HERITAGE PINES

COMMUNITY DEVELOPMENT DISTRICT

June 9, 2020

BOARD OF SUPERVISORS

VIRTUAL PUBLIC MEETING AGENDA

Heritage Pines Community Development District

OFFICE OF THE DISTRICT MANAGER
2300 Glades Road, Suite 410W●Boca Raton, Florida 33431
Phone: (561) 571-0010●Fax: (561) 571-0013●Toll-free: (877) 276-0889

ATTENDEES:
Please identify yourself each time you speak to facilitate accurate transcription of meeting minutes.

June 2, 2020

Board of Supervisors
Heritage Pines Community Development District

Dear Board Members:

The Board of Supervisors of the Heritage Pines Community Development District will hold a Virtual Public Meeting on June 9, 2020 at 2:00 p.m., accessible **via computer** at https://us02web.zoom.us/j/84267771435, or by calling **1-929-205-6099**, followed by **Meeting ID 842 6777 1435**. The agenda is as follows:

1. Call to Order/Roll Call

2. Public Comments: Agenda Items [3 minutes per person]

3. Consideration of Resolution 2020-06, Approving a Proposed Budget for Fiscal Year 2020/2021 and Setting a Public Hearing Thereon Pursuant to Florida Law; Addressing Transmittal, Posting and Publication Requirements; Addressing Severability; and Providing an Effective Date

4. Discussion/Consideration: Repair of Drop Manhole in Club Parking Lot

5. Update: Drainage Remediation Project

6. Discussion: Golf Course Chipping Contest in EDRA 37A

7. Discussion: SOLitude Lake Maintenance Performance

8. Acceptance of Unaudited Financial Statements as of April 30, 2020

9. Approval of April 14, 2020 Telephonic Public Meeting Minutes
   - To Do List of Action Items

10. Assignment of Duties/Board Member Reports
    A. Golf Course Surrounding Areas: *Supervisor Goulette* (West), *Supervisor Walsh* (East)
    B. Finance Matters and Negotiations: *Supervisor Rhodes*

C. Mosquito Control, Front Property and Paleo Park: *Supervisor Vaughan*

11. Staff Reports

A. District Counsel: *Straley Robin Vericker, P.A.*

B. District Engineer: *Stroud Engineering Consultants*

C. District Manager: *Wrathell, Hunt and Associates, LLC*

I. 2,022 Registered Voters in District as of April 15, 2020

II. NEXT MEETING DATE: July 14, 2020 at 2:00 P.M.

- QUORUM CHECK

Arthur Rhodes	☐ **YES**	☐ **NO**	☐ **PHONE**
Neil Goulette	☐ **YES**	☐ **NO**	☐ **PHONE**
Michael Walsh	☐ **YES**	☐ **NO**	☐ **PHONE**
Kathleen F. Lonergan	☐ **YES**	☐ **NO**	☐ **PHONE**
Carol E. Vaughan	☐ **YES**	☐ **NO**	☐ **PHONE**

12. Audience Comments: Non-Agenda Items [3 minutes per person]

13. Supervisors' Requests

14. Adjournment

"Further, please be advised that the Florida Governor's Office has declared a state of emergency due to the Coronavirus (COVID-19). As reported by the Center for Disease Control and World Health Organization, COVID-19 can spread from person-to-person through small droplets from the nose or mouth, including when an individual coughs or sneezes. These droplets may land on objects and surfaces. Other people may contract COVID-19 by touching these objects or surfaces, then touching their eyes, nose or mouth. Therefore, merely cleaning facilities, while extremely important and vital in this crisis, may not be enough to stop the spread of this virus."

"That said, the District wants to encourage public participation in a safe and efficient manner. Toward that end, anyone wishing to listen and participate in the meeting can visit https://us02web.zoom.us/j/84267771435 or call **1-929-205-6099,** followed by **MEETING NUMBER 842 6777 1435.** Additionally, participants are encouraged to submit questions and comments to the District's manager at adamsc@whhassociates.com."

If you have any questions or comments, please contact me directly at (239) 464-7114.

Sincerely,

Chesley E. Adams, Jr.
District Manager

OPTIONS FOR MEETING PARTICIPATION

https://us02web.zoom.us/j/84267771435

OR

CALL IN NUMBER: 1-929-205-6099
MEETING NUMBER: 842 6777 1435

HERITAGE PINES
COMMUNITY DEVELOPMENT DISTRICT

3

RESOLUTION 2020-06

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE HERITAGE PINES COMMUNITY DEVELOPMENT DISTRICT APPROVING A PROPOSED BUDGET FOR FISCAL YEAR 2020/2021 AND SETTING A PUBLIC HEARING THEREON PURSUANT TO FLORIDA LAW; ADDRESSING TRANSMITTAL, POSTING AND PUBLICATION REQUIREMENTS; ADDRESSING SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the District Manager has heretofore prepared and submitted to the Board of Supervisors ("**Board**") of the Heritage Pines Community Development District (**"District"**) prior to June 15, 2020, a proposed budget (**"Proposed Budget"**) for the fiscal year beginning October 1, 2020 and ending September 30, 2021 (**"Fiscal Year 2020/2021"**); and

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

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE HERITAGE PINES COMMUNITY DEVELOPMENT DISTRICT:

1. **PROPOSED BUDGET APPROVED.** The Proposed Budget prepared by the District Manager for Fiscal Year 2020/2021 attached hereto as **Exhibit A** is hereby approved as the basis for conducting a public hearing to adopt said Proposed Budget.

2. **SETTING A PUBLIC HEARING.** A public hearing on said approved Proposed Budget is hereby declared and set as follows:

DATE: _____, 2020

HOUR: 2:00 p.m.

The hearing may be conducted remotely, pursuant to communication media technology and/or by telephone pursuant to Executive Orders 20-52, 20-69, and 20-112 issued by Governor DeSantis on March 9, 2020, March 20, 2020, and April 29, 2020, as such orders may be extended, respectively, and pursuant to Section 120.54(5)(b)2., *Florida Statutes.* In the event that conditions allow the meeting to be held in person, it will be held at the following location:

LOCATION: Heritage Pines Country Club
Meeting Room
11524 Scenic Hills Boulevard
Hudson, Florida 34667

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

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

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

6. **SEVERABILITY.** The invalidity or unenforceability of any one or more provisions of this Resolution shall not affect the validity or enforceability of the remaining portions of this Resolution, or any part thereof.

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

PASSED AND ADOPTED THIS 9th DAY OF JUNE, 2020.

ATTEST:

HERITAGE PINES COMMUNITY DEVELOPMENT DISTRICT

_____
Secretary/Assistant Secretary

By:_____
Its:_____

Exhibit A: Fiscal Year 2020/2021 Proposed Budget

HERITAGE PINES
COMMUNITY DEVELOPMENT DISTRICT
PROPOSED BUDGET
FISCAL YEAR 2021
PREPARED MAY 22, 2020

HERITAGE PINES
COMMUNITY DEVELOPMENT DISTRICT
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HERITAGE PINES
COMMUNITY DEVELOPMENT DISTRICT
GENERAL FUND BUDGET
FISCAL YEAR 2021

	Fiscal Year 2020				
	Adopted Budget FY 2020	Actual through 3/31/20	Projected through 9/30/2020	Total Actual & Projected Revenue & Expenditures	Proposed Budget FY 2021
REVENUES					
Assessment levy - gross	$ 390,457				$ 348,824
Allowable discounts (4%)	(15,618)				(13,953)
Assessment levy - net	374,839	$ 354,123	$ 20,716	$ 374,839	334,871
Interest and miscellaneous	1,000	1,933	300	2,233	1,000
Total revenues	375,839	356,056	21,016	377,072	335,871
EXPENDITURES					
Professional & administrative					
Supervisors	7,000	3,230	3,770	7,000	7,000
Management/recording	32,450	16,225	16,225	32,450	32,450
Legal	1,000	-	1,000	1,000	1,000
Engineering	5,000	929	2,500	3,429	5,000
Audit	9,785	9,785	-	9,785	9,785
Assessment roll preparation	7,210	3,605	3,605	7,210	7,210
Arbitrage rebate calculation	1,200	-	1,200	1,200	1,200
Dissemination agent	1,000	500	500	1,000	1,000
Trustee	4,337	-	4,337	4,337	4,337
Telephone	150	75	75	150	150
Rental and leases	1,860	930	930	1,860	1,860
Postage	1,000	315	250	565	1,000
Printing & binding	1,030	515	515	1,030	1,030
Legal advertising	350	138	500	638	350
Office supplies	-	151	-	151	-
Annual special district fee	175	175	-	175	175
Insurance	7,128	7,071	-	7,071	7,283
Contingencies	1,300	330	500	830	1,000
Website ADA compliance	200	199	-	199	210
Website hosting & maintenance	705	705	-	705	705
Total professional & administrative	82,880	44,878	35,907	80,785	82,745

HERITAGE PINES
COMMUNITY DEVELOPMENT DISTRICT
GENERAL FUND BUDGET
FISCAL YEAR 2021

	Fiscal Year 2020				
	Adopted Budget FY 2020	Actual through 3/31/20	Projected through 9/30/2020	Total Actual & Projected Revenue & Expenditures	Proposed Budget FY 2021
Operation and maintenance					
Street lighting	24,000	9,235	12,000	21,235	22,000
Retention pond mowing/weed control/irr.	88,000	17,541	70,459	88,000	88,000
Irrigation Water	12,000	8,757	6,000	14,757	15,000
Contingency	1,000	-	1,000	1,000	1,000
Aquatic weed control	20,000	8,820	11,180	20,000	20,000
Dry retention pond refurbishment/planting	50,000	14,514	35,486	50,000	50,000
Total operation and maintenance	195,000	58,867	136,125	194,992	196,000
Other fees and charges					
Property appraiser	150	-	150	150	150
Tax collector	7,809	7,082	727	7,809	6,976
Total other fees and charges	7,959	7,082	877	7,959	7,126
Total expenditures	285,839	110,827	172,909	283,736	285,871
Excess/(deficiency) of revenues over/(under) expenditures	90,000	245,229	(151,893)	93,336	50,000
OTHER FINANCING SOURCES/(USES)					
Transfer in	10,000	-	9,081	9,081	-
Total other sources/(uses)	10,000	-	9,081	9,081	-
Net increase/(decrease) of fund balance	100,000	245,229	(142,812)	102,417	50,000
Fund balance - beginning (unaudited)	278,262	244,401	489,630	244,401	346,818
Fund balance - ending					
Committed					
Disaster recovery	100,000	100,000	100,000	100,000	175,000
Future mower replacement	-	-	-	-	70,000
Working capital	150,000	150,000	150,000	150,000	150,000
Unassigned	128,262	239,630	96,818	96,818	1,818
Fund balance - ending (projected)	$ 378,262	$ 489,630	$ 346,818	$ 346,818	$ 396,818

HERITAGE PINES
COMMUNITY DEVELOPMENT DISTRICT
DEFINITIONS OF GENERAL FUND EXPENDITURES

EXPENDITURES

Professional and Administrative Services

Supervisors — $ 7,000

Statutorily set at $200 (plus applicable taxes) for each meeting of the Board of Supervisors not to exceed $4,800 for each fiscal year. The District anticipates seven meetings and all 5 Board Members receiving fees during the fiscal year.

Management/recording — 32,450

Wrathell, Hunt and Associates, LLC specializes in managing community development districts in the State of Florida by combining the knowledge, skills and experience of a team of professionals to ensure compliance with all governmental requirements of the District, develop financing programs, administer the issuance of tax exempt bonds and, operate and maintain the assets of the community.

Legal — 1,000

Straley Robin Vericker, provides on-going general counsel and legal representation. These lawyers are confronted with issues relating to public finance, public bidding, rulemaking, open meetings, public records, real property dedications, conveyances and contracts. In this capacity, this firm provides services as "local government lawyers" realizing that this type of local government is very limited in its scope – providing infrastructure and services to developments.

Engineering — 5,000

Stroud Engineering Consultants provides a broad array of engineering, consulting and construction services to the District, which assists in crafting solutions with sustainability for the long-term interests of the community while recognizing the needs of government, the environment and maintenance of the District's facilities.

Audit — 9,785

Statutorily required for the District to undertake an independent examination of its books, records and accounting procedures. The District currently has an agreement with Carr, Riggs & Ingram, LLC.

Assessment roll preparation — 7,210

Wrathell, Hunt and Associates, LLC provides assessment roll services, which Include preparing, maintaining and transmitting the annual lien roll with the annual special assessment amounts for the operating, maintenance and capital assessments.

Arbitrage rebate calculation — 1,200

To ensure the District's compliance with all tax regulations, annual computations are necessary to calculate the arbitrage rebate liability.

Dissemination agent — 1,000

Wrathell, Hunt and Associates, LLC provides the District with dissemination services. The District must annually disseminate financial information in order to comply with the requirements of Rule 15c2-12 under the Securities & Exchange Act of 1934.

Trustee — 4,337

Annual fees paid to U.S. Bank for services provided as trustee, paying agent and

Telephone — 150

Telephone and fax machine.

Rental and leases — 1,860

This fee relates to management/recording.

HERITAGE PINES
COMMUNITY DEVELOPMENT DISTRICT
DEFINITIONS OF GENERAL FUND EXPENDITURES

EXPENDITURES (continued)	
Postage	1,000
Mailing of agenda packages, overnight deliveries, correspondence, etc.	
Printing & binding	1,030
Letterhead, envelopes, copies, agenda packages, etc.	
Legal advertising	350
The District advertises for monthly meetings, special meetings, public hearings, public bids, etc.	
Annual special district fee	175
Annual fee paid to the Florida Department of Economic Opportunity.	
Insurance	7,283
The District carries public officials and general liability insurance with policies written by Preferred Governmental Insurance Trust. The limit of liability is set at $1,000,000 for general liability ($2,000,000 general aggregate) and $1,000,000 for public officials liability.	
Contingencies	1,000
Bank charges, automate AP routing and other miscellaneous expenses incurred during the year.	
Website ADA compliance	210
Website hosting & maintenance	705
Operation and maintenance	
Street lighting	22,000
Estimated cost of annual street lighting cost paid to Withlacoochee River Electric.	
Retention pond mowing/weed control/irr.	88,000
The District has entered into an agreement with a qualified landscape contractor to provide dry retention pond mowing, weed control and irrigation repair services. The agreement includes the CDD providing the mowing equipment and the contractor providing everything else at cost.	
Irrigation Water	15,000
Provides for the irrigation water used to irrigate certain dry retention pond banks. This service is a pass through expense based upon a percentage of what the golf course is billed monthly by Pasco County.	
Contingency	1,000
The category is for automated AP routing and unforeseen expenditures that the District may incur during the fiscal year.	
Aquatic weed control	20,000
The District currently contract with a licensed lake maintenance contractor to provide monthly services to the District for aquatic weed control in it's wet ponds.	
Dry retention pond refurbishment/planting	50,000
Provides for dry retention pond refurbishment, overseeding and planting.	
EXPENDITURES (continued)	
Property appraiser	150
The property appraiser's fee is $150.	
Tax collector	6,976
The tax collector's fee is 2% of assessments collected.	
Total expenditures	$ 285,871

HERITAGE PINES
COMMUNITY DEVELOPMENT DISTRICT
DEBT SERVICE FUND BUDGET
FISCAL YEAR 2021

	Fiscal Year 2020				
	Adopted Budget FY 2020	Actual through 3/31/20	Projected through 9/30/2020	Total Actual & Projected Revenue & Expenditures	Proposed Budget FY 2021
REVENUE					
Assessment levy - gross	$ 138,708				$ -
Allowable discounts (4%)	(5,548)				-
Assessment levy - net	133,160	$ 125,784	$ 7,376	$ 133,160	-
Interest	-	798	-	798	-
Total revenue	133,160	126,582	7,376	133,958	-
EXPENDITURES					
Debt service					
Principal	200,000	-	200,000	200,000	-
Interest	9,557	4,804	4,752	9,556	-
Total debt service	209,557	4,804	204,752	209,556	-
Other fees & charges					
Tax collector	2,774	2,516	258	2,774	-
Total other fees & charges	2,774	2,516	258	2,774	-
Total expenditures	212,331	7,320	205,010	212,330	-
Excess/(deficiency) of revenues over/(under) expenditures	(79,171)	119,262	(197,634)	(78,372)	-
OTHER FINANCING SOURCES/(USES)					
Transfer out	(10,000)	-	(10,000)	(9,081)	-
Total other sources/(uses)	(10,000)	-	(10,000)	(9,081)	-
Net increase/(decrease) of fund balance	(89,171)	119,262	(207,634)	(87,453)	-
Beginning fund balance (unaudited)	89,171	91,917	211,179	91,917	4,464
Ending fund balance (projected)	$ -	$ 211,179	$ 3,545	$ 4,464	4,464
Use of fund balance:					
Debt service reserve account balance (required)					-
Interest expense - November 1, 2021					-
Projected fund balance surplus/(deficit) as of September 30, 2021					$ 4,464

HERITAGE PINES
COMMUNITY DEVELOPMENT DISTRICT
PROPOSED ASSESSMENTS

Description	Number of Units	Projected Fiscal Year 2021 Assessments GF	DSF	Total	FY 20 Assessment
All Units	1,406	$ 248.10	$ -	$ 248.10	$ 376.57
Total	1,406				

HERITAGE PINES
COMMUNITY DEVELOPMENT DISTRICT

4

From:	Chuck Adams
To:	Daphne Gillyard; Debbie Tudor
Subject:	FW: Heritage Pines
Date:	Tuesday, May 26, 2020 5:31:13 PM
Attachments:	Manhole to be Repaired - Clubhouse Parking Lot.pdf Heritage Pines Storm Manhole Grout Repair Proposal.pdf

Please include this email and attachments on the June9th Heritage Pines agenda for discussion/consideration "Repair of drop manhole in Club Parking Lot"

Best Regards,

Chesley 'Chuck' Adams
Director of Operations
Wrathell, Hunt and Associates, LLC
(239) 464-7114 ©

From: Kurt Heath <kurt@stroudengineering.com>
Sent: Monday, May 25, 2020 4:02 PM
To: Chuck Adams <adamsc@whhassociates.com>; neil.goulette@heritagepinescdd.net
Subject: RE: Heritage Pines

Hey Chuck, FYI, attached is a copy of the as-built for the manhole that needs to be repaired. That particular manhole is a drop manhole which is over 12' deep. There is an incoming 18" RCP which is almost 5' higher than the outgoing 18" RCP. This piping system drains the western half of the parking lot across from the clubhouse, along with the tennis court area. It is likely that the cascading waterfall within the manhole, along with the significant volume of flow, has contributed to the erosion of the grout around the top portion of the outgoing piping. Just something to consider when making the final decision on the repair method as it's not the standard manhole type.

Hope you're enjoying the weekend,

Kurt

From: Chuck Adams [mailto:adamsc@whhassociates.com]
Sent: Friday, May 22, 2020 3:51 PM
To: Kurt Heath; neil.goulette@heritagepinescdd.net
Subject: RE: Heritage Pines

Id like to hear from Neil first and then yes proposal like Lyric for agreement.

Best regards,

Chesley 'Chuck" Adams
Director of Operations
WRATHELL, HUNT and ASSOCIATES, LLC

(239) 464-7114 (c)

-------- Original message --------
From: Kurt Heath <kurt@stroudengineering.com>
Date: 5/22/20 3:49 PM (GMT-05:00)
To: Chuck Adams <adamsc@whhassociates.com>, neil.goulette@heritagepinescdd.net
Subject: RE: Heritage Pines

Do you want me to have them formalize the proposal for option 1? If so, do they need to set up an agreement with the CDD, similar to what Lyric Services just went through for the berm removal?

From: Chuck Adams [mailto:adamsc@whhassociates.com]
Sent: Friday, May 22, 2020 2:34 PM
To: Kurt Heath; neil.goulette@heritagepinescdd.net
Subject: RE: Heritage Pines

In my experience option 1 should be sufficient.

Best regards,

Chesley 'Chuck" Adams
Director of Operations
WRATHELL, HUNT and ASSOCIATES, LLC
(239) 464-7114 (c)

-------- Original message --------
From: Kurt Heath <kurt@stroudengineering.com>
Date: 5/22/20 2:07 PM (GMT-05:00)
To: Chuck Adams <adamsc@whhassociates.com>, neil.goulette@heritagepinescdd.net
Subject: FW: Heritage Pines

Hi Chuck & Neil, attached is the contractor's quote for the drainage manhole repair for your review. Let me know if you have any questions.

Thanks,

Kurt

From: Charles Lupton [mailto:charles@schaerdevelopment.com]
Sent: Friday, May 22, 2020 1:41 PM
To: Kurt Heath
Subject: Re: Heritage Pines

Here is the corrected proposal.

On Fri, May 22, 2020 at 9:53 AM Charles Lupton <charles@schaerdevelopment.com> wrote:

> I will fix it when I get back to office . Thanks
>
> On Fri, May 22, 2020 at 9:05 AM Kurt Heath <kurt@stroudengineering.com> wrote:
>
> > Thanks Charles, see attached comments.
> >
> > **From:** Charles Lupton [mailto:charles@schaerdevelopment.com]
> > **Sent:** Friday, May 22, 2020 8:53 AM
> > **To:** Kurt Heath
> > **Subject:** Re: Heritage Pines
> >
> > Kurt,
> > Here is the manhole grout repair proposal, let me know if you think there is something else to add?
> >
> > On Thu, May 21, 2020 at 10:26 AM Kurt Heath <kurt@stroudengineering.com> wrote:
> >
> > > OK
> > >
> > > **From:** Charles Lupton [mailto:charles@schaerdevelopment.com]
> > > **Sent:** Thursday, May 21, 2020 10:10 AM
> > > **To:** Kurt Heath
> > > **Subject:** Re: Heritage Pines
> > >
> > > Thats why he wants me to come back out so he can show me in person. He wants me to call him an hour before heading over there.
> > >
> > > On Thu, May 21, 2020 at 10:07 AM Kurt Heath <kurt@stroudengineering.com> wrote:
> > >
> > > > I only look for tortoises if someone is willing to pay! You might want to call Tim Gatz to discuss the dirt route issue before you go.
> > > >
> > > > **From:** Charles Lupton [mailto:charles@schaerdevelopment.com]
> > > > **Sent:** Thursday, May 21, 2020 9:44 AM
> > > > **To:** Kurt Heath
> > > > **Subject:** Re: Heritage Pines
> > > >
> > > > Yes sir you are, that's why you're ahead of the other twelve projects. Don't you have some gophers to go hunt down? I have to run out there to heritage pines again to look at that riser ads drain to see what the access is to that location for getting dirt in there.
> > > >
> > > > On Thu, May 21, 2020 at 9:01 AM Kurt Heath <kurt@stroudengineering.com> wrote:
> > > >
> > > > > What? I'm not first priority?
> > > > >
> > > > > **From:** Charles Lupton [mailto:charles@schaerdevelopment.com]
> > > > > **Sent:** Thursday, May 21, 2020 8:59 AM
> > > > > **To:** Kurt Heath

Subject: Re: Heritage Pines

I will try to get it done and to you by the end of Friday. Just have a project that I have to have done by Friday noon.

On Thu, May 21, 2020 at 8:24 AM Kurt Heath <kurt@stroudengineering.com> wrote:

> Good morning Charles, any update on the drainage work proposal?
>
> **From:** Charles Lupton [mailto:charles@schaerdevelopment.com]
> **Sent:** Thursday, May 07, 2020 4:16 PM
> **To:** Kurt Heath
> **Subject:** Re: Heritage Pines
>
> Sounds good, thank you sir. Have a great day.
>
> On Thu, May 7, 2020 at 4:14 PM Kurt Heath <kurt@stroudengineering.com> wrote:
>
> > OK, 2 PM it is.
> >
> > **From:** Charles Lupton [mailto:charles@schaerdevelopment.com]
> > **Sent:** Thursday, May 07, 2020 4:13 PM
> > **To:** Kurt Heath
> > **Subject:** Re: Heritage Pines
> >
> > Can we meet at 2:00, I know that's not earlier, however just thought it may be easier to escape if it was after lunch when no one is around.
> >
> > On Thu, May 7, 2020 at 4:10 PM Kurt Heath <kurt@stroudengineering.com> wrote:
> >
> > > Sure, what time?
> > >
> > > **From:** Charles Lupton [mailto:charles@schaerdevelopment.com]
> > > **Sent:** Thursday, May 07, 2020 4:04 PM
> > > **To:** Kurt Heath
> > > **Subject:** Re: Heritage Pines
> > >
> > > Next Wednesday, sure. Can you meet any earlier?
> > >
> > > On Thu, May 7, 2020 at 3:49 PM Kurt Heath <kurt@stroudengineering.com> wrote:
> > >
> > > > Hey Charles, are you available to meet at Heritage Pines next Wednesday (maybe 11 AM) to discuss the drainage repair items?
> > >
> > > --
> > > Thank you,
> > > Charles Lupton
> > > Estimator

(813)949-6926
fax (813)948-2106
cell (813)714-3530
charles@schaerdevelopment.com
www.schaerdevelopment.com

~ Celebrating 34 years in Business ~

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Thank you,
Charles Lupton
Estimator
(813)949-6926
fax (813)948-2106
cell (813)714-3530
charles@schaerdevelopment.com
www.schaerdevelopment.com

~ Celebrating 34 years in Business ~

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Thank you,
Charles Lupton
Estimator
(813)949-6926
fax (813)948-2106
cell (813)714-3530
charles@schaerdevelopment.com
www.schaerdevelopment.com

~ Celebrating 34 years in Business ~

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Thank you,
Charles Lupton
Estimator
(813)949-6926
fax (813)948-2106
cell (813)714-3530
charles@schaerdevelopment.com
www.schaerdevelopment.com

~ Celebrating 34 years in Business ~

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Schaer Development
========== of Central Florida, Inc. ==========
P.O. Box 1610 - Land O' Lakes, Fl. 34639-1610
Off. (813) 949-6926 Fax (813) 948-2106

State Certified General Contractor CGC055184, CGC1516357
State Certified Utility Contractor CUC040071, CUC1224699
State Certified Fire Line Contractor 699140000190,
State Certified Plumbing Contractor CFC056745,
214865-0001-2011
CFC1428933

Proposal

To: Heritage Pines

Project: HERITAGE PINES STORM MANHOLE GROUT REPAIR
Description:
Bid Date: 05/22/2020
Revision Date:

DESCRIPTION	BID QTY	U/M	UNIT BID	AMOUNT
Storm Sewer Option 1				
Mobilization	1.000	ls	$402.50	$402.50
Repair grout from inside manhole	1.000	ls	$967.32	$967.32
Reset & secure manhole ring	1.000	ls	$229.02	$229.02
Storm Sewer Option 1			**Section Total:**	**$1,598.84**
Storm Sewer Option 2				
Mobilization	1.000	ls	$1,122.40	$1,122.40
Reset & secure manhole ring	1.000	ls	$425.28	$425.28
Excavate storm sewer	1.000	ls	$1,275.84	$1,275.84
Repair grout from outside manhole	1.000	ls	$967.32	$967.32
Backfill & grade for sod	1.000	ls	$2,126.41	$2,126.41
St. Augustine sod	1,600.000	sf	$1.09	$1,744.00
Storm Sewer Option 2			**Section Total:**	**$7,661.25**
			TOTAL BID:	**$9,260.09**

Project Comments

NOTES & EXCLUSIONS :

- Repairing from the inside of the manhole may not provide long-term seal.
- Bond if required will be extra.
- Engineer certifications if required by others.
- Density testing by others.
- All permits and fees if needed, by others.
- Layout,survey and certified as-built by others.

Proposal

- Site irrigation repairs by others.
- Any conflict with existing utilities will be an extra cost.
- Unsuitable/contaminated fill & rock removal and replacement by change order.
- Dewatering not included, and will be an extra cost if needed.
- Dewatering permit if required by others.
- Pollution Prevention Plan (SWPPP), permit & inspector / inspections by others.
- All silt and tree barricades by others.
- Geo technical recommendations are not included.
- Our proposal is good for thirty (30) days from the proposal date.
-

FUTURE
VILLAGE 28

RANGE

4 18" CONC. F.E.S.
w\8" GEO-WEB ENERGY
DISSIPATER SUMP
IE ~~19.50~~ 19.55
(SEE SHEET 10
FOR DETAIL)

3 STA. 3+18.68 (87.88'LT.)
MANHOLE
RE ~~33.00~~ 32.11
IE(SE) ~~25.00~~ 25.01
IE(NW) 19.70

5

2 STA. 3+13.27
TYPE "HJ-010" INLET
GE ~~41.57~~ 41.44
IE ~~37.57~~(SE) 37.43
IE ~~35.70~~(SW) 35.39
IE ~~25.20~~(NW) 25.24

50 LF-4" GEO-WEB
PANEL w/ SOD

T.O.B. EL. 27.30

T.O.B. EL. 20.50

EXCAVATED
DRY RETENTION
AREA 37A
100 YR. D.H.W.L. 26.75

59
~~62~~ LF-18" RCP @ ~~0.32%~~ 0.25%

85
~~89~~ LF-18" RCP @ ~~0.22%~~ 0.27%

PCC = 3+13.03

PC = 2+69.91

PT = 3+59.94

158 LF-30" RCP @ ~~0.45%~~ 0.27%

CONCRETE STAIRS W/ 11" TREADS AND 7" RISERS. A 4' x 10' PLATFORM SHALL BE CONSTRUCTED @ BOTTOM OF STAIRWAY & MIDDLE OF STAIRWAY. CONSTRUCT HANDRAIL PER STANDARD BUILDING CODE 1997

CONCRETE RETAINING WALL w/ HANDRAIL (SEE STRUCTURAL PLAN)

T.O.B. EL. 26.65

125LF-18" RCP @ ~~0.20%~~ 0.12%

VARIES (TYP.)

TENNIS COURTS
w/ HYDROGRID SYSTEM
(TENNIS COURT BY
WELCH TENNIS COURTS, INC.
SUBCONTRACTED TO
GRUBBS CONSTRUCTION COMPANY)

1A

RESTROOM
F.F.43.30

TENNIS COURTS
w/ HYDROGRID SYSTEM
(TENNIS COURT BY
WELCH TENNIS COURTS, INC.
SUBCONTRACTED TO
GRUBBS CONSTRUCTION COMPANY)

MAINT. SHED
F.F.42.76

PC = 460+02.88

PT = 460+54.95

SAW CUT & REMOVE 75 LF VALLEY & REPLACE w/ 3' CURB & VALLEY SWALE

CONST. 10 LF 4" CONC. S/W

SAW CUT & REMOVE EX. 6' CONC. BIKE PATH

CONC. WHEEL STOP

4" CONC. SIDEWALK

SAW CUT & REMOVE EX. 4" CONC. S/W

CONST. 10 LF 4" CONC. S/W

6"HEADER CURB (TYP.)

1'CONC. FLUSH CURB

6"HEADER CURB

50 LF 1' FLUSH CURB

CURB CUT RAMP PER FDOT INDEX NO. 304 (TYP.)

REMOVE EX. CURB & CURB CUT RAMP PER INDEX NO. 304 (TYP.)

PC = 41+98.00

PT = 42+06.71 (22.79'LT)

PC = 42+75.03 (24.32'RT)

PT = 43+36.87 (16.28'RT)

PC = 43+94.89 (21.10'RT)

PT = 44+00.36 (16.78'RT)

PC = 44+54.45 (26.04'RT)

PT = 44+68.26 (17.77'RT)

PC = 45+35.42 (14.79'LT)

PT = 45+41.96 (14.78'RT)

PC = 45+75.36 (16.27'LT)

PT = 46+01.10 (14.79'LT)

PC = 46+43.52

PT = 30+43.52

F.F. 49.10

CONC. FLUSH CURB
CONCRETE PAVERS

SEE SHEET 4 FOR

HERITAGE PINES
COMMUNITY DEVELOPMENT DISTRICT

8

HERITAGE PINES
COMMUNITY DEVELOPMENT DISTRICT
FINANCIAL STATEMENTS
UNAUDITED
APRIL 30, 2020

HERITAGE PINES
COMMUNITY DEVELOPMENT DISTRICT
BALANCE SHEET
GOVERNMENTAL FUNDS
APRIL 30, 2020

	Major Funds		Total Governmental Funds
	General	Debt Service	
ASSETS			
Cash - SunTrust	$ 478,587	$ -	$ 478,587
SBA			
Operating A	766	-	766
Reserve A	1,868	-	1,868
US Bank			
Revenue	-	195,768	195,768
Reserve	-	20,914	20,914
Utility deposit	14,717	-	14,717
Undeposited funds	7	-	7
Total assets	$ 495,945	$ 216,682	$ 712,627
LIABILITIES & FUND BALANCE			
Liabilities			
Accounts payable	$ 1,000	$ -	$ 1,000
Total liabilities	1,000	-	1,000
Fund balance			
Restricted for:			
Debt service	$ -	$ 216,682	$ 216,682
Unassigned	494,945	-	494,945
Total fund balance	494,945	216,682	711,627
Total liabilities and fund balance	$ 495,945	$ 216,682	$ 712,627

HERITAGE PINES
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
GENERAL FUND
FOR THE PERIOD ENDED APRIL 30, 2020

	October	November	December	January	February	March	April	May	June	July	August	September	Year to Date	Budget	% of Budget
REVENUES															
Assessment levy	$ -	$ 136,855	$ 186,421	$ 11,948	$ 14,018	$ 4,881	$ 15,511	$ -	$ -	$ -	$ -	$ -	$ 369,634	$ 374,839	99%
Interest & miscellaneous	13	11	699	21	19	19	18	-	-	-	-	-	801	1,000	80%
Disposition of fixed assets	-	1,150	-	-	-	-	-	-	-	-	-	-	1,150	-	N/A
Total revenues	13	138,016	187,120	11,969	14,037	4,900	15,529	-	-	-	-	-	371,585	375,839	99%
EXPENDITURES															
Professional & administrative fees															
Supervisors	1,077	-	1,077	-	1,077	-	1,077	-	-	-	-	-	4,306	7,000	62%
Management	2,704	2,704	2,704	2,704	2,704	2,704	2,704	-	-	-	-	-	18,929	32,450	58%
Legal	-	-	-	-	-	-	359	-	-	-	-	-	359	1,000	36%
Engineering	-	260	-	335	-	334	-	-	-	-	-	-	929	5,000	19%
Audit	-	-	-	4,526	5,259	-	-	-	-	-	-	-	9,785	9,785	100%
Assessment roll preparation	601	601	601	601	601	601	601	-	-	-	-	-	4,206	7,210	58%
Arbitrage rebate calculation	-	-	-	-	-	-	-	-	-	-	-	-	-	1,200	0%
Dissemination agent fees	83	83	83	83	83	83	83	-	-	-	-	-	583	1,000	58%
Trustee fees	-		-	-	-	-	-	-	-	-	-	-	-	4,337	0%
Telephone	12	12	12	12	12	12	12	-	-	-	-	-	88	150	59%
Rentals and leases	155	155	155	155	155	155	155	-	-	-	-	-	1,085	1,860	58%
Postage	91	-	103	12	2	106	-	-	-	-	-	-	315	1,000	32%
Printing & binding	86	86	86	86	86	86	86	-	-	-	-	-	601	1,030	58%
Legal advertising	139	-	-	-	-	-	-	-	-	-	-	-	139	350	40%
Office supplies	-	-	-	-	-	151	-	-	-	-	-	-	151	-	N/A
Annual district filing fee	175	-	-	-	-	-	-	-	-	-	-	-	175	175	100%
Insurance	7,071	-	-	-	-	-	-	-	-	-	-	-	7,071	7,128	99%
Contingencies	54	53	54	55	57	57	58	-	-	-	-	-	386	1,300	30%
ADA website compliance	-	-	-	199	-	-	-	-	-	-	-	-	199	200	100%
Website	-	-	-	-	705	-	-	-	-	-	-	-	705	705	100%
Total Professional & Administrative Fees	12,248	3,954	4,875	8,768	10,741	4,289	5,135	-	-	-	-	-	50,012	82,880	60%
Operations and maintenance															
Electricity - street lighting	-	1,855	1,855	1,842	1,842	1,842	1,834	-	-	-	-	-	11,069	24,000	46%
Retention pond mowing/weed control	-	-	8,413	4,268	4,861	-	-	-	-	-	-	-	17,541	88,000	20%
Irrigation water	-	-	1,437	4,150	2,029	1,141	1,261	-	-	-	-	-	10,018	12,000	83%
Contingencies	-	-	-	-	-	-	-	-	-	-	-	-	-	1,000	0%
Aquatic weed control	-	1,525	2,720	3,050	-	1,525	1,525	-	-	-	-	-	10,345	20,000	52%
Dry retention pond refurbishment/planting	95	-	-	9,000	-	5,419	-	-	-	-	-	-	14,514	50,000	29%
Total operations and maintenance	95	3,380	14,425	22,310	8,732	9,927	4,620	-	-	-	-	-	63,487	195,000	33%
EXPENDITURES (continued)															
Other fees and charges															
Property appraiser	-	-	-	-	-	-	150	-	-	-	-	-	150	150	100%
Tax collector	-	2,736	3,728	239	279	98	310	-	-	-	-	-	7,392	7,809	95%
Total other fees and charges	-	2,736	3,728	239	279	98	460	-	-	-	-	-	7,542	7,959	95%
Total expenditures	12,343	10,070	23,028	31,317	19,752	14,314	10,215	-	-	-	-	-	121,041	285,839	42%
Excess/(deficiency) of revenues over/(under) expenditures	(12,330)	127,946	164,092	(19,348)	(5,715)	(9,414)	5,314	-	-	-	-	-	250,544	90,000	
OTHER FINANCING SOURCES/(USES)															
Transfers in	-	-	-	-	-	-	-	-	-	-	-	-	-	10,000	N/A
Total other financing sources/(uses)	-	-	-	-	-	-	-	-	-	-	-	-	-	10,000	N/A
Net increase/(decrease) of fund balance	(12,330)	127,946	164,092	(19,348)	(5,715)	(9,414)	5,314	-	-	-	-	-	250,544	100,000	
Fund balance - beginning	244,401	232,071	360,017	524,108	504,760	499,045	489,631	494,945	494,945	494,945	494,945	494,945	244,401	278,262	
Fund balance - ending	$ 232,071	$ 360,017	$ 524,109	$ 504,760	$ 499,045	$ 489,631	$ 494,945	$ 494,945	$ 494,945	$ 494,945	$ 494,945	$ 494,945	$ 494,945	$ 378,262	

HERITAGE PINES
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
DEBT SERVICE FUND SERIES 2008
FOR THE PERIOD ENDED APRIL 30, 2020

	Current Month	Year to Date	Budget	% of Budget
REVENUES				
Assessment levy	$ 5,509	$ 131,293	$ 133,160	99%
Interest	103	901	-	N/A
Total revenue	5,612	132,194	133,160	99%
EXPENDITURES				
Debt service				
Principal	-	-	200,000	0%
Interest	-	4,804	9,557	50%
Total debt service	-	4,804	209,557	2%
Other fees and charges				
Tax collector	109	2,626	2,774	95%
Total other fees and charges	109	2,626	2,774	95%
Total expenditures	109	7,430	212,331	3%
Excess (deficiency) of revenues over (under) expenditures	5,503	124,764	(79,171)	
Other financing sources (uses)				
Transfer out	-	-	(10,000)	
Total other financing sources (uses)	-	-	(10,000)	
Net increase/(decrease) of fund balance	5,503	124,764	(89,171)	
Fund balance - beginning	211,179	91,918	89,171	
Fund balance - ending	$ 216,682	$ 216,682	$ -	

HERITAGE PINES
COMMUNITY DEVELOPMENT DISTRICT
GENERAL LEDGER
AS OF
APRIL 2020

Heritage Pines CDD
General Ledger
As of April 30, 2020

Type	Date	Num	Name	Memo	Debit	Credit	Balance
101.000 · Suntrust Bank - Checking							268,845.12
General Journal	10/07/2019	2078		Accounts Payable 10/7/19		43,041.96	225,803.16
General Journal	10/16/2019	2082		BOARD MEETING - 10/08/19		923.50	224,879.66
General Journal	10/16/2019	2082		BOARD MEETING - 10/08/19		153.00	224,726.66
General Journal	10/17/2019	2083		Accounts Payable 10/17/19		3,121.50	221,605.16
General Journal	10/21/2019	2086		FEDEX REIMBURSMENT - CORY LAKES	4.94		221,610.10
General Journal	10/21/2019	2102		10/19 ACCOUNT ANALYSIS FEE		54.14	221,555.96
General Journal	10/30/2019	2091		Accounts Payable 10/30/19		2,543.50	219,012.46
General Journal	10/31/2019	2101		10/19 INTREST INCOME	8.34		219,020.80
General Journal	11/07/2019	2097		Accounts Payable 11/7/19		10,052.52	208,968.28
General Journal	11/07/2019	2098		TAX TRANSFER		359.27	208,609.01
General Journal	11/12/2019	2105		Proceeds for surplus equipment	1,150.00		209,759.01
General Journal	11/12/2019	2106		FY19 Excess fee	965.00		210,724.01
General Journal	11/14/2019	2107		Accounts Payable 11/14/19		2,114.38	208,609.63
General Journal	11/21/2019	2040		11/19 ACCOUNT ANALYSIS FEE		53.15	208,556.48
General Journal	11/29/2019	2020		Tax Collection	87,414.03		295,970.51
General Journal	11/29/2019	2041		INTEREST INCOME	7.21		295,977.72
General Journal	11/29/2019	2020		Tax Collection	12,149.97		308,127.69
General Journal	12/05/2019	2021		BOARD MEETING - 12/03/19		923.50	307,204.19
General Journal	12/05/2019	2021		BOARD MEETING - 12/03/19		153.00	307,051.19
General Journal	12/09/2019	2024		Tax Collection	82,192.90		389,244.09
General Journal	12/09/2019	2025		Tax Collection	74,486.34		463,730.43
General Journal	12/11/2019	2022		A/P 12/11/19		16,227.14	447,503.29
General Journal	12/11/2019	2023		TAX TRANSFER		67,161.36	380,341.93
General Journal	12/17/2019	2029		A/P 12/17/19		1,942.63	378,399.30
General Journal	12/19/2019	2038		12/19 ACCOUNT ANALYSIS FEE		54.42	378,344.88
General Journal	12/21/2019	2032		Capital credit refund from Cooperative inc ...	680.85		379,025.73
General Journal	12/21/2019	2033		Tax Collection	136,751.92		515,777.65
General Journal	12/31/2019	2039		INTEREST INCOME	14.04		515,791.69
General Journal	01/10/2020	2035		TAX TRANSFER		35,842.68	479,949.01
General Journal	01/13/2020	2045		Tax Collection	10,709.17		490,658.18
General Journal	01/13/2020	2046		Tax Collection	25,637.12		516,295.30
General Journal	01/15/2020	2044		A/P 1/15/2020		11,913.60	504,381.70
General Journal	01/17/2020	2048		TAX TRANSFER		9,526.36	494,855.34
General Journal	01/17/2020	2049		A/P 1/17/2020		15,308.45	479,546.89
General Journal	01/22/2020	2606		01/20 ACCOUNT ANALYSIS FEE		55.06	479,491.83
General Journal	01/24/2020	2053		Parklands West - FedEx Bill Back	2.57		479,494.40
General Journal	01/24/2020	2053		Waterford Landing - FedEx Bill Back	2.57		479,496.97
General Journal	01/24/2020	2053		River Hall - FedEx Bill Back	2.57		479,499.54
General Journal	01/24/2020	2054		Tax Collection	15,868.79		495,368.33
General Journal	01/30/2020	2055		TAX TRANSFER		4,159.21	491,209.12
General Journal	01/30/2020	2056		A/P 1/30/2020		3,809.07	487,400.05
General Journal	01/31/2020	2605		01/20 INTEREST INCOME	17.41		487,417.46
General Journal	02/07/2020	2058		A/P 2/7/2020		6,377.29	481,040.17
General Journal	02/17/2020	2061		A/P 2/17/2020		6,702.51	474,337.66
General Journal	02/17/2020	2604		BOARD MEETING - 02/11/20		923.50	473,414.16
General Journal	02/17/2020	2604		BOARD MEETING - 02/11/20		153.00	473,261.16
General Journal	02/18/2020	2603		Tax Collection	18,616.60		491,877.76
General Journal	02/21/2020	2611		02/20 ACCOUNT ANALYSIS FEE		56.72	491,821.04
General Journal	02/28/2020	2612		02/20 INTEREST INCOME	15.59		491,836.63
General Journal	03/03/2020	2608		TAX TRANSFER		4,879.41	486,957.22
General Journal	03/03/2020	2609		A/P 3/3/2020		10,821.87	476,135.35
General Journal	03/12/2020	2614		A/P 3/12/2020		6,145.41	469,989.94
General Journal	03/19/2020	2628		ACCOUNT ANALYSIS FEE		56.49	469,933.45
General Journal	03/20/2020	2617		TAX TRANSFER		1,699.04	468,234.41
General Journal	03/20/2020	2618		A/P 3/20/2020		1,459.40	466,775.01

Heritage Pines CDD
General Ledger
As of April 30, 2020

Type	Date	Num	Name	Memo	Debit	Credit	Balance
General Journal	03/20/2020	2619		Tax Collection	6,482.40		473,257.41
General Journal	03/24/2020	2627		FRAUDULENT CHECK CASHED AND RE...		3,000.23	470,257.18
General Journal	03/24/2020	2627		FRAUDULENT CHECK CASHED AND RE...	3,000.23		473,257.41
General Journal	03/31/2020	2626		03/20 INTEREST INCOME	16.21		473,273.62
General Journal	04/06/2020	2621		A/P 4/6/2020		6,428.09	466,845.53
General Journal	04/13/2020	2624		A/P 4/13/2020		1,834.13	465,011.40
General Journal	04/14/2020	2625		A/P 4/14/2020		509.45	464,501.95
General Journal	04/20/2020	2645		ACCOUNT ANALYSIS FEE		55.30	464,446.65
General Journal	04/21/2020	2629		BOARD MEETING - 04/14/20		923.50	463,523.15
General Journal	04/21/2020	2629		BOARD MEETING - 04/14/20		153.00	463,370.15
General Journal	04/23/2020	2631		TAX TRANSFER		5,399.35	457,970.80
General Journal	04/23/2020	2632		Tax Collection	20,600.33		478,571.13
General Journal	04/30/2020	2644		INTEREST INCOME	15.52		478,586.65
Total 101.000 · Suntrust Bank - Checking					496,812.62	287,071.09	478,586.65
151.000 · Investments							2,609.02
151.001 · SBA-Operating A Account							759.02
General Journal	10/31/2019	2100		10/19 INTREST INCOME	1.32		760.34
General Journal	11/30/2019	2042		INTEREST INCOME	1.18		761.52
General Journal	12/31/2019	2039		INTEREST INCOME	1.18		762.70
General Journal	01/31/2020	2605		01/20 INTEREST INCOME	1.18		763.88
General Journal	02/28/2020	2612		02/20 INTEREST INCOME	1.07		764.95
General Journal	03/31/2020	2626		03/20 INTEREST INCOME	0.89		765.84
General Journal	04/30/2020	2644		INTEREST INCOME	0.60		766.44
Total 151.001 · SBA-Operating A Account					7.42	0.00	766.44
151.101 · SBA - Reserve A Account							1,850.00
General Journal	10/31/2019	2099		10/19 INTREST INCOME	3.22		1,853.22
General Journal	11/30/2019	2042		INTEREST INCOME	2.86		1,856.08
General Journal	12/31/2019	2039		INTEREST INCOME	2.88		1,858.96
General Journal	01/31/2020	2605		01/20 INTEREST INCOME	2.86		1,861.82
General Journal	02/28/2020	2612		02/20 INTEREST INCOME	2.62		1,864.44
General Journal	03/31/2020	2626		03/20 INTEREST INCOME	2.16		1,866.60
General Journal	04/30/2020	2644		INTEREST INCOME	1.45		1,868.05
Total 151.101 · SBA - Reserve A Account					18.05	0.00	1,868.05
Total 151.000 · Investments					25.47	0.00	2,634.49
121.000 · Assessments Receivable							605.73
General Journal	11/04/2019	2096		FY19 Excess fee		605.73	0.00
Total 121.000 · Assessments Receivable					0.00	605.73	0.00
1299 · Undeposited Funds							0.00
General Journal	10/10/2019	2085		FEDEX REIMBURSMENT - CORY LAKES	4.94		4.94
General Journal	10/21/2019	2086		FEDEX REIMBURSMENT - CORY LAKES		4.94	0.00
General Journal	11/04/2019	2096		FY19 Excess fee	965.00		965.00
General Journal	11/07/2019	2094		Proceeds for surplus equipment	1,150.00		2,115.00
General Journal	11/12/2019	2105		Proceeds for surplus equipment		1,150.00	965.00
General Journal	11/12/2019	2106		FY19 Excess fee		965.00	0.00
General Journal	11/13/2019	2018		Tax Collection	12,149.97		12,149.97
General Journal	11/21/2019	2019		Tax Collection	87,414.03		99,564.00
General Journal	11/26/2019	2022		Tax Collection	82,192.90		181,756.90
General Journal	11/29/2019	2020		Tax Collection		87,414.03	94,342.87
General Journal	11/29/2019	2020		Tax Collection		12,149.97	82,192.90

Heritage Pines CDD
General Ledger
As of April 30, 2020

Type	Date	Num	Name	Memo	Debit	Credit	Balance
General Journal	12/02/2019	2020		Tax Collection	74,486.34		156,679.24
General Journal	12/09/2019	2024		Tax Collection		82,192.90	74,486.34
General Journal	12/09/2019	2025		Tax Collection		74,486.34	0.00
General Journal	12/19/2019	2030		Capital credit refund from Cooperative inc ...	680.85		680.85
General Journal	12/19/2019	2031		Tax Collection	136,751.92		137,432.77
General Journal	12/21/2019	2032		Capital credit refund from Cooperative inc ...		680.85	136,751.92
General Journal	12/21/2019	2033		Tax Collection		136,751.92	0.00
General Journal	12/30/2019	2036		Tax Collection	25,637.12		25,637.12
General Journal	12/30/2019	2037		Tax Collection	10,709.17		36,346.29
General Journal	01/13/2020	2045		Tax Collection		10,709.17	25,637.12
General Journal	01/13/2020	2046		Tax Collection		25,637.12	0.00
General Journal	01/16/2020	2050		Tax Collection	15,868.79		15,868.79
General Journal	01/21/2020	2052		Parklands West - FedEx Bill Back	2.57		15,871.36
General Journal	01/21/2020	2052		Waterford Landing - FedEx Bill Back	2.57		15,873.93
General Journal	01/21/2020	2052		River Hall - FedEx Bill Back	2.57		15,876.50
General Journal	01/24/2020	2053		Parklands West - FedEx Bill Back		2.57	15,873.93
General Journal	01/24/2020	2053		Waterford Landing - FedEx Bill Back		2.57	15,871.36
General Journal	01/24/2020	2053		River Hall - FedEx Bill Back		2.57	15,868.79
General Journal	01/24/2020	2054		Tax Collection		15,868.79	0.00
General Journal	02/18/2020	2602		Tax Collection	18,616.60		18,616.60
General Journal	02/18/2020	2603		Tax Collection		18,616.60	0.00
General Journal	03/17/2020	2615		Tax Collection	6,482.40		6,482.40
General Journal	03/20/2020	2619		Tax Collection		6,482.40	0.00
General Journal	04/06/2020	2637		FEDEX REIMBURSMENT - MOODY RIVER	1.86		1.86
General Journal	04/06/2020	2641		FEDEX REIMBURSMENT - SARASOTA N...	1.86		3.72
General Journal	04/07/2020	2635		FEDEX REIMBURSMENT - LANDMARK A...	1.86		5.58
General Journal	04/08/2020	2639		FEDEX REIMBURSMENT - ORANGE BLO...	1.86		7.44
General Journal	04/13/2020	2630		Tax Collection	20,600.33		20,607.77
General Journal	04/23/2020	2632		Tax Collection		20,600.33	7.44
Total 1299 · Undeposited Funds					493,725.51	493,718.07	7.44
131.000 · Due from Other							0.00
Bill	01/09/2020	6-877-75247	FEDEX	Parklands West	2.57		2.57
Bill	01/09/2020	6-877-75247	FEDEX	River hall	2.57		5.14
Bill	01/09/2020	6-877-75247	FEDEX	Waterford Landing	2.57		7.71
General Journal	01/21/2020	2052		Parklands West - FedEx Bill Back		2.57	5.14
General Journal	01/21/2020	2052		Waterford Landing - FedEx Bill Back		2.57	2.57
General Journal	01/21/2020	2052		River Hall - FedEx Bill Back		2.57	0.00
Bill	03/19/2020	6-953-02070	FEDEX	LANDMARK AT DORAL	1.86		1.86
Bill	03/19/2020	6-953-02070	FEDEX	ORANGE BLOSSOM RANCH	1.86		3.72
Bill	03/19/2020	6-953-02070	FEDEX	MOODY RIVER	1.86		5.58
Bill	03/19/2020	6-953-02070	FEDEX	SARASOTA NATIONAL	1.86		7.44
General Journal	04/06/2020	2637		FEDEX REIMBURSMENT - MOODY RIVER		1.86	5.58
General Journal	04/06/2020	2641		FEDEX REIMBURSMENT - SARASOTA N...		1.86	3.72
General Journal	04/07/2020	2635		FEDEX REIMBURSMENT - LANDMARK A...		1.86	1.86
General Journal	04/08/2020	2639		FEDEX REIMBURSMENT - ORANGE BLO...		1.86	0.00
Total 131.000 · Due from Other					15.15	15.15	0.00
156.100 · Utility Deposit							14,716.80
Total 156.100 · Utility Deposit							14,716.80
202.000 · Accounts Payable - Year End							-42,375.26
General Journal	10/04/2019	2076		Accounts Payable 10/4/19		10,712.66	-53,087.92
General Journal	10/07/2019	2078		Accounts Payable 10/7/19	43,041.96		-10,045.96
General Journal	10/16/2019	2081		Accounts Payable 10/16/19		138.50	-10,184.46

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Type	Date	Num	Name	Memo	Debit	Credit	Balance
General Journal	10/17/2019	2083		Accounts Payable 10/17/19	3,121.50		-7,062.96
General Journal	10/28/2019	2090		Accounts Payable 10/28/19		366.40	-7,429.36
General Journal	10/30/2019	2091		Accounts Payable 10/30/19	2,543.50		-4,885.86
General Journal	11/06/2019	2093		Accounts Payalbe 11/6/19		5,166.66	-10,052.52
General Journal	11/07/2019	2097		Accounts Payable 11/7/19	10,052.52		0.00
General Journal	11/13/2019	2104		Accounts Payable 11/13/19		2,114.38	-2,114.38
General Journal	11/14/2019	2107		Accounts Payable 11/14/19	2,114.38		0.00
General Journal	12/09/2019	2021		A/P 12/9/19		16,227.14	-16,227.14
General Journal	12/11/2019	2022		A/P 12/11/19	16,227.14		0.00
General Journal	12/16/2019	2028		A/P 12/16/19		1,942.63	-1,942.63
General Journal	12/17/2019	2029		A/P 12/17/19	1,942.63		0.00
General Journal	01/09/2020	2034		A/P 1/9/2020		11,913.60	-11,913.60
General Journal	01/15/2020	2044		A/P 1/15/2020	11,913.60		0.00
General Journal	01/16/2020	2047		A/P 1/16/2020		15,308.45	-15,308.45
General Journal	01/17/2020	2049		A/P 1/17/2020	15,308.45		0.00
General Journal	01/29/2020	2051		A/P 1/29/2020		3,809.07	-3,809.07
General Journal	01/30/2020	2056		A/P 1/30/2020	3,809.07		0.00
General Journal	02/06/2020	2057		A/P 2/6/2020		6,377.29	-6,377.29
General Journal	02/07/2020	2058		A/P 2/7/2020	6,377.29		0.00
General Journal	02/14/2020	2060		A/P 2/14/2020		11,961.51	-11,961.51
General Journal	02/17/2020	2061		A/P 2/17/2020	6,702.51		-5,259.00
General Journal	03/02/2020	2607		A/P 3/2/2020		6,562.87	-11,821.87
General Journal	03/03/2020	2609		A/P 3/3/2020	10,821.87		-1,000.00
General Journal	03/11/2020	2613		A/P 3/11/2020		6,145.41	-7,145.41
General Journal	03/12/2020	2614		A/P 3/12/2020	6,145.41		-1,000.00
General Journal	03/19/2020	2616		A/P 3/19/2020		1,459.40	-2,459.40
General Journal	03/20/2020	2618		A/P 3/20/2020	1,459.40		-1,000.00
General Journal	04/03/2020	2620		4/3/2020		6,428.09	-7,428.09
General Journal	04/06/2020	2621		A/P 4/6/2020	6,428.09		-1,000.00
General Journal	04/09/2020	2623		A/P 4/9/2020		2,343.58	-3,343.58
General Journal	04/13/2020	2624		A/P 4/13/2020	1,834.13		-1,509.45
General Journal	04/14/2020	2625		A/P 4/14/2020	509.45		-1,000.00
Total 202.000 · Accounts Payable - Year End					150,352.90	108,977.64	-1,000.00
207.000 · Due to Other							0.00
207.201 · Due to Debt Service							0.00
General Journal	11/04/2019	2096		FY19 Excess fee		359.27	-359.27
Check	11/07/2019	2590	HERITAGE PINES CDD	REVENUE ACCOUNT #128033003 SERIE...	359.27		0.00
General Journal	11/13/2019	2018		Tax Collection		3,184.51	-3,184.51
General Journal	11/21/2019	2019		Tax Collection		22,911.22	-26,095.73
General Journal	11/26/2019	2022		Tax Collection		21,542.76	-47,638.49
General Journal	12/02/2019	2020		Tax Collection		19,522.87	-67,161.36
Check	12/11/2019	2593	HERITAGE PINES CDD	REV# 128033003 SERIES 2008 US BANK	67,161.36		0.00
General Journal	12/19/2019	2031		Tax Collection		35,842.68	-35,842.68
General Journal	12/30/2019	2036		Tax Collection		6,719.49	-42,562.17
General Journal	12/30/2019	2037		Tax Collection		2,806.87	-45,369.04
Check	01/10/2020	2601	HERITAGE PINES CDD	REV# 128033003 SERIES 2008 US BANK	35,842.68		-9,526.36
General Journal	01/16/2020	2050		Tax Collection		4,159.21	-13,685.57
Check	01/17/2020	2608	HERITAGE PINES CDD	REV# 128033003 SERIES 2008 US BANK	9,526.36		-4,159.21
Check	01/30/2020	2612	HERITAGE PINES CDD	REV# 128033003 SERIES 2008 US BANK	4,159.21		0.00
General Journal	02/18/2020	2602		Tax Collection		4,879.41	-4,879.41
Check	03/03/2020	2624	HERITAGE PINES CDD	REV# 128033003 SERIES 2008 US BANK	4,879.41		0.00
General Journal	03/17/2020	2615		Tax Collection		1,699.04	-1,699.04
Check	03/20/2020	2634	HERITAGE PINES CDD	REV# 128033003 SERIES 2008 US BANK	1,699.04		0.00
General Journal	04/13/2020	2630		Tax Collection		5,399.35	-5,399.35

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Type	Date	Num	Name	Memo	Debit	Credit	Balance
Check	04/23/2020	2642	HERITAGE PINES CDD	REV# 128033003 SERIES 2008 US BANK	5,399.35		0.00
Total 207.201 · Due to Debt Service					129,026.68	129,026.68	0.00
Total 207.000 · Due to Other					129,026.68	129,026.68	0.00
271.000 · Unreserved Fund Balance							43,724.92
Total 271.000 · Unreserved Fund Balance							43,724.92
271.100 · Reserved Fund Balance							-83,000.00
Total 271.100 · Reserved Fund Balance							-83,000.00
3900 · Retained Earnings							-205,126.33
Total 3900 · Retained Earnings							-205,126.33
361.000 · Interest Income							0.00
361.100 · Interest Income - Surplus Acct							0.00
General Journal	10/31/2019	2099		10/19 INTREST INCOME		3.22	-3.22
General Journal	10/31/2019	2100		10/19 INTREST INCOME		1.32	-4.54
General Journal	10/31/2019	2101		10/19 INTREST INCOME		8.34	-12.88
General Journal	11/29/2019	2041		INTEREST INCOME		7.21	-20.09
General Journal	11/30/2019	2042		INTEREST INCOME		2.86	-22.95
General Journal	11/30/2019	2042		INTEREST INCOME		1.18	-24.13
General Journal	12/31/2019	2039		INTEREST INCOME		14.04	-38.17
General Journal	12/31/2019	2039		INTEREST INCOME		1.18	-39.35
General Journal	12/31/2019	2039		INTEREST INCOME		2.88	-42.23
General Journal	01/31/2020	2605		01/20 INTEREST INCOME		1.18	-43.41
General Journal	01/31/2020	2605		01/20 INTEREST INCOME		2.86	-46.27
General Journal	01/31/2020	2605		01/20 INTEREST INCOME		17.41	-63.68
General Journal	02/28/2020	2612		02/20 INTEREST INCOME		15.59	-79.27
General Journal	02/28/2020	2612		02/20 INTEREST INCOME		2.62	-81.89
General Journal	02/28/2020	2612		02/20 INTEREST INCOME		1.07	-82.96
General Journal	03/31/2020	2626		03/20 INTEREST INCOME		16.21	-99.17
General Journal	03/31/2020	2626		03/20 INTEREST INCOME		2.16	-101.33
General Journal	03/31/2020	2626		03/20 INTEREST INCOME		0.89	-102.22
General Journal	04/30/2020	2644		INTEREST INCOME		0.60	-102.82
General Journal	04/30/2020	2644		INTEREST INCOME		1.45	-104.27
General Journal	04/30/2020	2644		INTEREST INCOME		15.52	-119.79
Total 361.100 · Interest Income - Surplus Acct					0.00	119.79	-119.79
Total 361.000 · Interest Income					0.00	119.79	-119.79
363.100 · Assessment Levy							0.00
General Journal	11/13/2019	2018		Tax Collection		8,965.46	-8,965.46
General Journal	11/13/2019	2018		Tax Collector Expense		182.89	-9,148.35
General Journal	11/21/2019	2019		Tax Collection		64,502.81	-73,651.16
General Journal	11/21/2019	2019		Tax Collector Expense		1,316.38	-74,967.54
General Journal	11/26/2019	2022		Tax Collection		60,650.14	-135,617.68
General Journal	11/26/2019	2022		Tax Collector Expense		1,237.76	-136,855.44
General Journal	12/02/2019	2020		Tax Collection		54,963.47	-191,818.91
General Journal	12/02/2019	2020		Tax Collector Expense		1,121.70	-192,940.61
General Journal	12/19/2019	2031		Tax Collection		100,909.24	-293,849.85
General Journal	12/19/2019	2031		Tax Collector Expense		2,059.37	-295,909.22
General Journal	12/30/2019	2036		Tax Collection		18,917.63	-314,826.85
General Journal	12/30/2019	2036		Tax Collector Expense		386.08	-315,212.93
General Journal	12/30/2019	2037		Tax Collection		7,902.30	-323,115.23
General Journal	12/30/2019	2037		Tax Collector Expense		161.27	-323,276.50

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Type	Date	Num	Name	Memo	Debit	Credit	Balance
General Journal	01/16/2020	2050		Tax Collection		11,709.58	-334,986.08
General Journal	01/16/2020	2050		Tax Collector Expense		238.65	-335,224.73
General Journal	02/18/2020	2602		Tax Collection		13,737.19	-348,961.92
General Journal	02/18/2020	2602		Tax Collector Expense		280.35	-349,242.27
General Journal	03/17/2020	2615		Tax Collection		4,783.36	-354,025.63
General Journal	03/17/2020	2615		Tax Collector Expense		97.62	-354,123.25
General Journal	04/13/2020	2630		Tax Collection		15,200.98	-369,324.23
General Journal	04/13/2020	2630		Tax Collector Expense		310.10	-369,634.33
Total 363.100 · Assessment Levy					0.00	369,634.33	-369,634.33
364.000 · Disposition of Fixed Assets							0.00
General Journal	11/07/2019	2094		Proceeds for surplus equipment		1,150.00	-1,150.00
Total 364.000 · Disposition of Fixed Assets					0.00	1,150.00	-1,150.00
369.100 · Misc. Income							0.00
General Journal	12/19/2019	2030		Capital credit refund from Cooperative inc ...		680.85	-680.85
Total 369.100 · Misc. Income					0.00	680.85	-680.85
511.000 · Legislative							0.00
511.110 · Supervisor's Fees							0.00
General Journal	10/16/2019	2082		BOARD MEETING - 10/08/19	153.00		153.00
Check	10/16/2019	DD	NEIL E GOULETTE	BOARD MEETING - 10/08/19	184.70		337.70
Check	10/16/2019	DD	KATHLEEN LONERGAN	BOARD MEETING - 10/08/19	184.70		522.40
Check	10/16/2019	DD	ARTHUR RHODES	BOARD MEETING - 10/08/19	184.70		707.10
Check	10/16/2019	DD	CAROL VAUGHAN	BOARD MEETING - 10/08/19	184.70		891.80
Check	10/16/2019	DD	MICHAEL V. WALSH	BOARD MEETING - 10/08/19	184.70		1,076.50
General Journal	12/05/2019	2021		BOARD MEETING - 12/03/19	153.00		1,229.50
Check	12/05/2019	DD	NEIL E GOULETTE	BOARD MEETING - 12/03/19	184.70		1,414.20
Check	12/05/2019	DD	KATHLEEN LONERGAN	BOARD MEETING - 12/03/19	184.70		1,598.90
Check	12/05/2019	DD	ARTHUR RHODES	BOARD MEETING - 12/03/19	184.70		1,783.60
Check	12/05/2019	DD	CAROL VAUGHAN	BOARD MEETING - 12/03/19	184.70		1,968.30
Check	12/05/2019	DD	MICHAEL V. WALSH	BOARD MEETING - 12/03/19	184.70		2,153.00
General Journal	02/17/2020	2604		BOARD MEETING - 02/11/20	153.00		2,306.00
Check	02/17/2020	DD	NEIL E GOULETTE	BOARD MEETING - 02/11/20	184.70		2,490.70
Check	02/17/2020	DD	KATHLEEN LONERGAN	BOARD MEETING - 02/11/20	184.70		2,675.40
Check	02/17/2020	DD	ARTHUR RHODES	BOARD MEETING - 02/11/20	184.70		2,860.10
Check	02/17/2020	DD	CAROL VAUGHAN	BOARD MEETING - 02/11/20	184.70		3,044.80
Check	02/17/2020	DD	MICHAEL V. WALSH	BOARD MEETING - 02/11/20	184.70		3,229.50
General Journal	04/21/2020	2629		BOARD MEETING - 04/14/20	153.00		3,382.50
Check	04/21/2020	DD	NEIL E GOULETTE	BOARD MEETING - 04/14/20	184.70		3,567.20
Check	04/21/2020	DD	MICHAEL V. WALSH	BOARD MEETING - 04/14/20	184.70		3,751.90
Check	04/21/2020	DD	KATHLEEN LONERGAN	BOARD MEETING - 04/14/20	184.70		3,936.60
Check	04/21/2020	DD	ARTHUR RHODES	BOARD MEETING - 04/14/20	184.70		4,121.30
Check	04/21/2020	DD	CAROL VAUGHAN	BOARD MEETING - 04/14/20	184.70		4,306.00
Total 511.110 · Supervisor's Fees					4,306.00	0.00	4,306.00
Total 511.000 · Legislative					4,306.00	0.00	4,306.00
512.000 · Executive							0.00
512.311 · Management Fees							0.00
Bill	10/04/2019	2019-0530	WRATHELL, HUNT & ASSOCIATES. LLC	10/19 MGMT FEE	2,704.16		2,704.16
Bill	11/06/2019	2019-0614	WRATHELL, HUNT & ASSOCIATES. LLC	11/19 MGMT FEE	2,704.16		5,408.32
Bill	12/09/2019	2019-0719	WRATHELL, HUNT & ASSOCIATES. LLC	12/19 MGMT FEE	2,704.16		8,112.48
Bill	01/09/2020	2019-0792	WRATHELL, HUNT & ASSOCIATES. LLC	01/20 MGMT FEE	2,704.16		10,816.64

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Type	Date	Num	Name	Memo	Debit	Credit	Balance
Bill	02/06/2020	2019-0874	WRATHELL, HUNT & ASSOCIATES. LLC	02/20 MGMT FEE	2,704.16		13,520.80
Bill	03/02/2020	2019-0975	WRATHELL, HUNT & ASSOCIATES. LLC	03/20 MGMT FEE	2,704.16		16,224.96
Bill	04/03/2020	2019-1054	WRATHELL, HUNT & ASSOCIATES. LLC	04/20 MGMT FEE	2,704.16		18,929.12
Total 512.311 · Management Fees					18,929.12	0.00	18,929.12
Total 512.000 · Executive					18,929.12	0.00	18,929.12
513.000 · Financial & Administrative							0.00
513.310 · Assessment Roll Preparation							0.00
Bill	10/04/2019	2019-0530	WRATHELL, HUNT & ASSOCIATES. LLC	10/19 MGMT FEE	600.83		600.83
Bill	11/06/2019	2019-0614	WRATHELL, HUNT & ASSOCIATES. LLC	11/19 MGMT FEE	600.83		1,201.66
Bill	12/09/2019	2019-0719	WRATHELL, HUNT & ASSOCIATES. LLC	12/19 MGMT FEE	600.83		1,802.49
Bill	01/09/2020	2019-0792	WRATHELL, HUNT & ASSOCIATES. LLC	01/20 MGMT FEE	600.83		2,403.32
Bill	02/06/2020	2019-0874	WRATHELL, HUNT & ASSOCIATES. LLC	02/20 MGMT FEE	600.83		3,004.15
Bill	03/02/2020	2019-0975	WRATHELL, HUNT & ASSOCIATES. LLC	03/20 MGMT FEE	600.83		3,604.98
Bill	04/03/2020	2019-1054	WRATHELL, HUNT & ASSOCIATES. LLC	04/20 MGMT FEE	600.83		4,205.81
Total 513.310 · Assessment Roll Preparation					4,205.81	0.00	4,205.81
513.312 · Dissemination Agent							0.00
Bill	10/04/2019	2019-0530	WRATHELL, HUNT & ASSOCIATES. LLC	10/19 MGMT FEE	83.34		83.34
Bill	11/06/2019	2019-0614	WRATHELL, HUNT & ASSOCIATES. LLC	11/19 MGMT FEE	83.34		166.68
Bill	12/09/2019	2019-0719	WRATHELL, HUNT & ASSOCIATES. LLC	12/19 MGMT FEE	83.34		250.02
Bill	01/09/2020	2019-0792	WRATHELL, HUNT & ASSOCIATES. LLC	01/20 MGMT FEE	83.34		333.36
Bill	02/06/2020	2019-0874	WRATHELL, HUNT & ASSOCIATES. LLC	02/20 MGMT FEE	83.34		416.70
Bill	03/02/2020	2019-0975	WRATHELL, HUNT & ASSOCIATES. LLC	03/20 MGMT FEE	83.34		500.04
Bill	04/03/2020	2019-1054	WRATHELL, HUNT & ASSOCIATES. LLC	04/20 MGMT FEE	83.34		583.38
Total 513.312 · Dissemination Agent					583.38	0.00	583.38
513.314 · Property Appraiser							0.00
Bill	04/09/2020	040920	PASCO COUNTY PROPERTY APPRAISER	ANNUAL FEE	150.00		150.00
Total 513.314 · Property Appraiser					150.00	0.00	150.00
513.315 · Tax Collector							0.00
General Journal	11/13/2019	2018		Tax Collector Expense	182.89		182.89
General Journal	11/21/2019	2019		Tax Collector Expense	1,316.38		1,499.27
General Journal	11/26/2019	2022		Tax Collector Expense	1,237.76		2,737.03
General Journal	12/02/2019	2020		Tax Collector Expense	1,121.70		3,858.73
General Journal	12/19/2019	2031		Tax Collector Expense	2,059.37		5,918.10
General Journal	12/30/2019	2036		Tax Collector Expense	386.08		6,304.18
General Journal	12/30/2019	2037		Tax Collector Expense	161.27		6,465.45
General Journal	01/16/2020	2050		Tax Collector Expense	238.65		6,704.10
General Journal	02/18/2020	2602		Tax Collector Expense	280.35		6,984.45
General Journal	03/17/2020	2615		Tax Collector Expense	97.62		7,082.07
General Journal	04/13/2020	2630		Tax Collector Expense	310.10		7,392.17
Total 513.315 · Tax Collector					7,392.17	0.00	7,392.17
513.320 · Audit							0.00
Bill	01/09/2020	16815157	CARR, RIGGS & INGRAM, LLC	FY 2019 AUDIT - FIRST PAYMENT	4,500.00		4,500.00
Bill	01/29/2020	16816181	CARR, RIGGS & INGRAM, LLC	CONFIRMATION.COM FEES FOR AUDIT ...	26.00		4,526.00
Bill	02/14/2020	16826796	CARR, RIGGS & INGRAM, LLC	FY 2019 AUDIT - FINAL PAYMENT	5,259.00		9,785.00
Total 513.320 · Audit					9,785.00	0.00	9,785.00

Heritage Pines CDD
General Ledger
As of April 30, 2020

Type	Date	Num	Name	Memo	Debit	Credit	Balance
Total 513.000 · Financial & Administrative					22,116.36	0.00	22,116.36
514.000 · Legal Counsel							0.00
514.310 · Legal Fees							0.00
Bill	04/09/2020	18113	STRALEY ROBIN VERICKER	PROF SVCS THROUGH 3/15/2020	359.45		359.45
Total 514.310 · Legal Fees					359.45	0.00	359.45
Total 514.000 · Legal Counsel					359.45	0.00	359.45
519.000 · Other General Goverment							0.00
519.320 · Engineering							0.00
Bill	11/13/2019	HPC1202-17-01	STROUD ENGINEERING CONSULTANTS	10/19 ENG. FEES	259.80		259.80
Bill	01/09/2020	HPC1202-17-02	STROUD ENGINEERING CONSULTANTS	11/19 ENG. FEES	334.80		594.60
Bill	03/11/2020	HPC1202-17-03	STROUD ENGINEERING CONSULTANTS	01/01/20 - 02/29/20 ENG. FEES	334.50		929.10
Total 519.320 · Engineering					929.10	0.00	929.10
519.410 · Postage							0.00
General Journal	10/10/2019	2085		FEDEX REIMBURSMENT - CORY LAKES		4.94	-4.94
Bill	10/28/2019	6-768-27733	FEDEX	9399-4241-6	7.18		2.24
Bill	10/28/2019	6-761-23990	FEDEX	9399-4241-6	89.22		91.46
Bill	12/09/2019	120519-3	SOUTHERN HILLS PLANTATION I	REIMBURSE FEDEX #6-849-79518	15.14		106.60
Bill	12/16/2019	6-856-57616	FEDEX	6-856-57616	88.05		194.65
Bill	01/09/2020	6-862-44398	FEDEX	6-862-44398	7.53		202.18
Bill	01/09/2020	6-877-75247	FEDEX	6-877-75247	2.58		204.76
Bill	01/29/2020	012920-2	RIVER HALL CDD	REIMBURSE FEDEX #6-903-27783	2.32		207.08
Bill	02/06/2020	020520	CORY LAKES CDD	REIMBURSE FEDEX 6-909-69368	1.86		208.94
Bill	03/02/2020	6-923-72654	FEDEX	6-923-72654	80.28		289.22
Bill	03/02/2020	6-931-03162	FEDEX	6-931-03162	7.53		296.75
Bill	03/02/2020	2019-0944	WRATHELL, HUNT & ASSOCIATES. LLC	FEDEX REIMBURSMENT #6-932-21985	16.67		313.42
Bill	03/19/2020	6-953-02070	FEDEX	6-953-02070	1.84		315.26
Total 519.410 · Postage					320.20	4.94	315.26
519.411 · Telephone							0.00
Bill	10/04/2019	2019-0530	WRATHELL, HUNT & ASSOCIATES. LLC	10/19 MGMT FEE	12.50		12.50
Bill	11/06/2019	2019-0614	WRATHELL, HUNT & ASSOCIATES. LLC	11/19 MGMT FEE	12.50		25.00
Bill	12/09/2019	2019-0719	WRATHELL, HUNT & ASSOCIATES. LLC	12/19 MGMT FEE	12.50		37.50
Bill	01/09/2020	2019-0792	WRATHELL, HUNT & ASSOCIATES. LLC	01/20 MGMT FEE	12.50		50.00
Bill	02/06/2020	2019-0874	WRATHELL, HUNT & ASSOCIATES. LLC	02/20 MGMT FEE	12.50		62.50
Bill	03/02/2020	2019-0975	WRATHELL, HUNT & ASSOCIATES. LLC	03/20 MGMT FEE	12.50		75.00
Bill	04/03/2020	2019-1054	WRATHELL, HUNT & ASSOCIATES. LLC	04/20 MGMT FEE	12.50		87.50
Total 519.411 · Telephone					87.50	0.00	87.50
519.413 · Website Maintenance							0.00
Bill	02/06/2020	2020-0013	STRANGE ZONE	WEBSITE MAINTENANCE AND HOSTING ...	704.99		704.99
Total 519.413 · Website Maintenance					704.99	0.00	704.99
519.414 · ADA Website Compliance							0.00
Bill	01/16/2020	754	ADA SITE COMPLIANCE	Compliance Shield, Accessibility Policy, Tec...	199.00		199.00
Total 519.414 · ADA Website Compliance					199.00	0.00	199.00
519.440 · Rentals and Leases							0.00
Bill	10/04/2019	2019-0530	WRATHELL, HUNT & ASSOCIATES. LLC	10/19 MGMT FEE	155.00		155.00
Bill	11/06/2019	2019-0614	WRATHELL, HUNT & ASSOCIATES. LLC	11/19 MGMT FEE	155.00		310.00

Heritage Pines CDD
General Ledger
As of April 30, 2020

Type	Date	Num	Name	Memo	Debit	Credit	Balance
Bill	12/09/2019	2019-0719	WRATHELL, HUNT & ASSOCIATES. LLC	12/19 MGMT FEE	155.00		465.00
Bill	01/09/2020	2019-0792	WRATHELL, HUNT & ASSOCIATES. LLC	01/20 MGMT FEE	155.00		620.00
Bill	02/06/2020	2019-0874	WRATHELL, HUNT & ASSOCIATES. LLC	02/20 MGMT FEE	155.00		775.00
Bill	03/02/2020	2019-0975	WRATHELL, HUNT & ASSOCIATES. LLC	03/20 MGMT FEE	155.00		930.00
Bill	04/03/2020	2019-1054	WRATHELL, HUNT & ASSOCIATES. LLC	04/20 MGMT FEE	155.00		1,085.00
Total 519.440 · Rentals and Leases					1,085.00	0.00	1,085.00
519.450 · Insurance							0.00
Bill	10/04/2019	9406	EGIS INSURANCE & RISK ADVISORS	FY 2020 INSURANCE PREMIUM - 10/01/19...	7,071.00		7,071.00
Total 519.450 · Insurance					7,071.00	0.00	7,071.00
519.470 · Printing and Binding							0.00
Bill	10/04/2019	2019-0530	WRATHELL, HUNT & ASSOCIATES. LLC	10/19 MGMT FEE	85.83		85.83
Bill	11/06/2019	2019-0614	WRATHELL, HUNT & ASSOCIATES. LLC	11/19 MGMT FEE	85.83		171.66
Bill	12/09/2019	2019-0719	WRATHELL, HUNT & ASSOCIATES. LLC	12/19 MGMT FEE	85.83		257.49
Bill	01/09/2020	2019-0792	WRATHELL, HUNT & ASSOCIATES. LLC	01/20 MGMT FEE	85.83		343.32
Bill	02/06/2020	2019-0874	WRATHELL, HUNT & ASSOCIATES. LLC	02/20 MGMT FEE	85.83		429.15
Bill	03/02/2020	2019-0975	WRATHELL, HUNT & ASSOCIATES. LLC	03/20 MGMT FEE	85.83		514.98
Bill	04/03/2020	2019-1054	WRATHELL, HUNT & ASSOCIATES. LLC	04/20 MGMT FEE	85.83		600.81
Total 519.470 · Printing and Binding					600.81	0.00	600.81
519.480 · Legal Advertising							0.00
Bill	10/16/2019	0000021770-01	TAMPA BAY TIMES	NOTICE OF FY 2020 MEETINGS - 9/29/19	138.50		138.50
Total 519.480 · Legal Advertising					138.50	0.00	138.50
519.490 · Contingencies							0.00
General Journal	10/21/2019	2102		10/19 ACCOUNT ANALYSIS FEE	54.14		54.14
General Journal	11/21/2019	2040		11/19 ACCOUNT ANALYSIS FEE	53.15		107.29
General Journal	12/19/2019	2038		12/19 ACCOUNT ANALYSIS FEE	54.42		161.71
General Journal	01/22/2020	2606		01/20 ACCOUNT ANALYSIS FEE	55.06		216.77
General Journal	02/21/2020	2611		02/20 ACCOUNT ANALYSIS FEE	56.72		273.49
General Journal	03/19/2020	2628		ACCOUNT ANALYSIS FEE	56.49		329.98
General Journal	03/24/2020	2627		FRAUDULENT CHECK CASHED AND RE...	3,000.23		3,330.21
General Journal	03/24/2020	2627		FRAUDULENT CHECK CASHED AND RE...		3,000.23	329.98
General Journal	04/20/2020	2645		ACCOUNT ANALYSIS FEE	55.30		385.28
Total 519.490 · Contingencies					3,385.51	3,000.23	385.28
519.510 · Office Supplies							0.00
Bill	03/02/2020	033935279	SAFEGUARD BUSINESS SYSTEMS	LASER L1 CHECKS	150.90		150.90
Total 519.510 · Office Supplies					150.90	0.00	150.90
519.540 · Annual District Filing Fee							0.00
Bill	10/28/2019	73422	DEPARTMENT OF ECONOMIC OPPORTUNITY	FY 2019/2020 SPECIAL DISTRICT FEE	175.00		175.00
Total 519.540 · Annual District Filing Fee					175.00	0.00	175.00
Total 519.000 · Other General Goverment					14,847.51	3,005.17	11,842.34
539.000 · Field Maintenance							0.00
539.311 · Aquatic Weed Control							0.00
Bill	11/06/2019	PI-A00309416	SOLITUDE LAKE MANAGEMENT	10/19 AQUATIC WEED CONTROL	1,525.00		1,525.00
Bill	12/09/2019	PI-A00321881	SOLITUDE LAKE MANAGEMENT	SPATTERDOCK TREATMENT 11/14/19 - ...	1,195.00		2,720.00
Bill	12/09/2019	PI-A00319024	SOLITUDE LAKE MANAGEMENT	11/19 AQUATIC WEED CONTROL	1,525.00		4,245.00

Heritage Pines CDD
General Ledger
As of April 30, 2020

Type	Date	Num	Name	Memo	Debit	Credit	Balance
Bill	01/09/2020	PI-A00331080	SOLITUDE LAKE MANAGEMENT	12/19 AQUATIC WEED CONTROL	1,525.00		5,770.00
Bill	01/29/2020	PI-A00345437	SOLITUDE LAKE MANAGEMENT	01/20 AQUATIC WEED CONTROL	1,525.00		7,295.00
Bill	03/02/2020	PI-A00358620	SOLITUDE LAKE MANAGEMENT	02/20 AQUATIC WEED CONTROL	1,525.00		8,820.00
Bill	04/03/2020	PI-A00373037	SOLITUDE LAKE MANAGEMENT	03/20 AQUATIC WEED CONTROL	1,525.00		10,345.00
Total 539.311 · Aquatic Weed Control					10,345.00	0.00	10,345.00
539.340 · Retention Pond Mowing/Weed Cont							0.00
Bill	12/09/2019	49355	DOWN TO EARTH LANDSCAPE & IRRIGATION	10/19 MOWING SERVICES	4,317.60		4,317.60
Bill	12/09/2019	53142	DOWN TO EARTH LANDSCAPE & IRRIGATION	11/19 MOWING SERVICES	4,095.60		8,413.20
Bill	01/16/2020	55521	DOWN TO EARTH LANDSCAPE & IRRIGATION	12/19 MOWING SERVICES	4,267.53		12,680.73
Bill	02/14/2020	56820	DOWN TO EARTH LANDSCAPE & IRRIGATION	01/20 MOWING SERVICES	4,860.59		17,541.32
Total 539.340 · Retention Pond Mowing/Weed Cont					17,541.32	0.00	17,541.32
539.341 · Dry Retention Pond Refurbish							0.00
Bill	10/28/2019	39967	CAROLYN NELSON	MEMORIAL TREE FOR FORMER BOARD ...	95.00		95.00
Bill	01/16/2020	55517	DOWN TO EARTH LANDSCAPE & IRRIGATION	IRRIGATION AND SOD EDRA #40	9,000.00		9,095.00
Bill	03/11/2020	59797	DOWN TO EARTH LANDSCAPE & IRRIGATION	02/20 MOWING SERVICES	5,419.11		14,514.11
Total 539.341 · Dry Retention Pond Refurbish					14,514.11	0.00	14,514.11
539.430 · Street Lighting							0.00
Bill	11/13/2019	1306910 110619	WITHLACOOCHEE RIVER ELECTRIC COOPER...	1306910 11/06/19	1,461.92		1,461.92
Bill	11/13/2019	2041547 110419	WITHLACOOCHEE RIVER ELECTRIC COOPER...	2041547 11/04/19	392.66		1,854.58
Bill	12/16/2019	1306910 120519	WITHLACOOCHEE RIVER ELECTRIC COOPER...	1306910 12/05/19	1,461.92		3,316.50
Bill	12/16/2019	2041547 120319	WITHLACOOCHEE RIVER ELECTRIC COOPER...	2041547 12/03/19	392.66		3,709.16
Bill	01/16/2020	1306910 010820	WITHLACOOCHEE RIVER ELECTRIC COOPER...	1306910 01/08/2020	1,450.12		5,159.28
Bill	01/16/2020	2041547 010820	WITHLACOOCHEE RIVER ELECTRIC COOPER...	2041547 01/08/2020	391.80		5,551.08
Bill	02/07/2020	1306910 020520	WITHLACOOCHEE RIVER ELECTRIC COOPER...	1306910 02/07/2020	1,450.12		7,001.20
Bill	02/14/2020	2041547 020520	WITHLACOOCHEE RIVER ELECTRIC COOPER...	2041547 02/05/2020	391.80		7,393.00
Bill	03/11/2020	2041547 030420	WITHLACOOCHEE RIVER ELECTRIC COOPER...	2041547 03/04/2020	391.80		7,784.80
Bill	03/19/2020	1306910 030620	WITHLACOOCHEE RIVER ELECTRIC COOPER...	1306910 03/06/2020	1,450.12		9,234.92
Bill	04/09/2020	2041547 040320	WITHLACOOCHEE RIVER ELECTRIC COOPER...	2041547 04/03/2020	391.80		9,626.72
Bill	04/09/2020	1306910 040720	WITHLACOOCHEE RIVER ELECTRIC COOPER...	1306910 04/07/2020	1,442.33		11,069.05
Total 539.430 · Street Lighting					11,069.05	0.00	11,069.05
539.431 · Irrigation of Pond Banks							0.00
Bill	12/09/2019	103119	HERITAGE PINES COMMUNITY ASSOCIATION,...	10/19 RECLAIMED WATER	1,437.14		1,437.14
Bill	01/09/2020	113019	HERITAGE PINES COMMUNITY ASSOCIATION,...	11/19 RECLAIMED WATER	1,894.32		3,331.46
Bill	01/29/2020	123119	HERITAGE PINES COMMUNITY ASSOCIATION,...	12/19 RECLAIMED WATER	2,255.75		5,587.21
Bill	02/06/2020	013120	HERITAGE PINES COMMUNITY ASSOCIATION,...	01/20 RECLAIMED WATER	848.67		6,435.88
Bill	02/06/2020	012420	REGAL PINES VILLAGE INC.	% PAYMENT OF WATER IN EDRA #36 IN ...	1,180.11		7,615.99
Bill	03/02/2020	022920	HERITAGE PINES COMMUNITY ASSOCIATION,...	02/20 RECLAIMED WATER	1,140.83		8,756.82
Bill	04/03/2020	033120	HERITAGE PINES COMMUNITY ASSOCIATION,...	03/20 RECLAIMED WATER	1,261.43		10,018.25
Total 539.431 · Irrigation of Pond Banks					10,018.25	0.00	10,018.25
Total 539.000 · Field Maintenance					63,487.73	0.00	63,487.73
TOTAL					**1,394,004.50**	**1,394,004.50**	**0.00**

HERITAGE PINES
COMMUNITY DEVELOPMENT DISTRICT
BANK STATEMENTS

SUNTRUST BANK
PO BOX 305183
NASHVILLE TN 37230-5183

36/E00/0175/0/40
0615006011053
04/30/2020
0000

Account Statement

HERITAGE PINE COMMUNITY DEVELOPMENT
DISTRICT
2300 GLADES RD STE 410W
BOCA RATON FL 33431-8556

Questions? Please call
1-800-786-8787

Keep your SunTrust Accounts safer.
Use unique usernames and passwords for your online bank accounts.
It's best not to recycle the same username and password on multiple websites where you have an online profile - especially your financial accounts.
Also, try to avoid characters from your email, phone number, birthdate or other personal information.

Account Summary

Account Type	Account Number	Statement Period
PUBLIC FUNDS NOW	0615006011053	04/01/2020 - 04/30/2020

Description	Amount	Description	Amount
Beginning Balance	$475,591.84	Average Balance	$475,371.03
Deposits/Credits	$20,615.85	Average Collected Balance	$473,311.03
Checks	$15,729.34	Number of Days in Statement Period	30
Withdrawals/Debits	$1,131.80	Annual Percentage Yield Earned	.04%
Ending Balance	$479,346.55	Interest Paid Year to Date	$64.73

Overdraft Protection

Account Number	Protected By
0615006011053	Not enrolled

For more information about SunTrust's Overdraft Services, visit www.suntrust.com/overdraft.

Deposits/ Credits

Date	Amount	Serial #	Description
04/24	20,600.33		DEPOSIT
04/30	15.52		INTEREST PAID THIS STATEMENT THRU 04/30

Deposits/Credits: 2 Total Items Deposited: 1

Checks

Check Number	Amount	Date Paid	Check Number	Amount	Date Paid	Check Number	Amount	Date Paid
2634	1,699.04	04/07	2637	1,525.00	04/22	*2641	359.45	04/21
2635	9.28	04/06	2638	3,641.66	04/24	2642	5,399.35	04/27
2636	1,261.43	04/20	2639	1,834.13	04/20			

Checks: 8
* Indicates break in check number sequence. Check may have been processed electronically and listed as an Electronic/ACH transaction.

Withdrawals/ Debits

Date Paid	Amount	Serial #	Description
04/20	55.30		ACCOUNT ANALYSIS FEE
04/21	153.00		*ELECTRONIC/ACH DEBIT* ADP Tax ADP Tax07QHR 042117A01
04/21	923.50		*ELECTRONIC/ACH DEBIT* ADP WAGE PAYWAGE PAY6640612016O4QHR

Withdrawals/Debits: 3

Balance Activity History

Date	Balance	Collected Balance	Date	Balance	Collected Balance
04/01	475,591.84	475,591.84	04/21	469,296.71	469,296.71
04/06	475,582.56	475,582.56	04/22	467,771.71	467,771.71
04/07	473,883.52	473,883.52	04/24	484,730.38	464,130.38
04/20	470,732.66	470,732.66	04/27	479,331.03	479,331.03

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SUNTRUST BANK
PO BOX 305183
NASHVILLE TN 37230-5183

36/E00/0175/0/40
0615006011053
04/30/2020

SUNTRUST

Account Statement

Balance Activity History

Date	Balance	Collected Balance
04/30	479,346.55	479,346.55

The Ending Daily Balances provided do not reflect pending transactions or holds that may have been outstanding when your transactions posted that day. If your available balance wasn't sufficient when transactions posted, fees may have been assessed.

To change your address, please call 1-800-SUNTRUST (1-800-786-8787).

Complete this section to balance this statement to your transaction register.

Month _____ Year _____

Bank Balance Shown on statement	$	**Your Transaction Register Balance**	$
Add (+) Deposits not shown on this statement (if any).	$	**Add (+)** Other credits shown on this statement but not in transaction register.	$
Total (+)	$	**Add (+)** Interest paid (for use in balancing interest-bearing accounts only).	$
		Total (+)	$

Subtract (-) Checks and other items outstanding but not paid on this statement (if any).

	$		$

Subtract (-) Other debits shown on this statement but not in transaction register.

Service Fees (if any)	$

Total (-)	$	**Total (-)**	$
Balance	$	**Balance**	$

These balances should agree

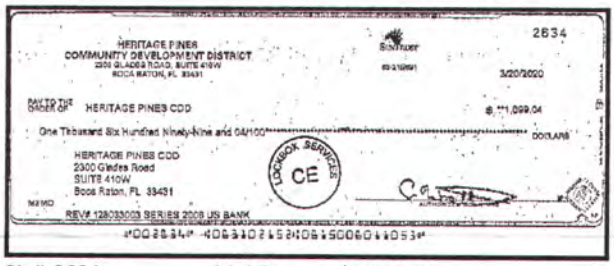
In Case Of Errors Or Questions About Your Electronic Transfers (EFT)

Telephone us at 800.447.8994, Option 1 or write us at SunTrust Bank, Attention: Fraud Assistance Center, P.O. Box 4418, Mail Code GA-MT-0413, Atlanta, GA 30302 as soon as you can, if you think your statement or receipt is wrong or if you need more information about a transfer on the statement or receipt. We must hear from you no later than 60 days after we sent you the FIRST statement on which the error or problem appeared. (1) Tell us your name and account number (if any). (2) Describe the error or the transfer you are unsure about, and explain as clearly as you can why you believe it is an error or why you need more information. (3) Tell us the dollar amount of the suspected error. We will investigate your complaint and will correct any error promptly. If we take more than 10 business days to do this, we will credit your account for the amount you think is in error so that you will have the use of the money during the time it takes us to complete our investigation.

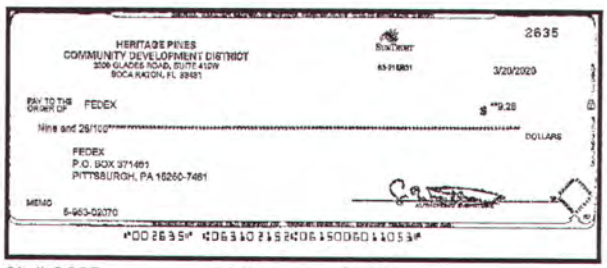
Continued on next page

SUNTRUST BANK
PO BOX 305183
NASHVILLE TN 37230-5183

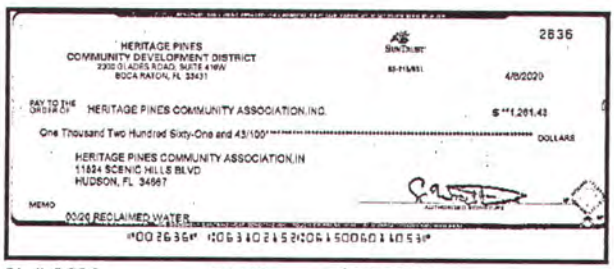
Account Statement


HERITAGE PINES COMMUNITY DEVELOPMENT DISTRICT
2300 GLADES ROAD, SUITE 410W
BOCA RATON, FL 33431
2634
3/20/2020
PAY TO THE ORDER OF HERITAGE PINES CDD
$ **1,699.04
One Thousand Six Hundred Ninety-Nine and 04/100** DOLLARS
HERITAGE PINES CDD
2300 Glades Road
SUITE 410W
Boca Raton, FL 33431
MEMO REV# 128033003 SERIES 2008 US BANK
LOCKBOX SERVICES CE

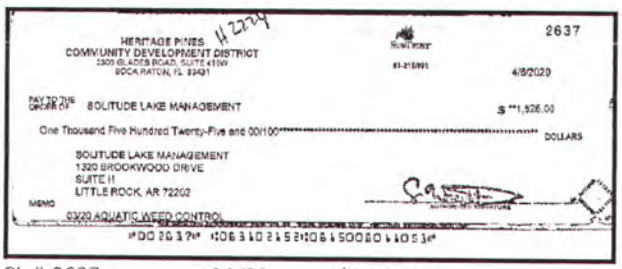
Ck # 2634 04/07 $1,699.04


HERITAGE PINES COMMUNITY DEVELOPMENT DISTRICT
2300 GLADES ROAD, SUITE 410W
BOCA RATON, FL 33431
2635
3/20/2020
PAY TO THE ORDER OF FEDEX
$ **9.28
Nine and 28/100** DOLLARS
FEDEX
P.O. BOX 371461
PITTSBURGH, PA 15250-7461
MEMO 5-963-02070

Ck # 2635 04/06 $9.28


HERITAGE PINES COMMUNITY DEVELOPMENT DISTRICT
2300 GLADES ROAD, SUITE 410W
BOCA RATON, FL 33431
2636
4/6/2020
PAY TO THE ORDER OF HERITAGE PINES COMMUNITY ASSOCIATION,INC.
$ **1,261.43
One Thousand Two Hundred Sixty-One and 43/100** DOLLARS
HERITAGE PINES COMMUNITY ASSOCIATION,IN
11824 SCENIC HILLS BLVD
HUDSON, FL 34667
MEMO 03/20 RECLAIMED WATER

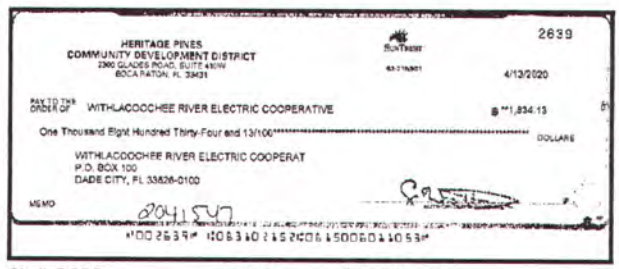
Ck # 2636 04/20 $1,261.43


HERITAGE PINES COMMUNITY DEVELOPMENT DISTRICT
2300 GLADES ROAD, SUITE 410W
BOCA RATON, FL 33431
11224
2637
4/8/2020
PAY TO THE ORDER OF SOLITUDE LAKE MANAGEMENT
$ **1,525.00
One Thousand Five Hundred Twenty-Five and 00/100** DOLLARS
SOUTUDE LAKE MANAGEMENT
1320 BROOKWOOD DRIVE
SUITE 11
LITTLE ROCK, AR 72202
MEMO 03/20 AQUATIC WEED CONTROL

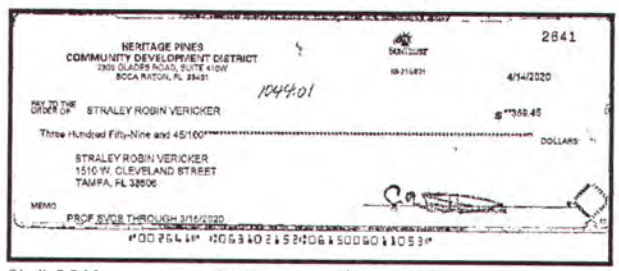
Ck # 2637 04/22 $1,525.00

HERITAGE PINES COMMUNITY DEVELOPMENT DISTRICT
2300 GLADES ROAD, SUITE 410W
BOCA RATON, FL 33431
2638
4/6/2020
PAY TO THE ORDER OF WRATHELL, HUNT & ASSOCIATES, LLC
$ **3,641.66
Three Thousand Six Hundred Forty-One and 66/100** DOLLARS
WRATHELL, HUNT & ASSOCIATES, LLC
2300 GLADES ROAD, SUITE 410W
BOCA RATON, FL 33431
MEMO 04/20 MGMT FEE

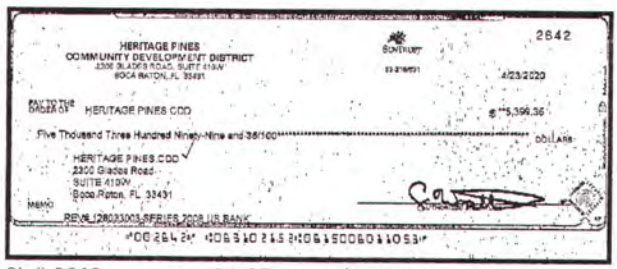
Ck # 2638 04/24 $3,641.66


HERITAGE PINES COMMUNITY DEVELOPMENT DISTRICT
2300 GLADES ROAD, SUITE 410W
BOCA RATON, FL 33431
2639
4/13/2020
PAY TO THE ORDER OF WITHLACOOCHEE RIVER ELECTRIC COOPERATIVE
$ **1,834.13
One Thousand Eight Hundred Thirty-Four and 13/100** DOLLARS
WITHLACOOCHEE RIVER ELECTRIC COOPERAT
P.O. BOX 100
DADE CITY, FL 33526-0100
MEMO 20411 SVC

Ck # 2639 04/20 $1,834.13


HERITAGE PINES COMMUNITY DEVELOPMENT DISTRICT
2300 GLADES ROAD, SUITE 410W
BOCA RATON, FL 33431
104401
2641
4/14/2020
PAY TO THE ORDER OF STRALEY ROBIN VERICKER
$ **359.45
Three Hundred Fifty-Nine and 45/100** DOLLARS
STRALEY ROBIN VERICKER
1510 W. CLEVELAND STREET
TAMPA, FL 33606
MEMO PROF SVCS THROUGH 3/16/2020

Ck # 2641 04/21 $359.45


HERITAGE PINES COMMUNITY DEVELOPMENT DISTRICT
2300 GLADES ROAD, SUITE 410W
BOCA RATON, FL 33431
2642
4/23/2020
PAY TO THE ORDER OF HERITAGE PINES CDD
$ **5,399.35
Five Thousand Three Hundred Ninety-Nine and 35/100** DOLLARS
HERITAGE PINES CDD
2300 Glades Road
SUITE 410W
Boca Raton, FL 33431
MEMO REV# 128033003 SERIES 2008 US BANK

Ck # 2642 04/27 $5,399.35

Member FDIC

HERITAGE PINES
COMMUNITY DEVELOPMENT DISTRICT
CHECK REGISTER
THROUGH
APRIL 2020

Heritage Pines CDD
Check Detail
April 2020

Type	Num	Date	Name	Account	Paid Amount	Original Amount
Check	**DD**	**04/21/2020**	**NEIL E GOULETTE**	**101.000 · Suntrust ...**		**-184.70**
				511.110 · Superviso...	-184.70	184.70
TOTAL					-184.70	184.70
Check	**DD**	**04/21/2020**	**MICHAEL V. WALSH**	**101.000 · Suntrust ...**		**-184.70**
				511.110 · Superviso...	-184.70	184.70
TOTAL					-184.70	184.70
Check	**DD**	**04/21/2020**	**KATHLEEN LONERGAN**	**101.000 · Suntrust ...**		**-184.70**
				511.110 · Superviso...	-184.70	184.70
TOTAL					-184.70	184.70
Check	**DD**	**04/21/2020**	**ARTHUR RHODES**	**101.000 · Suntrust ...**		**-184.70**
				511.110 · Superviso...	-184.70	184.70
TOTAL					-184.70	184.70
Check	**DD**	**04/21/2020**	**CAROL VAUGHAN**	**101.000 · Suntrust ...**		**-184.70**
				511.110 · Superviso...	-184.70	184.70
TOTAL					-184.70	184.70
Bill Pmt -Check	**2636**	**04/06/2020**	**HERITAGE PINES COMMUNITY ASSO...**	**101.000 · Suntrust ...**		**-1,261.43**
Bill	033120	04/03/2020		539.431 · Irrigation ...	-1,261.43	1,261.43
TOTAL					-1,261.43	1,261.43
Bill Pmt -Check	**2637**	**04/06/2020**	**SOLITUDE LAKE MANAGEMENT**	**101.000 · Suntrust ...**		**-1,525.00**
Bill	PI-A00373037	04/03/2020		539.311 · Aquatic ...	-1,525.00	1,525.00
TOTAL					-1,525.00	1,525.00
Bill Pmt -Check	**2638**	**04/06/2020**	**WRATHELL, HUNT & ASSOCIATES. LLC**	**101.000 · Suntrust ...**		**-3,641.66**

Heritage Pines CDD
Check Detail
April 2020

Type	Num	Date	Name	Account	Paid Amount	Original Amount
Bill	2019-1054	04/03/2020		512.311 · Managem...	-2,704.16	2,704.16
				513.310 · Assessm...	-600.83	600.83
				519.411 · Telephone	-12.50	12.50
				519.440 · Rentals a...	-155.00	155.00
				519.470 · Printing a...	-85.83	85.83
				513.312 · Dissemin...	-83.34	83.34
TOTAL					-3,641.66	3,641.66
Bill Pmt -Check	**2639**	**04/13/2020**	**WITHLACOOCHEE RIVER ELECTRIC ...**	**101.000 · Suntrust ...**		**-1,834.13**
Bill	2041547 040320	04/09/2020		539.430 · Street Lig...	-391.80	391.80
Bill	1306910 040720	04/09/2020		539.430 · Street Lig...	-1,442.33	1,442.33
TOTAL					-1,834.13	1,834.13
Bill Pmt -Check	**2640**	**04/14/2020**	**PASCO COUNTY PROPERTY APPRAIS...**	**101.000 · Suntrust ...**		**-150.00**
Bill	040920	04/09/2020		513.314 · Property ...	-150.00	150.00
TOTAL					-150.00	150.00
Bill Pmt -Check	**2641**	**04/14/2020**	**STRALEY ROBIN VERICKER**	**101.000 · Suntrust ...**		**-359.45**
Bill	18113	04/09/2020		514.310 · Legal Fees	-359.45	359.45
TOTAL					-359.45	359.45
Check	**2642**	**04/23/2020**	**HERITAGE PINES CDD**	**101.000 · Suntrust ...**		**-5,399.35**
				207.201 · Due to D...	-5,399.35	5,399.35
TOTAL					-5,399.35	5,399.35

HERITAGE PINES
COMMUNITY DEVELOPMENT DISTRICT
INVOICES

HERITAGE PINES
Country Club Community

Statement

11524 Scenic Hills Blvd.
Hudson, FL 34667
(727) 861-7784

Heritage Pines CDD
Wrathell, Hart & Hunt
2300 Glades Rd. Ste 410W
Boca Raton FL 33431

539.431
001

HPCCDD	Mar 31/20
MEMBER	DATE

AMOUNT PAID $ 1,261.43

>---- *PLEASE DETACH AND RETURN TOP PORTION WITH PAYMENT* ---

DATE	REF NO	DESCRIPTION	AMOUNT	SVC/GRAT	TAX	TOTAL
		Balance Forward				1,140.8
Mar 7/20	170632	Personal- Check- On Account				-1,140.8
Mar 27/20		CLUB	1,261.43	0.00	0.00	1,261.4
			1,261.43	0.00	0.00	1,261.4

CREDIT BOOK	CURRENT BAL.	30 DAYS BAL.	60 DAYS BAL.	90 DAYS BAL.	AMOUNT DUE
0.00	1,261.43	0.00	0.00	0.00	1,261.4

HERITAGE PINES COMMUNITY ASSN

Please retain copies of all club charges throughout the month.
Copies of original signed receipts must be requested within 60 days.
DO NOT COMBINE Club Charges with HOA/Village Fees. (HOA Fees $195 per month)

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

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

1 1
10-2

HERITAGE PINES COMMUNITY ASSOCIATION
Service Address: **18801 GRAND CLUB DR**
Bill Number: 13208763
Billing Date: 3/20/2020
Billing Period: 2/10/2020 to 3/10/2020

March

Account #	Customer #
0010470	01016692

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

001047001016692

New Water & Sewer rates, charges, and fees went into effect Jan. 1, 2020.
Please visit bit.ly/pcurates for additional details.

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	13349042	2/10/2020	337806	3/10/2020	355473	29	17667

Usage History

	Reclaimed
March 2020	17667
February 2020	15978
January 2020	11886
December 2019	31593
October 2019	26531
September 2019	20738
August 2019	16283
July 2019	12425
June 2019	16925
May 2019	35495
April 2019	30215
March 2019	23153

Transactions

Previous Bill		5,432.52
Payment 3/2/2020		-5,432.52
Balance Forward		0.00
Current Transactions		
Reclaimed		
Reclaimed	17,667 Thousand Gals X $0.34	6,006.78
Total Current Transactions		6,006.78
TOTAL BALANCE DUE		**$6,006.78**

8120-70-4745.35
GL# 8120-80-1261.43-21%
CDD
Price Approved$ 6006.78
Dept Mgr Approval_____
Date_____
GM Approval_____
Date_____
CR Approval_____
Date_____

On 12/10/2019, the Pasco County BOCC approved a 2% increase to the existing water and wastewater rates to assist with the purchase of the Aqua Utility System. The increase went into effect on 1/1/2020. For more information: bit.ly/pcurates.

Please return this portion with payment

TO PAY ONLINE, VISIT pascoeasypay.pascocountyfl.net

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

Account #	0010470
Customer #	01016692
Balance Forward	0.00
Current Transactions	6,006.78
Total Balance Due	**$6,006.78**
Due Date	**4/6/2020**

10% late fee will be applied if paid after due

Round Up Donation to Charity	.
Amount Enclosed	6006.7

☐ Check this box to participate in Round

HERITAGE PINES COMMUNITY ASSOCIATION
11524 SCENIC HILLS BOULEVARD
HUDSON FL 346675601

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

SOLITUDE
LAKE MANAGEMENT

Voice: (888) 480-LAKE • Fax: (888) 358-0088

INVOICE

Invoice Number: PI-A00373037
Invoice Date: 03/01/20

PROPERTY: Heritage Pines CDD

SOLD TO: Heritage Pines CDD
9220 Bonita Beach Road, Suite 214
Bonita Springs, FL 34135

RECEIVED
MAR 29 2020
By

Customer ID	Customer PO	Payment Terms
HI2224		Net 45

Sales Rep ID	Shipping Method	Ship Date	Due Date
Bill Kurth			04/15/20

Qty	Item Description	Unit Price	Extension
1	Lake & Pond Management Services SVR05927 03/01/20 - 03/31/20 Lake & Pond Management Services	1,525.00	1,525.00

539.311
001

OE
CA

	1,525.00
Subtotal	0.00
Sales Tax	1,525.00
Total Invoice	0.00
Payment Received	
TOTAL	**1,525.00**

PLEASE REMIT PAYMENT TO:

SOLitude Lake Management, LLC
1320 Brookwood Drive, Suite H
Little Rock, AR 72202

Wrathell, Hunt & Associates, LLC
2300 Glades Rd.
Suite 410W
Boca Raton, FL 33431

Invoice

Date	Invoice #
4/1/2020	2019-1054

Bill To:

Heritage Pines CDD
2300 Glades Rd.
Suite 410W
Boca Raton, FL 33431

Description		Amount
Management	512.311	2,704.16
Assessment Services	513.310	600.83
Telephone	519.411	12.50
Rentals & Leases	519.440	155.00
Printing & Binding	519.470	85.83
Dissemination Agent	513.312	83.34
	001	

Building client relationships one step at a time ...

Total $3,641.66

WITHLACOOCHEE RIVER ELECTRIC COOPERATIVE, INC.

Your Touchstone Energy® Cooperative

P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **2041547** Cycle 02
Meter Number
Customer Number 10183439
Customer Name HERITAGE PINES COM DEV

Bill Date **04/03/2020**
Amount Due **391.80**
Current Charges Due **04/23/2020**

District Office Serving You
Bayonet Point

See Reverse Side For More Information

Service Address PUBLIC LIGHTING
Service Classification Public Lighting

ELECTRIC SERVICE

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

Comparative Usage Information

Period	Days	Average kWh Per Day

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

Previous Balance		391.80
Payment	539.430	391.80CR
Balance Forward	001	0.00

Light Energy Charge	5.17
Light Support Charge	9.17
Light Maintenance Charge	120.63
Light Fixture Charge	148.78
Light Fuel Adj 471 KWH @ 0.03350	15.78
Poles(QTY 25)	91.50
FL Gross Receipts Tax	0.77

Total Current Charges	391.80
Total Due Please Pay	391.80

1 0 1 8 3 4 3 9

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

***** ATTENTION *****

The 2019 Capital Credits assigned amount for this account is $437.25. These credits are not refundable at this time nor can they be applied toward the balance owed.

Capital Credits will be refunded as approved by the Cooperative's Board of Trustees and in compliance of our mortgage agreement with the United States Government.

Lights/Poles	Type/Qty	Type/Qty	Type/Qty	Type/Qty
	205 4	210 21	910 4	935 21

WITHLACOOCHEE RIVER ELECTRIC COOPERATIVE, INC.

Your Touchstone Energy® Cooperative

P.O. Box 278 • Dade City, Florida 33526-0278

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

See Reverse Side For Mailing Instructions

Bill Date: 04/03/2020

Use above space for address change ONLY.

District: BP02

2041547 **BP02**
HERITAGE PINES COM DEV
2300 GLADES RD STE 410W
BOCA RATON FL 33431-8556

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

Current Charges Due Date	**04/23/2020**
TOTAL CHARGES DUE	**391.80**
Total Charges Due After Due Date	**391.80**

0002041547000039180000039180006

WITHLACOOCHEE RIVER ELECTRIC COOPERATIVE, INC.

Your Touchstone Energy® Cooperative

P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **1306910** Cycle 04
Meter Number
Customer Number 10183439
Customer Name HERITAGE PINES COM DEV

Bill Date **04/07/2020**
Amount Due **1,442.33**
Current Charges Due **04/27/2020**

District Office Serving You
Bayonet Point

See Reverse Side For More Information

Service Address PUBLIC LIGHTING
Service Classification Public Lighting

ELECTRIC SERVICE

From Date	From Reading	To Date	To Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
539.430	001						

Comparative Usage Information

Period	Days	Average kWh Per Day

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

Previous Balance	1,450.12
Payment	1,450.12CR
Balance Forward	0.00

Light Energy Charge	183.40
Light Support Charge	126.86
Light Maintenance Charge	180.97
Light Fixture Charge	215.32
Light Fuel Adj 6,252 KWH @ 0.03350	209.44
Poles(QTY 103)	513.00
FL Gross Receipts Tax	13.34
Total Current Charges	1,442.33
Total Due Please Pay	1,442.33

1 0 1 8 3 4 3 9

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

***** ATTENTION *****

The 2019 Capital Credits assigned amount for this account is $1,721.19. These credits are not refundable at this time nor can they be applied toward the balance owed.

Capital Credits will be refunded as approved by the Cooperative's Board of Trustees and in compliance of our mortgage agreement with the United States Government.

Lights/Poles	Type/Qty	Type/Qty	Type/Qty	Type/Qty
	105 92	150 4	205 2	305 9
	350 2	360 3	455 2	910 94
	960 9			

WITHLACOOCHEE RIVER ELECTRIC COOPERATIVE, INC.

Your Touchstone Energy® Cooperative

P.O. Box 278 • Dade City, Florida 33526-0278

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

See Reverse Side For Mailing Instructions

Bill Date: 04/07/2020

Use above space for address change ONLY.

District: BP04

1306910 **BP04**
HERITAGE PINES COM DEV
2300 GLADES RD STE 410W
BOCA RATON FL 33431-8556

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

Current Charges Due Date	**04/27/2020**
TOTAL CHARGES DUE	**1,442.33**
Total Charges Due After Due Date	**1,442.33**

0001306910000014423300014423304

GARY JOINER
PROPERTY
APPRAISER
PASCO COUNTY, FLORIDA

April 1, 2020

Mr. Michal Szymonowicz
Director of Financial Services
Wrathell, Hunt & Associates, LLC
2300 Glades Road, Suite 410W
Boca Raton, FL 33431

Dear Mr. Szymonowicz:

Listed below is the Non-Ad Valorem Calendar for Heritage Pines CDD

Non-Ad Valorem Calendar

- Annual Fees Due ($150 each district)* — June 1, 2020
- Preliminary Certification and Certificate deadline date — July 16, 2020
- Final Certification and Certificate deadline date — September 16, 2020

Please note: All CDD payments must be postmarked by **June 1st** in order to have the CDD information included on the TRIM Notice. Payments postmarked after June 1st will be returned and the CDD will **NOT** be included on the notice. Please send all payments to PO Box 401, Dade City, FL 33526-0401.

***Note: This notification will serve as your invoice for payment.**

Please provide our office with the Public Hearing Information, i.e., date, time, location (complete street address) and telephone number, which will be printed on the TRIM Notice. Enclosed for your use are the "Certificate to Non-Ad Valorem Assessment Roll" forms, DR-408A PRELIMINARY & DR-408A FINAL.

If you have any questions, please contact Wade Barber at extension 4488 or you may reach him at wbarber@pascopa.com.

Best Wishes,

Gary Joiner
Pasco County Property Appraiser
8731 Citizens Drive, Suite 130
New Port Richey, FL. 34654-5572
"Commitment to Excellence"

GJ/ts
Encl

FOR YOUR CONVENIENCE:

WEST PASCO GOVERNMENT CENTER
NEW PORT RICHEY
TELEPHONE: 727-847-8151
FAX: 727-847-8013

EAST PASCO GOVERNMENT CENTER
Reply to: 14236 6TH STREET, SUITE 101
DADE CITY, FLORIDA 33523
TELEPHONE: 352-521-4433
FAX: 352-521-4411

CENTRAL PASCO PROFESSIONAL CENTER
LAND O' LAKES
TELEPHONE: 813-929-2780
FAX: 813-929-2784

Straley Robin Vericker

1510 W. Cleveland Street
Tampa, FL 33606
Telephone (813) 223-9400 * Facsimile (813) 223-5043
Federal Tax Id. - 20-1778458

Heritage Pines Community Development District
c/o Wrathell Hunt & Associates
9220 Bonita Beach Rd., Suite 214
Bonita Springs, FL 34135

514.310
001

March 23, 2020
Client: 001044
Matter: 000001
Invoice #: 18113

Page: 1

RE: CDD - General Matters

For Professional Services Rendered Through March 15, 2020

SERVICES

Date	Person	Description of Services	Hours	
2/21/2020	JMV	REVIEW CDD AUDIT NOTICE; PREPARE DISTRICT COUNSEL RESPONSE.	0.8	
2/21/2020	KMS	REVIEW AUDIT REQUEST LETTER FROM CARR RIGGS AND INGRAM; REVIEW RESPONSE LETTER.	0.2	
2/21/2020	LB	REVIEW AUDIT REQUEST LETTER FOR FISCAL YEAR ENDED SEPTEMBER 30, 2019; PREPARE DRAFT AUDIT RESPONSE LETTER RE SAME.	0.5	
		Total Professional Services	1.5	$359.00

PERSON RECAP

Person		Hours	Amount
JMV	John M. Vericker	0.8	$244.00
KMS	Kristen M. Schalter	0.2	$40.00
LB	Lynn Butler	0.5	$75.00

DISBURSEMENTS

Date	Description of Disbursements	Amount
3/15/2020	Photocopies (3 @ $0.15)	$0.45
	Total Disbursements	$0.45

Total Services	$359.00	
Total Disbursements	$0.45	
Total Current Charges		$359.45
PAY THIS AMOUNT		**$359.45**

Please Include Invoice Number on all Correspondence

HERITAGE PINES
COMMUNITY DEVELOPMENT DISTRICT

9

DRAFT

MINUTES OF MEETING
HERITAGE PINES
COMMUNITY DEVELOPMENT DISTRICT

The Board of Supervisors of the Heritage Pines Community Development District held a Telephonic Public Meeting on April 14, 2020 at 2:00 p.m.

Present at the meeting, via telephone, were:

Kathleen Lonergan	Chair
Neil Goulette	Vice Chair
Michael Walsh	Assistant Secretary
Arthur Rhodes	Assistant Secretary
Carol Vaughan	Assistant Secretary

Also present, via telephone, were:

Chuck Adams	District Manager
Kurt Heath	District Engineer
Herb Hurley	HPCA General Manager
Steven Riggs	Carr, Riggs & Ingram LLC
Tim Gatz	Superintendent Down to Earth Landscaping (DTE)
Vincent Daviero	Resident

FIRST ORDER OF BUSINESS **Call to Order/Roll Call**

Mr. Adams called the meeting to order at 2:05 p.m. Supervisors Lonergan, Goulette, Walsh and Rhodes were attending via telephone. Supervisor Vaughan was not present at roll call. Due to the COVID-19 pandemic, this meeting was being held telephonically, as permitted under the Florida Governor's Executive Order 20-69, which allows local governmental public meetings to occur via telephone**.** The meeting was advertised to be telephonic and the meeting agenda was posted on the District's website.

SECOND ORDER OF BUSINESS **Public Comments: Agenda Items [3 minutes per person]**

There being no public comments, the next item followed.

THIRD ORDER OF BUSINESS **Presentation of Audited Financial Statements for Fiscal Year Ended September 30, 2019 Prepared by Carr, Riggs & Ingram LLC**

Ms. Vaughan joined the meeting, via telephone.

Mr. Riggs reviewed the Audited Financial Statements for Fiscal Year Ended September 30, 2019 and noted the pertinent information found on each page. He concluded that there were no findings or issues; it was a clean opinion.

Mr. Riggs responded to questions as follows:

- The auditor obtained information from Accounting Staff at Management's office, where 90% of the work was completed.
- Regarding auditor responsibilities related to documented internal controls, auditors are required to follow up on any internal control issues discovered during an audit and identify whether any such issues should be brought before the Board.

Mr. Adams confirmed that Management has formalized and written internal controls. Mr. Rhodes noted that the verbiage in the Report was identical to that of the previous year, which he felt was unusual. Mr. Riggs stated that, although the structure of the Reports are similar from year to year, auditors recast all entries and perform new tests every year. Mr. Rhodes commented that the Report did not contain any recommendations that would help the CDD to improve. Mr. Riggs stated, generally, Wrathell, Hunt and Associates (WHA) is very good at managing CDDs and Mr. Pinder is an experienced Controller; therefore, there are rarely any issues but, if there were issues, they would be pointed out.

FOURTH ORDER OF BUSINESS **Consideration of Resolution 2020-03, Hereby Accepting the Audited Financial Statements for Fiscal Year Ended September 30, 2019**

Mr. Adams presented Resolution 2020-03.

On MOTION by Mr. Walsh and seconded by Ms. Lonergan, with all in favor, Resolution 2020-03, Hereby Accepting the Audited Financial Statements for Fiscal Year Ended September 30, 2019, was adopted.

FIFTH ORDER OF BUSINESS Discussion/Consideration: Mulch Pricing

Mr. Gatz, of DTE, reported the following:

- DTE prepared a $15, 500 proposal to address the native grass beds in seven retention areas; EWRA 24B, EWRA 20B, EDRA 44A (2 beds), EDRA 7 and EDRA 40(2 beds).
- DTE would supply mulch for the beds and install a pre-emergent to limit weed growth. The mulch would be blown in and trucks would enter the golf course.
- DTE would be closed for three months, commencing May 4th. The mulching project would occur afterward; however, the weeds would be sprayed and a pre-emergent would be applied over the next few weeks.

Mr. Gatz responded to questions regarding time frame, type of mulch and the pre-emergent applications. Mr. Goulette preferred the use of hoses to apply the mulch instead of having it blown in from trucks. Mr. Gatz stated that would be arranged. Ms. Lonergan asked if the project would be performed annually or just once. Mr. Gatz stated it was the CDD's decision. The proposal would be emailed to Management.

On MOTION by Mr. Walsh and seconded by Ms. Vaughan, with all in favor, the Down to Earth proposal for cypress mulch application in seven grass beds on the golf course, including pre-emergent spraying to limit weed growth, in the amount of $15,500, was approved.

SIXTH ORDER OF BUSINESS Update: Drainage Remediation Project

Mr. Heath gave the following update:

- The berm in EDRA 51 was removed, sodded and restored back to the permitted version.
- Drainage piping near Scenic Hills Boulevard was checked to ensure that the pipes that convey the water through that area were not clogged; the piping does appear to be open.

- The central lake area, where the majority of the stormwater on the property is housed, was well above the design elevation and flooding the other retention areas. The CDD must decide how to proceed.

Mr. Vincent Daviero, a resident, asked for the recommendations to alleviate the flooding in Webster Grove, which is a particularly difficult area to drain. Mr. Heath stated that Webster Grove has the lowest inlets in the community; he would enlist the help of an engineer that handles stormwater design, as the stormwater system is not functioning the way it was originally designed and permitted. As far as options, the performance of the system would be evaluated, remodeled and calibrated to determine how best to improve it. Other options included checking on permitting with the Southwest Florida Water Management District (SWFWMD), installing a pump station at the southeast portion of the property and transferring water from one spot to the next to avoid flooding. Mr. Daviero asked if the flooding was caused by improper design or if it was related to construction, at the time that the CDD was developed. Mr. Heath stated the elevations of the drain and retention areas were designed based along the modeling and structures were built according to the permits; however, it was possible that some of the assumptions placed into the models are no longer valid. Mr. Goulette stated that he closely monitored the operation and felt that now the berm has been removed, most of the flooding issues would be solved. Mr. Heath stated removing the berm was definitely helping but, if the upcoming rainy season is intense, the District would have an inundated condition.

Ms. Lonergan asked if the resident's invisible fence issue was addressed. Mr. Heath stated, while the dirt removal work was being performed, an invisible fence below grade was cut and the homeowner wanted the CDD to pay for the repair and removal of a nearby tree. The homeowner would be informed that the CDD is not responsible for the repairs since the fence is outside of her property and part of the drainage maintenance easement. Discussion ensued regarding the homeowner, tree removal, raising the grade of the retention areas and costs. In response to Mr. Daviero's question, Mr. Heath stated that he did not foresee any homes being in danger of flooding. Mr. Lonergan asked for an update on the golf course renovations involving Holes 3 and 16. Mr. Heath stated Board Members previously inquired

about raising the inlets and building certain areas to keep the fairways dry and, although it was doable, he must still verify that the inlets could be raised. Discussion ensued.

SEVENTH ORDER OF BUSINESS **Consideration of Resolution 2020-04, Implementing Section 190.006(3), Florida Statutes, and Requesting that the Pasco County Supervisor of Elections Begin Conducting the District's General Elections; Providing for Compensation; Setting for the Terms of Office; Authorizing Notice of the Qualifying Period; and Providing for Severability and an Effective Date**

Mr. Adams presented Resolution 2020-04 and listed the disclosures. Mr. Goulette asked if an e-blast could be sent to alert residents of the upcoming election. Mr. Hurley stated an e-blast was already sent. Mr. Rhodes asked about the proportional cost of the election and if the CDD would be charged. Mr. Adams stated the proportional cost is a statutorily required disclosure but the CDD would not be billed.

On MOTION by Ms. Lonergan and seconded by Mr. Walsh, with all in favor, Resolution 2020-04, Implementing Section 190.006(3), Florida Statutes, and Requesting that the Pasco County Supervisor of Elections Begin Conducting the District's General Elections; Providing for Compensation; Setting for the Terms of Office; Authorizing Notice of the Qualifying Period; and Providing for Severability and an Effective Date, was adopted.

EIGHTH ORDER OF BUSINESS **Consideration of Resolution 2020-05, Adopting an Internal Controls Policy Consistent with Section 218.33, Florida Statutes; Providing an Effective Date**

Mr. Adams presented Resolution 2020-05. Each year, the auditor reviews the internal controls and makes a disclosure. Ms. Lonergan asked if this was the first time the CDD was required to adopt this type of resolution. Mr. Adams stated it was due to a new legislative requirement for CDDs to formally adopt an internal controls policy to be placed into the record by resolution. Mr. Rhodes asked about a monthly electronic data backup and if Management

had written internal procedures. Mr. Adams would email a copy of Management's written procedures to Mr. Rhodes.

On MOTION by Ms. Lonergan and seconded by Mr. Walsh, with all in favor, Resolution 2020-05, Adopting an Internal Controls Policy Consistent with Section 218.33, Florida Statutes; Providing an Effective Date, was adopted.

NINTH ORDER OF BUSINESS **Acceptance of Unaudited Financial Statements as of February 29, 2020**

Mr. Adams presented the Unaudited Financial Statements as of February 29, 2020. Mr. Goulette pointed out that there was no invoice of the $9,000 for DTE for December. Mr. Adams would forward the invoice and ensured that the general ledger is corrected to include four entries that were coded under "Dry Retention Pond Refurbishment and Planting", instead of under "Mowing and weed control". Discussion ensued regarding the general ledger, billing and accounts payable process. The financials were accepted.

TENTH ORDER OF BUSINESS **Approval of February 11, 2020 Regular Meeting Minutes**

Mr. Adams presented the February 11, 2020 Regular Meeting Minutes. The following changes were made:

Line 19 and throughout: Change "Cathleen Westphal" to "Kathleen and Westfall"

Line 21 and throughout: Change "Collingsly" to "Collins-Lay"

Mr. Goulette stated that Lines 40 and 41 were not done and asked that $8,413 be separated out for October and November billing. Mr. Adams stated the bill was paid in one month because of when Accounting received the October payment and it could not be changed.

On MOTION by Ms. Lonergan and seconded by Ms. Vaughan, with all in favor, the February 11, 2020 Regular Meeting Minutes, as amended, were approved.

- **To Do List of Action Items**

Item 1: Ongoing. Mr. Gatz discussed his plan to install a 12"x 12" drain basin along the edge of the fence of the property and run a 4" drain line to resolve the downspout issue. Per Ms. Lonergan, Mr. Gatz would forward a proposal outlining the drainage storage project. Mr. Heath asked that Mr. Gatz refrain from commencing the work until he checks the permit requirements from the SWFWMD. Ms. Vaughan asked to be updated on this item.

Items 5, 8, 10, 11 and 14 (duplicate of 10) were completed.

Item 6: Would be performed when the golf course closes in May.

ELEVENTH ORDER OF BUSINESS **Assignment of Duties/Board Member Reports**

A. Golf Course Surrounding Areas: *Supervisor Goulette* (West), *Supervisor Walsh* (East)

Mr. Goulette reported the following:

- Met with Mr. Gatz yesterday regarding the 4000 mower which cost the District $70,000 and discussed how it is being utilized.
- The policy stated that the mower is not designed to mow certain areas but, on several occasions, it was noted that crews were mowing those areas and causing damage to the mower. The crews were not weed-eating around the structures.
- The mechanic would check the mower this week.

Mr. Gatz stated it was not DTE's intention to treat the CDD's equipment poorly. He would address the issue with the crews and create a schedule for the crews to use the weed-eater in the EDRAs, instead of the mower. Mr. Goulette voiced his preference that crews use the weed-eater and the mower. Mr. Gatz would devise a schedule for EDRA maintenance that includes both weed-eating and mowing.

Mr. Walsh reported the following:

- The grass in EDRAs 51 and 23 was very high and there was overgrown ficus; those areas should be maintained with a bush hog so as not to overburden the mower. Mr. Gatz would look into renting a bush hog for that area.
- Cart signs in the lower fairway area should be removed.

Mr. Gatz would have the cart signs removed from the lower fairway.

- Mulching in EDRA 30 would be kept as is and not be reduced.

Mr. Walsh stated a resident at 10928 Trulane Way sent a letter to the Board complaining that her neighbors were using the area behind her home, NDRA 12 A, as a dog park. The area is designated as an NDRA, a natural dry retention area, and the rules prohibit dog-walking in that area. Mr. Walsh asked if the area is a retention area. Mr. Heath referenced a map and stated the area is common grounds as far as the platting. Discussion ensued. Mr. Heath would access the CDD's historical documents. He asked for a copy of the resident's letter.

B. Finance Matters and Negotiations: *Supervisor Rhodes*

Mr. Rhodes expressed his opinion that the nearly $10,000 fee for the recent audit that was 28 pages long with no new verbiage and no recommendations for improvement was concerning. In his opinion, it signified professional laziness. He asked about changing auditors. Mr. Adams stated the Board could consider changing auditors but he doubted the content would change since the District had just two funds and there is not much activity in either of them. Mr. Rhodes stated the issue could remain unchanged for now but would be revisited.

C. Mosquito Control, Front Property and Paleo Park: *Supervisor Vaughan*

Ms. Vaughan stated that there was no report of mosquitoes but there were termites on Hole #4. Mr. Gatz would check for termites and give an update at the next meeting.

TWELFTH ORDER OF BUSINESS Staff Reports

A. District Counsel: *Straley Robin Vericker, P.A.*

There being no report, the next item followed.

B. District Engineer: *Stroud Engineering Consultants*

Mr. Heath would forward emails to Mr. Goulette and Ms. Vaughan next week.

C. District Manager: *Wrathell, Hunt and Associates, LLC*

Mr. Adams reported the following:

- The invoice package that contains the $9,000 and the December invoice from DTE, amongst others, would be transmitted to Mr. Goulette and the other Board Members.

- The three resolutions from today would be emailed to Ms. Lonergan for her to execute and return to him electronically.
  - **NEXT MEETING DATE: June 9, 2020 at 2:00 P.M.**
    - **QUORUM CHECK**

All supervisors confirmed their attendance at the next meeting.

Discussion ensued regarding telephonic meetings, the Governor's Executive Order and the quorum requirements.

THIRTEENTH ORDER OF BUSINESS **Audience Comments: Non-Agenda Items [3 minutes per person]**

Mr. Daviero reported a cracked structure in the front of EDRA 37A. Mr. Goulette and Mr. Walsh inspect it.

FOURTEENTH ORDER OF BUSINESS **Supervisors' Requests**

There being no Supervisor's Requests, the next item followed.

FIFTEENTH ORDER OF BUSINESS **Adjournment**

There being nothing further to discuss, the meeting adjourned.

On MOTION by Mr. Walsh and seconded by Mr. Goulette, with all in favor, the meeting adjourned at 4:08 p.m.

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292 _____ _____
293 Secretary/Assistant Secretary Chair/Vice Chair

HERITAGE PINES CDD
TO DO ACTION ITEMS LIST
(Oldest to Newest)

#	DATE ADDED TO LIST	DESCRIPTION	STATUS	DATE MOVED TO COMPLETED
1	12.03.19	Ms. Vaughan and Mr. Gatz to confer with resident who installed downspouts aimed at Paleo Park to reach consensus on how to resolve the matter. 04.14.20 Mr. Gatz to construct concrete structure to take the 12"x12" drain line to #15A and add rocks to alleviate the problem.	ONGOING	
2	12.03.19	Per Mr. Rhodes, going forward, Mr. Adams to send copies of engagement letters and other CDD communications to all Supervisors.	ONGOING	
3	02.11.20	Revisit potential meeting times when approving the Fiscal Year 2021 Annual Schedule.	ONGOING	
4	02.11.20	Update Unaudited Financial Statements to move the $8,413 amount from the "Dry retention pond refurbishment/planting" line item to "Retention pond mowing/weed control.	ONGOING	
5	02.11.20	Hole #5 to be inspected to determine if drains can be installed.	ONGOING	
6	02.11.20	Golf Course: Several areas should be inspected before the rainy season commences.	ONGOING	
7	02.11.20	If mulch was in the landscape contract, Mr. Gatz to obtain pricing and present it the next meeting.	ONGOING	
8	02.11.20	Mr. Adams to advise the District Engineer that the Board would consider hiring another District Engineer, if he can no longer to attend meetings.	ONGOING	
9	02.11.20	Mr. Goulette to visit Mr. Velasquez's village to determine if additional streetlights are needed.	ONGOING	
10	02.11.20	A light pole at the end of Scenic Hills Boulevard with a tiny lantern to be inspected and the power company to be asked for it to be changed.	ONGOING	
11	04.14.20	Mr. Heath to inspect Hole #3 and Hole #16 on the golf course and verify if the inlets could be raised to keep the fairway dry.	ONGOING	
	04.14.20	Mr. Gatz to email Mr. Adams a copy of the mulching proposal for $15,500.	ONGOING	
13	04.14.20	Mr. Adams to email a copy of the Management's written procedures to Mr. Rhodes.	ONGOING	
14	04.14.20	Mr. Gatz to devise a schedule for EDRA maintenance that consists of both weed-eating and mowing.	ONGOING	

#	DATE ADDED TO LIST	DESCRIPTION	STATUS	DATE MOVED TO COMPLETED
15	04.14.20	Mr. Gatz to look into renting a bush hog to maintain the retention areas that cannot be mowed easily.	ONGOING	
16	04.14.20	Mr. Gatz to have the cart signs removed from the lower fairway.	ONGOING	
17	04.14.20	Mr. Gatz would check for termites in Hole #4 and update the Board at the next meeting.	ONGOING	

COMPLETED
TO DO LIST ACTION ITEMS
(To remain on Completed List for one year from date moved to Completed.)

#	DATE ADDED TO LIST	DESCRIPTION	STATUS	DATE MOVED TO COMPLETED
1	10.08.19	Mr. Adams to coordinate SOLitude spaying the pond behind Mr. Wallner's residence.	COMPLETED	02.11.20
2	10.08.19	Mr. Adams to have the Federal Express charge coded incorrectly to the District corrected.	COMPLETED	02.11.20
3	10.08.19	Mr. Gatz to revise descriptions in Down to Earth invoices to clarify the maintenance tasks performed.	COMPLETED	02.11.20
4	10.08.19	Mr. Adams to confirm reason the Trustee fee exceeded budget and that the increase was standard for those professional services.	COMPLETED	02.11.20
5	10.08.19	Mr. Adams to confirm that all SunTrust checks to Withlacoochee River Electric Cooperative, Inc. cleared.	COMPLETED	02.11.20
6	10.08.19	Mr. Adams to send a copy of the Auditor engagement letter for Fiscal Year 2020 to the Board Member who requested it.	COMPLETED	02.11.20
7	10.08.19	Mr. Gatz to obtain proposals to reduce the size of the EDRA #40 sand bottom.	COMPLETED	02.11.20
8	10.08.19	Mr. Heath to review the Village's original design and modeling plans for inconsistencies and coordinate with a contractor to survey water elevations and inspect for obstructions.	COMPLETED	02.11.20
9	10.08.19	Mr. Gatz to inspect and facilitate repairs at EDRA #15A, EDRA #33, EDRA #38, EDRA #36 and ensure that the irrigation is corrected in the area between Holes #3 and #4.	COMPLETED	02.11.20
10	10.08.19	Per Ms. Vaughan, Mr. Gatz to ensure that the north pond at Paleo Park would be mulched and inspect a palm tree for dead fronds on the left hand side at Paleo Park.	COMPLETED	02.11.20
11	02.11.20	Mr. Gatz to look into forms not yet pulled for Hole #2, where a drain was repaired a few months ago.	COMPLETED	04.14.20
12	02.11.20	Regarding EDRA #33: As long as water levels remained unchanged, the area would be mowed and maintained; it was on Gary's to do list.	COMPLETED	04.14.20
13	02.11.20	Mr. Gatz to monitor Hole #14/EDRA#39, where the grass was overgrown and the vegetation was taking over a resident's lawn and have it mowed as much as possible, if it was dry.	COMPLETED	04.14.20

HERITAGE PINES
COMMUNITY DEVELOPMENT DISTRICT

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Brian E. Corley
Supervisor of Elections
PO BOX 300, Dade City FL 33526-0300

1-800-851-8754
www.pascovotes.com

April 16, 2020

Daphne Gillyard, Dir. of Admin. Services
Wrathell, Hunt and Associates, LLC
2300 Glades Road Suite 410W
Boca Raton FL 33431

Dear Ms. Gillyard:

Pursuant to Florida Statute, the following voter registration statistics are provided for their respective community development districts as of April 15, 2020.

- Heritage Pines Community Development District 2,022

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

Sincerely,

Tiffannie A. Alligood
Chief Administrative Officer

HERITAGE PINES
COMMUNITY DEVELOPMENT DISTRICT

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HERITAGE PINES COMMUNITY DEVELOPMENT DISTRICT

BOARD OF SUPERVISORS FISCAL YEAR 2019/2020 MEETING SCHEDULE

LOCATION

Heritage Pines Country Club Meeting Room, 11524 Scenic Hills Boulevard, Hudson, Florida 34667

DATE	POTENTIAL DISCUSSION/FOCUS	TIME
October 8, 2019	Regular Meeting	2:00 PM
December 3, 2019	Regular Meeting	2:00 PM
February 11, 2020	Regular Meeting	2:00 PM
April 14, 2020	Telephonic Public Meeting	2:00 PM
June 9, 2020	Virtual Public Meeting	2:00 PM
July 14, 2020	Regular Meeting	2:00 PM
September 8, 2020	Public Hearing & Regular Meeting	2:00 PM