

**CYPRESS PRESERVE  
COMMUNITY DEVELOPMENT DISTRICT  
BOARD OF SUPERVISORS  
REGULAR MEETING  
June 14, 2022**



# **CYPRESS PRESERVE COMMUNITY DEVELOPMENT DISTRICT AGENDA**

**Tuesday, June 14, 2022**

**1:30 P.M.**

The Club Connerton West Clubhouse  
21100 Fountain Garden Way, Land O' Lakes, FL 34637

<b>District Board of Supervisors</b>	Chair	Penny Clark
	Vice-Chair	Eric Davidson
	Supervisor	Stephanie Boretski
	Supervisor	Kathleen Casey Swanson
	Supervisor	Eugenia Lynch
<b>District Manager</b>	Inframark	Brian Howell
<b>District Attorney</b>	Straley Robin Vericker	Vivek K. Babbar
<b>District Engineer</b>	Florida Land Design & Permitting	Ed Mazur

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

The Regular Meeting will begin at **1:30 P.M.** with the business items section contains items for approval by the District Board of Supervisors that may require discussion, motion and votes on an item-by-item basis. Agendas can be reviewed online at: <http://cypresspreserveccd.com/> or by contacting the Manager's office at (813) 873-7300 at least seven days in advance of the scheduled meeting. Each individual is limited to **three (3) minutes** for public comments. The Board of Supervisors or Staff is not obligated to provide a response at the meeting and may need additional time to research issues or concerns brought up at the meeting.

Public workshops sessions may be advertised and held in an effort to provide informational services. These sessions allow staff or consultants to discuss a policy or business matter in a more informal manner and allow for lengthy presentations prior to scheduling the item for approval. No motions or votes are made during these sessions.

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this meeting is asked to advise the District Office at (813) 873-7300, at least 48 hours before the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at 711, who can aid you in contacting the District Office.

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



Board of Supervisors  
Cypress Preserve Community Development District

Dear Board Members:

The Regular Meeting of **Cypress Preserve Community Development District** will be held on **June 14, 2022 at 1:30 P.M.** at The Club Connerton Clubhouse 21100 Fountain Garden Way, Land O' Lakes, FL 34637. **Please let us know 24 hours before the meeting if you wish to call in for the meeting.** Following is the agenda for the meeting:

**Call-In Number: 1-866-906-9330**

**Access Code: 9074748#**

- 1. CALL TO ORDER/ROLL CALL**
- 2. AUDIENCE QUESTIONS AND COMMENTS ON AGENDA ITEMS**
- 3. VENDOR & STAFF REPORTS**
  - A. District Counsel
  - B. District Engineer
    - i. Discussion on RFQ for District Engineer
  - C. District Manager.....Tab 01
    - i. American Ecosystem Aquatic Report
    - ii. Cypress Preserve Amenity Survey Summary 2022
- 4. BUSINESS ITEMS**
  - A. Consideration of Resolution 2022-01; Re-Designating Officers.....Tab 02
  - B. Consideration of Resolution 2022-02; Approving Fiscal Year 2023 Proposed Budget & Setting Public Hearing.....Tab 03
  - C. Annual Notice of Qualified Electors.....Tab 04
  - D. Consideration of Resolution 2022-03; Announcing Landowner Election.....Tab 05
    - i. Sample Ballot & Proxy
  - E. Discussion on Mossy Timber Entrance Median Revamp Proposal.....Tab 06
  - F. Discussion on Amenity Center Security
  - G. General Matters of the District
- 5. CONSENT AGENDA**
  - A. Consideration of Board of Supervisor Regular Meeting Minutes March 1, 2022,..... Tab 07
  - B. Consideration of Board of Supervisor Regular Meeting Minutes May 3, 2022, ..... Tab 08
  - C. Consideration of Operations and Maintenance Expenditures February – May 2022 ..... Tab 09
  - D. Review of Financial Statements through May 31, 2022,..... Tab 10
- 6. SUPERVISORS REQUESTS**
- 7. AUDIENCE QUESTIONS, COMMENTS AND DISCUSSION FORUM**
- 8. ADJOURNMENT**

We look forward to seeing you at the meeting. In the meantime, if you have any questions, please do not hesitate to call us at (813) 873-7300.

Sincerely,

Brian Howell,  
District Manager





Serving Florida Statewide



# American Ecosystems, Inc.®

AQUATIC MANAGEMENT SERVICES

P.O. Box 40517  
St. Petersburg, FL 33743-0517  
Phone (727) 545-4404

## TREATMENT REPORT

CUSTOMER: Cypress Preserve ACCOUNT # \_\_\_\_\_  
BIOLOGIST: C. Curran DATE: 3/11/22 TIME: \_\_\_\_\_

SITE	WEEDS TREATED					DAYS RESTRICTED
	ALGAE	GRASSES	UNDERWATER	FLOATING	TERRESTRIAL	
#11	✓					1

SITE	OTHER SERVICES PROVIDED						
	BACTERIAL TEST (FECAL COLIFORM)	FISH STOCKING	MECHANICAL WEED REMOVAL	AQUATIC PLANT INSTALLATION	CLARIFICATION	POND DYE	AERATION SYSTEM SERVICING

COMMENTS: Treated Pond above for Algae as requested.

Customers Signature Enail Copy Date 3/11/22





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# American Ecosystems, Inc.®

AQUATIC MANAGEMENT SERVICES

**TREATMENT REPORT**P.O. Box 40517  
St. Petersburg, FL 33743-0517  
Phone (727) 545-4404CUSTOMER: Cypress Preserve ACCOUNT # \_\_\_\_\_BIOLOGIST: Covin DATE: 3/14/ TIME: \_\_\_\_\_

SITE	WEEDS TREATED					DAYS RESTRICTED
	ALGAE	GRASSES	UNDERWATER	FLOATING	TERRESTRIAL	
All sites		✓			✓	✓
# 5, 12, 14	✓					✓

**OTHER SERVICES PROVIDED**

SITE	BACTERIAL TEST (FECAL COLIFORM)	FISH STOCKING	MECHANICAL WEED REMOVAL	AQUATIC PLANT INSTALLATION	CLARIFICATION	POND DYE	AERATION SYSTEM SERVICING

COMMENTS: Treated all sites for shoreline grasses as needed, Treated sites above for Algae.

Customers Signature

Email Copy

Date

3/14/22





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# American Ecosystems, Inc.®

AQUATIC MANAGEMENT SERVICES

## TREATMENT REPORT

P.O. Box 40517  
St. Petersburg, FL 33743-0517  
Phone (727) 545-4404CUSTOMER: Cypress Preserve ACCOUNT # \_\_\_\_\_BIOLOGIST: Cronin DATE: 4/8/20 TIME: \_\_\_\_\_

SITE	WEEDS TREATED					DAYS RESTRICTED
	ALGAE	GRASSES	UNDERWATER	FLOATING	TERRESTRIAL	
All sites		✓			✓	✓
3,4,7	✓					✓

### OTHER SERVICES PROVIDED

SITE	BACTERIAL TEST (FECAL COLIFORM)	FISH STOCKING	MECHANICAL WEED REMOVAL	AQUATIC PLANT INSTALLATION	CLARIFICATION	POND DYE	AERATION SYSTEM SERVICING

COMMENTS: Treated all sites for shoreline grasses as needed. Treated sites listed above  
for Algae. Results may vary due low wind and High water levels.

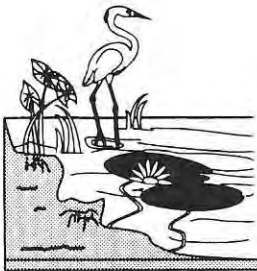
Customers Signature

Email Copy

Date

4/8/20





# American Ecosystems, Inc.®

AQUATIC MANAGEMENT SERVICES

Serving Florida Statewide



P.O. Box 40517  
St. Petersburg, FL 33743-0517  
Phone (727) 545-4404

## TREATMENT REPORT

CUSTOMER: Cypress Preserve. ACCOUNT # \_\_\_\_\_

BIOLOGIST: Cronin DATE: 4/20/22 TIME: \_\_\_\_\_

SITE	WEEDS TREATED					DAYS RESTRICTED
	ALGAE	GRASSES	UNDERWATER	FLOATING	TERRESTRIAL	
<u>#6, 13, 11, 15, 16, 20, 21</u>	<input checked="" type="checkbox"/>				<input checked="" type="checkbox"/>	<u>5</u>

SITE	OTHER SERVICES PROVIDED						
	BACTERIAL TEST (FECAL COLIFORM)	FISH STOCKING	MECHANICAL WEED REMOVAL	AQUATIC PLANT INSTALLATION	CLARIFICATION	POND DYE	AERATION SYSTEM SERVICING

COMMENTS: Treated sites listed above for Algae.

Customers Signature Enail Copy Date 4/20/22



## Cypress Preserve Survey Summary 2022

Amenity	# that responded 1 or 2 (not very desirable)	# that responded 3	# that responded 4 or 5 (very desirable)	Average
Basketball court	107	33	82	2.77
Tennis court	117	33	72	2.58
Adding swings to the existing playground	85	37	100	3.09
Kiddie pool	122	24	76	2.62
Adding another pool	46	18	158	4.03
Neighborhood gym	32	19	171	4.25
Frisbee/ disc golf near the nature trail	132	43	47	2.26
Shuffleboard	165	28	29	1.81
Professional Holiday Lighting	63	30	129	3.54
How desirable would it be to build a new community amenity if it meant that an existing park or green space would be eliminated?	43	34	145	3.84
If future community development/ improvements increased the yearly CDD cost, how would you rate your support of the improvement?	78	59	85	3.07
How likely are you to attend a future event?	85	39	98	3.11
How likely are you to visit the CDD website for resource information?	47	49	126	3.67

Total Responses 222

### Amenities that received the most responses 4 or 5 very desirable:

1. Neighborhood gym 171/222 (77%)
2. Adding another pool 158/222 (71%)
3. Adding swings to existing playground 100/222 (45%)

### Amenities that received the most responses 1 or 2 not very desirable:

1. Shuffleboard 165/222 (74%)
2. Frisbee/disc golf near trail 132/222 (59%)
3. Kiddie pool 122/222 (55%)



**RESOLUTION 2022-01**

**A RESOLUTION OF THE BOARD OF SUPERVISORS  
DESIGNATING THE OFFICERS OF CYPRESS  
PRESERVE COMMUNITY DEVELOPMENT DISTRICT,  
AND PROVIDING FOR AN EFFECTIVE DATE.**

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

**WHEREAS**, the Board of Supervisors (hereinafter the “Board”) now desires to designate the Officers of the District per F.S. 190.006(6).

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

1. The following persons are elected to the offices shown, to wit:

<u>Penny Clark</u>	Chairman
<u>Eric Davidson</u>	Vice-Chairman
<u>Brian Lamb</u>	Secretary
<u>Eric Davidson</u>	Treasurer
<u>Heather Dilley</u>	Assistant Secretary
<u>Kathleen Swanson</u>	Assistant Secretary
<u>Stephanie Boretski</u>	Assistant Secretary
<u>Eugenia Lynch</u>	Assistant Secretary

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

**PASSED AND ADOPTED THIS 14th day of June 2022**

**ATTEST:**

**CYPRESS PRESERVE COMMUNITY  
DEVELOPMENT DISTRICT**

\_\_\_\_\_  
Secretary/ Assistant Secretary  
Print Name: \_\_\_\_\_

\_\_\_\_\_  
Chair/ Vice Chair  
Print Name: \_\_\_\_\_



## RESOLUTION 2022-02

**A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE CYPRESE PRESEVE COMMUNITY DEVELOPMENT DISTRICT APPROVING A PROPOSED OPERATION AND MAINTENANCE BUDGET FOR FISCAL YEAR 2022/2023; SETTING A PUBLIC HEARING THEREON PURSUANT TO FLORIDA LAW; ADDRESSING TRANSMITTAL, POSTING, AND PUBLICATION REQUIREMENTS; AND PROVIDING AN EFFECTIVE DATE.**

**WHEREAS**, the District Manager prepared and submitted to the Board of Supervisors (“**Board**”) of the Cypress Preseve Community Development District (“**District**”) prior to June 15, 2022 a proposed operation and maintenance budget for the fiscal year beginning October 1, 2022 and ending September 30, 2023 (“**Proposed Budget**”); and

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

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

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

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

DATE: August 16, 2022

HOUR: 1:30 p.m.

LOCATION: Land O’Lakes Heritage Park  
5401 Land O’Lakes Blvd.  
Land O’Lakes, FL 34639

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

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



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

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

**PASSED AND ADOPTED ON June 14, 2022**

Attest:

**Cyprese Preseve Community  
Development District**

\_\_\_\_\_  
Print Name: \_\_\_\_\_  
Secretary / Assistant Secretary

\_\_\_\_\_  
Print Name: \_\_\_\_\_  
Chair/Vice Chair of the Board of Supervisors

**Exhibit A: Proposed Budget for Fiscal Year 2022/2023**



2023



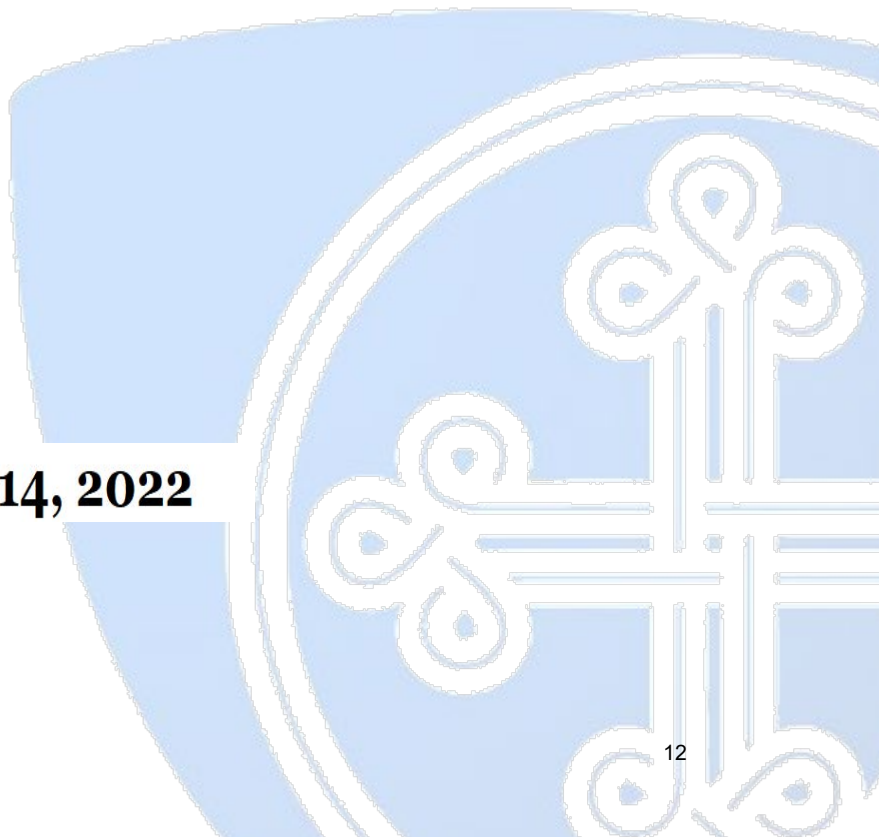
# CYPRESS PRESERVE

COMMUNITY DEVELOPMENT DISTRICT

## FISCAL YEAR 2023

PROPOSED ANNUAL OPERATING BUDGET

**June 14, 2022**





# CYPRESS PRESERVE

## COMMUNITY DEVELOPMENT DISTRICT

### FISCAL YEAR 2023

#### PROPOSED ANNUAL OPERATING BUDGET

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**June 14, 2022**



# CYPRESS PRESERVE

## COMMUNITY DEVELOPMENT DISTRICT

### BUDGET INTRODUCTION

#### **Background Information**

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

The following report represents the District budget for Fiscal Year 2023, which begins on October 1, 2022. The District budget is organized by fund to segregate financial resources and ensure that the segregated resources are used for their intended purpose, and the District has established the following funds.

<b><u>Fund Number</u></b>	<b><u>Fund Name</u></b>	<b><u>Services Provided</u></b>
001	General Fund	Operations and Maintenance of Community Facilities
200	Debt Service Fund	Collection of Special Assessments for Debt Service on the Series 2017 Special Assessment Revenue Bonds
201	Debt Service Fund	Collection of Special Assessments for Debt Service on the Series 2019 Special Assessment Revenue Bonds

#### **Maintenance of the Facilities**

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



# CYPRESS PRESERVE

## COMMUNITY DEVELOPMENT DISTRICT

	Fiscal Year 2022 Proposed Operating Budget	Current Period Actuals 10/1/21 - 03/31/22	Projected Revenues & Expenditures 4/1/22 to 9/30/22	Total Actuals and Projections Through 9/30/22	Over/(Under) Budget Through 9/30/22
<b>REVENUES</b>					
<b>SPECIAL ASSESSMENTS - SERVICE CHARGES</b>					
Operations & Maintenance Assmts-Tax Roll	388,397.66	383,062.13	5,335.53	388,397.66	0.00
Operations & Maintenance Assmts-Off Roll	25,000.00	1,114.48	23,885.52	25,000.00	0.00
<b>TOTAL SPECIAL ASSESSMENTS - SERVICE CHARGES</b>	<b>\$413,397.66</b>	<b>\$384,176.61</b>	<b>\$29,221.05</b>	<b>\$413,397.66</b>	<b>\$0.00</b>
<b>INTEREST EARNINGS</b>					
Interest Earnings	0.00	0.23	0.00	0.23	0.23
<b>TOTAL INTEREST EARNINGS</b>	<b>\$0.00</b>	<b>\$0.23</b>	<b>\$0.00</b>	<b>\$0.23</b>	<b>\$0.23</b>
<b>CONTRIBUTIONS &amp; DONATIONS FROM PRIVATE SOURCES</b>					
Developer Contributions	85,917.34	863,526.51	13,833.40	877,359.91	791,442.57
<b>TOTAL CONTRIBUTIONS &amp; DONATIONS FROM PRIVATE SOURCES</b>	<b>\$85,917.34</b>	<b>\$863,526.51</b>	<b>\$13,833.40</b>	<b>\$877,359.91</b>	<b>\$791,442.57</b>
<b>OTHER MISCELLANEOUS REVENUES</b>					
Miscellaneous	0.00	34,487.45	0.00	34,487.45	34,487.45
<b>TOTAL OTHER MISCELLANEOUS REVENUES</b>	<b>\$0.00</b>	<b>\$34,487.45</b>	<b>\$0.00</b>	<b>\$34,487.45</b>	<b>\$34,487.45</b>
<b>TOTAL REVENUES</b>	<b>\$499,315.00</b>	<b>\$1,282,190.80</b>	<b>\$43,054.45</b>	<b>\$1,325,245.25</b>	<b>\$825,930.25</b>
<b>EXPENDITURES</b>					
<b>LEGISLATIVE</b>					
Supervisor Fees	2,400.00	2,400.00	1,200.00	3,600.00	1,200.00
<b>TOTAL LEGISLATIVE</b>	<b>\$2,400.00</b>	<b>\$2,400.00</b>	<b>\$1,200.00</b>	<b>\$3,600.00</b>	<b>\$1,200.00</b>
<b>FINANCIAL &amp; ADMINISTRATIVE</b>					
District Manager	42,500.00	21,250.02	21,249.98	42,500.00	0.00
District Engineer	5,000.00	2,730.00	1,270.00	4,000.00	(1,000.00)
Disclosure Report	8,400.00	4,200.00	4,200.00	8,400.00	0.00
Trustees Fees	8,200.00	2,012.79	6,187.21	8,200.00	0.00
Assessment Roll	150.00	75.00	(75.00)	0.00	(150.00)
Accounting Services	6,000.00	2,100.00	3,900.00	6,000.00	0.00
Auditing Services	5,900.00	1,258.00	5,942.00	7,200.00	1,300.00
Postage, Phone, Faxes, Copies	220.00	314.32	435.68	750.00	530.00
Public Officials Insurance	2,663.00	0.00	2,663.00	2,663.00	0.00
Legal Advertising	2,000.00	0.00	1,000.00	1,000.00	(1,000.00)
Bank Fees	200.00	0.00	100.00	100.00	(100.00)
Dues, Licenses & Fees	197.00	558.04	41.96	600.00	403.00
Office Supplies	500.00	106.63	143.37	250.00	(250.00)
Website Administration	1,500.00	750.00	750.00	1,500.00	0.00
ADA Website Compliance	1,500.00	1,568.52	0.00	1,568.52	68.52
<b>TOTAL FINANCIAL &amp; ADMINISTRATIVE</b>	<b>\$84,930.00</b>	<b>\$36,923.32</b>	<b>\$47,808.20</b>	<b>\$84,731.52</b>	<b>(\$198.48)</b>
<b>LEGAL COUNSEL</b>					

### FISCAL YEAR 2022 BUDGET ANALYSIS



# CYPRESS PRESERVE

## COMMUNITY DEVELOPMENT DISTRICT

District Counsel	7,500.00	2,098.50	401.50	2,500.00	(5,000.00)
<b>TOTAL LEGAL COUNSEL</b>	<b>\$7,500.00</b>	<b>\$2,098.50</b>	<b>\$401.50</b>	<b>\$2,500.00</b>	<b>(\$5,000.00)</b>
<b>UTILITY SERVICES</b>					
Street Lights	30,000.00	4,993.07	5,006.93	10,000.00	(20,000.00)
Other Electric Services	5,000.00	3,255.35	3,244.65	6,500.00	1,500.00
Potable Water Utility Services	6,000.00	6,490.04	6,509.96	13,000.00	7,000.00
<b>TOTAL UTILITY SERVICES</b>	<b>\$41,000.00</b>	<b>\$14,738.46</b>	<b>\$14,761.54</b>	<b>\$29,500.00</b>	<b>(\$11,500.00)</b>
<b>OTHER PHYSICAL ENVIRONMENT</b>					
Waterway Management System	22,000.00	17,145.00	7,855.00	25,000.00	3,000.00
General Liability & Property Casualty Insurance	23,385.00	0.00	23,385.00	23,385.00	0.00
Landscape Maintenance	209,000.00	104,546.63	104,453.37	209,000.00	0.00
Miscellaneous Repairs & Maintenance	20,000.00	8,799.93	8,200.07	17,000.00	(3,000.00)
Hardscape Maintenance	7,500.00	0.00	2,000.00	2,000.00	(5,500.00)
Plant Replacement Program	15,000.00	10,993.99	4,006.01	15,000.00	0.00
Improvements other than Buildings	0.00	600,533.43	0.00	600,533.43	600,533.43
Capital Improvements	20,600.00	261,995.30	0.00	261,995.30	241,395.30
<b>TOTAL OTHER PHYSICAL ENVIRONMENT</b>	<b>\$317,485.00</b>	<b>\$1,004,014.28</b>	<b>\$149,899.45</b>	<b>\$1,153,913.73</b>	<b>\$836,428.73</b>
<b>ROAD &amp; STREET FACILITIES</b>					
Sidewalk & Pavement Repairs	3,000.00	0.00	2,000.00	2,000.00	(1,000.00)
<b>TOTAL ROAD &amp; STREET FACILITIES</b>	<b>\$3,000.00</b>	<b>\$0.00</b>	<b>\$2,000.00</b>	<b>\$2,000.00</b>	<b>(\$1,000.00)</b>
<b>PARKS &amp; RECREATION</b>					
Cabana Janitorial & Cleaning	16,000.00	5,010.00	4,990.00	10,000.00	(6,000.00)
Recreation Facility Maintenance	5,000.00	2,092.81	2,907.19	5,000.00	0.00
Recreation Equipment Maintenance	2,500.00	0.00	1,000.00	1,000.00	(1,500.00)
Pool Operations & Maintenance	12,000.00	22,342.00	7,658.00	30,000.00	18,000.00
Security System	7,500.00	1,577.41	1,422.59	3,000.00	(4,500.00)
<b>TOTAL PARKS &amp; RECREATION</b>	<b>\$43,000.00</b>	<b>\$31,022.22</b>	<b>\$17,977.78</b>	<b>\$49,000.00</b>	<b>\$6,000.00</b>
<b>TOTAL EXPENDITURES</b>	<b>\$499,315.00</b>	<b>\$1,091,196.78</b>	<b>\$234,048.47</b>	<b>\$1,325,245.25</b>	<b>\$825,930.25</b>
<b>EXCESS OF REVENUES OVER/(UNDER) EXPENDITURES</b>	<b>\$0.00</b>	<b>\$190,994.02</b>	<b>(\$190,994.02)</b>	<b>\$0.00</b>	<b>\$0.00</b>



# CYPRESS PRESERVE

## COMMUNITY DEVELOPMENT DISTRICT

	Fiscal Year 2022 Proposed Operating Budget	Total Actuals and Projections Through 9/30/22	Over/(Under) Budget Through 9/30/22	Fiscal Year 2023 Proposed Operating Budget	Increase / (Decrease) from FY 2022 to FY 2023
<b>REVENUES</b>					
<b>SPECIAL ASSESSMENTS - SERVICE CHARGES</b>					
Operations & Maintenance Assmts-Tax Roll	388,397.66	388,397.66	0.00	385,961.87	(2,435.79)
Operations & Maintenance Assmts-Off Roll	25,000.00	25,000.00	0.00	113,353.13	88,353.13
<b>TOTAL SPECIAL ASSESSMENTS - SERVICE CHARGES</b>	<b>\$413,397.66</b>	<b>\$413,397.66</b>	<b>\$0.00</b>	<b>\$499,315.00</b>	<b>\$85,917.34</b>
<b>INTEREST EARNINGS</b>					
Interest Earnings	0.00	0.23	0.23	0.00	0.00
<b>TOTAL INTEREST EARNINGS</b>	<b>\$0.00</b>	<b>\$0.23</b>	<b>\$0.23</b>	<b>\$0.00</b>	<b>\$0.00</b>
<b>CONTRIBUTIONS &amp; DONATIONS FROM PRIVATE SOURCES</b>					
Developer Contributions	85,917.34	877,359.91	791,442.57	0.00	(85,917.34)
<b>TOTAL CONTRIBUTIONS &amp; DONATIONS FROM PRIVATE SOURCES</b>	<b>\$85,917.34</b>	<b>\$877,359.91</b>	<b>\$791,442.57</b>	<b>\$0.00</b>	<b>\$(85,917.34)</b>
<b>OTHER MISCELLANEOUS REVENUES</b>					
Miscellaneous	0.00	34,487.45	34,487.45	0.00	0.00
<b>TOTAL OTHER MISCELLANEOUS REVENUES</b>	<b>\$0.00</b>	<b>\$34,487.45</b>	<b>\$34,487.45</b>	<b>\$0.00</b>	<b>\$0.00</b>
<b>TOTAL REVENUES</b>	<b>\$499,315.00</b>	<b>\$1,325,245.25</b>	<b>\$825,930.25</b>	<b>\$499,315.00</b>	<b>\$0.00</b>
<b>EXPENDITURES</b>					
<b>LEGISLATIVE</b>					
Supervisor Fees	2,400.00	3,600.00	1,200.00	3,600.00	1,200.00
<b>TOTAL LEGISLATIVE</b>	<b>\$2,400.00</b>	<b>\$3,600.00</b>	<b>\$1,200.00</b>	<b>\$3,600.00</b>	<b>\$1,200.00</b>
<b>FINANCIAL &amp; ADMINISTRATIVE</b>					
District Manager	42,500.00	42,500.00	0.00	42,500.00	0.00
District Engineer	5,000.00	4,000.00	(1,000.00)	5,000.00	0.00
Disclosure Report	8,400.00	8,400.00	0.00	8,400.00	0.00
Trustees Fees	8,200.00	8,200.00	0.00	8,200.00	0.00
Assessment Roll	150.00	0.00	(150.00)	0.00	(150.00)
Accounting Services	6,000.00	6,000.00	0.00	6,000.00	0.00
Auditing Services	5,900.00	7,200.00	1,300.00	7,400.00	1,500.00
Postage, Phone, Faxes, Copies	220.00	750.00	530.00	750.00	530.00
Public Officials Insurance	2,663.00	2,663.00	0.00	2,663.00	0.00
Legal Advertising	2,000.00	1,000.00	(1,000.00)	1,500.00	(500.00)
Bank Fees	200.00	100.00	(100.00)	200.00	0.00
Dues, Licenses & Fees	197.00	600.00	403.00	500.00	303.00
Office Supplies	500.00	250.00	(250.00)	248.48	(251.52)
Website Administration	1,500.00	1,500.00	0.00	1,500.00	0.00
ADA Website Compliance	1,500.00	1,568.52	68.52	1,568.52	68.52

**FISCAL YEAR 2023**  
**PROPOSED ANNUAL OPERATING BUDGET**



# CYPRESS PRESERVE

## COMMUNITY DEVELOPMENT DISTRICT

<b>TOTAL FINANCIAL &amp; ADMINISTRATIVE</b>	<b>\$84,930.00</b>	<b>\$84,731.52</b>	<b>(\$198.48)</b>	<b>\$86,430.00</b>	<b>\$1,500.00</b>
<b>LEGAL COUNSEL</b>					
District Counsel	7,500.00	2,500.00	(5,000.00)	5,000.00	(2,500.00)
<b>TOTAL LEGAL COUNSEL</b>	<b>\$7,500.00</b>	<b>\$2,500.00</b>	<b>(\$5,000.00)</b>	<b>\$5,000.00</b>	<b>(\$2,500.00)</b>
<b>UTILITY SERVICES</b>					
Street Lights	30,000.00	10,000.00	(20,000.00)	20,000.00	(10,000.00)
Other Electric Services	5,000.00	6,500.00	1,500.00	6,500.00	1,500.00
Potable Water Utility Services	6,000.00	13,000.00	7,000.00	13,000.00	7,000.00
<b>TOTAL UTILITY SERVICES</b>	<b>\$41,000.00</b>	<b>\$29,500.00</b>	<b>(\$11,500.00)</b>	<b>\$39,500.00</b>	<b>(\$1,500.00)</b>
<b>OTHER PHYSICAL ENVIRONMENT</b>					
Waterway Management System	22,000.00	25,000.00	3,000.00	25,000.00	3,000.00
General Liability & Property Casualty Insurance	23,385.00	23,385.00	0.00	23,385.00	0.00
Landscape Maintenance	209,000.00	209,000.00	0.00	209,000.00	0.00
Miscellaneous Repairs & Maintenance	20,000.00	17,000.00	(3,000.00)	17,000.00	(3,000.00)
Hardscape Maintenance	7,500.00	2,000.00	(5,500.00)	4,400.00	(3,100.00)
Plant Replacement Program	15,000.00	15,000.00	0.00	18,500.00	3,500.00
Improvements other than Buildings	0.00	600,533.43	600,533.43	0.00	0.00
Capital Improvements	20,600.00	261,995.30	241,395.30	21,000.00	400.00
<b>TOTAL OTHER PHYSICAL ENVIRONMENT</b>	<b>\$317,485.00</b>	<b>\$1,153,913.73</b>	<b>\$836,428.73</b>	<b>\$318,285.00</b>	<b>\$800.00</b>
<b>ROAD &amp; STREET FACILITIES</b>					
Sidewalk & Pavement Repairs	3,000.00	2,000.00	(1,000.00)	3,500.00	500.00
<b>TOTAL ROAD &amp; STREET FACILITIES</b>	<b>\$3,000.00</b>	<b>\$2,000.00</b>	<b>(\$1,000.00)</b>	<b>\$3,500.00</b>	<b>\$500.00</b>
<b>PARKS &amp; RECREATION</b>					
Cabana Janitorial & Cleaning	16,000.00	10,000.00	(6,000.00)	12,000.00	(4,000.00)
Recreation Facility Maintenance	5,000.00	5,000.00	0.00	5,000.00	0.00
Recreation Equipment Maintenance	2,500.00	1,000.00	(1,500.00)	1,000.00	(1,500.00)
Pool Operations & Maintenance	12,000.00	30,000.00	18,000.00	20,000.00	8,000.00
Security System	7,500.00	3,000.00	(4,500.00)	5,000.00	(2,500.00)
<b>TOTAL PARKS &amp; RECREATION</b>	<b>\$43,000.00</b>	<b>\$49,000.00</b>	<b>\$6,000.00</b>	<b>\$43,000.00</b>	<b>\$0.00</b>
<b>TOTAL EXPENDITURES</b>	<b>\$499,315.00</b>	<b>\$1,325,245.25</b>	<b>\$825,930.25</b>	<b>\$499,315.00</b>	<b>\$0.00</b>
<b>EXCESS OF REVENUES OVER/(UNDER) EXPENDITURES</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>



# CYPRESS PRESERVE

## COMMUNITY DEVELOPMENT DISTRICT

### GENERAL FUND 001

#### FINANCIAL & ADMINISTRATIVE

##### **District Manager**

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

##### **District Engineer**

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

##### **Disclosure Reporting**

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

##### **Trustees Fees**

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

##### **Auditing Services**

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

##### **Postage, Phone, Fax, Copies**

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

##### **Public Officials Insurance**

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

##### **Legal Advertising**

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

##### **Bank Fees**

The District operates a checking account for expenditures and receipts.

##### **Dues, Licenses & Fees**

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

##### **Office Supplies**

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

##### **Website Administration**

Cost of maintenance and administration of the District's website

#### LEGAL COUNSEL

##### **District Counsel**

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



# CYPRESS PRESERVE

## COMMUNITY DEVELOPMENT DISTRICT

### GENERAL FUND 001

#### OTHER PHYSICAL ENVIRONMENT

##### **Waterway Management System**

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

##### **Landscape Maintenance**

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

##### **Plant Replacement Program**

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

##### **Property & Casualty Insurance**

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



# CYPRESS PRESERVE

## COMMUNITY DEVELOPMENT DISTRICT

### DEBT SERVICE FUND

### SERIES 2017

#### REVENUES

CDD Debt Service Assessments	\$	618,719
<b>TOTAL REVENUES</b>	<b>\$</b>	<b>618,719</b>

#### EXPENDITURES

Series 2017 May Bond Interest Payment	\$	216,859
Series 2017 November Bond Principal Payment	\$	185,000
Series 2017 November Bond Interest Payment	\$	216,859
<b>TOTAL EXPENDITURES</b>	<b>\$</b>	<b>618,719</b>
<b>EXCESS OF REVENUES OVER EXPENDITURES</b>	<b>\$</b>	<b>-</b>

#### ANALYSIS OF BONDS OUTSTANDING

Bonds Outstanding - Period Ending 11/1/2022	\$	8,955,000
Principal Payment Applied Toward Series 2017 Bonds	\$	185,000
<b>Bonds Outstanding - Period Ending 11/1/2023</b>	<b>\$</b>	<b>8,770,000</b>



# CYPRESS PRESERVE

## COMMUNITY DEVELOPMENT DISTRICT

### DEBT SERVICE FUND

### SERIES 2019

#### REVENUES

CDD Debt Service Assessments	\$	384,675
<b>TOTAL REVENUES</b>	<b>\$</b>	<b>384,675</b>

#### EXPENDITURES

Series 2019 May Bond Interest Payment	\$	127,338
Series 2019 November Bond Principal Payment	\$	130,000
Series 2019 November Bond Interest Payment	\$	127,338
<b>TOTAL EXPENDITURES</b>	<b>\$</b>	<b>384,675</b>
<b>EXCESS OF REVENUES OVER EXPENDITURES</b>	<b>\$</b>	<b>-</b>

#### ANALYSIS OF BONDS OUTSTANDING

Bonds Outstanding - Period Ending 11/1/2022	\$	6,385,000
Principal Payment Applied Toward Series 2019 Bonds	\$	130,000
<b>Bonds Outstanding - Period Ending 11/1/2023</b>	<b>\$</b>	<b>6,255,000</b>



# CYPRESS PRESERVE

## COMMUNITY DEVELOPMENT DISTRICT

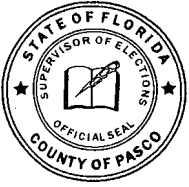
### SCHEDULE OF ANNUAL ASSESSMENTS<sup>(1)</sup>

			Fiscal Year 2022			Fiscal Year 2023		
Lot Size	EBU Value	Unit Count	Debt Service Per Unit	O&M Per Unit	Total Assessment	Debt Service Per Unit	O&M Per Unit	Total Assessment
ASSESSMENT AREA ONE - SERIES 2017								
Villa - 35'	0.88	100	\$1,094.40	\$549.66	\$1,644.06	\$1,094.40	\$549.66	\$1,644.06
Single Family 40'	1.00	173	\$1,250.74	\$628.19	\$1,878.93	\$1,250.74	\$628.19	\$1,878.93
Single Family 50'	1.25	216	\$1,563.43	\$785.23	\$2,348.66	\$1,563.43	\$785.23	\$2,348.66
Subtotal		489						
ASSESSMENT AREA TWO - SERIES 2019								
Villa - 35'	0.88	186	\$1,093.75	\$549.66	\$1,643.41	\$1,093.75	\$549.66	\$1,643.41
Single Family 40'	1.00	110	\$1,250.00	\$628.19	\$1,878.19	\$1,250.00	\$628.19	\$1,878.19
Single Family 50'	1.25	47	\$1,562.50	\$785.23	\$2,347.73	\$1,562.50	\$785.23	\$2,347.73
Subtotal		343						
TOTAL		832						

**Notations:**

<sup>(1)</sup> Annual assessments are adjusted for the County collection costs and statutory discounts for early payment.





**Brian E. Corley**  
**Supervisor of Elections**  
PO Box 300  
Dade City FL 33526-0300

**1-800-851-8754**  
**[www.pascovotes.com](http://www.pascovotes.com)**

April 19, 2022

Brian Lamb, District Manager  
Meritus Corp  
2005 Pan Am Circle Suite 300  
Tampa FL 33607

Dear Brian Lamb:

Pursuant to your request, the following voter registration statistics are provided for their respective community development districts as of April 15, 2022.

- Cypress Preserve Community Development District 771

As always, please call me if you have any questions or need additional information.

Sincerely,

Tiffannie A. Alligood  
Chief Administrative Officer



**RESOLUTION 2022-03**

**A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE  
CYPRESS PRESERVE COMMUNITY DEVELOPMENT DISTRICT  
DESIGNATING A DATE, TIME, AND LOCATION FOR A  
LANDOWNERS' MEETING; PROVIDING FOR PUBLICATION;  
PROVIDING FOR AN EFFECTIVE DATE.**

**WHEREAS**, the Cypress Preserve Community Development District ("District") is a local unit of special-purpose government created and existing pursuant to Chapter 190, Florida Statutes, being situated entirely within Pasco County, Florida; and

**WHEREAS**, the District's Board of Supervisors ("Board") is statutorily authorized to exercise the powers granted to the District; and

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

**WHEREAS**, the effective date of Ordinance No. 17-17 creating the District was the April 27, 2017; and

**WHEREAS**, the District is statutorily required to hold a meeting of the landowners of the District for the purpose of electing supervisors for the District on a date established by the Board, which shall be noticed pursuant to Section 190.006(2)(a), Florida Statutes.

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

**Section 1.** In accordance with Section 190.006(2), Florida Statutes, the meeting of the landowners to elect three (3) supervisors of the District, shall be held on November 1, 2022, at 1:30 p.m. Club Connerton, 21100 Fountain Garden Way, Land O' Lakes, FL 34638

**Section 2.** The District's Secretary is hereby directed to publish notice of this landowners' meeting in accordance with the requirements of Section 190.006(2)(a), Florida Statutes.

**Section 3.** Pursuant to Section 190.006(2)(b), Florida Statutes, the landowners' meeting and election has been announced by the Board at its June 14, 2022 meeting. A sample notice of landowners' meeting and election, proxy, ballot form and instructions were presented at such meeting and are attached hereto as **Exhibit A**. Such documents are available for review and copying during normal business hours at the District's Local Records Office, located at the office of the District Manager, Meritus, located at 2005 Pan Am Circle, Suite 300, Tampa, Florida 33607.

**Section 4.** This Resolution shall become effective immediately upon its adoption.

**PASSED AND ADOPTED THIS 14<sup>th</sup> DAY OF June 2022.**

**ATTEST:**

**CYPRESS PRESERVE COMMUNITY  
DEVELOPMENT DISTRICT**

\_\_\_\_\_  
Print Name: \_\_\_\_\_  
Secretary/ Assistant Secretary

\_\_\_\_\_  
Penny Clark  
Chair of the Board of Supervisors



## **EXHIBIT A**

### **NOTICE OF LANDOWNERS' MEETING AND ELECTION AND MEETING OF THE BOARD OF SUPERVISORS OF THE CYPRESS PRESERVE COMMUNITY DEVELOPMENT DISTRICT**

**NOTICE IS HEREBY GIVEN** to the public and all landowners within the Cypress Preserve Community Development District ("District"), the location of which is generally described as comprising of a parcel or parcels of land containing approximately 443.391 acres, located north of Cypress Bay Parkway, east of CSX Railroad, south of State Road 52 and west of U.S. Hwy 41/Land O'Lakes Boulevard, in Pasco County, Florida, advising that a meeting of the landowners will be held for the purpose of electing three (3) persons to the Board of Supervisors of the District. Immediately following the landowners' meeting there will be convened a meeting of the Board of Supervisors for the purpose of considering certain matters of the Board to include election of certain District officers, and other such business which may properly come before the Board.

DATE: November 1, 2022  
TIME: 1:30 PM.  
PLACE: Club Connerton, 21100  
Fountain Garden Way,  
Land O' Lakes, FL 34638

Each landowner may vote in person or by written proxy. Proxy forms may be obtained upon request at the office of the District Manager located at 2005 Pan Am Circle, Suite 300, Tampa, Florida 33607. At said meeting each landowner or his or her proxy shall be entitled to nominate persons for the position of Supervisor and cast one vote per acre of land, or fractional portion thereof, owned by him or her and located within the District for each person nominated for the position of Supervisor. A fraction of an acre shall be treated as one acre, entitling the landowner to one vote with respect thereto. Platted lots shall be counted individually and shall be entitled to one vote. The acreage of platted lots shall not be aggregated for determining the number of voting units held by a landowner or a landowner's proxy. At the landowners' meeting the landowners shall select a person to serve as the meeting chair and who shall conduct the meeting.

The landowners' meeting and the Board of Supervisors meeting are open to the public and will be conducted in accordance with the provisions of Florida law. One or both of the meetings may be continued to a date, time, and place to be specified on the record at such meeting. A copy of the agenda for these meetings may be obtained from Meritus located at 2005 Pan Am Circle, Suite 300, Tampa, Florida 33607. There may be an occasion where one or more supervisors will participate by telephone.

Pursuant to the Americans with Disabilities Act, any person requiring special accommodations to participate in these meetings is asked to contact the District Office at (813) 873-7300, at least 48 hours before the hearing. If you are hearing or speech impaired, please contact the Florida Relay Service at 711 for aid in contacting the District Office.

A person who decides to appeal any decision made by the Board with respect to any matter considered at the meeting is advised that such 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.

Heather Dilley,  
District Manager



## **EXHIBIT A**

### **INSTRUCTIONS RELATING TO LANDOWNERS' MEETING OF THE CYPRESS PRESERVE COMMUNITY DEVELOPMENT DISTRICT FOR THE ELECTION OF SUPERVISORS**

**DATE OF LANDOWNERS' MEETING:**     **November 1, 2022**

**TIME:**   **1:30 PM**

**LOCATION:**                                   **Club Connerton,  
21100 Fountain Garden Way,  
Land O' Lakes, FL 34638**

Pursuant to Chapter 190, Florida Statutes, and after a community development district ("District") has been established and the landowners have held their initial election, there shall be a subsequent landowners' meeting for the purpose of electing members of the Board of Supervisors ("Board") every two years until the District qualifies to have its board members elected by the qualified electors of the District. The following instructions on how all landowners may participate in the election are intended to comply with Section 190.006(2)(b), Florida Statutes.

A landowner may vote in person at the landowners' meeting, or the landowner may nominate a proxy holder to vote at the meeting in place of the landowner. Whether in person or by proxy, each landowner shall be entitled to cast one vote per acre of land owned by him or her and located within the District, for each position on the Board that is open for election for the upcoming term. A fraction of an acre shall be treated as one (1) acre, entitling the landowner to one vote with respect thereto. Please note that a particular parcel of real property is entitled to only one vote for each eligible acre of land or fraction thereof; therefore, two or more people who own real property in common, that is one acre or less, are together entitled to only one vote for that real property.

At the landowners' meeting, the first step is to elect a chair for the meeting, who may be any person present at the meeting. The landowners shall also elect a secretary for the meeting who may be any person present at the meeting. The secretary shall be responsible for the minutes of the meeting. The chair shall conduct the nominations and the voting. If the chair is a landowner or proxy holder of a landowner, he or she may nominate candidates and make and second motions. Candidates must be nominated and then shall be elected by a vote of the landowners. Nominees may be elected only to a position on the Board that is open for election for the upcoming term.

This year, three (3) seats on the Board will be up for election by landowners, two (2) seats for a four year period and one (1) seat for a two year period. The term of office for each successful candidate shall commence upon election.

A proxy is available upon request. To be valid, each proxy must be signed by one of the legal owners of the property for which the vote is cast and must contain the typed or printed name of the individual who signed the proxy; the street address, legal description of the property or tax parcel identification number; and the number of authorized votes. If the proxy authorizes more than one vote, each property must be listed and the number of acres of each property must be included. The signature on a proxy does not need to be notarized.



**EXHIBIT A**

**LANDOWNER PROXY**

**CYPRESS PRESERVE COMMUNITY DEVELOPMENT DISTRICT  
PASCO COUNTY, FLORIDA  
LANDOWNERS' MEETING – NOVEMBER 1, 2022**

KNOW ALL MEN BY THESE PRESENTS, that the undersigned, the fee simple owner of the lands described herein, hereby constitutes and appoints \_\_\_\_\_ ("Proxy Holder") for and on behalf of the undersigned, to vote as proxy at the meeting of the landowners of the Cypress Preserve Community Development District to be held at the Club Connerton, located at 21100 Fountain Garden Way, Land O' Lakes, FL 34638, on November 1, 2021, at 1:30 p.m., and at any adjournments thereof, according to the number of acres of unplatted land and/or platted lots owned by the undersigned landowner that the undersigned would be entitled to vote if then personally present, upon any question, proposition, or resolution or any other matter or thing that may be considered at said meeting including, but not limited to, the election of members of the Board of Supervisors. Said Proxy Holder may vote in accordance with his or her discretion on all matters not known or determined at the time of solicitation of this proxy, which may legally be considered at said meeting.

Any proxy heretofore given by the undersigned for said meeting is hereby revoked. This proxy is to continue in full force and effect from the date hereof until the conclusion of the landowners' meeting and any adjournment or adjournments thereof, but may be revoked at any time by written notice of such revocation presented at the landowners' meeting prior to the Proxy Holder's exercising the voting rights conferred herein.

\_\_\_\_\_  
Printed Name of Legal Owner

\_\_\_\_\_  
Signature of Legal Owner

\_\_\_\_\_  
Date

**Parcel Description**

**Acreage**

**Authorized Votes**


[Insert above the street address of each parcel, the legal description of each parcel, or the tax identification number of each parcel. If more space is needed, identification of parcels owned may be incorporated by reference to an attachment hereto.]

**Total Number of Authorized Votes:** \_\_\_\_\_

NOTES: Pursuant to Section 190.006(2)(b), Florida Statutes, a fraction of an acre is treated as one (1) acre entitling the landowner to one vote with respect thereto. Moreover, two (2) or more persons who own real property in common that is one acre or less are together entitled to only one vote for that real property.

If the fee simple landowner is not an individual, and is instead a corporation, limited liability company, limited partnership or other entity, evidence that the individual signing on behalf of the entity has the authority to do so should be attached hereto (e.g., bylaws, corporate resolution, etc.).



**EXHIBIT A**

**OFFICIAL BALLOT**  
**CYPRESS PRESERVE COMMUNITY DEVELOPMENT DISTRICT**  
**PASCO COUNTY, FLORIDA**  
**LANDOWNERS' MEETING – NOVEMBER 1, 2022**

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**For Election (Three (3) Supervisors):** The two candidates receiving the highest number of votes will receive a four (4) year term, and the one candidate receiving the next highest number of votes will receive a two (2) year term, with the term of office for each of the successful candidates commencing upon election.

The undersigned certifies that he/she/it is the fee simple owner of land, or the proxy holder for the fee simple owner of land, located within the Cypress Preserve Community Development District and described as follows:

<b><u>Description</u></b>	<b><u>Acreage</u></b>
_____	_____
_____	_____
_____	_____

[Insert above the street address of each parcel, the legal description of each parcel, or the tax identification number of each parcel.] [If more space is needed, identification of parcels owned may be incorporated by reference to an attachment hereto.]

or

**Attach Proxy.**

I, \_\_\_\_\_, as Landowner, or as the proxy holder of \_\_\_\_\_ (Landowner) pursuant to the Landowners' Proxy attached hereto, do cast my votes as follows:

<b>NAME OF CANDIDATE</b>	<b>NUMBER OF VOTES</b>
1. _____	_____
2. _____	_____
3. _____	_____

Date: \_\_\_\_\_

Signed: \_\_\_\_\_

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





Proposal #192306  
Date: 04/21/2022  
From: Timothy Bowersox

Proposal For

Cypress Preserve CDD

c/o Meritus  
2005 Pan Am Circle  
Suite 300  
Tampa, FL 33607

main:  
mobile:

Location

18805 Lester Dairy Rd  
Land O Lakes , FL 34638

Property Name: Cypress Preserve CDD

Mossy Timber Entrance Median Revamp

Terms: Net 30

Remove Carpet/Knockout Roses and other declined plant material and install new landscaping and rock per provided rendering in entrance median.

DESCRIPTION	QUANTITY	UNIT PRICE	AMOUNT
Installation/Demo Labor	1.00	\$1,965.00	\$1,965.00
Sod Installation (Sub)	600.00	\$1.50	\$900.00
Dwarf Podocarpus	361.00	\$9.50	\$3,429.50
Variegated Pittosporum	33.00	\$8.85	\$292.05
Dwarf Podocarpus	180.00	\$8.85	\$1,593.00
Washed River Rock	4.00	\$220.00	\$880.00
Pine Bark Mulch	180.00	\$5.20	\$936.00

---

Client Notes

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Signature

X

SUBTOTAL	\$9,995.55
SALES TAX	\$0.00
TOTAL	\$9,995.55

Signature above authorizes Yellowstone Landscape to perform work as described above and verifies that the prices and specifications are hereby accepted. All overdue balances will be charge a 1.5% a month, 18% annual percentage rate.  
Limited Warranty: All plant material is under a limited warranty for one year. Transplanted plant material and/or plant material that dies due to conditions out of Yellowstone Landscape's control (i.e. Acts of God, vandalism, inadequate irrigation due to water restrictions, etc.) shall not be included in the warranty.

Contact

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

Title: \_\_\_\_\_

Date: \_\_\_\_\_

Assigned To

Timothy Bowersox

Office:

tbowersox@yellowstonelandscape.com



**CYPRESS PRESERVE  
COMMUNITY DEVELOPMENT DISTRICT**

**March 1, 2022 Minutes of the Regular Meeting**

**Minutes of the Regular Meeting**

The Regular Meeting of the Board of Supervisors for the Cypress Preserve Community Development District was held on **Tuesday, March 1, 2022 at 1:30 p.m.** at the Land O' Lakes Heritage Park located at 5401 Land O' Lakes Blvd., Land O' Lakes, FL 34639.

**1. CALL TO ORDER/ROLL CALL**

Brian Howell called the Regular Meeting of the Cypress Preserve Community Development District to order on **Tuesday, March 1, 2022 at 1:30 p.m.**

**Board Members Present and Constituting a Quorum:**

Penny Clark	Chair	
Stephanie Boretski	Supervisor	<i>via conference call</i>
Kathleen Swanson	Supervisor	<i>via conference call</i>
Eric Davidson	Supervisor	
Eugenia Lynch	Supervisor	

**Staff Members Present:**

Brian Howell	District Manager, Meritus	
Vivek Babbar	District Counsel, Straley Robin Vericker	<i>via conference call</i>

There were 4 audience members in attendance.

**2. AUDIENCE QUESTIONS AND COMMENTS ON AGENDA ITEMS**

There were no questions or comments on agenda items.

**3. VENDOR/STAFF REPORTS**

**A. District Counsel**

- i. Release of Payment and Performance Bond for Sunrise Landscape

Mr. Howell noted that counsel would be drafting paperwork to release bond for landscaper installer now that all the landscape has been installed within the CDD. Supervisor Clark will sign as the Chair and the Board will ratify at a future meeting. The CDD is waiting on contractor to submit final invoice.

**B. District Engineer**

- i. Mossy Timber Underdrain

Mr. Howell went over the memo from the CDD engineer advising that the drainage and erosion work was completed and was done in a satisfactory manner.



**C. District Manage**

**i. American Ecosystems Aquatic Report**

Mr. Howell went over his report and stated ponds were having some algae issues during this time of the year, and they had just been treated. Mr. Howell noted landscaper was working on spring fertilizer, detail and seasonal cutbacks. Mr. Howell noted there would be a proposal to replace any weak material at the community entrance island at the May meeting. Mr. Howell noted new gate was installed at the pool in the last 2 days but had reports it was not working properly. Supervisor Clark said she will go look at it.

**4. BUSINESS ITEMS**

**A. Discussion on Library Boxes**

The Board agreed by consensus to add another library case at the pool for a sum of \$300.00. The Board by consensus agreed to do a survey to all owners asking them to rank projects/services they would like to see done to the CDD. Supervisor Lynch will coordinate with staff to form up the survey. The goal is to have results by the CDD budget meeting in May.

**B. General Matters of the District**

There were no general matters to report.

**5. CONSENT AGENDA**

**A. Consideration of Board of Supervisors Regular Meeting Minutes Jan. 4, 2022**

**B. Consideration of Operations and Maintenance Expenditures January 2022**

**C. Review of Financial Statements Month Ending January 31, 2022**

MOTION TO:	Approve Consent Agenda
MADE BY:	Supervisor Clark
SECONDED BY:	Supervisor Lynch
DISCUSSION:	Minutes should reflect discussion on pressure washing was for areas not in front of homes but on main boulevard, pool area etc.
RESULT:	Called to Vote: Motion PASSED
	5/0 - Motion Passed Unanimously



87       **6. SUPERVISOR REQUESTS**

88       Supervisor Clark will work on 41, and Supervisor Swanson commented pipe had not  
89       been done by CDD landscaper yet.

90  
91       **7. AUDIENCE QUESTIONS, COMMENTS AND DISCUSSION**

92       There were audience comments on pool gate, signage such as street signs, off duty patrols,  
93       holiday lighting, sidewalk issue on heron hideaway loop, add 1 more sign at pool for folks to not  
94       litter. Adding benches/dog stations, hole by water valve, valve boxes missing covers. Thank you  
95       to the CDD for getting builder signs removed and trimming plants for better line of site coming  
96       out of heron hideaway loop

97  
98  
99       **8. ADJOURNMENT**  
100

MOTION TO:	Adjourn at 2:08 p.m.
MADE BY:	Supervisor Clark
SECONDED BY:	Supervisor Lynch
DISCUSSION:	None further
RESULT:	Called to Vote: Motion PASSED 5/0 - Motion Passed Unanimously



*\*Please note the entire meeting is available on disc.*

*\*These minutes were done in summary format.*

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

**Meeting minutes were approved at a meeting by vote of the Board of Supervisors at a publicly noticed meeting held on \_\_\_\_\_.**

\_\_\_\_\_  
**Signature**

\_\_\_\_\_  
**Printed Name**

**Title:**

- ☐ **Secretary**  
☐ **Assistant Secretary**

\_\_\_\_\_  
**Signature**

\_\_\_\_\_  
**Printed Name**

**Title:**

- ☐ **Chairman**  
☐ **Vice Chairman**

*Recorded by Records Administrator*

\_\_\_\_\_  
*Signature*

\_\_\_\_\_  
*Date*

Official District Seal



**CYPRESS PRESERVE  
COMMUNITY DEVELOPMENT DISTRICT**

May 3, 2022, Minutes of the Regular Meeting

**Minutes of the Regular Meeting**

The Regular Meeting of the Board of Supervisors for the Cypress Preserve Community Development District was held on **Tuesday, May 3, 2022, at 1:30 p.m.** at the Land O' Lakes Heritage Park located at 5401 Land O' Lakes Blvd., Land O' Lakes, FL 34639.

**1. CALL TO ORDER/ROLL CALL**

Brian Howell called the Regular Meeting of the Cypress Preserve Community Development District to order on **Tuesday, May 3, 2022, at 1:30 p.m.**

**2. ADJOURNMENT/CONTINUATION**

Mr. Howell announced that the meeting will be continued to **Tuesday, May 17, 2022, at 1:30 p.m.** at the Land O' Lakes Heritage Park located at 5401 Land O' Lakes Blvd., Land O' Lakes, FL 34639.

*\*Please note the entire meeting is available on disc.*

*\*These minutes were done in summary format.*

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

**Meeting minutes were approved at a meeting by vote of the Board of Supervisors at a publicly noticed meeting held on \_\_\_\_\_.**

\_\_\_\_\_  
**Signature**

\_\_\_\_\_  
**Signature**

\_\_\_\_\_  
**Printed Name**

\_\_\_\_\_  
**Printed Name**

**Title:**

**Title:**

☐ **Secretary**

☐ **Chairman**

☐ **Assistant Secretary**

☐ **Vice Chairman**

*Recorded by Records Administrator*

\_\_\_\_\_  
*Signature*

\_\_\_\_\_  
*Date*

Official District Seal



## Cypress Preserve CDD Community Development District Summary of Operations and Maintenance Invoices

Vendor	Invoice/Account Number	Amount	Vendor Total	Comments/Description
--------	------------------------	--------	--------------	----------------------

<b>Monthly Contract</b>				
Meritus Districts	72355	\$4,754.17		District Management Svcs – 1.25.22
Meritus Districts	74006	\$4,886.51	<b>\$9,640.68</b>	District Management Svcs – 2.18.22
Yellowstone	324556	\$20,578.75		Landscape Maintenance – January
Yellowstone	325967	\$162.12		Irrigation Repairs – 2.4.22
Yellowstone	332313	\$20,578.75	<b>\$41,319.62</b>	Landscape Maintenance – 2.28.22
<b>Monthly Contract Sub-Total</b>		<b>\$ 50,960.30</b>		

<b>Variable Contract</b>				
<b>Variable Contract Sub-Total</b>				

<b>Utilities</b>				
Pasco County Utilities	16128646	\$218.96		Water Service thru 1.20.22
Pasco County Utilities	16128647	\$167.30		Water Service thru 1.20.22
Pasco County Utilities	16128848	\$194.60		Water Service thru 1.20.22
Pasco County Utilities	16130389	\$193.90		Water Service thru 1.20.22
Pasco County Utilities	16130390	\$172.90	<b>\$947.66</b>	Water Service thru 1.20.22
Spectrum	084742901020222	\$142.98	<b>\$142.98</b>	Internet Service thru 2.28.22
Withlacoochee River Electric	2039647 020322	\$35.48		Electric Service thru 1.31.22
Withlacoochee River Electric	2039650 020322	\$39.46		Electric Service thru 1.31.22
Withlacoochee River Electric	2044854 020322	\$1,117.90		Electric Service thru 1.31.22
Withlacoochee River Electric	2144006 020322	\$37.83		Electric Service thru 1.31.22
Withlacoochee River Electric	2144012 020322	\$38.87	<b>\$1,269.54</b>	Electric Service thru 1.31.22
<b>Utilities Sub-Total</b>		<b>\$2,360.18</b>		

<b>Regular Services</b>				
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## Cypress Preserve CDD Community Development District Summary of Operations and Maintenance Invoices

Vendor	Invoice/Account Number	Amount	Vendor Total	Comments/Description
American Ecosystems	21100718	\$1,590.00	<b>\$1,590.00</b>	Water Management Treatment – 2.1.22
Don Harrison Enterprises	2849	\$250.00		Routine Maintenance – 1.29.22
Don Harrison Enterprises	2862	\$250.00	<b>\$500.00</b>	Routine Maintenance – 2.23.22
Grau & Associates	22005	\$1,200.00	<b>\$1,200.00</b>	Audit Service – 2.03.22
Neptune Multi Services LLC	53110	\$520.00	<b>\$520.00</b>	Trash Pickup thru - 01.25.22
Southern Automated Access Svcs	10654	\$1,141.16		Prox Card 2.28.22
Southern Automated Access Svcs	10728	\$32.95	<b>\$1,174.14</b>	Cellular Svcs 2.21.22
Spearem Enterprises	5155	\$375.00		Installing Dog Waste Can – 2.11.22
Spearem Enterprises	5156	\$750.00		Clubhouse Cleaning Service – 2.11.22
Spearem Enterprises	5160	\$265.00		Landscape Maintenance – 2.11.22
Spearem Enterprises	5171	\$1,375.00		Landscape Maintenance – 2.18.22
Spearem Enterprises	5173	\$662.00	<b>\$3,427.00</b>	Pool Cleaning Svcs – 2.18.22
Straley Robin Vericker	21009	\$203.00	<b>\$203.00</b>	Professional Svcs thru 01.15.22
Suncoast Pool Svcs	7987	\$1,050.00	<b>\$1,050.00</b>	Pool Svcs – 2.4.22
Sunrise Landscape	74622	\$111,598.55	<b>\$111,598.55</b>	Landscape, Irrigation, Install – 1.31.22
Waste Connections of Florida	5926920W425	\$61.20	<b>\$61.20</b>	Waste Connections – 2.20.22
Yellowstone	332309	\$9,497.11	<b>\$9,497.11</b>	Landscape Maintenance – 2.25.22
<b>Regular Services Sub-Total</b>		<b>\$ 130,821.00</b>		
<b>Additional Services</b>				
<b>Additional Services Sub-Total</b>		<b>\$ 0.00</b>		
<b>TOTAL:</b>		<b>\$184,141.48</b>		

Approved (with any necessary revisions noted):

Signature

Printed Name



# Meritus Districts

A Division of Inframark, LLC

## INVOICE

2005 Pan Am Circle  
Suite 300  
Tampa, FL 33607

**INVOICE#**

#72355

**DATE**

1/25/2022

**BILL TO**

Cypress Preserve CDD  
2005 Pan Am Circle  
Suite 700  
Tampa FL 33607  
United States

**CUSTOMER ID**

C2297

**NET TERMS**

Net 30

**PO#****DUE DATE**

2/24/2022

Services provided for the Month of: January 2022

DESCRIPTION	QTY	UOM	RATE	AMOUNT
District Management Services - District Management	1	Ea	3,541.67	3,541.67
Accounting Services - Accounting Services	1	Ea	375.00	375.00
Website Maintenance - Website Maintenance / Admin	1	Ea	125.00	125.00
Assessment Methodology - Assessment Methodology	1	Ea	12.50	12.50
Dissemination Services - Dissemination Services	1	Ea	700.00	700.00
<b>Subtotal</b>				4,754.17

**Subtotal** \$4,754.17

**Tax** \$0.00

**Total Due** \$4,754.17

Voice: 813-397-5122 | Fax: 813-873-7070



# Meritus Districts

A Division of Inframark, LLC

# INVOICE

2005 Pan Am Circle  
Suite 300  
Tampa, FL 33607

**INVOICE#**

#74006

**DATE**

2/18/2022

**CUSTOMER ID**

C2297

**NET TERMS**

Net 30

**PO#****DUE DATE**

3/20/2022

**BILL TO**

Cypress Preserve CDD  
2005 Pan Am Circle  
Suite 700  
Tampa FL 33607  
United States

Services provided for the Month of: February 2022

DESCRIPTION	QTY	UOM	RATE	AMOUNT
Copies - 14 Copies Color-November 2021 & 7 Copies Color-December 2021	21	Ea	0.50	10.50
Assessment Methodology - Assessment Methodology	1	Ea	12.50	12.50
Postage - \$20.04 Postage-November 2021 & \$37.00 Postage-December 2021	1	Ea	57.04	57.04
Copies - 325 Copies B/W-November 2021 & 107 Copies B/W-December 2021	432	Ea	0.15	64.80
Website Maintenance - Website Maintenance / Admin	1	Ea	125.00	125.00
Accounting Services - Accounting Services	1	Ea	375.00	375.00
Dissemination Services - Dissemination Services	1	Ea	700.00	700.00
District Management Services - District Management	1	Ea	3,541.67	3,541.67
<b>Subtotal</b>				4,886.51

**Subtotal**

\$4,886.51

**Tax**

\$0.00

**Total Due**

\$4,886.51

**Remit To :**

Inframark LLC, PO BOX 733778, Dallas, Texas, 75373-3778

Please include CUSTOMER ID and the invoice number on the check stub of your payment. Phone: 813-397-5122 | Fax: 813-873-7070





## INVOICE

INVOICE #	INVOICE DATE
TM 324556	1/31/2022
TERMS	PO NUMBER
Net 30	

**Bill To:**

Cypress Preserve CDD  
c/o Meritus  
2005 Pan Am Circle  
Suite 300  
Tampa, FL 33607

**Remit To:**

Yellowstone Landscape  
PO Box 101017  
Atlanta, GA 30392-1017

**Property Name:** Cypress Preserve CDD

**Invoice Due Date:** March 2, 2022

**Invoice Amount:** \$20,578.75

Description	Current Amount
Monthly Landscape Maintenance January 2022	\$20,578.75

**Invoice Total** **\$20,578.75**

*nk  
4604  
53900*

*Excellence*

IN COMMERCIAL LANDSCAPING

**Should you have any questions or inquiries please call (386) 437-6211.**





## INVOICE

INVOICE #	INVOICE DATE
TM 325967	2/4/2022
TERMS	PO NUMBER
Net 30	

**Bill To:**

Cypress Preserve CDD  
c/o Meritus  
2005 Pan Am Circle  
Suite 300  
Tampa, FL 33607

**Remit To:**

Yellowstone Landscape  
PO Box 101017  
Atlanta, GA 30392-1017

**Property Name:** Cypress Preserve CDD

**Invoice Due Date:** March 6, 2022

**Invoice Amount:** \$162.12

Description	Current Amount
-------------	----------------

Irrigation Enhancement - January Irrigation Repairs

January Irrigation Repairs, including:

- Drip Line Repairs
  - Three 6" Spray Head and Nozzle Replacements
- Irrigation Repairs

\$162.12

*Handwritten signature: RS 4/6/21 5300*

**Invoice Total**

**\$162.12**

IN COMMERCIAL LANDSCAPING

**Should you have any questions or inquiries please call (386) 437-6211.**





**YELLOWSTONE**  
LANDSCAPE

**Bill To:**

Cypress Preserve CDD  
c/o Meritus  
2005 Pan Am Circle  
Suite 300  
Tampa, FL 33607

**Property Name:** Cypress Preserve CDD

**INVOICE**

INVOICE #	INVOICE DATE
TM 332313	2/28/2022
TERMS	PO NUMBER
Net 30	

**Remit To:**

Yellowstone Landscape  
PO Box 101017  
Atlanta, GA 30392-1017

**Invoice Due Date:** March 30, 2022

**Invoice Amount:** \$20,578.75

Description	Current Amount
Monthly Landscape Maintenance February 2022	\$20,578.75

RSU  
L/604  
J3700

**Invoice Total** **\$20,578.75**

Excellence  
IN COMMERCIAL LANDSCAPING

**Should you have any questions or inquiries please call (386) 437-6211.**





UTILITIES SERVICES BRANCH  
CUSTOMER INFORMATION &  
SERVICE DEPT.  
P.O. BOX 2139  
NEW PORT RICHEY, FL 34656-2139

LAND O' LAKES (813) 235-6012  
NEW PORT RICHEY (727) 847-8131  
DADE CITY (352) 521-4285  
utilcustserv@pascocountyfl.net  
Pay By Phone: 1-855-786-5344



175 1 1  
22-70345

CYPRESS PRESERVE AMENITY CENTER

Service Address: **18728 MOSSY TIMBER BOULEVARD**

Bill Number: 16128646

Billing Date: 2/3/2022

Billing Period: 12/21/2021 to 1/20/2022

**New Water, Sewer, Reclaimed rates, fees, and charges take effect Oct. 1, 2021.**  
Please visit [bit.ly/pcurates](http://bit.ly/pcurates) for additional details.

Account #	Customer #
0986155	01366618
Please use the 15-digit number below when making a payment through your bank	
098615501366618	

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Water	14328617	12/21/2021	999	1/20/2022	1010	30	11

Usage History

Water

January 2022	11
December 2021	22
November 2021	14
October 2021	26
September 2021	34
August 2021	20
July 2021	19
June 2021	21
May 2021	22
April 2021	30
March 2021	53
February 2021	9

Transactions

Previous Bill	309.93
Payment 1/19/2022	-309.93 CR
<b>Balance Forward</b>	0.00
Current Transactions	
Water	
Water Base Charge	38.06
Water Tier 1	11.0 Thousand Gals X \$2.01 22.11
Sewer	
Sewer Base Charge	89.93
Sewer Charges	11.0 Thousand Gals X \$6.26 68.86
<b>Total Current Transactions</b>	218.96
<b>TOTAL BALANCE DUE</b>	<b>\$218.96</b>

Please return this portion with payment

TO PAY ONLINE, VISIT [pascoeasypay.pascocountyfl.net](http://pascoeasypay.pascocountyfl.net)

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

Account # 0986155  
Customer # 01366618  
Balance Forward 0.00  
Current Transactions 218.96

**Total Balance Due \$218.96**  
**Due Date 2/22/2022**

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

Round Up Donation to Charity

Amount Enclosed

☐ Check this box to participate in Round-Up.

CYPRESS PRESERVE AMENITY CENTER  
C/O MERITUS CORP.  
2005 PAN AM CIR STE 300  
TAMPA FL 33607

Received  
FEB 07 2022

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

013666187098615501612864640000218964





UTILITIES SERVICES BRANCH  
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SERVICE DEPT.  
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NEW PORT RICHEY (727) 847-8131  
DADE CITY (352) 521-4285  
[utilcustserv@pascocountyfl.net](mailto:utilcustserv@pascocountyfl.net)  
Pay By Phone: 1-855-786-5344



176 1 1  
22-70345

CYPRESS PRESERVE AMENITY CENTER

Service Address: **18728 MOSSY TIMBER RECLAIM BOULEVARD**

Bill Number: 16128647

Billing Date: 2/3/2022

Billing Period: 12/21/2021 to 1/20/2022

**New Water, Sewer, Reclaimed rates, fees, and charges take effect Oct. 1, 2021.**  
Please visit [bit.ly/pcurates](http://bit.ly/pcurates) for additional details.

Account #	Customer #
0986160	01366618
Please use the 15-digit number below when making a payment through your bank	
098616001366618	

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	12441247	12/21/2021	7109	1/20/2022	7348	30	239

Usage History  
Water

January 2022	239
December 2021	264
November 2021	222
October 2021	243
September 2021	264
August 2021	192
July 2021	201
June 2021	185
May 2021	214
April 2021	189
March 2021	213
February 2021	241

Transactions

Previous Bill	184.20
Payment 1/19/2022	-184.80 CR
<b>Balance Forward</b>	0.00
Current Transactions	
Reclaimed	
Reclaimed	239 Thousand Gals X \$0.70 167.30
<b>Total Current Transactions</b>	167.30
<b>TOTAL BALANCE DUE</b>	<b>\$167.30</b>



Please return this portion with payment

TO PAY ONLINE, VISIT [pascoeasypay.pascocountyfl.net](http://pascoeasypay.pascocountyfl.net)

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

CYPRESS PRESERVE AMENITY CENTER  
C/O MERITUS CORP.  
2005 PAN AM CIR STE 300  
TAMPA FL 33607

Received  
FEB 07 2022

Account # 0986160  
Customer # 01366618  
Balance Forward 0.00  
Current Transactions 167.30

<b>Total Balance Due</b>	<b>\$167.30</b>
<b>Due Date</b>	<b>2/22/2022</b>

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

Round Up Donation to Charity	
Amount Enclosed	

☐ Check this box to participate in Round-Up.

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

013666187098616041612864710000167303





UTILITIES SERVICES BRANCH  
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SERVICE DEPT.  
P.O. BOX 2139  
NEW PORT RICHEY, FL 34656-2139

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DADE CITY (352) 521-4285  
utilcustserv@pascocountyfl.net  
Pay By Phone: 1-855-786-5344



177 1 1  
22-70345

# CYPRESS PRESERVE CDD

Service Address: **18620 MOSSY TIMBER RECLAIM BOULEVARD**

Bill Number: 16128848

Billing Date: 2/3/2022

Billing Period: 12/21/2021 to 1/20/2022

**New Water, Sewer, Reclaimed rates, fees, and charges take effect Oct. 1, 2021.**  
Please visit [bit.ly/pcurates](http://bit.ly/pcurates) for additional details.

Account #	Customer #
0993870	01372506
Please use the 15-digit number below when making a payment through your bank	
099387001372506	

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	18035595	12/21/2021	16899	1/20/2022	17177	30	278

## Usage History Water

January 2022	278
December 2021	271
November 2021	262
October 2021	291
September 2021	277
August 2021	289
July 2021	266
June 2021	247
May 2021	250
April 2021	271
March 2021	292
February 2021	412

## Transactions

Previous Bill	189.70
Payment 1/19/2022	-189.70 CR
<b>Balance Forward</b>	0.00
Current Transactions	
Reclaimed	
Reclaimed	278 Thousand Gals X \$0.70 194.60
<b>Total Current Transactions</b>	194.60
<b>TOTAL BALANCE DUE</b>	<b>\$194.60</b>

Please return this portion with payment

TO PAY ONLINE, VISIT [pascoeasypay.pascocountyfl.net](http://pascoeasypay.pascocountyfl.net)

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

Account # 0993870  
Customer # 01372506  
Balance Forward 0.00  
Current Transactions 194.60

**Total Balance Due \$194.60**  
**Due Date 2/22/2022**

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

Round Up Donation to Charity	
Amount Enclosed	

☐ Check this box to participate in Round-Up.

CYPRESS PRESERVE CDD  
2005 PAN AM CIR SUITE 300  
TAMPA FL 33607

Received  
FEB 07 2022

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

013725066099387021612884860000194602





UTILITIES SERVICES BRANCH  
CUSTOMER INFORMATION &  
SERVICE DEPT.  
P.O. BOX 2139  
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LAND O' LAKES (813) 235-6012  
NEW PORT RICHEY (727) 847-8131  
DADE CITY (352) 521-4285

utilcustserv@pascocountyfl.net  
Pay By Phone: 1-855-786-5344



178 1 1  
22-70345

CYPRESS PRESERVE CDD

Service Address: **18144 GRAND LIVE OAK BOULEVARD**

Bill Number: 16130389

Billing Date: 2/3/2022

Billing Period: 12/21/2021 to 1/20/2022

**New Water, Sewer, Reclaimed rates, fees, and charges take effect Oct. 1, 2021.**  
Please visit [bit.ly/pcurates](http://bit.ly/pcurates) for additional details.

Account #	Customer #
1096165	01413628
Please use the 15-digit number below when making a payment through your bank	
109616501413628	

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	201161997	12/21/2021	5748	1/20/2022	6025	30	277

Usage History

Water

January 2022	277
December 2021	497
November 2021	486
October 2021	345
September 2021	468
August 2021	519
July 2021	687
June 2021	776
May 2021	456
April 2021	911
March 2021	508
February 2021	95

Transactions

Previous Bill	347.90
Payment 1/19/2022	-347.90 CR
<b>Balance Forward</b>	0.00
Current Transactions	
Reclaimed	
Reclaimed	277 Thousand Gals X \$0.70 193.90
<b>Total Current Transactions</b>	193.90
<b>TOTAL BALANCE DUE</b>	<b>\$193.90</b>



Please return this portion with payment

TO PAY ONLINE, VISIT [pascoeasypay.pascocountyfl.net](http://pascoeasypay.pascocountyfl.net)

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

Account # 1096165  
Customer # 01413628  
Balance Forward 0.00  
Current Transactions 193.90

**Total Balance Due \$193.90**  
**Due Date 2/22/2022**

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

Round Up Donation to Charity

Amount Enclosed

☐ Check this box to participate in Round-Up.

CYPRESS PRESERVE CDD  
2005 PAN AM CIR SUITE 300  
TAMPA FL 33607

Received  
FEB 07 2022

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





UTILITIES SERVICES BRANCH  
CUSTOMER INFORMATION &  
SERVICE DEPT.  
P.O. BOX 2139  
NEW PORT RICHEY, FL 34656-2139

LAND O' LAKES (813) 235-6012  
NEW PORT RICHEY (727) 847-8131  
DADE CITY (352) 521-4285  
[utilcustserv@pascocountyfl.net](mailto:utilcustserv@pascocountyfl.net)  
Pay By Phone: 1-855-786-5344



179 1 1  
22-70345

# CYPRESS PRESERVE CDD

Service Address: **18325 GRAND LIVE OAK BOULEVARD**

Bill Number: 16130390

Billing Date: 2/3/2022

Billing Period: 12/21/2021 to 1/20/2022

**New Water, Sewer, Reclaimed rates, fees, and charges take effect Oct. 1, 2021.**  
Please visit [bit.ly/pcurates](http://bit.ly/pcurates) for additional details.

Account #	Customer #
1096180	01413628
Please use the 15-digit number below when making a payment through your bank	
109618001413628	

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	201161995	12/21/2021	5099	1/20/2022	5346	30	247

## Usage History Water

January 2022	247
December 2021	397
November 2021	405
October 2021	494
September 2021	454
August 2021	452
July 2021	586
June 2021	646
May 2021	365
April 2021	780
March 2021	434
February 2021	86

## Transactions

Previous Bill	277.90
Payment 1/19/2022	-277.90 CR
<b>Balance Forward</b>	0.00
Current Transactions	
Reclaimed	
Reclaimed	247 Thousand Gals X \$0.70 172.90
<b>Total Current Transactions</b>	172.90
<b>TOTAL BALANCE DUE</b>	<b>\$172.90</b>

Please return this portion with payment

TO PAY ONLINE, VISIT [pascoeasypay.pascocountyfl.net](http://pascoeasypay.pascocountyfl.net)

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

Account # 1096180  
Customer # 01413628  
Balance Forward 0.00  
Current Transactions 172.90

**Total Balance Due \$172.90**  
**Due Date 2/22/2022**

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

Round Up Donation to Charity ☐ Amount Enclosed ☐

☐ Check this box to participate in Round-Up.

CYPRESS PRESERVE CDD  
2005 PAN AM CIR SUITE 300  
TAMPA FL 33607

Received

FEB 07 2022

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

014136283109618011613039070000172909



February 2, 2022

Invoice Number: 084742901020222

Account Number: 0050847429-01

Security Code: 1256

Service At: 18728 MOSSY TIMBER BLVD

CBHS

LAND O LAKES, FL 34638

**Contact Us**

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

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

**Summary**

*Services from 02/01/22 through 02/28/22  
details on following pages*

Previous Balance	147.97
Payments Received - Thank You	-147.97
<b>Remaining Balance</b>	<b>\$0.00</b>
Spectrum Business™ Internet	142.98
Current Charges	\$142.98
<b>Total Due by 02/18/22</b>	<b>\$142.98</b>

**NEWS AND INFORMATION**

**IMPORTANT BILLING UPDATE**

At Spectrum Business, we work hard on your behalf to keep prices as low as possible. We value your business and are committed to providing you with the latest products and technology. Despite our best efforts, rising costs have impacted our pricing.

Effective with your next statement, the following pricing will change:

- Spectrum Business Internet Ultra will increase by \$15/mo.

**Thank you for choosing Spectrum Business.**

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



4145 S. Falkenburg Rd Riverview, FL 33578-8652  
7635 1610 NO RP 02 02022022 NNNNNY 01 000559 0002

CYPRESS PRESERVE CDD  
2005 PAN AM CIR  
STE 300  
TAMPA FL 33607-6008



February 2, 2022

**CYPRESS PRESERVE CDD**

Invoice Number: 084742901020222

Account Number: 0050847429-01

Service At: 18728 MOSSY TIMBER BLVD

CBHS

LAND O LAKES, FL 34638

<b>Total Due by 02/18/22</b>	<b>\$142.98</b>
<b>Amount you are enclosing</b>	<b>\$</b>

**Please Remit Payment To:**

CHARTER COMMUNICATIONS  
PO BOX 7195  
PASADENA, CA 91109-7195





Invoice Number:  
Account Number:  
Security Code:

CYPRESS PRESERVE CDD  
08474290102022  
0050847429-01  
1256

**Contact Us**

Visit us at [SpectrumBusiness.net](https://SpectrumBusiness.net)  
Or, call us at 1-877-824-6249

7635 1610 NO RP 02 02022022 NNNNNY 01 000559 0002

**Charge Details**

Previous Balance	147.97
Payments Received - Thank You 01/24	-147.97
<b>Remaining Balance</b>	<b>\$0.00</b>

Payments received after 02/02/22 will appear on your next bill.

Services from 02/01/22 through 02/28/22

**Spectrum Business™ Internet**

Spectrum Business Internet Ultra	199.99
Business WiFi	7.99
Bundle Discount	-65.00
	<b>\$142.98</b>

Spectrum Business™ Internet Total **\$142.98**

**Current Charges** **\$142.98**  
**Total Due by 02/18/22** **\$142.98**

**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](https://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](https://spectrum.com/policies).

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

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

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

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

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



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

### Sign up for Paperless Billing.

It's easy, convenient and secure.

Get your statement as soon as it's available. Instead of receiving a paper bill through the mail, sign up for paperless billing.

**It's easy** - enroll in paperless billing visit [SpectrumBusiness.net](https://SpectrumBusiness.net).

**It's convenient** - you can access your statement through [SpectrumBusiness.net](https://SpectrumBusiness.net).

**It's secure** - we deliver securely to your [SpectrumBusiness.net](https://SpectrumBusiness.net) account and only you can access through a secure sign-in process.

Each month, you'll receive a paperless e-bill that you pay online with your choice of payment options.

**Payment Options**

**Pay Online** - Create or Login to pay or view your bill online at [Spectrumbusiness.net](https://Spectrumbusiness.net).

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

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





**WITHLACOOCHIE RIVER ELECTRIC  
COOPERATIVE, INC.**

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

Account Number **2039647** Cycle **03**  
Meter Number 81918949  
Customer Number 20026869  
Customer Name CYPRESS PRESERVE CDD

Bill Date **02/03/2022**  
Amount Due **35.48**  
Current Charges Due **02/23/2022**

District Office Serving You  
Bayonet Point

See Reverse Side For More Information

Service Address 18620 MOSSY TIMBER BLVD  
Service Description IRRIGATION  
Service Classification General Service Non-Demand

Comparative Usage Information

Average kWh		
Period	Days	Per Day
Feb 2022	28	0
Jan 2022	33	0
Feb 2021	28	0

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



2 0 0 2 6 8 6 9

You have 24-hour access to manage your account on-line through Smarthub at [www.wrec.net](http://www.wrec.net). If you would like to make a payment using your credit card, please call 844-209-7166. This number is WREC's Secure Pay-By-Phone system.

ELECTRIC SERVICE							
From		To		Multiplier	Dem. Reading	KW Demand	KWh Used
Date	Reading	Date	Reading				
01/03	190	01/31	195				5

Previous Balance 35.57  
Payment 35.57CR  
Balance Forward 0.00

Customer Charge 34.16  
Energy Charge 5 KWH @ 0.05017 0.25  
Fuel Adjustment 5 KWH @ 0.03600 0.18  
FL Gross Receipts Tax 0.89

Total Current Charges 35.48  
Total Due Please Pay 35.48

**WITHLACOOCHIE RIVER ELECTRIC  
COOPERATIVE, INC.**

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

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

See Reverse Side For Mailing Instructions

Bill Date: 02/03/2022

District: BP03

Use above space for address change ONLY.

Received  
FEB 08 2022

Make check payable to W.R.E.C. MUST BE IN BLACK OR BLUE INK.

Current Charges Due Date	02/23/2022
<b>TOTAL CHARGES DUE</b>	<b>35.48</b>
Total Charges Due After Due Date	40.48

2039647 BP03  
CYPRESS PRESERVE CDD  
2005 PAN AM CIR STE 300  
TAMPA FL 33607-6008



000203964700000354800000404801



**WITHLACOOCHIE RIVER ELECTRIC  
COOPERATIVE, INC.**

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

Account Number **2039650** Cycle **03**  
Meter Number **81918948**  
Customer Number **20026869**  
Customer Name **CYPRESS PRESERVE CDD**

Bill Date **02/03/2022**  
Amount Due **39.46**  
Current Charges Due **02/23/2022**

District Office Serving You  
Bayonet Point

Service Address **18931 MOSSY TIMBER BLVD**  
Service Description **SIGN**  
Service Classification **General Service Non-Demand**

See Reverse Side For More Information

**ELECTRIC SERVICE**

From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
01/03	2324	01/31	2374				50

**Comparative Usage Information**

Period	Days	Average kWh Per Day
Feb 2022	28	2
Jan 2022	33	2
Feb 2021	28	2

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



2 0 0 2 6 8 6 9

You have 24-hour access to manage your account on-line through Smarthub at [www.wrec.net](http://www.wrec.net). If you would like to make a payment using your credit card, please call 844-209-7166. This number is WREC's Secure Pay-By-Phone system.

Previous Balance **41.31**  
Payment **41.31CR**  
Balance Forward **0.00**

Customer Charge **34.16**  
Energy Charge 50 KWH @ 0.05017 **2.51**  
Fuel Adjustment 50 KWH @ 0.03600 **1.80**  
FL Gross Receipts Tax **0.99**

Total Current Charges **39.46**  
Total Due **39.46** Please Pay

**WITHLACOOCHIE RIVER ELECTRIC  
COOPERATIVE, INC.**

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

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

See Reverse Side For Mailing Instructions

**Bill Date: 02/03/2022**

Use above space for address change ONLY.

District: BP03

**2039650**  
CYPRESS PRESERVE CDD  
2005 PAN AM CIR STE 300  
TAMPA FL 33607-6008

**BP03**

Make check payable to W.R.E.C. MUST BE IN BLACK OR BLUE INK.

Current Charges Due Date **02/23/2022**  
**TOTAL CHARGES DUE 39.46**  
Total Charges Due After Due Date **44.46**

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Account Number **2044854** Cycle **03**  
Meter Number **84508721**  
Customer Number **20026869**  
Customer Name **CYPRESS PRESERVE CDD**

Bill Date **02/03/2022**  
Amount Due **1,117.90**  
Current Charges Due **02/23/2022**

District Office Serving You  
Bayonet Point

See Reverse Side For More Information

Service Address **18728 MOSSY TIMBER BLVD**  
Service Description **AMENITY CENTER**  
Service Classification **General Service Non-Demand**

**Comparative Usage Information**

Period	Days	Average kWh Per Day
Feb 2022	28	359
Jan 2022	33	365
Feb 2021	25	458

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



2 0 0 2 6 8 6 9

You have 24-hour access to manage your  
account on-line through Smarthub at  
[www.wrec.net](http://www.wrec.net). If you would like to make a  
payment using your credit card, please call  
844-209-7166. This number is WREC's  
Secure Pay-By-Phone system.

ELECTRIC SERVICE							
From Date	Reading	To Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
01/03	39863	01/31	49913		17.90	18	10050

**Previous Balance** **1,294.04**  
**Payment** **1,294.04CR**  
**Balance Forward** **0.00**

**Customer Charge** **34.16**  
**Energy Charge** 10,050 KWH @ 0.05017 **504.21**  
**Fuel Adjustment** 10,050 KWH @ 0.03600 **361.80**  
**Light Energy Charge** **1.68**  
**Light Support Charge** **2.94**  
**Light Maintenance Charge** **55.68**  
**Light Fixture Charge** **68.70**  
**Light Fuel Adj** 150 KWH @ 0.03600 **5.40**  
**Poles (QTY 6)** **60.00**  
**FL Gross Receipts Tax** **23.33**

**Total Current Charges** **1,117.90**  
**Total Due** **Please Pay 1,117.90**

**Lights/Poles Type/Qty Type/Qty**  
**212 6 960 6**

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

See Reverse Side For Mailing Instructions

**Bill Date: 02/03/2022**

Use above space for address change ONLY.

District: BP03

**2044854**  
CYPRESS PRESERVE CDD  
2005 PAN AM CIR STE 300  
TAMPA FL 33607-6008

**BP03**

Make check payable to W.R.E.C. MUST BE IN BLACK OR BLUE INK.

<b>Current Charges Due Date</b>	<b>02/23/2022</b>
<b>TOTAL CHARGES DUE</b>	<b>1,117.90</b>
<b>Total Charges Due After Due Date</b>	<b>1,134.67</b>

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**WITHLACOOCHEE RIVER ELECTRIC  
COOPERATIVE, INC.**

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

Account Number **2144006** Cycle **03**  
Meter Number **83430025**  
Customer Number **20026869**  
Customer Name **CYPRESS PRESERVE CDD**

Bill Date **02/03/2022**  
Amount Due **37.83**  
Current Charges Due **02/23/2022**

District Office Serving You  
Bayonet Point

Service Address **18138 GRAND LIVE OAK BLVD**  
Service Description **IRRIGATION**  
Service Classification **General Service Non-Demand**

See Reverse Side For More Information

**ELECTRIC SERVICE**

From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
01/03	196	01/31	196				0

**Comparative Usage Information**

Period	Days	Average kWh Per Day
Feb 2022	28	0
Jan 2022	33	0
Feb 2021	0	0

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



2 0 0 2 6 8 6 9

You have 24-hour access to manage your account on-line through Smarthub at [www.wrec.net](http://www.wrec.net). If you would like to make a payment using your credit card, please call 844-209-7166. This number is WREC's Secure Pay-By-Phone system.

**Previous Balance** **37.83**  
**Payment** **37.83CR**  
**Balance Forward** **0.00**

**Customer Charge** **34.16**  
**FL Gross Receipts Tax** **0.88**  
**State Tax** **2.44**  
**Pasco County Tax** **0.35**

**Total Current Charges** **37.83**  
**Total Due** **37.83** **Please Pay**

**WITHLACOOCHEE RIVER ELECTRIC  
COOPERATIVE, INC.**

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

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

See Reverse Side For Mailing Instructions

**Bill Date: 02/03/2022**

Use above space for address change ONLY.

District: BP03

**2144006**  
CYPRESS PRESERVE CDD  
2005 PAN AM CIR STE 300  
TAMPA FL 33607-6008

**BP03**

Make check payable to W.R.E.C. MUST BE IN BLACK OR BLUE INK.

<b>Current Charges Due Date</b>	<b>02/23/2022</b>
<b>TOTAL CHARGES DUE</b>	<b>37.83</b>
<b>Total Charges Due After Due Date</b>	<b>42.83</b>

000214400600000378300000428305



**WITHLACOOCHEE RIVER ELECTRIC  
COOPERATIVE, INC.**

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

Account Number **2144012** Cycle 03  
Meter Number 336835186  
Customer Number 20026869  
Customer Name CYPRESS PRESERVE CDD

Bill Date **02/03/2022**  
Amount Due **38.87**  
Current Charges Due **02/23/2022**

District Office Serving You  
Bayonet Point

Service Address 18293 GRAND LIVE OAK BLVD  
Service Description IRRIGATION  
Service Classification General Service Non-Demand

See Reverse Side For More Information

**Comparative Usage Information**

Period	Days	Average kWh Per Day
Feb 2022	28	0
Jan 2022	33	0
Feb 2021	0	0

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



2 0 0 2 6 8 6 9

You have 24-hour access to manage your account on-line through Smarthub at [www.wrec.net](http://www.wrec.net). If you would like to make a payment using your credit card, please call 844-209-7166. This number is WREC's Secure Pay-By-Phone system.

ELECTRIC SERVICE							
From Date	Reading	To Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
01/03	135	01/31	146				11

Previous Balance 39.15  
Payment 39.15CR  
Balance Forward 0.00

Customer Charge 34.16  
Energy Charge 11 KWH @ 0.05017 0.55  
Fuel Adjustment 11 KWH @ 0.03600 0.40  
FL Gross Receipts Tax 0.90  
State Tax 2.50  
Pasco County Tax 0.36

Total Current Charges 38.87  
Total Due Please Pay 38.87

**WITHLACOOCHEE RIVER ELECTRIC  
COOPERATIVE, INC.**

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

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

See Reverse Side For Mailing Instructions

Bill Date: 02/03/2022

District: BP03

Use above space for address change ONLY.

2144012 BP03  
CYPRESS PRESERVE CDD  
2005 PAN AM CIR STE 300  
TAMPA FL 33607-6008

Make check payable to W.R.E.C. MUST BE IN BLACK OR BLUE INK.

Current Charges Due Date	02/23/2022
<b>TOTAL CHARGES DUE</b>	<b>38.87</b>
Total Charges Due After Due Date	43.87

000214401200000388700000438709



AMERICAN ECOSYSTEMS, INC

P.O. BOX 40517  
ST. PETERSBURG, 33743

# Invoice

DATE	INVOICE #
2/1/2022	21100718

Phone #	Fax #
727-545-4404	727-545-0770

<b>BILL TO</b>
Cypress Preserve CDD c/o: Meritus Corp 2045 Pan Am Circle, Suite 120 Tampa, FL 33607

P.O. NO.	TERMS	PROJECT
	Due on receipt	

DESCRIPTION	QTY	RATE	AMOUNT
WATER MANAGEMENT TREATMENT FOR THE CURRENT MONTH - SEE DATE LISTED ABOVE  NSA 4307 53901	1	1,590.00	1,590.00
<b>Total</b>			\$1,590.00



COST		QTY.	ITEM	UNIT PRICE	PRICE
<div>Don Harrison Enterprises 2510 Priscilla Ct. • Lutz, FL 33559-5679 (813) 363-6286 # 112215 DATE 01/29/2022</div>					
No 2849					
NAME Cypress Preserve C.D.D. STREET 2005 Pan Am Circle, STE 300 CITY Tampa FL 33607 JOB NAME/LOCATION ADDRESS Land O' Lakes SCHEDULED DATE/TIME WORK TAKEN BY Don ORDERED BY Brian Howell DESCRIPTION OF WORK Routine Maintenance for the month of January 2022. (checked ok)					
TECHNICIAN ARRIVE LEAVE TOTAL HRS. RATE TOTAL LABOR					
534 12.4625					
ASK ABOUT OUR SERVICE CONTRACTS					
PARTS WARRANTY - All parts as recorded are warranted as per manufacturer specifications. LABOR GUARANTEE - The labor charges as recorded here are relative to the equipment serviced as noted. Is guaranteed for a period of 30 days. UPON INSPECTION, OUR TRAINED PERSONNEL RECOMMEND THE FOLLOWING: agreed that venue for any cause of action arising out of the agreement shall be in Hillsborough County, Florida, and that the customer shall be responsible for any reasonable attorney's fees and collection costs. Late charges of 1 1/2% per month on all past due balances. AUTHORIZATION FOR SERVICE: The undersigned hereby warrants that he has the full right and authority to enter into this agreement and accepts responsibility for any charges incurred at the established hourly rate and for a trip charge. If applicable, subject to the terms and condition herein. It is understood and agreed that venue for any cause of action arising out of the agreement shall be in Hillsborough County, Florida, and that the customer shall be responsible for any reasonable attorney's fees and collection costs. Late charges of 1 1/2% per month on all past due balances. CUSTOMER SIGNATURE I hereby accept above service as being satisfactory and acknowledge that equipment has been left in good condition. CUSTOMER SIGNATURE					
TOTAL AMOUNT DUE \$250.00 DATE COMPLETED 01-21-2022 TERMS: Net Due Upon Completion					
TOTAL LABOR TAX MISC. PERMITS MAT.					
TOTALS					
CHARGES AMOUNT CC BILL LABOR PARTS SERVICE CALL PREVENTIVE MAINTENANCE DISCOUNT MONTH OF Jan 2022 \$250.00					



<b>Don Harrison Enterprises</b> 2510 Priscilla Ct. • Lutz, FL 33559-5679 (813) 363-6286 # 112215		DATE <u>02/23/2022</u>		NO <b>2862</b>																																							
NAME <u>Cypress Preserve C.D.D.</u>		STREET <u>2550 Wm Circle, Ste 300</u>		CITY <u>Thurmont</u>																																							
JOB NAME/LOCATION		ADDRESS <u>Land &amp; Cakes</u>		SCHEDULED DATE/TIME																																							
WORK TAKEN BY <u>Don</u>		ORDERED BY <u>Bryan Howell</u>		DESCRIPTION OF WORK																																							
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## Grau and Associates

951 W. Yamato Road, Suite 280  
Boca Raton, FL 33431-  
www.graucpa.com

Phone: 561-994-9299

Fax: 561-994-5823

*Cypress Preserve Community Development District  
2005 Pan Am Circle, Suite 300  
Tampa, FL 33607*

Invoice No. 22005  
Date 02/03/2022

SERVICE	AMOUNT
Project: Arbitrage - Series 2019 FYE 11/30/20	\$ <u>600.00</u>
Project: Arbitrage - Series 2019 FYE 11/30/21	\$ <u>600.00</u>
Total	1,200.00
Current Amount Due	\$ <u>1,200.00</u>

0 - 30	31 - 60	61 - 90	91 - 120	Over 120	Balance
1,200.00	0.00	0.00	0.00	0.00	1,200.00

Payment due upon receipt.





## Neptune Multi services LLC

11423 Crestlake Village Dr  
Riverview, FL, 33569  
Neptunemts@gmail.com  
<https://www.facebook.com/101624548259772/posts/228424315579794/?sfnsn=mo>  
813-778-9857

## Invoice

**Invoice No:** 0053110  
**Date:** 01/31/2022  
**Terms:** NET 0  
**Due Date:** 01/31/2022

**Bill To:** Cypress Preserve cdd Land o Lakes  
teresa.farlow@merituscorp.com

Description	Quantity	Rate	Amount
Trash pick up January 11, 25 2022	8	\$65.00	\$520.00

Subtotal	\$520.00
TAX 0%	\$0.00
Total	\$520.00
Paid	\$0.00

<b>Balance Due</b>	<b>\$520.00</b>
--------------------	-----------------

Invoice2go







Southern Automated Access Services, Inc

P.O. Box 46535  
Tampa, FL 33646

# Invoice

Date	Invoice #
2/8/2022	10654

Bill To
CYPRESS PRESERVE

		Job Name		Terms
		DKS PROX CARDS		Due on receipt
Quantity	Description	Rate	Serviced	Amount
200	DKS PROX CARD	5.50		1,100.00
	Shipping Fees	41.16		41.16
	Sales Tax	7.00%		0.00
<i>BSH 5726</i> <i>4504</i>				

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

**Total** \$1,141.16

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

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

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

**Payments/Credits** \$0.00

**Balance Due** \$1,141.16





Southern Automated Access Services, Inc

P.O. Box 46535

Tampa, FL 33646

# Invoice

Date	Invoice #
2/21/2022	10728

Bill To
CYPRESS PRESERVE

			Job Name	Terms
			CELLULAR	Due on receipt
Quantity	Description	Rate	Serviced	Amount
	Cellular usage. 813-528-2936	32.95		32.95
	Sales Tax	7.00%		0.00
	NSA 4904 5720			

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

**Total** \$32.95

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

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

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

**Payments/Credits** \$0.00

**Balance Due** \$32.95



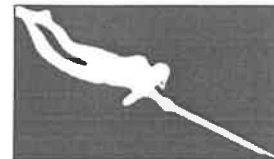
**Spearem Enterprises, LLC**

7842 Land O' Lakes Blvd. #335

Land O' Lakes, FL 34638

727-364-3349

spearem.jmb@gmail.com

**INVOICE****BILL TO**

Cypress Preserve

Meritus

2005 Pan Am Circle Ste

300

Tampa, FL 33607

**INVOICE # 5155****DATE 02/11/2022****DUE DATE 02/26/2022****TERMS Net 15**

*NA 4/25/22 5398*

ACTIVITY	QTY	RATE	AMOUNT
<b>Labor</b>	1	375.00	375.00
Ordered, Delivered and Installed Dog Waste Can on Heroin Hoop, Main Drag			

It is anticipated that permits will not be required for the above work, and if required, the associated costs will be added to the price stated below. Any existing conditions that are not reasonably discoverable prior to the job start date, which in anyway interferes with the safe and satisfactory completion of this job, will be corrected by an additional work order and estimate for approval prior to resuming job. Spearem Enterprises, LLC is not responsible for any delays in performance of service that are due in full or in part to circumstances beyond our control. Spearem Enterprises, LLC is not responsible for damage, personal or property damage by others at the job site.

Whether actual or consequential, or any claim arising out of or relating to "Acts of God".

Job will Commence within 30 days of receiving signed, approved proposal-weather permitting.

**BALANCE DUE****\$375.00**



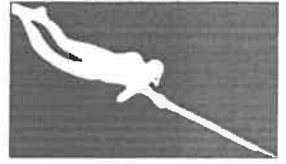
## Spearem Enterprises, LLC

7842 Land O' Lakes Blvd. #335

Land O' Lakes, FL 34638

727-364-3349

spearem.jmb@gmail.com



## INVOICE

BILL TO  
Cypress Preserve  
Meritus  
2005 Pan Am Circle Ste 300  
Tampa, FL 33607

INVOICE 5156  
DATE 02/11/2022  
TERMS Net 15  
DUE DATE 02/26/2022

ACTIVITY	QTY	RATE	AMOUNT
Labor Pressure Wash the following: Clubhouse, Pool deck, pool furniture, , parking area.	1	750.00	750.00

It is anticipated that permits will not be required for the above work, and if required, the associated costs will be added to the price stated below. Any existing conditions that are not reasonably discoverable prior to the job start date, which in anyway interferes with the safe and satisfactory completion of this job, will be corrected by an additional work order and estimate for approval prior to resuming job. Spearem Enterprises, LLC is not responsible for any delays in performance of service that are due in full or in part to circumstances beyond our control. Spearem Enterprises, LLC is not responsible for damage, personal or property damage by others at the job site.

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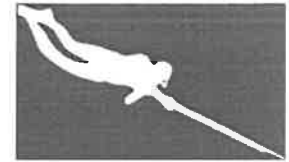
BALANCE DUE

**\$750.00**

NA  
4605 5390



**Spearem Enterprises, LLC**  
7842 Land O' Lakes Blvd. #335  
Land O' Lakes, FL 34638  
727-364-3349  
spearem.jmb@gmail.com



## INVOICE

### BILL TO

Cypress Preserve  
Meritus  
2005 Pan Am Circle Ste  
300  
Tampa, FL 33607

**INVOICE # 5160**

**DATE 02/11/2022**

**DUE DATE 02/26/2022**

**TERMS Net 15**

*Handwritten: 12/11 4605 5301*

ACTIVITY	QTY	RATE	AMOUNT
<b>Labor</b> North End of Pond on Mossy Timber Blvd, repaired two panels of privacy fence and replaced one broken line post.	1	265.00	265.00

It is anticipated that permits will not be required for the above work, and if required, the associated costs will be added to the price stated below. Any existing conditions that are not reasonably discoverable prior to the job start date, which in anyway interferes with the safe and satisfactory completion of this job, will be corrected by an additional work order and estimate for approval prior to resuming job. Spearem Enterprises, LLC is not responsible for any delays in performance of service that are due in full or in part to circumstances beyond our control. Spearem Enterprises, LLC is not responsible for damage, personal or property damage by others at the job site. Whether actual or consequential, or any claim arising out of or relating to "Acts of God". Job will Commence within 30 days of receiving signed, approved proposal-weather permitting.

**BALANCE DUE**

**\$265.00**



**Spearem Enterprises, LLC**  
7842 Land O' Lakes Blvd. #335  
Land O' Lakes, FL 34638  
727-364-3349  
spearem.jmb@gmail.com



## INVOICE

### BILL TO

Cypress Preserve  
Meritus  
2005 Pan Am Circle Ste  
300  
Tampa, FL 33607

**INVOICE # 5161**

**DATE 02/11/2022**

**DUE DATE 02/26/2022**

**TERMS Net 15**

*Handwritten: NSN 46055390*

ACTIVITY	QTY	RATE	AMOUNT
<b>Labor</b> Grand Live Oak Blvd: remove damaged split rail fence and replace three rails and on line post.	1	325.00	325.00

It is anticipated that permits will not be required for the above work, and if required, the associated costs will be added to the price stated below. Any existing conditions that are not reasonably discoverable prior to the job start date, which in anyway interferes with the safe and satisfactory completion of this job, will be corrected by an additional work order and estimate for approval prior to resuming job. Spearem Enterprises, LLC is not responsible for any delays in performance of service that are due in full or in part to circumstances beyond our control. Spearem Enterprises, LLC is not responsible for damage, personal or property damage by others at the job site. Whether actual or consequential, or any claim arising out of or relating to "Acts of God". Job will Commence within 30 days of receiving signed, approved proposal-weather permitting.

**BALANCE DUE**

**\$325.00**



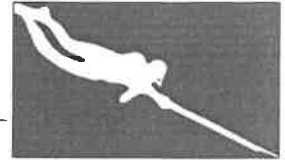
**Spearem Enterprises, LLC**

7842 Land O' Lakes Blvd. #335

Land O' Lakes, FL 34638

727-364-3349

spearem.jmb@gmail.com

**INVOICE****BILL TO**

Cypress Preserve

Meritus

2005 Pan Am Circle Ste

300

Tampa, FL 33607

**INVOICE # 5171****DATE 02/18/2022****DUE DATE 03/05/2022****TERMS Net 15**

1/16/22 5300

ACTIVITY	QTY	RATE	AMOUNT
<b>Labor</b>	1	1,375.00	1,375.00
Repaired-Replaced 4, full 8ft panel, bottom rails, top rails, pickets near construction Entrance near Grand Live Oak Blvd.			

It is anticipated that permits will not be required for the above work, and if required, the associated costs will be added to the price stated below. Any existing conditions that are not reasonably discoverable prior to the job start date, which in anyway interferes with the safe and satisfactory completion of this job, will be corrected by an additional work order and estimate for approval prior to resuming job. Spearem Enterprises, LLC is not responsible for any delays in performance of service that are due in full or in part to circumstances beyond our control. Spearem Enterprises, LLC is not responsible for damage, personal or property damage by others at the job site.

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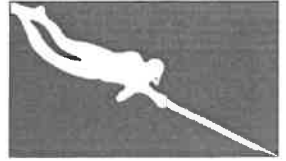
Job will Commence within 30 days of receiving signed, approved proposal-weather permitting.

**BALANCE DUE****\$1,375.00**



## Spearem Enterprises, LLC

7842 Land O' Lakes Blvd. #335  
Land O' Lakes, FL 34638  
727-364-3349  
spearem.jmb@gmail.com



## INVOICE

BILL TO  
Cypress Preserve  
Meritus  
2005 Pan Am Circle Ste 300  
Tampa, FL 33607

INVOICE 5173  
DATE 02/18/2022  
TERMS Net 15  
DUE DATE 03/05/2022

ACTIVITY	QTY	RATE	AMOUNT
Labor week of 1-24-2022 Weekly Cleaning Service of pool area , restrooms and Dog Park, Two other dog Waste cans thru out neighborhood. Restock paper goods Empty all dog waste cans thru out neighborhood, restock Empty all trash at amenities. Empty Mail Trash Can Blow off pool deck, wipe pool tables, drinking fountain located at pool area. Three times per week.	1	152.25	152.25
Labor week of 1-31-2022 Weekly Cleaning Service of pool area , restrooms and Dog Park, Two other dog Waste cans thru out neighborhood. Restock paper goods Empty all dog waste cans thru out neighborhood, restock Empty all trash at amenities. Empty Mail Trash Can Blow off pool deck, wipe pool tables, drinking fountain located at pool area. Three times per week.	1	152.25	152.25
Labor week of 2-7-2022 Weekly Cleaning Service of pool area , restrooms and Dog Park, Two other dog Waste cans thru out neighborhood. Restock paper goods Empty all dog waste cans thru out neighborhood, restock Empty all trash at amenities. Empty Mail Trash Can Blow off pool deck, wipe pool tables, drinking fountain located at pool area. Three times per week.	1	156.25	156.25
Labor week of 2-14-2022 Weekly Cleaning Service of pool area , restrooms and Dog Park, Two other dog Waste cans thru out neighborhood. Restock paper goods Empty all dog waste cans thru out neighborhood, Empty Mail Trash Can Empty all trash at amenities. Blow off pool deck, wipe pool tables, drinking fountain located at pool area.	1	156.25	156.25

OK 4/15  
5720



restock paper goods  
Three times per week.

Paper Products	1	45.00	45.00
Mutt Mitts (7 boxes)			
Dog Waste Can liners	1		0.00

it is anticipated that permits will not be required for the above work, and if required, the associated costs will be added to the price stated below. Any existing conditions that are not reasonably discoverable prior to the job start date, which in anyway interferes with the safe and satisfactory completion of this job, will be corrected by an additional work order and estimate for approval prior to resuming job. Spearem Enterprises, LLC is not responsible for any delays in performance of service that are due in full or in part to circumstances beyond our control. Spearem Enterprises, LLC is not responsible for damage, personal or property damage by others at the job site.

Whether actual or consequential, or any claim arising out of or relating to "Acts of God".

Job will Commence within 30 days of receiving signed, approved proposal-weather permitting.

BALANCE DUE

**\$662.00**



# Straley Robin Vericker

1510 W. Cleveland Street

Tampa, FL 33606

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

Federal Tax Id. - 20-1778458

Cypress Preserve Community Development District  
2005 Pan Am Circle, Suite 300  
Tampa, FL 33607

January 31, 2022

Client: 001490

Matter: 000001

Invoice #: 21009

Page: 1

RE: General

Handwritten: RN 2107 51402

For Professional Services Rendered Through January 15, 2022

## SERVICES

Date	Person	Description of Services	Hours	
1/3/2022	VKB	REVIEW AGENDA PACKAGE; REVIEW AND REPLY TO EMAILS FROM P. CLARK AND B. HOWELL RE: UPCOMING BOARD MEETING.	0.4	
1/4/2022	VKB	PREPARE FOR AND ATTEND BOARD MEETING VIA TELEPHONE.	0.2	
1/7/2022	LB	PREPARE DRAFT QUARTERLY REPORT TO DISSEMINATION AGENT FOR PERIOD ENDED DECEMBER 31, 2021.	0.2	
Total Professional Services			0.8	\$203.00

## PERSON RECAP

Person		Hours	Amount
VKB	Vivek K. Babbar	0.6	\$171.00
LB	Lynn Butler	0.2	\$32.00



January 31, 2022

Client: 001490

Matter: 000001

Invoice #: 21009

Page: 2

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Total Services	\$203.00	
Total Disbursements	\$0.00	
Total Current Charges		\$203.00

<b>PAY THIS AMOUNT</b>	<b>\$203.00</b>
------------------------	-----------------

*Please Include Invoice Number on all Correspondence*



Suncoast Pool Service

P.O. Box 224  
Elfers, FL 34680

# Invoice

Date	Invoice #
2/4/2022	7987

Bill To
Cypress Preserve 2005 Pan Am Circle Suite 300 Tampa, Fl. 33607

P.O. No.	Terms	Project
Feb 2022	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.  <i>RSN 4/6/8572</i>	1,050.00	1,050.00

Thank you for your business.

**Total**

\$1,050.00

Phone #

(727) 271-1395





Mail: 5521 Baptist Church Rd  
Tampa FL 33610

# Invoice

Date	Invoice #
1/31/2022	74622

Bill To
MERITUS CORPORATION 5680 W CYPRESS STREET SUITE A TAMPA FL 33607

Ship To
CYPRESS PRESERVE CDD DRAW #6

P.O. No.	Terms	Rep	Ship Date	Via	FOB	Project
	UPON RECEIPT	CG	12/31/2021			CYPRESS PRESE...
Qty	Description			U/M	Price Each	Amount
	SCOPE OF WORK					
	LANDSCAPE, IRRIGATION AND SOD INSTALLATION PER PROPOSAL DESIGN.					
1	IRRIGATION INSTALLATION				3,838.00	3,838.00
1					97,761.95	97,761.95
1					27,954.00	27,954.00
1	10% RETAINAGE				-12,955.40	-12,955.40
<div>53900 6403</div>						
THANK YOU FOR YOUR BUSINESS					<b>Total</b>	
					\$116,598.55	

Phone #	Fax #
(813)985-9381	(813)664-0155

Web Site
www.sunriselandscape.com



## APPLICATION AND CERTIFICATE FOR PAYMENT

AIA DOCUMENT G702

(Instructions on reverse side)

PAGE 1 OF 2 PAGES

## TO (CONTRACTOR):

CYPRESS PRESERVE CDD  
C/O Meritus Corp  
Suite 300,  
Tampa, FL 33607

## PROJECT:

CYPRESS PRESERVE PH3

## APPLICATION NO: 6

Period to: 1/31/2022

## Distribution to:

\_\_\_ OWNER  
\_\_\_ ENGINEER  
\_\_\_ CONTRACTOR

## FROM (CONTRACTOR):

Sunrise Landscape  
5521 Baptist Church Road  
Tampa, FL 33610

## ARCHITECT:

## ARCHITECT'S

PROJECT NO:

CONTRACT FOR: Irrigation, Landscape, Sod

## CONTRACTOR'S APPLICATION FOR PAYMENT

CHANGE ORDER SUMMARY		ADDITIONS	DEDUCTIONS
Change Orders approved in previous months by Owner			
TOTAL			
Approved this month:			
Number	Date Approved		
1	2/7/2022		\$201,617.21
TOTALS			\$0.00
Net change by Change Orders			

The undersigned Contractor certifies that to the best of the Contractor's knowledge, information and belief the Work covered by this Application for Payment has been completed in accordance with the Contract Documents, that all amounts have been paid by the Contractor for Work for which previous Certificates for Payment were issued and payments received from the Owner, and that current payment shown herein is now due

## REMIT TO:

CONTRACTOR: Sunrise Landscaping Contractors, Inc.

By: Amie Font Date: 02/07/2022

## ARCHITECT'S CERTIFICATE FOR PAYMENT

In accordance with the Contract Documents, based on on-site observations and the data comprising the above application, the Engineer certifies to the Owner that to the best of the Engineer's knowledge, information and belief the Work has progressed as indicated, the quality of the Work is in accordance with the Contract Documents, and the Contractor is entitled to payment of the AMOUNT CERTIFIED

## CONTRACT DATE:

Application is made for Payment, as shown below, in connection with the Contract. Continuation Sheet, AIA Document G703, is attached.

1. ORIGINAL CONTRACT SUM	\$601,755.16
2. Net change by Change Orders	(\$201,617.21)
3. CONTRACT SUM TO DATE (Line 1 + 2)	\$400,137.95
4. TOTAL COMPLETED & STORED TO DATE	\$ 400,137.95
(Column G on G703)	
5. RETAINAGE:	
10% of complete	\$40,013.80

b. \_\_\_% of Stored Material

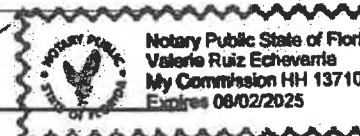
(Column F on G703)

Total Retainage (Line 5a + 5b or

Total in Column I of G703

6. TOTAL EARNED LESS RETAINAGE	\$ 360,124.15
(Line 4 less Line 5 Total)	
7. LESS PREVIOUS CERTIFICATES FOR PAYMENT	
(Line 6 from prior Certificate)	\$ 243,525.60
8. CURRENT PAYMENT DUE	\$ 116,598.55
9. BALANCE TO FINISH, PLUS RETAINAGE	\$40,013.80
(Line 3 less Line 6)	

State of FLORIDA County of HILLSBOROUGH

Subscribed and sworn to before me this 7 day of February, 2022Notary Public: Valerie RuizMy Commission expires: 06/02/2025

AMOUNT CERTIFIED

(Attach explanation if amount certified differs from the amount applied for.)

ARCHITECT:

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

This Certificate is not negotiable. The AMOUNT CERTIFIED is payable only to the Contractor named herein. Issuance, payment and acceptance of payment are without prejudice to any rights of the Owner or Contractor under this Contract.



From: Sunrise Landscaping Contractors, Inc.  
P.O. Box 16531  
Tampa, Florida 33687

Project: CYRPRESS PRESERVE CDD

CONTINUATION SHEET

AIA DOCUMENT G703

PAGE

2 Of 2

PAGES

AIA Document G703, APPLICATION AND CERTIFICATE FOR PAYMENT, containing

Contractor's signed certification is attached.

In tabulations below, amounts are stated to the nearest dollar.

Use Column I on Contracts where variable retainage for line items may apply.

APPLICATION NUMBER: 6

APPLICATION DATE: 2/4/2022

PERIOD TO: 1/31/2022

ARCHITECT'S PROJECT #:

A ITEM NO.	B DESCRIPTION OF WORK	C SCHEDULED VALUE	D WORK COMPLETED		F MATERIALS PRESENTLY STORED (NOT IN D OR E)	G		H BALANCE TO FINISH (C - G)	I RETAINAGE (G*0.1)
			FROM PREVIOUS APPLICATION (D + E)	THIS PERIOD		TOTAL COMPLETED AND STORED TO DATE (D + E + F)	% (G / C)		
1	IRRIGATION	\$ 138,838.00	\$ 135,000.00	\$ 3,838.00		\$ 138,838.00	100.00%	\$ -	\$ 13,883.80
2	LANDSCAPE	\$ 213,041.95	\$ 115,280.00	\$ 97,761.95		\$ 213,041.95	100.00%	\$ -	\$ 21,304.20
3	SOD	\$ 249,875.21	\$ 20,304.00	\$ 27,954.00		\$ 48,258.00	19.31%	\$ -	\$ 4,825.80
4									
5	Change Order 01	(\$201,617.21)	\$ -	\$ -		\$ -	0.00%	\$ -	
6									
7									
8									
9									
10									
11									
12									
13									
14									
15									
16									
17									
18									
19									
20									
21									
22									
	<b>GRAND TOTALS</b>	\$ 400,137.95	\$ 270,584.00	\$ 129,553.95		\$ 400,137.95	100.00%	\$ -	\$ 40,013.80



---

# Change Order

---

To: Cypress Preserve Community Development District  
From: **Sunrise Landscape**  
Project Name: Cypress Preserve  
Date of Agreement: 10/21/2020

Change Order Number 1

Description of changes: See Exhibit attached.

For the (+ Additive) (- Deductive) Sum of	\$ -201,617.21
Original Contract Amount	\$ 601,755.16
Sum of Previous Changes	\$ 0
This Change Order (Add) (Deduct)	\$ -201,617.21
Modified Contract Amount	\$ 400,137.95

Acceptance of this Change Order shall constitute a modification to the Agreement and will be performed subject to all the same terms and conditions as contained in our Agreement indicated above, as fully as if the same were repeated in this acceptance.

**IN WITNESS WHEREOF**, this Change Order has been executed by the parties on this 7 day of February, 2022.

**Sunrise Landscape**

**Cypress Preserve  
Community Development District**

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

\_\_\_\_\_  
Brian Howell  
Chair of the Board of Supervisors



Change Order Number 1

To adjust for actual sod quantities installed for this project.

Contracted amount was	\$ 249,875.21
Actual sod installed	\$ 48,258.00
Contract adjustment	\$-201,617.21





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

ACCOUNT NO.  
INVOICE NO.  
STATEMENT DATE  
DUE DATE

6425-103179  
5926920W425  
02/20/22  
Upon Receipt

CYPRESS PRESERVE AMENITY CENTER  
SUITE 300  
2005 PAN AM CIRCLE  
TAMPA FL 33607-0000

FOR ASSISTANCE  
Customer Service  
Fax  
One Time Payments

(727) 847-9100  
(727) 841-8539  
(855) 569-2719

## INVOICE STATEMENT

Date	Description	Amount
	<b>Service Location</b> <b>Acct #103179-0001</b>	<b>CYPRESS PRESERVE AMENITY CENTER</b> <b>18728 MOSSY TIMBER BLVD LAND O L</b>
02/20/22	BASIC SERVICE CHARGE 3/1/2022-3/31/2022	1.00 4.00YD \$ 57.20
02/20/22	BASIC CONTAINER CHARGE 3/1/2022-3/31/2022	1.00 4.00YD \$ 4.00
	<b>Invoice Total</b>	<b>\$ 61.20</b>
	<b>Account Balance</b>	<b>\$ 61.20</b>

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

Due to increased costs indicated in the CPI, disposal, fuel, insurance, your Basic Service Charge may reflect a rate adjustment on your next invoice.

Given the ongoing challenges resulting from the COVID-19 pandemic and widespread related staffing issues, many of our suppliers are experiencing supply shortages, delays in production, delays in service and delays in delivery. To ensure your timely receipt of bills, consider enrolling on our website, <https://wcicustomer.com> to view and pay your invoices. You can continue to get paper bills or you can also choose to go paperless (receive an email that a new bill is available to view). You can also choose to set up recurring payments so you don't have to worry about paying your bills on time.

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



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

AB 01 001202 71206 B 7 C



CYPRESS PRESERVE AMENITY CENTER  
SUITE 300  
2005 PAN AM CIRCLE  
TAMPA FL 33607-6008

Received  
FEB 25 2022

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

6425-103179  
5926920W425  
02/20/22  
Upon Receipt  
\$61.20

WRITE IN  
AMOUNT  
PAID

\$



TO CHANGE ADDRESS

Check here and complete the information on the reverse side.

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



6425 00000000000000000000X1031797 000000061200000000000005926920 5<sup>68</sup>

001202 1/1







## INVOICE

INVOICE #	INVOICE DATE
TM 332309	2/25/2022
TERMS	PO NUMBER
Net 30	

**Bill To:**

Cypress Preserve CDD  
c/o Meritus  
2005 Pan Am Circle  
Suite 300  
Tampa, FL 33607

**Remit To:**

Yellowstone Landscape  
PO Box 101017  
Atlanta, GA 30392-1017

**Property Name:** Cypress Preserve CDD

**Invoice Due Date:** March 27, 2022

**Invoice Amount:** \$9,497.11

Description	Current Amount
-------------	----------------

French Drain - Mossy Timber Blvd.

Plant Installation

\$9,497.11

NSA  
4/6/5/500

**Invoice Total**

**\$9,497.11**

IN COMMERCIAL LANDSCAPING

**Should you have any questions or inquiries please call (386) 437-6211.**



## Cypress Preserve Community Development District Summary of Operations and Maintenance Invoices

Vendor	Invoice/Account Number	Amount	Vendor Total	Comments/Description
<b>Monthly Contract</b>				
Meritus Districts	75271	\$ 4,805.41		Accounting Service - 3.23.2022
Suncoast Pool Service	7902	1,050.00		Pool Service - 1.3.2022
Suncoast Pool Service	8068	1,050.00	<b>\$ 2,100.00</b>	Swimming Pool Service 3.2.2022
<b>Monthly Contract Sub-Total</b>		<b>\$ 6,905.41</b>		
<b>Variable Contract</b>				
Supervisor: Eugenia Lynch	EL 030122	\$ 200.00		Supervisor Fee - 3.1.2022
Supervisor: Kathleen Swanson	KS 030122	200.00		Supervisor Fee - 3.1.2022
Supervisor: Stephanie Boretski	SB 030122	200.00		Supervisor Fee - 3.1.2022
<b>Variable Contract Sub-Total</b>		<b>\$ 600.00</b>		
<b>Utilities</b>				
Pasco County Utilities	16273904	\$ 210.69		Water And Sewer Service thru 2.18.2022
Pasco County Utilities	16273905	37.80		Water And Sewer Service thru 2.18.2022
Pasco County Utilities	16274059	165.20		Water And Sewer Service thru 2.18.2022
Pasco County Utilities	16275257	302.40	<b>\$ 716.09</b>	Water And Sewer Service thru 2.18.2022
Spectrum	084742901030322	157.98		Internet Services Thru 3.31.2022
Withlacoochee River Electric	2039647 030422	35.50		Electric Service Thru 3.01.2022
Withlacoochee River Electric	2039650 030422	39.66		Electric Service Thru 3.01.2022
Withlacoochee River Electric	2044854 030422	1,255.45		Electric Service Thru 3.01.2022
Withlacoochee River Electric	2144006 030422	38.82		Electric Service Thru 3.01.2022
Withlacoochee River Electric	2144012 030422	38.92	<b>\$ 1,408.35</b>	Electric Service Thru 3.01.2022
<b>Utilities Sub-Total</b>		<b>\$ 2,282.42</b>		
<b>Regular Services</b>				
American Ecosystems	22030199	\$ 1,590.00		Water Management Treatment - 3.01.2022



## Cypress Preserve Community Development District Summary of Operations and Maintenance Invoices

Vendor	Invoice/Account Number	Amount	Vendor Total	Comments/Description
Kaeser & Blair	20225213	106.63		Office Supplies - 2.28.2022
Neptune Multi Services LLC	53125	650.00		Trash Pick up - 11.25.2022
Southern Automated Access Services Inc.	10802	277.50		Pool lock Repair - 3.9.2022
Spearem Enterprises	5199	95.00		Cleaning Service - 3.02.2022
Spearem Enterprises	5200	95.00		Stop Sign Repairs - 03.02.2022
Spearem Enterprises	5212	662.00		Cleaning Service Thru 3.14.2022
Spearem Enterprises	5235	125.00	<b>\$ 977.00</b>	Fence Repair - 3.17.2022
Stra	21174	459.50		Professional Service Thru 02.15.2022.
Straley Robin Vericker	21300	646.50		Professional Service Thru 03.15.2022.
Waste Connections of Florida	5985656W425	61.20		Waste Management 3.20.2022
<b>Regular Services Sub-Total</b>		<b>\$ 4,768.33</b>		
<b>Additional Services</b>				
Florida Land Design & Permitting	11007	\$ 415.00		District Engineer - 2.28.2022
<b>Additional Services Sub-Total</b>		<b>\$ 415.00</b>		
<b>TOTAL:</b>		<b>\$ 14,971.16</b>		

Approved (with any necessary revisions noted):

Signature

Printed Name

Title (check one):



## Cypress Preserve Community Development District Summary of Operations and Maintenance Invoices

Vendor	Invoice/Account Number	Amount	Vendor Total	Comments/Description
--------	---------------------------	--------	-----------------	----------------------

[ ] Chairman [ ] Vice Chairman [ ] Assistant Secretary



**Meritus Districts**  
A Division of Inframark, LLC

# INVOICE

2005 Pan Am Circle  
Suite 300  
Tampa, FL 33607

**INVOICE#**  
#75271

**DATE**  
3/23/2022

**CUSTOMER ID**  
C2297

**NET TERMS**  
Net 30

**PO#**

**DUE DATE**  
4/22/2022

**BILL TO**

Cypress Preserve CDD  
2005 Pan Am Circle  
Suite 700  
Tampa FL 33607  
United States

Services provided for the Month of: March 2022

DESCRIPTION	QTY	UOM	RATE	AMOUNT
Accounting Services - Accounting Services	1	Ea	375.00	375.00
Assessment Methodology - Assessment Methodology	1	Ea	12.50	12.50
Copies - B/W Copies- January	239	Ea	0.15	35.85
Dissemination Services - Dissemination Services	1	Ea	700.00	700.00
District Management Services - District Management	1	Ea	3,541.67	3,541.67
Postage - Postage- January	1	Ea	15.39	15.39
Website Maintenance - Website Maintenance / Admin	1	Ea	125.00	125.00
<b>Subtotal</b>				4,805.41

**Subtotal** \$4,805.41

**Tax** \$0.00

**Total Due** \$4,805.41

**Remit To : Inframark LLC, PO BOX 733778, Dallas, Texas, 75373-3778**

Please include CUSTOMER ID and the invoice number on the check stub of your payment.  
Phone: 813-397-5122 | Fax: 813-873-7070





Suncoast Pool Service

P.O. Box 224  
Elfers, FL 34680

# Invoice

Date	Invoice #
1/3/2022	7902

Bill To
Cypress Preserve 2005 Pan Am Circle Suite 300 Tampa, FL 33607

P.O. No.	Terms	Project
Jan 2022	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.  <i>BSK 4/6/18 JMD</i>	1,050.00	1,050.00

Thank you for your business.

**Total**

\$1,050.00

Phone #

(727) 271-1395



Suncoast Pool Service

P.O. Box 224  
Elfers, FL 34680

# Invoice

Date	Invoice #
3/2/2022	8068

Bill To
Cypress Preserve 2005 Pan Am Circle Suite 300 Tampa, Fl. 33607

P.O. No.	Terms	Project
March 2022	Net 30	

Quantity	Description	Rate	Amount
	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.  5720 B 4/6/18	1,050.00	1,050.00

Thank you for your business.	<b>Total</b>	\$1,050.00
Phone #		
(727) 271-1395		



Cypress Preserve CDD

MEETING DATE: March 01, 2022

DMS Staff Signature hike

SUPERVISORS	CHECK IF IN ATTENDANCE	STATUS	PAYMENT AMOUNT
Penny Clark	✓	Salary Waived	\$0.00
Eric Davidson	✓	Salary Waived	\$0.00
Stephanie Boretski	✓	Salary Accepted	\$200.00
Kathleen Casey Swanson	✓	Salary Accepted	\$200.00
Eugenia Lynch	✓	Salary Accepted	\$200.00

EL 030122



**Cypress Preserve CDD**

MEETING DATE: March 01, 2022

DMS Staff Signature hike

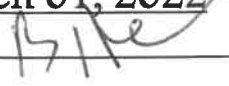
SUPERVISORS	CHECK IF IN ATTENDANCE	STATUS	PAYMENT AMOUNT
Penny Clark	✓	Salary Waived	\$0.00
Eric Davidson	✓	Salary Waived	\$0.00
Stephanie Boretski	✓	Salary Accepted	\$200.00
Kathleen Casey Swanson	✓	Salary Accepted	\$200.00
Eugenia Lynch	✓	Salary Accepted	\$200.00

KS 030122



**Cypress Preserve CDD**

MEETING DATE: March 01, 2022

DMS Staff Signature 

SUPERVISORS	CHECK IF IN ATTENDANCE	STATUS	PAYMENT AMOUNT
Penny Clark	<input checked="" type="checkbox"/>	Salary Waived	\$0.00
Eric Davidson	<input checked="" type="checkbox"/>	Salary Waived	\$0.00
Stephanie Boretski	<input checked="" type="checkbox"/>	Salary Accepted	\$200.00
Kathleen Casey Swanson	<input checked="" type="checkbox"/>	Salary Accepted	\$200.00
Eugenia Lynch	<input checked="" type="checkbox"/>	Salary Accepted	\$200.00

SB030122





UTILITIES SERVICES BRANCH  
CUSTOMER INFORMATION &  
SERVICE DEPT.  
P.O. BOX 2139  
NEW PORT RICHEY, FL 34656-2139

LAND O' LAKES (813) 235-6012  
NEW PORT RICHEY (727) 847-8131  
DADE CITY (352) 521-4285  
[utilcustserv@pascocountyfl.net](mailto:utilcustserv@pascocountyfl.net)  
Pay By Phone: 1-844-450-3704



227 1 1  
22-70345

CYPRESS PRESERVE AMENITY CENTER

Service Address: **18728 MOSSY TIMBER BOULEVARD**

Bill Number: 16273904

Billing Date: 3/3/2022

Billing Period: 1/20/2022 to 2/18/2022

Account #	Customer #
0986155	01366618
Please use the 15-digit number below when making a payment through your bank	
098615501366618	

**New Water & Sewer rates, charges, and fees took effect Oct. 1, 2020**  
Please visit [bit.ly/PCU-RatesFY21](http://bit.ly/PCU-RatesFY21) for additional details.

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Water	14328617	1/20/2022	1010	2/18/2022	1020	29	10

Usage History

Water	
February 2022	10
January 2022	11
December 2021	22
November 2021	14
October 2021	26
September 2021	34
August 2021	20
July 2021	19
June 2021	21
May 2021	22
April 2021	30
March 2021	53

Transactions

Previous Bill	218.96
Payment 02/16/22	-218.96 CR
<b>Balance Forward</b>	0.00
Current Transactions	
Water	
Water Base Charge	38.06
Water Tier 1	10.0 Thousand Gals X \$2.01 20.10
Sewer	
Sewer Base Charge	89.93
Sewer Charges	10.0 Thousand Gals X \$6.26 62.60
<b>Total Current Transactions</b>	210.69
<b>TOTAL BALANCE DUE</b>	<b>\$210.69</b>

PCU encourages new and existing customers to learn more about services provided by visiting [PascoCountyUtilities.com](http://PascoCountyUtilities.com).



Please return this portion with payment

TO PAY ONLINE, VISIT [pascoeasypay.pascocountyfl.net](http://pascoeasypay.pascocountyfl.net)

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

Account # 0986155  
Customer # 01366618

Balance Forward 0.00  
Current Transactions 210.69

**Total Balance Due \$210.69**  
**Due Date 3/21/2022**

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

Round Up Donation to Charity

Amount Enclosed

☐ Check this box to participate in Round-Up.

CYPRESS PRESERVE AMENITY CENTER  
C/O MERITUS CORP.  
2005 PAN AM CIR STE 300  
TAMPA FL 33607

Received  
MAR 07 2022

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





UTILITIES SERVICES BRANCH  
CUSTOMER INFORMATION &  
SERVICE DEPT.  
P.O. BOX 2139  
NEW PORT RICHEY, FL 34656-2139

LAND O' LAKES (813) 235-6012  
NEW PORT RICHEY (727) 847-8131  
DADE CITY (352) 521-4285  
[utilcustserv@pascocountyfl.net](mailto:utilcustserv@pascocountyfl.net)  
Pay By Phone: 1-844-450-3704



228 1 1  
22-70345

# CYPRESS PRESERVE AMENITY CENTER

Service Address: **18728 MOSSY TIMBER RECLAIM BOULEVARD**

Bill Number: 16273905

Billing Date: 3/3/2022

Billing Period: 1/20/2022 to 2/18/2022

**New Water & Sewer rates, charges, and fees took effect Oct. 1, 2020**  
**Please visit [bit.ly/PCU-RatesFY21](http://bit.ly/PCU-RatesFY21) for additional details.**

Account #	Customer #
0986160	01366618
Please use the 15-digit number below when making a payment through your bank	
098616001366618	

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	12441247	1/20/2022	7348	2/18/2022	7402	29	54

## Usage History Water

February 2022	54
January 2022	239
December 2021	264
November 2021	222
October 2021	243
September 2021	264
August 2021	192
July 2021	201
June 2021	185
May 2021	214
April 2021	189
March 2021	213

## Transactions

Previous Bill	167.30
Payment 02/16/22	-167.30 CR
<b>Balance Forward</b>	0.00
Current Transactions	
Reclaimed	
Reclaimed	54 Thousand Gals X \$0.70 37.80
<b>Total Current Transactions</b>	37.80
<b>TOTAL BALANCE DUE</b>	<b>\$37.80</b>

PCU encourages new and existing customers to learn more about services provided by visiting [PascoCountyUtilities.com](http://PascoCountyUtilities.com).



Please return this portion with payment

TO PAY ONLINE, VISIT [pascoeasypay.pascocountyfl.net](http://pascoeasypay.pascocountyfl.net)

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

CYPRESS PRESERVE AMENITY CENTER  
C/O MERITUS CORP.  
2005 PAN AM CIR STE 300  
TAMPA FL 33607

Received  
MAR 07 2022

Round Up Donation to Charity

Amount Enclosed

☐ Check this box to participate in Round-Up.

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

Account # 0986160  
Customer # 01366618  
Balance Forward 0.00  
Current Transactions 37.80

**Total Balance Due \$37.80**  
**Due Date 3/21/2022**

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





UTILITIES SERVICES BRANCH  
CUSTOMER INFORMATION &  
SERVICE DEPT.  
P.O. BOX 2139  
NEW PORT RICHEY, FL 34656-2139

LAND O' LAKES (813) 235-6012  
NEW PORT RICHEY (727) 847-8131  
DADE CITY (352) 521-4285  
[utilcustserv@pascocountyfl.net](mailto:utilcustserv@pascocountyfl.net)  
Pay By Phone: 1-844-450-3704



229 1 1  
22-70345

CYPRESS PRESERVE CDD

Service Address: **18620 MOSSY TIMBER RECLAIM BOULEVARD**

Bill Number: 16274059

Billing Date: 3/3/2022

Billing Period: 1/20/2022 to 2/18/2022

**New Water & Sewer rates, charges, and fees took effect Oct. 1, 2020**  
Please visit [bit.ly/PCU-RatesFY21](http://bit.ly/PCU-RatesFY21) for additional details.

Account #	Customer #
0993870	01372506
Please use the 15-digit number below when making a payment through your bank	
099387001372506	

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	18035595	1/20/2022	17177	2/18/2022	17413	29	236

Usage History  
Water

February 2022	236
January 2022	278
December 2021	271
November 2021	262
October 2021	291
September 2021	277
August 2021	289
July 2021	266
June 2021	247
May 2021	250
April 2021	271
March 2021	292

Transactions

Previous Bill	194.60
Payment 02/16/22	-194.60 CR
<b>Balance Forward</b>	0.00
Current Transactions	
Reclaimed	
Reclaimed	236 Thousand Gals X \$0.70 165.20
<b>Total Current Transactions</b>	165.20
<b>TOTAL BALANCE DUE</b>	<b>\$165.20</b>

PCU encourages new and existing customers to learn more about services provided by visiting [PascoCountyUtilities.com](http://PascoCountyUtilities.com).



Please return this portion with payment

TO PAY ONLINE, VISIT [pascoeasypay.pascocountyfl.net](http://pascoeasypay.pascocountyfl.net)

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

Account # 0993870  
Customer # 01372506

Balance Forward 0.00  
Current Transactions 165.20

**Total Balance Due \$165.20**  
**Due Date 3/21/2022**

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

Received  
MAR 07 2022

Round Up Donation to Charity

Amount Enclosed

☐ Check this box to participate in Round-Up.

CYPRESS PRESERVE CDD  
2005 PAN AM CIR SUITE 300  
TAMPA FL 33607

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





UTILITIES SERVICES BRANCH  
CUSTOMER INFORMATION &  
SERVICE DEPT.  
P.O. BOX 2139  
NEW PORT RICHEY, FL 34656-2139

LAND O' LAKES (813) 235-6012  
NEW PORT RICHEY (727) 847-8131  
DADE CITY (352) 521-4285  
[utilcustserv@pascocountyfl.net](mailto:utilcustserv@pascocountyfl.net)  
Pay By Phone: 1-844-450-3704



230 1 1  
22-70345

CYPRESS PRESERVE CDD

Service Address: **18144 GRAND LIVE OAK BOULEVARD**

Bill Number: 16275257

Billing Date: 3/3/2022

Billing Period: 1/20/2022 to 2/18/2022

**New Water & Sewer rates, charges, and fees took effect Oct. 1, 2020**  
**Please visit [bit.ly/PCU-RatesFY21](http://bit.ly/PCU-RatesFY21) for additional details.**

Account #	Customer #
1096165	01413628
Please use the 15-digit number below when making a payment through your bank	
109616501413628	

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	201161997	1/20/2022	6025	2/18/2022	6457	29	432

Usage History  
Water

February 2022	432
January 2022	277
December 2021	497
November 2021	486
October 2021	345
September 2021	468
August 2021	519
July 2021	687
June 2021	776
May 2021	456
April 2021	911
March 2021	508

Transactions

Previous Bill	193.90
Payment 02/16/22	-193.90 CR
<b>Balance Forward</b>	0.00
Current Transactions	
Reclaimed	
Reclaimed	432 Thousand Gals X \$0.70 302.40
<b>Total Current Transactions</b>	302.40
<b>TOTAL BALANCE DUE</b>	<b>\$302.40</b>

PCU encourages new and existing customers to learn more about services provided by visiting [PascoCountyUtilities.com](http://PascoCountyUtilities.com).



Please return this portion with payment

TO PAY ONLINE, VISIT [pascoeasypay.pascocountyfl.net](http://pascoeasypay.pascocountyfl.net)

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

CYPRESS PRESERVE CDD  
2005 PAN AM CIR SUITE 300  
TAMPA FL 33607

Received  
MAR 07 2022

Round Up Donation to Charity

Amount Enclosed

☐ Check this box to participate in Round-Up.

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

Account #	1096165
Customer #	01413628
Balance Forward	0.00
Current Transactions	302.40
<b>Total Balance Due</b>	<b>\$302.40</b>
<b>Due Date</b>	<b>3/21/2022</b>

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

Round Up Donation to Charity	.
Amount Enclosed	.



March 3, 2022  
Invoice Number: 084742901030322  
Account Number: 0050847429-01  
Security Code: 1256  
Service At: 18728 MOSSY TIMBER BLVD  
CBHS  
LAND O LAKES, FL 34638

**Contact Us**  
Visit us at [SpectrumBusiness.net](http://SpectrumBusiness.net)  
Or, call us at 1-877-824-6249

**Summary** *Services from 03/01/22 through 03/31/22  
details on following pages*

Previous Balance	142.98
Payments Received - Thank You	-142.98
<b>Remaining Balance</b>	<b>\$0.00</b>
Spectrum Business™ Internet	157.98
Current Charges	\$157.98
<b>Total Due by 03/18/22</b>	<b>\$157.98</b>

**NEWS AND INFORMATION**

**Unreturned Equipment Information.** Effective on or after 04/01/2022 updated fees for Unreturned Equipment will apply. You will only see these charges on future bills if you have any equipment that you haven't returned.

- Digital Receiver decreases from \$103.00 to \$97.00.
- D3 and newer Modem models (wired or wireless) increases from \$59.00 to \$60.00.
- Wireless Router increases from \$61.00 to \$76.00.
- Multipoint Access Point decreases from \$69.00 to \$64.00.
- D3 AWG2 Modem decreases from \$78.00 to \$60.00.
- EMTA Router (4 port or above) increases from \$74.00 to \$81.00.
- Business Set Back Box decreases from \$163.00 to \$136.00.
- Access Point increases from \$130.00 to \$166.00.
- ATA increases from \$26.00 to \$37.00.
- EPON ONU decreases from \$260.00 to \$95.00.



Received  
MAR 10 2022

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



March 3, 2022

**CYPRESS PRESERVE CDD**

Invoice Number: 084742901030322  
Account Number: 0050847429-01  
Service At: 18728 MOSSY TIMBER BLVD  
CBHS  
LAND O LAKES, FL 34638

<b>Total Due by 03/18/22</b>	<b>\$157.98</b>
Amount you are enclosing	\$

**Please Remit Payment To:**

CHARTER COMMUNICATIONS  
PO BOX 7195  
PASADENA, CA 91109-7195





Invoice Number:  
Account Number:  
Security Code:

CYPRESS PRESERVE CDD  
084742901030322  
0050847429-01  
1256

**Contact Us**

Visit us at [SpectrumBusiness.net](https://SpectrumBusiness.net)  
Or, call us at 1-877-824-6249

7635 1610 NO RP 03 03032022 NNNNNY 01 000539 0002

**Charge Details**

Previous Balance		142.98
Payments Received - Thank You	02/24	-142.98
<b>Remaining Balance</b>		<b>\$0.00</b>

Payments received after 03/03/22 will appear on your next bill.

Services from 03/01/22 through 03/31/22

**Spectrum Business™ Internet**

Spectrum Business Internet Ultra	199.99
Business WiFi	7.99
Bundle Discount	-50.00
	<b>\$157.98</b>

Spectrum Business™ Internet Total **\$157.98**

**Current Charges** **\$157.98**  
**Total Due by 03/18/22** **\$157.98**

**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](https://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](https://spectrum.com/policies).

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

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

### Sign up for Paperless Billing.

It's easy, convenient and secure.

Get your statement as soon as it's available. Instead of receiving a paper bill through the mail, sign up for paperless billing.

**It's easy** - enroll in paperless billing visit [SpectrumBusiness.net](https://SpectrumBusiness.net).

**It's convenient** - you can access your statement through [SpectrumBusiness.net](https://SpectrumBusiness.net).

**It's secure** - we deliver securely to your [SpectrumBusiness.net](https://SpectrumBusiness.net) account and only you can access through a secure sign-in process.

Each month, you'll receive a paperless e-bill that you pay online with your choice of payment options.

**Payment Options**

**Pay Online** - Create or Login to pay or view your bill online at [Spectrumbusiness.net](https://Spectrumbusiness.net).

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

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





**WITHLACOOCHEE RIVER ELECTRIC  
COOPERATIVE, INC.**

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

Account Number **2039647** Cycle **03**  
Meter Number **81918949**  
Customer Number **20026869**  
Customer Name **CYPRESS PRESERVE CDD**

Bill Date **03/04/2022**  
Amount Due **35.50**  
Current Charges Due **03/25/2022**

District Office Serving You  
Bayonet Point

See Reverse Side For More Information

Service Address **18620 MOSSY TIMBER BLVD**  
Service Description **IRRIGATION**  
Service Classification **General Service Non-Demand**

ELECTRIC SERVICE							
From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
01/31	195	03/01	200				5

Comparative Usage Information

Period	Days	Average kWh Per Day
Mar 2022	29	0
Feb 2022	28	0
Mar 2021	28	0

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



2 0 0 2 6 8 6 9

You have 24-hour access to manage your account on-line through Smarthub at [www.wrec.net](http://www.wrec.net). If you would like to make a payment using your credit card, please call 844-209-7166. This number is WREC's Secure Pay-By-Phone system.

See Member News for Official Cancellation Notice of Annual Meeting.

Previous Balance **35.48**  
Payment **35.48CR**  
Balance Forward **0.00**

Customer Charge **34.16**  
Energy Charge 5 KWH @ 0.05017 **0.25**  
Fuel Adjustment 5 KWH @ 0.04000 **0.20**  
FL Gross Receipts Tax **0.89**

Total Current Charges **35.50**  
Total Due **35.50** Please Pay **35.50**

Received  
MAR 10 2022

**WITHLACOOCHEE RIVER ELECTRIC  
COOPERATIVE, INC.**

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

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

See Reverse Side For Mailing Instructions

Bill Date: **03/04/2022**

Use above space for address change ONLY.

District: BP03



9 32  
- 9812

**2039647**  
CYPRESS PRESERVE CDD  
2005 PAN AM CIR STE 300  
TAMPA FL 33607-6008

BP03



Make check payable to W.R.E.C. MUST BE IN BLACK OR BLUE INK.

Current Charges Due Date **03/25/2022**  
**TOTAL CHARGES DUE 35.50**  
Total Charges Due After Due Date **40.50**

000203964700000355000190405005



**WITHLACOOCHEE RIVER ELECTRIC  
COOPERATIVE, INC.**

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

Account Number **2039650** Cycle **03**  
Meter Number **81918948**  
Customer Number **20026869**  
Customer Name **CYPRESS PRESERVE CDD**

Bill Date **03/04/2022**  
Amount Due **39.66**  
Current Charges Due **03/25/2022**

District Office Serving You  
Bayonet Point

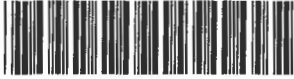
See Reverse Side For More Information

Service Address **18931 MOSSY TIMBER BLVD**  
Service Description **SIGN**  
Service Classification **General Service Non-Demand**

**Comparative Usage Information**

Period	Days	Average kWh Per Day
Mar 2022	29	2
Feb 2022	28	2
Mar 2021	28	2

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



2 0 0 2 6 8 6 9

You have 24-hour access to manage your account on-line through Smarthub at [www.wrec.net](http://www.wrec.net). If you would like to make a payment using your credit card, please call 844-209-7166. This number is WREC's Secure Pay-By-Phone system.

See Member News for Official Cancellation Notice of Annual Meeting.

ELECTRIC SERVICE							
From	To	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
01/31	03/01		2374				50

Previous Balance **39.46**  
Payment **39.46CR**  
Balance Forward **0.00**

Customer Charge **34.16**  
Energy Charge 50 KWH @ 0.05017 **2.51**  
Fuel Adjustment 50 KWH @ 0.04000 **2.00**  
FL Gross Receipts Tax **0.99**

Total Current Charges **39.66**  
Total Due **39.66** Please Pay

**WITHLACOOCHEE RIVER ELECTRIC  
COOPERATIVE, INC.**

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

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

See Reverse Side For Mailing Instructions

**Bill Date: 03/04/2022**

Use above space for address change ONLY.

District: BP03

**2039650** **BP03**  
CYPRESS PRESERVE CDD  
2005 PAN AM CIR STE 300  
TAMPA FL 33607-6008

Make check payable to W.R.E.C. MUST BE IN BLACK OR BLUE INK.

Current Charges Due Date	<b>03/25/2022</b>
<b>TOTAL CHARGES DUE</b>	<b>39.66</b>
Total Charges Due After Due Date	<b>44.66</b>

000203965000000396600000446601



Account Number **2044854** Cycle **03**  
Meter Number **84508721**  
Customer Number **20026869**  
Customer Name **CYPRESS PRESERVE CDD**

Bill Date **03/04/2022**  
Amount Due **1,255.45**  
Current Charges Due **03/25/2022**

District Office Serving You  
Bayonet Point

See Reverse Side For More Information

Service Address **18728 MOSSY TIMBER BLVD**  
Service Description **AMENITY CENTER**  
Service Classification **General Service Non-Demand**

**Comparative Usage Information**  
Average kWh

Period	Days	Per Day
Mar 2022	29	382
Feb 2022	28	359
Mar 2021	28	417

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



2 0 0 2 6 8 6 9

You have 24-hour access to manage your  
account on-line through Smarthub at  
[www.wrec.net](http://www.wrec.net). If you would like to make a  
payment using your credit card, please call  
844-209-7166. This number is WREC's  
Secure Pay-By-Phone system.

See Member News for Official Cancellation  
Notice of Annual Meeting.

ELECTRIC SERVICE							
From Date	Reading	To Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
01/31	49913	03/01	60998		18.34	18	11085

Previous Balance **1,117.90**  
Payment **1,117.90CR**  
Balance Forward **0.00**

Customer Charge **34.16**  
Energy Charge 11,085 KWH @ 0.05017 **556.13**  
Fuel Adjustment 11,085 KWH @ 0.04000 **443.40**  
Light Energy Charge **1.68**  
Light Support Charge **2.94**  
Light Maintenance Charge **55.68**  
Light Fixture Charge **68.70**  
Light Fuel Adj 150 KWH @ 0.04000 **6.00**  
Poles (QTY 6) **60.00**  
FL Gross Receipts Tax **26.76**

Total Current Charges **1,255.45**  
Total Due **1,255.45** Please Pay

Lights/Poles Type/Qty Type/Qty  
212 6 960 6

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

See Reverse Side For Mailing Instructions

Bill Date: **03/04/2022**

Use above space for address change ONLY.

District: BP03

**2044854**  
CYPRESS PRESERVE CDD  
2005 PAN AM CIR STE 300  
TAMPA FL 33607-6008

**BP03**

Make check payable to W.R.E.C. MUST BE IN BLACK OR BLUE INK.

Current Charges Due Date	<b>03/25/2022</b>
<b>TOTAL CHARGES DUE</b>	<b>1,255.45</b>
Total Charges Due After Due Date	<b>1,274.28</b>

000204485400012554500012742804



**WITHLACOOCHEE RIVER ELECTRIC  
COOPERATIVE, INC.**

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

Account Number **2144006** Cycle **03**  
Meter Number **83430025**  
Customer Number **20026869**  
Customer Name **CYPRESS PRESERVE CDD**

Bill Date **03/04/2022**  
Amount Due **38.82**  
Current Charges Due **03/25/2022**

District Office Serving You  
Bayonet Point

Service Address **18138 GRAND LIVE OAK BLVD**  
Service Description **IRRIGATION**  
Service Classification **General Service Non-Demand**

See Reverse Side For More Information

**Comparative Usage Information**

Period	Days	Average kWh Per Day
Mar 2022	29	0
Feb 2022	28	0
Mar 2021	46	4

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



You have 24-hour access to manage your  
account on-line through Smarthub at  
[www.wrec.net](http://www.wrec.net). If you would like to make a  
payment using your credit card, please call  
844-209-7166. This number is WREC's  
Secure Pay-By-Phone system.

See Member News for Official Cancellation  
Notice of Annual Meeting.

ELECTRIC SERVICE							
From Date	Reading	To Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
01/31	196	03/01	206				10

Previous Balance **37.83**  
Payment **37.83CR**  
Balance Forward **0.00**

Customer Charge **34.16**  
Energy Charge 10 KWH @ 0.05017 **0.50**  
Fuel Adjustment 10 KWH @ 0.04000 **0.40**  
FL Gross Receipts Tax **0.90**  
State Tax **2.50**  
Pasco County Tax **0.36**

Total Current Charges **38.82**  
Total Due **38.82** Please Pay

**WITHLACOOCHEE RIVER ELECTRIC  
COOPERATIVE, INC.**

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

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

See Reverse Side For Mailing Instructions

Bill Date: **03/04/2022**

Use above space for address change ONLY.

District: BP03

**2144006**  
CYPRESS PRESERVE CDD  
2005 PAN AM CIR STE 300  
TAMPA FL 33607-6008

**BP03**

Make check payable to W.R.E.C. MUST BE IN BLACK OR BLUE INK.

Current Charges Due Date	<b>03/25/2022</b>
<b>TOTAL CHARGES DUE</b>	<b>38.82</b>
Total Charges Due After Due Date	<b>43.82</b>

000214400600000388200000438201



**WITHLACOOCHEE RIVER ELECTRIC  
COOPERATIVE, INC.**

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

Account Number **2144012** Cycle **03**  
Meter Number **336835186**  
Customer Number **20026869**  
Customer Name **CYPRESS PRESERVE CDD**

Bill Date **03/04/2022**  
Amount Due **38.92**  
Current Charges Due **03/25/2022**

District Office Serving You  
Bayonet Point

Service Address **18293 GRAND LIVE OAK BLVD**  
Service Description **IRRIGATION**  
Service Classification **General Service Non-Demand**

See Reverse Side For More Information

ELECTRIC SERVICE							
From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
01/31	146	03/01	157				11

Comparative Usage Information

Period	Days	Average kWh Per Day
Mar 2022	29	0
Feb 2022	28	0
Mar 2021	46	0

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



2 0 0 2 6 8 6 9

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See Member News for Official Cancellation Notice of Annual Meeting.

Previous Balance **38.87**  
Payment **38.87CR**  
Balance Forward **0.00**

Customer Charge **34.16**  
Energy Charge 11 KWH @ 0.05017 **0.55**  
Fuel Adjustment 11 KWH @ 0.04000 **0.44**  
FL Gross Receipts Tax **0.90**  
State Tax **2.51**  
Pasco County Tax **0.36**

Total Current Charges **38.92**  
Total Due **38.92** Please Pay

**WITHLACOOCHEE RIVER ELECTRIC  
COOPERATIVE, INC.**

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

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

See Reverse Side For Mailing Instructions

Bill Date: **03/04/2022**

Use above space for address change ONLY.

District: BP03

**2144012**  
CYPRESS PRESERVE CDD  
2005 PAN AM CIR STE 300  
TAMPA FL 33607-6008

BP03

Make check payable to W.R.E.C. MUST BE IN BLACK OR BLUE INK.

Current Charges Due Date	<b>03/25/2022</b>
<b>TOTAL CHARGES DUE</b>	<b>38.92</b>
Total Charges Due After Due Date	<b>43.92</b>

000214401200000389200000439209



AMERICAN ECOSYSTEMS, INC

P.O. BOX 40517  
ST. PETERSBURG, 33743

# Invoice

DATE	INVOICE #
3/1/2022	22030199

Phone #	Fax #
727-545-4404	727-545-0770

BILL TO
Cypress Preserve CDD c/o: Meritus Corp 2045 Pan Am Circle, Suite 120 Tampa, FL 33607

P.O. NO.	TERMS	PROJECT
	Due on receipt	

DESCRIPTION	QTY	RATE	AMOUNT
WATER MANAGEMENT TREATMENT FOR THE CURRENT MONTH - SEE DATE LISTED ABOVE	1	1,590.00	1,590.00
Total			\$1,590.00

ASH  
4300 3393





4236 Grissom Drive  
Batavia, Ohio 45103  
(800) 607-8824  
FAX (800) 322-6000  
credit@kaeser-blair.com

# INVOICE

INVOICE NO. 20225213

DATE: 3/03/22

CUSTOMER NUMBER 003075788

DEALER NUMBER

88178

**BILL TO:**

CYPRESS PRESERVE CDD  
ATTN:TERESA TERESA X 340  
2005 PAN AM CIRCLE #300  
TERESA FARLOW  
TAMPA, FL 33607

**SHIP TO:**

CYPRESS PRESERVE CDD  
ATTN:TERESA TERESA X 340  
2005 PAN AM CIRCLE #300  
TERESA FARLOW  
TAMPA, FL 33607

**YOUR PO NUMBER**

CYPRESS PRESERVE CHECKS

**DATE SHIPPED**

2/28/22

**SHIP VIA**

OTHER

**TERMS**

NET-30

QUANTITY	PRODUCT NO	DESCRIPTION	UNIT PRICE	AMOUNT
1	L1037MB	250-LASER CHECKS, MARBLE BLUE	89.0000	89.00
1		PROOF	.0000	.00

YOUR AUTHORIZED K&B DEALER IS  
MG Promotional Products  
TO REORDER CALL 813-949-9000  
OR EMAIL TO mikeg@mgpromotionalproducts.com

You can now pay your invoice online at  
paykaeser.com

SUBTOTAL 89.00  
\*\* SALES TAX .00  
LESS: PAYMENT/DEPOSIT .00  
SHIPPING & HANDLING 17.63  
TOTAL DUE 106.63

PLEASE MAKE ALL CHECKS PAYABLE TO KAESER &amp; BLAIR, INC.

Please enclose remittance coupon with payment. See back for additional information.



3771 Solutions Center  
Chicago, IL 60677-3007

003075788

88178

**REMITTANCE**

INVOICE NO. 20225213

DATE: 3/03/22

TOTAL DUE: 106.63  
Amount Paid

CYPRESS PRESERVE CDD  
ATTN:TERESA TERESA X 340  
2005 PAN AM CIRCLE #300  
TERESA FARLOW  
TAMPA, FL 33607

☐ IF PAYING BY CREDIT CARD,  
CHECK THIS BOX AND SEE THE  
BACK OF THIS FORM.

Please add the credit card CVV  
if submitting with remittance





## Neptune Multi services LLC

11423 Crestlake Village Dr  
 Riverview, FL, 33569  
 Neptunemts@gmail.com  
<https://www.facebook.com/101624548259772/posts/228424315579794/?sfnsn=mo>  
 813-778-9857

## Invoice

**Invoice No:** 0053125  
**Date:** 03/07/2022  
**Terms:** NET 0  
**Due Date:** 03/07/2022

**Bill To:** Cypress Preserve cdd Land o Lakes  
 teresa.farlow@merituscorp.com

Description	Quantity	Rate	Amount
Trash pick up Dates February 11,25 2022	10	\$65.00	\$650.00

PA 4307 5350

Subtotal	\$650.00
TAX 0%	\$0.00
Total	\$650.00
Paid	\$0.00

Pay Now

Invoice2go



**Balance Due \$650.00**





Southern Automated Access Services, Inc

P.O. Box 46535  
Tampa, FL 33646

# Invoice

Date	Invoice #
3/9/2022	10802

Bill To
CYPRESS PRESERVE

		Job Name		Terms
				Due on receipt
Quantity	Description	Rate	Serviced	Amount
	Can you please have someone check the pool mag locks over at Cypress Preserve CDD? Looks like they aren't locking properly.			
	Will need to pick up a timer.			
	Replaced the timer and tested. All performing properly at this time.			
2	Hourly Tech Charge	105.00		210.00
1	Request to Exit switch with time delay.	67.50		67.50
	Sales Tax	7.00%		0.00
<i>13th 4/9/22</i>				

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

**Total** \$277.50

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

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

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

**Payments/Credits** \$0.00

**Balance Due** \$277.50



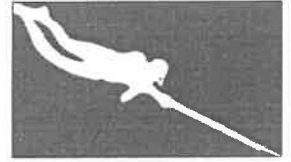
**Spearem Enterprises, LLC**

7842 Land O' Lakes Blvd. #335

Land O' Lakes, FL 34638

727-364-3349

spearem.jmb@gmail.com

**INVOICE****BILL TO**

Cypress Preserve

Meritus

2005 Pan Am Circle Ste

300

Tampa, FL 33607

**INVOICE # 5199****DATE 03/02/2022****DUE DATE 03/17/2022****TERMS Net 15**

*AK 4605 \$395*

ACTIVITY	QTY	RATE	AMOUNT
<b>Labor</b> Next to and behind my house is a hiking trail 10495 Gliding Eagle Way, rebuilt trash can lid at entrance to hiking trail.	1	95.00	95.00

There is a trash can before the main entrance

It is anticipated that permits will not be required for the above work, and if required, the associated costs will be added to the price stated below. Any existing conditions that are not reasonably discoverable prior to the job start date, which in anyway interferes with the safe and satisfactory completion of this job, will be corrected by an additional work order and estimate for approval prior to resuming job. Spearem Enterprises, LLC is not responsible for any delays in performance of service that are due in full or in part to circumstances beyond our control. Spearem Enterprises, LLC is not responsible for damage, personal or property damage by others at the job site.

Whether actual or consequential, or any claim arising out of or relating to "Acts of God".

Job will Commence within 30 days of receiving signed, approved proposal-weather permitting.

**BALANCE DUE****\$95.00**



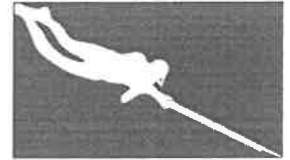
**Spearem Enterprises, LLC**

7842 Land O' Lakes Blvd. #335

Land O' Lakes, FL 34638

727-364-3349

spearem.jmb@gmail.com

**INVOICE****BILL TO**

Cypress Preserve

Meritus

2005 Pan Am Circle Ste

300

Tampa, FL 33607

**INVOICE # 5200****DATE 03/02/2022****DUE DATE 03/17/2022****TERMS Net 15**

*Handwritten notes:*  
OK 4605 5300

ACTIVITY	QTY	RATE	AMOUNT
<b>Labor</b> Repaired Stop Sign at Hawks Landing Drive that had been knocked completely over.	1	95.00	95.00

It is anticipated that permits will not be required for the above work, and if required, the associated costs will be added to the price stated below. Any existing conditions that are not reasonably discoverable prior to the job start date, which in anyway interferes with the safe and satisfactory completion of this job, will be corrected by an additional work order and estimate for approval prior to resuming job. Spearem Enterprises, LLC is not responsible for any delays in performance of service that are due in full or in part to circumstances beyond our control. Spearem Enterprises, LLC is not responsible for damage, personal or property damage by others at the job site.

Whether actual or consequential, or any claim arising out of or relating to "Acts of God".

Job will Commence within 30 days of receiving signed, approved proposal-weather permitting.

**BALANCE DUE****\$95.00**



## Spearem Enterprises, LLC

7842 Land O' Lakes Blvd. #335  
Land O' Lakes, FL 34638  
727-364-3349  
spearem.jmb@gmail.com



## INVOICE

BILL TO  
Cypress Preserve  
Meritus  
2005 Pan Am Circle Ste 300  
Tampa, FL 33607

YSA 4615 STW

INVOICE 5212  
DATE 03/15/2022  
TERMS Net 15  
DUE DATE 03/30/2022

ACTIVITY	QTY	RATE	AMOUNT
Labor week of 2-21-2022 Weekly Cleaning Service of pool area , restrooms and Dog Park, Two other dog Waste cans thru out neighborhood. Restock paper goods Empty all dog waste cans thru out neighborhood, restock Empty all trash at amenities. Empty Mail Trash Can Blow off pool deck, wipe pool tables, drinking fountain located at pool area. Three times per week.	1	152.25	152.25
Labor week of 2-28-2022 Weekly Cleaning Service of pool area , restrooms and Dog Park, Two other dog Waste cans thru out neighborhood. Restock paper goods Empty all dog waste cans thru out neighborhood, restock Empty all trash at amenities. Empty Mail Trash Can Blow off pool deck, wipe pool tables, drinking fountain located at pool area. Three times per week.	1	152.25	152.25
Labor week of 3-7-2022 Weekly Cleaning Service of pool area , restrooms and Dog Park, Two other dog Waste cans thru out neighborhood. Restock paper goods Empty all dog waste cans thru out neighborhood, restock Empty all trash at amenities. Empty Mail Trash Can Blow off pool deck, wipe pool tables, drinking fountain located at pool area. Three times per week.	1	156.25	156.25
Labor week of 3-14-2022 Weekly Cleaning Service of pool area , restrooms and Dog Park, Two other dog Waste cans thru out neighborhood. Restock paper goods Empty all dog waste cans thru out neighborhood, Empty Mail Trash Can Empty all trash at amenities. Blow off pool deck, wipe pool tables, drinking fountain located at pool area.	1	156.25	156.25



restock paper goods  
Three times per week.

Paper Products	1	45.00	45.00
Mutt Mitts (7 boxes)			
Dog Waste Can liners	1		0.00

It is anticipated that permits will not be required for the above work, and if required, the associated costs will be added to the price stated below. Any existing conditions that are not reasonably discoverable prior to the job start date, which in anyway interferes with the safe and satisfactory completion of this job, will be corrected by an additional work order and estimate for approval prior to resuming job. Spearem Enterprises, LLC is not responsible for any delays in performance of service that are due in full or in part to circumstances beyond our control. Spearem Enterprises, LLC is not responsible for damage, personal or property damage by others at the job site.

Whether actual or consequential, or any claim arising out of or relating to "Acts of God".

Job will Commence within 30 days of receiving signed, approved proposal-weather permitting.

BALANCE DUE

**\$662.00**



**Spearem Enterprises, LLC**

7842 Land O' Lakes Blvd. #335

Land O' Lakes, FL 34638

727-364-3349

spearem.jmb@gmail.com

**INVOICE****BILL TO**

Cypress Preserve

Meritus

2005 Pan Am Circle Ste

300

Tampa, FL 33607

**INVOICE # 5235****DATE 03/17/2022****DUE DATE 04/01/2022****TERMS Net 15**

*Handwritten notes:*  
4605  
5372

ACTIVITY	QTY	RATE	AMOUNT
<b>Labor</b> Fence Repair located at: 17839 turning leaf circle	1	125.00	125.00

It is anticipated that permits will not be required for the above work, and if required, the associated costs will be added to the price stated below. Any existing conditions that are not reasonably discoverable prior to the job start date, which in anyway interferes with the safe and satisfactory completion of this job, will be corrected by an additional work order and estimate for approval prior to resuming job. Spearem Enterprises, LLC is not responsible for any delays in performance of service that are due in full or in part to circumstances beyond our control. Spearem Enterprises, LLC is not responsible for damage, personal or property damage by others at the job site.

Whether actual or consequential, or any claim arising out of or relating to "Acts of God".

Job will Commence within 30 days of receiving signed, approved proposal-weather permitting.

**BALANCE DUE****\$125.00**



# Straley Robin Vericker

1510 W. Cleveland Street

Tampa, FL 33606

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

Federal Tax Id. - 20-1778458

Cypress Preserve Community Development District  
2005 Pan Am Circle, Suite 300  
Tampa, FL 33607

March 16, 2022

Client: 001490

Matter: 000001

Invoice #: 21174

Page: 1

RE: General

For Professional Services Rendered Through February 15, 2022

## SERVICES

Date	Person	Description of Services	Hours	Amount
1/21/2022	VKB	REVIEW AND REVISE QUARTERLY DISCLOSURE REPORT FOR CONTINUING DISCLOSURE OBLIGATIONS FOR BONDS.	0.3	\$85.50
1/25/2022	LB	FINALIZE QUARTERLY REPORT FOR PERIOD ENDED DECEMBER 31, 2021; PREPARE CORRESPONDENCE TRANSMITTING QUARTERLY REPORT TO DISSEMINATION AGENT.	0.2	\$32.00
2/10/2022	VKB	REVIEW AND REPLY TO EMAILS FROM P. CLARK AND B. HOWELL RE: SUNRISE'S COMPLETION OF LANDSCAPING INSTALLATION WORK AND STEPS FOR FINAL PAYMENT AND RELEASE OF PAYMENT AND PERFORMANCE BOND.	0.3	\$85.50
2/14/2022	VT	REVIEW BOND FILE, INITIAL PREPARATION OF CERTIFICATE OF COMPLETION, AND SEND CORRESPONDENCE TO DISTRICT ENGINEER RE: 2017 PROJECT.	0.9	\$256.50
Total Professional Services			1.7	\$459.50



March 16, 2022

Client: 001490

Matter: 000001

Invoice #: 21174

Page: 2

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Total Services	\$459.50	
Total Disbursements	\$0.00	
Total Current Charges		\$459.50
Previous Balance		\$203.00
Less Payments		(\$203.00)
<b>PAY THIS AMOUNT</b>		<b>\$459.50</b>

*Please Include Invoice Number on all Correspondence*



# Straley Robin Vericker

1510 W. Cleveland Street

Tampa, FL 33606

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

Federal Tax Id. - 20-1778458

Cypress Preserve Community Development District

2005 Pan Am Circle, Suite 300

Tampa, FL 33607

March 23, 2022

Client: 001490

Matter: 000001

Invoice #: 21300

Page: 1

RE: General

For Professional Services Rendered Through March 15, 2022

## SERVICES

Date	Person	Description of Services	Hours	Amount
2/21/2022	VKB	REVIEW AND REPLY TO EMAIL FROM K. SWANSON RE: GUIDANCE ON SOCIAL MEDIA AND IMPLICATIONS OF SUNSHINE LAW, PUBLIC RECORDS LAW, AND OTHER CONSIDERATIONS.	0.4	\$114.00
2/23/2022	VKB	REVIEW AND REPLY TO EMAIL FROM B. HOWELL RE: UPCOMING BOARD MEETING.	0.2	\$57.00
2/23/2022	LB	REVIEW STATUS OF SEATS DUE FOR LANDOWNER'S ELECTION IN 2022.	0.1	\$16.00
Total Professional Services			0.7	\$187.00



March 23, 2022

Client: 001490

Matter: 000001

Invoice #: 21300

Page: 2

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Total Services	\$187.00	
Total Disbursements	\$0.00	
Total Current Charges		\$187.00
Previous Balance		\$459.50
<b>PAY THIS AMOUNT</b>		<b>\$646.50</b>

*Please Include Invoice Number on all Correspondence*



**Outstanding Invoices**

Invoice Number	Invoice Date	Services	Disbursements	Interest	Tax	Total
21174	March 16, 2022	\$459.50	\$0.00	\$0.00	\$0.00	\$646.50
Total Remaining Balance Due						\$646.50

*AGED ACCOUNTS RECEIVABLE*

0-30 Days	31-60 Days	61-90 Days	Over 90 Days
\$646.50	\$0.00	\$0.00	\$0.00





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

ACCOUNT NO.  
INVOICE NO.  
STATEMENT DATE  
DUE DATE

6425-103179  
5985656W425  
03/20/22  
Upon Receipt

CYPRESS PRESERVE AMENITY CENTER  
SUITE 300  
2005 PAN AM CIRCLE  
TAMPA FL 33607-0000

FOR ASSISTANCE  
Customer Service  
Fax  
One Time Payments

(727) 847-9100  
(727) 841-8539  
(855) 569-2719

## INVOICE STATEMENT

Date	Description	Amount
	<b>Service Location</b> <b>Acct #103179-0001</b>	<b>CYPRESS PRESERVE AMENITY CENTER</b> <b>18728 MOSSY TIMBER BLVD LAND O L</b>
03/20/22	BASIC SERVICE CHARGE 4/1/2022-4/30/2022	1.00 4.00YD \$ 57.20
03/20/22	BASIC CONTAINER CHARGE 4/1/2022-4/30/2022	1.00 4.00YD \$ 4.00
	<b>Invoice Total</b>	<b>\$ 61.20</b>
	<b>Account Balance</b>	<b>\$ 61.20</b>

\*\*\*\*To avoid late fees, payment must be posted to your account within 30 days of your invoice date.\*\*\*\*

Bank returned checks will be electronically re-presented to your bank  
and you may be responsible for a resulting processing fee.

Given the ongoing challenges resulting from the COVID-19 pandemic and widespread related staffing issues, many of our suppliers are experiencing supply shortages, delays in production, delays in service and delays in delivery. To ensure your timely receipt of bills, consider enrolling on our website, <https://wcicustomer.com> to view and pay your invoices. You can continue to get paper bills or you can also choose to go paperless (receive an email that a new bill is available to view). You can also choose to set up recurring payments so you don't have to worry about paying your bills on time.

Received  
MAR 28 2022

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



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

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

6425-103179  
5985656W425  
03/20/22  
Upon Receipt  
\$61.20

AB 01 001078 09405 H 7 A



CYPRESS PRESERVE AMENITY CENTER  
SUITE 300  
2005 PAN AM CIRCLE  
TAMPA FL 33607-6008

WRITE IN  
AMOUNT  
PAID

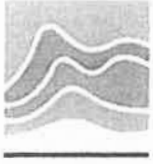
\$

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

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







# Florida Land Design & Permitting

3030 Starkey Boulevard • Trinity, FL 34655  
727.478.2421 • Fax 727.255.6085

Ms. Alexandra Wolfe  
Meritus Districts  
2005 Pan Am Circle, Suite 300  
Tampa, FL 33607  
districtinvoices@merituscorp.com

Invoice Date: 2/28/2022  
Invoice #: 11007  
Invoice Period: 1/29/2022 to 2/25/2022  
Project #: 2019-1012-A

Re: Cypress Preserve - CDD Services

BSA 3103 5130

## Services Performed:


### Task 0900 - District Engineer

1. Site visit to verify underdrain completion on Lots 26, 27 and 28. Prepare/submit letter to CDD.

Classification	Hours	Rate	Amount Due
Sr. Project Manager (Mazur)	1.0	\$165.00	\$165.00
Sr. Field Representative (Smith)	2.5	\$100.00	\$250.00
Total			\$415.00

**TOTAL DUE THIS INVOICE**

**\$415.00**

  
Edward Mazur, Jr., P.E., President

c: Penny Clark



## Cypress Preserve Community Development District Summary of Operations and Maintenance Invoices

Vendor	Invoice/Account Number	Amount	Vendor Total	Comments/Description
<b>Monthly Contract</b>				
Don Harrison Enterprises	2878	\$ 250.00		Routine Maintenance - 3.29.2022
Yellowstone	341591	1,794.00		Annual Spring Rotation 2022 - 3.25.2022
Yellowstone	350689	21,533.75	<b>\$ 23,327.75</b>	Landscape Maintenance - 3.31.2022
<b>Monthly Contract Sub-Total</b>		<b>\$ 23,577.75</b>		
<b>Variable Contract</b>				
<b>Variable Contract Sub-Total</b>		<b>\$ 0.00</b>		
<b>Utilities</b>				
Pasco County Utilities	16405286	\$ 344.19		Utility Services thru 3.18.2022
Pasco County Utilities	16405288	84.00		Utility Services thru 3.18.2022
Pasco County Utilities	16405441	170.10		Utility Services thru 3.18.2022
Pasco County Utilities	16406641	408.10		Utility Services thru 3.18.2022
Pasco County Utilities	16406642	200.20	<b>\$ 1,206.59</b>	Utility Services thru 3.18.2022
Withlacoochee River Electric	2039647 040622	35.51		Electric Service Thru 4.01.2022.
Withlacoochee River Electric	2039650 040622	39.86		Electric Service Thru 4.01.2022.
Withlacoochee River Electric	2044854 040622	1,357.06		Electric Service Thru 4.01.2022.
Withlacoochee River Electric	2144006	38.94		Electric Service Thru 4.01.2022.
Withlacoochee River Electric	2144012 040622	39.15	<b>\$ 1,510.52</b>	Electric Service Thru 4.01.2022.
<b>Utilities Sub-Total</b>		<b>\$ 2,717.11</b>		
<b>Regular Services</b>				
American Ecosystems	20220432	\$ 1,590.00		Water Management - 4.1.2022
Danielle Fence Mfg. Co., Inc.	00070617	4,270.00		Aluminum Fence Installation - 3.02.2022
Neptune Multi Services LLC	53130	650.00		Trash Pick up Thru 3.25.2022
Southern Automated Access Services	10853	32.95		Cellular Usage - 3.25.2022



## Cypress Preserve Community Development District Summary of Operations and Maintenance Invoices

Vendor	Invoice/Account Number	Amount	Vendor Total	Comments/Description
Southern Automated Access Services Inc.	10980	32.95	<b>\$ 65.90</b>	Cellular Usage - 4.20.2022
Spearem Enterprises	5241	250.00		Cleaning Service Thru 3.28.2022
Spearem Enterprises	5246	750.00		Cleaning Service - 4.02.2022
Spearem Enterprises	5250	690.00		Cleaning Services - 4.05.2022
Spearem Enterprises	5252	125.00		Cleaning Service - 4.10.2022
Spearem Enterprises	5253	125.00		eaning Service - 4.10.2022
Spearem Enterprises	5254	662.00	<b>\$ 2,602.00</b>	Cleaning Services - 4.10.2022
Spectrum	084742901040222	157.98		Internet Services Thru 4.30.2022
Suncoast Pool Service	8156	1,050.00		Swimming Pool Services - 4.3.2022
Sunrise Landscape	SL 040122	40,013.80		Landscape Maintenance - 4.25.2022
US Bank	6405252	3,937.19		US Bank Wire Payment - 1.25.2022
US Bank	6405749	4,040.63	<b>\$ 7,977.82</b>	US Bank Payment - 1.25.2022
Waste Connections of Florida	6043527W425	61.20		Waste Management Service Thru 5.31.2022.
Yellowstone	341592	111.94		Irrigation Repairs - 3.25.2022
<b>Regular Services Sub-Total</b>		<b>\$ 58,550.64</b>		
<b>Additional Services</b>				
<b>Additional Services Sub-Total</b>		<b>\$ 0.00</b>		
<b>TOTAL:</b>		<b>\$ 84,845.50</b>		

Approved (with any necessary revisions noted):



## Cypress Preserve Community Development District Summary of Operations and Maintenance Invoices

Vendor	Invoice/Account Number	Amount	Vendor Total	Comments/Description
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Signature

Printed Name

**Title (check one):**

☐ Chairman ☐ Vice Chairman ☐ Assistant Secretary









**YELLOWSTONE**  
LANDSCAPE

## INVOICE

INVOICE #	INVOICE DATE
TM 341591	3/25/2022
TERMS	PO NUMBER
Net 30	

**Bill To:**

Cypress Preserve CDD  
c/o Meritus  
2005 Pan Am Circle  
Suite 300  
Tampa, FL 33607

**Remit To:**

Yellowstone Landscape  
PO Box 101017  
Atlanta, GA 30392-1017

**Property Name:** Cypress Preserve CDD

**Invoice Due Date:** April 24, 2022

**Invoice Amount:** \$1,794.00

Description	Current Amount
Spring Annual Rotation 2022 Annual Installation	\$1,794.00

**Invoice Total** **\$1,794.00**

*Excellence*  
IN COMMERCIAL LANDSCAPING

*Handwritten notes:*  
HY  
4/25/22  
J396

**Should you have any questions or inquiries please call (386) 437-6211.**





**YELLOWSTONE**  
LANDSCAPE

## INVOICE

INVOICE #	INVOICE DATE
TM 350689	3/31/2022
TERMS	PO NUMBER
Net 30	

**Bill To:**

Cypress Preserve CDD  
c/o Meritus  
2005 Pan Am Circle  
Suite 300  
Tampa, FL 33607

**Remit To:**

Yellowstone Landscape  
PO Box 101017  
Atlanta, GA 30392-1017

**Property Name:** Cypress Preserve CDD

**Invoice Due Date:** April 30, 2022

**Invoice Amount:** \$21,533.75

Description	Current Amount
Monthly Landscape Maintenance March 2022	\$21,533.75

**Invoice Total** **\$21,533.75**

4604  
5340  
Excellence  
IN COMMERCIAL LANDSCAPING

**Should you have any questions or inquiries please call (386) 437-6211.**





UTILITIES SERVICES BRANCH  
CUSTOMER INFORMATION &  
SERVICE DEPT.  
P.O. BOX 2139  
NEW PORT RICHEY, FL 34656-2139

LAND O' LAKES (813) 235-6012  
NEW PORT RICHEY (727) 847-8131  
DADE CITY (352) 521-4285  
[utilcustserv@pascocountyfl.net](mailto:utilcustserv@pascocountyfl.net)  
Pay By Phone: 1-855-786-5344



189 1 1  
22-70345

# CYPRESS PRESERVE AMENITY CENTER

Service Address: **18728 MOSSY TIMBER BOULEVARD**

Bill Number: 16405286

Billing Date: 4/5/2022

Billing Period: 2/18/2022 to 3/18/2022

Account #	Customer #
0986155	01366618
Please use the 15-digit number below when making a payment through your bank	
098615501366618	

**New Water, Sewer, Reclaim rates, fees and charges took effect Oct. 1, 2021.**  
Please visit [bit.ly/pcurates](http://bit.ly/pcurates) for additional details.

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Water	14328617	2/18/2022	1020	3/18/2022	1046	28	26

## Usage History

### Water

March 2022	26
February 2022	10
January 2022	11
December 2021	22
November 2021	14
October 2021	26
September 2021	34
August 2021	20
July 2021	19
June 2021	21
May 2021	22
April 2021	30

## Transactions

Previous Bill	210.69
Payment 03/17/22	-210.69 CR
<b>Balance Forward</b>	0.00
Current Transactions	
Water	
Water Base Charge	38.06
Water Tier 1	25.0 Thousand Gals X \$2.01 50.25
Water Tier 2	1.0 Thousand Gals X \$3.19 3.19
Sewer	
Sewer Base Charge	89.93
Sewer Charges	26.0 Thousand Gals X \$6.26 162.76
<b>Total Current Transactions</b>	344.19
<b>TOTAL BALANCE DUE</b>	<b>\$344.19</b>

Visit [bit.ly/UtilitiesNewsletter](http://bit.ly/UtilitiesNewsletter) to find answers to frequently asked questions about your Pasco County Utilities. New updates posted monthly including events, and conservation tips.

Received  
APR 08 2022



Please return this portion with payment

TO PAY ONLINE, VISIT [pascoeasypay.pascocountyfl.net](http://pascoeasypay.pascocountyfl.net)

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

CYPRESS PRESERVE AMENITY CENTER  
C/O MERITUS CORP.  
2005 PAN AM CIR STE 300  
TAMPA FL 33607

Account # 0986155  
Customer # 01366618  
Balance Forward 0.00  
Current Transactions 344.19

<b>Total Balance Due</b>	<b>\$344.19</b>
<b>Due Date</b>	<b>4/22/2022</b>

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

Round Up Donation to Charity	.
Amount Enclosed	.

☐ Check this box to participate in Round-Up.

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

013666187098615501640528600000344197





UTILITIES SERVICES BRANCH  
CUSTOMER INFORMATION &  
SERVICE DEPT.  
P.O. BOX 2139  
NEW PORT RICHEY, FL 34656-2139

LAND O' LAKES (813) 235-6012  
NEW PORT RICHEY (727) 847-8131  
DADE CITY (352) 521-4285  
[utilcustserv@pascocountyfl.net](mailto:utilcustserv@pascocountyfl.net)  
Pay By Phone: 1-855-786-5344



190 1 1  
22-70345

# CYPRESS PRESERVE AMENITY CENTER

Service Address: **18728 MOSSY TIMBER RECLAIM BOULEVARD**

Bill Number: 16405288

Billing Date: 4/5/2022

Billing Period: 2/18/2022 to 3/18/2022

**New Water, Sewer, Reclaim rates, fees and charges took effect Oct. 1, 2021.**

Please visit [bit.ly/pcurates](http://bit.ly/pcurates) for additional details.

Account #	Customer #
0986160	01366618
Please use the 15-digit number below when making a payment through your bank	
098616001366618	

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	12441247	2/18/2022	7402	3/18/2022	7522	28	120

## Usage History

### Water

March 2022	120
February 2022	54
January 2022	239
December 2021	264
November 2021	222
October 2021	243
September 2021	264
August 2021	192
July 2021	201
June 2021	185
May 2021	214
April 2021	189

## Transactions

Previous Bill	37.80
Payment 03/17/22	-37.80 CR
<b>Balance Forward</b>	<b>0.00</b>
Current Transactions	
Reclaimed	
Reclaimed	120 Thousand Gals X \$0.70
	84.00
<b>Total Current Transactions</b>	<b>84.00</b>
<b>TOTAL BALANCE DUE</b>	<b>\$84.00</b>

Visit [bit.ly/UtilitiesNewsletter](http://bit.ly/UtilitiesNewsletter) to find answers to frequently asked questions about your Pasco County Utilities. New updates posted monthly including events, and conservation tips.

Received  
APR 07 2022



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CYPRESS PRESERVE AMENITY CENTER  
C/O MERITUS CORP.  
2005 PAN AM CIR STE 300  
TAMPA FL 33607

Account # 0986160  
Customer # 01366618  
Balance Forward 0.00  
Current Transactions 84.00

**Total Balance Due \$84.00**  
**Due Date 4/22/2022**

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

Round Up Donation to Charity .  
Amount Enclosed .

☐ Check this box to participate in Round-Up.

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

013666187098616041640528840000084004





UTILITIES SERVICES BRANCH  
CUSTOMER INFORMATION &  
SERVICE DEPT.  
P.O. BOX 2139  
NEW PORT RICHEY, FL 34656-2139

LAND O' LAKES (813) 235-6012  
NEW PORT RICHEY (727) 847-8131  
DADE CITY (352) 521-4285  
[utilcustserv@pascocountyfl.net](mailto:utilcustserv@pascocountyfl.net)  
Pay By Phone: 1-855-786-5344



191 1 1  
22-70345

# CYPRESS PRESERVE CDD

Service Address: **18620 MOSSY TIMBER RECLAIM BOULEVARD**

Bill Number: 16405441

Billing Date: 4/5/2022

Billing Period: 2/18/2022 to 3/18/2022

**New Water, Sewer, Reclaim rates, fees and charges took effect Oct. 1, 2021.**  
Please visit [bit.ly/pcurates](http://bit.ly/pcurates) for additional details.

Account #	Customer #
0993870	01372506
Please use the 15-digit number below when making a payment through your bank	
099387001372506	

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	18035595	2/18/2022	17413	3/18/2022	17656	28	243

## Usage History

### Water

March 2022	243
February 2022	236
January 2022	278
December 2021	271
November 2021	262
October 2021	291
September 2021	277
August 2021	289
July 2021	266
June 2021	247
May 2021	250
April 2021	271

## Transactions

Previous Bill	165.20
Payment 03/17/22	-165.20 CR
<b>Balance Forward</b>	0.00
Current Transactions	
Reclaimed	
Reclaimed	243 Thousand Gals X \$0.70 170.10
<b>Total Current Transactions</b>	170.10
<b>TOTAL BALANCE DUE</b>	<b>\$170.10</b>

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CYPRESS PRESERVE CDD  
2005 PAN AM CIR SUITE 300  
TAMPA FL 33607

Received  
APR 07 2022

Account # 0993870  
Customer # 01372506

Balance Forward 0.00  
Current Transactions 170.10

**Total Balance Due \$170.10**  
**Due Date 4/22/2022**

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

Round Up Donation to Charity .  
Amount Enclosed .

☐ Check this box to participate in Round-Up.

PASCO COUNTY  
UTILITIES SERVICES BRANCH  
CUSTOMER INFORMATION & SERVICE DEPT.  
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NEW PORT RICHEY, FL 34656-2139

013725066099387021640544110000170107





UTILITIES SERVICES BRANCH  
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SERVICE DEPT.  
P.O. BOX 2139  
NEW PORT RICHEY, FL 34656-2139

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NEW PORT RICHEY (727) 847-8131  
DADE CITY (352) 521-4285  
[utilcustserv@pascocountyfl.net](mailto:utilcustserv@pascocountyfl.net)  
Pay By Phone: 1-855-786-5344



192 1 1  
22-70345

# CYPRESS PRESERVE CDD

Service Address: **18144 GRAND LIVE OAK BOULEVARD**

Bill Number: 16406641

Billing Date: 4/5/2022

Billing Period: 2/18/2022 to 3/18/2022

**New Water, Sewer, Reclaim rates, fees and charges took effect Oct. 1, 2021.**  
Please visit [bit.ly/pcurates](http://bit.ly/pcurates) for additional details.

Account #	Customer #
1096165	01413628
Please use the 15-digit number below when making a payment through your bank	
109616501413628	

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	201161997	2/18/2022	6457	3/18/2022	7040	28	583

## Usage History

### Water

March 2022	583
February 2022	432
January 2022	277
December 2021	497
November 2021	486
October 2021	345
September 2021	468
August 2021	519
July 2021	687
June 2021	776
May 2021	456
April 2021	911

## Transactions

Previous Bill	302.40
Payment 03/17/22	-302.40 CR
<b>Balance Forward</b>	0.00
Current Transactions	
Reclaimed	
Reclaimed	583 Thousand Gals X \$0.70 408.10
<b>Total Current Transactions</b>	408.10
<b>TOTAL BALANCE DUE</b>	<b>\$408.10</b>

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CYPRESS PRESERVE CDD  
2005 PAN AM CIR SUITE 300  
TAMPA FL 33607

Received  
APR 07 2022

Account # 1096165  
Customer # 01413628

Balance Forward 0.00  
Current Transactions 408.10

**Total Balance Due \$408.10**  
**Due Date 4/22/2022**

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

Round Up Donation to Charity

Amount Enclosed

☐ Check this box to participate in Round-Up.

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

014136283109616581640664160000408109





UTILITIES SERVICES BRANCH  
CUSTOMER INFORMATION &  
SERVICE DEPT.  
P.O. BOX 2139  
NEW PORT RICHEY, FL 34656-2139

LAND O' LAKES (813) 235-6012  
NEW PORT RICHEY (727) 847-8131  
DADE CITY (352) 521-4285  
[utilcustserv@pascocountyfl.net](mailto:utilcustserv@pascocountyfl.net)  
Pay By Phone: 1-855-786-5344



193 1 1  
22-70345

CYPRESS PRESERVE CDD

Service Address: **18325 GRAND LIVE OAK BOULEVARD**

Bill Number: 16406642

Billing Date: 4/5/2022

Billing Period: 2/18/2022 to 3/18/2022

**New Water, Sewer, Reclaim rates, fees and charges took effect Oct. 1, 2021.**  
Please visit [bit.ly/pcurates](http://bit.ly/pcurates) for additional details.

Account #	Customer #
1096180	01413628
Please use the 15-digit number below when making a payment through your bank	
109618001413628	

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	201161995	2/18/2022	5582	3/18/2022	5868	28	286

Usage History

Water

March 2022	286
February 2022	236
January 2022	247
December 2021	397
November 2021	405
October 2021	494
September 2021	454
August 2021	452
July 2021	586
June 2021	646
May 2021	365
April 2021	780

Transactions

Previous Bill	165.20
Payment 03/17/22	-165.20 CR
<b>Balance Forward</b>	0.00
Current Transactions	
Reclaimed	
Reclaimed	286 Thousand Gals X \$0.70 200.20
<b>Total Current Transactions</b>	200.20
<b>TOTAL BALANCE DUE</b>	<b>\$200.20</b>

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CYPRESS PRESERVE CDD  
2005 PAN AM CIR SUITE 300  
TAMPA FL 33607

Received  
APR 07 2022

Account # 1096180  
Customer # 01413628

Balance Forward 0.00  
Current Transactions 200.20

**Total Balance Due \$200.20**  
**Due Date 4/22/2022**

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

Round Up Donation to Charity   
Amount Enclosed

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

014136283109618011640664230000200208



**WITHLACOOCHEE RIVER ELECTRIC  
COOPERATIVE, INC.**

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

Account Number **2039647** Cycle **03**  
Meter Number **81918949**  
Customer Number **20026869**  
Customer Name **CYPRESS PRESERVE CDD**

Bill Date **04/06/2022**  
Amount Due **35.51**  
Current Charges Due **04/26/2022**

District Office Serving You  
Bayonet Point

See Reverse Side For More Information

Service Address **18620 MOSSY TIMBER BLVD**  
Service Description **IRRIGATION**  
Service Classification **General Service Non-Demand**

**Comparative Usage Information**

Period	Days	Average kWh Per Day
Apr 2022	31	0
Mar 2022	29	0
Apr 2021	31	0

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



2 0 0 2 6 8 6 9

You have 24-hour access to manage your  
account on-line through Smarthub at  
[www.wrec.net](http://www.wrec.net). If you would like to make a  
payment using your credit card, please call  
844-209-7166. This number is WREC's  
Secure Pay-By-Phone system.

ELECTRIC SERVICE							
Date	From	Reading	Date	To	Reading	Multiplier	Dem. Reading
03/01		200	04/01		205		

Previous Balance **35.50**  
Payment **35.50CR**  
Balance Forward **0.00**

Customer Charge **34.16**  
Energy Charge 5 KWH @ 0.05017 **0.25**  
Fuel Adjustment 5 KWH @ 0.04200 **0.21**  
FL Gross Receipts Tax **0.89**

Total Current Charges **35.51**  
Total Due **35.51** Please Pay

**WITHLACOOCHEE RIVER ELECTRIC  
COOPERATIVE, INC.**

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

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

See Reverse Side For Mailing Instructions

Bill Date: **04/06/2022**

Use above space for address change ONLY.

District: BP03



27  
9 - 9847

**2039647**  
CYPRESS PRESERVE CDD  
2005 PAN AM CIR STE 300  
TAMPA FL 33607-6008

BP03



Make check payable to W.R.E.C. MUST BE IN BLACK OR BLUE INK.

Current Charges Due Date	<b>04/26/2022</b>
<b>TOTAL CHARGES DUE</b>	<b>35.51</b>
Total Charges Due After Due Date	<b>40.51</b>

123  
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**WITHLACOOCHEE RIVER ELECTRIC  
COOPERATIVE, INC.**

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

Account Number **2039650** Cycle **03**  
Meter Number 81918948  
Customer Number 20026869  
Customer Name CYPRESS PRESERVE CDD

Bill Date **04/06/2022**  
Amount Due **39.86**  
Current Charges Due **04/26/2022**

District Office Serving You  
Bayonet Point

See Reverse Side For More Information

Service Address 18931 MOSSY TIMBER BLVD  
Service Description SIGN  
Service Classification General Service Non-Demand

Comparative Usage Information

Period	Days	Average kWh Per Day
Apr 2022	31	2
Mar 2022	29	2
Apr 2021	31	2

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



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payment using your credit card, please call  
844-209-7166. This number is WREC's  
Secure Pay-By-Phone system.

ELECTRIC SERVICE							
From Date	Reading	To Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
03/01	2424	04/01	2475				51

Previous Balance 39.66  
Payment 39.66CR  
Balance Forward 0.00

Customer Charge 34.16  
Energy Charge 51 KWH @ 0.05017 2.56  
Fuel Adjustment 51 KWH @ 0.04200 2.14  
FL Gross Receipts Tax 1.00

Total Current Charges 39.86  
Total Due Please Pay 39.86

**WITHLACOOCHEE RIVER ELECTRIC  
COOPERATIVE, INC.**

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

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Bill Date: 04/06/2022

Use above space for address change ONLY.

District: BP03

2039650 BP03  
CYPRESS PRESERVE CDD  
2005 PAN AM CIR STE 300  
TAMPA FL 33607-6008

Make check payable to W.R.E.C. MUST BE IN BLACK OR BLUE INK.

Current Charges Due Date	04/26/2022
<b>TOTAL CHARGES DUE</b>	<b>39.86</b>
Total Charges Due After Due Date	44.86



**WITHLACOOCHEE RIVER ELECTRIC  
COOPERATIVE, INC.**

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

Account Number **2044854** Cycle **03**  
Meter Number **84508721**  
Customer Number **20026869**  
Customer Name **CYPRESS PRESERVE CDD**

Bill Date **04/06/2022**  
Amount Due **1,357.06**  
Current Charges Due **04/26/2022**

District Office Serving You  
Bayonet Point

See Reverse Side For More Information

Service Address **18728 MOSSY TIMBER BLVD**  
Service Description **AMENITY CENTER**  
Service Classification **General Service Non-Demand**

**ELECTRIC SERVICE**

From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
03/01	60998	04/01	72914		19.47	19	11916

**Comparative Usage Information**  
Average kWh

Period	Days	Per Day
Apr 2022	31	384
Mar 2022	29	382
Apr 2021	31	416

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



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payment using your credit card, please call  
844-209-7166. This number is WREC's  
Secure Pay-By-Phone system.

**Previous Balance** **1,255.45**  
**Payment** **1,255.45CR**  
**Balance Forward** **0.00**

**Customer Charge** **34.16**  
**Energy Charge** 11,916 KWH @ 0.05017 **597.83**  
**Fuel Adjustment** 11,916 KWH @ 0.04200 **500.47**  
**Light Energy Charge** **1.68**  
**Light Support Charge** **2.94**  
**Light Maintenance Charge** **55.68**  
**Light Fixture Charge** **68.70**  
**Light Fuel Adj** 150 KWH @ 0.04200 **6.30**  
**Poles (QTY 6)** **60.00**  
**FL Gross Receipts Tax** **29.30**

**Total Current Charges** **1,357.06**  
**Total Due** **Please Pay 1,357.06**

**Lights/Poles** **Type/Qty** **Type/Qty**  
**212 6 960 6**

**WITHLACOOCHEE RIVER ELECTRIC  
COOPERATIVE, INC.**

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

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See Reverse Side For Mailing Instructions

**Bill Date: 04/06/2022**

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District: BP03

**2044854** **BP03**  
CYPRESS PRESERVE CDD  
2005 PAN AM CIR STE 300  
TAMPA FL 33607-6008

Make check payable to W.R.E.C. MUST BE IN BLACK OR BLUE INK.

<b>Current Charges Due Date</b>	<b>04/26/2022</b>
<b>TOTAL CHARGES DUE</b>	<b>1,357.06</b>
<b>Total Charges Due After Due Date</b>	<b>1,377.42</b>

129  
000204485400013570600013774201



**WITHLACOOCHEE RIVER ELECTRIC  
COOPERATIVE, INC.**

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

Account Number **2144006** Cycle **03**  
Meter Number **83430025**  
Customer Number **20026869**  
Customer Name **CYPRESS PRESERVE CDD**

Bill Date **04/06/2022**  
Amount Due **38.94**  
Current Charges Due **04/26/2022**

District Office Serving You  
Bayonet Point

See Reverse Side For More Information

Service Address 18138 GRAND LIVE OAK BLVD  
Service Description IRRIGATION  
Service Classification General Service Non-Demand

**ELECTRIC SERVICE**

From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
03/01	206	04/01	217				11

**Comparative Usage Information**  
Average kWh

Period	Days	Per Day
Apr 2022	31	0
Mar 2022	29	0
Apr 2021	31	0

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



2 0 0 2 6 8 6 9

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[www.wrec.net](http://www.wrec.net). If you would like to make a  
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844-209-7166. This number is WREC's  
Secure Pay-By-Phone system.

Previous Balance 38.82  
Payment 38.82CR  
Balance Forward 0.00

Customer Charge 34.16  
Energy Charge 11 KWH @ 0.05017 0.55  
Fuel Adjustment 11 KWH @ 0.04200 0.46  
FL Gross Receipts Tax 0.90  
State Tax 2.51  
Pasco County Tax 0.36

Total Current Charges 38.94  
Total Due Please Pay 38.94

**WITHLACOOCHEE RIVER ELECTRIC  
COOPERATIVE, INC.**

Your Touchstone Energy® Cooperative  
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**Bill Date: 04/06/2022**

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District: BP03

2144006  
CYPRESS PRESERVE CDD  
2005 PAN AM CIR STE 300  
TAMPA FL 33607-6008

BP03

Make check payable to W.R.E.C. MUST BE IN BLACK OR BLUE INK.

Current Charges Due Date	04/26/2022
<b>TOTAL CHARGES DUE</b>	<b>38.94</b>
Total Charges Due After Due Date	43.94

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Account Number **2144012** Cycle 03  
Meter Number 336835186  
Customer Number 20026869  
Customer Name CYPRESS PRESERVE CDD

Bill Date **04/06/2022**  
Amount Due **39.15**  
Current Charges Due **04/26/2022**

District Office Serving You  
Bayonet Point

See Reverse Side For More Information

Service Address 18293 GRAND LIVE OAK BLVD  
Service Description IRRIGATION  
Service Classification General Service Non-Demand

Comparative Usage Information  
Average kWh

Period	Days	Per Day
Apr 2022	31	0
Mar 2022	29	0
Apr 2021	31	0

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



2 0 0 2 6 8 6 9

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account on-line through Smarthub at  
www.wrec.net. If you would like to make a  
payment using your credit card, please call  
844-209-7166. This number is WREC's  
Secure Pay-By-Phone system.

ELECTRIC SERVICE							
From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
03/01	157	04/01	170				13

Previous Balance 38.92  
Payment 38.92CR  
Balance Forward 0.00

Customer Charge 34.16  
Energy Charge 13 KWH @ 0.05017 0.65  
Fuel Adjustment 13 KWH @ 0.04200 0.55  
FL Gross Receipts Tax 0.91  
State Tax 2.52  
Pasco County Tax 0.36

Total Current Charges 39.15  
Total Due Please Pay 39.15

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

See Reverse Side For Mailing Instructions

Bill Date: 04/06/2022

Use above space for address change ONLY.

District: BP03

2144012  
CYPRESS PRESERVE CDD  
2005 PAN AM CIR STE 300  
TAMPA FL 33607-6008

BP03

Make check payable to W.R.E.C. MUST BE IN BLACK OR BLUE INK.

Current Charges Due Date	04/26/2022
<b>TOTAL CHARGES DUE</b>	<b>39.15</b>
Total Charges Due After Due Date	44.15



AMERICAN ECOSYSTEMS, INC

P.O. BOX 40517  
ST. PETERSBURG, 33743

# Invoice

DATE	INVOICE #
4/1/2022	20220432

Phone #	Fax #
727-545-4404	727-545-0770

## BILL TO

Cypress Preserve CDD  
c/o: Meritus Corp  
2045 Pan Am Circle, Suite 120  
Tampa, FL 33607

P.O. NO.	TERMS	PROJECT
	Due on receipt	

DESCRIPTION	QTY	RATE	AMOUNT
WATER MANAGEMENT TREATMENT FOR THE CURRENT MONTH - SEE DATE LISTED ABOVE  <i>AS 539w</i> <i>4305</i>	1	1,590.00	1,590.00
AUTOPAY IS AVAILABLE Please call (727) 545-4404 to set up your account today!		<b>Total</b>	\$1,590.00



# Invoice

## Danielle Fence Mfg. Co., Inc.

4855 State Road 60 W  
Mulberry, FL 33860

Phone: 863-3182  
Fax: 863-425-5676

Invoice: **00070617**

Sales Order No: 083379

Purchase Order No:

Date: 03/02/22

### Sold To

CYPRESS PRESERVE COMM. DEV. DIST.  
1409 TECH BOULEVARD  
SUITE 1  
Tampa, FL FL 33619  
(813) 623-6777

### Ship To

CYPRESS PRESERVE COMM. DEV. DIST.  
CYPRESS PRESERVE - AMENITY - POOL  
GATE  
BULLOCH BLVD  
LAND O LAKES FL 34638

Due Date	Ship Via	FOB	REP	Invoice Terms
03/02/22			PAUL MILLER	PRE-PAID

Qty	Description	Unit price	Gross amount
1	25-ALUMINSTALL ALUMINUM FENCE INSTALLED TAKE DOWN EXISTING 1-54" X 48" ALUMINUM WALK GATE AND 2' OF FENCE ON EACH SIDE OF GATE  INSTALL 2, 72" X 19" BLACK 3 RAIL AVALON WITH MESH PANEL, COMMERCIAL GRADE  1- 72" X 48" BLACK 3 RAIL AVALON WITH MESH PANEL WALK GATE * TIGER SELF-CLOSING TOP HINGE, PUMA BOTTOM HINGE * 1, KEYSTONE PANIC LATCH, KPL-P2-BLK * 3" X 3" GATE POSTS	4270.00	4270.00

53900  
4605  
per BH

### NOTES

Subtotal:	4270.00
Total discount:	0.00
Total freight:	0.00
Sales Tax:	0.00
<b>TOTAL:</b>	<b>4270.00</b>

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

Date: \_\_\_\_\_





## Neptune Multi services LLC

11423 Crestlake Village Dr  
Riverview, FL, 33569  
Neptunemts@gmail.com  
<https://www.facebook.com/101624548259772/posts/228424315579794/?sfnsn=mo>  
813-778-9857

## Invoice

**Invoice No:** 0053130  
**Date:** 03/28/2022  
**Terms:** NET 0  
**Due Date:** 03/28/2022

**Bill To:** Cypress Preserve cdd Land o Lakes  
teresa.farlow@merituscorp.com

Description	Quantity	Rate	Amount
Trash Pick up March 11,25 2022	10	\$65.00	\$650.00

BSH  
43055390

Subtotal	\$650.00
TAX 0%	\$0.00
Total	\$650.00
Paid	\$0.00

**Balance Due \$650.00**







Southern Automated Access Services, Inc

P.O. Box 46535  
Tampa, FL 33646

# Invoice

Date	Invoice #
3/25/2022	10853

<b>Bill To</b>
CYPRESS PRESERVE

			Job Name	Terms
			CELLULAR	Due on receipt
Quantity	Description	Rate	Serviced	Amount
	Cellular usage.	32.95		32.95
	813-528-2936			
	Sales Tax	7.00%		0.00
<i>4/10/22 5:22 PM</i>				

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

**Total** \$32.95

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

**Payments/Credits** \$0.00

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

**Balance Due** \$32.95

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





Southern Automated Access Services, Inc

P.O. Box 46535  
Tampa, FL 33646

# Invoice

Date	Invoice #
4/20/2022	10980

Bill To
CYPRESS PRESERVE

			Job Name	Terms
			CELLULAR	Due on receipt
Quantity	Description	Rate	Serviced	Amount
	Cellular usage.	32.95		32.95
	813-528-2936			
	Sales Tax	7.00%		0.00
	BS 49104 5720			

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

**Total** \$32.95

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

**Payments/Credits** \$0.00

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

**Balance Due** \$32.95

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



**Spearem Enterprises, LLC**

7842 Land O' Lakes Blvd. #335

Land O' Lakes, FL 34638

727-364-3349

spearem.jmb@gmail.com

**INVOICE****BILL TO**

Cypress Preserve

Meritus

2005 Pan Am Circle Ste

300

Tampa, FL 33607

**INVOICE # 5241****DATE 03/28/2022****DUE DATE 04/12/2022****TERMS Net 15***7350**NA 4605*

ACTIVITY	QTY	RATE	AMOUNT
<b>Labor</b> Cleaned up vandalized sink and mens restroom, ordered new sink. Repaired utility room door vent. Replaced grate over mens restroom vent-due to vandalism. And upright the "Road Closed" sign at Mossy Timber Blvd and Bulloch Blvd.	1	250.00	250.00

It is anticipated that permits will not be required for the above work, and if required, the associated costs will be added to the price stated below. Any existing conditions that are not reasonably discoverable prior to the job start date, which in anyway interferes with the safe and satisfactory completion of this job, will be corrected by an additional work order and estimate for approval prior to resuming job. Spearem Enterprises, LLC is not responsible for any delays in performance of service that are due in full or in part to circumstances beyond our control. Spearem Enterprises, LLC is not responsible for damage, personal or property damage by others at the job site.

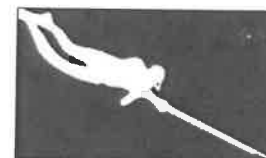
Whether actual or consequential, or any claim arising out of or relating to "Acts of God".

Job will Commence within 30 days of receiving signed, approved

**BALANCE DUE****\$250.00**



**Spearem Enterprises, LLC**  
7842 Land O' Lakes Blvd. #335  
Land O' Lakes, FL 34638  
+1 8139979520  
spearem.jmb@gmail.com



## INVOICE

### BILL TO

Cypress Preserve  
Meritus  
2005 Pan Am Circle Ste  
300  
Tampa, FL 33607

**INVOICE # 5246**

**DATE 04/02/2022**

**DUE DATE 04/13/2022**

**TERMS Net 15**

*Handwritten signature: RJ 4605 5390*

ACTIVITY	QTY	RATE	AMOUNT
<b>Labor</b> ORDERED AND DELIVERED, INSTALLED TWO, 32 GALLON TRASH RECEPTACLES, TWO DOME LIDS, TWO LINERS, LANYARD KIT. COST INCLUDES MATERIAL, FREIGHT, LABOR, MOBILIZATION.	1	750.00	750.00

ONE TRASH CAN INSTALLED AT BUS STOP  
THE OTHER MAIL PAVILLION.

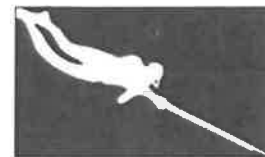
It is anticipated that permits will not be required for the above work, and if required, the associated costs will be added to the price stated below. Any existing conditions that are not reasonably discoverable prior to the job start date, which in anyway interferes with the safe and satisfactory completion of this job, will be corrected by an additional work order and estimate for approval prior to resuming job. Spearem Enterprises, LLC is not responsible for any delays in performance of service that are due in full or in part to circumstances beyond our control. Spearem Enterprises, LLC is not responsible for damage, personal or property damage by others at the job site.  
Whether actual or consequential, or any claim arising out of or relating to "Acts of God".

**BALANCE DUE**

**\$750.00**



Spearem Enterprises, LLC  
7842 Land O' Lakes Blvd. #335  
Land O' Lakes, FL 34638  
+1 8139979520  
spearem.jmb@gmail.com



## INVOICE

### BILL TO

Cypress Preserve  
Meritus  
2005 Pan Am Circle Ste  
300  
Tampa, FL 33607

INVOICE # 5250

DATE 04/05/2022

DUE DATE 04/20/2022

TERMS Net 15

RSV  
4/6/22  
5/3/22

ACTIVITY	QTY	RATE	AMOUNT
<b>Material</b> Order and take delivery of the following: Global Industrial™ 4' Outdoor Steel Flat Bench, Perforated Metal, In Ground Mount, Gray, Anchor Kit. Item to be placed/installed in ground at small dog park area near amenity center. Material and freight cost only. Labor invoice will be sent separately.	1	525.00	525.00
<b>Freight</b> UPS FREIGHT, LIFT GATE	1	165.00	165.00

It is anticipated that permits will not be required for the above work, and if required, the associated costs will be added to the price stated below. Any existing conditions that are not reasonably discoverable prior to the job start date, which in anyway interferes with the safe and satisfactory completion of this job, will be corrected by an additional work order and estimate for approval prior to resuming job. Spearem Enterprises, LLC is not responsible for any delays in performance of service that are due in full or in part to circumstances beyond our control. Spearem Enterprises, LLC is not responsible for damage, personal or property damage by others at the job site.

**BALANCE DUE**

**\$690.00**



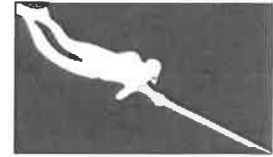
**Spearem Enterprises, LLC**

7842 Land O' Lakes Blvd. #335

Land O' Lakes, FL 34638

+1 8139979520

spearem.jmb@gmail.com

**INVOICE****BILL TO**

Cypress Preserve

Meritus

2005 Pan Am Circle Ste

300

Tampa, FL 33607

**INVOICE # 5252****DATE 04/10/2022****DUE DATE 04/25/2022****TERMS Net 15**

Handwritten notes: B1, 4605, 5390

ACTIVITY	QTY	RATE	AMOUNT
<b>Labor</b> Repaired section of fence behind the big lake on Mossy Timber Blvd .	1	125.00	125.00

It is anticipated that permits will not be required for the above work, and if required, the associated costs will be added to the price stated below. Any existing conditions that are not reasonably discoverable prior to the job start date, which in anyway interferes with the safe and satisfactory completion of this job, will be corrected by an additional work order and estimate for approval prior to resuming job. Spearem Enterprises, LLC is not responsible for any delays in performance of service that are due in full or in part to circumstances beyond our control. Spearem Enterprises, LLC is not responsible for damage, personal or property damage by others at the job site.

Whether actual or consequential, or any claim arising out of or relating to "Acts of God".

Job will Commence within 30 days of receiving signed, approved proposal-weather permitting.

**BALANCE DUE****\$125.00**



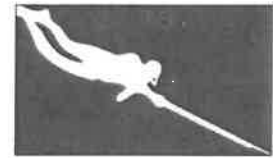
**Spearem Enterprises, LLC**

7842 Land O' Lakes Blvd. #335

Land O' Lakes, FL 34638

+1 8139979520

spearem.jmb@gmail.com

**INVOICE****BILL TO**

Cypress Preserve

Meritus

2005 Pan Am Circle Ste

300

Tampa, FL 33607

**INVOICE # 5253****DATE 04/10/2022****DUE DATE 04/25/2022****TERMS Net 15**

*Handwritten signature/initials: Bk 4/6/05 5352*

ACTIVITY	QTY	RATE	AMOUNT
<b>Labor</b> Installetyion of sink mens restroom.	1	125.00	125.00

It is anticipated that permits will not be required for the above work, and if required, the associated costs will be added to the price stated below. Any existing conditions that are not reasonably discoverable prior to the job start date, which in anyway interferes with the safe and satisfactory completion of this job, will be corrected by an additional work order and estimate for approval prior to resuming job. Spearem Enterprises, LLC is not responsible for any delays in performance of service that are due in full or in part to circumstances beyond our control. Spearem Enterprises, LLC is not responsible for damage, personal or property damage by others at the job site.

Whether actual or consequential, or any claim arising out of or relating to "Acts of God".

Job will Commence within 30 days of receiving signed, approved proposal-weather permitting.

**BALANCE DUE****\$125.00**



## Spearem Enterprises, LLC

7842 Land O' Lakes Blvd. #335  
Land O' Lakes, FL 34638  
+1 8139979520  
spearem.jmb@gmail.com



## INVOICE

BILL TO  
Cypress Preserve  
Meritus  
2005 Pan Am Circle Ste 300  
Tampa, FL 33607

INVOICE 5254  
DATE 04/10/2022  
TERMS Net 15  
DUE DATE 04/25/2022

PSA 4615  
572w

ACTIVITY	QTY	RATE	AMOUNT
Labor week of 3-21-2022 Weekly Cleaning Service of pool area , restrooms and Dog Park, Two other dog Waste cans thru out neighborhood. Restock paper goods Empty all dog waste cans thru out neighborhood, restock Empty all trash at amenities. Empty Mail Trash Can Blow off pool deck, wipe pool tables, drinking fountain located at pool area. Three times per week.	1	152.25	152.25
Labor week of 3-28-2022 Weekly Cleaning Service of pool area , restrooms and Dog Park, Two other dog Waste cans thru out neighborhood. Restock paper goods Empty all dog waste cans thru out neighborhood, restock Empty all trash at amenities. Empty Mail Trash Can Blow off pool deck, wipe pool tables, drinking fountain located at pool area. Three times per week.	1	152.25	152.25
Labor week of 4-7-2022 Weekly Cleaning Service of pool area , restrooms and Dog Park, Two other dog Waste cans thru out neighborhood. Restock paper goods Empty all dog waste cans thru out neighborhood, restock Empty all trash at amenities. Empty Mail Trash Can Blow off pool deck, wipe pool tables, drinking fountain located at pool area. Three times per week.	1	156.25	156.25
Labor week of 4-11-2022 Weekly Cleaning Service of pool area , restrooms and Dog Park, Two other dog Waste cans thru out neighborhood. Restock paper goods Empty all dog waste cans thru out neighborhood, Empty Mail Trash Can Empty all trash at amenities. Blow off pool deck, wipe pool tables, drinking fountain located at pool area.	1	156.25	156.25



restock paper goods  
Three times per week.

Paper Products	1	45.00	45.00
Mutt Mitts (7 boxes)			
Dog Waste Can liners	1		0.00

It is anticipated that permits will not be required for the above work, and if required, the associated costs will be added to the price stated below. Any existing conditions that are not reasonably discoverable prior to the job start date, which in anyway interferes with the safe and satisfactory completion of this job, will be corrected by an additional work order and estimate for approval prior to resuming job. Spearem Enterprises, LLC is not responsible for any delays in performance of service that are due in full or in part to circumstances beyond our control. Spearem Enterprises, LLC is not responsible for damage, personal or property damage by others at the job site.  
Whether actual or consequential, or any claim arising out of or relating to "Acts of God".  
Job will Commence within 30 days of receiving signed, approved proposal-weather permitting.

BALANCE DUE **\$662.00**



April 2, 2022

Invoice Number: 084742901040222

Account Number: 0050847429-01

Security Code: 1256

Service At: 18728 MOSSY TIMBER BLVD

CBHS

LAND O LAKES, FL 34638

**Contact Us**

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

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

**NEWS AND INFORMATION**

**Summary**

*Services from 04/01/22 through 04/30/22  
details on following pages*

Previous Balance	157.98
Payments Received - Thank You	-157.98
<b>Remaining Balance</b>	<b>\$0.00</b>
Spectrum Business™ Internet	157.98
Current Charges	\$157.98
<b>Total Due by 04/18/22</b>	<b>\$157.98</b>

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

Received

APR 08 2022

4145 S. Falkenburg Rd Riverview, FL 33578-8652  
7635 1610 NO RP 02 04022022 NNNNNY 01 000550 0002

CYPRESS PRESERVE CDD  
2005 PAN AM CIR  
STE 300  
TAMPA FL 33607-6008

April 2, 2022

**CYPRESS PRESERVE CDD**

Invoice Number: 084742901040222

Account Number: 0050847429-01

Service At: 18728 MOSSY TIMBER BLVD

CBHS

LAND O LAKES, FL 34638

<b>Total Due by 04/18/22</b>	<b>\$157.98</b>
Amount you are enclosing	\$

**Please Remit Payment To:**

CHARTER COMMUNICATIONS  
PO BOX 7195  
PASADENA, CA 91109-7195







Invoice Number:  
Account Number:  
Security Code:

CYPRESS PRESERVE CDD  
084742901040222  
0050847429-01  
1256

**Contact Us**

Visit us at [SpectrumBusiness.net](https://SpectrumBusiness.net)  
Or, call us at 1-877-824-6249

7835 1610 NO RP 02 04022022 NNNNNY 01 000550 0002

**Charge Details**

Previous Balance	157.98
Payments Received - Thank You 03/24	-157.98
<b>Remaining Balance</b>	<b>\$0.00</b>

Payments received after 04/02/22 will appear on your next bill.

Services from 04/01/22 through 04/30/22

**Spectrum Business™ Internet**

Spectrum Business Internet Ultra	199.99
Business WiFi	7.99
Bundle Discount	-50.00
	<b>\$157.98</b>

Spectrum Business™ Internet Total **\$157.98**

<b>Current Charges</b>	<b>\$157.98</b>
<b>Total Due by 04/18/22</b>	<b>\$157.98</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](https://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](https://spectrum.com/policies).

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

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

### Sign up for Paperless Billing.

It's easy, convenient and secure.

Get your statement as soon as it's available. Instead of receiving a paper bill through the mail, sign up for paperless billing.

**It's easy** - enroll in paperless billing visit [SpectrumBusiness.net](https://SpectrumBusiness.net).

**It's convenient** - you can access your statement through [SpectrumBusiness.net](https://SpectrumBusiness.net).

**It's secure** - we deliver securely to your [SpectrumBusiness.net](https://SpectrumBusiness.net) account and only you can access through a secure sign-in process.

Each month, you'll receive a paperless e-bill that you pay online with your choice of payment options.



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

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

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

**Complaint Procedures** - 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.

**Payment Options**

**Pay Online** - Create or Login to pay or view your bill online at [Spectrumbusiness.net](https://Spectrumbusiness.net).

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

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





Suncoast Pool Service

P.O. Box 224  
Elfers, FL 34680

# Invoice

Date	Invoice #
4/3/2022	8156

Bill To
Cypress Preserve 2005 Pan Am Circle Suite 300 Tampa, FL 33607

P.O. No.	Terms	Project
April 2022	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.  <i>NSA 4/6/18 5723</i>	1,050.00	1,050.00

Thank you for your business.

Phone #

(727) 271-1395

**Total**

\$1,050.00



## APPLICATION AND CERTIFICATE FOR PAYMENT

AIA DOCUMENT G702

(Instructions on reverse side)

PAGE 1 OF 2 PAGES

## TO (CONTRACTOR):

CYPRESS PRESERVE CDD  
C/O Maritus Corp  
Suite 300,  
Tampa, FL 33607

## PROJECT:

CYPRESS PRESERVE PH3

APPLICATION NO: 7

Period to: 1/31/2022

Distribution to:

\_\_\_ OWNER  
\_\_\_ ENGINEER  
\_\_\_ CONTRACTOR

## FROM (CONTRACTOR):

Sunrise Landscaping  
5521 Baptist Church Road  
Tampa, FL 33610

## ARCHITECT:

ARCHITECT'S  
PROJECT NO:

CONTRACT FOR: Irrigation, Landscape, Sod

## CONTRACTOR'S APPLICATION FOR PAYMENT

CHANGE ORDER SUMMARY			
Change Orders approved in previous months by Owner		ADDITIONS	DEDUCTIONS
TOTAL			
Approved this month			
Number	Date Approved		
1	2/7/2022		\$201,617.21
TOTALS			\$0.00
Net change by Change Orders			

The undersigned Contractor certifies that to the best of the Contractor's knowledge, information and belief the Work covered by this Application for Payment has been completed in accordance with the Contract Documents, that all amounts have been paid by the Contractor for Work for which previous Certificates for Payment were issued and payments received from the Owner, and that current payment shown herein is now due.

## REMIT TO:

CONTRACTOR: Sunrise Landscaping Contractors, Inc.

By: Julie Font Date: 04/25/22

## ARCHITECT'S CERTIFICATE FOR PAYMENT

In accordance with the Contract Documents, based on on-site observations and the data comprising the above application, the Engineer certifies to the Owner that to the best of the Engineer's knowledge, information and belief the Work has progressed as indicated, the quality of the Work is in accordance with the Contract Documents, and the Contractor is entitled to payment of the AMOUNT CERTIFIED.

## CONTRACT DATE:

Application is made for Payment, as shown below, in connection with the Contract. Continuation Sheet, AIA Document G703, is attached.

1. ORIGINAL CONTRACT SUM	\$601,755.16
2. Net change by Change Orders	(\$201,617.21)
3. CONTRACT SUM TO DATE (Line 1 + 2)	\$400,137.95
4. TOTAL COMPLETED & STORED TO DATE	\$ 400,137.95
(Column G on G703)	
5. RETAINAGE:	
10% of complete	\$40,013.80

b. \_\_\_ % of Stored Material  
(Column F on G703)

Total Retainage (Line 5a + 5b or Total in Column I of G703)	\$40,013.80
6. TOTAL EARNED LESS RETAINAGE	\$ 360,124.15
(Line 4 less Line 5 Total)	
7. LESS PREVIOUS CERTIFICATES FOR PAYMENT	
(Line 6 from prior Certificate)	\$ 360,124.15
8. CURRENT PAYMENT DUE	\$ 40,013.80
9. BALANCE TO FINISH, PLUS RETAINAGE	
(Line 3 less Line 6)	

State of FLORIDA County of HILLSBOROUGH  
Subscribed and sworn to before me this 26 day of April 2022  
Notary Public: Valerie Ruiz  
My Commission expires: 6/2/2025



AMOUNT CERTIFIED  
(Attach explanation if amount certified differs from the amount applied for.)  
ARCHITECT:

By: \_\_\_\_\_ Date: \_\_\_\_\_  
This Certificate is not negotiable. The AMOUNT CERTIFIED is payable only to the Contractor named herein. Issuance, payment and acceptance of payment are without prejudice to any rights of the Owner or Contractor under this Contract.

53900  
6403  
133



From: Sunrise Landscaping Contractors, Inc.  
P.O. Box 16531  
Tampa, Florida 33687

Project: CYRPRESS PRESERVE CDD  
CONTINUATION SHEET

AIA DOCUMENT G703

PAGE

2 Of 2

PAGES

AIA Document G703, APPLICATION AND CERTIFICATE FOR PAYMENT, containing

Contractor's signed certification is attached.

In tabulations below, amounts are stated to the nearest dollar.

Use Column I on Contracts where variable retainage for line items may apply.

APPLICATION NUMBER: 7

APPLICATION DATE: 4/25/2022

PERIOD TO: 1/31/2022

ARCHITECT'S PROJECT # :

A ITEM NO.	B DESCRIPTION OF WORK	C SCHEDULED VALUE	D WORK COMPLETED		F MATERIALS PRESENTLY STORED (NOT IN D OR E)	G		H BALANCE TO FINISH (C - G)	I RETAINAGE (G*0.1)
			FROM PREVIOUS APPLICATION (D + E)	THIS PERIOD		TOTAL COMPLETED AND STORED TO DATE (D + E + F)	% (G / C)		
1	IRRIGATION	\$ 138,838.00	\$ 138,838.00			\$ 138,838.00	100.00%	\$ -	\$ 13,883.80
2	LANDSCAPE	\$ 213,041.95	\$ 213,041.95			\$ 213,041.95	100.00%	\$ -	\$ 21,304.20
3	SOD	\$ 249,875.21	\$ 48,258.00			\$ 48,258.00	100.00%	\$ -	\$ 4,825.80
4									
5	Change Order 01	(\$201,617.21)	\$ -	\$ -		\$ -	0.00%	\$ -	
6									
7									
8									
9									
10									
11									
12									
13									
14									
15									
16									
17									
18									
19									
20									
21									
22									
	<b>GRAND TOTALS</b>	\$ 400,137.95	\$ 400,137.95	\$ -		\$ 400,137.95	100.00%	\$ -	\$ 40,013.80





Corporate Trust Services  
EP-MN-WN3L  
60 Livingston Ave.  
St. Paul, MN 55107

"Copy of Previously Printed Invoice"  
Invoice Number:  
Account Number:  
Invoice Date:  
Direct Inquiries To:  
Phone:

6405252  
245642000  
01/25/2022  
VALERIE BARRETO  
407-835-3804

CYPRESS PRESERVE COMMUNITY  
DEVELOPMENT DISTRICT  
ATTN DISTRICT MANAGER  
2005 PAN AM CIRCLE STE 120  
TAMPA FL 33607

CYPRESS PRESERVE CDD SERIES 2017

The following is a statement of transactions pertaining to your account. For further information, please review the attached.

STATEMENT SUMMARY

PLEASE REMIT BOTTOM COUPON PORTION OF THIS PAGE WITH CHECK PAYMENT OF INVOICE.

TOTAL AMOUNT DUE

\$3,937.19

All invoices are due upon receipt.

Please detach at perforation and return bottom portion of the statement with your check, payable to U.S. Bank.

CYPRESS PRESERVE CDD SERIES 2017

Invoice Number:	6405252
Account Number:	245642000
Current Due:	\$3,937.19
Direct Inquiries To:	VALERIE BARRETO
Phone:	407-835-3804

Wire Instructions:

U.S. Bank  
ABA # 091000022  
Acct # 1-801-5013-5135  
Trust Acct # 245642000  
Invoice # 6405252  
Attn: Fee Dept St. Paul

Please mail payments to:

U.S. Bank  
CM-9690  
PO BOX 70870  
St. Paul, MN 55170-9690





Corporate Trust Services  
EP-MN-WN3L  
60 Livingston Ave.  
"Copy of Previously Printed Invoice"

Invoice Number: 6405252  
Invoice Date: 01/25/2022  
Account Number: 245642000  
Direct Inquiries To: VALERIE BARRETO  
Phone: 407-835-3804

CYPRESS PRESERVE CDD SERIES 2017

Accounts Included 245642000 245642001 245642002 245642003 245642004 245642005  
In This Relationship:

CURRENT CHARGES SUMMARIZED FOR ENTIRE RELATIONSHIP				
Detail of Current Charges	Volume	Rate	Portion of Year	Total Fees
04360 Administration Fee - Principal Amount O/S	9,135,000.00	0.0004	100.00%	\$3,654.00
<b>Subtotal Administration Fees - In Advance 01/01/2022 - 12/31/2022</b>				<b>\$3,654.00</b>
Incidental Expenses	3,654.00	0.0775		\$283.19
<b>Subtotal Incidental Expenses</b>				<b>\$283.19</b>
<b>TOTAL AMOUNT DUE</b>				<b>\$3,937.19</b>





Corporate Trust Services  
EP-MN-WN3L  
60 Livingston Ave.  
St. Paul, MN 55107

"Copy of Previously Printed Invoice" Number:  
Account Number:  
Invoice Date:  
Direct Inquiries To:  
Phone:

6405749  
256230000  
01/25/2022  
STACEY JOHNSON  
407-835-3805

CYPRESS PRESERVE COMMUNITY  
DEVELOPMENT DISTRICT  
ATTN DISTRICT MANAGER  
2005 PAN AM CIRCLE STE 300  
TAMPA FL 33607

CYPRESS PRESERVE COMMUNITY DEVELOPMENT DISTRICT SPECIAL ASSESSMENT REVENUE  
BOND, SERIES 2019 ASSESSMENT AREA NO 2

The following is a statement of transactions pertaining to your account. For further information, please review the attached.

#### STATEMENT SUMMARY

**PLEASE REMIT BOTTOM COUPON PORTION OF THIS PAGE WITH CHECK PAYMENT OF INVOICE.**

TOTAL AMOUNT DUE

\$4,040.63

All invoices are due upon receipt.

Please detach at perforation and return bottom portion of the statement with your check, payable to U.S. Bank.

CYPRESS PRESERVE COMMUNITY DEVELOPMENT  
DISTRICT SPECIAL ASSESSMENT REVENUE BOND,  
SERIES 2019 ASSESSMENT AREA NO 2

Invoice Number: 6405749  
Account Number: 256230000  
Current Due: \$4,040.63

Direct Inquiries To: STACEY JOHNSON  
Phone: 407-835-3805

#### Wire Instructions:

U.S. Bank  
ABA # 091000022  
Acct # 1-801-5013-5135  
Trust Acct # 256230000  
Invoice # 6405749  
Attn: Fee Dept St. Paul

#### Please mail payments to:

U.S. Bank  
CM-9690  
PO BOX 70870  
St. Paul, MN 55170-9690





Corporate Trust Services  
EP-MN-WN3L  
60 Livingston Ave.  
"Copy of Previously Printed Invoice"

Invoice Number: 6405749  
Invoice Date: 01/25/2022  
Account Number: 256230000  
Direct Inquiries To: STACEY JOHNSON  
Phone: 407-835-3805

CYPRESS PRESERVE COMMUNITY DEVELOPMENT  
DISTRICT SPECIAL ASSESSMENT REVENUE BOND,  
SERIES 2019 ASSESSMENT AREA NO 2

Accounts Included 256230000 256230001 256230002 256230003 256230004 256230005  
In This Relationship:

CURRENT CHARGES SUMMARIZED FOR ENTIRE RELATIONSHIP				
Detail of Current Charges	Volume	Rate	Portion of Year	Total Fees
04200 Trustee	1.00	3,750.00	100.00%	\$3,750.00
<b>Subtotal Administration Fees - In Advance 01/01/2022 - 12/31/2022</b>				<b>\$3,750.00</b>
Incidental Expenses	3,750.00	0.0775		\$290.63
<b>Subtotal Incidental Expenses</b>				<b>\$290.63</b>
<b>TOTAL AMOUNT DUE</b>				<b>\$4,040.63</b>





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

ACCOUNT NO.  
INVOICE NO.  
STATEMENT DATE  
DUE DATE

6425-103179  
8043527W425  
04/20/22  
Upon Receipt

CYPRESS PRESERVE AMENITY CENTER  
SUITE 300  
2005 PAN AM CIRCLE  
TAMPA FL 33607-0000

FOR ASSISTANCE  
Customer Service  
Fax  
One Time Payments

(727) 847-9100  
(727) 841-8539  
(855) 569-2719

## INVOICE STATEMENT

Date	Description	Amount
	<b>Service Location</b> <b>Acct #103179-0001</b>	<b>CYPRESS PRESERVE AMENITY CENTER</b> <b>18728 MOSSY TIMBER BLVD LAND O L</b>
04/20/22	BASIC SERVICE CHARGE 5/1/2022-5/31/2022 1.00 4.00YD	\$ 57.20
04/20/22	BASIC CONTAINER CHARGE 5/1/2022-5/31/2022 1.00 4.00YD	\$ 4.00
	<b>Invoice Total</b>	<b>\$ 61.20</b>
	<b>Account Balance</b>	<b>\$ 61.20</b>

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

Given the ongoing challenges resulting from the COVID-19 pandemic and widespread related staffing issues, many of our suppliers are experiencing supply shortages, delays in production, delays in service and delays in delivery. To ensure your timely receipt of bills, consider enrolling on our website, <https://wcicustomer.com> to view and pay your invoices. You can continue to get paper bills or you can also choose to go paperless (receive an email that a new bill is available to view). You can also choose to set up recurring payments so you don't have to worry about paying your bills on time.

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



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

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

6425-103179  
8043527W425  
04/20/22  
Upon Receipt  
\$81.20

AB 01 001050 54834 H 6 A



CYPRESS PRESERVE AMENITY CENTER  
SUITE 300  
2005 PAN AM CIRCLE  
TAMPA FL 33607-6008

WRITE IN  
AMOUNT  
PAID

\$

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

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



Received  
APR 26 2022

6425 00000000000000000000X1031797 0000000612000000000000006043527 5<sup>183</sup>





## INVOICE

INVOICE #	INVOICE DATE
TM 341592	3/25/2022
TERMS	PO NUMBER
Net 30	

**Bill To:**

Cypress Preserve CDD  
c/o Meritus  
2005 Pan Am Circle  
Suite 300  
Tampa, FL 33607

**Remit To:**

Yellowstone Landscape  
PO Box 101017  
Atlanta, GA 30392-1017

**Property Name:** Cypress Preserve CDD

**Invoice Due Date:** April 24, 2022

**Invoice Amount:** \$111.94

Description	Current Amount
-------------	----------------

Irrigation Enhancement - March Irrigation Repairs

March Irrigation Repairs, Including:

- 4" Rotor Replacement in Zone 12
  - 4" Rotor Replacement in Zone 19
- Irrigation Repairs

\$111.94

**Invoice Total**

**\$111.94**

IN COMMERCIAL LANDSCAPING

**Should you have any questions or inquiries please call (386) 437-6211.**



## Cypress Preserve Community Development District Summary of Operations and Maintenance Invoices

Vendor	Invoice/Account Number	Amount	Vendor Total	Comments/Description
<b>Monthly Contract</b>				
Don Harrison Enterprises	2896	\$ 250.00		Routine Maintenance 5.13.2022
Inframark	276800	4,792.67		District Management - 4.29.2022
Suncoast Pool Service	8241	1,050.00		Pool Services - 5.2.2022.
Yellowstone	366546	21,533.75		Landscape Maintenance - 4.30.2022
<b>Monthly Contract Sub-Total</b>		<b>\$ 27,626.42</b>		

<b>Variable Contract</b>				
<b>Variable Contract Sub-Total</b>		<b>\$ 0.00</b>		

<b>Utilities</b>				
Pasco County Utilities	16546824	\$ 353.64		Utility Services Thru 4.19.2022
Pasco County Utilities	16546825	123.20		Utility Services Thru 4.19.2022
Pasco County Utilities	16546979	193.20		Utility Services thru 4.19.2022
Pasco County Utilities	16548176	456.40		Utility Services - 4.19.2022
Pasco County Utilities	16548177	222.60	<b>\$ 1,349.04</b>	Utility Services Thru 4.19.2022
Withlacoochee River Electric	2039647 050522	35.53		Electricity Services Thru 5.02.2022
Withlacoochee River Electric	2039650 050522	39.67		Electric Services Thru 5.02.2022
Withlacoochee River Electric	2044854 050522	1,390.09		Electric Services Thru 5.02.2022
Withlacoochee River Electric	2144006 050522	38.99		Electric Services Thru 5.02.2022
Withlacoochee River Electric	2144012 050522	39.09	<b>\$ 1,543.37</b>	Electric Services Thru 5.02.2022
<b>Utilities Sub-Total</b>		<b>\$ 2,892.41</b>		

<b>Regular Services</b>				
American Ecosystems, Inc	20220712	\$ 1,890.00		Water Management - 5.1.2022
Florida Department of Health	51 60 1827116 050122	280.00		Swimming Pool Safety - 5.19.2022
Kathleen Swanson	KS 051822	240.00		Reimbursement for Purchase of Flags - 5.18.2022



## Cypress Preserve Community Development District Summary of Operations and Maintenance Invoices

Vendor	Invoice/Account Number	Amount	Vendor Total	Comments/Description
Mike Wells, Pasco County Property Appraiser	MW 042922	150.00		Property Appraiser - 4.29.2022
Neptune Multi Services LLC	53144	650.00		Trash Pick up - 5.01.2022
Southern Automated Access Services Inc.	11061	105.00		Gate Maintenance - 4.26.2022x
Spearem Enterprises	5288	2,100.00		Cleaning Services - 05.05.2022.
Spearem Enterprises	5290	95.00		Cleaning Services - 05.05.2022.
Spearem Enterprises	5298	80.00		Cleaning Services - 5.09.2022.
Spearem Enterprises	5299	870.00		Cleaning Service Thru 05.09.2022.
Spearem Enterprises	5320	760.00		Cleaning Services - 5.21.2022.
Spearem Enterprises	5321	1,650.00		Cleaning Services - 05.21.2022.
Spearem Enterprises	5323	95.00		Cleaning Service - 5.21.2022.
Spearem Enterprises	5324	95.00	<b>\$ 5,745.00</b>	Cleaning Service - 5.21.2022
Spearem Enterprises.	5294	250.00		Cleaning Service - 05.09.2022.
Spectrum	084742901050222	157.98		Internet Service thru 5.31.2022
Straley Robin Vericker	21454	153.00		Professional Service Thru 4.15.2022.
Yellowstone	367009	123.54		Irrigation Maintenance 5.9.2022
<b>Regular Services Sub-Total</b>		<b>\$ 9,744.52</b>		
<b>Additional Services</b>				
<b>Additional Services Sub-Total</b>		<b>\$ 0.00</b>		
<b>TOTAL:</b>		<b>\$ 40,263.35</b>		

Approved (with any necessary revisions noted):



## Cypress Preserve Community Development District Summary of Operations and Maintenance Invoices

Vendor	Invoice/Account Number	Amount	Vendor Total	Comments/Description
--------	---------------------------	--------	-----------------	----------------------

Signature

Printed Name

**Title (check one):**

☐ Chairman ☐ Vice Chairman ☐ Assistant Secretary



[illegible]



## Meritus Districts

A Division of Inframark, LLC

# INVOICE

2005 Pan Am Circle  
Suite 300  
Tampa, FL 33607

**INVOICE#**

#76800

**DATE**

4/29/2022

**BILL TO**

Cypress Preserve CDD  
2005 Pan Am Circle  
Suite 700  
Tampa FL 33607  
United States

**CUSTOMER ID**

C2297

**NET TERMS**

Net 30

**PO#****DUE DATE**

5/29/2022

Services provided for the Month of: April 2022

DESCRIPTION	QTY	UOM	RATE	AMOUNT
Copies - B/W Copies- April	20	Ea	0.15	3.00
Copies - Color Copies- April	7	Ea	0.50	3.50
Assessment Methodology - Assessment Methodology	1	Ea	12.50	12.50
Postage - Postage- April	50	Ea	0.64	32.00
Website Maintenance - Website Maintenance / Admin	1	Ea	125.00	125.00
Accounting Services - Accounting Services	1	Ea	375.00	375.00
Dissemination Services - Dissemination Services	1	Ea	700.00	700.00
District Management Services - District Management	1	Ea	3,541.67	3,541.67
<b>Subtotal</b>				4,792.67

**Subtotal**

\$4,792.67

**Tax**

\$0.00

**Total Due**

\$4,792.67

Remit To : Inframark LLC, PO BOX 733778, Dallas, Texas, 75373-3778

Please include CUSTOMER ID and the invoice number on the check stub of your payment.

Phone: 813-397-5122 | Fax: 813-873-7070



Suncoast Pool Service

P.O. Box 224  
Elfers, FL 34680

# Invoice

Date	Invoice #
5/2/2022	8241

Bill To
Cypress Preserve 2005 Pan Am Circle Suite 300 Tampa, Fl. 33607

P.O. No.	Terms	Project
May 2022	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.  <i>JSK 4/6/18</i> <i>5-72</i>	1,050.00	1,050.00
Thank you for your business.		<b>Total</b>	<b>\$1,050.00</b>

Phone #
(727) 271-1395





## INVOICE

INVOICE #	INVOICE DATE
TM 366546	4/30/2022
TERMS	PO NUMBER
Net 30	

**Bill To:**

Cypress Preserve CDD  
c/o Meritus  
2005 Pan Am Circle  
Suite 300  
Tampa, FL 33607

**Remit To:**

Yellowstone Landscape  
PO Box 101017  
Atlanta, GA 30392-1017

**Property Name:** Cypress Preserve CDD

**Invoice Due Date:** May 30, 2022

**Invoice Amount:** \$21,533.75

Description	Current Amount
Monthly Landscape Maintenance April 2022	\$21,533.75

*4/16/22*  
*5/3/22*  
*✓*  
**Invoice Total** **\$21,533.75**

Excellence  
IN COMMERCIAL LANDSCAPING

**Should you have any questions or inquiries please call (386) 437-6211.**

Yellowstone Landscape | Post Office Box 849 | Bunnell FL 32110 | Tel 386.437.6211 | Fax 386.437.1286





UTILITIES SERVICES BRANCH  
CUSTOMER INFORMATION &  
SERVICE DEPT.  
P.O. BOX 2139  
NEW PORT RICHEY, FL 34656-2139

LAND O' LAKES  
NEW PORT RICHEY  
DADE CITY

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

[utilcustserv@pascocountyfl.net](mailto:utilcustserv@pascocountyfl.net)  
Pay By Phone: 1-855-786-5344



213 1 1  
22-70345

CYPRESS PRESERVE AMENITY CENTER

Service Address: **18728 MOSSY TIMBER BOULEVARD**

Bill Number: 16546824

Billing Date: 5/4/2022

Billing Period: 3/18/2022 to 4/19/2022

**New Water, Sewer, Reclaim rates, fees and charges took effect Oct. 1, 2021.**  
Please visit [bit.ly/pcurates](http://bit.ly/pcurates) for additional details.

Account #	Customer #
0986155	01366618
Please use the 15-digit number below when making a payment through your bank	
098615501366618	

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Water	14328617	3/18/2022	1046	4/19/2022	1073	32	27

Usage History

Water

April 2022	27
March 2022	26
February 2022	10
January 2022	11
December 2021	22
November 2021	14
October 2021	26
September 2021	34
August 2021	20
July 2021	19
June 2021	21
May 2021	22

Transactions

Previous Bill	344.19
Payment 04/20/22	-344.19 CR
<b>Balance Forward</b>	<b>0.00</b>
Current Transactions	
Water	
Water Base Charge	38.06
Water Tier 1	25.0 Thousand Gals X \$2.01 50.25
Water Tier 2	2.0 Thousand Gals X \$3.19 6.38
Sewer	
Sewer Base Charge	89.93
Sewer Charges	27.0 Thousand Gals X \$6.26 169.02
<b>Total Current Transactions</b>	<b>353.64</b>
<b>TOTAL BALANCE DUE</b>	<b>\$353.64</b>

Visit [bit.ly/UtilitiesNewsletter](http://bit.ly/UtilitiesNewsletter) to find answers to frequently asked questions about your Pasco County Utilities. New updates posted monthly including events, and conservation tips.



Please return this portion with payment

TO PAY ONLINE, VISIT [pascoeasypay.pascocountyfl.net](http://pascoeasypay.pascocountyfl.net)

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

CYPRESS PRESERVE AMENITY CENTER  
C/O MERITUS CORP.  
2005 PAN AM CIR STE 300  
TAMPA FL 33607

Received  
MAY 06 2022

Round Up Donation to Charity

Amount Enclosed

☐ Check this box to participate in Round-Up.

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

Account # 0986155  
Customer # 01366618  
Balance Forward 0.00  
Current Transactions 353.64

**Total Balance Due \$353.64**  
**Due Date 5/23/2022**

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

013666187098615501654682400000353643





UTILITIES SERVICES BRANCH  
CUSTOMER INFORMATION &  
SERVICE DEPT.  
P.O. BOX 2139  
NEW PORT RICHEY, FL 34656-2139

LAND O' LAKES  
NEW PORT RICHEY  
DADE CITY

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

utilcustserv@pascocountyfl.net  
Pay By Phone: 1-855-786-5344



214 1 1  
22-70345

# CYPRESS PRESERVE AMENITY CENTER

Service Address: **18728 MOSSY TIMBER RECLAIM BOULEVARD**

Bill Number: 16546825

Billing Date: 5/4/2022

Billing Period: 3/18/2022 to 4/19/2022

**New Water, Sewer, Reclaim rates, fees and charges took effect Oct. 1, 2021.**  
Please visit [bit.ly/pcurates](http://bit.ly/pcurates) for additional details.

Account #	Customer #
0986160	01366618
Please use the 15-digit number below when making a payment through your bank	
098616001366618	

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	12441247	3/18/2022	7522	4/19/2022	7698	32	176

## Usage History

### Water

April 2022	176
March 2022	120
February 2022	54
January 2022	239
December 2021	264
November 2021	222
October 2021	243
September 2021	264
August 2021	192
July 2021	201
June 2021	185
May 2021	214

## Transactions

Previous Bill	84.00
Payment 04/20/22	-84.00 CR
<b>Balance Forward</b>	0.00
Current Transactions	
Reclaimed	
Reclaimed	176 Thousand Gals X \$0.70 123.20
<b>Total Current Transactions</b>	123.20
<b>TOTAL BALANCE DUE</b>	<b>\$123.20</b>

Visit [bit.ly/UtilitiesNewsletter](http://bit.ly/UtilitiesNewsletter) to find answers to frequently asked questions about your Pasco County Utilities. New updates posted monthly including events, and conservation tips.

Received  
MAY 06 2022



Please return this portion with payment

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

CYPRESS PRESERVE AMENITY CENTER  
C/O MERITUS CORP.  
2005 PAN AM CIR STE 300  
TAMPA FL 33607

Account # 0986160  
Customer # 01366618  
Balance Forward 0.00  
Current Transactions 123.20

**Total Balance Due \$123.20**  
**Due Date 5/23/2022**

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

Round Up Donation to Charity ☐  
Amount Enclosed ☐

☐ Check this box to participate in Round-Up.

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

013666187098616041654682570000123208





UTILITIES SERVICES BRANCH  
CUSTOMER INFORMATION &  
SERVICE DEPT.  
P.O. BOX 2139  
NEW PORT RICHEY, FL 34656-2139

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

[utilcustserv@pascocountyfl.net](mailto:utilcustserv@pascocountyfl.net)  
Pay By Phone: 1-855-786-5344



215 1 1  
22-70345

CYPRESS PRESERVE CDD

Service Address: **18620 MOSSY TIMBER RECLAIM BOULEVARD**

Bill Number: 16546979

Billing Date: 5/4/2022

Billing Period: 3/18/2022 to 4/19/2022

**New Water, Sewer, Reclaim rates, fees and charges took effect Oct. 1, 2021.**  
Please visit [bit.ly/pcurates](http://bit.ly/pcurates) for additional details.

Account #	Customer #
0993870	01372506
Please use the 15-digit number below when making a payment through your bank	
099387001372506	

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	18035595	3/18/2022	17656	4/19/2022	17932	32	276

Usage History  
Water

April 2022	276
March 2022	243
February 2022	236
January 2022	278
December 2021	271
November 2021	262
October 2021	291
September 2021	277
August 2021	289
July 2021	266
June 2021	247
May 2021	250

Transactions

Previous Bill	170.10
Payment 04/20/22	-170.10 CR
<b>Balance Forward</b>	0.00
Current Transactions	
Reclaimed	
Reclaimed	276 Thousand Gals X \$0.70
<b>Total Current Transactions</b>	193.20
<b>TOTAL BALANCE DUE</b>	<b>\$193.20</b>

Visit [bit.ly/UtilitiesNewsletter](http://bit.ly/UtilitiesNewsletter) to find answers to frequently asked questions about your Pasco County Utilities. New updates posted monthly including events, and conservation tips.



Please return this portion with payment

TO PAY ONLINE, VISIT [pascoeasypay.pascocountyfl.net](http://pascoeasypay.pascocountyfl.net)

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

CYPRESS PRESERVE CDD  
2005 PAN AM CIR SUITE 300  
TAMPA FL 33607

Received  
MAY 06 2022

Account # 0993870  
Customer # 01372506  
Balance Forward 0.00  
Current Transactions 193.20

**Total Balance Due \$193.20**  
**Due Date 5/23/2022**

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

Round Up Donation to Charity .  
Amount Enclosed .

☐ Check this box to participate in Round-Up.

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

013725066099387021654697990000193201





UTILITIES SERVICES BRANCH  
CUSTOMER INFORMATION &  
SERVICE DEPT.  
P.O. BOX 2139  
NEW PORT RICHEY, FL 34656-2139

LAND O' LAKES  
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(813) 235-6012  
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Pay By Phone: 1-855-786-5344



216 1 1  
22-70345

CYPRESS PRESERVE CDD

Service Address: **18144 GRAND LIVE OAK BOULEVARD**

Bill Number: 16548176

Billing Date: 5/4/2022

Billing Period: 3/18/2022 to 4/19/2022

**New Water, Sewer, Reclaim rates, fees and charges took effect Oct. 1, 2021.**  
Please visit [bit.ly/pcurates](http://bit.ly/pcurates) for additional details.

Account #	Customer #
1096165	01413628
Please use the 15-digit number below when making a payment through your bank	
109616501413628	

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	201161997	3/18/2022	7040	4/19/2022	7692	32	652

Usage History

Water

April 2022	652
March 2022	583
February 2022	432
January 2022	277
December 2021	497
November 2021	486
October 2021	345
September 2021	468
August 2021	519
July 2021	687
June 2021	776
May 2021	456

Transactions

Previous Bill	408.10
Payment 04/20/22	-408.10 CR
<b>Balance Forward</b>	0.00
Current Transactions	
Reclaimed	
Reclaimed	652 Thousand Gals X \$0.70 456.40
<b>Total Current Transactions</b>	456.40
<b>TOTAL BALANCE DUE</b>	<b>\$456.40</b>

Visit [bit.ly/UtilitiesNewsletter](http://bit.ly/UtilitiesNewsletter) to find answers to frequently asked questions about your Pasco County Utilities. New updates posted monthly including events, and conservation tips.



Please return this portion with payment

TO PAY ONLINE, VISIT [pascoeasypay.pascocountyfl.net](http://pascoeasypay.pascocountyfl.net)

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

CYPRESS PRESERVE CDD  
2005 PAN AM CIR SUITE 300  
TAMPA FL 33607

Received  
MAY 04 2022

Account #	1096165
Customer #	01413628
Balance Forward	0.00
Current Transactions	456.40

**Total Balance Due \$456.40**  
**Due Date 5/23/2022**

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

Round Up Donation to Charity	
Amount Enclosed	

☐ Check this box to participate in Round-Up.

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

014136283109616581654817600000456409





UTILITIES SERVICES BRANCH  
CUSTOMER INFORMATION &  
SERVICE DEPT.  
P.O. BOX 2139  
NEW PORT RICHEY, FL 34656-2139

LAND O' LAKES (813) 235-6012  
NEW PORT RICHEY (727) 847-8131  
DADE CITY (352) 521-4285  
[utilcustserv@pascocountyfl.net](mailto:utilcustserv@pascocountyfl.net)  
Pay By Phone: 1-855-786-5344



217 1 1  
22-70345

CYPRESS PRESERVE CDD

Service Address: **18325 GRAND LIVE OAK BOULEVARD**

Bill Number: 16548177

Billing Date: 5/4/2022

Billing Period: 3/18/2022 to 4/19/2022

**New Water, Sewer, Reclaim rates, fees and charges took effect Oct. 1, 2021.**  
Please visit [bit.ly/pcurates](http://bit.ly/pcurates) for additional details.

Account #	Customer #
1096180	01413628
Please use the 15-digit number below when making a payment through your bank	
109618001413628	

Service	Meter #	Previous		Current		# of Days	Consumption In thousands
		Date	Read	Date	Read		
Reclaim	201161995	3/18/2022	5868	4/19/2022	6186	32	318

Usage History  
Water

April 2022	318
March 2022	286
February 2022	236
January 2022	247
December 2021	397
November 2021	405
October 2021	494
September 2021	454
August 2021	452
July 2021	586
June 2021	646
May 2021	365

Transactions

Previous Bill	200.20
Payment 04/20/22	-200.20 CR
<b>Balance Forward</b>	0.00
Current Transactions	
Reclaimed	
Reclaimed	318 Thousand Gals X \$0.70 222.60
<b>Total Current Transactions</b>	222.60
<b>TOTAL BALANCE DUE</b>	<b>\$222.60</b>

Visit [bit.ly/UtilitiesNewsletter](http://bit.ly/UtilitiesNewsletter) to find answers to frequently asked questions about your Pasco County Utilities. New updates posted monthly including events, and conservation tips.



Please return this portion with payment

TO PAY ONLINE, VISIT [pascoeasypay.pascocountyfl.net](http://pascoeasypay.pascocountyfl.net)

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

CYPRESS PRESERVE CDD  
2005 PAN AM CIR SUITE 300  
TAMPA FL 33607

Received  
MAY 06 2022

Account # 1096180  
Customer # 01413628

Balance Forward 0.00  
Current Transactions 222.60

**Total Balance Due \$222.60**  
**Due Date 5/23/2022**

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

Round Up Donation to Charity   
Amount Enclosed

☐ Check this box to participate in Round-Up.

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

014136283109618011654817770000222600



**WITHLACOOCHEE RIVER ELECTRIC  
COOPERATIVE, INC.**

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

Account Number **2039647** Cycle **03**  
Meter Number **81918949**  
Customer Number **20026869**  
Customer Name **CYPRESS PRESERVE CDD**

Bill Date **05/05/2022**  
Amount Due **35.53**  
Current Charges Due **05/25/2022**

District Office Serving You  
Bayonet Point

See Reverse Side For More Information

Service Address **18620 MOSSY TIMBER BLVD**  
Service Description **IRRIGATION**  
Service Classification **General Service Non-Demand**

**ELECTRIC SERVICE**

From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
04/01	205	05/02	210				5

**Comparative Usage Information**

Period	Days	Average kWh Per Day
May 2022	31	0
Apr 2022	31	0
May 2021	32	0

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



2 0 0 2 6 8 6 9

You have 24-hour access to manage your account on-line through Smarthub at [www.wrec.net](http://www.wrec.net). If you would like to make a payment using your credit card, please call 844-209-7166. This number is WREC's Secure Pay-By-Phone system.

**\*\*\* ATTENTION \*\*\***

The 2021 Capital Credits assigned amount for this account is \$30.80. These credits are not refundable at this time nor can they be applied toward the balance owed.

Capital Credits will be refunded as approved by the Cooperative's Board of Trustees and in compliance of our mortgage agreement with the United States Government.

Previous Balance **35.51**  
Payment **35.51CR**  
Balance Forward **0.00**

Customer Charge **34.16**  
Energy Charge 5 KWH @ 0.05017 **0.25**  
Fuel Adjustment 5 KWH @ 0.04600 **0.23**  
FL Gross Receipts Tax **0.89**

Total Current Charges **35.53**  
Total Due **35.53** Please Pay

Received  
MAY 09 2022

**WITHLACOOCHEE RIVER ELECTRIC  
COOPERATIVE, INC.**

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

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

See Reverse Side For Mailing Instructions

Bill Date: **05/05/2022**

Use above space for address change ONLY.

District: BP03



32  
9 - 9857

**2039647** **BP03**  
CYPRESS PRESERVE CDD  
2005 PAN AM CIR STE 300  
TAMPA FL 33607-6008



Make check payable to W.R.E.C. MUST BE IN BLACK OR BLUE INK.

Current Charges Due Date	<b>05/25/2022</b>
<b>TOTAL CHARGES DUE</b>	<b>35.53</b>
Total Charges Due After Due Date	<b>40.53</b>

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**WITHLACOOCHIE RIVER ELECTRIC  
COOPERATIVE, INC.**

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

Account Number **2039650** Cycle **03**  
Meter Number **81918948**  
Customer Number **20026869**  
Customer Name **CYPRESS PRESERVE CDD**

Bill Date **05/05/2022**  
Amount Due **39.67**  
Current Charges Due **05/25/2022**

District Office Serving You  
Bayonet Point

See Reverse Side For More Information

Service Address **18931 MOSSY TIMBER BLVD**  
Service Description **SIGN**  
Service Classification **General Service Non-Demand**

**Comparative Usage Information**

Period	Days	Average kWh Per Day
May 2022	31	2
Apr 2022	31	2
May 2021	32	2

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



2 0 0 2 6 8 6 9

You have 24-hour access to manage your account on-line through Smarthub at [www.wrec.net](http://www.wrec.net). If you would like to make a payment using your credit card, please call 844-209-7166. This number is WREC's Secure Pay-By-Phone system.

**\*\*\* ATTENTION \*\*\***

The 2021 Capital Credits assigned amount for this account is \$34.04. These credits are not refundable at this time nor can they be applied toward the balance owed.

Capital Credits will be refunded as approved by the Cooperative's Board of Trustees and in compliance of our mortgage agreement with the United States Government.

ELECTRIC SERVICE							
From Date	Reading	To Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
04/01	2475	05/02	2522				47

Previous Balance **39.86**  
Payment **39.86CR**  
Balance Forward **0.00**

Customer Charge **34.16**  
Energy Charge 47 KWH @ 0.05017 **2.36**  
Fuel Adjustment 47 KWH @ 0.04600 **2.16**  
FL Gross Receipts Tax **0.99**

Total Current Charges **39.67**  
Total Due **39.67** Please Pay

**WITHLACOOCHIE RIVER ELECTRIC  
COOPERATIVE, INC.**

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

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

See Reverse Side For Mailing Instructions

Bill Date: **05/05/2022**

District: BP03

Use above space for address change ONLY.

**2039650** **BP03**  
CYPRESS PRESERVE CDD  
2005 PAN AM CIR STE 300  
TAMPA FL 33607-6008

Make check payable to W.R.E.C. MUST BE IN BLACK OR BLUE INK.

Current Charges Due Date	<b>05/25/2022</b>
<b>TOTAL CHARGES DUE</b>	<b>39.67</b>
Total Charges Due After Due Date	<b>44.67</b>

0002039650000003967000000446705



**WITHLACOOCHIE RIVER ELECTRIC  
COOPERATIVE, INC.**

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

Account Number **2044854** Cycle **03**  
Meter Number **84508721**  
Customer Number **20026869**  
Customer Name **CYPRESS PRESERVE CDD**

Bill Date **05/05/2022**  
Amount Due **1,390.09**  
Current Charges Due **05/25/2022**

District Office Serving You  
Bayonet Point

Service Address **18728 MOSSY TIMBER BLVD**  
Service Description **AMENITY CENTER**  
Service Classification **General Service Non-Demand**

See Reverse Side For More Information

**ELECTRIC SERVICE**

From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
04/01	72914	05/02	84663		19.42	19	11749

Comparative Usage Information  
Average kWh

Period	Days	Per Day
May 2022	31	379
Apr 2022	31	384
May 2021	32	411

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



You have 24-hour access to manage your account on-line through Smarthub at [www.wrec.net](http://www.wrec.net). If you would like to make a payment using your credit card, please call 844-209-7166. This number is WREC's Secure Pay-By-Phone system.

**\*\*\* ATTENTION \*\*\***

The 2021 Capital Credits assigned amount for this account is \$1,070.64. These credits are not refundable at this time nor can they be applied toward the balance owed.

Capital Credits will be refunded as approved by the Cooperative's Board of Trustees and in compliance of our mortgage agreement with the United States Government.

Previous Balance **1,357.06**  
Payment **1,357.06CR**  
Balance Forward **0.00**

Customer Charge **34.16**  
Energy Charge 11,749 KWH @ 0.05017 **589.45**  
Fuel Adjustment 11,749 KWH @ 0.04600 **540.45**  
Light Energy Charge **1.68**  
Light Support Charge **2.94**  
Light Maintenance Charge **55.68**  
Light Fixture Charge **68.70**  
Light Fuel Adj 150 KWH @ 0.04600 **6.90**  
Poles (QTY 6) **60.00**  
FL Gross Receipts Tax **30.13**

Total Current Charges **1,390.09**  
Total Due **Please Pay 1,390.09**

Lights/Poles Type/Qty Type/Qty  
212 6 960 6

**WITHLACOOCHIE RIVER ELECTRIC  
COOPERATIVE, INC.**

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

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

See Reverse Side For Mailing Instructions

Bill Date: **05/05/2022**

District: BP03

Use above space for address change ONLY.

2044854 BP03  
CYPRESS PRESERVE CDD  
2005 PAN AM CIR STE 300  
TAMPA FL 33607-6008

Make check payable to W.R.E.C. MUST BE IN BLACK OR BLUE INK.

Current Charges Due Date **05/25/2022**  
**TOTAL CHARGES DUE 1,390.09**  
Total Charges Due After Due Date **1,410.94**

000204485400013900900014109400



**WITHLACOCHEE RIVER ELECTRIC  
COOPERATIVE, INC.**

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

Account Number **2144006** Cycle **03**  
Meter Number **83430025**  
Customer Number **20026869**  
Customer Name **CYPRESS PRESERVE CDD**

Bill Date **05/05/2022**  
Amount Due **38.99**  
Current Charges Due **05/25/2022**

District Office Serving You  
Bayonet Point

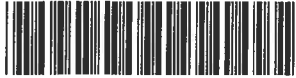
See Reverse Side For More Information

Service Address 18138 GRAND LIVE OAK BLVD  
Service Description IRRIGATION  
Service Classification General Service Non-Demand

**Comparative Usage Information**  
Average kWh

Period	Days	Per Day
May 2022	31	0
Apr 2022	31	0
May 2021	32	0

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



2 0 0 2 6 8 6 9

You have 24-hour access to manage your account on-line through Smarthub at [www.wrec.net](http://www.wrec.net). If you would like to make a payment using your credit card, please call 844-209-7166. This number is WREC's Secure Pay-By-Phone system.

**\*\*\* ATTENTION \*\*\***

The 2021 Capital Credits assigned amount for this account is \$26.51. These credits are not refundable at this time nor can they be applied toward the balance owed.

Capital Credits will be refunded as approved by the Cooperative's Board of Trustees and in compliance of our mortgage agreement with the United States Government.

ELECTRIC SERVICE							
From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
04/01	217	05/02	228				11

Previous Balance 38.94  
Payment 38.94CR  
Balance Forward 0.00

Customer Charge 34.16  
Energy Charge 11 KWH @ 0.05017 0.55  
Fuel Adjustment 11 KWH @ 0.04600 0.51  
FL Gross Receipts Tax 0.90  
State Tax 2.51  
Pasco County Tax 0.36

Total Current Charges 38.99  
Total Due Please Pay 38.99

**WITHLACOCHEE RIVER ELECTRIC  
COOPERATIVE, INC.**

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

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

See Reverse Side For Mailing Instructions

Bill Date: 05/05/2022

District: BP03

Use above space for address change ONLY.

2144006  
CYPRESS PRESERVE CDD  
2005 PAN AM CIR STE 300  
TAMPA FL 33607-6008

BP03

Make check payable to W.R.E.C. MUST BE IN BLACK OR BLUE INK.

Current Charges Due Date	05/25/2022
<b>TOTAL CHARGES DUE</b>	<b>38.99</b>
Total Charges Due After Due Date	43.99

000214400600000389900000439905



**WITHLACOOCHEE RIVER ELECTRIC  
COOPERATIVE, INC.**

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

Account Number **2144012** Cycle **03**  
Meter Number **336835186**  
Customer Number **20026869**  
Customer Name **CYPRESS PRESERVE CDD**

Bill Date **05/05/2022**  
Amount Due **39.09**  
Current Charges Due **05/25/2022**

District Office Serving You  
Bayonet Point

Service Address **18293 GRAND LIVE OAK BLVD**  
Service Description **IRRIGATION**  
Service Classification **General Service Non-Demand**

See Reverse Side For More Information

**ELECTRIC SERVICE**

From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
04/01	170	05/02	182				12

**Comparative Usage Information**

Period	Days	Average kWh Per Day
May 2022	31	0
Apr 2022	31	0
May 2021	32	0

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



2 0 0 2 6 8 6 9

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**\*\*\* ATTENTION \*\*\***

The 2021 Capital Credits assigned amount for this account is \$26.08. These credits are not refundable at this time nor can they be applied toward the balance owed.

Capital Credits will be refunded as approved by the Cooperative's Board of Trustees and in compliance of our mortgage agreement with the United States Government.

**Previous Balance** 39.15  
**Payment** 39.15CR  
**Balance Forward** 0.00

**Customer Charge** 34.16  
**Energy Charge 12 KWH @ 0.05017** 0.60  
**Fuel Adjustment 12 KWH @ 0.04600** 0.55  
**FL Gross Receipts Tax** 0.90  
**State Tax** 2.52  
**Pasco County Tax** 0.36

**Total Current Charges** 39.09  
**Total Due** 39.09

**Please Pay** 39.09

**WITHLACOOCHEE RIVER ELECTRIC  
COOPERATIVE, INC.**

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

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

See Reverse Side For Mailing Instructions

**Bill Date: 05/05/2022**

Use above space for address change ONLY.

District: BP03

**2144012**  
CYPRESS PRESERVE CDD  
2005 PAN AM CIR STE 300  
TAMPA FL 33607-6008

**BP03**

Make check payable to W.R.E.C. MUST BE IN BLACK OR BLUE INK.

Current Charges Due Date	<b>05/25/2022</b>
<b>TOTAL CHARGES DUE</b>	<b>39.09</b>
Total Charges Due After Due Date	<b>44.09</b>

000214401200000390900000440901



AMERICAN ECOSYSTEMS, INC

P.O. BOX 40517  
ST. PETERSBURG, 33743

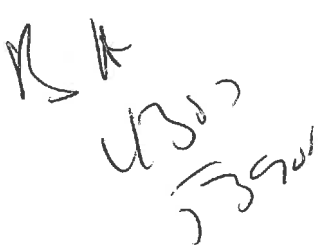
# Invoice

DATE	INVOICE #
5/1/2022	20220712

Phone #	Fax #
727-545-4404	727-545-0770

<b>BILL TO</b>
Cypress Preserve CDD c/o: Meritus Corp 2045 Pan Am Circle, Suite 120 Tampa, FL 33607

P.O. NO.	TERMS	PROJECT
	Due on receipt	

DESCRIPTION	QTY	RATE	AMOUNT
WATER MANAGEMENT TREATMENT FOR THE CURRENT MONTH - SEE DATE LISTED ABOVE Double Treatment  	1	1,890.00	1,890.00
AUTOPAY IS AVAILABLE Please call (727) 545-4404 to set up your account today!		<b>Total</b>	<b>\$1,890.00</b>





Florida Department of Health  
in Pasco County  
Notification of Fees Due



51-BID-5873348

Permit Number

**51-60-1827116**

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

**Notice:** This bill is due and payable in full upon receipt and must be received by the local office by the payment due date (06/30/2022).

Fee Amount: \$280.00

Previous Balance: \$0.00

**Total Amount Due: \$280.00**

Payment Due Date: 06/30/2022 or Upon Receipt

Mail To: Cypress Preserve Com. Dev.  
2005 Pan Am Circle, Suite 120  
Tampa, FL 33607

Please verify all information below at [www.myfloridaehpermit.com](http://www.myfloridaehpermit.com) and make changes as necessary.

**Account Information:**

Name: Cypress Preserve Zero Entry Pool  
Location: 18728 Mossy Timber Boulevard  
Land O Lakes, FL 34638

Pool Volume: 106,620 gallons  
Bathing Load: 126  
Flow Rate: 632

**Owner Information:**

Name: Cypress Preserve Com. Dev.  
Address: 2005 Pan Am Circle, Suite 120  
(Mailing) Tampa, FL 33607  
Home Phone: (813) 873-7300 Work Phone: ()

**Please go online to pay fee at:**  
**[www.MyFloridaEHPermit.com](http://www.MyFloridaEHPermit.com)**

Permit Number: **51-60-1827116** Bill ID: **51-BID-5873348**

Billing Questions call DOH-Pasco at: (727) 841-4425

If you do not pay online, make checks payable to and mail invoice WITH payment to:  
Florida Department of Health in Pasco County  
5640 Main Street  
New Port Richey, FL 34652

Signature

Date

[Please RETURN invoice with your payment]

Batch Billing ID:54906

PERMIT HOLDERS CAN NOW

**pay invoices online!**

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

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

**Pay this invoice online at [www.myfloridaehpermit.com](http://www.myfloridaehpermit.com)**

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





## DISTRICT CHECK REQUEST FORM

**Today's Date**      **May 18, 2022**      **K. Swanson-Reimb.**  
**District Name**      **Cypress Preserve CDD**      **KS051822**  
**Check Amount**      **\$240.00**  
**Payable:**      **Kathleen Swanson**  
**Mailing Address**      **10325 Heron Hideaway Loop**  
      **Land O' Lakes, FL 34638**

**Check Description**      **Reimburse for Purchase of Flags**

### Special Instructions

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

**Brian Howell**  
**Approved Signature**

DM	_____
Fund	_____
G/L	53900/6403
Object Cd	_____
CK #	_____
Date	_____





Store# 3921 (813) 345-3006  
 21525 Village Lakes  
 Shopping Center Drive  
 Land O Lakes FL 34639-5101

DESCRIPTION	QTY	PRICE	TOTAL
US FLAG 13.61X25.81N W POLE	1	1.25	1.25N
US FLAG 13.61X25.81N W POLE	1	1.25	1.25N
US FLAG 13.61X25.81N W POLE	1	1.25	1.25N
US FLAG 13.61X25.81N W POLE	1	1.25	1.25N
US FLAG 13.61X25.81N W POLE	1	1.25	1.25N
US FLAG 13.61X25.81N W POLE	1	1.25	1.25N
US FLAG 13.61X25.81N W POLE	1	1.25	1.25N
US FLAG 13.61X25.81N W POLE	1	1.25	1.25N
US FLAG 13.61X25.81N W POLE	1	1.25	1.25N
US FLAG 13.61X25.81N W POLE	1	1.25	1.25N
MINI GLASS SCREW BOTTLE	1	1.25	1.25T
PENCIL & BRUSH ORGANIZER	1	1.25	1.25T
SPR GLYE EPXY SRNGE 0.2/5.66	1	1.25	1.25T
MINI GLASS SCREW BOTTLE	1	1.25	1.25T
MINI GLASS SCREW BOTTLE	1	1.25	1.25T
STENCIL BRUSH STRAIGHT HANDLE	1	1.25	1.25T
SNYDERS MINT PRETZELS 10Z	1	1.25	1.25N
THIN SPAGHETTI 20Z	1	1.25	1.25N
ROUND MIRROR 6IN	1	1.25	1.25T
ROUND MIRROR 6IN	1	1.25	1.25T
ROUND MIRROR 6IN	1	1.25	1.25T
ROUND MIRROR 6IN	1	1.25	1.25T
CRAFT FLATTENER	1	1.25	1.25T
LARGE BLUE STICKS	1	1.25	1.25T
SPR GLYE EPXY SRNGE 0.2/5.66	1	1.25	1.25T
SPR GLYE EPXY SRNGE 0.2/5.66	1	1.25	1.25T

Sub Total \$32.50  
 GENERAL EXEM \$0.00  
 SALES TAX \$1.23  
 Total \$33.73  
 US DEBIT \$33.73  
 \*\*\*\*\*5368 Approved  
 Purchase Chip  
 Auth/Trace Number: 002408/043001  
 Chip Card AID: A0000000980840

NOW SHOP ON-LINE AT DOLLARTREE.COM

\*\*\*\*\*  
 \* We will gladly exchange any unopened item \*  
 \* with original receipt. We do not offer refunds. \*  
 \*\*\*\*\*  
 0053 03921 04 028 26279704 5/18/22 11:22  
 Sales Associate:Tara



Store# 3921 (813) 345-3006  
 21525 Village Lakes  
 Shopping Center Drive  
 Land O Lakes FL 34639-5101

DESCRIPTION	QTY	PRICE	TOTAL
US FLAG 13.61X25.81N W POLE	182	1.25	227.50N
Sub Total			\$227.50
GENERAL EXEM			\$0.00
Total			\$227.50
US DEBIT			\$227.50
*****5368			Approved
Purchase			Chip
Auth/Trace Number:			012849/019332
Chip Card AID:			A0000000980840

NOW SHOP ON-LINE AT DOLLARTREE.COM

\*\*\*\*\*  
 \* We will gladly exchange any unopened item \*  
 \* with original receipt. We do not offer refunds. \*  
 \*\*\*\*\*  
 9628 03921 01 012 21250735 5/18/22 12:28  
 Sales Associate: Amanda





# Mike Wells Property Appraiser

Proudly Serving Pasco County, Florida

51300/3106

Ms. Alexandra Wolfe  
Meritus Districts

April 29, 2022

Cypress Preserve  
\$150.00

Dear Ms. Wolfe:

Per the email sent on April 1, 2022, below are the changes to the non-Ad Valorem process for this year:

**DR408A Form (attached):** Our previous procedure included a "Preliminary" and "Final" version of this form created by our office. Each were submitted to our office by the TRIM and Final deadlines. Going forward, only the "Unmodified" DR408A form (attached) will be required before the final submission deadline.

**Taxing Authority and Meeting Time text:** This information was provided on the previous DR408A "Preliminary" certificate. Going forward, this information will be provided to us via email before the TRIM deadline.

**Increases in assessments from TRIM to Final:** Previously, our office would reject any increase. Going forward, our office will allow an increase. Each taxing authority is required to verify compliance with Florida Statutes regarding the non-Ad Valorem assessments.

Listed below is the Non-Ad Valorem Calendar for Cypress Preserve, Longleaf, Northwood, Suncoast, and Watergrass Community Development Districts.

**Hilltop Point was recently brought to my attention as a possible new Community Development District. Will you be using a uniform method of collection for this new district? If so, we require a copy of the signed board resolution before it can be approved and added to the tax roll as a late file.**

## Non-Ad Valorem Calendar

- Annual Fees Due (\$150 each district) \* June 1, 2022
- Preliminary Certification and Certificate deadline date July 22, 2022
- Final Certification and Certificate deadline date September 15, 2022

**Please note:** All CDD payments must be postmarked by **June 1<sup>st</sup>** in order to have the CDD information included on the TRIM Notice. Payments postmarked after June 1<sup>st</sup> will be returned and the CDD will **NOT** be included on the notice.

Please send all payments to PO Box 401, Dade City, FL 33526-0401.

**\*Note: This notification will serve as your invoice for payment.**

**\*\*Note: First-year \$750.00, thereafter \$150.00**

Enclosed for your use is the "Certificate to Non-Ad Valorem Assessment Roll" DR-408A form. All future correspondence will be sent via email rather than USPS mail.

If you have any questions, please contact Gayle Pavsek at extension 4493 or you may reach her at [gpavsek@pascopa.com](mailto:gpavsek@pascopa.com).

Respectfully,

Mike Wells  
Pasco County Property Appraiser  
352-521-4437  
[mwells@pascopa.com](mailto:mwells@pascopa.com)  
MW/gp

PLEASE MAIL ALL CORRESPONDENCE TO: PASCO COUNTY PROPERTY APPRAISER - PO BOX 401, DADE CITY, FLORIDA 33526-0401

WEST PASCO GOVERNMENT CENTER  
NEW PORT RICHEY  
TELEPHONE: 727-847-8151  
FAX: 727-847-8013

EAST PASCO GOVERNMENT CENTER  
14236 6TH STREET, SUITE 101  
DADE CITY, FL 33523-3408  
TELEPHONE: 352-521-4433  
FAX: 352-521-4411

CENTRAL PASCO PROFESSIONAL CENTER  
LAND O' LAKES  
TELEPHONE: 813-929-2780  
FAX: 813-929-2784





## Neptune Multi services LLC

11423 Crestlake Village Dr  
Riverview, FL, 33569  
Neptunemts@gmail.com  
<https://www.facebook.com/101624548259772/posts/228424315579794/?sfnsn=mo>  
813-778-9857

## Invoice

**Invoice No:** 0053144  
**Date:** 05/01/2022  
**Terms:** NET 0  
**Due Date:** 05/01/2022

**Bill To:** Cypress Preserve cdd Land o Lakes  
teresa.farlow@merituscorp.com

Description	Quantity	Rate	Amount
Trash pick up April 8,22 2022	10	\$65.00	\$650.00*

\*Indicates non-taxable item

Subtotal \$650.00  
Total \$650.00  
Paid \$0.00

**Balance Due \$650.00**

 Pay Now

 Invoice2go  
a Bill.com company







Southern Automated Access Services, Inc

P.O. Box 46535  
Tampa, FL 33646

# Invoice

Date	Invoice #
4/26/2022	11061

Bill To
CYPRESS PRESERVE

			Job Name	Terms
				Due on receipt
Quantity	Description	Rate	Serviced	Amount
1	Report that gates aren't locking. Confirmed upon arrival that gates were unlocked. Cycled power, system resumed normal operation. All performing properly at this time. Hourly Tech Charge Sales Tax	105.00 7.00%	4/25/2022	105.00 0.00

5720  
RA  
4904

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

**Total** \$105.00

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

**Payments/Credits** \$0.00

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

**Balance Due** \$105.00

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



**Spearem Enterprises, LLC**  
7842 Land O' Lakes Blvd. #335  
Land O' Lakes, FL 34638  
+1 8139979520  
spearem.jmb@gmail.com



## INVOICE

### BILL TO

Cypress Preserve  
Meritus  
2005 Pan Am Circle Ste  
300  
Tampa, FL 33607

INVOICE # 5288

DATE 05/05/2022

DUE DATE 05/20/2022

TERMS Net 15

DB 5390  
4605

ACTIVITY	QTY	RATE	AMOUNT
<b>Labor</b> Pressure Washed the following areas: Community Sidewalks. Cost includes Labor, Material and Machine Time.	1	2,100.00	2,100.00

It is anticipated that permits will not be required for the above work, and if required, the associated costs will be added to the price stated below. Any existing conditions that are not reasonably discoverable prior to the job start date, which in anyway interferes with the safe and satisfactory completion of this job, will be corrected by an additional work order and estimate for approval prior to resuming job. Spearem Enterprises, LLC is not responsible for any delays in performance of service that are due in full or in part to circumstances beyond our control. Spearem Enterprises, LLC is not responsible for damage, personal or property damage by others at the job site.  
Whether actual or consequential, or any claim arising out of or relating to "Acts of God".  
Job will Commence within 30 days of receiving signed, approved proposal-weather permitting.

**BALANCE DUE**

**\$2,100.00**



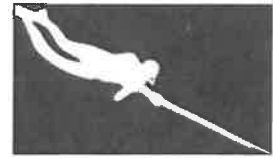
**Spearem Enterprises, LLC**

7842 Land O' Lakes Blvd. #335

Land O' Lakes, FL 34638

+1 8139979520

spearem.jmb@gmail.com

**INVOICE****BILL TO**

Cypress Preserve

Meritus

2005 Pan Am Circle Ste

300

Tampa, FL 33607

**INVOICE # 5290****DATE 05/05/2022****DUE DATE 05/20/2022****TERMS Net 15**

*Handwritten signature/initials*

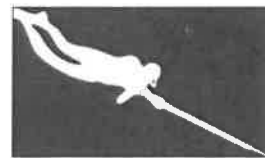
ACTIVITY	QTY	RATE	AMOUNT
<b>Labor</b> Cleanup Dumpster Enclosure, moving boxes, furniture, Trash. Three times in the past two weeks.	1	95.00	95.00

It is anticipated that permits will not be required for the above work, and if required, the associated costs will be added to the price stated below. Any existing conditions that are not reasonably discoverable prior to the job start date, which in anyway interferes with the safe and satisfactory completion of this job, will be corrected by an additional work order and estimate for approval prior to resuming job. Spearem Enterprises, LLC is not responsible for any delays in performance of service that are due in full or in part to circumstances beyond our control. Spearem Enterprises, LLC is not responsible for damage, personal or property damage by others at the job site. Whether actual or consequential, or any claim arising out of or relating to "Acts of God". Job will Commence within 30 days of receiving signed, approved proposal-weather permitting.

**BALANCE DUE****\$95.00**



**Spearem Enterprises, LLC**  
7842 Land O' Lakes Blvd. #335  
Land O' Lakes, FL 34638  
+1 8139979520  
spearem.jmb@gmail.com



## INVOICE

### BILL TO

Cypress Preserve  
Meritus  
2005 Pan Am Circle Ste  
300  
Tampa, FL 33607

**INVOICE # 5298**

**DATE 05/09/2022**

**DUE DATE 05/24/2022**

**TERMS Net 15**

*Handwritten: 4/6/22 3:30*

ACTIVITY	QTY	RATE	AMOUNT
<b>Labor</b> On 5-6-2022, Cleaned Vandalized Men's restroom. This was above the "normal clean "stated in contract.	1	80.00	80.00

It is anticipated that permits will not be required for the above work, and if required, the associated costs will be added to the price stated below. Any existing conditions that are not reasonably discoverable prior to the job start date, which in anyway interferes with the safe and satisfactory completion of this job, will be corrected by an additional work order and estimate for approval prior to resuming job. Spearem Enterprises, LLC is not responsible for any delays in performance of service that are due in full or in part to circumstances beyond our control. Spearem Enterprises, LLC is not responsible for damage, personal or property damage by others at the job site.  
Whether actual or consequential, or any claim arising out of or relating to "Acts of God".  
Job will Commence within 30 days of receiving signed, approved proposal-weather permitting.

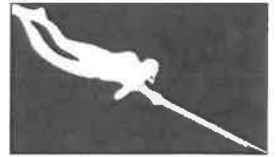
**BALANCE DUE**

**\$80.00**



## Spearem Enterprises, LLC

7842 Land O' Lakes Blvd. #335  
Land O' Lakes, FL 34638  
+1 8139979520  
spearem.jmb@gmail.com



## INVOICE

BILL TO  
Cypress Preserve  
Meritus  
2005 Pan Am Circle Ste 300  
Tampa, FL 33607

INVOICE 5299  
DATE 05/09/2022  
TERMS Net 15  
DUE DATE 05/24/2022

ACTIVITY	QTY	RATE	AMOUNT
Labor week of 4-25-2022 Weekly Cleaning Service of pool area , restrooms and Dog Park, Two other dog Waste cans thru out neighborhood. Restock paper goods Empty all dog waste cans thru out neighborhood, restock Empty all trash at amenities. Empty Mail Trash Can Blow off pool deck, wipe pool tables, drinking fountain located at pool area. Three times per week. **Please note that three more garbage cans through out neighborhood have ben added to schedule (Hiking Trail, Bus Stop and Mail Pavilion) as well as two additional dog waste cans.***	1	172.50	172.50
Labor week of 4-25-2022 Weekly Cleaning Service of pool area , restrooms and Dog Park, Two other dog Waste cans thru out neighborhood. Restock paper goods Empty all dog waste cans thru out neighborhood, restock Empty all trash at amenities. Empty Mail Trash Can Blow off pool deck, wipe pool tables, drinking fountain located at pool area. Three times per week. **Please note that three more garbage cans through out neighborhood have ben added to schedule (Hiking Trail, Bus Stop and Mail Pavilion) as well as two additional dog waste cans.***	1	172.50	172.50
Labor week of 5-8-2022 Weekly Cleaning Service of pool area , restrooms and Dog Park, Two other dog Waste cans thru out neighborhood. Restock paper goods Empty all dog waste cans thru out neighborhood, restock Empty all trash at amenities. Empty Mail Trash Can Blow off pool deck, wipe pool tables, drinking fountain located at pool area. Three times per week. **Please note that three more garbage cans through out neighborhood have ben added to schedule (Hiking Trail, Bus Stop and Mail Pavilion) as well as two additional dog waste cans.***	1	172.50	172.50

DN  
4614  
5723



Labor	1	172.50	172.50
week of 4-112022			
Weekly Cleaning Service of pool area , restrooms and Dog Park, Two other dog Waste cans thru out neighborhood.			
Restock paper goods			
Empty all dog waste cans thru out neighborhood,			
Empty Mail Trash Can			
Empty all trash at amenities.			
Blow off pool deck, wipe pool tables, drinking fountain located at pool area.			
restock paper goods			
Three times per week.			
**Please note that three more garbage cans through out neighborhood have ben added to schedule (Hiking Trail, Bus Stop and Mail Pavilion) as well as two additional dog waste cans.***			
Material	1	60.00	60.00
Mutt Mitts (10 boxes) 1 box per dog waste can per week. (200 per roll)			
Dog Waste Can liners			
Material	1	45.00	45.00
Paper Goods (toilet paper, Trifold paper towels, Soap, urinal cakes for mens restroom. ,			
Fuel Surcharge	1	75.00	75.00
Due to the cost of Fuel/Diesel that has gone up drastically, a fuel surcharge has been added to invoice for this billing cycle.			

It is anticipated that permits will not be required for the above work, and if required, the associated costs will be added to the price stated below. Any existing conditions that are not reasonably discoverable prior to the job start date, which in anyway interferes with the safe and satisfactory completion of this job, will be corrected by an additional work order and estimate for approval prior to resuming job. Spearem Enterprises, LLC is not responsible for any delays in performance of service that are due in full or in part to circumstances beyond our control. Spearem Enterprises, LLC is not responsible for damage, personal or property damage by others at the job site. Whether actual or consequential, or any claim arising out of or relating to "Acts of God". Job will Commence within 30 days of receiving signed, approved proposal-weather permitting.

BALANCE DUE

**\$870.00**



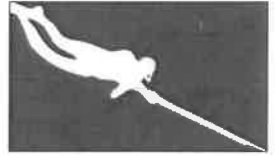
**Spearem Enterprises, LLC**

7842 Land O' Lakes Blvd. #335

Land O' Lakes, FL 34638

+1 8139979520

spearem.jmb@gmail.com

**INVOICE****BILL TO**

Cypress Preserve

Meritus

2005 Pan Am Circle Ste

300

Tampa, FL 33607

**INVOICE # 5320****DATE 05/21/2022****DUE DATE 05/26/2022****TERMS Due on receipt**

*Handwritten signature: JMB*

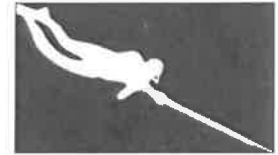
ACTIVITY	QTY	RATE	AMOUNT
<b>Labor</b>	2	380.00	760.00
5-20-2022, Saturday Vandalized Restroom Doors: (Fifth Time doors had been vandalized) Reinforced frame around vent, Installed 1/2 inch thick "Star Board" on both restroom doors. Drilled holes in each one to ventilate each area. Star Board is indestructible....			

It is anticipated that permits will not be required for the above work, and if required, the associated costs will be added to the price stated below. Any existing conditions that are not reasonably discoverable prior to the job start date, which in anyway interferes with the safe and satisfactory completion of this job, will be corrected by an additional work order and estimate for approval prior to resuming job. Spearem Enterprises, LLC is not responsible for any delays in performance of service that are due in full or in part to circumstances beyond our control. Spearem Enterprises, LLC is not responsible for damage, personal or property damage by others at the job site.  
Whether actual or consequential, or any claim arising out of or relating to "Acts of God".  
Job will Commence within 30 days of receiving signed, approved

**BALANCE DUE****\$760.00**



**Spearem Enterprises, LLC**  
7842 Land O' Lakes Blvd. #335  
Land O' Lakes, FL 34638  
+1 8139979520  
spearem.jmb@gmail.com



## INVOICE

### BILL TO

Cypress Preserve  
Meritus  
2005 Pan Am Circle Ste  
300  
Tampa, FL 33607

**INVOICE # 5321**

**DATE 05/21/2022**

**DUE DATE 06/05/2022**

**TERMS Net 15**

*NA 4605 55900*

ACTIVITY	QTY	RATE	AMOUNT
<b>Labor</b> Pressure Washed the following areas: All vinyl fence along Mossy Timber Street and all Vinyl Fence along Grand Live Oak Blvd. Pressure Washed the Entryway monument Mossy Timber. Cost includes Labor, Machine Time, Material.	1	1,650.00	1,650.00

It is anticipated that permits will not be required for the above work, and if required, the associated costs will be added to the price stated below. Any existing conditions that are not reasonably discoverable prior to the job start date, which in anyway interferes with the safe and satisfactory completion of this job, will be corrected by an additional work order and estimate for approval prior to resuming job. Spearem Enterprises, LLC is not responsible for any delays in performance of service that are due in full or in part to circumstances beyond our control. Spearem Enterprises, LLC is not responsible for damage, personal or property damage by others at the job site. Whether actual or consequential, or any claim arising out of or relating to "Acts of God". Job will Commence within 30 days of receiving signed, approved proposal-weather permitting.

**BALANCE DUE**

**\$1,650.00**



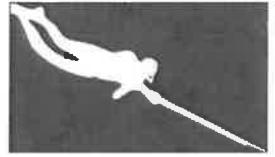
**Spearem Enterprises, LLC**

7842 Land O' Lakes Blvd. #335

Land O' Lakes, FL 34638

+1 8139979520

spearem.jmb@gmail.com



# INVOICE

**BILL TO**

Cypress Preserve

Meritus

2005 Pan Am Circle Ste

300

Tampa, FL 33607

**INVOICE # 5323**

**DATE 05/21/2022**

**DUE DATE 05/27/2022**

**TERMS Due on receipt**

*Handwritten:* 5323  
4605

ACTIVITY	QTY	RATE	AMOUNT
<b>Labor</b> 5-6-2022 Restrooms Vandalized: Feces was smeared all over patrician walls, floor and mirrors. All toilets in both restrooms were clogged with foreign objects and all of the toilet paper and paper towels located in both restrooms. ALL TOILETS HAD TO BE PLUNGED AND WHEN THAT DID NOT WORK, SNAKED AND PULLED OUT THE OLD FASHION WAY. Both restrooms also had wet toilet paper chunks stuck to ceilings, walls etc. Marijuana Debris, Roaches put out on walls, sinks. All mirrors were also covered in self tanner lotion. One sink is completely stained from it. Trash can ripped off walls, throwing all debris everywhere.... Broken glass on floors. feces smeared all over object in the restrooms is HEALTH HAZARD. Above the agreed upon cleaning, I apologize.	1	95.00	95.00



It is anticipated that permits will not be required for the above work, and if required, the associated costs will be added to the price stated below. Any existing conditions that are not reasonably discoverable prior to the job start date, which in anyway interferes with the safe and satisfactory completion of this job, will be corrected by an additional work order and estimate for approval prior to resuming job. Spearem Enterprises, LLC is not responsible for any delays in performance of service that are due in full or in part to circumstances beyond our control. Spearem Enterprises, LLC is not responsible for damage, personal or property damage by others at the job site. Whether actual or consequential, or any claim arising out of or relating to "Acts of God". Job will Commence within 30 days of receiving signed, approved proposal-weather permitting.

**BALANCE DUE**

**\$95.00**



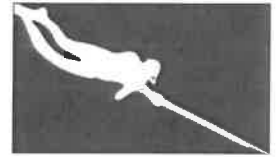
**Spearem Enterprises, LLC**

7842 Land O' Lakes Blvd. #335

Land O' Lakes, FL 34638

+1 8139979520

spearem.jmb@gmail.com

**INVOICE****BILL TO**

Cypress Preserve

Meritus

2005 Pan Am Circle Ste

300

Tampa, FL 33607

**INVOICE # 5324****DATE 05/21/2022****DUE DATE 06/05/2022****TERMS Net 15**

VSA 5350  
4/6/05

ACTIVITY	QTY	RATE	AMOUNT
<b>Labor</b>	1	95.00	95.00
5-13-2022			
Restrooms Vandalized***.AGAIN**:			
Pool Deck was as well, Trash everywhere.. (ie			
condoms, underwear, drug paraphilia etc etc),			
Again..			
Feces was smeared all over patrician walls, floor and			
mirrors. All toilets in both restrooms were clogged			
with foreign objects and all of the toilet paper and			
paper towels located in both restrooms.			
ALL TOILETS HAD TO BE PLUNGED AND WHEN			
THAT DID NOT WORK, SNAKED AND PULLED			
OUT THE OLD FASHION WAY.			
Both restrooms also had wet toilet paper chunks			
stuck to ceilings, walls etc.			
Marijuana Debris, Roaches put out on walls, sinks.			
All mirrors were also covered in self tanner lotion.			
One sink is completely stained from it.			
Trash can ripped off walls, throwing all debris			
everywhere....			
Broken glass on floors.			
feces smeared all over object in the restrooms is			
HEALTH HAZARD.			
Above the agreed upon cleaning, I apologize.			



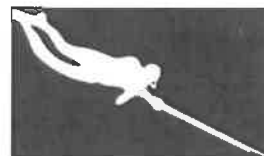
It is anticipated that permits will not be required for the above work, and if required, the associated costs will be added to the price stated below. Any existing conditions that are not reasonably discoverable prior to the job start date, which in anyway interferes with the safe and satisfactory completion of this job, will be corrected by an additional work order and estimate for approval prior to resuming job. Spearem Enterprises, LLC is not responsible for any delays in performance of service that are due in full or in part to circumstances beyond our control. Spearem Enterprises, LLC is not responsible for damage, personal or property damage by others at the job site. Whether actual or consequential, or any claim arising out of or relating to "Acts of God". Job will Commence within 30 days of receiving signed, approved proposal-weather permitting.

BALANCE DUE

**\$95.00**



**Spearem Enterprises, LLC**  
7842 Land O' Lakes Blvd. #335  
Land O' Lakes, FL 34638  
+1 8139979520  
spearem.jmb@gmail.com



## INVOICE

### BILL TO

Cypress Preserve  
Meritus  
2005 Pan Am Circle Ste  
300  
Tampa, FL 33607

INVOICE # 5294

DATE 05/09/2022

DUE DATE 05/24/2022

TERMS Net 15

*Handwritten signature: JMB*

ACTIVITY	QTY	RATE	AMOUNT
<b>Labor</b> Repaired men's restroom vandalized door. Re-installed wall trash can that was ripped off wall/vandalized. Repaired women's restroom door, re-enforced screen/vent( screws had been broken from someone trying to kick it in).	1	250.00	250.00

It is anticipated that permits will not be required for the above work, and if required, the associated costs will be added to the price stated below. Any existing conditions that are not reasonably discoverable prior to the job start date, which in anyway interferes with the safe and satisfactory completion of this job, will be corrected by an additional work order and estimate for approval prior to resuming job. Spearem Enterprises, LLC is not responsible for any delays in performance of service that are due in full or in part to circumstances beyond our control. Spearem Enterprises, LLC is not responsible for damage, personal or property damage by others at the job site.  
Whether actual or consequential, or any claim arising out of or relating to "Acts of God".  
Job will Commence within 30 days of receiving signed, approved proposal-weather permitting.

**BALANCE DUE**

**\$250.00**



May 2, 2022  
Invoice Number: 084742901050222  
Account Number: 0050847429-01  
Security Code: 1256  
Service At: 18728 MOSSY TIMBER BLVD  
CBHS  
LAND O LAKES, FL 34638

**Contact Us**

Visit us at [SpectrumBusiness.net](http://SpectrumBusiness.net)  
Or, call us at 1-877-824-6249

**NEWS AND INFORMATION**

**Summary**

*Services from 05/01/22 through 05/31/22  
details on following pages*

Previous Balance	157.98
Payments Received - Thank You	-157.98
<b>Remaining Balance</b>	<b>\$0.00</b>
Spectrum Business™ Internet	157.98
Current Charges	\$157.98
<b>Total Due by 05/18/22</b>	<b>\$157.98</b>



Received  
MAY 09 2022

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

4145 S. Falkenburg Rd Riverview, FL 33578-8652  
7635 1610 NO RP 02 05022022 NNNNNY 01 000529 0002

CYPRESS PRESERVE CDD  
2005 PAN AM CIR  
STE 300  
TAMPA FL 33607-6008



May 2, 2022

**CYPRESS PRESERVE CDD**

Invoice Number: 084742901050222  
Account Number: 0050847429-01  
Service At: 18728 MOSSY TIMBER BLVD  
CBHS  
LAND O LAKES, FL 34638

<b>Total Due by 05/18/22</b>	<b>\$157.98</b>
Amount you are enclosing	\$

**Please Remit Payment To:**

CHARTER COMMUNICATIONS  
PO BOX 7195  
PASADENA, CA 91109-7195





May 2, 2022



Invoice Number:  
Account Number:  
Security Code:

CYPRESS PRESERVE CDD  
084742901050222  
0050847429-01  
1256

**Contact Us**

Visit us at [SpectrumBusiness.net](http://SpectrumBusiness.net)  
Or, call us at 1-877-824-6249

7635 1610 NO RP 02 05022022 NNNNNY 01 000529 0002

**Charge Details**

Previous Balance	157.98
Payments Received - Thank You 04/20	-157.98
<b>Remaining Balance</b>	<b>\$0.00</b>

Payments received after 05/02/22 will appear on your next bill.

Services from 05/01/22 through 05/31/22

**Spectrum Business™ Internet**

Spectrum Business Internet Ultra	199.99
Business WiFi	7.99
Bundle Discount	-50.00
	<b>\$157.98</b>

Spectrum Business™ Internet Total **\$157.98**

**Current Charges** **\$157.98**  
**Total Due by 05/18/22** **\$157.98**

**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.

**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).

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

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

**Sign up for Paperless Billing.**  
**It's easy, convenient and secure.**

Get your statement as soon as it's available. Instead of receiving a paper bill through the mail, sign up for paperless billing.

**It's easy** - enroll in paperless billing visit [SpectrumBusiness.net](http://SpectrumBusiness.net).

**It's convenient** - you can access your statement through [SpectrumBusiness.net](http://SpectrumBusiness.net).

**It's secure** - we deliver securely to your [SpectrumBusiness.net](http://SpectrumBusiness.net) account and only you can access through a secure sign-in process.

Each month, you'll receive a paperless e-bill that you pay online with your choice of payment options.



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

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

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

**Complaint Procedures** - 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.

**Payment Options**

**Pay Online** - Create or Login to pay or view your bill online at [Spectrumbusiness.net](http://Spectrumbusiness.net).

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

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





# Straley Robin Vericker

1510 W. Cleveland Street

Tampa, FL 33606

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

Federal Tax Id. - 20-1778458

Cypress Preserve Community Development District  
2005 Pan Am Circle, Suite 300  
Tampa, FL 33607

May 11, 2022

Client: 001490

Matter: 000001


Invoice #: 21454

Page: 1

RE: General

For Professional Services Rendered Through April 15, 2022

## SERVICES



Date	Person	Description of Services	Hours	Amount
3/16/2022	VKB	REVIEW AND REPLY TO EMAILS RE: REQUEST FROM TRUSTEE OF STATUS OF PROJECT COMPLETION.	0.2	\$57.00
4/1/2022	LB	PREPARE DRAFT QUARTERLY REPORT FOR PERIOD ENDED MARCH 31, 2022 RE SERIES 2017 AND SERIES 2019 BONDS.	0.2	\$32.00
4/11/2022	MS	PREPARE RESOLUTION SETTING PUBLIC HEARING AND APPROVING BUDGET FOR 2022/2023.	0.4	\$64.00
Total Professional Services			0.8	\$153.00



May 11, 2022

Client: 001490

Matter: 000001

Invoice #: 21454

Page: 2

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Total Services	\$153.00	
Total Disbursements	\$0.00	
Total Current Charges		\$153.00
Previous Balance		\$646.50
Less Payments		(\$646.50)
<b>PAY THIS AMOUNT</b>		<b>\$153.00</b>

*Please Include Invoice Number on all Correspondence*





## INVOICE

INVOICE #	INVOICE DATE
TM 367009	5/9/2022
TERMS	PO NUMBER
Net 30	

**Bill To:**

Cypress Preserve CDD  
c/o Meritus  
2005 Pan Am Circle  
Suite 300  
Tampa, FL 33607

**Remit To:**

Yellowstone Landscape  
PO Box 101017  
Atlanta, GA 30392-1017

**Property Name:** Cypress Preserve CDD

**Invoice Due Date:** June 8, 2022

**Invoice Amount:** \$123.54

Description	Current Amount
-------------	----------------

Irrigation Enhancement - April Irrigation Repairs

April Irrigation Repairs, Including:

- Two 4" Rotors Head Replacements
  - One 6" Spray Head and Nozzle Replacement
  - Six Drip Line Repairs
- Irrigation Repairs

\$123.54

**Invoice Total**

**\$123.54**

IN COMMERCIAL LANDSCAPING

**Should you have any questions or inquiries please call (386) 437-6211.**



# Cypress Preserve Community Development District

Financial Statements  
(Unaudited)

Period Ending  
May 31, 2022



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



# Cypress Preserve

## Balance Sheet

As of 5/31/2022

(In Whole Numbers)

	General Fund	Debt Service Fund - Series 2017	Debt Service Fund - Series 2019	Capital Projects Fund - Series 2017	Capital Projects Fund - Series 2019	General Fixed Assets Account Group	General Long-Term Debt	Total
<b>Assets</b>								
Cash - Operating Account	61,332	0	0	0	0	0	0	61,332
Investments - Revenue 2017 (2000)	0	435,773	0	0	0	0	0	435,773
Investments - Interest 2017 (2001)	0	0	0	0	0	0	0	0
Investments - Sinking 2017 (2002)	0	0	0	0	0	0	0	0
Investments - Reserve 2017 (2003)	0	310,678	0	0	0	0	0	310,678
Investments - Prepayment 2017 (2004)	0	465	0	0	0	0	0	465
Investments - Construction 2017 (2005)	0	0	0	0	0	0	0	0
Investments - Revenue 2019 (0000)	0	0	46,016	0	0	0	0	46,016
Investments - Interest 2019 (0001)	0	0	0	0	0	0	0	0
Investments - Sinking 2019 (0002)	0	0	0	0	0	0	0	0
Investments - Reserve 2019 (0003)	0	0	388,131	0	0	0	0	388,131
Investments - Construction 2019 (0005)	0	0	0	0	662	0	0	662
Accounts Receivable-Other	0	0	0	0	0	0	0	0
Assessments Receivable - Tax Roll	0	0	0	0	0	0	0	0
Assessments Receivable - Off Roll	0	0	0	0	0	0	0	0
Due From General Fund	0	0	0	0	0	0	0	0
Due From Debt Service Fund	0	0	0	0	0	0	0	0
Due from Developer	0	0	0	0	0	0	0	0
Prepaid Items	0	0	0	0	0	0	0	0
Prepaid General Liability Insurance	0	0	0	0	0	0	0	0
Prepaid Professional Liability	0	0	0	0	0	0	0	0
Prepaid Trustee Fees	6,636	0	0	0	0	0	0	6,636
Deposits	8,235	0	0	0	0	0	0	8,235
Construction Work In Progress	0	0	0	0	0	14,257,191	0	14,257,191
Amount Available-Debt Service	0	0	0	0	0	0	1,035,699	1,035,699
Amount To Be Provided-Debt Service	0	0	0	0	0	0	14,609,301	14,609,301
Other	0	0	0	0	0	0	0	0
<b>Total Assets</b>	<b>76,203</b>	<b>746,916</b>	<b>434,147</b>	<b>0</b>	<b>662</b>	<b>14,257,191</b>	<b>15,645,000</b>	<b>31,160,119</b>
<b>Liabilities</b>								
Accounts Payable	6,395	0	0	0	0	0	0	6,395
Accounts Payable - Other	0	0	0	0	0	0	0	0
Due to Developer	0	0	0	0	0	0	0	0
Due To General Fund	0	0	0	0	0	0	0	0
Due to Debt Service	0	0	0	0	0	0	0	0
Due to Capital Projects Fund	0	0	0	0	0	0	0	0
Accrued Expenses Payable	0	0	0	0	0	0	0	0
Deferred Revenue	0	0	0	0	0	0	0	<del>183</del> 0
Unearned Revenues	0	0	0	0	0	0	0	0



# Cypress Preserve

## Balance Sheet

As of 5/31/2022  
(In Whole Numbers)

	General Fund	Debt Service Fund - Series 2017	Debt Service Fund - Series 2019	Capital Projects Fund - Series 2017	Capital Projects Fund - Series 2019	General Fixed Assets Account Group	General Long-Term Debt	Total
Revenue Bonds Payable-2017	0	0	0	0	0	0	9,135,000	9,135,000
Revenue Bonds Payable-2019	0	0	0	0	0	0	6,510,000	6,510,000
Total Liabilities	<u>6,395</u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>15,645,000</u>	<u>15,651,395</u>
Fund Equity & Other Credits								
Fund Balance-All Other Reserves	0	558,223	473,752	465	645	0	0	1,033,085
Fund Balance-Unreserved	(84,877)	0	0	0	0	0	0	(84,877)
Investment In General Fixed Assets	0	0	0	0	0	14,257,191	0	14,257,191
Other	<u>154,685</u>	<u>188,693</u>	<u>(39,605)</u>	<u>(465)</u>	<u>17</u>	<u>0</u>	<u>0</u>	<u>303,326</u>
Total Fund Equity & Other Credits	<u>69,808</u>	<u>746,916</u>	<u>434,147</u>	<u>0</u>	<u>662</u>	<u>14,257,191</u>	<u>0</u>	<u>15,508,724</u>
Total Liabilities & Fund Equity	<u>76,203</u>	<u>746,916</u>	<u>434,147</u>	<u>0</u>	<u>662</u>	<u>14,257,191</u>	<u>15,645,000</u>	<u>31,160,119</u>



# Cypress Preserve

## Statement of Revenues & Expenditures

001 - General Fund  
From 10/1/2021 Through 5/31/2022  
(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
<b>Revenues</b>				
Special Assessments - Service Charges				
O&M Assessments - Tax Roll	388,398	388,014	(384)	(0)%
O&M Assessments - Off Roll	25,000	23,792	(1,208)	(5)%
Interest Earnings				
Interest Earnings	0	0	0	0 %
Contributions & Donations From Private Sources				
Developer Contributions	85,917	863,527	777,609	905 %
Other Miscellaneous Revenues				
Miscellaneous	0	36,037	36,037	0 %
<b>Total Revenues</b>	<b>499,315</b>	<b>1,311,370</b>	<b>812,055</b>	<b>163 %</b>
<b>Expenditures</b>				
Legislative				
Supervisor Fees	2,400	2,400	0	0 %
Financial & Administrative				
District Manager	42,500	24,792	17,708	42 %
District Engineer	5,000	3,113	1,888	38 %
Disclosure Report	8,400	4,900	3,500	42 %
Trustees Fees	8,200	3,355	4,845	59 %
Assessment Roll	150	238	(88)	(58)%
Accounting Services	6,000	2,475	3,525	59 %
Auditing Services	5,900	1,258	4,642	79 %
Postage, Phone, Faxes, Copies	220	353	(133)	(60)%
Public Officials Insurance	2,663	0	2,663	100 %
Legal Advertising	2,000	0	2,000	100 %
Bank Fees	200	0	200	100 %
Dues, Licenses & Fees	197	747	(550)	(279)%
Office Supplies	500	107	393	79 %
Website Administration	1,500	875	625	42 %
ADA Website Compliance	1,500	1,569	(69)	(5)%
Legal Counsel				
District Counsel	7,500	1,792	5,708	76 %
Utility Services				
Street Lights	30,000	7,740	22,260	74 %
Other Electric Services	5,000	3,562	1,438	29 %
Potable Water Utility Services	6,000	8,438	(2,438)	(41)%
Other Physical Environment				
Waterway Management System	22,000	22,575	(575)	(3)%
General Liability & Property Casualty Insurance	23,385	0	23,385	100 %
Landscape Maintenance	209,000	147,850	61,150	29 %
Miscellaneous Repairs & Maintenance	20,000	24,335	(4,335)	(22)%
Hardscape Maintenance	7,500	0	7,500	100 %
Plant Replacement Program	15,000	12,788	2,212	15 %
Improvements Other Than Buildings	0	600,533	(600,533)	0 %
Capital Improvements	20,600	295,205	(274,605)	(1,333)%
Road & Street Facilities				
Sidewalk & Pavement Repairs	3,000	0	3,000	100 %
Parks & Recreation				
Cabana Janitorial & Cleaning	16,000	5,010	10,990	69 %
Recreation Facility Maintenance	5,000	3,345	1,655	33 %
Recreation Equipment Maintenance	2,500	0	2,500	100 %
Pool Operations & Maintenance	12,000	25,104	(13,104)	(109)%



**Cypress Preserve**  
**Statement of Revenues & Expenditures**

001 - General Fund  
From 10/1/2021 Through 5/31/2022  
(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Security System	<u>7,500</u>	<u>1,781</u>	<u>5,719</u>	<u>76 %</u>
Total Expenditures	<u>499,315</u>	<u>1,206,238</u>	<u>(706,923)</u>	<u>(142)%</u>
Other Financing Sources				
Interfund Transfer				
Interfund Transfer	<u>0</u>	<u>49,554</u>	<u>49,554</u>	<u>0 %</u>
Total Other Financing Sources	<u>0</u>	<u>49,554</u>	<u>49,554</u>	<u>0 %</u>
Excess of Revenues Over (Under) Expenditures	<u>0</u>	<u>154,685</u>	<u>154,685</u>	<u>0 %</u>
Fund Balance, Beginning of Period	0	(84,877)	(84,877)	0 %
Fund Balance, End of Period	<u><u>0</u></u>	<u><u>69,808</u></u>	<u><u>69,808</u></u>	<u><u>0 %</u></u>



**Cypress Preserve**  
**Statement of Revenues & Expenditures**

200 - Debt Service Fund - Series 2017  
From 10/1/2021 Through 5/31/2022  
(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
<b>Revenues</b>				
Special Assessments - Capital Improvements				
DS Assessments - Tax Roll	620,244	606,155	(14,089)	(2)%
DS Assessments - Off Roll	0	195,371	195,371	0 %
Interest Earnings				
Interest Earnings	<u>0</u>	<u>28</u>	<u>28</u>	<u>0 %</u>
Total Revenues	<u>620,244</u>	<u>801,554</u>	<u>181,310</u>	<u>29 %</u>
<b>Expenditures</b>				
Debt Service Payments				
Interest Payments	440,244	443,325	(3,081)	(1)%
Principal Payments	<u>180,000</u>	<u>170,000</u>	<u>10,000</u>	<u>6 %</u>
Total Expenditures	<u>620,244</u>	<u>613,325</u>	<u>6,919</u>	<u>1 %</u>
<b>Other Financing Sources</b>				
Interfund Transfer				
Interfund Transfer	<u>0</u>	<u>465</u>	<u>465</u>	<u>0 %</u>
Total Other Financing Sources	<u>0</u>	<u>465</u>	<u>465</u>	<u>0 %</u>
Excess of Revenues Over (Under) Expenditures	<u>0</u>	<u>188,693</u>	<u>188,693</u>	<u>0 %</u>
Fund Balance, Beginning of Period	0	452,829	452,829	0 %
Fund Balance, End of Period	<u><u>0</u></u>	<u><u>641,522</u></u>	<u><u>641,522</u></u>	<u><u>0 %</u></u>



# Cypress Preserve

## Statement of Revenues & Expenditures

201 - Debt Service Fund - Series 2019  
From 10/1/2021 Through 5/31/2022  
(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Revenues				
Special Assessments - Capital Improvements				
DS Assessments - Tax Roll	383,894	166,159	(217,735)	(57)%
DS Assessments - Off Roll	0	180,235	180,235	0 %
Interest Earnings				
Interest Earnings	<u>0</u>	<u>21</u>	<u>21</u>	<u>0 %</u>
Total Revenues	<u>383,894</u>	<u>346,415</u>	<u>(37,479)</u>	<u>(10)%</u>
Expenditures				
Debt Service Payments				
Interest Payments	258,894	261,003	(2,109)	(1)%
Principal Payments	<u>125,000</u>	<u>125,000</u>	<u>0</u>	<u>0 %</u>
Total Expenditures	<u>383,894</u>	<u>386,003</u>	<u>(2,109)</u>	<u>(1)%</u>
Other Financing Sources				
Interfund Transfer				
Interfund Transfer	<u>0</u>	<u>(17)</u>	<u>(17)</u>	<u>0 %</u>
Total Other Financing Sources	<u>0</u>	<u>(17)</u>	<u>(17)</u>	<u>0 %</u>
Excess of Revenues Over (Under) Expenditures	<u>0</u>	<u>(39,605)</u>	<u>(39,605)</u>	<u>0 %</u>
Fund Balance, Beginning of Period	0	473,752	473,752	0 %
Fund Balance, End of Period	<u><u>0</u></u>	<u><u>434,147</u></u>	<u><u>434,147</u></u>	<u><u>0 %</u></u>



Cypress Preserve  
**Statement of Revenues & Expenditures**

300 - Capital Projects Fund - Series 2017  
 From 10/1/2021 Through 5/31/2022  
 (In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Other Financing Sources				
Interfund Transfer				
Interfund Transfer	0	(465)	(465)	0 %
Total Other Financing Sources	0	(465)	(465)	0 %
Excess of Revenues Over (Under) Expenditures	0	(465)	(465)	0 %
Fund Balance, Beginning of Period	0	465	465	0 %
Fund Balance, End of Period	0	0	0	0 %



# Cypress Preserve

## Statement of Revenues & Expenditures

301 - Capital Projects Fund - Series 2019  
From 10/1/2021 Through 5/31/2022  
(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Revenues				
Interest Earnings				
Interest Earnings	0	0	0	0 %
Contributions & Donations From Private Sources				
Developer Contributions	0	49,554	49,554	0 %
Total Revenues	0	49,554	49,554	0 %
Other Financing Sources				
Interfund Transfer				
Interfund Transfer	0	17	17	0 %
Interfund Transfer				
Interfund Transfer	0	(49,554)	(49,554)	0 %
Total Other Financing Sources	0	(49,537)	(49,537)	0 %
Excess of Revenues Over (Under) Expenditures	0	17	17	0 %
Fund Balance, Beginning of Period	0	645	645	0 %
Fund Balance, End of Period	0	662	662	0 %



Cypress Preserve  
**Statement of Revenues & Expenditures**

900 - General Fixed Assets Account Group  
 From 10/1/2021 Through 5/31/2022  
 (In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Fund Balance, Beginning of Period				
Investment In General Fixed Assets				
	0	14,257,191	14,257,191	0 %
Total Fund Balance, Beginning of Period	0	14,257,191	14,257,191	0 %
Fund Balance, End of Period	0	14,257,191	14,257,191	0 %



Cypress Preserve  
Reconcile Cash Accounts

Summary

Cash Account: 10101 Cash - Operating Account

Reconciliation ID: 5.31.2022

Reconciliation Date: 5/31/2022

Status: Locked

Bank Balance	67,133.75
Less Outstanding Checks/Vouchers	12,845.81
Plus Deposits in Transit	7,044.20
Plus or Minus Other Cash Items	0.00
Plus or Minus Suspense Items	<u>0.00</u>
Reconciled Bank Balance	61,332.14
Balance Per Books	<u>61,332.14</u>
Unreconciled Difference	<u><u>0.00</u></u>

Click the Next Page toolbar button to view details.



**Cypress Preserve  
Reconcile Cash Accounts**

**Detail**

Cash Account: 10101 Cash - Operating Account

Reconciliation ID: 5.31.2022

Reconciliation Date: 5/31/2022

Status: Locked

**Outstanding Checks/Vouchers**

<u>Document Number</u>	<u>Document Date</u>	<u>Document Description</u>	<u>Document Amount</u>	<u>Payee</u>
2193	4/8/2022	Series 2019 FY22 Tax Dist ID 3/1-3/31	2,120.42	Cypress Preserve CDD
2194	4/8/2022	Series 2017 FY22 Tax Dist ID 3/1-3/31	7,735.39	Cypress Preserve CDD
2218	5/26/2022	System Generated Check/Voucher	240.00	Kathleen Casey Swanson
2218	5/26/2022	System Generated Check/Voucher	(240.00)	Kathleen Casey Swanson
2219	5/26/2022	System Generated Check/Voucher	150.00	Pasco County Property Appraiser
2220	5/26/2022	System Generated Check/Voucher	2,600.00	Spearem Enterprises, LLC
2221	5/26/2022	System Generated Check/Voucher	240.00	Kathleen Casey Swanson
Outstanding Checks/Vouchers			12,845.81	



Cypress Preserve  
Reconcile Cash Accounts

Detail

Cash Account: 10101 Cash - Operating Account

Reconciliation ID: 5.31.2022

Reconciliation Date: 5/31/2022

Status: Locked

Outstanding Deposits

<u>Document Number</u>	<u>Document Date</u>	<u>Document Description</u>	<u>Document Amount</u>	<u>Deposit Number</u>
CR544	5/25/2022	Refund Credit 5.25.2022 CHK#2000194739	7,044.20	
Outstanding Deposits			7,044.20	



**Cypress Preserve  
Reconcile Cash Accounts**

**Detail**

Cash Account: 10101 Cash - Operating Account

Reconciliation ID: 5.31.2022

Reconciliation Date: 5/31/2022

Status: Locked

**Cleared Checks/Vouchers**

Document Number	Document Date	Document Description	Document Amount	Payee
2201	4/28/2022	System Generated Check/Voucher	32.95	Southern Automated Access Services, Inc
2202	4/28/2022	System Generated Check/Voucher	40,013.80	Sunrise Landscape
2203	4/28/2022	System Generated Check/Voucher	7,977.82	US Bank
2204	4/28/2022	System Generated Check/Voucher	61.20	Waste Connections of Florida
2205	5/4/2022	System Generated Check/Voucher	1,890.00	American Ecosystems, Inc.
2206	5/4/2022	System Generated Check/Voucher	4,792.67	Inframark LLC
2207	5/4/2022	System Generated Check/Voucher	650.00	Neptune Multi Services LLC
2208	5/4/2022	System Generated Check/Voucher	105.00	Southern Automated Access Services, Inc
2209	5/4/2022	System Generated Check/Voucher	1,050.00	Suncoast Pool Service
2210	5/16/2022	System Generated Check/Voucher	280.00	Florida Department of Health in Pasco County
2211	5/16/2022	System Generated Check/Voucher	1,349.04	Pasco County Utilities
2212	5/16/2022	System Generated Check/Voucher	157.98	Charter Communications
2213	5/16/2022	System Generated Check/Voucher	1,543.37	Withlacoochee River Electric Cooperative, Inc.
2214	5/19/2022	System Generated Check/Voucher	250.00	Don Harrison Enterprises
2215	5/19/2022	System Generated Check/Voucher	3,395.00	Spearem Enterprises, LLC
2216	5/19/2022	System Generated Check/Voucher	153.00	Straley Robin Vericker
2217	5/19/2022	System Generated Check/Voucher	21,657.29	Yellowstone Landscape
Cleared Checks/Vouchers			85,359.12	



Cypress Preserve  
Reconcile Cash Accounts

Detail

Cash Account: 10101 Cash - Operating Account

Reconciliation ID: 5.31.2022

Reconciliation Date: 5/31/2022

Status: Locked

Cleared Deposits

<u>Document Number</u>	<u>Document Date</u>	<u>Document Description</u>	<u>Document Amount</u>	<u>Deposit Number</u>
CR537	4/29/2022	Off Roll Assessment 4.29.2022	15,610.38	
CR450	5/2/2022	Off Roll Assessment 5.02.2022	1,570.46	
CR542	5/9/2022	Off Roll Assessment 5.09.2022	785.23	
CR541	5/17/2022	Pool Key 5.17.2022	<u>50.00</u>	
Cleared Deposits			18,016.07	
			<u><u>          </u></u>	