



Rizzetta & Company

Meadow Pointe IV Community Development District

**Board of Supervisors' Meeting
May 10, 2023**

**District Office:
5844 Old Pasco Road, Suite 100
Pasco, Florida 33544
813.994.1615**

www.meadowpointe4cdd.org

MEADOW POINTE IV COMMUNITY DEVELOPMENT DISTRICT AGENDA

To be held at the Meadow Pointe IV Clubhouse, located at 3902 Meadow Pointe Blvd,
Wesley Chapel, FL 33543.

District Board of Supervisors	Michael Scanlon Megan McNeil George Lancos Scott Page Liane Sholl	Chairman Vice Chairman Assistant Secretary Assistant Secretary Assistant Secretary
District Manager	Daryl Adams	Rizzetta & Company, Inc.
District Attorney	Mark Straley/ Vivek Babbar	Straley, Robin & Vericker
District Engineer	Greg Woodcock	Cardno

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.

**Board of Supervisors
Meadow Pointe IV Community
Development District**

May 2, 2023

Dear Board Members:

The regular meeting of the Board of Supervisors of the Meadow Pointe IV Community Development District will be held on **Wednesday, May 10, 2023 at 5:00 p.m.** at the Meadow Pointe IV Clubhouse, located at 3902 Meadow Pointe Blvd., Wesley Chapel, FL 33543. The following is the tentative agenda for this meeting:

- 1. CALL TO ORDER/ROLL CALL**
- 2. PLEDGE OF ALLEGIANCE**
- 3. AUDIENCE COMMENTS - ITEMS NOT ON AGENDA**
- 4. BUSINESS ITEMS**
 - A.** Presentation of FY 2023-2024 Proposed Budget (under separate cover)
 1. Consideration of Resolution 2023-04, Approving the Budget
And Setting the Public HearingTab 1
 - B.** Update on CDD/MPV-A HOA Agreement
 - C.** Discussion Regarding Towing Signage
 - D.** Consideration of Romaner Graphics' Proposal.....Tab 2
- 5. STAFF REPORTS**
 - A.** Deputy Report
 - B.** District Engineer
 1. Update on HA5
 - C.** Aquatic Maintenance
 1. April Waterway Inspection.....Tab 3
 - D.** Landscape Inspection Services Manager
 1. April Field Inspection Report (under separate cover)
 2. Juniper Response to the Field Inspection Report (under separate cover)
 3. Update on Duke Energy
 4. Update on Street Trees
 - E.** Amenity Management
 1. Review of April Amenities Report.....Tab 4
 - F.** District Counsel
 - G.** District Manager
 1. Review of April District Manager Report and
Monthly Financial Statement.....Tab 5
 2. Presentation of 1st Quarter Website Audit.....Tab 6

- 6. BUSINESS ADMINISTRATION**
 - A.** Consideration of Minutes of the Board of Supervisors Regular Meeting held on April 12, 2023.....Tab 7
 - B.** Consideration of Operation and Maintenance Expenditures for March 2023.....Tab 8
- 7. SUPERVISORS FORUM**
- 8. ADJOURNMENT**

We look forward to seeing you at the meeting. In the meantime, if you have any questions, please do not hesitate to contact me at (813) 933-5571.

Sincerely,

Daryl Adams

Daryl Adams
District Manager

Tab 1

RESOLUTION 2023-04

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE MEADOW POINTE IV COMMUNITY DEVELOPMENT DISTRICT APPROVING A PROPOSED OPERATION AND MAINTENANCE BUDGET FOR FISCAL YEAR 2023/2024; SETTING A PUBLIC HEARING THEREON PURSUANT TO FLORIDA LAW; ADDRESSING TRANSMITTAL, POSTING, AND PUBLICATION REQUIREMENTS; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the District Manager prepared and submitted to the Board of Supervisors (“**Board**”) of the Meadow Pointe IV Community Development District (“**District**”) prior to June 15, 2023 a proposed operation and maintenance budget for the fiscal year beginning October 1, 2023 and ending September 30, 2024 (“**Proposed Budget**”); and

WHEREAS, the Board has considered the Proposed Budget and desires to approve the Proposed Budget and set the required public hearing thereon.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE MEADOW POINTE IV COMMUNITY DEVELOPMENT DISTRICT:

1. **PROPOSED BUDGET APPROVED.** The Proposed Budget, including any modifications made by the Board, attached hereto as **Exhibit A** is hereby approved as the basis for conducting a public hearing to adopt said Proposed Budget.

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

DATE: August 9, 2023

HOUR: 5:00 p.m.

LOCATION: The Meadow Pointe IV Clubhouse
3902 Meadow Pointe Blvd.
Wesley Chapel, FL 33543

3. **TRANSMITTAL OF PROPOSED BUDGET TO LOCAL GENERAL PURPOSE GOVERNMENT.** The District Manager is hereby directed to submit a copy of the Proposed Budget to Pasco County at least 60 days prior to the hearing set above.

4. **POSTING OF PROPOSED BUDGET.** In accordance with Section 189.016, Florida Statutes, the District’s Secretary is further directed to post the Proposed Budget on the District’s website at least 2 days before the budget hearing date and shall remain on the website for at least 45 days.

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

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

PASSED AND ADOPTED ON MAY 10, 2023.

Attest:

**Meadow Pointe IV Community
Development District**

Print Name: _____
Secretary / Assistant Secretary

Print Name: _____
Chair/Vice Chair of the Board of Supervisors

Exhibit A: Proposed Budget for Fiscal Year 2023/2024

Tab 2



Meadow Pointe IV Community Development District Waterway Inspection Report

Reason for Inspection:

Quality Assurance

Inspection Date:

4/20/2023

Prepared for:

Meadow Pointe IV
Community Development District

Prepared by:

Doug Agnew, Senior Environmental Consultant
Stephen Roehm, Aquatic Technician

www.AdvancedAquatic.com
lakes@advancedaquatic.com

292 S. Military Trail, Deerfield Beach, FL 33442
Locations in: Deerfield Beach, Fort Myers, Port St. Lucie, and Clearwater/Tampa
1-800-491-9621



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lakes@advancedaquatic.com

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Site Assessments

Pond 1

Comments:

Treatment In Progress

Planktonic Algae observed and treated.
Blue Pond Shading will also be applied in May.

Spot treatment performed of trace amounts of invasive plant species in and around native beneficial aquatic plants.

Extremely low pond levels.



Pond 2

Comments:

Requires Attention

A strategic application of TIGR will be performed within the next 30 days.
TIGR is an EPA approved selective aquatic herbicide that targets invasive grass species without harming native aquatic plants.



Site Assessments

Pond 3

Comments:

Treatment In Progress

Spot treatment of invasive plant species with TIGR in progress.

Extremely low pond levels.

The native aquatic plant, Arrowhead (*Sagittaria latifolia*) is surviving well. Will begin to propagate as water levels increase.



Pond 4

Comments:

Normal Growth Observed

Trace amounts of Torpedograss (*Panicum repens*) and algae observed and treated.

Extremely low pond levels.



Site Assessments

Pond 5

Comments:

Site Looks Good

Trace amounts of Torpedograss and algae observed and treated.

Extremely low pond levels.



Pond 6

Comments:

Site Looks Good

Very healthy growth of native beneficial aquatic plants. These hardy natives are flourishing with very little water within the pond.



Site Assessments

Pond 7

Comments:

Treatment In Progress

Spraying all exposed areas of this dry pond with pre-emergent aquatic herbicide.



Pond 8

Comments:

Site Looks Good

Observed and treated trace amount of algae.

Moderately low pond levels.



Site Assessments

Pond 9

Comments:

Normal Growth Observed

Sprayed exposed shoreline areas with pre-emergent aquatic herbicide.

Extremely low pond levels.



Pond 10

Comments:

Normal Growth Observed

Observed and treated trace amount of algae.

Extremely low pond levels.



Site Assessments

Pond 11

Comments:

Normal Growth Observed

Observed and treated trace amount of algae.

Extremely low pond levels.



Pond 12

Comments:

Normal Growth Observed

Observed and treated trace amount of algae.

Will utilize boat in May to treat growth on pond shoreline bordering the wetland conservation area.

Moderately low pond levels.



Site Assessments

Pond 13

Comments:

Site Looks Good

Observed and treated trace amount of algae.

Moderately low pond levels.



Pond 14

Comments:

Normal Growth Observed

Observed and treated trace amount of algae.

Moderately low pond levels.



Site Assessments

Pond 15

Comments:

Normal Growth Observed

Observed and treated trace amount of algae.

Moderately low pond levels.

The native aquatic plant, Arrowhead (*Sagittaria latifolia*) is surviving well. Will begin to propagate as water levels increase.



Pond 16

Comments:

Site Looks Good

Observed and treated trace amount of algae.

Moderately low pond levels.



Site Assessments

Pond 17

Comments:

Site Looks Good

Observed and treated trace amount of algae.

Extremely low pond levels.



Pond 18

Comments:

Normal Growth Observed

The native aquatic plant, Arrowhead (*Sagittaria latifolia*) is surviving well. Will begin to propagate as water levels increase.

Exposed shoreline areas around the native aquatic plants will be treated in May with the selective aquatic herbicide TIGR.



Site Assessments

Pond 19

Comments:

Site Looks Good

Observed and treated trace amount of algae.

Extremely low pond levels.



Pond 20

Comments:

Normal Growth Observed

Observed and treated trace amount of algae.

Exposed shoreline areas will be treated with the pre-emergent aquatic herbicide.

Extremely low pond levels.



Site Assessments

Pond 21

Comments:

Treatment In Progress

Trace amounts of Planktonic algae observed and treated with Blue Pond Shading.



Pond 22

Comments:

Normal Growth Observed

Observed and treated trace amount of algae.

The native aquatic plant, Arrowhead (*Sagittaria latifolia*) is surviving well. Will begin to propagate as water levels increase.

Exposed shoreline areas around native aquatic plants will be treated with the selective aquatic herbicide TIGR.



Site Assessments

Pond 23

Comments:

Normal Growth Observed

Spraying all exposed areas of this dry pond with pre-emergent aquatic herbicide.



Pond 24

Comments:

Site Looks Good

Observed and treated trace amount of algae.

The native aquatic plant, Arrowhead (*Sagittaria latifolia*) is surviving well. Will begin to propagate as water levels increase.

Exposed shoreline areas will be treated with pre-emergent aquatic herbicide.



Site Assessments

Pond 25

Comments:

Normal Growth Observed

Spraying all exposed areas of this mostly dry pond with pre-emergent aquatic herbicide.



Pond 26

Comments:

Site Looks Good

Observed and treated trace amount of algae.

The native aquatic plant, Arrowhead (*Sagittaria latifolia*) is surviving extremely well. Will begin to propagate as water levels increase.

Exposed shoreline areas will be treated with pre-emergent aquatic herbicide.



Site Assessments

Pond 27

Comments:

Normal Growth Observed

Observed and treated trace amount of algae. Very low pond levels.

The native aquatic plant, Arrowhead (*Sagittaria latifolia*) is surviving well. Will begin to propagate as water levels increase.

Exposed shoreline areas will be treated with pre-emergent aquatic herbicide.



Pond 28

Comments:

Normal Growth Observed

Observed and treated trace amount of algae.

Extremely low pond levels.





Recommendations/Action Items

North Site Map



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lakes@advancedaquatic.com

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Locations in: Deerfield Beach, Fort Myers, Port St. Lucie, and Clearwater/Tampa
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South Site Map



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Locations in: Deerfield Beach, Fort Myers, Port St. Lucie, and Clearwater/Tampa

1-800-491-9621

Tab 3



MEADOW POINTE IV

COMMUNITY DEVELOPMENT DISTRICT

**3902 Meadow Pointe Blvd
Wesley Chapel, FL 33543**



Operations/Maintenance April 2023

Fitness Logic: 4/7/2023 Biannual General Maintenance. **Inv #114204**
\$155.00

Outsmart Pest Control: 4/3/2023 Monthly service. **Inv #37017 \$60.00**

Romaner: 4/18/2023 Repair loose gate post at the playground and level pavers on the pool deck. The second and third of three sections of pool deck pavers have now been leveled. **Inv #21613 \$1,750.00.** *As the invoice charge appears uncharacteristically high, I've requested a breakdown of the charges prior to submitting the invoice for payment.



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FIELD MAINTENANCE:

Advanced Aquatic treated ponds on 4/8, 4/11, 4/20, 4/28

Gate Repairs by Southern Automated:

Enclave 4/11/23 The entrance gates were not operating ‘after-hours’, probably due to high winds causing the gates to go into a ‘hard shutdown’. Residents manually released the left entrance gate and did not resecure it, causing it to swing freely through the night hours. The operator release was damaged. **Inv #12670 \$479.00**

Event: Our April Craft was a wind chime made with seashells. We hosted 20 people this month – children and adults. (see pictures below)

Enhancements we own: Per my conversation with Liane, Jen and I investigated the piece of land just south of Shellwood Place that was used as a park for soccer practice in years past. We found 2 - 10’x10’ pavilions made of steel and wood and mounted on concrete pads. Also at this location is an expanded metal picnic table identical to the one we have near the basketball courts at the clubhouse. These would be nice additions to the amenities, providing cover and seating for guests who are spectators at the sport courts. We’re inquiring about the cost to set up a space for the pavilions by the volleyball and basketball courts and move these assets to the clubhouse property when funds permit.

April 2023 Monthly Deputy’s Report for Meadow Pointe IV

Conducted 83 Directed Patrols through our villages.

While conducting speed enforcement I issued 27 citations

Responded to the following calls for service;

3 Trespassing calls (fishing)

1 Suspicious person call (solar salesman)

3 Child Abuse Investigations



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2 Missing Person call (both located)

4 Domestic Disturbances

5 Vehicle Accidents

Issued 61 Parking Warnings

Overall a very good month, I continue to work on the parking issues and attempt to make contact with offenders of this policy.

Regards, Buddy

Meadow Pointe IV Payment Log

4/1/2023 through 4/29/2023

Date	Purpose	Event Date	Chk #	Chk Amt	Rm Dep	Rm Amt	Card Amt
4/1/2023	1 tag						\$12.00
4/1/2023	1 Fob						\$25.00
4/3/2023	1 tag 2 Fobs						\$62.00
4/3/2023	1 tag						\$12.00
4/4/2023	1 tag						\$12.00
4/7/2023	1 fob						\$25.00
4/7/2023	1 tag						\$12.00
4/8/2023	Rm Rental & Deposit	7/8/23			\$200.00	\$100.00	\$300.00
4/8/2023	Rm Dep Refund	4/8/23			-\$200.00		-\$200.00
4/10/2023	1 tag, 1 fob						\$37.00
4/10/2023	Rm Rental & Deposit	4/29/23			\$200.00	\$50.00	\$250.00
4/10/2023	1 tag						\$12.00
4/13/2023	1 tag						\$12.00
4/15/2023	Rm Rental & Deposit	6/22/23			\$200.00	\$100.00	\$300.00
4/15/2023	Rm Rental & Deposit	6/23/23			\$200.00	\$100.00	\$300.00
4/15/2023	Rm Rental & Deposit	6/24/23			\$200.00	\$50.00	\$250.00
4/15/2023	Rm full Refund	6/23/23			-\$200.00	-\$100.00	-\$300.00
4/15/2023	Rm Rental & Deposit	6/23/23			\$200.00	\$50.00	\$250.00
4/15/2023	Rm Dep Refund	4/15/23			-\$200.00		-\$200.00
4/15/2023	1 fob						\$25.00
4/16/2023	1 tag						\$12.00
4/16/2023	2 tags						\$24.00



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4/17/2023	2 tags						\$24.00
4/18/2023	1 tag						\$12.00
4/18/2023	1 tag 1 fob						\$37.00
4/20/2023	1 fob						\$25.00
4/22/2023	2 tags						\$24.00
4/23/2023	2 tags						\$24.00
4/22/2023	3 tags						\$36.00
4/23/2023	1 tag						\$12.00
4/24/2023	1 tag						\$12.00
4/26/2023	1 tag						\$12.00
4/26/2023	Rm Rental add'tl time						\$50.00
4/29/2023	2 tags						\$24.00
4/29/2023	2 tags						\$24.00
4/29/2023	2 tags						\$24.00
					\$600.00	\$350.00	\$1,572.00



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Respectfully submitted,

Lori Stanger
Clubhouse Manager



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Tab 4



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UPCOMING DATES TO REMEMBER

- **Next Meeting:** June 14, 2023, at 10:00am
- **FY 2021-2022 Audit Completion Deadline:** June 30, 2023

**District
Manager's
Report**

May 10

2023

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<u>FINANCIAL SUMMARY</u>	<u>3/30/2023</u>
General Fund Cash & Investment Balance:	\$886,211
Reserve Fund Cash & Investment Balance:	\$1,391,300
Debt Service Fund & Investment Balance:	<u>\$846,729</u>
Total Cash and Investment Balances:	\$3,124,240
General Fund Expense Variance: \$6,529	Under Budget



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Meadow Pointe IV Community Development District

**Financial Statements
(Unaudited)**

March 31, 2023

Prepared by: Rizzetta & Company, Inc.

meadowpointe4cdd.org
rizzetta.com

Meadow Pointe IV Community Development District

Balance Sheet

As of 03/31/2023

(In Whole Numbers)

	General Fund	Reserve Fund	Debt Service Fund	Capital Project Fund	Total Gvmnt Fund	Fixed Assets Group	Long-Term Debt
Assets							
Cash In Bank	403,055	211,423	5,451	0	619,929	0	0
Investments	483,156	1,179,877	841,278	0	2,504,310	0	0
Accounts Receivable	45,295	0	183,182	0	228,478	0	0
Allowance for Uncollectible Accounts	0	0	(167,944)	0	(167,944)	0	0
Refundable Deposits	20,946	0	0	0	20,946	0	0
Due From Other	244,379	0	0	0	244,379	0	0
Fixed Assets	0	0	0	0	0	55,402,340	0
Amount Available in Debt Service	0	0	0	0	0	0	861,967
Amount To Be Provided Debt Service	0	0	0	0	0	0	5,180,033
Total Assets	1,196,831	1,391,300	861,967	0	3,450,098	55,402,340	6,042,000
Liabilities							
Accounts Payable	12,947	0	0	0	12,947	0	0
Accrued Expenses	22,500	0	0	0	22,500	0	0
Other Current Liabilities	41	0	0	0	41	0	0
Due To Other	0	244,379	0	0	244,379	0	0
Revenue Bonds Payable-Long Term	0	0	0	0	0	0	6,042,000
Deposits Payable	700	0	0	0	700	0	0
Total Liabilities	36,188	244,379	0	0	280,567	0	6,042,000
Fund Equity & Other Credits							
Beginning Fund Balance	876,732	476,798	(10,225,346)	9,005	(8,862,811)	0	0
Investment In General Fixed Assets	0	0	0	0	0	55,402,340	0
Net Change in Fund Balance	283,911	670,123	11,087,313	(9,005)	12,032,342	0	0
Total Fund Equity & Other Credits	1,160,643	1,146,921	861,967	0	3,169,531	55,402,340	0
Total Liabilities & Fund Equity	1,196,831	1,391,300	861,967	0	3,450,098	55,402,340	6,042,000

See Notes to Unaudited Financial Statements

Meadow Pointe IV Community Development District

Statement of Revenues and Expenditures

As of 03/31/2023

(In Whole Numbers)

	Year Ending 09/30/2023	Through 03/31/2023	Year To Date 03/31/2023	
	Annual Budget	YTD Budget	YTD Actual	YTD Variance
Revenues				
Interest Earnings				
Interest Earnings	0	0	3,480	(3,480)
Special Assessments				
Tax Roll	1,480,326	1,480,326	1,486,997	(6,671)
Other Misc. Revenues				
Miscellaneous Revenue	0	0	3,980	(3,980)
Total Revenues	1,480,326	1,480,326	1,494,457	(14,131)
Expenditures				
Legislative				
Supervisor Fees	15,000	7,500	7,800	(300)
Total Legislative	15,000	7,500	7,800	(300)
Financial & Administrative				
Administrative Services	6,153	3,077	3,077	0
District Management	33,256	16,628	16,628	0
District Engineer	16,500	8,250	21,936	(13,686)
Disclosure Report	7,000	7,000	6,000	1,000
Trustees Fees	15,000	7,500	2,200	5,301
Assessment Roll	5,304	5,304	5,304	0
Financial & Revenue Collections	5,304	2,652	2,652	0
Tax Collector/Property Appraiser Fees	150	0	0	0
Accounting Services	22,277	11,138	11,138	0
Auditing Services	4,975	0	0	0
Arbitrage Rebate Calculation	2,000	2,000	1,000	1,000
Public Officials Liability Insurance	3,730	3,730	3,341	389
Legal Advertising	1,000	500	326	173
Miscellaneous Mailings	500	250	0	250
Bank Fees	200	100	122	(22)
Dues, Licenses & Fees	550	275	175	100
Website Hosting, Maintenance, Backup & Email	3,000	2,202	1,369	834
Total Financial & Administrative	126,899	70,606	75,268	(4,661)
Legal Counsel				
District Counsel	29,000	14,500	10,157	4,343
Total Legal Counsel	29,000	14,500	10,157	4,343
Law Enforcement				
Off Duty Deputy	119,000	59,500	59,459	41

See Notes to Unaudited Financial Statements

Meadow Pointe IV Community Development District

Statement of Revenues and Expenditures

As of 03/31/2023

(In Whole Numbers)

	Year Ending	Through	Year To Date	
	09/30/2023	03/31/2023	03/31/2023	
	Annual Budget	YTD Budget	YTD Actual	YTD Variance
Total Law Enforcement	119,000	59,500	59,459	41
Electric Utility Services				
Utility Services	11,000	5,500	12,204	(6,704)
Utility - Recreation Facilities	12,000	6,000	6,759	(759)
Utility - Street Lights	70,000	35,001	41,348	(6,348)
Total Electric Utility Services	93,000	46,501	60,311	(13,811)
Garbage/Solid Waste Control Services				
Garbage - Residential	149,370	74,685	69,872	4,813
Solid Waste Assessment	2,000	2,000	1,337	663
Garbage - Recreation Facility	1,000	500	5,170	(4,670)
Total Garbage/Solid Waste Control Services	152,370	77,185	76,379	806
Water-Sewer Combination Services				
Utility Services	20,000	10,000	7,866	2,134
Total Water-Sewer Combination Services	20,000	10,000	7,866	2,134
Stormwater Control				
Aquatic Maintenance	54,620	27,310	27,292	18
Mitigation Area Monitoring & Maintenance	5,000	2,500	0	2,500
Stormwater Assessments	2,444	2,444	2,495	(51)
Aquatic Plant Replacement	18,000	9,000	15,810	(6,810)
Stormwater System Maintenance	5,000	2,500	0	2,500
Total Stormwater Control	85,064	43,754	45,597	(1,843)
Other Physical Environment				
Landscape Maintenance - Neighborhood Entrances	17,686	8,843	0	8,843
Property Insurance	23,204	23,204	21,469	1,735
General Liability Insurance	4,408	4,408	3,948	460
Entry & Walls Maintenance & Repair	13,000	6,500	0	6,500
Landscape Maintenance	270,148	135,074	131,157	3,917
Irrigation Maintenance & Repair	8,000	4,000	7,350	(3,350)
Well Maintenance	2,000	1,000	0	1,000
Landscape - Fertilizer	16,500	8,250	0	8,250
Landscape Replacement Plants, Shrubs, Trees	25,000	12,500	550	11,950
Landscape Inspection Services	9,900	4,950	5,075	(125)
Landscape - Annuals/Flowers	3,600	1,800	4,114	(2,314)
Holiday Decorations	10,970	10,970	7,216	3,754
Landscape - Mulch	35,200	17,600	37,416	(19,816)
Lift Station Maintenance	5,000	2,500	517	1,983
Landscape - Pest Control	4,200	2,100	0	2,100
Total Other Physical Environment	448,816	243,699	218,812	24,887

See Notes to Unaudited Financial Statements

Meadow Pointe IV Community Development District

Statement of Revenues and Expenditures

As of 03/31/2023

(In Whole Numbers)

	Year Ending	Through	Year To Date	
	09/30/2023	03/31/2023	03/31/2023	
	Annual Budget	YTD Budget	YTD Actual	YTD Variance
Road & Street Facilities				
Gate Phone	6,500	3,250	3,731	(481)
Street Light Deposit Bond	7,094	5,320	5,320	0
Gate Maintenance & Repair	52,680	26,340	6,154	20,187
Sidewalk Maintenance & Repair	5,000	2,500	235	2,265
Street Sign Repair & Replacement	1,000	500	0	500
Roadway Repair & Maintenance	5,000	2,501	0	2,500
Gate Cameras	1,000	500	525	(25)
Total Road & Street Facilities	78,274	40,911	15,965	24,946
Parks & Recreation				
Management Contract	183,338	91,669	95,643	(3,974)
Employee - Amenity Staff	22,500	11,250	0	11,250
Telephone, Internet, Cable	6,700	3,350	3,888	(538)
Equipment Maintenance & Repairs	5,000	2,500	301	2,199
Pest Control	625	312	360	(47)
Facility Supplies	10,000	5,000	3,009	1,990
Pool Service Contract	14,940	7,470	12,635	(5,165)
Maintenance & Repairs	20,000	10,000	24,841	(14,840)
Security System Monitoring Services & Maintenance	2,000	1,000	2,352	(1,352)
Pool Repair & Maintenance	1,300	650	220	430
Wildlife Management Services	14,500	7,250	7,380	(130)
Tennis/Athletic Court/Park Maintenance & Supplies	2,000	1,000	0	1,000
Total Parks & Recreation	282,903	141,451	150,629	(9,177)
Special Events				
Special Events	5,000	2,500	3,222	(722)
Total Special Events	5,000	2,500	3,222	(722)
Contingency				
Miscellaneous Contingency	25,000	12,500	32,613	(20,114)
Total Contingency	25,000	12,500	32,613	(20,114)
Total Expenditures	1,480,326	770,607	764,078	6,529
Total Excess of Revenues Over(Under) Expenditures	0	709,719	730,379	(20,660)
Total Other Financing Sources(Uses)				
Interfund Transfer (Revenue)				
Interfund Transfer	0	0	241,000	(241,000)

See Notes to Unaudited Financial Statements

Meadow Pointe IV Community Development District

Statement of Revenues and Expenditures

As of 03/31/2023

(In Whole Numbers)

	Year Ending	Through	Year To Date	
	09/30/2023	03/31/2023	03/31/2023	
	Annual Budget	YTD Budget	YTD Actual	YTD Variance
Prior Year AP Credit				
Prior Year A/P Credits	0	0	3,666	(3,666)
Interfund Transfer (Expense)				
Interfund Transfer	0	0	(691,133)	691,133
Total Other Financing Sources(Uses)	<u>0</u>	<u>0</u>	<u>(446,467)</u>	<u>446,467</u>
Fund Balance, Beginning of Period	<u>0</u>	<u>0</u>	<u>876,731</u>	<u>(876,732)</u>
Total Fund Balance, End of Period	<u>0</u>	<u>709,719</u>	<u>1,160,643</u>	<u>(450,925)</u>

Meadow Pointe IV Community Development District

Statement of Revenues and Expenditures

As of 03/31/2023

(In Whole Numbers)

	Year Ending 09/30/2023	Through 03/31/2023	Year To Date 03/31/2023	
	Annual Budget	YTD Budget	YTD Actual	YTD Variance
Revenues				
Interest Earnings				
Interest Earnings	0	0	8,566	(8,566)
Special Assessments				
Tax Roll	150,000	150,000	211,424	(61,424)
Total Revenues	<u>150,000</u>	<u>150,000</u>	<u>219,990</u>	<u>(69,990)</u>
Expenditures				
Contingency				
Capital Outlay	150,000	150,000	0	150,000
Total Contingency	150,000	150,000	0	150,000
Total Expenditures	<u>150,000</u>	<u>150,000</u>	<u>0</u>	<u>150,000</u>
Total Excess of Revenues Over(Under) Expenditures	<u>0</u>	<u>0</u>	<u>219,990</u>	<u>(219,990)</u>
Total Other Financing Sources(Uses)				
Interfund Transfer (Revenue)				
Interfund Transfer	0	0	691,132	(691,132)
Interfund Transfer (Expense)				
Interfund Transfer	0	0	(241,000)	241,000
Total Other Financing Sources(Uses)	<u>0</u>	<u>0</u>	<u>450,132</u>	<u>(450,132)</u>
Fund Balance, Beginning of Period	<u>0</u>	<u>0</u>	<u>476,799</u>	<u>(476,799)</u>
Total Fund Balance, End of Period	<u>0</u>	<u>0</u>	<u>1,146,921</u>	<u>(1,146,921)</u>

845 Debt Service Fund S2004 & S2015 **Meadow Pointe IV Community Development District**

Statement of Revenues and Expenditures

As of 03/31/2023

(In Whole Numbers)

	Year Ending 09/30/2023	Through 03/31/2023	Year To Date 03/31/2023	
	Annual Budget	YTD Budget	YTD Actual	YTD Variance
Revenues				
Interest Earnings				
Interest Earnings	0	0	2,000	(2,000)
Special Assessments				
Tax Roll	177,209	177,209	177,907	(698)
Total Revenues	<u>177,209</u>	<u>177,209</u>	<u>179,907</u>	<u>(2,698)</u>
Expenditures				
Financial & Administrative				
Trustees Fees	0	0	11,881	(11,882)
Total Financial & Administrative	<u>0</u>	<u>0</u>	<u>11,881</u>	<u>(11,882)</u>
Debt Service				
Interest	67,209	67,209	32,433	34,776
Principal	110,000	110,000	0	110,000
Total Debt Service	<u>177,209</u>	<u>177,209</u>	<u>32,433</u>	<u>144,776</u>
Total Expenditures	<u>177,209</u>	<u>177,209</u>	<u>44,314</u>	<u>132,894</u>
Total Excess of Revenues Over(Under) Expenditures	<u>0</u>	<u>0</u>	<u>135,593</u>	<u>(135,593)</u>
Total Other Financing Sources(Uses)				
Prior Year AP Credit				
Debt Cancellation	0	0	387,257	(387,257)
Other Financing Sources (Uses)				
SPE Contribution	0	0	235,601	(235,601)
Total Other Financing Sources (Uses)	<u>0</u>	<u>0</u>	<u>235,601</u>	<u>(235,601)</u>
Total Other Financing Sources(Uses)	<u>0</u>	<u>0</u>	<u>622,858</u>	<u>(622,858)</u>
Fund Balance, Beginning of Period	<u>0</u>	<u>0</u>	<u>(479,029)</u>	<u>479,029</u>
Total Fund Balance, End of Period	<u>0</u>	<u>0</u>	<u>279,422</u>	<u>(279,422)</u>

Meadow Pointe IV Community Development District

Statement of Revenues and Expenditures

As of 03/31/2023

(In Whole Numbers)

	Year Ending 09/30/2023	Through 03/31/2023	Year To Date 03/31/2023	
	Annual Budget	YTD Budget	YTD Actual	YTD Variance
Revenues				
Interest Earnings				
Interest Earnings	0	0	45	(45)
Total Revenues	<u>0</u>	<u>0</u>	<u>45</u>	<u>(45)</u>
Expenditures				
Financial & Administrative				
Trustees Fees	0	0	12,179	(12,179)
Total Financial & Administrative	<u>0</u>	<u>0</u>	<u>12,179</u>	<u>(12,179)</u>
Total Expenditures	<u>0</u>	<u>0</u>	<u>12,179</u>	<u>(12,179)</u>
Total Excess of Revenues Over(Under) Expenditures	<u>0</u>	<u>0</u>	<u>(12,134)</u>	<u>12,134</u>
Total Other Financing Sources(Uses)				
Interfund Transfer (Revenue)				
Interfund Transfer	0	0	9,066	(9,066)
Prior Year AP Credit				
Debt Cancellation	0	0	2,938,360	(2,938,360)
Other Financing Sources (Uses)				
SPE Contribution	0	0	135,924	(135,924)
Total Other Financing Sources (Uses)	<u>0</u>	<u>0</u>	<u>135,924</u>	<u>(135,924)</u>
Total Other Financing Sources(Uses)	<u>0</u>	<u>0</u>	<u>3,083,350</u>	<u>(3,083,350)</u>
Fund Balance, Beginning of Period	<u>0</u>	<u>0</u>	<u>(3,071,216)</u>	<u>3,071,216</u>
Total Fund Balance, End of Period	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>

Meadow Pointe IV Community Development District

Statement of Revenues and Expenditures

As of 03/31/2023

(In Whole Numbers)

	Year Ending 09/30/2023	Through 03/31/2023	Year To Date 03/31/2023	
	Annual Budget	YTD Budget	YTD Actual	YTD Variance
Revenues				
Interest Earnings				
Interest Earnings	0	0	582	(582)
Total Revenues	<u>0</u>	<u>0</u>	<u>582</u>	<u>(582)</u>
Expenditures				
Financial & Administrative				
Trustees Fees	0	0	12,477	(12,476)
Total Financial & Administrative	<u>0</u>	<u>0</u>	<u>12,477</u>	<u>(12,476)</u>
Total Expenditures	<u>0</u>	<u>0</u>	<u>12,477</u>	<u>(12,476)</u>
Total Excess of Revenues Over(Under) Expenditures	<u>0</u>	<u>0</u>	<u>(11,895)</u>	<u>11,895</u>
Total Other Financing Sources(Uses)				
Prior Year AP Credit				
Debt Cancellation	0	0	4,864,649	(4,864,649)
Other Financing Sources (Uses)				
SPE Contribution	0	0	435,712	(435,712)
Total Other Financing Sources (Uses)	<u>0</u>	<u>0</u>	<u>435,712</u>	<u>(435,712)</u>
Total Other Financing Sources(Uses)	<u>0</u>	<u>0</u>	<u>5,300,361</u>	<u>(5,300,361)</u>
Fund Balance, Beginning of Period	<u>0</u>	<u>0</u>	<u>(5,288,466)</u>	<u>5,288,466</u>
Total Fund Balance, End of Period	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>

845 Debt Service Fund S2012/S2014/S2022 **Meadow Pointe IV Community Development District**

Statement of Revenues and Expenditures

As of 03/31/2023

(In Whole Numbers)

	Year Ending 09/30/2023	Through 03/31/2023	Year To Date 03/31/2023	
	Annual Budget	YTD Budget	YTD Actual	YTD Variance
Revenues				
Interest Earnings				
Interest Earnings	0	0	3,637	(3,637)
Special Assessments				
Tax Roll	391,924	391,924	393,470	(1,545)
Total Revenues	<u>391,924</u>	<u>391,924</u>	<u>397,107</u>	<u>(5,182)</u>
Expenditures				
Financial & Administrative				
Trustees Fees	0	0	11,584	(11,584)
Total Financial & Administrative	<u>0</u>	<u>0</u>	<u>11,584</u>	<u>(11,584)</u>
Debt Service				
Interest	164,135	164,135	76,932	87,203
Principal	227,789	227,789	0	227,789
Total Debt Service	<u>391,924</u>	<u>391,924</u>	<u>76,932</u>	<u>314,992</u>
Total Expenditures	<u>391,924</u>	<u>391,924</u>	<u>88,516</u>	<u>303,408</u>
Total Excess of Revenues Over(Under) Expenditures	<u>0</u>	<u>0</u>	<u>308,591</u>	<u>(308,591)</u>
Total Other Financing Sources(Uses)				
Prior Year AP Credit				
Debt Cancellation	0	0	1,549,584	(1,549,584)
Other Financing Sources (Uses)				
SPE Contribution	0	0	111,005	(111,005)
Total Other Financing Sources (Uses)	<u>0</u>	<u>0</u>	<u>111,005</u>	<u>(111,005)</u>
Total Other Financing Sources(Uses)	<u>0</u>	<u>0</u>	<u>1,660,589</u>	<u>(1,660,589)</u>
Fund Balance, Beginning of Period	<u>0</u>	<u>0</u>	<u>(1,386,635)</u>	<u>1,386,635</u>
Total Fund Balance, End of Period	<u>0</u>	<u>0</u>	<u>582,545</u>	<u>(582,545)</u>

Meadow Pointe IV Community Development District

Statement of Revenues and Expenditures

As of 03/31/2023

(In Whole Numbers)

	Year Ending 09/30/2023	Through 03/31/2023	Year To Date 03/31/2023	
	Annual Budget	YTD Budget	YTD Actual	YTD Variance
Revenues				
Interest Earnings				
Interest Earnings	0	0	61	(61)
Total Revenues	<u>0</u>	<u>0</u>	<u>61</u>	<u>(61)</u>
Total Excess of Revenues Over(Under) Expenditures	<u>0</u>	<u>0</u>	<u>61</u>	<u>(61)</u>
Total Other Financing Sources(Uses)				
Interfund Transfer (Expense)				
Interfund Transfer	0	0	(9,066)	9,066
Total Other Financing Sources(Uses)	<u>0</u>	<u>0</u>	<u>(9,066)</u>	<u>9,066</u>
Fund Balance, Beginning of Period	<u>0</u>	<u>0</u>	<u>9,005</u>	<u>(9,005)</u>
Total Fund Balance, End of Period	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>

Meadow Pointe IV CDD

Investment Summary

March 31, 2023

<u>Account</u>	<u>Investment</u>	<u>Balance as of</u> <u>March 31, 2023</u>
The Bank of Tampa	Money Market Account	\$ 4,026
The Bank of Tampa ICS		
NexBank	Money Market Account	167,650
Pacific Western Bank	Money Market Account	62,660
The Huntington National Bank	Money Market Account	58
TriState Capital Bank	Money Market Account	204
Western Alliance Bank	Money Market Account	248,558
	Total General Fund Investments	\$ 483,156
FLCLASS Asset Replacement	Average Monthly Yield 4.8159%	\$ 555,523
FLCLASS Road Reserve	Average Monthly Yield 4.8159%	139,529
	Subtotal	695,052
The Bank of Tampa ICS Asset Replacement Reserve		
Merchants Bank of Indiana	Money Market Account	248,772
Pacific Western Bank	Money Market Account	154,751
The Huntington National Bank	Money Market Account	170
	Subtotal	403,693
The Bank of Tampa ICS Road Replacement Reserve		
NexBank	Money Market Account	81,119
The Huntington National Bank	Money Market Account	13
	Subtotal	81,132
	Total Reserve Fund Investments	\$ 1,179,877
US Bank Series 2014 Revenue	First American Treasury Obligation Fund Class Z	161,099
US Bank Series 2014 Reserve A	First American Treasury Obligation Fund Class Z	109,254
US Bank Series 2014 Prepayment A	First American Treasury Obligation Fund Class Z	270
US Bank Series 2015 Revenue	First American Treasury Obligation Fund Class Z	172,801
US Bank Series 2015 Prepayment	First American Treasury Obligation Fund Class Z	12,858
US Bank Series 2015 Reserve	First American Treasury Obligation Fund Class Z	87,321
US Bank Series 2022 A-1 Revenue	First American Treasury Obligation Fund Class Y	114,999
US Bank Series 2022 A-2 Revenue	First American Treasury Obligation Fund Class Y	182,676
	Total Debt Service Fund Investments	\$ 841,278

**Meadow Pointe IV Community Development District
Summary A/R Ledger
From 03/01/2023 to 03/31/2023**

Fund_ID	Fund Name	Customer	Invoice Number	AR Account	Date	Balance Due	
845, 2720	845-001	845 General Fund	Pasco County Tax Collector	AR00000436	12110	10/01/2022	45,295.61
Sum for 845, 2720							45,295.61
845, 2722	845-200	845 Debt Service Fund S2004 & S2015	Pasco County Tax Collector	AR00000436	12110	10/01/2022	4,744.65
Sum for 845, 2722							4,744.65
845, 2725	845-203	845 Debt Service Fund S2012/S2014/S2022	Pasco County Tax Collector	AR00000436	12110	10/01/2022	4,700.03
	845-203	845 Debt Service Fund S2012/S2014/S2022	Pasco County Tax Collector	AR00000436	12110	10/01/2022	2,962.15
	845-203	845 Debt Service Fund S2012/S2014/S2022	Pasco County Tax Collector	AR00000436	12110	10/01/2022	2,831.40
	845-203	845 Debt Service Fund S2012/S2014/S2022	Wesley Chapel Lakes, Ltd.	AR00000477	12109	07/31/2022	167,943.60
Sum for 845, 2725							178,437.18
Sum for 845							228,477.44
Sum Total							228,477.44

See Notes to Unaudited Financial Statements

**Meadow Pointe IV Community Development District
Summary A/P Ledger
From 03/1/2023 to 03/31/2023**

Fund Name	GL posting date	Vendor name	Document number	Description	Balance Due
845, 2720					
845 General Fund	03/28/2023	Clean Sweep Supply Co., Inc.	6478	Supplies 03/23	146.00
845 General Fund	03/28/2023	CRT Services Inc.	20230179	Computer Parts Replacement 03/23	699.99
845 General Fund	03/13/2023	Frontier Florida, LLC	813-994-4726-101321-5 03/23	Parkmont Internet 03/23	60.99
845 General Fund	02/13/2023	Frontier Florida, LLC	813-994-4726-101321-5 02/23	Parkmont Internet 02/23	66.91
845 General Fund	03/19/2023	Frontier Florida, LLC	813-994-1915-011921-5 04/23 AUTOPAY	Shellwood Sub Division Gate Phone 04/23	70.99
845 General Fund	03/30/2023	Juniper Landscaping of Florida, LLC	206140	Irrigation Maintenance 01/23	3,254.80
845 General Fund	03/31/2023	Rizzetta & Company, Inc.	INV0000078921	Additional Workshop Meeting & Auto Mileage 03/23	183.51
845 General Fund	03/31/2023	Rizzetta & Company, Inc.	INV0000078925	Personnel Reimbursement 03/23	6,534.18
845 General Fund	03/31/2023	Rizzetta & Company, Inc.	INV0000078954	Cell Phone & Auto Mileage 03/23	208.74
845 General Fund	03/22/2023	Romaner Graphics	21593	Level Pool Deck Pavers 03/23	220.00
845 General Fund	03/27/2023	Straley Robin Vericker	22856	General Legal Services 03/23	1,500.50
Sum for 845, 2720					12,946.61
Sum for 845					12,946.61
Sum Total					12,946.61

Meadow Pointe IV Community Development District
Notes to Unaudited Financial Statements
March 31, 2023

Balance Sheet

1. Trust statement activity has been recorded through 03/31/2023.
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.

Summary A/R Ledger – Payment Terms

4. Payment terms for landowner assessments are (a) defined in the FY22-23 Assessment Resolution adopted by the Board of Supervisors, (b) pursuant to Florida Statutes, Chapter 197 for assessments levied via the county tax roll.

Tab 9

Tab 5



Quarterly Compliance Audit Report

Meadow Pointe IV

Date: April 2023 - 1st Quarter
Prepared for: Scott Brizendine
Developer: Rizzetta
Insurance agency:



Preparer:
Jason Morgan - *Campus Suite Compliance*
ADA Website Accessibility and Florida F.S. 189.069 Requirements

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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**

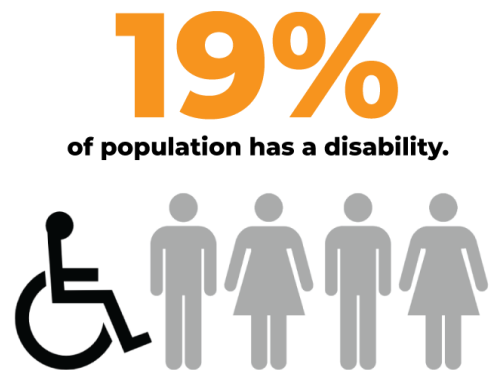
Compliance Criteria

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.



Sight, hearing, physical, cognitive.

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/sitertools/>



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 6

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 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.

**MEADOW POINTE IV
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of the Meadow Pointe IV Community Development District was held on **Wednesday, April 12, 2023 at 10:00 a.m.** held at the Meadow Pointe Clubhouse located at 3902 Meadow Pointe Blvd, Wesley Chapel, FL 33543.

Present and constituting a quorum:

Michael Scanlon	Board Supervisor, Chairman
Scott Page	Board Supervisor, Assistant Secretary
Liane Sholl	Board Supervisor, Assistant Secretary
George Lancos	Board Supervisor, Assistant Secretary

Also present were:

Scott Page	Board Supervisor, Vice-Chairman <i>(via conference call)</i>
Daryl Adams	District Manager, Rizzetta & Company, Inc.
Lori Stanger	Clubhouse Manager
Vivek Babbar	District Counsel, Straley, Robin, & Vericker
Angel Rivera	Juniper Landscape
Doug Agnew	Advanced Aquatics
Greg Woodcock	District Engineer, Cardno
Jillian Minichino	District Manager, Rizzetta & Company, Inc.
Audience	Present

FIRST ORDER OF BUSINESS

Call to Order

Mr. Scanlon called the meeting to order and performed roll call confirming a quorum for the meeting.

SECOND ORDER OF BUSINESS

Pledge of Allegiance

All present at the meeting joined in the Pledge of Allegiance.

THIRD ORDER OF BUSINESS

Audience Comments - Items not on Agenda

There were no audience comments put forth.

FOURTH ORDER OF BUSINESS

Staff Reports

A. Deputy Report

Deputy Krarpal provided updates to the Board. The Board directed the Deputy to continue to work on the overnight parking.

B. Amenity Management

Ms. Stanger reviewed her March Amenity Report. She mentioned the incident at the Clubhouse. Ms. Stanger stated that she withheld \$1000.00 of the deposit.

Ms. Stanger noted that the incident with the gates was caused by a malfunction. The Board requested that Ms. Stanger put the gate process in the newsletter.

Mr. Page asked about stone repairs to the Provence call box, apparently damaged by a vehicle making contact with the structure. Ms. Stanger is having Romannier Graphics provide an estimate to repair.

It was stated that Pond 88 in Provence-H has structural damage. Mr. Woodcock will investigate the pond.

C. Aquatic Maintenance Report

Mr. Agnew presented his report to the Board. There were no comments or questions put forth.

D. Landscape Inspection Services

1. February Landscape Inspection Report

Mr. Adams presented the report to the Board.

A discussion ensued regarding dead grass at Parkmonte Dr. Mr. Rivera stated that some sprinkler heads fixed. The Board requested that Mr. Liggett take a look at the area of the cutback by Meadow Pointe V. The Board would like an update on the cutback. Mr. Adams will reach out to the insurance company to put in a claim.

2. Juniper Response to the Landscape Inspection Report

A response to the landscape report was not received in time to be included in the agenda.

3. Consideration of Juniper's Proposal to Remove Debris from District Fence

The Board reviewed the proposal to remove debris from the District's fence.

On a motion from Mr. Scanlon, seconded by Ms. McNeil, the Board of Supervisors approved Juniper Landscape's proposal to remove debris from the District's fence at a cost of \$608.31 for the Meadow Pointe IV Community Development District.

98 **4. Consideration of O'Neil's Proposal for Tree Removal near the Tennis**
99 **Court**

100 The Board reviewed the proposal for tree removal near the tennis court.
101

On a motion from Ms. McNeil, seconded by Mr. Lancos, the Board of Supervisors approved O'Neil's Tree Service proposal for tree removal near the tennis court as presented for the Meadow Pointe IV Community Development District.

102
103 **5. Update on Duke Energy**

104 Mr. Rivera will provide a schedule this week. Ms. Stranger will put the
105 schedule in the newsletter.
106

107 **6. Update on Street Trees**

108 Mr. Rivera stated that the permit was just approved. The Board would like the
109 schedule put in the newsletter once it is received.
110

111 **E. District Counsel**

112 A discussion ensued regarding the Pool Works resurfacing and ethics training.
113 The Board requested that Mr. Babbar draft a letter stating that the Board was
114 opposed to the ethics training.
115

116 The Board requested that Mr. Adams obtain an update on the fence.
117

118 **F. District Engineer**

119 The Board held a discussion regarding signage, releasing payment for Hollis, and
120 a contract amount of \$35,000 for District Engineer.
121

On a motion from Mr. Scanlon, seconded by Ms. McNeil, the Board of Supervisors approved Change Order for \$35,000 for District Engineer's contract for the Meadow Pointe IV Community Development District.

122
123 Mr. Scanlon will send Mr. Woodcock an email regarding the sidewalk.

124 The Board inquired about the HA-5 asphalt. Mr. Adams stated that as soon as
125 he receives an update, he will share it with the Board.

126 The Board entertained audience comments regarding potholes, a missing
127 sign at White Willow Dr.

128
129 **G. District Manager**

130 Mr. Adams presented his report and the financial statements to the Board.
131

132 A discussion ensued regarding a late fee, the commissioner, waste collection,
133 solar panel, and street trees. Mr. Adams introduced Jillian Minichino to the Board.
134

135 Mr. Adams reminded the Board that the next regular meeting will be held on May
136 10, 2023, at 10:00 a.m. and reminded them that their budget workshop meeting
137 is scheduled for March 20, 2023 at 9:00 a.m.

138
139 **FIFTH ORDER OF BUSINESS** **Update on CDD/MPV-A HOA**
140 **Agreement**

141
142 The Board tabled this item until their next meeting. Mr. Lancos will meet with the HOA
143 at the end of the month.

144
145 **SIXTH ORDER OF BUSINESS** **Ratification of SAAS Proposal to**
146 **Remove Panels and Replace Gate**
147 **Hinges**

148
149
On a motion from Ms. McNeil, seconded by Mr. Lancos, with four in favor and one abstaining (George Lancos), the Board of Supervisors ratified the approval of the SAAS Proposal to remove panels and replace gate hinges at a cost of \$9,574.00 for the Meadow Pointe IV Community Development District.

150
151
152 **SEVENTH ORDER OF BUSINESS** **Consideration of Waste Connections**
153 **Proposal for Trash Services**

154
155 Mr. Adams presented Waste Connections proposal for trash services. A discussion
156 ensued regarding yard waste, bulk items, recycling. The Board decided to table this item
157 until their next meeting.

158
159 **EIGHTH ORDER OF BUSINESS** **Update on Fiscal Year 2023/2024**
160 **Proposed Budget**

161
162 Mr. Adams informed the Board that they will be approving their proposed budget for
163 fiscal year 2023/2024 at their May meeting.

164
165 **NINTH ORDER OF BUSINESS** **Consideration of Minutes of the Board**
166 **of Supervisors Workshop Meeting held**
167 **on March 1, 2023**

168
169 The Board reviewed and approved the minutes for the March 1, 2023 workshop
170 meeting.

171
On a motion from Mr. Lancos, seconded by Ms. Sholl, with all in favor, the Board approved the minutes of the Workshop Meeting held on March 8, 2023, for the Meadow Pointe IV Community Development District.

175 **TENTH ORDER OF BUSINESS** **Consideration of Minutes of the Board**
176 **of Supervisors Regular Meeting held**
177 **on March 8, 2023**
178

179 The Board reviewed and approved the minutes for the March 8, 2023 regular
180 meeting.
181

On a motion from Mr. Page, seconded by Ms. McNeil, with four in favor and one abstaining, the Board approved the minutes of the Workshop Meeting held on March 8, 2023 for the Meadow Pointe IV Community Development District.

182
183 **ELEVENTH ORDER OF BUSINESS** **Consideration of Minutes of the Board**
184 **of Supervisors Budget Workshop**
185 **Meeting held on March 20, 2023**
186

187 The Board reviewed and approved the revised minutes for the March 20, 2023
188 budget workshop meeting.
189

On a motion from Mr. Lancos, seconded by Ms. Sholl, with all in favor, the Board approved the minutes of the Budget Workshop Meeting held on March 20, 2023 for the Meadow Pointe IV Community Development District.

190
191 **TWELFTH ORDER OF BUSINESS** **Consideration** **Operations** **&**
192 **Maintenance** **Expenditures** **for**
193 **February 2023**
194

195 The Board reviewed the Operations and Maintenance Expenditures for February
196 2023 in the amount of \$122,487.58.
197

198 The Board discussed various invoices and the services they represent.
199

On a motion from Ms. McNeil, seconded by Mr. Lancos, with all in favor, the Board ratified the February 2023 Operations and Maintenance Expenditures in the amount of \$122,487.58 for the Meadow Pointe IV Community Development District.

200
201 **THIRTEENTH ORDER OF BUSINESS** **Supervisor Forum**
202

203 It was discussed that Mr. Adams would follow-up with Mr. Lancos regarding the
204 Action Item List and then forward it to the rest of the Board.
205

206 **FOURTEENTH ORDER OF BUSINESS** **Adjournment**
207

On a motion from Mr. Scanlon, seconded by Ms. Sholl, the Board of Supervisor Adjourned the meeting at 11:33 a.m. for the Meadow Pointe IV Community Development District.

208

209

210

211

Assistant Secretary

Chair/Vice Chair

Tab 7



**MEADOW
POINTE**

MEADOW POINTE IV
COMMUNITY DEVELOPMENT DISTRICT
3434 Colwell Ave, Suite 200, Tampa, FL 33614 - 813-994-1001
Meadowpointe4cdd.org
Operations and Maintenance Expenditures

Operations and Maintenance Expenditures
March 2023
For Board Approval

Attached please find the check register listing the Operation and Maintenance expenditures paid from March 1, 2023 through March 31, 2023. This does not include expenditures previously approved by the Board.

The total items being presented: **\$** **132,989.47**

Approval of Expenditures:

_____ Chairperson

_____ Vice Chairperson

_____ Assistant Secretary

MEADOW POINTE IV COMMUNITY DEVELOPMENT DISTRICT

Liane Sholl	Megan McNeil	Scott Page	Michael Scanlon	Susan A. Fischer	Darryl Adams
<i>Chairman</i>	<i>Vice Chairman</i>	<i>Supervisor</i>	<i>Supervisor</i>	<i>Supervisor</i>	<i>District Manager</i>

Meadow Pointe IV Community Development District

Paid Operation & Maintenance Expenses

March 1, 2023 Through March 31, 2023

Vendor Name	Check Number	Invoice Number	Invoice Description	Invoice Amount
ADT Security Services, Inc.	100245	307149137 2/23	Security Services 02/23	\$ 161.72
Advanced Aquatic Services, Inc.	100246	10548477	Monthly Aquatic Maintenance 03/23	\$ 4,604.00
Airite Air Conditioning, Inc.	100247	F-20672	Refrigerant Maintenance 02/23	\$ 1,139.64
Charter Communications	EFT	0057937030923 03/23 AUTOPAY	31187 Sotherby Drive 03/09/23-04/08/23	\$ 92.97
Charter Communications	EFT	0058304022123 03/23 AUTOPAY	3525 Bellmeade CT 02/20/23-03/20/23	\$ 99.93
Chester Merry Custom Woodworking	100248	12523	Custom Wood Backdrop Display Construction 01/23	\$ 240.00
Clean Sweep Supply Co., Inc.	100274	6275	Supplies 03/23	\$ 143.85
Florida Department of Revenue	EFT	64-8015577602-5 02/23 PAID ONLINE	Sales Tax 02/23	\$ 62.55
Florida Leak Locators, Inc.	100249	12175054	Pool Repairs 02/23	\$ 1,700.00
Frontier Florida, LLC	EFT	813-973-3003-101308-5 03/23	Internet 01/23	\$ 378.38
Frontier Florida, LLC	EFT	813-994-0164-071921-5 01.23	Meridia Internet 02/23	\$ 75.90
Frontier Florida, LLC	EFT	813-994-0164-071921-5 02/23	Meridia Internet 02/23	\$ 77.04

Meadow Pointe IV Community Development District

Paid Operation & Maintenance Expenses

March 1, 2023 Through March 31, 2023

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Frontier Florida, LLC	EFT	813-994-0164-071921-5 12/22 - 845	Meridia Internet 12/22	\$ 60.99
Frontier Florida, LLC	EFT	813-994-1603-072021-5 03/23	Whinsenton Sub Division Internet 03/23	\$ 60.99
Frontier Florida, LLC	EFT	813-994-1915-011921-5 02.23	Shellwood Sub Division Gate Phone 02/23	\$ 70.99
Frontier Florida, LLC	EFT	813-994-4607-042922-5 03/23	Windsor Internet 03/23	\$ 54.99
Frontier Florida, LLC	EFT	813-994-4731-080621-5 02/23	Enclave Sub Division Fiber Optic Internet 02/23	\$ 77.04
Frontier Florida, LLC	EFT	813-994-4731-080621-5 03/23	Enclave Sub Division Fiber Optic Internet 03/23	\$ 60.99
Frontier Florida, LLC	EFT	813-994-4731-080621-5 12/23 - 845	Enclave Sub Division Fiber Optic Internet 01/23	\$ 60.99
Frontier Florida, LLC	EFT	813-994-6437-121521-5 03/23	Internet 03/23	\$ 60.99
Frontier Florida, LLC	EFT	81399447310806215 01.23	Enclave Sub Division Internet 01/23	\$ 75.90
George Lancos	100250	GL030123	Board of Supervisors Meeting 03/01/23	\$ 200.00
George Lancos	100264	GL032023	Board of Supervisors Meeting 03/20/23	\$ 200.00
Jennifer L. Sholl	100265	JS030823	Board of Supervisors Meeting 03/08/23	\$ 200.00

Meadow Pointe IV Community Development District

Paid Operation & Maintenance Expenses

March 1, 2023 Through March 31, 2023

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Jennifer L. Sholl	100265	JS032023	Board of Supervisors Meeting 03/20/23	\$ 200.00
Jennifer L. Sholl	100251	LS030123	Board of Supervisors Meeting 03/01/23	\$ 200.00
Jerry Richardson Trapper	100266	1741	Monthly Hog Removal Services 03/23	\$ 1,200.00
Juniper Landscaping of Florida, LLC	100252	201902	Maintenance Contract 03/23	\$ 21,300.54
Juniper Landscaping of Florida, LLC	100252	202199	Mulch Installation 03/23	\$ 29,120.00
Juniper Landscaping of Florida, LLC	100275	202941	Tennis Court Maintenance 03/23	\$ 364.00
Meadow Point CDD	DC 03/07/23	DC 03/07/23	Debit Card Replenishment	\$ 1,237.36
Meadow Pointe IV-A Master Association, Inc.	100240	MP IV HOA 022423	HOA Reimbursement 01/23	\$ 1,394.66
Megan McNeil	100238	McM020823	Board of Supervisors Meeting 02/23	\$ 200.00
Megan McNeil	100253	MM030123	Board of Supervisors Meeting 03/01/23	\$ 200.00
Megan McNeil	100267	MM030823	Board of Supervisors Meeting 03/08/23	\$ 200.00
Megan McNeil	100267	MM032023	Board of Supervisors Meeting 03/20/23	\$ 200.00

Meadow Pointe IV Community Development District

Paid Operation & Maintenance Expenses

March 1, 2023 Through March 31, 2023

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Michael J Scanlon	100254	MS030123	Board of Supervisors Meeting 03/01/23	\$ 200.00
Michael J Scanlon	100268	MS030823	Board of Supervisors Meeting 03/08/23	\$ 200.00
Michael J Scanlon	100268	MS032023	Board of Supervisors Meeting 03/20/23	\$ 200.00
Outsmart Pest Management, Inc.	100255	35991	Monthly Pest Services 01/23	\$ 60.00
Outsmart Pest Management, Inc.	100256	36636	Monthly Pest Control Services 03/23	\$ 60.00
Pasco County Utilities	100241	17868479	#0514195 - 3902 Meadow Pointe Blvd 01/23	\$ 1,836.62
Pasco County Utilities	100241	17998427	#0514195 - 3902 Meadow Pointe Blvd 02/23	\$ 1,333.70
Pasco County Utilities	100269	18146043	#0514195 - 3902 Meadow Pointe Blvd 03/23	\$ 1,105.88
Rizzetta & Company, Inc.	100237	INV0000078080	District Management Fees 03/23	\$ 6,507.50
Rizzetta & Company, Inc.	100244	INV0000078110	Amenity Management & Personnel Reimbursement 03/23	\$ 8,673.41
Rizzetta & Company, Inc.	100263	INV0000078171	Cell Phone & Auto Mileage 02/23	\$ 139.31
Rizzetta & Company, Inc.	100262	INV0000078602	Personnel Reimbursement 03/23	\$ 6,636.16

Meadow Pointe IV Community Development District

Paid Operation & Maintenance Expenses

March 1, 2023 Through March 31, 2023

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Romaner Graphics	100242	21367	Playground Hurricane Preparation 09/23	\$ 200.00
Rust Off, LLC.	100270	38946	Rust Prevention - Monthly Maintenance 03/23	\$ 195.00
Scott W Page	100257	SP030123	Board of Supervisors Meeting 03/01/23	\$ 200.00
Scott W Page	100271	SP030823	Board of Supervisors Meeting 03/08/23	\$ 200.00
Scott W Page	100271	SP032023	Board of Supervisors Meeting 03/20/23	\$ 200.00
Site Masters of Florida, LLC	100239	022023-3	Edendale Pond Slope Erosion Repair 02/23	\$ 10,000.00
Southern Automated Access Services, LLC	100258	12450	Phone number 813 428 3537 02/23 Windsor	\$ 53.95
Southern Automated Access Services, LLC	100258	12451	Phone number 813 809 1937 02/23 Enclave at MP	\$ 53.95
Southern Automated Access Services, LLC	100258	12468	Phone number 813 468 5761 02/23 Whinsenton	\$ 53.95
Southern Automated Access Services, LLC	100258	12470	Cellular Usage Phone number 813 428 1696 02/23 Parkmonte	\$ 43.95
Southern Automated Access Services, LLC	100258	12472	Cellular Usage 813-576-9368 02/23	\$ 43.95
Southern Automated Access Services, LLC	100258	12473	Cellular Usage 813 482 6396 02/23 Meridian	\$ 53.95

Meadow Pointe IV Community Development District

Paid Operation & Maintenance Expenses

March 1, 2023 Through March 31, 2023

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Southern Automated Access Services, LLC	100276	12510	Service Call 03/23 Shellwood	\$ 105.00
Southern Automated Access Services, LLC	100276	12533	CAPXL Cloud Fee - MP North 02/23	\$ 75.50
Southern Automated Access Services, LLC	100276	12534	CAPXL Cloud Fee - Shellwood 03/23	\$ 75.50
Southern Automated Access Services, LLC	100276	12535	CAPXL Cloud Fee - Provence 03/23	\$ 75.50
Southern Automated Access Services, LLC	100276	12542	Speaker & Microphone Maintenance 03/23	\$ 105.00
Southern Automated Access Services, LLC	100276	12569	Phone number 813 428 3537 03/23 Windsor	\$ 53.95
Southern Automated Access Services, LLC	100276	12570	Phone number 813 809 1937 03/23 Enclave at MP	\$ 53.95
Southern Automated Access Services, LLC	100276	12587	Phone number 813 468 5761 03/23 Whinsenton	\$ 43.95
Southern Automated Access Services, LLC	100276	12589	Cellular Usage Phone number 813 428 1696 03/23 Parkmonte	\$ 43.95
Southern Automated Access Services, LLC	100276	12591	Cellular Usage 813-576-9368 03/23 Haven	\$ 43.95
Southern Automated Access Services, LLC	100276	12592	Cellular Usage 813 482 6396 03/23 Meridian	\$ 53.95
Southern Automated Access Services, LLC	100276	12608	Gate Maintenance 03/23 Shellwood	\$ 385.00

Meadow Pointe IV Community Development District

Paid Operation & Maintenance Expenses

March 1, 2023 Through March 31, 2023

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Straley Robin Vericker	100259	22803	General Legal Services 02/23	\$ 1,952.00
Suncoast Pool Service, Inc.	100260	9122	Pool Supplies Maintenance 03/23	\$ 1,500.00
TECO	EFT	221006228235 01/23 AUTOPAY	Oldwoods Ave 01/23	\$ 1,598.97
Times Publishing Company	100261	273580	Legal Advertising 02/22/23	\$ 95.20
Times Publishing Company	100272	275886	Legal Advertising 03/08/23	\$ 97.60
U.S. Water Services Corporation	100273	SI67662	Monthly Lift Station Inspection 03/23	\$ 86.21
United Building Maintenance, Inc.	100243	UBM 022423	Floor Cleaning & Polishing 02/23	\$ 300.00
Waste Connections of Florida	EFT	1349579W426	Waste Disposal Recreation Center 02/23	\$ 77.00
Waste Connections of Florida	EFT	1369318W426	Waste Disposal North HOA 04/23	\$ 882.98
Waste Connections of Florida	EFT	6570150W425	Waste Disposal 01/23	\$ 13,747.50
Withlacoochee River Electric Cooperative, Inc.	EFT	2185385 2/23	Public Lighting 02/23	\$ 250.52

Meadow Pointe IV Community Development District

Paid Operation & Maintenance Expenses

March 1, 2023 Through March 31, 2023

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Withlacoochee River Electric Cooperative, Inc.	EFT	Electric Summary 02/23 - 845	Electric Summary 02/23	\$ 7,258.60
Report Total				<u>\$ 132,989.47</u>

Your account number: **307149137** Security provided for:
Meadow Pointe Iv Cdd

RECEIVED

MAR 06 2023



Invoice date:

Feb 25, 2023

Your total due is:

\$ 161.72 Upon Receipt

Your Bill at-a-glance

Previous Balance	\$161.72
Payments and Adjustments	\$0.00
Current Charges	\$0.00
Taxes and Fees	\$0.00

Total Due \$161.72

Would you like more detail? See the back of the bill for your account activity and charges.

Message from ADT

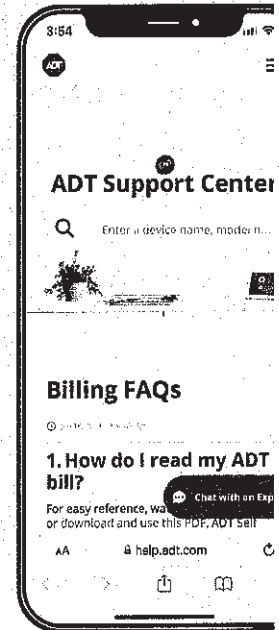
Get help fast - No need to call

ADT's Support Center has your answers and more.

Just scan the QR code below to go to i.adt.com/stmnt



Need additional help? Quickly connect to an ADT agent with the "Chat with an agent" option.



Brilliantly Safe[®]



ADT
3190 S Vaughn Way
Aurora, CO 80014

Account Number	307149137
Due Date	Upon Receipt
Amount Due	\$161.72

Amount Enclosed \$ _____

Please send payment to:

ADT SECURITY SERVICES
PO BOX 371878
PITTSBURGH, PA 15250-7878



MEADOW POINTE IV CDD
3434 COLWELL AVE
STE 200
TAMPA FL 33614-8390



Please detach and submit this slip with your payment. Do not send cash. Please write your customer Account Number on your check or money order and make payable to: ADT.

0030714913700000000000022423000000000000161728

Your account number: **307149137** Security provided for:
Meadow Pointe Iv Cdd

Is your billing information incorrect? You can change it on MyADT.com or in the [MyADT mobile app](#).

Your Account Activity

Previous Balance	\$161.72
Payments and Adjustments	\$0.00
Total Due -Upon Receipt	\$161.72

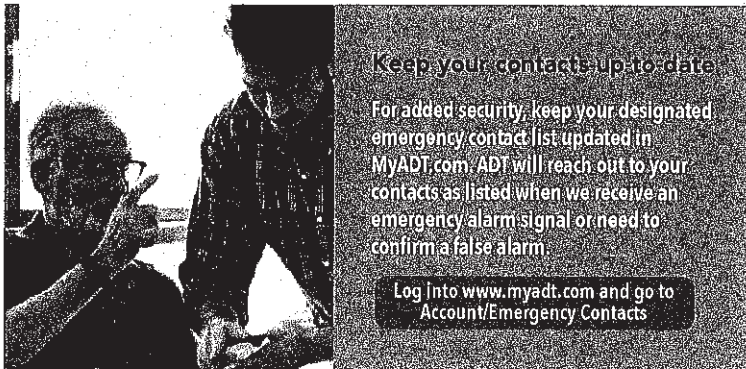
* Taxable charges

Any balance left from previous billing periods

All payments and adjustments received from you during billing period

Have questions? Chat with us through [MyADT mobile app](#).

Pay your bill online at MyADT.com or download [MyADT mobile app](#).



Keep your contacts up-to-date

For added security, keep your designated emergency contact list updated in MyADT.com. ADT will reach out to your contacts as listed when we receive an emergency alarm signal or need to confirm a false alarm.

Log Into www.myadt.com and go to Account/Emergency Contacts

Don't forget to test your system
Did you know? You should test your alarm system every 30 days to confirm it's sending signals to ADT. It's easier than you think!

- 1 Log into www.myadt.com.
- 2 Click on **Alarm System** from the left menu.
- 3 Click on the **System Test** tab.
- 4 Select the test duration from the dropdown.
- 5 Click **Start Test Mode**.

When you provide a check as payment, you authorize us either to use information from your check to make a one-time electronic fund transfer from your account or to process the payment as a check transaction. When we use information from your check to make an electronic fund transfer, funds may be withdrawn from your account as soon as the same day we receive your payment, and you will not receive your check back from your financial institution.

©2022 ADT LLC dba ADT Security Services. All rights reserved. ADT, the ADT logo, 800.ADT.ASAP and the product/service names listed in this document are marks and/or registered marks. Unauthorized use is strictly prohibited. License information available at www.ADT.com or by calling 800.ADT.ASAP. CA ACO7155, 974443; PPO17232; FL EF0001121; LA F1639, F1640, F1643, F1654, F1655; MA 172C; NC Licensed by the Alarm Systems Licensing Board of the State of North Carolina 7535P2, 7561P2, 7562P10, 7563P7, 7565P1, 7566P9; PA 080797. The ADT Security Corporation dba ADT Patrol, 21171 S. Western Ave. Torrance, CA 90501, 561-989-7919, Lic. No. PPO 120288. **MS 15019511**

Advanced Aquatic Services Inc.
292 South Military Trail
Deerfield Beach, FL 33442
954-596-2127

3/1/2023
10548477
\$4,604.00

Bill To
Meadow Pointe IV CDD c/o Rizzetta and Company, Inc. 2700 South Falkenburg Rd, Suite 2745 Riverview, FL 33578

Due Date
Net 30
3/31/2023

Monthly Lake Maintenance Per Signed Contract.
***THE INVOICE DATE ABOVE INDICATES MONTH SERVICES WILL BE
PERFORMED***

4,604.00

Advanced Aquatic Services Inc.
292 South Military Trail
Deerfield Beach, FL 33442
954-596-2127

RECEIVED
02/27/23
\$4,604.00



Airite Air Conditioning

5321 West Crenshaw St,
Tampa, FL 33634
(813) 886-2591
billing@airiteair.com

Invoice

Invoice Date:	02/20/2023
Invoice No:	F-20672
Due Date:	03/22/2023
Sales Rep:	
Customer PO:	
Work Order No.	WO-6702

Bill To Address
Meadow Pointe Iv Clubhouse Ccd 3902 Meadow Point Blvd., Attn: Accounts Payable, Wesley Chapel, FL 33543

Site Address
Meadow Pointe Iv Clubhouse Ccd 3902 Meadow Point Blvd., Attn: Accounts Payable, Wesley Chapel, FL 33543

Description	Qty	Price (\$)	Amount (\$)
Labor R/T	3.75	110.00	412.50
Consumables	1.00	25.00	25.00
Fuel Charge	1.00	10.00	10.00
Equipment ID: CU 2 - Trane - M/N: 2TTA3060A3000AA - S/N: 8292W6M4F			
Work out room, unit number 2- Could not find refrigerant leak. Added refrigerant and dye leak stop. Recommend coming back in about a month to look for dye. System is cooling fine at this time 60/190 21° delta T Also programmed thermostat cooling to be set down to 67°	1.00	0.00	0.00
Leak Stop W/ Dye	1.00	160.00	160.00
RS 44B - R22 ALTERNATIVE	7.00	76.02	532.14

Sub Total	\$1,139.64
Tax (0.0000 %)	\$0.00
Total	\$1,139.64

Message

REVISED INVOICE
REFRIGERANT HAS BEEN ADDED.



PAYMENT IS DUE THIRTY DAYS FROM INVOICE DATE. AIRITE COMPLIES WITH THE U.S. CLEAN AIR ACT ON CFC's.



March 9, 2023
 Invoice Number: 0057637030923
 Account Number:
 Security Code:
 Service At: 31187 SOTHERBY DR
 WESLEY CHAPEL FL 33543-6605

Auto Pay Notice

NEWS AND INFORMATION

NEW! Get a **FREE** mobile unlimited line when you buy Spectrum Business Voice! Call 1-866-281-2298 to learn how.

Contact Us
 Visit us at SpectrumBusiness.net
 Or, call us at 1-866-519-1263

Summary *Service from 03/09/23 through 04/08/23
 details on following pages*

Previous Balance	92.97
Payments Received -Thank You!	-92.97
Remaining Balance	\$0.00
Spectrum Business™ Internet	92.97
Current Charges	\$92.97
<i>YOUR AUTO PAY WILL BE PROCESSED 03/26/23</i>	
Total Due by Auto Pay	\$92.97



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

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



4145 S. FALKENBURG RD RIVERVIEW FL 33578-8652
 8338 1300 NO RP 09 03102023 NNNNNNNN 01 999214

MPIVCDD
 31187 SOTHERBY DR
 WESLEY CHAPEL FL 33543

March 9, 2023

MPIVCDD

Invoice Number: 0057637030923
 Account Number: 8338 13 001 0057637
 Service At: 31187 SOTHERBY DR
 WESLEY CHAPEL FL 33543-6605

Total Due by Auto Pay \$92.97

CHARTER COMMUNICATIONS
 PO BOX 7186
 PASADENA CA 91109-7186

833813001005763700092973



Invoice Number: MPIVCDD
 Account Number: 0057637030923
 Security Code:

Contact Us
 Visit us at SpectrumBusiness.net
 Or, call us at 1-866-519-1263

8338 1300 NO RP 09 03102023 NNNNNNNN 01 999214

Charge Details

Previous Balance		92.97
EFT Payment	02/26	-92.97
Remaining Balance		\$0.00

Payments received after 03/09/23 will appear on your next bill.

Service from 03/09/23 through 04/08/23

Spectrum Business™ Internet

Spectrum Business	129.99
Internet	
Promotional Discount	-65.00
Security Suite	0.00
Domain Name	0.00
Vanity Email	0.00
Static IP 1	19.99
Business WiFi	7.99
	\$92.97
Spectrum Business™ Internet Total	\$92.97
Current Charges	\$92.97
Total Due by Auto Pay	\$92.97

Billing Information

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

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

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

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

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

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

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

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

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



Local Spectrum Store: 6013 Wesley Grove Blvd, Ste 108C, Wesley Chapel FL 33544 Store Hours: Mon thru Sat - 10:00am to 8:00pm; Sun - 12:00pm to 5:00pm



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





BUSINESS VOICE

\$29⁹⁹
/mo. per line when bundled for 1 yr.*



**Plus get one
FREE MOBILE UNLIMITED LINE**

*for 1 Year when you buy Business Voice**

The best value for small businesses. Add Business Voice and save.

Get even more value for your business with:

- Unlimited local and long-distance calling
- 35+ FREE advanced calling features
- Keep your existing phone number and equipment
- No contracts and no added taxes



CALL 1-866-553-7346
VISIT spectrum.com/business

Limited-time offer; subject to change. Qualified Spectrum Business customers only. Must not have subscribed to applicable services w/ in the last 30 days & have no outstanding obligation to Charter. *\$29.99 Voice offer includes Voice service only for 12 months & incl. one business phone line w/ unlimited local & long distance w/ in the U.S., Puerto Rico, & Canada plus 2,000 long-distance minutes to Mexico. Limited time offer. Offer not available in all areas. Includes phone taxes, charges and fees. Other telephone services may have corresponding taxes and rates. +Free mobile offer is for 1 mobile unlimited line per account for 1 yr. and is reflected with up to 12 mos. credit on bill statement. Requires a bundled purchase of Business Internet and Business Voice. Standard mobile rates apply after 1 yr. Auto pay required. Offer cannot be combined with other mobile service promotions. Standard mobile rates apply if qualifying services are canceled. Devices excluded from offer. Free Unlimited line must be ordered at same time as Business Internet and Business Voice purchase, and cannot be applied to existing lines on customer account. Additional mobile lines: Standard rates apply. Per line activation fee, Spectrum Business Internet and Auto Pay required. Unlimited: Smartwatch does not qualify as a line. Reduced speeds after 20 GB of usage per line. Mobile service not available in all areas. Other restrictions apply. Services subject to all applicable service terms & conditions, which are subject to change. Services & promo. offers not avail. in all areas. Standard pricing applies after promo. period. Installation & other equipment, taxes & fees may apply. Restrictions apply. Call for details. ©2023 Charter Communications, Inc.

Account Number:
Security Code:

MPIVCDD



Contact Us

Visit us at SpectrumBusiness.net
Or, call us at 1-866-519-1263

8338 1300 NO RP 09 03102023 NNNNNNNN 01 999214



February 21, 2023
Invoice Number: 0058304022123
Account Number:
Security Code:
Service At: 3525 BELLMEADE CT
WESLEY CHAPEL FL 33543-2731

Auto Pay Notice

Contact Us
Visit us at SpectrumBusiness.net
Or, call us at 1-866-519-1263

Summary *Service from 02/21/23 through 03/20/23
details on following pages*

Previous Balance	99.93
Payments Received -Thank You!	-99.93
Remaining Balance	\$0.00
Spectrum Business™ TV	19.99
Spectrum Business™ Internet	77.97
Taxes, Fees and Charges	1.97
Current Charges	\$99.93
<i>YOUR AUTO PAY WILL BE PROCESSED 03/07/23</i>	
Total Due by Auto Pay	\$99.93

NEWS AND INFORMATION

ACTION REQUIRED: Important Reminder about Your Bill.
Our billing system update is complete. **You have received a new account number that is included on this statement and your payments must now be sent to a new remittance address:**

Spectrum Business
P.O. Box 7186 Pasadena, CA 91109-7186

To ensure all of your payments are processed in an accurate and timely fashion, please make the following updates:

- **If you pay by mail**, you must update your account number and payment remittance address information.
- **If you use AutoPay** through your financial institution, credit card, or other third party provider, you will need to make them aware of your new account number in order to avoid missed payments. If you currently have AutoPay set up with Spectrum directly, we will automatically update your account and you do not need to take any action at this time.

Please note that all Spectrum Business websites, such as SpectrumBusiness.net have also been updated with your new account number, which may be required to login.



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

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



4145 S. FALKENBURG RD RIVERVIEW FL 33578-8652
8338 1300 NO RP 21 02222023 NNNNNNNN 01 998882

MEADOW POINTE 4 CDD
3525 BELLMEADE CT
WESLEY CHAPEL FL 33543-2731

February 21, 2023
MEADOW POINTE 4 CDD

Invoice Number: 0058304022123
Account Number: 8338 13 001 0058304
Service At: 3525 BELLMEADE CT
WESLEY CHAPEL FL 33543-2731

Total Due by Auto Pay **\$99.93**

CHARTER COMMUNICATIONS
PO BOX 7186
PASADENA CA 91109-7186



MEADOW POINTE 4 CDD
 Invoice Number: 0058304022123
 Account Number:
 Security Code:

Contact Us
 Visit us at SpectrumBusiness.net
 Or, call us at 1-866-519-1263

8338 1300 NO RP 21 02222023 NNNNNNNN 01 998882

Charge Details

Previous Balance		99.93
Payment - Thank You	02/07	-99.93
Remaining Balance		\$0.00

Payments received after 02/21/23 will appear on your next bill.

Service from 02/21/23 through 03/20/23

Spectrum Business™ TV

Spectrum Business TV		24.99
Essentials		
Promotional Discount		-5.00
		\$19.99

Spectrum Business™ TV Total \$19.99

Spectrum Business™ Internet

Spectrum Business		129.99
Internet		
Promotional Discount		-80.00
Business WiFi		7.99
Security Suite		0.00
Domain Name		0.00
Vanity Email		0.00
Static IP 1		19.99
		\$77.97

Spectrum Business™ Internet Total \$77.97

Taxes, Fees and Charges

Communications Services Tax		1.97
Taxes, Fees and Charges Total		\$1.97
Current Charges		\$99.93
Total Due by Auto Pay		\$99.93

Billing Information

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

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

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

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

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

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



Continued on the next page...

Local Spectrum Store: 6013 Wesley Grove Blvd, Ste 108C, Wesley Chapel FL 33544 Store Hours: Mon thru Sat - 10:00am to 8:00pm; Sun - 12:00pm to 5:00pm



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





MEADOW POINTE 4 CDD
Invoice Number: 0058304022123
Account Number:
Security Code:

Contact Us

Visit us at SpectrumBusiness.net
Or, call us at 1-866-519-1263

8338 1300 NO RP 21 02222023 NNNNNNNN 01 998882

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

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

Video Closed Captioning Inquiries - Spectrum provided set-top boxes for video consumption support the ability for the user to enable or disable Closed Captions for customers with hearing impairment.

For immediate closed captioning concerns, call 1-855-707-7328 or email closedcaptioningsupport@charter.com.

To report a complaint on an ongoing closed captioning issue, please send your concerns via US Mail to W. Wesselman, Sr. Director, 2 Digital Place, Simpsonville, SC 29681, send a fax to 1-704-697-4935, call 1-877-276-7432 or email closedcaptioningissues@charter.com.



February 21, 2023

Invoice Number:
Account Number::
Security Code:

Meadow Pointe 4 Cdd
0058304022123




Contact Us

Visit us at [SpectrumBusiness.net](https://www.spectrumbusiness.net)
Or, call us at 1-866-519-1263

8338 1300 NO RP 21 02222023 NNNNNNNN 01 998882



Chester Merry Custom Woodworking		
Meadow Pointe IV CDD		
3434 Colwell Ave, Suite 200		
Tampa, FL 33614		
Build Custom Wood Backdrop Display 6'x8'		
2x4 wood frame construction with mitered corners		
3 individual legs with supports		
4" wide bead board panels		
Stain and finish per specifications		
Includes Labor and Materials		
Amount Due		\$240.00
Please remit payment to:		
Chester Merry		
PO Box 3		
Istachatta, FL 34636		

Clean Sweep Supply Co., INC.

206 E Waters Ave
Tampa, FL 33604 US
+1 8139329564
patrick@cleansweepsupply.biz



INVOICE

BILL TO
MEADOW POINTE COMMUNITY IV
MEADOW POINTE COMMUNITY IV
3902 MEADOW POINTE BLVD
WESLEY CHAPEL, FL 33543

INVOICE # 6275 DATE 03/03/2023 TERMS Net 30 DUE DATE 04/02/2023
SHIP DATE 03/07/2023

SKU	DESCRIPTION	QTY	RATE	AMOUNT
2630303	2630303 MOP BLUE LARGE BLENDED LOOPED-END 5" BAND 12/CS	4	11.95	47.80T
FU-9221	FU-9221 CONCUR NEUTRAL CLEANER 4/1 GL/CS	1	12.80	12.80T
9641	Floor Finish Appearance 2000 - gallon	3	27.75	83.25T

SUBTOTAL 143.85
TAX 0.00
TOTAL 143.85

BALANCE DUE

\$143.85
RECEIVED
03/08/23

Florida Sales and Use Tax Return

DR-15EZ
R. 01/20

Reporting Period

FEB 2023

HD/PM DATE:

□□/□□/□□

Certificate Number: 61-8015577602-5

Surtax Rate: .0100

Meadow Pointe IV CDD
3434 Colwell Ave Suite 200
Tampa, FL 33614

Location/Mailing Address Changes:

New Location Address: _____

Telephone Number: () _____

New Mailing Address: _____

FLORIDA DEPARTMENT OF REVENUE
5050 W TENNESSEE ST
TALLAHASSEE FL 32399-0120

Amount Due From Line 9
On Reverse Side □□□□ 6 2 . 5 5

Due:
Late After:

9100 0 20239999 0001003043 2 4999999999 0000 5

	DOLLARS				CENTS	
1. Gross Sales (Do not include tax)	□	□	□	8	9	3
2. Exempt Sales (Include these in Gross Sales, Line 1)	□	□	□	□	□	□
3. Taxable Sales/Purchases (Include Internet/Out-of-State Purchases)	□	□	□	8	9	3
4. Total Tax Due (Includes Discretionary Sales Surtax from Line B)	□	□	□	6	2	5
5. Less Lawful Deductions	□	□	□	□	□	□
6. Less DOR Credit Memo	□	□	□	□	□	□
7. Net Tax Due	□	□	□	6	2	5
8. Less Collection Allowance or Plus Penalty and Interest	□	□	□	□	□	□
9. Amount Due With Return (Enter this amount on front)	□	□	□	6	2	5

Under penalties of perjury, I declare that I have read this return and the facts stated in it are true.

Signature of Taxpayer *Fran Carroll* Date 03/08/23 Telephone # 813-944-1001
Signature of Preparer _____ Date _____ Telephone # _____

Discretionary Sales Surtax Information

A. Taxable Sales and Purchases NOT Subject to DISCRETIONARY SALES SURTAX □□□□ □□□□ □□□□ □□□□
B. Total Discretionary Sales Surtax Due □□□□ □□□□ 8 9 3

E-file / E-pay to Receive Collection Allowance

Please do not fold or staple.



Florida Leak Locators

14399 US Highway 19 N | Clearwater, FL 33764 | CPC1458685
800-557-2207 | floridaleak@aol.com | www.floridaleaklocators.com

RECIPIENT:

Meadow Pointe IV CDD

3902 Meadow Pointe Boulevard
Wesley Chapel, Florida 33543

SERVICE ADDRESS:

3902 Meadow Pointe Boulevard
Wesley Chapel, Florida 33543

For Services Rendered

Invoice #12175054

Issued 02/21/2023

Due 02/21/2023

Total \$1,700.00

Account Balance \$1,700.00

PRODUCT / SERVICE	DESCRIPTION	QTY.	UNIT PRICE	TOTAL
-------------------	-------------	------	------------	-------

02/21/2023



FLORIDA LEAK LOCATORS

Florida Leak Locators

14399 US Highway 19 N | Clearwater, FL 33764 | CPC1458685
800-557-2207 | floridaleak@aol.com | www.floridaleaklocators.com

PRODUCT / SERVICE	DESCRIPTION	QTY.	UNIT PRICE	TOTAL
-------------------	-------------	------	------------	-------

Repair - Commercial Gutter Line	<p>Florida Leak Will:</p> <ul style="list-style-type: none"> • Cut approx 2 x 2 opening in deck behind broken gutter line if needed • Jackhammer concrete if needed • Excavate opening to broken line • Remove Gutter Cup • Replumb slipped line with new cup • Hydraulic cement around new cup • Test gutter line • Back fill opening with cement if needed 	1	\$1,800.00	\$1,800.00*
---------------------------------	--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------	---	------------	-------------

We bring the concrete back up flush to existing deck unless customer notifies us in advance in writing to leave short for refinishing if needed. We do not refinish the deck. If there are pavers, Florida Leak Locators will put the pavers back. It is highly suggested that you have a few extra pavers on hand as they can break when taking them out. The Specific Area(s) repaired is guaranteed for two years. If your pool should leak again, we will come out to check the specific areas repaired only. If there is another problem not associated with the repairs, a new leak test will need to be performed with payment due at the time of the detection. Any additional repairs will need to be quoted separately.

Customer is aware that the pool may need to be partially drained to perform repair. Do not heavily chlorinate pool. Chlorine level in the pool should be allowed to dissipate prior to the repair day. Customer is responsible for re-filling and rebalancing pool.

Payment is due and payable at the time repair is completed unless other arrangements have been made with the Florida Leak Locators office. I acknowledge cancellation of appointment for any reason must be AT LEAST 48 hours prior to day of scheduled appointment or there will be a cancellation fee of \$200.00. This proposal is valid for thirty days.

FLORIDA LEAK LOCATORS
14399 US Highway 19 N - Clearwater, Florida
33764
(800) 557-2207 (727) 202-6812 Pinellas (813) 355-7130 Tampa
(941) 932-3022 Sarasota (727) 202-6814 Fax
www.Floridaleaklocators.com FL Lic -
CPC 1458685



FLORIDA LEAK LOCATORS

Florida Leak Locators

14399 US Highway 19 N | Clearwater, FL 33764 | CPC1458685
800-557-2207 | floridaleak@aol.com | www.floridaleaklocators.com

PRODUCT / SERVICE	DESCRIPTION	QTY.	UNIT PRICE	TOTAL
Discount Leak Test Credit	Leak Test Credit	1	-\$100.00	-\$100.00*

RECEIVED
03/02/23

* Non-taxable

NOTE: Bodies of water can lose up to 1/4" a day from evaporation under normal operating conditions.

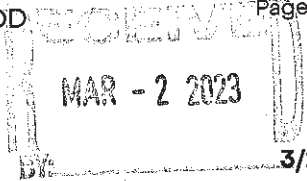
Thank you for your business. Please contact us with any questions regarding this invoice.

A Plus Pool Services 26-4005552

Total	\$1,700.00
Account balance	\$1,700.00



Your Monthly Invoice



Account Summary

New Charges Due Date 3/21/23
Billing Date 2/25/23
Account Number
PIN
Previous Balance 398.37
Payments Received Thru 2/01/23 -318.37
 Thank you for your payment!
Other Charges & Credits -100.00
Balance Forward -20.00
New Charges 398.38
Total Amount Due **\$378.38**



ANYTIME,
ANYWHERE
SUPPORT

Our new MyFrontier® app makes it easy to manage your account, make a payment, track your orders and get support on the go.

frontier.com/resources/myfrontier-mobile-app

**WAYS
TO PAY
YOUR
BILL**



[frontier.com/
signupforautopay](http://frontier.com/signupforautopay)



800-801-6652



Get it on Google Play



Download on the App Store

MyFrontier app

PAYMENT STUB

Total Amount Due **\$378.38**

New Charges Due Date 3/21/23

Account Number 813-973-3003-101308-5

Amount Enclosed \$



P.O. Box 211579
Eagan, MN 55121-2879

6790 0007 NO RP 25 02252023 NNNNNNYYN 01 003724 0015

MEADOW POINTE IV CDD
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390



Mail Payment To:

FRONTIER
PO BOX 740407
CINCINNATI, OH 45274-0407



⑆0008139733003101308000000000000000378385



Date of Bill
Account Number

2/25/23

NEXT-GENERATION BUSINESS COMMUNICATIONS

Easy-to-manage HD phone system
One simple app for phone, video,
messaging, SMS and fax
Includes video meetings at no
added cost*

Frontier® + RingCentral starting at

\$24.99

/mo. when bundled with Frontier Fiber

*Standard package

business.frontier.com/unified-communications



For help: Customer Service at frontier.com/helpcenter or chat at frontier.com/chat. Visually impaired/TTY customers, call 711. For languages other than English or Spanish, call 1-833-557-1929.

PAYING YOUR BILL, LATE PAYMENTS, RETURNED CHECK FEES and PAST DUE BALANCES

You are responsible for all legitimate, undisputed charges on your bill. Paying by check authorizes Frontier to make a one-time electronic funds transfer from your account, as early as the day your check is received. When making an online payment, please allow time for the transfer of funds. If funds are received after the due date, you may be charged a fee, your service may be interrupted, and you may incur a reconnection charge to restore service. A fee may be charged for a bank returned check. Continued nonpayment of undisputed charges (incl. 900 and long distance charges) may result in collection action and a referral to credit reporting agencies, which may affect your credit rating.

IMPORTANT CONSUMER MESSAGES

You must pay all basic local service charges to avoid basic service disconnection. Failure to pay other charges will not cause disconnection of your basic service but this may cause other services to be terminated. Frontier Bundles may include charges for both basic and other services. Frontier periodically audits its bills to ensure accuracy which may result in a retroactive or future billing adjustment. Internet speed, if noted, is the maximum wired connection speed for selected tier; Wi-Fi speeds may vary; actual and average speed may be slower and depends on multiple factors. Performance details are at frontier.com/internetdisclosures.

SERVICE TERMS

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Date of Bill
Account Number

2/25/23

Detail of Other Charges & Credits
Bundle discount -100.00

CURRENT BILLING SUMMARY

Local Service from 02/25/23 to 03/24/23

Qty Description	813/973-3003.0	Charge
Basic Charges		
2 OneVoice Nationwide		59.98
\$10 Voice Discount per Line When Bundled with Internet		
2 OneVoice Access Line		
2 OneVoice Long Distance Intra		
2 OneVoice Long Distance Inter		
2 OneVoice Features		
2 Multi-Line Federal Subscriber Line Charge		16.80
Carrier Cost Recovery Surcharge		13.99
2 Access Recovery Charge Multi-Line Business		7.16
Federal Subscriber Line Charge - Bus		6.50
Access Recovery Charge-Business		2.50
Frontier Roadwork Recovery Surcharge		1.75
FCA Long Distance - Federal USF Surcharge		11.08
Federal USF Recovery Charge		10.76
Total Basic Charges		130.52
Non Basic Charges		
Business Fiber Internet 500/500M		54.99
5 Usable Static IP Addresses		25.00
2 Federal Primary Carrier Multi Line Charge		23.98
Multi-Device Security		5.99
FCA Long Distance - Federal USF Surcharge		7.82
Total Non Basic Charges		117.78
Video		
2 TV Standard Set-Top Box		22.00
FiberOptic TV - Business Extreme HD - Public		104.99
Sports/Broadcast TV Fee		22.99
FCC Regulatory Recovery Fee		.10
Total Video		150.08
TOTAL		398.38

CIRCUIT ID DETAIL

10/KQXA/509509/ /V2FL

Detail of Frontier Com of America Charges

Toll charged to 813/973-3003

Legend Call Types:

DD - Day
DN - Night

Caller Summary Report

	Calls	Minutes	Amount
Main Number	16	39	.00
***Customer Summary	16	39	.00

Caller Summary Report

	Calls	Minutes	Amount
Interstate	7	12	.00
Intrastate	9	27	.00
***Customer Summary	16	39	.00

CUSTOMER TALK

If your bill reflects that you owe a Balance Forward, you must make a payment immediately in order to avoid collection activities. You must pay a minimum of \$378.38 by your due date to avoid disconnection of your local service. All other charges should be paid by your due date to keep your account current.

If you have a question or concern about Closed Captioning on any program, please call the Frontier Center for Customers with Disabilities at 1-877-462-6606 or email Video.Closed.Captioning@ftr.com Written correspondence can be faxed to 1-805-262-0728, or mailed to Frontier Communications, 2560 Teller Road, Thousand Oaks, CA 91320, Attn: Kate Card. DO NOT mail payment to this address.

For up-to-date channel information please visit: <http://frontier.com/channelupdates>

If your unresolved complaint involves FiberOptic TV, an additional contact may be under Local Franchise Authority.

Local Franchise Authority - FiberOptic TV Your FCC Community ID is: FL1308







Your Monthly Invoice

Account Summary

New Charges Due Date	2/13/23
Billing Date	1/19/23
Account Number	
PIN	5
Previous Balance	60.99
Payments Received Thru 1/19/23	.00
Balance Forward	60.99
New Charges	75.90
Total Amount Due	\$136.89



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6790 0007 NO RP 19 01192023 NNNNNNNY 01 004625 0016

MEADOW POINTE IV CDD- MERIDIA
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390



PAYMENT STUB

Total Amount Due **\$136.89**

New Charges Due Date 2/13/23

Account Number 813-994-0164-071921-5

Amount Enclosed \$ _____

To change your billing address, call 1-800-921-8102

Mail Payment To:

FRONTIER
PO BOX 740407
CINCINNATI, OH 45274-0407



367065813994016407192100000060990000136895



Date of Bill
Account Number

1/19/23

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You are responsible for all legitimate, undisputed charges on your bill. Paying by check authorizes Frontier to make a one-time electronic funds transfer from your account, as early as the day your check is received. When making an online payment, please allow time for the transfer of funds. If funds are received after the due date, you may be charged a fee, your service may be interrupted, and you may incur a reconnection charge to restore service. A fee may be charged for a bank returned check. Continued nonpayment of undisputed charges (incl. 900 and long distance charges) may result in collection action and a referral to credit reporting agencies, which may affect your credit rating.

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Date of Bill
Account Number

1/19/23

CURRENT BILLING SUMMARY

Local Service from 01/19/23 to 02/18/23

Table with columns: Qty Description, Charge. Rows include Basic Charges (14.91), Non Basic Charges (55.99, 5.00), and a TOTAL of 75.90.

CUSTOMER TALK

If your bill reflects that you owe a Balance Forward, you must make a payment immediately in order to avoid collection activities. You must pay a minimum of \$14.91 by your due date to avoid disconnection of your local service. All other charges should be paid by your due date to keep your account current.



** ACCOUNT ACTIVITY **

Table with columns: Qty Description, Order Number, Effective Dates, Charge. Rows include 1 Late Payment Fee (14.91) and a Subtotal of 14.91.





FRONTIER
Important Information

Avoid account suspension by paying your past-due balance immediately. Log in to frontier.com or use the MyFrontier app for latest balances and due dates.

MEADOW POINTE IV CDD-

Your Monthly Invoice RECEIVED

Account Summary	FEB 27 2023	
New Charges Due Date		3/15/23
Billing Date		2/19/23
Account Number		
PIN		
Previous Balance		136.89
Payment not received by 2/19/23		.00
Balance Forward, due immediately		136.89
New Charges		77.04
Total Amount Due		\$213.93



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MEADOW POINTE IV CDD- MERIDIA
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390



PAYMENT STUB

Total Amount Due **\$213.93**

New Charges Due Date 3/15/23

Account Number 813-994-0164-071921-5

Amount Enclosed \$ _____

Mail Payment To:

FRONTIER
PO BOX 740407
CINCINNATI, OH 45274-0407



77 7054813994016407192100000136890000213935



Date of Bill
Account Number

2/19/23

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Date of Bill
Account Number

2/19/23

CURRENT BILLING SUMMARY

Local Service from 02/19/23 to 03/18/23

Qty Description	813/994-0164.0	Charge
Basic Charges		
Other Charges-Detailed Below		16.05
Total Basic Charges		16.05
Non Basic Charges		
Business FiberOptic Internet 100/100M		55.99
\$10.00 Discount through 07/18/23		
1 Usable Static IP Address		5.00
Total Non Basic Charges		60.99
TOTAL	77.04	

If your bill reflects that you owe a Balance Forward, you must make a payment immediately in order to avoid collection activities. You must pay a minimum of \$30.96 by your due date to avoid disconnection of your local service. All other charges should be paid by your due date to keep your account current.



**** ACCOUNT ACTIVITY ****

Qty Description	Order Number	Effective Dates	Charge
1 Late Payment Fee		2/19	16.05
813/994-0164		Subtotal	16.05
Subtotal			16.05





Your Monthly Invoice

Account Summary

New Charges Due Date	1/12/23
Billing Date	12/19/22
Account Number	
PIN	5
Previous Balance	371.50
Payments Received Thru 12/14/22	-371.50
Thank you for your payment!	
Balance Forward	.00
New Charges	60.99
Total Amount Due	\$60.99



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6790 0007 NO RP 19 12192022 NNNNNNNY 01 004527 0015

MEADOW POINTE IV CDD- MERIDIA
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390



PAYMENT STUB

Total Amount Due **\$60.99**

New Charges Due Date 1/12/23

Account Number 813-994-0164-071921-5

Amount Enclosed \$ _____

To change your billing address, call 1-800-921-8102

Mail Payment To:

FRONTIER
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CINCINNATI, OH 45274-0407



3670068139940164071921000000000000000000060995



Date of Bill
Account Number

12/19/22

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Date of Bill
Account Number

12/19/22

CURRENT BILLING SUMMARY

Local Service from 12/19/22 to 01/18/23

Qty Description 813/994-0164.0 Charge

Non Basic Charges

Business FiberOptic Internet 100/100M 55.99

\$10.00 Discount through 07/18/23

1 Usable Static IP Address 5.00

Total Non Basic Charges 60.99

TOTAL 60.99







RECEIVED
FEB 27 2023

Your Monthly Invoice

Account Summary BY: 3/16/23
New Charges Due Date
Billing Date 2/20/23
Account Number
PIN
Previous Balance 136.89
Payments Received Thru 2/01/23 -136.89
 Thank you for your payment!
Balance Forward .00
New Charges 60.99
Total Amount Due **\$60.99**



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WHINSENTON SUB DIVISION
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390



PAYMENT STUB

Total Amount Due **\$60.99**
New Charges Due Date 3/16/23
Account Number 813-994-1603-072021-5
Amount Enclosed \$ _____

Mail Payment To:

FRONTIER
PO BOX 740407
CINCINNATI, OH 45274-0407



1681399416030720210000000000000000060995

Date of Bill
Account Number

2/20/23

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Date of Bill
Account Number

2/20/23

CURRENT BILLING SUMMARY

Local Service from 02/20/23 to 03/19/23

Qty Description	813/994-1603.0	Charge
Non Basic Charges		
Business FiberOptic Internet 100/100M		55.99
\$10.00 Discount through 07/19/23		
1 Usable Static IP Address		5.00
Total Non Basic Charges		60.99
TOTAL	60.99	







Your Monthly Invoice

Account Summary

New Charges Due Date	3/12/23
Billing Date	2/19/23
Account Number	
PIN	
Previous Balance	70.99
Payments Received Thru 3/15/23	-70.99
Thank you for your payment!	
Balance Forward	.00
New Charges	70.99
Total Amount Due	\$70.99





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Date of Bill
Account Number

2/19/23

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Date of Bill
Account Number

2/19/23

CURRENT BILLING SUMMARY

Local Service from 03/19/23 to 04/18/23

Qty Description	813/994-1915.0	Charge
Non Basic Charges		
Business FiberOptic Internet 100/100M		65.99
1 Usable Static IP Address		5.00
Total Non Basic Charges		70.99
TOTAL		70.99







RECEIVED
MAR 06 2023

WINDSOR MPIV CDD

Your Monthly Invoice

Account Summary

New Charges Due Date	3/27/23
Billing Date	3/01/23
Account Number	
PIN	
Previous Balance	54.99
Payments Received Thru 2/13/23	-54.99
Thank you for your payment!	
Balance Forward	.00
New Charges	54.99
Total Amount Due	\$54.99



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FRONTIER

P.O. Box 211579
Eagan, MN 55121-2879

6790 0007 NO RP 01 03012023 NNNNNNNY 01 000631 0003

WINDSOR MPIV CDD
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390



PAYMENT STUB

Total Amount Due	\$54.99
New Charges Due Date	3/27/23
Account Number	813-994-4607-042922-5
Amount Enclosed	\$

Mail Payment To:

FRONTIER
PO BOX 740407
CINCINNATI, OH 45274-0407



53700981399446070429220000000000000000000054995



Date of Bill
Account Number

3/01/23

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Date of Bill
Account Number

3/01/23

CURRENT BILLING SUMMARY

Local Service from 03/01/23 to 03/31/23

Qty Description	813/994-4607.0	Charge
Non Basic Charges		
Business Fiber Internet 300/300M		49.99
Price Guarantee through 04/28/24		
1 Usable Static IP Address		5.00
Price Guarantee through 04/28/24		
Total Non Basic Charges		54.99
TOTAL		54.99







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MEADOW POINTE IV CDD

Page 1 of 4

RECEIVED

Your Monthly Invoice

FEB 13 2023

Account Summary

New Charges Due Date

3/02/23

Billing Date

2/06/23

Account Number

PIN

Previous Balance

136.89

Payment not received by 2/06/23

.00

Balance Forward, due immediately

136.89

New Charges

77.04

Total Amount Due

\$213.93

RECEIVED
02/13/23



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MEADOW POINTE IV CDD
ENCLAVE SUB DIVISION
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390



PAYMENT STUB

Total Amount Due

\$213.93

New Charges Due Date

3/02/23

Account Number

813-994-4731-080621-5

Amount Enclosed

\$

To change your billing address, call 1-800-921-8102

Mail Payment To:

FRONTIER
PO BOX 740407
CINCINNATI, OH 45274-0407



54813994473108062100000136890000213935



FRONTIER

Date of Bill
Account Number

2/06/23

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Date of Bill
Account Number

2/06/23

CURRENT BILLING SUMMARY

Local Service from 02/06/23 to 03/05/23

Qty Description	813/994-4731.0	Charge	
Basic Charges			
Other Charges-Detailed Below		16.05	
Total Basic Charges		16.05	
Non Basic Charges			
Business FiberOptic Internet 100/100M		55.99	
\$10.00 Discount through 08/05/23			
1 Usable Static IP Address		5.00	
Total Non Basic Charges		60.99	
TOTAL		77.04	

If your bill reflects that you owe a Balance Forward, you must make a payment immediately in order to avoid collection activities. You must pay a minimum of \$30.96 by your due date to avoid disconnection of your local service. All other charges should be paid by your due date to keep your account current.



**** ACCOUNT ACTIVITY ****

Qty	Description	Order Number	Effective Dates	
1	Late Payment Fee		2/06	16.05
	813/994-4731		Subtotal	16.05
Subtotal				16.05





MEADOW POINTE IV CDD

RECEIVED

Your Monthly Invoice

MAR 13 2023

Account Summary

New Charges Due Date	3/30/23
Billing Date	3/06/23
Account Number	
PIN	
Previous Balance	213.93
Payments Received Thru 2/13/23	-213.93
Thank you for your payment!	
Balance Forward	.00
New Charges	60.99
Total Amount Due	\$60.99



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PAYMENT STUB

Total Amount Due	\$60.99
New Charges Due Date	3/30/23
Account Number	813-994-4731-080621-5
Amount Enclosed	\$



P.O. Box 211579
Eagan, MN 55121-2879

6790 0007 NO RP 06 03062023 NNNNNNNY 01 000733 0003

MEADOW POINTE IV CDD
ENCLAVE SUB DIVISION
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390



Mail Payment To:

FRONTIER
PO BOX 740407
CINCINNATI, OH 45274-0407



0681399447310806210000000000000000060995



Date of Bill
Account Number

3/06/23

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Date of Bill
Account Number

3/06/23

CURRENT BILLING SUMMARY

Local Service from 03/06/23 to 04/05/23

Qty Description	813/994-4731.0	Charge
Non Basic Charges		
Business FiberOptic Internet 100/100M		55.99
\$10.00 Discount through 08/05/23		
1 Usable Static IP Address		5.00
Total Non Basic Charges		60.99
TOTAL	60.99	







MEADOW POINTE IV CDD

RECEIVED

Your Monthly Invoice

DEC 12 2022

Account Summary

New Charges Due Date	12/30/22
Billing Date	12/06/22
Account Number	
PIN	
Previous Balance	60.99
Payments Received Thru 11/25/22	-60.99
Thank you for your payment!	
Balance Forward	.00
New Charges	60.99
Total Amount Due	\$60.99





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MEADOW POINTE IV CDD
 ENCLAVE SUB DIVISION
 3434 COLWELL AVE STE 200
 TAMPA FL 33614-8390



PAYMENT STUB

Total Amount Due	\$60.99
New Charges Due Date	12/30/22
Account Number	813-994-4731-080621-5
Amount Enclosed	\$

To change your billing address, call 1-800-921-8102

Mail Payment To:
 FRONTIER
 PO BOX 740407
 CINCINNATI, OH 45274-0407



81399447310806210000000000000000060995



Date of Bill
Account Number

12/06/22

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Date of Bill
Account Number

12/06/22

CURRENT BILLING SUMMARY

Local Service from 12/06/22 to 01/05/23

Qty Description 813/994-4731.0

Non Basic Charges

Business FiberOptic Internet 100/100M 55.99

\$10.00 Discount through 08/05/23

1 Usable Static IP Address 5.00

Total Non Basic Charges 60.99

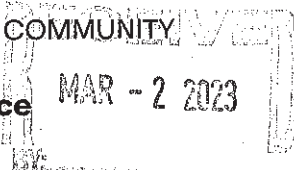
TOTAL 60.99

CUSTOMER TALK

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Your Monthly Invoice

Account Summary

New Charges Due Date	3/19/23
Billing Date	2/23/23
Account Number	
PIN	
Previous Balance	60.99
Payments Received Thru 2/01/23	-60.99
Thank you for your payment!	
Balance Forward	.00
New Charges	60.99
Total Amount Due	\$60.99



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PAYMENT STUB

Total Amount Due **\$60.99**

New Charges Due Date 3/19/23

Account Number 813-994-6437-121521-5

Amount Enclosed **\$**



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Eagan, MN 55121-2879

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MEADOW POINTE IV COMMUNITY
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390



Mail Payment To:

FRONTIER
PO BOX 740407
CINCINNATI, OH 45274-0407



400681399464371215210000000000000000060995



Date of Bill

2/23/23

Account Number

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Date of Bill
Account Number

2/23/23

CURRENT BILLING SUMMARY

Local Service from 02/23/23 to 03/22/23

Qty Description	813/994-6437.0	Charge
Non Basic Charges		
Business FiberOptic Internet 100/100M		55.99
\$10.00 Discount through 07/22/23		
1 Usable Static IP Address		5.00
Total Non Basic Charges		60.99
TOTAL	60.99	







Your Monthly Invoice

Account Summary

New Charges Due Date	1/30/23
Billing Date	1/06/23
Account Number	
PIN	6
Previous Balance	60.99
Payments Received Thru 1/06/23	.00
Balance Forward	60.99
New Charges	75.90
Total Amount Due	\$136.89



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MEADOW POINTE IV CDD
ENCLAVE SUB DIVISION
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390



PAYMENT STUB

Total Amount Due **\$136.89**

New Charges Due Date 1/30/23

Account Number 813-994-4731-080621-5

Amount Enclosed \$ _____

To change your billing address, call 1-800-921-8102

Mail Payment To:

FRONTIER
PO BOX 740407
CINCINNATI, OH 45274-0407



421065813994473108062100000060990000136895



Date of Bill
Account Number

1/06/23

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Date of Bill
Account Number

1/06/23

CURRENT BILLING SUMMARY

Local Service from 01/06/23 to 02/05/23

Qty Description	813/994-4731.0	Charge
Basic Charges		
Other Charges-Detailed Below		14.91
Total Basic Charges		14.91
Non Basic Charges		
Business FiberOptic Internet 100/100M		55.99
\$10.00 Discount through 08/05/23		
1 Usable Static IP Address		5.00
Total Non Basic Charges		60.99
TOTAL	75.90	

CUSTOMER TALK

If your bill reflects that you owe a Balance Forward, you must make a payment immediately in order to avoid collection activities. You must pay a minimum of \$14.91 by your due date to avoid disconnection of your local service. All other charges should be paid by your due date to keep your account current.



**** ACCOUNT ACTIVITY ****

Qty Description	Order Number	Effective Dates	
1 Late Payment Fee		1/06	14.91
813/994-4731		Subtotal	14.91
Subtotal			14.91



Meadow Pointe IV Workshop Meeting

Meeting Date: 3/1/2023

SUPERVISOR PAY REQUEST

<u>Name of Board Supervisor</u>	<u>Check if paid</u>
Megan McNeil	Yes
Liane Sholl	Yes
George Lancos	Yes
Scott Page	Yes
Michael Scanlon	Yes

RECEIVED
03/02/23

(*) Does not get paid

NOTE: Supervisors are only paid if checked.

EXTENDED MEETING TIMECARD

Meeting Start Time:	7:01 am
Meeting End Time:	10:15 pm
Total Meeting Time:	

Time Over (3) Hours:

Total at \$ 175 per Hour:

ADDITIONAL OR CONTINUED MEETING TIMECARD

Meeting Date:	3/1/23
<u>Additional</u> or Continued Meeting?	Additional
Total Meeting Time:	1.14
Total at \$175 per Hour:	175.00 \$0.00

Business Mileage Round Trip	
IRS Rate per Mile	\$0.655
Mileage to Charge	8.51 \$0.00

DM Signature: Day Adams

Meadow Pointe IV Budget Workshop Meeting

Meeting Date: 3/20/2023

SUPERVISOR PAY REQUEST

<u>Name of Board Supervisor</u>	<u>Check if paid</u>
Megan McNeil	yes
Liane Sholl	yes
George Lancos	yes
Scott Page	yes
Michael Scanlon	yes

RECEIVED
03/20/23

(*) Does not get paid

NOTE: Supervisors are only paid if checked.

EXTENDED MEETING TIMECARD

Meeting Start Time:	9:03am
Meeting End Time:	11:50am
Total Meeting Time:	2.53


Time Over (3) 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	\$0.655
Mileage to Charge	\$0.00

DM Signature: 

Meadow Pointe IV Regular Meeting

Meeting Date: 3/8/2023

SUPERVISOR PAY REQUEST

Name of Board Supervisor	Check if paid
Megan McNeil	Yes
Liane Sholl	Yes
George Lancos	No
Scott Page	Yes
Michael Scanlon	Yes

RECEIVED
03/10/23

(*) Does not get paid

NOTE: Supervisors are only paid if checked.

EXTENDED MEETING TIMECARD

Meeting Start Time:	10:03am
Meeting End Time:	11:57am
Total Meeting Time:	1.54

Time Over (3) 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	\$0.655
Mileage to Charge	\$0.00

DM Signature: Daryl Adams

INVOICE

State Wildlife Trapper
2103 w rio vista ave
Tampa, FL 33603

trapperjerry@gmail.com
813-390-9578



Meadow Pointe IV CDD

Bill to

Meadow Pointe IV Community
Development District
Meadow Point IV CDD
3902 Meadow Pointe Blvd
Wesley Chapel, FL 335435700
USA

Invoice details

Invoice no.: 1741
Invoice date: 03/16/2023
Terms: Net 15
Due date: 03/31/2023

Product or service

Amount

1. State Wildlife Service	1 × \$1,200.00	\$1,200.00
----------------------------------	----------------	------------

Service for March 2023

4 Cameras/1 Trap currently in use.

LTD: Hogs Removed: 272

YTD: Hogs Removed: 10

MTD: Hogs Removed: 3

Note:

We are using every means possible in order to eliminate the hog population in your area.



Total

\$1,200.00

Note to customer

Thank you for doing business with us.

Make all checks payable to: Jerry Richardson

A late fee of 15% late fee will be applied if not paid within 10 days from date.

If you have any questions concerning this invoice, please contact:
Jerry Richardson, Phone 813-390-9578; email -
trapperjerry@gmail.com

A 30 day notice is required to terminate trapping service in writing.
Termination fees may apply.

Please Remit Payment to:

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



Invoice 201902

Bill To
Meadow Pointe IV CDD c/o Rizzetta and Company 3434 Colwell Ave Suite 200 Tampa, FL 33614

Date	Due Date
03/01/23	3/16/2023
Account Owner	PO#
Angel Rivera	

Item	Amount
#174314 - Meadow Pointe IV - 2022/2023 Maintenance Contract March 2023	\$21,300.54



Grand Total \$21,300.54

1-30 Days	31-60 Days (Past Due)	61-90 Days (Past Due)	91-120 Days (Past Due)	121+ Days (Past Due)
\$21,300.54	\$21,300.54	\$0.00	\$0.00	\$0.00

**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.

Please Remit Payment to:

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



Invoice 202199

Bill To
Meadow Pointe IV CDD c/o Rizzetta and Company 3434 Colwell Ave Suite 200 Tampa, FL 33614

Date	Due Date
03/01/23	3/16/2023
Account Owner	PO#
Angel Rivera	

Item	Amount
#193004 - Coco Brown mulch	\$29,120.00

Plant Material - 02/27/2023

Coco brown mulch install

Yards for each entrance

Shell wood 4 - \$208

Park Monte 16 - \$832

Whinsenton 16 - \$832

Meadow Pointe North 20 - \$1040

Haven 50-\$2600

Windsor 50 - \$2600

Meridian 50 - \$2600

Meadow Pointe IV 354 - \$18,408

RECEIVED
03/01/23

Grand Total \$29,120.00

1-30 Days	31-60 Days (Past Due)	61-90 Days (Past Due)	91-120 Days (Past Due)	121+ Days (Past Due)
\$50,420.54	\$21,300.54	\$0.00	\$0.00	\$0.00

**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.

Please Remit Payment to:

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



Invoice 202941

Bill To
Meadow Pointe IV CDD c/o Rizzetta and Company 3434 Colwell Ave Suite 200 Tampa, FL 33614

Date	Due Date
03/01/23	3/16/2023
Account Owner	PO#
Angel Rivera	

Item	Amount
#156911 - Silverthorne @ Tennis	\$364.00

Fuel Surcharge 3% - 06/25/2022

ME: Landscape Enhancements - 03/02/2023



Grand Total \$364.00

1-30 Days	31-60 Days (Past Due)	61-90 Days (Past Due)	91-120 Days (Past Due)	121+ Days (Past Due)
\$50,784.54	\$0.00	\$0.00	\$0.00	\$0.00

**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.

Meadow Pointe IV CDD

<u>Date</u>	<u>Vendor</u>	<u>Description</u>	<u>GL Code</u>	<u>Amount</u>
02/01/23	Walmart	Clubhouse Supplies	57200-4619	(14.96)
02/06/23	Office Depot	Office Supplies	57200-4619	(253.66)
02/06/23	Walmart	Clubhouse Supplies	57200-4619	(43.66)
02/13/23	Sams Club	Cleaning Supplies	57200-4619	(61.19)
02/14/23	Marine Rescue	Pool Safety Equipment	57200-4647	(279.45)
02/21/23	Sams Club	Cleaning Supplies	57200-4619	(48.64)
02/21/23	Walmart	Clubhouse Supplies	57200-4619	(22.37)
02/22/23	Sams Club	Vacuum Cleaner for Clubhouse	57200-4619	(160.99)
02/24/23	Marine Rescue	Pool Safety Equipment	57200-4647	(29.95)
02/24/23	Amazon	Special Events	57400-4775	(25.65)
02/27/23	Amazon	Special Events	57400-4775	(28.38)
02/27/23	Walmart	Clubhouse Supplies	57200-4619	(53.64)
02/28/23	Walmart	Gift Card Lori Christmas/Sport Equip.	57400-4775	(214.82)

Total Amount to Replenish

\$ (1,237.36)

Darryl Adams

District Manager

3-7-23

Date

P.4

MP Water coffee supp.

Give us feedback @ survey.walmart.com
Thank you! ID #:7SGXLN160L1L



813-262-2180 Mgr: ALEJANDRA
28500 STATE ROAD 54
WESLEY CHAPEL, FL 33543

ST# 03418	OP# 000541	TE# 21	TR# 07624	
GV	SL WATER	007874227909	F	5.36
GV	SL WATER	007874227909	F	5.36
GV	SUGAR CAN	007874243403	F	2.12
GV	SUGAR CAN	007874243403	F	2.12
	SUBTOTAL			14.96
	TOTAL			14.96
	DEBIT TEND			14.96
	CHANGE DUE			0.00

EFT DEBIT PAY FROM PRIMARY
14.96 TOTAL PURCHASE
US DEBIT ***** 1186 I 0
REF # 303100460596
NETWORK ID. 0076 APPR CODE 451920
US DEBIT
AID A0000000980840
TC A528499680F539C3
*Pin Verified
TERMINAL # 88336361

01/31/23 12:01:12
ITEMS SOLD 4
TC# 4778 8860 9183 6075 7644



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01/31/23 12:01:26

MP

Office DEPOT OfficeMax

WESLEY CHAPEL - (813) 994-4131
02/04/2023 12:06 PM



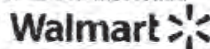
2603-1-3441-1021453-22.12.2

541111 HCF,LTR,1/5 GR	22.29 SS
308114 CLP,PPR,NSKD,J	13.29 SS
655233 PEN,UNI-BALL,P	11.99 SS
489461 TAPE,3/4X1000,	27.69SS
Instant Savings	-7.70
You Pay	19.99SS
404106 CLIP,BNDR,30PK	9.59 SS
211987 BDR,OD,VW,1.5"	
5 @ 10.59	52.95
Instant Savings	-19.00
You Pay	33.95SS
217117 BDR,OD,VW,2",N	
4 @ 13.79	55.16
Instant Savings	-21.16
You Pay	34.00SS
617206 PPR,IMAGEPRNT,	75.99SS
Instant Savings	-16.00
You Pay	59.99SS
681360 TOTE,FILE,CLR/	
2 @ 19.99	39.98
Instant Savings	-8.00
You Pay	31.98SS
Subtotal	237.07
FL 7.0% Sales Tax	16.59
Total	253.66
Debit Card 1186:	253.66

AUTH CODE 088776
TDS Chip Read
AID A0000000980840 US#DEBIT
TVR 8000048000
CVS PIN Verified

MP water coffee supp

Give us feedback @ survey.walmart.com
Thank you! ID #:7SH6N9160M7R



813-262-2180 Mgr: ALEJANDRA
28500 STATE ROAD 54
WESLEY CHAPEL, FL 33543

ST# 03418 DP# 000067 TEN 15 TR# 08/76
GV DONUT 96 007874214136 F 25.98 0
ORIG CRMR 007874223604 F 3.48 0
ORIG CRMR 007874223604 F 3.48 0
GV .5L WATER 007874227909 F 5.36 0
GV .5L WATER 007874227909 F 5.36 0
SUBTOTAL 43.66
TOTAL 43.66
DEBIT TEND 43.66
CHANGE DUE 0.00
EFT DEBIT PAY FROM PRIMARY
43.66 TOTAL PURCHASE
US DEBIT **** * 1186 1 0
REF # 303500103470
NETWORK ID: 0076 APPR CODE 079543
US DEBIT
AID A0000000980840
TC CAD544380905AEFB
*Pin Verified
TERMINAL # 11311087
02/04/23 12:42:04
ITEMS SOLD 5
TC# 1029 6343 7585 4181 0442



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02/04/23 12:42:15

p.1

MP water, 1st aid

Give us feedback @ survey.walmart.com
Thank you! ID #:7SH6N9160CT9



813-262-2180 Mgr: ALEJANDRA
28500 STATE ROAD 54
WESLEY CHAPEL, FL 33543

ST# 03418 DP# 000337 TEN 21 TR# 01632
CLOTH TAPE 2 068113115732H 2.82
ED PREP PAD 068113115736H 1.47
ED TRIP ANTI 068113108255H 2.50
ED SS 20CT 068113100673H 1.92
GZ PD 2X2 25 068113116167H 2.94
GV .5L WATER 007874227909 F 5.36
GV .5L WATER 007874227909 F 5.36
SUBTOTAL 22.37
TOTAL 22.37
DEBIT TEND 22.37
CHANGE DUE 0.00
EFT DEBIT PAY FROM PRIMARY
22.37 TOTAL PURCHASE
US DEBIT **** * 1186 I 0
REF # 304900305660
NETWORK ID: 0076 APPR CODE 329400
US DEBIT
AID A0000000980840
TC D1516F803881FA6
*Pin Verified
TERMINAL # 11336361
02/18/23 18:47:04
ITEMS SOLD 7
TC# 2821 2015 6427 0940 4021



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02/18/23 18:47:10

Feb 8, 2023
Order 10039034594

\$61.19 (2 items)

Shipping items (2)

LORI STANGER
6355 HIGH CORNER RD
BROOKSVILLE, FL 34602
(352) 584-0862

Member's Mark Simple Tie Heavy Duty Black Trash Bags (55 gal. Qty 1, 80 ct.) \$24.98
Item 440053

Genuine Joe Fungicidal Deodorizing Urinal Z-Mat (6 ct.) Qty 1 \$32.48
Item 920026581

Subtotal (2 items) \$57.46
Shipping \$0.00
Product fees \$0.00
Sales tax \$3.73
Gift Option \$0.00

Total \$61.19

VISA VISA *1186

\$61.19

Use of funds and financing provided by Visa is the property of Visa U.S.A. Inc. and is subject to the applicable Visa U.S.A. Inc. terms and conditions. Payment is subject to credit review and approval. Payment is subject to the applicable Visa U.S.A. Inc. terms and conditions. Payment is subject to the applicable Visa U.S.A. Inc. terms and conditions.

P-3



Marine Rescue Products, Inc.
 PO Box 3484
 Newport, RI 02840
 Toll Free (800) 341-9500
 Fax (401) 848-9577
 Email: staff@marine-rescue.com
 www.Marine-Rescue.com
 Fed ID #050382859

Invoice

Order # 141404A
 Invoice Date 02/13/23
 Page 1

Bill To	Ship To
Corporate Offic MPIV Meadow Pointe IV CDD 3434 Colwell Ave. Suite 200 Tampa, FL 33614	MPIV CDD Lori Stanger 3902 Meadow Pointe Blvd Wesley Chapel, FL 33543

Customer No.	Sales I.D.	Ship Via	Source	Terms
115309	WEB/WEB	UPG	R /	XXXXXXXX1186 VISA
Ordered By	Warehouse	Phone Number	Reference #	
		(813) 973-3003	000010771	

Qty	B/O	Ship	Item #	Description	Un. Price	Ds	Amount	
1	0	1	SCDBL	DOUBLE SHEPHERDS CROOK	35.00	--	35.00	
1	0	1	RP	REACHING POLE	59.95	--	59.95	
			612	6' - 12' TELESCOPE				
1	0	1	251	24" RING BUOY	72.00	--	72.00	
			WHITE	WHITE				
3	0	3	TL	THROW LINE	12.50	--	37.50	
			60'	60'				
1	0	1	250H	RING BUOY HOLDER	10.00	--	10.00	
MERCHANDISE INVOICE TOTAL \$								214.45
SHIPPING & HANDLING \$								65.00
INVOICE TOTAL \$								279.45
CR. CARD: VI, APPR:046125 \$								-279.45

Debit Card-paid

Feb 15, 2023
Order 10040717190

\$48.64 (2 items)

Shipping items (2)

LORI STANGER
3902 MEADOW POINTE BLVD
WESLEY CHAPEL, FL 33543
(352) 584-0662

Air Wick Scented Oil Air Freshener Refills, 9 ct. (Choose Your Scent)
\$17.48

Boardwalk Multifold Paper Towels, Natural, 9" x 9 9/20" (25 pk.)
\$27.98

Subtotal (2 items)	\$45.46
Shipping	\$0.00
Product fees	\$0.00
Sales tax	\$3.18
Gift Option	\$0.00

Total \$48.64

VISA VISA *1186 **\$48.64**

Gift card from 1186 used until 02/15/23. Funds on card may be used for purchases made at participating retailers. This is an authorization hold to ensure the funds are available.

P-5

Feb 18, 2023
Order 10042008264

\$160.99 (2 items)

Shipping items (2)

LORI STANGER
3902 MEADOW POINTE BLVD
WESLEY CHAPEL, FL 33543
(352) 584-0862

Shark Rotator Anti-Allergen Pet Plus with Self-Cleaning Brushroll Upright Vacuum, ZU55 **\$139.98**
new 99001802 ~~\$179.99~~
\$40.00 off with Instant Savings Save \$40.00

Member's Mark White 3-Ply Tissue Tablecovers, 54" x 108" (1 Qty 10 pk.) **\$10.48**
new 99001165

Subtotal (2 items) \$190.46
Shipping \$0.00
Product fees \$0.00
Sales tax \$10.53
Gift Option \$0.00

Total \$160.99
You saved \$40.00

visa VISA *1186

\$160.99

Order items are processed from your order when you pay online at the end of the session pending charge decline risk. If an authorized card is used to ensure the item is received.



Marine Rescue Products, Inc.

PO Box 3484
Newport, RI 02840
Toll Free (800) 341-9500
Fax (401) 848-9577
Email: staff@marine-rescue.com
www.Marine-Rescue.com
Fed ID #050382859

p.6

Invoice

Order # 141563A
Invoice Date 02/23/23
Page 1

Bill To	Ship To
Corporate Offic MPIV Meadow Pointe IV CDD 3434 Colwell Ave. Tampa, FL 33614	MPIV CDD Lori Stanger 3902 Meadow Pointe Blvd Wesley Chapel, FL 33543

Customer No.	Sales I.D.	Ship Via	Source	Terms
115418	WEB/WEB	PM	R /	XXXXXXXXX1186 VISA
Ordered By	Warehouse	Phone Number	Reference #	
		(813) 973-3003	000010880	

Qty	B/O	Ship	Item #	Description	Un. Price	Ds	Amount
2	0	2	250H	RING BUOY HOLDER	10.00	--	20.00

MERCHANDISE INVOICE TOTAL \$ 20.00
 SHIPPING & HANDLING \$ 9.95
 INVOICE TOTAL \$ 29.95
 CR. CARD: VI, APPR:036881 \$ -29.95

amazon.com

Details for Order #111-5809721-1167451

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

Event
p. 8

Order Placed **February 23, 2023**

Amazon.com order number: 111-5809721-1167451

Order Total: **\$25.65**

Preparing for Shipment

Items Ordered

	Price
3 of: Reaeon Acrylic Paint Pens, Paint Marker for Rock Painting, 18 Colors Permanent Acrylic Markers Fine Tip Ideal for Craft, Glass, Fabric, Ceramic and More	\$7.99
Sold by: Reaeon (seller profile)	

Condition: New

Shipping Address:

L Stanger
3902 MEADOW POINTE BLVD
WESLEY CHAPEL, FL 33543-5700
United States

Shipping Speed:

Standard Shipping

Payment information

Payment Method:

Visa | Last digits: 1186

Item(s) Subtotal:	\$23.97
Shipping & Handling:	\$0.00

Billing address

Lori Stanger
5844 OLD PASCO RD
WESLEY CHAPEL, FL 33544-4010
United States

Total before tax:	\$23.97
Estimated tax to be collected:	\$1.68

Grand Total: \$25.65

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

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Details for Order #111-8604911-5449052

Print this page for your records.

Event
p.7

Order Placed: February 23, 2023

Amazon.com order number: 111-8604911-5449052

Order Total: \$28.38

Not Yet Shipped

Items Ordered

Price

2 of: Zingarts Canvases for Painting 9x12 Inch 12-Pack, 100% Cotton Primed Painting Canvas Panels, Canvas Boards is for Professionals, Students & Kids, for Acrylic Paint, Oil Paint, Watercolor, Gouache \$13.26

Sold by: Mingyuan Stationery Company Limited (seller profile)

Condition: New

Shipping Address:

L Stanger
3902 MEADOW POINTE BLVD
WESLEY CHAPEL, FL 33543-5700
United States

Shipping Speed:

FREE Prime Delivery

Payment information

Payment Method:

Visa | Last digits: 1186

Item(s) Subtotal: \$26.52
Shipping & Handling: \$0.00

Billing address

Lori Stanger
5844 OLD PASCO RD
WESLEY CHAPEL, FL 33544-4010
United States

Total before tax: \$26.52
Estimated tax to be collected: \$1.86

Grand Total: \$28.38

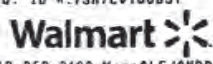
To view the status of your order, return to [Order Summary](#).

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p.9

MP Water coffee supplies, air fresh

Give us feedback @ survey.walmart.com
Thank you! ID #: 7SH7CV1608ST



013-262-2180 Mgr: ALEJANDRA
28500 STATE ROAD 54
WESLEY CHAPEL, FL 33543

STN 03418	OP# 000585	TEM 20	TR# 00656	
6V SUGAR CAN	007874243403	F	2.12	0
6V SUGAR CAN	007874243403	F	2.12	0
6V SUGAR CAN	007874243403	F	2.12	0
ORIG CASH	007874223604	F	3.48	0
6V 7 PPR P	007874234930	F	3.32	0
PLUG IN OIL	006233878048	F	3.78	0
6V 5L WATER	007874227909	F	5.36	0
6V 5L WATER	007874227909	F	5.36	0
6V CLASS 96	007874203741	F	25.98	0
			53.64	
			53.64	
			0.00	

EFT DEBIT PAY FROM PRIMARY
53.64 TOTAL PURCHASE
US DEBIT **** * 1186 I 0
REF # 305600749538
NETWORK ID. 0076 APPR CODE 002762
US DEBIT
AID 80000000980840
TC 28084933E49ABF1E
*Pin Verified
TERMINAL # NY650030
02/25/23 15:03:32
ITEMS SOLD 9
TCN 6685 5886 1152 9736 1997



Walmart+
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02/25/23 15:03:50

MP Sport Equip, gift card L.

VISA SECURE 200.00
CARD # 6058120049370189684

Give us feedback @ survey.walmart.com
Thank you! ID #: 7SH7L4175R58



352-796-5996 Mgr: KAMILLA
7305 BROAD ST
BROOKSVILLE FL 34601

STN 03526	OP# 000077	TEM 15	TR# 05019	
AIR PUMP	088577791847		7.00	0
INF. NEEDLES	088577791841		2.88	0
			9.88	
VISA SECURE	019674200883		4.94	0
DEBIT LOAD	060538802945		200.00	0
			214.82	
			214.82	
			0.00	

EFT DEBIT PAY FROM PRIMARY
214.82 TOTAL PURCHASE
US DEBIT **** * 1186 I 0
REF # 305900072011
NETWORK ID. 0076 APPR CODE 000361
US DEBIT
AID 80000000980840
TC 9C69F1725E0CCA53
*Pin Verified
TERMINAL # NY860118
02/27/23 19:41:49

EFT DEBIT PAY FROM PRIMARY
200.00 DEBIT LOAD
ACCOUNT # **** * 604
REF # 305900029901
NETWORK ID. 0057 APPR CODE 500693
TERMINAL # 00000000
02/27/23 19:41:58
ITEMS SOLD 4

Your Card has been activated. Some Cards may require setup. See card for details. For customer service, please call the number on the back of your Card. Cards may not be refundable. Please keep this receipt for your records.
TCN 0682 2025 4452 9100 0513 5



Walmart+
Become a member
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02/27/23 19:42:01



MEADOW POINTE IV COMMUNITY DEVELOPMENT DISTRICT

5844 Old Pasco Road, Suite 100, Wesley Chapel, FL 33544 (813) 994-1001 MeadowPointe4CDD.org

Check Request

Amount: \$ 1,394.66

Date: (from 11-10-2022 and 1-13-2023) 2-24-2023

Payable to: Meadow Pointe IV-A Master Association, Inc.

Address: 4131 Gunn Hwy, Tampa, FL 33618

Reason: Reimburse HOA (Pasco County debited their bank for CDD water bill).

Requestor: Lori Stanger

Approved by: 

Note: This check request replaces my request on 1-13-2023 for the same dollar value for 'Greenacre HOA'. (see W-9 emailed on 2-24-2023)



PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
 NEW PORT RICHEY, FL 34656-2139

LAND O' LAKES (813) 235-6012
 NEW PORT RICHEY (727) 847-8131
 DADE CITY (352) 521-4285

UtilCustServ@MyPasco.net
 Pay By Phone: 1-855-786-5344

1 0 1
 17-98934

MEADOW POINTE IV CDD

Service Address: 3900 MEADOW POINTE BOULEVARD
 Bill Number: 17408340
 Billing Date: 10/24/2022
 Billing Period: 9/9/2022 to 10/11/2022

Account #	Customer #
0514195	01034859
Please use the 16-digit number below when making a payment through your bank	
051419501034859	

New Water, Sewer, Reclaim rates, fees, and charges take effect Oct. 1, 2022.
 Please visit bit.ly/pcuratee for additional details.

Service	Meter #	Previous		Current		# of Days	Consumption (in thousands)
		Date	Read	Date	Read		
Water	08070424	9/9/2022	6576	10/11/2022	6675	32	99

Usage History

Month	Water
October 2022	99
September 2022	93
August 2022	96
July 2022	122
June 2022	121
May 2022	114
April 2022	103
March 2022	133
February 2022	138
January 2022	120
December 2021	73
November 2021	63

Transactions

Previous Bill	1,271.38
Payment 10/19/22	-1,271.38 CR
Past Due	0.00
Current Transactions	
Water	
Water Base Charge	20.93
Water Tier 1	13.0 Thousand Gals X \$2.04 26.52
Water Tier 2	12.0 Thousand Gals X \$3.24 38.88
Water Tier 3	13.0 Thousand Gals X \$6.49 84.37
Water Tier 4	61.0 Thousand Gals X \$8.76 534.36
Sewer	
Sewer Base Charge	48.08
Sewer Charges	99.0 Thousand Gals X \$6.48 641.52
Total Current Transactions	1,394.66

Visit PascoCountyUtilities.com to find answers to frequently asked questions about your Pasco County Utilities. New updates posted monthly including events, and conservation tips.

TOTAL BALANCE DUE \$1,394.66

*Past due balance is delinquent and subject to further fees and immediate disconnect.



Please return this portion with payment

TO PAY ONLINE, VISIT pascoeasy pay.pascocountyfl.net

Check this box if entering change of mailing address on back.

Account #	0514195
Customer #	01034859
Past Due	0.00
Current Transactions	1,394.66

Total Balance Due	\$1,394.66
Due Date	11/10/2022

(10% late fee will be applied if paid after due date)

The Total Due will be electronically transferred on 11/10/2022.

MEADOW POINTE IV CDD
 3434 COLWELL AVENUE STE 200
 TAMPA FL 33614

PASCO COUNTY UTILITIES
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PASCO COUNTY UTILITIES
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 NEW PORT RICHEY (727) 847-8131
 DADE CITY (352) 521-4285

UtilCustServ@MyPasco.net
 Pay By Phone: 1-855-786-5344

17-56934

MEADOW POINTE IV CDD

Service Address: **3900 MEADOW POINTE BOULEVARD**
 Bill Number: 17552218
 Billing Date: 11/18/2022
 Billing Period: 10/11/2022 to 11/9/2022

Account #	Customer #
0514195	01034859
Please use the 16-digit number below when making a payment through your bank	
051419501034859	

New Water, Sewer, Reclaim rates, fees, and charges take effect Oct. 1, 2022.
 Please visit bit.ly/pcrates for additional details.

Service	Meter #	Previous		Current		# of Days	Consumption <small>In thousands</small>
		Date	Read	Date	Read		
Water	08070424	10/11/2022	6675	11/9/2022	6753	29	78

Usage History

	Water
November 2022	78
October 2022	99
September 2022	93
August 2022	96
July 2022	122
June 2022	121
May 2022	114
April 2022	103
March 2022	133
February 2022	138
January 2022	120
December 2021	73

Transactions

Previous Bill	1,394.68
Payment 11/10/22	-1,394.68 CR
Payment 11/15/22	-1,394.68 CR
Balance Forward	-1,394.68 CR
Current Transactions	
Water	
Water Base Charge	20.93
Water Tier 1	13.0 Thousand Gals X \$2.04 26.52
Water Tier 2	12.0 Thousand Gals X \$3.24 38.88
Water Tier 3	13.0 Thousand Gals X \$6.49 84.37
Water Tier 4	40.0 Thousand Gals X \$8.75 350.40
Sewer	
Sewer Base Charge	48.08
Sewer Charges	78.0 Thousand Gals X \$6.48 505.44
Total Current Transactions	1,074.62
TOTAL BALANCE DUE	-\$320.04 CR

Visit PascoCountyUtilities.com to find answers to frequently asked questions about your Pasco County Utilities. New updates posted monthly including events, and conservation tips.

Please return this portion with payment

TO PAY ONLINE, VISIT pascoeasyway.pascocountyfl.net

Check this box if entering change of mailing address on back.

Account #	0514195
Customer #	01034859
Balance Forward	-1,394.68 CR
Current Transactions	1,074.62
Total Balance Due	-\$320.04 CR

CREDIT - DO NOT PAY

MEADOW POINTE IV CDD
 3434 COLWELL AVENUE STE 200
 TAMPA FL 33614

PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
 NEW PORT RICHEY, FL 34656-2139





Outsmart Pest Management
 4814 Parkway Blvd
 Land O Lakes, FL 34639
 813-973-1814

Service Slip/Invoice

INVOICE: 35991
DATE: 1/10/2023
ORDER: 35991

Bill To: [1410]
 Meadow Pointe 4 C.D.D.
 3434 Colwell Ave
 Suite 200
 Tampa, FL 33614-8390

Work Location: [1410] 813-991-6391
 Meadow Pointe 4 C.D.D.
 3902 Meadow Pointe Blvd
 Wesley Chapel, FL 33543-5700

Work Date	Time	Target Pest	Technician	Time In
1/10/2023	12:00 AM			
Purchase Order	Terms	Last Service	Map Code	Time Out
	NET 30	1/10/2023		

Service	Description	Price
---------	-------------	-------

MONTHLY PEST	Monthly Pest Control	\$60.00
SUBTOTAL		\$60.00
TAX		\$0.00
AMT. PAID		\$0.00
TOTAL		\$60.00

PRIOR BAL \$0.00
AMOUNT DUE **\$60.00**

RECEIVED
 01/10/23

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
 813-973-1814

Service Slip/Invoice

INVOICE: 36636
DATE: 3/7/2023
ORDER: 36636

Bill To: [1410]
 Meadow Pointe 4 C.D.D.
 3434 Colwell Ave
 Suite 200
 Tampa, FL 33614-8390

Work Location: [1410] 813-991-6391
 Meadow Pointe 4 C.D.D.
 3902 Meadow Pointe Blvd
 Wesley Chapel, FL 33543-5700

Work Date	Time	Target Pest	Technician	Time In
3/7/2023	02:15 PM			
Purchase Order	Terms	Last Service	Map Code	Time Out
	NET 30	3/7/2023		

Service	Description	Price
---------	-------------	-------

MONTHLY PEST	Monthly Pest Control	\$60.00
--------------	----------------------	---------

Treated interior, exterior perimeter, entry points for Pest Control service
 Thank you for letting us serve you

RECEIVED
 03/08/23

SUBTOTAL	\$60.00
TAX	\$0.00
AMT. PAID	\$0.00
TOTAL	\$60.00
PRIOR BAL	\$60.00
AMOUNT DUE	\$120.00

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



PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
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LAND O' LAKES (813) 235-6012
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 DADE CITY (352) 521-4285

UtilCustServ@MyPasco.net
 Pay By Phone: 1-855-786-5344

1 1 1
 17-96934

MEADOW POINTE IV CDD

Service Address: **3902 MEADOW POINTE BOULEVARD**

Bill Number: 17868479

Billing Date: 1/24/2023

Billing Period: 12/9/2022 to 1/9/2023

Account #	Customer #
0514195	
Please use the 15-digit number below when making a payment through your bank	

New Water, Sewer, Reclaim rates, fees, and charges take effect Oct. 1, 2022.
 Please visit bit.ly/pcurates for additional details.

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Water	08070424	12/9/2022	6834	1/9/2023	6962	31	128

Usage History

Transactions

Month	Meter #
January 2023	128
December 2022	81
November 2022	78
October 2022	99
September 2022	93
August 2022	96
July 2022	122
June 2022	121
May 2022	114
April 2022	103
March 2022	133
February 2022	138

Previous Bill	2,194.96
Payment 01/10/23	-2,194.96 CR
Balance Forward	0.00
Current Transactions	
Water	
Water Base Charge	20.93
Water Tier 1	13.0 Thousand Gals X \$2.04 = 26.52
Water Tier 2	12.0 Thousand Gals X \$3.24 = 38.88
Water Tier 3	13.0 Thousand Gals X \$6.49 = 84.37
Water Tier 4	90.0 Thousand Gals X \$8.76 = 788.40
Sewer	
Sewer Base Charge	48.08
Sewer Charges	128.0 Thousand Gals X \$6.48 = 829.44
Total Current Transactions	1,836.62

TOTAL BALANCE DUE \$1,836.62

Visit PascoCountyUtilities.com to find answers to frequently asked questions about your Pasco County Utilities. New updates posted monthly including events, and conservation tips.

Please return this portion with payment



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Check this box if entering change of mailing address on back.

Account #
 Customer #

Balance Forward 0.00
 Current Transactions 1,836.62

Total Balance Due	\$1,836.62
Due Date	2/10/2023

10% late fee will be applied if paid after due date

Round-Up Donations to Charity	
Amount Enclosed	

Check this box to participate in Round-Up.

MEADOW POINTE IV CDD
 3434 COLWELL AVENUE STE 200
 TAMPA FL 33614

PASCO COUNTY UTILITIES
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 NEW PORT RICHEY
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 (727) 847-8131
 (352) 521-4285

UtilCustServ@MyPasco.net
 Pay By Phone: 1-855-786-5344

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FEB 21 2023

3219 1 1
 17-96934

MEADOW POINTE IV CDD

Service Address: **3902 MEADOW POINTE BOULEVARD**

Bill Number: 17998427

Billing Date: 2/17/2023

Billing Period: 1/9/2023 to 2/8/2023

Account #	Customer #
Please use the 15-digit number below when making a payment through your bank.	

New Water, Sewer, Reclaim rates, fees and charges take effect Oct. 1, 2022.
 Please visit bit.ly/pcrates for additional details.

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Water	08070424	1/9/2023	6962	2/8/2023	7057	30	95

Usage History

Month	Usage
February 2023	95
January 2023	128
December 2022	81
November 2022	78
October 2022	99
September 2022	93
August 2022	96
July 2022	122
June 2022	121
May 2022	114
April 2022	103
March 2022	133

Transactions

Previous Bill	1,836.62
Past Due	1,836.62
Current Transactions	
Water	
Water Base Charge	20.93
Water Tier 1	13.0 Thousand Gals X \$2.04 = 26.52
Water Tier 2	12.0 Thousand Gals X \$3.24 = 38.88
Water Tier 3	13.0 Thousand Gals X \$6.49 = 84.37
Water Tier 4	57.0 Thousand Gals X \$8.76 = 499.32
Sewer	
Sewer Base Charge	48.08
Sewer Charges	95.0 Thousand Gals X \$6.48 = 615.60
Total Current Transactions	1,333.70

TOTAL BALANCE DUE \$3,170.32

*Past due balance is delinquent and subject to further fees and immediate disconnect.

RECEIVED
 02/21/23

Visit PascoCountyUtilities.com to find answers to frequently asked questions about your Pasco County Utilities. New updates posted monthly including events, and conservation tips.

Please return this portion with payment



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Account #	
Customer #	
Past Due	1,836.62
Current Transactions	1,333.70

Total Balance Due	\$3,170.32
Due Date	3/6/2023

10% late fee will be applied if paid after due date

Round-Up Donations to Charity	
Amount Enclosed	

Check this box to participate in Round-Up.

MEADOW POINTE IV CDD
 3434 COLWELL AVENUE STE 200
 TAMPA FL 33614

PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
 NEW PORT RICHEY, FL 34656-2139

010348594051419591799842770003170328



PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
 NEW PORT RICHEY, FL 34656-2139

LAND O' LAKES
 NEW PORT RICHEY
 DADE CITY

(813) 235-6012
 (727) 847-8131
 (352) 521-4285

UtilCustServ@MyPasco.net
 Pay By Phone: 1-855-786-5344

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 MAR 20 2023



3147 1 1
 17-96934

MEADOW POINTE IV CDD

Service Address: **3902 MEADOW POINTE BOULEVARD**

Bill Number: 18146043

Billing Date: 3/17/2023

Billing Period: 2/8/2023 to 3/9/2023

Account #	Customer #
Please use the 15-digit number below when making a payment through your bank	

New Water, Sewer, Reclaim rates, fees and charges take effect Oct. 1, 2022.
 Please visit bit.ly/pcurates for additional details

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Water	08070424	2/8/2023	7057	3/9/2023	7125	29	68

Usage History

Month	Usage
March 2023	68
February 2023	95
January 2023	128
December 2022	81
November 2022	78
October 2022	99
September 2022	93
August 2022	96
July 2022	122
June 2022	121
May 2022	114
April 2022	103

Transactions

Previous Bill	3,170.32
Payment 03/10/23	-3,170.32 CR
Balance Forward	0.00
Current Transactions	
Water	
Water Base Charge	20.93
Water Tier 1	13.0 Thousand Gals X \$2.04 = 26.52
Water Tier 2	12.0 Thousand Gals X \$3.24 = 38.88
Water Tier 3	13.0 Thousand Gals X \$6.49 = 84.37
Water Tier 4	30.0 Thousand Gals X \$8.76 = 262.80
Sewer	
Sewer Base Charge	48.08
Sewer Charges	68.0 Thousand Gals X \$6.48 = 440.64
Adjustments	
Late Payment Charge	183.66
Total Current Transactions	1,105.88
TOTAL BALANCE DUE	\$1,105.88

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Please return this portion with payment

TO PAY ONLINE, VISIT pascoeasy pay.pascocountyfl.net

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Account #
 Customer #

Balance Forward 0.00
 Current Transactions 1,105.88

Total Balance Due \$1,105.88
Due Date 4/11/2023

10% late fee will be applied if paid after due date

Round-Up Donations to Charity

Amount Enclosed

Check this box to participate in Round-Up.

MEADOW POINTE IV CDD
 3434 COLWELL AVENUE STE 200
 TAMPA FL 33614

PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
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010348594051419591814604350001105883

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

Invoice

Date	Invoice #
3/1/2023	INV0000078080

Bill To:

MEADOW POINTE IV CDD 3434 Colwell Avenue, Suite 200 Tampa FL 33614

Services for the month of	Terms	Client Number
March	Upon Receipt	00845

Description	Qty	Rate	Amount
Accounting Services	1.00	\$1,856.42	\$1,856.42
Administrative Services	1.00	\$512.75	\$512.75
Financial & Revenue Collections	1.00	\$442.00	\$442.00
Landscape Consulting Services	1.00	\$825.00	\$825.00
Management Services	1.00	\$2,771.33	\$2,771.33
Website Compliance & Management	1.00	\$100.00	\$100.00
		Subtotal	\$6,507.50
		Total	\$6,507.50

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

Invoice

Date	Invoice #
3/3/2023	INV0000078110

Bill To:

Meadow Pointe IV CDD 3434 Colwell Avenue Suite 200 Tampa FL 33614

Services for the month of	Terms	Client Number
March	Upon Receipt	00011

Description	Qty	Rate	Amount
Amenity Management & Oversight	1.00	\$1,875.00	\$1,875.00
Personnel Reimbursement	1.00	\$6,798.41	\$6,798.41
Subtotal			\$8,673.41
Total			\$8,673.41

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

Invoice

Date	Invoice #
2/28/2023	INV0000078171

Bill To:

Meadow Pointe IV CDD 3434 Colwell Avenue Suite 200 Tampa FL 33614

Services for the month of	Terms	Client Number
February	Upon Receipt	00011

Description	Qty	Rate	Amount
Cell Phone	50.00	\$1.00	\$50.00
Cell Phone	50.00	\$1.00	\$50.00
Auto Mileage & Travel	7.21	\$1.00	\$7.21
Auto Mileage & Travel	32.10	\$1.00	\$32.10
Subtotal			\$139.31
Total			\$139.31

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

Invoice

Date	Invoice #
3/17/2023	INV0000078602

Bill To:

Meadow Pointe IV CDD 3434 Colwell Avenue Suite 200 Tampa FL 33614

Services for the month of	Terms	Client Number
March	Upon Receipt	00011

Description	Qty	Rate	Amount
Personnel Reimbursement	1.00	\$6,636.16	\$6,636.16
Subtotal			\$6,636.16
Total			\$6,636.16

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 03/17/23

RUST- OFF, LLC
PO Box 470730
Lake Monroe, FL 32747

Phone # 800-992-3111

E-mail therustoff@bellsouth.net

Invoice

Date	Invoice #
3/15/2023	38946

Bill To

MEADOW POINTE FOUR CDD
 C/O RIZZETTA & COMPANY
 9428 CAMDEN FIELD PARKWAY
 RIVERVIEW FL 33578

Ship To

MEADOW POINTE FOR CDD

P.O. No.

Terms

Item	Description	Quantity	Rate	Amount
RX	RX 10- CHEMICAL FOR RUST PREVENTION INCLUDING MONTHLY MAINTENANCE (SERVICE IS FOR CURRENT MONTH AS INVOICE IS DATED)	1	195.00	195.00
			Subtotal	\$195.00
			Sales Tax (7.5%)	\$0.00
			Payments/Credits	\$0.00

Balance Due \$195.00

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 03/15/23

Site Masters of Florida, LLC
5551 Bloomfield Blvd.
Lakeland, FL 33810
(813)917-9567

INVOICE
#022023-3

To: Meadow Point IV CDD
5844 Old Pasco Road
Wesley Chapel, FL 33544

Date: February 20, 2023

Edendale Pond Slope Erosion Repair

Contract amount	\$20,000
Work completed	\$20,000
Previously invoiced	(\$10,000)

TOTAL DUE \$ 10,000



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
2/22/2023	12450

Bill To
Meadow Pointe IV CDD WINDSOR 5844 Old Pasco Road, Suite 100 Wesley Chapel, Fl 33544

Job Name	Terms
CELL USAGE	Due on receipt

Quantity	Description	Rate	Serviced	Amount
	Phone number 813 428 3537	53.95	2/18/2023	53.95

<p>Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days</p> <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 personnel due to mechanical failure. All material remains the property of SAAS, Inc, until final payment is made.</p>	Total	\$53.95
	Payments/Credits	\$0.00
	Balance Due	\$53.95





Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
2/22/2023	12451

Bill To
Meadow Pointe IV CDD ENCLAVE AT MP 5844 Old Pasco Road, Suite 100 Wesley Chapel, Fl 33544

Job Name	Terms
CELL USAGE	Due on receipt

Quantity	Description	Rate	Serviced	Amount
	Phone number 813 809 1937	53.95	2/18/2023	53.95

Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days	Total	\$53.95
<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	\$53.95



Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
2/22/2023	12468

Bill To
Meadow Pointe IV CDD WHINSENTON 5844 Old Pasco Road, Suite 100 Wesley Chapel, Fl 33544

Job Name	Terms
CELL USAGE	Due on receipt

Quantity	Description	Rate	Serviced	Amount
	Phone number 813 468 5761	53.95	2/18/2023	53.95

Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days	Total	\$53.95
<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 personnel due to mechanical failure. All material remains the property of SAAS, Inc, until final payment is made.</p>	Payments/Credits	\$0.00
	Balance Due	\$53.95





Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
2/22/2023	12470

Bill To
Meadow Pointe IV CDD PARKMONTE 5844 Old Pasco Road, Suite 100 Wesley Chapel, Fl 33544

Job Name	Terms
CELL USAGE	Due on receipt

Quantity	Description	Rate	Serviced	Amount
	Cellular usage Phone number 813 428 1696	43.95	2/18/2023	43.95

Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days	Total	\$43.95
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	\$43.95





Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
2/22/2023	12472

Bill To
Meadow Pointe IV CDD 3434 Colwell Ave Tampa, FL 33614

Job Name	Terms
HAVEN	Due on receipt

Quantity	Description	Rate	Serviced	Amount
	Cellular usage for phone number 813-576-9368	43.95		43.95

<p>Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days</p> <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 personnel due to mechanical failure. All material remains the property of SAAS, Inc, until final payment is made.</p>	Total	\$43.95
	Payments/Credits	\$0.00
	Balance Due	\$43.95





Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
2/22/2023	12473

Bill To
Meadow Pointe IV CDD MERIDIAN 5844 Old Pasco Road, Suite 100 Wesley Chapel, Fl 33544

Job Name	Terms
CELL USAGE	Due on receipt

Quantity	Description	Rate	Serviced	Amount
	Phone number 813 482 6396	53.95	2/18/2023	53.95

<p>Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days</p> <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 personnel due to mechanical failure. All material remains the property of SAAS, Inc, until final payment is made.</p>	Total	\$53.95
	Payments/Credits	\$0.00
	Balance Due	\$53.95





Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
3/8/2023	12510

Bill To
Meadow Pointe IV CDD 3434 Colwell Ave Tampa, FL 33614

Job Name	Terms
SHELLWOOD	Due on receipt

Quantity	Description	Rate	Serviced	Amount
1	Report that the exit gate is stuck open. Determined the photo eyes are bad. Will return with new photo eyes. Hourly Tech Charge	105.00	3/9/2023	105.00

Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days	Total	\$105.00
<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 personnel due to mechanical failure. All material remains the property of SAAS, Inc, until final payment is made.</p>	Payments/Credits	\$0.00
	Balance Due	\$105.00





Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
3/10/2023	12533

Bill To
Meadow Pointe IV CDD 3434 Colwell Ave Tampa, FL 33614

Job Name	Terms
MP NORTH	Due on receipt

Quantity	Description	Rate	Serviced	Amount
	MARCH			
	This fee is for the CAPXL cloud.	53.00		53.00
	This fee is for the voice phone service.	22.50		22.50

Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days	Total	\$75.50
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	\$75.50





Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
3/10/2023	12534

Bill To
Meadow Pointe IV CDD 3434 Colwell Ave Tampa, FL 33614

Job Name	Terms
SHELLWOOD	Due on receipt

Quantity	Description	Rate	Serviced	Amount
	MARCH			
	This fee is for the CAPXL cloud.	53.00		53.00
	This fee is for the voice phone service.	22.50		22.50

Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days	Total	\$75.50
<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	\$75.50





Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
3/10/2023	12535

Bill To
Meadow Pointe IV CDD 3434 Colwell Ave Tampa, FL 33614

Job Name	Terms
PROVENCE	Due on receipt

Quantity	Description	Rate	Serviced	Amount
	MARCH			
	This fee is for the CAPXL cloud.	53.00		53.00
	This fee is for the voice phone service.	22.50		22.50

Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days	Total	\$75.50
<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	\$75.50





Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
3/10/2023	12542

Bill To
Meadow Pointe IV CDD 3434 Colwell Ave Tampa, FL 33614

Job Name	Terms
WINDSOR	Due on receipt

Quantity	Description	Rate	Serviced	Amount
1	Report that the call feature isn't working. Adjusted speaker and microphone balance. Made several test calls successfully. Hourly Tech Charge	105.00	3/13/2023	105.00

Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days	Total	\$105.00
<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 personnel due to mechanical failure. All material remains the property of SAAS, Inc, until final payment is made.</p>	Payments/Credits	\$0.00
	Balance Due	\$105.00





Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
3/17/2023	12569

Bill To
Meadow Pointe IV CDD WINDSOR 5844 Old Pasco Road, Suite 100 Wesley Chapel, Fl 33544

Job Name	Terms
CELL USAGE	Due on receipt

Quantity	Description	Rate	Serviced	Amount
	Phone number 813 428 3537	53.95	3/13/2023	53.95

Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days	Total	\$53.95
<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 personnel due to mechanical failure. All material remains the property of SAAS, Inc, until final payment is made.</p>	Payments/Credits	\$0.00
	Balance Due	\$53.95





Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
3/17/2023	12570

Bill To
Meadow Pointe IV CDD ENCLAVE AT MP 5844 Old Pasco Road, Suite 100 Wesley Chapel, Fl 33544

Job Name	Terms
CELL USAGE	Due on receipt

Quantity	Description	Rate	Serviced	Amount
	Phone number 813 809 1937	53.95	3/13/2023	53.95

<p>Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days</p> <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>	Total	\$53.95
	Payments/Credits	\$0.00
	Balance Due	\$53.95





Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
3/17/2023	12587

Bill To
Meadow Pointe IV CDD WHINSENTON 5844 Old Pasco Road, Suite 100 Wesley Chapel, Fl 33544

Job Name	Terms
CELL USAGE	Due on receipt

Quantity	Description	Rate	Serviced	Amount
	Phone number 813 468 5761	43.95	3/13/2023	43.95

<p>Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days</p> <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 personnel due to mechanical failure. All material remains the property of SAAS, Inc, until final payment is made.</p>	Total	\$43.95
	Payments/Credits	\$0.00
	Balance Due	\$43.95





Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
3/17/2023	12589

Bill To
Meadow Pointe IV CDD PARKMONTE 5844 Old Pasco Road, Suite 100 Wesley Chapel, Fl 33544

Job Name	Terms
CELL USAGE	Due on receipt

Quantity	Description	Rate	Serviced	Amount
	Cellular usage Phone number 813 428 1696	43.95	3/13/2023	43.95

Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days	Total	\$43.95
<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	\$43.95





Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
3/17/2023	12591

Bill To
Meadow Pointe IV CDD 3434 Colwell Ave Tampa, FL 33614

Job Name	Terms
HAVEN	Due on receipt

Quantity	Description	Rate	Serviced	Amount
	Cellular usage for phone number 813-576-9368	43.95		43.95

<p>Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days</p> <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 personnel due to mechanical failure. All material remains the property of SAAS, Inc, until final payment is made.</p>	Total	\$43.95
	Payments/Credits	\$0.00
	Balance Due	\$43.95





Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
3/17/2023	12592

Bill To
Meadow Pointe IV CDD MERIDIAN 5844 Old Pasco Road, Suite 100 Wesley Chapel, Fl 33544

Job Name	Terms
CELL USAGE	Due on receipt

Quantity	Description	Rate	Serviced	Amount
	Phone number 813 482 6396	53.95	3/13/2023	53.95

<p>Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days</p> <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 personnel due to mechanical failure. All material remains the property of SAAS, Inc, until final payment is made.</p>	Total	\$53.95
	Payments/Credits	\$0.00
	Balance Due	\$53.95





Southern Automated Access Services, Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
3/21/2023	12608

Bill To
Meadow Pointe IV CDD 3434 Colwell Ave Tampa, FL 33614

Job Name	Terms
SHELLWOOD	Due on receipt

Quantity	Description	Rate	Serviced	Amount
	Replaced the bad photo eye in the exit gate.			
1	Omron photo beam.	280.00		280.00
1	Hourly Tech Charge	105.00		105.00

Thank you for your business. Past due payments are subject to \$25 per month finance fee after 30 days	Total	\$385.00
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 personnel due to mechanical failure. All material remains the property of SAAS, Inc, until final payment is made.	Payments/Credits	\$0.00
	Balance Due	\$385.00



Straley Robin Vericker

1510 W. Cleveland Street

Tampa, FL 33606

Telephone (813) 223-9400

Federal Tax Id. - 20-1778458

MEADOW POINTE IV COMMUNITY DEVELOPMENT DISTRICT
c/o Rizzetta & Company
3434 Colwell Ave., Suite 200
Tampa, FL 33614

March 07, 2023

Client: 001010

Matter: 000001

Invoice #: 22803

Page: 1

RE: GENERAL MATTERS

For Professional Services Rendered Through February 15, 2023

SERVICES

Date	Person	Description of Services	Hours	Amount
1/18/2023	VKB	REVIEW EMAIL FROM F. CARROLL; REVIEW FINANCIAL STATEMENTS.	0.2	\$61.00
1/26/2023	VKB	REVIEW EMAIL FROM STAFF ACCOUNTANT; REVIEW FINANCIAL STATEMENTS.	0.2	\$61.00
1/27/2023	VKB	DRAFT EASEMENT ENCROACHMENT AGREEMENT FOR 31087 KELMIN TERRACE; DRAFT EMAIL RE: SAME.	0.8	\$244.00
2/2/2023	VKB	REVIEW EMAIL FROM STAFF ACCOUNTANT; REVIEW FINANCIAL STATEMENTS.	0.2	\$61.00
2/7/2023	VKB	REVIEW AGENDA PACKAGE; TELECONFERENCE WITH D. ADAMS RE: UPCOMING BOARD MEETING.	0.4	\$122.00
2/8/2023	VKB	PREPARE FOR AND ATTEND BOARD MEETING.	4.6	\$1,403.00
Total Professional Services			6.4	\$1,952.00

March 07, 2023
Client: 001010
Matter: 000001
Invoice #: 22803

Page: 2

Total Services	\$1,952.00
Total Disbursements	\$0.00
Total Current Charges	\$1,952.00
Previous Balance	\$706.50
<i>Less Payments</i>	<i>(\$706.50)</i>
PAY THIS AMOUNT	\$1,952.00

RECEIVED
03/07/23

Please Include Invoice Number on all Correspondence

Suncoast Pool Service

P.O. Box 224
Elfers, FL 34680

Invoice

Date	Invoice #
3/3/2023	9122

Bill To
Meadow Pointe IV CDD 3434 Colwell Ave Suite 200 Tampa, FL. 33614

P.O. No.	Terms	Project
March 2023	Net 30	

Quantity	Description	Rate	Amount
1	Swimming Pool Service including chemical balance, debris removal from surface and bottom of swimming pool, vacuuming, tile cleaning and skimming. Operational checks of pumps, filter system, chemical feeders, flow meters and vacuum gauges. Chemicals Included.	1,500.00	1,500.00

RECEIVED
03/05/23

Thank you for your business.

Phone #
(727) 271-1395

Total \$1,500.00

RECEIVED

Statement Date: 02/20/2023

Account: 221006228235

FEB 23 2023

MEADOW POINTE IV CDD
OLDWOODS AVE
WESLEY CHAPEL, FL 33543-0000

Current month's charges:	\$1,598.97
Total amount due:	\$1,598.97
Payment Due By:	03/13/2023

Your Account Summary

Previous Amount Due	\$1,599.52
Payment(s) Received Since Last Statement	-\$1,599.52
Current Month's Charges	\$1,598.97
Total Amount Due	\$1,598.97

DO NOT PAY. Your account will be drafted on 03/13/2023



DOWNED IS DANGEROUS!

If you see a downed power line, move a safe distance away and call 911.

Visit tampaelectric.com/safety for more safety tips.

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



More reliable and cleaner energy for you.

You depend on safe, affordable, clean and reliable energy. That's why we're moving some of our powerlines underground, adding more solar energy, and recently made upgrades to our Big Bend facility to produce cleaner energy and save customers more than \$700 million over its life. Visit tampaelectric.com/reliability to learn more.

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



WAYS TO PAY YOUR BILL



See reverse side for more information.

Account: 221006228235

Current month's charges:	\$1,598.97
Total amount due:	\$1,598.97
Payment Due By:	03/13/2023

Amount Enclosed \$ _____

658791234344 DO NOT PAY, YOUR ACCOUNT WILL BE DRAFTED ON 03/13/2023

00005430 01 AB 0.50 33614 FTECO102202322284410 00000 03 00000000 003 04 17801 002



00005430-0014883-Page 1 of 4

Contact Information

Residential Customer Care

813-223-0800 (Hillsborough County)
863-299-0800 (Polk County)
888-223-0800 (All other counties)

Commercial Customer Care

866-832-6249

Hearing Impaired/TTY

711

Power Outages Toll-Free

877-588-1010

Energy-Saving Programs

813-275-3909

Mail Payments to

TECO
P.O. Box 31318
Tampa, FL 33631-3318

All Other Correspondence

Tampa Electric
P.O. Box 111
Tampa, FL 33601-0111

Understanding Your Electric Charges

Average kWh per day – The average amount of electricity purchased per day.

Basic Service Charge – A fixed daily amount that covers the cost to provide service to your location. This charge is billed monthly regardless of any electricity used.

Bright ChoicesSM – The associated fees and charges for leased outdoor lighting services.

Budget Billing – Optional plan averages your home's last 12 monthly billing periods so you pay the same amount for your service each month.

Clean Energy Transition Mechanism (CETM) – A charge to recover costs associated with electric meter upgrades and the closing of certain coal generating plants to support Tampa Electric's transition to produce clean energy.

Energy Charge – For residential, small commercial and lighting customers, includes the cost (except fuel) of producing and delivering the electricity you purchased, including conservation, environmental and capacity cost recovery charges. For other customers, the three cost recovery charges appear as separate line items.

Estimated – If Tampa Electric was unable to read your meter, "ESTIMATED" will appear. Your meter will be read next month, and any difference will be adjusted accordingly.

Florida Gross Receipts Tax – A tax is imposed on gross receipts from utility services that are delivered to retail customers in Florida, in accordance with Chapter 203 of the Florida Statutes. Utility companies collect the tax from all customers, unless exempt, and remit to the state.

Florida State Tax – A tax imposed on every person who engages in the business of selling or renting tangible personal property at retail in the state, in accordance with Chapter 212 of the Florida Statutes.

Franchise Fee – A fee levied by a municipality for the right to utilize public property to provide electric service. The fee is collected by Tampa Electric and paid to the municipality.

Fuel Charge – Cost of fuel used to produce electricity you purchased. Fuel costs are passed through from fuel suppliers to our customers with no markup or profit to Tampa Electric.

Kilowatt-Hours (kWh) – The basic measurement of electric energy use.

Late Payment Charge – For past due amounts more than \$10, the late payment charge is the greater of \$5 or 1.5% of the past due amount. For past due amounts of \$10 or less, the late payment charge is 1.5% of the past due amount.

Municipal Public Service Tax – Many municipalities levy a tax on the electricity you use. It is collected by Tampa Electric and paid to the municipality.

Past Due – Previous charges that are past due are subject to a late payment charge fee and may result in disconnection.

Rate Schedule – The amount (rate) you pay depends on your customer category. The cost of providing service varies with the customer group.

Share – A Tampa Electric program administered by the Salvation Army and the Catholic Charities Diocese of St. Petersburg that helps pay energy bills of customers in need. If you choose to contribute, your contribution is tax deductible and is matched by Tampa Electric.

Storm Protection Charge – The cost of additional hardening efforts to further protect the power grid from hurricanes or other extreme weather events.

Sun SelectSM – The cost of producing energy you purchased from dedicated solar generation facilities. You pay no fuel charge for the Sun Select portion of your bill.

Sun to GoSM – The amount of electricity purchased from solar generating sources serving the Sun to Go program, which provides optional renewable energy purchases in 200 kWh blocks.

Total Amount Due – This month's charges will be past due after the date shown. THIS DATE DOES NOT EXTEND THE DATE ON ANY PREVIOUS BALANCE. It's important that you pay your bill before this date to avoid interruption of service.

Zap Cap SystemsSM – Surge protection for your home or business sold separately as a non-energy charge.

For more information about your bill, please visit tampaelectric.com.

Your payment options are:

- Schedule free one-time or recurring payments at tecoaccount.com using a checking or savings account.
- Mail your payment in the enclosed envelope. Please allow sufficient time for delivery.
- Pay in person at an authorized Western Union payment location, which can be found at tampaelectric.com.
- Pay by credit card using KUBRA EZ-PAY at tecoaccount.com or by calling **866-689-6469**.
(A convenience fee will be charged to your bank account or credit card.)

Account: 221006228235
 Statement Date: 02/20/2023
 Current month's charges due 03/13/2023

Details of Charges – Service from 01/14/2023 to 02/14/2023

Service for: OLDWOODS AVE, WESLEY CHAPEL, FL 33543-0000

Rate Schedule: Lighting Service

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

Lighting Energy Charge	1243 kWh @ \$0.03511/kWh	\$43.64
Fixture & Maintenance Charge	32 Fixtures	\$479.30
Lighting Pole / Wire	32 Poles	\$889.28
Lighting Fuel Charge	1243 kWh @ \$0.04767/kWh	\$59.25
Storm Protection Charge	1243 kWh @ \$0.01466/kWh	\$18.22
Clean Energy Transition Mechanism	1243 kWh @ \$0.00036/kWh	\$0.45
Florida Gross Receipt Tax		\$3.12
State Tax		\$105.71
Lighting Charges		\$1,598.97
Total Current Month's Charges		\$1,598.97

00005430-00714884 Page 3 of 4

Important Messages

We've noticed that you have been paying your bill electronically lately. To help cut down on clutter and waste, we are no longer including a remittance envelope with your bill. Should you want to mail in your payment, you can request a payment envelope by calling 813-223-0800 or simply use a regular envelope and address it to TECO P.O. Box 31318, Tampa, Florida 33631-3318.

More clean energy to you

Tampa Electric has reduced its use of coal by 94% over the past 20 years and has cut its carbon footprint in half. This is all made possible through investments in technology that help us use more solar and cleaner, domestically produced natural gas to produce electricity. Today, Tampa Electric is the state's top producer of solar energy per customer. In 2022, our solar plants saved customers approximately \$78 million in fuel costs. Learn more at tampaelectric.com/solarsavingsforyou. Our diverse fuel mix for the 12-month period ending Dec. 2022 includes Natural Gas 78%, Purchased Power 9%, Solar 7% and Coal 6%.

Watch is here for you.



Let's work together to make staying safe in emergencies a top priority.

Our Medical Watch program helps us identify residential customers who use electrically powered or natural-gas-supplied life-sustaining equipment. To qualify, the customer or a patient residing at the customer's address must be dependent upon electrically powered or natural-gas-supplied medical equipment to sustain life and be certified as eligible by his or her Florida-licensed attending physician.

We are committed to serving the needs of all of our customers, especially those with extraordinary circumstances. We're here for you, and we encourage you to let us know about your situation by registering for our Medical Watch program. That way, we can let you know if we need to interrupt your service, which could impact the medical equipment that you depend on.

We will give advanced notice when interruption of service is necessary due to scheduled maintenance or unpaid bills. Participation in Medical Watch does not provide priority restoration, extended payment options or guaranteed uninterrupted service.

We recommend that all customers have a plan and be prepared for emergencies or severe weather. All customers are responsible for any backup equipment or power supply

Now is a good time to register for help

Assistance is available for those with special needs, especially during storm-related emergencies. Emergency authorities can assist you with finding a shelter and getting you there. A statewide registry provides emergency management agencies with valuable information to prepare and respond to disasters and other emergencies. Visit floridadisaster.org to learn more or contact the special needs registry in your area:

813-307-8063 (Hillsborough County)

727-847-8137 (Pasco County)

863-298-7027 (Polk County)

727-464-3800 (Pinellas County)

NOTE: DO NOT CALL THESE NUMBERS FOR BILLING AND/OR ACCOUNT-RELATED QUESTIONS. THESE ARE COUNTY NUMBERS.

**REGISTER
TWO WAYS**



Tampa Bay Times

tampabay.com

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

ADVERTISING INVOICE

RECEIVED
 FEB 27 2023

Advertising Run Dates		Advertiser Name	
02/22/23		MEADOW POINTE IV CDD	
Billing Date	Sales Rep	Customer Account	
02/22/2023	Deirdre Bonett	107010	
Total Amount Due		Ad Number	
\$95.20		0000273580	

PAYMENT DUE UPON RECEIPT

Start	Stop	Ad Number	Product	Placement	Description PO Number	Ins.	Size	Net Amount
02/22/23	02/22/23	0000273580	Times	Legals CLS	Workshop	1	2x39 L	\$91.20
02/22/23	02/22/23	0000273580	Tampabay.com	Legals CLS	Workshop AffidavitMaterial	1	2x39 L	\$0.00 \$4.00

PLEASE DETACH AND RETURN LOWER PORTION WITH YOUR REMITTANCE

Tampa Bay Times

tampabay.com

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

ADVERTISING INVOICE

Thank you for your business.

Advertising Run Dates		Advertiser Name	
02/22/23		MEADOW POINTE IV CDD	
Billing Date	Sales Rep	Customer Account	
02/22/2023	Deirdre Bonett	107010	
Total Amount Due		Ad Number	
\$95.20		0000273580	

DO NOT SEND CASH BY MAIL

PLEASE MAKE CHECK PAYABLE TO: TIMES PUBLISHING COMPANY

REMIT TO:

MEADOW POINTE IV CDD
 ATTN: c/o RIZZETTA & COMPANY
 3434 COLWELL AVE STE 200
 TAMPA, FL 33614

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

Tampa Bay Times
Published Daily

STATE OF FLORIDA
COUNTY OF Pasco

Before the undersigned authority personally appeared **Deirdre Bonett** who on oath says that he/she is **Legal Advertising Representative** of the **Tampa Bay Times** a daily newspaper printed in St. Petersburg, in Pinellas County, Florida; that the attached copy of advertisement, being a Legal Notice in the matter **RE: Workshop** was published in said newspaper by print in the issues of: **2/22/23** or by publication on the newspaper's website, if authorized, on

Affiant further says the said **Tampa Bay Times** is a newspaper published in **Pasco** County, Florida and that the said newspaper has heretofore been continuously published in said **Pasco** County, Florida each day and has been entered as a second class mail matter at the post office in said **Pasco** County, Florida for a period of one year next preceding the first publication of the attached copy of advertisement, and affiant further says that he/she neither paid not promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in the said newspaper.

DB

Signature Affiant

Sworn to and subscribed before me this **02/22/2023**

J. M. Mitotes

Signature of Notary Public

Personally known X or produced identification

Type of identification produced _____

Notice of Community Workshop
Meadow Pointe IV Community Development District

Meadow Pointe IV Community Development District will hold a community workshop on March 1, 2023 at the Meadow Pointe IV Clubhouse, located at 3902 Meadow Pointe Boulevard, Wesley Chapel, FL 33543 at 9:00 a.m.

The purpose of the workshop is to discuss the CDD/MPV-A HOA Landscape Agreement. No Board action will be taken during this workshop. The workshop is open to the public and will be conducted in accordance with Florida law. A copy of the agenda for this workshop may be obtained from the District Manager, at 5844 Old Pasco Road, Suite 100, Wesley Chapel, FL 33544 or by calling 813-994-1001. The workshop may be continued to a date, time, and place to be specified on the record at the workshop.

There may be occasions when a Board Supervisor may participate by telephone. At the above location will be present a speaker telephone, so that any Board Supervisor can attend the workshop at the above location and be fully informed of the discussions taking place either in person or by telephone communication.

Any person requiring special accommodations at this workshop because of a disability or physical impairment should contact the District Office at 813-994-1001 at least five calendar days prior to the workshop. If you are hearing or speech impaired, please contact the Florida Relay Service at 1-800-955-8770, for aid in contacting the District Office.

Daryl Adams
District Manager

Run Date: 2/22/2023 0000273580

RECORDED
FEB 27 2023



Tampa Bay Times

Published Daily

STATE OF FLORIDA
COUNTY OF Pasco

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Signature Affiant

Sworn to and subscribed before me this 02/22/2023



Signature of Notary Public

Personally known X or produced identification

Type of identification produced _____

Notice of Community Workshop
Meadow Pointe IV Community Development District

FEB 27 2023

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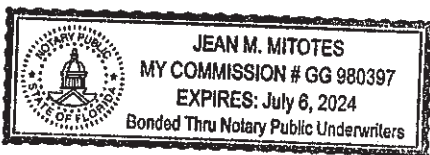
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Daryl Adams
District Manager

Run Date: 2/22/2023 0000273580



Tampa Bay Times

tampabay.com

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

ADVERTISING INVOICE

RECEIVED
 MAR 13 2023

Advertising Run Dates		Advertiser Name	
03/ 8/23		MEADOW POINTE IV CDD	
Billing Date	Sales Rep	Customer Account	
03/08/2023	Deirdre Bonett	107010	
Total Amount Due		Ad Number	
\$97.60		0000275886	

PAYMENT DUE UPON RECEIPT

Start	Stop	Ad Number	Product	Placement	Description PO Number	Ins.	Size	Net Amount
03/08/23	03/08/23	0000275886	Times	Legals CLS	Budget Workshop	1	2x39 L	\$93.60
03/08/23	03/08/23	0000275886	Tampabay.com	Legals CLS	Budget Workshop AffidavitMaterial	1	2x39 L	\$0.00 \$4.00

PLEASE DETACH AND RETURN LOWER PORTION WITH YOUR REMITTANCE

Tampa Bay Times

tampabay.com

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

Advertising Run Dates		Advertiser Name	
03/ 8/23		MEADOW POINTE IV CDD	
Billing Date	Sales Rep	Customer Account	
03/08/2023	Deirdre Bonett	107010	
Total Amount Due		Ad Number	
\$97.60		0000275886	

ADVERTISING INVOICE

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Tampa Bay Times
Published Daily

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COUNTY OF Pasco

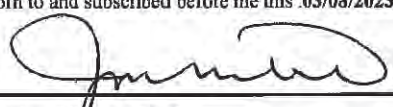
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Signature Affiant

Sworn to and subscribed before me this **03/08/2023**



Signature of Notary Public

Personally known X or produced identification

Type of identification produced _____

Notice of Community Budget Workshop
Meadow Pointe IV Community Development District

Meadow Pointe IV Community Development District will hold a community budget workshop on March 20, 2023 at the Meadow Pointe IV Clubhouse, located at 3902 Meadow Pointe Boulevard, Wesley Chapel, FL 33543 at 9:00 a.m.

The purpose of the workshop is to present general information as it relates to the District's Fiscal Year 2023-2024 Budget. No Board action will be taken during this workshop. The workshop is open to the public and will be conducted in accordance with Florida law. A copy of the agenda for this workshop may be obtained from the District Manager, at 5844 Old Pasco Road, Suite 100, Wesley Chapel, FL 33544 or by calling 813-994-1001. The workshop may be continued to a date, time, and place to be specified on the record at the workshop

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Daryl Adams
District Manager

Run Date: 03/08/2023

0000275886

RECEIVED
MAR 13 2023



Tampa Bay Times
Published Daily

STATE OF FLORIDA
COUNTY OF Pasco

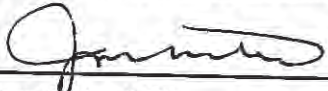
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Daryl Adams
District Manager

Run Date: 03/08/2023

0000275886

RECEIVED
MAR 13 2023



4939 CROSS BAYOU BOULEVARD
NEW PORT RICHEY, FL 34652

INVOICE

Page: 1

Invoice Number: SI67662
Invoice Date: 3/1/2023
Due Date: 3/31/2023

Bill To: Meadow Pointe IV, CDD
3434 Colwell Ave., Ste 200
Tampa, FL 33614

All pricing anticipates payment by check or ACH. Due to additional cost incurred, services paid by credit card will require an additional 5% processing fee.

Job Number: J02185
Job Description: Meadow Pointe IV, CDD

Customer ID: C00588
P.O. Number:
WA:

Date	Item/Description	Task Number	Qty.	Unit	Unit Price	Total Price
3/1/2023	Monthly Lift Station Inspection	2001	1	Each	86.21	86.21

RECEIVED
03/22/23

Phone: (727) 848-8292 Ext. 219
Toll Free: (866) 753-8292 Ext. 219
Email: ar@uswatercorp.net

Subtotal:	86.21
Total Sales Tax:	0.00
Total USD:	86.21
Adjustments:	0.00
Amount Due:	86.21



MEADOW POINTE IV COMMUNITY DEVELOPMENT DISTRICT

5844 Old Pasco Road, Suite 100, Wesley Chapel, FL 33544 (813) 994-1001 MeadowPointe4CDD.org

Check Request

Amount: \$ 300.⁰⁰

RECEIVED
02/24/23

Date: 2-24-2023

Payable to: United Building Maintenance, Inc

Address: * Lori will pick up the check at Old Pasco Rd.
Requested by March 7, 2023

Reason: Proposal for floor cleaning & polishing

Requestor: Lori Stanger

Approved by: *Lori Stanger*



WASTE CONNECTIONS OF FLORIDA
 PASCO HAULING EAST
 20719 US HIGHWAY 301
 DADE CITY, FL 33523-6665
 DISTRICT NO. 6426

ACCOUNT NO. 6426-016055
 INVOICE NO. 1349579W426
 STATEMENT DATE 02/20/23
 DUE DATE 02/26/23
 BILLING PERIOD //--

MEADOW POINT IV CDD
 3434 COLWELL AVE STE 200
 TAMPA, FL 33614

FOR ASSISTANCE CALL
 Customer Service (352) 583-4204
 One Time Payments (800) 457-1379

INVOICE STATEMENT

Date	Description	Amount
	Contract No: 20475 Service Location Acct #016055-0001	
	MEADOW POINT IV CDD REC CENTER 3902 MEADOW POINT BLVD WESLEY CH	
02/20/23	BASIC SERVICE CHARGE 1.00 6.00YD	\$ 77.00
	3/1/2023-3/31/2023	
	Invoice Total	\$ 77.00
	Account Balance	\$ 77.00

This invoice is scheduled for automatic payment according to your instructions on our online bill pay portal at myaccount.wcicustomer.com.

****To avoid late fees, payment must be posted to your account within 30 days of your invoice date.****
 Bank returned checks will be electronically re-presented to your bank and you may be responsible for a resulting processing fee.

Your next invoice may include a rate adjustment. Please contact us if you have any questions or objections.

Our Pricing Policy changed EFFECTIVE IMMEDIATELY. The current policy is available here:
<https://www.wasteconnections.com/pricing-policy>. By paying this invoice or any subsequent invoice and without sending written objection at the time of or before making a payment, you are affirmatively agreeing to the pricing policy, as updated, and expressly communicating your understanding of its terms.

Please remit to the address below and return your remit stub with your payment.

NNNNNNNNNN



WASTE CONNECTIONS OF FLORIDA
 PASCO HAULING EAST
 20719 US HIGHWAY 301
 DADE CITY, FL 33523-6665

ACCOUNT NO. 6426-016055
 INVOICE NO. 1349579W426
 STATEMENT DATE 02/20/23
 DUE DATE 02/26/23
PAY THIS AMOUNT 77.00

WRITE AMOUNT PAID	\$
-------------------------	----

MEADOW POINT IV CDD
 3434 COLWELL AVE STE 200
 TAMPA, FL 33614

MAIL PAYMENT TO:
 WASTE CONNECTIONS OF FLORIDA
 PASCO HAULING EAST
 20719 US HIGHWAY 301
 DADE CITY, FL 33523-6665



WASTE CONNECTIONS OF FLORIDA
 PASCO HAULING EAST
 20719 US HIGHWAY 301
 DADE CITY, FL 33523-6665
 DISTRICT NO. 6426

ACCOUNT NO. 6426-022299
 INVOICE NO. 1369318W426
 STATEMENT DATE 03/20/23
 DUE DATE 03/25/23
 BILLING PERIOD //--//

MEADOW POINT IV CDD
 3434 COLWELL AVE STE 200
 TAMPA, FL 33614

FOR ASSISTANCE CALL
 Customer Service (352) 583-4204
 One Time Payments (800) 457-1379

INVOICE STATEMENT

Date	Description	Amount
	Contract No: 27612	
	Service Location	
	Acct #022299-0001	
	MEADOW POINTE NORTH HOA	
	4467 FENNWOOD CT WESLEY CHAPEL,	
03/20/23	FUEL SURCHARGE	1.00 SC70278472 \$ 177.70
03/20/23	FUEL SURCHARGE	1.00 SC70278474 \$ 3.24
03/20/23	ENVIRONMENTAL SURCHARGE	1.00 SC70278471 \$ 62.68
03/20/23	ENVIRONMENTAL SURCHARGE	1.00 SC70278473 \$ 1.14
03/20/23	BASIC SERVICE CHARGE	1.00 8.00YD \$ 626.80
	4/1/2023-4/30/2023	
03/20/23	BASIC CONTAINER CHARGE	1.00 8.00YD \$ 11.42
	4/1/2023-4/30/2023	
	Invoice Total	\$ 882.98
	Account Balance	\$ 882.98

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NNNNNNNNNN



WASTE CONNECTIONS OF FLORIDA
 PASCO HAULING EAST
 20719 US HIGHWAY 301
 DADE CITY, FL 33523-6665

ACCOUNT NO. 6426-022299
 INVOICE NO. 1369318W426
 STATEMENT DATE 03/20/23
 DUE DATE 03/25/23
 PAY THIS AMOUNT 882.98

WRITE AMOUNT PAID	\$
-------------------	----

MEADOW POINT IV CDD
 3434 COLWELL AVE STE 200
 TAMPA, FL 33614

MAIL PAYMENT TO:
 WASTE CONNECTIONS OF FLORIDA
 PASCO HAULING EAST
 20719 US HIGHWAY 301
 DADE CITY, FL 33523-6665



WASTE CONNECTIONS OF FLORIDA
PASCO HAULING
6800 OSTEEN ROAD
NEW PORT RICHEY FL 34653-3667
DISTRICT NO. 6425

ACCOUNT NO.
INVOICE NO.
STATEMENT DATE
DUE DATE

6425-013932
6628820W425
02/28/23
Upon Receipt

MEADOW POINTE IV CDD
3434 COLWELL AVE STE 200
TAMPA FL 33614

RECEIVED
MAR 07 2023

FOR ASSISTANCE
Customer Service
Fax
One Time Payments

(727) 847-9100
(727) 841-8539
(800) 457-1379

INVOICE STATEMENT

Date	Description	Amount
	Contract No: ALL SITES Service Location Acct #013932-0001	
	MEADOW POINTE IV CDD MEADOW POINTE IV WESLEY CHAPEL,	
02/28/23	BASIC SERVICE CHARGE 2/1/2023-2/28/2023 1.00 0.50YD	\$ 13,747.50
	Invoice Total	\$ 13,747.50
	Account Balance	\$ 13,747.50

This invoice is scheduled for automatic payment according to your instructions on our online bill pay portal at myaccount.wcicustomer.com.

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WASTE CONNECTIONS OF FLORIDA
PASCO HAULING
6800 OSTEEN ROAD
NEW PORT RICHEY FL 34653-3667

ACCOUNT NO.
INVOICE NO.
STATEMENT DATE
DUE DATE
PAY THIS AMOUNT

6425-013932
6628820W425
02/28/23
Upon Receipt
\$13,747.50

AB 01 001683 08889 H 8 C



MEADOW POINTE IV CDD
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

WRITE IN AMOUNT PAID \$

TO CHANGE ADDRESS
Check here and complete the information on the reverse side.

MAIL PAYMENT TO:
WASTE CONNECTIONS OF FLORIDA
PO BOX 535233
PITTSBURGH PA 15253-5233



6425 00000000000000000000X0139326 00001374750000000000000006628820 6

Account Number **2185385** Cycle 06
 Meter Number
 Customer Number 10252971
 Customer Name **MEADOW POINTE IV CDD
 HILDA SERRATO**

Bill Date **03/09/2023**
 Amount Due **250.52**
 Current Charges Due **03/31/2023**

District Office Serving You
One Pasco Center

Service Address PUBLIC LIGHTING
 Service Classification Public Lighting

See Reverse Side For More Information

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

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.



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 844-209-7166. This number is WREC's Secure Pay-By-Phone system.

*** ATTENTION *** Plan to attend WREC's 76th Annual Meeting on Wednesday, April 19, 2023. Registration: 4:30 p.m. to 6:15 p.m. The Bar Code above will be used for registration. Present the top portion of your bill along with photo ID to register. See the enclosed Newsletter for additional information.

Previous Balance 251.29
 Payment 251.29CR
 Balance Forward 0.00

RECEIVED

MAR 13 2023

Light Energy Charge 2.31
 Light Support Charge 4.07
 Light Maintenance Charge 54.89
 Light Fixture Charge 67.98
 Light Fuel Adj 209 KWH @ 0.03900 8.15
 Poles (QTY 11) 112.75
 FL Gross Receipts Tax 0.37

Total Current Charges 250.52
 Total Due **E.F.T.** 250.52

Lights/Poles	Type/Qty	Type/Qty
	210 11	955 11

DO NOT PAY

Total amount will be electronically transferred on or after 03/24/2023.

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

Customer Name
MEADOW POINTE IV CDD

Customer Number
10252971

Bill Date
03/09/2023

RECEIVED
MAR 13 2023

Account	Account Description	Reading		Rate	kWh	DMD	Balance Forward	Current Charges	Total Charges
		From	To						
1418211				PL			0.00	5,264.33	5,264.33
1418215		02/03	03/06	GS	0		0.00	40.16	40.16
1418216		02/03	03/06	GS	130		0.00	52.05	52.05
1418217		02/03	03/06	GS	146		0.00	53.51	53.51
1418218		02/03	03/06	GS	1656		0.00	191.61	191.61
1418220		02/03	03/06	GS	115		0.00	50.69	50.69
1418221		02/03	03/06	GS	11647	24	0.00	1,105.34	1,105.34
1418223		02/03	03/06	GS	319		0.00	69.33	69.33
1418224		02/03	03/06	GS	156		0.00	54.43	54.43
1418225		02/03	03/06	GS	381		0.00	75.00	75.00
1418227		02/03	03/06	GS	179		0.00	56.53	56.53
1418228		02/03	03/06	GS	66		0.00	46.19	46.19
1418229		02/03	03/06	GS	229		0.00	61.11	61.11
1418230		02/03	03/06	GS	13		0.00	41.35	41.35
1418231		02/03	03/06	GS	12		0.00	41.26	41.26
2187625		02/03	03/06	GS	170		0.00	55.71	55.71
Subtotal:					15219	24	0.00	7,258.60	7,258.60

DO NOT PAY - Total amount will be electronically transferred on 03/24/2023.

Bill Date: 03/09/2023

Electronic Funds Transfer On: 03/24/2023

Total Charges Due: 7,258.60

District: OP06

DO NOT PAY



10252971 OP06
MEADOW POINTE IV CDD
HILDA SERRATO
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

** Summary Bill **

