



Rizzetta & Company

# **K-Bar Ranch II Community Development District**

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**Board of Supervisors Meeting  
April 18, 2024**

**District Office:  
2700 S. Falkenburg Rd. Suite 2745  
Riverview, FL 33578  
813-533-2950**

[www.kbarranchiicdd.org](http://www.kbarranchiicdd.org)

## **K-BAR RANCH II COMMUNITY DEVELOPMENT DISTRICT**

M/I Homes of Tampa, LLC 4343 Anchor Plaza Parkway, Suite 200, Tampa, FL 33634

<b>Board of Supervisors</b>	Michele Emery	Chair
	Duzianthan Mohan	Vice Chair
	Greg Halstead	Assistant Secretary
	James Finley	Assistant Secretary
	Chloe Firebaugh	Assistant Secretary
<b>District Manager</b>	Matt O'Nolan	Rizzetta & Company, Inc.
<b>District Counsel</b>	Andy Cohen	Persson Cohen Mooney Fernandez & Jackson, P.A.
<b>District Engineer</b>	Tonja Stewart	Stantec Consulting Services

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

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

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

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

**K-BAR RANCH II COMMUNITY DEVELOPMENT DISTRICT**  
**DISTRICT OFFICE • 2700 S. Falkenburg Road, Suite 2745, Riverview, FL 33578**  
**Mailing Address - 3434 Colwell Avenue, Suite 200, Tampa, Florida 33614**

[WWW.KBARRANCHIICDD.ORG](http://WWW.KBARRANCHIICDD.ORG)

**Board of Supervisors**  
**K-Bar Ranch II Community**  
**Development District**

4/10/2024

**AGENDA**

Dear Board Members:

The regular meeting of the Board of Supervisors of the K-Bar Ranch II Community Development District will be held on **Thursday, April 18, 2024 at 6:00 p.m.**, at the Amenity Center, located at 10820 Mistflower Lane, Tampa, FL 33647. The following is the agenda for the meeting:

- 1. CALL TO ORDER/ROLL CALL**
- 2. AUDIENCE COMMENTS**
- 3. STAFF REPORTS**
  - A. Landscape Inspection Report..... Tab 1
  - B. Presentation of Aquatics Report..... Tab 2
  - C. Clubhouse Manager Report..... Tab 3
  - D. District Counsel
  - E. District Engineer
    1. Consideration of Grant of Easement..... Tab 4
    2. Consideration of Parcel G Conveyance ..... Tab 5
  - F. District Manager Report ..... Tab 6
    1. Review of Financial Statement ..... Tab 7
- 4. BUSINESS ADMINISTRATION**
  - A. Consideration of the Minutes of the Board of Supervisors' Meeting held on March 21, 2024 ..... Tab 8
  - B. Consideration of Operation and Maintenance Expenditures for February 2024..... Tab 9
- 5. BUSINESS ITEMS**
  - A. Consideration of Securiteam Proposal ..... Tab 10
  - B. Consideration of Shed Proposal ..... Tab 11
  - C. Consideration of Utility Vehicle ..... Tab 12
- 6. SUPERVISOR REQUESTS**
- 7. ADJOURNMENT**

We look forward to seeing you at the meeting. In the meantime, if you have any questions, please do not hesitate to call us at (813) 533-2950.

Sincerely,

*Matt O'Nolan,*

District Manager

# Tab 1

# K BAR RANCH II

## LANDSCAPE INSPECTION REPORT



April 10, 2024

Rizzetta & Company

Jason Liggett-Landscape Specialist



Rizzetta & Company  
Professionals in Community Management

# Summary, Recent and Upcoming Events, Hawk Valley, Redwood Pt.

## General Updates, Recent & Upcoming Maintenance Events

- ❖ Make sure crews are mowing weekly. Things are really starting to grow.

The following are action items for Pine Lake Services to complete. Please refer to the item # in your response listing action already taken or anticipated time of completion. **Red text** indicates deficient from previous report. **Bold Red text** indicates deficient for more than a month. **Green text** indicates a proposal has been requested. **Blue** indicates irrigation. **Purple** is installation contractor. **Orange** indicate tasks to be completed by Staff and **Bold, underlined black** indicates updates or questions for the BOS.

1. Look at the oak trees on Kbar Ranch Parkway with the new growth we have a few that are under the 10 foot spec please correct these.
2. Pine Lake to look at the Magnolia Trees at the entrance to Redwood Pointe and provide information on what can be done to improve the vigor in these? Maybe root drenches?(Pic 2)
3. Remove the moss in the Oak trees along the fence up to 15 feet at the Redwood Pointe Entrance.(pic 3)
4. Continue to monitor and work on the Copperleaf at the Redwood Pointe entrance on both sides.
5. Eradicate the nutsedge in the Sain Augustine on the outbound side of the Briar Brook entrance in front of the plant bed.
6. Make sure crews are changing the mow patterns in the Saint Augustine on Mistflower lane to prevent rutting.
7. Remove the dead Bottlebrush in the center island at the Sundrift I entrance.
8. Pine Lake to look at the Magnolia Trees at the Sundrift II entrance. Seem we have the same issue as the Redwood Pointe entrance.
9. Treat the turf weeds in the Bermuda throughout the pool area.



# Kbar Ranch II

10. Throughout the pool area we have a lot of Jack Frost Ligustrum struggling please provide the district a cost to remove this material and install something else that will beautify the pool area. (.Pic 10,10a,10b)



11. Remove the dead from the Flax Lillie's on the outbound side of Mistflower lane at the traffic circle along the berm.(pic 11)



12. Revisit the oak trees on the Mistflower lane and make sure they are prune up to 10 feet per the scope.(pic 12)



13. Improve the turf color at the Eagle Creek entrance it is still a very yellow color. Did this area get missed with the fertilization?

## **Tab 2**



Chris Thompson

Blue Water Aquatics, Inc.

3/28/2024 | 9 Photos



# K-Bar Ranch CDD II Aquatics Report



# March Aquatics Report

March provided plenty of rain and the ponds have filled to their normal level. As we move into spring, you can expect to see more critters (alligators, snakes, nesting birds) out and about near the pond banks. The littoral shelves will continue to green up with more sun and rain. Keep in mind that more rain and sunshine fuel algae growth. We will continue to take appropriate measures to minimize algae by periodically testing phosphate levels in the more algae prone ponds.



Pond EC4

**Treated:**

- Grasses
- Brush

Routine spot spraying for nuisance and non-native vegetation will continue.

This pond rarely has any major issues. It is tucked away near the Meadow Pointe entrance. Common unwanted plants that are treated in this pond are pennywort, creeping water primrose, and sedge. When identified, these...

Project: K-Bar Ranch II CDD

Date: 3/26/2024, 9:44am

Creator: Darren Maio



Pond FC670250A - This large pond had a small population of cattails growing in the middle of it 2 months ago. We inserted our small specialized boat into the water so we could treat the unwanted vegetation. The cattails were successfully treated and have not returned. We will continue to monitor and treat the pond for any invasive aquatic plants.

Project: K-Bar Ranch II CDD

Date: 3/26/2024, 10:04am

Creator: Darren Maio



Pond SDII5 - This pond was treated earlier this month for a ring of filamentous algae around the perimeter. An algaecide treatment was performed, and the unwanted algae was eliminated. We will continue to monitor this pond for algae development.

Project: K-Bar Ranch II CDD

Date: 3/26/2024, 10:12am

Creator: Darren Maio



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Pond 231 - Upon inspection today, 3/26, a small ring of filamentous algae was identified and treated with an algicide. The pond will be reinspected during the first week of April to ensure the treatment was successful.

Project: K-Bar Ranch II CDD  
Date: 3/26/2024, 10:26am  
Creator: Darren Maio



5

Pond 223 - This small pond was recently treated for floating vegetation. The specialized treatment was successful. We will continue to inspect and treat this pond as needed.

Project: K-Bar Ranch II CDD  
Date: 3/26/2024, 10:46am  
Creator: Darren Maio



6

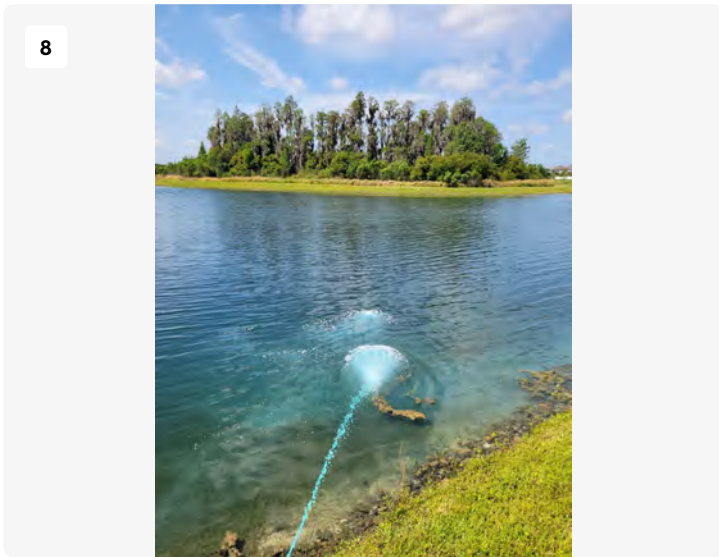
Pond 240 - Pond 240 has sandy banks that are occupied at times with unwanted vegetation such as pennywort and torpedo grass. When present, they grow out into the ponds deeper areas. During my inspection today, I treated several outreaching vines of pennywort and torpedo grass. We will continue to monitor and treat any unwanted aquatic plants in and around this pond.

Project: K-Bar Ranch II CDD  
Date: 3/26/2024, 11:11am  
Creator: Darren Maio



7  
Pond 104 - At the beginning of March, during our first inspection and treatment, pond 104 had a filamentous algae bloom. An algaecide treatment was performed. During today's inspection, almost all of the algae was gone. A small amount remained that was retreated.

Project: K-Bar Ranch II CDD  
Date: 3/26/2024, 11:44am  
Creator: Darren Maio



8  
Pond 210 - There was a ring of algae present today during my inspection. I treated the pond using an algaecide and will follow up with the status of the algae during my April inspections.

Project: K-Bar Ranch II CDD  
Date: 3/26/2024, 12:14pm  
Creator: Darren Maio



9  
Pond 102 - This month, pond 102 was treated for Azolla. Azolla is a vast spreading floating plant that can quickly choke out a pond. The pond was treated with a specialized herbicide that targets these small floating plants. During my inspection today, there was no Azolla present.

Project: K-Bar Ranch II CDD  
Date: 3/26/2024, 12:54pm  
Creator: Darren Maio

# Aquatic Services Report

## Technician

Doug Fitzhenry

## Job Details

Service Date	3/6/2024
Customer	K-Bar Ranch CDD II
Weather Conditions	Partly Cloudy
Wind	5e
Temperature	86
Multiple Sites Treated	Yes



## Ponds Treated Information

Repeatable - 3 Count

1 of 3

Pond Numbers	193 242 sdii2 sdii3 sdii4 sdii5 sdii1 fc670250a fc630151 243 fc242a 241 240 a13wca 231 243 fc231 232 fc230 230 221 fc220 213 211 c2 c3 223 222 212 220 210
Service Performed	Treatment
Work Performed	<input checked="" type="checkbox"/> Grasses
Equipment Used	<input checked="" type="checkbox"/> ATV/UTV
Water Level	High
Restrictions	None
Observations/Recommendations	Sites treated for invasive growth

2 of 3

Pond Numbers	210 sdii2 sdii3
Service Performed	Treatment
Work Performed	<input checked="" type="checkbox"/> Algae
Equipment Used	<input checked="" type="checkbox"/> ATV/UTV
Water Level	High

# Aquatic Services Report

Restrictions	None
Observations/Recommendations	Sites treated for algae
3 of 3	
Pond Numbers	210
Service Performed	Treatment
Work Performed	<input checked="" type="checkbox"/> Algae
Equipment Used	<input checked="" type="checkbox"/> ATV/UTV
Water Level	High
Restrictions	None
Observations/Recommendations	Dye added to site to help slow algae. Growth

# Aquatic Services Report

## Technician

Darren Maio

## Job Details

Service Date	3/6/2024
Customer	K-Bar Ranch CDD II
Weather Conditions	Partly Cloudy
Wind	9 MPH SE
Temperature	75*
Multiple Sites Treated	Yes



## Ponds Treated Information

Repeatable - 2 Count

1 of 2

Pond Numbers	EWR3, 121, 122, EWR2, 100, 101, 102, FC105, 103, 104, FC40, 202, 204, 205, 201, 203, A10, 200, S1, 190, 192, 193, 242, 191, 191A, 192, EC1, EC2, EC3, EC4, EC5, EC6, EC7, EC8, EC9
Service Performed	Treatment
Work Performed	<input checked="" type="checkbox"/> Brush <input checked="" type="checkbox"/> Floating <input checked="" type="checkbox"/> Grasses
Equipment Used	<input checked="" type="checkbox"/> ATV/UTV
Water Level	High
Restrictions	None
Observations/Recommendations	Treated ponds for azolla, duckweed, torpedo grass, alligator weed, pennywort, creeping water primrose, barnyard grass, watersprite, and bacopa.

2 of 2

Pond Numbers	104, 122, 121,
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# Aquatic Services Report

Service Performed	Treatment
Work Performed	<input checked="" type="checkbox"/> Algae
Equipment Used	<input checked="" type="checkbox"/> ATV/UTV
Water Level	High
Restrictions	None
Observations/Recommendations	Treated ponds for filamentous algae and planktonic algae.

# Aquatic Services Report

## Technician

Darren Maio

## Job Details

Service Date	3/19/2024
Customer	K-Bar Ranch CDD II
Weather Conditions	Partly Cloudy
Wind	12 MPH NE
Temperature	60*
Multiple Sites Treated	Yes



## Ponds Treated Information

Repeatable - 1 Count

1 of 1

Pond Numbers	210, 212, 213, 211, 212, C3, C2, 223, 222, 221, FC220, 232, 230, FC230, FC231, 231, A13, 240, WCA, 243, FC242A, 244, FC242B, FC630151, FC670250A, SDII1, SDII2, SDII3, SDII4, EWR3, 121, 122, EWR2, 100, 101, 102, FC105, 103, 104, FC40, 202, 204, 205, 201, 203, A10, 200, S1, 190, 192, 193, 242, 191, 191A, 192, EC1, EC2, EC3, EC4, EC5, EC6, EC7, EC8, EC9
Service Performed	Inspection
Water Level	Normal
Observations/Recommendations	The ponds in K BAR 2 are in good condition overall. The majority of ponds are free of filamentous algae. The invasive vegetation that was treated during the first visit of the month is dying or dead. I will re-inspect the ponds on my next visit and conduct my report.

# Aquatic Services Report

## Technician

Darren Maio

## Job Details

Service Date	3/26/2024
Customer	K-Bar Ranch CDD II
Weather Conditions	Partly Cloudy
Wind	10 MPH SSE
Temperature	82*
Multiple Sites Treated	Yes



## Ponds Treated Information

Repeatable - 2 Count

1 of 2

Pond Numbers	EWR3, 121, 122, EWR2, 100, 101, 102, FC105, 103, 104, FC40, 202, 204, 205, 201, 203, A10, 200, S1, 190, 192, 193, 242, 191, 191A, 192, EC1, EC2, EC3, EC4, EC5, EC6, EC7, EC8, EC9, 210, 212, 213, 211, 212, C3, C2, 223, 222, 221, FC220, 232, 230, FC230, FC231, 231, A13, 240, WCA, 243, FC242A, 244, FC242B, FC630151, FC670250A, SDII1, SDII2, SDII3, SDII4
Service Performed	Inspection
Water Level	Normal
Observations/Recommendations	Inspected all K BAR 2 CDD ponds. The ponds look good, and there are no major issues to report. I treated a few ponds for some filamentous algae. KBAR 2 report completed.

2 of 2

Pond Numbers	104, 210, 231
Service Performed	Treatment
Work Performed	<input checked="" type="checkbox"/> Algae

## Aquatic Services Report

Equipment Used

ATV/UTV

Water Level

Normal

Restrictions

None

Observations/Recommendations

Treated ponds for filamentous algae.

## **Tab 3**

# K-BAR RANCH II

COMMUNITY DEVELOPMENT DISTRICT

10820 Mistflower Lane  
Tampa, FL 33647  
Phone 813-388-9646  
manager@kbarll.com

## Clubhouse Manager's Report April 2024 Meeting

### Operations and Maintenance Report

#### Amenities Center

- Getting proposals for bike racks
- Securiteam helped get the resident gate cameras working for the office.
- Ordered fifteen no fishing signs out of the thirty fishing signs they are going up now.
- Getting ready to start gutters on the amenity center.
- Cooper pools has started on April first and did a deep clean of the pool.
- Placed new signs on rental room to not block doors.
- Put in chair holder for amenity center looking to order one more
- Dave pressure washed pavers
- Setting the days up when gutter drains will be put in
- Ordered six new barrier arms three will be replaced this week
- Proposal for shed to hold utility cart.

#### Gates

- Fixed Eagle Creeks barrier arm nylon nut on entrance side
- Fixed barrier arm at Old Spanish
- Fixed gate at Hawk Valley
- Fixed gate at Eagles creek
- Fixed are at Sundrift Two
- Fixed the mag lock at Sundrift 1
- Fixed hinges on Sudrift 1
- Fixed barrier arm
- Many more have been fixed by Dave too many to list on report

#### Events/Activities

- Every Wednesday Coffee Day

## **Tab 4**

**GRANT OF EASEMENT AND  
RIGHTS TO EXTRACT FILL DIRT AGREEMENT**

**THIS GRANT OF EASEMENT AND RIGHTS TO EXTRACT FILL DIRT AGREEMENT** (“Agreement”) is made and entered into this \_\_\_ day of \_\_\_\_\_, 2024, between **K-Bar Ranch II Community Development District**, a local unit of special-purpose government established pursuant to Chapter 190, Florida Statutes (“District”) and **M/I HOMES OF TAMPA, LLC**, a Florida limited liability company (“M/I”).

**RECITALS**

**WHEREAS**, M/I constructed a pond located within the area identified below as the “Pond”; and

**WHEREAS**, the Pond is included in Tract B-1 designated as Open Space and Drainage Area (CDD) on the K-Bar Ranch – Parcel G plat and is owned and maintained by the District; and

**WHEREAS**, the Pond only provides flood plain compensation and does not contain any drainage control structures; and

**WHEREAS**, the Pond has been conveyed to the District by special warranty deed executed contemporaneously herewith and subject to this Agreement and rights retained herein by M/I; and

**WHEREAS**, within the Pond is additional fill dirt that may be extracted and utilized for the limited purpose of developing that portion of the K-Bar Ranch property located to the east of the Pond.

**NOW, THEREFORE**, based upon good and valuable consideration and the mutual covenants of M/I and the District (collectively, referred to as the “Parties”), the receipt of which and sufficiency of which are hereby acknowledged, the Parties agree as follows:

1. Grant of Easement. District does hereby grant, bargain, sell, assign and convey to M/I and M/I successors and assigns (as limited herein) a non-exclusive easement for the purpose of extracting fill dirt from the Pond with the full right of ingress, egress and access on, in, over, under, across and through the following described parcel of real estate located in the City of Tampa, Hillsborough County, Florida, as more particularly described as follows:

See Exhibit “A” attached hereto and made a part hereof by this reference (“Easement/Pond Property”).

This Easement shall also include the right of access to the Pond across any upland property owned by the District located between the Easement/Pond Property and the property owned by third parties directly east of the Easement/Pond Property (collectively, the “Access Parcel”).

2. Rights to Fill Dirt. This Agreement also includes the right of M/I and M/I’s successors or assigns to extract fill dirt from the Pond.



- (a) Prior to entry upon the Easement/Pond Property, or the extraction of fill dirt from the Pond, M/I shall:
  - (i) Obtain all required permits and approvals, including permits and approvals from the City of Tampa and the Southwest Florida Water Management District;
  - (ii) Place in escrow for the benefit of the District an amount equaling one hundred twenty-five percent (125%) of the cost to fully restore the Easement/Pond Property to meet all permits and approvals (“Restoration Costs”). A registered engineer shall provide the District with a written certification confirming the Restoration Costs;
  - (iii) Provide a draft escrow agreement for the Restoration Costs to the District attorney for their review and approval; and
  - (iv) Provide that the terms of the escrow agreement will provide that the release of funds to M/I will be subject to the District engineer’s written approval of the final restoration of the Pond and Access Parcel.

3. Responsibilities of M/I.

- (a) M/I shall comply with necessary economic, operational, safety, insurance, and other compliance requirements imposed by federal, state, county, municipal or regulatory bodies, relating to the extraction of the Fill Dirt.
- (b) M/I shall maintain throughout the extraction operations the following insurance:
  - (i) Worker's Compensation Insurance as required by Florida law.
  - (ii) Commercial General Liability Insurance covering M/I's legal liability for bodily injuries, with limits of not less than \$1,000,000 combined single limit bodily injury and property damage liability, and covering at least M/I's Liability Coverage with limits of at least \$1,000,000 (one million dollars) per accident or disease.
  - (iii) Automobile Liability Insurance covering all owned, hired and non-owned vehicles with Personal Protection Insurance and Property Protection Insurance to comply with the provisions of Florida laws, including residual liability insurance with a minimum combined single limit of \$1,000,000 each accident for bodily injury and property damage.
- (c) Prior to commencing the extraction, M/I shall add the District as an additional insured to its insurance policies. M/I shall furnish the District

with the Certificate of Insurance evidencing compliance with this requirement. No certificate shall be acceptable to the District unless it provides that any change or termination within the policy periods of the insurance coverages, as certified, shall not be effective within thirty (30) days of prior written notice to the District.

- (d) M/I agrees to indemnify, defend and hold the District and its supervisors, officers, managers, agents and employees harmless from any and all liability, claims, actions, suits or demands by any person, corporation or other entity for injuries, death, property damage or of any nature, arising out of, or in connection with, the extraction to be performed by M/I, including litigation or any appellate proceedings with respect thereto. M/I further agrees that nothing herein shall constitute or be construed as a waiver of the Districts limitations on liability contained in section 768.28, Florida Statutes, or other statute or law. Obligations under this section shall include the payment of all settlements, judgments, damages, liquidated damages, penalties, forfeitures, back pay awards, court costs, arbitration and/or mediation costs, litigation expenses, attorney fees, and paralegal fees (incurred in court, out of court, on appeal, or in bankruptcy proceedings) as ordered.
- (e) All permits and/or licenses necessary for the work to be performed under this Agreement shall be obtained and paid for by M/I.
- (f) Under no circumstance, unless agreed in writing by the District, is fill dirt extracted from the Pond to be used for any purpose other than the development of the land situated and abutting the Access Parcel on the east.

4. Notices. Whenever either party desires to give notice to the other, it must be given by written notice, sent by certified United States mail, with return receipt requested, addressed to the party for whom it is intended, at the place last specified, and the place for giving of notice in compliance with the provisions of this paragraph.

5. Assignment. This Agreement is not transferrable or assignable by either party without the written approval of both parties, except M/I may transfer and assign its interest herein to the Developer/Owner of the vacant land lying east of the Easement/Pond Property and/or an affiliated entity of the Developer/Owner.

6. Third Party Beneficiaries. This Agreement is solely for the benefit of the District and M/I and no right or cause of action shall accrue upon or by reason, to or for the benefit of any third party not a formal party to this Agreement.

7. Governing Law. This Agreement shall be governed under the laws of the State of Florida with venue in Hillsborough County, Florida.

8. Enforcement of Agreement. In the event it shall become necessary for either party to institute legal proceedings in order to enforce the terms of this Agreement, the prevailing party

shall be entitled to all costs, including reasonable attorney's fees at both trial and appellate levels against the non-prevailing party.

9. Amendments. Amendments to and waivers of the provisions contained in this Agreement may be made only by an instrument in writing which is executed by both the District and M/I.

10. Severability. The invalidity or unenforceability of any one or more provisions of this Agreement shall not affect the validity or enforceability of the remaining portions of this Agreement, or any part of this Agreement not held to be invalid or unenforceable.

11. Miscellaneous Provisions. The execution of this Agreement has been duly authorized by the appropriate body or official of the District and M/I, both the District and M/I have complied with all the requirements of law, and both the District and M/I have full power and authority to comply with the terms and provisions of this instrument.

*[Signature Page Follows]*

**IN WITNESS WHEREOF**, the parties hereto have executed this Agreement as of the day and year first written above.

**M/I Homes of Tampa, LLC**

**K-Bar Ranch II  
Community Development District**

By: \_\_\_\_\_  
Name: \_\_\_\_\_  
Title: \_\_\_\_\_

By: \_\_\_\_\_  
Name: \_\_\_\_\_  
Title: Chair of the Board of Supervisors

**EXHIBIT “A”**

**Legal Description**

(See attached)

# Description Sketch

## (Not A Survey)



**DESCRIPTION:** A portion of Tract "B-1" of K-BAR RANCH - PARCEL G, according to the plat thereof, as recorded in Plat Book 144, Pages 138 through 162. of the public records of Hillsborough County Florida, lying in Section 2, Township 27 South, Range 20 E, Hillsborough County, Florida, and being more particularly described as follows:

**BEGIN**, at the Northeast corner of said K-BAR R - PARCEL G, run thence along the East Boundary thereof, S.07°20'35"W., a distance of 471.09 feet; thence departing said East boundary, N.81°10'27"W., a distance of 25.32 feet; thence Southwesterly, 35.49 feet along the arc of a non-tangent curve to the right having a radius of 30.00 feet and a central angle of 67°46'38" (chord bearing S.42°42'52"W., 33.45 feet); thence S.76°36'11"W., a distance of 13.93 feet; thence Southwesterly, 16.89 feet along the arc of a non-tangent curve to the left having a radius of 25.00 feet and a central angle of 38°42'14" (chord bearing S.62°55'55"W., 16.57 feet); thence S.43°34'47"W., a distance of 71.58 feet; thence S.51°16'43"W., a distance of 42.96 feet; thence Southwesterly, 5.62 feet along the arc of a tangent curve to the left having a radius of 25.00 feet and a central angle of 12°52'14" (chord bearing S.44°50'36"W., 5.60 feet); thence S.38°24'29"W., a distance of 57.01 feet; thence Southwesterly, 5.74 feet along the arc of a tangent curve to the left having a radius of 25.00 feet and a central angle of 13°08'46" (chord bearing S.31°50'05"W., 5.72 feet); thence S.25°15'42"W., a distance of 68.65 feet; thence S.36°27'59"W., a distance of 37.21 feet; thence Southerly, 13.99 feet along the arc of a tangent curve to the left having a radius of 25.00 feet and a central angle of 32°03'23" (chord bearing S.20°26'17"W., 13.81 feet); thence S.04°24'36"W., a distance of 71.55 feet; thence Southerly, 7.57 feet along the arc of a tangent curve to the left having a radius of 25.00 feet and a central angle of 17°20'29" (chord bearing S.04°15'39"E., 7.54 feet); thence S.12°55'54"E., a distance of 59.02 feet; thence Southeasterly, 11.45 feet along the arc of a tangent curve to the left having a radius of 25.00 feet and a central angle of 26°15'10" (chord bearing S.26°03'29"E., 11.36 feet); thence S.39°11'04"E., a distance of 42.09 feet; thence S.24°19'03"E., a distance of 15.68 feet; thence N.76°21'57"W., a distance of 172.74 feet; thence N.59°42'19"W., a distance of 16.90 feet; thence S.88°29'26"W., a distance of 221.61 feet; thence N.39°13'17"W., a distance of 36.26 feet; thence Northwesterly, 5.35 feet along the arc of a tangent curve to the left having a radius of 25.00 feet and a central angle of 12°15'40" (chord bearing N.45°21'07"W., 5.34 feet); thence N.51°28'57"W., a distance of 66.94 feet; thence N.18°45'05"W., a distance of 12.59 feet; thence Northwesterly, 22.90 feet along the arc of a tangent curve to the left having a radius of 25.00 feet and a central angle of 52°29'11" (chord bearing N.44°59'40"W., 22.11 feet); thence N.71°14'16"W., a distance of 20.42 feet; thence N.37°43'39"W., a distance of 56.43 feet; thence N.32°41'58"W., a distance of 38.19 feet; thence Northwesterly, 14.41 feet along the arc of a tangent curve to the left having a radius of 25.00 feet and a central angle of 33°02'12" (chord bearing N.49°13'04"W., 14.22 feet); thence N.65°44'10"W., a distance of 19.61 feet; thence N.26°50'07"W., a distance of 79.09 feet; thence N.12°31'34"E., a distance of 142.16 feet; thence Northerly, 6.71 feet along the arc of a tangent curve to the left having a radius of 25.00 feet and a central angle of 15°22'23" (chord bearing N.04°50'23"E., 6.69 feet); thence N.02°50'48"W., a distance of 70.32 feet; thence N.15°03'01"E., a distance of 124.11 feet; thence Northeasterly, 41.64 feet along the arc of a tangent curve to the right having a radius of 30.00 feet and a central angle of 79°31'12" (chord bearing N.54°48'37"E., 38.37 feet); thence S.85°25'47"E., a distance of 86.46 feet; thence Northeasterly, 19.46 feet along the arc of a tangent curve to the left having a radius of 10.00 feet and a central angle of 111°30'40" (chord bearing N.38°48'53"E., 16.53 feet); thence N.16°56'27"W., a distance of 70.95 feet; thence N.12°00'41"W., a distance of 185.38 feet to the North boundary of said K-BAR RANCH - PARCEL G; thence along said North boundary, N.89°56'34"E., a distance of 784.25 feet to the **POINT OF BEGINNING**.

Containing 13.969 acres, more or less.

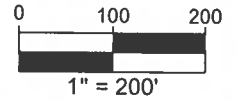
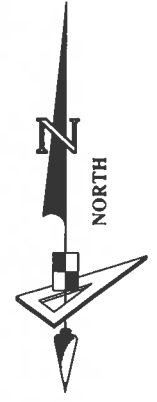
**SURVEYOR'S NOTES:**

- Bearings shown hereon are based on the North boundary of Section 2, Township 27 South, Range 20 East Hillsborough County, Florida, having a Grid bearing of N.89°56'34"E. The Grid Bearings as shown hereon refer to the State Plane Coordinate System, North American Horizontal Datum of 1983 (NAD 83-2011 Adjustment) for the West Zone of Florida.
- I do hereby certify that this sketch & description was made under my supervision and meets the standards of practice set forth by the Florida Board of Professional Surveyors & Mappers stated in rules 5J-17.051, 5J-17.052, and 5J-17-053, Florida administrative code, pursuant to Section 472.027, Florida statutes.

 <p>Digitally signed by Charles Arnett Date: 2024.03.08 17:27:31 -05'00'</p> <p>Charles M. Arnett      LS6884</p>	<p><b>JOB #:</b> K-BAR RANCH PARCEL G - POND 1060A</p> <p><b>DRAWN:</b> DSW      <b>DATE:</b> 02/08/2024      <b>CHECKED:</b> CMA</p> <p><b>Prepared For:</b> MI HOMES</p>	<p>West Florida 213 Hobbs Street Tampa, Florida 33619 Phone: (813) 248-8888 Fax: (813) 248-2266 www.geopointsurvey.com Licensed Business No.: LB 7768</p>  <p><b>GeoPoint</b> Surveying, Inc.</p>																	
	<table border="1" style="width: 100%; border-collapse: collapse;"> <thead> <tr> <th colspan="3" style="text-align: center;">Revisions</th> </tr> <tr> <th style="width: 15%;">DATE</th> <th style="width: 65%;">DESCRIPTION</th> <th style="width: 20%;">DRAWN</th> </tr> </thead> <tbody> <tr> <td style="text-align: center;">---</td> <td style="text-align: center;">---</td> <td style="text-align: center;">---</td> </tr> <tr> <td style="text-align: center;">---</td> <td style="text-align: center;">---</td> <td style="text-align: center;">---</td> </tr> <tr> <td style="text-align: center;">---</td> <td style="text-align: center;">---</td> <td style="text-align: center;">---</td> </tr> <tr> <td style="text-align: center;">---</td> <td style="text-align: center;">---</td> <td style="text-align: center;">---</td> </tr> </tbody> </table>		Revisions			DATE	DESCRIPTION	DRAWN	---	---	---	---	---	---	---	---	---	---	---
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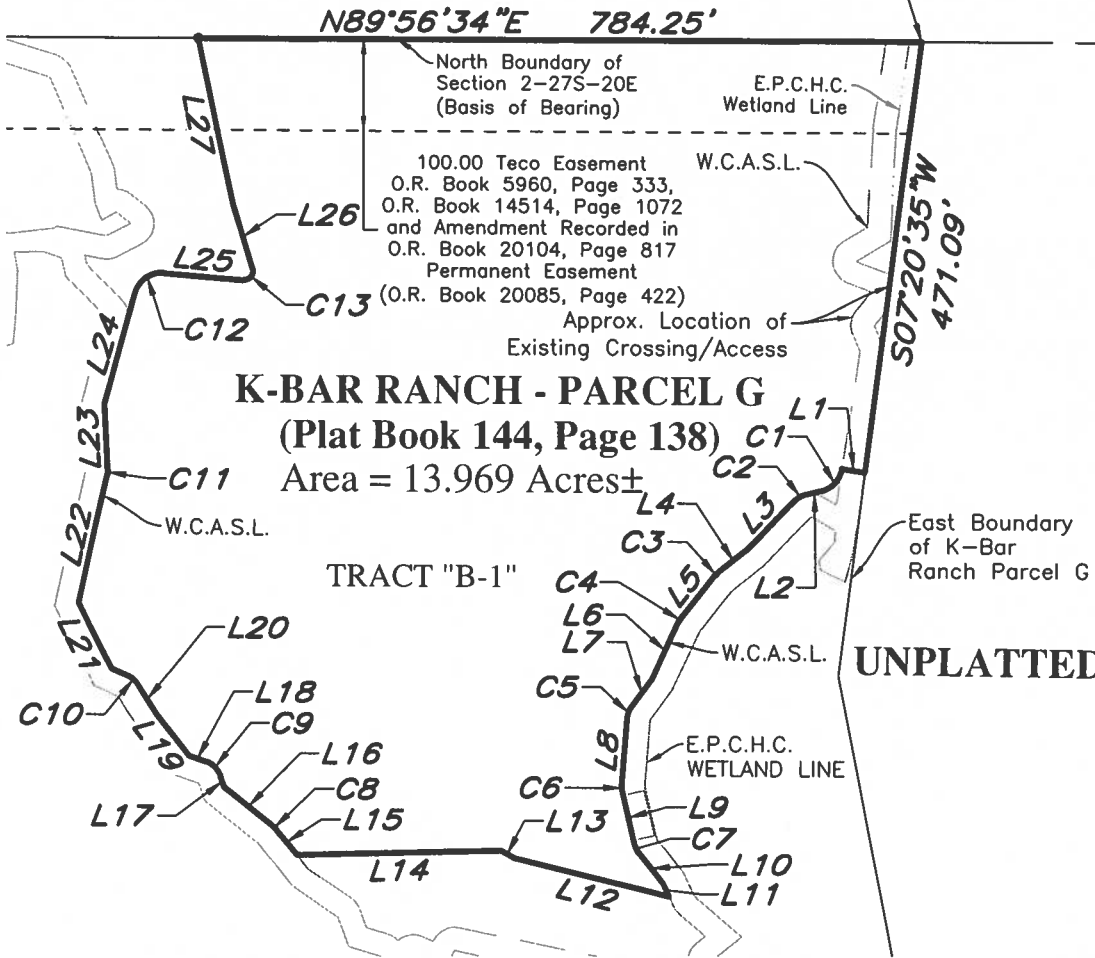
# Description Sketch

(Not A Survey)



**UNION PARK  
PHASE 6A, 6B & 6C  
(Plat Book 76, Page 27)**

**POINT OF BEGINNING**  
Northeast Corner of K-Bar Ranch Parcel  
G (Plat Book 144, Page 138)



**K-BAR RANCH - PARCEL G**  
(Plat Book 144, Page 138)  
Area = 13.969 Acres ±

## LEGEND

- W.C.A.S.L. - - - - Wetland Conservation Area Setback Line
- E.P.C.H.C. - - - - Environmental Protection Commission of Hillsborough County

See Sheet 1 for Description, Signatures & Revisions  
See Sheet 3 for Tables

West Florida  
213 Hobbs Street  
Tampa, Florida 33619  
Phone: (813) 248-8888  
Fax: (813) 248-2266  
www.geopointsurvey.com  
Licensed Business No.: LB 7768

**GeoPoint**  
Surveying, Inc.

# Tab 5



## ENGINEER'S CERTIFICATE

I, Tonja Stewart, a Registered Professional Engineer in the State of Florida, Registration No. 47704, hereby certify the following associated completed work within the K-Bar Ranch II Community Development District (District) Capital Improvement Project for Assessment Area Two:

1. The infrastructure and/or improvements contained within Tracts A, B-1, B-2, B-3, B-4, M-1 and M-2, and the Drainage and Maintenance Access Easements, Retaining Wall Easements and Irrigation Easements, as described in K-BAR RANCH PARCEL G, according to the map or plat thereof recorded in Plat Book 144, Pages 138-162 of the Public Records of Hillsborough County, Florida.

To the best of my knowledge, the constructed improvements have been installed in conformance with project plans and specifications and are otherwise in conformance with applicable rules, regulations, laws, ordinances, and construction permits and approvals and specifically benefits property within the boundaries of the District as described in the Engineer's Report.

The permits necessary to operate and maintain the improvements have been obtained or if not obtained, we know of no reason that such permits cannot be obtained in a timely fashion in due course, which can be assignable to the District if necessary.

The improvements have been installed or constructed on lands owned by the District, lands owned by another governmental entity, lands to be conveyed to the District, or upon lands which the District has an easement, license or other similar legal right to construct, operate and/or maintain the constructed improvements.

Signed and sealed this \_\_\_\_ day of March, 2024.

---

Tonja L. Stewart, P.E.  
Senior Project Manager  
Stantec Consulting Services Inc.

**LIEN AND POSSESSION AFFIDAVIT**

BEFORE ME, the undersigned authority, personally appeared \_\_\_\_\_ as Vice President of M/I HOMES OF TAMPA, LLC (the "Owner"), who being by me first duly sworn, deposes on oath and states as follows:

1. Owner is the fee simple owner of that certain real property located and situated in Hillsborough County, Florida, being more particularly described as and Tracts A, B-1, B-2, B-3, B-4, M-1 and M-2, and the Drainage and Maintenance Access Easements, Retaining Wall Easements and Irrigation Easements, as described in K-BAR RANCH PARCEL G, according to the map or plat thereof recorded in Plat Book 144, Pages 138-162 of the Public Records of Hillsborough County, Florida (the "Property").

2. There have been no improvements, alterations or repairs to the Property within the past ninety (90) days for which the costs, or any part thereof, remain unpaid, or which will not be paid in the ordinary course of business.

3. There are no construction, materialmen's, or laborers' liens against the Property or any part thereof, all of the foregoing persons have been or will be paid when due, and no contractor, subcontractor, laborer, materialman, engineer or surveyor, or the employee of any of the foregoing, has a current lien on the Property or the right to a lien against the Property or any part thereof.

4. There is no party in possession of the Property other than the Owner, either with or without the consent of the Owner, and there are no leases, written or unwritten, with respect to any portion of the Property which would entitle any third party to possession of any part of the Property.

5. To the best knowledge of the undersigned, there are no easements or claims of easements affecting the Property not shown by the Public Records of Hillsborough County, Florida.

6. There are no judgments, claims, disputes, demands or other matters pending against Owner that could attach to the Property.

Dated: \_\_\_\_\_, 2024

M/I HOMES OF TAMPA, LLC, a Florida limited liability company

By: \_\_\_\_\_, Vice President

STATE OF FLORIDA )  
COUNTY OF \_\_\_\_\_)

The foregoing instrument was acknowledged before me by means of  physical presence or  online notarization this \_\_\_\_ day of \_\_\_\_\_, 2024, by \_\_\_\_\_, as Vice President of M/I Homes of Tampa, LLC, a Florida limited liability company, on behalf of the company, who is personally known to me  OR produced a Florida Driver's License  as identification.

(NOTARY SEAL)

\_\_\_\_\_  
Notary Public

\_\_\_\_\_  
(Type, Stamp or Print Name)

My commission expires:

## BILL OF SALE

KNOW ALL MEN BY THESE PRESENTS, that **M/I Homes of Tampa, LLC**, a Florida limited liability company, whose address for purposes hereof is 4343 Anchor Plaza Parkway, Suite 200, Tampa, FL 33634 (“Seller”), and in consideration of the sum of Ten Dollars (\$10.00) and other valuable consideration, to it paid by the **K-Bar Ranch II Community Development District**, a local unit of special-purpose government established pursuant to Chapter 190, Florida Statutes (“District”), the receipt whereof is hereby acknowledged, has granted, bargained, sold, transferred and delivered, and by these presents does grant, bargain, sell, transfer, and deliver unto the District, its successors and assigns, this \_\_\_ day of March, 2024 the following described property, assets and rights, to-wit:

All infrastructure and improvements (excluding water facilities and wastewater facilities owned by the City of Tampa), including but not limited to roadways, sidewalks, curbs, stormwater facilities, storm pipes, inlets and manholes, landscaping, signage, mail kiosks, and retaining walls, all as included in and on the Property attached as Exhibit “A.”

TO HAVE AN TO HOLD all of the foregoing unto the District, its successors and assigns, for its own use forever.

AND the Seller does hereby covenant to and with the District, its successors and assigns, that they are the lawful owners of the above-described personal property and assets and that Seller has good right to sell said personal property and assets and such items are free and clear of all monetary liens and encumbrances.

*[Signature page follows.]*

IN WITNESS WHEREOF, the Seller has caused this instrument to be executed in its name.

Witnesses:

M/I Homes of Tampa, LLC,  
a Florida limited liability company,

\_\_\_\_\_  
Name: \_\_\_\_\_  
(Print or Type Name)

By: \_\_\_\_\_  
Name: \_\_\_\_\_  
Title: \_\_\_\_\_

\_\_\_\_\_  
Name: \_\_\_\_\_  
(Print or Type Name)

**STATE OF FLORIDA  
COUNTY OF HILLSBOROUGH**

The foregoing instrument was acknowledged before me by means of  physical presence or  online notarization, this \_\_\_\_ day of March, 2024, by \_\_\_\_\_ as \_\_\_\_\_ of M/I Homes of Tampa, LLC, on behalf of the Florida limited liability company. He/she is personally known to me or  has produced (type of identification) as identification or  has produced (type of identification) as identification.

\_\_\_\_\_  
Signature of Notary

Name: \_\_\_\_\_  
(Print/Type Name)

Notary Public, State of Florida  
My Commission Expires: \_\_\_\_\_

**[AFFIX NOTARY SEAL OR STAMP]**

**EXHIBIT A**

**Legal Description**

Tracts A, B-1, B-2, B-3, B-4, M-1 and M-2, and the Drainage and Maintenance Access Easements, Retaining Wall Easements and Irrigation Easements, as described in K-BAR RANCH PARCEL G, according to the map or plat thereof recorded in Plat Book 144, Pages 138-162 of the Public Records of Hillsborough County, Florida.

This instrument should be  
returned after recording to:

Andy Cohen, Esquire  
Persson, Cohen & Mooney, P.A.  
6853 Energy Court  
Lakewood Ranch, Florida 34240

### **SPECIAL WARRANTY DEED**

THIS SPECIAL WARRANTY DEED is made this \_\_\_\_ day of March, 2024, by **M/I HOMES OF TAMPA, LLC, a Florida limited liability company**, whose mailing address is 4343 Anchor Plaza Parkway, Suite 200, Tampa, Florida 33634 (the "Grantor"), in favor of **K-BAR RANCH II COMMUNITY DEVELOPMENT DISTRICT, a local unit of special purpose government created and existing pursuant to Chapter 190, Florida Statutes**, whose mailing address is 12750 Citrus Park Lane, Suite 115, Tampa, Florida 33625 (the "Grantee").

WITNESSETH, that Grantor, for and in consideration of the sum of Ten and No/100 Dollars (\$10.00), and other good and valuable consideration in hand paid by Grantee, the receipt of which is acknowledged, does hereby remise, release convey and confirm to Grantee and Grantee's successors and assigns forever, all of the right, title, interest, claim and demand of Grantor, if any, in and to the lot, piece or parcel of land situate, lying and being in Hillsborough County, Florida described on **Exhibit A** attached hereto and a part hereof.

TOGETHER with all the tenements, hereditaments, and appurtenances thereto belonging or in anywise appertaining.

TO HAVE AND TO HOLD the same in fee simple forever.

AND Grantor covenants with Grantee that Grantor is lawfully seized of the land in fee simple; that Grantor has good right and lawful authority to sell and convey the land; that Grantor will fully warrant the title to the land and will defend the same against the lawful claims of all persons whomsoever lawfully claiming or purporting to claim the same, or any part thereof, by through or under Grantor, but not otherwise; and that the land is free of all encumbrances except

for zoning and land use regulations, property taxes for the current year (if not yet due and payable), easements, covenants, restrictions and other matters of record.

*[Signature pages follow.]*



IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed as of the date first above written.

WITNESSES:

\_\_\_\_\_

Printed Name: \_\_\_\_\_

Address: \_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

Printed Name: \_\_\_\_\_

Address: \_\_\_\_\_

\_\_\_\_\_

M/I HOMES OF TAMPA, LLC,  
a Florida limited liability company

By: \_\_\_\_\_

Name: \_\_\_\_\_

Title: Vice President

“Grantor”

[CORPORATE SEAL]

STATE OF FLORIDA                    )  
COUNTY OF HILLSBOROUGH        )

The foregoing instrument was acknowledged before me by means of  physical presence or  online notarization, this \_\_\_ day of \_\_\_\_\_, 2024, by \_\_\_\_\_ as Vice President of M/I Homes of Tampa, LLC, on behalf of the Florida limited liability company. He is personally known to me or  has produced (type of identification) as identification or  has produced (type of identification) as identification.

[AFFIX NOTARIAL SEAL]

\_\_\_\_\_  
NOTARY PUBLIC, STATE OF \_\_\_\_\_

Print Name: \_\_\_\_\_

**EXHIBIT A**

**Legal Description**

Tracts A, B-1, B-2, B-3, B-4, M-1 and M-2, and the Drainage and Maintenance Access Easements, Retaining Wall Easements and Irrigation Easements, as described in K-BAR RANCH PARCEL G, according to the map or plat thereof recorded in Plat Book 144, Pages 138-162 of the Public Records of Hillsborough County, Florida.

## **Tab 6**



**UPCOMING DATES TO REMEMBER**

- **Next Regular Meeting:** May 16 @ 6p
- **FY 2020-2021 Audit Completion Deadline:** Completed
- **Next Election:** November 2024
- **Quarterly Website Compliance Audit:** 100% in compliance

April 18

District  
Manager's  
Report

2024

K  
B  
A  
R  
  
R  
A  
N  
C  
H  
  
II

<u>FINANCIAL SUMMARY</u>	<u>3/31/2024</u>
General Fund Cash & Investment Balance:	\$1,795,199
Reserve Fund Cash & Investment Balance:	\$203,621
Debt Service Fund Investment Balance:	<u>\$1,460,518</u>
<b>Total Cash and Investment Balances:</b>	<b>\$3,459,338</b>
<b>General Fund Expense Variance: \$137,659</b>	<b>Under Budget</b>

# Tab 7



Rizzetta & Company

# **K-Bar Ranch II Community Development District**

---

**Financial Statements  
(Unaudited)**

**March 31, 2024**

**Prepared by: Rizzetta & Company, Inc.**

[kbarranchiicdd.org](http://kbarranchiicdd.org)  
[rizzetta.com](http://rizzetta.com)

**K-Bar Ranch II Community Development District**

Balance Sheet

As of 03/31/2024

(In Whole Numbers)

	General Fund	Reserve Fund	Debt Service Fund	Capital Project Fund	Total Gvmnt Fund	Fixed Assets Group	Long-Term Debt
<b>Assets</b>							
Cash In Bank	263,504	0	9,040	0	272,545	0	0
Investments	1,531,695	203,621	1,460,518	46,627	3,242,460	0	0
Accounts Receivable	107,367	0	55,010	0	162,376	0	0
Prepaid Expenses	1,167	0	0	0	1,167	0	0
Refundable Deposits	9,110	0	0	0	9,110	0	0
Fixed Assets	0	0	0	0	0	22,369,328	0
Amount Available in Debt Service	0	0	0	0	0	0	1,524,568
Amount To Be Provided Debt Service	0	0	0	0	0	0	13,545,432
<b>Total Assets</b>	<b>1,912,843</b>	<b>203,621</b>	<b>1,524,568</b>	<b>46,627</b>	<b>3,687,658</b>	<b>22,369,328</b>	<b>15,070,000</b>
<b>Liabilities</b>							
Accounts Payable	44,199	0	0	0	44,199	0	0
Accrued Expenses	23,210	0	0	0	23,210	0	0
Other Current Liabilities	153	0	0	0	153	0	0
Due To Other	20	0	0	0	20	0	0
Revenue Bonds Payable-Long Term	0	0	0	0	0	0	15,070,000
Deposits Payable	8,110	0	0	0	8,110	0	0
<b>Total Liabilities</b>	<b>75,692</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>75,692</b>	<b>0</b>	<b>15,070,000</b>
<b>Fund Equity &amp; Other Credits</b>							
Beginning Fund Balance	808,310	101,964	831,872	38,064	1,780,210	0	0
Investment In General Fixed Assets	0	0	0	0	0	22,369,328	0
Net Change in Fund Balance	1,028,841	101,657	692,696	8,563	1,831,757	0	0
<b>Total Fund Equity &amp; Other Credits</b>	<b>1,837,151</b>	<b>203,621</b>	<b>1,524,568</b>	<b>46,627</b>	<b>3,611,967</b>	<b>22,369,328</b>	<b>0</b>
<b>Total Liabilities &amp; Fund Equity</b>	<b>1,912,843</b>	<b>203,621</b>	<b>1,524,568</b>	<b>46,627</b>	<b>3,687,658</b>	<b>22,369,328</b>	<b>15,070,000</b>

See Notes to Unaudited Financial Statements

**K-Bar Ranch II Community Development District**

## Statement of Revenues and Expenditures

As of 03/31/2024

(In Whole Numbers)

	Year Ending 09/30/2024	Through 03/31/2024	Year To Date 03/31/2024	
	Annual Budget	YTD Budget	YTD Actual	YTD Variance
<b>Revenues</b>				
Interest Earnings				
Interest Earnings	0	0	10,639	(10,639)
Special Assessments				
Off Roll	277,477	277,477	277,477	0
Tax Roll	1,579,164	1,579,164	1,585,839	(6,675)
Other Misc. Revenues				
Miscellaneous Revenue	0	0	13,810	(13,810)
<b>Total Revenues</b>	<b>1,856,641</b>	<b>1,856,641</b>	<b>1,887,765</b>	<b>(31,124)</b>
<b>Expenditures</b>				
Legislative				
Supervisor Fees	13,000	6,500	3,800	2,700
<b>Total Legislative</b>	<b>13,000</b>	<b>6,500</b>	<b>3,800</b>	<b>2,700</b>
Financial & Administrative				
Accounting Services	20,246	10,123	10,123	0
Administrative Services	5,061	2,531	2,531	0
Arbitrage Rebate Calculation	900	450	450	0
Assessment Roll	5,460	5,460	5,460	0
Auditing Services	4,700	0	1,140	(1,140)
Bank Fees	750	375	773	(398)
Disclosure Report	5,000	5,000	6,000	(1,000)
District Engineer	11,000	5,500	11,161	(5,661)
District Management	22,352	11,176	11,176	0
Dues, Licenses & Fees	500	250	175	75
Financial & Revenue Collections	5,460	2,730	2,730	0
Legal Advertising	7,000	3,500	0	3,500
Public Officials Liability Insurance	3,143	3,143	2,829	314
Trustees Fees	10,040	10,040	9,950	90
Website Hosting, Maintenance, Backup & E	3,002	2,270	2,138	132
<b>Total Financial &amp; Administrative</b>	<b>104,614</b>	<b>62,547</b>	<b>66,636</b>	<b>(4,088)</b>
Legal Counsel				
District Counsel	30,000	15,000	27,137	(12,137)
<b>Total Legal Counsel</b>	<b>30,000</b>	<b>15,000</b>	<b>27,137</b>	<b>(12,137)</b>
Security Operations				
Gate Maintenance & Repair	40,000	20,000	33,752	(13,752)
Security Monitoring Services	115,000	57,500	90,512	(33,013)
<b>Total Security Operations</b>	<b>155,000</b>	<b>77,500</b>	<b>124,264</b>	<b>(46,765)</b>

See Notes to Unaudited Financial Statements



**K-Bar Ranch II Community Development District**

## Statement of Revenues and Expenditures

As of 03/31/2024

(In Whole Numbers)

	Year Ending 09/30/2024	Through 03/31/2024	Year To Date 03/31/2024	
	Annual Budget	YTD Budget	YTD Actual	YTD Variance
<b>Electric Utility Services</b>				
Utility - Recreation Facilities	35,000	17,500	11,365	6,136
Utility - Street Lights	169,000	84,500	68,840	15,659
Utility Services	89,488	44,744	54,778	(10,033)
<b>Total Electric Utility Services</b>	<b>293,488</b>	<b>146,744</b>	<b>134,983</b>	<b>11,762</b>
<b>Garbage/Solid Waste Control Services</b>				
Garbage - Recreation Facility	5,000	2,500	1,604	896
<b>Total Garbage/Solid Waste Control Services</b>	<b>5,000</b>	<b>2,500</b>	<b>1,604</b>	<b>896</b>
<b>Water-Sewer Combination Services</b>				
Utility Services	2,500	1,250	957	292
<b>Total Water-Sewer Combination Services</b>	<b>2,500</b>	<b>1,250</b>	<b>957</b>	<b>292</b>
<b>Stormwater Control</b>				
Aquatic Maintenance	59,090	29,545	22,403	7,142
Lake/Pond Bank Maintenance & Repair	18,000	9,000	0	9,000
Wetland Monitoring & Maintenance	5,200	2,600	2,585	15
<b>Total Stormwater Control</b>	<b>82,290</b>	<b>41,145</b>	<b>24,988</b>	<b>16,158</b>
<b>Other Physical Environment</b>				
Entry & Walls Maintenance & Repair	8,000	4,000	0	4,000
Fire Ant Treatment	1,000	500	8,125	(7,625)
General Liability Insurance	3,842	3,842	3,458	384
Holiday Decorations	20,000	20,000	19,148	852
Irrigation Maintenance & Repair	35,000	17,500	7,046	10,454
Landscape - Annuals/Flowers	47,093	23,547	12,738	10,809
Landscape - Mulch	50,025	50,025	13,050	36,975
Landscape Inspection Services	10,800	5,400	5,400	0
Landscape Maintenance	551,885	275,943	177,637	98,306
Landscape Replacement Plants, Shrubs, Tr	40,000	20,000	20,980	(980)
Property Insurance	42,450	42,450	42,791	(341)
Rust Prevention	19,140	9,570	9,275	295
Well Maintenance	10,000	5,000	1,325	3,675
Wildlife Management Services	15,000	7,500	0	7,500
<b>Total Other Physical Environment</b>	<b>854,235</b>	<b>485,276</b>	<b>320,973</b>	<b>164,303</b>
<b>Road &amp; Street Facilities</b>				
Parking Lot Repair & Maintenance	500	250	0	250
Roadway Repair & Maintenance	500	250	0	250
Sidewalk Maintenance & Repair	2,500	1,250	0	1,250
Street Sign Repair & Replacement	500	250	0	250
<b>Total Road &amp; Street Facilities</b>	<b>4,000</b>	<b>2,000</b>	<b>0</b>	<b>2,000</b>

See Notes to Unaudited Financial Statements

**K-Bar Ranch II Community Development District**

## Statement of Revenues and Expenditures

As of 03/31/2024

(In Whole Numbers)

	Year Ending 09/30/2024	Through 03/31/2024	Year To Date 03/31/2024	
	Annual Budget	YTD Budget	YTD Actual	YTD Variance
<b>Parks &amp; Recreation</b>				
Athletic Court/Field/Playground Maintena	1,000	500	5,044	(4,545)
Clubhouse Maintenance & Repair	2,500	1,250	6,072	(4,821)
Clubhouse Supplies	3,000	1,500	1,324	176
Dog Waste Station Supplies & Maintenance	1,500	750	0	750
Facility A/C & Heating Maintenance & Rep	1,500	750	0	750
Furniture Repair & Replacement	2,500	1,250	0	1,250
Lighting Replacement	1,000	500	3,996	(3,496)
Management Contract	208,966	104,483	101,019	3,464
Office Supplies	2,000	1,000	1,751	(751)
Pest Control & Termite Bond	2,873	1,436	387	1,050
Playground Equipment & Maintenance	500	251	0	250
Pool Permits	275	0	0	0
Pool Repair & Maintenance	2,000	1,000	1,659	(659)
Pool Service Contract	20,400	10,200	10,200	0
Telephone, Internet, Cable	4,500	2,250	1,740	510
Utility Golf Cart Maintenance	15,000	7,500	0	7,500
<b>Total Parks &amp; Recreation</b>	<b>269,514</b>	<b>134,620</b>	<b>133,191</b>	<b>1,428</b>
<b>Special Events</b>				
Clubhouse Programs/Events	8,000	4,000	5,782	(1,782)
<b>Total Special Events</b>	<b>8,000</b>	<b>4,000</b>	<b>5,782</b>	<b>(1,782)</b>
<b>Contingency</b>				
Capital Outlay	30,000	15,000	12,000	3,000
Miscellaneous Contingency	5,000	2,500	2,608	(108)
<b>Total Contingency</b>	<b>35,000</b>	<b>17,500</b>	<b>14,609</b>	<b>2,892</b>
<b>Total Expenditures</b>	<b>1,856,641</b>	<b>996,582</b>	<b>858,924</b>	<b>137,659</b>
<b>Total Excess of Revenues Over(Under) Expenditures</b>	<b>0</b>	<b>860,059</b>	<b>1,028,841</b>	<b>(168,782)</b>
<b>Fund Balance, Beginning of Period</b>	<b>0</b>	<b>0</b>	<b>808,310</b>	<b>(808,310)</b>
<b>Total Fund Balance, End of Period</b>	<b>0</b>	<b>860,059</b>	<b>1,837,151</b>	<b>(977,092)</b>

See Notes to Unaudited Financial Statements

**K-Bar Ranch II Community Development District**

Statement of Revenues and Expenditures

As of 03/31/2024

(In Whole Numbers)

	Year Ending 09/30/2024	Through 03/31/2024	Year To Date 03/31/2024	
	Annual Budget	YTD Budget	YTD Actual	YTD Variance
<b>Revenues</b>				
Interest Earnings				
Interest Earnings	0	0	1,657	(1,657)
Special Assessments				
Tax Roll	100,000	100,000	100,000	0
<b>Total Revenues</b>	<u>100,000</u>	<u>100,000</u>	<u>101,657</u>	<u>(1,657)</u>
<b>Expenditures</b>				
Contingency				
Capital Reserve	100,000	100,000	0	100,000
Total Contingency	<u>100,000</u>	<u>100,000</u>	<u>0</u>	<u>100,000</u>
<b>Total Expenditures</b>	<u>100,000</u>	<u>100,000</u>	<u>0</u>	<u>100,000</u>
<b>Total Excess of Revenues Over(Under) Expenditures</b>	<u>0</u>	<u>0</u>	<u>101,657</u>	<u>(101,657)</u>
<b>Fund Balance, Beginning of Period</b>	<u>0</u>	<u>0</u>	<u>101,964</u>	<u>(101,964)</u>
<b>Total Fund Balance, End of Period</b>	<u>0</u>	<u>0</u>	<u>203,621</u>	<u>(203,621)</u>

**K-Bar Ranch II Community Development District**

## Statement of Revenues and Expenditures

As of 03/31/2024

(In Whole Numbers)

	Year Ending 09/30/2024	Through 03/31/2024	Year To Date 03/31/2024	
	Annual Budget	YTD Budget	YTD Actual	YTD Variance
<b>Revenues</b>				
Interest Earnings				
Interest Earnings	0	0	14,666	(14,666)
Special Assessments				
Tax Roll	667,172	667,172	673,364	(6,192)
<b>Total Revenues</b>	<u>667,172</u>	<u>667,172</u>	<u>688,030</u>	<u>(20,858)</u>
<b>Expenditures</b>				
Debt Service				
Interest	472,172	472,172	233,540	238,631
Principal	195,000	195,000	0	195,000
<b>Total Debt Service</b>	<u>667,172</u>	<u>667,172</u>	<u>233,540</u>	<u>433,631</u>
<b>Total Expenditures</b>	<u>667,172</u>	<u>667,172</u>	<u>233,540</u>	<u>433,631</u>
<b>Total Excess of Revenues Over(Under) Expenditures</b>	<u>0</u>	<u>0</u>	<u>454,490</u>	<u>(454,490)</u>
<b>Total Other Financing Sources(Uses)</b>				
Interfund Transfer (Expense)				
Interfund Transfer	0	0	(3,376)	3,376
<b>Total Other Financing Sources(Uses)</b>	<u>0</u>	<u>0</u>	<u>(3,376)</u>	<u>3,376</u>
<b>Fund Balance, Beginning of Period</b>	<u>0</u>	<u>0</u>	<u>552,275</u>	<u>(552,275)</u>
<b>Total Fund Balance, End of Period</b>	<u>0</u>	<u>0</u>	<u>1,003,389</u>	<u>(1,003,389)</u>

**K-Bar Ranch II Community Development District**

## Statement of Revenues and Expenditures

As of 03/31/2024

(In Whole Numbers)

	Year Ending 09/30/2024	Through 03/31/2024	Year To Date 03/31/2024	
	Annual Budget	YTD Budget	YTD Actual	YTD Variance
<b>Revenues</b>				
Interest Earnings				
Interest Earnings	0	0	7,619	(7,619)
Special Assessments				
Off Roll	141,537	141,537	141,536	1
Tax Roll	195,534	195,534	197,349	(1,815)
<b>Total Revenues</b>	<b>337,071</b>	<b>337,071</b>	<b>346,504</b>	<b>(9,433)</b>
<b>Expenditures</b>				
Debt Service				
Interest	202,071	202,071	100,760	101,311
Principal	135,000	135,000	0	135,000
<b>Total Debt Service</b>	<b>337,071</b>	<b>337,071</b>	<b>100,760</b>	<b>236,311</b>
<b>Total Expenditures</b>	<b>337,071</b>	<b>337,071</b>	<b>100,760</b>	<b>236,311</b>
<b>Total Excess of Revenues Over(Under) Expenditures</b>	<b>0</b>	<b>0</b>	<b>245,744</b>	<b>(245,744)</b>
<b>Total Other Financing Sources(Uses)</b>				
Interfund Transfer (Expense)				
Interfund Transfer	0	0	(4,162)	4,162
<b>Total Other Financing Sources(Uses)</b>	<b>0</b>	<b>0</b>	<b>(4,162)</b>	<b>4,162</b>
<b>Fund Balance, Beginning of Period</b>	<b>0</b>	<b>0</b>	<b>279,597</b>	<b>(279,597)</b>
<b>Total Fund Balance, End of Period</b>	<b>0</b>	<b>0</b>	<b>521,179</b>	<b>(521,179)</b>

**K-Bar Ranch II Community Development District**

## Statement of Revenues and Expenditures

As of 03/31/2024

(In Whole Numbers)

	Year Ending 09/30/2024	Through 03/31/2024	Year To Date 03/31/2024	
	Annual Budget	YTD Budget	YTD Actual	YTD Variance
Revenues				
Interest Earnings				
Interest Earnings	0	0	594	(594)
Total Revenues	<u>0</u>	<u>0</u>	<u>594</u>	<u>(594)</u>
Total Excess of Revenues Over(Under) Expenditures	<u>0</u>	<u>0</u>	<u>594</u>	<u>(594)</u>
Total Other Financing Sources(Uses)				
Interfund Transfer (Revenue)				
Interfund Transfer	0	0	3,375	(3,375)
Total Other Financing Sources(Uses)	<u>0</u>	<u>0</u>	<u>3,375</u>	<u>(3,375)</u>
Fund Balance, Beginning of Period	<u>0</u>	<u>0</u>	<u>22,452</u>	<u>(22,452)</u>
Total Fund Balance, End of Period	<u>0</u>	<u>0</u>	<u>26,421</u>	<u>(26,421)</u>

**K-Bar Ranch II Community Development District**

Statement of Revenues and Expenditures

As of 03/31/2024

(In Whole Numbers)

	Year Ending 09/30/2024	Through 03/31/2024	Year To Date 03/31/2024	
	Annual Budget	YTD Budget	YTD Actual	YTD Variance
<b>Revenues</b>				
Interest Earnings				
Interest Earnings	0	0	431	(431)
<b>Total Revenues</b>	<u>0</u>	<u>0</u>	<u>431</u>	<u>(431)</u>
Total Excess of Revenues Over(Under) Expenditures	<u>0</u>	<u>0</u>	<u>431</u>	<u>(431)</u>
Total Other Financing Sources(Uses)				
Interfund Transfer (Revenue)				
Interfund Transfer	0	0	4,163	(4,163)
<b>Total Other Financing Sources(Uses)</b>	<u>0</u>	<u>0</u>	<u>4,163</u>	<u>(4,163)</u>
Fund Balance, Beginning of Period	<u>0</u>	<u>0</u>	<u>15,612</u>	<u>(15,612)</u>
<b>Total Fund Balance, End of Period</b>	<u>0</u>	<u>0</u>	<u>20,206</u>	<u>(20,206)</u>

**K-Bar Ranch II CDD**

**Investment Summary**

**March 31, 2024**

<u>Account</u>	<u>Investment</u>	<u>Balance as of</u> <u>March 31, 2024</u>
The Bank of Tampa	Money Market Account	\$ 249,959
The Bank of Tampa ICS Operating		
EverBank	Money Market Account	796
First Horizon Bank	Money Market Account	247,473
First-Citizens Bank and Trust Company	Money Market Account	247,473
Nexbank	Money Market Account	247,201
Pinnacle Bank	Money Market Account	247,472
Western Alliance Bank	Money Market Account	43,849
Zions Bancorporation, N.A.	Money Market Account	247,472
	<b>Total General Fund Investments</b>	<b>\$ 1,531,695</b>
The Bank of Tampa ICS Capital Reserve		
Nexbank	Money Market Account	\$ 13
Western Alliance Bank	Money Market Account	206,608
	<b>Total Reserve Fund Investments</b>	<b>\$ 206,621</b>
US Bank Series 2017 A-1 Revenue	First American Funds Inc SHS-Y Treasury Oblig Fd 3801	\$ 314,856
US Bank Series 2017 A-1 Reserve	First American Funds Inc SHS-Y Treasury Oblig Fd 3801	136,794
US Bank Series 2017 A-1 Prepayment	First American Funds Inc SHS-Y Treasury Oblig Fd 3801	2,971
US Bank Series 2017 A-3 Revenue	First American Funds Inc SHS-Y Treasury Oblig Fd 3801	421,158
US Bank Series 2017 A-3 Reserve	First American Funds Inc SHS-Y Treasury Oblig Fd 3801	105,441
US Bank Series 2021 Revenue	First American Funds Inc SHS-Y Treasury Oblig Fd 3801	310,598
US Bank Series 2021 Reserve	First American Funds Inc SHS-Y Treasury Oblig Fd 3801	168,700
	<b>Total Debt Service Fund Investments</b>	<b>\$ 1,460,518</b>
US Bank Series 2017 A-1 Construction	First American Funds Inc SHS-Y Treasury Oblig Fd 3801	\$ 16,569
US Bank Series 2017 A 2/3 Construction	First American Funds Inc SHS-Y Treasury Oblig Fd 3801	9,852
US Bank Series 2021 Construction	First American Funds Inc SHS-Y Treasury Oblig Fd 3801	20,206
	<b>Total Capital Projects Fund Investments</b>	<b>\$ 46,627</b>



**K-Bar Ranch II Community Development District  
Summary A/R Ledger  
From 03/1/2024 to 03/31/2024**

<b>Fund_ID</b>	<b>Fund Name</b>	<b>Customer</b>	<b>Invoice Number</b>	<b>AR Account</b>	<b>Date</b>	<b>Balance Due</b>
<b>221, 2226</b>						
221-001	221 General Fund	Hillsborough County Tax Collec- tor	AR00001193	12110	10/01/2023	37,997.30
221-001	221 General Fund	M/I Homes	AR00001370	12109	10/01/2023	69,369.25
<b>Sum for 221, 2226 221, 2228</b>						<b>107,366.55</b>
221-200	221 Debt Service Fund S2017	Hillsborough County Tax Collec- tor	AR00001193	12110	10/01/2023	6,200.22
221-200	221 Debt Service Fund S2017	Hillsborough County Tax Collec- tor	AR00001193	12110	10/01/2023	8,976.80
<b>Sum for 221, 2228 221, 2229</b>						<b>15,177.02</b>
221-201	221 Debt Service Fund S2021	Hillsborough County Tax Collec- tor	AR00001193	12110	10/01/2023	4,448.08
221-201	221 Debt Service Fund S2021	M/I Homes	AR00001370	12109	10/01/2023	35,384.11
<b>Sum for 221, 2229 Sum for 221 Sum Total</b>						<b>39,832.19 162,375.76 162,375.76</b>

See Notes to Unaudited Financial Statements

**K-Bar Ranch II Community Development District  
Summary A/P Ledger  
From 03/1/2024 to 03/31/2024**

<b>Fund Name</b>	<b>GL posting date</b>	<b>Vendor name</b>	<b>Document number</b>	<b>Description</b>	<b>Balance Due</b>
<b>221, 2226</b>					
221 General Fund	03/21/2024	Duzianthan Mohana-doss	DM032124	Board of Supervisors Meeting 03/21/24	200.00
221 General Fund	03/01/2024	Grau & Associates, P.A.	25277	Auditing Services FYE 09/30/23	1,000.00
221 General Fund	03/21/2024	Gregory Halstead	GH032124	Board of Supervisors Meeting 03/21/24	200.00
221 General Fund	03/21/2024	James E Finley Jr	JF032124	Board of Supervisors Meeting 03/21/24	200.00
221 General Fund	03/21/2024	Michele Emery	ME032124	Board of Supervisors Meeting 03/21/24	200.00
221 General Fund	03/15/2024	Pine Lake Services, LLC	3827	Install Spring Annuals 03/24	10,237.50
221 General Fund	03/15/2024	Rizzetta & Company, Inc.	0000088305	Personnel Reimbursement 03/15/24	7,838.06
221 General Fund	03/29/2024	Rizzetta & Company, Inc.	INV0000088640	Personnel Reimbursement 03/29/24	8,128.01
221 General Fund	03/01/2024	Securiteam, Inc.	18032	Gate Video Monitoring Services 03/24	10,992.00
221 General Fund	03/21/2024	Spectrum	1752167032124 - 2167 03/24 AUTO PAY	10820 Mistflower Lane - Amenity Center 03/24	289.95
221 General Fund	03/17/2024	Spectrum	1779814031724 - 9814 03/24 AUTO PAY	19302 Eagle Creek LN SB 03/24	84.98
221 General Fund	03/19/2024	Spectrum	1736988031924 - 6988 03/24 AUTO PAY	10541 K-Bar Ranch Pkwy 03/24	149.97
221 General Fund	03/19/2024	Spectrum	1736970031924 - 6970 03/24 AUTO PAY	10711 Mistflower Lane 03/24	149.97
221 General Fund	03/22/2024	Spectrum	2736809032224 - 6809 03/24 AUTO PAY	19292 Mossy Pine Dr 03/24	169.98
221 General Fund	03/19/2024	TECO	211025490809 03/24	10611 K-Bar Ranch Pkwy 03/24	89.11
221 General Fund	03/19/2024	TECO	211025392658 03/24	10841 Mistflower Lane, Gate 03/24	63.74
221 General Fund	03/19/2024	TECO	221008777825 03/24	10580 K-Bar Ranch Pkwy 03/24	40.57
221 General Fund	03/20/2024	TECO	221008392039 02/24	Parcel I - Street Lights 02/24	1,761.11
221 General Fund	03/20/2024	TECO	221008728984 03/24	Parcel G - Streetlights 03/24	2,276.55
221 General Fund	03/19/2024	TECO	221005600376 03/24	10598 K Bar Ranch Pkwy, Entry Light/Gate 03/24	57.43
221 General Fund	03/20/2024	TECO	221008498422 03/24	19301 Eagle Creek LN - Entry Sign/Gate 03/24	69.92
<b>Sum for 221, 2226</b>					<b>44,198.85</b>
<b>Sum for 221</b>					<b>44,198.85</b>
<b>Sum Total</b>					<b>44,198.85</b>

**K-Bar Ranch II Community Development District**  
 13 Month Trend Report  
 As of 03/31/2024

	Month Ending 03/31/2023 <small>Actual</small>	Month Ending 04/30/2023 <small>Actual</small>	Month Ending 05/31/2023 <small>Actual</small>	Month Ending 06/30/2023 <small>Actual</small>	Month Ending 07/31/2023 <small>Actual</small>	Month Ending 08/31/2023 <small>Actual</small>	Month Ending 09/30/2023 <small>Actual</small>	Month Ending 10/31/2023 <small>Actual</small>	Month Ending 11/30/2023 <small>Actual</small>	Month Ending 12/31/2023 <small>Actual</small>	Month Ending 01/31/2024 <small>Actual</small>	Month Ending 02/29/2024 <small>Actual</small>	Month Ending 03/31/2024 <small>Actual</small>
<b>Revenues</b>													
36100 - Interest Earnings													
1011 - Interest Earnings	0.00	0.00	0.00	0.00	0.00	0.00	12,676.40	1,284.14	1,173.13	1,247.83	1,992.68	2,395.08	2,545.94
No Department	1,145.07	1,646.76	1,751.78	1,684.47	1,660.69	1,530.65	(11,251.33)	0.00	0.00	0.00	0.00	0.00	0.00
36310 - Special Assessments													
1002 - Off Roll	0.00	0.00	0.00	0.00	0.00	0.00	16,278.11	277,477.00	0.00	0.00	0.00	0.00	0.00
1001 - Tax Roll	0.00	0.00	0.00	0.00	0.00	0.00	15,257.53	1,583,985.56	0.00	0.00	0.00	1,853.47	0.00
No Department	0.00	46.16	0.00	4,672.21	46.96	0.00	(31,535.64)	0.00	0.00	0.00	0.00	0.00	0.00
36900 - Other Misc. Revenues													
1013 - Miscellaneous Revenue	0.00	0.00	0.00	0.00	0.00	0.00	37,681.74	1,543.97	2,730.73	2,796.81	2,399.33	2,423.26	1,915.66
No Department	2,371.43	4,216.35	4,843.99	2,317.20	4,482.42	4,499.84	(35,742.85)	0.00	0.00	0.00	0.00	0.00	0.00
<b>Total Revenues</b>	<b>3,516.50</b>	<b>5,909.27</b>	<b>6,595.77</b>	<b>8,673.88</b>	<b>6,190.07</b>	<b>6,030.49</b>	<b>3,363.96</b>	<b>1,864,290.67</b>	<b>3,903.86</b>	<b>4,044.64</b>	<b>4,392.01</b>	<b>6,671.81</b>	<b>4,461.60</b>
<b>Expenditures</b>													
51100 - Legislative													
1101 - Supervisor Fees	0.00	0.00	0.00	0.00	0.00	0.00	8,341.87	800.00	0.00	800.00	800.00	600.00	800.00
No Department	400.00	1,200.00	1,600.00	0.00	600.00	800.00	(7,541.87)	0.00	0.00	0.00	0.00	0.00	0.00
<b>Total Legislative</b>	<b>400.00</b>	<b>1,200.00</b>	<b>1,600.00</b>	<b>0.00</b>	<b>600.00</b>	<b>800.00</b>	<b>800.00</b>	<b>800.00</b>	<b>0.00</b>	<b>800.00</b>	<b>800.00</b>	<b>600.00</b>	<b>800.00</b>
51300 - Financial & Administrative													
3201 - Accounting Services	0.00	0.00	0.00	0.00	0.00	0.00	19,281.93	1,687.17	1,687.17	1,687.17	1,687.17	1,687.17	1,687.17
3100 - Administrative Services	0.00	0.00	0.00	0.00	0.00	0.00	4,820.07	421.75	421.75	421.75	421.75	421.75	421.75
3203 - Arbitrage Rebate Calculation	0.00	0.00	0.00	0.00	0.00	0.00	900.00	0.00	0.00	0.00	450.00	0.00	0.00
3106 - Assessment Roll	0.00	0.00	0.00	0.00	0.00	0.00	5,200.00	5,460.00	0.00	0.00	0.00	0.00	0.00
3202 - Auditing Services	0.00	0.00	0.00	0.00	0.00	0.00	6,000.00	140.00	0.00	0.00	0.00	0.00	1,000.00
4901 - Bank Fees	0.00	0.00	0.00	0.00	0.00	0.00	1,466.34	117.96	68.28	139.90	214.67	117.29	115.21
3104 - Disclosure Report	0.00	0.00	0.00	0.00	0.00	0.00	6,000.00	0.00	0.00	0.00	6,000.00	0.00	0.00
3103 - District Engineer	0.00	0.00	0.00	0.00	0.00	0.00	8,997.50	300.00	557.00	5,578.00	500.00	(1,000.00)	5,226.00
3101 - District Management	0.00	0.00	0.00	0.00	0.00	0.00	21,563.07	1,862.67	1,862.67	1,862.67	1,862.67	1,862.67	1,862.67
4902 - Dues, Licenses & Fees	0.00	0.00	0.00	0.00	0.00	0.00	242.90	0.00	175.00	0.00	0.00	0.00	0.00
3111 - Financial & Revenue Collections	0.00	0.00	0.00	0.00	0.00	0.00	5,199.96	455.00	455.00	455.00	455.00	455.00	455.00
4801 - Legal Advertising	0.00	0.00	0.00	0.00	0.00	0.00	8,633.35	0.00	0.00	0.00	0.00	0.00	0.00
4903 - Miscellaneous Fees	0.00	0.00	0.00	0.00	0.00	0.00	995.06	0.00	0.00	0.00	0.00	0.00	0.00
4501 - Public Officials Liability Insurance	0.00	0.00	0.00	0.00	0.00	0.00	2,733.00	2,829.00	0.00	0.00	0.00	0.00	0.00
3105 - Trustees Fees	0.00	0.00	0.00	0.00	0.00	0.00	7,926.86	4,113.77	0.00	5,836.47	0.00	0.00	0.00
5102 - Website Hosting, Maintenance, Backup & E	0.00	0.00	0.00	0.00	0.00	0.00	3,001.50	1,637.50	100.00	100.00	100.00	100.00	100.00
No Department	6,635.00	5,875.24	6,644.05	7,064.39	11,847.64	5,772.99	(94,717.54)	0.00	0.00	0.00	0.00	0.00	0.00
<b>Total Financial &amp; Administrative</b>	<b>6,635.00</b>	<b>5,875.24</b>	<b>6,644.05</b>	<b>7,064.39</b>	<b>11,847.64</b>	<b>5,772.99</b>	<b>8,244.00</b>	<b>19,024.82</b>	<b>5,326.87</b>	<b>16,080.96</b>	<b>11,691.26</b>	<b>3,643.88</b>	<b>10,867.80</b>
51400 - Legal Counsel													
3107 - District Counsel	0.00	0.00	0.00	0.00	0.00	0.00	44,135.40	500.00	4,183.50	6,976.53	500.00	7,680.00	7,297.38
No Department	2,000.00	3,461.40	1,000.00	2,126.25	800.00	6,740.50	(35,449.90)	0.00	0.00	0.00	0.00	0.00	0.00
<b>Total Legal Counsel</b>	<b>2,000.00</b>	<b>3,461.40</b>	<b>1,000.00</b>	<b>2,126.25</b>	<b>800.00</b>	<b>6,740.50</b>	<b>8,685.50</b>	<b>500.00</b>	<b>4,183.50</b>	<b>6,976.53</b>	<b>500.00</b>	<b>7,680.00</b>	<b>7,297.38</b>
52900 - Security Operations													
4612 - Gate Maintenance & Repair	0.00	0.00	0.00	0.00	0.00	0.00	19,144.71	1,662.78	6,293.32	2,990.53	10,498.55	4,818.69	7,488.13
3330 - Security Camera Clubhouse	0.00	0.00	0.00	0.00	0.00	0.00	3,492.82	0.00	0.00	0.00	0.00	0.00	0.00
3329 - Security Monitoring Services	0.00	0.00	0.00	0.00	0.00	0.00	141,999.92	10,992.00	29,279.92	10,992.00	14,009.32	14,247.00	10,992.00
No Department	11,960.00	14,424.61	8,973.74	13,107.46	11,954.50	15,499.82	(131,601.46)	0.00	0.00	0.00	0.00	0.00	0.00
<b>Total Security Operations</b>	<b>11,960.00</b>	<b>14,424.61</b>	<b>8,973.74</b>	<b>13,107.46</b>	<b>11,954.50</b>	<b>15,499.82</b>	<b>33,035.99</b>	<b>12,654.78</b>	<b>35,573.24</b>	<b>13,982.53</b>	<b>24,507.87</b>	<b>19,065.69</b>	<b>18,480.13</b>

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	Month Ending 03/31/2023 Actual	Month Ending 04/30/2023 Actual	Month Ending 05/31/2023 Actual	Month Ending 06/30/2023 Actual	Month Ending 07/31/2023 Actual	Month Ending 08/31/2023 Actual	Month Ending 09/30/2023 Actual	Month Ending 10/31/2023 Actual	Month Ending 11/30/2023 Actual	Month Ending 12/31/2023 Actual	Month Ending 01/31/2024 Actual	Month Ending 02/29/2024 Actual	Month Ending 03/31/2024 Actual
<b>53100 - Electric Utility Services</b>													
4304 - Utility - Recreation Facilities	0.00	0.00	0.00	0.00	0.00	0.00	17,997.85	1,000.00	1,662.02	1,791.51	1,000.00	4,570.53	1,340.70
4307 - Utility - Street Lights	0.00	0.00	0.00	0.00	0.00	0.00	149,049.34	10,723.40	14,467.54	16,831.34	13,537.66	(1,492.15)	14,772.65
4301 - Utility Services	0.00	0.00	0.00	0.00	0.00	0.00	80,312.72	5,364.87	6,932.79	9,076.13	5,326.70	21,462.80	6,614.14
No Department	16,943.03	24,859.10	19,065.57	24,048.29	20,121.01	22,915.51	(226,063.09)	0.00	0.00	0.00	0.00	0.00	0.00
<b>Total Electric Utility Services</b>	<b>16,943.03</b>	<b>24,859.10</b>	<b>19,065.57</b>	<b>24,048.29</b>	<b>20,121.01</b>	<b>22,915.51</b>	<b>21,296.82</b>	<b>17,088.27</b>	<b>23,062.35</b>	<b>27,698.98</b>	<b>19,864.36</b>	<b>24,541.18</b>	<b>22,727.49</b>
<b>53400 - Garbage/Solid Waste Control Services</b>													
4325 - Garbage - Recreation Facility	0.00	0.00	0.00	0.00	0.00	0.00	2,924.62	267.36	267.36	267.36	267.36	267.36	267.36
No Department	483.62	0.00	241.81	241.81	241.81	253.26	(2,671.36)	0.00	0.00	0.00	0.00	0.00	0.00
<b>Total Garbage/Solid Waste Control Services</b>	<b>483.62</b>	<b>0.00</b>	<b>241.81</b>	<b>241.81</b>	<b>241.81</b>	<b>253.26</b>	<b>253.26</b>	<b>267.36</b>	<b>267.36</b>	<b>267.36</b>	<b>267.36</b>	<b>267.36</b>	<b>267.36</b>
<b>53600 - Water-Sewer Combination Services</b>													
4301 - Utility Services	0.00	0.00	0.00	0.00	0.00	0.00	1,912.55	199.32	195.32	156.64	141.16	126.45	138.27
No Department	100.00	283.06	100.00	84.56	170.61	285.02	(1,734.36)	0.00	0.00	0.00	0.00	0.00	0.00
<b>Total Water-Sewer Combination Services</b>	<b>100.00</b>	<b>283.06</b>	<b>100.00</b>	<b>84.56</b>	<b>170.61</b>	<b>285.02</b>	<b>178.19</b>	<b>199.32</b>	<b>195.32</b>	<b>156.64</b>	<b>141.16</b>	<b>126.45</b>	<b>138.27</b>
<b>53800 - Stormwater Control</b>													
4601 - Aquatic Maintenance	0.00	0.00	0.00	0.00	0.00	0.00	44,460.00	3,705.00	3,931.00	3,652.00	3,705.00	3,705.00	3,705.00
4606 - Lake/Pond Bank Maintenance & Repair	0.00	0.00	0.00	0.00	0.00	0.00	4,600.00	0.00	0.00	0.00	0.00	0.00	0.00
4633 - Wetland Monitoring & Maintenance	0.00	0.00	0.00	0.00	0.00	0.00	4,738.58	430.78	430.78	430.78	430.78	430.78	430.78
No Department	4,135.78	4,135.78	4,135.78	4,135.78	4,135.78	4,135.78	(49,662.80)	0.00	0.00	0.00	0.00	0.00	0.00
<b>Total Stormwater Control</b>	<b>4,135.78</b>	<b>4,135.78</b>	<b>4,135.78</b>	<b>4,135.78</b>	<b>4,135.78</b>	<b>4,135.78</b>	<b>4,135.78</b>	<b>4,135.78</b>	<b>4,361.78</b>	<b>4,082.78</b>	<b>4,135.78</b>	<b>4,135.78</b>	<b>4,135.78</b>
<b>53900 - Other Physical Environment</b>													
4603 - Entry & Walls Maintenance & Repair	0.00	0.00	0.00	0.00	0.00	0.00	10,375.00	0.00	0.00	0.00	0.00	0.00	0.00
4655 - Field Services	0.00	0.00	0.00	0.00	0.00	0.00	8,800.00	0.00	0.00	0.00	0.00	0.00	0.00
4658 - Fire Ant Treatment	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	8,125.01	0.00	0.00
4504 - General Liability Insurance	0.00	0.00	0.00	0.00	0.00	0.00	3,341.00	3,458.00	0.00	0.00	0.00	0.00	0.00
4680 - Holiday Decorations	0.00	0.00	0.00	0.00	0.00	0.00	16,750.00	9,574.00	0.00	0.00	9,574.00	0.00	0.00
4609 - Irrigation Maintenance & Repair	0.00	0.00	0.00	0.00	0.00	0.00	25,591.98	0.00	2,161.30	0.00	200.00	4,685.04	0.00
4656 - Landscape - Annuals/Flowers	0.00	0.00	0.00	0.00	0.00	0.00	34,648.44	0.00	0.00	0.00	2,499.75	0.00	10,237.50
4686 - Landscape - Mulch	0.00	0.00	0.00	0.00	0.00	0.00	42,455.83	0.00	0.00	0.00	0.00	0.00	13,050.00
4653 - Landscape Inspection Services	0.00	0.00	0.00	0.00	0.00	0.00	0.00	800.00	800.00	800.00	1,200.00	900.00	900.00
4604 - Landscape Maintenance	0.00	0.00	0.00	0.00	0.00	0.00	426,805.56	26,578.66	35,391.17	28,827.66	29,003.67	22,827.66	35,007.69
4650 - Landscape Replacement Plants, Shrubs, Tr	0.00	0.00	0.00	0.00	0.00	0.00	12,748.82	2,969.12	16,951.12	1,460.96	(400.95)	0.00	0.00
4503 - Property Insurance	0.00	0.00	0.00	0.00	0.00	0.00	28,300.00	42,791.00	0.00	0.00	0.00	0.00	0.00
6433 - Rust Prevention	0.00	0.00	0.00	0.00	0.00	0.00	19,700.00	1,525.00	1,525.00	1,650.00	1,525.00	1,525.00	1,525.00
4628 - Well Maintenance	0.00	0.00	0.00	0.00	0.00	0.00	37,924.00	0.00	0.00	0.00	1,325.47	0.00	0.00
No Department	56,778.23	51,666.22	29,062.67	33,366.17	30,364.63	54,805.72	(599,707.53)	0.00	0.00	0.00	0.00	0.00	0.00
<b>Total Other Physical Environment</b>	<b>56,778.23</b>	<b>51,666.22</b>	<b>29,062.67</b>	<b>33,366.17</b>	<b>30,364.63</b>	<b>54,805.72</b>	<b>67,733.10</b>	<b>87,695.78</b>	<b>56,828.59</b>	<b>32,738.62</b>	<b>53,051.95</b>	<b>29,937.70</b>	<b>60,720.19</b>
<b>54100 - Road &amp; Street Facilities</b>													
4612 - Gate Maintenance & Repair	0.00	0.00	0.00	0.00	0.00	0.00	18,430.86	0.00	0.00	0.00	0.00	0.00	0.00
No Department	1,267.80	1,437.78	2,584.49	1,287.80	1,287.80	1,287.80	(15,229.59)	0.00	0.00	0.00	0.00	0.00	0.00
<b>Total Road &amp; Street Facilities</b>	<b>1,267.80</b>	<b>1,437.78</b>	<b>2,584.49</b>	<b>1,287.80</b>	<b>1,287.80</b>	<b>1,287.80</b>	<b>3,201.27</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>
<b>57200 - Parks &amp; Recreation</b>													
4764 - Athletic Court/Field/Playground Main-tena	0.00	0.00	0.00	0.00	0.00	0.00	239.98	134.94	54.00	3,805.78	54.00	227.77	767.97
4704 - Clubhouse Janitorial Services	0.00	0.00	0.00	0.00	0.00	0.00	2,727.90	0.00	0.00	0.00	0.00	0.00	0.00
4705 - Clubhouse Maintenance & Repair	0.00	0.00	0.00	0.00	0.00	0.00	5,528.19	649.55	634.52	2,069.10	1,240.34	604.84	873.00
4734 - Clubhouse Supplies	0.00	0.00	0.00	0.00	0.00	0.00	4,423.28	177.02	321.55	115.69	301.32	58.47	350.26

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	Month Ending 03/31/2023	Month Ending 04/30/2023	Month Ending 05/31/2023	Month Ending 06/30/2023	Month Ending 07/31/2023	Month Ending 08/31/2023	Month Ending 09/30/2023	Month Ending 10/31/2023	Month Ending 11/30/2023	Month Ending 12/31/2023	Month Ending 01/31/2024	Month Ending 02/29/2024	Month Ending 03/31/2024
	Actual	Actual	Actual	Actual	Actual	Actual	Actual	Actual	Actual	Actual	Actual	Actual	Actual
4906 - Dog Waste Station Supplies & Maintenance	0.00	0.00	0.00	0.00	0.00	0.00	210.82	0.00	0.00	0.00	0.00	0.00	0.00
4620 - Facility A/C & Heating Maintenance & Rep	0.00	0.00	0.00	0.00	0.00	0.00	3,314.79	0.00	0.00	0.00	0.00	0.00	0.00
4533 - Furniture Repair & Replacement	0.00	0.00	0.00	0.00	0.00	0.00	139.98	0.00	0.00	0.00	0.00	0.00	0.00
4612 - Gate Maintenance & Repair	0.00	0.00	0.00	0.00	0.00	0.00	3,691.69	0.00	0.00	0.00	0.00	0.00	0.00
4722 - Lighting Replacement	0.00	0.00	0.00	0.00	0.00	0.00	626.72	0.00	3,017.32	889.06	0.00	90.00	0.00
3300 - Management Contract	0.00	0.00	0.00	0.00	0.00	0.00	180,821.90	14,726.94	16,004.72	15,653.45	15,021.60	14,213.20	25,398.50
5101 - Office Supplies	0.00	0.00	0.00	0.00	0.00	0.00	3,139.04	147.60	288.19	675.03	131.40	363.34	145.51
4529 - Pest Control	0.00	0.00	0.00	0.00	0.00	0.00	1,165.00	0.00	0.00	0.00	0.00	0.00	0.00
4714 - Pest Control & Termite Bond	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	129.00	0.00	129.00	0.00	129.00
4500 - Pool Permits	0.00	0.00	0.00	0.00	0.00	0.00	275.00	0.00	0.00	0.00	0.00	0.00	0.00
4717 - Pool Repair & Maintenance	0.00	0.00	0.00	0.00	0.00	0.00	239.27	0.00	0.00	0.00	0.00	1,659.00	0.00
4625 - Pool Service Contract	0.00	0.00	0.00	0.00	0.00	0.00	19,800.00	1,700.00	3,400.00	0.00	1,700.00	1,700.00	1,700.00
4103 - Telephone, Internet, Cable	0.00	0.00	0.00	0.00	0.00	0.00	3,939.33	289.95	289.95	289.95	289.95	289.95	289.95
4763 - Tennis Court Maintenance & Supplies	0.00	0.00	0.00	0.00	0.00	0.00	868.33	0.00	0.00	0.00	0.00	0.00	0.00
No Department	23,598.68	18,556.57	19,834.04	19,152.99	19,076.11	19,694.74	(204,737.56)	0.00	0.00	0.00	0.00	0.00	0.00
<b>Total Parks &amp; Recreation</b>	<b>23,598.68</b>	<b>18,556.57</b>	<b>19,834.04</b>	<b>19,152.99</b>	<b>19,076.11</b>	<b>19,694.74</b>	<b>26,413.66</b>	<b>17,826.00</b>	<b>24,139.25</b>	<b>23,498.06</b>	<b>18,867.61</b>	<b>19,206.57</b>	<b>29,654.19</b>
57400 - Special Events													
4731 - Clubhouse Programs/Events	0.00	0.00	0.00	0.00	0.00	0.00	4,967.87	664.17	3,025.52	996.13	19.61	135.62	940.79
No Department	697.83	226.88	500.96	52.64	0.00	265.15	(4,884.71)	0.00	0.00	0.00	0.00	0.00	0.00
<b>Total Special Events</b>	<b>697.83</b>	<b>226.88</b>	<b>500.96</b>	<b>52.64</b>	<b>0.00</b>	<b>265.15</b>	<b>83.16</b>	<b>664.17</b>	<b>3,025.52</b>	<b>996.13</b>	<b>19.61</b>	<b>135.62</b>	<b>940.79</b>
57900 - Contingency													
6401 - Capital Outlay	0.00	0.00	0.00	0.00	0.00	0.00	0.00	12,000.00	0.00	0.00	0.00	0.00	0.00
6409 - Miscellaneous Contingency	0.00	0.00	0.00	0.00	0.00	0.00	27,568.62	1,815.41	221.99	0.00	429.00	0.00	141.99
No Department	1,083.00	300.00	3,005.99	6,130.53	1,998.40	2,697.10	(27,474.62)	0.00	0.00	0.00	0.00	0.00	0.00
<b>Total Contingency</b>	<b>1,083.00</b>	<b>300.00</b>	<b>3,005.99</b>	<b>6,130.53</b>	<b>1,998.40</b>	<b>2,697.10</b>	<b>94.00</b>	<b>13,815.41</b>	<b>221.99</b>	<b>0.00</b>	<b>429.00</b>	<b>0.00</b>	<b>141.99</b>
<b>Total Expenditures</b>	<b>126,082.97</b>	<b>126,426.64</b>	<b>96,749.10</b>	<b>110,798.67</b>	<b>102,598.29</b>	<b>135,153.39</b>	<b>174,154.73</b>	<b>174,671.69</b>	<b>157,185.77</b>	<b>127,278.59</b>	<b>134,275.96</b>	<b>109,340.23</b>	<b>156,171.37</b>
<b>Total Excess of Revenues Over(Under) Expenditures</b>	<b>(122,566.47)</b>	<b>(120,517.37)</b>	<b>(90,153.33)</b>	<b>(102,124.79)</b>	<b>(96,408.22)</b>	<b>(129,122.90)</b>	<b>(170,790.77)</b>	<b>1,689,618.98</b>	<b>(153,281.91)</b>	<b>(123,233.95)</b>	<b>(129,883.95)</b>	<b>(102,668.42)</b>	<b>(151,709.77)</b>
<b>Fund Balance, Beginning of Period</b>	<b>1,639,994.29</b>	<b>1,517,427.82</b>	<b>1,396,910.45</b>	<b>1,306,757.12</b>	<b>1,204,632.33</b>	<b>1,108,224.11</b>	<b>979,101.21</b>	<b>808,310.44</b>	<b>2,497,929.42</b>	<b>2,344,647.51</b>	<b>2,221,413.56</b>	<b>2,091,529.61</b>	<b>1,988,861.19</b>
<b>Fund Balance, End of Period</b>	<b>1,517,427.82</b>	<b>1,396,910.45</b>	<b>1,306,757.12</b>	<b>1,204,632.33</b>	<b>1,108,224.11</b>	<b>979,101.21</b>	<b>808,310.44</b>	<b>2,497,929.42</b>	<b>2,344,647.51</b>	<b>2,221,413.56</b>	<b>2,091,529.61</b>	<b>1,988,861.19</b>	<b>1,837,151.42</b>

**K-Bar Ranch II Community Development District**  
**Notes to Unaudited Financial Statements**  
**March 31, 2024**

**Balance Sheet**

1. Trust statement activity has been recorded through 03/31/24.
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 FY23-24 Assessment Resolution adopted by the Board of Supervisors, (b) pursuant to Florida Statutes, Chapter 197 for assessments levied via the county tax roll.

# Tab 8

**MINUTES OF MEETING**

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

**K-BAR RANCH II  
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of the K-Bar Ranch II Community Development District was held on **Thursday, March 21, 2024 at 6:00 p.m.** held at 10820 Mistflower Lane, Tampa, FL 33647.

Present and constituting a quorum were:

Michele Emery	<b>Board Supervisor, Chairman</b>
Duzianthan Mohan	<b>Board Supervisor, Vice Chair</b>
Greg Halstead	<b>Board Supervisor, Assistant Secretary</b>
Chloe Firebaugh	<b>Board Supervisor, Assistant Secretary (phone)</b>
James Finley	<b>Board Supervisor, Assistant Secretary</b>

Also present:

Matt O’Nolan	<b>District Manager, Rizzetta &amp; Company, Inc.</b>
Jason Liggett	<b>Field Services Manager, Rizzetta &amp; Company, Inc. (phone)</b>
Dan Lewis	<b>District Counsel, Persson, Cohen &amp; Mooney</b>
Tonja Stewart	<b>Representative, Stantec</b>
Epifanio Carvajal	<b>Representative, Pine Lake Nursery, Inc.</b>
Chris Thompson	<b>Representative, Blue Water Aquatics</b>
Amy Linen	<b>Clubhouse Manager, Rizzetta &amp; Company, Inc.</b>
Hailey Blackwell	<b>Clubhouse Assistant, Rizzetta &amp; Company, Inc.</b>

**FIRST ORDER OF BUSINESS**

**Call to Order**

Mr. O’Nolan called the meeting to order, conducted roll call and verified that a quorum was present.

On a Motion by Ms. Emery, seconded by Mr. Halstead, with all in favor, the Board of Supervisors approved for Supervisor Firebaugh to vote and participate via teleconference, for K-Bar Ranch II Community Development District.



**SECOND ORDER OF BUSINESS**

**Audience Comments**

There was no audience present.

**THIRD ORDER OF BUSINESS**

**Staff Reports**

**A. Landscape Inspection Report**

Mr. Liggett presented his report to the Board. There were no comments or concerns.

Mr. Carvajal updated the Board on the landscape items that have been resolved.

**1. Consideration of Landscape Proposals**

On a Motion by Ms. Emery, seconded by Mr. Finley, with all in favor, the Board of Supervisors approved the Pine Lake estimate #3400 for turf damage and directed Mr. O’Nolan to work with the HOA for reimbursement, for K-Bar Ranch II Community Development District.

**B. Presentation of Aquatics Report**

Mr. Thompson presented his report to the Board. There were no questions or concerns.

**C. District Engineer**

**1. Consideration of SWFWMD Transfer**

Ms. Stewart explained the need for the permit transfer to the Board.

On a Motion by Mr. Mohan, seconded by Mr. Finley, with all in favor, the Board of Supervisors approved the SWFWMD Transfer, for K-Bar Ranch II Community Development District.

**2. Consideration of Grant of Easement and Parcel G Conveyance**

The Board tabled the Consideration of Grant Easement and Parcel G conveyance pending further information.

**D. Clubhouse Manager**

Ms. Linen presented her report to the Board.

Ms. Linen is working with the county to get trespass authority for herself and 3 Board members.

85 **1. Consideration of Pool Maintenance Proposals**

86 On a Motion by Mr. Finley, seconded by Ms. Emery, with all in favor, the Board of Supervisors approved the Cooper Pools Maintenance proposal, in the amount of \$2,840 per month, for service three times a week, pending District Counsel to draft the contract, for the K-Bar Ranch II Community Development District.

87 **2. Consideration of Pool Deck Paver Maintenance Proposals**

88 On a Motion by Ms. Emery, seconded by Mr. Halstead, with all in favor, the Board of Supervisors approved the Superior Sealer paver proposal for \$4,698, pending District Counsel to draft the contract, for the K-Bar Ranch II Community Development District.

90 **E. District Engineer – Continued**

91 Ms. Stewart spoke to the Board about Stormwater Best Management Practices, including aquatic cleaning programs to improve stormwater quality and slope stabilization.

92 **1. Consideration of Stantec Change Order 2024-1**

93 On a Motion by Mr. Finley, seconded by Ms. Emery, with all in favor, the Board of Supervisors approved the Stantec Change Order 2024-1, for K-Bar Ranch II Community Development District.

94 **2. District Counsel**

95 Mr. Lewis gave his report to the Board. He spoke to the Board about the fishing signs and how to enforce them.

96 Mr. Lewis spoke to the Board about the parking enforcement around the school drop off areas.

97 Mr. Lewis spoke to the Board about what happens if there is damage to CDD property and that surveillance would be beneficial.

98 **3. Discussion of Securiteam**

99 The Board discussed the issues they were having with Securiteam and what the process would be to terminate their contract.

100 The Board directed District Counsel to work on terminating Securiteam contract for cause, District Staff is to send District Counsel all records of deficiency in performance. District Manager to send Securiteam Contract to District Counsel

122 **4. District Manager Report**

123 Mr. O’Nolan advised of the upcoming meeting to be held on April 18, 2024 at 6:00  
124 pm.

125  
126 The Board approved.  
127

On a Motion by Mr. Finley, seconded by Mr. Mohan, with all in favor, the Board of Supervisors approved to hold a budget workshop for April 9th at 6pm, for the K-Bar Ranch II Community Development District.

128 **1. Review of Financial Statement**

129 The Board requested the District Manager to follow up with Securiteam on the  
130 reimbursement of charges for phone calls the CDD should not have been billed  
131 for.  
132  
133  
134

135 **FOURTH ORDER OF BUSINESS**

**Consideration of Minutes of the Board of  
Supervisors Meeting held on February 15,  
2024 and Ratification of Operation and  
Maintenance Expenditures for January  
and February 2024**

On a Motion by Mr. Finley, seconded by Mr. Mohan, with all in favor, the Board of Supervisors approved the meeting minutes of the Board of Supervisors meeting held on February 15, 2024, and Ratified the Operation and Maintenance Expenditures for January (\$161,559.07) and February 2024 (\$110,804.76) for K-Bar Ranch II Community Development District.

141  
142  
143  
144 **FIFTH ORDER OF BUSINESS**

**Consideration of Tennis & Pickle Ball  
Lighting Proposal**

145  
146  
147 The Board requested District Manager contact EGIS regarding minimum legal and safety  
148 lighting requirements for courts.  
149

150 **SIXTH ORDER OF BUSINESS**

**Consideration of Amazon Access**

151  
152 The Board has revised the agreement and submitted it to Amazon for acceptance.  
153

154 **SEVENTH ORDER OF BUSINESS**

**Discussion of Bike Racks by Mailbox  
Kiosks**

155  
156  
157 The Board requested proposals for bike racks for all 9 villages and to work with District  
158 Counsel regarding permit requirements.  
159  
160

161 **EIGHTH ORDER OF BUSINESS** **Discussion of Resident Usage of**  
162 **Common Areas**  
163

164 The Board discussed children playing on the land that belongs MI Homes and CDD property.  
165 A discussion was held to discuss the liability. Mr. Lewis stated he would look further into any  
166 potential liabilities that could be a problem in the future.  
167

168  
169 **NINTH ORDER OF BUSINESS** **SUPERVISOR REQUESTS**  
170

171 The Board requested District Manager send amenity rental agreement to be redlined and  
172 compiled by District Manager for counsel to review.  
173

174 **TENTH ORDER OF BUSINESS** **Adjournment**  
175

176 Mr. O’Nolan stated that if there was no further business to come before the Board then a  
177 motion to adjourn the meeting would be in order.  
178

On a Motion by Mr. Finley, seconded by Ms. Emery, with all in favor, the Board of Supervisors adjourned the meeting at 8:57 p.m., for K-Bar Ranch II Community Development District.

179  
180  
181  
182  
183

\_\_\_\_\_  
Secretary / Assistant Secretary

\_\_\_\_\_  
Chairman / Vice Chairman

# Tab 9

# K-BAR RANCH II COMMUNITY DEVELOPMENT DISTRICT

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District Office · Riverview , Florida · (813) 533-2950

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

[www.kbarranchiicdd.org](http://www.kbarranchiicdd.org)

## **Operations and Maintenance Expenditures March 2024 For Board Approval**

Attached please find the check register listing the Operation and Maintenance expenditures paid from March 1, 2024 through March 31, 2024. This does not include expenditures previously approved by the Board.

The total items being presented:       **\$134,358.22**

Approval of Expenditures:

\_\_\_\_\_

\_\_\_\_\_ Chairperson

\_\_\_\_\_ Vice Chairperson

\_\_\_\_\_ Assistant Secretary

# K-BAR RANCH II COMMUNITY DEVELOPMENT DISTRICT

## Paid Operation & Maintenance Expenditures

March 1, 2024 Through March 31, 2024

<u>Vendor Name</u>	<u>Check #</u>	<u>Invoice Number</u>	<u>Invoice Description</u>		<u>Invoice Amount</u>
Blue Water Aquatics, Inc.	100507	31405	Aquatic Service - Pond Treatment 02/24	\$	3,705.00
City of Tampa Utilities	100510	2282015 03/24	10352 K Bar Ranch Pkwy - Account #2282015 03/24	\$	10.54
City of Tampa Utilities	100510	2287182 03/24	10820 Mistflower Ln - Account #2287182 03/24	\$	109.32
City of Tampa Utilities	100510	2333386 03/24	19339 Eagle Creek Ln - Account #2333386 03/24	\$	18.41
Florida Department of Revenue		39-8017923158-4 02/24	Sales and Use Tax 02/24	\$	181.74
K-Bar Ranch II CDD	DC 031124	DC 031124	Debit Card Replenishment	\$	2,971.89
K-Bar Ranch II CDD	DC 031524	DC 031524	Debit Card Replenishment	\$	2,781.33
Persson, Cohen & Mooney, P.A.	100511	4793	Legal Services 02/24	\$	7,297.38
Pine Lake Services, LLC	100512	3730	February F&P 02/24	\$	2,950.00
Pine Lake Services, LLC	100512	3731	50% Deposit - Mulch 03/24	\$	13,050.00
Pine Lake Services, LLC	100512	3743	Landscape - Amenity Center Entrance 03/24	\$	2,840.01
Pine Lake Services, LLC	100515	3712	Monthly Landscape Maintenance 03/24	\$	27,677.67

# K-BAR RANCH II COMMUNITY DEVELOPMENT DISTRICT

## Paid Operation & Maintenance Expenditures

March 1, 2024 Through March 31, 2024

<u>Vendor Name</u>	<u>Check #</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Pine Lake Services, LLC	100515	3750	Prep 03/24	\$ 1,540.01
Rizzetta & Company, Inc.	100505	INV0000087990	Amenity Management & Oversight 03/24	\$ 9,108.50
Rizzetta & Company, Inc.	100506	INV0000087873	District Management Services 03/24	\$ 5,426.59
Rizzetta & Company, Inc.	100509	INV0000088013	Out of Pocket Expense 02/24	\$ 323.93
Securiteam, Inc.	100508	17997	50% Deposit- Sensor Upgrade 02/24	\$ 3,255.00
Securiteam, Inc.	100513	18083	Service Call - Hawk Valley 03/24	\$ 903.45
Securiteam, Inc.	100513	18096	Balance Due - Sensor Upgrade 03/24	\$ 3,255.00
Securiteam, Inc.	100513	14238021924	Service Call - Mossy Pine Entry 02/24	\$ 483.74
Securiteam, Inc.	100513	14324021224	Service Call - Redwood Point Entry 03/24	\$ 437.50
Securiteam, Inc.	100513	14368022124	Service Call - Amenity Center 03/24	\$ 175.00
Securiteam, Inc.	100513	14404022924	Service Call - Briarbrook 03/24	\$ 545.42
Securiteam, Inc.	100516	14455030524	Service Call - Sundrift II Entry 03/24	\$ 175.00



# K-BAR RANCH II COMMUNITY DEVELOPMENT DISTRICT

## Paid Operation & Maintenance Expenditures

March 1, 2024 Through March 31, 2024

<u>Vendor Name</u>	<u>Check #</u>	<u>Invoice Number</u>	<u>Invoice Description</u>		<u>Invoice Amount</u>
Securiteam, Inc.	100516	14465030624	Service Call - Redwood Point Entry 03/24	\$	388.20
Spectrum	ACH	1736970021924 - 6970	10711 Mistflower Lane 02/24	\$	149.97
		AUTO PAY			
Spectrum	ACH	1736988021924 - 6988	10541 K-Bar Ranch Pkwy 02/24	\$	149.97
		AUTO PAY			
Spectrum	ACH	1744362022924 - 4362	10340 K-Bar Ranch Pkwy 02/24	\$	149.97
		AUTO PAY			
Spectrum	ACH	1752167022124 - 2167	10820 Mistflower Lane - Amenity Center 02/24	\$	289.95
		AUTO PAY			
Spectrum	ACH	1754981030124 - 4981	10528 Mistflower Ln 03/24	\$	169.98
		AUTO PAY			
Spectrum	ACH	1758297031024 - 8297	10821 MISTFLOWER LN - Gate Phone 03/24	\$	169.98
		AUTO PAY			
Spectrum	ACH	1779814021724 - 9814	19302 Eagle Creek LN SB 02/24	\$	84.98
		AUTO PAY			
Spectrum	ACH	2736809022224 - 6809	19292 Mossy Pine Dr 02/24	\$	169.98
		AUTO PAY			
Spectrum	ACH	2756559031024 - 6559	10841 Mistflower Ln - Gate Phone 03/24	\$	77.99
		AUTO PAY			
Stantec Consulting Services, Inc.	100514	2203249	Engineering Services 01/24	\$	4,726.00
Suncoast Pool Service, Inc.	100517	10129	Pool Service 03/24	\$	1,700.00

# K-BAR RANCH II COMMUNITY DEVELOPMENT DISTRICT

## Paid Operation & Maintenance Expenditures

March 1, 2024 Through March 31, 2024

<u>Vendor Name</u>	<u>Check #</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Suncoast Rust Control, Inc.	100518	06727	Monthly Rust Control 02/24	\$ 1,525.00
TECO	321000017111 03/24	321000017111 03/24	Electric Summary 03/24	\$ 18,369.06
TECO	ACH	321000017111 02/24	Electric Summary 02/24	\$ 16,747.40
Waste Management Inc. of Florida	ACH	0006832-2206-1 03/24	Waste Management - Clubhouse 03/24	\$ <u>267.36</u>
<b>TOTAL</b>				<b>\$ <u>134,358.22</u></b>

**Blue Water Aquatics, Inc.**

5119 State Road 54  
New Port Richey, FL 34652  
727-842-2100  
office@bluewataquaticsinc.com  
www.bluewataquaticsinc.com



**INVOICE**

**BILL TO**  
K-Bar Ranch CDD II  
c/o Rizzetta & Co.  
3434 Colwell Ave, Ste 200  
Tampa, FL 33614

**INVOICE** 31405  
**DATE** 02/29/2024  
**TERMS** Net 45  
**DUE DATE** 04/14/2024

DATE		DESCRIPTION	QTY	RATE	AMOUNT
02/02/2024	Pond / Waterway Treatment	Aquatic Services - (Included) Treatment Report Attached	1	0.00	0.00
02/08/2024	Pond / Waterway Treatment	Aquatic Services - (Included) Treatment Report Attached	1	0.00	0.00
02/16/2024	Pond / Waterway Treatment	Aquatic Services - (Included) Treatment Report Attached	1	0.00	0.00
02/23/2024	Pond / Waterway Treatment	Aquatic Services - Treatment Report Attached	1	3,705.00	3,705.00
02/29/2024	Monthly Management Report	Monthly Management Report (No Charge) Attached	1	0.00	0.00

---

SUBTOTAL	3,705.00
TAX	0.00
TOTAL	3,705.00
<hr/>	
BALANCE DUE	<b>\$3,705.00</b>

THANK YOU for choosing Blue Water Aquatics, Inc.!

Chris Thompson

Blue Water Aquatics, Inc.

2/29/2024 | 9 Photos



# K-Bar Ranch CDD II Aquatics Report



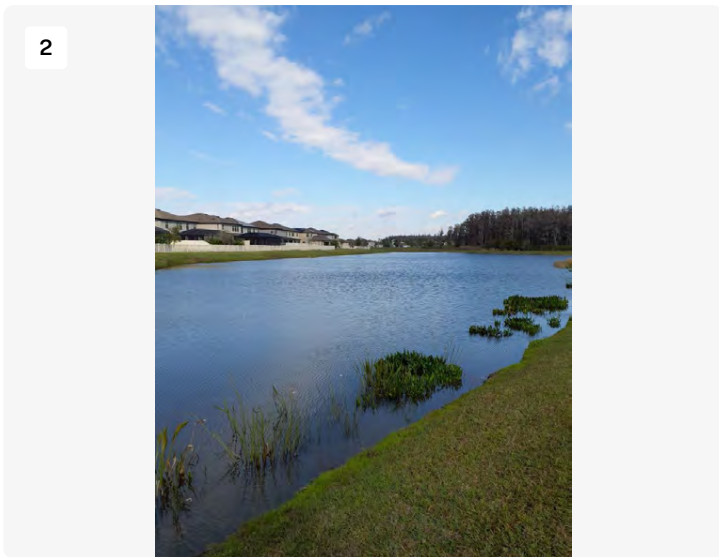
# February Aquatics Report

Winter is coming to a close and the native vegetation and trees will begin their Spring transition. You can expect to see the shoreline natives like Pickerel and Jointed Spikerush begin to green and multiply. The Cypress and Maple trees will begin producing new leaves as well. With an increase in sun, rain, and runoff, we can expect nutrient loading to begin soon. Fertilizer, animal waste and dying vegetation all contribute to nutrient loading. High levels of phosphorous will lead to algae blooms in the Spring and Summer. We are excited to begin utilizing EutroSORB in K-Bar Ranch II. We are confident this product will lower algae blooms and allow us to move away from treating algae with copper sulfate.



Pond A13- Located across the street from the amenities center. This pond was treated for minor emergent vegetation this month. It will continue to be treated for any invasive plants as needed. There haven't been any algae issues this year.

Project: K-Bar Ranch II CDD  
Date: 2/23/2024, 9:51am  
Creator: Darren Maio



Pond 201- Small clusters of floating pennywort and small emerging creeping water primrose were treated around the perimeter of the pond this month. These plants are easy to eliminate and will be treated when seen.

Project: K-Bar Ranch II CDD  
Date: 2/23/2024, 9:59am  
Creator: Darren Maio



Pond FC242B- This month, the pond was treated for newly emerging torpedo grass. The grass had sprouted away from the banks and was easily treated with an aquatic herbicide. The pond will continue to be monitored and treated monthly nuisance plants.

Project: K-Bar Ranch II CDD  
Date: 2/23/2024, 10:14am  
Creator: Darren Maio



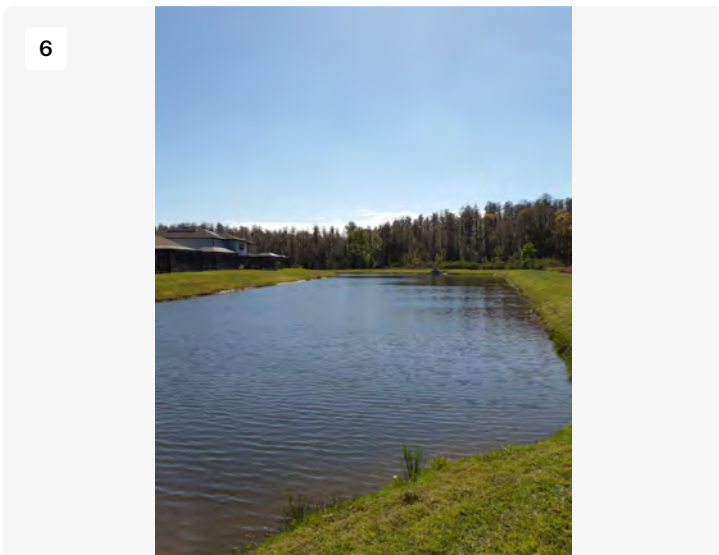
Pond 122-This small pond was treated for newly emerging torpedo grass shoots and creeping water primrose this month. They have since begun to turn brown and wilt. The pond will continue to be treated as needed.

Project: K-Bar Ranch II CDD  
Date: 2/23/2024, 10:32am  
Creator: Darren Maio



Pond 212-Torpedo grass and alligator weed were recently treated here. The plants have since died and will soon sink and decompose underwater. We will continue to identify and treat unwanted aquatic vegetation in this pond.

Project: K-Bar Ranch II CDD  
Date: 2/23/2024, 10:43am  
Creator: Darren Maio



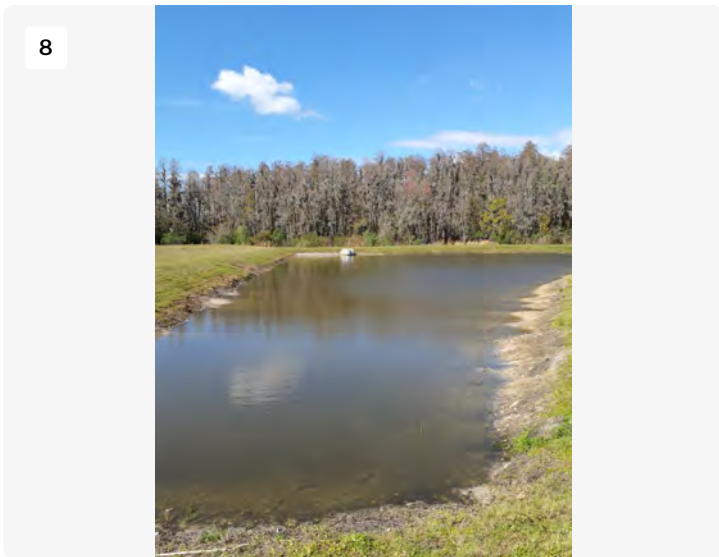
Pond 230-This pond was treated for planktonic algae during the initial treatment in February. The algaecide treatment was a success. This pond will continue to be monitored for algae growth and unwanted aquatic vegetation.

Project: K-Bar Ranch II CDD  
Date: 2/23/2024, 11:01am  
Creator: Darren Maio



Pond 230 resident.

Project: K-Bar Ranch II CDD  
Date: 2/23/2024, 11:06am  
Creator: Darren Maio



Pond 190 - Emergent vegetation on the banks such as torpedo grass, sedge, and creeping water primrose are identified and treated when present. Also, torpedo grass growing in the pond is targeted during inspections.

Project: K-Bar Ranch II CDD  
Date: 2/23/2024, 11:16am  
Creator: Darren Maio



Pond EC2-Torpedo grass and alligator weed were treated on this pond at the beginning of February. The vegetation has begun to turn brown and is dying. It will soon sink into the pond and decompose. The pond will continue to be monitored and treated when unwanted aquatic vegetation emerges.

Project: K-Bar Ranch II CDD  
Date: 2/23/2024, 11:24am  
Creator: Darren Maio



# Aquatic Services Report

## Technician

Darren Maio

## Job Details

Service Date	2/16/2024
Customer	K-Bar Ranch CDD II
Weather Conditions	Sunny
Wind	5 MPH W
Temperature	71*
Multiple Sites Treated	Yes



## Ponds Treated Information

Repeatable - 2 Count

1 of 2

Pond Numbers	210, SSDI2, SSDI3, 230
Service Performed	Treatment
Work Performed	<input checked="" type="checkbox"/> Algae
Equipment Used	<input checked="" type="checkbox"/> ATV/UTV
Water Level	High
Restrictions	None
Observations/Recommendations	Treated remnants of remaining algae from first treatment. With warmer temperatures and more frequent big rain events, you might see some algae growth. Feel free to contact our office with any concerns. 727-842-2100

2 of 2

Pond Numbers	FC242B, FC630151, FC670250A, SDII5, SDII3, SDII4, 243, FC230, C3, C2, 223
Service Performed	Inspection
Water Level	Normal

# Aquatic Services Report

Observations/Recommendations

Ponds were in good condition free of algae and emergent vegetation

# Aquatic Services Report

## Technician

Doug Fitzhenry

## Job Details

Service Date	2/2/2024
Customer	K-Bar Ranch CDD II
Weather Conditions	Sunny
Wind	2e
Temperature	65
Multiple Sites Treated	Yes



## Ponds Treated Information

Repeatable - 3 Count

1 of 3

Pond Numbers	Ewr3v121 122 102 101 100 fc105 104 103 fc40 ec1 ec2 ec5 ec6 ec3 ec8 ec9 s1 a10 200 202 204 203 205 201 192 190 191a 191 193 242
Service Performed	Treatment
Work Performed	<input checked="" type="checkbox"/> Grasses
Equipment Used	<input checked="" type="checkbox"/> ATV/UTV
Water Level	Normal
Restrictions	None
Observations/Recommendations	Sites treated for invasive growth

2 of 3

Pond Numbers	203
Service Performed	Treatment
Work Performed	<input checked="" type="checkbox"/> Algae
Equipment Used	<input checked="" type="checkbox"/> ATV/UTV
Water Level	Normal

## Aquatic Services Report

Restrictions	None
Observations/Recommendations	Site treated for planktonic algae with dye
3 of 3	
Pond Numbers	121 ewr3 100 193 104 204 200 ec1 ec6 ec8 sdi2
Service Performed	Treatment
Work Performed	<input checked="" type="checkbox"/> Algae
Equipment Used	<input checked="" type="checkbox"/> ATV/UTV
Water Level	Normal
Restrictions	None
Observations/Recommendations	Sites treated for algae

# Aquatic Services Report

## Technician

Darren Maio

## Job Details

Service Date	2/8/2024
Customer	K-Bar Ranch CDD II
Weather Conditions	Partly Cloudy
Wind	11 MPH SW
Temperature	72*
Multiple Sites Treated	Yes



## Ponds Treated Information

Repeatable - 2 Count

1 of 2

Pond Numbers	210, 212, 213, 211, 212, C3, C2, 223, 222, 221, FC220, 232, 230, FC230, FC231, 231, A13, 240, WCA, 243, FC242A, 244, FC242B, FC630151, FC670250A, SDII1, SDII2, SDII3, SDII4
Service Performed	Treatment
Work Performed	<input checked="" type="checkbox"/> Brush <input checked="" type="checkbox"/> Floating <input checked="" type="checkbox"/> Grasses
Equipment Used	<input checked="" type="checkbox"/> ATV/UTV
Water Level	High
Restrictions	None
Observations/Recommendations	Treated ponds for torpedo grass, pennywort, alligator weed, duckweed, creeping water primrose, sedge, slender spikerush, spatterdock, and red ludwigia. A lot of the ponds were in great shape and only needed very little treatment.

2 of 2

# Aquatic Services Report

Pond Numbers	SDII2, SDII3, 230, 210, 223, SDII5,
Service Performed	Treatment
Work Performed	<input checked="" type="checkbox"/> Algae
Equipment Used	<input checked="" type="checkbox"/> ATV/UTV
Water Level	High
Restrictions	None
Observations/Recommendations	Treated ponds for filamentous algae and planktonic algae.

# Aquatic Services Report

## Technician

Darren Maio

## Job Details

Service Date	2/23/2024
Customer	K-Bar Ranch CDD II
Weather Conditions	Partly Cloudy
Wind	9 MPH ENE
Temperature	63*
Multiple Sites Treated	Yes



## Ponds Treated Information

Repeatable - 1 Count

1 of 1

Pond Numbers	SDII2, SDII3, FC670250A, FC242B, 244, 210, 212, SDII4, 243, 230, 221, 222, 204, 205, 201, S1, EC2, 122, 121, A13, 240, 241
Service Performed	Inspection
Water Level	High
Observations/Recommendations	The ponds were in good condition. The ponds that had been treated for algae earlier this month responded great to the treatment and are still algae free. With warmer temperatures and more frequent big rain events, you might see some algae growth. Feel free to contact our office with any questions or concerns. 727-842-2100



City of Tampa Utilities  
P.O. Box 30191  
Tampa, FL 33630-3191

**Amount Now Due**  
\$10.54

Make Check Payable:  
**City of Tampa Utilities**

**Your Account Number**  
2282015



BILL DATE: 03/11/2024

PAY NEW CHARGES BY: 04/01/2024

K BAR RANCH II CDD  
3434 COLWELL AVE STE 200  
TAMPA, FL 33614

0000 2 28 20 1 5 000000 10 54

TO ENSURE PROMPT CREDIT PLEASE RETURN THE ABOVE PORTION OF BILL WITH YOUR PAYMENT



K BAR RANCH II CDD  
3434 COLWELL AVE STE 200  
TAMPA, FL 33614

Bill Date: 03/11/2024

**Service For:**

K BAR RANCH II CDD  
10352 K BAR RANCH PKWY

Service To: 03/06/2024

**Amount Now Due**  
\$10.54

**Your Account Number**  
2282015

**Water Customer Class**  
COMMERCIAL

Meter Number	Current	Previous	Days of Service	CCF (100 cu ft)	Gallons (1000's)
17066993	IRR	29	28	29	1
LAST BILLING					6.60
LESS PAYMENTS					6.60 CR
WATER BASE CHARGE 5/8"			1 Meter @	6.00	6.00
IRRIGATION TIER 1 CHARGE			1.0 @	3.52	3.52
TBW PASS-THROUGH			1.0 @	0.06	0.06
WATER SUBTOTAL		9.58			
UTILITY TAX 10%					0.96

Pay This Amount → \$10.54

PLEASE PAY BY DUE DATE OF 04/01/2024





City of Tampa Utilities  
P.O. Box 30191  
Tampa, FL 33630-3191

**Amount Now Due**  
\$109.32

Make Check Payable:  
City of Tampa Utilities

**Your Account Number**  
2287182



BILL DATE: 03/11/2024

PAY NEW CHARGES BY: 04/01/2024

K-BAR RANCH COMMUNITY DEVELOP  
C/O K-BAR RANCH 2 CDD  
3434 COLWELL AVE STE 200  
TAMPA, FL 33614

0000 2 28 7 18 2 00000 10932

TO ENSURE PROMPT CREDIT PLEASE RETURN THE ABOVE PORTION OF BILL WITH YOUR PAYMENT



K-BAR RANCH COMMUNITY DEVELOP  
C/O K-BAR RANCH 2 CDD  
3434 COLWELL AVE STE 200  
TAMPA, FL 33614

Bill Date: 03/11/2024

**Service For:**

K-BAR RANCH COMMUNITY DEVELOP  
10820 MISTFLOWER LN

Service To: 03/06/2024

Meter Number		Current	Previous	Days of Service	CCF (100 cu ft)	Gallons (1000's)
19073747	WATER	308	306	29	2	1
19073745	WATER	1071	1062	29	9	7

LAST BILLING						101.44
LESS PAYMENTS						101.44 CR
WATER BASE CHARGE 1 1/2"			2 Meters @	30.00		60.00
WATER TIER 1 CHARGE			11.0 @	3.52		38.72
TBW PASS-THROUGH			11.0 @	0.06		0.66
WATER SUBTOTAL				99.38		
UTILITY TAX 10%						9.94

**Amount Now Due**  
\$109.32

**Your Account Number**  
2287182

**Water Customer Class**  
COMMERCIAL

**Water Usage History**

Months	Gallons (1000's)
MAR	8
FEB	7
JAN	6
DEC	6
NOV	13
OCT	14
SEP	13
AUG	19
JUL	13
JUN	16
MAY	21
APR	16
MAR	14

Pay This Amount → \$109.32

PLEASE PAY BY DUE DATE OF 04/01/2024



City of Tampa Utilities  
P.O. Box 30191  
Tampa, FL 33630-3191

**Amount Now Due**  
\$18.41

Make Check Payable:  
**City of Tampa Utilities**

**Your Account Number**  
2333386



BILL DATE: 03/11/2024  
PAY NEW CHARGES BY: 04/01/2024

K BAR RANCH II CDD  
3434 COLWELL AVE STE 200  
TAMPA, FL 33614

0000 2333386 000000 1841

TO ENSURE PROMPT CREDIT PLEASE RETURN THE ABOVE PORTION OF BILL WITH YOUR PAYMENT



K BAR RANCH II CDD  
3434 COLWELL AVE STE 200  
TAMPA, FL 33614

Bill Date: 03/11/2024

**Service For:**

K BAR RANCH II CDD  
19339 EAGLE CREEK LN

Service To: 03/06/2024

**Amount Now Due**  
\$18.41

**Your Account Number**  
2333386

**Water Customer Class**  
COMMERCIAL

Meter Number	Current	Previous	Days of Service	CCF (100 cu ft)	Gallons (1000's)
22022674	IRR	236	29	3	2
LAST BILLING					18.41
LESS PAYMENTS					18.41 CR
WATER BASE CHARGE 5/8"			1 Meter @	6.00	6.00
IRRIGATION TIER 1 CHARGE			3.0 @	3.52	10.56
TBW PASS-THROUGH			3.0 @	0.06	0.18
WATER SUBTOTAL		16.74			
UTILITY TAX 10%					1.67

Pay This Amount → \$18.41

PLEASE PAY BY DUE DATE OF 04/01/2024



# Sales and Use Tax Return

DR-15  
R. 01/20  
Rule 12A-1.097, F.A.C.  
Effective 01/20  
Page 1 of 2

You may file and pay tax online or you may complete this return and pay tax by check or money order and mail to:

Florida Department of Revenue  
5050 W Tennessee Street  
Tallahassee, FL 32399-0120

Please read the *Instructions for DR-15 Sales and Use Tax Returns* (Form DR-15N), incorporated by reference in Rule 12A-1.097, F.A.C., before you complete this return. Instructions are posted at [floridarevenue.com/forms](http://floridarevenue.com/forms).

Certificate Number: 39-8017923158-4 **Sales and Use Tax Return** HD/PM Date: / / DR-15 R. 01/20

Florida	1. Gross Sales	2. Exempt Sales	3. Taxable Amount	4. Tax Due
A. Sales/Services/Electricity	\$2,423.33	.	2,423.33	181.74
B. Taxable Purchases	Include use tax on Internet / out-of-state untaxed purchases →			.
C. Commercial Rentals	.	.	.	.
D. Transient Rentals	.	.	.	.
E. Food & Beverage Vending	.	.	.	.
Surtax Rate:		Reporting Period	FEB 2024	5. Total Amount of Tax Due
				181.74
				6. Less Lawful Deductions
				.
				7. Net Tax Due
				181.74
				8. Less Est Tax Pd / DOR Cr Memo
				.
				9. Plus Est Tax Due Current Month
				181.74
				10. Amount Due
				181.74
				11. Less Collection Allowance
				12. Plus Penalty
				.
				13. Plus Interest
				.
				14. Amount Due with Return
				181.74

**Name**  
**Address**  
**City/St**  
**ZIP**

K-Bar Ranch II Community Development District  
3434 Colwell Ave., Ste 200  
Tampa, FL 33614

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

Due: 03/20/24  
Late After:

9100 0 20229999 0001003031 4 4999999999 0000 5

Certificate Number: 39-8017923158-4 **Sales and Use Tax Return** HD/PM Date: / / DR-15 R. 01/20

Florida	1. Gross Sales	2. Exempt Sales	3. Taxable Amount	4. Tax Due
A. Sales/Services/Electricity	.	.	.	.
B. Taxable Purchases	Include use tax on Internet / out-of-state untaxed purchases →			.
C. Commercial Rentals	.	.	.	.
D. Transient Rentals	.	.	.	.
E. Food & Beverage Vending	.	.	.	.
Surtax Rate:		Reporting Period		5. Total Amount of Tax Due
				6. Less Lawful Deductions
				.
				7. Net Tax Due
				8. Less Est Tax Pd / DOR Cr Memo
				.
				9. Plus Est Tax Due Current Month
				.
				10. Amount Due
				11. Less Collection Allowance
				12. Plus Penalty
				.
				13. Plus Interest
				.
				14. Amount Due with Return

**Name**  
**Address**  
**City/St**  
**ZIP**

K-Bar Ranch II Community Development District  
3434 Colwell Ave., Ste 200  
Tampa, FL 33614

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

Due: 07/20/23  
Late After:

9100 0 20229999 0001003031 4 4999999999 0000 5

**File and Pay Online to Receive a Collection Allowance.** When you electronically file your tax return and pay timely, you are entitled to deduct a collection allowance of 2.5% (.025) of the first \$1,200 of tax due, not to exceed \$30. To pay timely, you must initiate payment and receive a confirmation number, no later than 5:00 p.m. ET on the business day prior to the 20th. More information on filing and paying electronically, including a *Florida eServices Calendar of Electronic Payment Deadlines* (Form DR-659), is available at [floridarevenue.com](http://floridarevenue.com).

**Due Dates.** Returns and payments are **due on the 1st and late after the 20th day of the month** following each reporting period. **A return must be filed for each reporting period, even if no tax is due.** If the 20th falls on a Saturday, Sunday, or a state or federal holiday, returns are timely if postmarked or hand delivered on the first business day following the 20th.

**Penalty.** If you file your return or pay tax late, a late penalty of 10% of the amount of tax owed, but not less than \$50, may be charged. The \$50 minimum penalty applies even if no tax is due. A floating rate of interest also applies to late payments and underpayments of tax.

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

		<b>Tiffany Judd</b>		
_____ Signature of Taxpayer	_____ Date	_____ Signature of Preparer	_____ Date	
( _____ ) Telephone Number		( _____ ) <b>813-793-8806</b> Telephone Number		

**Discretionary Sales Surtax - Lines 15(a) through 15(d)**

<b>15(a).</b> Exempt Amount of Items Over \$5,000 (included in Column 3) .....	<b>15(a).</b>	_____
<b>15(b).</b> Other Taxable Amounts <b>NOT</b> Subject to Surtax (included in Column 3) .....	<b>15(b).</b>	_____
<b>15(c).</b> Amounts Subject to Surtax at a Rate Different Than Your County Surtax Rate (included in Column 3) .....	<b>15(c).</b>	_____
<b>15(d).</b> <b>Total Amount of Discretionary Sales Surtax Due</b> (included in Column 4) .....	<b>15(d).</b>	<b>36.34</b>
<b>16.</b> <b>Hope Scholarship Credits</b> (included in Line 6) .....	<b>16.</b>	_____
<b>17.</b> Taxable Sales/Untaxed Purchases or Uses of <b>Electricity</b> (included in Line A) .....	<b>17.</b>	_____
<b>18.</b> Taxable Sales/Untaxed Purchases of <b>Dyed Diesel Fuel</b> (included in Line A) .....	<b>18.</b>	_____
<b>19.</b> Taxable Sales from <b>Amusement Machines</b> (included in Line A) .....	<b>19.</b>	_____
<b>20.</b> Rural or Urban High Crime Area Job Tax Credits .....	<b>20.</b>	_____
<b>21.</b> Other Authorized Credits .....	<b>21.</b>	_____

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

_____ Signature of Taxpayer	_____ Date	_____ Signature of Preparer	_____ Date	
( _____ ) Telephone Number		( _____ ) Telephone Number		

**Discretionary Sales Surtax - Lines 15(a) through 15(d)**

<b>15(a).</b> Exempt Amount of Items Over \$5,000 (included in Column 3) .....	<b>15(a).</b>	_____
<b>15(b).</b> Other Taxable Amounts <b>NOT</b> Subject to Surtax (included in Column 3) .....	<b>15(b).</b>	_____
<b>15(c).</b> Amounts Subject to Surtax at a Rate Different Than Your County Surtax Rate (included in Column 3) .....	<b>15(c).</b>	_____
<b>15(d).</b> <b>Total Amount of Discretionary Sales Surtax Due</b> (included in Column 4) .....	<b>15(d).</b>	_____
<b>16.</b> <b>Hope Scholarship Credits</b> (included in Line 6) .....	<b>16.</b>	_____
<b>17.</b> Taxable Sales/Untaxed Purchases or Uses of <b>Electricity</b> (included in Line A) .....	<b>17.</b>	_____
<b>18.</b> Taxable Sales/Untaxed Purchases of <b>Dyed Diesel Fuel</b> (included in Line A) .....	<b>18.</b>	_____
<b>19.</b> Taxable Sales from <b>Amusement Machines</b> (included in Line A) .....	<b>19.</b>	_____
<b>20.</b> Rural or Urban High Crime Area Job Tax Credits .....	<b>20.</b>	_____
<b>21.</b> Other Authorized Credits .....	<b>21.</b>	_____



# Florida Department of Revenue Notice of Amount Due Due Immediately

DR-330138  
R. 10/17

10/25/2023

K-BAR RANCH II COMMUNITY DEVELOPMENT DIS  
3434 COLWELL AVE STE 200  
TAMPA FL 33614-8390

Tax : Sales and Use Tax  
Certificate # : 39-8017923158-4  
Business Partner # : 5232935  
Contract Object # : 17923158  
FEIN : 82-1748674  
Collection Period Begin : 09/01/2023  
Collection Period End : 09/30/2023  
Return Due Date : 10/20/2023  
Return Postmark : 10/23/2023

**RECEIVED**  
**OCT 30 2023**

**Location Address:**  
K-BAR RANCH II COMMUNITY DEVELOPMENT DIS  
12750 CITRUS PARK LN STE 115  
TAMPA FL 33625-3784

Our records indicate your Florida *Sales and Use Tax Return* (Form DR-15), for the collection period shown above, does not agree with our calculations. See the reverse side for a computation summary.

The reason(s) for this notice is:

**Disallowed Collection Allowance: Did not e-file and/or e-pay  
Penalty or Interest Due: Late Return**

This results in an amount due:

Tax: \$ 0.00

Penalty: \$ 50.00

Interest: \$ 0.14

**Total Due: \$ 50.14**

To avoid additional collection activity, pay the total due immediately upon receipt of this notice. See the reverse side for payment options. If the total due is not paid within 30 days of the notice date, additional penalty and interest may be due.

**Penalty:** The minimum penalty is 10% of the amount due or \$50, whichever is greater. The minimum penalty of \$50 applies even if you file a late "zero tax due" return. **Penalty for Underpayment of Estimated Tax** - If you underpaid your last month's estimated tax on Line 9, a "specific" penalty of 10% is due on the underpaid amount.

**Interest:** More than one interest rate may have been used in calculating the amount due. If you owe additional interest, calculate it and enter the amount in the space provided on the payment coupon below. To obtain interest rates, visit our internet site at [floridarevenue.com/taxes/rates](http://floridarevenue.com/taxes/rates) or contact the Department.

**Fee:** A 10% Administrative Collection Processing Fee, or \$10, whichever is greater, will be charged on the total amount due on this notice if not paid within 90 days of the initial notification for the collection period above.

You can pay bills online for many taxes using your credit card or the ACH-Debit payment method at [floridarevenue.com](http://floridarevenue.com).

## Florida Department of Revenue Bill Payment Coupon

2071061615

**Date of Notice** : 10/25/2023  
**Collection Period** : 09/30/2023  
**Tax** : Sales and Use Tax  
**Certificate #** : 39-8017923158-4  
**Business Partner #** : 5232935  
**Contract Object #** : 17923158

Make check or money order payable to:

Pay online at: [floridarevenue.com](http://floridarevenue.com) (see reverse side). If paying by mail, detach and return this coupon with your payment. Include the respective payment coupon(s) for each bill being paid.

DR-100  
R. 03/17

K-BAR RANCH II COMMUNITY DEVELOPMENT DIS  
3434 COLWELL AVE STE 200  
TAMPA FL 33614-8390

See back for payment options and instructions for completing a machine-readable form.

**Total Due** : \$ 50.14

**Additional Interest/Penalty** : \$

FLORIDA DEPARTMENT OF REVENUE  
5050 W TENNESSEE ST  
TALLAHASSEE FL 32399- 0125

Amount Enclosed: 

US Dollars		Cents
<input type="text"/>	<input type="text"/>	<input type="text"/>



2071517315

**Florida Department of Revenue  
Sales and Use Tax  
Credit Memo**

11/15/2023

DR-330145  
R. 09/17

**RECEIVED  
NOV 17 2023**

K-BAR RANCH II COMMUNITY DEVELOPMENT DIS  
3434 COLWELL AVE STE 200  
TAMPA FL 33614-8390

Certificate # : 39-8017923158-4  
Business Partner # : 5232935  
Contract Object # : 17923158  
FEIN : 82-1748674  
Collection Period Begin : 10/01/2023  
Collection Period End : 10/31/2023  
Return Due Date : 11/20/2023

**Location Address:**

K-BAR RANCH II COMMUNITY DEVELOPMENT DIS  
12750 CITRUS PARK LN STE 115  
TAMPA FL 33625-3784

Our records indicate your *Sales and Use Tax Return* (Form DR-15) for the collection period shown above does not agree with our calculations. We have calculated your return as follows:

Line Number on Return	As Filed on Your Return	As Computed by Dept. of Revenue	Difference
5 Total Amount of Tax Collected	163.43	163.43	0.00
6 Less Lawful Deductions	0.00	0.00	0.00
7 Total Tax Due	163.43	163.43	0.00
8 Less Est. Tax Paid/DOR Credit Memo	0.00	0.00	0.00
9 Plus Est. Tax Due Current Month	0.00	0.00	0.00
10 Amount Due	163.43	163.43	0.00
11 Less Collection Allowance	0.00	4.09	4.09
12 Plus Penalty	50.14	0.00	50.14
13 Plus Interest	0.00	0.00	0.00
14 Amount Due with Return	213.57	159.34	54.23
Amount Paid with Return		213.57	54.23

**This results in a credit due to you in the amount of \$ 54.23**

Please compare your records to this information. If you believe this credit was issued in error, you should request a correction. You may be required to submit an amended return or other written documentation before final resolution. Refer to your sales and use tax coupon book instructions for guidelines on submitting amended returns. Send the amended return and a letter explaining the corrections to Taxpayer Services - MS 3-2000, Florida Department of Revenue, 5050 W Tennessee St, Tallahassee FL 32399-0112.

**To use this credit** – Enter the amount of the credit on **Line 8** of your next *Sales and Use Tax Return* (Form DR-15). However, if you are now filing **Form DR-15EZ**, take the credit on **Line 6**. If the credit memo exceeds the total tax due, then you may claim the balance on your tax return for the following collection period. If you are no longer collecting and remitting sales and use tax, you may apply online for a refund at [floridarevenue.com](http://floridarevenue.com). If you do not have Internet access, contact the Department to request an *Application for Refund - Sales and Use Tax* (Form DR-26S). For more information on credit memos, refer to your sales and use tax coupon book instructions.

**To contact the Department** – If you have questions or need further information concerning this credit, call 850-488-6800, Monday through Friday (excluding holidays), or write to Taxpayer Services - MS 3-2000, Florida Department of Revenue, 5050 W Tennessee St, Tallahassee FL 32399-0112.



Florida Department of Revenue
DEMAND FOR PAYMENT

DR-122L
R. 06/20

12/19/2023

DEC 21 2023

K-BAR RANCH II COMMUNITY DEVELOPMENT DIS TRIC
T
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Tax: Sales and Use Tax
Business Partner #: 5232935
Contract Object #: 17923158
Certificate #: 39-8017923158-4
Collection Period: 11/30/2023

Your bank has notified us your payment for the tax and the period referenced above in the amount of \$ 164.87 has not been honored due to Invalid Account Number.

The total amount now due, including a returned item fee of \$ 15.00 is as follows:

Table with 4 columns: Description, Amount, Tax, Total Due. Rows include Tax (168.99), Penalty (0.00), Interest (0.00), Fee(s) (15.00), and Total Due (183.99).

Failure to make a timely tax payment and issuing a dishonored draft is evidence that state monies may be in jeopardy.

Failure to resolve this matter immediately may result in additional collection activity, including but not limited to:

- Referring your account to a collection agency
Issuing a Notice of Final Assessment
Filing a tax warrant
Referring your account for criminal prosecution
Steps being taken to cancel your sales and use tax certificate, thereby eliminating your ability to make sales or tax-exempt purchases.

A 10% Administrative Collection Processing Fee (ACP Fee), or \$10, whichever is greater, will be charged on the total amount due on this notice if not paid within 90 days of initial notification for the reporting period above.

To speak with a Department representative about this bill, call Taxpayer Services at 850-488-6800, Monday through Friday (excluding holidays).

Florida Department of Revenue
Bill Payment Coupon



Detach and return this portion with your payment.
If you are paying more than one bill, enclose all bill payment coupons.

DR-100
R. 03/17

Date of Notice : 12/19/2023
Collection Period : 11/30/2023
Tax : Sales and Use Tax
Certificate # : 39-8017923158-4
Business Partner # : 5232935
Contract Object # : 17923158

K-BAR RANCH II COMMUNITY DEVELOPMENT DIS TRIC
T
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

See back for payment options and instructions for completing a machine-readable form.

Make check or money order payable to:

Total Due : \$ 183.99
Additional Interest/Penalty : \$

Florida Department of Revenue
5050 W Tennessee St
Tallahassee FL 32399-0125

Amount Enclosed: [Grid for US Dollars and Cents]

**K-Bar II CDD**  
**Clubhouse Debit Card**  
**Date:**

Limit \$1,500.00  
 2/29/2024

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

				Clubhouse	Clubhouse	Clubhouse	Clubhouse	Clubhouse	Clubhouse	Clubhouse
				Programs & Events	Clubhouse Supplies	Maintenance & Repair	Lighting Replacement	Pool Repair & Maintenance	Athletic/Park Court Playground	Office Supplies
				001-57400-4731	001-57200-4734	001-57200-4705	001-57200-4722	001-57200-4717	57200-4764	001-57200-5101
Date	Vendor Name	Description	Amount							
01/08/24	Amazon	Janitorial Supplies	(53.26)		(53.26)					
02/01/24	Lowe's	"No Fishing" Sign Parts	(307.42)			(307.42)				
02/07/24	Home Depot	Maintenance & Repairs	(30.28)			(30.28)				
02/01/24	Publix	Event - Coffee Day	(11.48)	(11.48)						
02/02/24	Amazon	(2) Rug Doctor	(14.98)		(14.98)					
02/02/24	Amazon	Pet Waste Station Bags	(54.00)						(54.00)	
02/02/24	Home Depot	Maintenance & Repairs	(61.28)			(61.28)				
02/14/24	Home Depot	Maintenance & Repairs	(170.86)			(170.86)				
02/06/24	Amazon	Wireless Mouse & Keyboard	(28.49)							(28.49)
02/06/24	Amazon	Dog Waste Station Dispenser	(119.77)						(119.77)	
02/06/24	LED King Tampa	Lighting	(90.00)				(90.00)			
02/06/24	Publix	Event - Coffee Day	(8.68)	(8.68)						
02/08/24	Mail Chimp	Monthly Email Service (ACH)	(26.50)							(26.50)
02/12/24	Amazon	Monthly Membership Fee (ACH)	(14.99)							(14.99)
02/14/24	Publix	Event - Coffee Day	(16.45)	(16.45)						
02/20/24	Publix	Event - Coffee Day	(10.58)	(10.58)						
02/16/24	Amazon	Monthly Membership Fee (ACH)	(14.99)							(14.99)
02/21/24	Amazon	Clear Tape	(9.39)							(9.39)
02/21/24	Amazon	Paper Shredder	(59.99)							(59.99)
02/21/24	Pool Web	Handicap Chair - Pool	(1,659.00)					(1,659.00)		
02/26/24	Amazon	Pet Waste Bags, Wristbands, Desk Organizer, Bunny Costume	(141.97)	(57.98)					(54.00)	(29.99)
02/28/24	Amazon	Event - Coffee Day	(30.45)	(30.45)						
02/28/24	Amazon	Office Supplies	(37.08)							(37.08)
	<b>TOTAL</b>	001-10102	<b>(2,971.89)</b>	<b>(135.62)</b>	<b>(68.24)</b>	<b>(569.84)</b>	<b>(90.00)</b>	<b>(1,659.00)</b>	<b>(227.77)</b>	<b>(221.42)</b>

DM Approval: \_\_\_\_\_ Date: \_\_\_\_\_



# Final Details for Order #113-6990040-0216268

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

**Order Placed:** January 8, 2024

**Amazon.com order number:** 113-6990040-0216268

**Order Total:** \$53.26

---

**Shipped on January 8, 2024**

## Items Ordered

1 of: *Tork Xpress Soft Multifold Hand Towel White with Grey Leaf Print, Absorbent, 189 Towels Per Pack, 16 Packs, Fits H2 Towel Dispensers*

Sold by: Amazon.com Services, Inc

Supplied by: Other

Condition: New

**Price**  
\$53.26

## Shipping Address:

Jeffrey LaFlamme  
10820 MISTFLOWER LN  
TAMPA, FL 33647-3781  
United States

## Shipping Speed:

FREE Prime Delivery

---

## Payment information

### Payment Method:

Visa ending in 1852

### Billing address

Jeffrey LaFlamme  
10820 MISTFLOWER LN  
TAMPA, FL 33647-3781  
United States

### Credit Card transactions

Item(s) Subtotal:	\$53.26
Shipping & Handling:	\$0.00
	-----
Total before tax:	\$53.26
Estimated tax to be collected:	\$0.00
	-----
<b>Grand Total:</b>	<b>\$53.26</b>

Visa ending in 1852: January 8, 2024: \$53.26

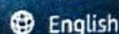
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**How doers  
get more done.**

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

6311 00051 28962 02/07/24 04:05 PM  
SALE CASHIER TRACY

039003499559 FELT GLIDES <A>  
GLIDE NAIL-ON 1" BEIGE FELT PAI 8PK  
2@5.93 11.86N  
070923003006 LIQUID BAIT <A>  
TERRO ANT KILLER LIQUID BAIT 11 6PK  
2@5.97 11.94N  
020066387389 2X WTRGRY <A> 6.48N  
PAINTERS TOUCH 2X GLOSS WINTER GRAY

SUBTOTAL 30.28  
SALES TAX 0.00

TAX EXEMPT

TOTAL \$30.28

XXXXXXXXXXXX1852 DEBIT

USD\$ 30.28

AUTH CODE 000513  
Chip Read  
AID A000000980840

Verified By PIN  
US DEBIT

02/08

6311 02/07/24 04:05 PM



6311 51 28962 02/07/2024 31.4

RETURN POLICY DEFINITIONS

POLICY ID	DAYS	POLICY EXPIRES ON
A 1	90	05/07/2024

\*\*\*\*\*  
**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](http://www.homedepot.com/survey)

User ID: H88 64524 58264  
PASSWORD: 24107 58213

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.

no fishing sign PARTS



LOWE'S HOME CENTERS, LLC  
6201 COMMERCE PALMS DRIVE  
TAMPA, FL 33647 (313) 558-6760

- SALE -

SALES#: S1003FOX 4741589 TRAYS#: 122398264 02-01-24

114177 5/16-IN STP NUT	11.75
0.52 DISCOUNT EACH	-0.05
25 @	0.47
639764 BW 3/8-IN INDUSTRIAL COBA	18.98
433054 BH 6-FT 13-GA HD J-POST	106.90
10 @	10.69
114189 HM 1-CT 5/16-IN F.AT WASH	8.25
0.37 DISCOUNT EACH	-0.04
25 @	0.33
158666 PS 1000FT YELLOW CAUTION	11.98
100429 4-INX4-INX8.33-FT VINYL P	129.90
5 @	25.98
144225 BSH LBH 5/8-IN X 3-IN	14.68
4853 5-GAL LOWES BUCKET-ENCORE	4.98

SUBTOTAL: 307.42

TOTAL TAX: 0.00

INVOICE 96294 TOTAL: 307.42

DEBITVISA: 307.42

CHANGE: 0.00

02/02

TOTAL DISCOUNT: 2.25

DEBITVISA: XXXXXXXXXXXX1852 AMOUNT: 307.42 AUTHCD: 08004

0

TAP REFID:100319294013 02/01/24 13:30:39

\*PIN VERIFIED

TRACE : 294013 RETRIEVAL: 100319294013

PURCHASE CASH BACK TOTAL DEBIT

307.42 0.00 307.42

TUR : 0000030000

AID : A000000980840

STONE: 1003 TERMINAL: 19 02/01/24 13:30:52

# OF ITEMS PURCHASED: 69

EXCLUDES FEES, SERVICES AND SPECIAL ORDER ITEMS



**How does  
get more done.**

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

6311 00028 36237 01/26/24 01:49 PM  
SALE CASHIER MARTINEZ

040933 26258 V 4X4 P CAP <A>  
4'X4 VERANDA WHI VIM PYRMD POST TOP  
2403 98 93.12

SUBTOTAL 93.12  
SALES TAX 0.00

TAX EXEMPT TOTAL \$93.12  
XXXXXXXXXXXX1852 DEBIT

AUTH CODE 0012 5  
Chip Read Verified By PIN  
AID A000000980840 US DEBIT

6311 01/26/24 01:49 PM



6311 28 36237 01/26/2024 9539

RETURN POLICY DEFINITIONS  
POLICY ID DAYS POLICY EXPIRES ON  
A 1 90 04/25/2024

**DID WE NAIL IT?**

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A \$5,000 HOME DEPOT GIFT CARD

Opine en español

[www.homedepot.com/survey](http://www.homedepot.com/survey)

User ID: HLL 79074 72791

PASSWORD: 24076 72763

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



LOWE'S HOME CENTERS, LLC  
6201 COMMERCE PALMS DRIVE  
TAMPA, FL 33647 (813) 558-6760

SALES: S10038M1 2110486 TRANSR: 041344020 01-26-24

100429 4-INX4-INX8.33-FT U-NYL P 129.90  
5 25/98  
87419 4-FL OZ UNL FENCE CEMENT 6.24  
493054 BH 6-FT 13-OR HD U-POST 106.90  
10 8 10.69

SUBTOTAL: 243.04

TOTAL TAX: 0.00

INVOICE 83740 TOTAL 243.04

DEBITVISA: 243.04

CHANGE: 0.00

DEBITVISA: XXXXXXXXXX1852 AMOUNT: 243.04 AUTHCD: 06735

CHIP REF ID: 100320740508 01/26/24 13:35:35  
\*PIN VERIFIED

TRACE : 740508 RETRIEVAL: 100320740508

PURCHASE CASH BACK TOTAL DEBIT

243.04 0.00 243.04

TVR : 8080048000

TS1 : 6800 AID : A000000980840

STORE: 1003 TERMINAL: 20 01/26/24 13:35:41

# OF ITEMS PURCHASED: 16

EXCLUDES FEES, SERVICES AND SPECIAL ORDER ITEMS



**Publix**

Cross Creek Commons  
10928 Cross Creek Blvd.  
Tampa, FL 33647  
Store Manager: JP Murphy  
813-986-1239



0876 1WP 525 649

GW VRTY MIN MUFFIN 5.49 F  
You Saved 0.50  
CHERRY COFF CK 5.99 F

Order Total 11.48  
Sales Tax 0.00  
Grand Total 11.48  
Credit Payment 11.48  
Change 0.00

Savings Summary

Special Price Savings 0.50  
\*\*\*\*\*  
\* Your Savings at Publix \*  
\* 0.50 \*  
\*\*\*\*\*

Receipt ID: 0876 1WP 525 649

PRESTO!

Trace #: 528883

Reference #: 0552802804

Acct #: XXXXXXXXXX1852

Purchase VISA

Amount: \$11.48

Auth #: 005936

CREDIT CARD

A000000980840

Entry Method:

Mode:

PURCHASE

US DEBIT

Cntctless

Issuer

Your cashier was Johnna

01/31/2024 7:40 S0876 R152 5649 00462

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**Final Details for Order #113-1292006-7237029**

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**Order Placed:** February 2, 2024

**Amazon.com order number:** 113-1292006-7237029

**Order Total:** \$14.98

---

**Shipped on February 3, 2024**

**Items Ordered**

2 of: *Rug Doctor Spot and Stain Scrubber Multi-Purpose Formula; Deep Cleaning Foam Removes Tough Stains; Ideal for Quick Cleanup of Spots & Spills; Fabric-Safe Scrub Brush, CRI Certified, White* **Price**  
\$7.49

Sold by: Amazon.com Services, Inc

Supplied by: Other

Condition: New

**Shipping Address:**

Jeffrey LaFlamme  
10820 MISTFLOWER LN  
TAMPA, FL 33647-3781  
United States

**Shipping Speed:**

FREE Prime-Delivery

---

**Payment information**

**Payment Method:**

Visa ending in 1852

**Billing address**

Jeffrey LaFlamme  
10820 MISTFLOWER LN  
TAMPA, FL 33647-3781  
United States

**Credit Card transactions**

Item(s) Subtotal:	\$14.98
Shipping & Handling:	\$0.00
	----
Total before tax:	\$14.98
Estimated tax to be collected:	\$0.00
	----
<b>Grand Total:</b>	<b>\$14.98</b>
Visa ending in 1852: February 3, 2024:	\$14.98

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

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# Final Details for Order #113-3063414-1593818

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**Order Placed:** February 2, 2024  
**Amazon.com order number:** 113-3063414-1593818  
**Order Total:** \$54.00

---

**Shipped on February 7, 2024**

**Items Ordered** **Price**  
1 of: SET 10 HEADERS PULL BAGS - 100 Premium Pet Waste Station Bags, 1000 Extra Thick and Strong Pull-Strap Header Dog Waste Station Bags, Guaranteed Leak-Proof - Single Pull Unscented Dog Poop Bags \$54.00  
Sold by: UPGORILO (seller profile)  
Supplied by: UPGORILO (seller profile)  
  
Condition: New

**Shipping Address:**  
Jeffrey LaFlamme  
10820 MISTFLOWER LN  
TAMPA, FL 33647-3781  
United States

**Shipping Speed:**  
Standard Shipping

---

## Payment information

**Payment Method:**  
Visa ending in 1852

**Billing address**  
Jeffrey LaFlamme  
10820 MISTFLOWER LN  
TAMPA, FL 33647-3781  
United States

**Credit Card transactions**

Item(s) Subtotal:	\$54.00
Shipping & Handling:	\$0.00
	-----
Total before tax:	\$54.00
Estimated tax to be collected:	\$0.00
	-----
<b>Grand Total:</b>	<b>\$54.00</b>

Visa ending in 1852: February 7, 2024: \$54.00


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TAMPA, FL 33647 (813)971-7791  
6311 00051 18443 02/02/24 02:53 PM  
SALE CASHIER MICHAEL

032167700042 BL SILICONE <A> 6.98N  
BLASTER SILICONE DRY SPRAY LUBE 110Z  
021200572357 HD 3PK <A> 3.98N  
SB HEAVY DUTY SCRUB SPONGE 3PK  
820633014416 STRAINER <A> 5.78N  
GB SPRING CLIP STRAINER BASKET - BSS  
038753311661 PUTTY <A> 2.74N  
140Z PLUMBERS PUTTY  
039800068194 AA 36 PACK <A> 20.87N  
ENERGIZER MAX AA 36-PACK  
017000054001 DIALFOMSOP <A>  
DIAL HS FOAM SPRINGWATER 7.50Z  
2@2.98 5.96N  
037000719328 FEBPLUGOCEAN <A> 14.97N  
FEBREZE PLUG TRF OCEAN 3PK

SUBTOTAL 61.28  
SALES TAX 0.00  
TAX EXEMPT  
XXXXXXXXXXXX1852 DEBIT  
TOTAL \$61.28  
USD\$ 61.28  
AUTH CODE 002059  
Chip Read  
AID A0000000980840  
Verified By PIN  
US DEBIT

02/05

6311 02/02/24 02:53 PM



6311 51 18443 02/02/2024 0584

RETURN POLICY DEFINITIONS  
POLICY ID DAYS POLICY EXPIRES ON  
A 1 90 05/02/2024

\*\*\*\*\*  
**DID WE NAIL IT?**

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

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[www.homedepot.com/survey](http://www.homedepot.com/survey)

User ID: H88 43486 37226  
PASSWORD: 24102 37175

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of purchase. Entrants must be 18 or  
older to enter. See complete rules on  
website. No purchase necessary.



**How doers  
get more done.**

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

6311 00052 90507 02/14/24 09:29 AM  
SALE CASHIER MINANSHU

678885068066 MASONRY <A>  
BEHR MS&B 272 FLAT DEEP 1160Z  
3@28.98 86.94N  
040235752565 30SEC 2.5GAL <A> 29.98N  
30 SECONDS 0/DR 3200Z  
648846001272 VAC FILTER <A> 29.97N  
RIDGID HI-EFFCNY FLTR - 5G+ VACS  
013700573705 HFTY CLN 13G <A> 23.97N  
HEFTY ULT STRNG CLN BRST 13G 110CT

SUBTOTAL 170.86 02/14  
SALES TAX 0.00  
TAX EXEMPT  
TOTAL \$170.86  
XXXXXXXXXXXX1852 DEBIT  
USD\$ 170.86  
AUTH CODE 000917  
Chip Read  
AID A0000000980840  
Verified By PIN  
US DEBIT

6311 02/14/24 09:29 AM



6311 52 90507 02/14/2024 2916

RETURN POLICY DEFINITIONS  
POLICY ID DAYS POLICY EXPIRES ON  
A 1 90 05/14/2024

\*\*\*\*\*  
**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](http://www.homedepot.com/survey)

User ID: H88 187614 181355  
PASSWORD: 24114 181303

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.

# Final Details for Order #113-8765471-6138663

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**Order Placed:** February 6, 2024

**Amazon.com order number:** 113-8765471-6138663

**Order Total:** \$28.49

---

**Shipped on February 6, 2024**

## Items Ordered

1 of: *Logitech MK295 Wireless Mouse & Keyboard Combo with SilentTouch Technology, Full Numpad, Advanced Optical Tracking, Lag-Free Wireless, 90% Less Noise - Graphite*

**Price**

\$28.49

Sold by: Amazon.com Services, Inc

Supplied by: Other

Condition: New

## Shipping Address:

Jeffrey LaFlamme  
10820 MISTFLOWER LN  
TAMPA, FL 33647-3781  
United States

## Shipping Speed:

FREE Prime Delivery

---

## Payment information

### Payment Method:

Visa ending in 1852

### Billing address

Jeffrey LaFlamme  
10820 MISTFLOWER LN  
TAMPA, FL 33647-3781  
United States

### Credit Card transactions

Item(s) Subtotal:	\$28.49
Shipping & Handling:	\$0.00
	-----
Total before tax:	\$28.49
Estimated tax to be collected:	\$0.00
	-----
<b>Grand Total:</b>	<b>\$28.49</b>
Visa ending in 1852: February 6, 2024:	\$28.49

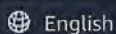
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
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# Final Details for Order #113-8673889-4180220

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**Order Placed:** February 6, 2024

**Amazon.com order number:** 113-8673889-4180220

**Order Total:** \$119.77

---

**Shipped on February 6, 2024**

## Items Ordered

	<b>Price</b>
1 of: <i>MittN Bag™ - Dog Waste Header Bags System - Dog Waste Station Dispenser - Screen printed &amp; Powder-Coated Aluminum finish - 2 Keys &amp; Post Mounting Hardware Included + 5-Year Warranty... (Matte Green)</i>	\$119.77

Sold by: ZW USA Inc (seller profile)

Supplied by: Other

Condition: New

## Shipping Address:

Jeffrey LaFlamme  
10820 MISTFLOWER LN  
TAMPA, FL 33647-3781  
United States

## Shipping Speed:

Standard Shipping

---

## Payment information

### Payment Method:

Visa ending in 1852

### Billing address

Jeffrey LaFlamme  
10820 MISTFLOWER LN  
TAMPA, FL 33647-3781  
United States

### Credit Card transactions

Item(s) Subtotal:	\$119.77
Shipping & Handling:	\$0.00
	-----
Total before tax:	\$119.77
Estimated tax to be collected:	\$0.00
	-----
<b>Grand Total:</b>	<b>\$119.77</b>
Visa ending in 1852: February 6, 2024:	\$119.77


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LED KING TAMPA  
1727 EAST FOWLER AVENUE  
TAMPA, FL 33612  
813-533-0096

**LED King Tampa**  
1727 E Fowler Ave  
Tampa, FL 33612  
813-533-0096  
LEDKingTampa@Gmail.com  
www.LEDKingTX.com

02/06/2024 15:59

Sale

Trans Number: 6  
Batch #: 37001

VISA CHIP  
\*\*\*\*\*1852 \*\*/\*\*

AMOUNT: \$90.00

Resp: APPROVED  
Code: 031533  
Ref #: 00100001

App Name: VISA DEBIT  
AID: A0000000031010  
TVR: 8080008000  
TSI: 6800

Item Description	Orig Price	Qty	Price	Ext Price Tax
66 OUTD DC12V, AC100-277V, UL 3 YEARS WARRANTY	\$155.00	1	\$90.00	\$90.00 T

02/07

Subtotal: \$90.00  
Exempt 0 % Tax: + \$0.00  
**RECEIPT TOTAL: \$90.00**

Thanks for shopping with us!  
Exchanges must be within 30 days in original packaging with proof of receipt.

THANK YOU  
CUSTOMER COPY

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Cross Creek Commons  
10928 Cross Creek Blvd.  
Tampa, FL 33647  
Store Manager: JP Murphy  
813-986-1239



0876 26P 017 019

MINI APLE STRDL 4C	2.69	F
RASP COF CK	5.99	F

Order Total	8.68	
Sales Tax	0.00	
Grand Total	8.68	
Credit	Payment	8.68
Change		0.00

02/07

Receipt ID: 0876 26P 017 019

PRESTO!  
Trace #: 013926  
Reference #: 0767839209  
Acct #: XXXXXXXXXXXX1852  
Purchase VISA  
Amount: \$8.68  
Auth #: 059215

CREDIT CARD	PURCHASE
AU000000980840	US DEBIT
Entry Method:	Creditless
Mode:	Issuer

Your cashier was Esmeralda

02/06/2024 16:37 S0876 R101 7019 10273

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Tampa, FL 33647  
Store Manager: JP Murphy  
813-986-1239



0876 2EP 527 412

GUA PSTRY BTS 15CT	5.99	F
GW VRTY MIN MUFFIN	5.99	F
CRYSTAL DIST WATER	1.49	F
CRYSTAL DIST WATER	1.49	F
CRYSTAL DIST WATER	1.49	F
Order Total	16.45	
Sales Tax	0.00	
Grand Total	16.45	
Credit	Payment	16.45 02/15
Change		0.00

Receipt ID: 0876 2EP 527 412

PRESTO!  
Trace #: 520049  
Reference #: 0566883822  
Acct #: XXXXXXXXXXXX1852  
Purchase VISA  
Amount: \$16.45  
Auth #: 036776

CREDIT CARD	PURCHASE
A0000000980840	US DEBIT
Entry Method:	Cntctless
Mode:	Issuer

Your cashier was Johnna

02/14/2024 7:12 50876 R152 7412 C0462

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# Publix

Cross Creek Commons  
10928 Cross Creek Blvd.  
Tampa, FL 33647  
Store Manager: JP Murphy  
813-986-1239



0876 2KP 513 852

ASST COOKIES 2 DOZ	4.59	F
GW VRTY MIN MUFFIN	5.99	F
Order Total	10.58	
Sales Tax	0.00	
Grand Total	10.58	
Credit	Payment	10.58 02/21
Change		0.00

Receipt ID: 0876 2KP 513 852

PRESTO!  
Trace #: 511033  
Reference #: 0613602873  
Acct #: XXXXXXXXXXXX1852  
Purchase VISA  
Amount: \$10.58  
Auth #: 047144

CREDIT CARD	PURCHASE
A0000000980840	US DEBIT
Entry Method:	Cntctless
Mode:	Issuer

Your cashier was Adrian

02/20/2024 15:50 50876 R151 3852 C0424

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**Final Details for Order #113-7894300-6049047**

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**Order Placed:** February 21, 2024  
**Amazon.com order number:** 113-7894300-6049047  
**Order Total:** \$9.39

---

**Shipped on February 21, 2024**

**Items Ordered**

1 of: *12 Pack Transparent Tape Clear Tape Refills Rolls Each Roll 3/4 x 1000 Inches, 1 inch Core, for Office, Home, School*

**Price**

\$9.39

Sold by: QIYUKEJI USA (seller profile)

Supplied by: QIYUKEJI USA (seller profile)

Condition: New

**Shipping Address:**

Jeffrey LaFlamme  
10820 MISTFLOWER LN  
TAMPA, FL 33647-3781  
United States

**Shipping Speed:**

Delivery in fewer trips to your address

---

**Payment information**

**Payment Method:**

Visa ending in 1852

Item(s) Subtotal: \$9.39

Shipping & Handling: \$0.00

-----

Total before tax: \$9.39

Estimated tax to be collected: \$0.00

-----

**Grand Total: \$9.39**

**Billing address**

Jeffrey LaFlamme  
10820 MISTFLOWER LN  
TAMPA, FL 33647-3781  
United States

**Credit Card transactions**

Visa ending in 1852: February 21, 2024: \$9.39

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# Final Details for Order #113-9143120-1361041

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**Order Placed:** February 21, 2024  
**Amazon.com order number:** 113-9143120-1361041  
**Order Total:** \$59.99

**Shipped on February 22, 2024**

## Items Ordered

1 of: *Bonsaii 12-Sheet Cross Cut Paper Shredder, 5.5 Gal Home Office Heavy Duty Shredder for Paper, Credit Card, Mails, Staples, with Transparent Window, High Security Level P-4 (C275-A)*

**Price**  
\$59.99

Sold by: Bonsaii US (seller profile) | Product question? Ask Seller  
Supplied by: Bonsaii US (seller profile)

Condition: New

## Shipping Address:

Jeffrey LaFlamme  
10820 MISTFLOWER LN  
TAMPA, FL 33647-3781  
United States

## Shipping Speed:

Rush Shipping

## Payment information

### Payment Method:

Visa ending in 1852

### Billing address

Jeffrey LaFlamme  
10820 MISTFLOWER LN  
TAMPA, FL 33647-3781  
United States

### Credit Card transactions

Item(s) Subtotal:	\$59.99
Shipping & Handling:	\$2.99
Free Shipping:	-\$2.99
	-----
Total before tax:	\$59.99
Estimated tax to be collected:	\$0.00
	-----
<b>Grand Total:</b>	<b>\$59.99</b>
Visa ending in 1852: February 22, 2024:	\$59.99

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

02/24

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THANK YOU

Thank you for shopping with [Poolweb](#)! Your order has been received and a confirmation of that order can be found below. Your order number is **SO643500**.

To check the status of your order, please visit <http://www.poolweb.com/status>.

## Billing & Shipping

### Billing

K-Bar Ranch II CDD  
3434 Colwell Avenue  
Suite 200  
Tampa FL 33614  
United States

### Shipping

K-Bar Ranch II CDD  
10820 Mistflower Ln  
Tampa FL 33647-3781  
United States

## Order Details

	Price	QTY
<a href="#">Spectrum Motion Trek Aqua Buddy Control Box With Battery</a> Sku: 173415	\$523.20	1
<a href="#">Motion Trek 350 Actuator</a> Sku: 153600	\$666.60	1
<a href="#">Motion Trek Motor</a> Sku: 173424	\$469.20	1

**Subtotal:**\$1,659.00

**Shipping (-Standard Ground-):**\$0.00

**Tax (0%):**\$0.00

**Total:**\$1,659.00

## Need Help?

---

If there are any errors on the information listed above, please immediately contact us at **800-446-6416** or email **[helpdesk@poolweb.com](mailto:helpdesk@poolweb.com)** to correct. Once your order has been processed, changes cannot be made and it cannot be canceled.

## Details for Order #111-6169191-3567400

Print this page for your records.

**Order Placed:** February 26, 2024

**Amazon.com order number:** 111-6169191-3567400

**Order Total:** \$141.97

### Not Yet Shipped

#### Items Ordered

1 of: *SET 10 HEADERS PULL BAGS - 100 Premium Pet Waste Station Bags, 1000 Extra Thick and Strong Pull-Strap Header Dog Waste Station Bags, Guaranteed Leak-Proof - Single Pull Unscented Dog Poop Bags* **Price** \$54.00

Sold by: UPGORILO (seller profile)

Supplied by: Other

Condition: New

1 of: *300 Pieces Paper Wristbands for Events Waterproof Neon Wrist Bands Concert Identification Wristbands Hand Bands for Events Adhesive Wristbands for Party (Blue)* **Price** \$7.99

Sold by: Qinqlor (seller profile) | Product question? Ask Seller

Supplied by: Other

Condition: New

1 of: *My Space Organizers Grey Desk Organizer, 9 Compartments, Office Supplies and Desk Accessories Organizer, Office Decor Desktop Organizer (Gray)* **Price** \$29.99

Sold by: MY DEALZ (seller profile)

Supplied by: Other

Condition: New

1 of: *Easter Bunny Costume Rabbit Mascot Costume Halloween Adult Yellow Vest...* **Price** \$49.99

Sold by: MascotKingdom-US (seller profile)

Supplied by: Other

Condition: New

#### Shipping Address:

Jeffrey LaFlamme  
10820 MISTFLOWER LN  
TAMPA, FL 33647-3781  
United States

#### Shipping Speed:

Delivery in fewer trips to your address

### Payment information

#### Payment Method:

Visa ending in 1852

#### Billing address

Jeffrey LaFlamme  
10820 MISTFLOWER LN  
TAMPA, FL 33647-3781  
United States

Item(s) Subtotal:	\$141.97
Shipping & Handling:	\$0.00
	-----
Total before tax:	\$141.97
Estimated tax to be collected:	\$0.00
	-----
<b>Grand Total:</b>	<b>\$141.97</b>

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

02/28



## Details for Order #111-9222560-4453006

Print this page for your records.

**Order Placed:** February 28, 2024

**Amazon.com order number:** 111-9222560-4453006

**Order Total:** \$30.45

---

### Not Yet Shipped

#### Items Ordered

1 of: *Land O Lakes Mini Moo's Half & Half Creamer Singles, 192 Count*

Sold by: GEP SOLUTIONS (seller profile)

Supplied by: Other

Condition: New

**Price**

\$30.45

#### Shipping Address:

Jeffrey LaFlamme  
10820 MISTFLOWER LN  
TAMPA, FL 33647-3781  
United States

#### Shipping Speed:

Standard Shipping

---

### Payment information

#### Payment Method:

Visa ending in 1852

#### Billing address

Jeffrey LaFlamme  
10820 MISTFLOWER LN  
TAMPA, FL 33647-3781  
United States

Item(s) Subtotal: \$30.45

Shipping & Handling: \$0.00

-----

Total before tax: \$30.45

Estimated tax to be collected: \$0.00

-----

**Grand Total: \$30.45**

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## Details for Order #111-5863006-7141816

Print this page for your records.

**Order Placed:** February 28, 2024

**Amazon.com order number:** 111-5863006-7141816

**Order Total:** \$37.08

---

### Not Yet Shipped

#### Items Ordered

1 of: *Amazon Basics 3 Hole Punch, 10 Sheet Capacity, Black*

Sold by: Amazon.com Services, Inc

Supplied by: Other

Condition: New

1 of: *Natwind 4-Tier Office White Desktop Organizer Paper File Rack with Vertical Horizontal File Holder All in One Supplies Storage Box Mail Sorter on Desk Tabletop Binder Folder Letter Trays Study Home*

Sold by: Natwind (seller profile)

Supplied by: Other

Condition: New

**Price**

\$12.09

\$24.99

#### Shipping Address:

Jeffrey LaFlamme  
10820 MISTFLOWER LN  
TAMPA, FL 33647-3781  
United States

#### Shipping Speed:

Delivery in fewer trips to your address

---

### Payment information

#### Payment Method:

Visa ending in 1852

#### Billing address

Jeffrey LaFlamme  
10820 MISTFLOWER LN  
TAMPA, FL 33647-3781  
United States

Item(s) Subtotal: \$37.08

Shipping & Handling: \$0.00

-----

Total before tax: \$37.08

Estimated tax to be collected: \$0.00

-----

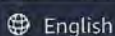
**Grand Total: \$37.08**

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**K-Bar II CDD  
Clubhouse Debit Card**

Limit \$1,500.00

**Date:**

3/14/2024

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

*Attach all receipts to this form.*

				Clubhouse	Clubhouse	Clubhouse	Clubhouse
				Programs & Events	Clubhouse Supplies	Maintenance & Repair	Office Supplies
				001-57400-4731	001-57200-4734	001-57200-4705	001-57200-5101
Date	Vendor Name	Description	Amount				
02/26/24	Amazon	Janitorial Supplies	(43.49)		(43.49)		
02/26/24	Oriental Trading Company	Event - Easter	(228.54)	(228.54)			
02/28/24	Amazon	Office Supplies	(37.08)				(37.08)
03/01/24	Bella's Little Farm	Event - Easter	(629.00)	(629.00)			
03/04/24	Amazon	Event - Coffee Day	(23.99)	(23.99)			
03/04/24	Amazon	Event - Easter	(42.98)	(42.98)			
03/05/24	Publix	Event - Coffee Day	(10.78)	(10.78)			
03/06/24	Amazon	(3)Dog Waste Stations	(659.97)	(659.97)			
03/12/24	Amazon	Vacuum	(232.50)		(232.50)		
03/12/24	My Security Sign	(15) No Trespassing Signs	(873.00)			(873.00)	
	<b>TOTAL</b>	001-10102	<b>(2,781.33)</b>	<b>(1,595.26)</b>	<b>(275.99)</b>	<b>(873.00)</b>	<b>(37.08)</b>

DM Approval: Matt O'Nolan Date: 3.14.24

# Final Details for Order #111-0777845-8241852

Print this page for your records.

**Order Placed:** February 26, 2024

**Amazon.com order number:** 111-0777845-8241852

**Order Total:** \$43.49

---

**Shipped on February 26, 2024**

**Items Ordered**

1 of: *Bounty Quick-Size Paper Towels, White, 2 Count (Pack of 8)*

**Price**

\$43.49

Sold by: Amazon.com Services, Inc

Supplied by: Other

Condition: New

**Shipping Address:**

Jeffrey LaFlamme  
10820 MISTFLOWER LN  
TAMPA, FL 33647-3781  
United States

**Shipping Speed:**

Rush Shipping

---

**Payment information**

**Payment Method:**

Visa ending in 1852

**Billing address**

Jeffrey LaFlamme  
10820 MISTFLOWER LN  
TAMPA, FL 33647-3781  
United States

**Credit Card transactions**

Item(s) Subtotal:	\$43.49
Shipping & Handling:	\$2.99
Free Shipping:	-\$2.99
	-----

Total before tax:	\$43.49
Estimated tax to be collected:	\$0.00
	-----

**Grand Total: \$43.49**

Visa ending in 1852: February 26, 2024: \$43.49

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

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Enter Keyword or Item #

- Party Supplies, Holidays & Events, Toys & Games, Crafts, Teaching Supplies, Wedding, Religion & Faith, St. Patrick's Day, Easter Sale

3 Days Only! FREE SHIPPING ON ORDERS \$25+ \$15 OFF ON ORDERS \$150 OR MORE CLICK TO APPLY

- Easter - Shop All, Easter Eggs - Up to 50% Off, St. Patrick's Day - Shop All, St. Sav

Your order was received!

Safe & Secure Checkout

Next you will receive the following messages at manager@kbarii.com about this order:

- Confirmation email with order details within 24 hours. Shipping confirmation email with tracking information.

If you have any questions about your order, please contact us at 1-800-875-8480 or email us at orders@oriental.com Please keep your order number handy and print this page for future reference.

ORDER SUMMARY

Table with 2 columns: Item Name, Price. Includes Item Count (16), Item Subtotal (\$207.76), Shipping (\$20.78), Sales Tax (\$0.00), and ORDER TOTAL (\$228.54).

PRINT RECEIPT

03/0

Order Number 730043967

Order Date 2/26/24

Ship To

Susan Cali, c/o K-Bar Ranch II CDD Clubhouse, 10820 MISTFLOWER LN, TAMPA, FL 33647 US

813-388-9646

EMAIL ADDRESS: manager@kbarii.com

Billing Information

K-Bar Ranch II CDD, Jeffrey Laflamme, 3434 COLWELL AVE STE 200, Tampa, FL 33614 US

813-388-9646

PAYMENT METHOD: VISA XXXX-XXXX-XXXX-1852 Your card will be billed as OTC Brands, Inc.

Your Cart

Shipment 1 of 1



Bulk 250 Pc. Mini Easter Basket Filler Assortment, 250 Piece(s) #37/1084, \$34.98 was \$42.99, Quantity: 1

EST. DELIVERY DATE: Mon, Mar 4 STANDARD (\$20.78)

Advertisement for Oriental Trading featuring 'Hop to the Savings' with images of Easter baskets and products, and 'FREE SHIPPING' banner.



**Yellow Pinwheels - 36 Pc.**

36 Piece(s) #13627054

**\$12.99**

Quantity: 2

**Bulk 600 Pc. Silver Metallic Twist Ties**

600 Piece(s) #13724233

**\$5.99**

Quantity: 1

**12 1/2" x 17" Bulk 50 Pc. Snappy Spring  
Plastic Goody Bags**

50 Piece(s) #13931775

**\$9.97**

was ~~\$16.99~~

Quantity: 3

**Bulk 320 Pc. Mixed Candy Assortment**

320 Piece(s) #/K1958

**\$22.98**

was ~~\$27.99~~

Quantity: 1

**Wiggle Eye Sand Art Bottle Necklaces -  
12 Pc.**

Per Dozen #13696258

**\$9.99**

Quantity: 4

**Magic Color Scratch Little Garden  
Critters - 24 Pc.**

24 Piece(s) #13628719

**\$8.99**

Quantity: 2

**Color Your Own Spring Flowers - 24 Pc.**

24 Piece(s) #13940173

**\$14.99**

Quantity: 2

# Details for Order #111-5863006-7141816

Print this page for your records.

**Order Placed:** February 28, 2024

**Amazon.com order number:** 111-5863006-7141816

**Order Total:** \$37.08

---

## Not Yet Shipped

### Items Ordered

1 of: *Amazon Basics 3 Hole Punch, 10 Sheet Capacity, Black*

**Price**

\$12.09

Sold by: Amazon.com Services, Inc

Supplied by: Other

Condition: New

1 of: *Natwind 4-Tier Office White Desktop Organizer Paper File Rack with Vertical Horizontal File Holder All in One Supplies Storage Box Mail Sorter on Desk Tabletop Binder Folder Letter Trays Study Home*

\$24.99

Sold by: Natwind (seller profile)

Supplied by: Other

Condition: New

### Shipping Address:

Jeffrey LaFlamme  
10820 MISTFLOWER LN  
TAMPA, FL 33647-3781  
United States

### Shipping Speed:

Delivery in fewer trips to your address

---

## Payment information

### Payment Method:

Visa ending in 1852

Item(s) Subtotal: \$37.08

Shipping & Handling: \$0.00

-----

Total before tax: \$37.08

Estimated tax to be collected: \$0.00

-----

**Grand Total: \$37.08**

### Billing address

Jeffrey LaFlamme  
10820 MISTFLOWER LN  
TAMPA, FL 33647-3781  
United States

03/01

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# Order received

Thank you. Your order has been received.

ORDER NUMBER:  
**4706**

DATE:  
**March 1, 2024**

TOTAL:  
**\$629.00**

PAYMENT METHOD:  
**Visa debit card**

## Order details

Product	Total
<b>Easter Events with Real Live Bunnies and Friends 2024 - 2 Hours × 1</b>	
• <b>Event Time:</b> 2 Hours	\$629.00
<p>Dont forget to have event attendees aign our Waiver: <a href="https://bellaslittlefarm.com/wol">https://bellaslittlefarm.com/wol</a></p>	
<b>Subtotal:</b>	<b>\$629.00</b> 03/04
<b>Tax:</b>	<b>\$0.00</b>
<b>Payment method:</b>	<b>Visa debit card</b>
<b>Total:</b>	<b>\$629.00</b>

**Requested Date:** 2024-03-30

**Requested Time:** 11:00

**Does your party location have shade or covered areas?:** No, there is full sun / no covered areas

**Does your party location have grass or turf?:** Yes, there is grass or turf area for setup

**Is there electricity available?:** Yes, there is electricity available

**Is there a gate code or gated entry?:** No, there is no gate code



**Final Details for Order #111-3126477-1684200**

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

**Order Placed:** March 4, 2024

**Amazon.com order number:** 111-3126477-1684200

**Order Total:** \$64.60

---

**Shipped on March 4, 2024**

**Items Ordered**

5 of: *Goldfish Cheddar Cheese Crackers, Baked Snack Crackers, 1 oz On-the-Go Snack Packs, 20 Count Box*

**Price**

\$8.55

Sold by: Amazon.com Services, Inc

Supplied by: Other

Condition: New

**Shipping Address:**

Jeffrey LaFlamme  
10820 MISTFLOWER LN  
TAMPA, FL 33647-3781  
United States

**Shipping Speed:**

Rush Shipping

---

**Shipped on March 4, 2024**

**Items Ordered**

1 of: *Yutin 200 PCS Party Favor for Kids 4-8, Pinata Stuffers, Prize Box Toys for Kids Classroom Rewards, Small Bulk Toys for Birthday Goodie Bags Fillers, Party Gift Bag Toys for 8-12 3-5*

**Price**

\$23.99

Sold by: Falanke toys (seller profile) | Product question? Ask Seller

Supplied by: Falanke toys (seller profile)

03/05 

Condition: New

**Shipping Address:**

Jeffrey LaFlamme  
10820 MISTFLOWER LN  
TAMPA, FL 33647-3781  
United States

**Shipping Speed:**

Rush Shipping

---

**Payment information**

**Payment Method:**

Visa ending in 1852

**Billing address**

Jeffrey LaFlamme  
10820 MISTFLOWER LN  
TAMPA, FL 33647-3781  
United States

Item(s) Subtotal:	\$66.74
Shipping & Handling:	\$2.99
Buy any 4, Save 5%:	-\$2.14
Free Shipping:	-\$2.99
	-----
Total before tax:	\$64.60
Estimated tax to be collected:	\$0.00
	-----
<b>Grand Total:</b>	<b>\$64.60</b>

**Details for Order #111-0164311-9473829**

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

**Order Placed:** March 4, 2024  
**Amazon.com order number:** 111-0164311-9473829  
**Order Total:** \$42.98

---

**Not Yet Shipped**

**Items Ordered**

**Price**

1 of: *200 Pcs Mini Bubble Wands in 10 Colors, Bulk Party Favors for Kids, Themed Birthday, Christmas, New Year, Valentine, Carnival, School Classroom Prizes for Boys & Girls, Ideal Goodies Bags Stuffers* \$29.99  
Sold by: MELAIS (seller profile)  
Supplied by: Other

Condition: New

1 of: *Whaline 160Pcs Easter Cellophane Treat Bags with 170Pcs Twist Ties Spring Colorful Stripes Wave Polka Dots Cello Candy Goodie Bags for Kids Spring Easter Party Favor Supplies,4 Styles* \$12.99  
Sold by: Whale Online US (seller profile)  
Supplied by: Other

Condition: New

**Shipping Address:**

Jeffrey LaFlamme  
10820 MISTFLOWER LN  
TAMPA, FL 33647-3781  
United States

**Shipping Speed:**

Delivery in fewer trips to your address

---

**Payment information**

**Payment Method:**

Visa ending in 1852

**Billing address**

Jeffrey LaFlamme  
10820 MISTFLOWER LN  
TAMPA, FL 33647-3781  
United States

Item(s) Subtotal:	\$42.98
Shipping & Handling:	\$0.00
-----	
Total before tax:	\$42.98
Estimated tax to be collected:	\$0.00
-----	
<b>Grand Total:</b>	<b>\$42.98</b>

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# Publix

Cross Creek Commons  
10928 Cross Creek Blvd.  
Tampa, FL 33647  
Store Manager: JP Murphy  
813-986-1239



0876 35P 070 775

ASST COOKIES 2 DOZ	4.79	F
GUAVA CHS CFF CAKE	5.99	F
Order total	10.78	
Sales tax	0.00	
Grand Total	10.78	
Credit	Payment	10.78
Change	0.00	03/06

Receipt ID: 0876 35P 070 775

PRESTO!  
Trace #: 073309  
Reference #: 0635499438  
Acct #: XXXXXXXXXXXX1852  
Purchase VISA  
Amount: \$10.78  
Auth #: 085500

CREDIT CARD  
A0000000980840  
Entry Method:  
Mode:

PURCHASE  
US DENTL  
Creditless  
Issuer

Your cashier was Esmeralda

03/05/2024 15:29 50876 R107 0775 C0273

Join the Publix family!  
Apply today at [apply.publix.jobs](http://apply.publix.jobs).  
We're an equal opportunity employer.

Publix Super Markets, Inc.

# Details for Order #111-3883646-0086655

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**Order Placed:** March 6, 2024

**Amazon.com order number:** 111-3883646-0086655

**Order Total:** \$659.97

---

## Not Yet Shipped

### Items Ordered

3 of: *NEW 2024 Model - Rust Proof Aluminum Dog Waste Station for Commercial Grade ONEpul® Header Bags - Free 400 waste bags and 25 can liners included - Over 500k sold in USA (Matte Green)*

Sold by: ZW USA Inc (seller profile)

Supplied by: Other

Condition: New

**Price**

\$219.99

### Shipping Address:

Jeffrey LaFlamme  
10820 MISTFLOWER LN  
TAMPA, FL 33647-3781  
United States

### Shipping Speed:

Standard Shipping

---

## Payment information

### Payment Method:

Visa ending in 1852

### Billing address

Jeffrey LaFlamme  
10820 MISTFLOWER LN  
TAMPA, FL 33647-3781  
United States

Item(s) Subtotal: \$659.97  
Shipping & Handling: \$0.00

Total before tax: \$659.97  
Estimated tax to be collected: \$0.00

**Grand Total: \$659.97**

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**Details for Order #111-5132081-0909847**

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**Order Placed:** March 12, 2024  
**Amazon.com order number:** 111-5132081-0909847  
**Order Total:** \$232.50

---

**Not Yet Shipped**

**Items Ordered**

**Price**

1 of: *Bissell BigGreen Commercial BG101DC ProCup Comfort Grip Handle Upright Vacuum with Magnet, 870W, 12" Vacuum Width* \$232.50

Sold by: Amazon.com Services, Inc  
Supplied by: Other

Condition: New

**Shipping Address:**

Jeffrey LaFlamme  
10820 MISTFLOWER LN  
TAMPA, FL 33647-3781  
United States

**Shipping Speed:**

FREE Prime Delivery

---

**Payment information**

**Payment Method:**

Visa ending in 1852

**Billing address**

Jeffrey LaFlamme  
10820 MISTFLOWER LN  
TAMPA, FL 33647-3781  
United States

Item(s) Subtotal:	\$232.50
Shipping & Handling:	\$0.00
-----	
Total before tax:	\$232.50
Estimated tax to be collected:	\$0.00
-----	
<b>Grand Total:</b>	<b>\$232.50</b>

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

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300 Cadman  
Plaza West, Suite  
1303, Brooklyn,  
NY 11201




**Invoice**

Questions? Call (800) 952-1457

Bill To	Ship To
David Eskra K Bar Ranch II 10820 Mistflower Lane Tampa, FL 33647 Phone: 813 388 9646 Email: manager@kbarii.com	David Eskra K Bar Ranch II 10820 Mistflower Lane Tampa, FL 33647 United States Phone: 813 388 9646

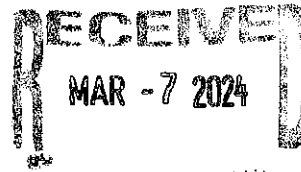
Order No.: MSS-305386	Date: March 12, 2024	Ship by: Two-Day
-----------------------	----------------------	------------------

	Item Description	Unit Price	Qty.	Amount
1.	 No Trespassing, No Fishing Color: Green Reversed Size: 24" x 18" Part #: DZHI-18x24 · HTC Code: 8310.00.0000	\$58.20/Sign Package: 1 Sign	15 Signs	\$873.00

<b>Product Subtotal :</b>	<b>\$873.00</b>
<b>Estimated Shipping Charges:</b>	<b>Free</b>
<b>Order Total :</b>	<b>\$873.00</b>

Please make checks payable to **SmartSign**.

03/13



# INVOICE

PERSSON, COHEN, MOONEY, FERNANDEZ & JACKSON, P.A.  
ATTORNEYS AND COUNSELORS AT LAW

Invoice # 4793  
Date: 03/04/2024  
Due On: 04/04/2024

K-Bar Ranch II CDD  
3434 Colwell Avenue, Ste 200  
Tampa, Florida 33614

## Statement of Account

Outstanding Balance	New Charges	Payments Received	Total Amount Outstanding
( \$0.00	+ \$7,297.38	) - ( \$0.00	) = <b>\$7,297.38</b>

## KBarRanch

## Community Development District Services

### Services

Type	Attorney	Date	Notes	Quantity	Rate	Total
Service	AHC	02/07/2024	Review and reply to e-mail from HOA counsel re: office at amenity center. Initial review of agenda package for 2/15 CDD meeting.	0.25	\$320.00	\$80.00
Service	DPL	02/08/2024	Continued drafting of memo on rulemaking, began preparation for supervisor meeting.	1.75	\$320.00	\$560.00
Service	AHC	02/08/2024	Exchange e-mails with District Manager re: claimed HOA office usage by CDD personnel.	0.25	\$320.00	\$80.00
Service	DPL	02/09/2024	Finished draft memo on rulemaking and sent to client for inclusion at meeting.	0.75	\$320.00	\$240.00
Service	AHC	02/09/2024	Tele-conv. with Chair re: roadway and gate access issues.	0.25	\$320.00	\$80.00
Service	DPL	02/12/2024	Continued preparation for supervisor meeting.	2.00	\$320.00	\$640.00
Service	AHC	02/12/2024	Exchange e-mails with District Manager re: review of issue related to potential usage of HOA resources at amenity center. E-mail update to HOA counsel.	0.25	\$320.00	\$80.00

Service	DPL	02/12/2024	Call with board chair regarding upcoming issues at meeting.	1.00	\$320.00	\$320.00
Service	AHC	02/13/2024	Tele-conv. with Chair re: amenity center office usage issues.	0.25	\$320.00	\$80.00
Service	DPL	02/14/2024	Continued review of agenda package and preparation for supervisor meeting.	2.00	\$320.00	\$640.00
Service	AHC	02/14/2024	Continued review and e-mail exchange re: issue with usage of HOA office at amenity center. E-mail HOA counsel.	0.50	\$320.00	\$160.00
Service	DPL	02/15/2024	Final preparation for CDD meeting. Attend meeting.	5.50	\$320.00	\$1,760.00
Service	AHC	02/15/2024	Continued e-mail exchange re: HOA office in amenity center and contact HOA counsel.	0.25	\$320.00	\$80.00
Service	DPL	02/16/2024	Prepare draft letter to terminate pool maintenance company.	1.50	\$320.00	\$480.00
Service	AHC	02/16/2024	Confer with associate counsel re: follow-up items from 2/15 CDD meeting. NO CHARGE.	0.25	\$0.00	\$0.00
Service	AHC	02/16/2024	Confer with associate counsel re: gate access issues and discussion of potential Workshop. Tele-conv. with HOA counsel re: amenity center office usage.	0.25	\$320.00	\$80.00
Service	DPL	02/18/2024	Review trespass case law in reference to no fishing signage.	1.00	\$320.00	\$320.00
Service	DPL	02/19/2024	Continued review of case law re: fishing and parking issues.	0.75	\$320.00	\$240.00
Service	DPL	02/20/2024	Final review and revision to pool maintenance contractor termination letter, sent to client to review, and sent for mailing.	0.50	\$320.00	\$160.00
Service	AHC	02/20/2024	Review Special Warranty Deed and accompanying easement prepared by M/I counsel related to lake for conveyance to CDD and provide comments. Copy District Engineer for input.	1.25	\$320.00	\$400.00
Service	AHC	02/21/2024	Tele-conv. with District Engineer re: property conveyances in Parcel G.	0.25	\$320.00	\$80.00
Service	DPL	02/23/2024	Review question from supervisor regarding turnover inspection.	0.50	\$320.00	\$160.00
Service	AHC	02/23/2024	Exchange e-mails with associate counsel re: inquiry from Chair regarding infrastructure turn-over. Exchange e-mails	0.25	\$320.00	\$80.00



re: damage to CDD common areas.

Service	AHC	02/26/2024	Review and reply to multiple e-mails from CDD Engineer re: property turn-over issues from M/I Homes. Exchange e-mails re: coordination of Teams meeting to discuss.	0.50	\$320.00	\$160.00
Service	AHC	02/29/2024	Prepare for and attend Teams meeting with District Engineer and District Manger to discuss M/I property turn-over process. Follow-up post meeting.	1.00	\$320.00	\$320.00

**Services Subtotal**                    **\$7,280.00**

**Expenses**

Type	Date	Notes	Quantity	Rate	Total
Expense	02/20/2024	certified mail: Connerty Pools, Inc. d/b/a SunCoast Pools: certified mail	1.00	\$17.38	\$17.38

**Expenses Subtotal**                    **\$17.38**

**Subtotal**                                **\$7,297.38**

**Total**                                    **\$7,297.38**

*Please make all amounts payable to: Persson, Cohen, Mooney, Fernandez & Jackson, P.A. and remit to 6853 ENERGY COURT, LAKEWOOD RANCH, FL 34240.*

*For any inquiries, please contact us at 941-306-4730. Payment is due 30 days from receipt of this invoice. Thank you.*



12980 Tarpon Springs Road  
Odessa, FL 33556

pinelakellc.com

### INVOICE

Date	Invoice No.
03/05/24	3730
Terms	Due Date
Net 30	04/04/24

BILL TO
KBAR RANCH II c/o Rizzetta & Company 10820 Mistflower Lane Tampa, FL 33647

PROPERTY
KBAR Ranch II 10820 Mistflower Lane Tampa, FL 33647

**RECEIVED**  
3/5/2024

Amount Due	Enclosed
\$2,950.00	

*Please detach top portion and return with your payment.*

---

QTY	ITEM	UNIT PRICE	EXT PRICE	SALES TAX	LINE TOTAL
	#2114 - KBAR Ranch II CDD		\$2,950.00	\$0.00	\$2,950.00
	2023				
	Feb F&P		\$2,950.00	\$0.00	\$2,950.00
<b>Total</b>			<b>\$2,950.00</b>	<b>\$0.00</b>	<b>\$2,950.00</b>



12980 Tarpon Springs Road  
Odessa, FL 33556

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### INVOICE

Date	Invoice No.
03/05/24	3731
Terms	Due Date
Due on Receipt	03/05/24

BILL TO
KBAR RANCH II c/o Rizzetta & Company 10820 Mistflower Lane Tampa, FL 33647

PROPERTY
KBAR Ranch II 10820 Mistflower Lane Tampa, FL 33647

**RECEIVED**  
3/5/2024

Amount Due	Enclosed
\$13,050.00	

*Please detach top portion and return with your payment.*

QTY	ITEM	UNIT PRICE	EXT PRICE	SALES TAX	LINE TOTAL
	<b>#2972 - Pine Bark Application</b>		<b>\$13,050.00</b>	<b>\$0.00</b>	<b>\$13,050.00</b>
	11/23				
	50% Deposit Invoice		\$13,050.00	\$0.00	\$13,050.00
<b>Total</b>			<b>\$13,050.00</b>	<b>\$0.00</b>	<b>\$13,050.00</b>



12980 Tarpon Springs Road  
Odessa, FL 33556

pinelakellc.com

**INVOICE**

Date	Invoice No.
03/12/24	3743
Terms	Due Date
Net 30	04/11/24

BILL TO
KBAR RANCH II c/o Rizzetta & Company 10820 Mistflower Lane Tampa, FL 33647

PROPERTY
KBAR Ranch II 10820 Mistflower Lane Tampa, FL 33647

**RECEIVED**  
3/12/2024

Amount Due	Enclosed
\$2,840.01	

Please detach top portion and return with your payment.

QTY	ITEM	UNIT PRICE	EXT PRICE	SALES TAX	LINE TOTAL
			\$2,840.01	\$0.00	\$2,840.01

Pine Lake Services, LLC  
would like to thank you for the  
opportunity to bid. We look  
forward to working with you on  
this project. If you have any  
questions, please feel free to  
contact us at any time at  
projects@pinelakenurseryinc.c  
om or (813) 948-4736.

Landscape the Amenity Center  
entrance

	<i>Material Install</i>		\$2,840.01	\$0.00	\$2,840.01
	<b>Total</b>		<b>\$2,840.01</b>	<b>\$0.00</b>	<b>\$2,840.01</b>

**RECEIVED**  
2/29/2024



12980 Tarpon Springs Road  
Odessa, FL 33556

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**INVOICE**

Date	Invoice No.
02/29/24	3712
Terms	Due Date
Net 30	03/30/24

BILL TO
KBAR RANCH II c/o Rizzetta & Company 10820 Mistflower Lane Tampa, FL 33647

PROPERTY
KBAR Ranch II 10820 Mistflower Lane Tampa, FL 33647

Amount Due	Enclosed
\$27,677.67	

*Please detach top portion and return with your payment.*

---

QTY	ITEM	UNIT PRICE	EXT PRICE	SALES TAX	LINE TOTAL
	#2114 - KBAR Ranch II CDD 2023 March 2024		\$26,578.67	\$0.00	\$26,578.67
	#3017 - Kbar Ranch II Hawk Valley Inside Common Areas 11- 23 March 2024		\$1,099.00	\$0.00	\$1,099.00
	<b>Total</b>		<b>\$27,677.67</b>	<b>\$0.00</b>	<b>\$27,677.67</b>



12980 Tarpon Springs Road  
Odessa, FL 33556

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**INVOICE**

Date	Invoice No.
03/18/24	3750
Terms	Due Date
Net 30	04/17/24

BILL TO
KBAR RANCH II c/o Rizzetta & Company 10820 Mistflower Lane Tampa, FL 33647

PROPERTY
KBAR Ranch II 10820 Mistflower Lane Tampa, FL 33647

Amount Due	Enclosed
\$1,540.01	

Please detach top portion and return with your payment.

QTY	ITEM	UNIT PRICE	EXT PRICE	SALES TAX	LINE TOTAL
			<b>\$1,540.01</b>	<b>\$0.00</b>	<b>\$1,540.01</b>

Pine Lake Services, LLC  
would like to thank you for the  
opportunity to bid. We look  
forward to working with you on  
this project. If you have any  
questions, please feel free to  
contact us at any time at  
projects@pinelakenurseryinc.c  
om or (813) 948-4736.

	<i>Demo and Prep</i>		\$1,540.01	\$0.00	\$1,540.01
<b>Total</b>			<b>\$1,540.01</b>	<b>\$0.00</b>	<b>\$1,540.01</b>

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

**Invoice**

**RECEIVED**  
 3/1/2024

Date	Invoice #
3/1/2024	INV0000087990

**Bill To:**

K-Bar Ranch II CDD  
 3434 Colwell Avenue  
 Suite 200  
 Tampa FL 33614

Services for the month of	Terms	Client Number
March	Upon Receipt	00056

Description	Qty	Rate	Amount
Amenity Management & Oversight	1.00	\$900.00	\$900.00
Personnel Reimbursement	1.00	\$8,208.50	\$8,208.50
<div data-bbox="115 926 625 1199" data-label="Text" style="border: 1px solid red; padding: 5px;"> <p>Pay Period 2/10/2024 - 2/23/2024</p> <p>Hours Worked:            Hailey Blackwell - 76.75 .50 OT            Francisco Cordero - 46.25            David Eskra - 81.25 .25 OT            Amy Linen - 80 5.75 OT</p> </div>			
<b>Subtotal</b>			\$9,108.50
<b>Total</b>			\$9,108.50

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

**Invoice**

**RECEIVED**  
 2/27/2024

Date	Invoice #
3/1/2024	INV0000087873

**Bill To:**

K-Bar Ranch II CDD 3434 Colwell Avenue Suite 200 Tampa FL 33614
--

Services for the month of	Terms	Client Number
March	Upon Receipt	00221

Description	Qty	Rate	Amount
Accounting Services	1.00	\$1,687.17	\$1,687.17
Administrative Services	1.00	\$421.75	\$421.75
Financial & Revenue Collections	1.00	\$455.00	\$455.00
Landscape Consulting Services	1.00	\$900.00	\$900.00
Management Services	1.00	\$1,862.67	\$1,862.67
Website Compliance & Management	1.00	\$100.00	\$100.00
		<b>Subtotal</b>	\$5,426.59
		<b>Total</b>	\$5,426.59



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

**Invoice**

Date	Invoice #
2/29/2024	INV0000088013

**RECEIVED**  
 3/8/2024

**Bill To:**

K-Bar Ranch II CDD 3434 Colwell Avenue Suite 200 Tampa FL 33614
--

Services for the month of	Terms	Client Number
February	Upon Receipt	00056

Description	Qty	Rate	Amount
EE RECRUITING	126.17	\$1.00	\$126.17
Cell Phone	50.00	\$1.00	\$50.00
Cell Phone	25.00	\$1.00	\$25.00
Auto Mileage & Travel	122.76	\$1.00	\$122.76
<b>Subtotal</b>			\$323.93
<b>Total</b>			\$323.93



A Security & Technology Company  
 13745 N. Nebraska Ave  
 Tampa, FL 33613

**RECEIVED**  
 2/27/2024

# Invoice

Bill To
K-Bar Ranch CDD II C/O Rizzetta & Company 3434 Colwell Ave Ste 200 Tampa, FL 33614

Ship To
K-Bar Ranch CDD II 10820 Mistflower Lane Tampa, FL 33647

Date	Invoice #	P.O. No.	Terms	Due Date
02/27/2024	17997		Due on Receipt	02/27/2024

QTY	Description
	50% Invoice- Siren Operated Sensor Upgrade Proposal # 1890
1	Down Payment/Progress Invoice

	<b>Subtotal</b>	\$3,255.00
	<b>Sales Tax (0.0%)</b>	\$0.00
	<b>Total</b>	\$3,255.00
	<b>Payments/Credits</b>	\$0.00
	<b>Balance Due</b>	\$3,255.00



A Security & Technology Company

13745 N. Nebraska Ave

Tampa, FL 33613

# Invoice

Bill To
K-Bar Ranch CDD II C/O Rizzetta & Company 3434 Colwell Ave Ste 200 Tampa, FL 33614

Ship To
K-Bar Ranch CDD II- Hawk Valley 10339 K Bar Ranch Parkway Tampa, FL 33647

Date	Invoice #	P.O. No.	Terms	Due Date
03/14/2024	18083		Net 30	04/13/2024

QTY	Description
1	Viking F1 Clutch and Handle
3	Service Labor - 1 hour minimum (ahartman - Andrew Hartman - Mar 01, 2024 5:12 PM Replaced clutch assembly and clutch key (see picture). Couldn't get the clutch on the output shaft as tight as it really should be due to output shaft damage when gate was hit/damaged. Gate runs well, but all the pressure is on the clutch key and will cause premature wear to the key. Please advise customer.)

	<b>Subtotal</b>	\$903.45
	<b>Sales Tax (0.0%)</b>	\$0.00
	<b>Total</b>	\$903.45
	<b>Payments/Credits</b>	\$0.00
	<b>Balance Due</b>	\$903.45



A Security & Technology Company  
 13745 N. Nebraska Ave  
 Tampa, FL 33613

# Invoice

Bill To
K-Bar Ranch CDD II C/O Rizzetta & Company 3434 Colwell Ave Ste 200 Tampa, FL 33614

Ship To
K-Bar Ranch CDD II 10820 Mistflower Lane Tampa, FL 33647

Date	Invoice #	P.O. No.	Terms	Due Date
03/12/2024	18096		Net 30	04/11/2024

QTY	Description
	Siren Operated Sensor Upgrade
6	Siren Operated Sensor
18	Other Systems Installation (ahartman - Andrew Hartman - Mar 07, 2024 12:57 PM)
	Installed all 6 SOS devices. Locations are as follows:
	1. Hawk Valley
	2. Redwood Point
	3. Briarbrook
	4. Winsome Manor
	5. Mossy Pine
	6. Old Spanish
	All were set for 15 minute activation and were tested. See pictures. Replaced missing hardware at old Spanish exit arm.)
	Previously Invoiced 17997

	<b>Subtotal</b>	\$3,255.00
	<b>Sales Tax (0.0%)</b>	\$0.00
	<b>Total</b>	\$3,255.00
	<b>Payments/Credits</b>	\$0.00
	<b>Balance Due</b>	\$3,255.00



A Security & Technology Company

13745 N. Nebraska Ave

Tampa, FL 33613

# Invoice

Bill To
K-Bar Ranch CDD II C/O Rizzetta & Company 3434 Colwell Ave Ste 200 Tampa, FL 33614

Ship To
K-Bar Ranch CDD II- Mossy Pine Mossy Pine Entry 19292 Mossy Pine Drive Tampa, FL 33647

Date	Invoice #	P.O. No.	Terms	Due Date
02/22/2024	14238021924		Net 30	03/23/2024

QTY	Description
1	<p>Service Labor - 1 hour minimum (ErikV - Erik Varno - Feb 19, 2024 4:04 PM Replaced the Knox box with a silicone box and installed a drain at the bottom as the previous box was filled with water. This was a direct replacement, and the line is currently on the intercom trip, allowing the gate to open. However, it is advisable to consider installing a new line not reliant on the intercom trip to avoid service issues in the future.)</p> <p>To customer: ErikV - Erik Varno - Jan 23, 2024 8:11 AM Checked the system; the cell relay was stuck, but after a reset, it is now working. However, I observed that it is housed in a metal can with the antenna inside. The antenna should be placed outside the box for optimal performance.</p> <p>The UPS batteries are showing faults on the Opt UPS. They may require new batteries or possibly a replacement unit, considering they've been in use for a while.</p> <p>Contacted R on Access; they reported everything is normal. During the investigation, I opened and hooked up the intercom, finding a ground on the wire. Noticed water coming out of the Knox box. System works when the Knox box is unhooked. If properly supervised, could easily fix this. Was on-site until 6.</p> <p>Recommend replacing the Knox box and back box, also finding a new pair to the head end. None of the POE is manageable. Suggest replacing UPS or batteries accordingly.</p>
1	Key Switch on Mounting Plate

	<b>Subtotal</b>	\$483.74
	<b>Sales Tax (0.0%)</b>	\$0.00
	<b>Total</b>	\$483.74
	<b>Payments/Credits</b>	\$0.00
	<b>Balance Due</b>	\$483.74



A Security & Technology Company

13745 N. Nebraska Ave

Tampa, FL 33613

# Invoice

**RECEIVED**  
3/4/2024

Bill To
K-Bar Ranch CDD II C/O Rizzetta & Company 3434 Colwell Ave Ste 200 Tampa, FL 33614

Ship To
K-Bar Ranch CDD II-Redwood Point Entry 19422 Redwood Point Dr Tampa, FL 33647

Date	Invoice #	P.O. No.	Terms	Due Date
03/04/2024	14324021224		Net 30	04/03/2024

QTY	Description
2.5	<p>Service Labor - 1 hour minimum (ahartman - Andrew Hartman - Feb 12, 2024 6:03 PM Upon arrival found the barrier arm on the ground and reattached it with two new nylon nuts. Entry gate was held open from cell relay. Closed gate and tested.</p> <p>Checked OVRC and the 2N intercom was offline. Put in a new patch cable and plugged into a different port. Intercom booted up and came back online. Tested with VSG and they had good audio and video and could open the gate per normal operation.</p> <p>Tested and working. See pictures)</p>

	<b>Subtotal</b>	\$437.50
	<b>Sales Tax (0.0%)</b>	\$0.00
	<b>Total</b>	\$437.50
	<b>Payments/Credits</b>	\$0.00
	<b>Balance Due</b>	\$437.50



A Security & Technology Company

13745 N. Nebraska Ave

Tampa, FL 33613

# Invoice

Bill To
K-Bar Ranch CDD II C/O Rizzetta & Company 3434 Colwell Ave Ste 200 Tampa, FL 33614

Ship To
K-Bar Ranch CDD II 10820 Mistflower Lane Tampa, FL 33647

Date	Invoice #	P.O. No.	Terms	Due Date
03/11/2024	14368022124		Net 30	04/10/2024

QTY	Description
1	Service Labor - 1 hour minimum (ErikV - Erik Varno - Feb 21, 2024 9:48 AM Checked system found ICT panel wasn't syching. Correct time changed, works fine now. Went over with mgr on duty.)

	<b>Subtotal</b>	\$175.00
	<b>Sales Tax (0.0%)</b>	\$0.00
	<b>Total</b>	\$175.00
	<b>Payments/Credits</b>	\$0.00
	<b>Balance Due</b>	\$175.00



A Security & Technology Company

13745 N. Nebraska Ave

Tampa, FL 33613

# Invoice

Bill To
K-Bar Ranch CDD II C/O Rizzetta & Company 3434 Colwell Ave Ste 200 Tampa, FL 33614

Ship To
K-Bar Ranch CDD II- Briarbrook 10711 Mistflower Lane Tampa, FL 33647

Date	Invoice #	P.O. No.	Terms	Due Date
03/14/2024	14404022924		Net 30	04/13/2024

QTY	Description
3.11667	<p>Service Labor - 1 hour minimum (ahartman - Andrew Hartman - Feb 29, 2024 11:59 AM Checked power, wiring, database and gates. No issue(s) found, but some minor adjustments were made. Spoke to Michelle and at least one person she knew of got a new remote and it worked without issue(s). If this is a trend, (and not to state the obvious) but the batteries might be getting low or dying on the problem remotes.</p> <p>Remote used for testing was received and opened the gate from up close and even further than the manufacturer's specified max distance of 30 feet.</p> <p>If issue(s) continue for select residents please have them drop off their remotes to the office at the amenity center or schedule a time to coordinate a meeting on-site with residents for testing/diagnosis.</p> <p>At this time with a test remote, equipment is tested and working.)</p>

	<b>Subtotal</b>	\$545.42
	<b>Sales Tax (0.0%)</b>	\$0.00
	<b>Total</b>	\$545.42
	<b>Payments/Credits</b>	\$0.00
	<b>Balance Due</b>	\$545.42





A Security & Technology Company

13745 N. Nebraska Ave

Tampa, FL 33613

# Invoice

Bill To
K-Bar Ranch CDD II C/O Rizzetta & Company 3434 Colwell Ave Ste 200 Tampa, FL 33614

Ship To
Sundrift II Entry 10901 Sundrift Dr Tampa, FL 33647

Date	Invoice #	P.O. No.	Terms	Due Date
03/19/2024	14455030524		Net 30	04/18/2024

QTY	Description
1	Service Labor - 1 hour minimum (DanielG - Daniel Gainza - Mar 5, 2024 4:04 PM Upon arrival the exit bound gate was open. After resetting the barrier arm operator the gate went back to normal. Please notice that the entry barrier arm is broken. Pic attached.)

	<b>Subtotal</b>	\$175.00
	<b>Sales Tax (0.0%)</b>	\$0.00
	<b>Total</b>	\$175.00
	<b>Payments/Credits</b>	\$0.00
	<b>Balance Due</b>	\$175.00



A Security & Technology Company

13745 N. Nebraska Ave

Tampa, FL 33613

# Invoice

Bill To
K-Bar Ranch CDD II C/O Rizzetta & Company 3434 Colwell Ave Ste 200 Tampa, FL 33614

Ship To
K-Bar Ranch CDD II-Redwood Point Entry 19422 Redwood Point Dr Tampa, FL 33647

Date	Invoice #	P.O. No.	Terms	Due Date
03/19/2024	14465030624		Net 30	04/18/2024

QTY	Description
1	Service Labor - 1 hour minimum (ahartman - Andrew Hartman - Mar 06, 2024 1:03 PM Switch to Hawk Valley at 1 PM Found the receiver in a "read" state. Receiver was picking up the signal from the remotes, but not sending wiegand data to the ACP. Disconnected unused devices sharing wiring. Went through wiring wire by wire at kiosk and headend to verify correct wiring. Tested receiver power and wiegand power, which was good. Remade connections and terminations and defaulted the receiver to reprogram it. Still not getting live data in proptia. Replaced DKS receiver and wiegand data was now sending to the ACP and showing up live in proptia. Gate is now opening with an access granted. Tested and working. Spoke to DKS and receiver went out of warranty June 2023. See pictures)
1	Doorking Universal Wiegand Receiver

	<b>Subtotal</b>	\$388.20
	<b>Sales Tax (0.0%)</b>	\$0.00
	<b>Total</b>	\$388.20
	<b>Payments/Credits</b>	\$0.00
	<b>Balance Due</b>	\$388.20



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BAP-13M-B  
SA10F014



4145 S. FALKENBURG RD RIVERVIEW FL 33578-8652  
8633 2390 NO RP 19 02202024 NNNNNNNN 01 995102

KBAR RANCH II CDD  
3434 COLWELL AVE STE 200  
TAMPA FL 33614-8390

833712032173697000149971

Account Number:  
Security Code:

KBAR RANCH II CDD  
8337 12 032 1736970



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8633 2390 NO RP 19 02202024 NNNNNNNN 01 995102



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/mo. with AutoPay for 1 year when bundled

45+ HD CHANNELS

OR

Option 2

TV Premier

**\$59<sup>99</sup>**  
/mo. with AutoPay for 1 year when bundled

80+ HD CHANNELS

Get local broadcast networks such as ABC, CBS, NBC, and FOX and programming such as The Weather Channel, ESPN News, HGTV, and the Food Network

Entertain customers with programming such as Bravo, OWN, USA, and TLC and sports programming such as ESPN, ESPN2, FS1, MLB Network, NFL Network, and more

SCAN HERE TO CALL



**CALL 1-866-538-6183**  
VISIT [spectrum.com/business](https://spectrum.com/business)

Limited time offer; subject to change; qualified business customers without any outstanding obligation to Charter. **TV:** Business Internet, Voice, or Connect required. Taxes, fees, surcharges (bdcast surcharge up to \$25.75 /mo.) extra and subject to change during and after the term. Channel availability based on level of service and not all channels available in all markets or locations. Additional equipment may be required to access PEG channels. A monthly \$5 Payment Processing Charge will be applied to customer accounts not enrolled in AutoPay. Services subject to all applicable service terms & conditions, which are subject to change. Services & promo. offers not avail. in all areas. Standard pricing applies after promo. period. Installation & other equipment, taxes & fees may apply. Restrictions apply. Call for details. ©2024 Charter Communications, Inc.

February 19, 2024  
Invoice Number: 1736970021924  
Account Number: **8337 12 032 1736970**  
Security Code:  
Service At: 10711 MISTFLOWER LN  
TAMPA FL 33647-3667

**Auto Pay Notice**

**Contact Us**

Visit us at [SpectrumBusiness.net](http://SpectrumBusiness.net)  
Or, call us at **855-252-0675**

**Summary** *Service from 02/19/24 through 03/18/24  
details on following pages*

Previous Balance	149.97
Payments Received -Thank You!	-149.97
<b>Remaining Balance</b>	<b>\$0.00</b>
Spectrum Business™ Internet	109.98
Spectrum Business™ Voice	39.99
Other Charges	0.00
Current Charges	\$149.97
<i>YOUR AUTO PAY WILL BE PROCESSED 03/05/24</i>	
<b>Total Due by Auto Pay</b>	<b>\$149.97</b>

**NEWS AND INFORMATION**

**NOTE.** Taxes, Fees and Charges listed in the Summary only apply to Spectrum Business TV and Spectrum Business Internet and are detailed on the following page. Taxes, Fees and Charges for Spectrum Business Voice are detailed in the Billing Information section.

**Switch and save** with Spectrum Mobile. To learn about our different mobile options and how you can earn 1 **FREE** Mobile Unlimited Line for 1 year, call a Spectrum Business specialist at **1-888-648-4850** today!

**Spectrum Business has a variety** of entertainment packages. To learn about our offerings and which package is best for your business, call **1-866-955-1914** today!



**Thank you for choosing Spectrum Business.**

We appreciate your prompt payment and value you as a customer.

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



4145 S. FALKENBURG RD RIVERVIEW FL 33578-8652  
8633 2390 NO RP 19 02202024 NNNNNNNN 01 995102

KBAR RANCH II CDD  
3434 COLWELL AVE STE 200  
TAMPA FL 33614-8390

February 19, 2024

**KBAR RANCH II CDD**

Invoice Number: 1736970021924  
Account Number: 8337 12 032 1736970  
Service At: 10711 MISTFLOWER LN  
TAMPA FL 33647-3667

**Total Due by Auto Pay** **\$149.97**

CHARTER COMMUNICATIONS  
PO BOX 7186  
PASADENA CA 91109-7186

833712032173697000149971

Invoice Number: 1736970021924  
 Account Number: 8337 12 032 1736970  
 Security Code:

**Contact Us**  
 Visit us at [SpectrumBusiness.net](http://SpectrumBusiness.net)  
 Or, call us at **855-252-0675**

8633 2390 NO RP 19 02202024 NNNNNNNN 01 995102

### Charge Details

Previous Balance		149.97
EFT Payment	02/05	-149.97
<b>Remaining Balance</b>		<b>\$0.00</b>

Payments received after 02/19/24 will appear on your next bill.

Service from 02/19/24 through 03/18/24

### Spectrum Business™ Internet

Spectrum Business Internet	129.99
Promotional Discount	-40.00
Web Hosting	0.00
Security Suite	0.00
Domain Name	0.00
Vanity Email	0.00
Static IP 1	19.99
	<b>\$109.98</b>

**Spectrum Business™ Internet Total \$109.98**

### Spectrum Business™ Voice

Phone number (813) 536-1076

Spectrum Business Voice	39.99
	<b>\$39.99</b>

For additional call details,  
 please visit [SpectrumBusiness.net](http://SpectrumBusiness.net)

**Spectrum Business™ Voice Total \$39.99**

### Other Charges

Payment Processing	5.00
B Autopay	-5.00
<b>Other Charges Total</b>	<b>\$0.00</b>

### Other Charges Continued

<b>Current Charges</b>	<b>\$149.97</b>
<b>Total Due by Auto Pay</b>	<b>\$149.97</b>

### Billing Information

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

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

**Terms & Conditions** - Spectrum's detailed standard terms and conditions for service are located at [spectrum.com/policies](http://spectrum.com/policies).

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

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

**The following taxes, fees and surcharges are included in the price of the applicable service** - . FEES AND CHARGES: E911 Fee \$0.40, Federal USF \$2.36, Florida CST \$4.62, Sales Tax \$0.04, TRS Surcharge \$0.09.



Continued on the next page...

Local Spectrum Store: 1160 Assembly Drive, Tampa FL 33607 Store Hours: Mon thru Sat - 10:00am to 8:00pm and Sun - 12:00pm to 5:00pm

Visit [Spectrum.com/stores](http://Spectrum.com/stores) for store locations. For questions or concerns, visit [Spectrum.net/support](http://Spectrum.net/support)



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





Invoice Number: 1736970021924  
Account Number: 8337 12 032 1736970  
Security Code:

**KBAR RANCH II CDD**

**Contact Us**

Visit us at [SpectrumBusiness.net](https://SpectrumBusiness.net)  
Or, call us at **855-252-0675**

8633 2390 NO RP 19 02202024 NNNNNNNN 01 995102

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

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

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

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

**Spectrum Voice Provider** - Spectrum Advanced Services, LLC



February 19, 2024

**KBAR RANCH II CDD**

Invoice Number:  
Account Number::  
Security Code:

1736970021924  
8337 12 032 1736970



**Contact Us**

Visit us at [SpectrumBusiness.net](https://SpectrumBusiness.net)

Or, call us at **855-252-0675**

8633 2390 NO RP 19 02202024 NNNNNNNN 01 995102







# Switch and save up to 60% with Spectrum Mobile.

Choose the best plan for your business.

### Option 1

#### Spectrum Mobile by the Gig Plan

**\$19<sup>99</sup>/GB**  
per month per line with AutoPay

OR

### Option 2

#### Spectrum Mobile Unlimited Data Plan

**\$29<sup>99</sup>**  
/mo. per line with AutoPay for 1 year

RELIABLE NATIONWIDE 5G

Pay only for the data you use each month

RELIABLE NATIONWIDE 5G

Unlimited data, talk, and text

Get One

**FREE UNLIMITED LINE**

for one year\* — over \$350 value!

**CALL 1-855-811-6399**  
**VISIT [spectrum.com/business](https://spectrum.com/business)**

Limited-time offer; subject to change. Qualified Spectrum Business customers only. Must not have subscribed to applicable services w/in the last 30 days & have no outstanding obligation to Charter. **MOBILE BY THE GIG:** Per line activation fee applies. Spectrum Internet and Auto Pay required. \$19.99 advanced monthly charge for each line of service per GB. An additional \$19.99 automatically applied if each GB exceeded. After 5 GB per line, you will experience reduced speeds for the rest of the bill cycle. **MOBILE UNLIMITED:** Offer valid for new customers adding lines or for current mobile customers adding Unlimited lines to existing service. Per line activation fee applies. Spectrum Internet and Auto Pay required. Smartwatch does not qualify as a line. Reduced speeds after 30 GB of usage per line. **Up to 60% Savings** based on single-line comparison of unlimited plans among major nat'l carriers as of 10/2023. Data usage limits vary by carrier. **\*Free mobile offer** is reflected with up to 12 mos. credit on bill statement, limited to one per account. Standard mobile rates apply after 1 yr or if qualifying services are canceled. Per line activation fee applies. Autopay required. Offer cannot be combined with other mobile service promotions. Devices excluded from offer. Tablets not eligible for promotion. Reduced speeds after 30 GB of usage per line. Mobile service not available in all areas. Other restrictions apply. Internet Required. **5G:** To access 5G, 5G compatible phone and 5G service required. Not all 5G capable phones compatible with all 5G service. Speeds may vary. A monthly \$5 Payment Processing Charge will be applied to customer accounts not enrolled in AutoPay. Services subject to all applicable service terms & conditions, which are subject to change. Services & promo. offers not avail. in all areas. Standard pricing applies after promo. period. Installation & other equipment, taxes & fees may apply. Restrictions apply. Call for details. ©2024 Charter Communications, Inc.

BAP-13M-A  
SA10F013



4145 S. FALKENBURG RD RIVERVIEW FL 33578-8652  
8633 2390 NO RP 19 02202024 NNNNNNNN 01 995101

KBAR RANCH II CDD  
3434 COLWELL AVE STE 200  
TAMPA FL 33614-8390

833712032173698800149971

Account Number:  
Security Code:

KBAR RANCH II CDD  
8337 12 032 1736988



Contact Us

Visit us at [SpectrumBusiness.net](https://SpectrumBusiness.net)  
Or, call us at **855-252-0675**

8633 2390 NO RP 19 02202024 NNNNNNNN 01 995101



# Choose the best TV entertainment for your business.



Option 1

**Business TV**

**\$29<sup>99</sup>**  
/mo. with AutoPay for 1 year when bundled

**45+ HD CHANNELS**

**OR**

Option 2

**TV Premier**

**\$59<sup>99</sup>**  
/mo. with AutoPay for 1 year when bundled

**80+ HD CHANNELS**

Get local broadcast networks such as ABC, CBS, NBC, and FOX and programming such as The Weather Channel, ESPN News, HGTV, and the Food Network

Entertain customers with programming such as Bravo, OWN, USA, and TLC and sports programming such as ESPN, ESPN2, FS1, MLB Network, NFL Network, and more

**CALL 1-866-720-0902**

**VISIT [spectrum.com/business](https://spectrum.com/business)**

Limited time offer; subject to change; qualified business customers without any outstanding obligation to Charter. **TV:** Business Internet, Voice, or Connect required. Taxes, fees, surcharges (bdcast surcharge up to \$25.75 /mo.) extra and subject to change during and after the term. Channel availability based on level of service and not all channels available in all markets or locations. Additional equipment may be required to access PEG channels. A monthly \$5 Payment Processing Charge will be applied to customer accounts not enrolled in AutoPay. Services subject to all applicable service terms & conditions, which are subject to change. Services & promo. offers not avail. in all areas. Standard pricing applies after promo. period. Installation & other equipment, taxes & fees may apply. Restrictions apply. Call for details. ©2024 Charter Communications, Inc.

BAP-13TV-A  
SA10F00C

February 19, 2024  
Invoice Number: 1736988021924  
Account Number: **8337 12 032 1736988**  
Security Code:  
Service At: 10541 K-BAR RANCH PKWY  
BLDG GATE  
TAMPA FL 33647-3669

**Auto Pay Notice**

**Contact Us**

Visit us at [SpectrumBusiness.net](http://SpectrumBusiness.net)  
Or, call us at **855-252-0675**

**Summary** *Service from 02/19/24 through 03/18/24  
details on following pages*

Previous Balance	149.97
Payments Received -Thank You!	-149.97
<b>Remaining Balance</b>	<b>\$0.00</b>
Spectrum Business™ Internet	109.98
Spectrum Business™ Voice	39.99
Other Charges	0.00
Current Charges	\$149.97
<i>YOUR AUTO PAY WILL BE PROCESSED 03/05/24</i>	
<b>Total Due by Auto Pay</b>	<b>\$149.97</b>

**NEWS AND INFORMATION**

**NOTE.** Taxes, Fees and Charges listed in the Summary only apply to Spectrum Business TV and Spectrum Business Internet and are detailed on the following page. Taxes, Fees and Charges for Spectrum Business Voice are detailed in the Billing Information section.

**Switch and save** with Spectrum Mobile. To learn about our different mobile options and how you can earn 1 **FREE** Mobile Unlimited Line for 1 year, call a Spectrum Business specialist at **1-888-514-6157** today!

**Spectrum Business has a variety** of entertainment packages. To learn about our offerings and which package is best for your business, call **1-866-477-3289** today!



**Thank you for choosing Spectrum Business.**

We appreciate your prompt payment and value you as a customer.

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



4145 S. FALKENBURG RD RIVERVIEW FL 33578-8652  
8633 2390 NO RP 19 02202024 NNNNNNNN 01 995101

KBAR RANCH II CDD  
3434 COLWELL AVE STE 200  
TAMPA FL 33614-8390

February 19, 2024

**KBAR RANCH II CDD**

Invoice Number: 1736988021924  
Account Number: 8337 12 032 1736988  
Service At: 10541 K-BAR RANCH PKWY  
BLDG GATE  
TAMPA FL 33647-3669

**Total Due by Auto Pay** **\$149.97**

CHARTER COMMUNICATIONS  
PO BOX 7186  
PASADENA CA 91109-7186

833712032173698800149971



Invoice Number: 1736988021924
Account Number: 8337 12 032 1736988
Security Code:

KBAR RANCH II CDD

Contact Us
Visit us at SpectrumBusiness.net
Or, call us at 855-252-0675

8633 2390 NO RP 19 02202024 NNNNNNNN 01 995101

Charge Details

Table with 3 columns: Description, Date, Amount. Rows include Previous Balance (149.97), EFT Payment (02/05, -149.97), and Remaining Balance (\$0.00).

Payments received after 02/19/24 will appear on your next bill.

Service from 02/19/24 through 03/18/24

Spectrum Business™ Internet

Table with 2 columns: Description, Amount. Rows include Spectrum Business Internet (129.99), Promotional Discount (-40.00), Web Hosting (0.00), Security Suite (0.00), Domain Name (0.00), Vanity Email (0.00), Static IP 1 (19.99), and Total (\$109.98).

Spectrum Business™ Internet Total \$109.98

Spectrum Business™ Voice

Table with 2 columns: Description, Amount. Rows include Phone number (813) 536-1073 and Spectrum Business Voice (\$39.99).

For additional call details, please visit SpectrumBusiness.net

Spectrum Business™ Voice Total \$39.99

Other Charges

Table with 2 columns: Description, Amount. Rows include Payment Processing (5.00), B Autopay (-5.00), and Other Charges Total (\$0.00).

Other Charges Continued

Table with 2 columns: Description, Amount. Rows include Current Charges (\$149.97) and Total Due by Auto Pay (\$149.97).

Billing Information

Tax and Fees - This statement reflects the current taxes and fees for your area (including sales, excise, user taxes, etc.).

Spectrum Terms and Conditions of Service - In accordance with the Spectrum Business Services Agreement, Spectrum services are billed on a monthly basis.

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

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

Authorization to Convert your Check to an Electronic Funds Transfer Debit - If your check is returned, you expressly authorize your bank account to be electronically debited for the amount of the check plus any applicable fees.

The following taxes, fees and surcharges are included in the price of the applicable service - FEES AND CHARGES: E911 Fee \$0.40, Federal USF \$2.36, Florida CST \$4.62, Sales Tax \$0.04, TRS Surcharge \$0.09.



Continued on the next page...

Local Spectrum Store: 1160 Assembly Drive, Tampa FL 33607 Store Hours: Mon thru Sat - 10:00am to 8:00pm and Sun - 12:00pm to 5:00pm

Visit Spectrum.com/stores for store locations. For questions or concerns, visit Spectrum.net/support



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





Invoice Number: 1736988021924  
Account Number: 8337 12 032 1736988  
Security Code:

**KBAR RANCH II CDD**

**Contact Us**

Visit us at [SpectrumBusiness.net](https://SpectrumBusiness.net)  
Or, call us at **855-252-0675**

8633 2390 NO RP 19 02202024 NNNNNNNN 01 995101

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

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

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

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

**Spectrum Voice Provider** - Spectrum Advanced Services, LLC



February 19, 2024

**KBAR RANCH II CDD**

Invoice Number: 1736988021924  
Account Number:: 8337 12 032 1736988  
Security Code:



**Contact Us**

Visit us at [SpectrumBusiness.net](https://SpectrumBusiness.net)

Or, call us at **855-252-0675**

8633 2390 NO RP 19 02202024 NNNNNNNN 01 995101





# Switch and save up to 60% with Spectrum Mobile.

Choose the best plan for your business.

### Option 1

#### Spectrum Mobile by the Gig Plan

**\$19.99/GB**  
per month per line with AutoPay

OR

### Option 2

#### Spectrum Mobile Unlimited Data Plan

**\$29.99**  
/mo. per line with AutoPay for 1 year

RELIABLE NATIONWIDE 5G

Pay only for the data you use each month

RELIABLE NATIONWIDE 5G

Unlimited data, talk, and text

Get One

**FREE UNLIMITED LINE**

for one year\* — over \$350 value!

SCAN HERE TO CALL



**CALL 1-888-558-3871**  
VISIT [spectrum.com/business](https://spectrum.com/business)

Limited-time offer; subject to change. Qualified Spectrum Business customers only. Must not have subscribed to applicable services w/in the last 30 days & have no outstanding obligation to Charter. **MOBILE BY THE GIG:** Per line activation fee applies. Spectrum Internet and Auto Pay required. \$19.99 advanced monthly charge for each line of service per GB. An additional \$19.99 automatically applied if each GB exceeded. After 5 GB per line, you will experience reduced speeds for the rest of the bill cycle. **MOBILE UNLIMITED:** Offer valid for new customers adding lines or for current mobile customers adding Unlimited lines to existing service. Per line activation fee applies. Spectrum Internet and Auto Pay required. Smartwatch does not qualify as a line. Reduced speeds after 30 GB of usage per line. **Up to 60% Savings** based on single-line comparison of unlimited plans among major nat'l carriers as of 10/2023. Data usage limits vary by carrier. **\*Free mobile offer** is reflected with up to 12 mos. credit on bill statement, limited to one per account. Standard mobile rates apply after 1 yr or if qualifying services are canceled. Per line activation fee applies. Autopay required. Offer cannot be combined with other mobile service promotions. Devices excluded from offer. Tablets not eligible for promotion. Reduced speeds after 30 GB of usage per line. Mobile service not available in all areas. Other restrictions apply. Internet Required. **5G:** To access 5G, 5G compatible phone and 5G service required. Not all 5G capable phones compatible with all 5G service. Speeds may vary. A monthly \$5 Payment Processing Charge will be applied to customer accounts not enrolled in AutoPay. Services subject to all applicable service terms & conditions, which are subject to change. Services & promo. offers not avail. in all areas. Standard pricing applies after promo. period. Installation & other equipment, taxes & fees may apply. Restrictions apply. Call for details. ©2024 Charter Communications, Inc.

BAP-13M-B  
SA10F014



4145 S. FALKENBURG RD RIVERVIEW FL 33578-8652  
8633 2390 NO RP 29 03012024 NNNNNNNN 01 995318

Envera KBar Ranch II CDD  
3434 COLWELL AVE STE 200  
TAMPA FL 33614-8390

833712032174436200149971

Account Number:  
Security Code:

Envera KBar Ranch II CDD  
8337 12 032 1744362



Contact Us

Visit us at [SpectrumBusiness.net](https://SpectrumBusiness.net)  
Or, call us at **855-252-0675**

8633 2390 NO RP 29 03012024 NNNNNNNN 01 995318



# Choose the best TV entertainment for your business.



Option 1

Business TV

**\$29<sup>99</sup>**  
/mo. with AutoPay for 1 year when bundled

45+ HD CHANNELS

OR

Option 2

TV Premier

**\$59<sup>99</sup>**  
/mo. with AutoPay for 1 year when bundled

80+ HD CHANNELS

Get local broadcast networks such as ABC, CBS, NBC, and FOX and programming such as The Weather Channel, ESPN News, HGTV, and the Food Network

Entertain customers with programming such as Bravo, OWN, USA, and TLC and sports programming such as ESPN, ESPN2, FS1, MLB Network, NFL Network, and more

SCAN HERE TO CALL



**CALL 1-866-538-6183**  
VISIT [spectrum.com/business](https://spectrum.com/business)

Limited time offer; subject to change; qualified business customers without any outstanding obligation to Charter. **TV:** Business Internet, Voice, or Connect required. Taxes, fees, surcharges (bdcast surcharge up to \$25.75 /mo.) extra and subject to change during and after the term. Channel availability based on level of service and not all channels available in all markets or locations. Additional equipment may be required to access PEG channels. A monthly \$5 Payment Processing Charge will be applied to customer accounts not enrolled in AutoPay. Services subject to all applicable service terms & conditions, which are subject to change. Services & promo. offers not avail. in all areas. Standard pricing applies after promo. period. Installation & other equipment, taxes & fees may apply. Restrictions apply. Call for details. ©2024 Charter Communications, Inc.



February 29, 2024  
Invoice Number: 1744362022924  
Account Number: **8337 12 032 1744362**  
Security Code:  
Service At: 10340 K-BAR RANCH PKWY  
TAMPA FL 33647

**Auto Pay Notice**

**Contact Us**

Visit us at [SpectrumBusiness.net](http://SpectrumBusiness.net)  
Or, call us at **855-252-0675**

**Summary** *Service from 02/29/24 through 03/28/24  
details on following pages*

Previous Balance	149.97
Payments Received -Thank You!	-149.97
<b>Remaining Balance</b>	<b>\$0.00</b>
Spectrum Business™ Internet	109.98
Spectrum Business™ Voice	39.99
Other Charges	0.00
Current Charges	\$149.97
<i>YOUR AUTO PAY WILL BE PROCESSED 03/16/24</i>	
<b>Total Due by Auto Pay</b>	<b>\$149.97</b>

**NEWS AND INFORMATION**

**NOTE.** Taxes, Fees and Charges listed in the Summary only apply to Spectrum Business TV and Spectrum Business Internet and are detailed on the following page. Taxes, Fees and Charges for Spectrum Business Voice are detailed in the Billing Information section.

**Switch and save** with Spectrum Mobile. To learn about our different mobile options and how you can earn 1 **FREE** Mobile Unlimited Line for 1 year, call a Spectrum Business specialist at **1-888-648-4850** today!

**Spectrum Business has a variety** of entertainment packages. To learn about our offerings and which package is best for your business, call **1-866-955-1914** today!



**Thank you for choosing Spectrum Business.**

We appreciate your prompt payment and value you as a customer.

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



4145 S. FALKENBURG RD RIVERVIEW FL 33578-8652  
8633 2390 NO RP 29 03012024 NNNNNNNN 01 995318

Envera KBar Ranch II CDD  
3434 COLWELL AVE STE 200  
TAMPA FL 33614-8390

February 29, 2024

**Envera KBar Ranch II CDD**

Invoice Number: 1744362022924  
Account Number: 8337 12 032 1744362  
Service At: 10340 K-BAR RANCH PKWY  
TAMPA FL 33647

**Total Due by Auto Pay** **\$149.97**

CHARTER COMMUNICATIONS  
PO BOX 7186  
PASADENA CA 91109-7186



Invoice Number: 1744362022924
Account Number: 8337 12 032 1744362
Security Code:
Envera KBar Ranch II CDD

Contact Us
Visit us at SpectrumBusiness.net
Or, call us at 855-252-0675
8633 2390 NO RP 29 03012024 NNNNNNNN 01 995318

Charge Details

Table with 3 columns: Description, Date, Amount. Rows include Previous Balance (149.97), EFT Payment (02/16, -149.97), and Remaining Balance (\$0.00).

Payments received after 02/29/24 will appear on your next bill.

Service from 02/29/24 through 03/28/24

Spectrum Business™ Internet

Table with 2 columns: Description, Amount. Rows include Spectrum Business Internet (129.99), Promotional Discount (-40.00), Web Hosting (0.00), Security Suite (0.00), Domain Name (0.00), Vanity Email (0.00), and Static IP 1 (19.99). Total: \$109.98.

Spectrum Business™ Internet Total \$109.98

Spectrum Business™ Voice

Table with 2 columns: Description, Amount. Rows include Phone number (813) 803-7074 and Spectrum Business Voice (39.99). Total: \$39.99.

For additional call details, please visit SpectrumBusiness.net

Spectrum Business™ Voice Total \$39.99

Other Charges

Table with 2 columns: Description, Amount. Rows include Payment Processing (5.00), B Autopay (-5.00), and Other Charges Total (\$0.00).

Other Charges Continued

Table with 2 columns: Description, Amount. Rows include Current Charges (\$149.97) and Total Due by Auto Pay (\$149.97).

Billing Information

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

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

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

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

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

The following taxes, fees and surcharges are included in the price of the applicable service - FEES AND CHARGES: E911 Fee \$0.40, Federal USF \$2.36, Florida CST \$4.62, Sales Tax \$0.04, TRS Surcharge \$0.09.



Continued on the next page...

Local Spectrum Store: 1160 Assembly Drive, Tampa FL 33607 Store Hours: Mon thru Sat - 10:00am to 8:00pm and Sun - 12:00pm to 5:00pm

Visit Spectrum.com/stores for store locations. For questions or concerns, visit Spectrum.net/support



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





Invoice Number: 1744362022924  
Account Number: 8337 12 032 1744362  
Security Code:

[Envera KBar Ranch II CDD](#)

**Contact Us**

Visit us at [SpectrumBusiness.net](https://SpectrumBusiness.net)  
Or, call us at **855-252-0675**

8633 2390 NO RP 29 03012024 NNNNNNNN 01 995318

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

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

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

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

**Spectrum Voice Provider** - Spectrum Advanced Services, LLC



February 29, 2024

Invoice Number: 1744362022924  
Account Number:: 8337 12 032 1744362  
Security Code:

[Envera KBar Ranch II CDD](#)



**Contact Us**

Visit us at [SpectrumBusiness.net](https://SpectrumBusiness.net)

Or, call us at **855-252-0675**

8633 2390 NO RP 29 03012024 NNNNNNNN 01 995318



February 21, 2024  
Invoice Number: 1752167022124  
Account Number: **8337 12 032 1752167**  
Security Code:  
Service At: 10820 MISTFLOWER LN  
TAMPA FL 33647-3781

**Auto Pay Notice**

**Contact Us**

Visit us at [SpectrumBusiness.net](http://SpectrumBusiness.net)  
Or, call us at **855-252-0675**

**Summary** *Service from 02/21/24 through 03/20/24  
details on following pages*

Previous Balance	289.95
Payments Received -Thank You!	-289.95
<b>Remaining Balance</b>	<b>\$0.00</b>
Spectrum Business™ Internet	169.98
Spectrum Business™ Voice	119.97
Other Charges	0.00
Current Charges	\$289.95
<i>YOUR AUTO PAY WILL BE PROCESSED 03/07/24</i>	
<b>Total Due by Auto Pay</b>	<b>\$289.95</b>

**NEWS AND INFORMATION**

**NOTE.** Taxes, Fees and Charges listed in the Summary only apply to Spectrum Business TV and Spectrum Business Internet and are detailed on the following page. Taxes, Fees and Charges for Spectrum Business Voice are detailed in the Billing Information section.



**Thank you for choosing Spectrum Business.**

We appreciate your prompt payment and value you as a customer.

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



4145 S. FALKENBURG RD RIVERVIEW FL 33578-8652  
8633 2390 NO RP 21 02222024 NNNNNNNN 01 996197

K BAR RANCH II AMENITY  
3434 COLWELL AVE STE 20012750  
TAMPA FL 33614-8390

February 21, 2024

**K BAR RANCH II AMENITY**

Invoice Number: 1752167022124  
Account Number: 8337 12 032 1752167  
Service At: 10820 MISTFLOWER LN  
TAMPA FL 33647-3781

**Total Due by Auto Pay** **\$289.95**

CHARTER COMMUNICATIONS  
PO BOX 7186  
PASADENA CA 91109-7186



Invoice Number: 1752167022124
Account Number: 8337 12 032 1752167
Security Code:

K BAR RANCH II AMENITY

Contact Us

Visit us at SpectrumBusiness.net
Or, call us at 855-252-0675

8633 2390 NO RP 21 02222024 NNNNNNNN 01 996197

Charge Details

Table with 3 columns: Description, Date, Amount. Rows include Previous Balance (289.95), EFT Payment (02/07, -289.95), and Remaining Balance (\$0.00).

Payments received after 02/21/24 will appear on your next bill.

Service from 02/21/24 through 03/20/24

Spectrum Business™ Internet

Table with 2 columns: Description, Amount. Rows include Spectrum Business (199.99), Internet Ultra, Promotional Discount (-50.00), Web Hosting (0.00), Security Suite (0.00), Domain Name (0.00), Vanity Email (0.00), Static IP 1 (19.99), and Total (\$169.98).

Spectrum Business™ Internet Total \$169.98

Spectrum Business™ Voice

Table with 2 columns: Description, Amount. Row: Phone number (813) 388-9646, Spectrum Business Voice (39.99), Total (\$39.99).

Table with 2 columns: Description, Amount. Row: Phone number (813) 388-9713, Spectrum Business Voice (39.99), Total (\$39.99).

Table with 2 columns: Description, Amount. Row: Phone number (813) 388-9728, Spectrum Business Voice (39.99), Total (\$39.99).

For additional call details, please visit SpectrumBusiness.net

Spectrum Business™ Voice Total \$119.97

Other Charges

Table with 2 columns: Description, Amount. Rows include Payment Processing (5.00), B Autopay (-5.00), and Other Charges Total (\$0.00).

Table with 2 columns: Description, Amount. Rows include Current Charges (\$289.95) and Total Due by Auto Pay (\$289.95).

Billing Information

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

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

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The following taxes, fees and surcharges are included in the price of the applicable service - . FEES AND CHARGES: E911 Fee \$1.20, Federal USF \$7.08, Florida CST \$13.87, Sales Tax \$0.11, TRS Surcharge \$0.27.



Continued on the next page...

Local Spectrum Store: 1160 Assembly Drive, Tampa FL 33607 Store Hours: Mon thru Sat - 10:00am to 8:00pm and Sun - 12:00pm to 5:00pm

Visit Spectrum.com/stores for store locations. For questions or concerns, visit Spectrum.net/support



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





Invoice Number: 1752167022124  
Account Number: 8337 12 032 1752167  
Security Code:

K BAR RANCH II AMENITY

**Contact Us**

Visit us at [SpectrumBusiness.net](http://SpectrumBusiness.net)  
Or, call us at **855-252-0675**

8633 2390 NO RP 21 02222024 NNNNNNNN 01 996197

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

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

**Spectrum Voice Provider** - Spectrum Advanced Services, LLC



February 21, 2024

**K BAR RANCH II AMENITY**

Invoice Number: 1752167022124  
Account Number:: 8337 12 032 1752167  
Security Code:



**Contact Us**

Visit us at [SpectrumBusiness.net](https://SpectrumBusiness.net)

Or, call us at **855-252-0675**

8633 2390 NO RP 21 02222024 NNNNNNNN 01 996197





March 1, 2024  
Invoice Number: 1754981030124  
Account Number: **8337 12 032 1754981**  
Security Code:  
Service At: 10528 MISTFLOWER LN  
TAMPA FL 33647-3544

Auto Pay Notice

**NEWS AND INFORMATION**

**Contact Us**

Visit us at [SpectrumBusiness.net](http://SpectrumBusiness.net)  
Or, call us at **855-252-0675**

**Summary** *Service from 03/01/24 through 03/31/24  
details on following pages*

Previous Balance	169.98
Payments Received -Thank You!	-169.98
<b>Remaining Balance</b>	<b>\$0.00</b>
Spectrum Business™ Internet	169.98
Current Charges	\$169.98
<i>YOUR AUTO PAY WILL BE PROCESSED 03/18/24</i>	
<b>Total Due by Auto Pay</b>	<b>\$169.98</b>



**Thank you for choosing Spectrum Business.**

We appreciate your prompt payment and value you as a customer.

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



4145 S. FALKENBURG RD RIVERVIEW FL 33578-8652  
8633 2390 NO RP 01 03022024 NNNNNNNN 01 991512

K-BAR RANCH 2 GATE  
3434 COLWELL AVE STE 200  
TAMPA FL 33614-8390

March 1, 2024

**K-BAR RANCH 2 GATE**

Invoice Number: 1754981030124  
Account Number: 8337 12 032 1754981  
Service At: 10528 MISTFLOWER LN  
TAMPA FL 33647-3544

**Total Due by Auto Pay** **\$169.98**

CHARTER COMMUNICATIONS  
PO BOX 7186  
PASADENA CA 91109-7186

833712032175498100169987



Invoice Number: 1754981030124
Account Number: 8337 12 032 1754981
Security Code:

K-BAR RANCH 2 GATE

Contact Us

Visit us at SpectrumBusiness.net
Or, call us at 855-252-0675

8633 2390 NO RP 01 03022024 NNNNNNNN 01 991512

Charge Details

Table with 3 columns: Description, Date, Amount. Rows include Previous Balance (169.98), EFT Payment (02/18, -169.98), and Remaining Balance (\$0.00).

Payments received after 03/01/24 will appear on your next bill.

Service from 03/01/24 through 03/31/24

Spectrum Business™ Internet

Table with 2 columns: Description, Amount. Rows include Spectrum Business (199.99), Internet Ultra, Promotional Discount (-50.00), Web Hosting (0.00), Security Suite (0.00), Domain Name (0.00), Vanity Email (0.00), and Static IP 1 (19.99).

Spectrum Business™ Internet Total \$169.98

Current Charges \$169.98

Total Due by Auto Pay \$169.98

Billing Information

Tax and Fees - This statement reflects the current taxes and fees for your area (including sales, excise, user taxes, etc.).

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Authorization to Convert your Check to an Electronic Funds Transfer Debit - If your check is returned, you expressly authorize your bank account to be electronically debited for the amount of the check plus any applicable fees.

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Visit Spectrum.com/stores for store locations. For questions or concerns, visit Spectrum.net/support



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



March 10, 2024  
Invoice Number: 1758297031024  
Account Number: **8337 12 032 1758297**  
Security Code:  
Service At: 10821 MISTFLOWER LN  
TAMPA FL 33647-3667

Auto Pay Notice

**NEWS AND INFORMATION**

**Contact Us**

Visit us at [SpectrumBusiness.net](http://SpectrumBusiness.net)  
Or, call us at **855-252-0675**

**Summary** *Service from 03/10/24 through 04/09/24  
details on following pages*

Previous Balance	169.98
Payments Received -Thank You!	-169.98
<b>Remaining Balance</b>	<b>\$0.00</b>
Spectrum Business™ Internet	169.98
Other Charges	0.00
Current Charges	\$169.98
<i>YOUR AUTO PAY WILL BE PROCESSED 03/27/24</i>	
<b>Total Due by Auto Pay</b>	<b>\$169.98</b>



**Thank you for choosing Spectrum Business.**

We appreciate your prompt payment and value you as a customer.

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



4145 S. FALKENBURG RD RIVERVIEW FL 33578-8652  
8633 2390 NO RP 10 03112024 NNNNNNNN 01 998566

K BAR RANCH II CDD-GATE  
3434 COLWELL AVE STE 200  
TAMPA FL 33614-8390

March 10, 2024

**K BAR RANCH II CDD-GATE**

Invoice Number: 1758297031024  
Account Number: 8337 12 032 1758297  
Service At: 10821 MISTFLOWER LN  
TAMPA FL 33647-3667

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**Total Due by Auto Pay** **\$169.98**

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CHARTER COMMUNICATIONS  
PO BOX 7186  
PASADENA CA 91109-7186

833712032175829700169987

Invoice Number: 1758297031024  
Account Number: 8337 12 032 1758297  
Security Code:

K BAR RANCH II CDD-GATE

Contact Us  
Visit us at [SpectrumBusiness.net](http://SpectrumBusiness.net)  
Or, call us at **855-252-0675**

8633 2390 NO RP 10 03112024 NNNNNNNN 01 998566

### Charge Details

Previous Balance		169.98
EFT Payment	02/27	-169.98
<b>Remaining Balance</b>		<b>\$0.00</b>

Payments received after 03/10/24 will appear on your next bill.

Service from 03/10/24 through 04/09/24

### Spectrum Business™ Internet

Security Suite	0.00
Domain Name	0.00
Vanity Email	0.00
Static IP 1	19.99
Spectrum Business Internet Ultra	199.99
Promotional Discount	-50.00
	<b>\$169.98</b>

Spectrum Business™ Internet Total **\$169.98**

### Other Charges

Payment Processing	5.00
Auto Pay Discount	-5.00
<b>Other Charges Total</b>	<b>\$0.00</b>

**Current Charges \$169.98**  
**Total Due by Auto Pay \$169.98**

### Billing Information

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

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Visit [Spectrum.com/stores](http://Spectrum.com/stores) for store locations. For questions or concerns, visit [Spectrum.net/support](http://Spectrum.net/support)



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





# Choose the best TV entertainment for your business.

Option 1

Business TV

**\$29<sup>99</sup>**  
/mo. with AutoPay for 1 year when bundled

OR

Option 2

Entertainment TV

**\$49<sup>99</sup>**  
/mo. with AutoPay for 1 year when bundled

45+ HD CHANNELS

80+ HD CHANNELS

Get local broadcast networks such as ABC, CBS, NBC, and FOX and programming such as The Weather Channel, ESPN News, and the Food Network

All the Business TV channels plus sports programming such as ESPN, ESPN2, FS1, MLB Network, NFL Network, and more

EXCLUSIVE OFFER FOR BAR AND RESTAURANT OWNERS

**CALL 1-866-285-2389**

**VISIT [spectrum.com/business](http://spectrum.com/business)**

Limited-time offer; subject to change. Qualified Spectrum Business customers only. Must not have subscribed to applicable services w/in the last 30 days & have no outstanding obligation to Charter. **TV:** Bar and Restaurant customers only. Prices subject to change. Taxes, fees, surcharges (bcast surcharge up to \$25.75 /mo.) extra and subject to change during and after the term; additional services are extra. Channel availability based on level of service and not all channels available in all areas. A monthly \$5 Payment Processing Charge will be applied to customer accounts not enrolled in AutoPay. Services subject to all applicable service terms & conditions, which are subject to change. Services & promo. offers not avail. in all areas. Standard pricing applies after promo. period. Installation & other equipment, taxes & fees may apply. Restrictions apply. Call for details. ©2024 Charter Communications, Inc.

BAP-13BR  
SA10F010



4145 S. FALKENBURG RD RIVERVIEW FL 33578-8652  
8633 2390 NO RP 17 02182024 NNNNNNNN 01 996719

K BAR RANCH CDD 2 EAGLE CREEK  
3434 COLWELL AVE STE 200  
TAMPA FL 33614-8390

833712032177981400084988



February 17, 2024

K Bar Ranch Cdd 2 Eagle Creek

Invoice Number:  
Account Number::  
Security Code:

1779814021724  
8337 12 032 1779814



**Contact Us**

Visit us at [SpectrumBusiness.net](https://SpectrumBusiness.net)

Or, call us at **855-252-0675**

8633 2390 NO RP 17 02182024 NNNNNNNN 01 996719



February 17, 2024  
Invoice Number: 1779814021724  
Account Number: **8337 12 032 1779814**  
Security Code:  
Service At: 19302 EAGLE CREEK LN  
SB  
TAMPA FL 33647

**Auto Pay Notice**

**Contact Us**

Visit us at [SpectrumBusiness.net](http://SpectrumBusiness.net)  
Or, call us at **855-252-0675**

**NEWS AND INFORMATION**

**Give your customers the sports and entertainment** they deserve! Choose the best entertainment package for your business and call **1-866-576-5066** to speak with a Spectrum Business specialist today!

**Summary** *Service from 02/17/24 through 03/16/24 details on following pages*

Previous Balance	84.98
Payments Received -Thank You!	-84.98
<b>Remaining Balance</b>	<b>\$0.00</b>
Spectrum Business™ Internet	84.98
Other Charges	0.00
Current Charges	\$84.98
<i>YOUR AUTO PAY WILL BE PROCESSED 03/04/24</i>	
<b>Total Due by Auto Pay</b>	<b>\$84.98</b>



**Thank you for choosing Spectrum Business.**

We appreciate your prompt payment and value you as a customer.

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



4145 S. FALKENBURG RD RIVERVIEW FL 33578-8652  
8633 2390 NO RP 17 02182024 NNNNNNNN 01 996719

K BAR RANCH CDD 2 EAGLE CREEK  
3434 COLWELL AVE STE 200  
TAMPA FL 33614-8390

February 17, 2024

**K BAR RANCH CDD 2 EAGLE CREEK**

Invoice Number: 1779814021724  
Account Number: 8337 12 032 1779814  
Service At: 19302 EAGLE CREEK LN  
SB  
TAMPA FL 33647

**Total Due by Auto Pay** **\$84.98**

CHARTER COMMUNICATIONS  
PO BOX 7186  
PASADENA CA 91109-7186

833712032177981400084988



Invoice Number: 1779814021724  
 Account Number: 8337 12 032 1779814  
 Security Code:

**Contact Us**  
 Visit us at [SpectrumBusiness.net](http://SpectrumBusiness.net)  
 Or, call us at **855-252-0675**

8633 2390 NO RP 17 02182024 NNNNNNNN 01 996719

**Charge Details**

Previous Balance		84.98
EFT Payment	02/04	-84.98
<b>Remaining Balance</b>		<b>\$0.00</b>

Payments received after 02/17/24 will appear on your next bill.

Service from 02/17/24 through 03/16/24

**Spectrum Business™ Internet**

Security Suite	0.00
Domain Name	0.00
Vanity Email	0.00
Static IP 1	19.99
Spectrum Business Internet Ultra	199.99
Promotional Discount	-135.00
	<b>\$84.98</b>

Spectrum Business™ Internet Total \$84.98

**Other Charges**

Payment Processing	5.00
B Autopay	-5.00
<b>Other Charges Total</b>	<b>\$0.00</b>

**Current Charges** **\$84.98**  
**Total Due by Auto Pay** **\$84.98**

**Billing Information**

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

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





February 22, 2024  
Invoice Number: 2736809022224  
Account Number: **8337 12 030 2736809**  
Security Code:  
Service At: 19292 MOSSY PINE DR  
TAMPA FL 33647

Auto Pay Notice

**NEWS AND INFORMATION**

**Contact Us**

Visit us at [SpectrumBusiness.net](http://SpectrumBusiness.net)  
Or, call us at **855-252-0675**

**Summary** *Service from 02/22/24 through 03/21/24  
details on following pages*

Previous Balance	169.98
Payments Received -Thank You!	-169.98
<b>Remaining Balance</b>	<b>\$0.00</b>
Spectrum Business™ Internet	169.98
Other Charges	0.00
Current Charges	\$169.98
<i>YOUR AUTO PAY WILL BE PROCESSED 03/08/24</i>	
<b>Total Due by Auto Pay</b>	<b>\$169.98</b>



**Thank you for choosing Spectrum Business.**

We appreciate your prompt payment and value you as a customer.

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



4145 S. FALKENBURG RD RIVERVIEW FL 33578-8652  
8633 2390 NO RP 22 02232024 NNNNNNNN 01 998683

K-BAR RANCH II - MOSSY PINE-GATE  
3434 COLWELL AVE STE 200  
TAMPA FL 33614-8390

February 22, 2024

**K-BAR RANCH II - MOSSY PINE-GATE**

Invoice Number: 2736809022224  
Account Number: 8337 12 030 2736809  
Service At: 19292 MOSSY PINE DR  
TAMPA FL 33647

**Total Due by Auto Pay** **\$169.98**

CHARTER COMMUNICATIONS  
PO BOX 7186  
PASADENA CA 91109-7186



Invoice Number: 2736809022224
Account Number: 8337 12 030 2736809
Security Code:
K-BAR RANCH II - MOSSY PINE-GATE

Contact Us
Visit us at SpectrumBusiness.net
Or, call us at 855-252-0675

8633 2390 NO RP 22 02232024 NNNNNNNN 01 998683

Charge Details

Table with 3 columns: Description, Date, Amount. Rows include Previous Balance (169.98), EFT Payment (02/08, -169.98), and Remaining Balance (\$0.00).

Payments received after 02/22/24 will appear on your next bill.

Service from 02/22/24 through 03/21/24

Spectrum Business™ Internet

Table with 2 columns: Description, Amount. Rows include Spectrum Business (199.99), Internet Ultra, Promotional Discount (-50.00), Web Hosting (0.00), Security Suite (0.00), Domain Name (0.00), Vanity Email (0.00), Static IP 1 (19.99), and a total of \$169.98.

Spectrum Business™ Internet Total \$169.98

Other Charges

Table with 2 columns: Description, Amount. Rows include Payment Processing (5.00), B Autopay (-5.00), and Other Charges Total (\$0.00).

Current Charges \$169.98

Total Due by Auto Pay \$169.98

Billing Information

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

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

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

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

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

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

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

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

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



Local Spectrum Store: 12970 S US Hwy 301, Suite 105, Riverview FL 33579 Store Hours: Mon thru Sat - 10:00am to 8:00pm; Sun - 12:00pm to 5:00pm

Local Spectrum Store: 872 Brandon Town Center Mall, Brandon FL 33511 Store Hours: Mon thru Sat - 10:00am to 8:00pm and Sun - 12:00pm to 5:00pm



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





# Stay connected with the best communications solution for your business.

Option 1

Spectrum Business Connect

**\$19<sup>99</sup>** /mo. with AutoPay for 2 years when bundled. 2+ users req'd.

CALL | MESSAGE | VIDEO

Option 2

Spectrum Business Voice

**\$29<sup>99</sup>** /mo. per line with AutoPay for 1 year when bundled

35+ FREE CALLING FEATURES



Stay connected with the all-in-one cloud based communications app that enables seamless connectivity across all your devices

Unlimited local and long distance calling with additional features such as call forwarding, voicemail to email, simultaneous ring, and more

GET ONE

**FREE MOBILE UNLIMITED LINE**

for one year\* — over \$350 value!

SCAN HERE TO CALL



**CALL 1-855-840-3305**  
VISIT [spectrum.com/business](https://spectrum.com/business)

Limited-time offer; subject to change. Qualified Spectrum Business customers only. Must not have subscribed to applicable services w/in the last 30 days & have no outstanding obligation to Charter. **BUSINESS CONNECT:** Offer requires purchase of Business Internet. Not compatible with all desk phones. **VOICE:** Offer requires purchase of Business Internet. Includes unlimited long-distance calling to U.S., Puerto Rico and Canada. \*Free mobile offer is reflected with up to 12 mos. credit on bill statement, limited to one per account. Standard mobile rates apply after 1 yr or if qualifying services are canceled. Per line activation fee applies. Autopay required. Offer cannot be combined with other mobile service promotions. Free Unlimited line must be ordered at same time as Business Connect or Business Voice purchase and cannot be applied to existing lines on customer account. Devices excluded from offer. Tablets not eligible for promotion. Reduced speeds after 30 GB of usage per month per line. Mobile service not available in all areas. Other restrictions apply. Services subject to all applicable service terms & conditions, which are subject to change. Services & promo, offers not avail. in all areas. A monthly \$5 Payment Processing Charge will be applied to customer accounts not enrolled in AutoPay. Standard pricing applies after promo. period. Installation & other equipment, taxes & fees may apply. Restrictions apply. Call for details. ©2024 Charter Communications, Inc.

BAP-13CM-B  
SA10F012



4145 S. FALKENBURG RD RIVERVIEW FL 33578-8652  
8633 2390 NO RP 10 03112024 NNNNNNNN 01 996709

KBAR RANCH II CDD  
3434 COLWELL AVE STE 200  
TAMPA FL 33614-8390

833712030275655900079996



Account Number:  
Security Code:

KBAR RANCH II CDD  
8337 12 030 2756559



Contact Us

Visit us at [SpectrumBusiness.net](https://SpectrumBusiness.net)  
Or, call us at **855-252-0675**

8633 2390 NO RP 10 03112024 NNNNNNNN 01 996709



# Choose the best TV entertainment for your business.



Option 1

Business TV

**\$29<sup>99</sup>**  
/mo. with AutoPay for 1 year when bundled

45+ HD CHANNELS

OR

Option 2

TV Premier

**\$59<sup>99</sup>**  
/mo. with AutoPay for 1 year when bundled

80+ HD CHANNELS

Get local broadcast networks such as ABC, CBS, NBC, and FOX and programming such as The Weather Channel, ESPN News, HGTV, and the Food Network

Entertain customers with programming such as Bravo, OWN, USA, and TLC and sports programming such as ESPN, ESPN2, FS1, MLB Network, NFL Network, and more

SCAN HERE TO CALL



**CALL 1-877-509-7273**  
VISIT [spectrum.com/business](https://spectrum.com/business)

Limited time offer; subject to change; qualified business customers without any outstanding obligation to Charter. **TV:** Business Internet, Voice, or Connect required. Taxes, fees, surcharges (bdst surcharge up to \$25.75 /mo.) extra and subject to change during and after the term. Channel availability based on level of service and not all channels available in all markets or locations. Additional equipment may be required to access PEG channels. A monthly \$5 Payment Processing Charge will be applied to customer accounts not enrolled in AutoPay. Services subject to all applicable service terms & conditions, which are subject to change. Services & promo. offers not avail. in all areas. Standard pricing applies after promo. period. Installation & other equipment, taxes & fees may apply. Restrictions apply. Call for details. ©2024 Charter Communications, Inc.

March 10, 2024  
Invoice Number: 2756559031024  
Account Number: **8337 12 030 2756559**  
Security Code:  
Service At: 10841 MISTFLOWER LN  
TAMPA FL 33647

**Auto Pay Notice**

**Contact Us**

Visit us at [SpectrumBusiness.net](http://SpectrumBusiness.net)  
Or, call us at **855-252-0675**

**Summary** *Service from 03/10/24 through 04/09/24  
details on following pages*

Previous Balance	77.98
Payments Received -Thank You!	-77.98
<b>Remaining Balance</b>	<b>\$0.00</b>
Spectrum Business™ Internet	79.99
Other Charges	0.00
Current Charges	\$79.99
<i>YOUR AUTO PAY WILL BE PROCESSED 03/27/24</i>	
<b>Total Due by Auto Pay</b>	<b>\$79.99</b>

**NEWS AND INFORMATION**

**Stay connected with the best communications solution** for your business. To learn about our different voice offerings and how you can earn 1 **FREE** Mobile Unlimited Line for 1 year, call a Spectrum Business specialist at **1-855-809-4028** today!

**Spectrum Business has a variety** of entertainment packages. To learn about our offerings and which package is best for your business, call **1-877-516-7478** today!



**Thank you for choosing Spectrum Business.**

We appreciate your prompt payment and value you as a customer.

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



4145 S. FALKENBURG RD RIVERVIEW FL 33578-8652  
8633 2390 NO RP 10 03112024 NNNNNNNN 01 996709

KBAR RANCH II CDD  
3434 COLWELL AVE STE 200  
TAMPA FL 33614-8390

March 10, 2024

**KBAR RANCH II CDD**

Invoice Number: 2756559031024  
Account Number: 8337 12 030 2756559  
Service At: 10841 MISTFLOWER LN  
TAMPA FL 33647

**Total Due by Auto Pay** **\$79.99**

CHARTER COMMUNICATIONS  
PO BOX 7186  
PASADENA CA 91109-7186



Invoice Number: 2756559031024
Account Number: 8337 12 030 2756559
Security Code:

KBAR RANCH II CDD

Contact Us

Visit us at SpectrumBusiness.net
Or, call us at 855-252-0675

8633 2390 NO RP 10 03112024 NNNNNNNN 01 996709

Charge Details

Table with 3 columns: Description, Date, Amount. Rows include Previous Balance (77.98), EFT Payment (02/27, -77.98), and Remaining Balance (\$0.00).

Payments received after 03/10/24 will appear on your next bill.

Service from 03/10/24 through 04/09/24

Spectrum Business™ Internet

Table with 2 columns: Description, Amount. Rows include Security Suite (0.00), Domain Name (0.00), Vanity Email (0.00), Spectrum Business Internet Ultra (199.99), Promotional Discount (-130.00), Business WiFi (10.00), and Total (\$79.99).

Spectrum Business™ Internet Total \$79.99

Other Charges

Table with 2 columns: Description, Amount. Rows include Payment Processing (5.00), Auto Pay Discount (-5.00), and Other Charges Total (\$0.00).

Current Charges \$79.99
Total Due by Auto Pay \$79.99

Billing Information

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Local Spectrum Store: 872 Brandon Town Center Mall, Brandon FL 33511 Store Hours: Mon thru Sat - 10:00am to 8:00pm and Sun - 12:00pm to 5:00pm



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



<b>Invoice Number</b>	2203249
<b>Invoice Date</b>	February 9, 2024
<b>Purchase Order</b>	215615296
<b>Customer Number</b>	155216
<b>Project Number</b>	215615296

**Bill To**

K-Bar Ranch II Community Development District  
 Accounts Payable  
 3434 Colwell Avenue, Suite 200  
 Tampa FL 33614  
 United States

**Please Remit To**

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

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<b>Project</b>	<b>K-Bar Ranch II CDD - District Engineering Report</b>		
Project Manager	Stewart, Tonja L	For Period Ending	<b>February 2, 2024</b>
Current Invoice Total (USD)	4,726.00		

---

<b>Top Task</b>	<b>2024</b>	<b>2024 FY General Consulting</b>		
<b><u>Professional Services</u></b>				
<b>Category/Employee</b>		<b>Current Hours</b>	<b>Rate</b>	<b>Current Amount</b>
		Nurse, Vanessa M	14.00	2,240.00
		Stewart, Tonja L	4.00	876.00
		Stewart, Tonja L	7.00	1,610.00
		<b>Subtotal Professional Services</b>	<u>25.00</u>	<u>4,726.00</u>
Top Task Subtotal	2024 FY General Consulting			4,726.00
		<b>Total Fees &amp; Disbursements</b>		<u>4,726.00</u>
		<b>INVOICE TOTAL (USD)</b>		<b>4,726.00</b>

**Due upon receipt or in accordance with terms of the contract**

---

Suncoast Pool Service

P.O. Box 224  
Elfers, FL 34680

**RECEIVED**  
3/4/2024

# Invoice

Date	Invoice #
3/1/2024	10129

Bill To
KBar II CDD 12750 Citrus Lane Suite 115 Tampa, FL. 33625

P.O. No.	Terms	Project
March 2024	Net 30	

Quantity	Description	Rate	Amount
1	Swimming Pool Service including chemical balance, debris removal from surface and bottom of swimming pool, vacuuming, tile cleaning and skimming.  Operational checks of pumps, filter system, chemical feeders, flow meters and vacuum gauges. Chemicals Included.	1,700.00	1,700.00

Thank you for your business.

Phone #
(727) 271-1395

**Total** \$1,700.00



Suncoast Rust Control, Inc.

8040 118th Avenue North  
Largo, FL 33773

RECEIVED  
3/1/2024

# INVOICE

Date	Invoice #
3/1/2024	06727
Terms	P.O. No.
Net 30	
Due Date	Sales Rep
3/31/2024	

Bill To
K-Bar Ranch II CDD C/O Rizzetta & Co. 3434 Colwell Avenue, Suite 200 Tampa, FL 33614

Qty.	Item	Description	Rate	Amount
1	Commercial Service	Commercial: Monthly rust control service and solution for previous month.	1,525.00	1,525.00

Thank you for your business.	<b>Total:</b> \$1,525.00
------------------------------	--------------------------

<b>Balance Due</b>	<b>\$1,525.00</b>
--------------------	-------------------

Phone #	Fax #	E-Mail	Web Site
833-4NO-RUST	727-541-4006	admin@suncoastrust.com	www.suncoastrust.com

# K-Bar Ranch II CDD

3/31/2024

Master Account #321000017111

Account #	Amount Due	Due Date	Service Address	GL Code	Obj Code
211017791636	\$ 1,531.62	3/20/2024	19292 Mossy Pine Dr	53100	4301
211019281875	\$ 1,340.70	3/20/2024	10820 Mistflower Ln, Amenity	53100	4304
211019923880	\$ 56.24	3/20/2024	10820 Mistflower Ln, Sign/Gate	53100	4301
211020399740	\$ 65.95	3/20/2024	10821 Mistflower LN	53100	4301
211023511093	\$ 687.80	3/20/2024	K-Bar Ranch Segment E	53100	4307
211023511135	\$ 42.49	3/20/2024	10541 K Bar Ranch Pkwy, Well	53100	4301
221003321017	\$ 64.53	3/20/2024	10541 K Bar Ranch Pkwy, K	53100	4301
221003637594	\$ 846.45	3/20/2024	10711 Mistflower Ln	53100	4301
221005599891	\$ 86.73	3/20/2024	10339 K Bar Ranch Pkwy	53100	4301
221005600327	\$ 45.82	3/20/2024	10340 K Bar Ranch Pkwy	53100	4301
221005600335	\$ 6,189.78	3/20/2024	Hawk Valley Ranch Dr, Streetlights	53100	4307
221005600350	\$ 37.41	3/20/2024	10310 K Bar Ranch Pk	53100	4301
221005600368	\$ 2,534.65	3/20/2024	19290 Briarbrook Dr, B	53100	4301
221005629565	\$ 54.53	3/20/2024	19294 Mossy Pine Dr., Well	53100	4301
221007136783	\$ 65.79	3/20/2024	10340 K Bar Ranch Pkwy, Gate	53100	4301
221007621776	\$ 861.16	3/20/2024	10820 Mistflower Ln, Well	53100	4301
221007993977	\$ 1,589.29	3/20/2024	Parcel N, Streetlights	53100	4307
221008130249	\$ 1,073.84	3/20/2024	K Bar Parcel D, Streetlights	53100	4307
221008151583	\$ 1,691.25	3/20/2024	K Bar Ranch Pkwy F1 & F2, Streetlights	53100	4307

**Total**            **\$ 18,866.03**

\$ 6,293.37    **53100-4301**    **Utilities**  
\$ 1,340.70    **53100-4304**    **Recreation**  
\$ 11,231.96    **53100-4307**    **Street Lights**  
\$ (496.97)    **53100-4304**    **TECO Credits**

**Total**            **\$ 18,369.06**



K BAR RANCH II CDD
3434 COLWELL AVE, STE 200
TAMPA, FL 33614-8390

Statement Date: March 06, 2024

Amount Due: \$18,369.06
Due Date: March 20, 2024
Account #: 321000017111

Account Summary

Table with 2 columns: Description and Amount. Rows include Previous Amount Due, Payment(s) Received Since Last Statement, Credit Balance After Payments and Credits, Current Month's Charges, and Amount Due by March 20, 2024.

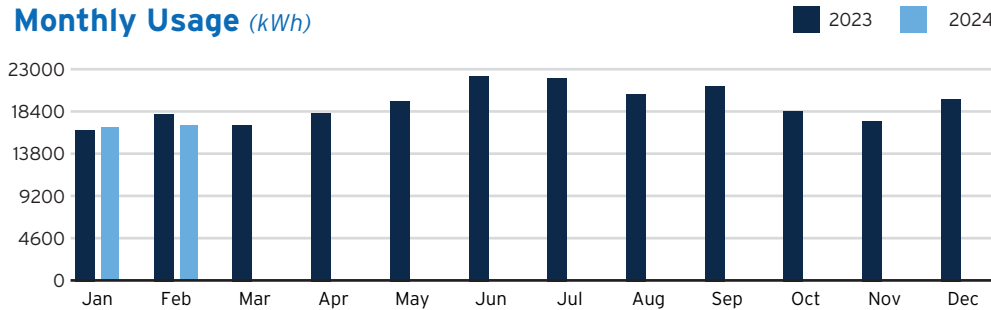
Amount not paid by due date may be assessed a late payment charge and an additional deposit.

Your Locations With The Highest Usage

- 10820 MISTFLOWER LN, AMENITY, TAMPA, FL 33647-3781 14,400 KWH
10339 K BAR RANCH PKWY, TAMPA, FL 33647 365 KWH

QR code and text: Scan here to interact with your bill online.

Monthly Usage (kWh)



Learn about your newly redesigned bill and get deeper insights about your usage by visiting TECOaccount.com

Warning sign: DOWNED IS DANGEROUS! If you see a downed power line, move a safe distance away and call 911. Visit TampaElectric.com/Safety for more safety tips.

To ensure prompt credit, please return stub portion of this bill with your payment.



Account #: 321000017111
Due Date: March 20, 2024

Pay your bill online at TampaElectric.com
See reverse side of your paystub for more ways to pay.

Go Paperless, Go Green! Visit TampaElectric.com/Paperless to enroll now.

Amount Due: \$18,369.06
Payment Amount: \$ \_\_\_\_\_

700625002871

K BAR RANCH II CDD
3434 COLWELL AVE, STE 200
TAMPA, FL 33614-8390

Mail payment to:
TECO
P.O. BOX 31318
TAMPA, FL 33631-3318

Make check payable to: TECO
Please write your account number on the memo line of your check.

7006250028713210000171110000018369063

## Summary of Charges by Service Address

Account Number: 321000017111

### Energy Usage From Last Month

▲ Increased
 ▬ Same
 ▼ Decreased

**Service Address:** 19292 MOSSY PINE DR, TAMPA, FL 33647

**Sub-Account Number:** 211017791636

Meter	Read Date	Current	-	Previous	=	Total Used	Multiplier	Billing Period	Amount
1000716424	02/14/2024	14,564		14,280		284 kWh	1	29 Days	<b>\$1,531.62</b>
									<span style="color: green;">▼</span> 11.5%

**Service Address:** 10820 MISTFLOWER LN, AMENITY, TAMPA, FL 33647-3781

**Sub-Account Number:** 211019281875

Meter	Read Date	Current	-	Previous	=	Total Used	Multiplier	Billing Period	Amount
1000778163	02/13/2024	40,345		25,945		14,400 kWh	1	32 Days	<b>\$1,340.70</b>
1000778163	02/13/2024	25.72		0		25.72 kW	1	32 Days	<span style="color: blue;">▲</span> 7.9%

**Service Address:** 10820 MISTFLOWER LN, SIGN/GATE, TAMPA, FL 33647-3781

**Sub-Account Number:** 211019923880

Meter	Read Date	Current	-	Previous	=	Total Used	Multiplier	Billing Period	Amount
1000277186	02/13/2024	11,439		11,210		229 kWh	1	32 Days	<b>\$56.24</b>
									<span style="color: blue;">▲</span> 7.0%

**Service Address:** 10821 MISTFLOWER LN, TAMPA, FL 33647

**Sub-Account Number:** 211020399740

Meter	Read Date	Current	-	Previous	=	Total Used	Multiplier	Billing Period	Amount
1000563384	02/13/2024	10,056		9,822		234 kWh	1	32 Days	<b>\$65.95</b>
									<span style="color: blue;">▲</span> 7.8%

**Service Address:** K BAR RANCH SEGMENT E, TAMPA, FL 33647

**Sub-Account Number:** 211023511093

*Continued on next page* →

For more information about your bill and understanding your charges, please visit [TampaElectric.com](http://TampaElectric.com)

### Ways To Pay Your Bill



**Bank Draft**

Visit [TECOaccount.com](http://TECOaccount.com) for free recurring or one time payments via checking or savings account.



**In-Person**

Find list of Payment Agents at [TampaElectric.com](http://TampaElectric.com)



**Mail A Check**

**Payments:**  
TECO  
P.O. Box 31318  
Tampa, FL 33631-3318  
Mail your payment in the enclosed envelope.



**Credit or Debit Card**

Pay by credit Card using KUBRA EZ-Pay at [TECOaccount.com](http://TECOaccount.com). Convenience fee will be charged.



**Phone**

Toll Free: **866-689-6469**

**All Other**

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

### Contact Us

**Online:**

[TampaElectric.com](http://TampaElectric.com)

**Phone:**

**Commercial Customer Care:**  
866-832-6249  
**Residential Customer Care:**  
813-223-0800 (Hillsborough)  
863-299-0800 (Polk County)  
888-223-0800 (All Other Counties)

**Hearing Impaired/TTY:**

7-1-1

**Power Outage:**

877-588-1010

**Energy-Saving Programs:**

813-275-3909

**Please Note:** If you choose to pay your bill at a location not listed on our website or provided by Tampa Electric, you are paying someone who is not authorized to act as a payment agent at Tampa Electric. You bear the risk that this unauthorized party will relay the payment to Tampa Electric and do so in a timely fashion. Tampa Electric is not responsible for payments made to unauthorized agents, including their failure to deliver or timely deliver the payment to us. Such failures may result in late payment charges to your account or service disconnection.

## Summary of Charges by Service Address

Account Number: 321000017111

### Energy Usage From Last Month

▲ Increased
 = Same
 ▼ Decreased

Amount: \$687.80

Service Address: 10541 K BAR RANCH PKWY, WELL, TAMPA, FL 33647					Sub-Account Number: 211023511135				
Meter	Read Date	Current	-	Previous	=	Total Used	Multiplier	Billing Period	Amount
1000857951	02/13/2024	14,537		14,451		86 kWh	1	32 Days	\$42.49
									▼ 58.5%
Service Address: 10541 K BAR RANCH PKWY, TAMPA, FL 33647					Sub-Account Number: 221003321017				
Meter	Read Date	Current	-	Previous	=	Total Used	Multiplier	Billing Period	Amount
1000143235	02/13/2024	13,179		12,954		225 kWh	1	32 Days	\$64.53
									▲ 5.6%
Service Address: 10711 MISTFLOWER LN, TAMPA, FL 33647					Sub-Account Number: 221003637594				
Meter	Read Date	Current	-	Previous	=	Total Used	Multiplier	Billing Period	Amount
1000118100	02/13/2024	14,248		14,016		232 kWh	1	32 Days	\$846.45
									▲ 5.9%
Service Address: 10339 K BAR RANCH PKWY, TAMPA, FL 33647					Sub-Account Number: 221005599891				
Meter	Read Date	Current	-	Previous	=	Total Used	Multiplier	Billing Period	Amount
1000143216	02/13/2024	17,141		16,776		365 kWh	1	32 Days	\$86.73
									▲ 3.1%
Service Address: 10340 K BAR RANCH PKWY, TAMPA, FL 33647					Sub-Account Number: 221005600327				
Meter	Read Date	Current	-	Previous	=	Total Used	Multiplier	Billing Period	Amount
1000762199	02/13/2024	30,979		30,872		107 kWh	1	32 Days	\$45.82
									▼ 69.1%
Service Address: HAWK VALLEY RANCH DR, TAMPA, FL 33647					Sub-Account Number: 221005600335				
									Amount: \$6,189.78
Service Address: 10310 K BAR RANCH PK, TAMPA, FL 33647					Sub-Account Number: 221005600350				
Meter	Read Date	Current	-	Previous	=	Total Used	Multiplier	Billing Period	Amount
1000143215	02/13/2024	2,178		2,124		54 kWh	1	32 Days	\$37.41
									▼ 25.0%

Continued on next page →

## Summary of Charges by Service Address

Account Number: 321000017111

### Energy Usage From Last Month

▲ Increased
 = Same
▼ Decreased

<b>Service Address:</b> 19290 BRIARBROOK DR, TAMPA, FL 33647					<b>Sub-Account Number:</b> 221005600368				
Meter	Read Date	Current	-	Previous	=	Total Used	Multiplier	Billing Period	Amount
1000123590	02/13/2024	34,764		34,553		211 kWh	1	32 Days	<b>\$2,534.65</b>
									<span style="color: green;">▼</span> 69.0%

<b>Service Address:</b> 19294 MOSSY PINE DR, WELL, TAMPA, FL 33647					<b>Sub-Account Number:</b> 221005629565				
Meter	Read Date	Current	-	Previous	=	Total Used	Multiplier	Billing Period	Amount
1000143151	02/14/2024	34,146		33,967		179 kWh	1	29 Days	<b>\$54.53</b>
									<span style="color: blue;">▲</span> 6.5%

<b>Service Address:</b> 10340 K BAR RANCH PKWY, GATE, TAMPA, FL 33647					<b>Sub-Account Number:</b> 221007136783				
Meter	Read Date	Current	-	Previous	=	Total Used	Multiplier	Billing Period	Amount
1000707065	02/13/2024	11,743		11,510		233 kWh	1	32 Days	<b>\$65.79</b>
									<span style="color: blue;">▲</span> 13.1%

<b>Service Address:</b> 10820 MISTFLOWER LN, TAMPA, FL 33647-3781					<b>Sub-Account Number:</b> 221007621776				
Meter	Read Date	Current	-	Previous	=	Total Used	Multiplier	Billing Period	Amount
1000777467	02/14/2024	9,938		9,904		34 kWh	1	29 Days	<b>\$861.16</b>
									<span style="color: green;">▼</span> 78.1%

<b>Service Address:</b> K BAR RANCH PARCEL N, LIGHTS, TAMPA, FL 33647					<b>Sub-Account Number:</b> 221007993977				
									<b>Amount: \$1,589.29</b>

<b>Service Address:</b> K BAR PARCEL D, TAMPA, FL 33647					<b>Sub-Account Number:</b> 221008130249				
									<b>Amount: \$1,073.84</b>

<b>Service Address:</b> K BAR RANCH PKWY F1 AND F2, TAMPA, FL 33647					<b>Sub-Account Number:</b> 221008151583				
									<b>Amount: \$1,691.25</b>

<b>Total Current Month's Charges</b>	<b>\$18,866.03</b>
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Sub-Account #: 211017791636  
Statement Date: 03/01/2024

Service Address: 19292 MOSSY PINE DR, TAMPA, FL 33647

### Meter Read

Service Period: 01/17/2024 - 02/14/2024

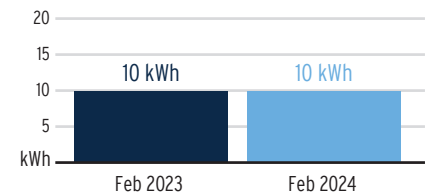
Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000716424	02/14/2024	14,564		14,280		284 kWh	1	29 Days

### Charge Details

Electric Charges		
Daily Basic Service Charge	29 days @ \$0.75000	\$21.75
Energy Charge	284 kWh @ \$0.08192/kWh	\$23.27
Fuel Charge	284 kWh @ \$0.03843/kWh	\$10.91
Storm Protection Charge	284 kWh @ \$0.00775/kWh	\$2.20
Clean Energy Transition Mechanism	284 kWh @ \$0.00427/kWh	\$1.21
Storm Surcharge	284 kWh @ \$0.00225/kWh	\$0.64
Florida Gross Receipt Tax		\$1.54
<b>Electric Service Cost</b>		<b>\$61.52</b>
Franchise Fee		\$4.03
Municipal Public Service Tax		\$5.63
<b>Total Electric Cost, Local Fees and Taxes</b>		<b>\$71.18</b>

### Avg kWh Used Per Day



**Current Month's Electric Charges \$71.18**

Billing information continues on next page →




**Sub-Account #: 211017791636**  
**Statement Date: 03/01/2024**

**Service Address:** 19292 MOSSY PINE DR, TAMPA, FL 33647

**Service Period:** 01/17/2024 - 02/14/2024

**Rate Schedule:** Lighting Service

**Charge Details**

 <b>Electric Charges</b>		
<b>Lighting Service Items LS-1 (Bright Choices) for 29 days</b>		
Lighting Energy Charge	646 kWh @ \$0.03406/kWh	\$22.00
Fixture & Maintenance Charge	34 Fixtures	\$564.74
Lighting Pole / Wire	34 Poles	\$726.24
Lighting Fuel Charge	646 kWh @ \$0.03806/kWh	\$24.59
Storm Protection Charge	646 kWh @ \$0.03877/kWh	\$25.05
Clean Energy Transition Mechanism	646 kWh @ \$0.00036/kWh	\$0.23
Storm Surcharge	646 kWh @ \$0.00074/kWh	\$0.48
Florida Gross Receipt Tax		\$1.86
Franchise Fee		\$89.42
Municipal Public Service Tax		\$5.83
<b>Lighting Charges</b>		<b>\$1,460.44</b>

**Current Month's Electric Charges \$1,460.44**

*Billing information continues on next page →*





**Sub-Account #: 211019281875**  
**Statement Date: 03/01/2024**

**Service Address:** 10820 MISTFLOWER LN, AMENITY, TAMPA, FL 33647-3781

### Meter Read

**Service Period:** 01/13/2024 - 02/13/2024

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

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000778163	02/13/2024	40,345		25,945		14,400 kWh	1	32 Days
1000778163	02/13/2024	25.72		0		25.72 kW	1	32 Days

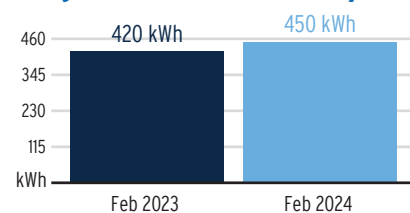
### Charge Details

Electric Charges		
Daily Basic Service Charge	32 days @ \$1.08000	\$34.56
Billing Demand Charge	26 kW @ \$14.20000/kW	\$369.20
Energy Charge	14,400 kWh @ \$0.00736/kWh	\$105.98
Fuel Charge	14,400 kWh @ \$0.03843/kWh	\$553.39
Capacity Charge	26 kW @ \$0.20000/kW	\$5.20
Storm Protection Charge	26 kW @ \$0.72000/kW	\$18.72
Energy Conservation Charge	26 kW @ \$0.73000/kW	\$18.98
Environmental Cost Recovery	14,400 kWh @ \$0.00081/kWh	\$11.66
Clean Energy Transition Mechanism	26 kW @ \$1.12000/kW	\$29.12
Storm Surcharge	14,400 kWh @ \$0.00052/kWh	\$7.49
Florida Gross Receipt Tax		\$29.60
<b>Electric Service Cost</b>		<b>\$1,183.90</b>
Franchise Fee		\$77.55
Municipal Public Service Tax		\$79.25
<b>Total Electric Cost, Local Fees and Taxes</b>		<b>\$1,340.70</b>

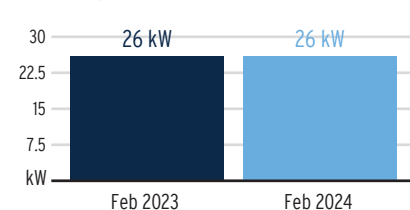
**Current Month's Electric Charges \$1,340.70**

Billing information continues on next page →

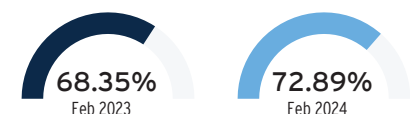
### Avg kWh Used Per Day



### Billing Demand (kW)



### Load Factor



Decreasing the proportion of your electricity utilized at peak will improve your load factor.



Sub-Account #: 211019923880  
Statement Date: 03/01/2024

**Service Address:** 10820 MISTFLOWER LN, SIGN/GATE, TAMPA, FL 33647-3781

### Meter Read

**Meter Location:** SIGN/GATE

**Service Period:** 01/13/2024 - 02/13/2024

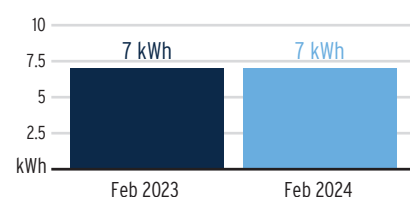
**Rate Schedule:** General Service - Non Demand

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000277186	02/13/2024	11,439		11,210		229 kWh	1	32 Days

### Charge Details

 <b>Electric Charges</b>		
Daily Basic Service Charge	32 days @ \$0.75000	\$24.00
Energy Charge	229 kWh @ \$0.08192/kWh	\$18.76
Fuel Charge	229 kWh @ \$0.03843/kWh	\$8.80
Storm Protection Charge	229 kWh @ \$0.00775/kWh	\$1.77
Clean Energy Transition Mechanism	229 kWh @ \$0.00427/kWh	\$0.98
Storm Surcharge	229 kWh @ \$0.00225/kWh	\$0.52
Florida Gross Receipt Tax		\$1.41
<b>Electric Service Cost</b>		<b>\$56.24</b>

### Avg kWh Used Per Day



**Current Month's Electric Charges \$56.24**

*Billing information continues on next page →*



Sub-Account #: 211020399740  
Statement Date: 03/01/2024

**Service Address:** 10821 MISTFLOWER LN, TAMPA, FL 33647

### Meter Read

**Meter Location:** ENTRY LIGHT & GATE

**Service Period:** 01/13/2024 - 02/13/2024

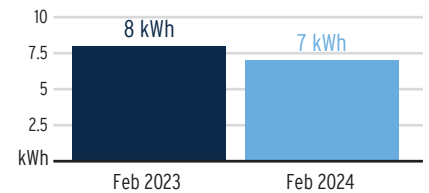
**Rate Schedule:** General Service - Non Demand

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000563384	02/13/2024	10,056		9,822		234 kWh	1	32 Days

### Charge Details

Electric Charges		
Daily Basic Service Charge	32 days @ \$0.75000	\$24.00
Energy Charge	234 kWh @ \$0.08192/kWh	\$19.17
Fuel Charge	234 kWh @ \$0.03843/kWh	\$8.99
Storm Protection Charge	234 kWh @ \$0.00775/kWh	\$1.81
Clean Energy Transition Mechanism	234 kWh @ \$0.00427/kWh	\$1.00
Storm Surcharge	234 kWh @ \$0.00225/kWh	\$0.53
Florida Gross Receipt Tax		\$1.42
<b>Electric Service Cost</b>		<b>\$56.92</b>
Franchise Fee		\$3.73
Municipal Public Service Tax		\$5.30
<b>Total Electric Cost, Local Fees and Taxes</b>		<b>\$65.95</b>

### Avg kWh Used Per Day



**Current Month's Electric Charges \$65.95**

Billing information continues on next page →




**Sub-Account #: 211023511093**  
**Statement Date: 03/01/2024**

**Service Address:** K BAR RANCH SEGMENT E, TAMPA, FL 33647

**Service Period:** 01/13/2024 - 02/13/2024

**Rate Schedule:** Lighting Service

**Charge Details**

 <b>Electric Charges</b>		
<b>Lighting Service Items LS-1 (Bright Choices) for 32 days</b>		
Lighting Energy Charge	407 kWh @ \$0.03406/kWh	\$13.86
Fixture & Maintenance Charge	11 Fixtures	\$132.44
Lighting Pole / Wire	11 Poles	\$462.88
Lighting Fuel Charge	407 kWh @ \$0.03806/kWh	\$15.49
Storm Protection Charge	407 kWh @ \$0.03877/kWh	\$15.78
Clean Energy Transition Mechanism	407 kWh @ \$0.00036/kWh	\$0.15
Storm Surcharge	407 kWh @ \$0.00074/kWh	\$0.30
Florida Gross Receipt Tax		\$1.17
Franchise Fee		\$42.06
Municipal Public Service Tax		\$3.67
<b>Lighting Charges</b>		<b>\$687.80</b>

**Current Month's Electric Charges \$687.80**

*Billing information continues on next page →*



Sub-Account #: 21102351135  
Statement Date: 03/01/2024

**Service Address:** 10541 K BAR RANCH PKWY, WELL, TAMPA, FL 33647

### Meter Read

**Meter Location:** WELL/IRRIGATION

**Service Period:** 01/13/2024 - 02/13/2024

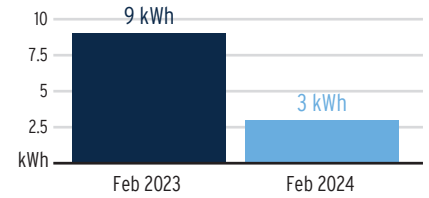
**Rate Schedule:** General Service - Non Demand

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000857951	02/13/2024	14,537		14,451		86 kWh	1	32 Days

### Charge Details

Electric Charges		
Daily Basic Service Charge	32 days @ \$0.75000	\$24.00
Energy Charge	86 kWh @ \$0.08192/kWh	\$7.05
Fuel Charge	86 kWh @ \$0.03843/kWh	\$3.30
Storm Protection Charge	86 kWh @ \$0.00775/kWh	\$0.67
Clean Energy Transition Mechanism	86 kWh @ \$0.00427/kWh	\$0.37
Storm Surcharge	86 kWh @ \$0.00225/kWh	\$0.19
Florida Gross Receipt Tax		\$0.91
<b>Electric Service Cost</b>		<b>\$36.49</b>
Franchise Fee		\$2.39
Municipal Public Service Tax		\$3.61
<b>Total Electric Cost, Local Fees and Taxes</b>		<b>\$42.49</b>

### Avg kWh Used Per Day



**Current Month's Electric Charges \$42.49**

Billing information continues on next page →



Sub-Account #: 221003321017  
Statement Date: 03/01/2024

Service Address: 10541 K BAR RANCH PKWY, TAMPA, FL 33647

### Meter Read

Service Period: 01/13/2024 - 02/13/2024

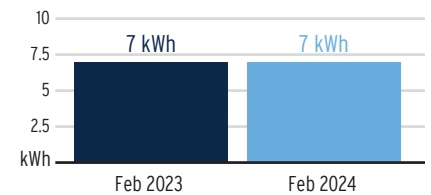
Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000143235	02/13/2024	13,179		12,954		225 kWh	1	32 Days

### Charge Details

Electric Charges		
Daily Basic Service Charge	32 days @ \$0.75000	\$24.00
Energy Charge	225 kWh @ \$0.08192/kWh	\$18.43
Fuel Charge	225 kWh @ \$0.03843/kWh	\$8.65
Storm Protection Charge	225 kWh @ \$0.00775/kWh	\$1.74
Clean Energy Transition Mechanism	225 kWh @ \$0.00427/kWh	\$0.96
Storm Surcharge	225 kWh @ \$0.00225/kWh	\$0.51
Florida Gross Receipt Tax		\$1.39
<b>Electric Service Cost</b>		<b>\$55.68</b>
Franchise Fee		\$3.65
Municipal Public Service Tax		\$5.20
<b>Total Electric Cost, Local Fees and Taxes</b>		<b>\$64.53</b>

### Avg kWh Used Per Day



**Current Month's Electric Charges \$64.53**

Billing information continues on next page →



Sub-Account #: 221003637594  
Statement Date: 03/01/2024

Service Address: 10711 MISTFLOWER LN, TAMPA, FL 33647

### Meter Read

Service Period: 01/13/2024 - 02/13/2024

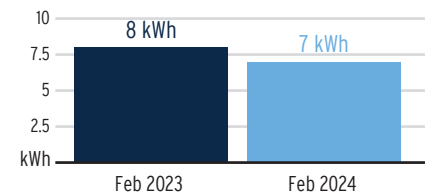
Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000118100	02/13/2024	14,248		14,016		232 kWh	1	32 Days

### Charge Details

⚡ Electric Charges		
Daily Basic Service Charge	32 days @ \$0.75000	\$24.00
Energy Charge	232 kWh @ \$0.08192/kWh	\$19.01
Fuel Charge	232 kWh @ \$0.03843/kWh	\$8.92
Storm Protection Charge	232 kWh @ \$0.00775/kWh	\$1.80
Clean Energy Transition Mechanism	232 kWh @ \$0.00427/kWh	\$0.99
Storm Surcharge	232 kWh @ \$0.00225/kWh	\$0.52
Florida Gross Receipt Tax		\$1.42
<b>Electric Service Cost</b>		<b>\$56.66</b>
Franchise Fee		\$3.71
Municipal Public Service Tax		\$5.28
<b>Total Electric Cost, Local Fees and Taxes</b>		<b>\$65.65</b>

### Avg kWh Used Per Day



**Current Month's Electric Charges \$65.65**

Billing information continues on next page →




**Sub-Account #: 221003637594**  
**Statement Date: 03/01/2024**

**Service Address:** 10711 MISTFLOWER LN, TAMPA, FL 33647

**Service Period:** 01/13/2024 - 02/13/2024

**Rate Schedule:** Lighting Service

**Charge Details**

 <b>Electric Charges</b>		
<b>Lighting Service Items LS-1 (Bright Choices) for 32 days</b>		
Lighting Energy Charge	432 kWh @ \$0.03406/kWh	\$14.71
Fixture & Maintenance Charge	16 Fixtures	\$337.76
Lighting Pole / Wire	16 Poles	\$341.76
Lighting Fuel Charge	432 kWh @ \$0.03806/kWh	\$16.44
Storm Protection Charge	432 kWh @ \$0.03877/kWh	\$16.75
Clean Energy Transition Mechanism	432 kWh @ \$0.00036/kWh	\$0.16
Storm Surcharge	432 kWh @ \$0.00074/kWh	\$0.32
Florida Gross Receipt Tax		\$1.24
Franchise Fee		\$47.76
Municipal Public Service Tax		\$3.90
<b>Lighting Charges</b>		<b>\$780.80</b>

**Current Month's Electric Charges \$780.80**

*Billing information continues on next page →*





Sub-Account #: 221005599891  
Statement Date: 03/01/2024

**Service Address:** 10339 K BAR RANCH PKWY, TAMPA, FL 33647

### Meter Read

**Meter Location:** WELL

**Service Period:** 01/13/2024 - 02/13/2024

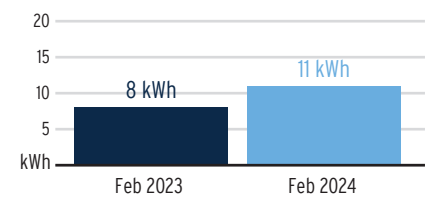
**Rate Schedule:** General Service - Non Demand

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000143216	02/13/2024	17,141		16,776		365 kWh	1	32 Days

### Charge Details

Electric Charges		
Daily Basic Service Charge	32 days @ \$0.75000	\$24.00
Energy Charge	365 kWh @ \$0.08192/kWh	\$29.90
Fuel Charge	365 kWh @ \$0.03843/kWh	\$14.03
Storm Protection Charge	365 kWh @ \$0.00775/kWh	\$2.83
Clean Energy Transition Mechanism	365 kWh @ \$0.00427/kWh	\$1.56
Storm Surcharge	365 kWh @ \$0.00225/kWh	\$0.82
Florida Gross Receipt Tax		\$1.88
<b>Electric Service Cost</b>		<b>\$75.02</b>
Franchise Fee		\$4.91
Municipal Public Service Tax		\$6.80
<b>Total Electric Cost, Local Fees and Taxes</b>		<b>\$86.73</b>

### Avg kWh Used Per Day



**Current Month's Electric Charges \$86.73**

Billing information continues on next page →



Sub-Account #: 221005600327  
Statement Date: 03/01/2024

Service Address: 10340 K BAR RANCH PKWY, TAMPA, FL 33647

### Meter Read

Service Period: 01/13/2024 - 02/13/2024

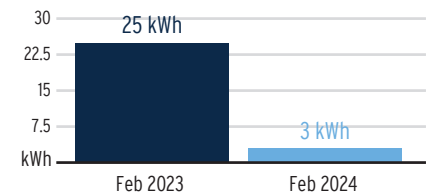
Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000762199	02/13/2024	30,979		30,872		107 kWh	1	32 Days

### Charge Details

Electric Charges		
Daily Basic Service Charge	32 days @ \$0.75000	\$24.00
Energy Charge	107 kWh @ \$0.08192/kWh	\$8.77
Fuel Charge	107 kWh @ \$0.03843/kWh	\$4.11
Storm Protection Charge	107 kWh @ \$0.00775/kWh	\$0.83
Clean Energy Transition Mechanism	107 kWh @ \$0.00427/kWh	\$0.46
Storm Surcharge	107 kWh @ \$0.00225/kWh	\$0.24
Florida Gross Receipt Tax		\$0.98
<b>Electric Service Cost</b>		<b>\$39.39</b>
Franchise Fee		\$2.58
Municipal Public Service Tax		\$3.85
<b>Total Electric Cost, Local Fees and Taxes</b>		<b>\$45.82</b>

### Avg kWh Used Per Day



**Current Month's Electric Charges \$45.82**

Billing information continues on next page →




**Sub-Account #: 221005600335**  
**Statement Date: 03/01/2024**

**Service Address:** HAWK VALLEY RANCH DR, TAMPA, FL 33647

**Service Period:** 01/17/2024 - 02/14/2024

**Rate Schedule:** Lighting Service

**Charge Details**

 <b>Electric Charges</b>		
<b>Lighting Service Items LS-1 (Bright Choices) for 29 days</b>		
Lighting Energy Charge	3207 kWh @ \$0.03406/kWh	\$109.23
Fixture & Maintenance Charge	128 Fixtures	\$2455.28
Lighting Pole / Wire	128 Poles	\$3366.14
Lighting Fuel Charge	3207 kWh @ \$0.03806/kWh	\$122.06
Storm Protection Charge	3207 kWh @ \$0.03877/kWh	\$124.34
Clean Energy Transition Mechanism	3207 kWh @ \$0.00036/kWh	\$1.15
Storm Surcharge	3207 kWh @ \$0.00074/kWh	\$2.37
Florida Gross Receipt Tax		\$9.21
<b>Lighting Charges</b>		<b>\$6,189.78</b>

**Current Month's Electric Charges \$6,189.78**

*Billing information continues on next page →*



**Sub-Account #: 221005600350**  
**Statement Date: 03/01/2024**

**Service Address:** 10310 K BAR RANCH PK, TAMPA, FL 33647

### Meter Read


**Meter Location:** ENTRANCE

**Service Period:** 01/13/2024 - 02/13/2024

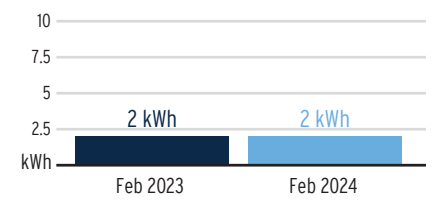
**Rate Schedule:** General Service - Non Demand

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000143215	02/13/2024	2,178		2,124		54 kWh	1	32 Days

### Charge Details

 <b>Electric Charges</b>		
Daily Basic Service Charge	32 days @ \$0.75000	\$24.00
Energy Charge	54 kWh @ \$0.08192/kWh	\$4.42
Fuel Charge	54 kWh @ \$0.03843/kWh	\$2.08
Storm Protection Charge	54 kWh @ \$0.00775/kWh	\$0.42
Clean Energy Transition Mechanism	54 kWh @ \$0.00427/kWh	\$0.23
Storm Surcharge	54 kWh @ \$0.00225/kWh	\$0.12
Florida Gross Receipt Tax		\$0.80
<b>Electric Service Cost</b>		<b>\$32.07</b>
Franchise Fee		\$2.10
Municipal Public Service Tax		\$3.24
<b>Total Electric Cost, Local Fees and Taxes</b>		<b>\$37.41</b>

### Avg kWh Used Per Day



**Current Month's Electric Charges \$37.41**

*Billing information continues on next page →*



Sub-Account #: 221005600368  
Statement Date: 03/01/2024

**Service Address:** 19290 BRIARBROOK DR, TAMPA, FL 33647

### Meter Read

**Meter Location:** IRRIGATION

**Service Period:** 01/13/2024 - 02/13/2024

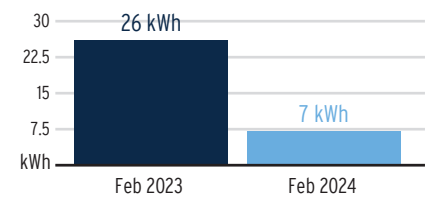
**Rate Schedule:** General Service - Non Demand

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000123590	02/13/2024	34,764		34,553		211 kWh	1	32 Days

### Charge Details

Electric Charges		
Daily Basic Service Charge	32 days @ \$0.75000	\$24.00
Energy Charge	211 kWh @ \$0.08192/kWh	\$17.29
Fuel Charge	211 kWh @ \$0.03843/kWh	\$8.11
Storm Protection Charge	211 kWh @ \$0.00775/kWh	\$1.64
Clean Energy Transition Mechanism	211 kWh @ \$0.00427/kWh	\$0.90
Storm Surcharge	211 kWh @ \$0.00225/kWh	\$0.47
Florida Gross Receipt Tax		\$1.34
<b>Electric Service Cost</b>		<b>\$53.75</b>
Franchise Fee		\$3.52
Municipal Public Service Tax		\$5.04
<b>Total Electric Cost, Local Fees and Taxes</b>		<b>\$62.31</b>

### Avg kWh Used Per Day



**Current Month's Electric Charges \$62.31**

Billing information continues on next page →




Sub-Account #: 221005600368  
Statement Date: 03/01/2024

Service Address: 19290 BRIARBROOK DR, TAMPA, FL 33647

Service Period: 01/13/2024 - 02/13/2024

Rate Schedule: Lighting Service

### Charge Details

 <b>Electric Charges</b>		
<b>Lighting Service Items LS-1 (Bright Choices) for 32 days</b>		
Lighting Energy Charge	1046 kWh @ \$0.03406/kWh	\$35.63
Fixture & Maintenance Charge	44 Fixtures	\$1274.74
Lighting Pole / Wire	44 Poles	\$916.62
Lighting Fuel Charge	1046 kWh @ \$0.03806/kWh	\$39.81
Storm Protection Charge	1046 kWh @ \$0.03877/kWh	\$40.55
Clean Energy Transition Mechanism	1046 kWh @ \$0.00036/kWh	\$0.38
Storm Surcharge	1046 kWh @ \$0.00074/kWh	\$0.77
Florida Gross Receipt Tax		\$3.00
Franchise Fee		\$151.40
Municipal Public Service Tax		\$9.44
<b>Lighting Charges</b>		<b>\$2,472.34</b>

**Current Month's Electric Charges \$2,472.34**

Billing information continues on next page →



**Sub-Account #: 221005629565**  
**Statement Date: 03/01/2024**

**Service Address:** 19294 MOSSY PINE DR, WELL, TAMPA, FL 33647

### Meter Read

**Service Period:** 01/17/2024 - 02/14/2024

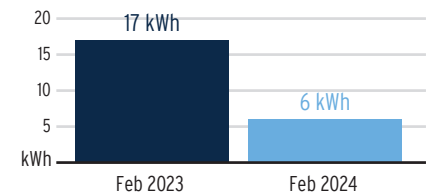
**Rate Schedule:** General Service - Non Demand

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000143151	02/14/2024	34,146		33,967		179 kWh	1	29 Days

### Charge Details

⚡ Electric Charges		
Daily Basic Service Charge	29 days @ \$0.75000	\$21.75
Energy Charge	179 kWh @ \$0.08192/kWh	\$14.66
Fuel Charge	179 kWh @ \$0.03843/kWh	\$6.88
Storm Protection Charge	179 kWh @ \$0.00775/kWh	\$1.39
Clean Energy Transition Mechanism	179 kWh @ \$0.00427/kWh	\$0.76
Storm Surcharge	179 kWh @ \$0.00225/kWh	\$0.40
Florida Gross Receipt Tax		\$1.18
<b>Electric Service Cost</b>		<b>\$47.02</b>
Franchise Fee		\$3.08
Municipal Public Service Tax		\$4.43
<b>Total Electric Cost, Local Fees and Taxes</b>		<b>\$54.53</b>

### Avg kWh Used Per Day



**Current Month's Electric Charges \$54.53**

Billing information continues on next page →



**Sub-Account #: 221007136783**  
**Statement Date: 03/01/2024**

**Service Address:** 10340 K BAR RANCH PKWY, GATE, TAMPA, FL 33647

### Meter Read

**Service Period:** 01/13/2024 - 02/13/2024

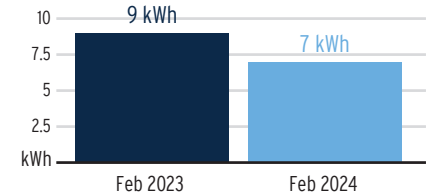
**Rate Schedule:** General Service - Non Demand

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000707065	02/13/2024	11,743		11,510		233 kWh	1	32 Days

### Charge Details

⚡ Electric Charges		
Daily Basic Service Charge	32 days @ \$0.75000	\$24.00
Energy Charge	233 kWh @ \$0.08192/kWh	\$19.09
Fuel Charge	233 kWh @ \$0.03843/kWh	\$8.95
Storm Protection Charge	233 kWh @ \$0.00775/kWh	\$1.81
Clean Energy Transition Mechanism	233 kWh @ \$0.00427/kWh	\$0.99
Storm Surcharge	233 kWh @ \$0.00225/kWh	\$0.52
Florida Gross Receipt Tax		\$1.42
<b>Electric Service Cost</b>		<b>\$56.78</b>
Franchise Fee		\$3.72
Municipal Public Service Tax		\$5.29
<b>Total Electric Cost, Local Fees and Taxes</b>		<b>\$65.79</b>

### Avg kWh Used Per Day



**Current Month's Electric Charges \$65.79**

Billing information continues on next page →





Sub-Account #: 221007621776  
Statement Date: 03/01/2024

**Service Address:** 10820 MISTFLOWER LN, TAMPA, FL 33647-3781

**Meter Read**

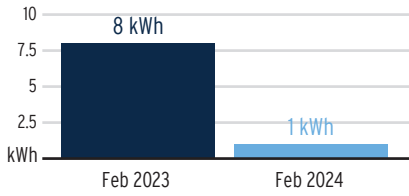
**Service Period:** 01/17/2024 - 02/14/2024      **Rate Schedule:** General Service - Non Demand

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000777467	02/14/2024	9,938		9,904		34 kWh	1	29 Days

**Charge Details**

<b>Electric Charges</b>		
Daily Basic Service Charge	29 days @ \$0.75000	\$21.75
Energy Charge	34 kWh @ \$0.08192/kWh	\$2.79
Fuel Charge	34 kWh @ \$0.03843/kWh	\$1.31
Storm Protection Charge	34 kWh @ \$0.00775/kWh	\$0.26
Clean Energy Transition Mechanism	34 kWh @ \$0.00427/kWh	\$0.15
Storm Surcharge	34 kWh @ \$0.00225/kWh	\$0.08
Florida Gross Receipt Tax		\$0.68
<b>Electric Service Cost</b>		<b>\$27.02</b>
Franchise Fee		\$1.77
Municipal Public Service Tax		\$2.77
<b>Total Electric Cost, Local Fees and Taxes</b>		<b>\$31.56</b>

**Avg kWh Used Per Day**



**Current Month's Electric Charges      \$31.56**

Billing information continues on next page →




**Sub-Account #: 221007621776**  
**Statement Date: 03/01/2024**

**Service Address:** 10820 MISTFLOWER LN, TAMPA, FL 33647-3781

**Service Period:** 01/17/2024 - 02/14/2024

**Rate Schedule:** Lighting Service

**Charge Details**

 <b>Electric Charges</b>		
<b>Lighting Service Items LS-1 (Bright Choices) for 29 days</b>		
Lighting Energy Charge	459 kWh @ \$0.03406/kWh	\$15.63
Fixture & Maintenance Charge	17 Fixtures	\$358.87
Lighting Pole / Wire	17 Poles	\$363.12
Lighting Fuel Charge	459 kWh @ \$0.03806/kWh	\$17.47
Storm Protection Charge	459 kWh @ \$0.03877/kWh	\$17.80
Clean Energy Transition Mechanism	459 kWh @ \$0.00036/kWh	\$0.17
Storm Surcharge	459 kWh @ \$0.00074/kWh	\$0.34
Florida Gross Receipt Tax		\$1.32
Franchise Fee		\$50.74
Municipal Public Service Tax		\$4.14
<b>Lighting Charges</b>		<b>\$829.60</b>

**Current Month's Electric Charges \$829.60**

*Billing information continues on next page →*




**Sub-Account #: 221007993977**  
**Statement Date: 03/01/2024**

**Service Address:** K BAR RANCH PARCEL N, LIGHTS, TAMPA, FL 33647

**Service Period:** 01/17/2024 - 02/14/2024

**Rate Schedule:** Lighting Service

**Charge Details**

	<b>Electric Charges</b>	
	<b>Lighting Service Items LS-1 (Bright Choices) for 29 days</b>	
Lighting Energy Charge	703 kWh @ \$0.03406/kWh	\$23.94
Fixture & Maintenance Charge	37 Fixtures	\$614.57
Lighting Pole / Wire	37 Poles	\$790.32
Lighting Fuel Charge	703 kWh @ \$0.03806/kWh	\$26.76
Storm Protection Charge	703 kWh @ \$0.03877/kWh	\$27.26
Clean Energy Transition Mechanism	703 kWh @ \$0.00036/kWh	\$0.25
Storm Surcharge	703 kWh @ \$0.00074/kWh	\$0.52
Florida Gross Receipt Tax		\$2.02
Franchise Fee		\$97.31
Municipal Public Service Tax		\$6.34
<b>Lighting Charges</b>		<b>\$1,589.29</b>

**Current Month's Electric Charges \$1,589.29**

*Billing information continues on next page →*




**Sub-Account #: 221008130249**  
**Statement Date: 03/01/2024**

**Service Address:** K BAR PARCEL D, TAMPA, FL 33647

**Service Period:** 01/13/2024 - 02/13/2024

**Rate Schedule:** Lighting Service

**Charge Details**

 <b>Electric Charges</b>		
<b>Lighting Service Items LS-1 (Bright Choices) for 32 days</b>		
Lighting Energy Charge	475 kWh @ \$0.03406/kWh	\$16.18
Fixture & Maintenance Charge	25 Fixtures	\$415.25
Lighting Pole / Wire	25 Poles	\$534.00
Lighting Fuel Charge	475 kWh @ \$0.03806/kWh	\$18.08
Storm Protection Charge	475 kWh @ \$0.03877/kWh	\$18.42
Clean Energy Transition Mechanism	475 kWh @ \$0.00036/kWh	\$0.17
Storm Surcharge	475 kWh @ \$0.00074/kWh	\$0.35
Florida Gross Receipt Tax		\$1.36
Franchise Fee		\$65.75
Municipal Public Service Tax		\$4.28
<b>Lighting Charges</b>		<b>\$1,073.84</b>

**Current Month's Electric Charges \$1,073.84**

*Billing information continues on next page →*




Sub-Account #: 221008151583  
Statement Date: 03/01/2024

Service Address: K BAR RANCH PKWY F1 AND F2, TAMPA, FL 33647

Service Period: 01/17/2024 - 02/14/2024

Rate Schedule: Lighting Service

Charge Details

	<b>Electric Charges</b>		
	<b>Lighting Service Items LS-1 (Bright Choices) for 29 days</b>		
Lighting Energy Charge	967 kWh @ \$0.03406/kWh		\$32.94
Fixture & Maintenance Charge	31 Fixtures		\$536.50
Lighting Pole / Wire	31 Poles		\$931.52
Lighting Fuel Charge	967 kWh @ \$0.03806/kWh		\$36.80
Storm Protection Charge	967 kWh @ \$0.03877/kWh		\$37.49
Clean Energy Transition Mechanism	967 kWh @ \$0.00036/kWh		\$0.35
Storm Surcharge	967 kWh @ \$0.00074/kWh		\$0.72
Florida Gross Receipt Tax			\$2.78
Franchise Fee			\$103.43
Municipal Public Service Tax			\$8.72
<b>Lighting Charges</b>			<b>\$1,691.25</b>

**Current Month's Electric Charges \$1,691.25**

**Total Current Month's Charges \$18,866.03**

Important Messages

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

# K-Bar Ranch II CDD

2/28/2024

## Master Account #321000017111

Account #	Amount Due	Due Date	Service Address	GL Code	Obj Code
211017791636	\$ 4,561.18	3/13/2024	19292 Mossy Pine Dr	53100	4301
211019281875	\$ 4,307.74	3/13/2024	10820 Mistflower Ln, Amenity	53100	4304
211019923880	\$ 166.66	3/13/2024	10820 Mistflower Ln, Sign/Gate	53100	4301
211020399740	\$ 203.25	3/13/2024	10821 Mistflower LN	53100	4301
211023511093	\$ 2,031.40	3/13/2024	K-Bar Ranch Segment E	53100	4307
211023511135	\$ 271.56	3/13/2024	10541 K Bar Ranch Pkwy, Well	53100	4301
221003321017	\$ 185.40	3/13/2024	10541 K Bar Ranch Pkwy, K	53100	4301
221003637594	\$ 2,499.45	3/13/2024	10711 Mistflower Ln	53100	4301
221005599891	\$ 291.32	3/13/2024	10339 K Bar Ranch Pkwy	53100	4301
221005600327	\$ 400.34	3/13/2024	10340 K Bar Ranch Pkwy	53100	4301
221005600335	\$ 18,307.92	3/13/2024	Hawk Valley Ranch Dr, Streetlights	53100	4307
221005600350	\$ 115.96	3/13/2024	10310 K Bar Ranch Pk	53100	4301
221005600368	\$ 7,818.56	3/13/2024	19290 Briarbrook Dr, B	53100	4301
221005629565	\$ 360.47	3/13/2024	19294 Mossy Pine Dr., Well	53100	4301
221007136783	\$ 189.44	3/13/2024	10340 K Bar Ranch Pkwy, Gate	53100	4301
221007621776	\$ 2,637.84	3/13/2024	10820 Mistflower Ln, Well	53100	4301
221007993977	\$ 4,699.81	3/13/2024	Parcel N, Streetlights	53100	4307
221008130249	\$ 3,175.54	3/13/2024	K Bar Parcel D, Streetlights	53100	4307
221008151583	\$ 3,305.28	3/13/2024	K Bar Ranch Pkwy F1 & F2, Streetlights	53100	4307

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**Total**      **\$ 55,529.12**

\$ 19,701.43    **53100-4301 Utilities**  
\$ 4,307.74    **53100-4304 Recreation**  
\$ 31,519.95   **53100-4307 Street Lights**  
**\$ 38,781.72**   **53100-4304 TECO Credits**

**Total**      **\$ 16,747.40**



K BAR RANCH II CDD
3434 COLWELL AVE, STE 200
TAMPA, FL 33614-8390

Statement Date: February 28, 2024

Amount Due: \$16,747.40

Due Date: March 13, 2024

Account #: 321000017111

REVISED INVOICE

Account Summary

Table with 2 columns: Description and Amount. Rows include Previous Amount Due, Payment(s) Received Since Last Statement, Credit Balance After Payments and Credits, and Current Month's Charges.

Amount Due by March 13, 2024 \$16,747.40

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

Your Locations With The Highest Usage

- 10820 MISTFLOWER LN, AMENITY, TAMPA, FL 33647-3781 12,752 KWH
19290 BRIARBROOK DR, TAMPA, FL 33647 741 KWH



Scan here to interact with your bill online.

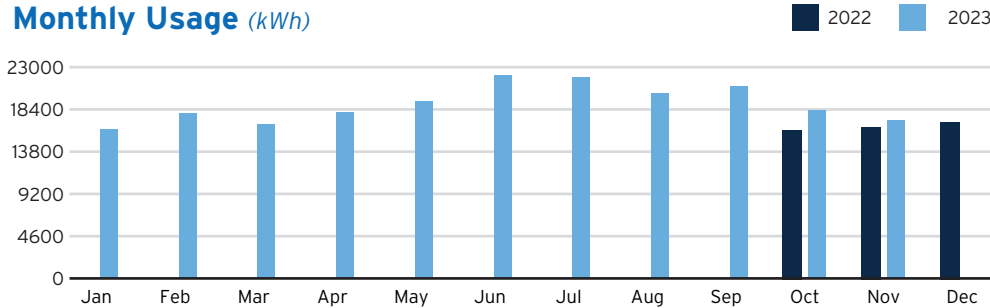


DOWNED IS DANGEROUS!

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

Visit TampaElectric.com/Safety for more safety tips.

Monthly Usage (kWh)



Learn about your newly redesigned bill and get deeper insights about your usage by visiting TECOaccount.com

To ensure prompt credit, please return stub portion of this bill with your payment.



Account #: 321000017111

Due Date: March 13, 2024



Pay your bill online at TampaElectric.com

See reverse side of your paystub for more ways to pay.

Go Paperless, Go Green! Visit TampaElectric.com/Paperless to enroll now.

Amount Due: \$16,747.40

Payment Amount: \$ \_\_\_\_\_

700125003723

K BAR RANCH II CDD
3434 COLWELL AVE, STE 200
TAMPA, FL 33614-8390

Mail payment to:
TECO
P.O. BOX 31318
TAMPA, FL 33631-3318

Make check payable to: TECO
Please write your account number on the memo line of your check.

7001250037233210000171110000016747404

## Summary of Charges by Service Address

Account Number: 321000017111

### Energy Usage From Last Month

▲ Increased
 = Same
 ▼ Decreased

**Service Address:** 19292 MOSSY PINE DR, TAMPA, FL 33647

**Sub-Account Number:** 211017791636

Meter	Read Date	Current	-	Previous	=	Total Used	Multiplier	Billing Period	Amount
1000716424	11/13/2023	13,679		13,361		318 kWh	1	31 Days	<b>\$4,561.18</b>
									<span style="color: blue;">▲</span> 12.4%
1000716424	12/13/2023	13,959		13,679		280 kWh	1	30 Days	
1000716424	01/16/2024	14,280		13,959		321 kWh	1	34 Days	

**Service Address:** 10820 MISTFLOWER LN, AMENITY, TAMPA, FL 33647-3781

**Sub-Account Number:** 211019281875

Meter	Read Date	Current	-	Previous	=	Total Used	Multiplier	Billing Period	Amount
1000778163	11/10/2023	98,276		85,524		12,752 kWh	1	29 Days	<b>\$4,307.74</b>
									<span style="color: green;">▼</span> 13.1%
1000778163	11/10/2023	25.89		0		25.89 kW	1	29 Days	
1000778163	12/12/2023	12,598		98,276		14,322 kWh	1	32 Days	
1000778163	12/12/2023	25.95		0		25.95 kW	1	32 Days	
1000778163	01/12/2024	25,945		12,598		13,347 kWh	1	31 Days	
1000778163	01/12/2024	24.85		0		24.85 kW	1	31 Days	

*Continued on next page* →

For more information about your bill and understanding your charges, please visit [TampaElectric.com](http://TampaElectric.com)

### Ways To Pay Your Bill



#### Bank Draft

Visit [TECOaccount.com](http://TECOaccount.com) for free recurring or one time payments via checking or savings account.



#### In-Person

Find list of Payment Agents at [TampaElectric.com](http://TampaElectric.com)



#### Mail A Check

**Payments:**  
TECO  
P.O. Box 31318  
Tampa, FL 33631-3318  
Mail your payment in the enclosed envelope.



#### Credit or Debit Card

Pay by credit Card using KUBRA EZ-Pay at [TECOaccount.com](http://TECOaccount.com). Convenience fee will be charged.



#### Phone

Toll Free: **866-689-6469**

#### All Other

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

### Contact Us

**Online:**  
[TampaElectric.com](http://TampaElectric.com)

**Phone:**  
**Commercial Customer Care:**  
866-832-6249

**Residential Customer Care:**  
813-223-0800 (Hillsborough)  
863-299-0800 (Polk County)  
888-223-0800 (All Other Counties)

**Hearing Impaired/TTY:**  
7-1-1

**Power Outage:**  
877-588-1010

**Energy-Saving Programs:**  
813-275-3909

**Please Note:** If you choose to pay your bill at a location not listed on our website or provided by Tampa Electric, you are paying someone who is not authorized to act as a payment agent at Tampa Electric. You bear the risk that this unauthorized party will relay the payment to Tampa Electric and do so in a timely fashion. Tampa Electric is not responsible for payments made to unauthorized agents, including their failure to deliver or timely deliver the payment to us. Such failures may result in late payment charges to your account or service disconnection.



## Summary of Charges by Service Address

Account Number: 321000017111

### Energy Usage From Last Month

▲ Increased
 = Same
 ▼ Decreased

**Service Address:** 10820 MISTFLOWER LN, SIGN/GATE, TAMPA, FL 33647-3781

**Sub-Account Number:** 211019923880

Meter	Read Date	Current	-	Previous	=	Total Used	Multiplier	Billing Period	Amount
1000277186	11/10/2023	10,778		10,568		210 kWh	1	29 Days	<b>\$166.66</b>
1000277186	12/12/2023	10,996		10,778		218 kWh	1	32 Days	<span style="color: green;">▼</span> 5.8%
1000277186	01/12/2024	11,210		10,996		214 kWh	1	31 Days	

**Service Address:** 10821 MISTFLOWER LN, TAMPA, FL 33647

**Sub-Account Number:** 211020399740

Meter	Read Date	Current	-	Previous	=	Total Used	Multiplier	Billing Period	Amount
1000563384	11/10/2023	9,361		9,120		241 kWh	1	29 Days	<b>\$203.25</b>
1000563384	12/12/2023	9,605		9,361		244 kWh	1	32 Days	<span style="color: blue;">▲</span> 2.6%
1000563384	01/12/2024	9,822		9,605		217 kWh	1	31 Days	

**Service Address:** K BAR RANCH SEGMENT E, TAMPA, FL 33647

**Sub-Account Number:** 211023511093

**Amount: \$2,031.40**

**Service Address:** 10541 K BAR RANCH PKWY, WELL, TAMPA, FL 33647

**Sub-Account Number:** 211023511135

Meter	Read Date	Current	-	Previous	=	Total Used	Multiplier	Billing Period	Amount
1000857951	11/10/2023	13,801		13,364		437 kWh	1	29 Days	<b>\$271.56</b>
1000857951	12/12/2023	14,244		13,801		443 kWh	1	32 Days	<span style="color: blue;">▲</span> 37.4%
1000857951	01/12/2024	14,451		14,244		207 kWh	1	31 Days	

**Service Address:** 10541 K BAR RANCH PKWY, TAMPA, FL 33647

**Sub-Account Number:** 221003321017

Meter	Read Date	Current	-	Previous	=	Total Used	Multiplier	Billing Period	Amount
1000143235	11/10/2023	12,534		12,353		181 kWh	1	29 Days	<b>\$185.40</b>
1000143235	12/12/2023	12,741		12,534		207 kWh	1	32 Days	<span style="color: blue;">▲</span> 1.7%
1000143235	01/12/2024	12,954		12,741		213 kWh	1	31 Days	

Continued on next page →

## Summary of Charges by Service Address


Account Number: 321000017111

### Energy Usage From Last Month

 Increased
  Same
  Decreased


Service Address: 10711 MISTFLOWER LN, TAMPA, FL 33647

Sub-Account Number: 221003637594

Meter	Read Date	Current	-	Previous	=	Total Used	Multiplier	Billing Period	Amount
1000118100	11/10/2023	13,574		13,377		197 kWh	1	29 Days	<b>\$2,499.45</b>
1000118100	12/12/2023	13,797		13,574		223 kWh	1	32 Days	 3.9%
1000118100	01/12/2024	14,016		13,797		219 kWh	1	31 Days	


Service Address: 10339 K BAR RANCH PKWY, TAMPA, FL 33647

Sub-Account Number: 221005599891

Meter	Read Date	Current	-	Previous	=	Total Used	Multiplier	Billing Period	Amount
1000143216	11/10/2023	15,965		15,562		403 kWh	1	29 Days	<b>\$291.32</b>
1000143216	12/12/2023	16,422		15,965		457 kWh	1	32 Days	 67.9%
1000143216	01/12/2024	16,776		16,422		354 kWh	1	31 Days	

Service Address: 10340 K BAR RANCH PKWY, TAMPA, FL 33647

Sub-Account Number: 221005600327

Meter	Read Date	Current	-	Previous	=	Total Used	Multiplier	Billing Period	Amount
1000762199	11/10/2023	29,702		29,043		659 kWh	1	29 Days	<b>\$400.34</b>
1000762199	12/12/2023	30,526		29,702		824 kWh	1	32 Days	 46.4%
1000762199	01/12/2024	30,872		30,526		346 kWh	1	31 Days	


Service Address: HAWK VALLEY RANCH DR, TAMPA, FL 33647

Sub-Account Number: 221005600335

**Amount: \$18,307.92**

Service Address: 10310 K BAR RANCH PK, TAMPA, FL 33647

Sub-Account Number: 221005600350

Meter	Read Date	Current	-	Previous	=	Total Used	Multiplier	Billing Period	Amount
1000143215	11/10/2023	1,985		1,930		55 kWh	1	29 Days	<b>\$115.96</b>
1000143215	12/12/2023	2,052		1,985		67 kWh	1	32 Days	 1.9%
1000143215	01/12/2024	2,124		2,052		72 kWh	1	31 Days	

Continued on next page →

## Summary of Charges by Service Address

Account Number: 321000017111

### Energy Usage From Last Month

▲ Increased
 = Same
 ▼ Decreased

Service Address: 19290 BRIARBROOK DR, TAMPA, FL 33647						Sub-Account Number: 221005600368			
Meter	Read Date	Current	-	Previous	=	Total Used	Multiplier	Billing Period	Amount
1000123590	11/10/2023	32,817		32,076		741 kWh	1	29 Days	<b>\$7,818.56</b>
1000123590	12/12/2023	33,873		32,817		1,056 kWh	1	32 Days	<span style="color: blue;">▲</span> 25.4%
1000123590	01/12/2024	34,553		33,873		680 kWh	1	31 Days	

Service Address: 19294 MOSSY PINE DR, WELL, TAMPA, FL 33647						Sub-Account Number: 221005629565			
Meter	Read Date	Current	-	Previous	=	Total Used	Multiplier	Billing Period	Amount
1000143151	11/13/2023	32,995		32,397		598 kWh	1	31 Days	<b>\$360.47</b>
1000143151	12/13/2023	33,799		32,995		804 kWh	1	30 Days	<span style="color: blue;">▲</span> 27.8%
1000143151	01/16/2024	33,967		33,799		168 kWh	1	34 Days	

Service Address: 10340 K BAR RANCH PKWY, GATE, TAMPA, FL 33647						Sub-Account Number: 221007136783			
Meter	Read Date	Current	-	Previous	=	Total Used	Multiplier	Billing Period	Amount
1000707065	11/10/2023	11,072		10,887		185 kWh	1	29 Days	<b>\$189.44</b>
1000707065	12/12/2023	11,304		11,072		232 kWh	1	32 Days	<span style="color: blue;">▲</span> 6.3%
1000707065	01/12/2024	11,510		11,304		206 kWh	1	31 Days	

Service Address: 10820 MISTFLOWER LN, TAMPA, FL 33647-3781						Sub-Account Number: 221007621776			
Meter	Read Date	Current	-	Previous	=	Total Used	Multiplier	Billing Period	Amount
1000777467	11/14/2023	9,548		9,320		228 kWh	1	32 Days	<b>\$2,637.84</b>
1000777467	12/13/2023	9,749		9,548		201 kWh	1	29 Days	<span style="color: blue;">▲</span> 15.2%
1000777467	01/16/2024	9,904		9,749		155 kWh	1	34 Days	

Service Address: K BAR RANCH PARCEL N, LIGHTS, TAMPA, FL 33647						Sub-Account Number: 221007993977			
									<b>Amount: \$4,699.81</b>

Service Address: K BAR PARCEL D, TAMPA, FL 33647						Sub-Account Number: 221008130249			
									<b>Amount: \$3,175.54</b>

Continued on next page →

## Summary of Charges by Service Address

Account Number: 321000017111

### Energy Usage From Last Month

Increased  Same  Decreased

Service Address: K BAR RANCH PKWY F1 AND F2, TAMPA, FL 33647

Sub-Account Number: 221008151583

Amount: \$3,305.28

**Total Current Month's Charges**

**\$55,529.12**



Sub-Account #: 211017791636  
Statement Date: 02/28/2024

Service Address: 19292 MOSSY PINE DR, TAMPA, FL 33647

### Meter Read

Service Period: 10/14/2023 - 11/13/2023

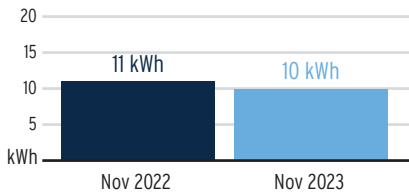
Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000716424	11/13/2023	13,679		13,361		318 kWh	1	31 Days

### Charge Details

⚡ Electric Charges		
Daily Basic Service Charge	31 days @ \$0.75000	\$23.25
Energy Charge	318 kWh @ \$0.07990/kWh	\$25.41
Fuel Charge	318 kWh @ \$0.05239/kWh	\$16.66
Storm Protection Charge	318 kWh @ \$0.00400/kWh	\$1.27
Clean Energy Transition Mechanism	318 kWh @ \$0.00427/kWh	\$1.36
Storm Surcharge	318 kWh @ \$0.01061/kWh	\$3.37
Florida Gross Receipt Tax		\$1.83
<b>Electric Service Cost</b>		<b>\$73.15</b>
Franchise Fee		\$4.79
Municipal Public Service Tax		\$6.30
<b>Total Electric Cost, Local Fees and Taxes</b>		<b>\$84.24</b>

### Avg kWh Used Per Day



Billing information continues on next page →



Sub-Account #: 211017791636  
Statement Date: 02/28/2024


Service Address: 19292 MOSSY PINE DR, TAMPA, FL 33647

### Meter Read

Service Period: 11/14/2023 - 12/13/2023

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000716424	12/13/2023	13,959		13,679		280 kWh	1	30 Days

### Charge Details

 <b>Electric Charges</b>		
Daily Basic Service Charge	30 days @ \$0.75000	\$22.50
Energy Charge	280 kWh @ \$0.07990/kWh	\$22.37
Fuel Charge	280 kWh @ \$0.05239/kWh	\$14.67
Storm Protection Charge	280 kWh @ \$0.00400/kWh	\$1.12
Clean Energy Transition Mechanism	280 kWh @ \$0.00427/kWh	\$1.20
Storm Surcharge	280 kWh @ \$0.01061/kWh	\$2.97
Florida Gross Receipt Tax		\$1.66
<b>Electric Service Cost</b>		<b>\$66.49</b>
Franchise Fee		\$4.36
Municipal Public Service Tax		\$5.77
<b>Total Electric Cost, Local Fees and Taxes</b>		<b>\$76.62</b>

Billing information continues on next page →



Sub-Account #: 211017791636  
Statement Date: 02/28/2024


Service Address: 19292 MOSSY PINE DR, TAMPA, FL 33647

### Meter Read

Service Period: 12/14/2023 - 01/16/2024

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000716424	01/16/2024	14,280		13,959		321 kWh	1	34 Days

### Charge Details

 Electric Charges		
Daily Basic Service Charge	34 days @ \$0.75000	\$25.50
Energy Charge	321 kWh @ \$0.08192/kWh	\$26.30
Fuel Charge	321 kWh @ \$0.03843/kWh	\$12.34
Storm Protection Charge	321 kWh @ \$0.00775/kWh	\$2.49
Clean Energy Transition Mechanism	321 kWh @ \$0.00427/kWh	\$1.37
Storm Surcharge	321 kWh @ \$0.00225/kWh	\$0.72
Florida Gross Receipt Tax		\$1.76
<b>Electric Service Cost</b>		<b>\$70.48</b>
Franchise Fee		\$4.62
Municipal Public Service Tax		\$6.46
<b>Total Electric Cost, Local Fees and Taxes</b>		<b>\$81.56</b>

**Current Month's Electric Charges \$242.42**

Billing information continues on next page →




Sub-Account #: 211017791636  
Statement Date: 02/28/2024

Service Address: 19292 MOSSY PINE DR, TAMPA, FL 33647

Service Period: 10/14/2023 - 11/13/2023

Rate Schedule: Lighting Service

Charge Details

	<b>Electric Charges</b>		
	<b>Lighting Service Items LS-1 (Bright Choices) for 31 days</b>		
	Lighting Energy Charge	646 kWh @ \$0.03511/kWh	\$22.68
	Fixture & Maintenance Charge	34 Fixtures	\$554.88
	Lighting Pole / Wire	34 Poles	\$712.64
	Lighting Fuel Charge	646 kWh @ \$0.05169/kWh	\$33.39
	Storm Protection Charge	646 kWh @ \$0.01466/kWh	\$9.47
	Clean Energy Transition Mechanism	646 kWh @ \$0.00036/kWh	\$0.23
	Storm Surcharge	646 kWh @ \$0.00326/kWh	\$2.11
	Florida Gross Receipt Tax		\$1.74
	Franchise Fee		\$87.58
	Municipal Public Service Tax		\$4.44
	<b>Lighting Charges</b>		<b>\$1,429.16</b>

Billing information continues on next page →






Sub-Account #: 211017791636  
Statement Date: 02/28/2024

Service Address: 19292 MOSSY PINE DR, TAMPA, FL 33647

Service Period: 11/14/2023 - 12/13/2023

Charge Details

	<b>Electric Charges</b>		
	<b>Lighting Service Items LS-1 (Bright Choices) for 30 days</b>		
	Lighting Energy Charge	646 kWh @ \$0.03511/kWh	\$22.68
	Fixture & Maintenance Charge	34 Fixtures	\$554.88
	Lighting Pole / Wire	34 Poles	\$712.64
	Lighting Fuel Charge	646 kWh @ \$0.05169/kWh	\$33.39
	Storm Protection Charge	646 kWh @ \$0.01466/kWh	\$9.47
	Clean Energy Transition Mechanism	646 kWh @ \$0.00036/kWh	\$0.23
	Storm Surcharge	646 kWh @ \$0.00326/kWh	\$2.11
	Florida Gross Receipt Tax		\$1.74
	Franchise Fee		\$87.58
	Municipal Public Service Tax		\$4.44
	<b>Lighting Charges</b>		<b>\$1,429.16</b>

Billing information continues on next page →




Sub-Account #: 211017791636  
Statement Date: 02/28/2024

Service Address: 19292 MOSSY PINE DR, TAMPA, FL 33647

Service Period: 12/14/2023 - 01/16/2024

Charge Details

	<b>Electric Charges</b>		
	<b>Lighting Service Items LS-1 (Bright Choices) for 34 days</b>		
Lighting Energy Charge	646 kWh @ \$0.03406/kWh		\$22.00
Fixture & Maintenance Charge	34 Fixtures		\$564.74
Lighting Pole / Wire	34 Poles		\$726.24
Lighting Fuel Charge	646 kWh @ \$0.03806/kWh		\$24.59
Storm Protection Charge	646 kWh @ \$0.03877/kWh		\$25.05
Clean Energy Transition Mechanism	646 kWh @ \$0.00036/kWh		\$0.23
Storm Surcharge	646 kWh @ \$0.00074/kWh		\$0.48
Florida Gross Receipt Tax			\$1.86
Franchise Fee			\$89.42
Municipal Public Service Tax			\$5.83
<b>Lighting Charges</b>			<b>\$1,460.44</b>

**Current Month's Electric Charges \$4,318.76**

Billing information continues on next page →



Sub-Account #: 211019281875  
Statement Date: 02/28/2024

Service Address: 10820 MISTFLOWER LN, AMENITY, TAMPA, FL 33647-3781

### Meter Read

Service Period: 10/13/2023 - 11/10/2023

Rate Schedule: General Service Demand - Standard

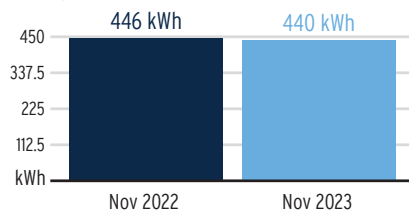
Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000778163	11/10/2023	98,276		85,524		12,752 kWh	1	29 Days
1000778163	11/10/2023	25.89		0		25.89 kW	1	29 Days

### Charge Details

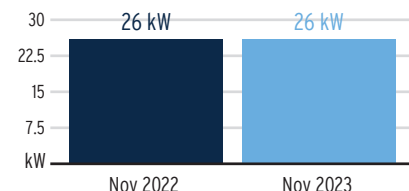
Electric Charges		
Daily Basic Service Charge	29 days @ \$1.08000	\$31.32
Billing Demand Charge	26 kW @ \$14.13000/kW	\$367.38
Energy Charge	12,752 kWh @ \$0.00736/kWh	\$93.85
Fuel Charge	12,752 kWh @ \$0.05239/kWh	\$668.08
Capacity Charge	26 kW @ -\$0.06000/kW	-\$1.56
Storm Protection Charge	26 kW @ \$0.62000/kW	\$16.12
Energy Conservation Charge	26 kW @ \$0.88000/kW	\$22.88
Environmental Cost Recovery	12,752 kWh @ \$0.00084/kWh	\$10.71
Clean Energy Transition Mechanism	26 kW @ \$1.12000/kW	\$29.12
Storm Surcharge	12,752 kWh @ \$0.00238/kWh	\$30.35
Florida Gross Receipt Tax		\$32.52
<b>Electric Service Cost</b>		<b>\$1,300.77</b>
Franchise Fee		\$85.20
Municipal Public Service Tax		\$78.81
<b>Total Electric Cost, Local Fees and Taxes</b>		<b>\$1,464.78</b>

Billing information continues on next page →

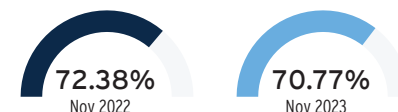
### Avg kWh Used Per Day



### Billing Demand (kW)



### Load Factor



Decreasing the proportion of your electricity utilized at peak will improve your load factor.



Sub-Account #: 211019281875  
Statement Date: 02/28/2024


Service Address: 10820 MISTFLOWER LN, AMENITY, TAMPA, FL 33647-3781

### Meter Read

Service Period: 11/11/2023 - 12/12/2023

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000778163	12/12/2023	12,598		98,276		14,322 kWh	1	32 Days
1000778163	12/12/2023	25.95		0		25.95 kW	1	32 Days

### Charge Details

 Electric Charges		
Daily Basic Service Charge	32 days @ \$1.08000	\$34.56
Billing Demand Charge	26 kW @ \$14.13000/kW	\$367.38
Energy Charge	14,322 kWh @ \$0.00736/kWh	\$105.41
Fuel Charge	14,322 kWh @ \$0.05239/kWh	\$750.33
Capacity Charge	26 kW @ -\$0.06000/kW	-\$1.56
Storm Protection Charge	26 kW @ \$0.62000/kW	\$16.12
Energy Conservation Charge	26 kW @ \$0.88000/kW	\$22.88
Environmental Cost Recovery	14,322 kWh @ \$0.00084/kWh	\$12.03
Clean Energy Transition Mechanism	26 kW @ \$1.12000/kW	\$29.12
Storm Surcharge	14,322 kWh @ \$0.00238/kWh	\$34.09
Florida Gross Receipt Tax		\$35.14
<b>Electric Service Cost</b>		<b>\$1,405.50</b>
Franchise Fee		\$92.06
Municipal Public Service Tax		\$82.61
<b>Total Electric Cost, Local Fees and Taxes</b>		<b>\$1,580.17</b>

Billing information continues on next page →



Sub-Account #: 211019281875  
Statement Date: 02/28/2024


Service Address: 10820 MISTFLOWER LN, AMENITY, TAMPA, FL 33647-3781

### Meter Read

Service Period: 12/13/2023 - 01/12/2024

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000778163	01/12/2024	25,945		12,598		13,347 kWh	1	31 Days
1000778163	01/12/2024	24.85		0		24.85 kW	1	31 Days

### Charge Details

 Electric Charges		
Daily Basic Service Charge	31 days @ \$1.08000	\$33.48
Billing Demand Charge	25 kW @ \$14.20000/kW	\$355.00
Energy Charge	13,347 kWh @ \$0.00736/kWh	\$98.23
Fuel Charge	13,347 kWh @ \$0.03843/kWh	\$512.93
Capacity Charge	25 kW @ \$0.20000/kW	\$5.00
Storm Protection Charge	25 kW @ \$0.72000/kW	\$18.00
Energy Conservation Charge	25 kW @ \$0.73000/kW	\$18.25
Environmental Cost Recovery	13,347 kWh @ \$0.00081/kWh	\$10.81
Clean Energy Transition Mechanism	25 kW @ \$1.12000/kW	\$28.00
Storm Surcharge	13,347 kWh @ \$0.00052/kWh	\$6.94
Florida Gross Receipt Tax		\$27.86
<b>Electric Service Cost</b>		<b>\$1,114.50</b>
Franchise Fee		\$73.00
Municipal Public Service Tax		\$75.29
<b>Total Electric Cost, Local Fees and Taxes</b>		<b>\$1,262.79</b>

**Current Month's Electric Charges \$4,307.74**

Billing information continues on next page →



Sub-Account #: 211019923880  
Statement Date: 02/28/2024

Service Address: 10820 MISTFLOWER LN, SIGN/GATE, TAMPA, FL 33647-3781

### Meter Read

Meter Location: SIGN/GATE

Service Period: 10/13/2023 - 11/10/2023

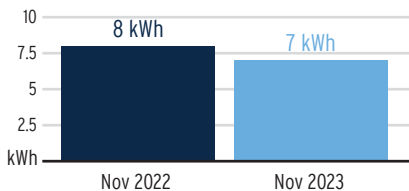
Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000277186	11/10/2023	10,778		10,568		210 kWh	1	29 Days

### Charge Details

Electric Charges		
Daily Basic Service Charge	29 days @ \$0.75000	\$21.75
Energy Charge	210 kWh @ \$0.07990/kWh	\$16.78
Fuel Charge	210 kWh @ \$0.05239/kWh	\$11.00
Storm Protection Charge	210 kWh @ \$0.00400/kWh	\$0.84
Clean Energy Transition Mechanism	210 kWh @ \$0.00427/kWh	\$0.90
Storm Surcharge	210 kWh @ \$0.01061/kWh	\$2.23
Florida Gross Receipt Tax		\$1.37
<b>Electric Service Cost</b>		<b>\$54.87</b>

### Avg kWh Used Per Day



Billing information continues on next page →



Sub-Account #: 211019923880  
Statement Date: 02/28/2024

Service Address: 10820 MISTFLOWER LN, SIGN/GATE, TAMPA, FL 33647-3781


### Meter Read

Meter Location: SIGN/GATE

Service Period: 11/11/2023 - 12/12/2023

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000277186	12/12/2023	10,996		10,778		218 kWh	1	32 Days

### Charge Details

 <b>Electric Charges</b>		
Daily Basic Service Charge	32 days @ \$0.75000	\$24.00
Energy Charge	218 kWh @ \$0.07990/kWh	\$17.42
Fuel Charge	218 kWh @ \$0.05239/kWh	\$11.42
Storm Protection Charge	218 kWh @ \$0.00400/kWh	\$0.87
Clean Energy Transition Mechanism	218 kWh @ \$0.00427/kWh	\$0.93
Storm Surcharge	218 kWh @ \$0.01061/kWh	\$2.31
Florida Gross Receipt Tax		\$1.46
<b>Electric Service Cost</b>		<b>\$58.41</b>

Billing information continues on next page →



Sub-Account #: 211019923880  
Statement Date: 02/28/2024

Service Address: 10820 MISTFLOWER LN, SIGN/GATE, TAMPA, FL 33647-3781


### Meter Read

Meter Location: SIGN/GATE

Service Period: 12/13/2023 - 01/12/2024

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000277186	01/12/2024	11,210		10,996		214 kWh	1	31 Days

### Charge Details

 <b>Electric Charges</b>		
Daily Basic Service Charge	31 days @ \$0.75000	\$23.25
Energy Charge	214 kWh @ \$0.08192/kWh	\$17.53
Fuel Charge	214 kWh @ \$0.03843/kWh	\$8.22
Storm Protection Charge	214 kWh @ \$0.00775/kWh	\$1.66
Clean Energy Transition Mechanism	214 kWh @ \$0.00427/kWh	\$0.91
Storm Surcharge	214 kWh @ \$0.00225/kWh	\$0.48
Florida Gross Receipt Tax		\$1.33
<b>Electric Service Cost</b>		<b>\$53.38</b>

**Current Month's Electric Charges \$166.66**

Billing information continues on next page →





Sub-Account #: 211020399740  
Statement Date: 02/28/2024

**Service Address:** 10821 MISTFLOWER LN, TAMPA, FL 33647

### Meter Read

**Meter Location:** ENTRY LIGHT & GATE

**Service Period:** 10/13/2023 - 11/10/2023

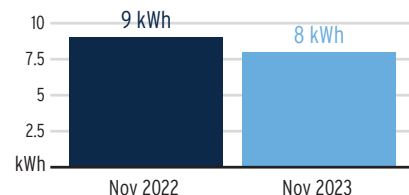
**Rate Schedule:** General Service - Non Demand

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000563384	11/10/2023	9,361		9,120		241 kWh	1	29 Days

### Charge Details

<b>Electric Charges</b>		
Daily Basic Service Charge	29 days @ \$0.75000	\$21.75
Energy Charge	241 kWh @ \$0.07990/kWh	\$19.26
Fuel Charge	241 kWh @ \$0.05239/kWh	\$12.63
Storm Protection Charge	241 kWh @ \$0.00400/kWh	\$0.96
Clean Energy Transition Mechanism	241 kWh @ \$0.00427/kWh	\$1.03
Storm Surcharge	241 kWh @ \$0.01061/kWh	\$2.56
Florida Gross Receipt Tax		\$1.49
<b>Electric Service Cost</b>		<b>\$59.68</b>
Franchise Fee		\$3.91
Municipal Public Service Tax		\$5.23
<b>Total Electric Cost, Local Fees and Taxes</b>		<b>\$68.82</b>

### Avg kWh Used Per Day



Billing information continues on next page →



Sub-Account #: 211020399740  
Statement Date: 02/28/2024

Service Address: 10821 MISTFLOWER LN, TAMPA, FL 33647


### Meter Read

Meter Location: ENTRY LIGHT & GATE

Service Period: 11/11/2023 - 12/12/2023

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000563384	12/12/2023	9,605		9,361		244 kWh	1	32 Days

### Charge Details

 <b>Electric Charges</b>		
Daily Basic Service Charge	32 days @ \$0.75000	\$24.00
Energy Charge	244 kWh @ \$0.07990/kWh	\$19.50
Fuel Charge	244 kWh @ \$0.05239/kWh	\$12.78
Storm Protection Charge	244 kWh @ \$0.00400/kWh	\$0.98
Clean Energy Transition Mechanism	244 kWh @ \$0.00427/kWh	\$1.04
Storm Surcharge	244 kWh @ \$0.01061/kWh	\$2.59
Florida Gross Receipt Tax		\$1.56
<b>Electric Service Cost</b>		<b>\$62.45</b>
Franchise Fee		\$4.09
Municipal Public Service Tax		\$5.51
<b>Total Electric Cost, Local Fees and Taxes</b>		<b>\$72.05</b>

Billing information continues on next page →



Sub-Account #: 211020399740  
Statement Date: 02/28/2024

Service Address: 10821 MISTFLOWER LN, TAMPA, FL 33647


### Meter Read

Meter Location: ENTRY LIGHT & GATE

Service Period: 12/13/2023 - 01/12/2024

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000563384	01/12/2024	9,822		9,605		217 kWh	1	31 Days

### Charge Details

 <b>Electric Charges</b>		
Daily Basic Service Charge	31 days @ \$0.75000	\$23.25
Energy Charge	217 kWh @ \$0.08192/kWh	\$17.78
Fuel Charge	217 kWh @ \$0.03843/kWh	\$8.34
Storm Protection Charge	217 kWh @ \$0.00775/kWh	\$1.68
Clean Energy Transition Mechanism	217 kWh @ \$0.00427/kWh	\$0.93
Storm Surcharge	217 kWh @ \$0.00225/kWh	\$0.49
Florida Gross Receipt Tax		\$1.35
<b>Electric Service Cost</b>		<b>\$53.82</b>
Franchise Fee		\$3.53
Municipal Public Service Tax		\$5.03
<b>Total Electric Cost, Local Fees and Taxes</b>		<b>\$62.38</b>

**Current Month's Electric Charges \$203.25**

Billing information continues on next page →




Sub-Account #: 211023511093  
Statement Date: 02/28/2024

Service Address: K BAR RANCH SEGMENT E, TAMPA, FL 33647

Service Period: 10/13/2023 - 11/10/2023

Rate Schedule: Lighting Service

Charge Details

	<b>Electric Charges</b>		
	<b>Lighting Service Items LS-1 (Bright Choices) for 29 days</b>		
	Lighting Energy Charge	407 kWh @ \$0.03511/kWh	\$14.29
	Fixture & Maintenance Charge	11 Fixtures	\$130.13
	Lighting Pole / Wire	11 Poles	\$453.86
	Lighting Fuel Charge	407 kWh @ \$0.05169/kWh	\$21.04
	Storm Protection Charge	407 kWh @ \$0.01466/kWh	\$5.97
	Clean Energy Transition Mechanism	407 kWh @ \$0.00036/kWh	\$0.15
	Storm Surcharge	407 kWh @ \$0.00326/kWh	\$1.33
	Florida Gross Receipt Tax		\$1.10
	Franchise Fee		\$41.13
	Municipal Public Service Tax		\$2.80
	<b>Lighting Charges</b>		<b>\$671.80</b>

Billing information continues on next page →




Sub-Account #: 211023511093  
Statement Date: 02/28/2024

Service Address: K BAR RANCH SEGMENT E, TAMPA, FL 33647

Service Period: 11/11/2023 - 12/12/2023

Charge Details

	<b>Electric Charges</b>		
	<b>Lighting Service Items LS-1 (Bright Choices) for 32 days</b>		
	Lighting Energy Charge	407 kWh @ \$0.03511/kWh	\$14.29
	Fixture & Maintenance Charge	11 Fixtures	\$130.13
	Lighting Pole / Wire	11 Poles	\$453.86
	Lighting Fuel Charge	407 kWh @ \$0.05169/kWh	\$21.04
	Storm Protection Charge	407 kWh @ \$0.01466/kWh	\$5.97
	Clean Energy Transition Mechanism	407 kWh @ \$0.00036/kWh	\$0.15
	Storm Surcharge	407 kWh @ \$0.00326/kWh	\$1.33
	Florida Gross Receipt Tax		\$1.10
	Franchise Fee		\$41.13
	Municipal Public Service Tax		\$2.80
	<b>Lighting Charges</b>		<b>\$671.80</b>

Billing information continues on next page →




Sub-Account #: 211023511093  
Statement Date: 02/28/2024

Service Address: K BAR RANCH SEGMENT E, TAMPA, FL 33647

Service Period: 12/13/2023 - 01/12/2024

Charge Details

 <b>Electric Charges</b>		
<b>Lighting Service Items LS-1 (Bright Choices) for 31 days</b>		
Lighting Energy Charge	407 kWh @ \$0.03406/kWh	\$13.86
Fixture & Maintenance Charge	11 Fixtures	\$132.44
Lighting Pole / Wire	11 Poles	\$462.88
Lighting Fuel Charge	407 kWh @ \$0.03806/kWh	\$15.49
Storm Protection Charge	407 kWh @ \$0.03877/kWh	\$15.78
Clean Energy Transition Mechanism	407 kWh @ \$0.00036/kWh	\$0.15
Storm Surcharge	407 kWh @ \$0.00074/kWh	\$0.30
Florida Gross Receipt Tax		\$1.17
Franchise Fee		\$42.06
Municipal Public Service Tax		\$3.67
<b>Lighting Charges</b>		<b>\$687.80</b>

**Current Month's Electric Charges \$2,031.40**

Billing information continues on next page →



Sub-Account #: 211023511135  
Statement Date: 02/28/2024

Service Address: 10541 K BAR RANCH PKWY, WELL, TAMPA, FL 33647

### Meter Read

Meter Location: WELL/IRRIGATION

Service Period: 10/13/2023 - 11/10/2023

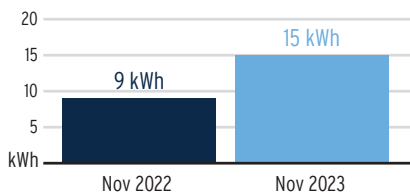
Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000857951	11/10/2023	13,801		13,364		437 kWh	1	29 Days

### Charge Details

Electric Charges		
Daily Basic Service Charge	29 days @ \$0.75000	\$21.75
Energy Charge	437 kWh @ \$0.07990/kWh	\$34.92
Fuel Charge	437 kWh @ \$0.05239/kWh	\$22.89
Storm Protection Charge	437 kWh @ \$0.00400/kWh	\$1.75
Clean Energy Transition Mechanism	437 kWh @ \$0.00427/kWh	\$1.87
Storm Surcharge	437 kWh @ \$0.01061/kWh	\$4.64
Florida Gross Receipt Tax		\$2.25
<b>Electric Service Cost</b>		<b>\$90.07</b>
Franchise Fee		\$5.90
Municipal Public Service Tax		\$7.55
<b>Total Electric Cost, Local Fees and Taxes</b>		<b>\$103.52</b>

### Avg kWh Used Per Day



Billing information continues on next page →



Sub-Account #: 211023511135  
Statement Date: 02/28/2024

**Service Address:** 10541 K BAR RANCH PKWY, WELL, TAMPA, FL 33647


### Meter Read

**Meter Location:** WELL/IRRIGATION

**Service Period:** 11/11/2023 - 12/12/2023

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000857951	12/12/2023	14,244		13,801		443 kWh	1	32 Days

### Charge Details

 <b>Electric Charges</b>		
Daily Basic Service Charge	32 days @ \$0.75000	\$24.00
Energy Charge	443 kWh @ \$0.07990/kWh	\$35.40
Fuel Charge	443 kWh @ \$0.05239/kWh	\$23.21
Storm Protection Charge	443 kWh @ \$0.00400/kWh	\$1.77
Clean Energy Transition Mechanism	443 kWh @ \$0.00427/kWh	\$1.89
Storm Surcharge	443 kWh @ \$0.01061/kWh	\$4.70
Florida Gross Receipt Tax		\$2.33
<b>Electric Service Cost</b>		<b>\$93.30</b>
Franchise Fee		\$6.11
Municipal Public Service Tax		\$7.86
<b>Total Electric Cost, Local Fees and Taxes</b>		<b>\$107.27</b>

Billing information continues on next page →





Sub-Account #: 211023511135  
Statement Date: 02/28/2024

**Service Address:** 10541 K BAR RANCH PKWY, WELL, TAMPA, FL 33647

### Meter Read

**Meter Location:** WELL/IRRIGATION

**Service Period:** 12/13/2023 - 01/12/2024

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000857951	01/12/2024	14,451		14,244		207 kWh	1	31 Days

### Charge Details

<b>Electric Charges</b>		
Daily Basic Service Charge	31 days @ \$0.75000	\$23.25
Energy Charge	207 kWh @ \$0.08192/kWh	\$16.96
Fuel Charge	207 kWh @ \$0.03843/kWh	\$7.96
Storm Protection Charge	207 kWh @ \$0.00775/kWh	\$1.60
Clean Energy Transition Mechanism	207 kWh @ \$0.00427/kWh	\$0.88
Storm Surcharge	207 kWh @ \$0.00225/kWh	\$0.47
Florida Gross Receipt Tax		\$1.31
<b>Electric Service Cost</b>		<b>\$52.43</b>
Franchise Fee		\$3.43
Municipal Public Service Tax		\$4.91
<b>Total Electric Cost, Local Fees and Taxes</b>		<b>\$60.77</b>

**Current Month's Electric Charges \$271.56**

Billing information continues on next page →



Sub-Account #: 221003321017  
Statement Date: 02/28/2024

Service Address: 10541 K BAR RANCH PKWY, TAMPA, FL 33647

### Meter Read

Service Period: 10/13/2023 - 11/10/2023

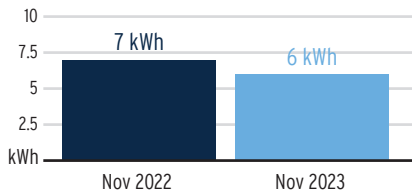
Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000143235	11/10/2023	12,534		12,353		181 kWh	1	29 Days

### Charge Details

Electric Charges		
Daily Basic Service Charge	29 days @ \$0.75000	\$21.75
Energy Charge	181 kWh @ \$0.07990/kWh	\$14.46
Fuel Charge	181 kWh @ \$0.05239/kWh	\$9.48
Storm Protection Charge	181 kWh @ \$0.00400/kWh	\$0.72
Clean Energy Transition Mechanism	181 kWh @ \$0.00427/kWh	\$0.77
Storm Surcharge	181 kWh @ \$0.01061/kWh	\$1.92
Florida Gross Receipt Tax		\$1.26
<b>Electric Service Cost</b>		<b>\$50.36</b>
Franchise Fee		\$3.30
Municipal Public Service Tax		\$4.52
<b>Total Electric Cost, Local Fees and Taxes</b>		<b>\$58.18</b>

### Avg kWh Used Per Day



Billing information continues on next page →



Sub-Account #: 221003321017  
Statement Date: 02/28/2024


Service Address: 10541 K BAR RANCH PKWY, TAMPA, FL 33647

### Meter Read

Service Period: 11/11/2023 - 12/12/2023

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000143235	12/12/2023	12,741		12,534		207 kWh	1	32 Days

### Charge Details

 <b>Electric Charges</b>		
Daily Basic Service Charge	32 days @ \$0.75000	\$24.00
Energy Charge	207 kWh @ \$0.07990/kWh	\$16.54
Fuel Charge	207 kWh @ \$0.05239/kWh	\$10.84
Storm Protection Charge	207 kWh @ \$0.00400/kWh	\$0.83
Clean Energy Transition Mechanism	207 kWh @ \$0.00427/kWh	\$0.88
Storm Surcharge	207 kWh @ \$0.01061/kWh	\$2.20
Florida Gross Receipt Tax		\$1.42
<b>Electric Service Cost</b>		<b>\$56.71</b>
Franchise Fee		\$3.71
Municipal Public Service Tax		\$5.07
<b>Total Electric Cost, Local Fees and Taxes</b>		<b>\$65.49</b>

Billing information continues on next page →



Sub-Account #: 221003321017  
Statement Date: 02/28/2024


**Service Address:** 10541 K BAR RANCH PKWY, TAMPA, FL 33647

### Meter Read

**Service Period:** 12/13/2023 - 01/12/2024

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000143235	01/12/2024	12,954		12,741		213 kWh	1	31 Days

### Charge Details

 <b>Electric Charges</b>		
Daily Basic Service Charge	31 days @ \$0.75000	\$23.25
Energy Charge	213 kWh @ \$0.08192/kWh	\$17.45
Fuel Charge	213 kWh @ \$0.03843/kWh	\$8.19
Storm Protection Charge	213 kWh @ \$0.00775/kWh	\$1.65
Clean Energy Transition Mechanism	213 kWh @ \$0.00427/kWh	\$0.91
Storm Surcharge	213 kWh @ \$0.00225/kWh	\$0.48
Florida Gross Receipt Tax		\$1.33
<b>Electric Service Cost</b>		<b>\$53.26</b>
Franchise Fee		\$3.49
Municipal Public Service Tax		\$4.98
<b>Total Electric Cost, Local Fees and Taxes</b>		<b>\$61.73</b>

**Current Month's Electric Charges \$185.40**

Billing information continues on next page →



Sub-Account #: 221003637594  
Statement Date: 02/28/2024

Service Address: 10711 MISTFLOWER LN, TAMPA, FL 33647

### Meter Read

Service Period: 10/13/2023 - 11/10/2023

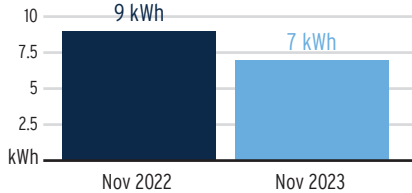
Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000118100	11/10/2023	13,574		13,377		197 kWh	1	29 Days

### Charge Details

Electric Charges		
Daily Basic Service Charge	29 days @ \$0.75000	\$21.75
Energy Charge	197 kWh @ \$0.07990/kWh	\$15.74
Fuel Charge	197 kWh @ \$0.05239/kWh	\$10.32
Storm Protection Charge	197 kWh @ \$0.00400/kWh	\$0.79
Clean Energy Transition Mechanism	197 kWh @ \$0.00427/kWh	\$0.84
Storm Surcharge	197 kWh @ \$0.01061/kWh	\$2.09
Florida Gross Receipt Tax		\$1.32
<b>Electric Service Cost</b>		<b>\$52.85</b>
Franchise Fee		\$3.46
Municipal Public Service Tax		\$4.71
<b>Total Electric Cost, Local Fees and Taxes</b>		<b>\$61.02</b>

### Avg kWh Used Per Day



Billing information continues on next page →



Sub-Account #: 221003637594  
Statement Date: 02/28/2024


**Service Address:** 10711 MISTFLOWER LN, TAMPA, FL 33647

### Meter Read

**Service Period:** 11/11/2023 - 12/12/2023

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000118100	12/12/2023	13,797		13,574		223 kWh	1	32 Days

### Charge Details

 <b>Electric Charges</b>		
Daily Basic Service Charge	32 days @ \$0.75000	\$24.00
Energy Charge	223 kWh @ \$0.07990/kWh	\$17.82
Fuel Charge	223 kWh @ \$0.05239/kWh	\$11.68
Storm Protection Charge	223 kWh @ \$0.00400/kWh	\$0.89
Clean Energy Transition Mechanism	223 kWh @ \$0.00427/kWh	\$0.95
Storm Surcharge	223 kWh @ \$0.01061/kWh	\$2.37
Florida Gross Receipt Tax		\$1.48
<b>Electric Service Cost</b>		<b>\$59.19</b>
Franchise Fee		\$3.88
Municipal Public Service Tax		\$5.26
<b>Total Electric Cost, Local Fees and Taxes</b>		<b>\$68.33</b>

Billing information continues on next page →



Sub-Account #: 221003637594  
Statement Date: 02/28/2024


Service Address: 10711 MISTFLOWER LN, TAMPA, FL 33647

### Meter Read

Service Period: 12/13/2023 - 01/12/2024

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000118100	01/12/2024	14,016		13,797		219 kWh	1	31 Days

### Charge Details

 Electric Charges		
Daily Basic Service Charge	31 days @ \$0.75000	\$23.25
Energy Charge	219 kWh @ \$0.08192/kWh	\$17.94
Fuel Charge	219 kWh @ \$0.03843/kWh	\$8.42
Storm Protection Charge	219 kWh @ \$0.00775/kWh	\$1.70
Clean Energy Transition Mechanism	219 kWh @ \$0.00427/kWh	\$0.94
Storm Surcharge	219 kWh @ \$0.00225/kWh	\$0.49
Florida Gross Receipt Tax		\$1.35
<b>Electric Service Cost</b>		<b>\$54.09</b>
Franchise Fee		\$3.54
Municipal Public Service Tax		\$5.05
<b>Total Electric Cost, Local Fees and Taxes</b>		<b>\$62.68</b>

**Current Month's Electric Charges \$192.03**

Billing information continues on next page →




Sub-Account #: 221003637594  
Statement Date: 02/28/2024

Service Address: 10711 MISTFLOWER LN, TAMPA, FL 33647

Service Period: 10/13/2023 - 11/10/2023

Rate Schedule: Lighting Service

Charge Details

	<b>Electric Charges</b>	
	<b>Lighting Service Items LS-1 (Bright Choices) for 29 days</b>	
Lighting Energy Charge	432 kWh @ \$0.03511/kWh	\$15.17
Fixture & Maintenance Charge	16 Fixtures	\$331.68
Lighting Pole / Wire	16 Poles	\$335.36
Lighting Fuel Charge	432 kWh @ \$0.05169/kWh	\$22.33
Storm Protection Charge	432 kWh @ \$0.01466/kWh	\$6.33
Clean Energy Transition Mechanism	432 kWh @ \$0.00036/kWh	\$0.16
Storm Surcharge	432 kWh @ \$0.00326/kWh	\$1.41
Florida Gross Receipt Tax		\$1.16
Franchise Fee		\$46.74
Municipal Public Service Tax		\$2.97
<b>Lighting Charges</b>		<b>\$763.31</b>

Billing information continues on next page →






Sub-Account #: 221003637594  
Statement Date: 02/28/2024

Service Address: 10711 MISTFLOWER LN, TAMPA, FL 33647

Service Period: 11/11/2023 - 12/12/2023

Charge Details

	<b>Electric Charges</b>		
	<b>Lighting Service Items LS-1 (Bright Choices) for 32 days</b>		
	Lighting Energy Charge	432 kWh @ \$0.03511/kWh	\$15.17
	Fixture & Maintenance Charge	16 Fixtures	\$331.68
	Lighting Pole / Wire	16 Poles	\$335.36
	Lighting Fuel Charge	432 kWh @ \$0.05169/kWh	\$22.33
	Storm Protection Charge	432 kWh @ \$0.01466/kWh	\$6.33
	Clean Energy Transition Mechanism	432 kWh @ \$0.00036/kWh	\$0.16
	Storm Surcharge	432 kWh @ \$0.00326/kWh	\$1.41
	Florida Gross Receipt Tax		\$1.16
	Franchise Fee		\$46.74
	Municipal Public Service Tax		\$2.97
	<b>Lighting Charges</b>		<b>\$763.31</b>

Billing information continues on next page →




Sub-Account #: 221003637594  
Statement Date: 02/28/2024

Service Address: 10711 MISTFLOWER LN, TAMPA, FL 33647

Service Period: 12/13/2023 - 01/12/2024

Charge Details

	<b>Electric Charges</b>		
	<b>Lighting Service Items LS-1 (Bright Choices) for 31 days</b>		
Lighting Energy Charge	432 kWh @ \$0.03406/kWh		\$14.71
Fixture & Maintenance Charge	16 Fixtures		\$337.76
Lighting Pole / Wire	16 Poles		\$341.76
Lighting Fuel Charge	432 kWh @ \$0.03806/kWh		\$16.44
Storm Protection Charge	432 kWh @ \$0.03877/kWh		\$16.75
Clean Energy Transition Mechanism	432 kWh @ \$0.00036/kWh		\$0.16
Storm Surcharge	432 kWh @ \$0.00074/kWh		\$0.32
Florida Gross Receipt Tax			\$1.24
Franchise Fee			\$47.76
Municipal Public Service Tax			\$3.90
<b>Lighting Charges</b>			<b>\$780.80</b>

**Current Month's Electric Charges \$2,307.42**

Billing information continues on next page →



Sub-Account #: 221005599891  
Statement Date: 02/28/2024

**Service Address:** 10339 K BAR RANCH PKWY, TAMPA, FL 33647

### Meter Read

**Meter Location:** WELL

**Service Period:** 10/13/2023 - 11/10/2023

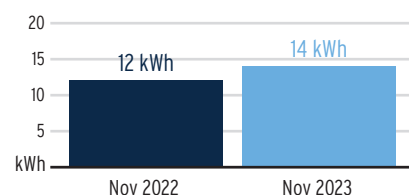
**Rate Schedule:** General Service - Non Demand

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000143216	11/10/2023	15,965		15,562		403 kWh	1	29 Days

### Charge Details

<b>Electric Charges</b>		
Daily Basic Service Charge	29 days @ \$0.75000	\$21.75
Energy Charge	403 kWh @ \$0.07990/kWh	\$32.20
Fuel Charge	403 kWh @ \$0.05239/kWh	\$21.11
Storm Protection Charge	403 kWh @ \$0.00400/kWh	\$1.61
Clean Energy Transition Mechanism	403 kWh @ \$0.00427/kWh	\$1.72
Storm Surcharge	403 kWh @ \$0.01061/kWh	\$4.28
Florida Gross Receipt Tax		\$2.12
<b>Electric Service Cost</b>		<b>\$84.79</b>
Franchise Fee		\$5.55
Municipal Public Service Tax		\$7.15
<b>Total Electric Cost, Local Fees and Taxes</b>		<b>\$97.49</b>

### Avg kWh Used Per Day



Billing information continues on next page →



Sub-Account #: 221005599891  
Statement Date: 02/28/2024

**Service Address:** 10339 K BAR RANCH PKWY, TAMPA, FL 33647


**Meter Read**

**Meter Location:** WELL

**Service Period:** 11/11/2023 - 12/12/2023

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000143216	12/12/2023	16,422		15,965		457 kWh	1	32 Days

**Charge Details**

 <b>Electric Charges</b>		
Daily Basic Service Charge	32 days @ \$0.75000	\$24.00
Energy Charge	457 kWh @ \$0.07990/kWh	\$36.51
Fuel Charge	457 kWh @ \$0.05239/kWh	\$23.94
Storm Protection Charge	457 kWh @ \$0.00400/kWh	\$1.83
Clean Energy Transition Mechanism	457 kWh @ \$0.00427/kWh	\$1.95
Storm Surcharge	457 kWh @ \$0.01061/kWh	\$4.85
Florida Gross Receipt Tax		\$2.39
<b>Electric Service Cost</b>		<b>\$95.47</b>
Franchise Fee		\$6.25
Municipal Public Service Tax		\$8.03
<b>Total Electric Cost, Local Fees and Taxes</b>		<b>\$109.75</b>

Billing information continues on next page →



Sub-Account #: 221005599891  
Statement Date: 02/28/2024

**Service Address:** 10339 K BAR RANCH PKWY, TAMPA, FL 33647


### Meter Read

**Meter Location:** WELL

**Service Period:** 12/13/2023 - 01/12/2024

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000143216	01/12/2024	16,776		16,422		354 kWh	1	31 Days

### Charge Details

 <b>Electric Charges</b>		
Daily Basic Service Charge	31 days @ \$0.75000	\$23.25
Energy Charge	354 kWh @ \$0.08192/kWh	\$29.00
Fuel Charge	354 kWh @ \$0.03843/kWh	\$13.60
Storm Protection Charge	354 kWh @ \$0.00775/kWh	\$2.74
Clean Energy Transition Mechanism	354 kWh @ \$0.00427/kWh	\$1.51
Storm Surcharge	354 kWh @ \$0.00225/kWh	\$0.80
Florida Gross Receipt Tax		\$1.82
<b>Electric Service Cost</b>		<b>\$72.72</b>
Franchise Fee		\$4.76
Municipal Public Service Tax		\$6.60
<b>Total Electric Cost, Local Fees and Taxes</b>		<b>\$84.08</b>

**Current Month's Electric Charges \$291.32**

Billing information continues on next page →



Sub-Account #: 221005600327  
Statement Date: 02/28/2024

Service Address: 10340 K BAR RANCH PKWY, TAMPA, FL 33647

### Meter Read

Service Period: 10/13/2023 - 11/10/2023

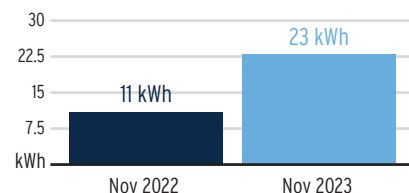
Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000762199	11/10/2023	29,702		29,043		659 kWh	1	29 Days

### Charge Details

Electric Charges		
Daily Basic Service Charge	29 days @ \$0.75000	\$21.75
Energy Charge	659 kWh @ \$0.07990/kWh	\$52.65
Fuel Charge	659 kWh @ \$0.05239/kWh	\$34.53
Storm Protection Charge	659 kWh @ \$0.00400/kWh	\$2.64
Clean Energy Transition Mechanism	659 kWh @ \$0.00427/kWh	\$2.81
Storm Surcharge	659 kWh @ \$0.01061/kWh	\$6.99
Florida Gross Receipt Tax		\$3.11
<b>Electric Service Cost</b>		<b>\$124.48</b>
Franchise Fee		\$8.15
Municipal Public Service Tax		\$10.17
<b>Total Electric Cost, Local Fees and Taxes</b>		<b>\$142.80</b>

### Avg kWh Used Per Day



Billing information continues on next page →



Sub-Account #: 221005600327  
Statement Date: 02/28/2024


**Service Address:** 10340 K BAR RANCH PKWY, TAMPA, FL 33647

### Meter Read

**Service Period:** 11/11/2023 - 12/12/2023

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000762199	12/12/2023	30,526		29,702		824 kWh	1	32 Days

### Charge Details

 <b>Electric Charges</b>		
Daily Basic Service Charge	32 days @ \$0.75000	\$24.00
Energy Charge	824 kWh @ \$0.07990/kWh	\$65.84
Fuel Charge	824 kWh @ \$0.05239/kWh	\$43.17
Storm Protection Charge	824 kWh @ \$0.00400/kWh	\$3.30
Clean Energy Transition Mechanism	824 kWh @ \$0.00427/kWh	\$3.52
Storm Surcharge	824 kWh @ \$0.01061/kWh	\$8.74
Florida Gross Receipt Tax		\$3.81
<b>Electric Service Cost</b>		<b>\$152.38</b>
Franchise Fee		\$9.98
Municipal Public Service Tax		\$12.37
<b>Total Electric Cost, Local Fees and Taxes</b>		<b>\$174.73</b>

*Billing information continues on next page →*



Sub-Account #: 221005600327  
Statement Date: 02/28/2024


Service Address: 10340 K BAR RANCH PKWY, TAMPA, FL 33647

### Meter Read

Service Period: 12/13/2023 - 01/12/2024

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000762199	01/12/2024	30,872		30,526		346 kWh	1	31 Days

### Charge Details

 <b>Electric Charges</b>		
Daily Basic Service Charge	31 days @ \$0.75000	\$23.25
Energy Charge	346 kWh @ \$0.08192/kWh	\$28.34
Fuel Charge	346 kWh @ \$0.03843/kWh	\$13.30
Storm Protection Charge	346 kWh @ \$0.00775/kWh	\$2.68
Clean Energy Transition Mechanism	346 kWh @ \$0.00427/kWh	\$1.48
Storm Surcharge	346 kWh @ \$0.00225/kWh	\$0.78
Florida Gross Receipt Tax		\$1.79
<b>Electric Service Cost</b>		<b>\$71.62</b>
Franchise Fee		\$4.69
Municipal Public Service Tax		\$6.50
<b>Total Electric Cost, Local Fees and Taxes</b>		<b>\$82.81</b>

**Current Month's Electric Charges \$400.34**

Billing information continues on next page →






Sub-Account #: 221005600335  
Statement Date: 02/28/2024

Service Address: HAWK VALLEY RANCH DR, TAMPA, FL 33647

Service Period: 10/14/2023 - 11/13/2023

Rate Schedule: Lighting Service

Charge Details

	<b>Electric Charges</b>		
	<b>Lighting Service Items LS-1 (Bright Choices) for 31 days</b>		
	Lighting Energy Charge	3207 kWh @ \$0.03511/kWh	\$112.60
	Fixture & Maintenance Charge	128 Fixtures	\$2411.34
	Lighting Pole / Wire	128 Poles	\$3302.11
	Lighting Fuel Charge	3207 kWh @ \$0.05169/kWh	\$165.77
	Storm Protection Charge	3207 kWh @ \$0.01466/kWh	\$47.01
	Clean Energy Transition Mechanism	3207 kWh @ \$0.00036/kWh	\$1.15
	Storm Surcharge	3207 kWh @ \$0.00326/kWh	\$10.45
	Florida Gross Receipt Tax		\$8.64
	<b>Lighting Charges</b>		<b>\$6,059.07</b>

Billing information continues on next page →




Sub-Account #: 221005600335  
Statement Date: 02/28/2024

Service Address: HAWK VALLEY RANCH DR, TAMPA, FL 33647

Service Period: 11/14/2023 - 12/13/2023

Charge Details

	<b>Electric Charges</b>		
	<b>Lighting Service Items LS-1 (Bright Choices) for 30 days</b>		
Lighting Energy Charge	3207 kWh @ \$0.03511/kWh		\$112.60
Fixture & Maintenance Charge	128 Fixtures		\$2411.34
Lighting Pole / Wire	128 Poles		\$3302.11
Lighting Fuel Charge	3207 kWh @ \$0.05169/kWh		\$165.77
Storm Protection Charge	3207 kWh @ \$0.01466/kWh		\$47.01
Clean Energy Transition Mechanism	3207 kWh @ \$0.00036/kWh		\$1.15
Storm Surcharge	3207 kWh @ \$0.00326/kWh		\$10.45
Florida Gross Receipt Tax			\$8.64
	<b>Lighting Charges</b>		<b>\$6,059.07</b>

Billing information continues on next page →




Sub-Account #: 221005600335  
Statement Date: 02/28/2024

**Service Address:** HAWK VALLEY RANCH DR, TAMPA, FL 33647

**Service Period:** 12/14/2023 - 01/16/2024

**Charge Details**

	<b>Electric Charges</b>		
	<b>Lighting Service Items LS-1 (Bright Choices) for 34 days</b>		
Lighting Energy Charge	3207 kWh @ \$0.03406/kWh		\$109.23
Fixture & Maintenance Charge	128 Fixtures		\$2455.28
Lighting Pole / Wire	128 Poles		\$3366.14
Lighting Fuel Charge	3207 kWh @ \$0.03806/kWh		\$122.06
Storm Protection Charge	3207 kWh @ \$0.03877/kWh		\$124.34
Clean Energy Transition Mechanism	3207 kWh @ \$0.00036/kWh		\$1.15
Storm Surcharge	3207 kWh @ \$0.00074/kWh		\$2.37
Florida Gross Receipt Tax			\$9.21
<b>Lighting Charges</b>			<b>\$6,189.78</b>

**Current Month's Electric Charges \$18,307.92**

Billing information continues on next page →



Sub-Account #: 221005600350  
Statement Date: 02/28/2024

**Service Address:** 10310 K BAR RANCH PK, TAMPA, FL 33647

### Meter Read

**Meter Location:** ENTRANCE

**Service Period:** 10/13/2023 - 11/10/2023

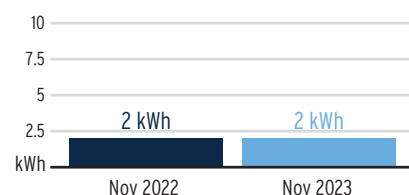
**Rate Schedule:** General Service - Non Demand

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000143215	11/10/2023	1,985		1,930		55 kWh	1	29 Days

### Charge Details

<b>Electric Charges</b>		
Daily Basic Service Charge	29 days @ \$0.75000	\$21.75
Energy Charge	55 kWh @ \$0.07990/kWh	\$4.39
Fuel Charge	55 kWh @ \$0.05239/kWh	\$2.88
Storm Protection Charge	55 kWh @ \$0.00400/kWh	\$0.22
Clean Energy Transition Mechanism	55 kWh @ \$0.00427/kWh	\$0.23
Storm Surcharge	55 kWh @ \$0.01061/kWh	\$0.58
Florida Gross Receipt Tax		\$0.77
<b>Electric Service Cost</b>		<b>\$30.82</b>
Franchise Fee		\$2.02
Municipal Public Service Tax		\$3.03
<b>Total Electric Cost, Local Fees and Taxes</b>		<b>\$35.87</b>

### Avg kWh Used Per Day



Billing information continues on next page →



Sub-Account #: 221005600350  
Statement Date: 02/28/2024

**Service Address:** 10310 K BAR RANCH PK, TAMPA, FL 33647


### Meter Read

**Meter Location:** ENTRANCE

**Service Period:** 11/11/2023 - 12/12/2023

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000143215	12/12/2023	2,052		1,985		67 kWh	1	32 Days

### Charge Details

 <b>Electric Charges</b>		
Daily Basic Service Charge	32 days @ \$0.75000	\$24.00
Energy Charge	67 kWh @ \$0.07990/kWh	\$5.35
Fuel Charge	67 kWh @ \$0.05239/kWh	\$3.51
Storm Protection Charge	67 kWh @ \$0.00400/kWh	\$0.27
Clean Energy Transition Mechanism	67 kWh @ \$0.00427/kWh	\$0.29
Storm Surcharge	67 kWh @ \$0.01061/kWh	\$0.71
Florida Gross Receipt Tax		\$0.88
<b>Electric Service Cost</b>		<b>\$35.01</b>
Franchise Fee		\$2.29
Municipal Public Service Tax		\$3.42
<b>Total Electric Cost, Local Fees and Taxes</b>		<b>\$40.72</b>

Billing information continues on next page →



Sub-Account #: 221005600350  
Statement Date: 02/28/2024

**Service Address:** 10310 K BAR RANCH PK, TAMPA, FL 33647


### Meter Read

**Meter Location:** ENTRANCE

**Service Period:** 12/13/2023 - 01/12/2024

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000143215	01/12/2024	2,124		2,052		72 kWh	1	31 Days

### Charge Details

 <b>Electric Charges</b>		
Daily Basic Service Charge	31 days @ \$0.75000	\$23.25
Energy Charge	72 kWh @ \$0.08192/kWh	\$5.90
Fuel Charge	72 kWh @ \$0.03843/kWh	\$2.77
Storm Protection Charge	72 kWh @ \$0.00775/kWh	\$0.56
Clean Energy Transition Mechanism	72 kWh @ \$0.00427/kWh	\$0.31
Storm Surcharge	72 kWh @ \$0.00225/kWh	\$0.16
Florida Gross Receipt Tax		\$0.84
<b>Electric Service Cost</b>		<b>\$33.79</b>
Franchise Fee		\$2.21
Municipal Public Service Tax		\$3.37
<b>Total Electric Cost, Local Fees and Taxes</b>		<b>\$39.37</b>

**Current Month's Electric Charges \$115.96**

Billing information continues on next page →



Sub-Account #: 221005600368  
Statement Date: 02/28/2024

**Service Address:** 19290 BRIARBROOK DR, TAMPA, FL 33647

### Meter Read

**Meter Location:** IRRIGATION

**Service Period:** 10/13/2023 - 11/10/2023

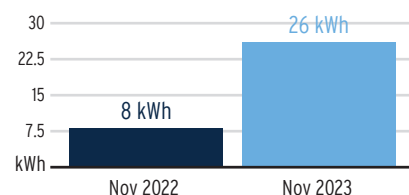
**Rate Schedule:** General Service - Non Demand

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000123590	11/10/2023	32,817		32,076		741 kWh	1	29 Days

### Charge Details

<b>Electric Charges</b>		
Daily Basic Service Charge	29 days @ \$0.75000	\$21.75
Energy Charge	741 kWh @ \$0.07990/kWh	\$59.21
Fuel Charge	741 kWh @ \$0.05239/kWh	\$38.82
Storm Protection Charge	741 kWh @ \$0.00400/kWh	\$2.96
Clean Energy Transition Mechanism	741 kWh @ \$0.00427/kWh	\$3.16
Storm Surcharge	741 kWh @ \$0.01061/kWh	\$7.86
Florida Gross Receipt Tax		\$3.43
<b>Electric Service Cost</b>		<b>\$137.19</b>
Franchise Fee		\$8.99
Municipal Public Service Tax		\$11.14
<b>Total Electric Cost, Local Fees and Taxes</b>		<b>\$157.32</b>

### Avg kWh Used Per Day



Billing information continues on next page →



Sub-Account #: 221005600368  
Statement Date: 02/28/2024

Service Address: 19290 BRIARBROOK DR, TAMPA, FL 33647


### Meter Read

Meter Location: IRRIGATION

Service Period: 11/11/2023 - 12/12/2023

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000123590	12/12/2023	33,873		32,817		1,056 kWh	1	32 Days

### Charge Details

 <b>Electric Charges</b>		
Daily Basic Service Charge	32 days @ \$0.75000	\$24.00
Energy Charge	1,056 kWh @ \$0.07990/kWh	\$84.37
Fuel Charge	1,056 kWh @ \$0.05239/kWh	\$55.32
Storm Protection Charge	1,056 kWh @ \$0.00400/kWh	\$4.22
Clean Energy Transition Mechanism	1,056 kWh @ \$0.00427/kWh	\$4.51
Storm Surcharge	1,056 kWh @ \$0.01061/kWh	\$11.20
Florida Gross Receipt Tax		\$4.71
<b>Electric Service Cost</b>		<b>\$188.33</b>
Franchise Fee		\$12.34
Municipal Public Service Tax		\$15.12
<b>Total Electric Cost, Local Fees and Taxes</b>		<b>\$215.79</b>

Billing information continues on next page →





Sub-Account #: 221005600368  
Statement Date: 02/28/2024

Service Address: 19290 BRIARBROOK DR, TAMPA, FL 33647


### Meter Read

Meter Location: IRRIGATION

Service Period: 12/13/2023 - 01/12/2024

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000123590	01/12/2024	34,553		33,873		680 kWh	1	31 Days

### Charge Details

 <b>Electric Charges</b>		
Daily Basic Service Charge	31 days @ \$0.75000	\$23.25
Energy Charge	680 kWh @ \$0.08192/kWh	\$55.71
Fuel Charge	680 kWh @ \$0.03843/kWh	\$26.13
Storm Protection Charge	680 kWh @ \$0.00775/kWh	\$5.27
Clean Energy Transition Mechanism	680 kWh @ \$0.00427/kWh	\$2.90
Storm Surcharge	680 kWh @ \$0.00225/kWh	\$1.53
Florida Gross Receipt Tax		\$2.94
<b>Electric Service Cost</b>		<b>\$117.73</b>
Franchise Fee		\$7.71
Municipal Public Service Tax		\$10.33
<b>Total Electric Cost, Local Fees and Taxes</b>		<b>\$135.77</b>

**Current Month's Electric Charges \$508.88**

Billing information continues on next page →




Sub-Account #: 221005600368  
Statement Date: 02/28/2024

Service Address: 19290 BRIARBROOK DR, TAMPA, FL 33647

Service Period: 10/13/2023 - 11/10/2023

Rate Schedule: Lighting Service

Charge Details

	<b>Electric Charges</b>		
	<b>Lighting Service Items LS-1 (Bright Choices) for 29 days</b>		
	Lighting Energy Charge	1046 kWh @ \$0.03511/kWh	\$36.73
	Fixture & Maintenance Charge	44 Fixtures	\$1251.06
	Lighting Pole / Wire	44 Poles	\$899.45
	Lighting Fuel Charge	1046 kWh @ \$0.05169/kWh	\$54.07
	Storm Protection Charge	1046 kWh @ \$0.01466/kWh	\$15.33
	Clean Energy Transition Mechanism	1046 kWh @ \$0.00036/kWh	\$0.38
	Storm Surcharge	1046 kWh @ \$0.00326/kWh	\$3.41
	Florida Gross Receipt Tax		\$2.82
	Franchise Fee		\$148.24
	Municipal Public Service Tax		\$7.18
	<b>Lighting Charges</b>		<b>\$2,418.67</b>

Billing information continues on next page →




Sub-Account #: 221005600368  
Statement Date: 02/28/2024

Service Address: 19290 BRIARBROOK DR, TAMPA, FL 33647

Service Period: 11/11/2023 - 12/12/2023

Charge Details

	<b>Electric Charges</b>		
	<b>Lighting Service Items LS-1 (Bright Choices) for 32 days</b>		
	Lighting Energy Charge	1046 kWh @ \$0.03511/kWh	\$36.73
	Fixture & Maintenance Charge	44 Fixtures	\$1251.06
	Lighting Pole / Wire	44 Poles	\$899.45
	Lighting Fuel Charge	1046 kWh @ \$0.05169/kWh	\$54.07
	Storm Protection Charge	1046 kWh @ \$0.01466/kWh	\$15.33
	Clean Energy Transition Mechanism	1046 kWh @ \$0.00036/kWh	\$0.38
	Storm Surcharge	1046 kWh @ \$0.00326/kWh	\$3.41
	Florida Gross Receipt Tax		\$2.82
	Franchise Fee		\$148.24
	Municipal Public Service Tax		\$7.18
	<b>Lighting Charges</b>		<b>\$2,418.67</b>

Billing information continues on next page →




Sub-Account #: 221005600368  
Statement Date: 02/28/2024

Service Address: 19290 BRIARBROOK DR, TAMPA, FL 33647

Service Period: 12/13/2023 - 01/12/2024

Charge Details

 <b>Electric Charges</b>		
<b>Lighting Service Items LS-1 (Bright Choices) for 31 days</b>		
Lighting Energy Charge	1046 kWh @ \$0.03406/kWh	\$35.63
Fixture & Maintenance Charge	44 Fixtures	\$1274.74
Lighting Pole / Wire	44 Poles	\$916.62
Lighting Fuel Charge	1046 kWh @ \$0.03806/kWh	\$39.81
Storm Protection Charge	1046 kWh @ \$0.03877/kWh	\$40.55
Clean Energy Transition Mechanism	1046 kWh @ \$0.00036/kWh	\$0.38
Storm Surcharge	1046 kWh @ \$0.00074/kWh	\$0.77
Florida Gross Receipt Tax		\$3.00
Franchise Fee		\$151.40
Municipal Public Service Tax		\$9.44
<b>Lighting Charges</b>		<b>\$2,472.34</b>

**Current Month's Electric Charges \$7,309.68**

Billing information continues on next page →



Sub-Account #: 221005629565  
Statement Date: 02/28/2024

**Service Address:** 19294 MOSSY PINE DR, WELL, TAMPA, FL 33647

### Meter Read

**Service Period:** 10/14/2023 - 11/13/2023

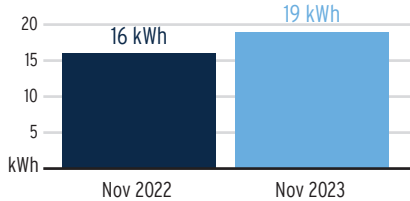
**Rate Schedule:** General Service - Non Demand

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000143151	11/13/2023	32,995		32,397		598 kWh	1	31 Days

### Charge Details

⚡ Electric Charges		
Daily Basic Service Charge	31 days @ \$0.75000	\$23.25
Energy Charge	598 kWh @ \$0.07990/kWh	\$47.78
Fuel Charge	598 kWh @ \$0.05239/kWh	\$31.33
Storm Protection Charge	598 kWh @ \$0.00400/kWh	\$2.39
Clean Energy Transition Mechanism	598 kWh @ \$0.00427/kWh	\$2.55
Storm Surcharge	598 kWh @ \$0.01061/kWh	\$6.34
Florida Gross Receipt Tax		\$2.91
<b>Electric Service Cost</b>		<b>\$116.55</b>
Franchise Fee		\$7.63
Municipal Public Service Tax		\$9.62
<b>Total Electric Cost, Local Fees and Taxes</b>		<b>\$133.80</b>

### Avg kWh Used Per Day



Billing information continues on next page →



Sub-Account #: 221005629565  
Statement Date: 02/28/2024


**Service Address:** 19294 MOSSY PINE DR, WELL, TAMPA, FL 33647

### Meter Read

**Service Period:** 11/14/2023 - 12/13/2023

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000143151	12/13/2023	33,799		32,995		804 kWh	1	30 Days

### Charge Details

 <b>Electric Charges</b>		
Daily Basic Service Charge	30 days @ \$0.75000	\$22.50
Energy Charge	804 kWh @ \$0.07990/kWh	\$64.24
Fuel Charge	804 kWh @ \$0.05239/kWh	\$42.12
Storm Protection Charge	804 kWh @ \$0.00400/kWh	\$3.22
Clean Energy Transition Mechanism	804 kWh @ \$0.00427/kWh	\$3.43
Storm Surcharge	804 kWh @ \$0.01061/kWh	\$8.53
Florida Gross Receipt Tax		\$3.69
<b>Electric Service Cost</b>		<b>\$147.73</b>
Franchise Fee		\$9.68
Municipal Public Service Tax		\$11.97
<b>Total Electric Cost, Local Fees and Taxes</b>		<b>\$169.38</b>

Billing information continues on next page →



Sub-Account #: 221005629565  
Statement Date: 02/28/2024


Service Address: 19294 MOSSY PINE DR, WELL, TAMPA, FL 33647

### Meter Read

Service Period: 12/14/2023 - 01/16/2024

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000143151	01/16/2024	33,967		33,799		168 kWh	1	34 Days

### Charge Details

 Electric Charges		
Daily Basic Service Charge	34 days @ \$0.75000	\$25.50
Energy Charge	168 kWh @ \$0.08192/kWh	\$13.76
Fuel Charge	168 kWh @ \$0.03843/kWh	\$6.46
Storm Protection Charge	168 kWh @ \$0.00775/kWh	\$1.30
Clean Energy Transition Mechanism	168 kWh @ \$0.00427/kWh	\$0.72
Storm Surcharge	168 kWh @ \$0.00225/kWh	\$0.38
Florida Gross Receipt Tax		\$1.23
<b>Electric Service Cost</b>		<b>\$49.35</b>
Franchise Fee		\$3.23
Municipal Public Service Tax		\$4.71
<b>Total Electric Cost, Local Fees and Taxes</b>		<b>\$57.29</b>

**Current Month's Electric Charges \$360.47**

Billing information continues on next page →



Sub-Account #: 221007136783  
Statement Date: 02/28/2024

Service Address: 10340 K BAR RANCH PKWY, GATE, TAMPA, FL 33647

### Meter Read

Service Period: 10/13/2023 - 11/10/2023

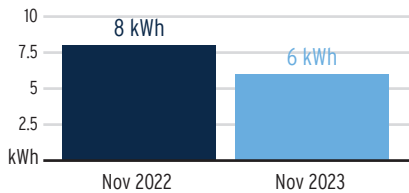
Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000707065	11/10/2023	11,072		10,887		185 kWh	1	29 Days

### Charge Details

Electric Charges		
Daily Basic Service Charge	29 days @ \$0.75000	\$21.75
Energy Charge	185 kWh @ \$0.07990/kWh	\$14.78
Fuel Charge	185 kWh @ \$0.05239/kWh	\$9.69
Storm Protection Charge	185 kWh @ \$0.00400/kWh	\$0.74
Clean Energy Transition Mechanism	185 kWh @ \$0.00427/kWh	\$0.79
Storm Surcharge	185 kWh @ \$0.01061/kWh	\$1.96
Florida Gross Receipt Tax		\$1.27
<b>Electric Service Cost</b>		<b>\$50.98</b>
Franchise Fee		\$3.34
Municipal Public Service Tax		\$4.57
<b>Total Electric Cost, Local Fees and Taxes</b>		<b>\$58.89</b>

### Avg kWh Used Per Day



Billing information continues on next page →





Sub-Account #: 221007136783  
Statement Date: 02/28/2024


Service Address: 10340 K BAR RANCH PKWY, GATE, TAMPA, FL 33647

### Meter Read

Service Period: 11/11/2023 - 12/12/2023

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000707065	12/12/2023	11,304		11,072		232 kWh	1	32 Days

### Charge Details

 <b>Electric Charges</b>		
Daily Basic Service Charge	32 days @ \$0.75000	\$24.00
Energy Charge	232 kWh @ \$0.07990/kWh	\$18.54
Fuel Charge	232 kWh @ \$0.05239/kWh	\$12.15
Storm Protection Charge	232 kWh @ \$0.00400/kWh	\$0.93
Clean Energy Transition Mechanism	232 kWh @ \$0.00427/kWh	\$0.99
Storm Surcharge	232 kWh @ \$0.01061/kWh	\$2.46
Florida Gross Receipt Tax		\$1.51
<b>Electric Service Cost</b>		<b>\$60.58</b>
Franchise Fee		\$3.97
Municipal Public Service Tax		\$5.37
<b>Total Electric Cost, Local Fees and Taxes</b>		<b>\$69.92</b>

Billing information continues on next page →



Sub-Account #: 221007136783  
Statement Date: 02/28/2024


Service Address: 10340 K BAR RANCH PKWY, GATE, TAMPA, FL 33647

### Meter Read

Service Period: 12/13/2023 - 01/12/2024

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000707065	01/12/2024	11,510		11,304		206 kWh	1	31 Days

### Charge Details

 <b>Electric Charges</b>		
Daily Basic Service Charge	31 days @ \$0.75000	\$23.25
Energy Charge	206 kWh @ \$0.08192/kWh	\$16.88
Fuel Charge	206 kWh @ \$0.03843/kWh	\$7.92
Storm Protection Charge	206 kWh @ \$0.00775/kWh	\$1.60
Clean Energy Transition Mechanism	206 kWh @ \$0.00427/kWh	\$0.88
Storm Surcharge	206 kWh @ \$0.00225/kWh	\$0.46
Florida Gross Receipt Tax		\$1.31
<b>Electric Service Cost</b>		<b>\$52.30</b>
Franchise Fee		\$3.43
Municipal Public Service Tax		\$4.90
<b>Total Electric Cost, Local Fees and Taxes</b>		<b>\$60.63</b>

**Current Month's Electric Charges \$189.44**

Billing information continues on next page →



Sub-Account #: 221007621776  
Statement Date: 02/28/2024

**Service Address:** 10820 MISTFLOWER LN, TAMPA, FL 33647-3781

### Meter Read

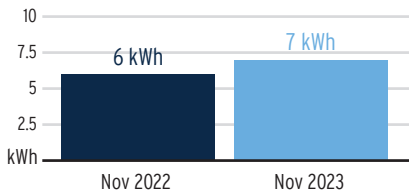
**Service Period:** 10/14/2023 - 11/14/2023      **Rate Schedule:** General Service - Non Demand

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000777467	11/14/2023	9,548		9,320		228 kWh	1	32 Days

### Charge Details

⚡ Electric Charges		
Daily Basic Service Charge	32 days @ \$0.75000	\$24.00
Energy Charge	228 kWh @ \$0.07990/kWh	\$18.22
Fuel Charge	228 kWh @ \$0.05239/kWh	\$11.94
Storm Protection Charge	228 kWh @ \$0.00400/kWh	\$0.91
Clean Energy Transition Mechanism	228 kWh @ \$0.00427/kWh	\$0.97
Storm Surcharge	228 kWh @ \$0.01061/kWh	\$2.42
Florida Gross Receipt Tax		\$1.50
<b>Electric Service Cost</b>		<b>\$59.96</b>
Franchise Fee		\$3.93
Municipal Public Service Tax		\$5.32
<b>Total Electric Cost, Local Fees and Taxes</b>		<b>\$69.21</b>

### Avg kWh Used Per Day



Billing information continues on next page →



Sub-Account #: 221007621776  
Statement Date: 02/28/2024


Service Address: 10820 MISTFLOWER LN, TAMPA, FL 33647-3781

### Meter Read

Service Period: 11/15/2023 - 12/13/2023

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000777467	12/13/2023	9,749		9,548		201 kWh	1	29 Days

### Charge Details

 Electric Charges		
Daily Basic Service Charge	29 days @ \$0.75000	\$21.75
Energy Charge	201 kWh @ \$0.07990/kWh	\$16.06
Fuel Charge	201 kWh @ \$0.05239/kWh	\$10.53
Storm Protection Charge	201 kWh @ \$0.00400/kWh	\$0.80
Clean Energy Transition Mechanism	201 kWh @ \$0.00427/kWh	\$0.86
Storm Surcharge	201 kWh @ \$0.01061/kWh	\$2.13
Florida Gross Receipt Tax		\$1.34
<b>Electric Service Cost</b>		<b>\$53.47</b>
Franchise Fee		\$3.50
Municipal Public Service Tax		\$4.76
<b>Total Electric Cost, Local Fees and Taxes</b>		<b>\$61.73</b>

Billing information continues on next page →



Sub-Account #: 221007621776  
Statement Date: 02/28/2024


Service Address: 10820 MISTFLOWER LN, TAMPA, FL 33647-3781

### Meter Read

Service Period: 12/14/2023 - 01/16/2024

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000777467	01/16/2024	9,904		9,749		155 kWh	1	34 Days

### Charge Details

 Electric Charges		
Daily Basic Service Charge	34 days @ \$0.75000	\$25.50
Energy Charge	155 kWh @ \$0.08192/kWh	\$12.70
Fuel Charge	155 kWh @ \$0.03843/kWh	\$5.96
Storm Protection Charge	155 kWh @ \$0.00775/kWh	\$1.20
Clean Energy Transition Mechanism	155 kWh @ \$0.00427/kWh	\$0.66
Storm Surcharge	155 kWh @ \$0.00225/kWh	\$0.35
Florida Gross Receipt Tax		\$1.19
<b>Electric Service Cost</b>		<b>\$47.56</b>
Franchise Fee		\$3.12
Municipal Public Service Tax		\$4.56
<b>Total Electric Cost, Local Fees and Taxes</b>		<b>\$55.24</b>

**Current Month's Electric Charges \$186.18**

Billing information continues on next page →




Sub-Account #: 221007621776  
Statement Date: 02/28/2024

Service Address: 10820 MISTFLOWER LN, TAMPA, FL 33647-3781

Service Period: 10/14/2023 - 11/13/2023

Rate Schedule: Lighting Service

Charge Details

 <b>Electric Charges</b>		
<b>Lighting Service Items LS-1 (Bright Choices) for 31 days</b>		
Lighting Energy Charge	459 kWh @ \$0.03511/kWh	\$16.12
Fixture & Maintenance Charge	17 Fixtures	\$352.41
Lighting Pole / Wire	17 Poles	\$356.32
Lighting Fuel Charge	459 kWh @ \$0.05169/kWh	\$23.73
Storm Protection Charge	459 kWh @ \$0.01466/kWh	\$6.73
Clean Energy Transition Mechanism	459 kWh @ \$0.00036/kWh	\$0.17
Storm Surcharge	459 kWh @ \$0.00326/kWh	\$1.50
Florida Gross Receipt Tax		\$1.24
Franchise Fee		\$49.66
Municipal Public Service Tax		\$3.15
<b>Lighting Charges</b>		<b>\$811.03</b>

Billing information continues on next page →




Sub-Account #: 221007621776  
Statement Date: 02/28/2024

Service Address: 10820 MISTFLOWER LN, TAMPA, FL 33647-3781

Service Period: 11/14/2023 - 12/13/2023

Charge Details

	<b>Electric Charges</b>		
	<b>Lighting Service Items LS-1 (Bright Choices) for 30 days</b>		
	Lighting Energy Charge	459 kWh @ \$0.03511/kWh	\$16.12
	Fixture & Maintenance Charge	17 Fixtures	\$352.41
	Lighting Pole / Wire	17 Poles	\$356.32
	Lighting Fuel Charge	459 kWh @ \$0.05169/kWh	\$23.73
	Storm Protection Charge	459 kWh @ \$0.01466/kWh	\$6.73
	Clean Energy Transition Mechanism	459 kWh @ \$0.00036/kWh	\$0.17
	Storm Surcharge	459 kWh @ \$0.00326/kWh	\$1.50
	Florida Gross Receipt Tax		\$1.24
	Franchise Fee		\$49.66
	Municipal Public Service Tax		\$3.15
	<b>Lighting Charges</b>		<b>\$811.03</b>

Billing information continues on next page →




Sub-Account #: 221007621776  
Statement Date: 02/28/2024

Service Address: 10820 MISTFLOWER LN, TAMPA, FL 33647-3781

Service Period: 12/14/2023 - 01/16/2024

Charge Details

	<b>Electric Charges</b>		
	<b>Lighting Service Items LS-1 (Bright Choices) for 34 days</b>		
Lighting Energy Charge	459 kWh @ \$0.03406/kWh		\$15.63
Fixture & Maintenance Charge	17 Fixtures		\$358.87
Lighting Pole / Wire	17 Poles		\$363.12
Lighting Fuel Charge	459 kWh @ \$0.03806/kWh		\$17.47
Storm Protection Charge	459 kWh @ \$0.03877/kWh		\$17.80
Clean Energy Transition Mechanism	459 kWh @ \$0.00036/kWh		\$0.17
Storm Surcharge	459 kWh @ \$0.00074/kWh		\$0.34
Florida Gross Receipt Tax			\$1.32
Franchise Fee			\$50.74
Municipal Public Service Tax			\$4.14
<b>Lighting Charges</b>			<b>\$829.60</b>

**Current Month's Electric Charges \$2,451.66**

Billing information continues on next page →






Sub-Account #: 221007993977  
Statement Date: 02/28/2024

Service Address: K BAR RANCH PARCEL N, LIGHTS, TAMPA, FL 33647

Service Period: 10/14/2023 - 11/13/2023

Rate Schedule: Lighting Service

Charge Details

	<b>Electric Charges</b>	
	<b>Lighting Service Items LS-1 (Bright Choices) for 31 days</b>	
Lighting Energy Charge	703 kWh @ \$0.03511/kWh	\$24.68
Fixture & Maintenance Charge	37 Fixtures	\$603.84
Lighting Pole / Wire	37 Poles	\$775.52
Lighting Fuel Charge	703 kWh @ \$0.05169/kWh	\$36.34
Storm Protection Charge	703 kWh @ \$0.01466/kWh	\$10.31
Clean Energy Transition Mechanism	703 kWh @ \$0.00036/kWh	\$0.25
Storm Surcharge	703 kWh @ \$0.00326/kWh	\$2.29
Florida Gross Receipt Tax		\$1.89
Franchise Fee		\$95.31
Municipal Public Service Tax		\$4.83
<b>Lighting Charges</b>		<b>\$1,555.26</b>

Billing information continues on next page →




Sub-Account #: 221007993977  
Statement Date: 02/28/2024

Service Address: K BAR RANCH PARCEL N, LIGHTS, TAMPA, FL 33647

Service Period: 11/14/2023 - 12/13/2023

Charge Details

	<b>Electric Charges</b>		
	<b>Lighting Service Items LS-1 (Bright Choices) for 30 days</b>		
Lighting Energy Charge	703 kWh @ \$0.03511/kWh		\$24.68
Fixture & Maintenance Charge	37 Fixtures		\$603.84
Lighting Pole / Wire	37 Poles		\$775.52
Lighting Fuel Charge	703 kWh @ \$0.05169/kWh		\$36.34
Storm Protection Charge	703 kWh @ \$0.01466/kWh		\$10.31
Clean Energy Transition Mechanism	703 kWh @ \$0.00036/kWh		\$0.25
Storm Surcharge	703 kWh @ \$0.00326/kWh		\$2.29
Florida Gross Receipt Tax			\$1.89
Franchise Fee			\$95.31
Municipal Public Service Tax			\$4.83
<b>Lighting Charges</b>			<b>\$1,555.26</b>

Billing information continues on next page →




Sub-Account #: 221007993977  
Statement Date: 02/28/2024

Service Address: K BAR RANCH PARCEL N, LIGHTS, TAMPA, FL 33647

Service Period: 12/14/2023 - 01/16/2024

Charge Details

	<b>Electric Charges</b>	
	<b>Lighting Service Items LS-1 (Bright Choices) for 34 days</b>	
Lighting Energy Charge	703 kWh @ \$0.03406/kWh	\$23.94
Fixture & Maintenance Charge	37 Fixtures	\$614.57
Lighting Pole / Wire	37 Poles	\$790.32
Lighting Fuel Charge	703 kWh @ \$0.03806/kWh	\$26.76
Storm Protection Charge	703 kWh @ \$0.03877/kWh	\$27.26
Clean Energy Transition Mechanism	703 kWh @ \$0.00036/kWh	\$0.25
Storm Surcharge	703 kWh @ \$0.00074/kWh	\$0.52
Florida Gross Receipt Tax		\$2.02
Franchise Fee		\$97.31
Municipal Public Service Tax		\$6.34
<b>Lighting Charges</b>		<b>\$1,589.29</b>

**Current Month's Electric Charges \$4,699.81**

Billing information continues on next page →




Sub-Account #: 221008130249  
Statement Date: 02/28/2024

Service Address: K BAR PARCEL D, TAMPA, FL 33647

Service Period: 10/13/2023 - 11/10/2023

Rate Schedule: Lighting Service

Charge Details

	<b>Electric Charges</b>	
	<b>Lighting Service Items LS-1 (Bright Choices) for 29 days</b>	
Lighting Energy Charge	475 kWh @ \$0.03511/kWh	\$16.68
Fixture & Maintenance Charge	25 Fixtures	\$408.00
Lighting Pole / Wire	25 Poles	\$524.00
Lighting Fuel Charge	475 kWh @ \$0.05169/kWh	\$24.55
Storm Protection Charge	475 kWh @ \$0.01466/kWh	\$6.96
Clean Energy Transition Mechanism	475 kWh @ \$0.00036/kWh	\$0.17
Storm Surcharge	475 kWh @ \$0.00326/kWh	\$1.55
Florida Gross Receipt Tax		\$1.28
Franchise Fee		\$64.40
Municipal Public Service Tax		\$3.26
<b>Lighting Charges</b>		<b>\$1,050.85</b>

Billing information continues on next page →




Sub-Account #: 221008130249  
Statement Date: 02/28/2024

Service Address: K BAR PARCEL D, TAMPA, FL 33647

Service Period: 11/11/2023 - 12/12/2023

Charge Details

	<b>Electric Charges</b>		
	<b>Lighting Service Items LS-1 (Bright Choices) for 32 days</b>		
	Lighting Energy Charge	475 kWh @ \$0.03511/kWh	\$16.68
	Fixture & Maintenance Charge	25 Fixtures	\$408.00
	Lighting Pole / Wire	25 Poles	\$524.00
	Lighting Fuel Charge	475 kWh @ \$0.05169/kWh	\$24.55
	Storm Protection Charge	475 kWh @ \$0.01466/kWh	\$6.96
	Clean Energy Transition Mechanism	475 kWh @ \$0.00036/kWh	\$0.17
	Storm Surcharge	475 kWh @ \$0.00326/kWh	\$1.55
	Florida Gross Receipt Tax		\$1.28
	Franchise Fee		\$64.40
	Municipal Public Service Tax		\$3.26
	<b>Lighting Charges</b>		<b>\$1,050.85</b>

Billing information continues on next page →




Sub-Account #: 221008130249  
Statement Date: 02/28/2024

Service Address: K BAR PARCEL D, TAMPA, FL 33647

Service Period: 12/13/2023 - 01/12/2024

Charge Details

	<b>Electric Charges</b>		
	<b>Lighting Service Items LS-1 (Bright Choices) for 31 days</b>		
Lighting Energy Charge	475 kWh @ \$0.03406/kWh		\$16.18
Fixture & Maintenance Charge	25 Fixtures		\$415.25
Lighting Pole / Wire	25 Poles		\$534.00
Lighting Fuel Charge	475 kWh @ \$0.03806/kWh		\$18.08
Storm Protection Charge	475 kWh @ \$0.03877/kWh		\$18.42
Clean Energy Transition Mechanism	475 kWh @ \$0.00036/kWh		\$0.17
Storm Surcharge	475 kWh @ \$0.00074/kWh		\$0.35
Florida Gross Receipt Tax			\$1.36
Franchise Fee			\$65.75
Municipal Public Service Tax			\$4.28
<b>Lighting Charges</b>			<b>\$1,073.84</b>

**Current Month's Electric Charges \$3,175.54**

Billing information continues on next page →




Sub-Account #: 221008151583  
Statement Date: 02/28/2024

Service Address: K BAR RANCH PKWY F1 AND F2, TAMPA, FL 33647

Service Period: 10/14/2023 - 11/13/2023

Rate Schedule: Lighting Service

Charge Details

	<b>Electric Charges</b>		
	<b>Lighting Service Items LS-1 (Bright Choices) for 31 days</b>		
	Lighting Energy Charge	967 kWh @ \$0.03511/kWh	\$33.95
	Fixture & Maintenance Charge	31 Fixtures	\$526.93
	Lighting Pole / Wire	31 Poles	\$913.66
	Lighting Fuel Charge	967 kWh @ \$0.05169/kWh	\$49.98
	Storm Protection Charge	967 kWh @ \$0.01466/kWh	\$14.18
	Clean Energy Transition Mechanism	967 kWh @ \$0.00036/kWh	\$0.35
	Storm Surcharge	967 kWh @ \$0.00326/kWh	\$3.15
	Florida Gross Receipt Tax		\$2.61
	Franchise Fee		\$101.19
	Municipal Public Service Tax		\$6.64
	<b>Lighting Charges</b>		<b>\$1,652.64</b>

Billing information continues on next page →




Sub-Account #: 221008151583  
Statement Date: 02/28/2024

Service Address: K BAR RANCH PKWY F1 AND F2, TAMPA, FL 33647

Service Period: 11/14/2023 - 12/13/2023

Charge Details

	<b>Electric Charges</b>	
	<b>Lighting Service Items LS-1 (Bright Choices) for 30 days</b>	
Lighting Energy Charge	967 kWh @ \$0.03511/kWh	\$33.95
Fixture & Maintenance Charge	31 Fixtures	\$526.93
Lighting Pole / Wire	31 Poles	\$913.66
Lighting Fuel Charge	967 kWh @ \$0.05169/kWh	\$49.98
Storm Protection Charge	967 kWh @ \$0.01466/kWh	\$14.18
Clean Energy Transition Mechanism	967 kWh @ \$0.00036/kWh	\$0.35
Storm Surcharge	967 kWh @ \$0.00326/kWh	\$3.15
Florida Gross Receipt Tax		\$2.61
Franchise Fee		\$101.19
Municipal Public Service Tax		\$6.64
<b>Lighting Charges</b>		<b>\$1,652.64</b>

**Current Month's Electric Charges \$3,305.28**

**Total Current Month's Charges \$55,529.12**

Important Messages

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

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





# INVOICE

**Customer ID:**

**23-24608-23004**

Customer Name:

K BAR RANCH II CDD

Service Period:

03/01/24-03/31/24

Invoice Date:

02/23/2024

Invoice Number:

0006832-2206-1

**How to Contact Us**

**Visit [wm.com/MyWM](http://wm.com/MyWM)**

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



**Customer Service: (813) 621-3055**

**Your Payment is Due**

**Mar 24, 2024**

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

**Your Total Due**

**\$267.36**

If payment is received after 03/24/2024: **\$ 274.04**

<b>Previous Balance</b>	+	<b>Payments</b>	+	<b>Adjustments</b>	+	<b>Current Invoice Charges</b>	=	<b>Total Account Balance Due</b>
267.36		(267.36)		0.00		267.36		<b>267.36</b>

DETAILS OF SERVICE				
<b>Details for Service Location:</b> K Bar Ranch Ii Cdd, 10820 Mistflower Lane, Tampa FL 33647			<b>Customer ID:</b> 23-24608-23004	
Description	Date	Ticket	Quantity	Amount
Container Maintenance Charge	03/01/24		1.00	19.75
Disposal 8 Yard Dumpster 1X Week	03/01/24		1.00	190.36
8 Yard Dumpster 1X Week	03/01/24		1.00	57.25
<b>Total Current Charges</b>				<b>267.36</b>

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



DO NOT SEND PAYMENTS HERE:  
WASTE MANAGEMENT INC. OF FLORIDA  
PO BOX 3020  
MONROE, WI 53566-8320  
(813) 621-3055  
(800) 255-7172

Invoice Date	Invoice Number	Customer ID (Include with your payment)
02/23/2024	0006832-2206-1	<b>23-24608-23004</b>
Payment Terms	Total Due	Amount
Total Due by 03/24/2024	\$267.36	
If Received after 03/24/2024	\$274.04	

2206000232460823004000068320000002673600000026736 6

10290C87

**K BAR RANCH II CDD**  
**3434 COLWELL AVE STE 200**  
**TAMPA FL 33614-8390**

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



### GREENER WAYS TO PAY

Please choose one of these sustainable payment options:



**AutoPay**  
Set up recurring payments with us at [wm.com/myaccount](http://wm.com/myaccount)



**Online**  
Use [wm.com](http://wm.com) for quick and easy payments



**By Phone**  
Pay 24/7 by calling 866-964-2729

### HOW TO READ YOUR INVOICE

<b>How to Contact Us</b> Visit <a href="http://wm.com/MyWM">wm.com/MyWM</a> <small>Create a My WM profile for easy access to your pickup schedule, service alerts and online books for billing and more. Have a question? Check our support center or start a chat.</small>		<b>Your Payment Is Due</b> 10/25/2022 <small>If full payment of the invoiced amount is not received within your contractual terms, you may be charged a monthly late charge of 2.5% of the unpaid amount, with a minimum monthly charge of \$5, or such late charge allowed under applicable law, regulation or contract.</small>		<b>Your Total Due</b> <b>\$123.45</b> <small>If payment is received after 10/25/2022: \$128.45</small>				
<b>Previous Balance</b> \$123.45	+	<b>Payments</b> (\$123.45)	+	<b>Adjustments</b> 0.00	+	<b>Current Invoice Charges</b> \$123.45	=	<b>Total Account Balance Due</b> \$123.45
DETAILS OF SERVICE Details for Service Location: Seymour, John, Town and Country Way, Saint Paul MN 55106-2627 Customer ID: 21-51809-22222								
<b>Description</b> 35 Gallon Toler MN STATE SOLID WASTE TAX 9.75% COUNTY ENVIRONMENTAL CHARGE		<b>Date</b> 10/01/22	<b>Ticket</b>	<b>Quantity</b> 1.00	<b>Amount</b> 88.00 10.45 25.45			
<b>Total Current Charges</b>					123.45			

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

## Prevent Truck & Facility Fires

Instead of placing these items in the garbage or recycling containers, visit your county or city website to find a household hazardous waste drop off location. You can also visit [call2recycle.org](http://call2recycle.org) to find a retailer who accepts batteries for proper recycling.

- NO**
- Propane tanks
  - Lithium-ion batteries
  - BBQ coals
  - Other hazardous items

Hazardous household items that are improperly disposed of can cause **garbage truck and facility fires**. This includes lithium-ion batteries that can be found in many electronics and toys.

### This summer, remember to:

- Allow coals to cool, after grilling
- Dispose of coals in a sealed metal container
- Take hazardous waste to your local hazardous waste drop location



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

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

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

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

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

# Tab 10



Michele Emery

Board Chairperson

K-Bar II CDD

Dear Michele:

I am pleased to extend the following offer to the district.

### **Offer Summary**

#### **We will deploy.**

- Upgraded Camera LPR cameras at (9) Gates.
- Add LPR entry system, (for guest use only)
- New Kiosk with QR code reader (for guest use only)
- Add (9) outdoor receiver enclosures.
- Add vehicle detection (auto call) units to indicate vehicle presence at the kiosk.

Gilded Woods is already equipped with most of the above equipment.

The structure of the offer will be via our SecuriteamOne program that includes no charge repair service.

#### **Agreement notes**

- No increase in service charges (except \$1000 per month for Gilded Woods) for at least 1 year. Annual increases capped at 5%.
- Additional Gates will result in increased charges.
- Extension to remaining term not required.
- Gate repair service will be provided by others. We will work with your new gate contractor to ensure a smooth transition. We can recommend gate contractors with whom we have a great working relationship.
- Service Level Agreement
  - Average kiosk answer time under 60 seconds. (Our historic answer times is about 30 seconds)
  - Service Response under forty-eight business hours.

Upon approval of the offer summary, I will send the full agreement to Andy for review.

I will be out of the country from 4/6-4/20. Our VP, Frank Prete will be available to answer any questions during my absence.



I appreciate your business and look forward to working together more in the future.

Sincerely,

*Rob Cirillo*

Rob Cirillo

CEO

# Tab 11

Deliver to Jeffrey  
Tampa 33647

Garden & Outdoor

Search Amazon

EN

Jeffrey  
Account & Lists

Returns  
in Orders



Subtotal  
\$3,615.94

Medical Care Buy Again Keep Shopping For Automotive Pharmacy Prime Groceries Coupons Livestreams Amazon Music Kindle Web

Amazon Home Shop by Room Discover Shop by Style Home Décor Furniture Kitchen & Dining Bed & Bath Garden & Outdoor Home Improvement



Only 4 left in stock - order soon.

### Consider these alternative items

Sponsored



Arrow Classic Steel Storage Shed, 10x12, Charcoal  
36  
\$813<sup>42</sup>

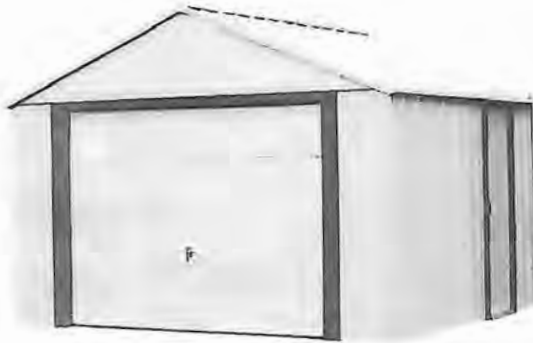
Arrow Classic Steel Storage Shed, 10x14, Flute Gray  
40  
\$945<sup>31</sup>



Arrow Shed AK100 Concrete Anchor Kit  
730  
\$337<sup>2</sup>



Patio, Lawn & Garden › Outdoor Storage & Housing › Storage Sheds



## Arrow Shed 12' x 10' Murryhill Garage Galvanized Steel Extra Tall Walls Prefabricated Shed Storage Building, 12' x 10', Flute Gray

Visit the Arrow Shed Store  
2.2 18 ratings

**\$2,403<sup>98</sup>**

Or **\$95.14** /mo (48 mo). Select from 1 plan

Pay ~~\$2,403.98~~ **\$2,278.98** for this order. Get a \$125 Amazon Gift Card upon approval for the Amazon Business Prime Card. Terms apply.

### Delivery & Support

Select to learn more



Ships from  
OmniHop



Eligible for  
Return, Refund  
or  
Replacement..



Customer  
Support

**\$2,403<sup>98</sup>**

FREE delivery April 11 - 22.  
Details

Deliver to Jeffrey - Tampa 33647

**Only 4 left in stock - order soon.**

Quantity: 1

Add to Cart

Buy Now

Ships from  
Sold by  
Returns

OmniHop  
OmniHop  
Eligible for  
Return, Refund or  
Replacement...

Payment  
See more

Secure transaction

Add to List

### Other sellers on Amazon

New (4) from **\$2,403<sup>98</sup>** & **FREE Shipping**

Sponsored

Color: **Flute Gray**

Size: **12' x 10'**

<b>12' x 10'</b> \$2,403.98	12' x 17' \$2,550.00	12' x 31' \$3,942.89	14' x 21' \$4,330.79
--------------------------------	-------------------------	-------------------------	-------------------------

Pattern Name: **Shed**

**Brand** Arrow Shed  
**Color** Flute Gray  
**Material** Alloy Steel  
**Item Weight** 467 Pounds  
**Style** Lawn

### About this item

- **STEEL FRAME CONSTRUCTION:** Made from strong and durable galvanized steel to withstand the elements and resist corrosion and rust
- **SPACE FOR YOU AND YOUR EQUIPMENT:** Extra-tall walls and a high-gable roof provide additional headroom and storage space for your tool bench, lawn and gardening equipment, and woodworking tools
- **EASY ENTRY OPTIONS:** Sliding side door allows you to walk into the garage easily, while an extra-wide roll-up door accommodates bigger items

Roll over image to zoom in  
**AMAZON**







# 10 x 12 Classic Shed

In stock 10 x 12 Shed For Sale | Evansville, IN



Introducing our new 10x12 Classic Shed, a perfect blend of design and utility. Made by Country Barns and More, this shed is a great addition to your yard. Visit us at our Evansville, IN (2300 East Morgan Ave) Sales Lot to find out more.

**SHED FOR SALE BY:**

**Country Barns and More, LLC  
of Evansville, Indiana**

In stock 10 x 12 shed manufactured by Country Barns and More.

Buy this shed today for only

**\$3,099.00**

OR \$115.00 / mo

Shed Dealer Contact Info

SOLD

## WHAT'S INCLUDED WITH THIS SHED

- ✔ Size: 10 x 12
- ✔ Serial #: W70SB1012CHGYGYM030-823
- ✔ # of doors: 1
- ✔ Limited Lifetime Warranty



ABOUT	PRODUCTS	BRANDS	SPECIALS	SUPPORT	REVIEWS	CONTACT
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Toll Free: 877.233.3350

Home Carports / Garages Everest Garage 12' x 10' Charcoal

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- Hollon Safe Company
- KoKoMo Grills
- Koova
- Lock-Tile
- Luxor
- Mesa Safe Company
- Monkey Bars

Everest Garage 12' x 10' Charcoal



Overview Features Specs Manufacturer Videos Documents

- Material: Galvalume Steel
- Color: Charcoal
- Door Type: 1 Sliding Front Roll-Up Door, 1 Side Swing Door
- Storage Bag: No
- Size: 12' W x 10' D x 10' H
- Rib Tubing Diameter: 3.86 x 3.86 in.
- Total Storage Area: 116 sq. ft.
- Total Storage Volume: 1043 cu. ft.
- Assembled Exterior: 146.13" W x 123.6" D x 123.48" H
- Assembled Interior: 141.13" W x 118.3" D x 122.23" H
- Door / Entrance Width Bottom: 95 in.
- Door / Entrance Height Outside: 83.66 in.
- Wall Height: 94 in.
- Peak Height: 28 in.
- Side Door Opening Height: 78.25 in.
- Side Door / Entrance Width: 28.3 in.
- Included Items: Steel, Hardware, Garage Door, Manual, Fasteners
- Assembly Required: Yes
- Wind and Snow Rated: Yes
- Wind Speed Rating: 100 MPH
- Snow Load Rating: 35 PSF
- Proposition 65: No
- Warranty: 20 Year Limited

# SOJAG

## Sojag Everest Garage 12' x 10' Charcoal

The Everest Garage Series is a stylish, premium garage from SOJAG. The Everest is made strong and is made with tough Galvalume steel that's aluminum, zinc and silicone plated for exceptional corrosion resistance. The unit features a wind and snow load rating, a stylish premium paint textured finish, and is expandable up to 100 feet long.

Item Number: 166941  
Shipping: **THIS ITEM SHIPS FOR FREE**

MSRP: ~~\$4,454.95~~ / OUR PRICE: **\$3,144.95**  
Designate Quantity: 1 **BUY NOW**

**\$ 3,144.95**

**FREE**  
Shipping!  
RESTRICTIONS APPLY. MAKE US YOUR

**FRIDGE / FREEZER**

**GLADIATOR**  
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**PREMIUM CABINETS**

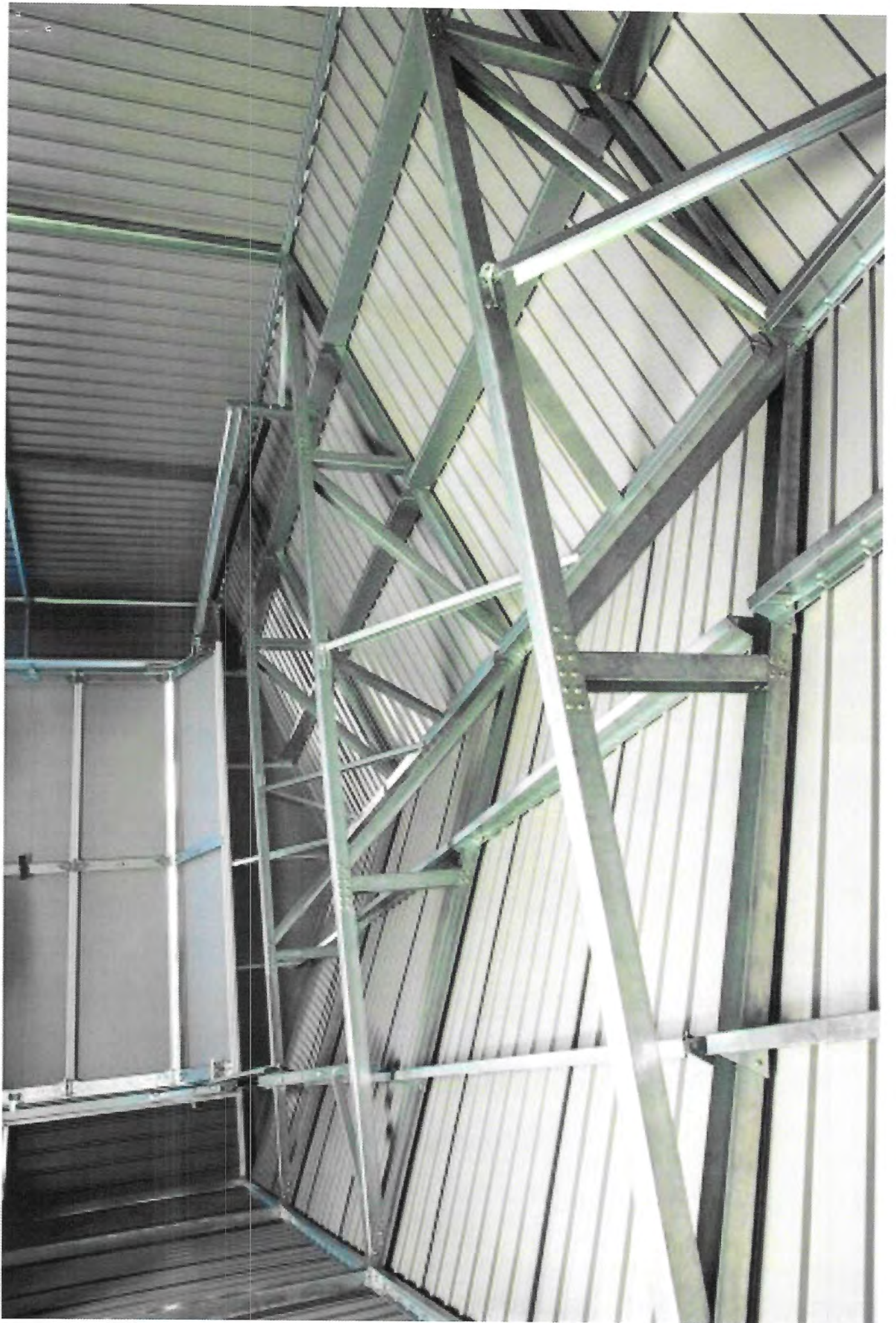
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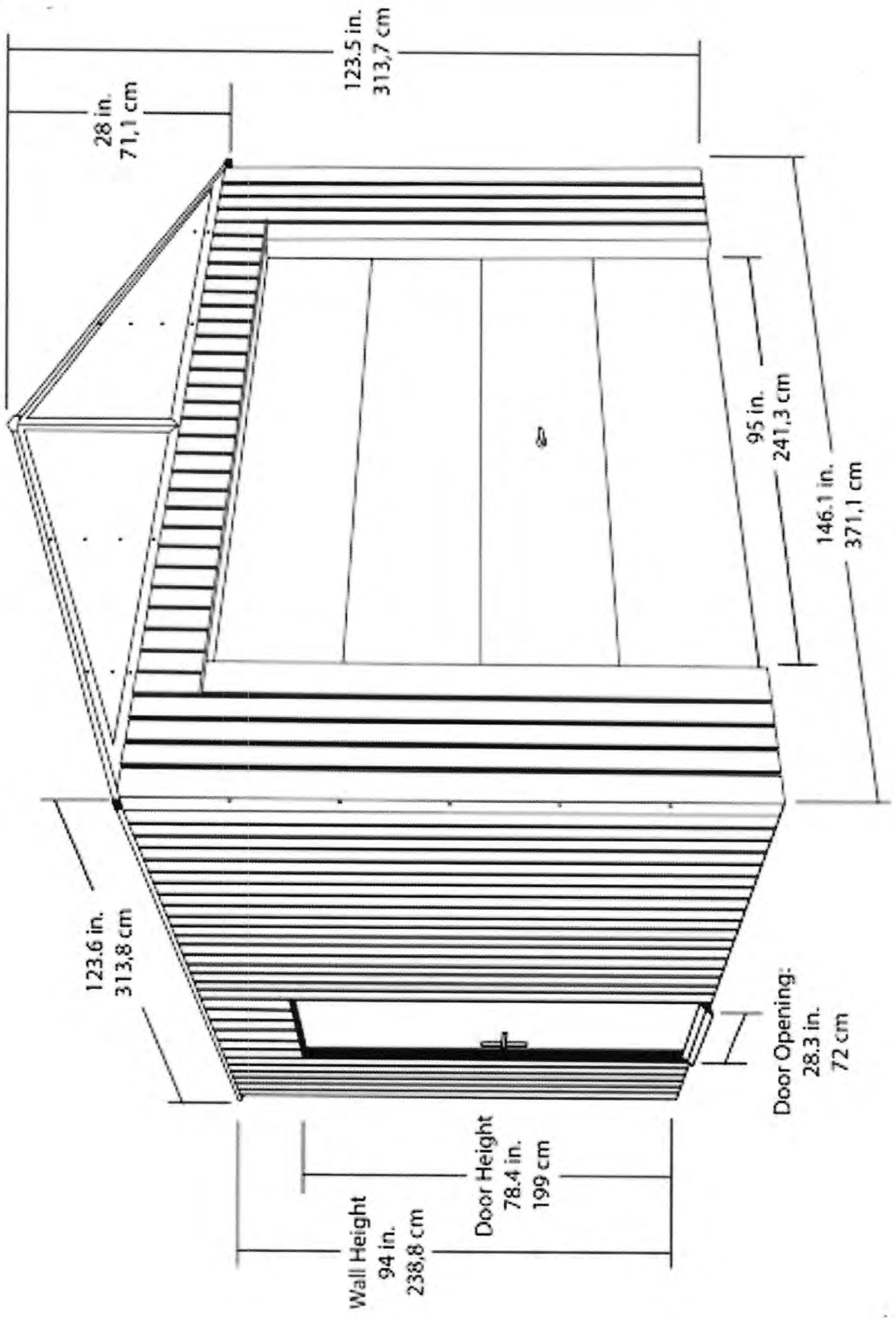
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Related Products











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### PREMIUM CABINETS



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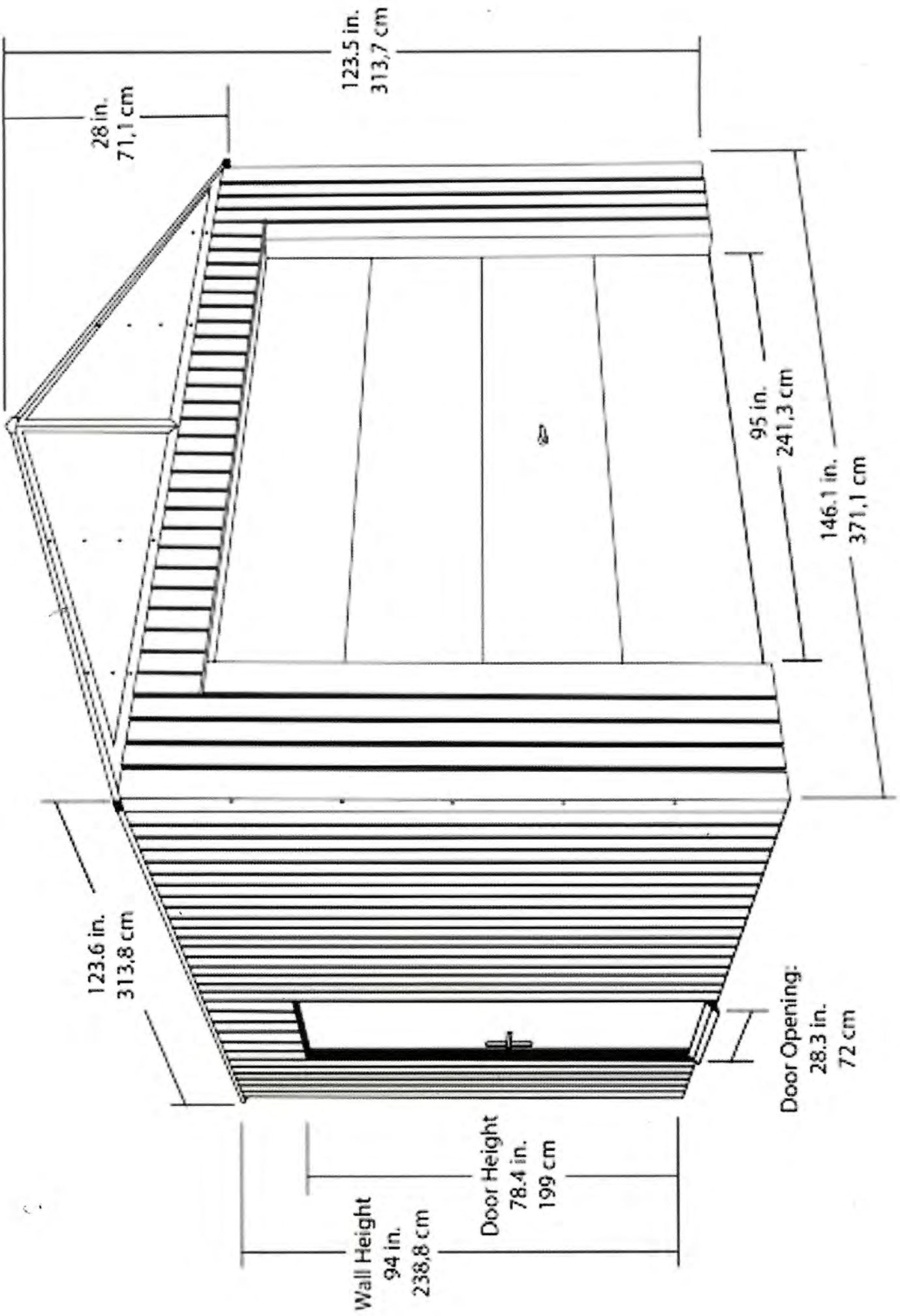
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## 12 ft Standard Portable Storage

Wallisville, TX

**\$3877.00**

3 inventory

**Quantity**

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Description

Delivery

Specifications

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