

**SHELL POINT
COMMUNITY DEVELOPMENT DISTRICT
BOARD OF SUPERVISORS
LANDOWNER'S ELECTION &
REGULAR MEETING
NOVEMBER 03, 2022**

**SHELL POINT
COMMUNITY DEVELOPMENT DISTRICT AGENDA
NOVEMBER 03, 2022, AT 2:00 P.M.
THE OFFICES OF INFRAMARK LOCATED AT 2005 PAN AM CIRCLE,
SUITE 300, TAMPA, FL 33607**

District Board of Supervisors	Chair	Jeffery Hills
	Vice – Chair	Ryan Motko
	Supervisor	Nicholas Dister
	Supervisor	Alberto Viera
	Supervisor	Steve Luce
District Manager	Inframark	Bryan Radcliff
District Attorney	Straley, Robin, Vericker	John Vericker
District Engineer	Stantec	Tonja Stewart

All cellular phones and pagers must be turned off during the meeting

The Landowners election and regular meeting will begin at **2:00 p.m.** Following the **Call to Order**, the public can comment on posted agenda items during the second section called **Public Comments on Agenda Items**. Everyone is limited to **three (3) minutes** for such comment. The Board is not required to act at this time but will consider the comments presented as the agenda progresses. The third section is called **Business Items**. This section contains items for approval by the District Board of Supervisors that may require discussion, motions, and votes on an item-by-item basis. If any member of the audience would like to speak on one of the business items, they will need to register with the District Administrator prior to the presentation of that agenda item. Agendas can be reviewed by contacting the Manager's office at (813) 873-7300 at least seven days in advance of the scheduled meeting. Requests to place items on the agenda must be submitted in writing with an explanation to the District Manager at least fourteen (14) days prior to the date of the meeting. The fourth section is called **Consent Agenda**. The Consent Agenda section contains items that require the review and approval of the District Board of Supervisors as a normal course of business. The fifth section is called **Vendor/Staff Reports**. This section allows the District Administrator, Engineer, and Attorney to update the Board of Supervisors on any pending issues that are being researched for Board action. The sixth section is called **Supervisor Requests**. This is the section in which the Supervisors may request Staff to prepare certain items in an effort to meet the District's needs. The final section is called **Audience Questions, Comments and Discussion Forum**. This portion of the agenda is where individuals may comment on matters that concern the District. The Board of Supervisors or Staff is not obligated to provide a response until sufficient time for research or action is warranted.

Public workshops sessions may be advertised and held 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. Typically, 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 7-1-1, 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.

Dear Board Members:

The Landowner's Election and Regular Meetings for the **Shell Point Community Development District** will be held on **Thursday, November 03, 2022, at 2:00 p.m. at the offices of Inframark located at 2005 Pan Am Circle, Suite 300, Tampa, FL 33607**. Please let us know at least 24 hours in advance if you are planning to call into the meeting. Following is the Agenda for the Meeting:

Call In Number: 1-866-906-9330

Access Code: 4863181#

LANDOWNER'S MEETING/ELECTION

- 1. CALL TO ORDER**
- 2. APPOINTMENT OF MEETING CHAIRMAN**
- 3. ANNOUNCEMENT OF CANDIDATES/CALL FOR NOMINATIONS**
- 4. ELECTION OF SUPERVISORS**
- 5. OWNER'S REQUEST**
- 6. ADJOURNMENT**

RETURN AND PROCEED TO REGULAR MEETING

- 1. CALL TO ORDER/ROLL CALL**
- 2. PUBLIC COMMENT ON AGENDA ITEMS**
- 3. BUSINESS ITEMS**
 - A. Consideration of Resolution 2023-01; Canvassing & Certifying
The Results of the Landowners Election.....Tab 01
 - B. Consideration of Resolution 2023-02; Designating Officers.....Tab 02
 - C. General Matters of the District
- 4. CONSENT AGENDA**
 - A. Consideration of Minutes of the Public Hearing &
Regular Meeting August 22, 2022.....Tab 03
 - B. Consideration of Operation and Maintenance Expenditures August 2022.....Tab 04
 - C. Consideration of Operation and Maintenance Expenditures September 2022.....Tab 05
 - D. Review of Financial Statements Month Ending September 30, 2022.....Tab 06
- 5. VENDOR/STAFF REPORTS**
 - A. District Counsel
 - B. District Manager
 - i. Community Inspection Reports..... Tab 07
 - C. District Engineer
- 6. BOARD OF SUPERVISORS REQUESTS AND COMMENTS**
- 7. AUDIENCE QUESTIONS, COMMENTS AND DISCUSSION FORUM**
- 8. ADJOURNMENT**

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

Sincerely,

Bryan Radcliff,
District Manager

RESOLUTION 2023-01

A RESOLUTION OF THE BOARD OF SUPERVISORS OF SHELL POINT COMMUNITY DEVELOPMENT DISTRICT CANVASSING AND CERTIFYING THE RESULTS OF THE LANDOWNER'S ELECTION OF SUPERVISORS HELD PURSUANT TO SECTION 190.006(2), FLORIDA STATUTES, ADDRESSING SEAT NUMBER DESIGNATIONS ON THE BOARD OF SUPERVISORS, AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, Shell Point Community Development District (the "District") is a local unit of special-purpose government created and existing pursuant to Chapter 190, Florida Statutes; and

WHEREAS, pursuant to Section 190.006(2), Florida Statutes, a landowners meeting is required to be held every two years following the creation of the District for the purpose of electing supervisors of the District; and

WHEREAS, following proper publication and notice thereof, on November 3, 2022, the owners of land within the District held a meeting for the purpose of electing supervisors to the District's Board of Supervisors ("Board"); and

WHEREAS, at the November 3, 2022, meeting, the below recited persons were duly elected by virtue of the votes cast in their respective favor; and

WHEREAS, the Board, by means of this Resolution, desires to canvas the votes, declare and certify the results of the landowner's election, and announce the Board Members, seat number designations on the Board.

NOW THEREFORE BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF SHELL POINT COMMUNITY DEVELOPMENT DISTRICT:

SECTION 1. The recitals as stated above are true and correct and by this reference are incorporated into and form a material part of this Resolution.

SECTION 2. The following persons are found, certified, and declared to have been duly elected as Supervisors of and for the District, having been elected by the votes cast in their favor as shown below:

_____	_____ Votes	(4-year term)	Seat #1
_____	_____ Votes	(4-year term)	Seat #2
_____	_____ Votes	(2-year term)	Seat #3

SECTION 3. Said terms of office commence on November 3, 2022.

SECTION 4. If any provision of this Resolution is held to be illegal or invalid, the other provisions shall remain in full force and effect. To the extent the provisions of this Resolution conflict with the provisions of any other resolution of the District, the provisions of this Resolution shall prevail.

PASSED AND ADOPTED this 3rd day of November 2022.

ATTEST:

**SHELL POINT COMMUNITY
DEVELOPMENT DISTRICT**

Name: _____
Secretary / Assistant Secretary

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

RESOLUTION 2023-02

**A RESOLUTION OF THE BOARD OF SUPERVISORS
DESIGNATING THE OFFICERS OF SHELL POINT
COMMUNITY DEVELOPMENT DISTRICT AND
PROVIDING FOR AN EFFECTIVE DATE.**

WHEREAS, Shell Point 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 Hillsborough County, Florida; 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 SHELL POINT COMMUNITY
DEVELOPMENT DISTRICT:**

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

_____	Chair
_____	Vice-Chair
<u>Brian Lamb</u>	Secretary
<u>Eric Davidson</u>	Treasurer
<u>Bryan Radcliff</u>	Assistant Secretary
_____	Assistant Secretary
_____	Assistant Secretary
_____	Assistant Secretary

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

PASSED AND ADOPTED THIS 3rd DAY OF NOVEMBER 2022.

ATTEST:

**SHELL POINT
COMMUNITY DEVELOPMENT DISTRICT**

Print Name: _____
Secretary/ Assistant Secretary

Print Name: _____
Chair of the Board of Supervisors

Shell Point CDD Community Development District Summary of Operations and Maintenance Invoices

Vendor	Invoice/Account Number	Amount	Vendor Total	Comments/Description
Monthly Contract				
AquaPRO	22 080203	\$ 1,200.00		Pool - July
BrightView	7998172	10,907.00		Landscape Maintenance - August
First Choice Aquatic Weed Management	74137	1,744.00		Water Services - 07/29/22
Inframark	80868	4,691.05		District Invoices - July
Monthly Contract Sub-Total		\$ 18,542.05		
Variable Contract				
Supervisor: Nick Dister	ND 082222	\$ 200.00		Supervisor Fee - 08/22/22
Supervisor: Ryan Motko	RM 082222	200.00		Supervisor Fee - 08/22/22
Supervisor: Steve Luce	SL 082222	200.00		Supervisor Fee - 08/22/22
Variable Contract Sub-Total		\$ 600.00		
Utilities				
BOCC	0909989190 080222	\$ -3,096.30		Water Services - Thru 07/27/22
Tampa Electric	211007983952 072822	22.77		Electricity Service - Thru 7/22/22
Tampa Electric	211021533685 072822	22.77		Electricity Service - Thru 7/22/22
Tampa Electric	211021583862 072822	-87.85		Electricity Service - Thru 7/22/22
Tampa Electric	221007911623 080222	315.69		Electricity Service - Thru 7/27/22
Tampa Electric	221007934435 072822	585.94		Electricity Service - Thru 7/22/22
Tampa Electric	221007940820 080222	6,449.03		Electricity Service - Thru 7/27/22
Tampa Electric	221007983960 072822	22.77		Electricity Service - Thru 7/22/22
Tampa Electric	221007983978 072822	381.66		Electricity Service - Thru 7/22/22
Tampa Electric	221007983986 072822	22.77		Electricity Service - Thru 7/22/22
Tampa Electric	221008336853 072822	327.95	\$ 8,063.50	Electricity Service - Thru 7/22/22
Utilities Sub-Total		\$ 4,967.20		

Shell Point CDD Community Development District Summary of Operations and Maintenance Invoices

Vendor	Invoice/Account Number	Amount	Vendor Total	Comments/Description
Regular Services				
BrightView	7993741	\$ 211.05		Palm Bracing - 07/21/22
BrightView	8018984	205.48		PVC Repair - 07/27/22
BrightView	8033499	367.22	\$ 783.75	Labor Repair - 08/11/22
Chris's Plumbing Service, Inc.	2257	410.00		Pool Plumbing Services - 07/13/22
Chris's Plumbing Service, Inc.	2283	983.09	\$ 1,393.09	Pool Plumbing - 07/21/22
DoorKing	1858984	32.95		Cellular Subscription - Thru 08/11/22
Gate Pros, Inc	7497	1,020.00		Product Purchase - 07/20/22
Gate Pros, Inc	7505	1,770.00	\$ 2,790.00	Service Call - 07/08/22
Grau & Associates	23042	5,000.00		Audit FYE 09/30/2021
MHD Communications	26347	378.94		Cameras Down - 07/28/22
Piper Fire Protection	113890	90.25		Service Call - 08/05/22
Piper Fire Protection	113891	131.53	\$ 221.78	Inspection - 08/05/22
Spearem Enterprises	5388	875.00		Pressure Washed - 07/21/22
Spearem Enterprises	5400	847.00	\$ 1,722.00	Clubhouse Cleaning - 07/10/22-08/09/22
Spectrum	093648401081022	142.96		Internet & Phone Service - Thru 09/08/22
Stantec	1965988	1,014.00		Professional Service - Thru 07/29/22
Straley Robin Vericker	21818	593.00		Professional Service - Thru 07/15/22
Tampa Bay Times	187954 072722	2,336.95		O&M Assessment - 07/27/22
Regular Services Sub-Total		\$ 16,409.42		
Additional Services				
Christine Carde	CC 083022	\$ 200.00		Refund - 08/30/22
First Choice Aquatic Weed Management	74355	1,463.00		Waterway Management - August
Sitex Aquatics	6060B	2,780.00		One Waterway Services - 05/01/22
Tampa Bay Times	187954 0803322	355.78		Budget Hearing - 08/03/22

Shell Point CDD Community Development District Summary of Operations and Maintenance Invoices

Vendor	Invoice/Account Number	Amount	Vendor Total	Comments/Description
Additional Services Sub-Total		\$ 4,798.78		

TOTAL:		\$ 45,317.45		
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Approved (with any necessary revisions noted):

Signature

Printed Name

Title (check one):

☐ Chairman ☐ Vice Chairman ☐ Assistant Secretary



AquaPRO
Pool Solutions

CDD INVOICE

Jorge Lopez

Owner

INVOICE # 22-080203

DATE: AUGUST 2, 2022

2513 DAKOTA ROCK DR.

RUSKIN, FL 33570

Phone: (813) 482-1932

Email: aquapro.pool.solutions@gmail.com

TO SHELL POINT CDD
SHELL COVE COMMUNITY
1011 OCEAN SPRAY DR.
RUSKIN, FL 33570

SERVICEJOB: MONTHLY POOL MAINTENANCE
JULY 2022

QUANTITY	DESCRIPTION	UNIT PRICE	LINE TOTAL
1	MONTHLY POOL MAINTENANCE	\$1,200.00	\$1,200.00
	• Chemicals Included		
	• 3-Days a week service		

TECHNICIAN NOTES: NOTHING TO REPORT

SUBTOTAL \$1,200.00

SALES TAX INCLUDED

TOTAL \$1,200.00

5390014615

Make all checks payable to **AQUAPRO POOL SOLUTIONS**
THANK YOU FOR YOUR BUSINESS!



INVOICE

Shell Point CDD
2005 Pan Am Cir
Tampa FL 33607

Customer #: 21714889
Invoice #: 7998172
Invoice Date: 8/1/2022
Cust PO #:

Job Number	Description	Amount
340500113	Shell Point CDD Landscape Maintenance For August	10,757.00
340500113	Shell Point CDD Fuel Surcharge For August	150.00
Total invoice amount		10,907.00
Tax amount		
Balance due		10,907.00

53900/4604
as

Terms: Net 15 Days

If you have any questions regarding this invoice, please call 813-841-3672

Please detach stub and remit with your payment

Payment Stub

Customer Account#: 21714889
Invoice #: 7998172
Invoice Date: 8/1/2022

Amount Due: \$10,907.00

Received
AUG 01 2022

Thank you for allowing us to serve you

Please reference the invoice # on your check
and make payable to:

Shell Point CDD
2005 Pan Am Cir
Tampa FL 33607

BrightView Landscape Services, Inc.
P.O. Box 740655
Atlanta, GA 30374-0655

53900/4509



Job Name:

Customer: FCA - SHELL POINT CDD

Date: 07/27/2022

Time: 02:30 PM

Customer Signature:

CLARITY

- ## FLOW

- ☐ None
☒ Slight
☐ Visible

METHOD

- ☒ ATV
☐ Airboat
☐ Backpack

CARP PROGRAM

- ☐ Carp observed
- ☐ Barrier Inspected

WATER LEVEL

- ☐ High
☒ Normal
☐ Low

WEATHER

- ☐ Clear
☒ Cloudy
☒ Windy
☐ Rainy

FISH and WILDLIFE OBSERVATIONS

- | | | | | |
|---|---|--|---|-------------------------------------|
| <input type="checkbox"/> Alligator | <input type="checkbox"/> Catfish | <input type="checkbox"/> Gallinules | <input type="checkbox"/> Osprey | <input type="checkbox"/> Woodstorks |
| <input checked="" type="checkbox"/> Anhinga | <input checked="" type="checkbox"/> Coots | <input type="checkbox"/> Gambusia | <input type="checkbox"/> Otter | <input type="checkbox"/> _____ |
| <input type="checkbox"/> Bass | <input type="checkbox"/> Cormorant | <input type="checkbox"/> Herons | <input type="checkbox"/> Snakes | <input type="checkbox"/> _____ |
| <input type="checkbox"/> Bream | <input type="checkbox"/> Egrets | <input checked="" type="checkbox"/> Ibis | <input checked="" type="checkbox"/> Turtles | |

NATIVE WETLAND HABITAT MAINTENANCE

- ☐ Arrowhead ☐ Bulrush ☐ Golden Canna
☐ Bacopa ☐ Chara ☒ Gulf Spikerush
☐ Blue Flag Iris ☐ Cordgrass ☐ Lily

Beneficial Vegetation Notes:

- ☐ Naiad ☐ _____
- ☐ Pickerelweed
- ☐ Soft Rush ☐



2002 West Grand Parkway North
Suite 100
Katy, TX 77449

INVOICE

INVOICE#

#80868

DATE

7/31/2022

CUSTOMER ID

C2305

NET TERMS

Net 30

PO#**DUE DATE**

8/30/2022

BILL TO

Shell Point CDD
2005 Pan Am Cir Ste 700
Tampa FL 33607-2380
United States

Services provided for the Month of: July 2022

DESCRIPTION	QTY	UOM	RATE	MARKUP	AMOUNT
Color Copies- June	6	Ea	0.50		3.00
B/W Copies- June	34	Ea	0.15		5.10
Postage- June	15	Ea	0.53		7.95
Website Maintenance / Admin	1	Ea	125.00		125.00
Dissemination Services	1	Ea	350.00		350.00
Field Management	1	Ea	1,200.00		1,200.00
District Management	1	Ea	3,000.00		3,000.00
Subtotal					4,691.05

Subtotal

\$4,691.05

Tax

\$0.00

Total Due

\$4,691.05

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

To pay by Credit Card, please contact us at 281-578-4299, 9:00am - 5:30pm EST, Monday – Friday. A surcharge fee may apply.

To pay via ACH or Wire, please refer to our banking information below:

Account Name: INFRAMARK, LLC

ACH - Bank Routing Number: 111000614 / Account Number: 912593196

Wire - Bank Routing Number: 021000021 / SWIFT Code: CHASUS33 / Account Number: 912593196

Please include the Customer ID and the Invoice Number on your form of payment.

OK

Shell Point CDD

MEETING DATE: August 22, 2022

DMS: 

SUPERVISORS	CHECK IF IN ATTENDANCE	STATUS	PAYMENT AMOUNT
Jeff Hills		Salary Accepted	\$200.00
Ryan Motko	X	Salary Accepted	\$200.00
Nick Dister	X	Salary Accepted	\$200.00
Albert Viera	X no	Salary Accepted	\$200.00
Steve Luce	X	Salary Accepted	\$200.00

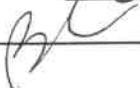
ND082222

MEETING DATE: August 22, 2022

Rm 082222

Shell Point CDD

MEETING DATE: August 22, 2022

DMS: 

SUPERVISORS	CHECK IF IN ATTENDANCE	STATUS	PAYMENT AMOUNT
Jeff Hills		Salary Accepted	\$200.00
Ryan Motko	X	Salary Accepted	\$200.00
Nick Dister	X	Salary Accepted	\$200.00
Albert Viera	no	Salary Accepted	\$200.00
Steve Luce	X	Salary Accepted	\$200.00

SL082222



Hillsborough
County Florida

CUSTOMER NAME	ACCOUNT NUMBER	BILL DATE	DUE DATE
SHELL POINT CDD	0909989190	08/02/2022	08/23/2022

Service Address: 1155 7TH AVE NW

S-Page 1 of 1

METER NUMBER	PREVIOUS DATE	PREVIOUS READ	PRESENT DATE	PRESENT READ	CONSUMPTION	READ TYPE	METER DESCRIPTION
54921027	06/24/2022	4343	07/27/2022	4404	6100 GAL	ACTUAL	WATER

Service Address Charges

Customer Service Charge	\$4.98
Purchase Water Pass-Thru	\$18.42
Water Base Charge	\$31.60
Water Usage Charge	\$5.19
Sewer Base Charge	\$83.37
Sewer Usage Charge	\$32.88

Miscellaneous Charges

Unexplained Purchase Water Pass Thru	\$-236.47
Unexplained Wastewater Usage	\$-397.77
Unexplained Water Usage	\$-351.68
Total Miscellaneous Charges	\$-985.92

Summary of Account Charges

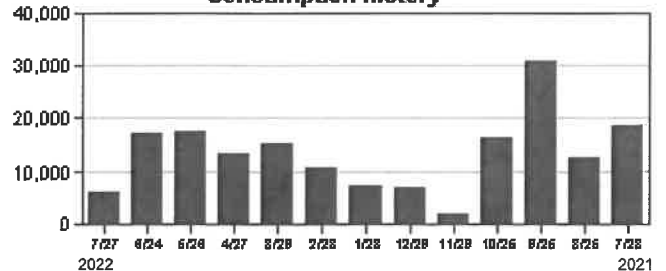
Previous Balance	\$-2,286.82
Net Payments	\$0.00
Credit Amount	\$-2,286.82
Bill Adjustments	\$-985.92
Total Account Charges	\$176.44

AMOUNT DUE	\$-3,096.30
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Important Message

The 2021 Water Quality Report is now available online at HCFLGov.net/WaterQualityReport. To request a mailed copy, call (813)246-3146 and leave a message with your name, mailing address, and phone number.

Consumption History



Hillsborough
County Florida

Make checks payable to: **BOCC**

ACCOUNT NUMBER: 0909989190



ELECTRONIC PAYMENTS BY CHECK OR

Automated Payment Line: (813) 276 8526
Internet Payments: HCFLGov.net/WaterBill
Additional Information: HCFLGov.net/Water



THANK YOU!



SHELL POINT CDD
2005 PAN AM CIR STE 300
TAMPA FL 33607-6008

540 0

DUE DATE 08/23/2022

**Credit Balance
DO NOT PAY**

0009099891906 00003096302

Statement Date: 07/28/2022

Account: 221007983952

SHELL POINT COMMUNITY DEVELOPMENT
587 SUNLIT CORAL ST, FOUNTAIN
RUSKIN, FL 33570

Current month's charges:	\$22.77
Total amount due:	\$22.77
Payment Due By:	08/18/2022

Your Account Summary

Previous Amount Due	\$22.77
Payment(s) Received Since Last Statement	-\$22.77
Current Month's Charges	\$22.77
Total Amount Due	\$22.77



Donate today to help pay
energy bills for families in need
in your community.

tampaelectric.com/share

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

SCAM ALERT!

Scammers are calling. Don't be a victim.

- Scammers can alter caller ID numbers to make it look like TECO is calling.
- We will never ask you to purchase a prepaid credit or debit card.
- **Know what you owe.** Reference your most recent bill or log in to your online account.
- If you think a call is a scam, hang up and call us.

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



WAYS TO PAY YOUR BILL



See reverse side for more information

Account: 221007983952

Current month's charges:	\$22.77
Total amount due:	\$22.77
Payment Due By:	08/18/2022

Amount Enclosed \$

648914630708

SHELL POINT COMMUNITY DEVELOPMENT
2005 PAN AM CIR, STE 300
TAMPA, FL 33607-6008

MAIL PAYMENT TO:
TECO
P.O. BOX 31318
TAMPA, FL 33631-3318

Account: 221007983952
Statement Date: 07/28/2022
Current month's charges due 08/18/2022



Details of Charges – Service from 06/23/2022 to 07/22/2022

Service for: 587 SUNLIT CORAL ST, FOUNTAIN, RUSKIN, FL 33570

Rate Schedule: General Service - Non Demand

Meter Location: LAKE FOUNTAIN

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000492468	07/22/2022	0		0		0 kWh	1	30 Days

Tampa Electric Usage History

Daily Basic Service Charge 30 days @ \$0.74000
Florida Gross Receipt Tax
Electric Service Cost

\$22.20
\$0.57

\$22.77

Total Current Month's Charges

\$22.77

Kilowatt-Hours Per Day
(Average)
JUL 0
2022
JUN 0
MAY 0
APR 0
MAR 0
FEB 0
JAN 0
DEC 0
NOV 0
OCT 0
SEP 0
AUG 0
JUL 0
2021



ACCOUNT INVOICE

tampaelectric.com



Statement Date: 07/28/2022

Account: 211021533685

SHELL POINT COMMUNITY DEVELOPMENT DISTRICT
C/O MERITUS CORP
334 GRACEFUL SEA PL
RUSKIN, FL 33570

Current month's charges:	\$22.77
Total amount due:	\$22.77
Payment Due By:	08/18/2022

Your Account Summary

Previous Amount Due	\$22.77
Payment(s) Received Since Last Statement	-\$22.77
Current Month's Charges	\$22.77
Total Amount Due	\$22.77



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- If you think a call is a scam, hang up and call us.

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



WAYS TO PAY YOUR BILL



See reverse side for more information

Account: 211021533685

Current month's charges:	\$22.77
Total amount due:	\$22.77
Payment Due By:	08/18/2022

Amount Enclosed \$

632865304062

00002815 02 AB 0.49 33607 FTECO107282222185810 00000 05 01000000 003 05 21372 006

|||||
SHELL POINT COMMUNITY DEVELOPMENT DISTRICT
C/O MERITUS CORP
2005 PAN AM CIR, STE 300
TAMPA, FL 33607-6008

MAIL PAYMENT TO:
TECO
P.O. BOX 31318
TAMPA, FL 33631-3318

AUG 03 2022

6328653040622110215336850000000022772

Account: 211021533685
Statement Date: 07/28/2022
Current month's charges due 08/18/2022

Details of Charges – Service from 06/23/2022 to 07/22/2022

Service for: 334 GRACEFUL SEA PL, RUSKIN, FL 33570

Rate Schedule: General Service - Non Demand

Meter Location: SOUTH ENTRANCE

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000621304	07/22/2022	0		0		0 kWh	1	30 Days

Daily Basic Service Charge 30 days @ \$0.74000
Florida Gross Receipt Tax

\$22.20
\$0.57

Electric Service Cost

\$22.77

Total Current Month's Charges

\$22.77

Tampa Electric Usage History

Kilowatt-Hours Per Day
(Average)

JUL 0
2022 0
JUN 0
MAY 0
APR 0
MAR 0
FEB 0
JAN 0
DEC 0
NOV 0
OCT 0
SEP 0
AUG 0
JUL 0
2021 0





ACCOUNT INVOICE

tampaelectric.com



Statement Date: 07/28/2022

Account: 211021583862

SHELL POINT COMMUNITY DEVELOPMENT DISTRICT
C/O MERITUS CORP
1070 ISLAND SUNSET PL
RUSKIN, FL 33570

Current month's charges:	\$22.77
Total amount due:	-\$87.85
CREDIT -	DO NOT PAY

Your Account Summary

Previous Amount Due	-\$110.62
Payment(s) Received Since Last Statement	\$0.00
Credit balance after payments and credits	-\$110.62
Current Month's Charges	\$22.77
Total Amount Due	-\$87.85



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

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



WAYS TO PAY YOUR BILL



See reverse side for more information

Account: 211021583862

Current month's charges:	\$22.77
Total amount due:	-\$87.85
CREDIT -	DO NOT PAY

Amount Enclosed

\$

632865304063



SHELL POINT COMMUNITY DEVELOPMENT DISTRICT
C/O MERITUS CORP
2005 PAN AM CIR, STE 300
TAMPA, FL 33607-6008

MAIL PAYMENT TO:
TECO
P.O. BOX 31318
TAMPA, FL 33631-3318

6328653040632110215838620000000087850

Account: 211021583862
Statement Date: 07/28/2022
Current month's charges due DO NOT PAY

Details of Charges – Service from 06/23/2022 to 07/22/2022

Service for: 1070 ISLAND SUNSET PL, RUSKIN, FL 33570

Rate Schedule: General Service - Non Demand

Meter Location: NORTH ENTRANCE

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000648230	07/22/2022	0		0		0 kWh	1	30 Days

Daily Basic Service Charge 30 days @ \$0.74000
 Florida Gross Receipt Tax
Electric Service Cost

\$22.20
 \$0.57

Tampa Electric Usage History

Kilowatt-Hours Per Day
 (Average)

\$22.77

JUL 0
 2022
 JUN 0
 MAY 0
 APR 0
 MAR 0
 FEB 0
 JAN 0
 DEC 0
 NOV 0
 OCT 0
 SEP 0
 AUG 0
 JUL 0
 2021

Total Current Month's Charges

\$22.77

00002815-0008737-Page 9 of 12



Statement Date: 08/02/2022

Account: 221007911623

SHELL POINT COMMUNITY DEVELOPMENT DISTRICT
C/O MERITUS CORP
SHELL POINT AMENITY CENTER, LIGHTS
RUSKIN, FL 33570

Current month's charges:	\$315.69
Total amount due:	\$315.69
Payment Due By:	08/23/2022

Your Account Summary

Previous Amount Due	\$315.69
Payment(s) Received Since Last Statement	-\$315.69
Current Month's Charges	\$315.69
Total Amount Due	\$315.69

One Less Worry :)

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Contact free;
worry free!

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2022
TRUSTED
BUSINESS
PARTNER

Source: Cogent Business Study

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



WAYS TO PAY YOUR BILL



See reverse side for more information

Account: 221007911623

Current month's charges:	\$315.69
Total amount due:	\$315.69
Payment Due By:	08/23/2022

Amount Enclosed \$

652618327889



SHELL POINT COMMUNITY DEVELOPMENT DISTRICT
C/O MERITUS CORP
2005 PAN AM CIR, STE 300
TAMPA, FL 33607-6008

MAIL PAYMENT TO:
TECO
P.O. BOX 31318
TAMPA, FL 33631-3318

6526183278892210079116230000000315694

Account: 221007911623
Statement Date: 08/02/2022
Current month's charges due 08/23/2022

Details of Charges – Service from 06/28/2022 to 07/27/2022

Service for: SHELL POINT AMENITY CENTER, LIGHTS, RUSKIN, FL 33570

Rate Schedule: Lighting Service
Lighting Service Items LS-1 (Bright Choices) for 30 days

Lighting Energy Charge	133 kWh @ \$0.03079/kWh	\$4.10
Fixture & Maintenance Charge	7 Fixtures	\$105.56
Lighting Pole / Wire	7 Poles	\$178.85
Lighting Fuel Charge	133 kWh @ \$0.04060/kWh	\$5.40
Storm Protection Charge	133 kWh @ \$0.01028/kWh	\$1.37
Clean Energy Transition Mechanism	133 kWh @ \$0.00033/kWh	\$0.04
Florida Gross Receipt Tax		\$0.28
Franchise Fee		\$19.36
Municipal Public Service Tax		\$0.73

Lighting Charges
\$315.69
Total Current Month's Charges
\$315.69

Important Messages

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More clean energy to you

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





ACCOUNT INVOICE

tampaelectric.com



Statement Date: 07/28/2022

Account: 221007934435

SHELL POINT COMMUNITY DEVELOPMENT DISTRICT
C/O MERITUS CORP
1155 7TH AVE NW, CLBHSE
RUSKIN, FL 33570-3425

Current month's charges:	\$585.94
Total amount due:	\$585.94
Payment Due By:	08/18/2022

Your Account Summary

Previous Amount Due	\$716.07
Payment(s) Received Since Last Statement	-\$716.07
Current Month's Charges	\$585.94
Total Amount Due	\$585.94



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WAYS TO PAY YOUR BILL



See reverse side for more information

Account: 221007934435

Current month's charges:	\$585.94
Total amount due:	\$585.94
Payment Due By:	08/18/2022

Amount Enclosed \$

648914630781

00002806 01 AB 0.49 33607 FTECO107282222185810 00000 05 01000000 003 05 21363 003

SHELL POINT COMMUNITY DEVELOPMENT DISTRICT
C/O MERITUS CORP
2005 PAN AM CIR, STE 300
TAMPA, FL 33607-6008

MAIL PAYMENT TO:
TECO
P.O. BOX 31318
TAMPA, FL 33631-3318

6489146307812210079344350000000585943

Account: 221007934435
Statement Date: 07/28/2022
Current month's charges due 08/18/2022

Details of Charges – Service from 06/23/2022 to 07/22/2022

Service for: 1155 7TH AVE NW, CLBHSE, RUSKIN, FL 33570-3425

Rate Schedule: General Service Demand - Standard

Meter Location: CLUBHOUSE

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000799181	07/22/2022	62,669		58,112		4,557 kWh	1	30 Days
1000799181	07/22/2022	18.88		0		18.88 kW	1	30 Days

Daily Basic Service Charge	30 days @ \$1.07000	\$32.10
Billing Demand Charge	19 kW @ \$13.75000/kW	\$261.25
Energy Charge	4,557 kWh @ \$0.00730/kWh	\$33.27
Fuel Charge	4,557 kWh @ \$0.04126/kWh	\$188.02
Capacity Charge	19 kW @ \$0.17000/kW	\$3.23
Storm Protection Charge	19 kW @ \$0.59000/kW	\$11.21
Energy Conservation Charge	19 kW @ \$0.81000/kW	\$15.39
Environmental Cost Recovery	4,557 kWh @ \$0.00130/kWh	\$5.92
Clean Energy Transition Mechanism	19 kW @ \$1.10000/kW	\$20.90
Florida Gross Receipt Tax		\$14.65

Electric Service Cost

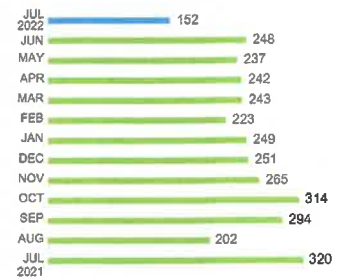
\$585.94

Total Current Month's Charges

\$585.94

Tampa Electric Usage History

Kilowatt-Hours Per Day
(Average)



Billing Demand

(Kilowatts)



Load Factor

(Percentage)



Statement Date: 08/02/2022

Account: 221007940820

SHELL POINT COMMUNITY DEVELOPMENT DISTRICT
C/O MERITUS CORP
SHELL POINT PH 1 AND 2, LIGHTS
RUSKIN, FL 33570

Current month's charges:	\$6,449.03
Total amount due:	\$6,449.03
Payment Due By:	08/23/2022

Your Account Summary

Previous Amount Due	\$6,449.03
Payment(s) Received Since Last Statement	-\$6,449.03
Current Month's Charges	\$6,449.03
Total Amount Due	\$6,449.03

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2022
TRUSTED
BUSINESS
PARTNER

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WAYS TO PAY YOUR BILL



See reverse side for more information

Account: 221007940820

Current month's charges:	\$6,449.03
Total amount due:	\$6,449.03
Payment Due By:	08/23/2022

Amount Enclosed \$

652618327890

00003980 02 AB 0.49 33607 FTECO108022223304310 00000 04 01000000 003 04 18855 006

SHELL POINT COMMUNITY DEVELOPMENT DISTRICT
C/O MERITUS CORP
2005 PAN AM CIR, STE 300
TAMPA, FL 33607-6008

MAIL PAYMENT TO:
TECO
P.O. BOX 31318
TAMPA, FL 33631-3318

6526183278902210079408200000006449039



Account: 221007940820
Statement Date: 08/02/2022
Current month's charges due 08/23/2022

Details of Charges – Service from 06/28/2022 to 07/27/2022

Service for: SHELL POINT PH 1 AND 2, LIGHTS, RUSKIN, FL 33570

Rate Schedule: Lighting Service

Lighting Service Items LS-1 (Bright Choices) for 30 days

Lighting Energy Charge	2717 kWh @ \$0.03079/kWh	\$83.66
Fixture & Maintenance Charge	143 Fixtures	\$2156.44
Lighting Pole / Wire	143 Poles	\$3653.65
Lighting Fuel Charge	2717 kWh @ \$0.04060/kWh	\$110.31
Storm Protection Charge	2717 kWh @ \$0.01028/kWh	\$27.93
Clean Energy Transition Mechanism	2717 kWh @ \$0.00033/kWh	\$0.90
Florida Gross Receipt Tax		\$5.71
Franchise Fee		\$395.53
Municipal Public Service Tax		\$14.90

Lighting Charges

\$6,449.03

Total Current Month's Charges

\$6,449.03

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Statement Date: 07/28/2022

Account: 221007983960

SHELL POINT COMMUNITY DEVELOPMENT
471 SUNLIT CORAL ST, FOUNTAIN
RUSKIN, FL 33570

Current month's charges:	\$22.77
Total amount due:	\$22.77
Payment Due By:	08/18/2022

Your Account Summary

Previous Amount Due	\$22.77
Payment(s) Received Since Last Statement	-\$22.77
Current Month's Charges	\$22.77
Total Amount Due	\$22.77



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WAYS TO PAY YOUR BILL



See reverse side for more information

Account: 221007983960

Current month's charges:	\$22.77
Total amount due:	\$22.77
Payment Due By:	08/18/2022

Amount Enclosed

\$

648914630709

SHELL POINT COMMUNITY DEVELOPMENT
2005 PAN AM CIR, STE 300
TAMPA, FL 33607-6008

MAIL PAYMENT TO:
TECO
P.O. BOX 31318
TAMPA, FL 33631-3318

Account: 221007983960
Statement Date: 07/28/2022
Current month's charges due 08/18/2022



Details of Charges – Service from 06/23/2022 to 07/22/2022

Service for: 471 SUNLIT CORAL ST, FOUNTAIN, RUSKIN, FL 33570

Rate Schedule: General Service - Non Demand

Meter Location: LAKE FOUNTAIN

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000492492	07/22/2022	7,595		7,595		0 kWh	1	30 Days

Tampa Electric Usage History

Daily Basic Service Charge 30 days @ \$0.74000
 Florida Gross Receipt Tax
Electric Service Cost

\$22.20
 \$0.57

\$22.77

\$22.77

Kilowatt-Hours Per Day (Average)

JUL 2022	0
JUN 2022	0
MAY 2022	0
APR 2022	0
MAR 2022	0
FEB 2022	0
JAN 2022	0
DEC 2021	0
NOV 2021	0
OCT 2021	0
SEP 2021	0
AUG 2021	0
JUL 2021	22

Total Current Month's Charges

Statement Date: 07/28/2022

Account: 221007983978

SHELL POINT COMMUNITY DEVELOPMENT
470 OLIVE CONCH ST, FOUNTN
RUSKIN, FL 33570

Current month's charges:	\$381.66
Total amount due:	\$381.66
Payment Due By:	08/18/2022

Your Account Summary

Previous Amount Due	\$420.04
Payment(s) Received Since Last Statement	-\$420.04
Current Month's Charges	\$381.66
Total Amount Due	\$381.66



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WAYS TO PAY YOUR BILL



See reverse side for more information

Account: 221007983978

Current month's charges:	\$381.66
Total amount due:	\$381.66
Payment Due By:	08/18/2022

Amount Enclosed \$

648914630710

SHELL POINT COMMUNITY DEVELOPMENT
2005 PAN AM CIR, STE 300
TAMPA, FL 33607-6008

MAIL PAYMENT TO:
TECO
P.O. BOX 31318
TAMPA, FL 33631-3318

Account: 221007983978
Statement Date: 07/28/2022
Current month's charges due 08/18/2022



Details of Charges – Service from 06/23/2022 to 07/22/2022

Service for: 470 OLIVE CONCH ST, FOUNTN, RUSKIN, FL 33570

Rate Schedule: General Service - Non Demand

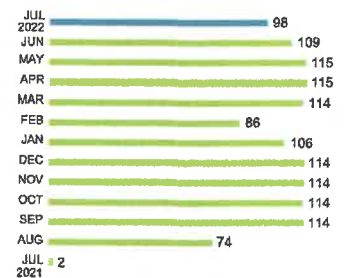
Meter Location: LAKE FOUNTAIN

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000492466	07/22/2022	53,138		50,192		2,946 kWh	1	30 Days

Daily Basic Service Charge	30 days @ \$0.74000	\$22.20
Energy Charge	2,946 kWh @ \$0.07035/kWh	\$207.25
Fuel Charge	2,946 kWh @ \$0.04126/kWh	\$121.55
Storm Protection Charge	2,946 kWh @ \$0.00315/kWh	\$9.28
Clean Energy Transition Mechanism	2,946 kWh @ \$0.00402/kWh	\$11.84
Florida Gross Receipt Tax		\$9.54
Electric Service Cost		\$381.66
Total Current Month's Charges		\$381.66

Tampa Electric Usage History

Kilowatt-Hours Per Day
(Average)



Statement Date: 07/28/2022

Account: 221007983986

SHELL POINT COMMUNITY DEVELOPMENT
630 OLIVE CONCH ST, FOUNTAIN
RUSKIN, FL 33570



Current month's charges:	\$22.77
Total amount due:	\$22.77
Payment Due By:	08/18/2022

Your Account Summary

Previous Amount Due	\$22.77
Payment(s) Received Since Last Statement	-\$22.77
Current Month's Charges	\$22.77
Total Amount Due	\$22.77



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Received

AUG 01 2022

WAYS TO PAY YOUR BILL



See reverse side for more information

Account: 221007983986

Current month's charges:	\$22.77
Total amount due:	\$22.77
Payment Due By:	08/18/2022
Amount Enclosed	\$

648914630711

SHELL POINT COMMUNITY DEVELOPMENT
2005 PAN AM CIR, STE 300
TAMPA, FL 33607-6008

MAIL PAYMENT TO:
TECO
P.O. BOX 31318
TAMPA, FL 33631-3318

6489146307112210079839860000000022771

Account: 221007983986
Statement Date: 07/28/2022
Current month's charges due 08/18/2022



Details of Charges – Service from 06/23/2022 to 07/22/2022

Service for: 630 OLIVE CONCH ST, FOUNTAIN, RUSKIN, FL 33570

Rate Schedule: General Service - Non Demand

Meter Location: LAKE FOUNTAIN

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000492491	07/22/2022	0		0		0 kWh	1	30 Days

Tampa Electric Usage History

Daily Basic Service Charge 30 days @ \$0.74000
 Florida Gross Receipt Tax

\$22.20
 \$0.57

Kilowatt-Hours Per Day
(Average)

Electric Service Cost

\$22.77

Total Current Month's Charges

\$22.77

JUL 2022 0
 JUN 0
 MAY 0
 APR 0
 MAR 0
 FEB 0
 JAN 0
 DEC 0
 NOV 0
 OCT 0
 SEP 0
 AUG 0
 JUL 2021 0

Statement Date: 07/28/2022

Account: 221008336853

SHELL POINT COMMUNITY DEVELOPMENT
921 7TH AV NW, LFT STN
RUSKIN, FL 33570

Current month's charges:	\$327.95
Total amount due:	\$327.95
Payment Due By:	08/18/2022

Your Account Summary

Previous Amount Due	\$299.43
Payment(s) Received Since Last Statement	-\$299.43
Current Month's Charges	\$327.95
Total Amount Due	\$327.95



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WAYS TO PAY YOUR BILL



See reverse side for more information

Account: 221008336853

Current month's charges:	\$327.95
Total amount due:	\$327.95
Payment Due By:	08/18/2022

Amount Enclosed

\$

661260257680

SHELL POINT COMMUNITY DEVELOPMENT
2005 PAN AM CIR, STE 300
TAMPA, FL 33607-6008

MAIL PAYMENT TO:
TECO
P.O. BOX 31318
TAMPA, FL 33631-3318

Account: 221008336853
Statement Date: 07/28/2022
Current month's charges due 08/18/2022



Details of Charges – Service from 06/23/2022 to 07/22/2022

Service for: 921 7TH AV NW, LFT STN, RUSKIN, FL 33570

Rate Schedule: General Service - Non Demand

Meter Location: LIFT STATION

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000851763	07/22/2022	26,027		23,522		2,505 kWh	1	30 Days

Daily Basic Service Charge	30 days @ \$0.74000	\$22.20
Energy Charge	2,505 kWh @ \$0.07035/kWh	\$176.23
Fuel Charge	2,505 kWh @ \$0.04126/kWh	\$103.36
Storm Protection Charge	2,505 kWh @ \$0.00315/kWh	\$7.89
Clean Energy Transition Mechanism	2,505 kWh @ \$0.00402/kWh	\$10.07
Florida Gross Receipt Tax		\$8.20

Electric Service Cost

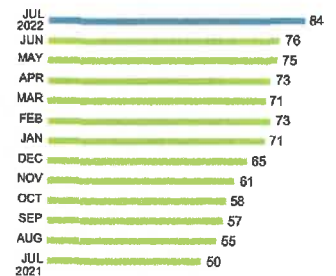
\$327.95

Total Current Month's Charges

\$327.95

Tampa Electric Usage History

Kilowatt-Hours Per Day (Average)



INVOICE

BrightView
Landscape Services

Sold To: 21714889
Shell Point CDD
2005 Pan Am Cir
Tampa FL 33607

Customer #: 21714889
Invoice #: 7993741
Invoice Date: 7/21/2022
Sales Order: 7866258
Cust PO #:

Project Name: Bracing Palm Tree Amenity Center

Project Description: Raise up and brace palm tree that fell over next to amenity center during storm

Job Number	Description	Amount
340500113	Shell Point CDD Labor - Enhancement Gardener Palm Bracing Kit with 2x4's	211.05
Total Invoice Amount		211.05
Taxable Amount		
Tax Amount		
Balance Due		211.05

539001 4604

211.05

Terms: Net 15 Days

If you have any questions regarding this invoice, please call 813 641-3672

Please detach stub and remit with your payment

Payment Stub

Customer Account #: 21714889
Invoice #: 7993741
Invoice Date: 7/21/2022

Amount Due: \$ 211.05

Thank you for allowing us to serve you

Please reference the invoice # on your
check and make payable to

Shell Point CDD
2005 Pan Am Cir
Tampa FL 33607

BrightView Landscape Services, Inc.
P.O. Box 740655
Atlanta, GA 30374-0655

Proposal for Extra Work at Shell Point CDD

Property Name Shell Point CDD
Property Address 1052 Ocean Spray Dr.
Ruskin, FL 33570

Contact Bryan Radcliff
To Shell Point CDD
Billing Address 2005 Pan Am Cir
Tampa, FL 33607

Project Name Bracing Palm Tree Amenity Center

Project Description Raise up and brace palm tree that fell over next to amenity center during storm

Scope of Work

QTY	UoM/Size	Material/Description	Unit Price	Total
2.00	HOUR	Labor - Enhancement Gardener	\$70.19	\$140.38
1.00	EACH	Palm Bracing Kit with 2x4's	\$70.67	\$70.67

Other

Shell cove sabal palm



For internal use only

SO# 7866258
JOB# 340500113
Service Line 130

Total Price \$211.05

THIS IS NOT AN INVOICE

This proposal is valid for thirty (30) days unless otherwise approved by Contractor's Senior Vice President
415 27th Street SE, Ruskin, FL 33570 ph. (813) 641-3672 fax (813) 641-7582

TERMS & CONDITIONS

1. The Contractor shall recognize and perform in accordance with written terms, written specifications and drawings only contained or referred to herein. All materials shall conform to bid specifications.
2. **Work Force:** Contractor shall designate a qualified representative with experience in landscape maintenance/construction upgrades or when applicable in tree management. The workforce shall be competent and qualified, and shall be legally authorized to work in the U.S.
3. **License and Permits:** Contractor shall maintain a Landscape Contractor's license, if required by State or local law, and will comply with all other license requirements of the City, State and Federal Governments, as well as all other requirements of law. Unless otherwise agreed upon by the parties or prohibited by law, Customer shall be required to obtain all necessary and required permits to allow the commencement of the Services on the property.
4. **Taxes:** Contractor agrees to pay all applicable taxes, including sales tax where applicable on material supplied.
5. **Insurance:** Contractor agrees to provide General Liability Insurance, Automotive Liability Insurance, Worker's Compensation Insurance, and any other insurance required by law or Customer, as specified in writing prior to commencement of work. If not specified, Contractor will furnish insurance with \$1,000,000 limit of liability.
6. **Liability:** Contractor shall indemnify the Customer and its agents and employees from and against any third-party liabilities that arise out of Contractor's work to the extent such liabilities are adjudicated to have been caused by Contractor's negligence or willful misconduct. Contractor shall not be liable for any damage that occurs from Acts of God defined as those caused by windstorm, hail, fire, flood, earthquake, hurricane and freezing, etc. Under these circumstances, Contractor shall have the right to renegotiate the terms and prices of this Contract within sixty (60) days. Any illegal trespass, claims and/or damages resulting from work requested that is not on property owned by Customer or not under Customer management and control shall be the sole responsibility of the Customer.
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10. **Payment Terms:** Upon signing this Agreement, Customer shall pay Contractor 50% of the Proposed Price and the remaining balance shall be paid by Customer to Contractor upon completion of the project unless otherwise, agreed to in writing.
11. **Termination:** This Work Order may be terminated by the either party with or without cause, upon seven (7) workdays advance written notice. Customer will be required to pay for all materials purchased and work complete to the date of termination and reasonable charges incurred in demobilizing.
12. **Assignment:** The Customer and the Contractor respectively, bind themselves, their partners, successors, assignees and legal representative to the other party with respect to all covenants of this Agreement. Neither the Customer nor the Contractor shall assign or transfer any interest in this Agreement without the written consent of the other provided, however, that consent shall not be required to assign this Agreement to any company which controls, is controlled by, or is under common control with Contractor or in connection with assignment to an affiliate or pursuant to a merger, sale of all or substantially all of its assets or equity securities, consolidation, change of control or corporate reorganization.
13. **Disclaimer:** This proposal was estimated and priced based upon a site visit and visual inspection from ground level using ordinary means, at or about the time this proposal was prepared. The price quoted in this proposal for the work described, is the result of that ground level visual inspection and therefore our company will not be liable for any additional costs or damages for additional work not described herein, or liable for any incidents/accidents resulting from conditions, that were not ascertainable by said ground level visual inspection by ordinary means at the time said inspection was performed. Contractor cannot be held responsible for unknown or otherwise hidden defects. Any corrective work proposed herein cannot guarantee exact results. Professional engineering, architectural, and/or landscape design services ("Design Services") are not included in this Agreement and shall not be provided by the Contractor. Any design defects in the Contract Documents are the sole responsibility of the Customer. If the Customer must engage a licensed engineer, architect and/or landscape design professional, any costs concerning these Design Services are to be paid by the Customer directly to the designer involved.

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16. **Waiver of Liability:** Requests for crown thinning in excess of twenty-five percent (25%) or work not in accordance with ISA (International Society of Arboriculture) standards will require a signed waiver of liability.

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Customer

Signature _____ Title **Property Manager**

Bryan Radcliff **July 18, 2022**
Printed Name _____ Date _____

BrightView Landscape Services, Inc. "Contractor"

Signature _____ Title **Account Manager**

Vincent Tort **July 18, 2022**
Printed Name _____ Date _____

Job #: 340500113

SO #: 7866258 **Proposed Price:** \$211.05

Vincent Tort

From: Bryan Radcliff <Bryan.Radcliff@Inframark.com>
Sent: Tuesday, July 12, 2022 10:33 AM
To: Vincent Tort; Gary Schwartz
Subject: RE: BrightView - SO# 7866258 Bracing Palm Tree Amenity Center

EXTERNAL E-MAIL

APPROVED.

From: Vincent Tort <Vincent.Tort@brightview.com>
Sent: Tuesday, July 12, 2022 10:30 AM
To: Gary Schwartz <Gary.Schwartz@Inframark.com>
Cc: Bryan Radcliff <Bryan.Radcliff@Inframark.com>
Subject: BrightView - SO# 7866258 Bracing Palm Tree Amenity Center

WARNING: This email originated outside of Inframark. Take caution when clicking on links and opening attachments.

Gary,

Here is the proposal to pick up the palm and put some new bracing to prevent to palm from fall back down.

Let me know if you have any questions.

If you would like us to proceed with the attached proposal, please respond to this e-mail with the word 'Approved'.

7/12/2022 2:23:13 PM | SO# 7866258

Name - Bracing Palm Tree Amenity Center

Description -Raise up and brace palm tree that fell over next to amenity center during storm

Scope of Work-

Sub-Total Price - \$211.05

Tax - \$0.00

Total Price - \$211.05

Thank you,

Vince Tort
Account Manager
Brightview Landscaping
813-240-7254 (cell)

BrightView

Landscape Services

INVOICE

Sold To: 21714889
Shell Point CDD
2005 Pan Am Cir
Tampa FL 33607

Customer #: 21714889
Invoice #: 8018984
Invoice Date: 7/27/2022
Sales Order: 7869260
Cust PO #:

Project Name: July 2022 Irrigation Inspection

Project Description: Recommend to repair (2) 1/2" PVC line leaks.

Job Number	Description	Amount
340500113	Shell Point CDD PVC Repair - Lateral Line 1/2" (Zone # 31) PVC Repair - Lateral Line 1/2" (Zone # 40)	205.48
Total Invoice Amount		205.48
Taxable Amount		
Tax Amount		
Balance Due		205.48

Terms: Net 15 Days

If you have any questions regarding this invoice, please call 813 641-3672

Please detach stub and remit with your payment

Payment Stub

Customer Account #: 21714889
Invoice #: 8018984
Invoice Date: 7/27/2022

Amount Due: \$ 205.48

Thank you for allowing us to serve you

Please reference the invoice # on your
check and make payable to

Shell Point CDD
2005 Pan Am Cir
Tampa FL 33607

BrightView Landscape Services, Inc.
P.O. Box 740655
Atlanta, GA 30374-0655

Proposal for Extra Work at Shell Point CDD

Property Name	Shell Point CDD	Contact	Bryan Radcliff
Property Address	1052 Ocean Spray Dr. Ruskin, FL 33570	To	Shell Point CDD
		Billing Address	2005 Pan Am Cir Tampa, FL 33607

Project Name July 2022 Irrigation Inspection
Project Description Recommend to repair (2) 1/2" PVC line leaks.

Scope of Work

QTY	UoM/Size	Material/Description
1.00	EACH	PVC Repair - Lateral Line 1/2" (Zone # 31)
1.00	EACH	PVC Repair - Lateral Line 1/2" (Zone # 40)

For internal use only

SO# 7869260
JOB# 340500113
Service Line 150

Total Price \$205.48

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Customer

Property Manager	
Signature	Title

Bryan Radcliff	July 27, 2022
Printed Name	Date

BrightView Landscape Services, Inc. "Contractor"

Account Manager	
Signature	Title

Vincent Tort	July 27, 2022
Printed Name	Date

Job #: 340500113

SO #: 7869260 **Proposed Price:** \$205.48

Vincent Tort

From: Bryan Radcliff <Bryan.Radcliff@Inframark.com>
Sent: Friday, July 15, 2022 9:31 AM
To: Vincent Tort; Gary Schwartz
Subject: RE: BrightView - SO# 7869260 July 2022 Irrigation Inspection

EXTERNAL E-MAIL

APPROVED

From: Vincent Tort <Vincent.Tort@brightview.com>
Sent: Friday, July 15, 2022 8:09 AM
To: Bryan Radcliff <Bryan.Radcliff@Inframark.com>; Gary Schwartz <Gary.Schwartz@Inframark.com>
Subject: BrightView - SO# 7869260 July 2022 Irrigation Inspection

WARNING: This email originated outside of Inframark. Take caution when clicking on links and opening attachments.

Bryan/Gary,

Upon our July irrigation inspection, we found 2 lateral lines that are leaking. This is a proposal to repair the leaks.

If you would like us to proceed with the attached proposal, please respond to this e-mail with the word 'Approved'.

7/14/2022 6:52:29 PM | SO# 7869260
Name - July 2022 Irrigation Inspection
Description -Recommend to repair (2) 1/2" PVC line leaks.
Scope of Work-
Sub-Total Price - \$205.48
Tax - \$0.00
Total Price - \$205.48

Thank you,

Vince Tort
Account Manager
Brightview Landscaping
813-240-7254 (cell)



INVOICE

Sold To: 21714889
Shell Point CDD
2005 Pan Am Cir
Tampa FL 33607

Customer #: 21714889
Invoice #: 8033499
Invoice Date: 8/11/2022
Sales Order: 7883986
Cust PO #:

Project Name: 4" Main Line Repair

Project Description: Repair 4" main line next to Sabal Palm that fell over and broke a 4" elbow.

Job Number	Description	Amount
340500113	Shell Point CDD 4" PVC parts to repair main line leak Labor to repair 4" main lineleak and perform wet check	367.22
Total Invoice Amount		367.22
Taxable Amount		
Tax Amount		
Balance Due		367.22

53900 / 9611

Terms: Net 15 Days

If you have any questions regarding this invoice, please call 813 641-3672

Please detach stub and remit with your payment

Payment Stub

Customer Account #: 21714889
Invoice #: 8033499
Invoice Date: 8/11/2022

Amount Due: \$ 367.22

Thank you for allowing us to serve you

Please reference the invoice # on your
check and make payable to

Shell Point CDD
2005 Pan Am Cir
Tampa FL 33607

BrightView Landscape Services, Inc.
P.O. Box 740655
Atlanta, GA 30374-0655

Proposal for Extra Work at Shell Point CDD

Property Name	Shell Point CDD	Contact	Bryan Radcliff
Property Address	1052 Ocean Spray Dr. Ruskin, FL 33570	To	Shell Point CDD
		Billing Address	2005 Pan Am Cir Tampa, FL 33607

Project Name 4" Main Line Repair

Project Description Repair 4" main line next to Sabal Palm that fell over and broke a 4" elbow.

Scope of Work

QTY	UoM/Size	Material/Description
1.00	EACH	4" PVC parts to repair main line leak
3.50	HOUR	Labor to repair 4" main line leak and perform wet check

For internal use only

SO# 7883986
JOB# 340500113
Service Line 150

Total Price \$367.22

THIS IS NOT AN INVOICE

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Customer

		Property Manager
Signature		Title
Bryan Radcliff		August 01, 2022
Printed Name		Date
BrightView Landscape Services, Inc. "Contractor"		
		Account Manager
Signature		Title
Vincent Tort		August 01, 2022
Printed Name		Date
Job #:	340500113	
SO #:	7883986	Proposed Price: \$367.22

Vincent Tort

From: Bryan Radcliff <Bryan.Radcliff@Inframark.com>
Sent: Monday, August 1, 2022 10:58 AM
To: Vincent Tort
Cc: Gary Schwartz
Subject: RE: BrightView - SO# 7883986 4" Main Line Repair

EXTERNAL E-MAIL

APPROVED

From: Vincent Tort <Vincent.Tort@brightview.com>
Sent: Monday, August 1, 2022 10:46 AM
To: Bryan Radcliff <Bryan.Radcliff@Inframark.com>
Subject: BrightView - SO# 7883986 4" Main Line Repair

WARNING: This email originated outside of Inframark. Take caution when clicking on links and opening attachments.

Bryan,

This proposal is to repair a 4" main line leak that was caused when the palm tree fell over next to the amenity center.

If you would like us to proceed with the attached proposal, please respond to this e-mail with the word 'Approved'.

8/1/2022 2:39:26 PM | SO# 7883986

Name - 4" Main Line Repair

Description -Repair 4" main line next to Sabal Palm that fell over and broke a 4" elbow.

Scope of Work-

Sub-Total Price - \$367.22

Tax - \$0.00

Total Price - \$367.22

If you have any questions, please let me know.

Thank you,

Vince Tort
Account Manager
Brightview Landscaping
813-240-7254 (cell)



License #:CFC 1431407 - CAC 1818250

6404 U.S. 301
Riverview, Florida 33578

8136713993

<https://chrissplumbing.com>

jbrooks@chrissplumbing.com

Invoice 2257

INVOICED

Shell Point CDD
2005 Pan Am Circle
Suite 300
Tampa, Florida 33607

Invoiced Date: Jul 13, 2022

Due Date: Jul 13, 2022

Status: Invoiced

Author: Caryn Merritt

Notes:

Drain to pool pump are backing up after an hour of running machine pulled back lots of dirt and shells, went on to other side, dug up drain found drains going into the ground not connected to any sewer lines or storm drains. So that's way within 1-2ft snake kept getting stuck. When it rains backs up because water has no where to go, need to come back to connect line into storm drain of sewer.

Item	Amount
Labor- Plumbing	\$390.00
Labor- Plumbing	
Sewer K-60	\$20.00

Thank you for your business!

Subtotal \$410.00

Total \$410.00

Amount Paid \$0.00

Amount Due \$410.00

539.00 / 4616



License #:CFC 1431407 - CAC 1818250
6404 U.S. 301
Riverview, Florida 33578
8136713993
<https://chrissplumbing.com>
jbrooks@chrissplumbing.com

Invoice 2283

INVOICED

Shell Point CDD
2005 Pan Am Circle
Suite 300
Tampa, Florida 33607

Job title: Job for Shell Point CDD
Job location: 1155 7th Avenue
Northeast, Ruskin, Florida, 33570
Job Members: Daniel Huante

Invoiced Date: Jul 21, 2022
Due Date: Jul 21, 2022
Status: Invoiced
Author: Daniel Huante

Notes:

Dug behind pool pump not much space exposed 3 drains. Capped two drains and rerouted left side drain into the main line that goes into storm drains. Had to use pump to pump out lots of water took about 45 minutes. Tested to see if the drain drains it drains.

Item	Amount
Shop Supplies	\$7.99
Shop Supplies(Glue, Solder, Towels, Gloves etc)	
Concrete bag	\$10.00
2 PVC SCHEDULE 40 DWV PIPE	\$20.10
Labor- Plumbing	\$660.00
Labor- Plumbing	
Labor- Helper	\$285.00

Thank you for your business!

Subtotal

\$983.09

Total

\$983.09

Amount Paid

\$0.00

53900 / 4616

Amount Due

\$983.09

Please remit your check together with the Payment Slip from the last page of this invoice.

DKS Cellular Subscription

INVOICE

INVOICE#

1858984

INVOICE DATE

August 12, 2022

Shell Point CDD

2005 Pan Am Circle
Suite 300
Tampa, FL 33607

User ID: **ShellPointCDD**

Period Starts: July 12, 2022
Period Ends: August 11, 2022

Previous Balance: \$32.95 **Note: All \$ amounts are in US Dollars.**
Payment Received: (\$32.95)
New Charges: \$32.95
Total Amount Due: \$32.95 USD Due by September 11, 2022

Payments

Date	Details	Amount
7/19/2022	Check received	(\$32.95)

Cell Systems

From	To	Name	Phone	MC	Min	Transfer	Amount
7/12/2022	8/11/2022	Shell Point CDD	813 947 3641	9999	11	5	\$32.95

Summary

Total Amount Due

This amount is due by September 11, 2022

\$32.95 USD

Cut along the dotted line and include with the check.
Please also write the Invoice Number (" **1858984** ") on your check.

Invoice# 1858984
Dated August 12, 2022
User ID ShellPointCDD
Period Starts: July 12, 2022
Period Ends: August 11, 2022
Amount Due: **\$32.95 USD**

Payment To:
DoorKing Inc.
IM Server Payments
120 S. Glasgow Avenue
Inglewood, CA 90301

AUG 18 2022

2550 US HIGHWAY 17 S
WAUCHULA, FL 33873

Fax: 863-474-3084

Invoice Number: 7497
Invoice Date: July 27, 2022
Page: 1

SHELL POINT
C/O MERITUS
2005 PAN AM CIRCLE, STE 300
TAMPA, FL 33607

SHELL POINT
PRODUCT PURCHASE

Description	Amount
PRODUCT PURCHASE ON 7/20/2022	1,000.00
100 CLAMSHELL CARDS (701-800)	
SHIPPING	20.00

Additional fees will be accessed for accounts that are referred to collections.

Subtotal	1,020.00
Sales Tax	
Total Invoice Amount	1,020.00
Payment/Credit Applied	
TOTAL	1,020.00

53900/4619

GATE PROS, INC.2550 US HIGHWAY 17 S
WAUCHULA, FL 33873**INVOICE**

Invoice Number: 7505

Invoice Date: August 1, 2022

Page: 1

Voice: 863-474-3090

Fax: 863-474-3084

Bill To:SHELL POINT
C/O MERITUS
2005 PAN AM CIRCLE, STE 300
TAMPA, FL 33607**Ship To:**SHELL POINT
POOL AREA

Customer PO	Payment Terms	Sales Rep ID	Due Date
	Net 30 Days		8/31/22

Description	Amount
SERVICE CALL ON 7/8/2022	1,750.00
POOL AREA PEDESTRIAN GATE STRUCK BY LIGHTNING.	
REPLACE EAST AND WEST EXPANSION BOARDS AND CARD READERS FOR POOL AND	
PLAYGROUND PEDESTRIAN GATES.	
FUEL SURCHARGE	20.00

A \$30 fee will be charged for returned checks.

1.5% Service Charge (18% APR) Charged on Past Due Accounts.

Additional fees will be accessed for accounts that are referred to collections.

Subtotal	1,770.00
Sales Tax	
Total Invoice Amount	1,770.00
Payment/Credit Applied	
TOTAL	1,770.00

53900 / 4617

Grau and Associates

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

Phone: 561-994-9299

Fax: 561-994-5823

*Shell Point Community Development District
2005 Pan Am Circle, Suite 300
Tampa, FL 33607*

Invoice No. 23042
Date 08/03/2022

SERVICE	AMOUNT
Audit FYE 09/30/2021	\$ <u>5,000.00</u>
Current Amount Due	\$ <u>5,000.00</u>

0 - 30	31 - 60	61 - 90	91 - 120	Over 120	Balance
5,000.00	0.00	0.00	0.00	0.00	5,000.00

Payment due upon receipt.



MHD Communications
5808 Breckenridge Pkwy Ste G
Tampa, FL 33610
(813) 948-0202

Date	Invoice
08/02/2022	26347
Account	
Shell Point CDD	

Bill To:
Shell Point CDD Attn: Bryan Radcliff 972 Ocean Spray Drive Ruskin, FL United States

Ship To
Shell Point CDD 972 Ocean Spray Drive Ruskin, FL United States

Terms	Due Date	PO Number	Reference
NET15	08/17/2022		

Service Request Number	274381
Summary	Cameras are down
Billing Method	Actual Rates
Detail	<p>Thu 7/28/2022/3:13 PM UTC-04/ Nate Huitt (time)- Ken,</p> <p>I reviewed the footage for that camera between 3-5:30 PM yesterday and did not see anything that appeared to be an altercation. I can upload the footage but it's several gigabytes so it will take some time to download/upload. Let me know if you want it.</p> <p>Thank you, Nathan H.</p> <p>Wed 7/27/2022/9:12 AM UTC-04/ Josh Nielsen (time)- Attempted to assist the user in fixing his cameras -Attempted to access the camera IPs external/internal no luck -Ping both external and internal, external came back good but still couldn't access, internal was no good for both -Ran IP scanner and couldn't find the cameras</p> <p>Issue is local to Shellpoint.</p> <p>Wed 7/27/2022/9:10 AM UTC-04/ Savannah Havens- When handling, PLEASE verify that this is only related to the community/CDD, not for Mertius</p> <p>Wed 7/27/2022/8:44 AM UTC-04/ Ken Hoeffle [This message originated from outside our organization. Do not click links or open attachments unless you know the content is safe]</p> <p>Good morning,</p> <p>Yesterday we had a storm come through and we had some power outages. My laptop is fine but I'm unable to bring up the cameras. Can someone contact me sometime this morning as I'm going on vacation and will not be in later this afternoon returning on Monday. I have a popup that is asking for the username and password which i do not have.</p> <p>Thank you Ken</p>
Resolution	<p>Thu 7/28/2022/3:13 PM UTC-04/ Nate Huitt (time)- Ken,</p> <p>I reviewed the footage for that camera between 3-5:30 PM yesterday and did not see</p>

anything that appeared to be an altercation. I can upload the footage but it's several gigabytes so it will take some time to download/upload. Let me know if you want it.

Thank you,
Nathan H.

Company Name Shell Point CDD

Contact Name kenneth Hoefle

Service Request Number 274382

Summary Re: Cameras not viewable on laptop

Billing Method Actual Rates

Detail Thu 7/28/2022 1:28 PM UTC-04/ Ken Hoefle shellclubhouse@gmail.com
[This message originated from outside our organization. Do not click links or open attachments unless you know the content is safe]

Good afternoon. I know this request has been escalated to engineers. We had an incident where a resident was assaulted by the mailboxes. Currently, I can see footage on my phone but I need to bring it up on the laptop to get better images. Please advise what can be done to expedite this.

On Wed, Jul 27, 2022 at 8:48 AM MHD Communications Service Desk <helpdesk@mhdit.com> wrote:

Wed 7/27/2022 8:45 AM UTC-04/ Ken Hoefle
[This message originated from outside our organization. Do not click links or open attachments unless you know the content is safe]

my number is 813 244 6445

On Wed, Jul 27, 2022 at 8:46 AM Shell Point <shellclubhouse@gmail.com> wrote:
Good morning,

Yesterday we had a storm come through and we had some power outages. My laptop is fine but I'm unable to bring up the cameras. Can someone contact me sometime this morning as I'm going on vacation and will not be in later this afternoon returning on Monday. I have a popup that is asking for the username and password which I do not have.

Thank you
Ken

Resolution

Company Name Shell Point CDD

Contact Name Ken Hoefle

Services	Work Type	Hours	Rate	Amount
Billable Services				
Help Desk Technician	IT - Remote - Business Hours	0.50	150.00	\$75.00
System Engineer	IT - Remote - Business Hours	1.50	185.00	\$277.50
Total Services:				\$352.50

We appreciate your business! MHD Communications accepts checks and all major credit cards. A late payment charge of 5% per month will be applied to all unpaid balances.	Invoice Subtotal:	\$352.50
	Sales Tax:	\$26.44
	Invoice Total:	\$378.94
	Payments:	\$0.00
	Credits:	\$0.00
Balance Due:		\$378.94

Invoice Time Detail

Invoice Number: 26347
Company: Shell Point CDD

Charge To: Shell Point CDD / Cameras are down Location: Main

Date	Staff	Notes	Bill	Hours	Rate	Ext Amt
07/27/2022	Nielsen, Josh	Service Ticket:274381 Summary:Cameras are down Attempted to assist the user in fixing his cameras -Attempted to access the camera IPs external/internal no luck -Ping both external and internal, external came back good but still couldn't access, internal was no good for both -Ran IP scanner and couldn't find the cameras Issue is local to Shellpoint.	Y	0.50	150.00	\$75.00
07/28/2022	Huitt, Nate	Service Ticket:274381 Summary:Cameras are down Ken, I reviewed the footage for that camera between 3-5:30 PM yesterday and did not see anything that appeared to be an altercation. I can upload the footage but it's several gigabytes so it will take some time to download/upload. Let me know if you want it. Thank you, Nathan H.	Y	1.50	185.00	\$277.50

Subtotal: \$352.50

Invoice Time Total:

Billable Hours: 2.00

5390014619



13075 US Highway 19 N
Clearwater, FL 33764
Phone: 727-581-9339

Invoice

Date: 8/5/2022
Invoice No.: 113890

Bill to: Inframark
2002 Pan Am Circle #300
Tampa, FL 33607

Service at: Shell Point CDD
1155 7th Ave NW
Ruskin, FL 33570

Customer ID: 26308

Location ID: I-16750 SHELLPOINTCD

Description: Work Order 158273 CLW Extinguisher Inspe

Reference: Work Order 158273

Terms: NET30

PO Number:

Item	Description	Quantity	Unit Price	Amount
Agreement				
	CLW Extinguish Inspect Annual	1.00	0.00	0.00
			Agreement Subtotal	0.00
Labor				
	Inspection	0.50	0.00	0.00
			Labor Subtotal	0.00
Parts				
	3-ITAG1 AE1 Annual Extinguisher Inspection	1.00	8.95	8.95
	3-SC1 Service Call 1	1.00	65.00	65.00
	TFS Temporary Fuel Surcharge	1.00	10.00	10.00
			Parts Subtotal	83.95

Handwritten signature

53900114619

Pay online at www.piperfire.com

Subtotal:	83.95
Sales Tax:	6.30
TOTAL DUE:	90.25



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Lic. # 336071-0001-2003 • Lic. # 85377000012007

Clearwater Office
13075 US Highway 19 N.
Clearwater, FL 33764
Phone: 727-581-9339

Sarasota Office
1595 Barber Rd.
Sarasota, FL 34240
Phone: 941-377-2100

Toll Free - 800-327-7604
<http://www.piperfire.com>

SERVICE REPORT

WORK ORDER:

158273

DATE: 08/05/2022

THIS IS NOT AN INVOICE

CUSTOMER: Shell Point CDD (AR#:26308)
SITE ALIAS: I-16750 SHELLPOINTCD
STREET: 1155 7th Ave NW
CITY: Ruskin, FL 33570
CONTACT: Ken Hoefle

CALL TYPE: Extinguisher Inspection
TROUBLE REPORTED: CLW Extinguisher Inspection
WORK PERFORMED: G17220289 10lb 26 (Rasico; Randy on Aug 5, 2022)

PARTS			
QUANTITY	DESCRIPTION	UNIT	TOTAL
1	CLW Extinguish Inspect Annual	--	N/A
1	AE1 Annual Extinguisher Inspection	\$8.95	\$8.95
1	Service Call 1	\$65.00	\$65.00
1	Temporary Fuel Surcharge	\$10.00	\$10.00

LABOR				
DATE	LABOR	TECHNICIAN/DESC	UNIT	TOTAL
Aug 5, 2022	0.5	Rasico; Randy (Inspection)	\$0.00	\$0.00

SALE AMOUNT \$83.95
SALES TAX \$6.30
BALANCE \$90.25

IS JOB COMPLETE? **Yes**

Customer

Name: Ken
Date: 08/05/2022 11:20 AM
Comments:

Email

ken.hoefle@inframark.com,

Employee

Name: Randy Rasico
Date: 08/05/2022 11:20 AM
Comments:



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Lic.# 336071-0001-2003 • Lic.# 85377000012007

Clearwater Office
13075 US Highway 19 N.
Clearwater, FL 33764
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1595 Barber Rd.
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<http://www.piperfire.com>

SERVICE REPORT

WORK ORDER:

158273

DATE: 08/05/2022

THIS IS NOT AN INVOICE

TERMS AND CONDITIONS

- 1. Scope of Work:** The Proposal, provided to the Customer by Piper Fire Protection, Inc. ("Piper"), along with these Standard Terms and Conditions is for the specific repairs as outlined in the attached Scope of Work and unless specifically included, does not include any additional labor, material, or work. Customer shall provide free and safe access to all locations as required by Piper.
- 2. Existing System:** Where new work is connected to an existing system, any deficiencies detected in the existing system during testing or charging of the system are the responsibility of Customer and are not covered by any warranties that may be applicable to the Scope of Work. Customer releases Piper from any and all claims regarding the existing system and any damage or injury caused by or to the existing system. Further, Piper makes no warranty as to the quality of work performed by others or the functionality and design of the originally installed fire system.

Warranty - Piper Fire warrants that its workmanship and materials shall be free from defects for a period of one year after completion of the Work or substantial completion of the Project,
- 3. . Reconditioned or Refurbished parts are warrantied for 90 days parts and labor. This Warranty does not apply to the following CONDITIONS:** 1) Damage or extra service time resulting from accidents, acts of God, lightning strikes, riots, floods, terrorism, acts of war, presence of corrosion inducing matter in the water supply at any time, alteration, misuse, tampering or abuse, adjustments, - repairs or maintenance not done by Piper Fire, or from parts, accessories, attachments or other devices not furnished by Piper Fire; 2) Customer's improper operation per instructions; 3) Trouble due to interruption of commercial power to any type of phone service; 4) battery failure; 5) Devices designed to fail in protecting the System such as, but not limited to , fuse and circuit breakers; 6) System changes requested by Customer. **THE FOREGOING WARRANTY IS IN LIEU OF ALL OTHER WARRANTIES, EXPRESS OR IMPLIED, INCLUDING BUT NOT LIMITED TO, ANY IMPLIED WARRANTIES OF MERCHANTABILITY OR FITNESS FOR A PARTICULAR PURPOSE. THE CUSTOMER'S EXCLUSIVE REMEDY WITH RESPECT TO ANY AND ALL LOSSES OR DAMAGES RESULTING FROM ANY CAUSE WHATSOEVER, INCLUDING PIPER FIRE'S NEGLIGENCE, SHALL BE REPAIR OR REPLACEMENT AS SPECIFIED ABOVE. PIPER FIRE SHALL IN NO EVENT BE LIABLE FOR ANY CONSEQUENTIAL OR INDIRECT DAMAGES OF ANY NATURE, INCLUDING WITHOUT LIMITATION, DAMAGES FOR PERSONAL INJURY OR DAMAGES TO PROPERTY, AND HOWEVER OCCASIONED, WHETHER ALLEGED AS RESULTING FROM BREACH OF WARRANTY OR CONTRACT BY PIPER FIRE OR NEGLIGENCE OF PIPER FIRE OR OTHERWISE. which ever shall first occur, and that it will at its expense, repair or replace any defective materials or workmanship supplied or performed by Piper Fire during the one-year warranty period**
- 4. Proposal:** This Proposal is firm for 30 days. Proposals older than 30 days will require price verification. Faxed or emailed copies will be fully binding and enforceable without the need for delivery of the original manually executed Proposal. Upon acceptance of the Proposal, Piper reserves the right to adjust pricing and terms accordingly as Scope of Work changes due to unforeseen circumstances. Unless otherwise agreed, work hours shall be from 8:00 a.m. to 4:30 p.m., Monday through Friday.

5. Pricing: The price excludes any applicable taxes, licenses or fees. Please provide tax exempt certificate when applicable. In the event an electric lift or any additional equipment is needed to properly access work area, there will be additional costs incurred. PAYMENT TERMS ARE NOTED ON PROPOSAL. An online payment option is available at www.piperfire.com. Visa / MasterCard / American Express accepted. Piper reserves the right to revoke or modify customer's credit at its sole discretion. Any amounts not paid when due shall bear interest at the rate of 1.5% per month until paid or the maximum rate permitted by law, whichever is less. Customer shall pay all reasonable costs and expenses incurred by Piper for collection of any past due amounts owed by Customer, including attorney's fees. If Customer fails to make payments when they are due to Piper, Piper may stop work, and remain idle until payments are made. If Customer delays or interrupts progress of the Work, then Customer shall compensate Piper for any additional expense.

6. Hazardous Material(s): In all cases except when the project involves new construction, Customer represents and warrants that to the best of Customer's knowledge the work site is free of any hazardous materials. The term "hazardous materials" shall include but not be limited to asbestos, asbestos-containing material, polychlorinated biphenyl ("PCB"), formaldehyde or other potentially toxic or otherwise hazardous material. If any such substance is discovered on the work site, Piper Fire will not be required to install or service the at such site unless and until Customer certifies the removal or safe containment of such hazardous materials. Customer shall indemnify, defend, and hold Piper Fire, its officers, directors and agents harmless from any damages, claims, injuries, liabilities resulting from the exposure of Piper Fire's employees, contractors, or subcontractors to hazardous materials at the work site; provided, however, that the foregoing provision will not apply when it has been determined that such hazardous materials were brought to the work site by Piper Fire.

7. CUSTOMER ACKNOWLEDGMENTS & RESPONSIBILITIES: CUSTOMER ACKNOWLEDGES AND UNDERSTANDS THAT PIPER FIRE IS NOT AN INSURER. THE AMOUNTS PIPER FIRE CHARGES CUSTOMER ARE NOT INSURANCE PREMIUMS. SUCH CHARGES ARE BASED UPON THE VALUE OF THE SERVICES, SYSTEM AND EQUIPMENT PIPER FIRE PROVIDES AND ARE UNRELATED TO THE VALUE OF CUSTOMER'S PROPERTY, ANY PROPERTY OF OTHERS LOCATED IN CUSTOMER'S PREMISES, OR ANY RISK OF LOSS ON CUSTOMER'S PREMISES. PIPER FIRE'S SERVICES, SYSTEMS AND EQUIPMENT DO NOT CAUSE AND CANNOT ELIMINATE OCCURENCES OF THE EVENTS THEY ARE INTENDED TO DETECT OR AVERT. PIPER FIRE MAKES NO GUARANTY OR WARRANTY, INCLUDING ANY IMPLIED WARRANTY OF MERCHANTABILITY OR FITNESS FOR A PARTICULAR PURPOSE, THAT THE SERVICES, SYSTEM OR EQUIPMENT SUPPLIED WILL DETECT OR AVERT SUCH EVENTS OR THE CONSEQUENCES THEREFROM. ACCORDINGLY, PIPER FIRE DOES NOT UNDERTAKE ANY RISK THAT CUSTOMER'S PERSON OR PROPERTY, OR THE PERSON OR PROPERTY OF OTHERS, MAY BE SUBJECT TO INJURY OR LOSS IF SUCH AN EVENT OCCURS. THE ALLOCATION OF SUCH RISK REMAINS WITH CUSTOMER, NOT PIPER FIRE. INSURANCE, IF ANY, COVERING SUCH RISK SHALL BE OBTAINED BY CUSTOMER. PIPER FIRE SHALL HAVE NO LIABILITY FOR LOSS, DAMAGE OR INJURY DUE DIRECTLY OR INDIRECTLY TO EVENTS, OR THE CONSEQUENCES THEREFROM, WHICH THE SYSTEM OR SERVICES ARE INTENDED TO DETECT OR AVERT. CUSTOMER SHALL LOOK EXCLUSIVELY TO ITS INSURER AND NOT TO PIPER FIRE TO PAY CUSTOMER IN THE EVENT OF ANY SUCH LOSS, DAMAGE OR INJURY. CUSTOMER RELEASES AND WAIVES FOR ITSELF AND ITS INSURER ALL SUBROGATION AND OTHER RIGHTS TO RECOVER FROM PIPER FIRE ARISING AS A RESULT OF PAYING ANY CLAIM FOR LOSS, DAMAGE OR INJURY OF CUSTOMER OR ANOTHER PERSON. IF NOTWITHSTANDING THE PROVISIONS OF THESE SECTIONS PROVIDED, PIPER FIRE IS FOUND LIABLE FOR LOSS, DAMAGE OR INJURY UNDER ANY LEGAL THEORY DUE TO A FAILURE OF THE SERVICES, SYSTEM OR EQUIPMENT IN ANY RESPECT, ITS LIABILITY SHALL BE LIMITED TO A SUM EQUAL TO 10% OF THE ANNUAL SERVICE CHARGE OR \$1,000, WHICHEVER IS GREATER, AS AGREED UPON DAMAGES AND NOT AS A PENALTY, AS CUSTOMER'S SOLE REMEDY. THIS WILL BE THE SOLE REMEDY BECAUSE IT IS IMPRACTICAL AND EXTREMELY DIFFICULT TO DETERMINE THE ACTUAL DAMAGES, IF ANY, WHICH MAY RESULT FROM PIPER FIRE'S FAILURE TO PERFORM ANY OF ITS OBLIGATIONS UNDER THIS AGREEMENT. IF CUSTOMER REQUESTS, PIPER FIRE MAY ASSUME GREATER LIABILITY BY ATTACHING A RIDER TO THIS AGREEMENT STATING THE EXTENT OF PIPER FIRE'S ADDITIONAL LIABILITY AND THE ADDITIONAL CHARGES CUSTOMER WILL PAY FOR PIPER FIRE'S ASSUMPTION OF SUCH GREATER LIABILITY. HOWEVER, SUCH ADDITIONAL CHARGES ARE NOT INSURANCE PREMIUMS AND PIPER FIRE IS NOT AN INSURER EVEN IF IT ENTERS INTO SUCH A RIDER. THE PROVISIONS OF THESE SECTIONS SHALL APPLY NO MATTER HOW THE LOSS, DAMAGE OR INJURY OR OTHER CONSEQUENCE OCCURS, EVEN IF DUE TO PIPER FIRE'S PERFORMANCE OR NONPERFORMANCE OF ITS OBLIGATIONS UNDER THIS AGREEMENT OR FROM NEGLIGENCE, ACTIVE OR OTHERWISE, STRICT LIABILITY, VIOLATION OF ANY APPLICABLE CONSUMER PROTECTION LAW OR ANY OTHER ALLEGED FAULT ON THE PART OF PIPER FIRE, ITS AGENTS OR EMPLOYEES. IF ANY OTHER PERSON, INCLUDING CUSTOMER'S SUBROGATION INSURER, MAKES ANY CLAIM OR FILES ANY LAWSUIT AGAINST PIPER FIRE IN ANY WAY RELATING TO THE SERVICES, SYSTEM OR EQUIPMENT THAT ARE THE SUBJECTS OF THIS AGREEMENT, THEN CUSTOMER SHALL INDEMNIFY AND HOLD PIPER FIRE HARMLESS FROM ANY AND ALL SUCH CLAIMS AND LAWSUITS INCLUDING THE PAYMENT OF ALL DAMAGES, EXPENSES, COSTS AND ATTORNEYS' FEES. THE PROVISIONS OF THESE SECTIONS SHALL APPLY TO AND BENEFIT PIPER FIRE AND ITS AGENTS, EMPLOYEES, CONTRACTORS, SUBSIDIARIES, AFFILIATES, PARENTS (BOTH DIRECT AND INDIRECT). IF THIS AGREEMENT PROVIDES FOR A DIRECT CONNECTION TO A FIRE DEPARTMENT OR OTHER ORGANIZATION, THEN THAT DEPARTMENT OR OTHER ORGANIZATION MAY ALSO INVOKE THE PROVISIONS OF THESE SECTIONS AGAINST ANY CLAIMS DUE TO ANY FAILURE OF SUCH DEPARTMENT OR ORGANIZATION. PIPER FIRE ASSUMES NO LIABILITY FOR DELAYS IN INSTALLATION OF THE EQUIPMENT OR FOR THE CONSEQUENCES THEREFROM, HOWEVER CAUSED, OR FOR INTERRUPTIONS OF SERVICE OR FOR THE CONSEQUENCES THEREFROM DUE TO STRIKES, RIOTS, FLOODS, ACTS OF GOD OR ANY CAUSES BEYOND THE CONTROL OF PIPER FIRE, AND WILL NOT BE REQUIRED TO SUPPLY SERVICE TO THE CUSTOMER WHILE INTERRUPTION OF SERVICE DUE TO ANY SUCH CAUSE SHALL CONTINUE.

8. Dispute Resolution: In any action arising from this agreement, the prevailing party shall be entitled to recover from the non-prevailing party, all of its attorney's fees and costs incurred in such action, including any appeal. This agreement shall be governed by and construed under the laws of the State of Florida. Venue shall lie in Pinellas County, Florida.



13075 US Highway 19 N
Clearwater, FL 33764
Phone: 727-581-9339

Invoice

Date: 8/5/2022
Invoice No.: 113891

Bill to: Inframark
2002 Pan Am Circle #300
Tampa, FL 33607

Service at: Shell Point CDD
1155 7th Ave NW
Ruskin, FL 33570

Customer ID: 26308

Location ID: I-16750 SHELLPOINTCD

Description: Work Order 158481 CLW Em/Ex Light Insp

Reference: Work Order 158481

Terms: NET30

PO Number:

Item	Description	Quantity	Unit Price	Amount
Labor	Inspection	0.50	0.00	0.00
Labor Subtotal				0.00
Parts	3-EM/EXIT Emer/Exit Light Insp	8.00	6.95	55.60
	LB Labor Hours	1.00	66.75	66.75
	(0.5) hours to fix exit combo light			
Parts Subtotal				122.35

5390019619

Pay online at www.piperfire.com

Subtotal:	122.35
Sales Tax:	9.18
TOTAL DUE:	131.53



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Clearwater Office
13075 US Highway 19 N.
Clearwater, FL 33764
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Sarasota Office
1595 Barber Rd.
Sarasota, FL 34240
Phone: 941-377-2100

Toll Free - 800-327-7604
<http://www.piperfire.com>

SERVICE REPORT

WORK ORDER:
158481

DATE: 08/05/2022

THIS IS NOT AN INVOICE

CUSTOMER: Shell Point CDD (AR#:26308)
SITE ALIAS: I-16750 SHELLPOINTCD
STREET: 1155 7th Ave NW
CITY: Ruskin, FL 33570
CONTACT: Ken Hoefle

CALL TYPE: Em/Ex Light Inspection
TROUBLE REPORTED: CLW Em/Ex Light Insp
WORK PERFORMED: --

PARTS			
QUANTITY	DESCRIPTION	UNIT	TOTAL
8	Emer/Exit Light Insp	\$6.95	\$55.60
1	Labor Hours (0.5) hours to fix exit combo light	\$66.75	\$66.75

LABOR				
DATE	LABOR	TECHNICIAN/DESC	UNIT	TOTAL
Aug 5, 2022	0.5	Rasico; Randy (Inspection)	\$0.00	\$0.00

SALE AMOUNT \$122.35
SALES TAX \$9.18
BALANCE \$131.53

IS JOB COMPLETE? **Yes**

Customer

Name: Ken
Date: 08/05/2022 11:21 AM
Comments:

Email

ken.hoefle@inframark.com,

Employee

Name: Randy Rasico
Date: 08/05/2022 11:21 AM
Comments:



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Lic.# 336071-0001-2003 • Lic.# 85377000012007

Clearwater Office
13075 US Highway 19 N.
Clearwater, FL 33764
Phone: 727-581-9339

Sarasota Office
1595 Barber Rd.
Sarasota, FL 34240
Phone: 941-377-2100

Toll Free - 800-327-7604
<http://www.piperfire.com>

SERVICE REPORT

WORK ORDER:

158481

DATE: 08/05/2022

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TERMS AND CONDITIONS

1. Scope of Work: The Proposal, provided to the Customer by Piper Fire Protection, Inc. ("Piper"), along with these Standard Terms and Conditions is for the specific repairs as outlined in the attached Scope of Work and unless specifically included, does not include any additional labor, material, or work. Customer shall provide free and safe access to all locations as required by Piper.

2. Existing System: Where new work is connected to an existing system, any deficiencies detected in the existing system during testing or charging of the system are the responsibility of Customer and are not covered by any warranties that may be applicable to the Scope of Work. Customer releases Piper from any and all claims regarding the existing system and any damage or injury caused by or to the existing system. Further, Piper makes no warranty as to the quality of work performed by others or the functionality and design of the originally installed fire system.

Warranty - Piper Fire warrants that its workmanship and materials shall be free from defects for a period of one year after completion of the Work or substantial completion of the Project,

3. . Reconditioned or Refurbished parts are warrantied for 90 days parts and labor. This Warranty does not apply to the following CONDITIONS: 1) Damage or extra service time resulting from accidents, acts of God, lightning strikes, riots, floods, terrorism, acts of war, presence of corrosion inducing matter in the water supply at any time, alteration, misuse, tampering or abuse, adjustments, repairs or maintenance not done by Piper Fire, or from parts, accessories, attachments or other devices not furnished by Piper Fire; 2) Customer's improper operation per instructions; 3) Trouble due to interruption of commercial power to any type of phone service; 4) battery failure; 5) Devices designed to fail in protecting the System such as, but not limited to , fuse and circuit breakers; 6) System changes requested by Customer. THE FOREGOING WARRANTY IS IN LIEU OF ALL OTHER WARRANTIES, EXPRESS OR IMPLIED, INCLUDING BUT NOT LIMITED TO, ANY IMPLIED WARRANTIES OF MERCHANTABILITY OR FITNESS FOR A PARTICULAR PURPOSE. THE CUSTOMER'S EXCLUSIVE REMEDY WITH RESPECT TO ANY AND ALL LOSSES OR DAMAGES RESULTING FROM ANY CAUSE WHATSOEVER, INCLUDING PIPER FIRE'S NEGLIGENCE, SHALL BE REPAIR OR REPLACEMENT AS SPECIFIED ABOVE. PIPER FIRE SHALL IN NO EVENT BE LIABLE FOR ANY CONSEQUENTIAL OR INDIRECT DAMAGES OF ANY NATURE, INCLUDING WITHOUT LIMITATION, DAMAGES FOR PERSONAL INJURY OR DAMAGES TO PROPERTY, AND HOWEVER OCCASIONED, WHETHER ALLEGED AS RESULTING FROM BREACH OF WARRANTY OR CONTRACT BY PIPER FIRE OR NEGLIGENCE OF PIPER FIRE OR OTHERWISE. which ever shall first occur, and that it will at its expense, repair or replace any defective materials or workmanship supplied or performed by Piper Fire during the one-year warranty period

4. Proposal: This Proposal is firm for 30 days. Proposals older than 30 days will require price verification. Faxed or emailed copies will be fully binding and enforceable without the need for delivery of the original manually executed Proposal. Upon acceptance of the Proposal, Piper reserves the right to adjust pricing and terms accordingly as Scope of Work changes due to unforeseen circumstances. Unless otherwise agreed, work hours shall be from 8:00 a.m. to 4:30 p.m., Monday through Friday.

5. Pricing: The price excludes any applicable taxes, licenses or fees. Please provide tax exempt certificate when applicable. In the event an electric lift or any additional equipment is needed to properly access work area, there will be additional costs incurred. PAYMENT TERMS ARE NOTED ON PROPOSAL. An online payment option is available at www.piperfire.com. Visa / MasterCard / American Express accepted. Piper reserves the right to revoke or modify customer's credit at its sole discretion. Any amounts not paid when due shall bear interest at the rate of 1.5% per month until paid or the maximum rate permitted by law, whichever is less. Customer shall pay all reasonable costs and expenses incurred by Piper for collection of any past due amounts owed by Customer, including attorney's fees. If Customer fails to make payments when they are due to Piper, Piper may stop work, and remain idle until payments are made. If Customer delays or interrupts progress of the Work, then Customer shall compensate Piper for any additional expense.

6. Hazardous Material(s): In all cases except when the project involves new construction, Customer represents and warrants that to the best of Customer's knowledge the work site is free of any hazardous materials. The term "hazardous materials" shall include but not be limited to asbestos, asbestos-containing material, polychlorinated biphenyl ("PCB"), formaldehyde or other potentially toxic or otherwise hazardous material. If any such substance is discovered on the work site, Piper Fire will not be required to install or service the at such site unless and until Customer certifies the removal or safe containment of such hazardous materials. Customer shall indemnify, defend, and hold Piper Fire, its officers, directors and agents harmless from any damages, claims, injuries, liabilities resulting from the exposure of Piper Fire's employees, contractors, or subcontractors to hazardous materials at the work site; provided, however, that the foregoing provision will not apply when it has been determined that such hazardous materials were brought to the work site by Piper Fire.

7. CUSTOMER ACKNOWLEDGMENTS & RESPONSIBILITIES: CUSTOMER ACKNOWLEDGES AND UNDERSTANDS THAT PIPER FIRE IS NOT AN INSURER. THE AMOUNTS PIPER FIRE CHARGES CUSTOMER ARE NOT INSURANCE PREMIUMS. SUCH CHARGES ARE BASED UPON THE VALUE OF THE SERVICES, SYSTEM AND EQUIPMENT PIPER FIRE PROVIDES AND ARE UNRELATED TO THE VALUE OF CUSTOMER'S PROPERTY, ANY PROPERTY OF OTHERS LOCATED IN CUSTOMER'S PREMISES, OR ANY RISK OF LOSS ON CUSTOMER'S PREMISES. PIPER FIRE'S SERVICES, SYSTEMS AND EQUIPMENT DO NOT CAUSE AND CANNOT ELIMINATE OCCURENCES OF THE EVENTS THEY ARE INTENDED TO DETECT OR AVERT. PIPER FIRE MAKES NO GUARANTY OR WARRANTY, INCLUDING ANY IMPLIED WARRANTY OF MERCHANTABILITY OR FITNESS FOR A PARTICULAR PURPOSE, THAT THE SERVICES, SYSTEM OR EQUIPMENT SUPPLIED WILL DETECT OR AVERT SUCH EVENTS OR THE CONSEQUENCES THEREFROM. ACCORDINGLY, PIPER FIRE DOES NOT UNDERTAKE ANY RISK THAT CUSTOMER'S PERSON OR PROPERTY, OR THE PERSON OR PROPERTY OF OTHERS, MAY BE SUBJECT TO INJURY OR LOSS IF SUCH AN EVENT OCCURS. THE ALLOCATION OF SUCH RISK REMAINS WITH CUSTOMER, NOT PIPER FIRE. INSURANCE, IF ANY, COVERING SUCH RISK SHALL BE OBTAINED BY CUSTOMER. PIPER FIRE SHALL HAVE NO LIABILITY FOR LOSS, DAMAGE OR INJURY DUE DIRECTLY OR INDIRECTLY TO EVENTS, OR THE CONSEQUENCES THEREFROM, WHICH THE SYSTEM OR SERVICES ARE INTENDED TO DETECT OR AVERT. CUSTOMER SHALL LOOK EXCLUSIVELY TO ITS INSURER AND NOT TO PIPER FIRE TO PAY CUSTOMER IN THE EVENT OF ANY SUCH LOSS, DAMAGE OR INJURY. CUSTOMER RELEASES AND WAIVES FOR ITSELF AND ITS INSURER ALL SUBROGATION AND OTHER RIGHTS TO RECOVER FROM PIPER FIRE ARISING AS A RESULT OF PAYING ANY CLAIM FOR LOSS, DAMAGE OR INJURY OF CUSTOMER OR ANOTHER PERSON. IF NOTWITHSTANDING THE PROVISIONS OF THESE SECTIONS PROVIDED, PIPER FIRE IS FOUND LIABLE FOR LOSS, DAMAGE OR INJURY UNDER ANY LEGAL THEORY DUE TO A FAILURE OF THE SERVICES, SYSTEM OR EQUIPMENT IN ANY RESPECT, ITS LIABILITY SHALL BE LIMITED TO A SUM EQUAL TO 10% OF THE ANNUAL SERVICE CHARGE OR \$1,000, WHICHEVER IS GREATER, AS AGREED UPON DAMAGES AND NOT AS A PENALTY, AS CUSTOMER'S SOLE REMEDY. THIS WILL BE THE SOLE REMEDY BECAUSE IT IS IMPRACTICAL AND EXTREMELY DIFFICULT TO DETERMINE THE ACTUAL DAMAGES, IF ANY, WHICH MAY RESULT FROM PIPER FIRE'S FAILURE TO PERFORM ANY OF ITS OBLIGATIONS UNDER THIS AGREEMENT. IF CUSTOMER REQUESTS, PIPER FIRE MAY ASSUME GREATER LIABILITY BY ATTACHING A RIDER TO THIS AGREEMENT STATING THE EXTENT OF PIPER FIRE'S ADDITIONAL LIABILITY AND THE ADDITIONAL CHARGES CUSTOMER WILL PAY FOR PIPER FIRE'S ASSUMPTION OF SUCH GREATER LIABILITY. HOWEVER, SUCH ADDITIONAL CHARGES ARE NOT INSURANCE PREMIUMS AND PIPER FIRE IS NOT AN INSURER EVEN IF IT ENTERS INTO SUCH A RIDER. THE PROVISIONS OF THESE SECTIONS SHALL APPLY NO MATTER HOW THE LOSS, DAMAGE OR INJURY OR OTHER CONSEQUENCE OCCURS, EVEN IF DUE TO PIPER FIRE'S PERFORMANCE OR NONPERFORMANCE OF ITS OBLIGATIONS UNDER THIS AGREEMENT OR FROM NEGLIGENCE, ACTIVE OR OTHERWISE, STRICT LIABILITY, VIOLATION OF ANY APPLICABLE CONSUMER PROTECTION LAW OR ANY OTHER ALLEGED FAULT ON THE PART OF PIPER FIRE, ITS AGENTS OR EMPLOYEES. IF ANY OTHER PERSON, INCLUDING CUSTOMER'S SUBROGATION INSURER, MAKES ANY CLAIM OR FILES ANY LAWSUIT AGAINST PIPER FIRE IN ANY WAY RELATING TO THE SERVICES, SYSTEM OR EQUIPMENT THAT ARE THE SUBJECTS OF THIS AGREEMENT, THEN CUSTOMER SHALL INDEMNIFY AND HOLD PIPER FIRE HARMLESS FROM ANY AND ALL SUCH CLAIMS AND LAWSUITS INCLUDING THE PAYMENT OF ALL DAMAGES, EXPENSES, COSTS AND ATTORNEYS' FEES. THE PROVISIONS OF THESE SECTIONS SHALL APPLY TO AND BENEFIT PIPER FIRE AND ITS AGENTS, EMPLOYEES, CONTRACTORS, SUBSIDIARIES, AFFILIATES, PARENTS (BOTH DIRECT AND INDIRECT). IF THIS AGREEMENT PROVIDES FOR A DIRECT CONNECTION TO A FIRE DEPARTMENT OR OTHER ORGANIZATION, THEN THAT DEPARTMENT OR OTHER ORGANIZATION MAY ALSO INVOKE THE PROVISIONS OF THESE SECTIONS AGAINST ANY CLAIMS DUE TO ANY FAILURE OF SUCH DEPARTMENT OR ORGANIZATION. PIPER FIRE ASSUMES NO LIABILITY FOR DELAYS IN INSTALLATION OF THE EQUIPMENT OR FOR THE CONSEQUENCES THEREFROM, HOWEVER CAUSED, OR FOR INTERRUPTIONS OF SERVICE OR FOR THE CONSEQUENCES THEREFROM DUE TO STRIKES, RIOTS, FLOODS, ACTS OF GOD OR ANY CAUSES BEYOND THE CONTROL OF PIPER FIRE, AND WILL NOT BE REQUIRED TO SUPPLY SERVICE TO THE CUSTOMER WHILE INTERRUPTION OF SERVICE DUE TO ANY SUCH CAUSE SHALL CONTINUE.

8. Dispute Resolution: In any action arising from this agreement, the prevailing party shall be entitled to recover from the non-prevailing party, all of its attorney's fees and costs incurred in such action, including any appeal. This agreement shall be governed by and construed under the laws of the State of Florida. Venue shall lie in Pinellas County, Florida.

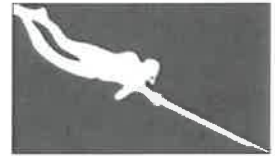
Spearem Enterprises, LLC

7842 Land O' Lakes Blvd. #335

Land O' Lakes, FL 34638

+1 8139979520

spearem.jmb@gmail.com

**INVOICE****BILL TO**

Shell Pointe CDD

Meritus

2005 Pan Am Circle, Suite

300

Tampa , FL 33607

INVOICE # 5388**DATE 07/21/2022****DUE DATE 08/05/2022****TERMS Net 15**

ACTIVITY	QTY	RATE	AMOUNT
Labor pressure wash clubhouse pool deck and mail pavilion both buildings are badly covered in spider webs spider eggs dust and frog poo	1	875.00	875.00

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.

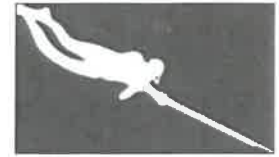
Whether actual or consequential, or any claim arising out of or relating to "Acts of God".

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

BALANCE DUE**\$875.00**

53900/4623

Spearem Enterprises, LLC
7842 Land O' Lakes Blvd. #335
Land O' Lakes, FL 34638
+1 8139978101
spearem.jmb@gmail.com



INVOICE

BILL TO

Shell Pointe CDD
Meritus
2005 Pan Am Circle, Suite
300
Tampa , FL 33607

INVOICE # 5400

DATE 08/11/2022

DUE DATE 08/26/2022

TERMS Net 15

ACTIVITY	QTY	RATE	AMOUNT
Labor clubhouse cleaning services 7/10 to 8/9 4 weeks at 2 times a/week includes dog waist can 2 community trash cans and 1 mail trash can	4	178.00	712.00
Material paper goods trash bags	1	60.00	60.00
Fuel Surcharge cost of fuel has went up DRASTICALLY.	1	75.00	75.00

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".

BALANCE DUE

\$847.00

53900 / 4623



August 10, 2022
Invoice Number: 093648401081022
Account Number: 0050936484-01
Security Code: 1043
Service At: 1155 7TH AVE NW
RUSKIN, FL 33570-3518

Contact Us

Visit us at SpectrumBusiness.net
Or, call us at 1-877-824-6249

Summary

Services from 08/09/22 through 09/08/22
details on following pages

Previous Balance	142.96
Payments Received - Thank You	-142.96
Remaining Balance	\$0.00
Spectrum Business™ Internet	122.97
Spectrum Business™ Voice	19.99
Current Charges	\$142.96
Total Due by 08/26/22	\$142.96

NEWS AND INFORMATION

NOTE. Taxes, Fees and Charges listed in the Summary only apply to Spectrum Business TV and Spectrum Business Internet and are detailed on the following page.

Call 1-855-287-6365 and get a streaming tv solution for your waiting room or break room that will entertain your customers and employees by providing more than 60+ channels of popular entertainment, weather and news channels.

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 10 08102022 NNNNNY 01 000274 0001

SHELL POINT CDD
2005 PAN AM CIR STE 300
TAMPA FL 33607-6008

August 10, 2022

SHELL POINT CDD

Invoice Number: 093648401081022
Account Number: 0050936484-01
Service At: 1155 7TH AVE NW
RUSKIN, FL 33570-3518

Total Due by 08/26/22	\$142.96
Amount you are enclosing	\$

Please Remit Payment To:

CHARTER COMMUNICATIONS
PO BOX 7195
PASADENA, CA 91109-7195

0001000100509364840148014296



August 10, 2022

Invoice Number: SHELL POINT CDD
Account Number: 093648401081022
Security Code: 0050936484-01
1043

Contact UsVisit us at SpectrumBusiness.net

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

7635 1610 NO RP 10 08102022 NNNNNY 01 000274 0001

Charge Details

Previous Balance		142.96
Payments Received - Thank You	08/01	-142.96
Remaining Balance		\$0.00

Payments received after 08/10/22 will appear on your next bill.

Services from 08/09/22 through 09/08/22

Spectrum Business™ Internet

Spectrum Business Internet Ultra	199.99
Static IP 1	19.99
Business WiFi	7.99
Promotional Discount	-105.00
	\$122.97

Spectrum Business™ Internet Total **\$122.97****Spectrum Business™ Voice**

Phone Number 813-938-1096	
Spectrum Business Voice	49.99
Promotional Discount	-20.00
Promo Discount	-10.00
	\$19.99

For additional call details, please visit SpectrumBusiness.net Taxes, Fees and Charges for Spectrum Business Voice are detailed in the Billing Information section.

Spectrum Business™ Voice Total **\$19.99**

Current Charges	\$142.96
Total Due by 08/26/22	\$142.96

Billing Information

Spectrum Voice Provider - Spectrum Advanced Services, LLC

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

It's convenient – you can access your statement through SpectrumBusiness.net.

It's secure – we deliver securely to your 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.

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

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

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

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

The following taxes, fees and surcharges are included in the price of the applicable service - Federal USF \$1.32, Florida State CST \$0.93, Florida Local CST \$0.91, Florida CST \$0.48, E911 Fee \$0.40, TRS Surcharge \$0.10.

Voice Fees and Charges - These include charges, to recover or defray government fees imposed on Spectrum, and certain other costs related to Spectrum's Voice service, including a Federal Universal Service Charge and, if applicable, a State Universal Service Charge to recover amounts Spectrum must pay to support affordable telephone service, and may include a state Telecommunications Relay Service Fee to support relay services for hearing and speech impaired customers. Please note that these charges are not taxes and are subject to change. For more information, visit spectrum.net/taxesandfees.

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.

Payment Options

Pay Online - Create or Login to pay or view your bill online at 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**.

**INVOICE**

Page 1 of 1

Invoice Number	1965988
Invoice Date	August 15, 2022
Purchase Order	215614808
Customer Number	150689
Project Number	215614808

Bill To

Shellpoint CDD
Accounts Payable
c/o Meritus Districts
2005 Pan Am Circle
Suite 300
Tampa FL 33607
United States

Please Remit To

Stantec Consulting Services Inc. (SCSI)
13980 Collections Center Drive
Chicago IL 60693
United States

Project Shellpoint CDD - District Engineering Services

Project Manager

Stewart, Tonja L

For Period Ending

July 29, 2022

Current Invoice Total (USD)

1,014.00

Prepare and submit stormwater 20 year needs analysis

Top Task	2022	2022 FY General Consulting
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Professional Services

Category/Employee	Current Hours	Rate	Current Amount
Burns, Alex Paul	0.50	132.00	66.00
Clark, Caitlin Lee Ann	0.25	144.00	36.00
Nurse, Vanessa M	2.00	144.00	288.00
Stewart, Tonja L	3.00	208.00	624.00
Subtotal Professional Services	5.75		1,014.00

Top Task Subtotal 2022 FY General Consulting

1,014.00

Total Fees & Disbursements**INVOICE TOTAL (USD)**

1,014.00

1,014.00

Due upon receipt or in accordance with terms of the contract

Please contact Summer Fillinger if you have any questions concerning this invoice.

Phone: (614) 233 - 6714 E-mail: Summer.Fillinger@Stantec.com**** PLEASE SEND AN INVOICE # WITH PAYMENT ****

Thank you.

Straley Robin Vericker

1510 W. Cleveland Street

Tampa, FL 33606

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

Federal Tax Id. - 20-1778458

Shell Point Community Development District
c/o Meritus Districts
2005 Pan Am Circle, Suite 300
Tampa, FL 33607

July 21, 2022

Client: 001510

Matter: 000001

Invoice #: 21818

Page: 1

RE: General

For Professional Services Rendered Through July 15, 2022

SERVICES

Date	Person	Description of Services	Hours	Amount
6/20/2022	LB	REVISE AND FINALIZE MAILED NOTICE LETTER AND PUBLICATION ADS FOR FY 2022/2023 BUDGET AND O&M ASSESSMENTS; PREPARE CORRESPONDENCE TO DISTRICT MANAGER TRANSMITTING SAME.	0.2	\$33.00
6/21/2022	LB	REVISE MAILED NOTICE LETTER AND PUBLICATION AD RE FY 2022/2023 O&M ASSESSMENTS AND BUDGET; PREPARE CORRESPONDENCE TO B. CRUTCHFIELD TRANSMITTING REVISED LETTER AND PUBLICATION ADS.	0.2	\$33.00
7/1/2022	LB	REVIEW PROPOSED BUDGET AND RESEARCH RE CURRENT PROPERTY OWNERS; PREPARE DRAFT RESOLUTION ADOPTING FY 2022/2023 BUDGET AND DRAFT RESOLUTION LEVYING AND IMPOSING O&M ASSESSMENTS FOR FY 2022/2023.	1.0	\$165.00
7/7/2022	LB	PREPARE DRAFT QUARTERLY REPORT TO DISSEMINATION AGENT RE 2019 REFUNDING BONDS.	0.2	\$33.00
7/11/2022	VTS	REVIEW DRAFT FISCAL YEAR 2022-2023 BUDGET ADOPTION RESOLUTION; REVIEW DRAFT FISCAL YEAR 2022-2023 ASSESSMENT RESOLUTION.	0.5	\$152.50
7/12/2022	VTS	REVIEW QUARTERLY REPORT FOR SERIES 2019 REFUNDING BONDS.	0.2	\$61.00
7/13/2022	LB	FINALIZE QUARTERLY REPORT TO DISSEMINATION AGENT; PREPARE CORRESPONDENCE TO DISSEMINATION AGENT TRANSMITTING QUARTERLY REPORT.	0.2	\$33.00
7/15/2022	LB	REVIEW AUDITOR REQUEST LETTER FOR FISCAL YEAR ENDED SEPTEMBER 30, 2021; PREPARE DRAFT AUDIT RESPONSE LETTER RE SAME.	0.5	\$82.50

July 21, 2022

Client: 001510

Matter: 000001

Invoice #: 21818

Page: 2

SERVICES

Date	Person	Description of Services	Hours	Amount
		Total Professional Services	3.0	\$593.00
		Total Services	\$593.00	
		Total Disbursements	\$0.00	
		Total Current Charges		\$593.00
		Previous Balance		\$609.50
		Less Payments		(\$609.50)
		PAY THIS AMOUNT		\$593.00

5/4001 3107

Please Include Invoice Number on all Correspondence

Tampa Bay Times

tampabay.com

Times Publishing Company

DEPT 3396

PO BOX 123396

DALLAS, TX 75312-3396

Toll Free Phone: 1 (877) 321-7355

Fed Tax ID 59-0482470

ADVERTISING INVOICE

Advertising Run Dates	Advertiser Name	
07/27/22	SHELL POINT	
Billing Date	Sales Rep	Customer Account
07/27/2022	Deirdre Bonett	187954
Total Amount Due		Ad Number
\$2,336.95		0000237788

PAYMENT DUE UPON RECEIPT

Start	Stop	Ad Number	Product	Placement	Description PO Number	Ins.	Size	Net Amount
07/27/22	07/27/22	0000237788	Times	Legals CLS	O&M Assessments	1	4x10.25 IN	\$2,334.95
07/27/22	07/27/22	0000237788	Tampabay.com	Legals CLS	O&M Assessments AffidavitMaterial	1	4x10.25 IN	\$0.00 \$2.00

5130014809

2336.95

AM
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PLEASE DETACH AND RETURN LOWER PORTION WITH YOUR REMITTANCE

Tampa Bay Times

tampabay.com

DEPT 3396

PO BOX 123396

DALLAS, TX 75312-3396

Toll Free Phone: 1 (877) 321-7355

ADVERTISING INVOICE

Thank you for your business.

Advertising Run Dates	Advertiser Name	
07/27/22	SHELL POINT	
Billing Date	Sales Rep	Customer Account
07/27/2022	Deirdre Bonett	187954
Total Amount Due		Ad Number
\$2,336.95		0000237788

DO NOT SEND CASH BY MAIL

PLEASE MAKE CHECK PAYABLE TO:

TIMES PUBLISHING COMPANY

SHELL POINT
C/O MERITUS
2005 PAN AM CIRCLE, #300
TAMPA, FL 33607

Received
AUG 01 2022

REMIT TO:

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

Tampa Bay Times
Published Daily

STATE OF FLORIDA
COUNTY OF Hillsborough

} ss

Before the undersigned authority personally appeared **Deirdre Bonett** who on oath says that he/she is **Legal Advertising Representative of the Tampa Bay Times** a daily newspaper printed in St. Petersburg, in Pinellas County, Florida; that the attached copy of advertisement, being a Legal Notice in the matter **RE: O&M Assessments** was published in said newspaper by print in the issues of: **7/27/22** or by publication on the newspaper's website, if authorized, on

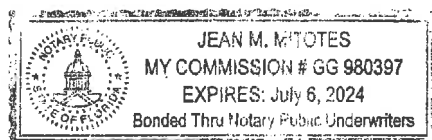
Affiant further says the said **Tampa Bay Times** is a newspaper published in **Hillsborough** County, Florida and that the said newspaper has heretofore been continuously published in said **Hillsborough** County, Florida each day and has been entered as a second class mail matter at the post office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



Signature Affiant

Sworn to and subscribed before me this **07/27/2022**
Signature of Notary PublicPersonally known X or produced identification

Type of identification produced _____



Notice of Public Hearing and Board of Supervisors Meeting of the Shell Point Community Development District

The Board of Supervisors (the "**Board**") of the Shell Point Community Development District (the "**District**") will hold a public hearing and a meeting on August 22, 2022, at 2:00 p.m. at the offices of Meritus (Inframark) located at 2005 Pan Am Circle, Suite 300, Tampa, Florida 33607.

The purpose of the public hearing is to receive public comments on the proposed adoption of the District's fiscal year 2022-2023 proposed budget and the proposed levy of its annually recurring non-ad valorem special assessments for operation and maintenance to fund the items described in the proposed budget (the "**O&M Assessments**").

At the conclusion of the public hearing, the Board will, by resolution, adopt a final budget, provide for the levy, collection, and enforcement of

the O&M Assessments, and certify an assessment roll. A meeting of the Board will also be held where the Board may consider any other business that may properly come before it.

A copy of the proposed budget, preliminary assessment roll, and the agenda may be viewed on the District's website at least 2 days before the meeting <http://shellpointcdd.com>, or may be obtained by contacting the District Manager's office via email at bryan.radcliff@inframark.com or via phone at (813) 873-7300.

The table below presents the proposed schedule of the O&M Assessments. Amounts are preliminary and subject to change at the meeting and in any future year.

SCHEDULE OF ANNUAL ASSESSMENTS⁽¹⁾

Lot Size	EBU Value	Unit Count	FY 2022		FY 2021 Total Assessment	FY 2023		FY 2023 Total Assessment	Total Increase / (Decrease) in Annual Assmt
			Debt Service Per Unit	O&M Per Unit		Debt Service Per Unit	O&M Per Unit		
SERIES 2019									
Single Family 40'	1.00	241	\$1,276.60	\$533.34	\$1,809.94	\$1,276.60	\$720.00	\$1,996.60	\$186.66
Single Family 50'	1.25	311	\$1,595.75	\$666.67	\$2,262.42	\$1,595.75	\$900.00	\$2,495.75	\$233.33
Single Family 60'	1.50	110	\$1,914.89	\$800.00	\$2,714.89	\$1,914.89	\$1,080.00	\$2,994.89	\$280.00
TOTAL		662							

Notations:

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

The O&M Assessments (in addition to debt assessments, if any) will appear on November 2022 Hillsborough County property tax bill. Amount shown includes all applicable collection costs. Property owner is eligible for a discount of up to 4% if paid early.

The County Tax Collector will collect the assessments for all lots and parcels within the District. Alternatively, the District may elect to directly collect its assessments in accordance with Chapter 190, Florida Statutes. Failure to pay the District's assessments will cause a tax certificate to be issued against the property which may result in a loss of title or a foreclosure action to be filed against the property. All affected property owners have the right to appear at the public hearing and to file written objections with the District within 20 days of publication of this notice.

The public hearing and meeting are open to the public and will be conducted in accordance with the provisions of Florida law for community development districts. They may be continued to a date, time, and place to be specified on the record at the hearing or meeting. There may be occasions when staff or Board members may participate by speaker telephone.

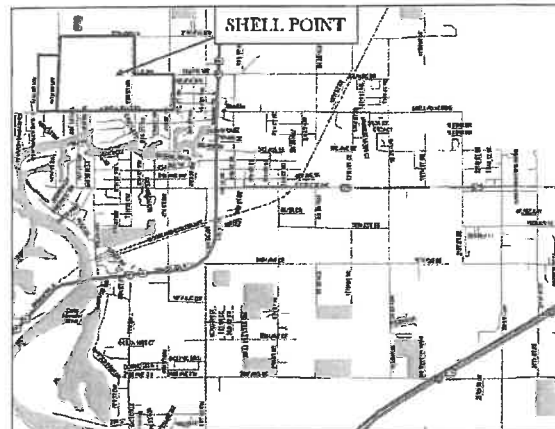
In accordance with the provisions of the Americans with Disabilities Act, any person requiring special accommodations because of a disability or physical impairment should contact the District Manager's office at least 2 business days prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at 711 or 1-800-955-8771 (TTY), or 1-800-955-8770 (voice) for aid in contacting the District Manager's office.

Each person who decides to appeal any decision made by the Board with respect to any matter considered at the

public hearing or meeting is advised that person will need a record of proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.

Bryan Radcliff
District Manager

SHELL POINT



SHELL POINT CDD

DISTRICT CHECK REQUEST

Today's Date 8/30/2022
Check Amount \$200.00
Payable To Christine Carde
Check Description Refund
Special Instructions [REDACTED]

(Please attach all supporting documentation: invoices, receipts, etc.)



Authorization

DM	
Fund	<u>001</u>
G/L	<u>36900</u>
Object Code	17
Chk #	_____ Date _____

5.9.22
CH# 19-87461
435
\$ 200.00

**SHELL POINT
COMMUNITY DEVELOPMENT DISTRICT**

District Office ♦ 2005 Pan Am Circle ♦ Suite 300 ♦ Tampa, Florida 33607 ♦ (813) 873-7300 ♦ Fax (813) 873-7070

CLUBHOUSE USAGE AGREEMENT
RELEASE OF LIABILITY AND INDEMNIFICATION

1. **SHELL POINT COMMUNITY DEVELOPMENT DISTRICT** (hereinafter, the "District") is the owner of the clubhouse and related facilities (hereinafter, the "facilities"), located within the Shell Point community in Hillsborough County, Florida.
2. The District, by its execution of this Agreement, has approved the use of the Facilities as described herein, subject to all applicable laws, rules and regulations, and subject to the District's receipt of a \$50.00, for up to four (4) hours, which will include set up and clean up. A fee of \$25.00 per every additional (1) hour for any time over the (4) hour rental. Refundable security deposit in the amount of \$200.00 for RESIDENT users. All monies for rental fees and refundable security deposit need to be submitted by U.S. Bank Check at least 72 hours prior to the rental.
3. Security deposit refunds are subject to an inspection of the facility after the event, as well as complete adherence to the "Clubhouse Rules" (see and initial) attached. Please make checks (two, separate) payable to SHELL POINT CDD.
4. The undersigned, Christine Casde, (the Applicant), has applied to the District to use the Clubhouse as follows:
Applicant Address: [REDACTED]
Purpose: Baby Shower.
Date of Event: 5/13/22 Phone: [REDACTED]
Time of Event (ALL Events shall end by 11:00 p.m.): 1pm - 7pm
Extra Hours Required (\$25.00 per every (1) hour): ce.
Number of Attendees (NOT TO EXCEED 40): 25
5. The District has consented to the above use by the Applicant, its agents, employees and invitees.
6. In Consideration of the District's permission to the Applicant, its agents, employees and invitees to use the Facilities, the Applicant, for itself, its agents, employees and invitees, and any person or entity claiming by or through them, releases, discharges and acquits the District, its agents or employees, for any and all claims for loss, damage or injury of any nature whatsoever to persons or property, including but not limited to personal injury or death, resulting in any way from, or in any fashion arising from, or connected with, the use of the Facilities. In whatever manner the loss, damage or injury may be caused and whether or not the loss, damage, injury or death may be caused, occasioned or contributed to by the negligence, sole or concurrent, of the District, its agents or employees; it being specifiably understood and agreed that this release of liability applies to any and all claims for loss, injury, damage or death caused solely or partially by the negligence of the District, its agents or employees.
7. As further consideration for the District's permission to the Applicant, its agents, employees and

**SHELL POINT
COMMUNITY DEVELOPMENT DISTRICT**

District Office ♦ 2005 Pan Am Circle ♦ Suite 300 ♦ Tampa, Florida 33607 ♦ (813) 873-7300 ♦ Fax (813) 873-7070

invitees to use the Facilities, the Applicant, for itself, its representatives and assigns, agrees to indemnify, defend and hold harmless the District, its agents and employees, from any and all claims for loss, damage, injury or death of any nature whatsoever to persons or property, including, but not limited to personal injury or death, resulting in any way from or in any fashion arising from or connected with the use of the Facilities, in whatever manner the loss, damage, injury or death may be caused, occasioned or contributed to by the negligence, sole or concurrent, of the District, its agents or employees.

8. Should any provision of this Agreement be declared or be determined by any court of jurisdiction to be illegal or invalid, the validity of the remaining parts, term or provision shall not be affected thereby and said illegal part, term or provision shall be deemed not part of this Agreement.

Applicant:

Christine Carde
Signature.

Christine Carde
Print name

3/24/22
Date

**SHELL POINT COMMUNITY DEVELOPMENT
DISTRICT**

By: _____

As: _____

Date: _____

**SHELL POINT
COMMUNITY DEVELOPMENT DISTRICT**

District Office ♦ 2005 Pan Am Circle ♦ Suite 300 ♦ Tampa, Florida 33607 ♦ (813) 873-7300 ♦ Fax (813) 873-7070

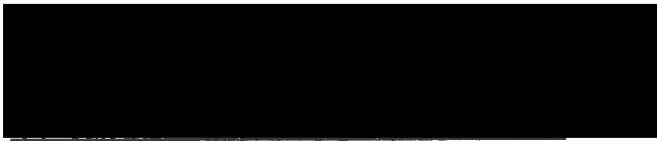
CHECK PAYMENT FORM

*This form must be completed by **each person** issuing a check to Shell Point CDD in payment for clubhouse rentals, keys or any other products/services. A copy of the check issuer's driver's license or valid ID must be obtained **for each occurrence**.*

DATE: 3/25/22

NAME OF ISSUER: Christine Carde

ADDRESS:



HOME PHONE: () -

CELL PHONE: ()

DRIVER LICENSE NUMBER: _____
(Attach copy of license)

PLACE OF EMPLOYMENT: We Preserve

WORK PHONE: ()

AMOUNT OF CHECK: \$ _____

REASON FOR CHECK: _____

SHELL POINT COMMUNITY DEVELOPMENT DISTRICT

District Office ♦ 2005 Pan Am Circle ♦ Suite 300 ♦ Tampa, Florida 33607 ♦ (813) 873-7300 ♦ Fax (813) 873-7070

RECREATION CENTER POLICIES

The Recreation Center (which does not include the pool area) will be available for rental by residents for a maximum of 6 hours unless otherwise approved by the District Manager. Rentals are on a first come, first serve basis, with **security deposit in place to reserve the date and time**. Rentals may begin as early as 9:00 a.m. and must terminate by 11:00 p.m.

Rental Fees and Security Deposits for residents are as follows:

- Resident Rentals: Security Deposit \$200.00; Rental Fee \$50.00 per four (4) hours – each hour over four will be an additional \$25.00 per every (1) hour.
- Only checks or money orders will be accepted for payment, made payable to Shell Point Community Development District
- Neighborhood events are not subject to the rental fees, but renters will be responsible for any damages to the facility. Neighborhood events must meet the following criteria:
 - The event provides a benefit to the community;
 - The event encourages socialization amongst the neighbors;
 - The event must be approved by the District Manager; and
 - The event sponsor or chairman will be responsible for any damages and for cleaning the facility.

Cancellation Policy: A 72 hour written notice required must be provided prior to event date.

Without proper notice, rental fee is non-refundable. CE

1. All persons using the Recreation Center do so at their own risk. CE
2. CE Children under the age of twelve must be accompanied by an adult at all times while at the Recreation Center.
3. Alcohol is NOT permitted at the Recreation Center – presence of alcohol **AUTOMATICALLY FORFEITS SECURITY DEPOSIT (THERE WILL BE NO EXCEPTIONS)** CE
4. Glass beverage containers are NOT permitted at the Recreation Center. CE
5. Furniture shall NOT be removed from the Recreation Center at any time. CC
6. All equipment, furnishings and property of the District shall be found in the same condition after use of the Recreation Center. CE
7. It shall be the responsibility of any resident using the Recreation Center to remove food or other items. CE
8. Non-perishable items left in the Recreation Center after use will be kept for a period of "One Week." Items not claimed by the end of that period will be discarded. CE
9. All persons using the Recreation Center shall obey the Hillsborough County Noise Ordinance and capacity limits as set by the Fire Marshall. CE
10. Glitter and Confetti are not allowed in Recreation Center CC
11. Residents wishing to reserve the Recreation Center shall contact District staff no later than two weeks preceding the date of intended reservation request. District staff will then review a list of policies and procedures for the reserved special event at the Recreation Center with the applicant. Use of the Recreation Center for parties or other group functions will require the execution of an indemnification agreement and a security deposit.
CE

**SHELL POINT
COMMUNITY DEVELOPMENT DISTRICT**

District Office ♦ 2005 Pan Am Circle ♦ Suite 300 ♦ Tampa, Florida 33607 ♦ (813) 873-7300 ♦ Fax (813) 873-7070

12. Use of the Recreation Center is **STRICTLY** limited to the confines of the building and adjacent parking area. Use of pool is **STRICTLY PROHIBITED** and will result in the **FORFEITURE OF THE SECURITY DEPOSIT**. ce
13. Please respect all walls and surface areas of the Recreation Center as you would your own home: **DO NOT PLACE TAPE ON WALLS, PUT PUSH-PINS INTO WALLS, ETC.** ce
14. All surfaces are to be **thoroughly cleaned** upon the completion of the rental event before leaving the Recreation Center. Failure to thoroughly clean will result to **FORFEITURE OF THE SECURITY DEPOSIT**. The deposit or letter of explanation concerning the withholding of any funds shall be forwarded within 10 days. (Wipe all surfaces, tables, chairs; sweep and mop the entire floor area; remove all trash from clubhouse to dumpster – replace trash bags). **Note:** the CDD will do its best, but will not be obligated to provide brooms, etc. Renters must provide their own cleaning products and remove them at the conclusion of the event. ce
15. **ALL CLEANING MUST BE COMPLETED** and the Recreation Center locked up securely (all windows and doors) by 11 pm of the rental day; persons in the Recreation Center **AFTER 11 pm** will be considered as **TRESPASSING** and subject to arrest by patrolling legal entities (Security and/or Hillsborough County Sheriff's Office). ce
16. No person may use the Recreation Center in such a manner as to interfere with the rights, comforts, conveniences, or peaceful enjoyment of the adjoining areas within the community by other residents. Specifically, no person may use the center in such a manner that creates excessive noise, profanity, or boisterous action. ce
17. Approval of all events is subject to the discretion of the District Manager. The District Manager has within its sole discretion the authority to reduce or waive rental fees for community service functions and events. ce
18. Individuals reserving the center must sign a Facility Usage Agreement and Release of Liability and Indemnification Agreement in order to rent the center. ce
19. No pets shall be allowed at any time in the center with the exception of service animals as defined by Florida Statutes. ce
20. All exterior doors and windows must be closed when the air conditioning or heat is on and temperatures reset to original settings. ce
21. There is **NO SMOKING** allowed. Smoking in the Recreation Center will result in the **FORFEITURE OF THE SECURITY DEPOSIT**. ce
22. Call 911 in the event of an emergency. ce
23. Violations will be subject to suspension as deemed appropriate by the Board of Supervisors. ce

Christine Caride
Applicant Signature

Christine Caride
Applicant Printed Name

3/24/2022
Date

WesternUnion®WU

THIS DOCUMENT CONTAINS A TRUE WATERMARK - HOLD UP TO LIGHT TO VIEW

WESTERN UNION FINANCIAL SERVICES INC. - ISSUER - Denver, Colorado

Payable at Wells Fargo Bank Grand Junction - Downtown, N.A., Grand Junction, Colorado

**MONEY
ORDER**

19-374451436

A 334833 D 050922

T 1030 08

193744514368 L 000082

\$ 50.00

PAY EXACTLY FIFTY DOLLARS AND NO CENTS

PAY TO THE
ORDER OF

Skell Pant and

PAYMENT FOR/ACCT. #

PURCHASER'S ADDRESS

PURCHASER'S SIGNATURE

PURCHASER BY SIGNING YOU AGREE TO THE TERMS ON THE REVERSE SIDE

⑆102100400⑆ 40193744514368⑈

MONEY ORDER RECEIPT - NON NEGOTIABLE

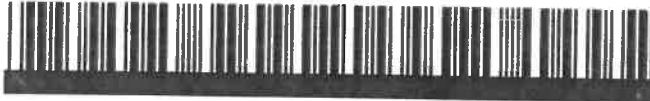
AGT 334833 LOC 000082 DT 050922 \$50.00 50DOLLARS AND NO CENTS

Payable to:

RETAIN THIS MONEY ORDER RECEIPT. IT MUST BE INCLUDED WITH ALL REFUND REQUESTS. BE SURE TO READ IMPORTANT INFORMATION BELOW AND ON BACK. For your own records, it is recommended that you make a photocopy of the completed Money Order before providing it to the receiver.

PURCHASE AGREEMENT: You the purchaser agree that Western Union Financial Services Inc. (WUFSI) need not stop payment on, or replace, or refund a lost or stolen WUFSI Money Order unless (1) you fill in the face of the Money Order at the time of purchase, and (2) you report the loss or theft to Western Union Financial Services Inc. in writing immediately, and (3) You provide WUFSI with this original Money Order receipt issued by Western Union Financial Services Inc., Denver, Colorado. For customer service, call 1-800-999-8660.

* 19374451436 *



LOAD THIS DIRECTION, THIS SIDE UP

LOAD THIS DIRECTION, THIS SIDE UP

71:1021004001: 4019374451435011



Job Name:

Customer Number: 433

Customer: FCA - SHELL POINT CDD

Technician: Aleksey Solano

Date: 08/18/2022

Time: 04:56 PM

Customer Signature:

[illegible]

☐ < 1'
☒ 1-2'
☐ 2-4'
☐ > 4'

☐ None
☒ Slight
☐ Visible

☒ ATV
☐ Airboat
☐ Backpack

☐ Carp observed

☐ Barrier Inspected

☐ High
☐ Normal
☒ Low

☐ Clear
☒ Cloudy
☒ Windy
☐ Rainy

<input type="checkbox"/> Alligator	<input type="checkbox"/> Catfish	<input type="checkbox"/> Gallinules	<input checked="" type="checkbox"/> Osprey	<input type="checkbox"/> Woodstork
<input checked="" type="checkbox"/> Anhinga	<input checked="" type="checkbox"/> Coots	<input type="checkbox"/> Gambusia	<input type="checkbox"/> Otter	<input type="checkbox"/> _____
<input type="checkbox"/> Bass	<input checked="" type="checkbox"/> Cormorant	<input type="checkbox"/> Herons	<input type="checkbox"/> Snakes	<input type="checkbox"/> _____
<input type="checkbox"/> Bream	<input type="checkbox"/> Egrets	<input checked="" type="checkbox"/> Ibis	<input checked="" type="checkbox"/> Turtles	

☐ Arrowhead ☐ Bulrush ☐ Golden Canna
☐ Bacopa ☐ Chara ☒ Gulf Spikerush
☐ Blue Flag Iris ☐ Cordgrass ☐ Lily

☐ Naiad ☐ _____

☐ Pickerelweed ☐ _____

☐ Soft Rush ☐ _____



Invoice

7643 Gate Parkway
Suite# 104-167
Jacksonville, FL 32256

Date	Invoice #
5/1/2022	6060B

Bill To

Shell Point
Merit Corp
Gary Schwartz
2005 Pan Am Circle, ste 300
Tampa, FL 33607

P.O. No.	Terms	Project
	Net 30	

Quantity	Description	Rate	Amount
	1-time removal of cattails and trash from One Waterway at Shell Point.	2,780.00	2,780.00
		Balance Due	\$2,780.00

53900 / 4510

Tampa Bay Times

tampabay.com

Times Publishing Company

DEPT 3396

PO BOX 123396

DALLAS, TX 75312-3396

Toll Free Phone: 1 (877) 321-7355

Fed Tax ID 59-0482470

ADVERTISING INVOICE

Advertising Run Dates		Advertiser Name	
08/ 3/22		SHELL POINT	
Billing Date		Sales Rep	Customer Account
08/03/2022		Deirdre Bonett	187954
Total Amount Due			Ad Number
\$355.78			0000237786

PAYMENT DUE UPON RECEIPT

Start	Stop	Ad Number	Product	Placement	Description PO Number	Ins.	Size	Net Amount
08/03/22	08/03/22	0000237786	Times	Legals CLS	Budget Hearing	1	2x50 L	\$353.78
08/03/22	08/03/22	0000237786	Tampabay.com	Legals CLS	Budget Hearing AffidavitMaterial	1	2x50 L	\$0.00 \$2.00

513001
4891

Received
AUG 08 2022

355.78
AM

PLEASE DETACH AND RETURN LOWER PORTION WITH YOUR REMITTANCE

Tampa Bay Times

tampabay.com

DEPT 3396

PO BOX 123396

DALLAS, TX 75312-3396

Toll Free Phone: 1 (877) 321-7355

ADVERTISING INVOICE

Thank you for your business.

Advertising Run Dates		Advertiser Name	
08/ 3/22		SHELL POINT	
Billing Date		Sales Rep	Customer Account
08/03/2022		Deirdre Bonett	187954
Total Amount Due			Ad Number
\$355.78			0000237786

DO NOT SEND CASH BY MAIL

PLEASE MAKE CHECK PAYABLE TO:

TIMES PUBLISHING COMPANY

REMIT TO:

SHELL POINT
C/O MERITUS
2005 PAN AM CIRCLE, #300
TAMPA, FL 33607

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

Tampa Bay Times
Published Daily

STATE OF FLORIDA
 COUNTY OF Hillsborough

Before the undersigned authority personally appeared **Deirdre Bonett** who on oath says that he/she is **Legal Advertising Representative** of the **Tampa Bay Times** a daily newspaper printed in St. Petersburg, in Pinellas County, Florida; that the attached copy of advertisement, being a Legal Notice in the matter **RE: Budget Hearing** was published in said newspaper by print in the issues of: **8/3/22** or by publication on the newspaper's website, if authorized, on

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

} ss

**Notice of Public Hearing and Board of Supervisors Meeting
 of the Shell Point Community Development District**

The Board of Supervisors (the "Board") of the Shell Point Community Development District (the "District") will hold a public hearing and a meeting on August 22, 2022, at 2:00 p.m. at the offices of Meritus (Inframark) located at 2005 Pan Am Circle, Suite 300, Tampa, Florida 33607.

The purpose of the public hearing is to receive public comments on the proposed adoption of the District's fiscal year 2022-2023 proposed budget. A meeting of the Board will also be held where the Board may consider any other business that may properly come before it. A copy of the proposed budget and the agenda may be viewed on the District's website at least 2 days before the meeting <http://shellpointcdd.com>, or may be obtained by contacting the District Manager's office via email at Bryan.Radcliff@inframark.com or via phone at (813) 873-7300.

The public hearing and meeting are open to the public and will be conducted in accordance with the provisions of Florida law for community development districts. They may be continued to a date, time, and place to be specified on the record at the hearing or meeting. There may be occasions when staff or Board members may participate by speaker telephone.

In accordance with the provisions of the Americans with Disabilities Act, any person requiring special accommodations because of a disability or physical impairment should contact the District Manager's office at least 48 hours prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at 711 or 1-800-955-8771 (TTY), or 1-800-955-8770 (voice) for aid in contacting the District Manager's office.

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

Bryan Radcliff
 District Manager

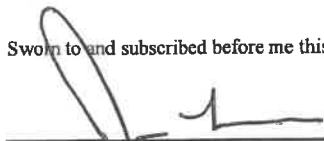
Run Date: August 3,

0000237786



Signature Affiant

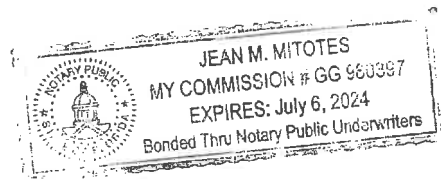
Sworn to and subscribed before me this **08/03/2022**



Signature of Notary Public

Personally known ☒ or produced identification

Type of identification produced _____



Shell Point CDD Community Development District Summary of Operations and Maintenance Invoices

Vendor	Invoice/Account Number	Amount	Vendor Total	Comments/Description
Monthly Contract				
AquaPRO	22 090711	\$ 1,200.00		Pool Service - August
BrightView	8045014	10,907.00		Landscape Maintenance - September
First Choice Aquatic Weed Management	75371	1,463.00		Waterway Management - September
Inframark	81965	4,486.15		District Invoices - August
Monthly Contract Sub-Total		\$ 18,056.15		

Variable Contract				
Variable Contract Sub-Total		\$ 0.00		

Utilities				
Tampa Electric	211021533685 082622	\$ 23.53		Electricity Service - Thru 08/22/22
Tampa Electric	211021583862 082622	-64.32		Electricity Service - Thru 08/22/22
Tampa Electric	221007911623 090122	320.72		Electricity Service - Thru 08/26/22
Tampa Electric	221007934435 082622	298.45		Electricity Service - Thru 08/22/22
Tampa Electric	221007940820 090122	6,546.51		Electricity Service - Thru 08/26/22
Tampa Electric	221007983952 082622	23.53		Electricity Service - Thru 08/22/22
Tampa Electric	221007983960 082622	23.53		Electricity Service - Thru 08/22/22
Tampa Electric	221007983978 082622	409.11		Electricity Service - Thru 08/22/22
Tampa Electric	221007983986 082622	23.53		Electricity Service - Thru 08/22/22
Tampa Electric	221008336853 082622	348.18	\$ 7,952.77	Electricity Service - Thru 08/22/22
Utilities Sub-Total		\$ 7,952.77		

Regular Services				
Alafia Termite & Pest Services, Inc	ATPS 082622	\$ 500.00		Pest Services - 08/26/22
BrightView	8036632	129.68		Irrigation Tech - 08/17/22
BrightView	7878542	318.00		Slicks Around Drainage - 08/24/22

Shell Point CDD Community Development District Summary of Operations and Maintenance Invoices

Vendor	Invoice/Account Number	Amount	Vendor Total	Comments/Description
BrightView	8065412	188.14	\$ 635.82	Trees Services - 08/29/22
Corlin Services LLC	02002	190.00		Child Guard - 07/22/22
Corlin Services LLC	02005	186.00	\$ 376.00	Drain Repairs - 08/03/22
DKS Cellular Subscription	1876532	32.95		Cellular Subscription - 08/12/22-09/11/22
Spearem Enterprises	5435	847.00		Labor Clubhouse - 08/09/22-09/09/22
Straley Robin Vericker	21956	524.45		Professional Service - Thru 08/15/22
Regular Services Sub-Total		\$ 2,916.22		
Additional Services				
BOCC	0909989190 090122	\$ -2,891.16		Water Services - Thru 08/25/22
Spectrum	093648401091022	142.96		Internet & Phone Service - Thru 10/08/22
Additional Services Sub-Total		\$ -2,748.20		
TOTAL:		\$ 26,176.94		

Approved (with any necessary revisions noted):

Signature

Printed Name

Title (check one):

☐ Chairman ☐ Vice Chairman ☐ Assistant Secretary



AquaPRO
Pool Solutions

CDD INVOICE

Jorge Lopez
Owner

INVOICE # 22-090711
DATE: SEPTEMBER 7, 2022

2513 DAKOTA ROCK DR.
RUSKIN, FL 33570
Phone: (813) 482-1932
Email: aquapro.pool.solutions@gmail.com

TO SHELL POINT CDD
SHELL COVE COMMUNITY
1011 OCEAN SPRAY DR.
RUSKIN, FL 33570

SERVICEJOB: MONTHLY POOL MAINTENANCE
AUGUST 2022

QUANTITY	DESCRIPTION	UNIT PRICE	LINE TOTAL
1	MONTHLY POOL MAINTENANCE	\$1,200.00	\$1,200.00
	• Chemicals Included		
	• 3-Days a week service		

TECHNICIAN NOTES: PUMP MOTOR ON ORDER. ETA IS SEPTEMBER 21. DUE TO CONSTANT CHANGE OF DATE CURRENT PUMP IS BEING REBUILT.

SUBTOTAL	\$1,200.00
SALES TAX	INCLUDED
TOTAL	\$1,200.00

53900 / 4615

Make all checks payable to **AQUAPRO POOL SOLUTIONS**
THANK YOU FOR YOUR BUSINESS!



INVOICE

Shell Point CDD
2005 Pan Am Cir
Tampa FL 33607

Customer #: 21714889
Invoice #: 8045014
Invoice Date: 9/1/2022
Cust PO #:

Job Number	Description	Amount
340500113	Shell Point CDD Landscape Maintenance For September	10,757.00
340500113	Shell Point CDD Fuel Surcharge For September	150.00
Total invoice amount		10,907.00
Tax amount		
Balance due		10,907.00

53900/4609

Terms: Net 15 Days

If you have any questions regarding this invoice, please call 813-641-3672

Please detach stub and remit with your payment

Payment Stub

Customer Account#: 21714889
Invoice #: 8045014
Invoice Date: 9/1/2022

Amount Due: \$10,907.00

Thank you for allowing us to serve you

Please reference the invoice # on your check
and make payable to:

Shell Point CDD
2005 Pan Am Cir
Tampa FL 33607

BrightView Landscape Services, Inc.
P.O. Box 740655
Atlanta, GA 30374-0655

53900 / 4509



Job Name: _____
Customer Number: 433 Customer: FCA - SHELL POINT CDD
Technician: Aleksey Solano
Date: 09/14/2022 Time: 04:02 PM
Customer Signature: _____

[illegible]

WEATHER

- ☐ < 1' ☒ None ☒ ATV ☐ Boat ☐ Carp observed ☐ High ☐ Clear
☒ 1-2' ☐ Slight ☐ Airboat ☐ Truck ☐ Barrier Inspected ☐ Normal ☒ Cloudy
☐ 2-4' ☐ Visible ☐ Backpack ☐ Low ☒ Windy
☐ > 4' ☐ Rainy

<input type="checkbox"/> Alligator	<input type="checkbox"/> Catfish	<input type="checkbox"/> Gallinules	<input type="checkbox"/> Osprey	<input type="checkbox"/> Woodstork
<input checked="" type="checkbox"/> Anhinga	<input checked="" type="checkbox"/> Coots	<input type="checkbox"/> Gambusia	<input type="checkbox"/> Otter	<input type="checkbox"/> _____
<input type="checkbox"/> Bass	<input checked="" type="checkbox"/> Cormorant	<input type="checkbox"/> Herons	<input type="checkbox"/> Snakes	<input type="checkbox"/> _____
<input type="checkbox"/> Bream	<input checked="" type="checkbox"/> Egrets	<input checked="" type="checkbox"/> Ibis	<input checked="" type="checkbox"/> Turtles	

<input type="checkbox"/> Arrowhead	<input checked="" type="checkbox"/> Bulrush	<input type="checkbox"/> Golden Canna	<input type="checkbox"/> Naiad	<input type="checkbox"/>
<input type="checkbox"/> Bacopa	<input type="checkbox"/> Chara	<input checked="" type="checkbox"/> Gulf Spikerush	<input type="checkbox"/> Pickerelweed	
<input type="checkbox"/> Blue Flag Iris	<input type="checkbox"/> Cordgrass	<input type="checkbox"/> Lily	<input type="checkbox"/> Soft Rush	<input type="checkbox"/>









INVOICE

2002 West Grand Parkway North
Suite 100
Katy, TX 77449

INVOICE#

#81965

DATE

8/25/2022

BILL TO

Shell Point CDD
2005 Pan Am Cir Ste 700
Tampa FL 33607-2380
United States

CUSTOMER ID

C2305

NET TERMS

Net 30

PO#**DUE DATE**

9/24/2022

Services provided for the Month of: August 2022

DESCRIPTION	QTY	UOM	RATE	MARKUP	AMOUNT
Copies - Color Copies- July	3	Ea	0.50		1.50
Copies - B/W Copies- July	19	Ea	0.15		2.85
Postage - Postage- July	12	Ea	0.57		6.80
Website Maintenance - Website Maintenance / Admin	1	Ea	125.00		125.00
Dissemination Services - Dissemination Services	1	Ea	350.00		350.00
Field Management - Field Management	1	Ea	1,200.00		1,200.00
District Management Services - District Management	1	Ea	3,000.00		3,000.00
Subtotal					4,686.15 4486.15

Subtotal~~\$4,686.15~~**Tax**~~\$0.00~~**Total Due**~~\$4,686.15~~**4486.15**

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

To pay by Credit Card, please contact us at 281-578-4299, 9:00am - 5:30pm EST, Monday – Friday. A surcharge fee may apply.

To pay via ACH or Wire, please refer to our banking information below:

Account Name: INFRAMARK, LLC

ACH - Bank Routing Number: 111000614 / Account Number: 912593196

Wire - Bank Routing Number: 021000021 / SWIFT Code: CHASUS33 / Account Number: 912593196

Please include the Customer ID and the Invoice Number on your form of payment.



ACCOUNT INVOICE

tampaelectric.com



Statement Date: 08/26/2022

Account: 211021533685

SHELL POINT COMMUNITY DEVELOPMENT DISTRICT
C/O MERITUS CORP
334 GRACEFUL SEA PL
RUSKIN, FL 33570

Current month's charges:	\$23.53
Total amount due:	\$23.53
Payment Due By:	09/16/2022

Your Account Summary

Previous Amount Due	\$22.77
Payment(s) Received Since Last Statement	-\$22.77
Current Month's Charges	\$23.53
Total Amount Due	\$23.53

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WAYS TO PAY YOUR BILL



See reverse side for more information

Account: 211021533685

Current month's charges:	\$23.53
Total amount due:	\$23.53
Payment Due By:	09/16/2022

Amount Enclosed \$

618050517733



SHELL POINT COMMUNITY DEVELOPMENT DISTRICT
C/O MERITUS CORP
2005 PAN AM CIR, STE 300
TAMPA, FL 33607-6008

MAIL PAYMENT TO:
TECO
P.O. BOX 31318
TAMPA, FL 33631-3318

6180505177332110215336850000000023537

Account: 211021533685
Statement Date: 08/26/2022
Current month's charges due 09/16/2022

Details of Charges – Service from 07/23/2022 to 08/22/2022

Service for: 334 GRACEFUL SEA PL, RUSKIN, FL 33570

Rate Schedule: General Service - Non Demand

Meter Location: SOUTH ENTRANCE

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000621304	08/22/2022	0		0		0 kWh	1	31 Days

Daily Basic Service Charge

31 days @ \$0.74000

\$22.94

Florida Gross Receipt Tax

\$0.59

Electric Service Cost

\$23.53

Total Current Month's Charges

\$23.53

Tampa Electric Usage History

Kilowatt-Hours Per Day
(Average)

AUG 2022 0
 JUL 0
 JUN 0
 MAY 0
 APR 0
 MAR 0
 FEB 0
 JAN 0
 DEC 0
 NOV 0
 OCT 0
 SEP 0
 AUG 2021 0

Important Messages

Bills to increase less than 1 percent

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ACCOUNT INVOICE

tampaelectric.com



Statement Date: 08/26/2022

Account: 211021583862

SHELL POINT COMMUNITY DEVELOPMENT DISTRICT
C/O MERITUS CORP
1070 ISLAND SUNSET PL
RUSKIN, FL 33570

Current month's charges:	\$23.53
Total amount due:	-\$64.32
CREDIT -	DO NOT PAY

Your Account Summary

Previous Amount Due	-\$87.85
Payment(s) Received Since Last Statement	\$0.00
Credit balance after payments and credits	-\$87.85
Current Month's Charges	\$23.53
Total Amount Due	-\$64.32

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WAYS TO PAY YOUR BILL



See reverse side for more information

Account: 211021583862

Current month's charges:	\$23.53
Total amount due:	-\$64.32
CREDIT -	DO NOT PAY

Amount Enclosed \$ 618050517734

00001951 02 AB 0.49 33607 FTECO108262222152510 00000 05 01000000 004 05 21785 006

SHELL POINT COMMUNITY DEVELOPMENT DISTRICT
C/O MERITUS CORP
2005 PAN AM CIR, STE 300
TAMPA, FL 33607-6008

MAIL PAYMENT TO:
TECO
P.O. BOX 31318
TAMPA, FL 33631-3318

6180505177342110215838620000000064327

Account: 211021583862
Statement Date: 08/26/2022
Current month's charges due DO NOT PAY

Details of Charges – Service from 07/23/2022 to 08/22/2022

Service for: 1070 ISLAND SUNSET PL, RUSKIN, FL 33570

Rate Schedule: General Service - Non Demand

Meter Location: NORTH ENTRANCE

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000648230	08/22/2022	0		0		0 kWh	1	31 Days

Tampa Electric Usage History

Daily Basic Service Charge 31 days @ \$0.74000
 Florida Gross Receipt Tax

\$22.94
 \$0.59

Electric Service Cost

\$23.53

Total Current Month's Charges

\$23.53

Kilowatt-Hours Per Day (Average)

AUG 2022 0
 JUL 0
 JUN 0
 MAY 0
 APR 0
 MAR 0
 FEB 0
 JAN 0
 DEC 0
 NOV 0
 OCT 0
 SEP 0
 AUG 2021 0

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Statement Date: 09/01/2022

Account: 221007911623

SHELL POINT COMMUNITY DEVELOPMENT DISTRICT
C/O MERITUS CORP
SHELL POINT AMENITY CENTER, LIGHTS
RUSKIN, FL 33570

Current month's charges:	\$320.72
Total amount due:	\$320.72
Payment Due By:	09/22/2022

Your Account Summary

Previous Amount Due	\$315.69
Payment(s) Received Since Last Statement	-\$315.69
Current Month's Charges	\$320.72
Total Amount Due	\$320.72

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Schedule a FREE energy audit and one of our certified auditors will identify ways you can save energy and money.

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See reverse side for more information

Account: 221007911623

Current month's charges:	\$320.72
Total amount due:	\$320.72
Payment Due By:	09/22/2022

Amount Enclosed \$ 645210964021



SHELL POINT COMMUNITY DEVELOPMENT DISTRICT
C/O MERITUS CORP
2005 PAN AM CIR, STE 300
TAMPA, FL 33607-6008

MAIL PAYMENT TO:
TECO
P.O. BOX 31318
TAMPA, FL 33631-3318

Account: 221007911623
Statement Date: 09/01/2022
Current month's charges due 09/22/2022

Details of Charges – Service from 07/28/2022 to 08/26/2022

Service for: SHELL POINT AMENITY CENTER, LIGHTS, RUSKIN, FL 33570

Rate Schedule: Lighting Service

Lighting Service Items LS-1 (Bright Choices) for 30 days

Lighting Energy Charge	133 kWh @ \$0.03102/kWh	\$4.13
Fixture & Maintenance Charge	7 Fixtures	\$105.56
Lighting Pole / Wire	7 Poles	\$178.85
Lighting Fuel Charge	133 kWh @ \$0.04060/kWh	\$5.40
Storm Protection Charge	133 kWh @ \$0.01028/kWh	\$1.37
Clean Energy Transition Mechanism	133 kWh @ \$0.00033/kWh	\$0.04
Florida Gross Receipt Tax		\$0.28
Franchise Fee		\$19.36
Municipal Public Service Tax		\$0.73

Lighting Charges

\$315.72

Other Fees and Charges

Lighting Late Payment Fee	\$5.00
---------------------------	--------

Total Other Fees and Charges

\$5.00

Total Current Month's Charges

\$320.72

00004736-0010690- Page 7 of 8





ACCOUNT INVOICE

tampaelectric.com



Statement Date: 08/26/2022
Account: 221007934435

SHELL POINT COMMUNITY DEVELOPMENT DISTRICT
C/O MERITUS CORP
1155 7TH AVE NW, CLBHSE
RUSKIN, FL 33570-3425

Current month's charges:	\$308.41
Total amount due:	\$298.45
Payment Due By:	09/16/2022

Your Account Summary

Previous Amount Due	\$585.94
Payment(s) Received Since Last Statement	-\$585.94
Miscellaneous Credits	-\$9.96
Credit balance after payments and credits	-\$9.96
Current Month's Charges	\$308.41
Total Amount Due	\$298.45

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Account: 221007934435

Current month's charges:	\$308.41
Total amount due:	\$298.45
Payment Due By:	09/16/2022

Amount Enclosed \$ 605704873070

00001936 01 AB 0.49 33607 FTECO108262222152510 00000 05 01000000 004 05 21770 003

SHELL POINT COMMUNITY DEVELOPMENT DISTRICT
C/O MERITUS CORP
2005 PAN AM CIR, STE 300
TAMPA, FL 33607-6008

MAIL PAYMENT TO:
TECO
P.O. BOX 31318
TAMPA, FL 33631-3318

6057048730702210079344350000000298455

Account: 221007934435
Statement Date: 08/26/2022
Current month's charges due 09/16/2022

Details of Charges – Service from 07/23/2022 to 08/22/2022

Service for: 1155 7TH AVE NW, CLBHSE, RUSKIN, FL 33570-3425

Rate Schedule: General Service Demand - Standard

Meter Location: CLUBHOUSE

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000799181	08/22/2022	64,412		62,669		1,743 kWh	1	31 Days
1000799181	08/22/2022	10.71		0		10.71 kW	1	31 Days

Daily Basic Service Charge	31 days @ \$1.07000	\$33.17
Billing Demand Charge	11 kW @ \$13.75000/kW	\$151.25
Energy Charge	1,743 kWh @ \$0.00730/kWh	\$12.72
Fuel Charge	1,743 kWh @ \$0.04126/kWh	\$71.92
Capacity Charge	11 kW @ \$0.17000/kW	\$1.87
Storm Protection Charge	11 kW @ \$0.59000/kW	\$6.49
Energy Conservation Charge	11 kW @ \$0.81000/kW	\$8.91
Environmental Cost Recovery	1,743 kWh @ \$0.00130/kWh	\$2.27
Clean Energy Transition Mechanism	11 kW @ \$1.10000/kW	\$12.10
Florida Gross Receipt Tax		\$7.71

Electric Service Cost

\$308.41

Total Current Month's Charges

\$308.41

Miscellaneous Credits

Interest for Cash Security Deposit - Electric

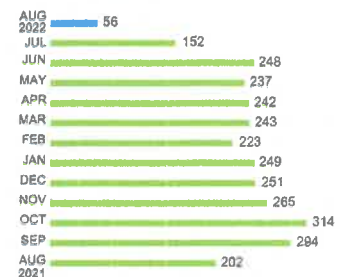
-\$9.96

Total Current Month's Credits

-\$9.96

Tampa Electric Usage History

Kilowatt-Hours Per Day (Average)



Billing Demand

(Kilowatts)



Load Factor

(Percentage)





ACCOUNT INVOICE

tampaelectric.com



Statement Date: 09/01/2022

Account: 221007940820

SHELL POINT COMMUNITY DEVELOPMENT DISTRICT
C/O MERITUS CORP
SHELL POINT PH 1 AND 2, LIGHTS
RUSKIN, FL 33570

Current month's charges:	\$6,546.51
Total amount due:	\$6,546.51
Payment Due By:	09/22/2022

Your Account Summary

Previous Amount Due	\$6,449.03
Payment(s) Received Since Last Statement	-\$6,449.03
Current Month's Charges	<u>\$6,546.51</u>
Total Amount Due	\$6,546.51

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Received



See reverse side for more information

Account: 221007940820

Current month's charges:	\$6,546.51
Total amount due:	\$6,546.51
Payment Due By:	09/22/2022

Amount Enclosed \$

645210964022

00004736 02 AB 0.49 33607 FTECO109012222425010 00000 03 01000000 003 04 18611 004



SHELL POINT COMMUNITY DEVELOPMENT DISTRICT
C/O MERITUS CORP
2005 PAN AM CIR, STE 300
TAMPA, FL 33607-6008

MAIL PAYMENT TO:
TECO
P.O. BOX 31318
TAMPA, FL 33631-3318

6452109640222210079408200000006546515

Account: 221007940820
Statement Date: 09/01/2022
Current month's charges due 09/22/2022

Details of Charges – Service from 07/28/2022 to 08/26/2022

Service for: SHELL POINT PH 1 AND 2, LIGHTS, RUSKIN, FL 33570

Rate Schedule: Lighting Service

Lighting Service Items LS-1 (Bright Choices) for 30 days

Lighting Energy Charge	2717 kWh @ \$0.03102/kWh	\$84.28
Fixture & Maintenance Charge	143 Fixtures	\$2156.44
Lighting Pole / Wire	143 Poles	\$3653.65
Lighting Fuel Charge	2717 kWh @ \$0.04060/kWh	\$110.31
Storm Protection Charge	2717 kWh @ \$0.01028/kWh	\$27.93
Clean Energy Transition Mechanism	2717 kWh @ \$0.00033/kWh	\$0.90
Florida Gross Receipt Tax		\$5.73
Franchise Fee		\$395.57
Municipal Public Service Tax		\$14.96

Lighting Charges

\$6,449.77

Other Fees and Charges

Lighting Late Payment Fee	\$96.74
---------------------------	---------

Total Other Fees and Charges

\$96.74

Total Current Month's Charges

\$6,546.51

00004736-0010568- Page 3 of 8





ACCOUNT INVOICE

tampaelectric.com



Statement Date: 08/26/2022

Account: 221007983952

SHELL POINT COMMUNITY DEVELOPMENT
587 SUNLIT CORAL ST, FOUNTAIN
RUSKIN, FL 33570



Current month's charges:	\$23.53
Total amount due:	\$23.53
Payment Due By:	09/16/2022

Your Account Summary

Previous Amount Due	\$22.77
Payment(s) Received Since Last Statement	-\$22.77
Current Month's Charges	\$23.53
Total Amount Due	\$23.53

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See reverse side for more information

Account: 221007983952

Current month's charges:	\$23.53
Total amount due:	\$23.53
Payment Due By:	09/16/2022

Amount Enclosed \$

605704872997

SHELL POINT COMMUNITY DEVELOPMENT
2005 PAN AM CIR, STE 300
TAMPA, FL 33607-6008

MAIL PAYMENT TO:
TECO
P.O. BOX 31318
TAMPA, FL 33631-3318

6057048729972210079839520000000023530

Account: 221007983952
Statement Date: 08/26/2022
Current month's charges due 09/16/2022



Details of Charges – Service from 07/23/2022 to 08/22/2022

Service for: 587 SUNLIT CORAL ST, FOUNTAIN, RUSKIN, FL 33570

Rate Schedule: General Service - Non Demand

Meter Location: LAKE FOUNTAIN

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000492468	08/22/2022	0		0		0 kWh	1	31 Days

Daily Basic Service Charge 31 days @ \$0.74000
 Florida Gross Receipt Tax
Electric Service Cost

\$22.94
 \$0.59

\$23.53

Total Current Month's Charges

\$23.53

Tampa Electric Usage History

Kilowatt-Hours Per Day (Average)

AUG 0
 2022 0
 JUL 0
 JUN 0
 MAY 0
 APR 0
 MAR 0
 FEB 0
 JAN 0
 DEC 0
 NOV 0
 OCT 0
 SEP 0
 AUG 0
 2021

00000048-0001184-Page 29 of 32

Important Messages

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Statement Date: 08/26/2022

Account: 221007983960

SHELL POINT COMMUNITY DEVELOPMENT
471 SUNLIT CORAL ST, FOUNTAIN
RUSKIN, FL 33570



Current month's charges:	\$23.53
Total amount due:	\$23.53
Payment Due By:	09/16/2022

Your Account Summary

Previous Amount Due	\$22.77
Payment(s) Received Since Last Statement	-\$22.77
Current Month's Charges	\$23.53
Total Amount Due	\$23.53

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See reverse side for more information

Account: 221007983960

Current month's charges:	\$23.53
Total amount due:	\$23.53
Payment Due By:	09/16/2022

Amount Enclosed \$

605704872998

SHELL POINT COMMUNITY DEVELOPMENT
2005 PAN AM CIR, STE 300
TAMPA, FL 33607-6008

MAIL PAYMENT TO:
TECO
P.O. BOX 31318
TAMPA, FL 33631-3318

Account: 221007983960
Statement Date: 08/26/2022
Current month's charges due 09/16/2022


Details of Charges – Service from 07/23/2022 to 08/22/2022

Service for: 471 SUNLIT CORAL ST, FOUNTAIN, RUSKIN, FL 33570

Rate Schedule: General Service - Non Demand

Meter Location: LAKE FOUNTAIN

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000492492	08/22/2022	7,595		7,595		0 kWh	1	31 Days

Tampa Electric Usage History

Daily Basic Service Charge 31 days @ \$0.74000
Florida Gross Receipt Tax

\$22.94
\$0.59

Kilowatt-Hours Per Day
(Average)

Electric Service Cost
\$23.53
Total Current Month's Charges
\$23.53

AUG 0
2022
JUL 0
JUN 0
MAY 0
APR 0
MAR 0
FEB 0
JAN 0
DEC 0
NOV 0
OCT 0
SEP 0
AUG 0
2021

00000048-0001172-Page 5 of 32

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ACCOUNT INVOICE

tampaelectric.com



Statement Date: 08/26/2022

Account: 221007983978

SHELL POINT COMMUNITY DEVELOPMENT
470 OLIVE CONCH ST, FOUNTN
RUSKIN, FL 33570



Current month's charges:	\$409.11
Total amount due:	\$409.11
Payment Due By:	09/16/2022

Your Account Summary

Previous Amount Due	\$381.66
Payment(s) Received Since Last Statement	-\$381.66
Current Month's Charges	<u>\$409.11</u>
Total Amount Due	\$409.11

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

Thanks for your vote of confidence.

We are proud to be recognized as a 2022 Trusted Business Partner, according to the 2022 Cogent Syndicated annual Utility Trusted Brand & Customer Engagement: Business study.

tampaelectric.com/news



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



WAYS TO PAY YOUR BILL



See reverse side for more information

Account: 221007983978

Current month's charges:	\$409.11
Total amount due:	\$409.11
Payment Due By:	09/16/2022

Amount Enclosed \$

605704872999

SHELL POINT COMMUNITY DEVELOPMENT
2005 PAN AM CIR, STE 300
TAMPA, FL 33607-6008

MAIL PAYMENT TO:
TECO
P.O. BOX 31318
TAMPA, FL 33631-3318

6057048729992210079839780000000409110

Account: 221007983978
Statement Date: 08/26/2022
Current month's charges due 09/16/2022



Details of Charges – Service from 07/23/2022 to 08/22/2022

Service for: 470 OLIVE CONCH ST, FOUNTN, RUSKIN, FL 33570

Rate Schedule: General Service - Non Demand

Meter Location: LAKE FOUNTAIN

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000492466	08/22/2022	56,303		53,138		3,165 kWh	1	31 Days

Daily Basic Service Charge	31 days @ \$0.74000	\$22.94
Energy Charge	3,165 kWh @ \$0.07035/kWh	\$222.66
Fuel Charge	3,165 kWh @ \$0.04126/kWh	\$130.59
Storm Protection Charge	3,165 kWh @ \$0.00315/kWh	\$9.97
Clean Energy Transition Mechanism	3,165 kWh @ \$0.00402/kWh	\$12.72
Florida Gross Receipt Tax		\$10.23

Electric Service Cost

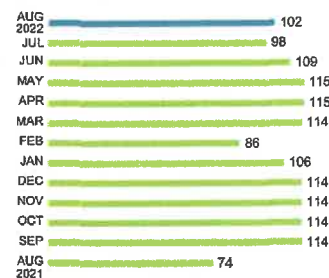
\$409.11

Total Current Month's Charges

\$409.11

Tampa Electric Usage History

Kilowatt-Hours Per Day (Average)



Important Messages

Bills to increase less than 1 percent

The Florida Public Service Commission approved an increase in Tampa Electric's base rates and charges effective with September bills. As part of Tampa Electric's base-rate settlement agreement, the company may adjust bills if interest rates reach certain levels. With rising interest rates, Tampa Electric must pay more to borrow money, and those costs are shared by all customers. Customer bills will increase by less than 1 percent. Visit tampaelectric.com/ratecommunications to view rates for residential, small commercial, commercial and industrial and outdoor lighting customers.

More clean energy to you

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



ACCOUNT INVOICE

tampaelectric.com



Statement Date: 08/26/2022

Account: 221007983986

SHELL POINT COMMUNITY DEVELOPMENT
630 OLIVE CONCH ST, FOUNTAIN
RUSKIN, FL 33570



Current month's charges:	\$23.53
Total amount due:	\$23.53
Payment Due By:	09/16/2022

Your Account Summary

Previous Amount Due	\$22.77
Payment(s) Received Since Last Statement	-\$22.77
Current Month's Charges	\$23.53
Total Amount Due	\$23.53

One Less Worry :)

Paperless Billing -
Contact free;
worry free!

Sign up for free today!

tampaelectric.com/paperless



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

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tampaelectric.com/news



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



WAYS TO PAY YOUR BILL



See reverse side for more information

Account: 221007983986

Current month's charges:	\$23.53
Total amount due:	\$23.53
Payment Due By:	09/16/2022

Amount Enclosed \$ 605704873000

SHELL POINT COMMUNITY DEVELOPMENT
2005 PAN AM CIR, STE 300
TAMPA, FL 33607-6008

MAIL PAYMENT TO:
TECO
P.O. BOX 31318
TAMPA, FL 33631-3318

6057048730002210079839860000000023530

Account: 221007983986
Statement Date: 08/26/2022
Current month's charges due 09/16/2022



Details of Charges – Service from 07/23/2022 to 08/22/2022

Service for: 630 OLIVE CONCH ST, FOUNTAIN, RUSKIN, FL 33570

Rate Schedule: General Service - Non Demand

Meter Location: LAKE FOUNTAIN

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000492491	08/22/2022	0		0		0 kWh	1	31 Days

Tampa Electric Usage History

Daily Basic Service Charge 31 days @ \$0.74000
Florida Gross Receipt Tax

\$22.94
\$0.59

Kilowatt-Hours Per Day
(Average)

Electric Service Cost

\$23.53

Total Current Month's Charges

\$23.53

AUG 0
2022
JUL 0
JUN 0
MAY 0
APR 0
MAR 0
FEB 0
JAN 0
DEC 0
NOV 0
OCT 0
SEP 0
AUG 0
2021

Important Messages

Bills to increase less than 1 percent

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ACCOUNT INVOICE

tampaelectric.com



Statement Date: 08/26/2022

Account: 221008336853

SHELL POINT COMMUNITY DEVELOPMENT
921 7TH AV NW, LFT STN
RUSKIN, FL 33570



Current month's charges:	\$348.18
Total amount due:	\$348.18
Payment Due By:	09/16/2022

Your Account Summary

Previous Amount Due	\$327.95
Payment(s) Received Since Last Statement	-\$327.95
Current Month's Charges	\$348.18
Total Amount Due	\$348.18

One Less Worry :)

Paperless Billing -
Contact free;
worry free!

Sign up for free today!



tampaelectric.com/paperless

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tampaelectric.com/news



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WAYS TO PAY YOUR BILL



See reverse side for more information

Account: 221008336853

Current month's charges:	\$348.18
Total amount due:	\$348.18
Payment Due By:	09/16/2022
Amount Enclosed	\$

655087464271

SHELL POINT COMMUNITY DEVELOPMENT
2005 PAN AM CIR, STE 300
TAMPA, FL 33607-6008

MAIL PAYMENT TO:
TECO
P.O. BOX 31318
TAMPA, FL 33631-3318

6550874642712210083368530000000348189

Account: 221008336853
Statement Date: 08/26/2022
Current month's charges due 09/16/2022



Details of Charges – Service from 07/23/2022 to 08/22/2022

Service for: 921 7TH AV NW, LFT STN, RUSKIN, FL 33570

Rate Schedule: General Service - Non Demand

Meter Location: LIFT STATION

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000851763	08/22/2022	28,692		26,027		2,665 kWh	1	31 Days

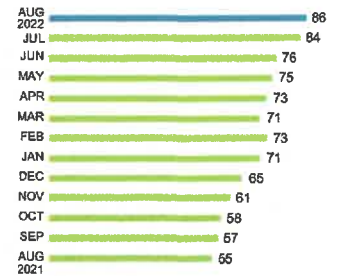
Daily Basic Service Charge	31 days @ \$0.74000	\$22.94
Energy Charge	2,665 kWh @ \$0.07035/kWh	\$187.48
Fuel Charge	2,665 kWh @ \$0.04126/kWh	\$109.96
Storm Protection Charge	2,665 kWh @ \$0.00315/kWh	\$8.39
Clean Energy Transition Mechanism	2,665 kWh @ \$0.00402/kWh	\$10.71
Florida Gross Receipt Tax		\$8.70
Electric Service Cost		\$348.18

Total Current Month's Charges

\$348.18

Tampa Electric Usage History

Kilowatt-Hours Per Day (Average)



Important Messages

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Let me make your ants say uncle !!!

813-966-4935 813-677-8381

DESCRIPTION	AMOUNT
Shell Point CDD 1155 7th Ave NW Ruskin, FI 33570 indoor pest control crawling insects excluding termites/ spray pool deck 60 day warantee if needed to respray decks for ants 100.00 with another 60 warantee included also mail kiosk included with 60 day waranty for ants wasp f 1 year wasp pest control with 1 year warranty indoor including play ground equipment for wasp and spiders Guarantee : (if applicable) none 30 days 60 days 3 months 6 months 1 year other _ 5 YEARS	\$500
TOTAL DUE	\$500.00

53900/4618

THANK YOU FOR YOUR BUSINESS!



INVOICE

Sold To: 21714889
Shell Point CDD
2005 Pan Am Cir
Tampa FL 33607

Customer #: 21714889
Invoice #: 8036632
Invoice Date: 8/17/2022
Sales Order: 7896186
Cust PO #:

Project Name: Replace 3 - 60 AMP fuses for Irrigation Well
Project Description: Fuses keep going bad, need to be replaced.

Job Number	Description	Amount
340500113	Shell Point CDD 60 amp fuse Labor - Irrigation Technician	129.68
Total Invoice Amount		129.68
Taxable Amount		
Tax Amount		
Balance Due		129.68

53900/4611

129.68

PA.

Terms: Net 15 Days

If you have any questions regarding this invoice, please call 813 641-3672

Please detach stub and remit with your payment

Payment Stub

Customer Account #: 21714889
Invoice #: 8036632
Invoice Date: 8/17/2022

Amount Due: \$ 129.68

Thank you for allowing us to serve you

Please reference the invoice # on your
check and make payable to

Shell Point CDD
2005 Pan Am Cir
Tampa FL 33607

BrightView Landscape Services, Inc.
P.O. Box 740655
Atlanta, GA 30374-0655

Proposal for Extra Work at Shell Point CDD

Property Name	Shell Point CDD	Contact	Bryan Radcliff
Property Address	1052 Ocean Spray Dr. Ruskin, FL 33570	To	Shell Point CDD
		Billing Address	2005 Pan Am Cir Tampa, FL 33607

Project Name Replace 3 - 60 AMP fuses for Irrigation Well

Project Description Fuses keep going bad, need to be replaced.

Scope of Work

QTY	UoM/Size	Material/Description	Unit Price	Total
3.00	EACH	60 amp fuse	\$20.64	\$61.92
0.75	HOUR	Labor - Irrigation Technician	\$90.35	\$67.76

Other

Shell Cove Fuses



Shell Cove VFD



For internal use only

SO# 7896186
JOB# 340500113
Service Line 150

Total Price \$129.68

THIS IS NOT AN INVOICE

This proposal is valid for thirty (30) days unless otherwise approved by Contractor's Senior Vice President
415 27th Street SE, Ruskin, FL 33570 ph. (813) 641-3672 fax (813) 641-7582

TERMS & CONDITIONS

1. The Contractor shall recognize and perform in accordance with written terms, written specifications and drawings only contained or referred to herein. All materials shall conform to bid specifications.
2. Work Force: Contractor shall designate a qualified representative with experience in landscape maintenance/construction upgrades or when applicable in tree management. The workforce shall be competent and qualified, and shall be legally authorized to work in the U.S.
3. License and Permits: Contractor shall maintain a Landscape Contractor's license, if required by State or local law, and will comply with all other license requirements of the City, State and Federal Governments, as well as all other requirements of law. Unless otherwise agreed upon by the parties or prohibited by law, Customer shall be required to obtain all necessary and required permits to allow the commencement of the Services on the property.
4. Taxes: Contractor agrees to pay all applicable taxes, including sales tax where applicable on material supplied.
5. Insurance: Contractor agrees to provide General Liability Insurance, Automotive Liability Insurance, Worker's Compensation Insurance, and any other insurance required by law or Customer, as specified in writing prior to commencement of work. If not specified, Contractor will furnish insurance with \$1,000,000 limit of liability.
6. Liability: Contractor shall indemnify the Customer and its agents and employees from and against any third-party liabilities that arise out of Contractor's work to the extent such liabilities are adjudicated to have been caused by Contractor's negligence or willful misconduct. Contractor shall not be liable for any damage that occurs from Acts of God defined as those caused by windstorm, hail, fire, flood, earthquake, hurricane and freezing, etc. Under these circumstances, Contractor shall have the right to renegotiate the terms and prices of this Contract within sixty (60) days. Any illegal trespass, claims and/or damages resulting from work requested that is not on property owned by Customer or not under Customer management and control shall be the sole responsibility of the Customer.
7. Subcontractors: Contractor reserves the right to hire qualified subcontractors to perform specialized functions or work requiring specialized equipment.
8. Additional Services: Any additional work not shown in the above specifications involving extra costs will be executed only upon signed written orders, and will become an extra charge over and above the estimate.
9. Access to Jobsite: Customer shall provide all utilities to perform the work. Customer shall furnish access to all parts of jobsite where Contractor is to perform work as required by the Contract or other functions related thereto, during normal business hours and other reasonable periods of time. Contractor will perform the work as reasonably practical after the Customer makes the site available for performance of the work.
10. Payment Terms: Upon signing this Agreement, Customer shall pay Contractor 50% of the Proposed Price and the remaining balance shall be paid by Customer to Contractor upon completion of the project unless otherwise, agreed to in writing.
11. Termination: This Work Order may be terminated by the either party with or without cause, upon seven (7) workdays advance written notice. Customer will be required to pay for all materials purchased and work complete to the date of termination and reasonable charges incurred in demobilizing.
12. Assignment: The Customer and the Contractor respectively, bind themselves, their partners, successors, assignees and legal representative to the other party with respect to all covenants of this Agreement. Neither the Customer nor the Contractor shall assign or transfer any interest in this Agreement without the written consent of the other provided, however, that consent shall not be required to assign this Agreement to any company which controls, is controlled by, or is under common control with Contractor or in connection with assignment to an affiliate or pursuant to a merger, sale of all or substantially all of its assets or equity securities, consolidation, change of control or corporate reorganization.
13. Disclaimer: This proposal was estimated and priced based upon a site visit and visual inspection from ground level using ordinary means, at or about the time this proposal was prepared. The price quoted in this proposal for the work described, is the result of that ground level visual inspection and therefore our company will not be liable for any additional costs or damages for additional work not described herein, or liable for any incidents/accidents resulting from conditions, that were not ascertainable by said ground level visual inspection by ordinary means at the time said inspection was performed. Contractor cannot be held responsible for unknown or otherwise hidden defects. Any corrective work proposed herein cannot guarantee exact results. Professional engineering, architectural, and/or landscape design services ("Design Services") are not included in this Agreement and shall not be provided by the Contractor. Any design defects in the Contract Documents are the sole responsibility of the Customer. If the Customer must engage a licensed engineer, architect and/or landscape design professional, any costs concerning these Design Services are to be paid by the Customer directly to the designer involved.
14. Cancellation: Notice of Cancellation of work must be received in writing before the crew is dispatched to their location or Customer will be liable for a minimum travel charge of \$150.00 and billed to Customer.

The following sections shall apply where Contractor provides Customer with tree care services:

15. Tree & Stump Removal: Trees removed will be cut as close to the ground as possible based on conditions to or next to the bottom of the tree trunk. Additional charges will be levied for unseen hazards such as, but not limited to concrete brick filled trunks, metal rods, etc. If requested mechanical grinding of visible tree stump will be done to a defined width and depth below ground level at an additional charge to the Customer. Defined backfill and landscape material may be specified. Customer shall be responsible for contacting Underground Service Alert to locate underground utility lines prior to start of work. Contractor is not responsible damage done to underground utilities such as but not limited to, cables, wires, pipes, and irrigation parts. Contractor will repair damaged irrigation lines at the Customer's expense.
16. Waiver of Liability: Requests for crown thinning in excess of twenty-five percent (25%) or work not in accordance with ISA (International Society of Arboriculture) standards will require a signed waiver of liability.

Acceptance of this Contract

By executing this document, Customer agrees to the formation of a binding contract and to the terms and conditions set forth herein. Customer represents that Contractor is authorized to perform the work stated on the face of this Contract. If payment has not been received by Contractor per payment terms hereunder, Contractor shall be entitled to all costs of collection, including reasonable attorneys' fees and it shall be relieved of any obligation to continue performance under this or any other Contract with Customer. Interest at a per annum rate of 1.5% per month (18% per year), or the highest rate permitted by law, may be charged on unpaid balance 15 days after billing.

NOTICE: FAILURE TO MAKE PAYMENT WHEN DUE FOR COMPLETED WORK ON CONSTRUCTION JOBS, MAY RESULT IN A MECHANIC'S LIEN ON THE TITLE TO YOUR PROPERTY

Customer

Property Manager

Signature _____ Title _____

Bryan Radcliff **August 12, 2022**

Printed Name _____ Date _____

BrightView Landscape Services, Inc. "Contractor"

Account Manager

Signature _____ Title _____

Vincent Tort **August 12, 2022**

Printed Name _____ Date _____

Job #: 340500113

SO #: 7896186 **Proposed Price:** \$129.68

Vincent Tort

From: Bryan Radcliff <Bryan.Radcliff@Inframark.com>
Sent: Monday, August 15, 2022 9:39 AM
To: Vincent Tort
Cc: Shell Point; Gary Schwartz
Subject: RE: BrightView - SO# 7896186 Replace 3 - 60 AMP fuses for Irrigation Well

EXTERNAL E-MAIL

APPROVED.

From: Vincent Tort <Vincent.Tort@brightview.com>
Sent: Monday, August 15, 2022 7:53 AM
To: Bryan Radcliff <Bryan.Radcliff@Inframark.com>
Cc: Shell Point <shellclubhouse@gmail.com>; Gary Schwartz <Gary.Schwartz@Inframark.com>
Subject: BrightView - SO# 7896186 Replace 3 - 60 AMP fuses for Irrigation Well

WARNING: This email originated outside of Inframark. Take caution when clicking on links and opening attachments.

Bryan,

The fuses at shell cove need to be replaced. The well company came out yesterday and found that it did not have power.

They will be investigating why the fuses keep blowing. It may be caused by the pump in the well but not for sure yet.

Replacing the fuses will get the system back up and running for a month or two, but the main problem needs to be identified and repaired.

If you have any questions, please let me know.

If you would like us to proceed with the attached proposal, please respond to this e-mail with the word 'Approved'.

8/12/2022 6:48:45 PM | SO# 7896186
Name - Replace 3 - 60 AMP fuses for Irrigation Well
Description -Fuses keep going bad, need to be replaced.
Scope of Work-
Sub-Total Price - \$129.68
Tax - \$0.00
Total Price - \$129.68

We appreciate your business and look forward to enhancing the beauty and value of your property.

Thank you,

Vince Tort
Account Manager
Brightview Landscaping
813-240-7254 (cell)



INVOICE

Sold To: 21714889
Shell Point CDD
2005 Pan Am Cir
Tampa FL 33607

Customer #: 21714889
Invoice #: 8040914
Invoice Date: 8/24/2022
Sales Order: 7878542
Cust PO #:

Project Name: River Rock around Drainage cover

Project Description: Install 9-10 Large River Slick rocks around grate to prevent mulch from going down the drain.

Job Number	Description	Amount
340500113	Shell Point CDD Install 9-10 river slicks around drainage grate to prevent m	318.00
Total Invoice Amount		318.00
Taxable Amount		
Tax Amount		
Balance Due		318.00

53900/4604

Terms: Net 15 Days

If you have any questions regarding this invoice, please call 813 641-3672

Please detach stub and remit with your payment

Payment Stub

Customer Account #: 21714889
Invoice #: 8040914
Invoice Date: 8/24/2022

Amount Due: \$ 318.00

Thank you for allowing us to serve you

Please reference the invoice # on your
check and make payable to

Shell Point CDD
2005 Pan Am Cir
Tampa FL 33607

BrightView Landscape Services, Inc.
P.O. Box 740655
Atlanta, GA 30374-0655

Proposal for Extra Work at Shell Point CDD

Property Name Shell Point CDD
Property Address 1052 Ocean Spray Dr.
 Ruskin, FL 33570

Contact Bryan Radcliff
To Shell Point CDD
Billing Address 2005 Pan Am Cir
 Tampa, FL 33607

Project Name River Rock around Drainage cover

Project Description Install 9-10 Large River Slick rocks around grate to prevent mulch from going down the drain.

Scope of Work

QTY	UoM/Size	Material/Description
1.00	EACH	Install 9-10 river slicks around drainage grate to prevent mulch from going down the drain

Images

River Slicks



For internal use only

SO# 7878542
JOB# 340500113
Service Line 130

Total Price \$318.00

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415 27th Street SE, Ruskin, FL 33570 ph. (813) 641-3672 fax (813) 641-7582

TERMS & CONDITIONS

1. The Contractor shall recognize and perform in accordance with written terms, written specifications and drawings only contained or referred to herein. All materials shall conform to bid specifications.
2. Work Force: Contractor shall designate a qualified representative with experience in landscape maintenance/construction upgrades or when applicable in tree management. The workforce shall be competent and qualified, and shall be legally authorized to work in the U.S.
3. License and Permits: Contractor shall maintain a Landscape Contractor's license, if required by State or local law, and will comply with all other license requirements of the City, State and Federal Governments, as well as all other requirements of law. Unless otherwise agreed upon by the parties or prohibited by law, Customer shall be required to obtain all necessary and required permits to allow the commencement of the Services on the property.
4. Taxes: Contractor agrees to pay all applicable taxes, including sales tax where applicable on material supplied.
5. Insurance: Contractor agrees to provide General Liability Insurance, Automotive Liability Insurance, Worker's Compensation Insurance, and any other insurance required by law or Customer, as specified in writing prior to commencement of work. If not specified, Contractor will furnish insurance with \$1,000,000 limit of liability.
6. Liability: Contractor shall indemnify the Customer and its agents and employees from and against any third-party liabilities that arise out of Contractor's work to the extent such liabilities are adjudicated to have been caused by Contractor's negligence or willful misconduct. Contractor shall not be liable for any damage that occurs from Acts of God defined as those caused by windstorm, hail, fire, flood, earthquake, hurricane and freezing, etc. Under these circumstances, Contractor shall have the right to renegotiate the terms and prices of this Contract within sixty (60) days. Any illegal trespass, claims and/or damages resulting from work requested that is not on property owned by Customer or not under Customer management and control shall be the sole responsibility of the Customer.
7. Subcontractors: Contractor reserves the right to hire qualified subcontractors to perform specialized functions or work requiring specialized equipment.
8. Additional Services: Any additional work not shown in the above specifications involving extra costs will be executed only upon signed written orders, and will become an extra charge over and above the estimate.
9. Access to Jobsite: Customer shall provide all utilities to perform the work. Customer shall furnish access to all parts of jobsite where Contractor is to perform work as required by the Contract or other functions related thereto, during normal business hours and other reasonable periods of time. Contractor will perform the work as reasonably practical after the Customer makes the site available for performance of the work.
10. Payment Terms: Upon signing this Agreement, Customer shall pay Contractor 50% of the Proposed Price and the remaining balance shall be paid by Customer to Contractor upon completion of the project unless otherwise, agreed to in writing.
11. Termination: This Work Order may be terminated by the either party with or without cause, upon seven (7) workdays advance written notice. Customer will be required to pay for all materials purchased and work complete to the date of termination and reasonable charges incurred in demobilizing.
12. Assignment: The Customer and the Contractor respectively, bind themselves, their partners, successors, assignees and legal representative to the other party with respect to all covenants of this Agreement. Neither the Customer nor the Contractor shall assign or transfer any interest in this Agreement without the written consent of the other provided, however, that consent shall not be required to assign this Agreement to any company which controls, is controlled by, or is under common control with Contractor or in connection with assignment to an affiliate or pursuant to a merger, sale of all or substantially all of its assets or equity securities, consolidation, change of control or corporate reorganization.
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14. Cancellation: Notice of Cancellation of work must be received in writing before the crew is dispatched to their location or Customer will be liable for a minimum travel charge of \$150.00 and billed to Customer.

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15. Tree & Stump Removal: Trees removed will be cut as close to the ground as possible based on conditions to or next to the bottom of the tree trunk. Additional charges will be levied for unseen hazards such as, but not limited to concrete brick filled trunks, metal rods, etc. If requested mechanical grinding of visible tree stump will be done to a defined width and depth below ground level at an additional charge to the Customer. Defined backfill and landscape material may be specified. Customer shall be responsible for contacting Underground Service Alert to locate underground utility lines prior to start of work. Contractor is not responsible for damage done to underground utilities such as but not limited to, cables, wires, pipes, and irrigation parts. Contractor will repair damaged irrigation lines at the Customer's expense.
16. Waiver of Liability: Requests for crown thinning in excess of twenty-five percent (25%) or work not in accordance with ISA (International Society of Arboriculture) standards will require a signed waiver of liability.

Acceptance of this Contract

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Customer

Signature _____ Title **Property Manager**

Bryan Radcliff **August 17, 2022**
Printed Name Date

BrightView Landscape Services, Inc. "Contractor"

Signature _____ Title **Account Manager**

Vincent Tort **August 17, 2022**
Printed Name Date

Job #: 340500113

SO #: 7878542 **Proposed Price:** \$318.00

Vincent Tort

From: Bryan Radcliff <Bryan.Radcliff@Inframark.com>
Sent: Tuesday, July 26, 2022 12:41 PM
To: Vincent Tort; Gary Schwartz
Cc: Sherwood Club
Subject: RE: BrightView - SO# 7878542 River Rock around Drainage cover

EXTERNAL E-MAIL

APPROVED.

From: Vincent Tort <Vincent.Tort@brightview.com>
Sent: Tuesday, July 26, 2022 11:56 AM
To: Bryan Radcliff <Bryan.Radcliff@Inframark.com>; Gary Schwartz <Gary.Schwartz@Inframark.com>
Cc: Sherwood Club <sherwoodmclub@gmail.com>
Subject: BrightView - SO# 7878542 River Rock around Drainage cover

WARNING: This email originated outside of Inframark. Take caution when clicking on links and opening attachments.

Bryan,

Attached is a proposal for installing river rock around the drain so the mulch doesn't wash away. Please let me know if you have any questions.

If you would like us to proceed with the attached proposal, please respond to this e-mail with the word 'Approved'.

7/26/2022 3:37:34 PM | SO# 7878542

Name - River Rock around Drainage cover

Description -Install 9-10 Large River Slick rocks around grate to prevent mulch from going down the drain.

Scope of Work-

Sub-Total Price - \$318.00

Tax - \$0.00

Total Price - \$318.00

We appreciate your business and look forward to enhancing the beauty and value of your property.

Thank you,

Vince Tort
Account Manager
Brightview Landscaping
813-240-7254 (cell)



INVOICE

Sold To: 21714889
Shell Point CDD
2005 Pan Am Cir
Tampa FL 33607

Customer #: 21714889
Invoice #: 8065412
Invoice Date: 8/29/2022
Sales Order: 7892621
Cust PO #:

Project Name: Re-Straighten 7 Trees

Project Description: Use 15" Tiedown anchors to straighten trees leaning from storms. 2 trees next to amenity center, 5

Job Number	Description	Amount
340500113	Shell Point CDD Install 7 tiedown anchors to straighten trees leaning next t	188.14
Total Invoice Amount		188.14
Taxable Amount		
Tax Amount		
Balance Due		188.14

53900 / 4604

188.14

Terms: Net 15 Days

If you have any questions regarding this invoice, please call 813 641-3672

Please detach stub and remit with your payment

Payment Stub

Customer Account #: 21714889
Invoice #: 8065412
Invoice Date: 8/29/2022

Amount Due: \$ 188.14

Thank you for allowing us to serve you

Please reference the invoice # on your
check and make payable to

Shell Point CDD
2005 Pan Am Cir
Tampa FL 33607

BrightView Landscape Services, Inc.
P.O. Box 740655
Atlanta, GA 30374-0655

Proposal for Extra Work at Shell Point CDD

Property Name Shell Point CDD
Property Address 1052 Ocean Spray Dr.
Ruskin, FL 33570

Contact Bryan Radcliff
To Shell Point CDD
Billing Address 2005 Pan Am Cir
Tampa, FL 33607

Project Name Re-Straighten 7 Trees

Project Description Use 15" Tiedown anchors to straighten trees leaning from storms. 2 trees next to amenity center, 5

Scope of Work

QTY	UoM/Size	Material/Description
7.00	EACH	Install 7 tiedown anchors to straighten trees leaning next to amenity center

Other

tie down 3



Tie down 4



THIS IS NOT AN INVOICE

This proposal is valid for thirty (30) days unless otherwise approved by Contractor's Senior Vice President
415 27th Street SE, Ruskin, FL 33570 ph. (813) 641-3672 fax (813) 641-7582

Proposal for Extra Work at Shell Point CDD

Tie Down



For internal use only

SO# 7892621
JOB# 340500113
Service Line 130

Total Price \$188.14

THIS IS NOT AN INVOICE

This proposal is valid for thirty (30) days unless otherwise approved by Contractor's Senior Vice President
415 27th Street SE, Ruskin, FL 33570 ph. (813) 641-3672 fax (813) 641-7582

TERMS & CONDITIONS

1. The Contractor shall recognize and perform in accordance with written terms, written specifications and drawings only contained or referred to herein. All materials shall conform to bid specifications.
2. Work Force: Contractor shall designate a qualified representative with experience in landscape maintenance/construction upgrades or when applicable in tree management. The workforce shall be competent and qualified, and shall be legally authorized to work in the U.S.
3. License and Permits: Contractor shall maintain a Landscape Contractor's license, if required by State or local law, and will comply with all other license requirements of the City, State and Federal Governments, as well as all other requirements of law. Unless otherwise agreed upon by the parties or prohibited by law, Customer shall be required to obtain all necessary and required permits to allow the commencement of the Services on the property.
4. Taxes: Contractor agrees to pay all applicable taxes, including sales tax where applicable on material supplied.
5. Insurance: Contractor agrees to provide General Liability Insurance, Automotive Liability Insurance, Worker's Compensation Insurance, and any other insurance required by law or Customer, as specified in writing prior to commencement of work. If not specified, Contractor will furnish insurance with \$1,000,000 limit of liability.
6. Liability: Contractor shall indemnify the Customer and its agents and employees from and against any third-party liabilities that arise out of Contractor's work to the extent such liabilities are adjudicated to have been caused by Contractor's negligence or willful misconduct. Contractor shall not be liable for any damage that occurs from Acts of God defined as those caused by windstorm, hail, fire, flood, earthquake, hurricane and freezing, etc. Under these circumstances, Contractor shall have the right to renegotiate the terms and prices of this Contract within sixty (60) days. Any illegal trespass, claims and/or damages resulting from work requested that is not on property owned by Customer or not under Customer management and control shall be the sole responsibility of the Customer.
7. Subcontractors: Contractor reserves the right to hire qualified subcontractors to perform specialized functions or work requiring specialized equipment.
8. Additional Services: Any additional work not shown in the above specifications involving extra costs will be executed only upon signed written orders, and will become an extra charge over and above the estimate.
9. Access to Jobsite: Customer shall provide all utilities to perform the work. Customer shall furnish access to all parts of jobsite where Contractor is to perform work as required by the Contract or other functions related thereto, during normal business hours and other reasonable periods of time. Contractor will perform the work as reasonably practical after the Customer makes the site available for performance of the work.
10. Payment Terms: Upon signing this Agreement, Customer shall pay Contractor 50% of the Proposed Price and the remaining balance shall be paid by Customer to Contractor upon completion of the project unless otherwise, agreed to in writing.
11. Termination: This Work Order may be terminated by the either party with or without cause, upon seven (7) workdays advance written notice. Customer will be required to pay for all materials purchased and work complete to the date of termination and reasonable charges incurred in demobilizing.
12. Assignment: The Customer and the Contractor respectively, bind themselves, their partners, successors, assignees and legal representative to the other party with respect to all covenants of this Agreement. Neither the Customer nor the Contractor shall assign or transfer any interest in this Agreement without the written consent of the other provided, however, that consent shall not be required to assign this Agreement to any company which controls, is controlled by, or is under common control with Contractor or in connection with assignment to an affiliate or pursuant to a merger, sale of all or substantially all of its assets or equity securities, consolidation, change of control or corporate reorganization.
13. Disclaimer: This proposal was estimated and priced based upon a site visit and visual inspection from ground level using ordinary means, at or about the time this proposal was prepared. The price quoted in this proposal for the work described, is the result of that ground level visual inspection and therefore our company will not be liable for any additional costs or damages for additional work not described herein, or liable for any incidents/accidents resulting from conditions, that were not ascertainable by said ground level visual inspection by ordinary means at the time said inspection was performed. Contractor cannot be held responsible for unknown or otherwise hidden defects. Any corrective work proposed herein cannot guarantee exact results. Professional engineering, architectural, and/or landscape design services ("Design Services") are not included in this Agreement and shall not be provided by the Contractor. Any design defects in the Contract Documents are the sole responsibility of the Customer. If the Customer must engage a licensed engineer, architect and/or landscape design professional, any costs concerning these Design Services are to be paid by the Customer directly to the designer involved.
14. Cancellation: Notice of Cancellation of work must be received in writing before the crew is dispatched to their location or Customer will be liable for a minimum travel charge of \$150.00 and billed to Customer.

Additional sections shall apply where Contractor provides Customer with tree care services:

15. Tree & Stump Removal: Trees removed will be cut as close to the ground as possible based on conditions to or next to the bottom of the tree trunk. Additional charges will be levied for unseen hazards such as, but not limited to concrete brick filled trunks, metal rods, etc. If requested mechanical grinding of visible tree stump will be done to a defined width and depth below ground level at an additional charge to the Customer. Defined backfill and landscape material may be specified. Customer shall be responsible for contacting Underground Service Alert to locate underground utility lines prior to start of work. Contractor is not responsible damage done to underground utilities such as but not limited to, cables, wires, pipes, and irrigation parts. Contractor will repair damaged irrigation lines at the Customer's expense.
16. Waiver of Liability: Requests for crown thinning in excess of twenty-five percent (25%) or work not in accordance with ISA (International Society of Arboriculture) standards will require a signed waiver of liability.

Acceptance of this Contract

By executing this document, Customer agrees to the formation of a binding contract and to the terms and conditions set forth herein. Customer represents that Contractor is authorized to perform the work stated on the face of this Contract. If payment has not been received by Contractor per payment terms hereunder, Contractor shall be entitled to all costs of collection, including reasonable attorneys' fees and it shall be relieved of any obligation to continue performance under this or any other Contract with Customer. Interest at a per annum rate of 1.5% per month (18% per year), or the highest rate permitted by law, may be charged on unpaid balance 15 days after billing.

NOTICE: FAILURE TO MAKE PAYMENT WHEN DUE FOR COMPLETED WORK ON CONSTRUCTION JOBS, MAY RESULT IN A MECHANIC'S LIEN ON THE TITLE TO YOUR PROPERTY

Customer

Property Manager

Signature _____ Title _____

Bryan Radcliff **August 11, 2022**

Printed Name _____ Date _____

BrightView Landscape Services, Inc. "Contractor"

Account Manager

Signature _____ Title _____

Vincent Tort **August 11, 2022**

Printed Name _____ Date _____

Job #: 340500113

SO #: 7892621 **Proposed Price:** \$188.14

Vincent Tort

From: Bryan Radcliff <Bryan.Radcliff@Inframark.com>
Sent: Tuesday, August 9, 2022 2:48 PM
To: Vincent Tort
Cc: Gary Schwartz
Subject: RE: Shell cove - SO# 7892621 Re-Straighten 7 Trees

EXTERNAL E-MAIL

APPROVED.

From: Vincent Tort <Vincent.Tort@brightview.com>
Sent: Tuesday, August 9, 2022 2:44 PM
To: Bryan Radcliff <Bryan.Radcliff@Inframark.com>
Cc: Gary Schwartz <Gary.Schwartz@Inframark.com>
Subject: Shell cove - SO# 7892621 Re-Straighten 7 Trees

WARNING: This email originated outside of Inframark. Take caution when clicking on links and opening attachments.

Bryan/Gary.

This proposal is to straighten 7 trees that are leaning. I have tried to straighten these trees with what I already had here at the shop without success. The trees are too large and need a larger tiedown anchor to get them back straight. This will take care of the 5 junipers and 2 oaks trees adjacent to the amenity center next to the fence.

Please let me know if you have any questions.

If you would like us to proceed with the attached proposal, please respond to this e-mail with the word 'Approved'.

8/9/2022 6:34:11 PM | SO# 7892621

Name - Re-Straighten 7 Trees

Description -Use 15" Tiedown anchors to straighten trees leaning from storms. 2 trees next to amenity center, 5

Scope of Work-

Sub-Total Price - \$188.14

Tax - \$0.00

Total Price - \$188.14

Thank you,

Vince Tort
Account Manager
Brightview Landscaping
813-240-7254 (cell)

CORLIN

Services LLC

11237 Spring Point Circle

Riverview, Fl. 33579

INVOICE

Invoice #:

02002

Date:

July 22, 2022

billed to:

Shell Point CDD

This invoice is for the purchase and installation of one magnetic "child guard" gate latch, installed at the Shell Cove playground and removal of the non-functioning security lock

Materials \$ 80.00

Labor 110.00

Total, this invoice

\$ 190.00

2022 53901/4619

Please remit to: CorLin Services

11237 Spring Point Circle

Riverview, Fl. 33579

CORLIN

Services LLC

11237 Spring Point Circle

Riverview, Fl. 33579

INVOICE

Invoice #:

02005

Date:

August 3, 2022

billed to:

Shell Point CDD

This invoice is for repairs to the drain grate at the "beach" entrance to the pool and for repairs to both men's and women's room doors to allow them to close completely.

Materials	\$ 16.00
-----------	----------

(waterproof adhesive for pool grate)

Labor	170.00
-------	--------

Total, this invoice

\$ 186.00

2/11/22
53910/ 4619

Please remit to: CorLin Services

11237 Spring Point Circle, Riverview, Fl. 33579

Riverview, Fl. 33579

Received

SEP 19 2022

Please remit your check
together with the
Payment Slip from the
last page of this invoice.

DKS Cellular Subscription**INVOICE**

INVOICE#

1876532

INVOICE DATE

September 12, 2022

Shell Point CDD

2005 Pan Am Circle
Suite 300
Tampa, FL 33607

User ID: **ShellPointCDD**

Period Starts: August 12, 2022

Period Ends: September 11, 2022

Previous Balance: \$32.95

Payment Received: (\$32.95)

New Charges: \$32.95

Note: All \$ amounts are in US Dollars.**Total Amount Due: \$32.95 USD Due by October 12, 2022****Payments**

Date	Details	Amount
9/6/2022	Check received	(\$32.95)

Cell Systems

From	To	Name	Phone	MC	Min	Transfer	Amount
8/12/2022	9/11/2022	Shell Point CDD	813 947 3641	9999	3	0	\$32.95

Summary**Total Amount Due**

This amount is due by October 12, 2022

\$32.95 USD

Cut along the dotted line and include with the check.

Please also write the Invoice Number (" **1876532** ") on your check.

Invoice# 1876532
Dated September 12, 2022
User ID ShellPointCDD
Period Starts: August 12, 2022
Period Ends: September 11, 2022
Amount Due: **\$32.95 USD**

Payment To:
DoorKing Inc.
IM Server Payments
120 S. Glasgow Avenue
Inglewood, CA 90301

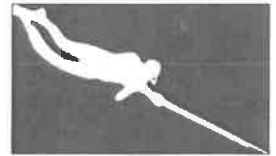
Spearem Enterprises, LLC

7842 Land O' Lakes Blvd. #335

Land O' Lakes, FL 34638

+1 8139978101

spearem.jmb@gmail.com

**INVOICE****BILL TO**

Shell Pointe CDD

Meritus

2005 Pan Am Circle, Suite

300

Tampa , FL 33607

INVOICE # 5435**DATE 09/09/2022****DUE DATE 09/24/2022****TERMS Net 15**

ACTIVITY	QTY	RATE	AMOUNT
Labor clubhouse cleaning services 8/9 to 9/9 4 weeks at 2 times a/week includes dog waist can 2 community trash cans and 1 mail trash can	4	178.00	712.00
Material paper goods trash bags	1	60.00	60.00
Fuel Surcharge cost of fuel has went up DRASTICALLY.	1	75.00	75.00

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".

BALANCE DUE**\$847.00**

53900/4623

Straley Robin Vericker

1510 W. Cleveland Street

Tampa, FL 33606

Telephone (813) 223-9400

Federal Tax Id. - 20-1778458

Shell Point Community Development District
c/o Meritus Districts
2005 Pan Am Circle, Suite 300
Tampa, FL 33607

August 24, 2022

Client: 001510

Matter: 000001

Invoice #: 21956

Page: 1

RE: General

For Professional Services Rendered Through August 15, 2022

SERVICES

Date	Person	Description of Services	Hours	Amount
7/18/2022	JMV	REVIEW CDD AUDIT NOTICE; PREPARE DISTRICT COUNSEL RESPONSE.	0.8	\$284.00
7/19/2022	LB	PREPARE DRAFT RESOLUTION AMENDING RESOLUTION SETTING PUBLIC HEARING ON FY 2022/2023 BUDGET.	0.3	\$49.50
7/20/2022	VTs	REVIEW DRAFT OF RESOLUTION TO AMEND RESOLUTION APPROVING PRELIMINARY BUDGET AND SETTING PUBLIC HEARING.	0.3	\$91.50
7/20/2022	LB	FINALIZE RESOLUTION AMENDING BUDGET PUBLIC HEARING DATE; PREPARE CORRESPONDENCE TO DISTRICT MANAGER TRANSMITTING SAME.	0.2	\$33.00
7/21/2022	LB	REVISE RESOLUTION ADOPTING BUDGET, RESOLUTION LEVYING O&M ASSESSMENTS ON BUDGET AND RESOLUTION AMENDED PUBLIC HEARING RESOLUTION.	0.2	\$33.00
7/26/2022	LB	FINALIZE RESOLUTIONS RELATING TO FY 2022/2023 BUDGET; PREPARE CORRESPONDENCE TO DISTRICT MANAGER TRANSMITTING SAME FOR AUGUST 22ND BOARD MEETING AND PUBLIC HEARING.	0.2	\$33.00
Total Professional Services			2.0	\$524.00

DISBURSEMENTS

Date	Description of Disbursements	Amount
8/15/2022	Photocopies	\$0.45

August 24, 2022

Client: 001510

Matter: 000001

Invoice #: 21956

Page: 2

DISBURSEMENTS

Date	Description of Disbursements	Amount
	Total Disbursements	\$0.45
	Total Services	\$524.00
	Total Disbursements	\$0.45
	Total Current Charges	\$524.45
	Previous Balance	\$593.00
	Less Payments	(\$593.00)
	PAY THIS AMOUNT	\$524.45

51400/3107

Please Include Invoice Number on all Correspondence



Hillsborough
County Florida

CUSTOMER NAME	ACCOUNT NUMBER	BILL DATE	DUE DATE
SHELL POINT CDD	0909989190	09/01/2022	09/22/2022

Service Address: 1155 7TH AVE NW

S-Page 1 of 1

METER NUMBER	PREVIOUS DATE	PREVIOUS READ	PRESENT DATE	PRESENT READ	CONSUMPTION	READ TYPE	METER DESCRIPTION
54921027	07/27/2022	4404	08/25/2022	4496	9200 GAL	ACTUAL	WATER

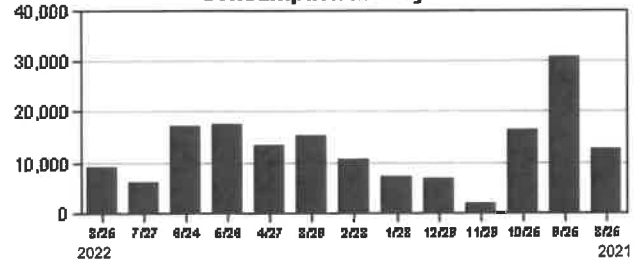
Service Address Charges

Customer Service Charge	\$4.98
Purchase Water Pass-Thru	\$27.78
Water Base Charge	\$31.60
Water Usage Charge	\$7.82
Sewer Base Charge	\$83.37
Sewer Usage Charge	\$49.59

Summary of Account Charges

Previous Balance	\$-3,096.30
Net Payments	\$0.00
Credit Amount	\$-3,096.30
Total Account Charges	\$205.14
AMOUNT DUE	\$-2,891.16

Consumption History



Hillsborough
County Florida

Make checks payable to: **BOCC**

ACCOUNT NUMBER: 0909989190



ELECTRONIC PAYMENTS BY CHECK OR

Automated Payment Line: (813) 276 8526
Internet Payments: HCFLGov.net/WaterBill
Additional Information: HCFLGov.net/Water



THANK YOU!



SHELL POINT CDD
2005 PAN AM CIR STE 300
TAMPA FL 33607-6008

952 0

DUE DATE 09/22/2022

**Credit Balance
DO NOT PAY**

0009099891906 00002891166



September 10, 2022
Invoice Number: 093648401091022
Account Number: 0050936484-01
Security Code: 1043
Service At: 1155 7TH AVE NW
RUSKIN, FL 33570-3518

Contact Us

Visit us at SpectrumBusiness.net
Or, call us at 1-877-824-6249

Summary

Services from 09/09/22 through 10/08/22
details on following pages

Previous Balance	142.96
Payments Received - Thank You	-142.96
Remaining Balance	\$0.00
Spectrum Business™ Internet	122.97
Spectrum Business™ Voice	19.99
Current Charges	\$142.96
Total Due by 09/26/22	\$142.96

NEWS AND INFORMATION

NOTE. Taxes, Fees and Charges listed in the Summary only apply to Spectrum Business TV and Spectrum Business Internet and are detailed on the following page.

Call 1-855-287-6365 and get a streaming tv solution for your waiting room or break room that will entertain your customers and employees by providing more than 60+ channels of popular entertainment, weather and news channels.

Call 1-855-339-4513 to get the best mobile service at the best price for your business. Ask how you can save up to 60% on two mobile lines!



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 10 09102022 NNNNNY 01 000225 0001

SHELL POINT CDD
2005 PAN AM CIR STE 300
TAMPA FL 33607-6008

Received

SEP 15 2022

September 10, 2022

SHELL POINT CDD

Invoice Number: 093648401091022
Account Number: 0050936484-01
Service At: 1155 7TH AVE NW
RUSKIN, FL 33570-3518

Total Due by 09/26/22	\$142.96
Amount you are enclosing	\$

Please Remit Payment To:

CHARTER COMMUNICATIONS
PO BOX 7195
PASADENA, CA 91109-7195



0001000100509364840148014296



Invoice Number:
Account Number:
Security Code:

SHELL POINT CDD
093648401091022
0050936484-01
1043

Contact Us

Visit us at SpectrumBusiness.net
Or, call us at 1-877-824-6249

7635 1610 NO RP 10 09102022 NNNNNY 01 000225 0001

Charge Details

Previous Balance		142.96
Payments Received - Thank You	08/30	-142.96
Remaining Balance		\$0.00

Payments received after 09/10/22 will appear on your next bill.

Services from 09/09/22 through 10/08/22

Spectrum Business™ Internet

Spectrum Business Internet Ultra	199.99
Static IP 1	19.99
Business WiFi	7.99
Promotional Discount	-105.00
	\$122.97

Spectrum Business™ Internet Total **\$122.97**

Spectrum Business™ Voice

Phone Number 813-938-1096

Spectrum Business Voice	49.99
Promotional Discount	-20.00
Promo Discount	-10.00
	\$19.99

For additional call details, please visit SpectrumBusiness.net Taxes, Fees and Charges for Spectrum Business Voice are detailed in the Billing Information section.

Spectrum Business™ Voice Total **\$19.99**

Current Charges **\$142.96**
Total Due by 09/26/22 **\$142.96**

Billing Information

Spectrum Voice Provider - Spectrum Advanced Services, LLC

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

It's convenient – you can access your statement through SpectrumBusiness.net.

It's secure – we deliver securely to your 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.



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

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

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

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

The following taxes, fees and surcharges are included in the price of the applicable service - Federal USF \$1.32, Florida State CST \$0.93, Florida Local CST \$0.91, Florida CST \$0.48, E911 Fee \$0.40, TRS Surcharge \$0.10, Sales Tax \$0.02.

Voice Fees and Charges - These include charges, to recover or defray government fees imposed on Spectrum, and certain other costs related to Spectrum's Voice service, including a Federal Universal Service Charge and, if applicable, a State Universal Service Charge to recover amounts Spectrum must pay to support affordable telephone service, and may include a state Telecommunications Relay Service Fee to support relay services for hearing and speech impaired customers. Please note that these charges are not taxes and are subject to change. For more information, visit spectrum.net/taxesandfees.

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.

Payment Options

Pay Online - Create or Login to pay or view your bill online at 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**.



Shell Point Community Development District

Financial Statements
(Unaudited)

Period Ending
September 30, 2022



Inframark LLC
2005 Pan Am Circle ~ Suite 300 ~ Tampa, Florida 33607
Phone (813) 873-7300 ~ Fax (813) 873-7070

Shell Point CDD

Balance Sheet

As of 9/30/2022

(In Whole Numbers)

	General Fund	Debt Service Fund - Series 2019	Capital Projects Fund - Series 2019	General Fixed Assets	General Long-Term Debt	Total
Assets						
Cash-Operating Account	112,575.00	0.00	0.00	0.00	0.00	112,575.00
Investment - Revenue 2018 (8000)	0.00	0.00	0.00	0.00	0.00	0.00
Investment - Revenue 2019 (5000)	0.00	622,856.00	0.00	0.00	0.00	622,856.00
Investment - Interest 2019 (5001)	0.00	0.00	0.00	0.00	0.00	0.00
Investment - Sinking 2019 (5002)	0.00	0.00	0.00	0.00	0.00	0.00
Investment - Reserve 2019 (5003)	0.00	475,797.00	0.00	0.00	0.00	475,797.00
Investment - Prepayment 2019 (5004)	0.00	153.00	0.00	0.00	0.00	153.00
Investment - Construction 2019 (5005)	0.00	0.00	39.00	0.00	0.00	39.00
Investment - Cost of Issuance 2019 (5006)	0.00	0.00	0.00	0.00	0.00	0.00
Investment - Bond Redemption 2019 (5007)	0.00	0.00	0.00	0.00	0.00	0.00
Accounts Receivable - Other	2,058.00	0.00	0.00	0.00	0.00	2,058.00
Due From Developer	0.00	0.00	0.00	0.00	0.00	0.00
Prepaid Trustee Fees	1,684.00	0.00	0.00	0.00	0.00	1,684.00
Deposits	684.00	0.00	0.00	0.00	0.00	684.00
Construction Work in Progress	80.00	0.00	0.00	12,495,935.00	0.00	12,496,015.00
Amount Avail-Debt Service	0.00	0.00	0.00	0.00	1,269,461.00	1,269,461.00
Amount To Be Provided-Debt Service	0.00	0.00	0.00	0.00	12,450,539.00	12,450,539.00
Other	0.00	0.00	0.00	0.00	0.00	0.00
Total Assets	117,081.00	1,098,806.00	39.00	12,495,935.00	13,720,000.00	27,431,860.00
Liabilities						
Accounts Payable	(19.00)	0.00	0.00	0.00	0.00	(19.00)
Accounts Payable-Other	0.00	0.00	0.00	0.00	0.00	0.00
Due To Debt Service Fund	0.00	0.00	0.00	0.00	0.00	0.00
Deferred Revenue	0.00	0.00	0.00	0.00	0.00	0.00
Accrued Expenses Payable	0.00	0.00	0.00	0.00	0.00	0.00
Deposits	(200.00)	0.00	0.00	0.00	0.00	(200.00)
Due To Developer	42,196.00	0.00	0.00	0.00	0.00	42,196.00
Revenue Bonds Payable - Series 2019	0.00	0.00	0.00	0.00	13,720,000.00	13,720,000.00
Other	0.00	0.00	0.00	0.00	0.00	0.00
Total Liabilities	41,977.00	0.00	0.00	0.00	13,720,000.00	13,761,977.00
Fund Equity & Other Credits						
Retained Earnings-All Other Reserves	0.00	1,099,494.00	15.00	0.00	0.00	1,099,509.00
Fund Balance-Unreserved	101,677.00	0.00	0.00	0.00	0.00	101,677.00
Investment in General Fixed Assets	80.00	0.00	0.00	12,495,935.00	0.00	12,496,015.00
Interfund Transfer	0.00	0.00	0.00	0.00	0.00	0.00
Interfund Transfer	0.00	0.00	0.00	0.00	0.00	0.00
Other	(26,653.00)	(689.00)	24.00	0.00	0.00	(27,318.00)

(In Whole Numbers)

	General Fund	Debt Service Fund - Series 2019	Capital Projects Fund - Series 2019	General Fixed Assets	General Long-Term Debt	Total
Total Fund Equity & Other Credits	75,104.00	1,098,806.00	39.00	12,495,935.00	0.00	13,669,883.00
Total Liabilities & Fund Equity	117,081.00	1,098,806.00	39.00	12,495,935.00	13,720,000.00	27,431,860.00

Shell Point CDD
Statement of Revenues and Expenditures
From 10/1/2021 Through 9/30/2022

001 - General Fund
(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Revenues				
Special Assessments - Service Charges				
O&M Assmts - Tax Roll	361,412.00	400,934.00	39,522.00	11 %
Interest Earnings				
Interest Earnings	0.00	30.00	30.00	0 %
Other Miscellaneous Revenues				
Miscellaneous	0.00	725.00	725.00	0 %
Clubhouse Rental	0.00	2,150.00	2,150.00	0 %
Total Revenues	<u>361,412.00</u>	<u>403,839.00</u>	<u>42,427.00</u>	<u>12 %</u>
Expenditures				
Legislative				
Supervisor Fees	4,000.00	3,800.00	200.00	5 %
Financial & Administrative				
District Manager	36,000.00	41,512.00	(5,512.00)	(15)%
District Engineer	3,000.00	2,003.00	998.00	33 %
Disclosure Report	4,200.00	4,150.00	50.00	1 %
Trustee Fees	4,100.00	3,030.00	1,070.00	26 %
Auditing Services	4,900.00	5,029.00	(129.00)	(3)%
Postage, Phone, Faxes, Copies	250.00	181.00	69.00	28 %
Public Officials Insurance	2,663.00	2,506.00	157.00	6 %
Legal Advertising	2,500.00	2,693.00	(193.00)	(8)%
Bank Fees	250.00	0.00	250.00	100 %
Dues, Licenses, & Fees	300.00	15,488.00	(15,188.00)	(5,063)%
Email Hosting Vendor	600.00	0.00	600.00	100 %
Website Maintenance	1,500.00	1,375.00	125.00	8 %
ADA Website Compliance	1,500.00	1,500.00	0.00	0 %
Legal Counsel				
District Counsel	3,500.00	4,957.00	(1,457.00)	(42)%
Electric Utility Services				
Electric Utility Services	65,000.00	87,431.00	(22,431.00)	(35)%
Garbage/Solid Waste Control Services				
Garbage Collection	2,700.00	4,030.00	(1,330.00)	(49)%
Water-Sewer Combination Services				
Water Utility Services	15,000.00	3,753.00	11,247.00	75 %
Other Physical Environment				
On-Site Personnel	0.00	5,138.00	(5,138.00)	0 %
Property & Casualty Insurance	20,436.00	19,228.00	1,208.00	6 %
Waterway Management Program-Contract	12,000.00	18,680.00	(6,680.00)	(56)%
Waterway Improvements & Repairs	1,000.00	2,780.00	(1,780.00)	(178)%
Landscape Maintenance-Contract	123,700.00	132,056.00	(8,356.00)	(7)%
Mulch/Tree Trimming	15,000.00	17,745.00	(2,745.00)	(18)%
Plant Replacement	5,000.00	4,518.00	482.00	10 %
Irrigation Maintenance	1,500.00	4,865.00	(3,365.00)	(224)%
Pool Maintenance - Contract	14,400.00	14,445.00	(45.00)	(0)%
Pool Maintenance - Other	2,000.00	1,741.00	259.00	13 %
Entrance, Monument & Wall Maintenance & Repair	4,000.00	6,202.00	(2,202.00)	(55)%
Amenity Center Pest Control	1,113.00	875.00	238.00	21 %
Amenity Center Maintenance & Repair	3,000.00	6,306.00	(3,306.00)	(110)%
Amenity Center Cleaning & Supplies	6,300.00	6,752.00	(452.00)	(7)%

Shell Point CDD
Statement of Revenues and Expenditures
From 10/1/2021 Through 9/30/2022

Improvements Other Than Buildings	<u>0.00</u>	<u>80.00</u>	<u>(80.00)</u>	<u>0 %</u>
Total Expenditures	<u>361,412.00</u>	<u>424,850.00</u>	<u>(63,438.00)</u>	<u>(18)%</u>
Other Financing Sources				

Shell Point CDD
Statement of Revenues and Expenditures
From 10/1/2021 Through 9/30/2022

001 - General Fund
(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Interfund Transfer				
Interfund Transfer	<u>0.00</u>	<u>(4,632.00)</u>	<u>(4,632.00)</u>	<u>0 %</u>
Total Other Financing Sources	<u>0.00</u>	<u>(4,632.00)</u>	<u>(4,632.00)</u>	<u>0 %</u>
Excess of Revenues Over (Under) Expenditures	<u>0.00</u>	<u>(25,643.00)</u>	<u>(25,643.00)</u>	<u>0 %</u>
Fund Balance, Beginning of Period	0.00	101,757.00	101,757.00	0 %
Fund Balance, End of Period	<u>0.00</u>	<u>76,114.00</u>	<u>76,034.00</u>	<u>0 %</u>

Shell Point CDD
Statement of Revenues and Expenditures
From 10/1/2021 Through 9/30/2022

201 - Debt Service Fund - Series 2019
(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Revenues				
Special Assessments - Capital Improvements				
DS Assmts - Tax Roll	950,381.00	958,170.00	7,789.00	1 %
Interest Earnings				
Interest Earnings	0.00	(5,013.00)	(5,013.00)	0 %
Total Revenues	<u>950,381.00</u>	<u>953,157.00</u>	<u>2,776.00</u>	<u>0 %</u>
Expenditures				
Debt Service Payments				
Interest	710,382.00	713,822.00	(3,440.00)	(0)%
Principal	240,000.00	240,000.00	0.00	0 %
Other Physical Environment				
Amenity Center Cleaning & Supplies	6,300.00	4,632.00	1,668.00	26 %
Total Expenditures	<u>956,682.00</u>	<u>958,454.00</u>	<u>(1,772.00)</u>	<u>(0)%</u>
Other Financing Sources				
Interfund Transfer				
Interest Earnings	0.00	772.00	772.00	0 %
Interfund Transfer	0.00	3,858.00	3,858.00	0 %
Interfund Transfer				
Interfund Transfer	0.00	(22.00)	(22.00)	0 %
Total Other Financing Sources	<u>0.00</u>	<u>4,608.00</u>	<u>4,608.00</u>	<u>0 %</u>
Excess of Revenues Over (Under) Expenditures	<u>(6,301.00)</u>	<u>(689.00)</u>	<u>5,612.00</u>	<u>(89)%</u>
Fund Balance, Beginning of Period	0.00	1,099,494.00	1,099,494.00	0 %
Fund Balance, End of Period	<u>(6,301.00)</u>	<u>1,098,806.00</u>	<u>1,105,107.00</u>	<u>(17,539)%</u>

Shell Point CDD
Statement of Revenues and Expenditures
From 10/1/2021 Through 9/30/2022

301 - Capital Projects Fund - Series 2019
(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	0.00	22.00	22.00	0 %
Interfund Transfer				
Interfund Transfer	<u>0.00</u>	<u>2.00</u>	<u>2.00</u>	<u>0 %</u>
Total Other Financing Sources	<u>0.00</u>	<u>24.00</u>	<u>24.00</u>	<u>0 %</u>
Excess of Revenues Over (Under) Expenditures	<u>0.00</u>	<u>24.00</u>	<u>24.00</u>	<u>0 %</u>
Fund Balance, Beginning of Period	0.00	15.00	15.00	0 %
Fund Balance, End of Period	<u>0.00</u>	<u>39.00</u>	<u>39.00</u>	<u>0 %</u>

Shell Point CDD
Statement of Revenues and Expenditures
From 10/1/2021 Through 9/30/2022

900 - General Fixed Assets
(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Fund Balance, Beginning of Period	0.00	12,495,935.00	12,495,935.00	0 %
Fund Balance, End of Period	<u>0.00</u>	<u>12,495,935.00</u>	<u>12,495,935.00</u>	<u>0 %</u>

Shell Point CDD
Reconcile Cash Accounts

Summary
Cash Account: 10101 Cash-Operating Account
Reconciliation ID: 09/30/2022
Reconciliation Date: 9/30/2022
Status: Locked

Bank Balance	119,224.59
Less Outstanding Checks/Vouchers	6,649.15
Plus Deposits in Transit	0.00
Plus or Minus Other Cash Items	0.00
Plus or Minus Suspense Items	<u>0.00</u>
Reconciled Bank Balance	112,575.44
Balance Per Books	<u>112,575.44</u>
Unreconciled Difference	<u>0.00</u>

Click the Next Page toolbar button to view details.

Shell Point CDD
Reconcile Cash Accounts

Detail
Cash Account: 10101 Cash-Operating Account
Reconciliation ID: 09/30/2022
Reconciliation Date: 9/30/2022
Status: Locked
Outstanding Checks/Vouchers

Document Number	Document Date	Document Description	Document Amount	Payee
1478	9/1/2022	System Generated Check/Voucher	200.00	Ryan Motko
1490	9/21/2022	System Generated Check/Voucher	4,486.15	Inframrk LLC
1491	9/30/2022	System Generated Check/Voucher	500.00	Alafia Termite and Pest Control
1492	9/30/2022	System Generated Check/Voucher	<u>1,463.00</u>	First Choice Aquatic Weed Management, LLC
Outstanding Checks/Vouchers			<u><u>6,649.15</u></u>	

Shell Point CDD
Reconcile Cash Accounts

Detail
Cash Account: 10101 Cash-Operating Account
Reconciliation ID: 09/30/2022
Reconciliation Date: 9/30/2022
Status: Locked
Cleared Checks/Vouchers

Document Number	Document Date	Document Description	Document Amount	Payee
1469	8/28/2022	System Generated Check/Voucher	572.70	Bright View Landscape Services, Inc.
1470	8/28/2022	System Generated Check/Voucher	32.95	DoorKing Inc.
1471	8/28/2022	System Generated Check/Voucher	1,463.00	First Choice Aquatic Weed Management, LLC
1472	8/28/2022	System Generated Check/Voucher	206.30	Piper Fire Protection
1473	8/28/2022	System Generated Check/Voucher	847.00	Spearem Enterprises
1474	8/28/2022	System Generated Check/Voucher	1,014.00	Stantec Consulting Services Inc.
1475	8/28/2022	System Generated Check/Voucher	355.78	Times Publishing Company
1476	9/1/2022	System Generated Check/Voucher	200.00	Christine Carde
1477	9/1/2022	System Generated Check/Voucher	200.00	Nicholas J. Dister
1479	9/1/2022	System Generated Check/Voucher	200.00	Steven K. Luce
CD041	9/7/2022	Bus Prods	79.87	
1480	9/8/2022	System Generated Check/Voucher	10,907.00	Bright View Landscape Services, Inc.
1481	9/8/2022	System Generated Check/Voucher	524.45	Straley Robin Vericker
1482	9/8/2022	System Generated Check/Voucher	1,149.86	Tampa Electric
1483	9/14/2022	System Generated Check/Voucher	1,200.00	AquaPro Pool Solutions
1484	9/14/2022	System Generated Check/Voucher	635.82	Bright View Landscape Services, Inc.
1485	9/14/2022	System Generated Check/Voucher	376.00	CorLin Services LLC
1486	9/14/2022	System Generated Check/Voucher	847.00	Spearem Enterprises
1487	9/14/2022	System Generated Check/Voucher	6,867.23	Tampa Electric
1488	9/21/2022	System Generated Check/Voucher	142.96	Charter Communications
1489	9/21/2022	System Generated Check/Voucher	<u>32.95</u>	DoorKing Inc.
Cleared Checks/Vouchers			<u>27,854.87</u>	



District Management Services, LLC

MONTHLY LANDSCAPE MAINTENANCE INSPECTION GRADESHEET

Site: Shell Cove

Date: Tuesday September 27, 2022

MAXIMUM VALUE	CURRENT VALUE	CURRENT DEDUCTION	REASON FOR DEDUCTION
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LANDSCAPE MAINTENANCE

TURF	5	5	0	<u>Good</u>
TURF FERTILITY	10	10	0	<u>Good</u>
TURF EDGING	5	5	0	<u>Good</u>
WEED CONTROL - TURF AREAS	5	5	0	<u>Good</u>
TURF INSECT/DISEASE CONTROL	10	10	0	<u>Good</u>
PLANT FERTILITY	5	5	0	<u>Good</u>
WEED CONTROL - BED AREAS	5	5	0	<u>Good</u>
PLANT INSECT/DISEASE CONTROL	5	5	0	<u>Good</u>
PRUNING	10	10	0	<u>Good</u>
CLEANLINESS	5	5	0	<u>Good</u>
MULCHING	5	5	0	<u>Good</u>
WATER/IRRIGATION MGMT	8	8	0	<u>Good</u>
CARRYOVERS	5	5	0	<u>NA</u>

SEASONAL COLOR/PERENNIAL MAINTENANCE

VIGOR/APPEARANCE	7	7	0	<u>Good</u>
INSECT/DISEASE CONTROL	7	7	0	<u>Good</u>
DEADHEADING/PRUNING	3	3	0	<u>Good</u>

SCORE

100	100	0	100%
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Contractor Signature: _____

Manager's Signature: Gary Schwartz

Supervisor's Signature: _____



Community Association Management Service, LLC

MONTHLY LANDSCAPE MAINTENANCE INSPECTION GRADESHEET

Site: _____

Date: _____

MAXIMUM VALUE	CURRENT VALUE	CURRENT DEDUCTION	REASON FOR DEDUCTION
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LANDSCAPE MAINTENANCE

TURF	5	5	0	
TURF FERTILITY	10	10	0	
TURF EDGING	5	5	0	
WEED CONTROL - TURF AREAS	5	5	0	
TURF INSECT/DISEASE CONTROL	10	10	0	
PLANT FERTILITY	5	5	0	
WEED CONTROL - BED AREAS	5	5	0	
PLANT INSECT/DISEASE CONTROL	5	5	0	
PRUNING	10	10	0	
CLEANLINESS	5	5	0	
MULCHING	5	5	0	
WATER/IRRIGATION MGMT	8	8	0	
CARRYOVERS	5	5	0	

SEASONAL COLOR/PERENNIAL MAINTENANCE

VIGOR/APPEARANCE	7	7	0	
INSECT/DISEASE CONTROL	7	7	0	
DEADHEADING/PRUNING	3	3	0	

SCORE

100	100	0	100%
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Contractor Signature: _____

Manager's Signature: _____

Supervisor's Signature: _____



Meritus

MONTHLY MAINTENANCE INSPECTION GRADESHEET

Site: Shell Cove

Date: Wednesday September 28, 2022

	MAXIMUM VALUE	CURRENT VALUE	CURRENT DEDUCTION	REASON FOR DEDUCTION
AQUATICS				
DEBRIS	25	22	-3	<u>One pond with trash issues</u>
INVASIVE MATERIAL (FLOATING)	20	15	-5	<u>some invasives on multiple pods, filamentous algae</u>
INVASIVE MATERIAL (SUBMERSED)	20	20	0	<u>Good</u>
FOUNTAINS/AERATORS	20	12	-8	<u>There are fountains that are broken</u>
DESIRABLE PLANTS	15	15	0	<u>Good</u>

AMENITIES				
CLUBHOUSE INTERIOR	4	4	0	<u>GOOD</u>
CLUBHOUSE EXTERIOR	3	3	0	<u>GOOD</u>
POOL WATER	10	0	-10	<u>Pool pump broken. Pool is closed</u>
POOL TILES	10	10	0	<u>GOOD</u>
POOL LIGHTS	5	5	0	<u>GOOD</u>
POOL FURNITURE/EQUIPMENT	8	8	0	<u>GOOD</u>
FIRST AID/SAFETY ITEMS	10	10	0	<u>GOOD</u>
SIGNAGE (rules, pool, playground)	5	5	0	<u>GOOD</u>
PLAYGROUND EQUIPMENT	5	5	0	<u>GOOD</u>
RECREATIONAL FACILITIES	7	7	0	<u>GOOD</u>
RESTROOMS	6	6	0	<u>GOOD</u>
HARDSCAPE	10	10	0	<u>GOOD</u>
ACCESS & MONITORING SYSTEM	3	3	0	<u>GOOD</u>
IT/PHONE SYSTEM	3	3	0	<u>GOOD</u>
TRASH RECEPTACLES	3	3	0	<u>GOOD</u>
FOUNTAINS	8	8	0	<u>GOOD</u>

MONUMENTS AND SIGNS				
CLEAR VISIBILITY (Landscaping)	25	25	0	<u>Good</u>
PAINTING	25	25	0	<u>Good</u>
CLEANLINESS	25	25	0	<u>Good</u>
GENERAL CONDITION	25	25	0	<u>Good</u>



Meritus

MONTHLY MAINTENANCE INSPECTION GRADESHEET

Site: Shell Cove

Date: Wednesday September 28, 2022

	MAXIMUM VALUE	CURRENT VALUE	CURRENT DEDUCTION	REASON FOR DEDUCTION
HIGH IMPACT LANDSCAPING				
ENTRANCE MONUMENT	40	40	0	Good
RECREATIONAL AREAS	30	30	0	Good
SUBDIVISION MONUMENTS	30	30	0	Good
HARDSCAPE ELEMENTS				
WALLS/FENCING	15	15	0	Good
SIDEWALKS	30	30	0	Good
SPECIALTY MONUMENTS	15	15	0	NA
STREETS	25	25	0	Good
PARKING LOTS	15	15	0	Good
LIGHTING ELEMENTS				
STREET LIGHTING	33	33	0	Good
LANDSCAPE UP LIGHTING	22	22	0	Good
MONUMENT LIGHTING	30	30	0	Good
AMENITY CENTER LIGHTING	15	15	0	Good
GATES				
ACCESS CONTROL PAD	25	25		Good
OPERATING SYSTEM	25	25		Good
GATE MOTORS	25	25		N/A
GATES	25	25		Good
SCORE	700	674	-26	96%

Manager's Signature: Gary Schwartz

Supervisor's Signature: _____

AQUATICS

DEBRIS
INVASIVE MATERIAL (FLOATING)
INVASIVE MATERIAL (SUBMERSED)
FOUNTAINS/AERATORS
DESIRABLE PLANTS

AMENITIES

CLUBHOUSE INTERIOR
CLUBHOUSE EXTERIOR
POOL WATER
POOL TILES
POOL LIGHTS
POOL FURNITURE/EQUIPMENT
FIRST AID/SAFETY ITEMS
SIGNAGE (rules, pool, playground)
PLAYGROUND EQUIPMENT
RECREATIONAL FACILITIES
RESTROOMS
HARDSCAPE
ACCESS & MONITORING SYSTEM
IT/PHONE SYSTEM
TRASH RECEPTACLES
FOUNTAINS

MONUMENTS AND SIGNS

CLEAR VISIBILITY (Landscaping)
PAINTING
CLEANLINESS

GENERAL CONDITION

HIGH IMPACT LANDSCAPING

**ENTRANCE MONUMENT
RECREATIONAL AREAS
SUBDIVISION MONUMENTS**

HARDSCAPE ELEMENTS

**WALLS/FENCING
SIDEWALKS
SPECIALITY MONUMENTS
STREETS
PARKING LOTS**

LIGHTING ELEMENTS

**STREET LIGHTING
LANDSCAPE UPLIGHTING
MONUMENT LIGHTING
AMENITY CENTER LIGHTING**

GATES

**ACCESS CONTROL PAD
OPERATING SYSTEM
GATE MOTORS
GATES**

Description

Garbage and other pollutants

pond fountains/aerators - are they working, are they blocked

check lighting, spider webs, does it need to be repainted

check lighting, spider webs, does it need to be repainted

Color, clean

broken, chipped

All working

working, clean

is it all there

are rules posted, is all signage up and readable

can the kids reach the swings, are they broken

other than clubhouse such as Gazebo

clean and supplied

monuments

Does the system work

any issues with the phone system/internet

Are they in the right place, have they been cleaned, changed

running, clean

Can you see the signs

Is the paint chipping, is it legible

overall good condition

plantings, stone, condition

tables clean, trash

plantings, stone, condition

Are the lights working, are they enough

Are the lights working, are they enough

Are the lights working, are they enough

Are the lights working, are they enough

pad clean with right information

System closing and opening properly

rusting

rusting