Rizzetta & Company

Meadow Pointe III
Community Development District

Board of Supervisors'

Regular Meeting
July 21, 2021

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

www.meadowpointe3cdd.org

Professionals in Community Management

MEADOW POINTE III
COMMUNITY DEVELOPMENT DISTRICT AGENDA

At the Meadow Pointe III Clubhouse, located at 1500 Meadow Pointe Blvd, Wesley Chapel, FL 33543.

District Board of Supervisors	Michael Hall	Chairman
	Paul Carlucci	Vice Chairman
	John Johnson	Assistant Secretary
	Rick Daddio	Assistant Secretary
	Glen Aleo	Assistant Secretary
District Manager	Matthew Huber	Rizzetta & Company, Inc.
District Attorney	Vivek Babbar	Straley, Robin, & Vericker
District Engineer	Tonja Stewart	Stantec Consulting Services Inc

All Cellular phones and pagers must be turned off while in the clubhouse.

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) 533-2950. 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.

MEADOW POINTE III COMMUNITY DEVELOPMENT DISTRICT

District Office - Wesley Chapel, Florida 33544 - 813-994-1001
Mailing Address – 3434 Colwell Ave, Suite 200, Tampa, Florida 33614
meadowpointe3CDD.org

Board of Supervisors
Meadow Pointe III Community
Development District

July 15, 2021

AGENDA

Dear Board Members:

The regular meeting of the Board of Supervisors of the Meadow Pointe III Community Development District will be held on **Wednesday**, **July 21, 2021 at 6:30 p.m.,** to be held at the Meadow Pointe III Clubhouse, located at 1500 Meadow Pointe Blvd, Wesley Chapel, FL 33543. The following is the agenda for this meeting:

BOARD OF SUPERVISORS MEETING

1. CALL TO ORDER
2. PLEDGE OF ALLEGIANCE
3. AUDIENCE COMMENTS ON AGENDA ITEMS
4. BUSINESS ITEMS
- **A.** Consideration of HVAC Replacement Proposals…..……..Tab 1
- **B.** Consideration of Pool & Playground Fence Painting Proposals……..Tab 2
- **C.** Consideration of Security Camera Replacement Proposals…Tab 3
- **D.** Consideration of Reserve Study Proposals……..…..Tab 4
- **E.** Consideration of APS Proposal for Meadow Pointe North…...Tab 5
- **F.** Ratification of SAAS Proposal……..……Tab 6
- **G.** Consideration of SAAS Proposal to Replace Gate Callbox….Tab 7
- **H.** Ratification of Grau & Associates Engagement Letter For FY 2021-2025……...Tab 8
- **I.** Discussion of Pet Policy and Signage

5. STAFF REPORTS
- **A.** Community Deputy
- **B.** Aquatics Update
  - **1.** Presentation of June & July Waterway Inspection Reports……Tab 9
- **C.** Landscape Update
  - **1.** Review of June Inspection Report & Responses…….Tab 10
- **D.** Amenity Management
  - **1.** Presentation of June Report……Tab 11
- **E.** District Engineer
- **F.** District Counsel
- **G.** District Manager
  - **1.** May 2021 Financial Statement……Tab 12

6. BUSINESS ADMINISTRATION

A. Consideration of Minutes of Board of Supervisors' Regular Meeting held on June 16, 2021.....Tab 13

B. Consideration of the Operations & Maintenance Expenditures for May and June 2021……Tab 14

7. SUPERVISOR REQUESTS AND AUDIENCE COMMENTS

8. ADJOURNMENT

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

Sincerely,

Matthew Huber

Matthew Huber
District Manager

Tab 1

All Florida

Price: $7,881.64

Quote to replace existing Trane split system. Price to include all labor and material to complete the following:

Price includes:
Disconnect existing electrical, drain lines, refrigerant lines, and ductwork
Remove existing Trane split system

Provide and install new Trane split system w/t Model #TEM4A0C60S51SB Serial
Unit comes with electric heat

Place units in existing spots

Install new filter drier

Provide and install new thermostat

Tie back into existing electrical, refrigerant lines, drain line, and ductwork
WARRANTY - All parts are warranted by the manufacturer's written warranty. Workmanship is guaranteed for 30 days of installation.

Britton Air

Price: $7,628.00

Air-Conditioning Quote to replace one (1) existing Trane straight cool split system with one (1) new Trane 14 SEER straight cool split system. This includes both the condenser unit (outdoor) and air-handler (indoor) with 10 KW heater.

Price Includes:

Demo and proper removal of existing split system

Demo and proper removal of existing split system
Provide and install one (1) new Trane Condenser 4TTR4060L1000 (outdoor unit)
Provide and install one (1) new Trane Air Handler TEM4A0C60S51 SB (indoor unit)
Provide and install one (1) new Trane 10 KW Heat Strip (indoor unit)
Provide one (1) Pro-Flush kit for existing copper refrigerant line sets
Provide and install two (2) new safety float switches

Provide and install one (1) new Honeywell 6000 programable thermostat
We will connect back to existing electrical wiring, electrical breakers, and disconnect

We will connect back to your existing ductwork
Start up on new equipment by a certified Britton Air technician
Labor, tax
NOT INCLUDED
Repair or replace existing duct above ceiling
Existing copper to remain
Electrical wiring, electrical breakers and electrical disconnect

Benjamin Brothers

Price: $6731.00

Furnish, install and service under warranty (see proposal) equipment for your business in accordance with the conditions and specifications set forth in the proposal.

Price includes:
See proposal for details

WARRANTIES:

Manufacturer warranty on Compressor- 5 years.
Manufacturere warranty on Outdoor Coil - 5 years.
Manufacturere warranty on Indoor Coil - 5 years.
Manufacturere warranty on parts - 5 years.
Air Express warranty on labor - 1 year.

All Florida Mechanical Services, Inc.
P.O. Box 5497
Plant City, FL 33563

Phone: (813) 994-6055
Fax: (813) 441-4059
service@allfloridamechanical.com

License#CMC1249737

Bill to
Meadow Pointe III
1500 Meadow Pointe Blvd.
Wesley Chapel FL 33543

Ship to
Meadow Pointe III
1500 Meadow Pointe Blvd.
Wesley Chapel FL 33543

Quote Q2644

Transaction Date: 5/7/2021

Quote Expiration Date: 6/4/2021

Item	Description	Price
Quoted Repair	Quote to replace existing Trane split system. Price to include all labor and material to complete the following: *Disconnect existing electrical, drain lines, refrigerant lines, and ductwork *Remove existing Trane split system *Provide and install new Trane split system w/t Model #TEM4A0C60S51SB Serial #4TTR4060L1000B *Unit comes with electric heat *Place units in existing spots *Install new filter drier *Provide and install new thermostat *Tie back into existing electrical, refrigerant lines, drain line, and ductwork Once completed technician will start unit up to make sure it is running to manufacturer specs	$7,881.64
Warranty	Warranty - All parts are warranted by the manufacturer's written warranty. Workmanship is guaranteed for 30 days of installation.	$0.00
		Total: $7,881.64

Authorization

I authorize All Florida Mechanical Services, Inc. to complete the work listed above.

*All material is guaranteed to be as specified. All work to be completed in a workmanship like manner according to all standard practices. Any alteration or deviation from above specifications involving extra costs will be executed only upon written orders and will become an extra charge over and above the estimate. All agreements contingent upon strikes, accidents, or delays beyond our control. Owner to carry fire, tornado, and other necessary insurance. Our workers are fully covered by workers compensation.

All Florida Mechanical Services, Inc.
P.O. Box 5497
Plant City, FL 33563

Phone: (813) 994-6055
Fax: (813) 441-4059
service@allfloridamechanical.com

License#CMC1249737

Attachments

1.

Condenser#1.jpg

2.

A/h#1.jpg

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Britton AIR Inc.

MECHANICAL CONTRACTOR

MECHANICAL QUOTE

Attn: Michael Rodriguez
Email: mpiiiclub@tampabay.rr.com

June 25, 2021

Project: Meadow Pointe Blvd.
1500 Meadow Pointe III Club House
Wesley Chapel, FL 33543

Air-Conditioning Quote per your request to replace one (1) existing Trane straight cool split system with one (1) new Trane 14 SEER straight cool split system. This includes both the condenser unit (outdoor) and air-handler (indoor) with 10 KW heater.

Items Included:

*Demo and proper removal of existing split system
*Provide and install one (1) new Trane Condenser 4TTR4060L1000 **(outdoor unit)**
*Provide and install one (1) new Trane Air Handler TEM4A0C60S51SB **(indoor unit)**
*Provide and install one (1) new Trane 10 KW Heat Strip **(indoor unit)**
*Provide one (1) Pro-Flush kit for existing copper refrigerant line sets
*Provide and install two (2) new safety float switches
*Provide and install one (1) new Honeywell 6000 programable thermostat
*We will connect back to existing electrical wiring, electrical breakers, and disconnect
*We will connect back to your existing ductwork
*Start up on new equipment by a certified Britton Air technician
*Labor, tax

Work not included:

*Repair or replace existing duct above ceiling
*Existing copper to remain
*Electrical wiring, electrical breakers and electrical disconnect

Total Price for one (1) new 14 SEER Trane system: $7,628.00

Total price for service provided on 6/24/21 if above work is not approved: $149.00

If you have any questions, please call me.

Sincerely,

Philip Lake
philip@brittonair.com

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SYSTEM PROPOSAL

BENJAMIN BROTHERS
AIR CONDITIONING SERVICES

6711 INDUSTRIAL AVENUE
PORT RICHEY, FL 34668
(727) 853-0600
www.BenjaminBrothersAC.com

License # CAC1813403

Proposal submitted to:		Date	7/12/21
Address	Meadow Pointe III Club House	Address (Job location if different)	
City, State, Zip	1500 Meadow Pointe Blvd	City, State, Zip	
Phone (Day)	Wesley Chapel, FL 33543	Phone	813-383-6676 Michael
E-Mail			

We propose: To furnish, install and service under warranty (stated below) products or related equipment for your home or business in accordance with the conditions and specifications set forth in this proposal.

NEW EQUIPMENT

Brand TRANE XR14 Split Cooling SYS

- [X] Air conditioner — Model 4TTR4060
- [ ] Heat pump — Model
- [X] Air handler 14 SEER — Model TEM4A0C60
- [ ] Coil — Model
- [ ] Furnace — Model
- [X] Heat strip — Model BAYHTR1510
- [ ] Indoor Unit Stand
- [X] Air Handler Space: VERTICAL - MAINT closet
- SEER rating 14
- [ ] Other

(#6731)

CONTROLS AND ELECTRICAL

- [X] Digital Thermostat HONEYWELL
- [X] Resize breakers as needed
- [X] Other MIN AMP 50

NO CHARGE

PIPING

- [ ] New hang kit
- [ ] New drain pan

NO CHARGE

- [X] Condensate drain hook-up [X] Primary [X] Secondary
- [X] Refrigerant copper liquid line USE EXISTING LINE SET 3/8"
- [X] Refrigerant copper suction line with insulation EXISTING LINE SET 7/8"
- [X] Float Switch [ ] Primary [ ] Secondary
- [ ] Galvanized line set cover
- [ ] Condensate pump
- [ ] Other

NEW safety float switch

MISCELLANEOUS

- [X] All required permits
- [X] All work done in accordance with existing codes
- [X] Removal of the existing equipment from the premises.
- [X] 4" Hurricane concrete pad 37x37x34
- [X] Hurricane steel anchors
- [X] All work to be performed in a neat and professional manner by journeyman class technicians. Sweeping, dusting, and vacuuming will be accomplished at the conclusion of each day's work, and all debris removed from the premises.
- [ ] Other
- [ ] Other
- [ ] Other

NO CHARGE

AIR DISTRIBUTION

- [X] Modifications of supply plenum AS needed return plenum AS needed
- [ ] New supply
- [ ] New return
- [ ] New grille(s)

NO CHARGE

- [X] Inspect duct systems
- [ ] Electronic air cleaner — Model
- [ ] Media air cleaner — Model
- [ ] UV Light
- [X] Other slim fit filter kit 23.5"

WARRANTIES

- [X] Manufacturer warranty on Compressor 5 years
- [X] Manufacturer warranty on Outdoor Coil 5 years
- [X] Manufacturer warranty on Indoor Coil 5 years
- [X] Manufacturer warranty on parts 5 year(s)
- [X] Air Xpress warranty on labor 1 year(s)
- [ ] Extended Warranty
  - [ ] 5 YR Parts & Labor $
  - [ ] 10 YR Parts & Labor $
  - [ ] Other
- [X] Upon receipt at our office of your signed Energy Savings Agreement we will provide two precision tune-ups and professional cleanings annually during the first year free of charge 1 year(s)
- [X] 24 HR Emergency Service AT COST
- [ ] Other

NO CHARGE

Additional Notes

We propose to furnish complete, as above specified, for the investment of (tax included): $ 6731.-
100% Financing available: _____ per month for _____ months, subject to lender acceptance.
Down Payment of: dollars ($_____)
Final payment to installers in full upon completion of installation. This proposal is valid until 7/22/21
BUYERS RIGHT TO CANCEL: You, the Buyer, may cancel this transaction without penalty or obligation any time prior to midnight of the third business day after the date of this transactions by proper notification.

Approval: _____ (Company) Date: 7/12/21

Approval: _____ (Customer) Date: / /

Approval: _____ (Customer) Date: / /

It is agreed and understood by the parties that all equipment and parts which are sold pursuant hereto shall not become fixtures or part of the real estate where they are placed. Said parts and equipment shall at all times remain personal property and the title thereto shall remain with the seller until payment in full is received. Buyer hereby agrees that all parts and equipment may be repossessed in the event of non -payment.

Reorder Call: TransForm 800-226-2564 or 770-729-8585 Fax: 770-729-9191

BENJAMIN BROTHERS
Air Conditioning Services
Rob Howard

Tab 2

PERFECT TONE PAINTING

Price: **$8,310.00**

Pressure wash $500.00
Cleanse exterior fence with pressure washing preparatory for painting

Sanding and preparation $1,200.00
Remove old lifting paint by sanding and Scraping of 95 fence sections

Materials $250.00
Prepping materials such as, plastic, paper, tape, caulking

Fence panels painting $5,700.00
Paint of 67 around pool area and 28 panels at playground area

Paint $660.00
Exterior Sherwin Williams industrial Direct to Metal paint approximately 12 gallons

Funez Drywall and Painting LLC

Price: **$7,600.00**

Prep areas to protect for safety during work. Pressure washing fence around pool aeas and playground area. Repaint fence around pool area with appropriate DTM paint product (480 LF/6 FT high). $4,850.00

Repaint fence around playground area with appropriate DTM paint product (275 LF/3 FT high) $2,750.00

AIC PAINTING

Price: **$4,200.00**

Scope
AIC Painting is to provide all supervision, labor, equipment, tools, supplies and materials to complete the exterior painting for this project as per the specifications in proposal

Responsibilities
All painting is done in accordance with the 09900-Paints and Coatings industry and PDCA standards. In addition, all OSHA guidelines and measures will be adhered to.

Material
Sherwin Williams DTM

Warranty
AIC Painting hereby guarantees all workmanship and materials in the project to be free of defects for a period of one (1) year from completion date. The warranty does not cover damages, normal wear and tear, rust, neglect or abuse.

PERFECT TONE PAINTING TAMPA LLC

4606 BUCKEYE RD
TAMPA, FL 33624
(813) 379-6661
www.perfecttone-painting.com
info@perfecttone-painting.com

ESTIMATE
EST062

DATE
07/06/2021

TOTAL
USD $8,310.00

TO

Meadow Point III CDD

(813) 383-6676
mpiiiclub@tampabay.rr.com

DESCRIPTION	RATE	QTY	AMOUNT
Pressure wash Cleanse exterior fence with pressure washing preparatory for painting	$500.00	1	$500.00
Sanding and preparation Remove old lifting paint by sanding and Scraping of 95 fence sections	$1,200.00	1	$1,200.00
Materials Prepping materials such as, plastic, paper , tape, caulking	$250.00	1	$250.00
Fence panels painting Paint of 67 around pool area and 28 panels at playground area	$60.00	95	$5,700.00
Paint Exterior Sherwin Williams industrial Direct to Metal paint approximately 12 gallons	$55.00	12	$660.00

TOTAL USD $8,310.00

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+ # Funez Drywall and Painting LLC

Funez Drywall and Painting LLC
30300 Hatz Way
Wesley Chapel FL 33543
(646) 436-8574
funezdrywall@hotmail.com

PROPOSAL

Job Address
Meadow Pointe III CDD
1500 Meadow Pointe Blvd
Wesley Chapel ,Fl

Scope of Work

Prep. areas to protrect for safety during work.

Pressure washing fence around pool area and playground area.

Re-paint fence around pool area with appropriate DTM paint product 480 Lineal Feet.(6 ft height) ========== $ 4,850.00

Re-paint fence around playground area with appropriate DTM paint product 275 Lineal feet (3 ft height) ---------- $ 2,750.00

Labor and material included.

DTM paint from Sherwin Williams

_____ Total $ 7,600.00

X_____

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PO BOX 477
Land O' Lakes, FL 34639
PH: 813.996.0149
www.aicpainting.com
PA LP-09177

PROPOSAL & AGREEMENT

DATE:	6/29/2021	PROJECT:	Meadow Point III Amenity Fence
CUSTOMER:	Meadow Point III CDD		1500 Meadow Point Blvd.
CONTACT NAME:	Michael Rodriguez		Wesley Chapel
OFFICE #:	813-383-6676	EMAIL:	mpiiiclub@tampabay.rr.com

PAINTING DESCRIPTION OF WORK: Provide labor, materials and equipment for the following scopes of work as requested for;

SCOPE OF WORK:

AIC Painting is to provide all supervision, labor, equipment, tools, supplies and materials to complete the exterior painting for this project as per the below specifications:

A. Fencing will be thoroughly washed under high pressure to remove mold, dirt, dust, chalking, contaminants. Surfaces shall be clean and dry prior to painting.
B. No painting shall be done in inclement weather.
C. AIC Painting is responsible to protect areas while performing work. Drop sheets, plastic, paper, etc., shall be used over any non-paintable items or areas, tile, pavers, concrete.
D. Pool Fencing 460LF and Playground Fencing 275LF will receive one (1) coat of procryl bonding primer.
E. Pool Fencing 460LF and Playground Fencing 275LF will be professionally painted with a high-quality spray finish, using a specifically formulated Sherwin Williams product designed for aluminum.
F. All coatings shall be applied in a workman like manner.
G. Daily clean up. All areas of the ground will be left clean of any paint drippings and/or splatter.

CONTRACTOR'S RESPONSIBILITIES: AIC Painting confirms that we are fully licensed, insured, and carries workers compensation on each employee in this field of work and fully knowledgeable and experienced in all aspects of procedures, methods, regulations, codes and municipal requirements. AIC Painting further acknowledges that the OWNER/CONTRACTOR is relying on this expertise. All painting is done in accordance with the 09900-Paints and Coatings industry and PDCA standards. In addition, all OSHA guidelines and measures will be adhered to.

MATERIAL SPECIFICATIONS: Sherwin Williams DTM

PUNCH WORK AND WARRANTY: AIC Painting hereby guarantees all workmanship and materials in the project to be free of defects for a period of one (1) year from completion date. The warranty does not cover damages, normal wear and tear, rust, neglect or abuse.

TOTAL: All of the above work to be completed in a substantial and workmanlike manner according to standard practices for the sum of FOUR THOUSAND TWO HUNDRED DOLLARS. $4,200.00

TERMS OF PROPOSAL & AGREEMENT:

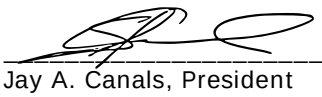
1. All project in excess of $10,000 will be invoiced 30% down payment. Balance will be invoiced and due upon completion. In the event that any payment becomes Past Due, the customer agrees to pay a service fee of 1.5% Service Fee on the unpaid balance each month until paid, plus all cost for collection including reasonable

attorney fees incurred by AIC prior to, litigation, including arbitration and appeal. Suit at the option of AIC, be instituted in Pasco County, Florida.

2. The following proposal is good for 90 days, after that we have the option to change or adjust scope of work and amounts.
3. AIC must be in receipt of this executed proposal before any materials are to be purchased or work to begin.
4. This proposal is solely for the benefit of the signatories hereto and represents the entire integrated agreement between parties, and supersedes all prior negotiations, representations or agreements, whether written or oral. Any and all extras must be approved prior to work commencing.

I have read, understood and agree to the Contract Proposal Agreement, General Description, Materials/Equipment Specifications, Exclusions, Warranty, Payment Terms/Agreement. Estimated time of completion can be determined upon contract approval and within reasonable industry guidelines and standards.

Representative For:
AIC Painting Services, Inc.



_____
Jay A. Canals, President

Client:

_____
Signature

Tab 3

Price: **$6,625.00**

9 - 5mp 580 Cortex Medallion Hi-Definition Dragon-Fire infrared Outdoor Cameras

1 - Cortex Medallion 4k 16-Channel Hybrid DVR w/ 4TB Video Drive

1 - Cortex 9 Channel Linear Power Distribution Unit
1 - APC 625VA Battery backup & Surge suppression unit

Estimate includes installation, cable connectors, programming & training

DCSI Inc "Security & Sound"
P.O. Box 265
Lutz, FL 33548
(813)949-6500
info@dcsisecurity.com
http://DCSIsecurity.com

Price: **$7,625.00**

1 - 16 Channel Hybix real time 4K Hybrid recorder

1 - 8TB Surveillance Hard Drive

8 - 5MP HD SDI dome cameras with IR night vision
1 - 5MP HD Bullet IP camera with IR (shuffle board court)

2 - 5G Internet Point to Point wireless bridges (shuffle board court)

This estimate is to replace all the old analog cameras and DVR at the clubhouse with HD cameras and recorder.
Warranty
ALL SYSTEMS COME WITH 90 DAYS WARRANTY ON LABOR AND ONE YEAR WARRANTY ON PARTS, UNLESS OTHERWISE NOTED.

Price: **$8,252.35**

1 - Eagle Eye CMVR 420, 1U rackmount device with 4TB. Note: This product requires an Eagle Eye Networks account, subscription per camera and an Internet connection.
8 - (Outdoor) Eagle Eye Camera DB11 Outdoor Bullet 4Mpix, H265, IR, IP66, DarkSight, 2.7mm-13.5mm Moto Lens, WDR, POE - Parking Lot, Pool Equipment/Gym Door

8 - Eagle Eye Camera Junction Box BX007
1 - (Indoor) Eagle Eye Camera DM08b Outdoor Mini Dome 4Mpix, H265, IR, IP66, 2.8mm Lens, Microphone, POE
1 - Eagle Eye Camera Junction Box CB005

1 - Point to Point Wireless for Outdoor Camera

9 - Cat5e
12 - Hourly Labor Service | Cameras/ACS

9 - Eagle Eye VMS HD 30 Days 1FPS Cloud Preview
Recording Monthly (CMVR only) [per camera per month]
- 24/7 recording at 640x360 resolution
- 20 FPS
- 30-day retention as required by state law

9 - Eagle Eye VMS M10 Management Edition Monthly (CMVR only)
Software License
Monthly estimate total: $114.75

ESTIMATE

CRT Services Inc
1307 Apollo Beach Blvd South
Suite 102
Apollo Beach, FL. 33572
Office 813-645-4CRT

BILL TO
Meadow Pointe III
1500 Meadow Pointe Blvd
Wesley Chapel, FL 33543

May 3, 2021	2030118	Replacement of Security Cameras

1	Cortex Medallion 4k 16-Channel Hybrid DVR w/ 4TB Video Drive		
1	APC 625VA Battery backup & Surge suppression unit		
	Estimate includes installation, cable connectors, programming & training		
	Sub Total		$6,625.00
	Applicable Sales Tax	Tax Exempt	$0
	Total		$6,625.00

Quotation prepared by CRT Services Inc.

This is a quotation on the goods and services listed and subject to the conditions noted above. Full payment is due at time of completion. All signed and completed invoices are final and unpaid goods and services will be subject to the State of Florida Writ of Replevin Act.

To accept this quotation, please sign here: _____

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DCSI Inc "Security & Sound"
P.O. Box 265
Lutz, FL 33548
(813)949-6500
info@dcsisecurity.com
http://DCSIsecurity.com

Estimate

ADDRESS
Meadow Pointe III CDD 3434 Colwell Ave Suite 200 Tampa, Fl 33614

SHIP TO
Meadow Pointe III Clubhouse 1500 Meadow Pointe Blvd. Wesley Chapel, FL 33543

ESTIMATE #	DATE	EXPIRATION DATE
11825A	06/16/2021	08/01/2021

SALES REP
DC

ACCT#/LOT/BLK
Clubhouse

DATE	ACTIVITY	QTY	RATE	AMOUNT
	This estimate is to replace all the old analog cameras and DVR at the clubhouse with HD cameras and recorder. Included:			
	Camera System (1) 16 Channel Hybix real time 4K Hybrid recorder (1) 8TB Surveillance Hard Drive (8) 5MP HD SDI dome cameras with IR night vision (1) 5MP HD Bullet IP camera with IR (shuffle board court) (2) 5G Internet Point to Point wireless bridges (shuffle board court) Installation, programming, and training included.	1	7,625.00	7,625.00

Thank you for your time and this opportunity to do business with you!
*ALL SYSTEMS COME WITH 90 DAYS WARRANTY ON LABOR AND ONE YEAR WARRANTY ON PARTS, UNLESS OTHERWISE NOTED.

TOTAL **$7,625.00**

Accepted By

Accepted Date

BLANK

Replacement Camera System Proposal

Prepared for: Meadow Pointe 3 CDD

Created by: **Thomas Giella | CEO of Complete I.T. Corp**

Email: **Thomas@completeit.io**

Phone: **(813) 444-4355 Ext 102**

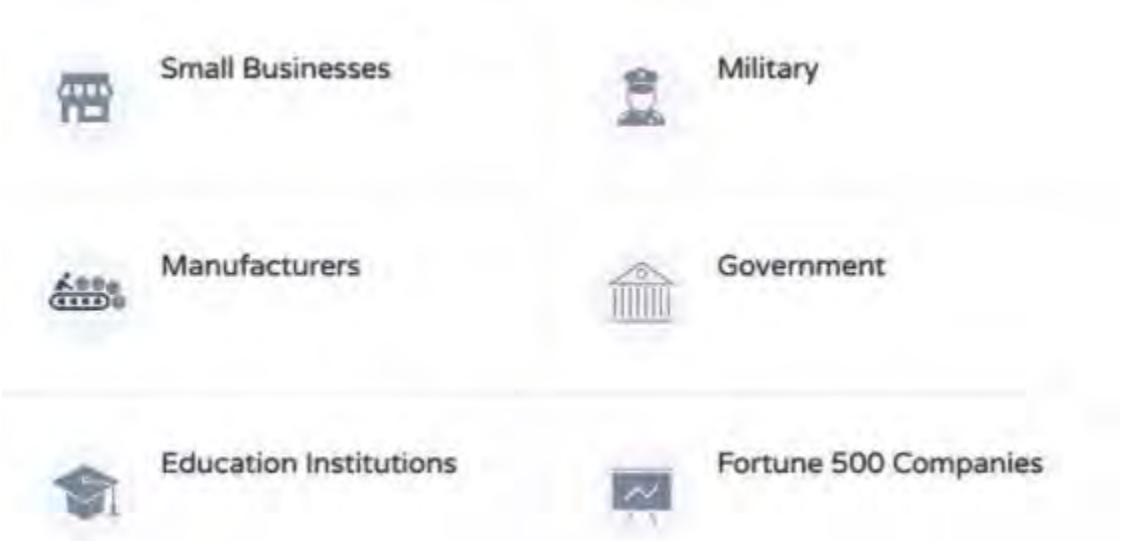
Complete I.T.
SERVICE & SOLUTIONS

- Your Technology Professionals -
Sales, Training, & Support

Hi Meadow Pointe 3 CDD,

Complete I.T. has worked with small businesses, CDD's & HOA's, all the way up to Fortune 500 companies. No job is too big or too small. Complete I.T. Specialty Electrical License ES12001800.

Complete I.T. uses high quality products for one reason—quality makes a happy customer. We understand how inferior products, that may cost less in the beginning, can cost you much more in the end. Products chosen by Complete I.T. are often of superior craftsmanship and practical pricing than competitors.



All products sold by Complete I.T. hold a minimum 1-year manufacturer warranty. You as the client never have to worry about the warranties. If a product fails within a specified warranty period, Complete I.T. can take care of the exchange or replacement. By allowing Complete I.T. to take care of your technology solutions, you can tend to what you do best, your company.

Networks Infrastructure (Wi-Fi)

Security. Access. Backbone. Up-time.

Complete I.T. designs, installs, and manages efficient network backbones. Whether you are a one-man show, or an fortune 500 company, your employees and clients deserve easy accessibility and a impeccable up-time.

Camera Systems (CCTV)

Up To 4K Resolution. Night Vision. Digital. PTZ.

Our digital solutions will capture video at your office, allowing you to review footage from any computer or mobile device with an internet connection. Crisp clear video, with audio capture being optional. Large assortment of cameras for any project. Local and cloud recording available.

Access Control Systems (ACS)

Cloud Based. Secure. Affordable. Easy To Use.

Have you pondered what would happen if the computer or server running your access control system crashed? By going with our Cloud solution, you won't have too. No large up-front software licensing fees.

Eagle Eye Camera System

Why's the EEN CMVR better?

The Difference:

The Eagle Eye Cloud Security Camera CMVR is local video storage by providing 100% cloud management, 100% mobile and web browser viewing. Eliminates all the headaches of traditional systems. No massive one-time software to purchase and keep updated, no license keys, and no operating systems to maintain. Choose to record one or multiple camera's offsite at an additional cost, at any time.

Encrypted Data

With Eagle Eye Camera Cyber Lockdown you know that your cloud video surveillance data is safe. All data and video is encrypted, and there are no open ports to the Internet. Only the right people will get access at the right time.

100% Web Interface:

Use your favorite web browser on your favorite computer. You get the same powerful and complete web interface regardless. No plugins to install. No software to install. Use your existing web browser from anywhere in the world to view your live or historic video. Reduce the hassles and make your video more accessible to more people in more places. Goodbye software. Works on Mac, PC, Chromebook, iPad, and Android.

Mobile Done right:

View live video, navigate and search historic video, turn cameras on and off, adjust camera settings, or email videos.

Eagle Eye Best In Class Security

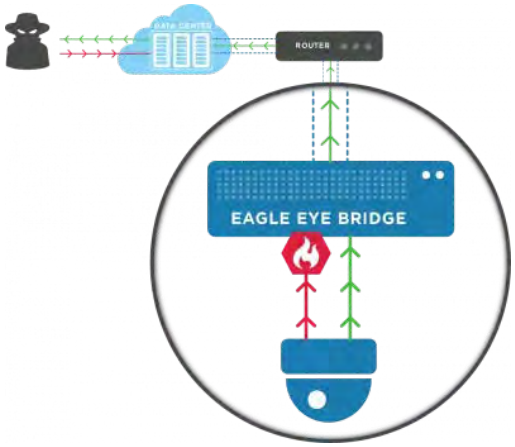
Eagle Eye **-VS-** Competitor DVR & NVRs

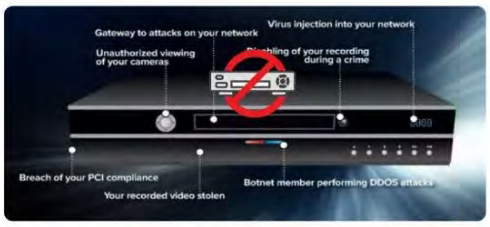
Cyber Attacks Not Possible:

- Blocks cameras from communication with the internet.
- Stops cameras from being attacked or compromised.
- Will not allow pre-installed Trojans to communicate with the internet.

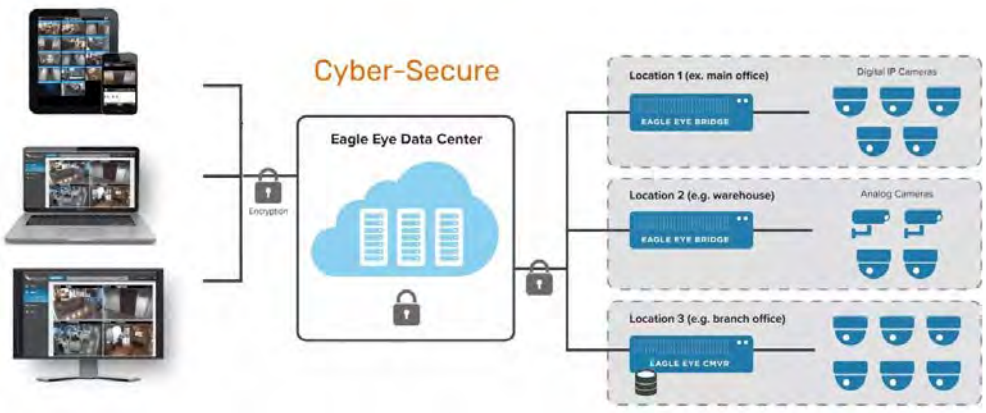
Highly Vulnerable to Cyber Attacks:

- DVRs require the opening of ports thereby exposing them to cyber threats
- Hackers use this entry point to gain access to corporate networks and obtain sensitive data
- Compromised DVRs must be manually upgraded or replaced



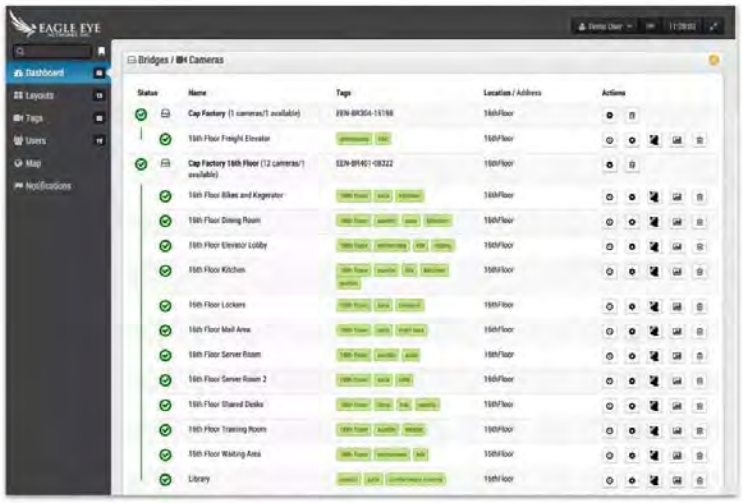


Eagle Eye Solves The Problem With Multiple Layers of Security Features



Eagle Eye Features

Camera performance is continuously monitored by Complete I.T. Alerts are sent to Complete I.T. if any issues are identified.



District Manager, CDD Board Members, or Police can view the camera footage from any computer, smartphone (Android or Apple), or tablet (Android or Apple) as long as it has an internet connection. Browsing videos is simple, fast, and efficient.

How simple is the App?

Video Demonstration

Proposed Camera System
Replace Clients Camera's

Project Specifications:

Replace all client cameras. Cameras to be recorded onsite {30-days} up to 25FPS up to 2MP (1080P) resolution events. If there is enough hard drive space on the CMVR (local hard drive), we can bump the resolution of the cameras to a higher resolution if requested by the board.

NO CONTRACT. 30-DAYS CANCELLATION NOTICE. 50% DOWN DEPOSIT, REMAINDER 50% 15-DAYS AFTER PROJECT COMPLETION.

Camera System
System Proposal Costs

Project Cost

Name	Price	QTY	Subtotal
CMVR 420 & Labor	$8,252.35	1	$8,252.35
• Installation of 8 new outdoor bullet cameras • Installation of 1 new interior dome camera • Installation of Cat5e to 8 cameras • Install wireless point to point for 1 outdoor camera			
		Estimate Total	**$8,252.35**

Software License - Per Month

Name	Price	QTY	Subtotal
Eagle Eye VMS M10 Management Edition Monthly - Price is per camera per month (CMVR only)	$7.50	9	$67.50
Eagle Eye VMS HD 30 Days 1FPS Cloud Preview Recording Monthly (CMVR only) - Price is per camera per month - 24/7 recording at 640x360 resolution - 20 FPS - 30-day retention as required by Florida state law	$5.25	9	$47.25
		Monthly Estimate Total	**$114.75**

25344 Wesley Chapel Blvd
Lutz, FL. 33559
https://completeit.io
(813) 444-4355

Customer Contact Information:

Meadow Pointe 3 (MP3)
1500 Meadow Pointe Boulevard
Wesley Chapel, FL 33543

Estimate #	2583
Estimate Date	06-29-21
Sales Team Member	
Total	**$8,252.35**

(Estimate Valid For 30-Days)

Item	Description	Unit Cost	Quantity	Line Total
Eagle Eye CMVR 420, 1U rackmount device with 4TB	Eagle Eye CMVR 420, 1U rackmount device with 4TB Note: This product requires an Eagle Eye Networks account, subscription per camera and an Internet connection.	$1,699.00	1.0	$1,699.00
EN-CDUB-011a	(Outdoor) Eagle Eye Camera DB11 Outdoor Bullet 4Mpix, H265, IR, IP66, DarkSight, 2.7mm-13.5mm Moto Lens, WDR, POE - Parking Lot, Pool Equipment/Gym Door	$199.95	8.0	$1,599.60
EN-CABX-007	Eagle Eye Camera Junction Box BX007	$50.00	8.0	$400.00
Eagle Eye DM08b 2.8mm Camera	(Indoor) Eagle Eye Camera DM08b Outdoor Mini Dome 4Mpix, H265, IR, IP66, 2.8mm Lens, Microphone, POE	$159.00	1.0	$159.00
Junction Box	Eagle Eye Camera Junction Box CB005	$50.00	1.0	$50.00
Products (All)	Point to Point Wireless for Outdoor Camera	$450.00	1.0	$450.00
Ethernet Cat5e Cable Drop and Termination	Cat5e	$200.00	9.0	$1,800.00
Tech Labor-Cameras ACS	Hourly Labor Service | Cameras/ACS	$165.00	12.0	$1,980.00
EN-PR1-D30-1	Eagle Eye VMS HD 30 Days 1FPS Cloud Preview Recording Monthly (CMVR only) [per camera per month] - 24/7 recording at 640x360 resolution - 20 FPS - 30-day retention as required by Florida state law	$7.50	9.0	$67.50
Eagle Eye VMS M10 Management Edition Monthly	Eagle Eye VMS M10 Management Edition Monthly (CMVR only)	$5.25	9.0	$47.25
Notes	Wall Server Rack and Battery Backup for WiFi system can be used with this camera system as well.	$0.00	1.0	$0.00

THIS IS ONLY AN ESTIMATE

Subtotal	$8,252.35
Tax (if applicable)	$0.00
Estimate Total	**$8,252.35**

Please refer to contract or Complete I.T. Corp website for additional

Eagle Eye Rack CMVRs

CLOUD-BASED VIDEO SURVEILLANCE

320
420
520
620
820

WHAT IS THE EAGLE EYE SECURITY CAMERA VMS?

The Eagle Eye Security Camera VMS is a fully managed cloud video surveillance solution, delivering an end-to-end video management system that's simple to deploy and easy to use. It supports all modern browsers and works on Windows, Mac, even Linux with no plugins to install.

FULLY MOBILE

The fully functional iOS and Android applications provide complete access to live and recorded video and can also be used to install, configure and manage the system.

GOT CLOUD?

Eagle Eye Networks provides a cloud based, video management system. The Eagle Eye Bridge is installed on-site, connects to your cameras, records video locally, and then securely synchronizes both video and meta data to the Eagle Eye Cloud Data center. It is a robust, secure appliance specifically designed to overcome the demands of transmitting high-resolution video through the Internet.

COMPREHENSIVE CAMERA SUPPORT

At Eagle Eye Networks we believe that camera compatibility is important. There is no need to be locked in to a single camera vendor. Businesses need the flexibility to work with the cameras that they choose. Eagle Eye Bridges and CMVRs support ONVIF Profile S IP cameras. Eagle Eye Combo Bridges and CMVRs support IP as well as NTSC and PAL analog cameras. For an up to date list of all compatible cameras visit www.EagleEyeNetworks.com/cameras.

WORRY FREE MANAGEMENT

All of the software in the Eagle Eye Cloud and firmware on the Eagle Eye Bridge is managed and updated by Eagle Eye Networks. The hardware is fully backed by Eagle Eye with full replacement if anything ever goes wrong.

SECURITY SIMPLIFIED

With Eagle Eye Complete Privacy Encryption™, video is fully encrypted during transmission and at rest. The Eagle Eye Bridge also has no open ports to the Internet, eliminating security vulnerabilities commonly found in other systems and requiring no router or firewall adjustments.

The Eagle Eye Rack Cloud Managed Video Recorders (CMVRs) store video locally while offering cloud management of the system. The Eagle Eye Rack CMVR also offers the option to store video in the cloud.

RECORDING FEATURES

- Video encrypted in transit & at rest
- Fully cloud managed
- Intelligent Bandwidth Management with local buffering
- Full frame rate on 720p & 1080p cameras
- Optional audio recording

WEB INTERFACE & MOBILE FEATURES

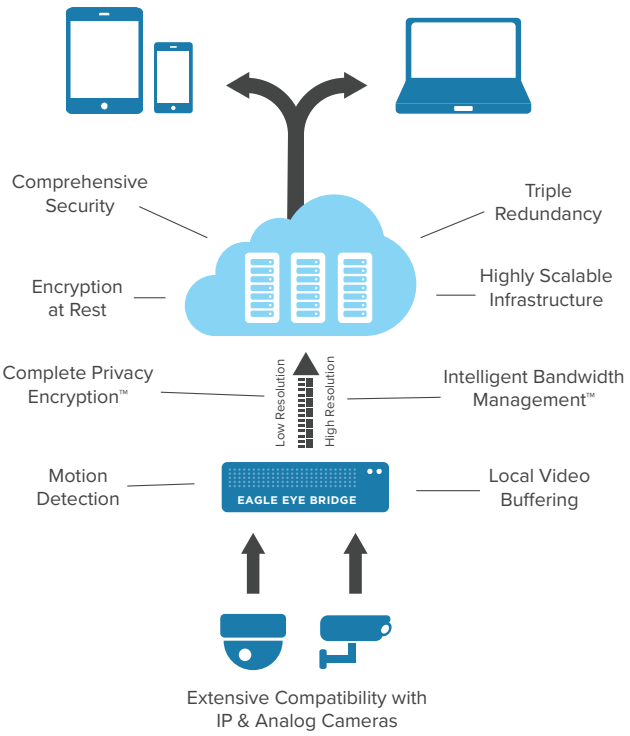
- Native iOS & Android apps
- View live & recorded video
- Compatible with all modern browsers
- Motion detection with alerts
- Map & floorplan display

SYSTEM ADMINISTRATION

- 100% browser-based - no software
- Centralized management
- Granular user permissions
- Multi site support
- Point and click video sharing

EAGLE EYE NETWORKS

EAGLE EYE RACK CMVR 320/420/520/620/820



RACK CMVR FEATURES

NETWORK FEATURES

- Automatic network configuration
- Secure camera network (dual network ports)
- No inbound connections needed
- Packet loss detection/reporting
- Network disconnected alerts

MANAGEMENT FEATURES

- Remote management
- Automatic camera discovery
- Automatic camera configuration
- Advanced motion detection
- Local video buffering
- Configuration synced to Cloud
- Camera trouble alerts
- Internet outage alerts
- Fully cloud managed

EAGLE EYE NETWORKS SUPPORT

Eagle Eye believes support is paramount to our customers' and partners' success. Standard support is free of charge with an active subscription.

Standard Support

- Replacement of Bridge at no cost
- 24/7 email and web support
- 8am to 8pm ET phone support

Concierge Support

- Next business day cross-shipment for Bridge replacement
- Replacement of Bridges even when damage is caused by customer
- 24/7 phone, email, and web support

MODEL	CMVR 320	CMVR 420	CMVR 520	CMVR 620	CMVR 820
Number of Cameras	15 HD IP Cameras	30 HD IP Cameras	50 HD IP Cameras	100 HD IP Cameras	150 HD IP Cameras
Size	16.8" x 12" x 1.7"	16.8" x 12" x 1.7"	17.2" x 19.8" x 1.5"	2U - 17.2" x 19.8" x 1.5"	2U - 17.2" x 25.5" x 3.3"
Power Supply	Single Power Supply	Single Power Supply	Single Power Supply	Single Power Supply	Dual Power Supply
Power	100-240 AC 150 Watts	100-240 AC 150 Watts	100-240 AC 350 Watts	100-240 AC 350 Watts	100-240 AC 500 Watts
Cooling Fans	1 Cooling Fan	1 Cooling Fan	4 Cooling Fans	4 Cooling Fans	3 Cooling Fans
Network Ports	Dual Gigabit	Dual Gigabit	Dual Gigabit	Dual Gigabit	Dual Gigabit
Local Video Connectors	VGA/DVI	VGA/DVI	HDMI/VGA/DVI	HDMI/VGA/DVI	HDMI/VGA/DVI
Storage Capacity	4 TB 30 Days Storage for 15 SD Cameras	10 TB 30 Days Storage for 30 SD Cameras	18 TB RAID 30 Days Storage for 60 SD Cameras	30 TB RAID 30 Days Storage for 120 SD Cameras	60 TB RAID 30 Days Storage for 180 SD Cameras
Temperature Range	0 - 35° C 32 - 95° F	0 - 35° C 32 - 95° F	0 - 35° C 32 - 95° F	0 - 35° C 32 - 95° F	0 - 35° C 32 - 95° F
Humidity Range	0 - 70%	0 - 70%	0 - 70%	0 - 70%	0 - 70%
Safety Certifications	FCC, UL, PSE, CE CCC (S&E)	FCC, UL, PSE, CE CCC (S&E)	FCC, UL, PSE, CE CCC (S&E)	FCC, UL, PSE, CE CCC (S&E)	FCC, UL, PSE, CE CCC (S&E)
Rack Compatability	1U (18.5" x 10.2" x 1.7")	1U (18.5" x 10.2" x 1.7")	1U (18.5" x 20.2" x 1.7")	1U (18.5" x 20.2" x 1.7")	2U (18.5" x 26" x 3.5")

Eagle Eye Networks delivers the first on-demand cloud based security and business intelligence video management system (VMS) providing both cloud and on-premise recording. Eagle Eye also provides a cloud video API for integrations and application development. The Eagle Eye Platform offers secure, encrypted recording, camera management, mobile viewing and alerts – all 100% cloud managed.

EAGLE EYE NETWORKS

4611 Bee Caves Rd. | Suite 200 | Austin, TX 78746 | 512.473.0500 | www.een.com

Eagle Eye Camera DB11

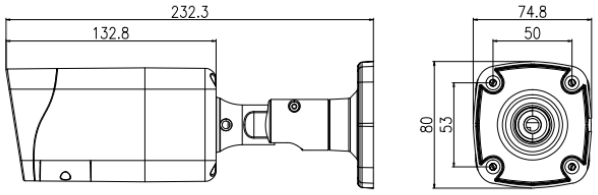
Indoor/Outdoor 4MP Bullet IP Camera, 2.7-13.5mm Moto Lens, POE, IR

The Eagle Eye DB11 is a ultra-lowlight 4 Mega Pixel camera with an IP67 environmental rating. This model is suitable for indoor and outdoor use for a wide range of applications. The camera comes pre-configured to securely operate with the Eagle Eye Cloud Security VMS and Eagle Eye CameraManager.

Key Features

> 4 Mega Pixel
> Indoor/Outdoor Waterproof Bullet
> Durable All Aluminum Housing, IP67
> Motorized Lens 2.7-13.5mm
> Wide Dynamic Range & Ultra Low Light Color
> Night Vision Smart IR, IR LEDs, 40m range
> Triple RTSP Streams

Dimension Drawing



Camera	
Pixels	4 Mega Pixel
Resolutions	2592×1520/2560×1440/2304×1296/ 1920×1080/1280×720 @25/30fps
Lens	2.7 – 13.5mm Motorized Lens
Night Vision	Smart IR LEDs with up to 40m range
Field of View	34.3°-103°
Dynamic Range	WDR (120dB) and HLC/BLC
Digital Noise Reduction	2D/3D DNR and Defog
Digital Image Stabilization	Automatic
Applications	Best for modest outdoor areas or large indoor areas: Small Parking lots, fields, parking garages, work yards, back yards, outdoor entrances, warehouses
Image Sensor	1/2.8" progressive scan CMOS
Iris	Fixed
Shutter Speed	1/5s to 1/20000s
Min Illumination	Color 0.01Lux; IR ON 0 Lux

Digital Capabilities	
Video Compression	H.265, H.264, and MJPEG
Audio Compression	G.711, RAW_PCM
Image Settings	Rotation, Saturation, Brightness, Contrast, Sharpness,
Corridor Mode	Yes

Setup	
Eagle Eye Cloud VMS	Preconfigured with secure password, plug and play
Camera Settings	Fully Integrated with Eagle Eye Cloud VMS and Eagle Eye CameraManager
Cyber Secure	Eagle Eye Verified

Interface	
Ethernet	Waterproof RJ-45 Female 10/100 Base-T
Audio	1Ch audio in, 1Ch audio out
BNC output	Built-in CVBS output
Edge Storage	Micro SD/SDHC/SDXC slot, Max 128GB

Physical/Power	
Power	DC12V/Power Over Ethernet (IEEE 802.3af)
Power Consumption	3.5W IR Off, 8W IR On
Operating Temperature	-30°C to +50°C
Operating Humidity	0% - 90% RH
Ingress Rating	IP67
Approvals	CE/FCC
Dimensions	Φ 232 x 74.8 x 80mm
Weight	700 grams
Housing	All Aluminum

Eagle Eye Part Numbers	
EN-CDUB-011a	Eagle Eye Camera DB11 Indoor/Outdoor Bullet 4Mpix, H265, IR, IP66, 2.7mm-13.5mm Moto Lens, WDR
EN-RRC01	Eagle Eye Camera Rapid Replacement
EN-CABX-007	Eagle Eye Camera Junction Box BX007 (DB11, DB13)
EN-CAPM-001	Eagle Eye Camera Pole Mount PM001 (BX002, BX003, BX004, BX006, BX007)

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Eagle Eye Camera DM08

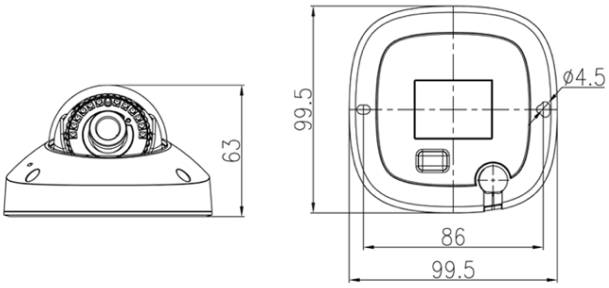
Indoor/Outdoor 4MPix Mini-Dome IP Camera, 2.8/3.6mm Lens, POE, IR

The Eagle Eye Camera DM08 is a high-performance small package 4 Mega Pixel indoor/outdoor camera with all the features necessary to get clarity under both day and night conditions. This model is both indoor and outdoor rated, with a built-in microphone. The camera comes pre-configured to securely operate with the Eagle Eye Cloud Security VMS and Eagle Eye CameraManager.

Key Features

> 4 Mega Pixel
> Mini-Dome, Integrated microphone
> Durable All Aluminum Housing
> Fixed lens 2.8mm or 3.6mm
> Wide Dynamic Range
> Night Vision Smart IR, IR LEDs, 15m range
> Triple RTSP Streams

Dimension Drawing



Camera	
Pixels	4 Mega Pixel
Resolutions	2592×1520/2560×1440/2304×1296/ 1920×1080/1280×720 @25/30fps
Lens	2.8mm or 3.6mm lens
Night Vision	IR LEDs with up to 15m range
Field of View	100°
Dynamic Range	WDR (120dB) and HLC/BLC
Digital Noise Reduction	2D/3D DNR with defog
Digital Image Stabilization	Automatic
Applications	Best for small indoor areas: stock room, lobby, hallways, elevators, IT closets, storage rooms, entrances, interview rooms
Image Sensor	1/3" progressive scan CMOS
Iris	Fixed
Shutter Speed	1/5s to 1/20000s
Min Illumination	Color 0.05Lux; IR ON 0 Lux

Digital Capabilities	
Video Compression	H.265, H.264, and MJPEG
Audio Compression	G.711, RAW_PCM
Image Settings	Rotation, Saturation, Brightness, Contrast, Sharpness
Corridor mode	Yes

Setup	
Eagle Eye Cloud VMS	Preconfigured with secure password, plug and play
Camera Settings	Fully Integrated with Eagle Eye Cloud VMS and Eagle Eye CameraManager
Cyber Secure	Eagle Eye Verified

Interface	
Ethernet	Waterproof RJ-45 Female 10/100 Base-T
Audio	1Ch audio in, 1Ch audio out or built in Microphone
BNC output	Built-in CVBS output
Edge Storage	Micro SD/SDHC/SDXC slot, Max 128GB

Physical/Power	
Power	DC12V/Power Over Ethernet (IEEE 802.3af)
Power Consumption	3.5W IR Off, 6W IR On
Operating Temperature	-30°C to +55°C
Operating Humidity	0% - 90% RH
Waterproof	IP66
Approvals	CE/FCC
Dimensions	Φ 99.5 x 99.5 x 63mm
Weight	370 grams
Housing	All Aluminum, Pointable camera

Eagle Eye Part Numbers	
EN-CDUM-008a	Eagle Eye Camera DM08 Outdoor Mini Dome 4Mpix, IR, IP66, 3.6mm Lens, POE
EN-CDUM-008b	Eagle Eye Camera DM08b Outdoor Mini Dome 4Mpix, IR, IP66, 2.8mm Lens, POE
EN-RRC01	Eagle Eye Camera Rapid Replacement
EN-CABX-005	Eagle Eye Camera Junction Box BX005 (DM08,DD05 to DD11 ,DE02))
EN-CAWA-001	Eagle Eye Camera Wall Arm WA001 (DM07,DD05,DE02,DM08)
EN-CAPM-001	Eagle Eye Camera Pole Mount PM001 (BX002, BX003, BX004)

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Tab 4

RS BID REQUEST FORM FOR CONDOMINIUM, MASTER, HOA, AND TIMESHARE

PROPERTY TYPE :

CONDO ASSOC ☐

MASTER ASSOC ☐

HOMEOWNERS ASSOC ☐ **HOW MANY RESIDENCES? _____**

PROPERTY OWNERS ASSOC ☐

CO-OP ☐

TIME SHARE ☐ **HOW MANY TYPES OF UNITS? _____**

BID REQUESTER
BIDDER'S COMPANY
BIDDER'S PHONE NO.

REFERRED BY **FROM**

MANAGEMENT COMPANY INFO	***DO YOU HAVE COMPLETE SET OF:***
NAME:	***CONSTUCTION PLANS/BLUEPRINTS FOR EACH BUILDING AVAILABLE?*** ***YES ☐ NO ☐***
CONTACT: **TITLE:**	***DO YOU HAVE A SITE PLAN?*** ***YES ☐ NO ☐***
PHONE:	***DO YOU HAVE MECHANICAL DRAWINGS?*** ***YES ☐ NO ☐***
FAX:	***YEAR BUILT?***
EMAIL:	***HOW MANY BUDGETS?***
	HOW MANY PHASES?

PROPERTY & CONTACT INFORMATION

PROPERTY NAME:

CONTACT: **POSITION: PM** **CELL PHONE:**

PHONE: **FAX**

EMAIL: **PROPERTY WEBSITE:**

PHYSICAL PROPERTY ADDRESS:

MAILING ADDRESS:

SECOND CONTACT: **POSITION:**

PHONE: **EMAIL:**

NOTES: TYPES = How Many Different Building Types

RES. BLDG _____ STORY _____ UNITS _____ TYPES _____

RES. BLDG _____ STORY _____ UNITS _____ TYPES _____

RES. BLDG _____ STORY _____ UNITS _____ TYPES _____

RES. BLDG _____ STORY _____ UNITS _____ TYPES _____

RES. BLDG _____ STORY _____ UNITS _____ TYPES _____

RES. BLDG _____ STORY _____ UNITS _____ TYPES _____

RES. BLDG _____ STORY _____ UNITS _____ TYPES _____

WHAT COMMON AREA ROOMS ARE LOCATED WITHIN TOWER BUILDING – 4 STORIES AND ABOVE?

IS THERE A FITNESS CENTER YES ☐ NO ☐ ARE WE INCLUDING THE FITNESS EQUIPMENT YES ☐ NO ☐

IS THERE A KITCHEN YES ☐ NO ☐ ARE WE INCLUDING THE KITCHEN EQUIPMENT YES ☐ NO ☐

CLUBHOUSE _____ STORY ____ SF ____

IS THERE A FITNESS CENTER YES ☐ NO ☐ ARE WE INCLUDING THE FITNESS EQUIPMENT YES ☐ NO ☐

IS THERE A KITCHEN YES ☐ NO ☐ ARE WE INCLUDING THE KITCHEN EQUIPMENT YES ☐ NO ☐

RS QUESTIONS

STRUCTURES/AMENITIES	Y/N	TOTAL	STRUCTURES/AMENITIES	Y/N	TOTAL
GARAGES UNATTACHED			BOCCE COURT		
STORAGE BUILDING			PLAYGROUND		
LAUNDRY BUILDING			DUMPSTER ENCLOSURE		
MAINTENANCE BUILDING			GUARD HOUSE		
MAIL KIOSK BUILDING			ENTRY/EXIT GATES		
PUMP HOUSE			PERIMETER FENCNG		
POOL HOUSE			PERIMETER WALL		
SWIMMING POOL			MARQUEE SIGNAGE		
SPA			STREET SIGNAGE		
GAZEBO			SEAWALL		
TIKI HUT			ASPHALT PAVING		
CABANA			PAVERS		
DOCK			SIDEWALKS		
PAVILION			SITE LIGHTING		
TENNIS COURT			FOUNTAIN		
SHUFFLEBOARD COURT			LANDSCAPING/IRRIGATION EQUIPMENT		

ADDITIONAL NOTES:

BLANK

Meadow Pointe III Homeowner's Association, Inc

c/o

Matt Huber

Rizzetta & Company

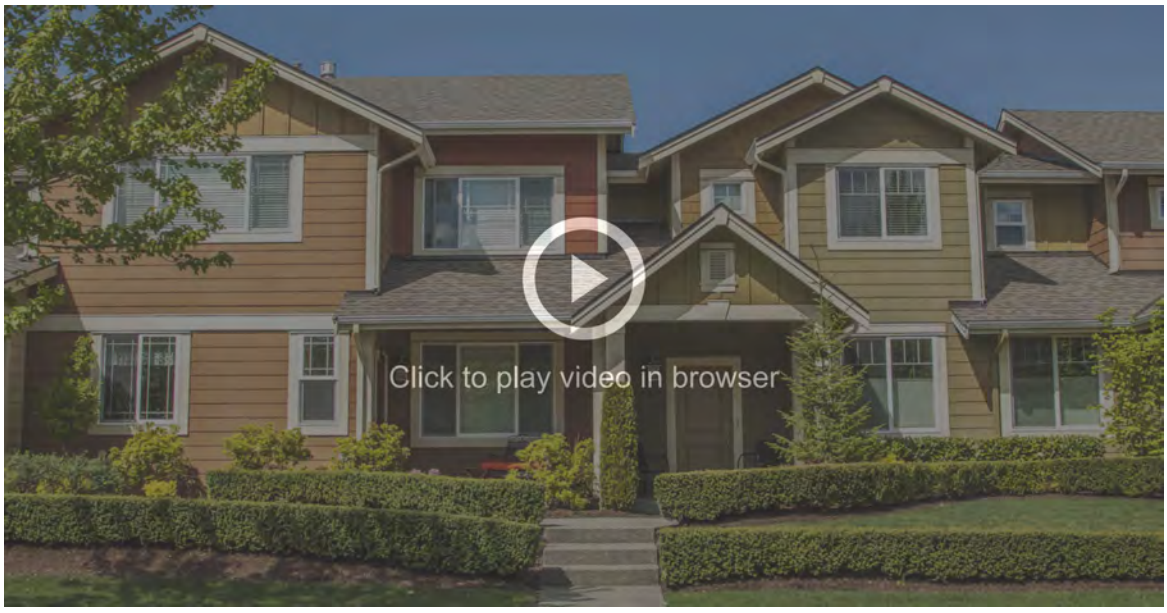
12750 Citrus Park Lane Suite 115, Tampa, Florida 33625

Delivered on **June 23, 2021**

Plan for the future. The concept is simple. We provide you the with the insight needed to make fast, accurate and informed decisions. We focus on understanding your situation and providing funding solutions that are designed with your goals in mind. By focusing on the detail and the big picture we provide the information you need to best manage your reserve fund and reserve contributions.

A reserve study is a budget planning tool. A reserve study helps associations understand whether they are saving enough to address anticipated future expenses. By establishing expectations as to when expenses will occur and how much they should cost, the reserve study gives associations a better perspective on how they can reach their specific goals. Associations can in turn look at the current status of their reserve account and clarify whether contributions to the fund are adequate to address future needs.

The concept is simple.



Dear Matt,

Thank you for providing us with the opportunity to present you with a reserve study proposal. As reserve specialists we feel that we that we can provide you with the custom study you need to confidently manage your reserves. We provide reserve studies that meet and exceed national and state level requirements. Our reserve studies help associations, like yours, navigate anticipated costs and ensure that your community is well prepared for the future.

Our approach is simple. We provide you with the information you need to make fast, intelligent and informed decisions. Our reports are designed to be comprehensive, clear and easy to read. We recognize that all Associations are different and provide solutions that are tailored to the specific circumstances and needs of your community.

I invite you to visit our website www.reservestudygroup.com to look further into our services and experience. When you are ready to move forward, simply select what type of service you require and return the signed acceptance. Please don't hesitate to me if you have questions or require additional information. We look forward to the opportunity of working with your Association.

Sincerely,

Stuart Wilkinson
Reserve Specialist
Reserve Study Group

Understanding the reporting level options.

ALL service packages include project consultation coupled with an electronic copy of the final report. If you are unsure of what product best suits your needs please visit our website at www.reservestudygroup.com/services.

Level 1

Reserve study with an on-site visual inspection and property condition assessment. This product is offered to clients undertaking their first reserve study, or Associations in need of a comprehensive review and audit of a previous reserve study. Component list and associated measurements are developed and reviewed at this time.

Level 2

Reserve study update with an on-site visual inspection and property condition assessment. Level 2 reports are for clients intending to update a previous study, typically performed in the third year after the last site-visit based reserve study.

Level 3

Reserve Study update with no on-site inspection or property condition assessment. This report is typically requested in the years immediately following a reserve study with an on-site review. A prior reserve study is required to establish the basis for the verification and quantification of the component inventory.

RSG Loyalty Program

The RSG Loyalty Program is three year package. This multi-year offer is ideal for those customers who require a standardized annual price to assist with ongoing budgeting.

Meadow Pointe III Homeowner's Association, Inc

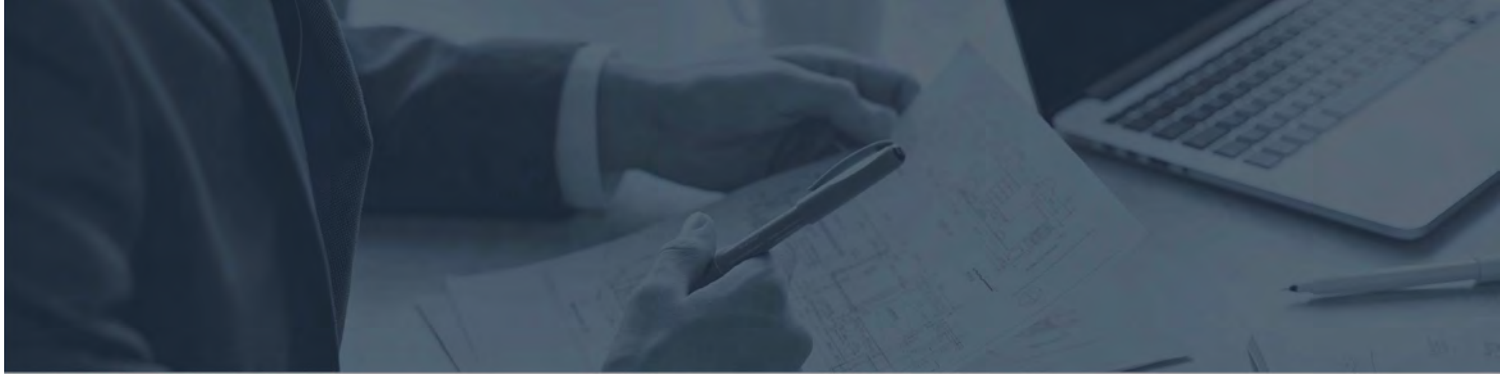
Our fees are based on the time required and will be billed at the all-inclusive fixed rate. Check the box for the service level required.

TYPE OF RESERVE STUDY REQUIRED	COST
☑ **LEVEL 1** Full reserve study. Physical and financial analysis. Develop cash flow projection, component list, cost and life estimates.	$3,895
☐ **LEVEL 2** Update with a site visit. Physical and financial analysis. Update cash flow projection, cost and component life estimates from prior report.	$3,350
☐ **LEVEL 3** Update without a site visit. Financial analysis. Update cash flow projection, cost and component life estimates from prior report.	$1,425
TOTAL	**$3,895**

By signing below, I acknowledge that I have read and understood the attached Terms and Conditions of Service provided by Reserve Study Group, and agree to abide by them.

SIGNATURE
Matt Huber

Matt Huber, Meadow Pointe III Homeowner's Association, Inc



This Agreement, dated effective June 23, 2021 (this "Agreement"), is made and entered into by and among Meadow Pointe III Homeowner's Association, Inc (the "Client") and Reserve Study Group (herein know as "RSG"). By accepting this Agreement, Client hereby agrees to all of the terms and conditions set forth below.

ACKNOWLEDGMENT.

This Agreement constitutes the entire agreement between the parties. The Agreement can only be modified by written approval executed by both parties.

CLIENT FURNISHED INFORMATION.

RSG may rely upon information provided by Client and by third parties without independently verifying that information. Client shall be responsible for supplying and verifying the accuracy of all information requested by, and presented by RSG. Therefore, conclusions formed on the basis of such information are qualified and may only be relied upon on the basis that they are formed in reliance upon the completeness and accuracy of information provided to RSG.

LIMITATIONS.

Client understands that Services are not for the purposes of ascertaining compliance with any standards, codes, ordinances or other regulations. Services will not include any assessment of the structural adequacy of any of the elements of the building, structure, improvement or object. Services are only to be used within the context and for the purpose for which they are provided. Any report or other documentation which is produced as an outcome of Services must only be used and interpreted in accordance with that context and that purpose, and subject to the relevant limitations.

DISPUTE RESOLUTION.

In the case of a lawsuit initiated by Client, arising out of this agreement or the transaction contemplated, Client agrees to pay RSG costs and expenses associated with the lawsuit, including reasonable attorney's fees.

MODIFICATION.

No modification, termination, or attempted waiver of this Agreement, or any provision thereof, shall be valid unless in writing signed by the party against whom the same is sought to be enforced.

INSPECTIONS.

RSG can only survey those areas that are visible and readily accessible at the time of the site inspection. The inspection shall be limited to observable general conditions only, and shall not be construed to be an engineering or structural evaluation of the components.

No invasive or destructive testing will be conducted during the site inspection and/or as part of this study. All inspections shall be conducted from finish grade, or elevated building components such as decks. No high lifts, scaffolding, or ladders will be used unless otherwise agreed upon in writing. While a visual inspection will be made of accessible Plant and Equipment, including air conditioning units, cooling towers, pumps, motors, and elevators, it is presumed that all essential maintenance, as required by the manufacturer subject to specific on site factors (such as adverse environmental factors), is being carried out through ongoing maintenance contracts. The findings contained in Services will be based on the prevailing conditions at the time of inspection.

INDEMNIFICATION.

Client shall indemnify, defend and hold harmless RSG, its officers, trustees, agents, representatives and employees against and from any and all claims, liabilities, losses, damages and expenses (including without limitation attorney's fees and court costs) arising out of or in connection with any goods or services purchased pursuant to this Agreement or from any act, omission, negligence, operation, product or service of RSG or its officers, trustees, agents, representatives and employees.

HAZARDOUS MATERIALS.

RSG is not responsible for the discovery, presence, handling, removal or disposal of, or exposure of persons to, hazardous materials in any form at the project site, including, but not limited to asbestos, asbestos products, polychlorinated biphenyl or other toxic substances. Unless stated, the existence of hazardous material in or on the property has not been considered and it is assumed that no hazardous materials are present.

LIMIT OF LIABILITY.

RSG, its officers, trustees, agents, representatives and employees shall not be liable to Client for any lost profits or other incidental or consequential damages. RSG's liability on any claim for loss, damage or expense arising out of or in connection with this Agreement shall not exceed the price of goods or services which gave rise to the claim. RSG shall not be liable for penalties or fines of any kind. Any action, suit or proceeding caused by any alleged breach of this Agreement by Client must be commenced within one (1) year after the cause of action occurred.

HARD COPIES.

HARD COPIES: Hard copies of the reserve study will be available upon request for $85 (including delivery). All other copies shall be forwarded electronically.

BLANK

FLORIDA RESERVE STUDY AND APPRAISAL

June 22, 2021

Meadow Pointe III CDD
c/o Rizzetta and Company
9428 Camden Field Parkway
Riverview, Florida 33578

RE: Reserve Study Update with Site Inspection
Meadow Pointe III CDD
1500 Meadow Pointe Blvd
Wesley Chapel, FL 33543

Dear Board of Supervisors:

We are very appreciative for the opportunity to perform a reserve study update with site inspection and recommendations for Meadow Pointe III CDD. We are a team of knowledgeable reserve analysts with extensive experience and take pride in performing reserve studies. The reserve study will project costs and funding for a 30 year time frame for all common areas and improvements.

Meadow Pointe III CDD commenced operations in September 2000. The community started home construction shortly thereafter and home construction was completed in 2012. Meadow Pointe III is comprised of single family homes, villas, and townhomes. Currently, there are 1,788 owners assessed. Central to the community is an amenity center which also includes a pool area, clubhouse, tennis courts, and other recreation. The clubhouse was built in 2004. The CDD consists of 977 acres and is located in Wesley Chapel, Pasco County, Florida. The following reserve items will be included in the report:

- **Clubhouse**
- **Pool Area and Equipment**
- **Sidewalks**
- **Streets and Parking Area**
- **Tennis Courts (2)**
- **Basketball Courts (2)**
- **Shuffleboard Courts (4)**
- **Tot Lot**
- **Stormwater Drainage**
- **Walls and Fencing**
- **Gates and Entry Areas**
- **Retention Ponds**
- **Sport Courts**
- **Any Other Items Specified by You**

The physical analysis portion of the reserve study will include a reserve item component list, remaining life, useful life, current cost, future cost of all reserve items as well as any site recommendations. The financial analysis portion of the study will include allowances for your interest income, taxes and projected changes in building costs. The pooled method and component method (if applicable) will be used and presented to derive the funding schedules.

PHONE : 813.932.1588
FAX : 813.388.4189
WEB : www.reservestudyfl.com
ADDRESS : 12407 N Florida Ave, Tampa, FL 33612

Scope of Service

Our scope of service for a reserve study update with site inspection that includes all expenses consists of:

- Site inspection of common areas and improvements with both a Certified General Contractor and a CAI-designated Reserve Specialist (Both are degreed engineers).
- Our user-friendly reserve study report that includes narrative, photographs, pooled method cash flow plan, component method plan (if applicable), reserve item component cost, remaining life, and useful life inventory. The report projects costs and funding for 30 years using localized costs.
- Percent Funded Analysis. This compares what you have in reserve funds to what the ideal amount should be, something many reserve studies do not include.
- One site meeting with management or the board on the day of inspection, if requested.
- Electronic copies of the report. Electronic copies can also be requested any time in the future by email. A hard copy is available free of charge upon request.
- Revisions or amendments of reports for up to 90 days from the first submission of the report. We welcome all feedback. (It is not uncommon for there to be one or two refinements of the report to meet your specific requirements).
- Accessibility. Call, write, or email us any time and you will receive prompt follow-up. We aim to exceed expectations and consider customer service our top priority.
- 30 year cash flow plan in the report.
- Review of plats, drawings, and site aerials.

PHONE : 813.932.1588
FAX : 813.388.4189
WEB : www.reservestudyfl.com
ADDRESS : 12407 N Florida Ave, Tampa, FL 33612

Qualifications

Paul Gallizzi and Steven Swartz are professionals in the business of preparing reserve studies and insurance appraisals for community associations. We both inspect all properties and have provided detailed analysis of over 300,000 single family, apartment, villa, townhome, and condominium units. Our high repeat customer rate indicates high customer satisfaction. We have prepared reserve studies and insurance appraisals for all types of community associations including high rise condominiums, mid-rise condominiums, garden-style condominiums, office condominiums, medical condominiums, townhouse developments, single family residential homeowners associations, community development districts, and special use facilities.

We both hold engineering degrees from fully accredited universities. Paul is a State Certified General Real Estate Appraiser License Number RZ 110 and a State Certified General Contractor License Number CGC 019465 with over 30 years of experience in each. Steven is one of approximately only 200 people nationwide that have earned the designation of Reserve Specialist (RS) from the Community Associations Institute and is a State Certified General Real Estate Appraiser License Number RZ 3479. He has also been a speaker at CAI functions discussing reserves and budgeting. To learn more, please visit us on the web at www.reservestudyfl.com and visit our articles section for more than 50 articles about reserves, funding, and budgeting.

A partial list of our clients include:

- Greenacre Properties
- Standard Pacific Homes
- Leland Management
- M/I Homes
- Associa Gulf Coast
- Sentry Management
- Starwood Land Ventures
- Management & Associates
- Resource Property Management
- Condominium Associates
- Insurance Office of America
- Argus Property Management
- Creative Management
- Many Other Individually Managed Associations
- The Mahaffey Apartment Company
- Rizzetta & Company
- First Service Residential
- Brown & Brown Insurance
- Taylor Morrison Homes
- Vanguard Management Group
- Lennar Homes
- McNeil Management Services
- Development Planning and Financing Group
- Qualified Property Management
- Avid Property Management
- Southshore Property Management
- Terra Management Services

PHONE : 813.932.1588
FAX : 813.388.4189
WEB : www.reservestudyfl.com
ADDRESS : 12407 N Florida Ave, Tampa, FL 33612

Experience

Here is a short list of communities we have conducted reserve studies for, showing experience with various construction types, building systems, and community amenities:

Fishhawk CDD I, CDD II, CDD III, & CDD IV, Lithia, Florida
Fishhawk Ranch is a large planned community consisting of approximately 3000 acres in Lithia, Florida. It is comprised of numerous single family home subdivisions as well as a few townhome subdivisions. There are many community amenities including swimming pools, clubhouses, tennis courts, playgrounds, fitness centers, a banquet center, running trails, parks, and various others. The District also maintains the ponds, stormwater drainage, alleys, and the entry areas. There are a total of 6,286 members.

Heritage Harbour South CDD, Bradenton, Florida
Heritage Harbour South CDD is comprised of single family residential and multifamily residences. The community started construction in 2002 and construction finished in 2006. Overall, there are 1,523 units. The CDD maintains the baseball field and recreation area. The District also maintains the streets, ponds, stormwater drainage, and the entry areas. The CDD encompasses a total site size of 980.79 acres in Bradenton, Florida.

Venetian CDD, Venice, FL
Venetian CDD commenced operations in September 2002. The Venetian Golf and River Club has 1,377 lots planned primarily for single family residential development as well as a small amount of multi-family development. The River Club recreation area was built in 2004 and includes a clubhouse, kitchen and banquet facilities, fitness center, pool area, tennis courts, as well as other amenities. The District also maintains the streets, ponds, stormwater drainage, and the entry areas. The CDD encompasses a total site size of 964 acres.

Riverwood CDD, Port Charlotte, FL
Riverwood CDD started development in the mid 1990s and most of the construction was complete over the next decade. The District maintains an amenity campus with a clubhouse/athletic center, pool area, tennis, and shuffleboard courts. The district also owns an off-site Beach Club on Manasota Key in Englewood. The Beach Club was built in 2003 and acquired in 2014. Additionally, the District also maintains the streets, potable water system, re-claimed water system, sewer system (and plant), and stormwater drainage.

Two Creeks CDD, Middleburg, FL
Two Creeks has 624 platted lots planned for single family residential development and encompasses 625 acres. The community was platted in June 2007. Within the district, there is a recreation comprised of a clubhouse, pool area, 2 tennis courts, a basketball court, playgrounds, and a volleyball court. The community also maintains the ponds, stormwater drainage, and the entry areas.

PHONE : 813.932.1588
FAX : 813.388.4189
WEB : www.reservestudyfl.com
ADDRESS : 12407 N Florida Ave, Tampa, FL 33612

Services

The fee schedule for the current assignment is as follows, please sign below to confirm your acceptance:

Reserve Study Update with Site Inspection (Level-2) **$3,100**

We will provide you with electronic copies of the report. Payment will be due at the first submission of the report. The report will be completed within six weeks of our firm receiving this engagement letter signed and faxed or emailed to our office.

Thank you again for the opportunity to present our proposal to you.

Sincerely,

Paul Gallizzi
Florida General Contractor #CGC-019465
State-Certified General Appraiser RZ110

Steven Swartz, RS
Reserve Specialist Designation No. 214
State-Certified General Appraiser RZ3479

_____ _____
Accepted by Signature: Date

Accepted by Printed Name: _____

PHONE : 813.932.1588
FAX : 813.388.4189
WEB : www.reservestudyfl.com
ADDRESS : 12407 N Florida Ave, Tampa, FL 33612

Tab 5

ATLANTIC PIPE SERVICES

Florida's Commercial Pipeline Cleaning, Inspection and Rehab Specialist

1420 Martin Luther King Jr.
Blvd Sanford, Florida 32771
P: (407) 792-1360
info@atlanticpipe.us

PROPOSAL 0621-0750

Proposal Submitted To: Meadow Pointe IV Community Development District	Phone:	Date: 06/28/21
Street: 3434 Colwell Unit 200	Job Name: Meadow Pointe North	
City, State, Zip Tampa, FL, 33614	Job Location: Wesley Chapel, FL	
Attn: Tonja Stewart	E-Mail: tonja.stewart@stantec.com	

Quantity	Description	UOM	Rate	Total
64	Light Cleaning Laterals	EA	$35.00	$2,240.00
64	Video Inspection Laterals	EA	$35.00	$2,240.00
900	Light Cleaning Existing 8" Sanitary Main	LF	$1.50	$1,350.00
900	Video Inspection Existing 8" Sanitary Main	LF	$1.25	$1,125.00
1	Offsite disposal fee (Sanitary Debris)	EA	$1,000.00	$1,000.00
1	Water Meter Fee	EA	$350.00	$350.00
				$0.00
-	Vac Truck Hourly Rate (Heavy Cleaning)	HR	$250.00	$0.00
				$0.00
				$0.00
				$0.00
				$0.00
				$0.00
				$0.00
				$0.00
				$0.00
			TOTAL	$8,305.00

Heavy Cleaning Rates	Heavy Cleaning determined by percentage of debris in pipeline			
	12" Diameter	25.00%	3''	Debris
	15" Diameter	25.00%	4''	Debris
	18" Diameter	20.00%	4''	Debris
	24" Diameter	20.00%	5''	Debris
	30" Diameter	20.00%	6''	Debris
	36" Diameter	20.00%	7''	Debris
	42" Diameter	15.00%	6''	Debris
	48" Diameter	15.00%	7''	Debris
	54" Diameter	10.00%	5''	Debris
	60" Diameter	10.00%	6''	Debris
	In the event the required cleaning is beyond normal Heavy Cleaning, the cleaning will be performed under an hourly rate. Subject to prior client notification and approval.			

1420 Martin Luther King Jr. Blvd
Sanford, Florida 32773
P: (407) 792-1360
info@atlanticpipe.us

We propose to hereby furnish the following:

Our proposal includes all labor and equipment to clean and inspect the sanitary laterals and mainline at the above mentioned project.

The disposal fee is only if needed.

Customer Responsibilities

- ☐ Local facility or dump-site for disposal of debris / waste material removed from project location
- ☐ Local metered water supply (Access on Site)
- ☐ Access to secure site for storage of equipment and materials
- ☑ Exposure of all structures and access to all work areas without delay
- ☑ Stabilized Access to work areas - Two Wheel Drive Accessible only
- ☑ Traffic Control - If Applicable

Qualifications

- Any delays beyond the direct control of APS will be subject to an hourly charge for each unit on site.
- Weekend and Night Work may be subject to increased rates.
- Any unforeseen or abnormal pipeline or site conditions will be subject to renegotiation without penalty to APS
- Payment terms are NET 30 days of invoice date
- This proposal is valid for 30 days from the date of submission

APS Representative			
Signature		Date	

Acceptance of Proposal: The above prices, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work specified. Payment will be made as outlined above.

Client Representative:			
Signature		Date	

ATLANTIC PIPE SERVICES, LLC
STANDARD TERMS & CONDITIONS OF BUSINESS

COMPANY: Atlantic Pipe Services, LLC, a Florida Limited Liability Company, whose address 1420 Martin Luther King Jr. Blvd, Sanford, Florida, 32771 (Hereinafter referred to as "APS")

CUSTOMER: Any corporation, company, organization, agent or individual entering into a written agreement with APS for the provision of services or materials or any other business dealing, for which payment is agreed with or becomes due and payable to APS (hereinafter referred to as "Customer")

PROPOSAL & QUOTATION: All proposals or quotations provided by APS must be in writing and signed by an authorized representative of the company to be valid and any such proposal or quotation is valid for acceptance within 30 days of the respective proposal date, unless agreed otherwise in writing.

PAYMENT TERMS: Payment of all invoices is due within 30 days from the invoice date, unless terms are agreed otherwise, in writing from APS. Any Dispute or query regarding the invoiced amount must be communicated in writing within 10 days (objection period) from the invoice date and customer will be deemed to have accepted the invoice as delivered and all services /work standards relating thereto, unless objected to in writing within the objection period. Customer agrees that no retainage will held for all services performed.

REMEDIES FOR NON-PAYMENT: All sums not paid when due will bear interest at the rate of 1.5% per month from due date until paid or the maximum legal rate permitted by law, whichever is less. In the event of legal action being deemed necessary to enforce payment, APS shall be entitled to all costs of collection, including a reasonable attorney's fee. In addition, if the customer fails to make payment to APS as herein provided, then APS may stop work without prejudice to any other remedy it may have. The parties further agree that in the event of any controversy arising between them, then in such event, the State Courts of Seminole County, Florida, shall be the forum in which the parties agree to try and have heard any matters of litigation arising out of such controversies.

WARRANTIES: All workmanship and materials are guaranteed against defects in workmanship for a period of one year from the date of substantial completion of the project. This warranty is in lieu of all other warranties, expressed or implied, including any warranties of merchantability of fitness for a particular purpose. APS will not be responsible for damage to its work by other parties or normal wear and tear. Any repair work necessitated by caused damage will be considered as an order for extra work.

INDEPENDENT CONTRACTOR: Both APS and the customer agree that APS will act as an independent contractor in the performance of its duties under this contract. Accordingly, APS shall be responsible for payment of all taxes, including Federal, State, and local taxes arising out of APS's activities, including by way of illustration but not limitation, Federal and State income tax, social security tax, Unemployment Insurance taxes, and any other taxes.

UNFORESEEN OCCURRENCE: In the event that any unforeseen occurrences or conditions are encountered after the work has commenced and which APS judge, at their sole discretion, to significantly affect or may affect the services, the risk involved in providing the services or there being a material change to the proposed or quoted scope of services, APS may a) Immediately cease work without liability to the customer, or b) renegotiate with customer to change the scope of work with price adjustment or change order, or c) Apply downtime /hourly or day rates until occurrence or condition is resolved to the satisfaction of APS.

DOWNTIME/STOPPAGES/ADDITIONAL WORK: In the event that APS is unable to work or encounter stoppages due to circumstances beyond their control or unforeseen circumstances or occurrences, particularly any underground structure problems causing delay or stoppage of work or in the event of any work being required beyond the quoted scope of work, then an hourly or daily rate will be charged, subject to prior customer notification in writing from APS.

PROJECT ESTIMATES: APS may from time to time provide written estimates of projected timescale or hours for a particular project at customer request, however, this in no way binds APS to a final timescale for the services to be provided. The actual hours will be determined by specific site requirements and operational demands, which cannot be wholly determined due to the nature of the services provided by APS.

CUSTOMER PURCHASE ORDERS: In the event that the customer chooses to issue a purchase order, whether verbal or in writing, such purchase order shall be governed by APS Standard Terms & Conditions of Business as detailed herein and any such client agreement cannot change the payment terms under any circumstances unless specifically agreed to in writing APS and such agreement being authorized and signed by the owner or director of APS. In the event of any inconsistency between the APS terms and conditions as detailed herein and the terms of a service order, the APS terms and conditions shall prevail. In any event, settlement of all APS correctly submitted invoices must be made within 30 days from invoice date, irrespective of customer having received payment from their respective customer.

CONTRACT ACCEPTANCE: In the event that the client fails to sign acceptance of an APS proposal or quotation, due to oversight by either or both parties or any other reason and the services are commenced or completed on the clients written or verbal instruction due to emergency, urgency or some other reason, then these terms and conditions will be deemed to have been accepted by the client as if such proposal or quotation had been signed.

CUSTOMER RESPOSIBILITIES: The customer will normally provide the following services, at no cost to APS for the duration of the project, unless agreed otherwise in writing by APS, a)Approved dumpsite and disposal for all materials to be removed from site of work, b) Access and exposure of all structures for APS personnel and equipment without delay, c) All temporary site facilities including suitable storage space for equipment, d)Any special permits and/or licenses, without delay, e) Supply and access to all water required for the project with meter if applicable. f)Work areas prepared and accessible, without delay, to enable the services to be provided, g) Authorized representative of the customer at the site of work, at all times services are being performed and with authority to accept the services as completed and / or hours worked and h) Location and exposure of all manholes in the project area.

Tab 6

Southern Automated Access Services,Inc
P.O. Box 46535
Tampa, FL 33646

Estimate

Date	Estimate#
6/25/2021	1573

Name / Address
Meadow Pointe III CDD 5844 Old Pasco Road, Suite 100 Wesley Chapel, FL 33544

Description	Qty	Cost	Total
This estimate is to replace six vehicle loops that were cut when the asphalt was milled.			
Vehicle loop install	6	675.00	4,050.00

Estimate valid for 30 days.

Total $4,050.00

Please sign and return if acceptable

Signature M. Huber District Manager 06/28/21

Phone #	E-mail
813-714-1430	saasgates@gmail.com

Tab 7

Southern Automated Access Services,Inc

P.O. Box 46535
Tampa, FL 33646

Estimate

Date	Estimate#
7/1/2021	1580

Name / Address
Meadow Pointe III CDD 5844 Old Pasco Road, Suite 100 Wesley Chapel, FL 33544

Description	Qty	Cost	Total
WRENCREST This estimate is to replace the existing tele entry with a new Liftmaster CAPXL touchscreen entry unit. LIFTMASTER CAPXL touch scree tele entry unit. Install one Cellular wifi unit at the CAPXL. Hourly Tech Charge	 1 1 4	 4,140.00 500.00 95.00	 4,140.00 500.00 380.00

Estimate valid for 30 days.

Total $5,020.00

Please sign and return if acceptable

Signature _____

Phone #
813-714-1430

E-mail
saasgates@gmail.com

Tab 8

Grau & Associates
CERTIFIED PUBLIC ACCOUNTANTS

951 Yamato Road ▪ Suite 280
Boca Raton, Florida 33431
(561) 994-9299 ▪ (800) 299-4728
Fax (561) 994-5823
www.graucpa.com

July 8, 2021

To Board of Supervisors
Meadow Pointe III Community Development District
12750 Citrus Park Lane, Suite 115
Tampa, Florida 33625

We are pleased to confirm our understanding of the services we are to provide Meadow Pointe III Community Development District, Pasco County, Florida ("the District") for the fiscal year ended September 30, 2021 with an option for four one-year renewals. We will audit the financial statements of the governmental activities and each major fund, including the related notes to the financial statements, which collectively comprise the basic financial statements of Meadow Pointe III Community Development District as of and for the fiscal year ended September 30, 2021 with an option of four one-year renewals. In addition, we will examine the District's compliance with the requirements of Section 218.415 Florida Statutes.

Accounting standards generally accepted in the United States of America provide for certain required supplementary information (RSI), such as management's discussion and analysis (MD&A), to supplement the District's basic financial statements. Such information, although not a part of the basic financial statements, is required by the Governmental Accounting Standards Board who considers it to be an essential part of financial reporting for placing the basic financial statements in an appropriate operational, economic, or historical context. As part of our engagement, we will apply certain limited procedures to the District's RSI in accordance with auditing standards generally accepted in the United States of America. These limited procedures will consist of inquiries of management regarding the methods of preparing the information and comparing the information for consistency with management's responses to our inquiries, the basic financial statements, and other knowledge we obtained during our audit of the basic financial statements. We will not express an opinion or provide any assurance on the information because the limited procedures do not provide us with sufficient evidence to express an opinion or provide any assurance.

The following RSI is required by generally accepted accounting principles and will be subjected to certain limited procedures, but will not be audited:

1) Management's Discussion and Analysis.

2) Budgetary comparison schedule

Audit Objectives

The objective of our audit is the expression of opinions as to whether your financial statements are fairly presented, in all material respects, in conformity with U.S. generally accepted accounting principles and to report on the fairness of the supplementary information referred to in the second paragraph when considered in relation to the financial statements as a whole. Our audit will be conducted in accordance with auditing standards generally accepted in the United States of America and the standards for financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States, and will include tests of the accounting records of the District and other procedures we consider necessary to enable us to express such opinions. We will issue a written report upon completion of our audit of the District's financial statements. We cannot provide assurance that an unmodified opinion will be expressed. Circumstances may arise in which it is necessary for us to modify our opinion or add emphasis-of-matter or other-matter paragraphs. If our opinion on the financial statements is other than unmodified, we will discuss the reasons with you in advance. If, for any reason, we are unable to complete the audit or are unable to form or have not formed an opinion, we may decline to express an opinion or issue a report, or may withdraw from this engagement.

We will also provide a report (that does not include an opinion) on internal control related to the financial statements and compliance with the provisions of laws, regulations, contracts, and grant agreements, noncompliance with which could have a material effect on the financial statements as required by *Government Auditing Standards*. The report on internal control and on compliance and other matters will include a paragraph that states (1) that the purpose of the report is solely to describe the scope of testing of internal control and compliance, and the results of that testing, and not to provide an opinion on the effectiveness of the District's internal control on compliance, and (2) that the report is an integral part of an audit performed in accordance with *Government Auditing Standards* in considering the District's internal control and compliance. The paragraph will also state that the report is not suitable for any other purpose. If during our audit we become aware that the District is subject to an audit requirement that is not encompassed in the terms of this engagement, we will communicate to management and those charged with governance that an audit in accordance with U.S. generally accepted auditing standards and the standards for financial audits contained in *Government Auditing Standards* may not satisfy the relevant legal, regulatory, or contractual requirements.

Examination Objective

The objective of our examination is the expression of an opinion as to whether the District is in compliance with Florida Statute 218.415 in accordance with Rule 10.556(10) of the Auditor General of the State of Florida. Our examination will be conducted in accordance with attestation standards established by the American Institute of Certified Public Accountants and will include tests of your records and other procedures we consider necessary to enable us to express such an opinion. We will issue a written report upon completion of our examination of the District's compliance. The report will include a statement that the report is intended solely for the information and use of management, those charged with governance, and the Florida Auditor General, and is not intended to be and should not be used by anyone other than these specified parties. We cannot provide assurance that an unmodified opinion will be expressed. Circumstances may arise in which it is necessary for us to modify our opinion or add emphasis-of-matter or other-matter paragraphs. If our opinion on the District's compliance is other than unmodified, we will discuss the reasons with you in advance. If, for any reason, we are unable to complete the examination or are unable to form or have not formed an opinion, we may decline to express an opinion or issue a report, or may withdraw from this engagement.

Other Services

We will assist in preparing the financial statements and related notes of the District in conformity with U.S. generally accepted accounting principles based on information provided by you. These nonaudit services do not constitute an audit under *Government Auditing Standards* and such services will not be conducted in accordance with *Government Auditing Standards*. The other services are limited to the financial statement services previously defined. We, in our sole professional judgment, reserve the right to refuse to perform any procedure or take any action that could be construed as assuming management responsibilities.

Management Responsibilities

Management is responsible for compliance with Florida Statute 218.415 and will provide us with the information required for the examination. The accuracy and completeness of such information is also management's responsibility. You agree to assume all management responsibilities relating to the financial statements and related notes and any other nonaudit services we provide. You will be required to acknowledge in the management representation letter our assistance with preparation of the financial statements and related notes and that you have reviewed and approved the financial statements and related notes prior to their issuance and have accepted responsibility for them. In addition, you will be required to make certain representations regarding compliance with Florida Statute 218.415 in the management representation letter. Further, you agree to oversee the nonaudit services by designating an individual, preferably from senior management, who possesses suitable skill, knowledge, or experience; evaluate the adequacy and results of those services; and accept responsibility for them.

Management is responsible for designing, implementing and maintaining effective internal controls, including evaluating and monitoring ongoing activities, to help ensure that appropriate goals and objectives are met; following laws and regulations; and ensuring that management and financial information is reliable and properly reported. Management is also responsible for implementing systems designed to achieve compliance with applicable laws, regulations, contracts, and grant agreements. You are also responsible for the selection and application of accounting principles, for the preparation and fair presentation of the financial statements and all accompanying information in conformity with U.S. generally accepted accounting principles, and for compliance with applicable laws and regulations and the provisions of contracts and grant agreements.

Management is also responsible for making all financial records and related information available to us and for the accuracy and completeness of that information. You are also responsible for providing us with (1) access to all information of which you are aware that is relevant to the preparation and fair presentation of the financial statements, (2) additional information that we may request for the purpose of the audit, and (3) unrestricted access to persons within the government from whom we determine it necessary to obtain audit evidence.

Your responsibilities include adjusting the financial statements to correct material misstatements and for confirming to us in the written representation letter that the effects of any uncorrected misstatements aggregated by us during the current engagement and pertaining to the latest period presented are immaterial, both individually and in the aggregate, to the financial statements taken as a whole.

You are responsible for the design and implementation of programs and controls to prevent and detect fraud, and for informing us about all known or suspected fraud affecting the government involving (1) management, (2) employees who have significant roles in internal control, and (3) others where the fraud could have a material effect on the financial statements. Your responsibilities include informing us of your knowledge of any allegations of fraud or suspected fraud affecting the government received in communications from employees, former employees, grantors, regulators, or others. In addition, you are responsible for identifying and ensuring that the government complies with applicable laws, regulations, contracts, agreements, and grants and for taking timely and appropriate steps to remedy fraud and noncompliance with provisions of laws, regulations, contracts or grant agreements, or abuse that we report.

Management is responsible for establishing and maintaining a process for tracking the status of audit findings and recommendations. Management is also responsible for identifying and providing report copies of previous financial audits, attestation engagements, performance audits or other studies related to the objectives discussed in the Audit Objectives section of this letter. This responsibility includes relaying to us corrective actions taken to address significant findings and recommendations resulting from those audits, attestation engagements, performance audits, or other studies. You are also responsible for providing management's views on our current findings, conclusions, and recommendations, as well as your planned corrective actions, for the report, and for the timing and format for providing that information.

With regard to the electronic dissemination of audited financial statements, including financial statements published electronically on your website, you understand that electronic sites are a means to distribute information and, therefore, we are not required to read the information contained in these sites or to consider the consistency of other information in the electronic site with the original document.

Audit Procedures—General

An audit includes examining, on a test basis, evidence supporting the amounts and disclosures in the financial statements; therefore, our audit will involve judgment about the number of transactions to be examined and the areas to be tested. An audit also includes evaluating the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management, as well as evaluating the overall presentation of the financial statements. We will plan and perform the audit to obtain reasonable rather than absolute assurance about whether the financial statements are free of material misstatement, whether from (1) errors, (2) fraudulent financial reporting, (3) misappropriation of assets, or (4) violations of laws or governmental regulations that are attributable to the government or to acts by management or employees acting on behalf of the government. Because the determination of abuse is subjective, *Government Auditing Standards* do not expect auditors to provide reasonable assurance of detecting abuse.

Because of the inherent limitations of an audit, combined with the inherent limitations of internal control, and because we will not perform a detailed examination of all transactions, there is a risk that material misstatements may exist and not be detected by us, even though the audit is properly planned and performed in accordance with U.S. generally accepted auditing standards and *Government Auditing Standards*. In addition, an audit is not designed to detect immaterial misstatements or violations of laws or governmental regulations that do not have a direct and material effect on the financial statements. Our responsibility as auditors is limited to the period covered by our audit and does not extend to later periods for which we are not engaged as auditors.

Our procedures will include tests of documentary evidence supporting the transactions recorded in the accounts, and may include tests of the physical existence of inventories, and direct confirmation of receivables and certain other assets and liabilities by correspondence with selected individuals, funding sources, creditors, and financial institutions. We will request written representations from your attorneys as part of the engagement, and they may bill you for responding to this inquiry. At the conclusion of our audit, we will require certain written representations from you about your responsibilities for the financial statements; compliance with laws, regulations, contracts, and grant agreements; and other responsibilities required by generally accepted auditing standards.

Audit Procedures—Internal Control

Our audit will include obtaining an understanding of the government and its environment, including internal control, sufficient to assess the risks of material misstatement of the financial statements and to design the nature, timing, and extent of further audit procedures. Tests of controls may be performed to test the effectiveness of certain controls that we consider relevant to preventing and detecting errors and fraud that are material to the financial statements and to preventing and detecting misstatements resulting from illegal acts and other noncompliance matters that have a direct and material effect on the financial statements. Our tests, if performed, will be less in scope than would be necessary to render an opinion on internal control and, accordingly, no opinion will be expressed in our report on internal control issued pursuant to *Government Auditing Standards*.

An audit is not designed to provide assurance on internal control or to identify significant deficiencies or material weaknesses. However, during the audit, we will communicate to management and those charged with governance internal control related matters that are required to be communicated under AICPA professional standards and *Government Auditing Standards.*

Audit Procedures—Compliance

As part of obtaining reasonable assurance about whether the financial statements are free of material misstatement, we will perform tests of the District's compliance with the provisions of applicable laws, regulations, contracts, agreements, and grants. However, the objective of our audit will not be to provide an opinion on overall compliance and we will not express such an opinion in our report on compliance issued pursuant to *Government Auditing Standards*.

Engagement Administration, Fees, and Other

We understand that your employees will prepare all confirmations we request and will locate any documents selected by us for testing.

The audit documentation for this engagement is the property of Grau & Associates and constitutes confidential information. However, subject to applicable laws and regulations, audit documentation and appropriate individuals will be made available upon request and in a timely manner to a cognizant or oversight agency or its designee, a federal agency providing direct or indirect funding, or the U.S. Government Accountability Office for purposes of a quality review of the audit, to resolve audit findings, or to carry out oversight responsibilities. We will notify you of any such request. If requested, access to such audit documentation will be provided under the supervision of Grau & Associates personnel. Furthermore, upon request, we may provide copies of selected audit documentation to the aforementioned parties. These parties may intend, or decide, to distribute the copies or information contained therein to others, including other governmental agencies. Notwithstanding the foregoing, the parties acknowledge that various documents reviewed or produced during the conduct of the audit may be public records under Florida law. The District agrees to notify Grau & Associates of any public record request it receives that involves audit documentation.

Our fee for these services will not exceed $3,200 for the September 30, 2021 audit. This agreement may be renewed for four additional one-year terms subject to the mutual agreement by both parties to all terms and fees. If the District agrees to subsequent renewals, the fees for fiscal year 2022, 2023, 2024 and 2025 will not exceed $3,300, $3,400, $3,500 and $3,600, respectively, unless there is a change in activity by the District which results in additional audit work or if additional Bonds are issued.

All accounting records (including, but not limited to, trial balances, general ledger detail, vendor files, bank and trust statements, minutes, and confirmations) for the audit must be provided to us no later than February 15th each year, in order for us to complete the engagement by June 30th.

The audit documentation for this engagement will be retained for a minimum of five years after the report release date. If we are aware that a federal awarding agency or auditee is contesting an audit finding, we will contact the party(ies) contesting the audit finding for guidance prior to destroying the audit documentation.

Our invoices for these fees will be rendered each month as work progresses and are payable on presentation. Invoices will be submitted in sufficient detail to demonstrate compliance with the terms of this agreement. In accordance with our firm policies, work may be suspended if your account becomes 60 days or more overdue and may not be resumed until your account is paid in full. If we elect to terminate our services for nonpayment, our engagement will be deemed to have been completed upon written notification of termination, even if we have not completed our report. You will be obligated to compensate us for all time expended and to reimburse us for all out-of-pocket costs through the date of termination. The above fee is based on anticipated cooperation from your personnel and the assumption that unexpected circumstances will not be encountered during the audit. If significant additional time is necessary, we will discuss it with you and arrive at a new fee estimate.

The District has the option to terminate this agreement with or without cause by providing thirty (30) days written notice of termination to Grau & Associates. Upon any termination of this agreement, Grau & Associates shall be entitled to payment of all work and/or services rendered up until the effective termination of this agreement, subject to whatever claims or off-sets the District may have against Grau & Associates.

We will provide you with a copy of our most recent external peer review report and any letter of comment, and any subsequent peer review reports and letters of comment received during the period of the contract. Our 2019 peer review report accompanies this letter.

We appreciate the opportunity to be of service to Meadow Pointe III Community Development District and believe this letter accurately summarizes the significant terms of our engagement. If you have any questions, please let us know. If you agree with the terms of our engagement as described in this letter, please sign the enclosed copy and return it to us.

Very truly yours,

Grau & Associates

Racquel McIntosh

RESPONSE:

This letter correctly sets forth the understanding of Meadow Pointe III Community Development District.

By: _____

Title: 7/11/21

Date: _____

FICPA Florida Institute of Certified Public Accountants

FICPA Peer Review Program
Administered in Florida
by The Florida Institute of CPAs

AICPA Peer Review Program

AICPA Peer Review Program
Administered in Florida
by the Florida Institute of CPAs

February 20, 2020

Antonio Grau
Grau & Associates
951 Yamato Rd Ste 280
Boca Raton, FL 33431-1809

Dear Antonio Grau:

It is my pleasure to notify you that on February 20, 2020, the Florida Peer Review Committee accepted the report on the most recent System Review of your firm. The due date for your next review is December 31, 2022. This is the date by which all review documents should be completed and submitted to the administering entity.

As you know, the report had a peer review rating of pass. The Committee asked me to convey its congratulations to the firm.

Thank you for your cooperation.

Sincerely,
FICPA Peer Review Committee

Peer Review Team
FICPA Peer Review Committee
paul@ficpa.org
800-342-3197 ext. 251

Florida Institute of CPAs

cc: Daniel Hevia, Racquel McIntosh

Firm Number: 900004390114 Review Number: 571202

Tab 9

SOLITUDE
LAKE MANAGEMENT

Meadow Pointe CDD III
Waterway Inspection Report

Reason for Inspection: Scheduled-recurring

Inspection Date: 06/03/2021

Prepared for:

District Manager
Rizzetta & Company
9428 Camden Field Pkwy
Riverview FL 33578

Prepared by:

Peter Simoes, Account Representative/Biologist

Wesley Chapel Field Office
SOLITUDELAKEMANAGEMENT.COM
888.480.LAKE (5253)

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PONDS 26-28 ____ 8

PONDS 29 ____ 9

MANAGEMENT/COMMENTS SUMMARY ____ 9 & 10

SITE MAP ____ 11

Site: 11

Comments:

Site looks good

Despite low water levels, Pond #11 looked good.

Action Required:

Routine maintenance next visit

Target:

Shoreline weeds

Site: 12

Comments:

Site looks good

Exposed banks and open water looked good. Native bullrush species slightly stressed due to low water levels.

Action Required:

Routine maintenance next visit

Target:

Species non-specific

Site: 13

Comments:

Site looks good

Minimal shoreline weeds present, which will be treated during our routine visits. Extremely shallow.

Action Required:

Routine maintenance next visit

Target:

Shoreline weeds

Site: 14

Comments:

Site looks good

No issues observed at photo station.

Action Required:

Routine maintenance next visit

Target:

Species non-specific

Site: 15

Comments:

Site looks good

Exposed banks clear of herbaceous weeds. Low water levels.

Action Required:

Routine maintenance next visit

Target:

Species non-specific

Site: 16

Comments:

Site looks good

Native plant material looked good. Clear of algae.

Action Required:

Routine maintenance next visit

Target:

Species non-specific

Site: 17

Comments:

Normal growth observed

Minimal sporadic algal growth present. Good water clarity.

Action Required:

Routine maintenance next visit

Target:

Surface algae

Site: 18

Comments:

Site looks good

Continues to look good. Positive treatment results visible along pond perimeter.

Action Required:

Routine maintenance next visit

Target:

Species non-specific

Site: 19

Comments:

Scheduled-recurring

Native vegetation looked great during today's visit. Minimal intrusion of invasive grasses noted.

Action Required:

Routine maintenance next visit

Target:

Torpedograss

Site: 20

Comments:

Treatment in progress

Positive spot-treatment results noted targeting grasses within native vegetation. Minor new growth of invasives present.

Action Required:

Routine maintenance next visit

Target:

Torpedograss

Site: 21

Comments:

Site looks good

Minor invasive herbaceous weeds within littoral shelf (right photo) Open water looked good.

Action Required:

Routine maintenance next visit

Target:

Species non-specific

Site: 22

Comments:

Normal growth observed

Algae bloom present along perimeter, which will be treated during our upcoming visits. Algae typically clears within 10-14 days following treatment.

Action Required:

Routine maintenance next visit

Target:

Surface algae

Site: 23

Comments:

Treatment in progress

Grasses along perimeter displayed positive results following last month's chemical applications. Population of floating weeds successfully reduced.

Action Required:

Routine maintenance next visit

Target:

Species non-specific

Site: 24

Comments:

Site looks good

Extremely shallow. Clear of herbaceous weeds and algae.

Action Required:

Routine maintenance next visit

Target:

Species non-specific

Site: 25

Comments:

Normal growth observed

Moderate bloom of algae present, likely due to low water levels and increased temperatures.

Action Required:

Routine maintenance next visit

Target:

Surface algae

Site: 26

Comments:

Normal growth observed

Moderate shoreline weeds present, most of which identified as pennywort.

Action Required:

Routine maintenance next visit

Target:

Pennywort

Site: 27

Comments:

Site looks good

No issues observed during today's scheduled inspection.

Action Required:

Routine maintenance next visit

Target:

Species non-specific

Site: 28

Comments:

Site looks good

Minimal sub-surface algae. Overall, looked good.

Action Required:

Routine maintenance next visit

Target:

Sub-surface algae

Site: 29

Comments:

Site looks good

Grasses displayed positive treatment results following last month's treatments. Water slightly turbid.

Action Required:

Routine maintenance next visit

Target:

Torpedograss

Management Summary

The waterway inspection for Meadow Pointe CDD III was completed on June 3rd, for Ponds #11-29.

Pond #11: Despite low water levels, Pond #11 looked good.
Pond #12: Exposed banks and open water looked good. Native bullrush species slightly stressed due to low water levels.
Pond #13: Minimal shoreline weeds present, which will be treated during our routine visits. Extremely shallow.

Pond #14: No issues observed at photo station.
Pond #15: Exposed banks clear of herbaceous weeds. Low water levels.
Pond #16: Native plant material looked good. Clear of algae.

Pond #17: Minimal sporadic algal growth present. Good water clarity.
Pond #18: Continues to look good. Positive treatment results visible along pond perimeter.
Pond #19: Native vegetation looked great during today's visit. Minimal intrusion of invasive grasses noted.

Pond #20: Positive spot-treatment results noted targeting grasses within native vegetation. Minor new growth of invasives present.
Pond #21: Positive spot-treatment results noted targeting grasses within native vegetation. Minor new growth of invasives present.
Pond #22: Algae bloom present along perimeter, which will be treated during our upcoming visits. Algae typically clears within 10-14 days following treatment.

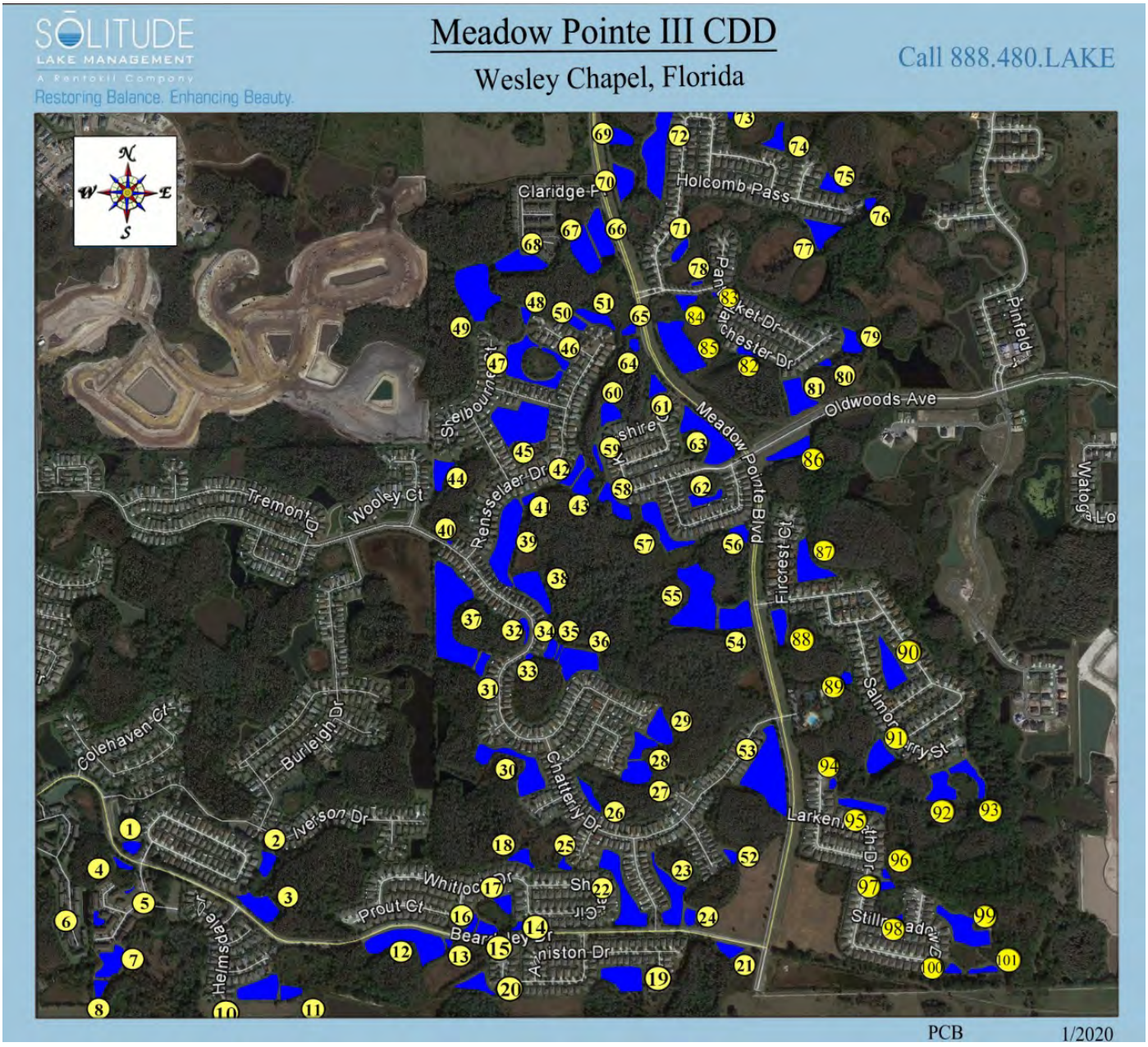
Pond #23: Grasses along perimeter displayed positive results following last month's chemical applications. Population of floating weeds successfully reduced.
Pond #24: Extremely shallow. Clear of herbaceous weeds and algae.
Pond #25: Moderate bloom of algae present, likely due to low water levels and increased temperatures.

Pond #26: Moderate shoreline weeds present, most of which identified as pennywort.
Pond #27: Moderate shoreline weeds present, most of which identified as pennywort.
Pond #28: Minimal sub-surface algae. Overall, looked good.

Pond #29: Grasses displayed positive treatment results following last month's treatments. Water slightly turbid.

Thank you for choosing SOLitude Lake Management!

Site	Comments	Target	Action Required
11	Site looks good	Shoreline weeds	Routine maintenance next visit
12	Site looks good	Species non-specific	Routine maintenance next visit
13	Site looks good	Shoreline weeds	Routine maintenance next visit
14	Site looks good	Species non-specific	Routine maintenance next visit
15	Site looks good	Species non-specific	Routine maintenance next visit
16	Site looks good	Species non-specific	Routine maintenance next visit
17	Normal growth observed	Surface algae	Routine maintenance next visit
18	Site looks good	Species non-specific	Routine maintenance next visit
19	Scheduled-recurring	Torpedograss	Routine maintenance next visit
20	Treatment in progress	Torpedograss	Routine maintenance next visit
21	Site looks good	Species non-specific	Routine maintenance next visit
22	Normal growth observed	Surface algae	Routine maintenance next visit
23	Treatment in progress	Species non-specific	Routine maintenance next visit
24	Site looks good	Species non-specific	Routine maintenance next visit
25	Normal growth observed	Surface algae	Routine maintenance next visit
26	Normal growth observed	Pennywort	Routine maintenance next visit
27	Site looks good	Species non-specific	Routine maintenance next visit
28	Site looks good	Sub-surface algae	Routine maintenance next visit
29	Site looks good	Torpedograss	Routine maintenance next visit


SOLITUDE
LAKE MANAGEMENT
A Rentokil Company
Restoring Balance. Enhancing Beauty.
Meadow Pointe III CDD
Wesley Chapel, Florida
Call 888.480.LAKE
Holcomb Pass
Oldwoods Ave
Meadow Pointe Blvd
Rensselaer Dr
Tremont Dr
Wooley Ct
Fircrest Ct
Colehaven Ct
Burleigh Dr
Iverson Dr
Chatterly Dr
Prout Ct
Helmsdale
Pinfield
PCB
1/2020

BLANK

SOLITUDE
LAKE MANAGEMENT

Meadow Pointe CDD III
Waterway Inspection Report

Reason for Inspection: Scheduled-recurring

Inspection Date: 07/09/2021

Prepared for:

District Manager
Rizzetta & Company
9428 Camden Field Pkwy
Riverview FL 33578

Prepared by:

Peter Simoes, Account Representative/Biologist

Sun City Field Office
SOLITUDELAKEMANAGEMENT.COM
888.480.LAKE (5253)

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MANAGEMENT/COMMENTS SUMMARY ____ 9 & 10

SITE MAP ____ 11

Site: 30

Comments:

Site looks good

Minor shoreline weeds present, overall looked good. Open water clear of algae.

Action Required:

Routine maintenance next visit

Target:

Shoreline weeds

Site: 31

Comments:

Treatment in progress

Positive treatment results noted along perimeter following this month's chemical applications. Native plant material looked good.

Action Required:

Routine maintenance next visit

Target:

Torpedograss

Site: 32

Comments:

Normal growth observed

Low water clarity. Minor floating duckweed along immediate perimeter. Positive results noted targeting invasive weeds along forested section.

Action Required:

Routine maintenance next visit

Target:

Duckweed

Site: 33

Comments:

Site looks good

No issues observed during today's scheduled application date.

Action Required:

Routine maintenance next visit

Target:

Species non-specific

Site: 34

Comments:

Site looks good

Continues to look good. Good water clarity. Clear of algae.

Action Required:

Routine maintenance next visit

Target:

Torpedograss

Site: 35

Comments:

Site looks good

No issues observed during today's scheduled inspection.

Action Required:

Routine maintenance next visit

Target:

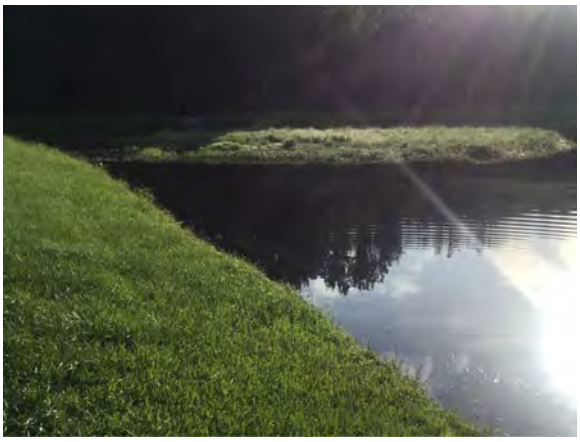
Species non-specific

Site: 36

Comments:

Site looks good

Grasses within shelf require follow-up treatment. Minimal torpedograss along perimeter.



Action Required:

Routine maintenance next visit

Target:

Torpedograss

Site: 37

Comments:

Site looks good

Low clarity. Minor shoreline weeds, most of which identified as torpedograss and pennywort.

Action Required:

Routine maintenance next visit

Target:

Pennywort

Site: 38

Comments:

Scheduled-recurring

Evidence of treatment noted along perimeter. Clear of algae. Improved following last month's application.

Action Required:

Routine maintenance next visit

Target:

Species non-specific

Site: 39

Comments:

Site looks good

Minor grasses within littoral area to be spot-treated during our scheduled visits to avoid collateral damage to the desirable vegetation.

Action Required:

Routine maintenance next visit

Target:

Torpedograss

Site: 40

Comments:

Site looks good

No issues observed.

Action Required:

Routine maintenance next visit

Target:

Species non-specific

Site: 41

Comments:

Normal growth observed

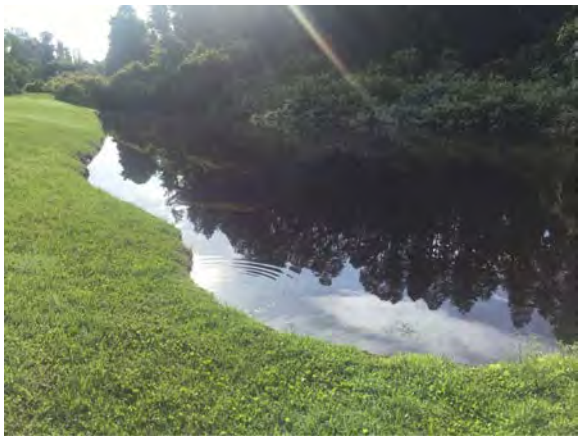
Moderate primrose along forested section. Good clarity. Minimal development of submersed vegetation, which will continue to be monitored.

Action Required:

Routine maintenance next visit

Target:

Species non-specific



Site: 42

Comments:

Site looks good

Open water and shorelines looked good during today's inspection.

Action Required:

Routine maintenance next visit

Target:

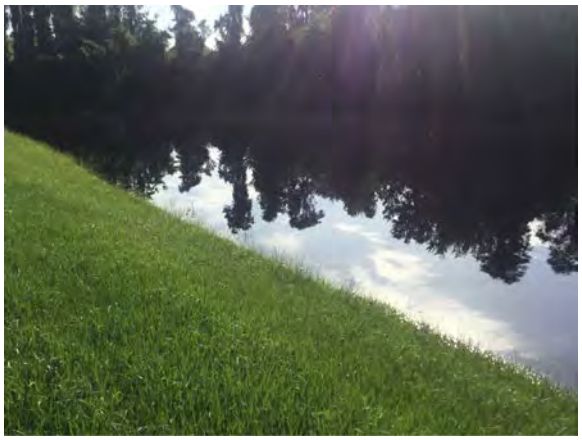
Species non-specific

Site: 43

Comments:

Site looks good

Minor weeds along forested section. Bank and open water looked good. Clear of algae.



Action Required:

Routine maintenance next visit

Target:

Species non-specific

Site: 44

Comments:

Site looks good

No issues observed.

Action Required:

Routine maintenance next visit

Target:

Species non-specific

Site: 45

Comments:

Treatment in progress

Minor herbaceous weeds along perimeter. Submersed vegetation will continue to be monitored and re-treated as necessary.

Action Required:

Routine maintenance next visit

Target:

Species non-specific

Site: 46

Comments:

Site looks good

Minor grasses along forested section. Overall, looked good.

Action Required:

Routine maintenance next visit

Target:

Torpedograss

Site: 47

Comments:

Site looks good

Continues to look good following our scheduled maintenance visits.

Action Required:

Routine maintenance next visit

Target:

Torpedograss

Site: 48

Comments:

Site looks good

No issues observed.

Action Required:

Routine maintenance next visit

Target:

Species non-specific

Management Summary

The waterway inspection for Meadow Pointe CDD III was completed on July 9th, 2021 for Ponds #30-48.

Increased water levels were noted throughout the community following recent rain events (Tropical Storm Elsa). Overall, the ponds were observed to be in good condition with minimal invasive growth present. Many of the ponds had good water clarity and were clear of algal growth. The native plant material was also observed to be in good condition and will continue to be promoted during our scheduled maintenance visits to improve water quality, bank stability, and overall pond aesthetics.

Pond #30: Minor shoreline weeds present, overall looked good. Open water clear of algae.
Pond #31: Positive treatment results noted along perimeter following this month's chemical applications. Native plant material looked good.
Pond #32: Low water clarity. Minor floating duckweed along immediate perimeter. Positive results noted targeting invasive weeds along forested section.

Pond #33: No issues observed during today's scheduled application date.
Pond #34: Continues to look good. Good water clarity. Clear of algae.
Pond #35: No issues observed during today's scheduled inspection.

Pond #36: Grasses within shelf require follow-up treatment. Minimal torpedograss along perimeter.
Pond #37: Low clarity. Minor shoreline weeds, most of which identified as torpedograss and pennywort.
Pond #38: Evidence of treatment noted along perimeter. Clear of algae. Improved following last month's application.

Pond #39: Minor grasses within littoral area to be spot-treated during our scheduled visits to avoid collateral damage to the desirable vegetation.
Pond #40: No issues observed.
Pond #41: Moderate primrose along forested section. Good clarity. Minimal development of submersed vegetation, which will continue to be monitored.

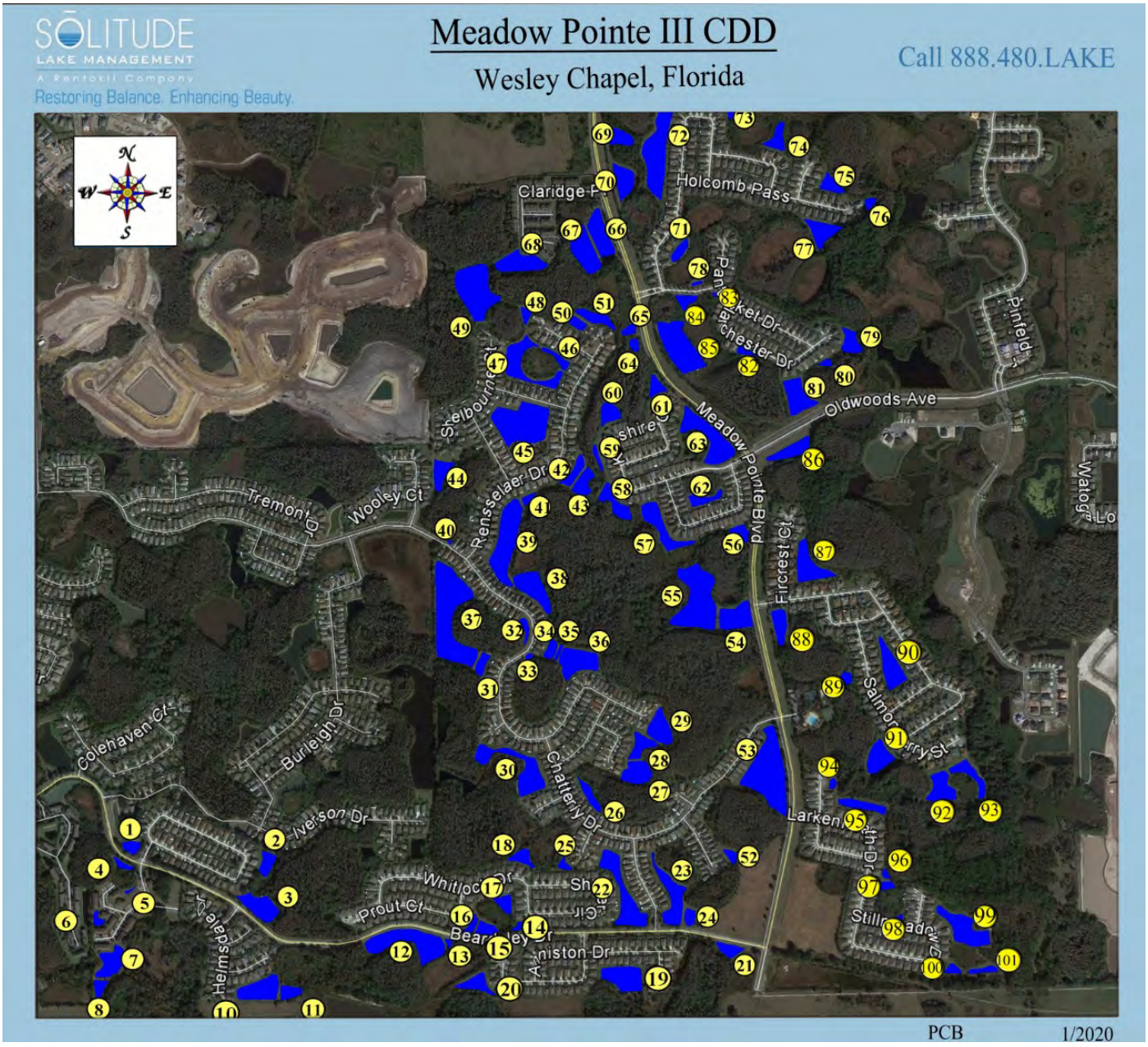
Pond #42: Open water and shorelines looked good during today's inspection.
Pond #43: Minor weeds along forested section. Bank and open water looked good. Clear of algae.
Pond #44: No issues observed.

Pond #45: Minor herbaceous weeds along perimeter. Submersed vegetation will continue to be monitored and re-treated as necessary.
Pond #46: Minor grasses along forested section. Overall, looked good.
Pond #47: Continues to look good following our scheduled maintenance visits.

Pond #48: No issues observed.

Thank you for choosing SOLitude Lake Management!

Site	Comments	Target	Action Required
30	Site looks good	Shoreline weeds	Routine maintenance next visit
31	Treatment in progress	Torpedograss	Routine maintenance next visit
32	Normal growth observed	Duckweed	Routine maintenance next visit
33	Site looks good	Species non-specific	Routine maintenance next visit
34	Site looks good	Torpedograss	Routine maintenance next visit
35	Site looks good	Species non-specific	Routine maintenance next visit
36	Site looks good	Torpedograss	Routine maintenance next visit
37	Site looks good	Pennywort	Routine maintenance next visit
38	Scheduled-recurring	Species non-specific	Routine maintenance next visit
39	Site looks good	Torpedograss	Routine maintenance next visit
40	Site looks good	Species non-specific	Routine maintenance next visit
41	Normal growth observed	Species non-specific	Routine maintenance next visit
42	Site looks good	Species non-specific	Routine maintenance next visit
43	Site looks good	Species non-specific	Routine maintenance next visit
44	Site looks good	Species non-specific	Routine maintenance next visit
45	Treatment in progress	Species non-specific	Routine maintenance next visit
46	Site looks good	Torpedograss	Routine maintenance next visit
47	Site looks good	Torpedograss	Routine maintenance next visit
48	Site looks good	Species non-specific	Routine maintenance next visit


SOLITUDE
LAKE MANAGEMENT
A Rentokil Company
Restoring Balance. Enhancing Beauty.
Meadow Pointe III CDD
Wesley Chapel, Florida
Call 888.480.LAKE
Holcomb Pass
Oldwoods Ave
Meadow Pointe Blvd
Pinfield
Tremont Dr
Wooley Ct
Rensselaer Dr
Shelbourne Ct
Fircrest Ct
Colehaven Ct
Burleigh Dr
Iverson Dr
Chatterly Dr
Prout Ct
Helmsdale Dr
PCB
1/2020

Tab 10

MEADOW POINTE III CDD

LANDSCAPE INSPECTION
June 16, 2021

ATTENDING:
BRIAN MAHAR – YELLOWSTONE LANDSCAPE
PAUL WOODS – OLM, INC.

SCORE: 91.5%

NEXT INSPECTION
JULY 21, 2021 AT 8:30 AM

CATEGORY I: MAINTENANCE CARRYOVER ITEMS

NONE

CATEGORY II: MAINTENANCE ITEMS

1. Control fungus in Flax Lilies.

2. Clubhouse entrance: Remove palm and Oak tree volunteers from Loropetalum hedge.

3. Re-tuck mulch along hard lines such that mulch rests against sidewalks. Avoid blower activity that results in bare soil.

4. Confirm temporary irrigation devices on Crape Myrtles are properly located. If bubblers are no longer needed, cap and make discrete.

5. East end of Beardsley: Establish a nongrowth band at the white rail fence.

6. Prune overgrowth extending onto turf during monthly pruning rotations.

7. Remove Spanish Moss to contract limits from common area trees.

8. Along the east perimeter of pond 29: Use a brush blade to detail Cogongrass and weedy growth at the turf edge. Prune Wax Myrtle overgrowing the mowable. Line trim the spillway between the pond and the wood lot.

9. 2000 block of Folkstone Place: Prune back wood line overgrowth.

10. Prune back wood line overgrowth along the south perimeter of pond 49. The north perimeter is inaccessible due to wetland overgrowth.

WHITLOCK

11. Village monument: Rejuvenate prune Walters Viburnum to 12 inches.

12. **Fertilize Loropetalum.**

13. At the gate island: Prune dead wood from Gold Mound Duranta, improving plant vigor. Rake back heavy mulch accumulations from crowns of the plants.

14. Exit side of entrance: Control weeds in Asiatic Jasmine plantings.

15. Control weeds in beds throughout frontage walls.

AMMANFORD

16. Remove windfall and debris during weekly service visits.

17. Entrance: Remove Spanish Moss up to 15 feet from trees.

18. Groom declining foliage from Flax Lilies and treat plants with systemic fungicides.

19. Tip prune Arboricola to maintain a consistent massing growth form.

20. Common right-of-way between Meadow Pointe II and the entrance to Hillhurst Crossing: Prune down wood line overgrowth extending below 15 feet.

HILLHURST CROSSING

21. Detail the common field during weekly service visits, removing windfall and debris from Grandfather Oak trees.

22. Use a leaf rake to remove accessible debris from shorelines.

ALCHESTER

23. 31000 block of Alchester Drive: Detail pond wood line.

MANSFIELD BOULEVARD

24. Rejuvenate prune Fakahatchee Grasses into a haystack form. Also treat grasses with systemic miticides to control insect activity.

25. Adjacent to Larkenheath entrance: Remove moss from trees to contract limits.

26. Ambridge Drive/Larkenheath entrance: Prune Ginger obstructing access to the pedestrian gate.

27. Adjacent to 31965: Prune back wood line overgrowth at pond 100.

28. Near Bensbrooke Drive/Stillmeadow Drive intersection: Line trim around the lift station consistent with mowables.

29. 31000 block of Larkenheath Drive: Maintain Elaeagnus in a loose natural form within the existing bed lines.

30. Larkenheath gate: Stagger prune Hawaiian Ti to create a more ??????? shrub line.

31. Remove palm volunteers when found.

32. Exit side sidewalk: Groom Variegated Ginger.

BEACONSFIELD

33. Control disease in Ilex 'Schillings' with systemic fungicides. Consider a seasonal pruning during summer months, reducing overall height to 3 feet.

34. Exit side: Remove viney growth from Hollies in the planter. Also control weeds throughout entrance beds.

SHERINGHAM

35. Backside of the gate: The rain shutoff device is obstructed at the controller.

36. Control disease in Flax Lilies.

CLARIDGE PLACE

37. Entrance drive and Meadow Pointe Blvd: Control crack weeds along curbs.

38. Center island and exit drive: Control disease in Ilex 'Schillings'. I recommend rejuvenate pruning to 2 feet, allowing plants to flush out during summer months.

39. Frontage pond and Meadow Pointe III right-of-way: Control grassy and broadleaf weeds in turf. Promote infilling growth of Bermudagrass.

CATEGORY III: IMPROVEMENTS – PRICING

1. Clubhouse entrance: Provide a price to remove 2 beds of Loropetalum screening the seasonal color planting and replace with tricolor Asiatic Jasmine.

2. Provide a price to remove Magnolia trees pruned during the utility line clearance operation. The Magnolia at the far east end of Beardsley Drive is no longer serviceable or of any value.

3. Wrencrest Drive/Rensselaer entrance: Provide a price to remove declining Willow tree.

4. Rensselaer/Wrencrest village: Provide a price for street tree pruning, reducing overhang and sidewalk obstructions and permit easier access to mailboxes.

CATEGORY IV: NOTES TO OWNER

1. Note to Michael – Clubhouse: During today's inspections, we discussed drainage at the tennis court and the impacts of the palms, Pines, and Sweet Gum trees on the west side/downgrade side. I recommend confirming either by survey or elevation grade the direction that water would need to exit at the southwest corner of the court. There is an inlet drain that seems to be the most practical area to dewater the tennis court, but the contractor needs specific definition and direction as to how to resolve standing water.

2. Sheringham Way/Nesslewood Drive intersection: Contractor reports that there are hornets in the Wax Myrtle wood line. They have sprayed some, but not all, that they could find.

3. Arbor care or elevated tree work can provide a beneficial result to the community's urban forest. I recommend defining a scope of work to allow for tree vendors to propose pruning that will increase light penetration, reduce dead or damaged wood, and promote improved growth structure of the large Oak tree assets throughout Meadow Pointe III.

CATEGORY V: NOTES TO CONTRACTOR

NONE

PGW:ml

cc: Matthew Huber mhuber@rizzetta.com
Aimee Brandon abrandon@rizzetta.com
Stacey Gillis SGillis@rizzetta.com
Michael Rodriguez mpiiiclub@tampabay.rr.com
John Johnson seat4@meadowpointe3.org
Brett Perez brettperez@yellowstonelandscape.com
Brian Mahar bmahar@yellowstonelandscape.com
Kevin Oliva koliva@yellowstonelandscape.com

MEADOW POINTE III

MONTHLY LANDSCAPE MAINTENANCE INSPECTION GRADESHEET

A. LANDSCAPE MAINTENANCE	VALUE	DEDUCTION	REASON FOR DEDUCTION
TURF	5		
TURF FERTILITY	15		
TURF EDGING	5		
WEED CONTROL – TURF AREAS	10	-2	Broadleaf weeds,nutsedge
TURF INSECT/DISEASE CONTROL	10		
PLANT FERTILITY	5		
WEED CONTROL – BED AREAS	10	-1	Viney crack and crevice, village entrances
PLANT INSECT/DISEASE CONTROL	10	-2	Mite damage in Fak grass, treat and cut back
PRUNING	10	-5	Woodline and pond interface detail. Use brush blade on emerging growth per scope.
MULCHING	5		
WATER/IRRIGATION MANAGEMENT	15		
CLEANLINESS	5	-2	Windfall, moss
CARRY OVER	5		

B. SEASONAL COLOR/PERENNIAL MAINTENANCE	VALUE	DEDUCTION	REASON FOR DEDUCTION
VIGOR/APPEARANCE	10		Bi-monthly fert/fung on new Angelonia
INSECT/DISEASE CONTROL	10		
DEADHEADING/PRUNING	10		
MAXIMUM VALUE	**145**		

Date 6-16-21__Score: %___91.5 *Performance Payment*™ 100 %

Contractor Signature:_____

Inspector Signature:_____

Property Representative Signature:_____

975 Cobb Place Blvd., Suite 304, Kennesaw, GA 30144 Phone: 770.420.0900 Fax: 770.420.0904 www.olminc.com

Tab 11

MEADOW POINTE III

Operations Report – June 2021

Meadow Pointe III CDD
1500 Meadow Pointe Blvd
Wesley Chapel, FL 33543
Clubhouse & Amenities Manager:
Michael Rodriguez
813-383-6676
mpiiiclub@tampabay.rr.com

CLUBHOUSE OPERATIONS, MAINTENANCE AND IMPROVEMENTS

- MPIII truck graphics and rear taillight have been replaced.
- Cabana doors are on back order and trellis replacement lumber should arrive the week of July 12.
- June events: Mobile Dermatology Clinic provided services on June 5 and due to the success of the event (30 residents), the clinic is returning on July 31. A Live Music Fest was conducted on June 19. Free popcorn, snow cones, and three raffle gifts were provided at the Music Fest. A blood drive/mammography imaging was conducted on June 26. We are planning a family fun tennis tournament (Wimbledon at MPIII) on July 10. In addition to tennis activities, free popcorn, snow cones, cotton candy, raffles, and games will be provided at this event. There was one rental (June 12) this month.
- Replaced tennis court trash cans.
- Purchased replacement swings and swing chains for playground. Expected delivery/installation during 2nd week of July.
- Cleaned out dirt and sludge from pool deck drains.
- Obtaining tennis court drainage proposals.
- Obtaining replacement HVAC proposals.
- Obtaining proposals to repaint fence around pool deck and play park.
- Obtaining quotes to replenish volleyball court sand.
- Obtaining quotes to replace amenity security cameras.
- Repaired splash pad gate latch.
- Unclogged toilets in cabana restrooms.
- Weekly inspections of playground and amenity equipment.
- Maintained COVID-19 enhanced cleaning protocols.

GATE REPORTS

- SAAS ordered the new call box for Ammanford and it is scheduled to be installed during the first week of July.
- SAAS replaced bad exit motor at the Larkenheath gate.
- SAAS replaced bad exit motor at the Heatherstone gate.
- Conducted repair and maintenance of pedestrian gates.
- Maintenance staff conducted daily inspections, maintenance, and minor repairs on entrance gates.

FIELD MAINTENANCE

- Ordered and replaced street name signs for 7 intersections.
- The mis-spelled Kenschester sign in Nesselwood has been replaced.
- Scheduling three sidewalk sections to be replaced in Larkenheath. The raised sidewalks are located near the following addresses: 1314 Ambridge, 1236 Bensbrooke and 1105 Bensbrooke.
- Pressure washed clubhouse entrance areas, street gutters in areas on Beardsley (between MP Blvd & Whitlock) and cleaned white rail fences on MP Blvd.
- Nesselwood/Sherringham entrance was repaved and stripes repainted. Six vehicle loops have been ordered by SAAS.
- Touch-up painting on entrance call boxes.
- Repaired picket fences along Meadow Pointe Blvd and Beardsley.
- Touch-up yellow traffic paint on curbing at entrances.
- Inspected/repaired various lights at village entrance monuments.
- Repaired/replaced various monument entrance lights.
- Touch-up painting at entrance curbing.
- Touch-up painting on dog waste stations.
- Picked up trash on pond banks throughout community.
- Reported streetlamp outages to TECO and Withlacoochee.
- Conducted daily trash pickup along Meadow Pointe Blvd, Beardsley and other MPIII roadways.
- Removed snipe signs.
- Checked street signs and ordering replacement signs as necessary.
- Emptied dog waste stations weekly.
- Removed and disposed of roadkill.
- Received calls from residents in various villages regarding pond bank, street trees, trees located on other CDD property, and conservation overgrowth. Discussed issues with residents, District Management and Yellowstone.

BLANK

Meadow Pointe III
SunTrust Master Card
07/01/21

Date	Vendor	Description	Amount	Balance
06/01/21		Beginning Balance		2,000.00
06/02/21	Open Door	Gate remotes	-208.90	1,791.10
06/02/21	Amazon	Tennis court trash bins	-109.48	1,681.62
06/02/21	Amazon	Tennis court number (#2)	-32.00	1,649.62
06/08/21	Dade City Rentals	Event (6/19) equipment & supplies	-163.00	1,486.62
06/10/21	Amazon	Event (6/19) supplies	122.73	1,609.35
06/11/21	Gaspars Stitch	Staff shirts	-64.44	1,544.91
06/14/21	Quill Plus	Paper towels	-44.98	1,499.93
06/14/21	Amazon	Clubhouse décor & office supplies	-192.88	1,307.05
06/14/21	Amazon	Office supplies	-31.95	1,275.10
06/17/21	Walmart	Event supplies (6/19)	-56.75	1,218.35
06/19/21	Door King	IM servcer subscription	-97.10	1,121.25
06/24/21	Playset Parts	Playground swing replacements	-429.88	691.37
06/25/21	Amazon	Rust Aid (white fence cleaner)	-76.06	615.31
06/25/21	Dade City Rentals	Event (7/10) equipment & supplies	-233.00	382.31
6/25/2021	Amazon	Safey glasses	-37.43	344.88
6/26/2021	CVS	Water	-26.36	318.52
6/29/2021	Amazon	Hurricane prep equipment/supplies	-163.31	155.21
6/29/2021	Amazon	Hurricane prep equipment/supplies	-117.64	37.57

Michael Rodriguez 7/1/21

Club Manager Date

INVOICE

Paid

Invoice #: 350079
Invoice Date: Jun 2, 2021
Due date: Jun 2, 2021

Open Door Enterprises LLC

1625 Walker AVE NW #140797
Grand Rapids, MI 49514
United States

sales@opendoorremote.com
www.opendoorremote.com

Amount due:
$0.00

Scan. Pay. Go

Bill To:

mpiiiclub@tampabay.rr.com

Description	Quantity	Price	Amount
20-Pack 3089-Linear Multicode remote	1	$208.90	$208.90
		Subtotal	$208.90
		Discount ($0.00)	$0.00
		Total	$208.90
		Amount paid	-$208.90
		Amount due	**$0.00 USD**

amazon.com

Details for Order #112-0999115-8341042

Print this page for your records.

Order Placed: June 2, 2021
Amazon.com order number: 112-0999115-8341042
Order Total: $109.48

Not Yet Shipped

Items Ordered	Price
2 of: *BSN TidiCourt Unit, Green* Sold by: SportsFan Outlet (seller profile) Condition: New	$54.74

Shipping Address:
Michael Rodriguez
1500 MEADOW POINTE BLVD
WESLEY CHAPEL, FL 33543-6876
United States

Shipping Speed:
Standard Shipping

Payment information

Payment Method:
Debit Card | Last digits: 3096

Billing address
Meadow Pointe III CDD
3434 COLWELL AVE
TAMPA, FL 33614-8390
United States

Item(s) Subtotal:	$109.48
Shipping & Handling:	$0.00
Total before tax:	$109.48
Estimated tax to be collected:	$0.00
Grand Total:	**$109.48**

To view the status of your order, return to Order Summary.

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Details for Order #112-4472586-8068248

Print this page for your records.

Order Placed: June 2, 2021
Amazon.com order number: 112-4472586-8068248
Order Total: $32.00

Not Yet Shipped

Items Ordered	Price
1 of: *Har-Tru Tennis, Bocce, Golf Court Accessories - Tennis Court Numbers, 8"x10" Hard Plastic - Court #2* Sold by: BuyBocceBalls USA (seller profile) Condition: New	$25.00

Shipping Address:
Michael Rodriguez
1500 MEADOW POINTE BLVD
WESLEY CHAPEL, FL 33543-6876
United States

Shipping Speed:
Standard Shipping

Payment information

Payment Method:
Debit Card | Last digits: 3096

Billing address
Meadow Pointe III CDD
3434 COLWELL AVE
TAMPA, FL 33614-8390
United States

Item(s) Subtotal:	$25.00
Shipping & Handling:	$7.00
Total before tax:	$32.00
Estimated tax to be collected:	$0.00
Grand Total:	**$32.00**

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Meadow Pointe III Clubhouse

From: Dade City Party rentals <invoicing@messaging.squareup.com>
Sent: Tuesday, June 8, 2021 4:55 PM
To: mpiiiclub@tampabay.rr.com
Subject: You paid an invoice! (#000135)

Invoice Paid

$163.00

Paid on June 8, 2021

Rental Invoice
Invoice #000135
June 8, 2021

Customer
Michael Rodriguez
Meadow Point 3 CDD
mpiiiclub@tampabay.rr.com
813-383-6676
3434 Colwell Ave
Tampa, FL 33614

Message
NO REFUNDS! Your payment may be used on a future rental if canceled 7 days before your event date.

Delivery:
June 19, 2021 9am

Pickup:
June 19, 2021 5pm

Invoice summary

Popcorn Machine **$55.00**

Ready to use popcorn machine. Comes with supplies to serve 25-30 guests.

Popcorn Kit **$12.00**

($3.00 ea.) x 4

Great tasting, high-volume popcorn that pops up fluffy time and time again. Our premium-quality, gourmet popcorn, extra-fine diacetyl free seasoned salt and our buttery flavored, low-melt oil provide the taste & aroma of hot, fresh theater-quality popcorn for your customers to enjoy and remember.

Snow Cone Machine **$55.00**

It's a great professional snow cone maker for snow cone stands, rentals schools, and churches. This machine can easily shave up to 300 pounds of ice per hour.

Snow Cone Syrup Bottle **$12.00**

($6.00 ea.) x 2

16oz snow cone syrup

Snow Cones Cups	**$9.00**
($3.00 ea) x 3	
25 additional snow cones	
Delivery Fee	**$20.00**
Subtotal	$163.00
Total Paid	**$163.00**
Mastercard 3096	06/08/21, 4:55 PM

Send estimates or invoices for your business?
Process $1,000 in sales free when you sign up for Square.

Get Started

Dade City Party rentals
5450 Bruce B. Downs Blvd. suite#111
Wesley Chapel, FL 33543 United States
info@dadecitypartyrentals.com
813-370-8806

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Details for Order #112-1554300-3411453

Print this page for your records.

Order Placed: June 10, 2021
Amazon.com order number: 112-1554300-3411453
Order Total: $122.73

Not Yet Shipped

Items Ordered	Price
1 of: *RioGree Fathers Day Tumbler Cup Gifts for Dad Stepdad Grandpa from Daughter Son - 20 oz Tumbler Cup with Straws, Lids and Keychain for Funny Fathers Day,Christmas,Birthday,Retirement, Anniversary* Sold by: RioGree Store (seller profile) Condition: New	$26.99
1 of: *Unique Gift Box for Fathers Day - Celebrate Him with a Heartwarming Father's Day Gift Basket / Dads Birthday Basket | Men Gift Baskets For Dad is Absolute Way to His Heart from Kids, Daughter, or Son* Sold by: Charmed Crates (seller profile) Condition: New	$52.99
1 of: *Panoware BBQ Grill Tools Set Gift for Dad, 4 Piece Set, Number 1 Dad Tongs, Spatula, Digital Thermometer and Case* Sold by: Panoware (seller profile) Condition: New	$39.95

Shipping Address:
Michael Rodriguez
1500 MEADOW POINTE BLVD
WESLEY CHAPEL, FL 33543-6876
United States

Shipping Speed:
FREE Prime Delivery

Payment information

Payment Method:
Debit Card | Last digits: 3096

Billing address
Meadow Pointe III CDD
3434 COLWELL AVE
TAMPA, FL 33614-8390
United States

Item(s) Subtotal:	$119.93
Shipping & Handling:	$0.00
Total before tax:	$119.93
Estimated tax to be collected:	$2.80
Grand Total:	**$122.73**

To view the status of your order, return to Order Summary.

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You paid **$64.44 USD**

to GASPAR STITCH LLC
Details

1 x Invoice #360	$64.44 USD
Subtotal	$64.44 USD
Shipping	$0.00 USD
Insurance	$0.00 USD
Handling	$0.00 USD
Discount	$0.00 USD
Total	$64.44 USD

Get PayPal Notifications in Messenger

Paid with

MasterCard x-3096 $64.44 USD

This transaction will appear on your statement as PAYPAL *GASPARSTITC

Purchase details

Receipt number: 4305697567631764

We'll send confirmation to:

Credit Card Purchase Receipt

PO Box 37600
Philadelphia, PA 19101-0600

Order Date:	06/14/2021
Ship Date:	06/15/2021
Invoice Date:	06/15/2021
TIN:	04-2896127

Sold To:

Meadow Pointe Iii Cdd
Michael Rodriguez
3434 Colwell Ave
Tampa FL 33614-8390

Ship To:
Meadow Pointe Iiii Cdd
Michael Rodriguez
1500 Meadow Pointe Blvd
Wesley Chapel FL 33543

Customer PO: rodriguezmichae Order #: 151136875 Invoice #: 17431818 Account #: 9297945

Item Number	Description	Color	Qty Shipped	Price	Unit	Extended
901-7HH290CT	QUILL PAPER ROLL TOWELS 30/CT		2	$22.49	carton	$44.98

Always happy to help
800.982.3400 invoice@quill.com

Check the status of this order and track delivery at Quill.com/my account.

Merchandise Amt	$44.98
Tax:	$0.00
Shipping:	Free
This amount has been charged to your credit card:	**$44.98**

THIS IS A RECEIPT FOR YOUR CREDIT CARD PURCHASE

Pending settlement from your financial institution.

amazon.com

Details for Order #112-7564271-2859432

Print this page for your records.

Order Placed: June 14, 2021
Amazon.com order number: 112-7564271-2859432
Order Total: $192.88

Not Yet Shipped

Items Ordered	Price
1 of: *Large Farmhouse 18" Wall Clock Beach Theme Nautical Coastal Wall Decor for Living Room Kitchen Bedroom, Weathered Blue* Sold by: Hawoo Home (seller profile) Condition: New	$44.99
1 of: *Live Art Decor - Modern Black and White New York Wall Art Brooklyn Bridge Empire State Building Golden Gate Bridge Statue of Liberty Picture on Canvas Print Painting Wall Decoration Framed* Sold by: Live Art Decor (seller profile) Condition: New	$36.09
4 of: *10 Pack Mini Bungee Cords with Hooks, 9 Inch Rubber Stretchy Bungee Cords with Carabiner Hooks for Camping, Tools, Tarps (Black)* Sold by: ENKERN (seller profile) Condition: New	$9.99
1 of: *Hotcinfin Microfiber Leather Desk Pad, Office Desk Mat Blotter on top of desks, Large Mouse Computer Pad, Desk Accessories, Waterproof Desktop Protector Non Slip Writing Desk Mat (31.5"x15.7"-Black)* Sold by: Give A Gift (seller profile) Condition: New	$10.95
1 of: *Ocean wall art Nautical canvas art wall Bedroom Wall art Marine theme Green flower Beach picture Boat, sea Bridge 12x16 inch 3 panel Canvas printed artwork Home decor Living room Bathroom Wall art* Sold by: Meilaili Art (seller profile) Condition: New	$27.90
1 of: *TideAndTales Beach Decor Starfish Wall Candle Sconces (Set of 2) Ocean Themed Wall-Mount Candleholders, Coastal Farmhouse Seashell Candle Holders, Nautical Style Beach Bathroom Decor* Sold by: Inspire Decor Store (seller profile) | Product question? Ask Seller Condition: New	$32.99

Shipping Address:
Michael Rodriguez
1500 MEADOW POINTE BLVD
WESLEY CHAPEL, FL 33543-6876
United States

Shipping Speed:
FREE Prime Delivery

Payment information

Payment Method:
Debit Card | Last digits: 3096

Item(s) Subtotal:	$192.88
Shipping & Handling:	$0.00

Total before tax:	$192.88
Estimated tax to be collected:	$0.00

Grand Total:	**$192.88**

Billing address
Meadow Pointe III CDD
3434 COLWELL AVE
TAMPA, FL 33614-8390
United States

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Details for Order #112-4522560-5189832

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Order Placed: June 14, 2021
Amazon.com order number: 112-4522560-5189832
Order Total: $31.95

Not Yet Shipped

Items Ordered	Price
3 of: *Scotch Removable Mounting Squares, 0.68 in x 0.68 in, Clear, Ideal for Papers, Folders, Cards, and More (859) - 2 Pack* Sold by: Product Movement (seller profile) Condition: New	$9.95

Shipping Address:
Michael Rodriguez
1500 MEADOW POINTE BLVD
WESLEY CHAPEL, FL 33543-6876
United States

Shipping Speed:
Standard Shipping

Payment information

Payment Method:
Debit Card | Last digits: 3096

Billing address
Meadow Pointe III CDD
3434 COLWELL AVE
TAMPA, FL 33614-8390
United States

Item(s) Subtotal:	$29.85
Shipping & Handling:	$0.00
Total before tax:	$29.85
Estimated tax to be collected:	$2.10
Grand Total:	**$31.95**

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Back

DoorKing Inc.
IM Server Payments
120 S. Glasgow Avenue
Inglewood, CA 90301
(800) 826-7493

DKS IM/VoIP Subscription

STATEMENT

STATEMENT #
1632946
STATEMENT DATE
June 16, 2021

SUBSCRIBER
Michael Rodriguez Meadow Pointe III CDD 1500 Meadow Pointe Blvd Wesley Chapel, Fl 33543

User ID:	**mpiiiclub@live.com**
Period Starts:	June 16, 2021
Period Ends:	July 15, 2021

Previous Balance:	$97.10	***Note: All $ amounts are in US Dollars.***
Payment Received:	($97.10)	
New Charges:	$97.10	
Total Amount Due:	**$97.10 USD**	

Payments

Date	Details	Amount
5/16/2021	Credit: Autopay	($97.10)

IM Systems

From	To	Name	Phone	MC	Tenants	Amount
6/16/2021	7/15/2021	ALCHESTER	813 929 6738	5611	96	$9.95
6/16/2021	7/15/2021	BEACONSFIELD	813 994 2108	5611	153	$12.45
6/16/2021	7/15/2021	BROUGHTON	813 994 5419	5611	49	$9.95
6/16/2021	7/15/2021	CLARIDGE	813 907 0937	5611	153	$12.45
6/16/2021	7/15/2021	HILLHURST	813 973 3584	5611	120	$12.45
6/16/2021	7/15/2021	LARKENHEATH	813 973 8303	5611	219	$12.45
6/16/2021	7/15/2021	SHERRINGHAM/NESSLEWOOD	813 973 0651	5611	201	$12.45
6/16/2021	7/15/2021	WRENCREST	813 973 9895	5611	454	$14.95

Summary	Total Amount Due
This amount will be charged to your credit card or echeck.	$97.10 USD

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

Walmart

813-994-6543 Mgr:ARNETTA
19910 BRUCE B DOUNS BLVD
TAMPA FL 33647

ST# 02740 OP# 008132 TE# 07 TR# 00583

COOLER	007650139416	29.82 O
12PK MAILER	007535314764	5.47 O
DOUBLE TICK	085428100803	7.98 O
10X13 CLASP	008522760797	5.48 O
ICE	000000003207KF	
4 AT 1 FOR	2.00	8.00 O
	SUBTOTAL	56.75
	TOTAL	56.75
	MCARD TEND	56.75
US Debit	**** **** **** 3096 I	

APPROVAL # 008205
REF # 116300531537
PAYMENT SERVICE - A
AID A0000000042203
AAC 5EC447F700B8D7E5
TERMINAL # SC010504
06/17/21 10:25:46
CHANGE DUE 0.00
ITEMS SOLD 8
TC# 7066 9046 5333 5682 2942

06/17/21 10:25:54
CUSTOMER COPY

Meadow Pointe III Clubhouse

From: PlaysetParts.com <orders@playsetparts.com>
Sent: Thursday, June 24, 2021 12:31 PM
To: mpiiiclub@tampabay.rr.com
Subject: Your PlaysetParts.com Order Confirmation (#59621)

Thanks for your order!

Order #59621

Basic Commercial Belt Swing Seat with 5'6" Fully Coated Chain
S-025-BK-G
Swing Color: Black, Chain Color: Green
$76.99 USD
Qty: 2 **$153.98 USD**

Clevis
SH-40
$4.49 USD
Qty: 8 **$35.92 USD**

Commercial Full Bucket Swing Seat with 5'6" Fully Coated Chain
S-275-BK-G
Swing Color: Black, Chain Color: Green
$119.99 USD
Qty: 2 **$239.98 USD**

Hex Tool
SH-41
$0.00 USD

Qty: 1 **$0.00 USD**

Subtotal:	**$429.88 USD**
Shipping:	**$0.00 USD**
Grand Total:	**$429.88 USD**
Payment method:	**Credit Card**
Shipping method:	**Free shipping from PlaysetParts.com**

Shipping Address

MPIII CDD
MEADOW POINTE III CDD
1500 MEADOW POINTE BLVD
WESLEY CHAPEL, FLORIDA 33543
UNITED STATES
813-383-6676

Billing Address

MPIII CDD
MEADOW POINTE III CDD
3434 COLWELL AVENUE
TAMPA, FLORIDA 33614
UNITED STATES
813-383-6676
MPIIICLUB@TAMPABAY.RR.COM

Order Comments

entered by karen

Shipping Lead Times

You will receive an automated email after your order ships out. Please check listed lead times for each product on your order before contacting us about your order status. Thank you!

Have Questions?

Have questions about your order or our shipping times? Our Frequently Asked Questions page is a great resource for many common questions about ordering with us. If there's anything else we can help you with don't hesitate to contact us!

amazon.com

Details for Order #113-4569522-0465039

Print this page for your records.

Order Placed: June 25, 2021
Amazon.com order number: 113-4569522-0465039
Order Total: $76.06

Not Yet Shipped

Items Ordered	Price
1 of: *RustAid GSX00101 Goof, 1 Gallon GAL Rust Stain Remover (Four Pack)* Sold by: East Coast Shippers (seller profile) Condition: New	$71.09

Shipping Address:
Michael Rodriguez
1500 MEADOW POINTE BLVD
WESLEY CHAPEL, FL 33543-6876
United States

Shipping Speed:
Standard Shipping

Payment information

Payment Method:
Debit Card | Last digits: 3096

Billing address
Meadow Pointe III CDD
3434 COLWELL AVE
TAMPA, FL 33614-8390
United States

Item(s) Subtotal:	$71.09
Shipping & Handling:	$0.00
Total before tax:	$71.09
Estimated tax to be collected:	$4.97
Grand Total:	**$76.06**

To view the status of your order, return to Order Summary.

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Dade City

Dade City Party rentals

$233.00 Paid

We have emailed a copy of your receipt to mpiiiclub@tampabay.rr.com.

Rental Invoice

Invoice #000142
June 25, 2021

Bill To
Michael Rodriguez
Meadow Point 3 CDD
mpiiiclub@tampabay.rr.com
+1 (813) 383-6676
3434 Colwell Ave
Tampa, FL 33614

Download Invoice PDF

NO REFUNDS! Your payment may be used on a future rental if canceled 7 days before your event date.

Delivery:
July 10, 2021 9am

Pickup:
July 10, 2021 3pm

Popcorn Machine $55.00
Ready to use popcorn machine. Comes with supplies to serve 25-30 guests.

Popcorn Kit $12.00
($3.00 ea.) × 4
Great tasting, high-volume popcorn that pops up fluffy time and time again. Our premium-quality, gourmet popcorn, extra-fine diacetyl free seasoned salt and our buttery flavored, low-melt oil provide the taste & aroma of hot, fresh theater-quality popcorn for your customers to enjoy and remember.

Snow Cone Machine $55.00
It's a great professional snow cone maker for snow cone stands, rentals, schools, and churches. This machine can easily shave up to 300 pounds of ice per hour.

Snow Cone Syrup Bottle $12.00

($6.00 ea.) x 2
16oz snow cone syrup

Snow Cones Cups ($3.00 ea.) x 3 25 additional snow cones	**$9.00**
Cotton Candy Machine Commercial electric cotton candy machine. Includes 1/2 gallon of floss sugar and 50 cones. This machine is guaranteed to be a hit at your next event!	**$55.00**
Cotton Candy 1/2 Gallon Floss Great for Carnivals, Fairs , Fundraisers, and birthday parties. Makes 50 to 70 cotton candy cones from each carton.	**$10.00**
50ct Cotton Candy Cones Durable triple wrapped cones. 11inches in length. Perfect for fairs, carnivals, and parties.	**$5.00**
Delivery Fee	**$20.00**
Subtotal	$233.00
Total	**$233.00**

Payments
$233.00 on 06/25/2021 (MasterCard 3096)

Dade City Party rentals
5450 Bruce B. Downs Blvd. suite#111
Wesley Chapel, FL 33543
info@dadecitypartyrentals.com
+1 (813) 370-8806

amazon.com

Details for Order #113-4571399-4327454

Print this page for your records.

Order Placed: June 25, 2021
Amazon.com order number: 113-4571399-4327454
Order Total: $37.43

Preparing for Shipment

Items Ordered	Price
1 of: *Amazon Basics Anti-Scratch Safety Glasses Eye Protection, UV-Resistant, Clear Mirror Lens, 12-Count* Sold by: Amazon.com Services LLC Condition: New	$34.98

Shipping Address:
Michael Rodriguez
1500 MEADOW POINTE BLVD
WESLEY CHAPEL, FL 33543-6876
United States

Shipping Speed:
FREE Prime Delivery

Payment information

Payment Method:
Debit Card | Last digits: 3096

Billing address
Meadow Pointe III CDD
3434 COLWELL AVE
TAMPA, FL 33614-8390
United States

Item(s) Subtotal:	$34.98
Shipping & Handling:	$0.00
Total before tax:	$34.98
Estimated tax to be collected:	$2.45
Grand Total:	**$37.43**

To view the status of your order, return to Order Summary.

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CVS pharmacy®

30050 COUNTRY LINE ROAD
WESLEY CHAPEL, FL 33543
813 907.1423

REG#01 TRN#9952 CSHR#2021880 STR#4362

Helped by: Alicia

ExtraCare Card #: ********1635

1	ZEPHR SPR WTR 24PK 16.9	6.59B
1	ZEPHR SPR WTR 24PK 16.9	6.59B
1	ZEPHR SPR WTR 24PK 16.9	6.59B
1	ZEPHR SPR WTR 24PK 16.9	6.59B

4 ITEMS
TOTAL 26.36
CHARGE 26.36

**********3096 CH
**********3096
US Debit
APPROVED# 002647
TRAN TYPE: SALE
TC: 0679163FEFD8535F
NO SIGNATURE REQUIRED
TVR(95): 0000088000
REF# 019524
AID: A0000000042203
TERMINAL# 84395479
CVM: 1F0302
TSI(9B): E800

CHANGE .00

3504 3621 1779 9520 19
Returns with receipt, subject to
CVS Return Policy. thru 08/25/2021
Refund amount is based on price
after all coupons and discounts.

JUNE 26, 2021 1:57 PM

amazon.com

Details for Order #113-2578598-9731452

Print this page for your records.

Order Placed: June 29, 2021
Amazon.com order number: 113-2578598-9731452
Order Total: $163.31

Not Yet Shipped

Items Ordered	Price
1 of: *55 Liter, 24 Inch Lightweight Canvas Duffle Bags for Men & Women For Traveling, the Gym, and as Sports Equipment Bag/Organizer (Red 1)* Sold by: ADS Outlet (seller profile) Condition: New	$13.99
6 of: *totes womens Unisex Rain Poncho Belt, Hunter, One Size US* Sold by: Amazon.com Services LLC Condition: New	$9.42
1 of: *Katzco Nylon Rope Twisted Solid Braided - 1 Roll of 3/8 Inch x 50 Feet Rope - for Camping, Sports and Outdoors, Construction, Moving, Furniture, Towing, Wheels and Axles, Boat Docks, and Fishing* Sold by: Everything u Need (seller profile) Condition: New	$13.99
1 of: *GTSE 14" Black Heavy Duty Zip Ties, 100 Pack, 120lb Strength, UV Resistant Nylon Cable Ties, Self-Locking 14 Inch Tie Wraps* Sold by: GTSE Group (seller profile) Condition: New	$15.79
3 of: *Goof Off ESX20005 22 Oz. Rustaid Bathroom Rust Stain Remover* Sold by: Aserson (seller profile) Condition: New	$18.99

Shipping Address:
Michael Rodriguez
1500 MEADOW POINTE BLVD
WESLEY CHAPEL, FL 33543-6876
United States

Shipping Speed:
Two-Day Shipping

Payment information

Payment Method:
Debit Card | Last digits: 3096

Billing address
Meadow Pointe III CDD
3434 COLWELL AVE
TAMPA, FL 33614-8390
United States

Item(s) Subtotal:	$157.26
Shipping & Handling:	$0.00
Total before tax:	$157.26
Estimated tax to be collected:	$6.05
Grand Total:	**$163.31**

To view the status of your order, return to Order Summary.

amazon.com

Details for Order #113-3222057-8915418

Print this page for your records.

Order Placed: June 29, 2021
Amazon.com order number: 113-3222057-8915418
Order Total: $117.64

Not Yet Shipped

Items Ordered	Price
1 of: *G & F Products - 3100L-DZ-Parent 12 Pairs Large Rubber Latex Double Coated Work Gloves for Construction, gardening gloves, heavy duty Cotton Blend Blue* Sold by: Amazon.com Services LLC Condition: New	$12.67
1 of: *Duracell Optimum AA Batteries | 12 Count Pack | Lasting Power Double A Battery | Resealable Package For Storage | Alkaline AA Battery Ideal for Household and Office Devices* Sold by: Amazon.com Services LLC Condition: New	$10.48
1 of: *Duracell Optimum AAA Batteries | 22 Count Pack | Lasting Power Triple A Battery | Alkaline AAA Battery Ideal for Household and Office Devices | Resealable Package for Storage* Sold by: Amazon.com Services LLC Condition: New	$19.75
1 of: *Vont 'Blaze' Tactical Flashlight (2 Pack) LED Flashlights, Extremely Bright Flash Light, High Lumen, Adjustable Beam, Water-Resistant, Gear & Accessories for Hiking, Camping, Survival, Emergency* Sold by: Vont (seller profile) | Product question? Ask Seller Condition: New	$15.99
1 of: *Plasticplace T55120BK 55-60 Gallon Trash Bags | 1.2 Mil | Black Heavy Duty Garbage Can Liners | 38" x 58", 100 Count* Sold by: Plasticplace (seller profile) Condition: New	$32.26
1 of: *Heavy Duty Silver Duct Tape - 5 Roll Multi Pack - 30 Yards x 2 Inch - Strong, Flexible, No Residue, All-Weather and Tear by Hand - Bulk Value for Do-It-Yourself Repairs, Industrial, Professional Use* Sold by: Zoey Supplies (seller profile) Condition: New	$21.95

Shipping Address:
Michael Rodriguez
1500 MEADOW POINTE BLVD
WESLEY CHAPEL, FL 33543-6876
United States

Shipping Speed:
FREE Prime Delivery

Payment information

Payment Method:
Debit Card | Last digits: 3096

Item(s) Subtotal:	$113.10
Shipping & Handling:	$0.00

Billing address
Meadow Pointe III CDD
3434 COLWELL AVE
TAMPA, FL 33614-8390
United States

Total before tax:	$113.10
Estimated tax to be collected:	$4.54
Grand Total:	**$117.64**

To view the status of your order, return to Order Summary.

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BLANK

Meadow Pointe III
SunTrust Master Card-William Millan
07/01/21

Date	Vendor	Description	Amount	Balance
06/01/21		Beginning Balance		1,500.00
06/02/21	Walmart	Water	-15.92	1484.08
06/04/21	Sam's Club	Gas for truck	-46.00	1438.08
06/07/21	CVS	Fix tire inflator for truck	-14.44	1423.64
06/14/21	Chevron	Gas for pressure washer	-56.00	1367.64
06/14/21	Chevron	Gas for truck	-47.00	1320.64
06/14/21	Walmart	Water, oil for pressure washer	-17.74	1302.90
06/23/21	Sam's Club	Gas for truck	-47.00	1255.90

William Millan 7/1/21

Maintenance Lead Date

Give us feedback @ survey.walmart.com
Thank you! ID #:7QCCFFYN7D6

Walmart

813-994-6543 Mgr:ARNETTA
19910 BRUCE B DOWNS BLVD
TAMPA FL 33647

ST# 02740 OP# 004659 TE# 07 TR# 06184
GV .5L WATER 007874227909 F
4 AT 1 FOR 3.98 15.92 B
SUBTOTAL 15.92
TOTAL 15.92
DEBIT TEND 15.92
CHANGE DUE 0.00
EFT DEBIT PAY FROM PRIMARY
15.92 TOTAL PURCHASE
US Debit **** **** **** 2236 I
REF # 115300322025
NETWORK ID: 0090 APPR CODE 940554
US Debit
AID A0000000042203
TC 6E36A6E442110447
*Pin Verified
TERMINAL # SC010504
06/02/21 11:31:59
ITEMS SOLD 4
TC# 0260 4916 6380 6467 5415

06/02/21 11:32:19

6/4/21

Mile – 41695

Sams Club gas For Company Truck.
$46.00
6/4/21 Date.

Pump did not print receipt
AND Attendent could not
produce receipt.

Will Smith Jr.
Maint Lead

CVS pharmacy®

30050 COUNTRY LINE ROAD
WESLEY CHAPEL, FL 33543
813.907.1423

REG#03 TRN#9674 CSHR#1931864 STR#4362

Helped by: STEFANIE

1 TR FIX TIRE INFLTR 22Z 13.49T

Survey ID #
2469 3879 3536 756 24

SUBTOTAL	13.49
FL 7.0% TAX	.95
TOTAL	14.44
DEBIT	14.44

**********2236 CH

US Debit **********2236
APPROVED# 786506 REF# 036749
TRAN TYPE: SALE AID: A0000000042203
TC: 3F0B9F053EBA5DAA TERMINAL# 88288965
PIN VERIFIED ONLINE CVM: 420300
TVR(95): 0000048000 TSI(9B): E800

CHANGE .00

3504 3621 1589 6740 33

Returns with receipt, subject to CVS Return Policy, thru 08/06/2021
Refund amount is based on price after all coupons and discounts.

JUNE 7, 2021 11:32 AM

GET YOUR CVS EXTRACARE CARD
****

We would love to hear your feedback on your recent experience with us. This survey will take only 1 minute to complete.

Share Your Feedback

www.CVSHealthSurvey.com

Hablamos español

****

THANK YOU. SHOP 24 HOURS AT CVS.COM

WELCOME TO
PEBBLE CREEK
CHEVRON
00374778
Chevron
19707 Bruce B Down
Tampa FL

Description	Qty	Amount
REGULAR CR #02	18.925G	56.00
SELF @ 2.959/ G		
Subtotal		56.00
Tax		0.00
TOTAL		**56.00**
DEBIT	$	56.00

Paymnt from Primary Acct
**********2236

Stn# 00374778

Debit

Inv# D053230
Auth# 389478
Entry Method: Chip Read

Verified By PIN

US Debit
MODE: ISSUER
AID: A0000000042203
TVR: 0400048000
IAD:
0610A0000122000000000000000000000FF
TSI: E800
ARC: 00

Yes for Kobuta and Pressure Washer and Blower.

Get rewarded on every fill-up at Chevron with a Techron Advantage card. See app for details.

ST# AB123 TILL XXXX DR# 1 TRAN# 9026207
CSH: 0 6/14/21 10:53:47 AM

WELCOME TO
PEBBLE CREEK
CHEVRON
00374778
Chevron
19707 Bruce B Down
Tampa FL

Description	Qty	Amount
REGULAR CR #02	15.884G	47.00
SELF @ 2.959/ G		
Subtotal		47.00
Tax		0.00
TOTAL		**47.00**
DEBIT $		47.00

Paymnt from Primary Acct
**********2236

Stn# 00374778

Debit

Inv# D053229
Auth# 390447
Entry Method: Chip Read

Verified By PIN

US Debit
MODE: ISSUER
AID: A0000000042203
TVR: 0400048000
IAD:
0610A0000122000000000000000000000FF
TSI: E800
ARC: 00

Get rewarded on every fill-up at Chevron with a Techron Advantage card. See app for details.

4/1965
Truck
$02

ST# AB123 TILL XXXX DR# 1 TRAN# 9026206
CSH: 0 6/14/21 10:46:48 AM

Give us feedback @ survey.walmart.com
Thank you! ID #:7QCDP4YP226

Walmart

813-994-6543 Mgr:ARNETTA
19910 BRUCE B DOWNS BLVD
TAMPA FL 33647

STR 02740 OPN 008132 TE# 07 TR# 09710
GV .5L WATER 007874227909 F
3 AT 1 FOR 3.98 11.94 O
UNIV Z-CYCL 007162167115
4 AT 1 FOR 1.45 5.80 O
SUBTOTAL 17.74
TOTAL 17.74
DEBIT TEND 17.74
CHANGE DUE 0.00

EFT DEBIT PAY FROM PRIMARY
17.74 TOTAL PURCHASE
US Debit **** **** **** 2236 I I
REF # 116508293019
NETWORK ID. 0090 APPR CODE 000878
US Debit
AID A0000000042203
ARC 0D4B1C340F9645FB
TERMINAL # SC010564
06/14/21 10:33:49
ITEMS SOLD 7
TC# 0656 9542 5135 5802 2922

06/14/21 10:34:03

4/22/16

Sam's Club #4852
27727 STATE ROAD 56
WESLEY CHAPEL, FL 33544

Pump# 11 UNLEAD(11)
Gallons 17.414
Price/Gal $2.699
Fuel Sale $47.00

US Debit $47.00
MC **********2236 I
01
Auth: AA
Apprvl: 091013

AID #A0000000042203

*Pin Verified

06/23/21 01:51PM

TC#
3332 0376 2780 2454 8378

BLANK

Meadow Pointe III Home Depot Credit Log-William Millan

Attach all receipts to this form	June 2021	
Date	**Reason for Expenditure**	**Amount**
6/16/2021	Safey vest, gloves, plywood	117.13
Total		**117.13**

Submitted By: William Millan 7/1/21

How doers get more done.

17601 BRUCE B. DOWNS BLVD.
TAMPA, FL 33647 (813)971-7791

6311 00052 06966 06/16/21 10:01 AM
SALE CASHIER CYNTHIA

099167224008 1/2 2X4 PT <A> 13.78N
1/2 2X4 PRESSURE TREATED PLYWOOD
763583503565 VINYL GLOVE <A> 14.48N
TSZ CLEAR VINYL DISP GLOVE 100 PK L
280651481377 HDX PNG 40CT <A>
HDX POP-N-GO BLK NITRILE GLOVE 40 PK
2@14.48 28.96N
662909124531 SAFETY VEST <A>
ANSI CLS 2 TYPE R HI-VIZ SAFETY VEST
3@19.97 59.91N

SUBTOTAL 117.13
SALES TAX 0.00
TAX EXEMPT
TOTAL $117.13
XXXXXXXXXXXX3880 HOME DEPOT
USD$ 117.13
AUTH CODE 016102/5521975 TA

MEADOWPOINTE III CDD
MILLAN JR WILLIAM
Chip Read
AID A0000000049999D8400305 THD PLCC PROX

6311 06/16/21 10:01 AM

6311 52 06966 06/16/2021 4084

RETURN POLICY DEFINITIONS

	POLICY ID	DAYS	POLICY EXPIRES ON
A	11	365	06/16/2022

****
DID WE NAIL IT?

Take a short survey for a chance TO WIN
A $5,000 HOME DEPOT GIFT CARD

Opine en español

www.homedepot.com/survey

User ID: H8B 20532 14273
PASSWORD: 21316 14221

Entries must be completed within 14 days of purchase. Entrants must be 18 or older to enter. See complete rules on website. No purchase necessary.

BLANK

Meadow Point III CDD Credit Card Log-June 2021

Date	Name	Item & Item #	Quantity	Item Price	TL Amount	Receipt #
6/1/2021	Alexsadrov	GR 2533	1	$30.00	$30.00	fLyM
6/1/2021	Girolami	GR 2534	1	$30.00	$30.00	zlMf
6/1/2021	Farfan	Room Deposit (6/5)	1	$100.00	$100.00	vdp3
6/1/2021	Farfan	Cleaning deposit (6/5)	1	$100.00	$100.00	vdp3
6/2/221	Harvey	Fob 60236	1	$25.00	$25.00	REqE
6/2/2021	Charada	Fob 60237 (MP IV Membership)	1	$75.00	$75.00	flBn
6/2/2021	Cherry	Fob 60238	1	$25.00	$25.00	bbpD
6/2/2021	Farfan	Refund RM Rental/Deposit	-1	($100.00)	($100.00)	vdp3
6/2/2021	Farfan	Refund RM Rental/Deposit	-1	($100.00)	($100.00)	vdp3
6/4/2021	Williams	Room Rental (6/26)	1	$50.00	$50.00	pk4Q
6/4/2021	Williams	Cleaning Deposit (6/26)	1	$100.00	$100.00	pk4Q
6/4/2021	Williams	Refund	-1	($50.00)	($50.00)	pk4Q
6/4/2021	Williams	Refund	-1	($100.00)	($100.00)	pk4Q
6/4/2021	Nieves	Room rental (6/12, 3-7)	1	$50.00	$50.00	jdqW
6/4/2021	Nieves	Cleaning deposit	1	$100.00	$100.00	jdqW
6/5/2021	Alexander	GR 2535	1	$30.00	$30.00	f1lf
6/7/2021	Peters	Rental	1	$200.00	$200.00	bjkB
6/7/2021	Peters	Cleaning Deposit	1	$100.00	$100.00	bjkB
6/7/2021	Lance	GR 2536, 2537	2	$30.00	$60.00	3ZZj
6/8/2021	Adi	Fob 60240,60241	2	$25.00	$50.00	FcFl
6/8/2021	Adi	GR 2538, 2539	2	$30.00	$60.00	FcFl
6/8/2021	Joseph	Fob 60242	1	$25.00	$25.00	5ira
6/10/2021	Mockhotina	Membership Fob 60243	1	$75.00	$75.00	flz2
6/11/2021	O'Farrell	Membership Fob 20381	1	$75.00	$75.00	H3gt
6/11/2021	Nieves	Fob 60244	1	$25.00	$25.00	5W7N
6/11/2021	Gove	Fob 60245	1	$25.00	$25.00	XNDR
6/12/2021	Nieves	Cleaning deposit refund	-1	($100.00)	($100.00)	jdqW
6/12/2021	Soto	GR 2542	1	$30.00	$30.00	xy7L
6/12/2021	Hommel	Fob 60246	1	$25.00	$25.00	t2AC
6/12/2021	Barnes	Fob 60247	1	$25.00	$25.00	bPj5
6/14/2021	Rowell	GR 2541	1	$30.00	$30.00	HZ36
6/14/2021	Harkshnani	Fob 60248	1	$25.00	$25.00	rZuY
6/15/2021	Robinson	GR 2540	1	$30.00	$30.00	vTlR
6/16/2021	Kim	Fob 60249	1	$25.00	$25.00	Nyie
6/16/2021	Fulks	Fob 6025	1	$25.00	$25.00	TnV7
6/18/2021	Hommel	Rental 7/24, 3pm-7pm	1	$50.00	$50.00	PJV2
6/18/2021	Hommel	Deposit 7/24, 3pm-7pm	1	$100.00	$100.00	PJV2
6/19/2021	Holtman	Fob 60251	1	$25.00	$25.00	Zqae
6/19/2021	Lilly	Rental 1/8/22 All day	1	$100.00	$100.00	ZlZF
6/19/2021	Lilly	Deposit 1/8/22 All day	1	$100.00	$100.00	ZlZF
6/19/2021	Ciesiel	Membership renewal	1	$75.00	$75.00	L1E6
6/22/2021	Blackwood	GR 2544, 2545	2	$30.00	$60.00	3p3c
6/22/2021	Costello	Fob 60252	1	$25.00	$25.00	9ETe
6/23/2021	Isenhart	Membership Fob 60253	1	$75.00	$75.00	LpAP
6/25/2021	Cruz	GR 2543	1	$30.00	$30.00	VeSl
6/25/2021	jefferey	GR #2546	1	$30.00	$30.00	7fno
60/25/2021	Wright	fob 60254,60255, GR 2547,2548	4	$110.00	$110.00	r3ZG
6/26/2021	Roque	Fob: 60256 GR: 2549	2	$55.00	$55.00	rjLe
6/27/2021	Bertrand	Fob 60257	1	$25.00	$25.00	heNF
6/28/2021	Lezot	GR 2550, 2551	2	$30.00	$60.00	p6f8
6/28/2021	Watkins	Fob 60258	1	$25.00	$25.00	XPKC
6/30/2021	Foley	Fob 60259	1	$25.00	$25.00	39D1
6/30/2021	Rodriguez	GR 2552, 2553	2	$30.00	$60.00	lCiD
6/30/2021	Chabrier	Fob 60260, 60261	2	$25.00	$50.00	RcOW
6/3/2021	Chabrier	GR 2554	1	$30.00	$30.00	RcOW
Total			**56**		**$2,285.00**	

SALES REPORT

June 1, 2021 12:00 AM — June 30, 2021 11:59 PM
Reported on Jul 1, 2021 11:13 AM EDT
All Team Members
All Devices

SALES

Gross Sales	**$2,735.00**
Refunds	-$450.00
Discounts & Comps	$0.00
Net Sales	**$2,285.00**
Tax	$0.00
Tips	$0.00
Gift Card Sales	$0.00
Refunds by Amount	$0.00
Total	**$2,285.00**

PAYMENTS

Total Collected	**$2,285.00**
Card	$2,285.00
Fees	-$63.41
Net Total	**$2,221.59**

CATEGORY SALES

Gate Remotes × 22	$660.00
Key Fobs × 27	$925.00
Room Rental × 12	$1,150.00

ITEM SALES

All Day Non Resident Rental Fee (Regular) × 1	$200.00
All Day Reservation Fee (Regular) × 2	$200.00
Cleaning Deposit (Regular) × 6	$600.00
Fob (Regular) × 22	$550.00
Gate Remote (Regular) × 22	$660.00
Memberships (Regular) × 5	$375.00
Reservation Fee (Regular) × 3	$150.00

BLANK

Meadow Pointe III CDD

Check Log June 2021

Name	Event/Use Date Of	Check Number	Amount	Room Deposit	Room Rental	Gate Remote	Key Fob	Annual Fee	Vendor Fee	Other	Purpose Describe
Chris Peek	6/5/2021	1151	$75.00					X			Membership Renewal
Heather Camacho	6/5/2021	223	$25.00				X				Key Fob
Diva 320, Inc	6/1/2021	691	$28.50						X		
State of Florida	6/9/2021	329772	$109.25							X	
Totals			237.75	-	-	-	-	-	-	-	

SUNTRUST

Thank you for banking with SunTrust

Access your account information using Online and Mobile banking or by calling us at 800.SunTrust (800.786.8787)

PD 06/10/2021 09:42 # 28
CD 06/10/2021 036 1341735 0003

Commercial Deposit

$128.50

Chk/Sav/MMA

XXXXXX9901

All deposits are subject to verification and collection from the issuing bank.

Use alerts and Online or Mobile Banking to check your Available Balance so that you have the freedom to spend with confidence.

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PD 06/10/2021 09:42 # 26
CD 06/10/2021 036 1341735 0003

Commercial Deposit

$109.25

Chk/Sav/MMA

XXXXXX9901

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SUNTRUST

Deposit Ticket

6/9/25

unt Name (print) Meadow Pointe III CDD

ature (only if receiving cash from deposit) _____

ks and other items are received for deposit subject to the provisions of the Uniform Commercial Code and pplicable collection agreement. **Deposits may not be available for immediate withdrawal.**

9 (4/08) M6903 90021708

unt No.

000170209901

☐ Cash		
☐ Coin		
CHECKS		28 50
		75 00
		25 00
Subtotal		128 50
☐ Less Cash Received		
$		128.50

⑆510001751⑆

The Styles Check Company 1-888-724-3257 www.styleschecks.com

DIVA320, INC,
BARB LADIMIR
20819 ORCHARDTOWN DR.
LAND O LAKES, FL 34638
813-453-8007

63-751/631

691

DATE 6/1/21

PAY TO THE ORDER OF MPB CDD $ 28.50

twenty eight and 50/100 DOLLARS

Security Features Included Details on Back

WELLS FARGO BANK, N.A.
WELLSFARGO.COM

FOR Boot Camp - fitness 320

MP

⑆063107513⑆ 2146674698⑈ 0691

CHRISTOPHER PEEK
LISA PEEK
29517 ALLEGRO DR
WESLEY CHAPEL, FL 33543
PH: 813-907-0554

1151

63-8281/2631

JUNE 5/2021
Date

CHECK ARMOR FRAUD PROTECTION

Pay to the Order of MEADOW POINTE III CDD — $ 75.00

SEVENTY-FIVE 00/100 Dollars

Photo Safe Deposit® Details on back

Suncoast Credit Union
TAMPA, FLORIDA 33610-4110

For Membership renewal

MP

⑆263182817⑆ 100500043195688⑈ 1151

Hedged Checks

HEATHER SMITH
31555 MARCHESTER DR
WESLEY CHAPEL, FL 33543
813-477-5883

223

63-751/631 11029

6/5/21
DATE

PAY TO THE ORDER OF Meadow Pointe 3 Clubhouse $ 25.00

twenty five dollars 00/100 DOLLARS

Photo Safe Deposit® Details on back

WELLS FARGO

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

SUNTRUST

Deposit Ticket

Date 6/9/21

Account Name (print) Meadow Pointe III CDD

Signature (only if receiving cash from deposit) _____

Checks and other items are received for deposit subject to the provisions of the Uniform Commercial Code and any applicable collection agreement. **Deposits may not be available for immediate withdrawal.**

HARLAND CLARKE 314409 (4/08) M6903 90021708

Account No.

1000170209901

☐ Cash

☐ Coin

CHECKS _____ 10925

Subtotal 10925

☐ Less Cash Received

$ 109.25

⑆510001751⑆

ACE OF THIS DOCUMENT HAS A COLORED BACKGROUND CAPITOL BUILDING MUST APPEAR BELOW TO BE AUTHENTIC

FLAIR ACCOUNT CODE	SWDN	ADN	OBJECT	DATE	WARRANT NO
43-712007001-43200200-00-22003000	C1000055033	UP32470	8600	05/28/21	14-1211517-0 56-1544/441

OLO 430000 SITE AP CONTACT (850) 413-5555 FOR PAYMENT QUESTIONS

VOID AFTER 12 MONTHS

STATE OF FLORIDA

DEPARTMENT OF FINANCIAL SERVICES

4-33-329 772

AMOUNT

UNDRED-NINE & 25/100 DOLLARS

$*******109.25

EXPENSE WARRANT

HE

MEADOW POINTE III
COMMUNITY DEV DIST
1500 MEADOW POINTE BLVD
WESLEY CHAPEL FL 33543

TO: DIVISION OF TREASURY
TALLAHASSEE

JIMMY PATRONIS, CHIEF FINANCIAL OFFICER

⑈14121151 70⑈ ⑆044115443⑆ 39279313 6⑈

BLANK

MPIII Sales Activity - June 2021

		Items Sold									
Date	**Customer Name**	**Gate Remote**	**Key Fob**	**Room Rental**	**Deposit**	**Other**	**Comp, Sold or Dep**	**Amount Paid**	**Check No. or C. C. Receipt**	**Description: Remote#, Key Fob#, Room Deposit or Ticket Sale**	**Staff Initials**
6/1/2021	Alexsadrov	1					Sold	$ 30.0	fLyM	Gate Remote 2533	MR
6/1/2021	Girolami	1					Sold	$ 30.0	zlMf	Gate Remote 2534	MR
6/1/2021	Farfan			1	1		Sold	$ 200.0	vdp3	Room Deposit (6/5/2021)	MS
6/2/2021	Harvey		1				Sold	$ 25.0	REqE	Fob 60236	MR
6/2/2021	Charada		1				Sold	$ 75.0	flBn	Fob 60237 (MP IV membership)	MR
6/2/2021	Cherry		1				Sold	$ 25.0	bbpD	Fob #60238	AB
6/2/2021	Farfan			-1	-1		Refund	$ (200.0)	vdp3	**Refund**-Room Rental and Deposit (6/5/21)	AB
6/4/2021	Williams			1	1		Sold	$ 150.0	pk4Q	Room rental/deposit (6/26/21, 3pm-7pm)	MR
6/4/2021	Williams			-1	-1		Refund	$ (150.0)	pk4Q	**Refund** (6/26/21, 3pm-7pm)	MR
6/4/2021	Nieves			1	1		Sold	$ 150.0	jdqW	Room rental/deposit (6/12, 3pm-7pm)	MR
6/5/2021	Peek					1	Sold	$ 75.0	#1151	Membership Renewal (Fob 22663)	AB
6/5/2021	Camacho		1				Sold	$ 25.0	#223	Key Fob 60239	MS
6/5/2021	Alexander	1					Sold	$ 30.0	f1lf	Gate Remote #2535	AB
6/7/2021	Peters			1	1		Sold	$ 300.0	bjkB	Rental/deposit (7/17/21 - all day)	MR
6/7/2021	Lance	2					Sold	$ 60.0	3ZZj	GR 2536, 2537	MR
6/8/2021	Adi	2	2				Sold	$ 110.0	FcFl	Fob 60240, 60241 GR 2538, 2539	MR
6/8/2021	Joseph		1				Sold	$ 25.0	5ira	Fob 60241	MR
6/10/2021	Mockhotina		1				Sold	$ 75.0	FLZ2	Membership Fob 60243	NC
6/11/2021	O'Farrell					1	Sold	$ 75.0	H3gt	Membership renwel Fob 20381	MR
6/11/2021	Nieves		1				Sold	$ 25.0	5W7N	Fob 60244	MR
6/11/2021	Gove		1				Sold	$ 25.0	XNDR	Fob 60245	MR
6/12/2021	Soto	1					Sold	$ 30.0	xy7L	GR 2542	AB
6/12/2021	Hommel		1				Sold	$ 25.0	t2AC	Fob 60246	MS
6/12/2021	Barnes		1				Sold	$ 25.0	bPj5	Fob 60247	AB
6/12/2021	Nieves				1		Refund	$ (100.0)	jdqW	**Refund** Cleaning Deposit 6/12	NC
6/14/2021	Rowell	1					Sold	$ 30.0	HZ36	GR 2541	MR
6/14/2021	Harkshnani		1				Sold	$ 25.0	rZuY	Fob 60248	MS
6/15/2021	Robinson	1					Sold	$ 30.0	vTIR	GR 2540	MR
6/16/2021	Kim		1				Sold	$ 25.0	NYlE	Fob 60249	MR
6/16/2021	Fulks		1				Sold	$ 25.0	TnV7	Fob 60250	MR
6/18/2021	Hommel			1	1		Sold	$ 150.0	PJV2	Rental/Deposit - 7/24, 3pm-7pm	SC
6/19/2021	Holtman		1				Sold	$ 25.0	Zqae	Fob 60251	MR
6/19/2021	Lilly			1	1		Sold	$ 200.0	FlZF	Rental/Deposit-1/8/22 , All Day	MR
6/19/2021	Ciesiel					1	Sold	$ 75.0	L1E6	Membership renewal (Fob 13235)	MR
6/22/2021	Blackwood	2					Sold	$ 60.0	3p3c	GR 2544 & 2545	MR
6/22/2021	Costello		1				Sold	$ 25.0	9ETe	Fob 60252	MR
6/23/2021	Isenhart		1				**Sold**	$ 75.0	LpAP	Membership Fob 60253	NC
6/25/2021	Cruz	1					Sold	$ 30.0	VeSl	GR 2543	MR
6/25/2021	jefferey	1					sold	$ 30.0	7fno	GR #2546	sc
6/25/2021	Wright	2	2				**sold**	$ 110.0	r3ZG	Fob 60254&60255 GR 2547 &2548	HD

6/26/2021	Roque	1	1				Sold	$ 55.0	rjLe	Fob: 60256 GR: 2549	MS
6/27/2021	Bertrand		1				Sold	$ 25.0	heNF	Fob 60257	AB
6/28/2021	Lezot	2					Sold	$ 60.0	p6f8	GR 2550, 2551	MR
6/28/2021	Watkins		1				**Sold**	$ 25.0	XPKC	Fob 60258	MR
6/30/2021	Foley		1				Sold	$ 25.0	39D1	Fob 60259	MR
6/30/2021	Rodriguez	2					Sold	$ 60.0	lCiD	GR 2552, 2553	MR
6/30/2021	Chabrier	1	2				Sold	$ 80.0	RcOW	Fob 60260, 60261, GR 2554	MR
		Items Sold					**Comp, Sold or Dep**	**Amount Paid**	**Check No. or C. C. Receipt**		
Date	**Customer Name**	**Gate Remote**	**Key Fob**	**Room Rental**	**Deposit**	**Other**				**Description: Remote#, Key Fob#, Room Deposit or Ticket Sale**	**Staff Initials**

		Items Sold					Comp, Sold or Dep	Amount Paid	Check No. or C. C. Receipt		
Date	**Customer Name**	**Gate Remote**	**Key Fob**	**Room Rental**	**Deposit**	**Other**				**Description: Remote#, Key Fob#, Room Deposit or Ticket Sale**	**Staff Initials**
										Summary	
										Gross Total $2735.00	
										Less Refunds -$450.00	
										Net Total $2285.00	
										Plus Checks $100.00	
	TOTAL	22	26	4	5	3		$ 2,385.0		$2,385	

SALES REPORT

June 1, 2021 12:00 AM — June 30, 2021 11:59 PM
Reported on Jul 1, 2021 11:13 AM EDT
All Team Members
All Devices

SALES

Gross Sales	**$2,735.00**
Refunds	-$450.00
Discounts & Comps	$0.00
Net Sales	**$2,285.00**
Tax	$0.00
Tips	$0.00
Gift Card Sales	$0.00
Refunds by Amount	$0.00
Total	**$2,285.00**

PAYMENTS

Total Collected	**$2,285.00**
Card	$2,285.00
Fees	-$63.41
Net Total	**$2,221.59**

CATEGORY SALES

Gate Remotes × 22	$660.00
Key Fobs × 27	$925.00
Room Rental × 12	$1,150.00

ITEM SALES

All Day Non Resident Rental Fee (Regular) × 1	$200.00
All Day Reservation Fee (Regular) × 2	$200.00
Cleaning Deposit (Regular) × 6	$600.00
Fob (Regular) × 22	$550.00
Gate Remote (Regular) × 22	$660.00
Memberships (Regular) × 5	$375.00
Reservation Fee (Regular) × 3	$150.00

BLANK

Gate Remote Sales - June 2021

Items Sold

Date	Customer Name Res or NR	Gate Remote Quantity	Home Address	Village Gate Requested	Copy of ID (NR)	Amount Paid	Check No. or C. C. Receipt	Gate Remote#	Staff Initials
May Bal									
6/1/2021	Alexsadrov	1	31928 Stillmeadow	Larkenheath		$ 30.0	fLyM	2533	MR
6/1/2021	Girolami	1	31950 Stillmeadow	Larkenheath		$ 30.0	zlMf	2534	MR
6/5/2021	Alexander	1	31612 Holcomb Pass	Sherr/Nessel		$ 30.0	f1lf	2535	AB
6/7/2021	Lance	2	1439 Salmonberry	Beaconsfield		$ 60.0	3ZZj	2536, 2537	MR
6/8/2021	Adi	2	1244 Katahdin	Wrencrest		$ 60.0	FcFl	2538, 2539	MR
6/12/2021	Soto	1	31438 Shaker Circle	Whitlock		$ 30.0	zxy7L	2542	AB
6/14/2021	Rowell	1	31249 Anniston	Alchester		$ 30.0	HZ36	2541	MR
6/15/2021	Robinson	1	30352 Elderwood	Hillhurst		$ 30.0	vTlR	2540	MR
6/22/2021	Blackwood	2	30753 Lanesborough	Ammanford		$ 60.0	3p3c	2544, 2545	MR
6/25/2021	Cruz	1	30846 Prout	Whitlock		$ 30.0	VeSl	2543	MR
6/25/2021	jefferey	1	31827 turkeyhill	larkenheath		$ 30.0	7fno	2546	sc
6/25/2021	Wright	2	2454 Addington	Nesselwood		$ 60.0	r3ZG	2547.2548	hd
6/26/2021	Roque	1	1423 Greely Court	Wrencrest		$ 30.0	rjLe	2549	MS
6/28/2021	Lezot	2	30747 Lanesborough	Ammanford		$ 60.0	p6f8	Gr 2550, 2551	MR
6/30/2021	Rodriguez	2	1350 Salmonberry	Beaconsfield		$ 60.0	lCiD	GR 2552, 2553	MR
6/30/2021	Chabrier	1	1854 Leybourne	Heatherstone		$ 30.0	RcOW	GR 2554	MR

Items Sold

Date	Customer Name Res or NR	Gate Remote Quantity	Home Address	Village Gate Requested	Copy of ID	Amount Paid	Check No. or C. C. Receipt	Gate Remote#	Staff Initials
	TOTAL	22	22	0		$ 660.0			

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All Devices

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Refunds	-$450.00
Discounts & Comps	$0.00
Net Sales	**$2,285.00**
Tax	$0.00
Tips	$0.00
Gift Card Sales	$0.00
Refunds by Amount	$0.00
Total	**$2,285.00**

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Total Collected	**$2,285.00**
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Fob (Regular) × 22	$550.00
Gate Remote (Regular) × 22	$660.00
Memberships (Regular) × 5	$375.00
Reservation Fee (Regular) × 3	$150.00

BLANK

Parking Violations

Street/Address Location	Vehicle Make/Model/Color	License Plate No./State	Photo's Ck Box	Violation #1 Date	Violation #2 Date	Violation #3 Date Approved BY
31437 Heatherstone	Chevy / Silverado / Burgendy	JSV-9029 / TX	X	6/23/21		

BLANK

Deputy Schedule - July 2021

MEADOW POINTE III

Sun	Mon	Tue	Wed	Thu	Fri	Sat
BUDDY:11AM-11PM JOE:11AM-11PM				1 J	2 B	3 B
4 B	5 J	6 J	7 B	8 B	9 J	10 J
11 J	12 B	13 B	14 J	15 J	16 B	17 B
18 B	19 J	20 J	21 B	22 B	23 J	24 J
25 J	26 B	27 B	28 J	29 J	30 B	31 B

BLANK

Meadow Pointe III CDD

Check Log June 2021

Name	Event/Use Date Of	Check Number	Amount	Room Deposit	Room Rental	Gate Remote	Key Fob	Annual Fee	Vendor Fee	Other	Purpose Describe
Chris Peek	6/5/2021	1151	$75.00					X			Membership Renewal
Heather Camacho	6/5/2021	223	$25.00				X				Key Fob
Diva 320, Inc	6/1/2021	691	$28.50						X		
State of Florida	6/9/2021	329772	$109.25							X	
Totals			237.75	-	-	-	-	-	-	-	

SUNTRUST

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PD 06/10/2021 09:42 # 28
CD 06/10/2021 036 1341735 0003

Commercial Deposit

$128.50

Chk/Sav/MMA

XXXXXX9901

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$109.25

Chk/Sav/MMA

XXXXXX9901

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SUNTRUST

Deposit Ticket

6/9/25

unt Name (print) Meadow Pointe III CDD

ature (only if receiving cash from deposit) _____

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9 (4/08) M6903 90021708

unt No.

000170209901

☐ Cash		
☐ Coin		
CHECKS		28 50
		75 00
		25 00
Subtotal		128 50
☐ Less Cash Received		
$		128.50

⑆510001751⑆

The Styles Check Company 1-888-724-3257 www.styleschecks.com

DIVA320, INC,
BARB LADIMIR
20819 ORCHARDTOWN DR.
LAND O LAKES, FL 34638
813-453-8007

63-751/631

691

DATE 6/1/21

PAY TO THE ORDER OF MPB CDD $ 28.50

twenty eight and 50/100 DOLLARS

Security Features Included Details on Back

WELLS FARGO BANK, N.A.
WELLSFARGO.COM

FOR Boot Camp - fitness 320

MP

⑆063107513⑆ 2146674698⑈ 0691

CHRISTOPHER PEEK
LISA PEEK
29517 ALLEGRO DR
WESLEY CHAPEL, FL 33543
PH: 813-907-0554

1151

63-8281/2631

JUNE 5/2021
Date

CHECK ARMOR FRAUD PROTECTION

Pay to the Order of MEADOW POINTE III CDD — $ 75.00

SEVENTY-FIVE 00/100 Dollars

Photo Safe Deposit® Details on back

Suncoast Credit Union
TAMPA, FLORIDA 33610-4110

For Membership renewal

MP

⑆263182817⑆ 100500043195688⑈ 1151

Hedged Checks

HEATHER SMITH
31555 MARCHESTER DR
WESLEY CHAPEL, FL 33543
813-477-5883

223

63-751/631 11029

6/5/21
DATE

PAY TO THE ORDER OF Meadow Pointe 3 Clubhouse $ 25.00

twenty five dollars 00/100 DOLLARS

Photo Safe Deposit® Details on back

WELLS FARGO

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

SUNTRUST

Deposit Ticket

Date 6/9/21

Account Name (print) Meadow Pointe III CDD

Signature (only if receiving cash from deposit) _____

Checks and other items are received for deposit subject to the provisions of the Uniform Commercial Code and any applicable collection agreement. **Deposits may not be available for immediate withdrawal.**

HARLAND CLARKE 314409 (4/08) M6903 90021708

Account No.

1000170209901

☐ Cash

☐ Coin

CHECKS _____ 10925

Subtotal 10925

☐ Less Cash Received

$ 109.25

⑆510001751⑆

ACE OF THIS DOCUMENT HAS A COLORED BACKGROUND CAPITOL BUILDING MUST APPEAR BELOW TO BE AUTHENTIC

FLAIR ACCOUNT CODE	SWDN	ADN	OBJECT	DATE	WARRANT NO
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OLO 430000 SITE AP CONTACT (850) 413-5555 FOR PAYMENT QUESTIONS

VOID AFTER 12 MONTHS

STATE OF FLORIDA

DEPARTMENT OF FINANCIAL SERVICES

4-33-329 772

AMOUNT

UNDRED-NINE & 25/100 DOLLARS

$*******109.25

EXPENSE WARRANT

HE

MEADOW POINTE III
COMMUNITY DEV DIST
1500 MEADOW POINTE BLVD
WESLEY CHAPEL FL 33543

TO: DIVISION OF TREASURY
TALLAHASSEE

JIMMY PATRONIS, CHIEF FINANCIAL OFFICER

⑈14121151 70⑈ ⑆044115443⑆ 39279313 6⑈

Tab 12

Rizzetta & Company

Meadow Pointe III
Community Development District

Financial Statements
(Unaudited)

May 31, 2021

Prepared by: Rizzetta & Company, Inc.

meadowpointe3.org
rizzetta.com

Professionals in Community Management

Meadow Pointe III Community Development District

Balance Sheet
As of 5/31/2021
(In Whole Numbers)

	General Fund	Reserve Fund	Debt Service Fund	Total Governmental Funds	General Fixed Assets Account Group	General Long-Term Debt Account Group
Assets						
Cash	373,354	0	0	373,354	0	0
Investments	1,175,857	0	502,173	1,678,030	0	0
Investments - Reserves	0	960,527	0	960,527	0	0
Accounts Receivable	17,404	0	8,249	25,654	0	0
Prepaid Expenses	189	0	0	189	0	0
Deposits	19,142	0	0	19,142	0	0
Due From Other Funds	9,624	0	4,901	14,526	0	0
Due From Others	0	0	0	0	0	0
Amount Available in Debt Service	0	0	0	0	0	515,324
Amount To be Provided Debt Service	0	0	0	0	0	8,413,676
Fixed Assets	0	0	0	0	11,045,871	0
Total Assets	1,595,571	960,527	515,324	3,071,422	11,045,871	8,929,000
Liabilities						
Accounts Payable	40,406	0	0	40,406	0	0
Sales Tax Payable	249	0	0	249	0	0
Accrued Expenses Payable	17,387	0	0	17,387	0	0
Other Current Liabilities	0	0	0	0	0	0
Due to Other Funds	4,901	9,624	0	14,526	0	0
Revenue Bonds Payable-Long-Term	0	0	0	0	0	8,929,000
Total Liabilities	62,943	9,624	0	72,567	0	8,929,000
Fund Equity & Other Credits						
Beginning Fund Balance	865,656	651,543	633,524	2,150,722	11,045,871	0
Net Change in Fund Balance	666,972	299,361	(118,200)	848,133	0	0
Total Fund Equity & Other Credits	1,532,628	950,903	515,324	2,998,855	11,045,871	0
Total Liabities & Fund Equity	1,595,571	960,527	515,324	3,071,422	11,045,871	8,929,000

Meadow Pointe III Community Development District

Statement of Revenues and Expenditures

001 - General Fund

From 10/1/2020 Through 5/31/2021

(In Whole Numbers)

	Annual Budget	YTD Budget	YTD Actual	YTD Variance	Percent Annual Budget Remaining
Revenues					
Interest Earnings					
Interest Earnings	0	0	105	105	0.00%
Special Assessments					
Tax Roll	1,683,119	1,683,119	1,691,705	8,586	(0.51)%
Other Miscellaneous Revenues					
Key Fobs	0	0	2,593	2,593	0.00%
Remotes	2,000	1,333	4,542	3,209	(127.10)%
Rentals	0	0	281	281	0.00%
Vending Machine	200	133	0	(133)	100.00%
Cell Tower Lease	28,262	18,841	22,609	3,768	20.00%
Total Revenues	1,713,581	1,703,427	1,721,836	18,409	(0.48)%
Expenditures					
Legislative					
Supervisor Fees	16,000	10,667	9,200	1,467	42.50%
Financial & Administrative					
Administrative Services	5,974	3,983	3,983	0	33.33%
District Management	33,475	22,317	22,317	0	33.33%
District Engineer	22,500	15,000	12,762	2,238	43.28%
Disclosure Report	3,100	3,100	0	3,100	100.00%
Trustees Fees	10,000	10,000	12,795	(2,795)	(27.95)%
Tax Collector /Property Appraiser Fees	150	150	150	0	0.00%
Financial & Revenue Collections	5,150	3,433	3,433	0	33.33%
Accounting Services	21,630	14,420	14,420	0	33.33%
Auditing Services	3,675	3,675	6,000	(2,325)	(63.26)%
Arbitrage Rebate Calculation	1,950	975	1,500	(525)	23.07%
Assessment Roll	5,150	5,150	5,150	0	0.00%
Public Officials Liability Insurance	3,675	3,675	3,101	574	15.61%
Legal Advertising	1,000	667	535	131	46.48%
Miscellaneous Mailings	2,500	1,667	0	1,667	100.00%
Square Account Fees	300	200	215	(15)	28.18%
Dues, Licenses & Fees	450	275	275	0	38.88%
Website Hosting, Maintenance, Backup	6,750	4,500	4,000	500	40.74%
Legal Counsel					
District Counsel	25,000	16,667	11,913	4,754	52.34%
Law Enforcement					

Meadow Pointe III Community Development District

Statement of Revenues and Expenditures

001 - General Fund

From 10/1/2020 Through 5/31/2021

(In Whole Numbers)

	Annual Budget	YTD Budget	YTD Actual	YTD Variance	Percent Annual Budget Remaining
Contracted Deputy Services	105,360	70,240	70,240	0	33.33%
Electric Utility Services					
Utility Services	31,000	20,667	16,431	4,236	46.99%
Street Lights	98,000	65,333	66,349	(1,016)	32.29%
Garbage/Solid Waste Control Services					
Garbage - Residential	192,246	128,164	119,290	8,874	37.94%
Garbage - Recreation Facility	905	603	528	75	41.65%
Solid Waste Assessment Recreational Facility	2,075	2,075	1,157	918	44.22%
Water-Sewer Combination Services					
Utility Services - Recreation Facilities	4,000	2,667	10,759	(8,092)	(168.96)%
Stormwater Control					
Mitigation Area Monitoring & Maintenance	4,810	3,207	345	2,862	92.82%
Aquatic Plant Replacement	7,500	5,000	0	5,000	100.00%
Aquatic Maintenance Contract	66,480	44,320	43,548	772	34.49%
Stormwater Assessment	3,800	3,800	3,751	49	1.30%
Stormwater System Maintenance	5,000	3,333	6,200	(2,867)	(24.00)%
Other Physical Environment					
Field Services	9,000	6,000	6,000	0	33.33%
Property Insurance	6,500	6,500	9,525	(3,025)	(46.53)%
General Liability Insurance	3,750	3,750	3,383	367	9.78%
Flood Insurance	3,000	3,000	3,226	(226)	(7.53)%
Street Light Deposit Bond	650	190	566	(376)	12.92%
Entry & Walls Maintenance	5,000	3,333	14,700	(11,367)	(194.00)%
Landscape Maintenance	269,476	179,651	193,021	(13,371)	28.37%
Irrigation Repair & Maintenance	20,000	13,333	10,176	3,158	49.12%
Annual Color Rotation	20,000	13,333	6,728	6,605	66.36%
Holiday Decorations	2,000	2,000	1,845	155	7.75%
Landscape Replacement Plants, Shrubs, Trees	40,000	26,667	2,411	24,256	93.97%
Landscape - Mulch	63,000	42,000	31,500	10,500	50.00%
Landscape - Fertilizer Applications	30,000	20,000	0	20,000	100.00%
Tree Trimming/Removal Services	10,800	7,200	7,382	(182)	31.64%
Fire Ant Treatment	10,000	6,667	0	6,667	100.00%
Landscape - Pest Control	5,300	3,533	0	3,533	100.00%
Well Maintenance	6,000	4,000	0	4,000	100.00%

Meadow Pointe III Community Development District

Statement of Revenues and Expenditures

001 - General Fund

From 10/1/2020 Through 5/31/2021

(In Whole Numbers)

	Annual Budget	YTD Budget	YTD Actual	YTD Variance	Percent Annual Budget Remaining
Lift Station Maintenance	10,000	6,667	1,120	5,546	88.79%
Wildlife Management Services	6,000	4,000	0	4,000	100.00%
Miscellaneous Expenses	18,000	12,000	495	11,505	97.25%
Road & Street Facilities					
Gate Maintenance	30,000	20,000	17,573	2,427	41.42%
Gate Phone	8,700	5,800	6,653	(853)	23.52%
Sidewalk Repair & Maintenance	11,500	7,667	11,125	(3,458)	3.26%
Street Sign Repair & Replacement	1,000	667	2,125	(1,458)	(112.50)%
Roadway Repair & Maintenance	5,000	3,333	2,260	1,073	54.80%
Street Light/Decorative Light Maintenance	2,000	1,333	0	1,333	100.00%
Parking Lot Repair & Maintenance	5,000	3,333	5,200	(1,867)	(4.00)%
Parks & Recreation					
Management Contract	285,000	190,000	179,817	10,183	36.90%
Pool Repairs	5,000	3,333	13,406	(10,073)	(168.12)%
Pool/Water Park/Fountain Maintenance	13,740	9,160	24,433	(15,273)	(77.82)%
Facilities - Pest Control	750	500	408	92	45.60%
Facility A/C & Heating Maintenance & Repair	1,500	1,000	579	421	61.38%
Playground Equipment & Maintenance	1,500	1,000	0	1,000	100.00%
Operating Supplies	15,000	10,000	10,771	(771)	28.19%
Dog Waste Station Supplies	1,900	1,267	997	270	47.52%
Vehicle Maintenance	3,000	2,000	2,624	(624)	12.52%
Clubhouse Repairs & Maintenance	18,000	12,000	4,208	7,792	76.62%
Security System Monitoring & Maintenance	8,000	5,333	3,980	1,353	50.24%
Clubhouse Internet, Cable, Phone	2,500	1,667	517	1,149	79.30%
Athletic/Park Court/Field Repairs	5,000	3,333	5,400	(2,067)	(8.00)%
Boardwalk & Bridge Maintenance	1,500	1,000	0	1,000	100.00%
Computer Support Maintenance & Repair	1,000	667	410	257	58.99%
Fitness Equipment Maintenance & Repair	2,000	1,333	874	459	56.27%
Special Events					

Meadow Pointe III Community Development District

Statement of Revenues and Expenditures

001 - General Fund

From 10/1/2020 Through 5/31/2021

(In Whole Numbers)

	Annual Budget	YTD Budget	YTD Actual	YTD Variance	Percent Annual Budget Remaining
Special Events	10,000	6,667	3,291	3,375	67.08%
Street Tree Removal Program					
Street Tree Install	25,000	16,667	15,784	883	36.86%
Contingency					
Capital Outlay	21,910	14,607	0	14,607	100.00%
Total Expenditures	1,713,581	1,157,419	1,054,864	102,555	38.44%
Excess of Revenues Over (Under) Expenditures	0	546,008	666,972	120,964	0.00%
Exc. of Rev./Other Sources Over (Under) Expend./Other Uses	0	546,008	666,972	120,964	0.00%
Fund Balance, Beginning of Period	0	0	865,656	865,656	0.00%
Fund Balance, End of Period	0	546,008	1,532,628	986,620	0.00%

Meadow Pointe III Community Development District

Statement of Revenues and Expenditures

Reserve Fund

From 10/1/2020 Through 5/31/2021

(In Whole Numbers)

	Annual Budget	Current Period Actual	Budget to Actual Variance	Budget Percentage Remaining
Revenues				
Interest Earnings				
Interest Earnings	0	89	89	0.00%
Special Assessments				
Tax Roll	302,348	302,348	0	0.00%
Total Revenues	302,348	302,437	89	0.03%
Expenditures				
Contingency				
Asset Replacement Reserve	184,787	3,076	181,711	98.33%
Road Reserves	117,561	0	117,561	100.00%
Total Expenditures	302,348	3,076	299,272	98.98%
Excess of Revenues Over (Under) Expenditures	0	299,361	299,361	0.00%
Exc. of Rev./Other Sources Over/(Under) Expend./Other Uses	0	299,361	299,361	0.00%
Fund Balance, Beginning of Period	0	651,543	651,543	0.00%
Fund Balance, End of Period	0	950,903	950,903	0.00%

Meadow Pointe III Community Development District

Statement of Revenues and Expenditures

Debt Service Fund - Series 2013 & 2015

From 10/1/2020 Through 5/31/2021

(In Whole Numbers)

	Annual Budget	Current Period Actual	Budget to Actual Variance	Budget Percentage Remaining
Revenues				
Interest Earnings				
Interest Earnings	0	81	81	0.00%
Special Assessments				
Tax Roll	587,460	590,002	2,542	0.43%
Total Revenues	587,460	590,082	2,622	0.45%
Expenditures				
Debt Service				
Interest	262,460	255,104	7,356	2.80%
Principal	325,000	340,000	(15,000)	(4.61)%
Total Expenditures	587,460	595,104	(7,644)	(1.30)%
Excess of Revenues Over (Under) Expenditures	0	(5,022)	(5,022)	0.00%
Exc. of Rev./Other Sources Over/(Under) Expend./Other Uses	0	(5,022)	(5,022)	0.00%
Fund Balance, Beginning of Period	0	461,541	461,541	0.00%
Fund Balance, End of Period	0	456,519	456,519	0.00%

Meadow Pointe III Community Development District

Statement of Revenues and Expenditures
Debt Service Fund - Series 2007A/2021
From 10/1/2020 Through 5/31/2021
(In Whole Numbers)

	Annual Budget	Current Period Actual	Budget to Actual Variance	Budget Percentage Remaining
Revenues				
Interest Earnings				
Interest Earnings	0	42	42	0.00%
Special Assessments				
Tax Roll	353,623	355,153	1,530	0.43%
Total Revenues	353,623	355,195	1,572	0.44%
Expenditures				
Financial & Administrative				
District Management	0	5,000	(5,000)	0.00%
Verification Agent	0	2,000	(2,000)	0.00%
Trustees Fees	0	6,575	(6,575)	0.00%
Placement Agent	0	49,695	(49,695)	0.00%
Special Assessment Allocation Report	0	15,000	(15,000)	0.00%
Commitment Fee	0	9,939	(9,939)	0.00%
Legal Counsel				
District Counsel	0	20,250	(20,250)	0.00%
Bond Counsel	0	25,000	(25,000)	0.00%
Trustee Counsel	0	5,500	(5,500)	0.00%
Debt Service				
Interest	163,623	90,843	72,780	44.48%
Principal	190,000	144,000	46,000	24.21%
Total Expenditures	353,623	373,802	(20,179)	(5.71)%
Excess of Revenues Over (Under) Expenditures	0	(18,607)	(18,607)	0.00%
Other Financing Sources (Uses)				
Bond Proceeds	0	3,313,000	3,313,000	0.00%
Bond Retirement	0	(3,407,572)	(3,407,572)	0.00%
Total Other Financing Sources (Uses)	0	(94,572)	(94,572)	0.00%
Exc. of Rev./Other Sources Over/(Under) Expend./Other Uses	0	(113,179)	(113,179)	0.00%
Fund Balance, Beginning of Period	0	171,983	171,983	0.00%
Fund Balance, End of Period	0	58,805	58,805	0.00%

Meadow Pointe III CDD
Investment Summary
May 31, 2021

Account	Investment		Balance as of May 31, 2021
The Bank of Tampa	Money Market Account	$	5,033
The Bank of Tampa ICS Program:			
BOKF, National Association	Money Market Account		248,352
Bank of the West	Money Market Account		177,415
Dime Community Bank	Money Market Account		248,352
First Horizon Bank	Money Market Account		1
Five Star Bank	Money Market Account		1
Pacific Western Bank	Money Market Account		248,352
United Bank	Money Market Account		248,351
	Total General Fund Investments	**$**	**1,175,857**
The Bank of Tampa ICS Program:			
Road Reserve			
NexBank, SSB	Money Market Account	$	248,038
	Subtotal		248,038
Asset Replacement			
Bank of the West	Money Market Account		70,936
Lakeland Bank	Money Market Account		1
NexBank	Money Market Account		314
Park National Bank	Money Market Account		144,535
Pinnacle Bank	Money Market Account		248,352
The Huntington National Bank	Money Market Account		248,351
	Subtotal		712,489
	Total Reserve Fund Investments	**$**	**960,527**
US Bank Series 2013 Revenue	First American Treasury Obligation Fund Class Z	$	84,368
US Bank Series 2013 Reserve	First American Treasury Obligation Fund Class Z		176,273
US Bank Series 2013 Prepayment	First American Treasury Obligation Fund Class Z		798
US Bank Series 2015A1 Reserve	US Bank Money Market 5		94,180
US Bank Series 2015A2 Reserve	US Bank Money Market 5		18,591
US Bank Series 2015A Revenue	US Bank Money Market 5		74,099
US Bank Series 2021 Revenue	First American Treasury Obligation Fund Class Y		16,483
US Bank Series 2021 Interest	First American Treasury Obligation Fund Class Y		31,690
US Bank Series 2021 Cost of Issuance	First American Treasury Obligation Fund Class Y		5,691
	Total Debt Service Fund Investments	**$**	**502,173**

Meadow Pointe III Community Development District

Summary A/R Ledger

001 - General Fund

From 5/1/2021 Through 5/31/2021

Invoice Date	Customer Name	Invoice Number	Current Balance
10/1/2020	Pasco County Tax Collector	FY20-21	17,404.33
	Total 001 - General Fund		17,404.33

Meadow Pointe III Community Development District

Summary A/R Ledger

200 - Debt Service Fund - Series 2013 & 2015

From 5/1/2021 Through 5/31/2021

Invoice Date	Customer Name	Invoice Number	Current Balance
10/1/2020	Pasco County Tax Collector	FY20-21	5,149.61
	Total 200 - Debt Service Fund - Series 2013 & 2015		5,149.61

Meadow Pointe III Community Development District

Summary A/R Ledger

202 - Debt Service Fund - Series 2007A/2021

From 5/1/2021 Through 5/31/2021

Invoice Date	Customer Name	Invoice Number	Current Balance
10/1/2020	Pasco County Tax Collector	FY20-21	3,099.80
	Total 202 - Debt Service Fund - Series 2007A/2021		3,099.80
Report Balance			25,653.74

Meadow Pointe III Community Development District

Aged Payables by Invoice Date
Aging Date - 4/1/2021
001 - General Fund
From 5/1/2021 Through 5/31/2021

Vendor Name	Invoice Date	Invoice Number	Invoice Description	Current Balance
Times Publishing Company	4/18/2021	0000153255 04/18/21	Account #119369 Legal Advertising 04/21	140.50
Times Publishing Company	4/21/2021	0000154335 04/21/21	Account #119369 Legal Advertising 04/21	112.00
Waste Connections Of Florida	4/30/2021	5290064	Waste Disposal 04/21	14,911.20
Pye-Barker Fire & Safety, Inc	5/7/2021	PSI490533	Annual Fire Extinguisher Inspections 05/21	59.00
Quill LLC	5/18/2021	16834209	Office Supplies 05/21	101.72
Quill LLC	5/18/2021	16834575	Office Supplies 05/21	125.87
Waste Connections Of Florida	5/20/2021	951773	Waste Disposal Services 06/21	66.00
Home Depot Credit Services	5/21/2021	xxxx xxxx xxxx 3880 04/21	Supplies 05/21	111.48
Pasco County Utilities	5/21/2021	14995450	1500 Meadow Pointe Blvd 04/21	1,371.62
OLM, Inc.	5/24/2021	37845	Monthly Landscape Inspection 05/21	750.00
Withlacoochee River Electric Cooperative, Inc.	5/24/2021	1353910 05/21	Street Lights 05/21	1,433.94
Southern Automated Access Services LLC	5/24/2021	9548	Gate Phone 813-435-0748 05/21	51.95
Straley Robin Vericker	5/25/2021	19871	Legal Services 04/21	1,592.00
Southern Automated Access Services LLC	5/26/2021	9538	Gate Phone 813-482-2049 05/21	41.95
Southern Automated Access Services LLC	5/27/2021	9564	Gate Repair Wrencrest 05/21	6,880.00
Funez Drywall and Painting LLC	5/31/2021	004	Pressure Washing/ Repair Walls 05/21	3,500.00
Rizzetta Amenity Services, Inc.	5/31/2021	INV00000000008839	Out Of Pocket Expenses 05/21	100.00
TECO	6/4/2021	311000030198 05/21	Summary Bill 05/21	8,719.38
Withlacoochee River Electric Cooperative, Inc.	6/9/2021	Electric Summary 05/21	Electric Summary 05/21	337.48
			Total 001 - General Fund	40,406.09
Report Total				40,406.09

Meadow Pointe III Community Development District
Notes to Unaudited Financial Statements
May 31, 2021

Balance Sheet

1. Trust statement activity has been recorded through 05/31/21.
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 FY20-21 Assessment Resolution adopted by the Board of Supervisors, (b) pursuant to Florida Statutes, Chapter 197 for assessments levied via the county tax roll.

Summary A/R Ledger – Subsequent Collections

5. General Fund – Payments for Invoice FY20-21 totaling $17,404.33 were received in June 2021.
6. Debt Service Fund 200 – Payments for Invoice FY20-21 totaling $5,149.61 were received in June 2021.
7. Debt Service Fund 202 – Payments for Invoice FY20-21 totaling $3,099.80 were received in June 2021.

Tab 13

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 III
COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Board of Supervisors of the Meadow Pointe III Community Development District was held on **Wednesday, June 16, 2021 at 6:30 p.m.** and was conducted at the Meadow Pointe III Clubhouse, located at 1500 Meadow Pointe Blvd, Wesley Chapel, FL 33543.

Present and constituting a quorum:

Michael Hall	**Board Supervisor, Chairman**
Paul Carlucci	**Board Supervisor, Vice Chairman (via conference call)**
John Johnson	**Board Supervisor, Assistant Secretary**
Rick Daddio	**Board Supervisor, Assistant Secretary**
Glen Aleo	**Board Supervisor, Assistant Secretary**

Also present via conference call were:

Matthew Huber	**Regional District Manager, Rizzetta & Co**
Daryl Adams	**District Manager, Rizzetta & Co**
Michael Rodriguez	**District Manager, Amenity Services Manager**
Vivek Babbar	**District Counsel, Straley Robin & Vericker**
Tonja Stewart	**District Engineer, Stantec**
Paul Woods	**OLM (via conference call)**
Deputy Gutierrez	**Pasco County Deputy**
Audience	**Present**

FIRST ORDER OF BUSINESS **Call to Order**

Mr. Matthew Huber called the meeting to order and performed roll call confirming a quorum for the meeting and noted that there were audience members in attendance.

SECOND ORDER OF BUSINESS **Pledge of Allegiance**

****The Board took a brief recess at 6:35 p.m. to tour the clubhouse and amenities.

The meeting reconvened with all Supervisors in attendance at 7:07 p.m. ****

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

There were no audience comments presented at this time.

FOURTH ORDER OF BUSINESS **Consideration of Closure on Beardsley Drive**

This item is being tabled to the next regular Board meeting.

FIFTH ORDER OF BUSINESS **Consideration of Yellowstone Tennis Court Proposal**

Mr. Michael Rodriguez informed the Board that this proposal has been withdrawn.

SIXTH ORDER OF BUSINESS **Consideration of HVAC Replacement Proposal**

The Board reviewed the HVAC Replacement Proposal and a brief discussion ensued. The Board agreed to table this item until more proposal are received.

SEVENTH ORDER OF BUSINESS **Consideration of CRT Services Proposals**

The Board reviewed the CRT Services Proposal and a brief discussion ensued. The Board agreed to table this item until more proposal are received.

EIGHTH ORDER OF BUSINESS **Discussion and Board's Appointment of an Asset Study Liaison**

Mr. Michael Hall discussed this item with the Board and requested Mr. Huber to get bids for Asset Studies.

NINTH ORDER OF BUSINESS **Discussion of New Gym Construction**

The Board had a lengthy discussion regarding New Gym Construction and agreed to table this item indefinitely.

TENTH ORDER OF BUSINESS **Discussion of Chromebook Replacement**

Mr. Huber led the discussion on new Chromebooks and let the Board know that Rizzetta only deals with tablets and cannot provide Chromebooks. Mr. Carlucci did some research online and sent the numbers to Mr. Huber and Mr. Rodriguez for their review. The Board had a lengthy discussion and ultimately decided that they would prefer to have tablets over Chromebooks. Mr. Carlucci made a motion to purchase the Windows 10 tablets at $449.00 a piece totaling $2,245 for 5.

On a motion from Mr. Carlucci, seconded by Mr. Daddio, the Board approved the purchase of Windows Tablets in the full amount of $2,245.00 for Meadow Pointe III Community Development District.

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ELEVENTH ORDER OF BUSINESS Staff Reports

A. Community Deputy

Deputy Gutierrez gave a brief update. The Board had no questions at this time.

B. Aquatic Report

The Board received the Aquatics Report. The Board had no questions.

C. Landscape Update

The Board received the May Landscape Inspection Report.

Mr. Hall asked Mr. Rodriguez for an update on the cutback and new posts that are to be installed. Mr. Rodriguez informed the Board that the companies he requested proposals from and refusing to provide proposals unless a SWFMD permit is provided. Mr. Babar confirmed that these areas are not covered under SWFMD Permits and we should not be required to provide one for these cutback areas in question.

Mr. Johnson updated the Board on ponds 8, 11 & 18. Mr. Johnson has volunteered to work with Yellowstone on the target ponds on Beardsley.

Mr. Hall requested an update on ponds in every meeting.

Mr. Paul Woods asked if there was access to the construction plans/drawings. Ms. Tonja Stewart assured Mr. Woods that they are available.

The Board agreed that MPIII Staff will install the new posts and Yellowstone will mark the locations.

Mr. Hall mentioned the construction that will be starting in front of Heatherstone and asked that any irrigation repairs or rut damage during this construction phase be tracked so it can be sent to Pasco County for reimbursement. Mr. Hall also requested Mr. Rodriguez take videos of all construction area.

D. Amenity Management

The Board received the Amenity Management report from Mr. Rodriguez.

Mr. Rodriguez presented Tennis Court Drainage Proposals and a brief discussion ensued. Mr. Hall requested Mr. Rodriguez to get a new proposal to remove all the shrubs along the fence, replacing with sod, and grating on the side by the utility court.

E. District Engineer

The Board received the District Engineer Report from Ms. Tonja Stewart.

Ms. Stewart informed the Board that the resurfacing on Sherryham will start tomorrow and anticipates it to be finished with in 60 days.

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F. District Counsel

The Board received the District Counsel update from Mr. Vivek Babbar. Mr. Babar informed the Board that he does not have any updated on MP2 from the County yet and he has had no response from the developer regarding the Beardsley land swap.

G. District Manager

The Board received the District Manager report from Mr. Huber.

Mr. Huber reminded the Board of their next regular scheduled meeting on July 21, 2021 at 6:30 p.m.

TWELFTH ORDER OF BUSINESS **Consideration of the Minutes of the Board of Regular meeting held on May 19, 2021**

Mr. Huber presented the Board with the May 19, 2021 regular meeting minutes.

> On a motion from Mr. Aleo, seconded by Mr. Daddio, the Board approved the Minutes of the Board of Supervisors' Regular Meeting Held on May 19, 2021 for Meadow Pointe III Community Development District.

THIRTEENTH ORDER OF BUSINESS **Consideration of the Minutes of the Board of Supervisors 2nd Audit Committee meeting held on May 19, 2021**

Mr. Huber presented the Board with the May 19, 2021 2nd Audit Committee meeting minutes.

> On a motion from Mr. Johnson, seconded by Mr. Aleo, the Board approved the Minutes of the Board of Supervisors' 2nd Audit Committee Meeting Held on May 19, 2021 for Meadow Pointe III Community Development District.

FOURTEENTH ORDER OF BUSINESS **Consideration of the O&M Expenditures for May 2021**

The Board requested to table this item to the next regular meeting on July 21, 2021.

FIFTEENTH ORDER OF BUSINESS **Supervisor and Audience Comments**

During Supervisor Request, Mr. Johnson talked about an email that was received from Danielle B requesting to plant a geocaching on the CDD property. A brief discussion ensued; the Board ultimately decided against this request.

Mr. Daddio informed the Board that he will be moving to Orlando and will be resigning from the Board of Supervisors.

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183 **SIXTEENTH ORDER OF BUSINESS** **Adjournment**
184

On a motion from Mr. Daddio, seconded by Mr. Johnson, the Board agreed to adjourn the meeting at 9:02 p.m. for the Meadow Pointe III Community Development District.

185
186 _____ _____
187 Assistant Secretary Chairman/Vice Chairman

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Tab 14

MEADOW POINTE III
COMMUNITY DEVELOPMENT DISTRICT
3434 Colwell Avenue, Suite 200, Tampa, FL 33614 - 813-994-1001 - Meadowpointe3cdd.org

Operations and Maintenance Expenditures
May 2021
For Board Approval

Attached please find the check register listing the Operation and Maintenance expenditures paid from May 01, 2021 through May 31, 2021. This does not include expenditures previously approved by the Board.

The total items being presented: **$120,826.38**

Approval of Expenditures:

_____

_____ Chairperson

_____ Vice Chairperson

_____ Assistant Secretary

Meadow Pointe III Community Development District

Paid Operation & Maintenance Expenditures

May 1, 2021 Through May 31, 2021

Vendor Name	Check Number	Invoice Number	Invoice Description	Invoice Amount
American Leak Detection	004473	68811	Pool Leak Repair 04/21	$ 1,225.00
Arthur R Daddio	004485	RD042821	Board of Supervisors Meeting 04/28/21	$ 200.00
Arthur R Daddio	004506	RD051921	Board of Supervisors Meeting 05/19/21	$ 200.00
CINTAS Corporation #074	004505	4078356718	Cleaning Supplies 03/21	$ 25.34
CINTAS Corporation #074	004505	4079706397	Cleaning Supplies 03/21	$ 123.52
CINTAS Corporation #074	004505	4080996855	Cleaning Supplies 04/21	$ 25.34
CINTAS Corporation #074	004505	4082314613	Cleaning Supplies 04/21	$ 123.52
CINTAS Corporation #074	004505	4083630948	Cleaning Supplies 05/21	$ 25.34
Fitness Logic	004507	99756	Fitness Equipment Maintenance 02/21	$ 408.00
Florida Department of Revenue	004486	61-8015577967-4 04/21	Sales & Use Tax 04/21	$ 294.85
Frontier Communications of Florida	004495	Phone Summary 05/21	239-188-0915-091913-5 Phone Summary 05/21	$ 387.82
Funez Drywall and Painting LLC	004474	003	Pressure Washing/ Repair Walls 04/21	$ 14,700.00
Glen Richard Aleo	004483	GA042821	Board of Supervisors Meeting 04/28/21	$ 200.00

Meadow Pointe III Community Development District

Paid Operation & Maintenance Expenditures

May 1, 2021 Through May 31, 2021

Vendor Name	Check Number	Invoice Number	Invoice Description	Invoice Amount
Glen Richard Aleo	004502	GA051921	Board of Supervisors Meeting 05/19/21	$ 200.00
Harris Romaner Graphics	004514	20561	Replaced Splash Pad Rules Sign 05/21	$ 335.00
John A. Johnson	004488	JJ042821	Board of Supervisors Meeting 04/28/21	$ 200.00
John A. Johnson	004509	JJ051921	Board of Supervisors Meeting 05/19/21	$ 200.00
LLS Tax Solutions Inc.	004475	002278	Arbitrage Rebate Calculation Series 2013 03/21	$ 500.00
Meadow Pointe III CDD	CD541	CD541	DC Replenishment- Michael	$ 1,492.83
Meadow Pointe III CDD	CD544	CD544	DC Replenishment- William	$ 333.22
Michael J Hall	004487	MH042821	Board of Supervisors Meeting 04/28/21	$ 200.00
Michael J Hall	004508	MH051921	Board of Supervisors Meeting 05/19/21	$ 200.00
Newagetutors LLC	004493	2637	Web Maintenance:ADA Website 05/21	$ 300.00
OLM, Inc.	004489	37331	Monthly Landscape Inspection 01/21	$ 750.00
OLM, Inc.	004489	37566	Monthly Landscape Inspection 03/21	$ 750.00
OLM, Inc.	004510	37702	Monthly Landscape Inspection 04/21	$ 750.00

Meadow Pointe III Community Development District

Paid Operation & Maintenance Expenditures

May 1, 2021 Through May 31, 2021

Vendor Name	Check Number	Invoice Number	Invoice Description	Invoice Amount
Outsmart Pest Management, Inc.	004511	30045	Monthly Pest Control 05/21	$ 51.00
Pasco County Property Appraiser	004477	040121	Non Ad-Valorem Assessment Annual Fee FY 21/22	$ 150.00
Pasco County Sheriff's Office	004478	050121	Law Enforcement Services Installment #08 05/21	$ 8,780.00
Pasco County Utilities	004476	14866633	1500 Meadow Pointe Blvd 03/21	$ 1,924.52
Paul Carlucci	004484	PC042821	Board of Supervisors Meeting 04/28/21	$ 200.00
Paul Carlucci	004504	PC051921	Board of Supervisors Meeting 05/19/21	$ 200.00
Quill LLC	004512	16609780	Center pull Towel 05/21	$ 33.99
Rizzetta & Company, Inc.	004479	INV0000058198	District Management Fees 05/21	$ 5,519.08
Rizzetta Amenity Services, Inc.	004490	INV00000000008739	Bi-Weekly Payroll/ Insurance Reimbursement 04/30/21	$ 9,692.38
Rizzetta Amenity Services, Inc.	004496	INV00000000008766	Out Of Pocket Expenses 04/21	$ 112.00
Rizzetta Amenity Services, Inc.	004513	INV00000000008789	Amenity Management Services 05/21	$ 10,653.35
Rizzetta Technology Services	004480	INV0000007516	Website Hosting, Backup 05/21	$ 100.00
Solitude Lake Management	004515	PI-A00596955	Lake & Pond Management Services 05/21	$ 5,544.49

Meadow Pointe III Community Development District

Paid Operation & Maintenance Expenditures

May 1, 2021 Through May 31, 2021

Vendor Name	Check Number	Invoice Number	Invoice Description	Invoice Amount
Southern Automated Access Services LLC	004497	9463	Gate Repair Wrencrest 05/21	$ 632.40
Southern Automated Access Services LLC	004497	9470	Gate Phone/CAPXL Cloud 05/21	$ 115.50
Southern Automated Access Services LLC	004497	9475	Gate Repair Wrencrest 05/21	$ 105.00
Specialty Surfaces, LLC	004498	1555	Aqua Flex Installation-Balance Due 05/21	$ 6,090.50
Spectrum	004503	0034120094-01 05/21	1500 Meadow Pointe Blvd 05/21	$ 48.03
Stantec Consulting Services Inc.	004499	1784275	Engineering Services 04/21	$ 5,277.75
Straley Robin Vericker	004491	19748	General Legal Services 03/21	$ 1,460.00
Suncoast Pool Service	004516	7230	Monthly Pool Service 05/21	$ 1,145.00
TECO	004500	311000030198 04/21	Summary Bill 04/21	$ 8,673.87
Times Publishing Company	004481	0000153277 04/14/21	Account #119369 Legal Advertising 04/21	$ 107.20
Times Publishing Company	004517	0000155616 05/09/21	Account #119369 Legal Advertising 05/21	$ 175.50
U.S. Water Services Corporation	004518	SI27957	Monthly Lift Station Inspection 04/21	$ 83.69
US Bank	004492	6106481	Trustee Fee Series 2013 04/01/21 - 03/31/22	$ 4,148.38

Meadow Pointe III Community Development District

Paid Operation & Maintenance Expenditures

May 1, 2021 Through May 31, 2021

Vendor Name	Check Number	Invoice Number	Invoice Description	Invoice Amount
Waste Connections Of Florida	004494	934506	Waste Disposal Services 05/21	$ 66.00
Withlacoochee River Electric Cooperative, Inc.	004482	1353910 04/21	Street Lights 04/21	$ 1,433.94
Withlacoochee River Electric Cooperative, Inc.	004519	Electric Summary 04/21	Electric Summary 04/21	$ 331.19
Yellowstone Landscape	004520	TM 215417	Monthly Ground Maintenance 05/21	$ 23,658.74
Yellowstone Landscape	004501	TM 220700	Plant Install 05/21	$ 163.10
Report Total				**$ 120,826.38**

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MEADOW POINTE III

COMMUNITY DEVELOPMENT DISTRICT

3434 Colwell Avenue, Suite 200, Tampa, FL 33614 - 813-994-1001 - Meadowpointe3cdd.org

Operations and Maintenance Expenditures
June 2021
For Board Approval

Attached please find the check register listing the Operation and Maintenance expenditures paid from June 01, 2021 through June 30, 2021. This does not include expenditures previously approved by the Board.

The total items being presented: **$71,259.56**

Approval of Expenditures:

_____

_____ Chairperson

_____ Vice Chairperson

_____ Assistant Secretary

Meadow Pointe III Community Development District

Paid Operation & Maintenance Expenditures

June 1, 2021 Through June 30, 2021

Vendor Name	Check Number	Invoice Number	Invoice Description	Invoice Amount
Arthur R Daddio	4550	RD061621	Board of Supervisors Meeting 06/16/21	$ 200.00
CINTAS Corporation #074	4542	4086238971	Cleaning Supplies 06/21	$ 40.00
Florida Department of Health in Pasco County	4524	51-BID-5266639	Pool Permit #51-60-00594 06/21	$ 280.00
Florida Department of Health in Pasco County	4524	51-BID-5266965	Splash Pad Pool Permit 51-BID-5266965 06/21	$ 145.00
Florida Department of Revenue	4533	61-8015577967-4 05/21	Sales & Use Tax 05/21	$ 248.53
Frontier Communications of Florida	20210623-1	Phone Summary 06/21	239-188-0915-091913-5 Phone Summary 06/21	$ 469.35
Funez Drywall and Painting LLC	4534	4	Pressure Washing/ Repair Walls 05/21	$ 3,500.00
Glen Richard Aleo	4548	GA061621	Board of Supervisors Meeting 06/16/21	$ 200.00
Home Depot Credit Services	4535	xxxx xxxx xxxx 3880 04/21	Supplies 05/21	$ 111.48
John A. Johnson	4552	JJ061621	Board of Supervisors Meeting 06/16/21	$ 200.00
Meadow Pointe III CDD	CD545	CD545	DC Replenishment- William	$ 374.49
Meadow Pointe III CDD	CD546	CD546	DC Replenishment- Michael	$ 1,893.57
Michael J Hall	4551	MH061621	Board of Supervisors Meeting 06/16/21	$ 200.00

Meadow Pointe III Community Development District

Paid Operation & Maintenance Expenditures

June 1, 2021 Through June 30, 2021

Vendor Name	Check Number	Invoice Number	Invoice Description	Invoice Amount
Mike Fasano, Tax Collector	4521	JTUT94 06/21	JTUT94 Vehicle Registration Renewal 06/21	$ 46.85
Newagetutors LLC	4540	2714	Web Maintenance:ADA Website 06/21	$ 300.00
Newagetutors LLC	4540	2735	Quarterly ADA & ACAG Audits 06/21	$ 400.00
OLM, Inc.	4522	37845	Monthly Landscape Inspection 05/21	$ 750.00
Outsmart Pest Management, Inc.	4536	30308	Monthly Pest Control 06/21	$ 51.00
Pasco County Sheriff's Office	4537	60121	Law Enforcement Services Installment #09 06/21	$ 8,780.00
Pasco County Utilities	4523	14995450	1500 Meadow Pointe Blvd 04/21	$ 1,371.62
Paul Carlucci	4549	PC061621	Board of Supervisors Meeting 06/16/21	$ 200.00
Pye-Barker Fire & Safety, Inc	4525	PSI490533	Annual Fire Extinguisher Inspections 05/21	$ 59.00
Quill LLC	4538	16834209	Office Supplies 05/21	$ 101.72
Quill LLC	4538	16834575	Office Supplies 05/21	$ 125.87
Rizzetta & Company, Inc.	4526	INV0000058970	District Management Fees 06/21	$ 5,519.08
Rizzetta Amenity Services, Inc.	4543	INV00000000008839	Out Of Pocket Expenses 05/21	$ 100.00

Meadow Pointe III Community Development District

Paid Operation & Maintenance Expenditures

June 1, 2021 Through June 30, 2021

Vendor Name	Check Number	Invoice Number	Invoice Description	Invoice Amount
Rizzetta Amenity Services, Inc.	4553	INV00000000008860	Bi-Weekly Payroll/ Insurance Reimbursement 06/11/21	$ 11,042.07
Rizzetta Technology Services	4527	INV0000007609	Website Hosting, Backup 06/21	$ 100.00
Southern Automated Access Services LLC	4528	9538	Gate Phone 813-482-2049 05/21	$ 41.95
Southern Automated Access Services LLC	4528	9548	Gate Phone 813-435-0748 05/21	$ 51.95
Southern Automated Access Services LLC	4528	9564	Gate Repair Wrencrest 05/21	$ 6,880.00
Southern Automated Access Services LLC	4544	9595	Gate Phone/CAPXL Cloud 06/21	$ 115.50
Spectrum	4541	0034120094-01 06/21	1500 Meadow Pointe Blvd 06/21	$ 48.03
Straley Robin Vericker	4529	19871	Legal Services 04/21	$ 1,592.00
TECO	4545	311000030198 5/21	Summary Bill 05/21	$ 8,719.38
Times Publishing Company	4530	0000153255 04/18/21	Account #119369 Legal Advertising 04/21	$ 140.50
Times Publishing Company	4539	0000154335 04/21/21	Account #119369 Legal Advertising 04/21	$ 112.00
Waste Connections Of Florida	4531	5290064	Waste Disposal 04/21	$ 14,911.20
Waste Connections Of Florida	4546	951773	Waste Disposal Services 06/21	$ 66.00

Meadow Pointe III Community Development District

Paid Operation & Maintenance Expenditures

June 1, 2021 Through June 30, 2021

Vendor Name	Check Number	Invoice Number	Invoice Description	Invoice Amount
Withlacoochee River Electric Cooperative, Inc.	4532	1353910 5/21	Street Lights 05/21	$ 1,433.94
Withlacoochee River Electric Cooperative, Inc.	4547	Electric Summary 05/21	Electric Summary 05/21	$ 337.48
Report Total				**$ 71,259.56**