impacting the interest our clients earn on their funds. The monthly administration fee varies as it is negotiated with each participating financial institution.

Sterling Hill Community Development District
Summary A/P Ledger
From 06/01/2025 to 06/30/2025

	Fund Name	GL posting date	Vendor name	Document number	Description	Balance Due
655, 2639	655 General Fund	06/27/2025	Brletic Dvorak, Inc.	2011	Engineering Services 06/25	1,377.56
	655 General Fund	06/24/2025	Hernando County Utili-	SS00013-00	South Clubhouse Water Bill 06/25	781.73
	655 General Fund	06/24/2025	Hernando County Utili-	SS00001-00	North Clubhouse Water Bill 06/25	483.63
	655 General Fund	06/30/2025	Rizzetta & Company, Inc.	INV0000100633	Cell Phone 06/25	50.00
	655 General Fund	06/30/2025	Shore Pool Services	3386	Splash Pad Motor 06/25	1,217.00
	655 General Fund	06/30/2025	Shore Pool Services	3513	Pool Maintenance 06/25	736.00
	655 General Fund	06/06/2025	Southern Automated Access Services, LLC	16634	Service Call - Haverhill 06/25	1,370.60
	655 General Fund	06/06/2025	Southern Automated Access Services, LLC	16635	Service Call - Edgemere 06/25	115.00
	655 General Fund	06/01/2025	Tyler Brian Bard	INV0076	Basket Ball Court Fence Rail Repair 05/25	2,450.00
	655 General Fund	06/01/2025	Tyler Brian Bard	INV0075	Access Gate Repair 05/25	630.00
	655 General Fund	06/27/2025	Waste Management Inc. of Florida	1094289-1568-9	ACH Waste Disposal Services North Clubhouse 15-19762-63003 07/25	492.53
	655 General Fund	06/27/2025	Waste Management Inc. of Florida	1094195-1568-8	ACH Waste Disposal Services South Clubhouse 14-49138-12001 07/25	845.43
	655 General Fund	06/23/2025	Withlacoochee River Electric Cooperative, Inc.	Monthly Summary 06/25	ACH 655 Electric Services 06/25	4,897.85
	655 General Fund	06/23/2025	Withlacoochee River Electric Cooperative, Inc.	Monthly Summary 06/25	ACH 655 Electric Services 06/25	6,898.53
Sum for 655, 2639						22,345.86
Sum for 655						22,345.86
Sum Total						22,345.86

Sterling Hill Community Development District
Notes to Unaudited Financial Statements
June 30, 2025

Balance Sheet

1. Trust statement activity has been recorded through 06/30/25.
2. See EMMA (Electronic Municipal Market Access) at <https://emma.msrb.org> for Municipal Disclosures and Market Data.
3. For presentation purposes, the Reserves are shown in a separate fund titled Reserve Fund.

Tab 10



Quarterly Compliance Audit Report

Sterling Hill

Date: July 2025 - 2nd Quarter

Prepared for: Matthew Huber

Developer: Rizzetta

Insurance agency:



Preparer:

Susan Morgan - *SchoolStatus Compliance*

ADA Website Accessibility and Florida F.S. 189.069 Requirements

Table of Contents

Compliance Audit

Overview	2
<i>Compliance Criteria</i>	2
<i>ADA Accessibility</i>	2
Florida Statute Compliance	3
Audit Process	3

Audit results

ADA Website Accessibility Requirements	4
Florida F.S. 189.069 Requirements	5

Helpful information:

Accessibility overview	6
ADA Compliance Categories	7
Web Accessibility Glossary	11

Compliance Audit Overview

The Community Website Compliance Audit (CWCA) consists of a thorough assessment of Florida Community Development District (CDD) websites to assure that specified district information is available and fully accessible. Florida Statute Chapter 189.069 states that effective October, 2015, every CDD in the state is required to maintain a fully compliant website for reporting certain information and documents for public access.

The CWCA is a reporting system comprised of quarterly audits and an annual summary audit to meet full disclosure as required by Florida law. These audits are designed to assure that CDDs satisfy all compliance requirements stipulated in Chapter 189.069.

Compliance Criteria

The CWCA focuses on the two primary areas – website accessibility as defined by U.S. federal laws, and the 16-point criteria enumerated in [Florida Statute Chapter 189.069](#).



ADA Website Accessibility

Several federal statutes (American Disabilities Act, Sec. 504 and 508 of the Rehabilitation Act of 1973) require public institutions to ensure they are not discriminating against individuals on the basis of a person's disability. Community websites are required to conform to web content accessibility guidelines – [WCAG 2.1](#), which is the international standard established to keep websites barrier-free and the recognized standard for ADA-compliance.



Florida Statute Compliance

Pursuant to F.S. [189.069](#), every CDD is required to maintain a dedicated website to serve as an official reporting mechanism covering, at minimum, 16 criteria. The information required to report and have fully accessible spans: establishment charter or ordinance, fiscal year audit, budget, meeting agendas and minutes and more. For a complete list of statute requirements, see page 3.

Audit Process

The Community Website Compliance Audit covers all CDD web pages and linked PDFs.* Following the [WCAG 2.1](#) levels A, AA, and AAA for web content accessibility, a comprehensive scan encompassing 312 tests is conducted for every page. In addition, a human inspection is conducted to assure factors such as navigation and color contrasts meet web accessibility standards. See page 4 for complete accessibility grading criteria.

In addition to full ADA-compliance, the audit includes a 16-point checklist directly corresponding with the criteria set forth in Florida Statute Chapter 189.069. See page 5 for the complete compliance criteria checklist.

* **NOTE:** Because many CDD websites have links to PDFs that contain information required by law (meeting agendas, minutes, budgets, miscellaneous and ad hoc documents, etc.), audits include an examination of all associated PDFs. **PDF remediation** and ongoing auditing is critical to maintaining compliance.



ADA Website Accessibility

Result: **PASSED**

Accessibility Grading Criteria

Passed	Description
Passed	Website errors* 0 WCAG 2.1 errors appear on website pages causing issues**
Passed	Keyboard navigation The ability to navigate website without using a mouse
Passed	Website accessibility policy A published policy and a vehicle to submit issues and resolve issues
Passed	Color contrast Colors provide enough contrast between elements
Passed	Video captioning Closed-captioning and detailed descriptions
Passed	PDF accessibility Formatting PDFs including embedded images and non-text elements
Passed	Site map Alternate methods of navigating the website

*Errors represent less than 5% of the page count are considered passing

**Error reporting details are available in your Campus Suite Website Accessibility dashboard



Florida F.S. 189.069 Requirements

Result: **PASSED**

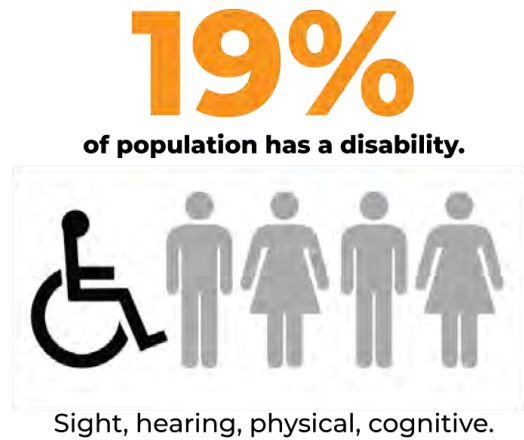
Compliance Criteria

Passed	Description
Passed	Full Name and primary contact specified
Passed	Public Purpose
Passed	Governing body Information
Passed	Fiscal Year
Passed	Full Charter (Ordinance and Establishment) Information
Passed	CDD Complete Contact Information
Passed	District Boundary map
Passed	Listing of taxes, fees, assessments imposed by CDD
Passed	Link to Florida Commission on Ethics
Passed	District Budgets (Last two years)
Passed	Complete Financial Audit Report
Passed	Listing of Board Meetings
Passed	Public Facilities Report, if applicable
Passed	Link to Financial Services
Passed	Meeting Agendas for the past year, and 1 week prior to next

Accessibility overview

Everyone deserves equal access.

With nearly 1-in-5 Americans having some sort of disability – visual, hearing, motor, cognitive – there are literally millions of reasons why websites should be fully accessible and compliant with all state and federal laws. Web accessibility not only keeps board members on the right side of the law, but enables the entire community to access all your web content. The very principles that drive accessible website design are also good for those without disabilities.



The legal and right thing to do

Several federal statutes (American Disabilities Act, Sec. 504 and 508 of the Rehabilitation Act of 1973) require public institutions to ensure they are not discriminating against individuals on the basis of a person's disability. Community websites are required to conform to web content accessibility guidelines, WCAG 2.1, the international standard established to keep websites barrier-free. Plain and simple, any content on your website must be accessible to everyone.



ADA Compliance Categories

Most of the problems that occur on a website fall in one or several of the following categories.



Contrast and colors

Some people have vision disabilities that hinder picking up contrasts, and some are color blind, so there needs to be a distinguishable contrast between text and background colors. This goes for buttons, links, text on images – everything. Consideration to contrast and color choice is also important for extreme lighting conditions.

Contract checker: <http://webaim.org/resources/contrastchecker>



Using semantics to format your HTML pages

When web page codes are clearly described in easy-to-understand terms, it enables broader sharing across all browsers and apps. This ‘friendlier’ language not only helps all the users, but developers who are striving to make content more universal on more devices.



Text alternatives for non-text content

Written replacements for images, audio and video should provide all the same descriptors that the non-text content conveys. Besides helping with searching, clear, concise word choice can make vivid non-text content for the disabled.

Helpful article: <http://webaim.org/techniques/alttext>



Ability to navigate with the keyboard

Not everyone can use a mouse. Blind people with many with motor disabilities have to use a keyboard to make their way around a website. Users need to be able to interact fully with your website by navigating using the tab, arrows and return keys only. A “skip navigation” option is also required. Consider using [WAI-ARIA](#) for improved accessibility, and properly highlight the links as you use the tab key to make sections.

Helpful article: www.nngroup.com/articles/keyboard-accessibility

Helpful article: <http://webaim.org/techniques/skipnav>



Easy to navigate and find information

Finding relevant content via search and easy navigation is a universal need. Alt text, heading structure, page titles, descriptive link text (no ‘click here’ please) are just some ways to help everyone find what they’re searching for. You must also provide multiple ways to navigate such as a search and a site map.

Helpful article: <http://webaim.org/techniques/sitetools/>



Properly formatting tables

Tables are hard for screen readers to decipher. Users need to be able to navigate through a table one cell at a time. In addition to the table itself needing a caption, row and column headers need to be labeled and data correctly associated with the right header.

Helpful article: <http://webaim.org/techniques/tables/data>



Making PDFs accessible

PDF files must be tagged properly to be accessible, and unfortunately many are not. Images and other non-text elements within that PDF also need to be ADA-compliant. Creating anew is one thing; converting old PDFs – called PDF remediation – takes time.

Helpful articles: <http://webaim.org/techniques/acrobat/acrobat>



Making videos accessible

Simply adding a transcript isn't enough. Videos require closed captioning and detailed descriptions (e.g., who's on-screen, where they are, what they're doing, even facial expressions) to be fully accessible and ADA compliant.

Helpful article: <http://webaim.org/techniques/captions>



Making forms accessible

Forms are common tools for gathering info and interacting. From logging in to registration, they can be challenging if not designed to be web-accessible. How it's laid out, use of labels, size of clickable areas and other aspects need to be considered.

Helpful article: <http://webaim.org/techniques/forms>



Alternate versions

Attempts to be fully accessible sometimes fall short, and in those cases, alternate versions of key pages must be created. That is, it is sometimes not feasible (legally, technically) to modify some content. These are the 'exceptions', but still must be accommodated.



Feedback for users

To be fully interactive, your site needs to be able to provide an easy way for users to submit feedback on any website issues. Clarity is key for both any confirmation or error feedback that occurs while engaging the page.



Other related requirements

No flashing

Blinking and flashing are not only bothersome, but can be disorienting and even dangerous for many users. Seizures can even be triggered by flashing, so avoid using any flashing or flickering content.

Timers

Timed connections can create difficulties for the disabled. They may not even know a timer is in effect, it may create stress. In some cases (e.g., purchasing items), a timer is required, but for most school content, avoid using them.

Fly-out menus

Menus that fly out or down when an item is clicked are helpful to dig deeper into the site's content, but they need to be available via keyboard navigation, and not immediately snap back when those using a mouse move from the clickable area.

No pop-ups

Pop-up windows present a range of obstacles for many disabled users, so it's best to avoid using them altogether. If you must, be sure to alert the user that a pop-up is about to be launched.

Web Accessibility Glossary

Assistive technology	Hardware and software for disabled people that enable them to perform tasks they otherwise would not be able to perform (e.g., a screen reader)
WCAG 2.0	Evolving web design guidelines established by the W3C that specify how to accommodate web access for the disabled
504	Section of the Rehabilitation Act of 1973 that protects civil liberties and guarantees certain rights of disabled people
508	An amendment to the Rehabilitation Act that eliminates barriers in information technology for the disabled
ADA	American with Disabilities Act (1990)
Screen reader	Software technology that transforms the on-screen text into an audible voice. Includes tools for navigating/accessing web pages.
Website accessibility	Making your website fully accessible for people of all abilities
W3C	World Wide Web Consortium – the international body that develops standards for using the web

Tab 11

MINUTES OF MEETING

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

**STERLING HILL
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of Sterling Hill Community Development District was held on **Thursday, July 08, 2025, at 9:30 a.m.** at the Sterling Hill North Clubhouse located at 4411 Sterling Hill Boulevard, Spring Hill, Florida, 34609.

Present and constituting a quorum:

Christina Miller	Board Supervisor, Chairman
Sandra Manuele	Board Supervisor, Vice Chairman
Darrin Bagnuolo	Board Supervisor, Assistant Secretary
Nancy Feliu	Board Supervisor, Assistant Secretary
Michael Gebala	Board Supervisor, Assistant Secretary

Also present were:

Darryl Adams	District Manager, Rizzetta
Lauren Gentry	District Counsel, Kilinski/Van Wyk (via conference call)
Jason Pond	Clubhouse Manager, Rizzetta
Connie Mastroni	Assistant Clubhouse Manager, Rizzetta
John Toborg	Landscape Inspection Manager, Rizzetta (arrived at 10:20 am)
Jorge Ledesma	Account Manager, Juniper Landscaping
Anastasia Rios	District Counsel, Kilinski/Van Wyk (via conference call)
Matt Gerich	Branch Manager, Juniper
Paul Florestal	Superior Sealer
Ken Florestal	Superior Sealer
Charlie Hemelgarn	Juniper
Josh Avila	Irrigation Manager, Juniper

Audience **present**

FIRST ORDER OF BUSINESS**Call to Order**

Mr. Adams called the meeting to order at 9:34 a.m.

SECOND ORDER OF BUSINESS**Pledge of Allegiance**

Ms. Miller led everyone in attendance in reciting the Pledge of Allegiance.

THIRD ORDER OF BUSINESS**Audience Comments on Agenda Items**

A resident addressed the Board regarding loud music coming from the clubhouse.

FOURTH ORDER OF BUSINESS**BUSINESS ITEMS****A. Discussion of FY 2025-2026 Budget**

The Board discussed the Fiscal Year 2025-2026 Budget.

B. Discussion of FY 2024-2025 Goals & Objectives Report

The Board tabled the item.

C. Discussion of Towing Policy

The District Counsel is working with the HOA on the towing policy and will prepare the policy for inclusion on the agenda.

D. Ratification of Interlocal Uniform Collection Agreement

On a motion from Mr. Bagnuolo, seconded by Mr. Gebala, with all in favor, the Board of Supervisors ratified the Interlocal Uniform Collection Agreement for the Sterling Hill Community Development District.

FIFTH ORDER OF BUSINESS**Staff Reports****A. District Engineer**

The stormwater permit must be recertified for all phases.

1. Update on the Pickleball Project

Mr. Pond gave an update on the pickleball project.

On a motion from Mr. Gebala, seconded by Ms. Manuele, with all in favor, the Board of Supervisors approved engaging additional contractors for permitting, subject to District Counsel and Chair approval, for the Sterling Hill Community Development District.

On a motion from Ms. Manuele, seconded by Mr. Gebala, with all in favor, the Board of Supervisors approved stabilizing the pathway, not to exceed \$6,000, with Chair's approval, for the Sterling Hill Community Development District.

B. Landscape Inspection**1. Review of Landscape Inspection Report**

Mr. Toborg reviewed the Landscape Inspection Report, and Juniper provided feedback.

The Board agreed to grant Juniper an additional 30 days, taking into account recent improvements.

2. Consideration of Juniper's Proposals

The Board tabled this item.

C. District Counsel

The Board discussed the use of service animals in the clubhouse. The Board directed the District Counsel to include language stating that no animals are permitted in the clubhouse.

The Board requested that a discussion on smoking on CDD property be added to the future agenda.

District Counsel is working on adding Barrington to the traffic agreement.

D. Amenity Management

1. Review of Amenity Report

No report was provided. The report was submitted after the deadline.

E. District Manager

1. Review of District Manager Report and Monthly Financials

Mr. Adams reviewed the District Manager Report and the Monthly Financials.

SIXTH ORDER OF BUSINESS

BUSINESS ADMINISTRATION

**A. Consideration of Minutes of the Board of Supervisors'
Meeting held on May 13, 2025**

The Board requested changes to line items.

- Ms. Miller didn't do the Pledge.
- Line 124-129 – It should be 12A, and it should be a regular meeting
- Line 124 – Should say regular meeting

On a motion from Mr. Bagnuolo, seconded by Mr. Gebala, with all in favor, the Board of Supervisors approved the regular meeting held on May 13, 2025, for the Sterling Hill Community Development District.

**B. Consideration of Minutes of the Board of Supervisors'
Meeting held on June 10, 2025**

The Board requested changes to line items.

- Line 26 – Lauren and Savannah participated via conference call.
- Line 33 – Grace participated via conference call.
- Line 48 and 49 - note Ms. Clark spoke.

On a motion from Mr. Bagnuolo, seconded by Mr. Gebala, with all in favor, the Board of Supervisors approved the regular meeting held on June 10, 2025, for the Sterling Hill Community Development District.

**C. Ratification of the Operations & Maintenance
Expenditures for May 2025**

On a motion from Ms. Feliu, seconded by Mr. Gebala, with all in favor, the Board of Supervisors ratified the Operation and Maintenance Expenses for April 2025 (\$170,175.36), as presented, for the Sterling Hill Community Development District.

SEVENTH ORDER OF BUSINESS

Audience Comments

There were no audience comments.

EIGHTH ORDER OF BUSINESS

Supervisor Requests

There were no supervisor requests.

NINTH ORDER OF BUSINESS

Adjournment

On a motion from Mr. Bagnuolo, seconded by Mr. Gebala, with all in favor, the Board of Supervisors adjourned the meeting at 11:53 a.m. for the Sterling Hill Community Development District.

Assistant Secretary

Chairman/Vice Chairman

Tab 12

STERLING HILL COMMUNITY DEVELOPMENT DISTRICT

District Office · Wesley Chapel, Florida · 813-994-1001

Mailing Address - 3434 Colwell Avenue, Suite 200, Tampa Florida 33614

www.sterlinghillcdd.org

Operation and Maintenance Expenditures June 2025 For Board Approval

Attached please find the check register listing the Operation and Maintenance expenditures paid from June 1, 2025 through June 30, 2025. This does not include expenditures previously approved by the Board.

The total items being presented: **\$ 125,474.05**

Approval of Expenditures:

_____ Chairperson

_____ Vice Chairperson

_____ Assistant Secretary

Sterling Hill Community Development District

Paid Operation & Maintenance Expenditures

June 1, 2025 Through June 30, 2025

Vendor Name	Check Number	Invoice Number	Invoice Description	Invoice Amount
Apex Floor & Furniture Care	300139	6245	North & South Clubhouse Carpet Cleaning 06/25	\$ 180.00
Brletic Dvorak, Inc.	300129	1970	Engineering Services 05/25	\$ 2,830.00
Christina Miller	20250618-1	CM061025	Board of Supervisor Meeting 06/10/25	\$ 200.00
Darrin Bagnuolo	20250618-2	DB061025	Board of Supervisor Meeting 06/10/25	\$ 200.00
DCSI, Inc.	300130	33681	Service Call-Audio/Vido Parts South Clubhouse 05/25	\$ 499.00
DCSI, Inc.	300140	33700	Quarterly Monitoring Fitness Center -South Clubhouse 06/25	\$ 128.97
DCSI, Inc.	300140	33718	Install Cameras 06/25	\$ 1,249.00
DCSI, Inc.	300140	33719	Access Cards 06/25	\$ 598.50
Egis Insurance Advisors, LLC	300148	28266	Policy #E703703 07/12/2025-07/12/2026 - TECO - Renew Policy	\$ 533.00
Florida Department of Revenue	20250617	37-8015579013-3 05/25 ACH	Sales & Use Tax 05/25	\$ 255.72
Hernando County Utilities	20250613-1	SS00001-00 05/25	North Clubhouse Water Bill 05/25	\$ 411.54

Sterling Hill Community Development District

Paid Operation & Maintenance Expenditures

June 1, 2025 Through June 30, 2025

Vendor Name	Check Number	Invoice Number	Invoice Description	Invoice Amount
Hernando County Utilities	20250613-2	SS00013-00 05/25	South Clubhouse Water Bill 05/25	\$ 463.03
Hyde's Landscaping, Inc.	300135	060625 Dog	Dog Park Expansion 06/25	\$ 4,000.00
Juniper Landscaping of Florida, LLC	300122	335798	Fertilizer 05/25	\$ 667.00
Juniper Landscaping of Florida, LLC	300124	337324	Insect and Disease Control 05/25	\$ 300.00
Juniper Landscaping of Florida, LLC	300141	337524	General Landscape Maintenance 06/25	\$ 19,938.91
Juniper Landscaping of Florida, LLC	300124	338134	Annual Rotation 03/25	\$ 900.00
Juniper Landscaping of Florida, LLC	300141	338783	Irrigation Repairs 06/25	\$ 800.00
Juniper Landscaping of Florida, LLC	300149	340386	Fertilization, Insect and Disease Control 06/25	\$ 6,100.00
Kilinski Van Wyk, PLLC	300142	12521	General Legal Services 05/25	\$ 4,183.00
Michael William Gebala	20250618-4	MG061025	Board of Supervisor Meeting 06/10/25	\$ 200.00
Nancy E Feliu	20250618-3	NF061025	Board of Supervisor Meeting 06/10/25	\$ 200.00

Sterling Hill Community Development District

Paid Operation & Maintenance Expenditures

June 1, 2025 Through June 30, 2025

Vendor Name	Check Number	Invoice Number	Invoice Description	Invoice Amount
Outsmart Pest Management, Inc.	300143	44923	Pest Control Treatment North Clubhouse 06/25	\$ 75.00
Outsmart Pest Management, Inc.	300143	44924	Pest Control Treatment North Clubhouse 06/25	\$ 75.00
Rizzetta & Company, Inc.	300127	INV0000099609	Personnel Reimbursement 05/25	\$ 15,695.85
Rizzetta & Company, Inc.	300121	INV0000099714	District Management Fees 06/25	\$ 5,686.84
Rizzetta & Company, Inc.	300128	INV0000099767	Personnel Reimbursement, General Management & Oversight 06/25	\$ 17,973.59
Rizzetta & Company, Inc.	300137	INV0000099791	Cell Phone 05/25	\$ 120.34
Rizzetta & Company, Inc.	300138	INV0000100247	Personnel Reimbursement 06/25	\$ 15,610.61
Sandra Manuele	300136	SM061025	Board of Supervisor Meeting 06/10/25	\$ 200.00
Shore Pool Services	300144	3234	Pool Maintenance Clubhouse 05/25	\$ 2,575.00
Shore Pool Services	300144	3330	Pool Maintenance North Clubhouse 06/25	\$ 2,622.00
Southern Automated Access Services, LLC	300123	16424	Service Call - BARRINGTON 05/25	\$ 115.00

Sterling Hill Community Development District

Paid Operation & Maintenance Expenditures

June 1, 2025 Through June 30, 2025

Vendor Name	Check Number	Invoice Number	Invoice Description	Invoice Amount
Southern Automated Access Services, LLC	300131	16491	Service Call Covey Run 06/25	\$ 1,616.75
Southern Automated Access Services, LLC	300145	16499	Service Call - Replaced Batteries 06/25	\$ 521.00
Southern Automated Access Services, LLC	300145	16548	Service Call - Covey Run 06/25	\$ 234.00
Southern Automated Access Services, LLC	300146	16551	Service Call - Covey Run 06/25	\$ 115.00
Southern Automated Access Services, LLC	300146	16552	Remote Fobs 06/25	\$ 2,020.00
Southern Automated Access Services, LLC	300150	16561	Service Call - Arborglades 06/25	\$ 115.00
Southern Automated Access Services, LLC	300145	Monthly Summary 06/25 655	Southern Phone Summary 06/25	\$ 610.35
Sterling Hill CDD	DC061025	DC061025	Debit Card Replenishment 06/10/25	\$ 925.45
Sterling Hill CDD	DC062025	DC062025	Debit Card Replenishment 06/20/25	\$ 71.91
Thomas Castiglione	300126	052025	Off Duty Patrol 05/25	\$ 840.00
Times Publishing Company	300147	43070-062225	Acct # TB107011 Legal Advertising 06/25	\$ 92.00

Sterling Hill Community Development District

Paid Operation & Maintenance Expenditures

June 1, 2025 Through June 30, 2025

Vendor Name	Check Number	Invoice Number	Invoice Description	Invoice Amount
Waste Management Inc. of Florida	20250617-1	1087086-1568-8 06/25 ACH	Waste Disposal Services South Clubhouse 14-49138-12001 06/25	\$ 540.77
Waste Management Inc. of Florida	20250617-2	1087180-1568-9 06/25 ACH	Waste Disposal Services North Clubhouse 15-19762-63003 06/25	\$ 390.99
Withlacoochee River Electric Cooperative, Inc.	20250606	WREC Summary 05/25 ACH	WREC Summary 05/25 ACH	<u>\$ 11,813.93</u>
Report Total				<u>\$ 125,494.05</u>

Apex Floor & Furniture Care
 2392 Commercial Way #185
 Spring Hill, FL 34606 US
 +13525564012
 jackie@apexffc.com
 http://www.ApexFFC.com

Invoice



BILL TO

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

INVOICE #	DATE	TOTAL DUE	DUE DATE	TERMS	ENCLOSED
6245	06/09/2025	\$180.00	06/09/2025	Due On Completion	

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

PLEASE NOTE payments made with a credit card will have a 3.5% convenience fee added to total.

BALANCE DUE

\$180.00

Apex is certified in cleaning and restoration for
 All Hard Surface Floors -- Carpets -- Odor Removal
 Upholstery -- Leather -- And More -- Ask us for a quote!

RECEIVED
 06-09-2025

Thank you for allowing us to serve you!

Brletic Dvorak Inc
536 4th Ave South Unit 4
Saint Petersburg, FL 33701 US
(813) 361-1466
sbrletic@bdiengineers.com



INVOICE

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

INVOICE 1970
DATE 05/30/2025
TERMS Net 30
DUE DATE 06/29/2025

PROJECT NAME
Sterling Hill CDD

	DESCRIPTION	QTY	RATE	AMOUNT
Senior Inspector	[May 05 - May 16]	10:00	120.00	1,200.00
Project Manager	[May 05 - May 30]	7:00	210.00	1,470.00
Inspector	[May 12 - May 13]	2:00	80.00	160.00

BALANCE DUE **\$2,830.00**

Pay invoice

RECEIVED
06-07-2025



Sterling Hill COMMUNITY DEVELOPMENT DISTRICT
May-25

	<u>HOURS</u>	<u>RATE</u>	<u>PERSON</u>	<u>TOTAL</u>
<u>CDD Activities</u>				
Board Meeting Prep, Attendance, Follow up Engineer's Reports/Invoicing	3.50	\$210	S. Brletic	\$735.00
South Clubhouse Dog Park Redevelopment - Plans, Permitting, Site Visits	3.50	\$210	S. Brletic	\$735.00
		\$150	S. Brletic	\$0.00
	10.00	\$120	K. Wagner	\$1,200.00
SWFWMD Statement of Inspection ERP No. 24962.001 Site Visit, Reporting, Certification	2.00	\$80	S. Ferguson	\$160.00
<hr/>				
INVOICE TOTAL	19.00			\$2,830.00

Sterling Hill CDD Meeting
Meeting Date: June 10, 2025

SUPERVISOR PAY REQUEST

<u>Name of Board Supervisor</u>	<u>Check if paid</u>	
Christina Miller	<i>Yes</i>	CM061025
Sandra Manuele	<i>Yes</i>	SM061025
Nancy Feliu	<i>Yes</i>	NF061025
Michael Gebala	<i>Yes</i>	MG061025
Darrin Bagnuolo	<i>Yes</i>	DB061025

NOTE: Supervisors are only paid if checked.

EXTENDED MEETING TIMECARD

Meeting Start Time:	<i>10:00 am</i>
Meeting End Time:	<i>12:21 pm</i>
Total Meeting Time:	<i>2.21</i>

Time Over <u>3</u> Hours:	
---------------------------	--

Total at \$175 per Hour:	
--------------------------	--

ADDITIONAL OR CONTINUED MEETING TIMECARD

Meeting Date:	
Additional or Continued Meeting?	
Total Meeting Time:	
Total at \$175 per Hour:	\$0.00

Business Mileage Round Trip	
IRS Rate per Mile	\$0.700
Mileage to Charge	\$0.00

DM Signature: *[Signature]*



DCSI, Inc. "Security & Sound"
P.O. Box 265
Lutz, FL 33548
+9496500
info@dcsisecurity.com
http://DCSIsecurity.com

Invoice

BILL TO

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

RECEIVED
06/06/25

INVOICE #	DATE	TOTAL DUE	DUE DATE	TERMS	ENCLOSED
33681	06/05/2025	\$499.00	06/20/2025	Net 15	

P.O. NUMBER
11117

SALES REP
Tech: DC

ACCT#/LOT/BLK
Covey Run

DATE	ACTIVITY	QTY	RATE	AMOUNT
05/19/2025	DVR Replacement Reason for Call: Replace bad DVR and configure recording. Tech Notes: Removed the existing DVR and hard drive. Installed the hard drive into the new DVR, configured network settings, and set up recording parameters – OK. DVR Installed: MD8 – 8 Channel Hybrid 4K DVR with AI Installation included	1	499.00	499.00

Thank you for choosing DCSI, Inc as your "Security & Sound" company!

*ALL SYSTEMS COME WITH 90 DAYS WARRANTY ON LABOR AND ONE YEAR WARRANTY ON PARTS, UNLESS OTHERWISE NOTED.

**Returned Checks will receive \$25 NSF Fee.

***Late Fees are 1.5% per month

SUBTOTAL	499.00
TAX (6.5%)	0.00
TOTAL	499.00
BALANCE DUE	\$499.00



DCSI, Inc. "Security & Sound"
P.O. Box 265
Lutz, FL 33548
+9496500
info@dcsisecurity.com
http://DCSIsecurity.com

Invoice

BILL TO

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

SHIP TO

Sterling Hill CDD - Fitness Center
5844 Old Pasco Rd. Suite #100
Wesley Chapel, FL 33544

INVOICE #	DATE	TOTAL DUE	DUE DATE	TERMS	ENCLOSED
33700	06/10/2025	\$128.97	06/25/2025	Net 15	

P.O. NUMBER
01/11/22-XX-03i

SALES REP
Daniel Ciccarello

ACCT#/LOT/BLK
AN46225 - Fitness Center

DATE	ACTIVITY	QTY	RATE	AMOUNT
	Alarm Monitoring Service:RR-C-429903i 24 HR ALARM MONITORING AND CELLULAR BACKUP SERVICE QUARTERLY INVOICING	1	128.97	128.97

Thank you for choosing DCSI, Inc as your "Security & Sound" company!

*ALL SYSTEMS COME WITH 90 DAYS WARRANTY ON LABOR AND
ONE YEAR WARRANTY ON PARTS, UNLESS OTHERWISE NOTED.

**Returned Checks will receive \$25 NSF Fee.

***Late Fees are 1.5% per month

BALANCE DUE

\$128.97

RECEIVED
06-10-2025



DCSI, Inc. "Security & Sound"
P.O. Box 265
Lutz, FL 33548
+9496500
info@dcsisecurity.com
http://DCSIsecurity.com

Invoice

BILL TO

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

INVOICE #	DATE	TOTAL DUE	DUE DATE	TERMS	ENCLOSED
33718	06/13/2025	\$1,249.00	06/28/2025	Net 15	

P.O. NUMBER
11126

SALES REP
Tech:DC

DATE	ACTIVITY	QTY	RATE	AMOUNT
06/03/2025	Cameras Reason for call: Install and test (2) new IP LPR's with OCR. Installed: (2) IP5TRVG 5MP AI LPR cameras with 2.8-12mm lens (2) IPBBSG black outdoor back boxes (1) LS108GP 8 port PoE+ gigabit switch Wire, conduit, installation, and programming included	1	1,249.00	1,249.00

Thank you for choosing DCSI, Inc as your "Security & Sound" company!

*ALL SYSTEMS COME WITH 90 DAYS WARRANTY ON LABOR AND
ONE YEAR WARRANTY ON PARTS, UNLESS OTHERWISE NOTED.

**Returned Checks will receive \$25 NSF Fee.

***Late Fees are 1.5% per month

SUBTOTAL	1,249.00
TAX (6.5%)	0.00
TOTAL	1,249.00
BALANCE DUE	

\$1,249.00
RECEIVED
06/16/2025



DCSI, Inc. "Security & Sound"
P.O. Box 265
Lutz, FL 33548
+9496500
info@dcsisecurity.com
http://DCSIsecurity.com

Invoice

BILL TO

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

INVOICE #	DATE	TOTAL DUE	DUE DATE	TERMS	ENCLOSED
33719	06/13/2025	\$598.50	06/28/2025	Net 15	

P.O. NUMBER
11127

SALES REP
Tech: DC

DATE	ACTIVITY	QTY	RATE	AMOUNT
06/06/2025	Access Control Fobs Tech notes: Dropped off 150 access cards. OE-Clampk25 26bit Access Cards Card #s: 28351-28375 FC: 255 28901-28925 FC: 255 29551-29575 FC: 255 50626-50650 FC: 248 58576-58600 FC: 255 59876-59900 FC: 248	150	3.99	598.50

Thank you for choosing DCSI, Inc as your "Security & Sound" company!

*ALL SYSTEMS COME WITH 90 DAYS WARRANTY ON LABOR AND ONE YEAR WARRANTY ON PARTS, UNLESS OTHERWISE NOTED.

**Returned Checks will receive \$25 NSF Fee.

***Late Fees are 1.5% per month

SUBTOTAL	598.50
TAX (6.5%)	0.00
TOTAL	598.50
BALANCE DUE	

\$598.50

RECEIVED
06/16/2025



Sterling Hill Community Development District
c/o Rizzetta & Company
3434 Colwell Ave., Ste 200
Tampa, FL 33614

INVOICE

Customer	Sterling Hill Community Development District
Acct #	513
Date	06/27/2025
Customer Service	Yvette Nunez
Page	1 of 1

Payment Information	
Invoice Summary	\$ 533.00
Payment Amount	\$533.00
Payment for:	Invoice#28266
E703703	

Thank You

Please detach and return with payment



Customer: Sterling Hill Community Development District

Invoice	Effective	Transaction	Description	Amount
28266	07/12/2025	Renew policy	Policy #E703703 07/12/2025-07/12/2026 Great American Insurance Co TECO Tampa Electric - Renew policy Due Date: 6/27/2025	533.00

Total

RECEIVED
06-27-2025

\$ 533.00

Thank You

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

Remit Payment To: Egis Insurance Advisors

(321)233-9939

Date

P.O. Box 748555
Atlanta, GA 30374-8555

sclimer@egisadvisors.com

06/27/2025



State of Florida
Department of Revenue

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

Original Return

FOR YOUR RECORDS ONLY - DO NOT MAIL

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

Access Source: 37-8015579013-3

Confirmation Number: 250616297284

DR15-EZ

Certificate Number	Collection Period	Confirm Date and Time
37-8015579013-3	05/2025	06/16/2025 2:41:34 PM ET

Location Address

4411 STERLING HILL BLVD
SPRING HILL, FL 34609-0866

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

Contact Information	
Name	Tarcy Preston
Phone	(813) 533 - 2950
Email	tpreston@rizzetta.com

Debit Date:	6/17/2025
Amount for Check:	\$255.72
Bank Routing Number:	
Bank Account Number:	
Bank Account Type:	Checking
Corporate/Personal:	Corporate
Name on Bank Account:	STERLING HILL COMMUNITY DEVELOPMENT DIST

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

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

Signature:	Tracy Preston, Staff Accountant
Phone Number:	813-533-2950
Email Address:	tpreston@rizzetta.com

1. Gross Sales (Do not include tax)	3934.27	\$	Discretionary Sales Surtax Information	
2. Exempt Sales (Include these in Gross Sales, Line 1)	0.00	\$	Taxable Sales and Purchases Not Subject to	
3. Taxable Sales/Purchases (Include Internet/Out-of-State Purchases)	3934.27	\$	A. Discretionary Sales Surtax	\$ 0.00
			B. Total Discretionary Sales Surtax Due	\$ 1.28
4. Total Tax Due (Include Discretionary Sales Surtax from Line B)			\$	255.72
5. Less Lawful Deductions			\$	0.00
6. Less DOR Credit Memo			\$	0.00
7. Net Tax Due			\$	255.72
8. a. Less (-) Collection Allowance; or if Late,			\$	0.00
8. b. Plus (+) Penalty and Interest			\$	0.00
9. Amount Due With Return			\$	255.72

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

Payment you have authorized

255.72



MAIL PAYMENT TO:
HERNANDO COUNTY UTILITIES
P.O. BOX 30384
TAMPA, FL 33630-3384
(352) 754-4037 "AT YOUR SERVICE"
EMAIL: hcudcs@co.hernando.fl.us
www.hernandocounty.us

Statement Date
Account Number

05/23/25
SS00001-00

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

RECEIVED
06.13.25

Current Charges 411.54
Current Charges Due Date 06/12/25
Total Due 411.54

SS0000100 9 000041154 5 0



PLEASE FOLD AND TEAR THE TOP PORTION OF STATEMENT & RETURN WITH YOUR PAYMENT MADE PAYABLE TO HERNANDO COUNTY UTILITIES DEPARTMENT IN US FUNDS.
PLEASE DO NOT FOLD, CLIP OR STAPLE PAYMENT STUB. INCLUDE ACCOUNT NUMBER ON PAYMENT.

IMPORTANT MESSAGES

***** SAVE TIME WITH EFT AUTOPAY. IT'S FREE *****
Sign up for Electronic Fund Transfer AUTOPAY
Visit www.invoicecloud.com/hernandocounty

ACCOUNT NUMBER

SS00001-00

ACCOUNT NAME

SHCDD NORTH PARK REC CTR

SERVICE ADDRESS

4411 STERLING HILL BLVD

TRANSPONDER ID

1830522390

METER ID	METER SIZE/UNITS	METER READ	PREVIOUS READ	BILL FROM	BILL TO	DAYS IN READ
60658034	1 1/2"	5.0000	05/15/2025	04/15/2025	04/24/2025	05/23/2025 30
AVG MONTHLY USAGE		AVG USAGE LAST MONTH	AVG SAME MONTH LAST YEAR		3 YR RESIDENTIAL AVERAGE	
25400		26600	38400			
CURRENT READ	PREVIOUS READ	CONSUMPTION	IRR CURRENT READ	IRR PREVIOUS READ	CONSUMPTION - AVG CONSUMPTION	
5423000	5394000	29000				

Water Account			
1	\$2.00	0 - 50,000	58.00
2	\$3.20	50,001 - 100,000	N/A
3	\$4.80	100,001 - 150,000	N/A
4	\$6.90	150,001 - 250,000	N/A
5	\$9.80	250,001 - 375,000	N/A
6	\$13.50	375,001 - and up	N/A

PREVIOUS BALANCE 528.49
PAYMENTS RECEIVED 528.49 CR
BALANCE FORWARD 0.00

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

CURRENT ACTIVITY

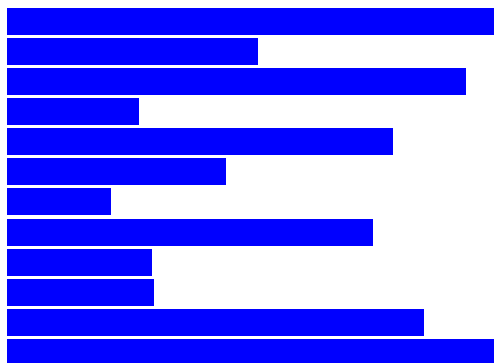
WATER USAGE 58.00
WATER BASE CHG 49.25

SEWER USAGE 174.29
SEWER USAGE - Billed at \$6.01/1,000 gallons
based on meter units
SEWER BASE CHG 130.00

TOTAL CURRENT CHARGES 411.54

TOTAL DUE 411.54

HISTORY (GAL)	
APR	43600
MAR	22300
FEB	40800
JAN	11700
DEC	34300
NOV	19400
OCT	9200
SEP	32500
AUG	12900
JUL	13000
JUN	37100
MAY	43300



SS00001-00



MAIL PAYMENT TO:
HERNANDO COUNTY UTILITIES
P.O. BOX 30384
TAMPA, FL 33630-3384
(352) 754-4037 "AT YOUR SERVICE"
EMAIL: hcudcs@co.hernando.fl.us
www.hernandocounty.us

Statement Date
Account Number

05/23/25
SS00013-00

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

Current Charges 463.03
Current Charges Due Date 06/12/25
Total Due 463.03

RECEIVED
06.13.25

SS0001300 6 000046303 4 0



PLEASE FOLD AND TEAR THE TOP PORTION OF STATEMENT & RETURN WITH YOUR PAYMENT MADE PAYABLE TO HERNANDO COUNTY UTILITIES DEPARTMENT IN US FUNDS.
PLEASE DO NOT FOLD, CLIP OR STAPLE PAYMENT STUB. INCLUDE ACCOUNT NUMBER ON PAYMENT.

IMPORTANT MESSAGES

***** SAVE TIME WITH EFT AUTOPAY. IT'S FREE *****
Sign up for Electronic Fund Transfer AUTOPAY
Visit www.invoicecloud.com/hernandocounty

ACCOUNT NUMBER

SS00013-00

ACCOUNT NAME

STERLING HILL COMM DEV COMM

SERVICE ADDRESS

4250 STERLING HILL BLVD

TRANSPONDER ID

1564795098

METER ID	METER SIZE/UNITS	METER READ	PREVIOUS READ	BILL FROM	BILL TO	DAYS IN READ
54750392	1" 2.5000	05/15/2025	04/15/2025	04/24/2025	05/23/2025	30
AVG MONTHLY USAGE		AVG USAGE LAST MONTH	AVG SAME MONTH LAST YEAR	3 YR RESIDENTIAL AVERAGE		
30900		31900	31100			
CURRENT READ	PREVIOUS READ	CONSUMPTION	IRR CURRENT READ	IRR PREVIOUS READ	CONSUMPTION - AVG CONSUMPTION	
1621700	1577900	43800				

Water Account			
1	\$2.00	0 - 25,000	50.00
2	\$3.20	25,001 - 50,000	60.16
3	\$4.80	50,001 - 75,000	N/A
4	\$6.90	75,001 - 125,000	N/A
5	\$9.80	125,001 - 187,500	N/A
6	\$13.50	187,501 - and up	N/A

PREVIOUS BALANCE 647.69
PAYMENTS RECEIVED 647.69 CR
BALANCE FORWARD 0.00

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

CURRENT ACTIVITY

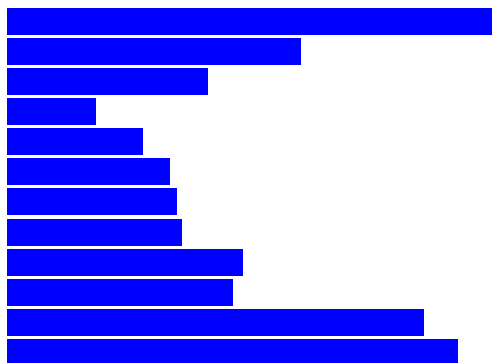
WATER USAGE 110.16
WATER BASE CHG 24.63

SEWER USAGE 263.24
SEWER USAGE - Billed at \$6.01/1,000 gallons
based on meter units
SEWER BASE CHG 65.00

TOTAL CURRENT CHARGES 463.03

TOTAL DUE 463.03

HISTORY (GAL)	
APR	61800
MAR	37000
FEB	25300
JAN	11200
DEC	17100
NOV	20500
OCT	21400
SEP	22000
AUG	29700
JUL	28500
JUN	52500
MAY	56800



SS00013-00

Residential / Commercial

INVOICE

Lic. # 00508482



"Full Service Landscape Company"

Service Work
Lawn Maintenance
Brian (352) 650-5141
Licensed & Insured

Sold To: Sterling Hill
(South clubhouse)

Address: 4250 Sterling Hill Blvd
Spring Hill, FL 34609

Quantity	Estimate	Amount
(Left Side) 6-6-25		4500
	Dog Park Expansion (200'x30') @ \$4,000.00	
	①. Remove small tree's, underbrush & Vegetation	
	Dead Tree's/Grind Stumps	
	②. Disposal	
Comments:		
Total		\$4,000.00

RECEIVED
06-09-2025

Terms and Conditions: (Please read the following)

Any monthly customer that cancels service prior to year ending will result in a \$150.00 cancellation fee and or a standard rate charge per service for each service provided. Year starts upon start up of service and ends one year from date. Your Service will continue year after year until notification of cancellation. Monthly service is as follows: April to October (out weekly 4 to 5 services) / October to April (Bi-weekly 2 services per month).

Make all checks payable to Brian Hyde. Terms subject to change without notification.

If you have any questions concerning this invoice, contact Brian (352) 650-5141.

Not responsible for screens or sprinkler system piping, and/or anything left in yard. Sprinkler repair-we only cover if there is a concrete donut around sprinkler and it must be clearly visible. Payment due no later than 15 days of service date. Failure will result in a \$20.00 late fee. Insufficient Funds charge \$30.00. All Rentee's MUST PAY IN ADVANCE.

All monthly customers are year round service and first Invoice should be signed and dated.

Customer agrees to pay all reasonable collection, attorney's and court fees and other expenses involved in collection of the charges for services rendered. By accepting this invoice, you are in full agreement to the terms/balances.

Customer Signature _____

THANK YOU FOR YOUR BUSINESS!

Please Remit Payment to:

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



Invoice 335798

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

Date	Due Date
05/30/25	6/29/2025
Account Owner	PO#
JORGE LEDESMA	

Item	Amount
#277375 - Sterling Hill 2024-2025 Single Ticket Maintenance Contract	
<i>ST AUGUSTINE Fertilize Turf MAY - 05/27/2025</i>	\$667.00

Grand Total **\$667.00**

RECEIVED
05/30/2025

1-30 Days	31-60 Days (Past Due)	61-90 Days (Past Due)	91-120 Days (Past Due)	121+ Days (Past Due)
\$25,498.06	\$0.00	\$0.00	\$0.00	\$4,367.50

**Aging displayed on invoice only refers to balances after 1/1/18 for this property.

***This invoice is governed by, and specifically incorporates, the terms and conditions agreed to by the parties in the Proposal/Contract referenced above.

Thank you for allowing us to serve you.

JuniperLandscaping.com
(239) 561-5980

Please Remit Payment to:

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



Invoice 337324

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

Date	Due Date
05/31/25	6/30/2025
Account Owner	PO#
JORGE LEDESMA	

Item	Amount
#277375 - Sterling Hill 2024-2025 Single Ticket Maintenance Contract	
<i>Insect and Disease Control - 05/30/2025</i>	<i>\$300.00</i>

RECEIVED
06-02-2025

Grand Total \$300.00

1-30 Days	31-60 Days (Past Due)	61-90 Days (Past Due)	91-120 Days (Past Due)	121+ Days (Past Due)
\$2,392.14	\$0.00	\$0.00	\$0.00	\$4,367.50

**Aging displayed on invoice only refers to balances after 1/1/18 for this property.

***This invoice is governed by, and specifically incorporates, the terms and conditions agreed to by the parties in the Proposal/Contract referenced above.

Thank you for allowing us to serve you.

JuniperLandscaping.com
(239) 561-5980

Please Remit Payment to:

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



Invoice 337524

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

Date	Due Date
06/01/25	7/1/2025
Account Owner	PO#
JORGE LEDESMA	

Item	Amount
#277375 - Sterling Hill 2024-2025 Single Ticket Maintenance Contract June 2025	\$19,938.91



Grand Total \$19,938.91

1-30 Days	31-60 Days (Past Due)	61-90 Days (Past Due)	91-120 Days (Past Due)	121+ Days (Past Due)
\$22,331.05	\$0.00	\$0.00	\$0.00	\$4,367.50

**Aging displayed on invoice only refers to balances after 1/1/18 for this property.

***This invoice is governed by, and specifically incorporates, the terms and conditions agreed to by the parties in the Proposal/Contract referenced above.

Thank you for allowing us to serve you.

JuniperLandscaping.com
(239) 561-5980

Please Remit Payment to:

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



Invoice 338134

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

Date	Due Date
05/31/25	6/30/2025
Account Owner	PO#
JORGE LEDESMA	

Item	Amount
#328889 - Q1 annuals for March 2025 <i>Plant Material - 05/30/2025</i>	\$900.00

Q1 Annual rotation for March 2024

RECEIVED
06-03-2025

Grand Total \$900.00

1-30 Days	31-60 Days (Past Due)	61-90 Days (Past Due)	91-120 Days (Past Due)	121+ Days (Past Due)
\$23,231.05	\$0.00	\$0.00	\$0.00	\$4,367.50

**Aging displayed on invoice only refers to balances after 1/1/18 for this property.

***This invoice is governed by, and specifically incorporates, the terms and conditions agreed to by the parties in the Proposal/Contract referenced above.

Thank you for allowing us to serve you.

JuniperLandscaping.com
(239) 561-5980

Please Remit Payment to:

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



Invoice 338783

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

Date	Due Date
06/09/25	7/9/2025
Account Owner	PO#
JORGE LEDESMA	

Item	Qty/UOM	Rate	Ext. Price	Amount
#338056 - Needed Diagnostics for Zones 14-16 & 27				\$800.00
<i>Control Components - 06/05/2025</i>				
Irrigation Diagnostic Labor	8.00HR	\$100.00	\$800.00	



Grand Total **\$800.00**

1-30 Days	31-60 Days (Past Due)	61-90 Days (Past Due)	91-120 Days (Past Due)	121+ Days (Past Due)
\$24,031.05	\$0.00	\$0.00	\$0.00	\$4,367.50

**Aging displayed on invoice only refers to balances after 1/1/18 for this property.

***This invoice is governed by, and specifically incorporates, the terms and conditions agreed to by the parties in the Proposal/Contract referenced above.

Thank you for allowing us to serve you.

JuniperLandscaping.com
(239) 561-5980

Please Remit Payment to:

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



Invoice 340386

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

Date	Due Date
06/20/25	7/20/2025
Account Owner	PO#
JORGE LEDESMA	

Item	Amount
#277375 - Sterling Hill 2024-2025 Single Ticket Maintenance Contract	
<i>Specialty Plants Fertilize Loropetalum/Ixora JUNE - 06/18/2025</i>	<i>\$500.00</i>
<i>Bahia Fertilize Turf JUNE - 06/18/2025</i>	<i>\$2,800.00</i>
<i>Insect and Disease Control - 06/18/2025</i>	<i>\$300.00</i>
<i>Palm Fertilization JUNE - 06/18/2025</i>	<i>\$1,000.00</i>
<i>Ornamentals Fertilization JUNE - 06/18/2025</i>	<i>\$1,500.00</i>

Grand Total \$6,100.00

1-30 Days	31-60 Days (Past Due)	61-90 Days (Past Due)	91-120 Days (Past Due)	121+ Days (Past Due)
\$26,838.91	\$0.00	\$0.00	\$0.00	\$4,367.50

**Aging displayed on invoice only refers to balances after 1/1/18 for this property.

***This invoice is governed by, and specifically incorporates, the terms and conditions agreed to by the parties in the Proposal/Contract referenced above.

Thank you for allowing us to serve you.

JuniperLandscaping.com
(239) 561-5980



Kilinski | Van Wyk PLLC

P.O. Box 6386
Tallahassee, Florida 32314

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

INVOICE

Invoice # 12521
Date: 06/16/2025
Due On: 07/16/2025

RECEIVED
06/18/25

Sterling Hill CDD -01 General

Type	Attorney	Date	Notes	Quantity	Rate	Total
Service	SH	05/07/2025	Monitor legislation affecting District and provide newsletter summary of same.	0.20	\$285.00	\$57.00
Service	LG	05/12/2025	Receive and review updated agenda package; prepare for board meeting.	0.60	\$365.00	\$219.00
Service	LG	05/12/2025	Confer with engineer regarding testing for pickleball project.	0.30	\$365.00	\$109.50
Service	LG	05/12/2025	Prepare amendment for pickleball geotechnical testing; prepare forms of payment and performance bonds.	0.60	\$365.00	\$219.00
Service	SH	05/12/2025	Review agenda and back up materials in preparation for monthly Board of Supervisors meeting.	0.80	\$285.00	\$228.00
Service	LG	05/13/2025	Attend Board meeting; review budget notice and send to district manager for publication.	3.10	\$365.00	\$1,131.50
Service	LG	05/14/2025	Review form of payment and performance bond and advise regarding same.	0.20	\$365.00	\$73.00
Service	LG	05/15/2025	Review and revise appropriation resolution; assessment resolution, and sidewalk repair agreement.	0.60	\$365.00	\$219.00
Service	SH	05/15/2025	Draft Fiscal Year 2026 budget assessment resolution and budget appropriation resolution; draft agreement for sidewalk removal and repairs; draft agreement for perimeter	2.40	\$285.00	\$684.00

wall painting.						
Service	LG	05/20/2025	Confer with Brletic regarding geotechnical agreement.	0.20	\$365.00	\$73.00
Service	SH	05/20/2025	Draft agreement for sod replacement with Quality Sod and Landscaping.	0.80	\$285.00	\$228.00
Service	LG	05/21/2025	Review and revise sod installation contract.	0.30	\$365.00	\$109.50
Service	SR	05/22/2025	Review website for compliance with 189.069 F.S.	0.60	\$285.00	\$171.00
Service	SH	05/22/2025	Finalize sod installation agreement and circulate for execution.	0.20	\$285.00	\$57.00
Service	LG	05/23/2025	Review update on landscape claim.	0.10	\$365.00	\$36.50
Service	LG	05/27/2025	Prepare addendum to Mortensen geotechnical testing proposal.	0.60	\$365.00	\$219.00
Service	LG	05/28/2025	Review draft agenda; confer with Adams and Pond regarding towing policies; confer with engineer regarding DRA restrictions.	0.80	\$365.00	\$292.00
Service	SH	05/30/2025	Circulate Fiscal Year budget notices and resolutions to District staff.	0.20	\$285.00	\$57.00
Non-billable entries						
Service	SH	05/13/2025	Attend monthly Board of Supervisors meeting.	2.70	\$285.00	\$769.50
Service	CD	05/13/2025	Review email from District Staff; Prepare Notice of Public Hearing regarding Budget; Transmit to District staff for review.	0.70	\$190.00	\$133.00
Service	SR	05/23/2025	Review website for compliance issues.	0.10	\$285.00	\$28.50
					Total	\$4,183.00

Detailed Statement of Account

Current Invoice

Invoice Number	Due On	Amount Due	Payments Received	Balance Due
12521	07/16/2025	\$4,183.00	\$0.00	\$4,183.00

Outstanding Balance	\$4,183.00
Total Amount Outstanding	\$4,183.00

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

Please pay within 30 days.



Outsmart Pest Management
4814 Parkway Blvd
Land O Lakes, FL 34639

Service Slip/Invoice

INVOICE: 44923
DATE: 06/18/2025
ORDER: 44923

Bill To: [1178]
Sterling Hill, C.D.D.
3434 Colwell Ave
Suite 200
Tampa, FL 33614-8390

Work Location: [1178] 352-686-5161
Sterling Hill, C.D.D. North
4411 Sterling Hill Blvd
Springhill, FL 34609-0750

Work Date	Time	Target Pest	Technician	Time In
06/18/2025	12:00 AM			
Purchase Order	Terms	Last Service	Map Code	Time Out
	NET 30	06/18/2025		

Service	Description	Price
MONTHLY PEST	Monthly Pest & Rodent Control	\$75.00
		SUBTOTAL \$75.00
		TAX \$0.00
		AMT. PAID \$0.00
		TOTAL \$75.00
		PRIOR BAL \$0.00
		AMOUNT DUE \$75.00

RECEIVED
06/18/2025

* Balances outstanding over 30 days from the date of service may be subject to a late fee of the lesser of 1.5% per month (18% per year) or the maximum allowed by law.
Customer agrees to pay accrued expenses in the event of collection.

I hereby acknowledge the satisfactory completion of all services rendered, and agree to pay the cost of services as specified above.

PLEASE PAY FROM THIS INVOICE



Outsmart Pest Management
4814 Parkway Blvd
Land O Lakes, FL 34639

Service Slip/Invoice

INVOICE: 44924
DATE: 06/18/2025
ORDER: 44924

Bill To: [1314]
Sterling Hill, C.D.D.
5844 Old Pasc3434 Colwell Ave
Suite 200
Tampa, FL 33614

Work Location: [1314] 352-684-0160
Sterling Hill, C.D.D. South
4250 Sterling Hill Blvd
Springhill, FL 34609-0745

Work Date	Time	Target Pest	Technician	Time In
06/18/2025	12:00 AM			
Purchase Order	Terms	Last Service	Map Code	Time Out
	NET 30	06/18/2025		

Service	Description	Price
MONTHLY PEST	Monthly Pest & Rodent Control	\$75.00
		SUBTOTAL \$75.00
		TAX \$0.00
		AMT. PAID \$0.00
		TOTAL \$75.00
		PRIOR BAL \$0.00
		AMOUNT DUE \$75.00

RECEIVED
06/18/2025

* Balances outstanding over 30 days from the date of service may be subject to a late fee of the lesser of 1.5% per month (18% per year) or the maximum allowed by law.
Customer agrees to pay accrued expenses in the event of collection.

I hereby acknowledge the satisfactory completion of all services rendered, and agree to pay the cost of services as specified above.

PLEASE PAY FROM THIS INVOICE

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

Invoice

Date	Invoice #
5/23/2025	INV0000099609

Bill To:

Sterling Hill CDD
3434 Colwell Avenue
Suite 200
Tampa FL 33614

Services for the month of	Terms	Client Number
May	Upon Receipt	00009

[illegible]

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

Invoice

Date	Invoice #
6/2/2025	INV0000099714

RECEIVED
05/28/25

Bill To:

STERLING HILL CDD
3434 Colwell Avenue, Suite 200
Tampa FL 33614

Services for the month of	Terms	Client Number
June	Upon Receipt	00655

Description	Qty	Rate	Amount
Accounting Services	1.00	\$1,616.67	\$1,616.67
Administrative Services	1.00	\$509.08	\$509.08
Dissemination Services	1.00	\$166.67	\$166.67
Financial & Revenue Collections	1.00	\$424.42	\$424.42
Landscape Consulting Services	1.00	\$850.00	\$850.00
Management Services	1.00	\$2,020.00	\$2,020.00
Website Compliance & Management	1.00	\$100.00	\$100.00
		Subtotal	\$5,686.84
		Total	\$5,686.84

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

Invoice

Date	Invoice #
6/6/2025	INV0000099767

Bill To:

Sterling Hill CDD
3434 Colwell Avenue
Suite 200
Tampa FL 33614

RECEIVED
06/06/25

Services for the month of	Terms	Client Number
June	Upon Receipt	00009

[illegible]

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

Invoice

Date	Invoice #
6/1/2025	INV0000099791

Bill To:

Sterling Hill CDD
3434 Colwell Avenue
Suite 200
Tampa FL 33614

RECEIVED
06/12/25

Services for the month of	Terms	Client Number
May	Upon Receipt	00009

[illegible]

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

Invoice

Date	Invoice #
6/20/2025	INV0000100247

Bill To:

Sterling Hill CDD
3434 Colwell Avenue
Suite 200
Tampa FL 33614

Services for the month of	Terms	Client Number
June	Upon Receipt	00009

Description	Qty	Rate	Amount
Personnel Reimbursement	1.00	\$15,610.61	\$15,610.61
<div>RECEIVED</div> <div>06-20-2025</div>	Subtotal		\$15,610.61
	Total		\$15,610.61

Shore

PO Box 13067
Tampa, FL 33681 US
+18134504642

INVOICE

BILL TO
Sterling Hill CDD
4411 STERLING HILL BLVD
SPRING HILL, FL 34609

INVOICE 3234
DATE 06/18/2025
TERMS Net 30
DUE DATE 07/18/2025

DATE	DESCRIPTION	QTY	RATE	AMOUNT
05/29/2025	DE Filter Grids	1	2,575.00	2,575.00

Thank you for your business. If you have any questions about payment please email ian@shorepoolpros.com. Checks can be sent to:

Shore Pool Pros
PO Box 13067
Tampa, FL 33681

SUBTOTAL	2,575.00
TAX	0.00
TOTAL	2,575.00

BALANCE DUE

\$2,575.00
RECEIVED
06/18/2025

INVOICE

Shore
PO Box 13067
Tampa, FL 33681

ian@shorepoolpros.com
+1 (813) 450-4642



Bill to
Sterling Hill CDD
4411 STERLING HILL BLVD
SPRING HILL, FL 34609

Invoice details
Invoice no.: 3330
Invoice date: 06/01/2025
Due date: 07/01/2025

Product or service	Description	Qty	Rate	Amount
Commercial Pool Maintenance	Commercial Pool Maintenance	1	\$2,622.00	\$2,622.00
Total				\$2,622.00

Thank you for your business. If you have any questions about payment please email ian@shorepoolpros.com. Checks can be sent to:

Shore Pool Pros
PO Box 13067
Tampa, FL 33681

RECEIVED
06-01-2025



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
5/27/2025	16424

RECEIVED
05/27/25

Bill To

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

			Job Name	Terms
			BARRINGTON	Due on receipt
Quantity	Description	Rate	Serviced	Amount
1	Report that the exit gates are stuck in the open position. The disconnect switches were off. I turned back on and units resumed normal operation. Hourly Tech Charge	115.00		115.00
Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days			Total	\$115.00
<p>Southern Automated Access Services, Inc. is not responsible for any of the following: Damages caused by vandalism, lightning/power surges or other natural causes such as water/flood, etc. Damages to drive gates or pedestrian gates caused by others. Gate closures on pedestrians, animals, and/or vehicles. Delayed or prevented access through drive gates or pedestrian gates for any vehicles, persons or animals including emergency vehicles or personel due to mechanical failure. All material remains the property of SAAS, Inc, until final payment is made.</p>			Payments/Credits	\$0.00
			Balance Due	\$115.00



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
6/9/2025	16491

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

RECEIVED
06/09/25

Job Name	Terms
COVEY RUN	Due on receipt

Quantity	Description	Rate	Serviced	Amount
	Report that only half of the entrance gates are closing. Discovered the batteries were bad in the entrance island side operator as well as the encoder. After replacing the encoder, it was revealed that the motor is bad as well. Returned with the motor. Replaced the motor, re learned the limit settings and the gates resumed normal operation. Tested many cycles, all performing properly at this time.			
2.25	Hourly Tech Charge	115.00		258.75
1	CSW24V MOTOR	976.00		976.00
1	CSW24V ENCODER	382.00		382.00

Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days

Total \$1,616.75

Southern Automated Access Services, Inc. is not responsible for any of the following:
Damages caused by vandalism, lightning/power surges or other natural causes such as water/flood, etc.

Damages to drive gates or pedestrian gates caused by others. Gate closures on pedestrians, animals, and/or vehicles.

Delayed or prevented access through drive gates or pedestrian gates for any vehicles, persons or animals including emergency vehicles or personnel due to mechanical failure. All material remains the property of SAAS, Inc, until final payment is made.

Payments/Credits \$0.00

Balance Due \$1,616.75



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
6/12/2025	16499

Bill To

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

			Job Name	Terms
			BATTERIES	Due on receipt
Quantity	Description	Rate	Serviced	Amount
	Arboglades Replaced corroded battery connections in both exit operators.			
	WINDANCE Replace batteries in the entrance island and the exit curbside operators. Also some fittings.			
	BARRINGTON The dipswitches were never set for the operators to open when power failed. I corrected that in all operators and replaced the batteries in the entrance Island operator as well as a fitting.			
	I will return to evaluate the rest of the communities.			
6	12 Volt 7 AH battery	46.50		279.00
	Miscellaneous materials.	12.00		12.00
2	Hourly Tech Charge	115.00		230.00
Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days			Total	\$521.00
<p>Southern Automated Access Services, Inc. is not responsible for any of the following: Damages caused by vandalism, lightning/power surges or other natural causes such as water/flood, etc. Damages to drive gates or pedestrian gates caused by others. Gate closures on pedestrians, animals, and/or vehicles. Delayed or prevented access through drive gates or pedestrian gates for any vehicles, persons or animals including emergency vehicles or personel due to mechanical failure. All material remains the property of SAAS, Inc, until final payment is made.</p>			Payments/Credits	\$0.00
			Balance Due	\$521.00

RECEIVED
06/16/2025



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
6/19/2025	16548

Bill To

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

RECEIVED
06/19/25

			Job Name	Terms
			COVEY RUN	Due on receipt
Quantity	Description	Rate	Serviced	Amount
	Staff was getting a 1040 error code. Upon arrival found the cellular modem offline. Installed a SIM card holder to improve the contact with the SIM card. Modem joined the network. I was able to receive data.			
	Replaced batteries in the exit curb side operator.			
1	Hourly Tech Charge	115.00		115.00
2	12 Volt 7 AH battery	46.50		93.00
1	DOOR KING SIM CARD HOLDER FOR CELLULAR MODEM	20.00		20.00
	Miscellaneous materials.	6.00		6.00
Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days			Total	\$234.00
Southern Automated Access Services, Inc. is not responsible for any of the following: Damages caused by vandalism, lightning/power surges or other natural causes such as water/flood, etc. Damages to drive gates or pedestrian gates caused by others. Gate closures on pedestrians, animals, and/or vehicles. Delayed or prevented access through drive gates or pedestrian gates for any vehicles, persons or animals including emergency vehicles or personel due to mechanical failure. All material remains the property of SAAS, Inc, until final payment is made.			Payments/Credits	\$0.00
			Balance Due	\$234.00



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
6/24/2025	16551

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

			Job Name	Terms
			COVEY RUN	Due on receipt
Quantity	Description	Rate	Serviced	Amount
1	Report that half of the entrance will not close. The curbside operator's circuit board was locked up/ Power cycled, gate resumed normal operation. The top hat and thumbscrew is missing on this operator. The island side's was lying on the ground. Hourly Tech Charge	115.00		115.00
Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days			Total \$115.00	
<p>Southern Automated Access Services, Inc. is not responsible for any of the following: Damages caused by vandalism, lightning/power surges or other natural causes such as water/flood, etc. Damages to drive gates or pedestrian gates caused by others. Gate closures on pedestrians, animals, and/or vehicles. Delayed or prevented access through drive gates or pedestrian gates for any vehicles, persons or animals including emergency vehicles or personel due to mechanical failure. All material remains the property of SAAS, Inc, until final payment is made.</p>			Payments/Credits \$0.00	
			Balance Due \$115.00	

RECEIVED
06-24-2025



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
6/24/2025	16552

Bill To

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

			Job Name	Terms
			REMOTES	Due on receipt
Quantity	Description	Rate	Serviced	Amount
100	Liftmaster passport lite transmitter.	20.00		2,000.00
	Shipping Fees	20.00		20.00
Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days			Total \$2,020.00	
<p>Southern Automated Access Services, Inc. is not responsible for any of the following: Damages caused by vandalism, lightning/power surges or other natural causes such as water/flood, etc. Damages to drive gates or pedestrian gates caused by others. Gate closures on pedestrians, animals, and/or vehicles. Delayed or prevented access through drive gates or pedestrian gates for any vehicles, persons or animals including emergency vehicles or personel due to mechanical failure. All material remains the property of SAAS, Inc, until final payment is made.</p>			Payments/Credits \$0.00	
			Balance Due \$2,020.00	

RECEIVED
06-24-2025



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
6/26/2025	16561

Bill To

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

			Job Name	Terms
			ARBORGLADES	Due on receipt
Quantity	Description	Rate	Serviced	Amount
1	Entrance gate stuck open. Shadow loop detector was locked up. Reset detector, operators resumed normal operation. Hourly Tech Charge	115.00		115.00
Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days			Total \$115.00	
<p>Southern Automated Access Services, Inc. is not responsible for any of the following: Damages caused by vandalism, lightning/power surges or other natural causes such as water/flood, etc. Damages to drive gates or pedestrian gates caused by others. Gate closures on pedestrians, animals, and/or vehicles. Delayed or prevented access through drive gates or pedestrian gates for any vehicles, persons or animals including emergency vehicles or personel due to mechanical failure. All material remains the property of SAAS, Inc, until final payment is made.</p>			Payments/Credits \$0.00	
			Balance Due \$115.00	

RECEIVED
06-26-2025

Southern Automated Access Services						
for Sterling Hill CDD						
Summary Gate Phones 06/25						
Inv #	Amount	Bill Date	Location	Phone	GL Code	Object Code
16508	\$45.95	06/17/25	Windance	352-606-8291	54100	4102
16509	\$45.95	06/17/25	Glenburne	352-293-5649	54100	4102
16512	\$57.95	06/17/25	Barrington	352-200-0045	54100	4102
16516	\$45.95	06/17/25	Brightstone	352-200-9243	54100	4102
16517	\$45.95	06/17/25	Amersham Isles	352-515-8644	54100	4102
16518	\$57.95	06/17/25	Mandalay	352-200-0606	54100	4102
16519	\$45.95	06/17/25	Dunwoody	352-200-9285	54100	4102
16520	\$45.95	06/17/25	Haverhill	352-488-8717	54100	4102
16521	\$45.95	06/17/25	Arborglades	352-403-6878	54100	4102
16526	\$45.95	06/17/25	Covey Run	352-403-6824	54100	4102
16530	\$45.95	06/17/25	Brackenwood	813-527-1521	54100	4102
16532	\$34.95	06/17/25	Storage Lot	352-238-5488	54100	4102
16533	\$45.95	06/17/25	Edgemere	813-503-0957	54100	4102
Total	\$610.35					

Grand Total \$610.35

****UPDATE INVOICE NUMBER EACH MONTH WITH THE PHONE #** Not ACH



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
6/17/2025	16508

Bill To

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

RECEIVED
06/17/25

Job Name	Terms
WINDANCE	Due on receipt

Quantity	Description	Rate	Serviced	Amount
	Phone number 352 606-8291	45.95	6/13/2025	45.95

Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days

Total \$45.95

Southern Automated Access Services, Inc. is not responsible for any of the following:
Damages caused by vandalism, lightning/power surges or other natural causes such as water/flood, etc.

Damages to drive gates or pedestrian gates caused by others. Gate closures on pedestrians, animals, and/or vehicles.

Delayed or prevented access through drive gates or pedestrian gates for any vehicles, persons or animals including emergency vehicles or personel due to mechanical failure. All material remains the property of SAAS, Inc, until final payment is made.

Payments/Credits \$0.00

Balance Due \$45.95

Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
6/17/2025	16509

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

RECEIVED
06/17/25

			Job Name	Terms
			GLENBURNE	Due on receipt
Quantity	Description	Rate	Serviced	Amount
	Phone number 352 293-5649	45.95		45.95
Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days			Total 45.95	
Southern Automated Access Services, Inc. is not responsible for any of the following: Damages caused by vandalism, lightning/power surges or other natural causes such as water/flood, etc. Damages to drive gates or pedestrian gates caused by others. Gate closures on pedestrians, animals, and/or vehicles.			Payments/Credits \$0.00	
			Balance Due 45.95	

Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
6/17/2025	16512

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

RECEIVED
06/17/25

Job Name	Terms
BARRINGTON	Due on receipt

Quantity	Description	Rate	Serviced	Amount
	Phone number 352 200 0045	57.95		57.95

Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days

Total	\$57.95
--------------	----------------

Southern Automated Access Services, Inc. is not responsible for any of the following:
Damages caused by vandalism, lightning/power surges or other natural causes such as
water/flood, etc.

Payments/Credits	\$0.00
-------------------------	--------

Damages to drive gates or pedestrian gates caused by others. Gate closures on pedestrians, animals, and/or vehicles.

Balance Due	\$57.95
--------------------	----------------

Delayed or prevented access through drive gates or pedestrian gates for any vehicles, persons or animals including emergency vehicles or personel due to mechanical failure. All material remains the property of SAAS, Inc, until final payment is made.

Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
6/17/2025	16517

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

RECEIVED
06/17/25

Job Name	Terms
AMERSHAM ISLES	Due on receipt

Quantity	Description	Rate	Serviced	Amount
	Phone number 352 515 8644	45.95		45.95

Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days

Total	\$45.95
--------------	----------------

Southern Automated Access Services, Inc. is not responsible for any of the following:
Damages caused by vandalism, lightning/power surges or other natural causes such as
water/flood, etc.

Payments/Credits	\$0.00
------------------	--------

Damages to drive gates or pedestrian gates caused by others. Gate closures on pedestrians, animals, and/or vehicles.

Balance Due	\$45.95
--------------------	----------------

Delayed or prevented access through drive gates or pedestrian gates for any vehicles, persons or animals including emergency vehicles or personel due to mechanical failure. All material remains the property of SAAS, Inc, until final payment is made.



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
6/17/2025	16518

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

RECEIVED
06/17/25

			Job Name	Terms
			MANDALAY	Due on receipt
Quantity	Description	Rate	Serviced	Amount
	Phone number 352 200 0606	57.95		57.95
Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days			Total	\$57.95
<p>Southern Automated Access Services, Inc. is not responsible for any of the following: Damages caused by vandalism, lightning/power surges or other natural causes such as water/flood, etc. Damages to drive gates or pedestrian gates caused by others. Gate closures on pedestrians, animals, and/or vehicles. Delayed or prevented access through drive gates or pedestrian gates for any vehicles, persons or animals including emergency vehicles or personel due to mechanical failure. All material remains the property of SAAS, Inc, until final payment is made.</p>			Payments/Credits	\$0.00
			Balance Due	\$57.95



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
6/17/2025	16519

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

RECEIVED
06/17/25

			Job Name	Terms
			DUNWOODY	Due on receipt
Quantity	Description	Rate	Serviced	Amount
	Phone number 352 200 9285	45.95	6/13/2025	45.95
Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days			Total	\$45.95
<p>Southern Automated Access Services, Inc. is not responsible for any of the following: Damages caused by vandalism, lightning/power surges or other natural causes such as water/flood, etc. Damages to drive gates or pedestrian gates caused by others. Gate closures on pedestrians, animals, and/or vehicles. Delayed or prevented access through drive gates or pedestrian gates for any vehicles, persons or animals including emergency vehicles or personel due to mechanical failure. All material remains the property of SAAS, Inc, until final payment is made.</p>			Payments/Credits	\$0.00
			Balance Due	\$45.95

Delayed or prevented access through drive gates or pedestrian gates for any vehicles, persons or animals including emergency vehicles or personel due to mechanical failure. All material remains the property of SAAS, Inc, until final payment is made.



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
6/17/2025	16526

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

RECEIVED
06/17/25

			Job Name	Terms
			COVEY RUN	Due on receipt
Quantity	Description	Rate	Serviced	Amount
	Phone number 352 403 6824	45.95	6/13/2025	45.95
Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days			Total	\$45.95
Southern Automated Access Services, Inc. is not responsible for any of the following: Damages caused by vandalism, lightning/power surges or other natural causes such as water/flood, etc. Damages to drive gates or pedestrian gates caused by others. Gate closures on pedestrians, animals, and/or vehicles. Delayed or prevented access through drive gates or pedestrian gates for any vehicles, persons or animals including emergency vehicles or personel due to mechanical failure. All material remains the property of SAAS, Inc, until final payment is made.			Payments/Credits	\$0.00
			Balance Due	\$45.95



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
6/17/2025	16530

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

RECEIVED
06/17/25

Job Name	Terms
BRACKENWOOD	Due on receipt

Quantity	Description	Rate	Serviced	Amount
	Phone number 813-527-1521	45.95	6/13/2025	45.95

Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days

Total \$45.95

Southern Automated Access Services, Inc. is not responsible for any of the following:
Damages caused by vandalism, lightning/power surges or other natural causes such as water/flood, etc.
Damages to drive gates or pedestrian gates caused by others. Gate closures on pedestrians, animals, and/or vehicles.
Delayed or prevented access through drive gates or pedestrian gates for any vehicles, persons or animals including emergency vehicles or personel due to mechanical failure. All material remains the property of SAAS, Inc, until final payment is made.

Payments/Credits \$0.00

Balance Due \$45.95



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
6/17/2025	16532

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

RECEIVED
06/17/25

			Job Name	Terms
			STORAGE LOT	Due on receipt
Quantity	Description	Rate	Serviced	Amount
	Phone number 352-238-5488	34.95	6/13/2025	34.95
Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days			Total	\$34.95
Southern Automated Access Services, Inc. is not responsible for any of the following: Damages caused by vandalism, lightning/power surges or other natural causes such as water/flood, etc. Damages to drive gates or pedestrian gates caused by others. Gate closures on pedestrians, animals, and/or vehicles. Delayed or prevented access through drive gates or pedestrian gates for any vehicles, persons or animals including emergency vehicles or personel due to mechanical failure. All material remains the property of SAAS, Inc, until final payment is made.			Payments/Credits	\$0.00
			Balance Due	\$34.95

Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
6/17/2025	16533

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

RECEIVED
06/17/25

Job Name	Terms
EDGEMERE	Due on receipt

Quantity	Description	Rate	Serviced	Amount
	Phone number 813-503-0957	45.95	6/13/2025	45.95

Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days

Total	\$45.95
--------------	----------------

Southern Automated Access Services, Inc. is not responsible for any of the following:
Damages caused by vandalism, lightning/power surges or other natural causes such as
water/flood, etc.

Payments/Credits	\$0.00
-------------------------	--------

Damages to drive gates or pedestrian gates caused by others. Gate closures on pedestrians, animals, and/or vehicles.

Balance Due	\$45.95
--------------------	----------------

Delayed or prevented access through drive gates or pedestrian gates for any vehicles, persons or animals including emergency vehicles or personel due to mechanical failure. All material remains the property of SAAS, Inc, until final payment is made.

Sterling Hill CDD
Limit \$5,000

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

				Dues, Licenses, and Fees	Gate Maintenance & Repair	Maintenance & Repairs	Special Events	Clubhouse Misc. Expenses	Telephone, Internet, Cable
Date	Vendor Name	Reason for Expenditure	Amount	51300-4902	54100-4612	57200-4647	57400-4775	57200-4733	57200-4103
06/10/25	Truist Bank	Emergency Replenishment							
05/29/25	Amazon	Janitorial Supplies	\$ (94.88)					(94.88)	
06/04/25	Best Cleaners	Wash, Dry, Fold Rags	\$ (47.25)				(47.25)		
06/04/25	Amazon	Paint Brushes	\$ (35.47)			(35.47)			
06/04/25	Signs By Connie	New Pool Rules Signs	\$ (120.00)					(120.00)	
06/04/25	Amazon	Slams for Pedestrian Gates	\$ (322.60)		(322.60)				
06/05/25	Spectrum	Phone/Internet for South Clubhouse	\$ (169.97)						(169.97)
06/09/25	Truist Bank	Bank Fees	\$ (135.28)	(135.28)					
			(925.45)	(135.28)	(322.60)	(35.47)	(47.25)	(214.88)	(169.97)

DM Approval Darryl Adams Date 7-7-25

Details for Order #113-6546854-8809053

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

Order Placed: May 29, 2025
Amazon.com order number: 113-6546854-8809053
Order Total: \$94.88

Not Yet Shipped

Items Ordered	Price
1 of: <i>EKO Madison Brushed Stainless 50 Liter/13.2 Gallon Step Trash Can with Inner Liner - Fingerprint Resistant Finish</i> Sold by: Amazon.com Services, Inc Supplied by: Other Condition: New	\$79.69
1 of: <i>USA Made - Men's and Women's Restroom Signs ADA-Compliant Bathroom Door Signs for Offices, Businesses, and Restaurants, Black, Blue, Grey and Taupe/Tan Colors (Black Handi-Unisex)</i> Sold by: Rock Ridge Retail, LLC (seller profile) Supplied by: Other Condition: New	\$9.99
1 of: <i>American Standard 7381148-200.0200A Bolt Cap Kit, EZ Install Toilets-White</i> Sold by: Amazon.com Services, Inc Supplied by: Other Condition: New	\$5.20

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

Shipping Speed:
Delivery in fewer trips to your address

Payment information

Payment Method:
Visa ending in 4745

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

Item(s) Subtotal:	\$94.88
Shipping & Handling:	\$0.00

Total before tax:	\$94.88
Estimated tax to be collected:	\$0.00

Grand Total:	\$94.88

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



Next Day - BC
R2 - 7

Wed 06/04/25 5pm

Hills, Sterling

4411 Sterling Hills Blvd
Spring Hill, FL 34609
(352) 650-7402

25154-148-A



1 Piece

Item	Price
Commercial Laundry -	47.25
Comm LDY - Wash Dry Fold	
wa3y N/A	
25 Units	
Fold All	
Subtotal	47.25
Total	47.25

Best Cleaners & Laundry

352-666-2378

4315 LAMSON AVE

SPRING HILL, FL 34608

Tue 06/03/25 9:45am by Robert H

Details for Order #113-0098224-0235442

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

Order Placed: June 4, 2025
Amazon.com order number: 113-0098224-0235442
Order Total: \$35.47

Not Yet Shipped

Items Ordered	Price
1 of: 12PK 1 inch Angle Brush Premium Wall/Trim House Paint Brush Set Great for Professional Painter and Home Owners Painting Brushes for Cabinet Decks Fences Interior Exterior & Commercial Paintbrush. Sold by: Pro-Grade Supplies (seller profile) Supplied by: Other Condition: New	\$18.99
1 of: Rust-Oleum 7792502 Stops Rust Brush On Paint, Quart, Gloss White, 1 Quarts (Pack of 1) Sold by: Amazon.com Services, Inc Supplied by: Other Condition: New	\$16.48

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

Shipping Speed:
FREE Prime Delivery

Payment information

Payment Method: Visa ending in 4745	Item(s) Subtotal: \$35.47 Shipping & Handling: \$0.00 ----- Total before tax: \$35.47 Estimated tax to be collected: \$0.00 ----- Grand Total: \$35.47
Billing address Jason Pond 3434 COLWELL AVE STE 200 TAMPA, FL 33614-8390 United States	

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

[Conditions of Use](#) | [Privacy Notice](#) © 1996-2025, Amazon.com, Inc. or its affiliates

English

United States

Help



Signs By Connie
10478 Northcliffe Blvd
Spring Hill, FL 34608 USA
+13525960207
info@signsbyconnie.com
www.signsbyconnie.com

Invoice

BILL TO

Jason Pond
Sterling Hill CDD
Elgin Blvd.
Spring Hill, FL 34608

INVOICE #	DATE	TOTAL DUE	DUE DATE	TERMS	ENCLOSED
10325	05/30/2025	\$120.00	05/30/2025	Due on receipt	

DATE	ACTIVITY	QTY	RATE	AMOUNT
	Vinyl:Vinyl full digital print 38.125"x29.875" Pool Rules	1	65.00	65.00T
	Vinyl:Vinyl full digital print 33.75"x26.25"x29.875" Pool Rules	1	55.00	55.00T

SUBTOTAL	120.00
TAX	0.00
TOTAL	120.00
BALANCE DUE	\$120.00

Signs by Connie is not responsible for vandalism, neglect, improper installation by purchaser and/or poor maintenance, nor acts of God. It is the customer's sole responsibility to ensure the signs ordered are compliant with all governing body's regulations/requirements including required permits or approvals. Terms and Conditions available at <http://www.signsbyconnie.com/terms-and-conditions>.



Payment receipt

You paid \$120.00

to Signs By Connie on 6/4/2025

Invoice no.	10325
Invoice amount	\$120.00
Total	\$120.00
Status	Paid
Payment method	Credit Card
Authorization ID	MU0250560276

Thank you



Signs By Connie

+13525960207

www.signsbyconnie.com | info@signsbyconnie.com
10478 Northcliffe Blvd, Spring Hill, FL 34608

No additional transfer fees or taxes apply.

Intuit Payments Inc (IPI) processes payments as an agent of the business. Payments processed by IPI constitutes payment to the business and satisfies your obligation to pay the business, including in connection with any dispute or case, in law or equity. Money movement services are provided by IPI pursuant to IPI's licenses (NMLS #1098819, <https://www.intuit.com/legal/licenses/payment-licenses>). IPI is located at 2700 Coast Avenue, Mountain View, CA 94043, 1-888-536-4801.

Details for Order #113-0648311-8409029

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

Order Placed: June 4, 2025
Amazon.com order number: 113-0648311-8409029
Order Total: \$322.60

Not Yet Shipped

Items Ordered	Price
4 of: Kant-Slam KS-950 Hydraulic Gate & Door Closer	\$80.65
Sold by: OmniHop (seller profile)	
Supplied by: Other	
Condition: New	

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

Shipping Speed:
Standard Shipping

Payment information

Payment Method:	Item(s) Subtotal:	\$322.60
Visa ending in 4745	Shipping & Handling:	\$0.00

Billing address	Total before tax:	\$322.60
Jason Pond	Estimated tax to be collected:	\$0.00
3434 COLWELL AVE STE 200		-----
TAMPA, FL 33614-8390	Grand Total:	\$322.60
United States		

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

[Conditions of Use](#) | [Privacy Notice](#) © 1996-2025, Amazon.com, Inc. or its affiliates

Back to top

EnglishUnited States

[Help](#)

Thanks for Your Payment

From Spectrum Business <MyAccount@spectrumemails.com>

Date Thu 6/5/2025 2:59 PM

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

[View in Browser](#) [En español](#)



Thanks for Your Payment

Dear Valued Customer,

Thank you for using Auto Pay. Your payment of \$169.97 was drafted on June 3, 2025.



Thank You for Your Recent Payment

You can [manage your payment anytime](#).

Draft Date:
June 3, 2025

Method of Payment:
Auto Pay

Account Number:
Ending in 4730

Payment Amount:
\$169.97

Payment Method:
Card ending in 4745

Sterling Hill CDD
Debit Card-Jason Pond

Sterling Hill CDD
Limit \$5,000

All Expenditures must be supported by receipts in order to be eligible for reimbursement.

Attach all receipts to this form.

				Special Events	Clubhouse Misc. Expenses
				57400-4775	57200-4733
Date	Vendor Name	Reason for Expenditure	Amount		
		Emergency Replenishment			
06/20/25	Best Cleaners	Wash, Dry, Fold Rags	\$ (35.91)	(35.91)	
06/20/25	Truist Bank	Bank Fee	\$ (36.00)		(36.00)
			(71.91)	(35.91)	(36.00)

DM Approval Darryl Adams Date 7-7-25

INVOICE

BILL TO:

STERLING HILL CDD

411 STERLING HILL BLVD

SPRING HILL, FL 34609

PHONE 352-650-7402

TROOPER:

THOMAS CASTIGLIONE

17008 AYERS RD

BROOKSVILLE, FL 34604

PHONE: 352-442-7267

Description	Quantity	Unit Price	Cost
DETAIL 2/20/2025	1	\$120.00	\$120.00
BUS STOP DETAIL 5/1/2025 PM	1	\$120.00	\$120.00
BUS STOP DETAIL 5/6/2025 PM	1	\$120.00	\$120.00
BUS STOP DETAIL 5/7/2025 PM	1	\$120.00	\$120.00
BUS STOP DETAIL 5/8/2025 PM	1	\$120.00	\$120.00
BUS STOP DETAIL 5/15/2025 PM	1	\$120.00	\$120.00
BUS STOP DETAIL 5/30/2025 PM	1	\$120.00	\$120.00
			\$0.00
			\$0.00
			\$0.00
			\$0.00
		Total	\$840.00

Thank you for your business. It's a pleasure to work with you

Sincerely yours,

THOMAS CASTIGLIONE

RECEIVED
06-02-2025



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

DVERTISING INVOICE

vertising Run Dates	Advertiser Name	
6/22/25-6/22/25	STERLING HILL CDD	
Billing Date	Sales Rep	Customer Account
6/22/2025	Deirdre Bonett	TB107011
Total Amount Due		Invoice Number
\$92.00		43070-062225

PAYMENT DUE UPON RECEIPT

Start	Stop	Ad Number	Product	Placement	Description PO Number	Ins.	Size	et Amount
6/22/25	6/22/25	43070	Baylink Hernando , tampabay.com	Legal-CLS 2 col	CHANGE IN MEETING TIM Affidavit Fee	2	1.00x47.00 L	\$90.00 \$2.00
<div>RECEIVED 06-22-2025</div>								

PLEASE DETACH AND RETURN LOWER PORTION WITH YOUR REMITTANC



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

Advertising Run Dates	A vertiser Name	
6/22/25-6/22/25	STERLING HILL CDD	
Billing Date	Sales Rep	Customer Account
6/22/2025	Deirdre Bonett	TB107011
Total Amount Due		Invoice Number
\$92.00		43070-062225

DO OT SE D CASH BY M IL

PLEASE MAKE CHECK PAYABL TO: TIM S PUBLISHING COMPANY

STERLING HILL CDD
3434 Colwell Ave Ste 200 # Attn
Tampa, FL 33614-8390

REMIT TO:

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

Tampa Bay Times

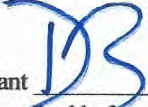
Published Daily

STATE OF FLORIDA } ss

COUNTY OF HERNANDO, CITRUS County

Before the undersigned authority personally appeared Deirdre Bonett who on oath says that he/she is a Legal Advertising Representative of the Tampa Bay Times a daily newspaper printed in St. Petersburg, in Hernando, Citrus County, Florida that the attached copy of advertisement being a Legal Notice in the matter CHANGE IN MEETING TIME was published in said newspaper by print in the issues of 06/22/25 or by publication on the newspaper's website, if authorized.

Affiant further says that the website or newspaper complies with all legal requirements for publication in chapter 50, Florida Statutes. Affiant further says the said Tampa Bay Times is a newspaper published in Hernando, Citrus County, Florida and that the said newspaper has heretofore been continuously published in said Hernando, Citrus County, Florida each day and has been entered as a second class mail matter at the post office in said Hernando, Citrus County, Florida for a period of one year next preceding the first publication of the attached copy of advertisement, and affiant further says that he/she neither paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in the said newspaper.

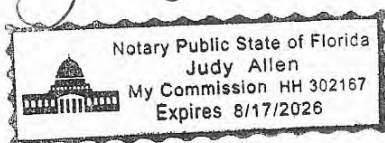
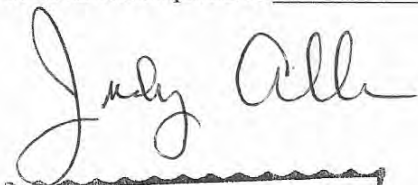
Signature of Affiant 

Sworn to and subscribed before me this 06/22/2025

Signature of Notary of Public

Personally known ☒ or produced identification.

Type of identification produced _____



STERLING HILL COMMUNITY DEVELOPMENT DISTRICT
AMENDED NOTICE OF MEETINGS FOR FISCAL YEAR 2024/2025
[CHANGE IN MEETING TIME]

Notice is hereby given that the Board of Supervisors (the "Board") of the Sterling Hill Community Development District will now hold their regular meetings on the second Tuesday of every month at 9:30 a.m. at the Sterling Hill North Clubhouse, 4411 Sterling Hill Boulevard, Spring Hill, Florida 34609, unless otherwise indicated as follows:

July 8, 2025
 August 12, 2025 (at 6:00 p.m.)
 September 9, 2025

The meetings will be open to the public and will be conducted in accordance with the provision of Florida law for community development districts. The meetings may be continued to a date, time, and place to be specified on the record at such meetings. A copy of the agenda for these meetings may be obtained from the District Manager's Office, Rizzetta & Company, Inc., 5844 Old Pasco Road, Suite 100, Wesley Chapel, Florida 33544, by phone: (813) 994-1001, or by email: darryla@rizzetta.com.

There may be occasions when one or more Supervisors or staff will participate by telephone. In accordance with the provisions of the Americans with Disabilities Act, any person requiring special accommodations at the meetings because of a disability or physical impairment should contact the District Manager's Office at least three (3) business days prior to the date of the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at 711, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District.

Each person who decides to appeal any action taken at these meetings is advised that person will need a record of the proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.

District Manager
 June 22, 2025

43070



INVOICE

To view your Insert
Click the link below:
[INSERT1](#)

Customer ID:
Customer Name:
Service Period:
Invoice Date:
Invoice Number:

14-49138-12001
STERLING HILL CDD
06/01/25-06/30/25
05/27/2025
1087086-1568-8

How to Contact Us

Visit wm.com/MyWM

Create a My WM profile for easy access to your pickup schedule, service alerts and online tools for billing and more. Have a question? Check our support center or start a chat.

Customer Service: (800) 255-7172

Your Payment is Due

Jun 26, 2025

If full payment of the invoiced amount is not received within your contractual terms, you may be charged a monthly late charge of 2.5% of the unpaid amount, with a minimum monthly charge of \$5, or such late charge allowed under applicable law, regulation or contract.

Your Total Due

\$540.77

If payment is received after
06/26/2025: **\$ 554.29**

RECEIVED
06-03-2025

Previous Balance	+	Payments	+	Adjustments	+	Current Invoice Charges	=	Total Account Balance Due
541.72		(541.72)		0.00		540.77		540.77

IMPORTANT MESSAGES

***WM only sells services online through our own website at wm.com. WM does not sell any services through other on-line marketplaces. To arrange services for your business or home, visit wm.com directly.



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



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

Invoice Date	Invoice Number	Customer ID (Include with your payment)
05/27/2025	1087086-1568-8	14-49138-12001
Payment Terms	Total Due	Amount
Total Due by 06/26/2025	\$540.77	
If Received after 06/26/2025	\$554.29	\$540.77

*** DO NOT PAY-AUTOMATIC PAYMENT WILL BE PROCESSED ***
Your bank account will be drafted \$540.77.

1568000144913812001010870860000005407700000054077 0

I0290C44

STERLING HILL CDD
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Remit To: **WM CORPORATE SERVICES, INC.**
AS PAYMENT AGENT
PO BOX 4648
CAROL STREAM, IL 60197-4648

DETAILS OF SERVICE

Details for Service Location:
Sterling Hill Cdd, 4250 Sterling Hill Blvd, Spring Hill FL 34609-0745

Customer ID: 14-49138-12001

Description	Date	Ticket	Quantity	Amount
6 Yard Dumpster 1X Week	06/01/25		1.00	471.59
Energy Surcharge				69.18
Total Current Charges				540.77

GREENER WAYS TO PAY

Please choose one of these sustainable payment options:



AutoPay

Set up recurring payments with us at wm.com/myaccount



Online

Use wm.com for quick and easy payments



By Phone

Pay 24/7 by calling 866-964-2729

HOW TO READ YOUR INVOICE

Previous Balance		Payments		Adjustments		Current Invoice Charges		Total Account Balance Due	
\$123.45		(\$123.45)		0.00		\$123.45		\$123.45	

Description	
WM Solid Waste Tax & 75% County Environmental Charge	

- 1 Your Total Due is the total amount of current charges and any previous unpaid Balances combined. This also states the date payment is due to WM, anything beyond that date may incur additional charges.
- 2 Previous balance is the total due from your previous invoice. We subtract any Payments Received/Adjustments and add your Current Charges from this billing cycle to get a Total Due on this invoice. If you have not paid all or a portion of your previous balance, please pay the entire Total Due to avoid a late charge or service interruption.
- 3 Service location details the total current charges of this invoice.

New Payment Platform

Here are more details about our enhanced online bill-pay system. Powered by Paymentus, the platform will provide more options and flexibility when managing and paying your bills.



Expanded payment options.

Pay with PayPal, Apple Pay, or Google Pay; via secure direct debit from a bank account; or by credit or debit card.

Anytime, anywhere payments.

Same great 24/7 availability so you can make payments when convenient or set it and forget it with AutoPay.

Complete Hub for account activity.

Continue to view and manage your bills directly from **My WM** (wm.com/mywm).

If your service is suspended for non-payment, you may be charged a Resume charge to restart your service. For each returned check, a charge will be assessed on your next invoice equal to the maximum amount permitted by applicable state law.

<input type="checkbox"/> Check Here to Change Contact Info		<input type="checkbox"/> Check Here to Sign Up for Automatic Payment Enrollment	
List your new billing information below. For a change of service address, please contact WM .		If I enroll in Automatic Payment services, I authorize WM to pay my invoice by electronically deducting money from my bank account. I can cancel authorization by notifying WM at wm.com or by calling the customer service number listed on my invoice. Your enrollment could take 1-2 billing cycles for Automatic Payments to take effect. Continue to submit payment until page one of your invoice reflects that your payment will be deducted.	
Address 1		Email	
Address 2		Date	
City		Bank Account Holder Signature	
State			
Zip			
Email			
Date Valid			

NOTICE: By sending your check, you are authorizing the Company to use information on your check to make a one-time electronic debit to your account at the financial institution indicated on your check. The electronic debit will be for the amount of your check and may occur as soon as the same day we receive your check.

In order for us to service your account or to collect any amounts you may owe (for non-marketing or solicitation purposes), we may contact you by telephone at any telephone number that you provided in connection with your account, including wireless telephone numbers, which could result in charges to you. Methods of contact may include text messages and using pre-recorded/artificial voice messages and/or use of an automatic dialing device, as applicable. We may also contact you by email or other methods as provided in our contract.

Please send all bankruptcy correspondence to RMCbankruptcy@wm.com or PO Box 43290 Phoenix, AZ 85080. Using the email option will expedite your request. (this language is in compliance with 11 USC 342(c)(2) of the Bankruptcy Code)



INVOICE

To view your Insert
Click the link below:
[INSERT1](#)

Customer ID:
Customer Name:
Service Period:
Invoice Date:
Invoice Number:

15-19762-63003
STERLING HILL CDD
06/01/25-06/30/25
05/27/2025
1087180-1568-9

How to Contact Us

Visit wm.com/MyWM

Create a My WM profile for easy access to your pickup schedule, service alerts and online tools for billing and more. Have a question? Check our support center or start a chat.

Customer Service: (800) 255-7172

Your Payment is Due

Jun 26, 2025

If full payment of the invoiced amount is not received within your contractual terms, you may be charged a monthly late charge of 2.5% of the unpaid amount, with a minimum monthly charge of \$5, or such late charge allowed under applicable law, regulation or contract.

Your Total Due

\$390.99

If payment is received after
06/26/2025: **\$ 400.76**

RECEIVED
06-03-2025

Previous Balance	+	Payments	+	Adjustments	+	Current Invoice Charges	=	Total Account Balance Due
391.67		(391.67)		0.00		390.99		390.99

IMPORTANT MESSAGES

***WM only sells services online through our own website at wm.com. WM does not sell any services through other on-line marketplaces. To arrange services for your business or home, visit wm.com directly.



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



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

Invoice Date	Invoice Number	Customer ID (Include with your payment)
05/27/2025	1087180-1568-9	15-19762-63003
Payment Terms	Total Due	Amount
Total Due by 06/26/2025	\$390.99	
If Received after 06/26/2025	\$400.76	\$390.99

*** DO NOT PAY-AUTOMATIC PAYMENT WILL BE PROCESSED ***
Your bank account will be drafted \$390.99.

1568000151976263003010871800000003909900000039099 7

I0290C44

STERLING HILL CDD
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Remit To: **WM CORPORATE SERVICES, INC.**
AS PAYMENT AGENT
PO BOX 4648
CAROL STREAM, IL 60197-4648

DETAILS OF SERVICE

Details for Service Location:
Sterling Hill Cdd, 4411 Sterling Hill Blvd, Spring Hill FL 34609-0866

Customer ID: 15-19762-63003

Description	Date	Ticket	Quantity	Amount
6 Yard Dumpster 1X Week	06/01/25		1.00	340.97
Energy Surcharge				50.02
Total Current Charges				390.99

GREENER WAYS TO PAY

Please choose one of these sustainable payment options:

**AutoPay**

Set up recurring payments with us at wm.com/myaccount

**Online**

Use wm.com for quick and easy payments

**By Phone**

Pay 24/7 by calling 866-964-2729

HOW TO READ YOUR INVOICE

Previous Balance		Payments		Adjustments		Current Invoice Charges		Total Account Balance Due
\$123.45		(\$123.45)		0.00		\$123.45		\$123.45

Description	
WM Solid Waste Tax & 75% County Environmental Charge	

- 1 Your Total Due is the total amount of current charges and any previous unpaid Balances combined. This also states the date payment is due to WM, anything beyond that date may incur additional charges.
- 2 Previous balance is the total due from your previous invoice. We subtract any Payments Received/Adjustments and add your Current Charges from this billing cycle to get a Total Due on this invoice. If you have not paid all or a portion of your previous balance, please pay the entire Total Due to avoid a late charge or service interruption.
- 3 Service location details the total current charges of this invoice.

New Payment Platform

Here are more details about our enhanced online bill-pay system. Powered by Paymentus, the platform will provide more options and flexibility when managing and paying your bills.

**Expanded payment options.**

Pay with PayPal, Apple Pay, or Google Pay; via secure direct debit from a bank account; or by credit or debit card.

Anytime, anywhere payments.

Same great 24/7 availability so you can make payments when convenient or set it and forget it with AutoPay.

Complete Hub for account activity.

Continue to view and manage your bills directly from **My WM** (wm.com/mywm).

If your service is suspended for non-payment, you may be charged a Resume charge to restart your service. For each returned check, a charge will be assessed on your next invoice equal to the maximum amount permitted by applicable state law.

<input type="checkbox"/> Check Here to Change Contact Info		<input type="checkbox"/> Check Here to Sign Up for Automatic Payment Enrollment	
List your new billing information below. For a change of service address, please contact WM .		If I enroll in Automatic Payment services, I authorize WM to pay my invoice by electronically deducting money from my bank account. I can cancel authorization by notifying WM at wm.com or by calling the customer service number listed on my invoice. Your enrollment could take 1-2 billing cycles for Automatic Payments to take effect. Continue to submit payment until page one of your invoice reflects that your payment will be deducted.	
Address 1		Email	
Address 2		Date	
City		Bank Account Holder Signature	
State			
Zip			
Email			
Date Valid			

NOTICE: By sending your check, you are authorizing the Company to use information on your check to make a one-time electronic debit to your account at the financial institution indicated on your check. The electronic debit will be for the amount of your check and may occur as soon as the same day we receive your check.

In order for us to service your account or to collect any amounts you may owe (for non-marketing or solicitation purposes), we may contact you by telephone at any telephone number that you provided in connection with your account, including wireless telephone numbers, which could result in charges to you. Methods of contact may include text messages and using pre-recorded/artificial voice messages and/or use of an automatic dialing device, as applicable. We may also contact you by email or other methods as provided in our contract.

Please send all bankruptcy correspondence to RMCbankruptcy@wm.com or PO Box 43290 Phoenix, AZ 85080. Using the email option will expedite your request. (this language is in compliance with 11 USC 342(c)(2) of the Bankruptcy Code)

**WREC**

for Sterling Hill CDD

Summary Electric 05/25

Service Dates 04/17/25 - 05/19/2025

Acct#	Amount	Bill Date	Address	GL Code	Object Code
1415069	\$415.11	05/22/25	4200 STERLING HILL BLVD	53100	4301
1415070	\$202.84	05/22/25	4500 STERLING HILL BLVD	53100	4301
1415071	\$322.26	05/22/25	4341 STERLING HILL BLVD	53100	4301
1415072	\$283.09	05/22/25	4360 STERLING HILL BLVD	53100	4301
1415073	\$6,118.03	05/22/25	Street Lights	53100	4307
1415074	\$1,054.25	05/22/25	4411 STERLING HILL BLVD	53100	4301
1415075	\$53.39	05/22/25	BRACKENWOOD DR	53100	4301
1415076	\$53.71	05/22/25	GLENBURNE DR	53100	4301
1415077	\$53.08	05/22/25	13700 MANDALAY PL	53100	4301
1415078	\$59.43	05/22/25	AMERSHAM WAY	53100	4301
1415079	\$502.79	05/22/25	4405 STERLING HILL BLVD	53100	4301
1415080	\$42.53	05/22/25	4244 STERLING HILL BLVD	53100	4301
1415081	\$60.82	05/22/25	13370 DUNWOODY DR	53100	4301
1415082	\$56.31	05/22/25	14304 ARBORGLADES DR	53100	4301
1415083	\$56.19	05/22/25	4084 BRIGHTSTONE PL	53100	4301
1415084	\$54.79	05/22/25	13584 COVEY RUN PL	53100	4301
1415085	\$54.15	05/22/25	14504 EDGEMERE DR	53100	4301
1415086	\$54.90	05/22/25	13574 HAVERHILL DR	53100	4301
1415087	\$48.87	05/22/25	4595 STERLING HILL BLVD	53100	4301
1415088	\$49.31	05/22/25	4594 STERLING HILL BLVD	53100	4301
1415089	\$83.96	05/22/25	3920 STERLING HILL BLVD	53100	4301
1415090	\$52.10	05/22/25	8335 WINDANCE AVE	53100	4301
1415091	\$946.06	05/22/25	4250 STERLING HILL BLVD	53100	4301
1415092	\$220.16	05/22/25	4411 STERLING HILL BLVD	53100	4301
2118959	\$782.33	05/22/25	Public Lighjting	53100	4307
2161145	\$77.60	05/22/25	3750 STERLING HILL BLVD	53100	4301
2161146	\$55.87	05/22/25	13043 GOLDEN LINE AVE	53100	4301
Total	\$11,813.93		*DUE DATE 06/13/25* / ACH		

Total By Code	4301	\$ 4,913.57
	4307	\$ 6,900.36

Grand Total 11,813.93 *Autopay Amount*



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

Account Number **1415069** Cycle **15**
Meter Number **57151971**
Customer Number **10251085**
Customer Name **STERLING HILL COMMUNITY DEVELOPMENT**

Bill Date **05/22/2025**
Amount Due **415.11**
Current Charges Due **06/13/2025**

District Office Serving You
West Hernando

Service Address **4200 STERLING HILL BLVD**
Service Classification **General Service Non-Demand**

See Reverse Side For More Information

ELECTRIC SERVICE

From		To		Multiplier	Dem. Reading	KW Demand	kWh Used
Date	Reading	Date	Reading				
04/17	89432	05/19	92917				3485

Comparative Usage Information
Average kWh

Period	Days	Per Day
May 2025	32	109
Apr 2025	29	107
May 2024	30	167

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



1 0 2 5 1 0 8 5

You have 24-hour access to manage your account on-line through Smarthub at www.wrec.net. If you would like to make a payment using your credit card, please call 855-938-3431. This number is WREC's Secure Pay-By-Phone system.

Previous Balance **328.15**
Payment **328.15CR**
Balance Forward **0.00**

Customer Charge **39.16**
Energy Charge 3,485 KWH @ 0.06090 **212.24**
Fuel Adjustment 3,485 KWH @ 0.04400 **153.34**
FL Gross Receipts Tax **10.37**

Total Current Charges **415.11**
Total Due **E.F.T. 415.11**

DO NOT PAY

Total amount will be electronically transferred on or after 06/06/2025.



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

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

See Reverse Side For Mailing Instructions

Bill Date: 05/22/2025

District: WH15

Use above space for address change ONLY.

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

Electronic Funds Transfer on or after **06/06/2025**
TOTAL CHARGES DUE 415.11
DO NOT PAY

000141506900004151100004151100



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

Account Number **1415070** Cycle **15**
Meter Number **59783786**
Customer Number **10251085**
Customer Name **STERLING HILL COMMUNITY DEVELOPMENT**

Bill Date **05/22/2025**
Amount Due **202.84**
Current Charges Due **06/13/2025**

District Office Serving You
West Hernando

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

See Reverse Side For More Information

ELECTRIC SERVICE

From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
04/17	99858	05/19	1370				1512

Comparative Usage Information
Average kWh

Period	Days	Per Day
May 2025	32	47
Apr 2025	29	48
May 2024	30	53

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



1 0 2 5 1 0 8 5

You have 24-hour access to manage your account on-line through Smarthub at www.wrec.net. If you would like to make a payment using your credit card, please call 855-938-3431. This number is WREC's Secure Pay-By-Phone system.

Previous Balance **168.25**
Payment **168.25CR**
Balance Forward **0.00**

Customer Charge **39.16**
Energy Charge 1,512 KWH @ 0.06090 **92.08**
Fuel Adjustment 1,512 KWH @ 0.04400 **66.53**
FL Gross Receipts Tax **5.07**

Total Current Charges **202.84**
Total Due **E.F.T. 202.84**

DO NOT PAY

Total amount will be electronically transferred on or after 06/06/2025.



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

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

See Reverse Side For Mailing Instructions

Bill Date: 05/22/2025

District: WH15

Use above space for address change ONLY.

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

Electronic Funds Transfer on or after **06/06/2025**
TOTAL CHARGES DUE 202.84
DO NOT PAY

000141507000002028400002028403



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

Account Number **1415071** Cycle 15
Meter Number 59783763
Customer Number 10251085
Customer Name STERLING HILL COMMUNITY DEVELOPMENT

Bill Date **05/22/2025**
Amount Due **322.26**
Current Charges Due **06/13/2025**

District Office Serving You
West Hernando

See Reverse Side For More Information

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

ELECTRIC SERVICE

From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
04/17	73052	05/19	75674				2622

Comparative Usage Information
Average kWh

Period	Days	Per Day
May 2025	32	82
Apr 2025	29	77
May 2024	30	94

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



1 0 2 5 1 0 8 5

You have 24-hour access to manage your account on-line through Smarthub at www.wrec.net. If you would like to make a payment using your credit card, please call 855-938-3431. This number is WREC's Secure Pay-By-Phone system.

Previous Balance 246.40
Payment 246.40CR
Balance Forward 0.00

Customer Charge 39.16
Energy Charge 2,622 KWH @ 0.06090 159.68
Fuel Adjustment 2,622 KWH @ 0.04400 115.37
FL Gross Receipts Tax 8.05

Total Current Charges 322.26
Total Due E.F.T. 322.26

DO NOT PAY

Total amount will be electronically transferred on or after 06/06/2025.



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

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

See Reverse Side For Mailing Instructions

Bill Date: 05/22/2025

District: WH15

Use above space for address change ONLY.

1415071 WH15
STERLING HILL COMMUNITY DEVELOPMENT
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Electronic Funds Transfer on or after **06/06/2025**
TOTAL CHARGES DUE 322.26
DO NOT PAY

000141507100003222600003222608



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

Account Number **1415072** Cycle **15**
Meter Number **59783732**
Customer Number **10251085**
Customer Name **STERLING HILL COMMUNITY DEVELOPMENT**

Bill Date **05/22/2025**
Amount Due **283.09**
Current Charges Due **06/13/2025**

District Office Serving You
West Hernando

See Reverse Side For More Information

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

ELECTRIC SERVICE

From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
04/17	85184	05/19	87442				2258

Comparative Usage Information
Average kWh

Period	Days	Per Day
May 2025	32	71
Apr 2025	29	72
May 2024	30	86

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



1 0 2 5 1 0 8 5

You have 24-hour access to manage your account on-line through Smarthub at www.wrec.net. If you would like to make a payment using your credit card, please call 855-938-3431. This number is WREC's Secure Pay-By-Phone system.

Previous Balance **233.92**
Payment **233.92CR**
Balance Forward **0.00**

Customer Charge **39.16**
Energy Charge 2,258 KWH @ 0.06090 **137.51**
Fuel Adjustment 2,258 KWH @ 0.04400 **99.35**
FL Gross Receipts Tax **7.07**

Total Current Charges **283.09**
Total Due **E.F.T. 283.09**

DO NOT PAY

Total amount will be electronically transferred on or after 06/06/2025.



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

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

See Reverse Side For Mailing Instructions

Bill Date: 05/22/2025

District: WH15

Use above space for address change ONLY.

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

Electronic Funds Transfer on or after **06/06/2025**
TOTAL CHARGES DUE 283.09
DO NOT PAY

000141507200002830900002830908



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

Account Number **1415073** Cycle **15**
Meter Number
Customer Number **10251085**
Customer Name **STERLING HILL COMMUNITY DEVELOPMENT**

Bill Date **05/22/2025**
Amount Due **6,118.03**
Current Charges Due **06/13/2025**

District Office Serving You
West Hernando

Service Address **PUBLIC LIGHTING**
Service Classification **Public Lighting**

See Reverse Side For More Information

ELECTRIC SERVICE

From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used

Comparative Usage Information

Average kWh
Period Days Per Day

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



1 0 2 5 1 0 8 5

You have 24-hour access to manage your account on-line through Smarthub at www.wrec.net. If you would like to make a payment using your credit card, please call 855-938-3431. This number is WREC's Secure Pay-By-Phone system.

Previous Balance **5,694.59**
Payment **5,694.59CR**
Balance Forward **0.00**

Light Energy Charge	608.32
Light Support Charge	505.01
Light Maintenance Charge	777.49
Light Fixture Charge	924.39
Light Fuel Adj 20,814 KWH @ 0.04400	915.81
Poles (QTY 467)	2,335.00
FL Gross Receipts Tax	52.01

Total Current Charges **6,118.03**
Total Due **E.F.T. 6,118.03**

Lights/Poles	Type/Qty	Type/Qty	Type/Qty
	105 426	205 46	910 467

DO NOT PAY

Total amount will be electronically transferred on or after 06/06/2025.



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

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

See Reverse Side For Mailing Instructions

Bill Date: 05/22/2025

District: WH15

Use above space for address change ONLY.

1415073 **WH15**
STERLING HILL COMMUNITY DEVELOPMENT
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Electronic Funds Transfer on or after	06/06/2025
TOTAL CHARGES DUE	6,118.03
DO NOT PAY	

000141507300061180300061180302



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

Account Number **1415074** Cycle 15
Meter Number 60682106
Customer Number 10251085
Customer Name STERLING HILL COMMUNITY DEVELOPMENT

Bill Date **05/22/2025**
Amount Due **1,054.25**
Current Charges Due **06/13/2025**

District Office Serving You
West Hernando

Service Address 4411 STERLING HILL BLVD
Service Classification General Service Demand

See Reverse Side For More Information

ELECTRIC SERVICE

From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
04/17	20170	05/19	30714		26.02	26	10544

Comparative Usage Information
Average kWh

Period	Days	Per Day
May 2025	32	330
Apr 2025	29	327
May 2024	30	317

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



1 0 2 5 1 0 8 5

You have 24-hour access to manage your account on-line through Smarthub at www.wrec.net. If you would like to make a payment using your credit card, please call 855-938-3431. This number is WREC's Secure Pay-By-Phone system.

Previous Balance 859.21
Payment 859.21CR
Balance Forward 0.00

Customer Charge 44.16
Demand Charge 26 KW @ 6.65000 172.90
Energy Charge 10,544 KWH @ 0.03290 346.90
Fuel Adjustment 10,544 KWH @ 0.04400 463.94
FL Gross Receipts Tax 26.35

Total Current Charges 1,054.25
Total Due E.F.T. 1,054.25

DO NOT PAY

Total amount will be electronically transferred on or after 06/06/2025.



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

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

See Reverse Side For Mailing Instructions

Bill Date: 05/22/2025

District: WH15

Use above space for address change ONLY.

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

Electronic Funds Transfer on or after **06/06/2025**
TOTAL CHARGES DUE 1,054.25
DO NOT PAY

000141507400010542500010542509



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

Account Number **1415075** Cycle 15
Meter Number 40578962
Customer Number 10251085
Customer Name STERLING HILL COMMUNITY DEVELOPMENT

Bill Date **05/22/2025**
Amount Due **53.39**
Current Charges Due **06/13/2025**

District Office Serving You
West Hernando

See Reverse Side For More Information

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

ELECTRIC SERVICE

From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
04/17	38333	05/19	38456				123

Comparative Usage Information
Average kWh

Period	Days	Per Day
May 2025	32	4
Apr 2025	29	4
May 2024	30	4

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



1 0 2 5 1 0 8 5

You have 24-hour access to manage your account on-line through Smarthub at www.wrec.net. If you would like to make a payment using your credit card, please call 855-938-3431. This number is WREC's Secure Pay-By-Phone system.

Previous Balance 50.89
Payment 50.89CR
Balance Forward 0.00

Customer Charge 39.16
Energy Charge 123 KWH @ 0.06090 7.49
Fuel Adjustment 123 KWH @ 0.04400 5.41
FL Gross Receipts Tax 1.33

Total Current Charges 53.39
Total Due E.F.T. 53.39

DO NOT PAY

Total amount will be electronically transferred on or after 06/06/2025.



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

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

See Reverse Side For Mailing Instructions

Bill Date: 05/22/2025

District: WH15

Use above space for address change ONLY.

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

Electronic Funds Transfer on or after **06/06/2025**
TOTAL CHARGES DUE 53.39
DO NOT PAY

000141507500000533900000533901



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

Account Number **1415076** Cycle **15**
Meter Number **40571791**
Customer Number **10251085**
Customer Name **STERLING HILL COMMUNITY DEVELOPMENT**

Bill Date **05/22/2025**
Amount Due **53.71**
Current Charges Due **06/13/2025**

District Office Serving You
West Hernando

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

See Reverse Side For More Information

ELECTRIC SERVICE

From		To		Multiplier	Dem. Reading	KW Demand	kWh Used
Date	Reading	Date	Reading				
04/17	47941	05/19	48067				126

Comparative Usage Information
Average kWh

Period	Days	Per Day
May 2025	32	4
Apr 2025	29	4
May 2024	30	4

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



1 0 2 5 1 0 8 5

You have 24-hour access to manage your account on-line through Smarthub at www.wrec.net. If you would like to make a payment using your credit card, please call 855-938-3431. This number is WREC's Secure Pay-By-Phone system.

Previous Balance **51.26**
Payment **51.26CR**
Balance Forward **0.00**

Customer Charge **39.16**
Energy Charge 126 KWH @ 0.06090 **7.67**
Fuel Adjustment 126 KWH @ 0.04400 **5.54**
FL Gross Receipts Tax **1.34**

Total Current Charges **53.71**
Total Due **E.F.T. 53.71**

DO NOT PAY

Total amount will be electronically transferred on or after 06/06/2025.



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

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

See Reverse Side For Mailing Instructions

Bill Date: 05/22/2025

District: WH15

Use above space for address change ONLY.

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

Electronic Funds Transfer on or after **06/06/2025**
TOTAL CHARGES DUE 53.71
DO NOT PAY

000141507600000537100000537103



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

Account Number **1415077** Cycle **15**
Meter Number **71526631**
Customer Number **10251085**
Customer Name **STERLING HILL COMMUNITY DEVELOPMENT**

Bill Date **05/22/2025**
Amount Due **53.08**
Current Charges Due **06/13/2025**

District Office Serving You
West Hernando

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

See Reverse Side For More Information

ELECTRIC SERVICE

From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
04/17	1041	05/19	1161				120

Previous Balance **50.43**
Payment **50.43 CR**
Balance Forward **0.00**

Customer Charge **39.16**
Energy Charge 120 KWH @ 0.06090 **7.31**
Fuel Adjustment 120 KWH @ 0.04400 **5.28**
FL Gross Receipts Tax **1.33**

Total Current Charges **53.08**
Total Due **E.F.T. 53.08**

Comparative Usage Information
Average kWh

Period	Days	Per Day
May 2025	32	4
Apr 2025	29	4
May 2024	30	5

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



1 0 2 5 1 0 8 5

You have 24-hour access to manage your account on-line through Smarthub at www.wrec.net. If you would like to make a payment using your credit card, please call 855-938-3431. This number is WREC's Secure Pay-By-Phone system.

DO NOT PAY
Total amount will be electronically transferred on or after 06/06/2025.



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

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

See Reverse Side For Mailing Instructions

Bill Date: 05/22/2025

District: WH15

Use above space for address change ONLY.

1415077 **WH15**
STERLING HILL COMMUNITY DEVELOPMENT
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Electronic Funds Transfer on or after **06/06/2025**
TOTAL CHARGES DUE 53.08
DO NOT PAY

000141507700000530800000530802



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

Account Number **1415078** Cycle 15
Meter Number 40580781
Customer Number 10251085
Customer Name STERLING HILL COMMUNITY DEVELOPMENT

Bill Date **05/22/2025**
Amount Due **59.43**
Current Charges Due **06/13/2025**

District Office Serving You
West Hernando

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

See Reverse Side For More Information

ELECTRIC SERVICE

From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
04/17	43541	05/19	43720				179

Comparative Usage Information
Average kWh

Period	Days	Per Day
May 2025	32	6
Apr 2025	29	5
May 2024	30	5

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



1 0 2 5 1 0 8 5

You have 24-hour access to manage your account on-line through Smarthub at www.wrec.net. If you would like to make a payment using your credit card, please call 855-938-3431. This number is WREC's Secure Pay-By-Phone system.

Previous Balance 54.69
Payment 54.69CR
Balance Forward 0.00

Customer Charge 39.16
Energy Charge 179 KWH @ 0.06090 10.90
Fuel Adjustment 179 KWH @ 0.04400 7.88
FL Gross Receipts Tax 1.49

Total Current Charges 59.43
Total Due E.F.T. 59.43

DO NOT PAY

Total amount will be electronically transferred on or after 06/06/2025.



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

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

See Reverse Side For Mailing Instructions

Bill Date: 05/22/2025

District: WH15

Use above space for address change ONLY.

1415078 WH15
STERLING HILL COMMUNITY DEVELOPMENT
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Electronic Funds Transfer on or after **06/06/2025**
TOTAL CHARGES DUE 59.43
DO NOT PAY

000141507800000594300000594302



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

Account Number **1415079** Cycle **15**
Meter Number **59783761**
Customer Number **10251085**
Customer Name **STERLING HILL COMMUNITY DEVELOPMENT**

Bill Date **05/22/2025**
Amount Due **502.79**
Current Charges Due **06/13/2025**

District Office Serving You
West Hernando

See Reverse Side For More Information

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

ELECTRIC SERVICE

From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
04/17	29647	05/19	33947				4300

Comparative Usage Information
Average kWh

Period	Days	Per Day
May 2025	32	134
Apr 2025	29	63
May 2024	30	176

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



1 0 2 5 1 0 8 5

You have 24-hour access to manage your account on-line through Smarthub at www.wrec.net. If you would like to make a payment using your credit card, please call 855-938-3431. This number is WREC's Secure Pay-By-Phone system.

Previous Balance **208.76**
Payment **208.76CR**
Balance Forward **0.00**

Customer Charge **39.16**
Energy Charge 4,300 KWH @ 0.06090 **261.87**
Fuel Adjustment 4,300 KWH @ 0.04400 **189.20**
FL Gross Receipts Tax **12.56**

Total Current Charges **502.79**
Total Due **E.F.T. 502.79**

DO NOT PAY

Total amount will be electronically transferred on or after 06/06/2025.



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

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

See Reverse Side For Mailing Instructions

Bill Date: 05/22/2025

District: WH15

Use above space for address change ONLY.

1415079 **WH15**
STERLING HILL COMMUNITY DEVELOPMENT
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Electronic Funds Transfer on or after **06/06/2025**
TOTAL CHARGES DUE 502.79
DO NOT PAY

000141507900005027900005027904



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

Account Number **1415080** Cycle 15
Meter Number 59783762
Customer Number 10251085
Customer Name STERLING HILL COMMUNITY DEVELOPMENT

Bill Date **05/22/2025**
Amount Due **42.53**
Current Charges Due **06/13/2025**

District Office Serving You
West Hernando

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

See Reverse Side For More Information

ELECTRIC SERVICE

From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
04/17	14613	05/19	14635				22

Previous Balance 42.10
Payment 42.10CR
Balance Forward 0.00

Customer Charge 39.16
Energy Charge 22 KWH @ 0.06090 1.34
Fuel Adjustment 22 KWH @ 0.04400 0.97
FL Gross Receipts Tax 1.06

Total Current Charges 42.53
Total Due E.F.T. 42.53

Comparative Usage Information
Average kWh

Period	Days	Per Day
May 2025	32	1
Apr 2025	29	1
May 2024	30	1

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



1 0 2 5 1 0 8 5

You have 24-hour access to manage your account on-line through Smarthub at www.wrec.net. If you would like to make a payment using your credit card, please call 855-938-3431. This number is WREC's Secure Pay-By-Phone system.

DO NOT PAY
Total amount will be electronically transferred on or after 06/06/2025.



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

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

See Reverse Side For Mailing Instructions

Bill Date: 05/22/2025

District: WH15

1415080 WH15
STERLING HILL COMMUNITY DEVELOPMENT
PUMP & WELL 4
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Electronic Funds Transfer on or after **06/06/2025**
TOTAL CHARGES DUE 42.53
DO NOT PAY

000141508000000425300000425300



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

Account Number **1415081** Cycle 15
Meter Number 40574906
Customer Number 10251085
Customer Name STERLING HILL COMMUNITY DEVELOPMENT

Bill Date **05/22/2025**
Amount Due **60.82**
Current Charges Due **06/13/2025**

District Office Serving You
West Hernando

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

See Reverse Side For More Information

ELECTRIC SERVICE

From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
04/17	50000	05/19	50192				192

Comparative Usage Information
Average kWh

Period	Days	Per Day
May 2025	32	6
Apr 2025	29	6
May 2024	30	5

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



1 0 2 5 1 0 8 5

You have 24-hour access to manage your account on-line through Smarthub at www.wrec.net. If you would like to make a payment using your credit card, please call 855-938-3431. This number is WREC's Secure Pay-By-Phone system.

Previous Balance 55.70
Payment 55.70CR
Balance Forward 0.00

Customer Charge 39.16
Energy Charge 192 KWH @ 0.06090 11.69
Fuel Adjustment 192 KWH @ 0.04400 8.45
FL Gross Receipts Tax 1.52

Total Current Charges 60.82
Total Due E.F.T. 60.82

DO NOT PAY

Total amount will be electronically transferred on or after 06/06/2025.



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

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

See Reverse Side For Mailing Instructions

Bill Date: 05/22/2025

District: WH15

Use above space for address change ONLY.

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

Electronic Funds Transfer on or after **06/06/2025**
TOTAL CHARGES DUE 60.82
DO NOT PAY

000141508100000608200000608209



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

Account Number **1415082** Cycle 15
Meter Number 40571369
Customer Number 10251085
Customer Name STERLING HILL COMMUNITY DEVELOPMENT

Bill Date **05/22/2025**
Amount Due **56.31**
Current Charges Due **06/13/2025**

District Office Serving You
West Hernando

See Reverse Side For More Information

Service Address 14304 ARBORGLADES DR
Service Description GATE
Service Classification General Service Non-Demand

ELECTRIC SERVICE

From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
04/17	34883	05/19	35033				150

Comparative Usage Information
Average kWh

Period	Days	Per Day
May 2025	32	5
Apr 2025	29	5
May 2024	30	5

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



1 0 2 5 1 0 8 5

You have 24-hour access to manage your account on-line through Smarthub at www.wrec.net. If you would like to make a payment using your credit card, please call 855-938-3431. This number is WREC's Secure Pay-By-Phone system.

Previous Balance 53.11
Payment 53.11CR
Balance Forward 0.00

Customer Charge 39.16
Energy Charge 150 KWH @ 0.06090 9.14
Fuel Adjustment 150 KWH @ 0.04400 6.60
FL Gross Receipts Tax 1.41

Total Current Charges 56.31
Total Due E.F.T. 56.31

DO NOT PAY

Total amount will be electronically transferred on or after 06/06/2025.



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

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

See Reverse Side For Mailing Instructions

Bill Date: 05/22/2025

District: WH15

Use above space for address change ONLY.

1415082 **WH15**
STERLING HILL COMMUNITY DEVELOPMENT
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Electronic Funds Transfer on or after **06/06/2025**
TOTAL CHARGES DUE 56.31
DO NOT PAY

000141508200000563100000563103



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

Account Number **1415083** Cycle 15
Meter Number 40571368
Customer Number 10251085
Customer Name STERLING HILL COMMUNITY DEVELOPMENT

Bill Date **05/22/2025**
Amount Due **56.19**
Current Charges Due **06/13/2025**

District Office Serving You
West Hernando

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

See Reverse Side For More Information

ELECTRIC SERVICE

From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
04/17	27670	05/19	27819				149

Previous Balance 53.01
Payment 53.01CR
Balance Forward 0.00

Customer Charge 39.16
Energy Charge 149 KWH @ 0.06090 9.07
Fuel Adjustment 149 KWH @ 0.04400 6.56
FL Gross Receipts Tax 1.40

Total Current Charges 56.19
Total Due E.F.T. 56.19

Comparative Usage Information
Average kWh

Period	Days	Per Day
May 2025	32	5
Apr 2025	29	5
May 2024	30	5

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



1 0 2 5 1 0 8 5

You have 24-hour access to manage your account on-line through Smarthub at www.wrec.net. If you would like to make a payment using your credit card, please call 855-938-3431. This number is WREC's Secure Pay-By-Phone system.

DO NOT PAY
Total amount will be electronically transferred on or after 06/06/2025.



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

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

See Reverse Side For Mailing Instructions

Bill Date: 05/22/2025

District: WH15

Use above space for address change ONLY.

1415083 WH15
STERLING HILL COMMUNITY DEVELOPMENT
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Electronic Funds Transfer on or after **06/06/2025**
TOTAL CHARGES DUE 56.19
DO NOT PAY

000141508300000561900000561903



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

Account Number **1415084** Cycle 15
Meter Number 40571458
Customer Number 10251085
Customer Name STERLING HILL COMMUNITY DEVELOPMENT

Bill Date **05/22/2025**
Amount Due **54.79**
Current Charges Due **06/13/2025**

District Office Serving You
West Hernando

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

See Reverse Side For More Information

ELECTRIC SERVICE

From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
04/17	27554	05/19	27690				136

Comparative Usage Information
Average kWh

Period	Days	Per Day
May 2025	32	4
Apr 2025	29	4
May 2024	30	4

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



1 0 2 5 1 0 8 5

You have 24-hour access to manage your account on-line through Smarthub at www.wrec.net. If you would like to make a payment using your credit card, please call 855-938-3431. This number is WREC's Secure Pay-By-Phone system.

Previous Balance 51.35
Payment 51.35CR
Balance Forward 0.00

Customer Charge 39.16
Energy Charge 136 KWH @ 0.06090 8.28
Fuel Adjustment 136 KWH @ 0.04400 5.98
FL Gross Receipts Tax 1.37

Total Current Charges 54.79
Total Due E.F.T. 54.79

DO NOT PAY

Total amount will be electronically transferred on or after 06/06/2025.



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

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

See Reverse Side For Mailing Instructions

Bill Date: 05/22/2025

District: WH15

Use above space for address change ONLY.

1415084 WH15
STERLING HILL COMMUNITY DEVELOPMENT
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Electronic Funds Transfer on or after **06/06/2025**
TOTAL CHARGES DUE 54.79
DO NOT PAY

000141508400000547900000547906



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

Account Number **1415085** Cycle 15
Meter Number 40571367
Customer Number 10251085
Customer Name STERLING HILL COMMUNITY DEVELOPMENT

Bill Date **05/22/2025**
Amount Due **54.15**
Current Charges Due **06/13/2025**

District Office Serving You
West Hernando

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

See Reverse Side For More Information

ELECTRIC SERVICE

From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
04/17	30115	05/19	30245				130

Comparative Usage Information
Average kWh

Period	Days	Per Day
May 2025	32	4
Apr 2025	29	4
May 2024	30	4

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



1 0 2 5 1 0 8 5

You have 24-hour access to manage your account on-line through Smarthub at www.wrec.net. If you would like to make a payment using your credit card, please call 855-938-3431. This number is WREC's Secure Pay-By-Phone system.

Previous Balance 51.35
Payment 51.35CR
Balance Forward 0.00

Customer Charge 39.16
Energy Charge 130 KWH @ 0.06090 7.92
Fuel Adjustment 130 KWH @ 0.04400 5.72
FL Gross Receipts Tax 1.35

Total Current Charges 54.15
Total Due E.F.T. 54.15

DO NOT PAY

Total amount will be electronically transferred on or after 06/06/2025.



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

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

See Reverse Side For Mailing Instructions

Bill Date: 05/22/2025

District: WH15

Use above space for address change ONLY.

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

Electronic Funds Transfer on or after **06/06/2025**
TOTAL CHARGES DUE 54.15
DO NOT PAY

000141508500000541500000541502



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

Account Number **1415086** Cycle 15
Meter Number 40571459
Customer Number 10251085
Customer Name STERLING HILL COMMUNITY DEVELOPMENT

Bill Date **05/22/2025**
Amount Due **54.90**
Current Charges Due **06/13/2025**

District Office Serving You
West Hernando

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

See Reverse Side For More Information

ELECTRIC SERVICE

From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
04/17	28758	05/19	28895				137

Comparative Usage Information
Average kWh

Period	Days	Per Day
May 2025	32	4
Apr 2025	29	4
May 2024	30	4

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



1 0 2 5 1 0 8 5

You have 24-hour access to manage your account on-line through Smarthub at www.wrec.net. If you would like to make a payment using your credit card, please call 855-938-3431. This number is WREC's Secure Pay-By-Phone system.

Previous Balance 51.91
Payment 51.91CR
Balance Forward 0.00

Customer Charge 39.16
Energy Charge 137 KWH @ 0.06090 8.34
Fuel Adjustment 137 KWH @ 0.04400 6.03
FL Gross Receipts Tax 1.37

Total Current Charges 54.90
Total Due E.F.T. 54.90

DO NOT PAY

Total amount will be electronically transferred on or after 06/06/2025.



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

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

See Reverse Side For Mailing Instructions

Bill Date: 05/22/2025

District: WH15

Use above space for address change ONLY.

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

Electronic Funds Transfer on or after **06/06/2025**
TOTAL CHARGES DUE 54.90
DO NOT PAY

000141508600000549000000549006



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

Account Number **1415087** Cycle 15
Meter Number 24309402
Customer Number 10251085
Customer Name STERLING HILL COMMUNITY DEVELOPMENT

Bill Date **05/22/2025**
Amount Due **48.87**
Current Charges Due **06/13/2025**

District Office Serving You
West Hernando

See Reverse Side For More Information

Service Address 4595 STERLING HILL BLVD
Service Description GATE
Service Classification General Service Non-Demand

ELECTRIC SERVICE

From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
04/17	22446	05/19	22527				81

Comparative Usage Information
Average kWh

Period	Days	Per Day
May 2025	32	3
Apr 2025	29	3
May 2024	30	3

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



1 0 2 5 1 0 8 5

You have 24-hour access to manage your account on-line through Smarthub at www.wrec.net. If you would like to make a payment using your credit card, please call 855-938-3431. This number is WREC's Secure Pay-By-Phone system.

Previous Balance 47.19
Payment 47.19CR
Balance Forward 0.00

Customer Charge 39.16
Energy Charge 81 KWH @ 0.06090 4.93
Fuel Adjustment 81 KWH @ 0.04400 3.56
FL Gross Receipts Tax 1.22

Total Current Charges 48.87
Total Due E.F.T. 48.87

DO NOT PAY

Total amount will be electronically transferred on or after 06/06/2025.



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

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

See Reverse Side For Mailing Instructions

Bill Date: 05/22/2025

District: WH15

Use above space for address change ONLY.

1415087 WH15
STERLING HILL COMMUNITY DEVELOPMENT
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Electronic Funds Transfer on or after **06/06/2025**
TOTAL CHARGES DUE 48.87
DO NOT PAY

000141508700000488700000488705



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

Account Number **1415088** Cycle **15**
Meter Number **24309403**
Customer Number **10251085**
Customer Name **STERLING HILL COMMUNITY DEVELOPMENT**

Bill Date **05/22/2025**
Amount Due **49.31**
Current Charges Due **06/13/2025**

District Office Serving You
West Hernando

Service Address **4594 STERLING HILL BLVD**
Service Description **NE ENTRANCE**
Service Classification **General Service Non-Demand**

See Reverse Side For More Information

ELECTRIC SERVICE

From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
04/17	24303	05/19	24388				85

Previous Balance **47.74**
Payment **47.74CR**
Balance Forward **0.00**

Customer Charge **39.16**
Energy Charge 85 KWH @ 0.06090 **5.18**
Fuel Adjustment 85 KWH @ 0.04400 **3.74**
FL Gross Receipts Tax **1.23**

Total Current Charges **49.31**
Total Due **E.F.T. 49.31**

Comparative Usage Information
Average kWh

Period	Days	Per Day
May 2025	32	3
Apr 2025	29	3
May 2024	30	3

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



1 0 2 5 1 0 8 5

You have 24-hour access to manage your account on-line through Smarthub at www.wrec.net. If you would like to make a payment using your credit card, please call 855-938-3431. This number is WREC's Secure Pay-By-Phone system.

DO NOT PAY

Total amount will be electronically transferred on or after 06/06/2025.



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

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

See Reverse Side For Mailing Instructions

Bill Date: 05/22/2025

District: WH15

Use above space for address change ONLY.

1415088 **WH15**
STERLING HILL COMMUNITY DEVELOPMENT
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Electronic Funds Transfer on or after **06/06/2025**
TOTAL CHARGES DUE 49.31
DO NOT PAY

000141508800000493100000493109



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

Account Number **1415089** Cycle **15**
Meter Number **59783733**
Customer Number **10251085**
Customer Name **STERLING HILL COMMUNITY DEVELOPMENT**

Bill Date **05/22/2025**
Amount Due **83.96**
Current Charges Due **06/13/2025**

District Office Serving You
West Hernando

See Reverse Side For More Information

Service Address **3920 STERLING HILL BLVD**
Service Description **LIFT STATION**
Service Classification **General Service Non-Demand**

ELECTRIC SERVICE

From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
04/17	12265	05/19	12672				407

Comparative Usage Information
Average kWh

Period	Days	Per Day
May 2025	32	13
Apr 2025	29	15
May 2024	30	12

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



1 0 2 5 1 0 8 5

You have 24-hour access to manage your account on-line through Smarthub at www.wrec.net. If you would like to make a payment using your credit card, please call 855-938-3431. This number is WREC's Secure Pay-By-Phone system.

Previous Balance **80.30**
Payment **80.30CR**
Balance Forward **0.00**

Customer Charge **39.16**
Energy Charge 407 KWH @ 0.06090 **24.79**
Fuel Adjustment 407 KWH @ 0.04400 **17.91**
FL Gross Receipts Tax **2.10**

Total Current Charges **83.96**
Total Due **E.F.T. 83.96**

DO NOT PAY

Total amount will be electronically transferred on or after 06/06/2025.



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

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

See Reverse Side For Mailing Instructions

Bill Date: 05/22/2025

District: WH15

Use above space for address change ONLY.

1415089 **WH15**
STERLING HILL COMMUNITY DEVELOPMENT
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Electronic Funds Transfer on or after **06/06/2025**
TOTAL CHARGES DUE 83.96
DO NOT PAY

000141508900000839600000839605



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

Account Number **1415090** Cycle **15**
Meter Number **40601978**
Customer Number **10251085**
Customer Name **STERLING HILL COMMUNITY DEVELOPMENT**

Bill Date **05/22/2025**
Amount Due **52.10**
Current Charges Due **06/13/2025**

District Office Serving You
West Hernando

Service Address **8335 WINDANCE AVE**
Service Classification **General Service Non-Demand**

See Reverse Side For More Information

ELECTRIC SERVICE

From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
04/17	23099	05/19	23210				111

Comparative Usage Information
Average kWh

Period	Days	Per Day
May 2025	32	3
Apr 2025	29	4
May 2024	30	4

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



1 0 2 5 1 0 8 5

You have 24-hour access to manage your account on-line through Smarthub at www.wrec.net. If you would like to make a payment using your credit card, please call 855-938-3431. This number is WREC's Secure Pay-By-Phone system.

Previous Balance **49.78**
Payment **49.78CR**
Balance Forward **0.00**

Customer Charge **39.16**
Energy Charge 111 KWH @ 0.06090 **6.76**
Fuel Adjustment 111 KWH @ 0.04400 **4.88**
FL Gross Receipts Tax **1.30**

Total Current Charges **52.10**
Total Due **E.F.T. 52.10**

DO NOT PAY

Total amount will be electronically transferred on or after 06/06/2025.



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

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

See Reverse Side For Mailing Instructions

Bill Date: 05/22/2025

District: WH15

Use above space for address change ONLY.

1415090 **WH15**
STERLING HILL COMMUNITY DEVELOPMENT
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Electronic Funds Transfer on or after **06/06/2025**
TOTAL CHARGES DUE 52.10
DO NOT PAY

000141509000000521000000521007



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

Account Number **1415091** Cycle 15
Meter Number 59444902
Customer Number 10251085
Customer Name STERLING HILL COMMUNITY DEVELOPMENT

Bill Date **05/22/2025**
Amount Due **946.06**
Current Charges Due **06/13/2025**

District Office Serving You
West Hernando

Service Address 4250 STERLING HILL BLVD
Service Description CLUBHOUSE
Service Classification General Service Non-Demand

See Reverse Side For More Information

ELECTRIC SERVICE

From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
04/17	22205	05/19	30625		23.12	23	8420

Comparative Usage Information
Average kWh

Period	Days	Per Day
May 2025	32	263
Apr 2025	29	242
May 2024	30	304

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



1 0 2 5 1 0 8 5

You have 24-hour access to manage your account on-line through Smarthub at www.wrec.net. If you would like to make a payment using your credit card, please call 855-938-3431. This number is WREC's Secure Pay-By-Phone system.

Previous Balance 688.64
Payment 688.64CR
Balance Forward 0.00

Customer Charge 39.16
Energy Charge 8,420 KWH @ 0.06090 512.78
Fuel Adjustment 8,420 KWH @ 0.04400 370.48
FL Gross Receipts Tax 23.64

Total Current Charges 946.06
Total Due E.F.T. 946.06

DO NOT PAY

Total amount will be electronically transferred on or after 06/06/2025.



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

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

See Reverse Side For Mailing Instructions

Bill Date: 05/22/2025

District: WH15

Use above space for address change ONLY.

1415091 WH15
STERLING HILL COMMUNITY DEVELOPMENT
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Electronic Funds Transfer on or after **06/06/2025**
TOTAL CHARGES DUE 946.06
DO NOT PAY

000141509100009460600009460600



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

Account Number **1415092** Cycle **15**
Meter Number **85107185**
Customer Number **10251085**
Customer Name **STERLING HILL COMMUNITY DEVELOPMENT**

Bill Date **05/22/2025**
Amount Due **220.16**
Current Charges Due **06/13/2025**

District Office Serving You
West Hernando

Service Address **4411 STERLING HILL BLVD**
Service Description **LIGHTS**
Service Classification **General Service Non-Demand**

See Reverse Side For More Information

ELECTRIC SERVICE

From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
04/17	3875	05/19	5548				1673

Comparative Usage Information
Average kWh

Period	Days	Per Day
May 2025	32	52
Apr 2025	29	54
May 2024	30	36

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



1 0 2 5 1 0 8 5

You have 24-hour access to manage your account on-line through Smarthub at www.wrec.net. If you would like to make a payment using your credit card, please call 855-938-3431. This number is WREC's Secure Pay-By-Phone system.

Previous Balance **183.69**
Payment **183.69CR**
Balance Forward **0.00**

Customer Charge **39.16**
Energy Charge 1,673 KWH @ 0.06090 **101.89**
Fuel Adjustment 1,673 KWH @ 0.04400 **73.61**
FL Gross Receipts Tax **5.50**

Total Current Charges **220.16**
Total Due **E.F.T. 220.16**

DO NOT PAY

Total amount will be electronically transferred on or after 06/06/2025.



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

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

See Reverse Side For Mailing Instructions

Bill Date: 05/22/2025

District: WH15

Use above space for address change ONLY.

1415092 **WH15**
STERLING HILL COMMUNITY DEVELOPMENT
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Electronic Funds Transfer on or after **06/06/2025**
TOTAL CHARGES DUE 220.16
DO NOT PAY

000141509200002201600002201606



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

Account Number **2118959** Cycle **15**
Meter Number
Customer Number **10251085**
Customer Name **STERLING HILL COMMUNITY DEVELOPMENT**

Bill Date **05/22/2025**
Amount Due **782.33**
Current Charges Due **06/13/2025**

District Office Serving You
West Hernando

Service Address **PUBLIC LIGHTING**
Service Classification **Public Lighting**

See Reverse Side For More Information

ELECTRIC SERVICE

From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used

Comparative Usage Information
Average kWh

Period	Days	Per Day
--------	------	---------

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



1 0 2 5 1 0 8 5

You have 24-hour access to manage your account on-line through Smarthub at www.wrec.net. If you would like to make a payment using your credit card, please call 855-938-3431. This number is WREC's Secure Pay-By-Phone system.

Previous Balance	747.97
Payment	747.97 CR
Balance Forward	0.00

Light Energy Charge	9.12
Light Support Charge	21.12
Light Maintenance Charge	190.08
Light Fixture Charge	228.00
Light Fuel Adj 864 KWH @ 0.04400	38.02
Poles (QTY 48)	240.00
FL Gross Receipts Tax	1.75
State Tax	50.60
Hernando County Tax	3.64

Total Current Charges	782.33
Total Due	E.F.T. 782.33

Lights/Poles	Type/Qty	Type/Qty
	205 48	910 48

DO NOT PAY

Total amount will be electronically transferred on or after 06/06/2025.



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

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

See Reverse Side For Mailing Instructions

Bill Date: 05/22/2025

District: WH15

Use above space for address change ONLY.

2118959 **WH15**
STERLING HILL COMMUNITY DEVELOPMENT
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Electronic Funds Transfer on or after	06/06/2025
TOTAL CHARGES DUE	782.33
DO NOT PAY	

000211895900007823300007823300



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

Account Number **2161145** Cycle 15
Meter Number 85106909
Customer Number 10251085
Customer Name STERLING HILL COMMUNITY DEVELOPMENT

Bill Date **05/22/2025**
Amount Due **77.60**
Current Charges Due **06/13/2025**

District Office Serving You
West Hernando

Service Address 3750 STERLING HILL BLVD
Service Description B WELL
Service Classification General Service Non-Demand

See Reverse Side For More Information

ELECTRIC SERVICE

From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
04/17	36043	05/19	36391				348

Comparative Usage Information
Average kWh

Period	Days	Per Day
May 2025	32	11
Apr 2025	29	5
May 2024	30	12

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



1 0 2 5 1 0 8 5

You have 24-hour access to manage your account on-line through Smarthub at www.wrec.net. If you would like to make a payment using your credit card, please call 855-938-3431. This number is WREC's Secure Pay-By-Phone system.

Previous Balance 52.46
Payment 52.46 CR
Balance Forward 0.00

Customer Charge 39.16
Energy Charge 348 KWH @ 0.06090 21.19
Fuel Adjustment 348 KWH @ 0.04400 15.31
FL Gross Receipts Tax 1.94

Total Current Charges 77.60
Total Due E.F.T. 77.60

DO NOT PAY

Total amount will be electronically transferred on or after 06/06/2025.



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

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

See Reverse Side For Mailing Instructions

Bill Date: 05/22/2025

District: WH15

Use above space for address change ONLY.

2161145 WH15
STERLING HILL COMMUNITY DEVELOPMENT
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Electronic Funds Transfer on or after **06/06/2025**
TOTAL CHARGES DUE 77.60
DO NOT PAY

000216114500000776000000776002



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

Account Number **2161146** Cycle 15
Meter Number 335824005
Customer Number 10251085
Customer Name STERLING HILL COMMUNITY DEVELOPMENT

Bill Date **05/22/2025**
Amount Due **55.87**
Current Charges Due **06/13/2025**

District Office Serving You
West Hernando

Service Address 13043 GOLDEN LINE AVE
Service Description GATE
Service Classification General Service Non-Demand

See Reverse Side For More Information

ELECTRIC SERVICE

From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
04/17	4929	05/19	5075				146

Comparative Usage Information
Average kWh

Period	Days	Per Day
May 2025	32	5
Apr 2025	29	5
May 2024	30	5

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



1 0 2 5 1 0 8 5

You have 24-hour access to manage your account on-line through Smarthub at www.wrec.net. If you would like to make a payment using your credit card, please call 855-938-3431. This number is WREC's Secure Pay-By-Phone system.

Previous Balance 52.65
Payment 52.65CR
Balance Forward 0.00

Customer Charge 39.16
Energy Charge 146 KWH @ 0.06090 8.89
Fuel Adjustment 146 KWH @ 0.04400 6.42
FL Gross Receipts Tax 1.40

Total Current Charges 55.87
Total Due E.F.T. 55.87

DO NOT PAY

Total amount will be electronically transferred on or after 06/06/2025.



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

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

See Reverse Side For Mailing Instructions

Bill Date: 05/22/2025

District: WH15

Use above space for address change ONLY.

2161146 WH15
STERLING HILL COMMUNITY DEVELOPMENT
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Electronic Funds Transfer on or after **06/06/2025**
TOTAL CHARGES DUE 55.87
DO NOT PAY

000216114600000558700000558706