

HERITAGE PINES

COMMUNITY DEVELOPMENT DISTRICT

October 19, 2021

BOARD OF SUPERVISORS

REGULAR 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

October 12, 2021

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

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 Regular Meeting on October 19, 2021 at 2:00 p.m., in the Heritage Pines Country Club Meeting Room, 11524 Scenic Hills Boulevard, Hudson, Florida 34667. The agenda is as follows:

1. Call to Order/Roll Call
2. Public Comments: Agenda Items [3 minutes per person]
3. Pledge of Allegiance
4. Continued Discussion: Various Drainage Issues
5. Consideration of Agreement with Heritage Pines Community Association for Use of HPCA Equipment for Maintenance of HPCDD Properties Within HPCA by Down to Earth Landscape & Irrigation
6. Acceptance of Unaudited Financial Statements as of August 31, 2021
7. Approval of September 21, 2021 Regular Meeting Minutes
 - To Do Action Items List
8. Staff Reports
 - A. District Counsel: *Straley Robin Vericker, P.A.*
 - B. District Engineer: *Stroud Engineering Consultants*
 - C. District Manager: *Wrathell, Hunt and Associates, LLC*
 - NEXT MEETING DATE: December 7, 2021 at 2:00 P.M.

○ QUORUM CHECK

Arthur Rhodes	<input type="checkbox"/> IN PERSON	<input type="checkbox"/> PHONE	<input type="checkbox"/> NO
Janice Benedetti	<input type="checkbox"/> IN PERSON	<input type="checkbox"/> PHONE	<input type="checkbox"/> NO
Michael Walsh	<input type="checkbox"/> IN PERSON	<input type="checkbox"/> PHONE	<input type="checkbox"/> NO
Kathleen F. Lonergan	<input type="checkbox"/> IN PERSON	<input type="checkbox"/> PHONE	<input type="checkbox"/> NO
Carol E. Vaughan	<input type="checkbox"/> IN PERSON	<input type="checkbox"/> PHONE	<input type="checkbox"/> NO

9. Audience Comments: Non-Agenda Items [3 minutes per person]
10. Supervisors' Requests
11. Adjournment

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

Sincerely,



Chesley E. Adams, Jr.
District Manager

FOR BOARD MEMBERS AND STAFF TO ATTEND BY TELEPHONE

CALL-IN NUMBER: 1-888-354-0094

PARTICIPANT PASSCODE: 229 774 8903

**HERITAGE PINES
COMMUNITY DEVELOPMENT DISTRICT**

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HERITAGE PINES
Community Association

Heritage Pines Community Association, Inc.
11524 Scenic Hills Blvd.
Hudson, FL 34667

To: Heritage Pines Community Development District (HPCDD)

From: Heritage Pines Community Association Inc. (HPCA)

Proposal to HPCDD for the use of HPCA equipment for the maintenance of HPCDD properties within HPCA by landscape company Down to Earth (DTE).

The below rates will be per hour per each piece of machinery that is used by DTE for the maintenance of HPCDD property.

<u>Equipment</u>	<u>Price per Hour</u>
John Deere Tractor	\$40.00
Trap Rake	\$30.00
Utility Cart	\$20.00

Any other piece of equipment belonging to HPCA that needs to be used by HPCDD and is not listed above will be approved on an individual basis with pricing negotiated at the time of use.

DTE will provide to HPCDD and HPCA a monthly log for each piece of equipment used.

HPCA will then provide the HPCDD an invoice for the equipment use that will then be paid by the HPCDD.

HPCDD will be responsible for any damage that may occur during the time that DTE is using the said piece of equipment for HPCDD property.

HPCA – President

Date

HPCDD – Chairperson

Date

The Country Club Community – Providing the Finest Quality Lifestyle to Our Members

727/861-7784 • Fax 727/619-6626

**HERITAGE PINES
COMMUNITY DEVELOPMENT DISTRICT**

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**HERITAGE PINES
COMMUNITY DEVELOPMENT DISTRICT
FINANCIAL STATEMENTS
UNAUDITED
AUGUST 31, 2021**

**HERITAGE PINES
COMMUNITY DEVELOPMENT DISTRICT
BALANCE SHEET
GOVERNMENTAL FUNDS
AUGUST 31, 2021**

	Major Funds	Total Governmental Funds
	General	Funds
ASSETS		
Cash - SunTrust	\$ 495,085	\$ 495,085
Investments		
SBA		
Operating A	769	769
Reserve A	1,875	1,875
Utility deposit	14,717	14,717
Total assets	\$ 512,446	\$ 512,446
LIABILITIES & FUND BALANCE		
Liabilities		
Total liabilities	-	-
Fund balance		
Unassigned	512,446	512,446
Total fund balance	512,446	512,446
Total liabilities and fund balance	\$ 512,446	\$ 512,446

**HERITAGE PINES
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
UNRECONCILED GENERAL FUND
FOR THE PERIOD ENDED AUGUST 31, 2021**

	October	November	December	January	February	March	April	May	June	July	August	September	Year to Date	Budget	% of Budget
REVENUES															
Assessment levy	\$ -	\$ 54,786	\$ 234,970	\$ 15,211	\$ 7,588	\$ 19,522	\$ -	\$ 1,068	\$ 3,317	\$ -	\$ -	\$ -	\$ 336,464	\$ 334,871	100%
Interest & miscellaneous	4	3	4	5	5	5	5	5	4	5	4	-	51	1,000	5%
Total revenues	4	54,789	234,974	15,216	7,593	19,527	5	1,073	3,321	5	4	-	336,515	335,871	100%
EXPENDITURES															
Professional & administrative fees															
Supervisors	1,077	-	1,077	-	1,077	-	1,077	-	-	2,153	-	-	6,459	7,000	92%
Management	2,704	2,704	2,704	2,704	2,704	2,704	2,704	2,704	2,704	2,704	2,704	-	29,746	32,450	92%
Legal	-	122	93	-	-	-	-	200	376	-	28	-	820	1,000	82%
Engineering	-	484	-	-	-	594	481	2,626	297	-	597	-	5,080	5,000	102%
Audit	-	-	1,000	1,785	7,000	-	-	-	-	-	-	-	9,785	9,785	100%
Assessment roll preparation	601	601	601	601	601	601	601	601	601	601	601	-	6,609	7,210	92%
Arbitrage rebate calculation	-	-	-	-	-	-	-	-	-	-	-	-	-	1,200	0%
Dissemination agent fees	83	83	83	83	83	83	83	83	83	83	83	-	917	1,000	92%
Trustee fees	-	-	-	-	-	-	-	-	-	-	-	-	-	4,337	0%
Telephone	13	12	12	12	13	12	12	13	12	13	13	-	138	150	92%
Rentals and leases	155	155	155	155	155	155	155	155	155	155	155	-	1,705	1,860	92%
Postage	-	112	91	19	-	108	-	106	-	-	94	-	530	1,000	53%
Printing & binding	86	86	86	86	86	86	86	86	86	86	86	-	944	1,030	92%
Legal advertising	-	181	-	-	-	-	-	-	-	-	199	-	379	350	108%
Office supplies	-	-	-	238	-	-	-	-	-	-	-	-	238	-	N/A
Annual district filing fee	-	175	-	-	-	-	-	-	-	-	-	-	175	175	100%
Insurance	7,549	(90)	-	-	-	-	-	-	-	-	-	-	7,459	7,283	102%
Contingencies	54	182	54	59	55	53	57	54	52	55	54	-	732	1,000	73%
ADA website compliance	-	-	-	-	-	-	-	-	-	-	-	-	-	210	0%
Website	-	-	-	-	-	705	-	-	-	-	-	-	705	705	100%
Total Professional & Administrative Fees	12,322	4,807	5,956	5,742	11,774	5,101	5,256	6,628	4,366	5,850	4,614	-	72,421	82,745	88%
Operations and maintenance															
Electricity - street lighting	-	1,813	1,813	1,810	1,810	1,810	1,810	4,199	1,810	1,831	1,896	-	20,602	22,000	94%
Retention pond mowing/weed control	-	-	-	7,710	11,290	-	-	8,532	-	11,592	-	-	39,124	88,000	44%
Irrigation water	-	2,069	752	966	1,655	1,836	45	3,759	-	1,495	990	-	13,567	15,000	90%
Contingencies	-	-	-	-	-	-	-	-	-	-	-	-	-	1,000	0%
Aquatic weed control	-	3,050	1,525	1,525	1,525	1,525	1,525	1,775	-	4,245	1,525	-	18,220	20,000	91%
Dry retention pond refurbishment/planting	-	-	-	170	1,200	2,114	19,250	-	-	1,350	-	-	24,083	50,000	48%
Total operations and maintenance	-	6,932	4,090	12,181	17,480	7,285	22,630	18,265	1,810	20,513	4,411	-	115,596	196,000	59%
EXPENDITURES (continued)															
Other fees and charges															
Property appraiser	-	-	-	-	-	-	-	150	-	-	-	-	150	150	100%
Tax collector	-	1,096	4,701	304	152	390	-	21	68	-	-	-	6,732	6,976	97%
Total other fees and charges	-	1,096	4,701	304	152	390	-	171	68	-	-	-	6,882	7,126	97%
Total expenditures	12,322	12,835	14,747	18,227	29,406	12,776	27,886	25,064	6,244	26,363	9,025	-	194,899	285,871	68%
Excess/(deficiency) of revenues over/(under) expenditures	(12,318)	41,954	220,227	(3,011)	(21,813)	6,751	(27,881)	(23,991)	(2,923)	(26,358)	(9,021)	-	141,616	50,000	
Fund balance - beginning	370,830	358,512	400,466	620,693	617,682	595,869	602,620	574,739	550,748	547,825	521,467	512,446	370,830	346,818	
Fund balance - ending															
Committed															
Disaster recovery	175,000	175,000	175,000	175,000	175,000	175,000	175,000	175,000	175,000	175,000	175,000	175,000	175,000	175,000	
Future mower replacement	70,000	70,000	70,000	70,000	70,000	70,000	70,000	70,000	70,000	70,000	70,000	70,000	70,000	70,000	
Working capital	150,000	150,000	150,000	150,000	150,000	150,000	150,000	150,000	150,000	150,000	150,000	150,000	150,000	150,000	
Unassigned	(36,488)	5,466	225,693	222,682	200,869	207,620	179,739	155,748	152,825	126,467	117,446	117,446	117,446	1,818	
Fund balance - ending	\$ 358,512	\$ 400,466	\$ 620,693	\$ 617,682	\$ 595,869	\$ 602,620	\$ 574,739	\$ 550,748	\$ 547,825	\$ 521,467	\$ 512,446	\$ 512,446	\$ 512,446	\$ 396,818	

**HERITAGE PINES
COMMUNITY DEVELOPMENT DISTRICT
GENERAL LEDGER
AS OF
AUGUST 2021**

**Heritage Pines CDD
General Ledger
As of August 31, 2021**

Type	Date	Num	Name	Memo	Debit	Credit	Balance
101.000 · Suntrust Bank - Checking							352,818.06
General Journal	10/09/2020	2693		A/P 10/9/2020		8,904.65	343,913.41
General Journal	10/21/2020	2707		ACCOUNT ANALYSIS FEE		54.22	343,859.19
General Journal	10/28/2020	2696		BOARD MEETING - 10/20/20		923.50	342,935.69
General Journal	10/28/2020	2696		BOARD MEETING - 10/20/20		153.00	342,782.69
General Journal	10/30/2020	2706		INTEREST INCOME	2.95		342,785.64
General Journal	11/10/2020	2698		A/P 11/10/2020		19,771.75	323,013.89
General Journal	11/17/2020	2703		overpmt -Solitude Lake Management CK#33771	8,375.00		331,388.89
General Journal	11/17/2020	2704		FY20 Excess fees	2,152.00		333,540.89
General Journal	11/20/2020	2734		ACCOUNT ANALYSIS FEE		52.90	333,487.99
General Journal	11/25/2020	2713		EGIS refund	90.00		333,577.99
General Journal	11/25/2020	2714		FY20 Excess fee	7,941.31		341,519.30
General Journal	11/30/2020	2735		INTEREST INCOME	2.84		341,522.14
General Journal	12/04/2020	2717		A/P 12/04/2020		9,650.37	331,871.77
General Journal	12/11/2020	2714		Tax collection	45,749.38		377,621.15
General Journal	12/16/2020	2715		BOARD MEETING - 12/01/20		923.50	376,697.65
General Journal	12/16/2020	2715		BOARD MEETING - 12/01/20		153.00	376,544.65
General Journal	12/16/2020	2717		A/P 12/16/2020		3,429.13	373,115.52
General Journal	12/18/2020	2721		Tax collection	115,073.63		488,189.15
General Journal	12/18/2020	2722		Tax collection	50,530.55		538,719.70
General Journal	12/18/2020	2733		ACCOUNT ANALYSIS FEE		54.77	538,664.93
General Journal	12/23/2020	2724		Tax collection	48,550.40		587,215.33
General Journal	12/23/2020	2725		Tax collection	16,116.36		603,331.69
General Journal	12/31/2020	2732		INTEREST INCOME	3.67		603,335.36
General Journal	01/11/2021	2727		A/P 01/11/2021		14,529.39	588,805.97
General Journal	01/20/2021	2736		A/P 01/20/2021		3,334.98	585,470.99
General Journal	01/22/2021	2746		ACCOUNT ANALYSIS FEE		60.34	585,410.65
General Journal	01/29/2021	2737		TAX COLLECTION	7,106.00		592,516.65
General Journal	01/29/2021	2738		TAX COLLECTION	7,800.96		600,317.61
General Journal	01/31/2021	2745		INTEREST INCOME	5.10		600,322.71
General Journal	02/08/2021	2740		A/P 02/08/2021		16,747.90	583,574.81
General Journal	02/19/2021	2742		A/P 02/19/2021		10,373.48	573,201.33
General Journal	02/19/2021	2750		ACCOUNT ANALYSIS FEE		55.32	573,146.01
General Journal	02/25/2021	2743		BOARD MEETING - 02/16/21		923.50	572,222.51
General Journal	02/25/2021	2743		BOARD MEETING - 02/16/21		153.00	572,069.51
General Journal	02/26/2021	2751		INTEREST INCOME	4.57		572,074.08
General Journal	03/02/2021	2747		TAX COLLECTION	7,436.66		579,510.74
General Journal	03/08/2021	2749		A/P 03/08/2021		5,795.13	573,715.61
General Journal	03/17/2021	2753		A/P 03/17/2021		6,537.55	567,178.06
General Journal	03/18/2021	2761		ACCOUNT ANALYSIS FEE		52.90	567,125.16
General Journal	03/31/2021	2755		TAX COLLECTION	6,489.38		573,614.54
General Journal	03/31/2021	2760		INTEREST INCOME	4.93		573,619.47
General Journal	04/13/2021	2759		A/P 04/13/2021		27,753.16	545,866.31
General Journal	04/20/2021	2773		ACCOUNT ANALYSIS FEE		56.78	545,809.53
General Journal	04/26/2021	2763		TAX COLLECTION	419.51		546,229.04
General Journal	04/26/2021	2764		TAX COLLECTION	12,222.49		558,451.53
General Journal	04/30/2021	2766		BOARD MEETING - 04/20/21		923.50	557,528.03
General Journal	04/30/2021	2766		BOARD MEETING - 04/20/21		153.00	557,375.03
General Journal	04/30/2021	2774		INTEREST INCOME	4.73		557,379.76
General Journal	05/11/2021	2768		A/P 05/11/21		22,250.84	535,128.92
General Journal	05/20/2021	2778		ACCOUNT ANALYSIS FEE		54.00	535,074.92
General Journal	05/26/2021	2769		CHECK TO WITHLACOOCHEE RIVER TO A...		2,389.00	532,685.92
General Journal	05/27/2021	2772		A/P 05/27/2021		349.50	532,336.42
General Journal	05/28/2021	2779		INTEREST INCOME	4.74		532,341.16
General Journal	06/04/2021	2775		TAX COLLECTION	1,046.80		533,387.96
General Journal	06/11/2021	2777		A/P 06/11/2021		6,125.09	527,262.87

**Heritage Pines CDD
General Ledger
As of August 31, 2021**

Type	Date	Num	Name	Memo	Debit	Credit	Balance
General Journal	06/18/2021	2788		ACCOUNT ANALYSIS FEE		52.57	527,210.30
General Journal	06/30/2021	2787		INTEREST INCOME	4.38		527,214.68
General Journal	07/02/2021	2783		TAX COLLECTION	3,249.85		530,464.53
General Journal	07/06/2021	2782		BOARD MEETING - 06/29/21		923.50	529,541.03
General Journal	07/06/2021	2782		BOARD MEETING - 06/29/21		153.00	529,388.03
General Journal	07/13/2021	2786		A/P 07/13/2021		24,154.64	505,233.39
General Journal	07/21/2021	2792		ACCOUNT ANALYSIS FEE		55.83	505,177.56
General Journal	07/28/2021	2789		BOARD MEETING - 07/20/21		923.50	504,254.06
General Journal	07/28/2021	2789		BOARD MEETING - 07/20/21		153.00	504,101.06
General Journal	07/30/2021	2793		INTEREST INCOME	4.48		504,105.54
General Journal	08/10/2021	2791		A/P 08/10/2021		8,970.59	495,134.95
General Journal	08/19/2021	2796		ACCOUNT ANALYSIS FEE		53.85	495,081.10
General Journal	08/31/2021	2797		INTEREST INCOME	4.26		495,085.36
Total 101.000 · Suntrust Bank - Checking					340,396.93	198,129.63	495,085.36
151.000 · Investments							2,639.97
151.001 · SBA-Operating A Account							768.02
General Journal	10/31/2020	2705		INTEREST INCOME	0.19		768.21
General Journal	11/30/2020	2735		INTEREST INCOME	0.14		768.35
General Journal	12/31/2020	2732		INTEREST INCOME	0.12		768.47
General Journal	01/31/2021	2745		INTEREST INCOME	0.11		768.58
General Journal	02/26/2021	2751		INTEREST INCOME	0.09		768.67
General Journal	03/31/2021	2760		INTEREST INCOME	0.08		768.75
General Journal	04/30/2021	2774		INTEREST INCOME	0.08		768.83
General Journal	05/31/2021	2780		INTEREST INCOME	0.07		768.90
General Journal	06/30/2021	2785		INTEREST INCOME	0.06		768.96
General Journal	07/31/2021	2794		INTEREST INCOME	0.13		769.09
General Journal	08/31/2021	2797		INTEREST INCOME	0.07		769.16
Total 151.001 · SBA-Operating A Account					1.14	0.00	769.16
151.101 · SBA - Reserve A Account							1,871.95
General Journal	10/31/2020	2705		INTEREST INCOME	0.47		1,872.42
General Journal	11/30/2020	2735		INTEREST INCOME	0.35		1,872.77
General Journal	12/31/2020	2732		INTEREST INCOME	0.28		1,873.05
General Journal	01/31/2021	2745		INTEREST INCOME	0.27		1,873.32
General Journal	02/26/2021	2751		INTEREST INCOME	0.21		1,873.53
General Journal	03/31/2021	2760		INTEREST INCOME	0.20		1,873.73
General Journal	04/30/2021	2774		INTEREST INCOME	0.18		1,873.91
General Journal	05/31/2021	2780		INTEREST INCOME	0.18		1,874.09
General Journal	06/30/2021	2785		INTEREST INCOME	0.14		1,874.23
General Journal	07/31/2021	2794		INTEREST INCOME	0.31		1,874.54
General Journal	08/31/2021	2797		INTEREST INCOME	0.16		1,874.70
Total 151.101 · SBA - Reserve A Account					2.75	0.00	1,874.70
Total 151.000 · Investments					3.89	0.00	2,643.86
121.000 · Assessments Receivable							2,152.00
General Journal	11/05/2020	2702		FY20 Excess fees		2,152.00	0.00
Total 121.000 · Assessments Receivable					0.00	2,152.00	0.00
1299 · Undeposited Funds							0.00
General Journal	10/27/2020	2700		overpmt -Solitude Lake Management CK#33771	8,375.00		8,375.00
General Journal	11/05/2020	2702		FY20 Excess fees	2,152.00		10,527.00
General Journal	11/12/2020	2712		Tax collection	7,941.31		18,468.31

**Heritage Pines CDD
General Ledger
As of August 31, 2021**

Type	Date	Num	Name	Memo	Debit	Credit	Balance
General Journal	11/17/2020	2703		overpmt -Solitude Lake Management CK#33771		8,375.00	10,093.31
General Journal	11/17/2020	2704		FY20 Excess fees		2,152.00	7,941.31
General Journal	11/19/2020	2713		Tax collection	45,749.38		53,690.69
General Journal	11/20/2020	2710		EGIS refund	90.00		53,780.69
General Journal	11/25/2020	2713		EGIS refund		90.00	53,690.69
General Journal	11/25/2020	2714		FY20 Excess fee		7,941.31	45,749.38
General Journal	12/06/2020	2718		Tax collection	50,530.55		96,279.93
General Journal	12/09/2020	2719		Tax collection	115,073.63		211,353.56
General Journal	12/11/2020	2714		Tax collection		45,749.38	165,604.18
General Journal	12/16/2020	2720		Tax collection	48,550.40		214,154.58
General Journal	12/18/2020	2721		Tax collection		115,073.63	99,080.95
General Journal	12/18/2020	2722		Tax collection		50,530.55	48,550.40
General Journal	12/21/2020	2723		Tax collection	16,116.36		64,666.76
General Journal	12/23/2020	2724		Tax collection		48,550.40	16,116.36
General Journal	12/23/2020	2725		Tax collection		16,116.36	0.00
General Journal	01/06/2021	2728		TAX COLLECTION	7,800.96		7,800.96
General Journal	01/13/2021	2729		TAX COLLECTION	7,106.00		14,906.96
General Journal	01/29/2021	2737		TAX COLLECTION		7,106.00	7,800.96
General Journal	01/29/2021	2738		TAX COLLECTION		7,800.96	0.00
General Journal	02/15/2021	2744		TAX COLLECTION	7,436.66		7,436.66
General Journal	03/02/2021	2747		TAX COLLECTION		7,436.66	0.00
General Journal	03/15/2021	2754		TAX COLLECTION	6,489.38		6,489.38
General Journal	03/31/2021	2755		TAX COLLECTION		6,489.38	0.00
General Journal	03/31/2021	2757		TAX COLLECTION	12,222.49		12,222.49
General Journal	03/31/2021	2758		TAX COLLECTION	419.51		12,642.00
General Journal	04/26/2021	2763		TAX COLLECTION		419.51	12,222.49
General Journal	04/26/2021	2764		TAX COLLECTION		12,222.49	0.00
General Journal	05/26/2021	2770		TAX COLLECTION	1,046.80		1,046.80
General Journal	06/04/2021	2775		TAX COLLECTION		1,046.80	0.00
General Journal	06/14/2021	2781		TAX COLLECTION	3,249.85		3,249.85
General Journal	07/02/2021	2783		TAX COLLECTION		3,249.85	0.00
Total 1299 · Undeposited Funds					340,350.28	340,350.28	0.00
131.000 · Due from Other							8,375.00
General Journal	10/27/2020	2700		overpmt -Solitude Lake Management CK#33771		8,375.00	0.00
Total 131.000 · Due from Other					0.00	8,375.00	0.00
155.000 · Prepaid Expense							7,549.00
General Journal	10/01/2020	2708		TO RECLASS EGIS INVOICE #11707 TO RE...		7,549.00	0.00
Total 155.000 · Prepaid Expense					0.00	7,549.00	0.00
156.100 · Utility Deposit							14,716.80
Total 156.100 · Utility Deposit							14,716.80
202.000 · Accounts Payable - Year End							-17,421.22
General Journal	10/08/2020	2692		A/P 10/8/2020		3,641.66	-21,062.88
General Journal	10/09/2020	2693		A/P 10/9/2020	8,904.65		-12,158.23
General Journal	11/09/2020	2697		A/P 11/9/2020		11,776.86	-23,935.09
General Journal	11/10/2020	2698		A/P 11/10/2020	19,771.75		-4,163.34
General Journal	12/03/2020	2716		A/P 12/03/2020		5,487.03	-9,650.37
General Journal	12/04/2020	2717		A/P 12/04/2020	9,650.37		0.00
General Journal	12/15/2020	2716		A/P 12/15/2020		3,429.13	-3,429.13
General Journal	12/16/2020	2717		A/P 12/16/2020	3,429.13		0.00
General Journal	01/08/2021	2726		A/P 01/08/2021		14,529.39	-14,529.39

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Type	Date	Num	Name	Memo	Debit	Credit	Balance
General Journal	01/11/2021	2727		A/P 01/11/2021	14,529.39		0.00
General Journal	01/19/2021	2731		A/P 01/19/2021		3,334.98	-3,334.98
General Journal	01/20/2021	2736		A/P 01/20/2021	3,334.98		0.00
General Journal	02/05/2021	2739		A/P 02/05/2021		17,747.90	-17,747.90
General Journal	02/08/2021	2740		A/P 02/08/2021	16,747.90		-1,000.00
General Journal	02/18/2021	2741		A/P 02/18/2021		10,373.48	-11,373.48
General Journal	02/19/2021	2742		A/P 02/19/2021	10,373.48		-1,000.00
General Journal	03/05/2021	2748		A/P 03/05/2021		5,795.13	-6,795.13
General Journal	03/08/2021	2749		A/P 03/08/2021	5,795.13		-1,000.00
General Journal	03/16/2021	2752		A/P 03/16/2021		6,537.55	-7,537.55
General Journal	03/17/2021	2753		A/P 03/17/2021	6,537.55		-1,000.00
General Journal	04/09/2021	2756		A/P 04/09/2021		26,753.16	-27,753.16
General Journal	04/13/2021	2759		A/P 04/13/2021	27,753.16		0.00
General Journal	05/10/2021	2767		A/P 05/10/2021		22,250.84	-22,250.84
General Journal	05/11/2021	2768		A/P 05/11/21	22,250.84		0.00
General Journal	05/26/2021	2771		A/P 05/26/2021		349.50	-349.50
General Journal	05/27/2021	2772		A/P 05/27/2021	349.50		0.00
General Journal	06/10/2021	2776		A/P 06/10/2021		6,125.09	-6,125.09
General Journal	06/11/2021	2777		A/P 06/11/2021	6,125.09		0.00
General Journal	07/12/2021	2784		A/P 07/12/2021		24,154.64	-24,154.64
General Journal	07/13/2021	2786		A/P 07/13/2021	24,154.64		0.00
General Journal	08/09/2021	2790		A/P 08/09/2021		8,970.59	-8,970.59
General Journal	08/10/2021	2791		A/P 08/10/2021	8,970.59		0.00
Total 202.000 · Accounts Payable - Year End					188,678.15	171,256.93	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							-331,554.53
Total 3900 · Retained Earnings							-331,554.53
361.000 · Interest Income							0.00
361.100 · Interest Income - Surplus Acct							0.00
General Journal	10/30/2020	2706		INTEREST INCOME		2.95	-2.95
General Journal	10/31/2020	2705		INTEREST INCOME		0.19	-3.14
General Journal	10/31/2020	2705		INTEREST INCOME		0.47	-3.61
General Journal	11/30/2020	2735		INTEREST INCOME		2.84	-6.45
General Journal	11/30/2020	2735		INTEREST INCOME		0.14	-6.59
General Journal	11/30/2020	2735		INTEREST INCOME		0.35	-6.94
General Journal	12/31/2020	2732		INTEREST INCOME		0.12	-7.06
General Journal	12/31/2020	2732		INTEREST INCOME		0.28	-7.34
General Journal	12/31/2020	2732		INTEREST INCOME		3.67	-11.01
General Journal	01/31/2021	2745		INTEREST INCOME		0.11	-11.12
General Journal	01/31/2021	2745		INTEREST INCOME		0.27	-11.39
General Journal	01/31/2021	2745		INTEREST INCOME		5.10	-16.49
General Journal	02/26/2021	2751		INTEREST INCOME		4.57	-21.06
General Journal	02/26/2021	2751		INTEREST INCOME		0.21	-21.27
General Journal	02/26/2021	2751		INTEREST INCOME		0.09	-21.36
General Journal	03/31/2021	2760		INTEREST INCOME		0.08	-21.44
General Journal	03/31/2021	2760		INTEREST INCOME		0.20	-21.64
General Journal	03/31/2021	2760		INTEREST INCOME		4.93	-26.57
General Journal	04/30/2021	2774		INTEREST INCOME		4.73	-31.30
General Journal	04/30/2021	2774		INTEREST INCOME		0.08	-31.38

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Type	Date	Num	Name	Memo	Debit	Credit	Balance
General Journal	05/28/2021	2779		INTEREST INCOME		4.74	-36.12
General Journal	05/31/2021	2780		INTEREST INCOME		0.07	-36.19
General Journal	05/31/2021	2780		INTEREST INCOME		0.18	-36.37
General Journal	06/30/2021	2785		INTEREST INCOME		0.14	-36.51
General Journal	06/30/2021	2785		INTEREST INCOME		0.06	-36.57
General Journal	06/30/2021	2787		INTEREST INCOME		4.38	-40.95
General Journal	07/30/2021	2793		INTEREST INCOME		4.48	-45.43
General Journal	07/31/2021	2794		INTEREST INCOME		0.31	-45.74
General Journal	07/31/2021	2794		INTEREST INCOME		0.13	-45.87
General Journal	08/31/2021	2797		INTEREST INCOME		4.26	-50.13
General Journal	08/31/2021	2797		INTEREST INCOME		0.16	-50.29
General Journal	08/31/2021	2797		INTEREST INCOME		0.07	-50.36
Total 361.100 · Interest Income - Surplus Acct					0.00	50.36	-50.36
361.200 · Interest Income - Reserve							0.00
General Journal	04/30/2021	2774		INTEREST INCOME		0.18	-0.18
Total 361.200 · Interest Income - Reserve					0.00	0.18	-0.18
Total 361.000 · Interest Income					0.00	50.54	-50.54
363.100 · Assessment Levy							0.00
General Journal	11/12/2020	2712		Tax collection		7,941.31	-7,941.31
General Journal	11/12/2020	2712		Tax collector fee		162.07	-8,103.38
General Journal	11/19/2020	2713		Tax collection		45,749.38	-53,852.76
General Journal	11/19/2020	2713		Tax collector fee		933.67	-54,786.43
General Journal	12/06/2020	2718		Tax collection		50,530.55	-105,316.98
General Journal	12/06/2020	2718		Tax collector fee		1,031.23	-106,348.21
General Journal	12/09/2020	2719		Tax collection		115,073.63	-221,421.84
General Journal	12/09/2020	2719		Tax collector fee		2,348.44	-223,770.28
General Journal	12/16/2020	2720		Tax collection		48,550.40	-272,320.68
General Journal	12/16/2020	2720		Tax collector fee		990.82	-273,311.50
General Journal	12/21/2020	2723		Tax collection		16,116.36	-289,427.86
General Journal	12/21/2020	2723		Tax collector fee		328.91	-289,756.77
General Journal	01/06/2021	2728		TAX COLLECTION		7,800.96	-297,557.73
General Journal	01/06/2021	2728		TAX COLLECTOR FEE		159.20	-297,716.93
General Journal	01/13/2021	2729		TAX COLLECTION		7,106.00	-304,822.93
General Journal	01/13/2021	2729		TAX COLLECTOR FEE		144.99	-304,967.92
General Journal	02/15/2021	2744		TAX COLLECTION		7,436.66	-312,404.58
General Journal	02/15/2021	2744		TAX COLLECTOR FEE		151.77	-312,556.35
General Journal	03/15/2021	2754		TAX COLLECTION		6,489.38	-319,045.73
General Journal	03/15/2021	2754		TAX COLLECTOR FEE		132.44	-319,178.17
General Journal	03/31/2021	2757		TAX COLLECTION		12,222.49	-331,400.66
General Journal	03/31/2021	2757		TAX COLLECTOR FEE		249.44	-331,650.10
General Journal	03/31/2021	2758		TAX COLLECTION		419.51	-332,069.61
General Journal	03/31/2021	2758		TAX COLLECTOR FEE		8.56	-332,078.17
General Journal	05/26/2021	2770		TAX COLLECTION		1,046.80	-333,124.97
General Journal	05/26/2021	2770		TAX COLLECTOR FEE		21.36	-333,146.33
General Journal	06/14/2021	2781		TAX COLLECTION		3,249.85	-336,396.18
General Journal	06/14/2021	2781		TAX COLLECTOR FEE		67.63	-336,463.81
Total 363.100 · Assessment Levy					0.00	336,463.81	-336,463.81
511.000 · Legislative							0.00
511.110 · Supervisor's Fees							0.00
General Journal	10/28/2020	2696		BOARD MEETING - 10/20/20	153.00		153.00

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Type	Date	Num	Name	Memo	Debit	Credit	Balance
Check	10/28/2020	DD	ARTHUR RHODES	BOARD MEETING - 10/20/20	184.70		337.70
Check	10/28/2020	DD	NEIL E GOULETTE	BOARD MEETING - 10/20/20	184.70		522.40
Check	10/28/2020	DD	MICHAEL V. WALSH	BOARD MEETING - 10/20/20	184.70		707.10
Check	10/28/2020	DD	KATHLEEN LONERGAN	BOARD MEETING - 10/20/20	184.70		891.80
Check	10/28/2020	DD	CAROL VAUGHAN	BOARD MEETING - 10/20/20	184.70		1,076.50
General Journal	12/16/2020	2715		BOARD MEETING - 12/01/20	153.00		1,229.50
Check	12/16/2020	DD	MICHAEL V. WALSH	BOARD MEETING - 12/01/20	184.70		1,414.20
Check	12/16/2020	DD	KATHLEEN LONERGAN	BOARD MEETING - 12/01/20	184.70		1,598.90
Check	12/16/2020	DD	ARTHUR RHODES	BOARD MEETING - 12/01/20	184.70		1,783.60
Check	12/16/2020	DD	CAROL VAUGHAN	BOARD MEETING - 12/01/20	184.70		1,968.30
Check	12/16/2020	DD	JANICE M. BENEDETTI	BOARD MEETING - 12/01/20	184.70		2,153.00
General Journal	02/25/2021	2743		BOARD MEETING - 02/16/21	153.00		2,306.00
Check	02/25/2021	DD	ARTHUR RHODES	BOARD MEETING - 02/16/21	184.70		2,490.70
Check	02/25/2021	DD	MICHAEL V. WALSH	BOARD MEETING - 02/16/21	184.70		2,675.40
Check	02/25/2021	DD	KATHLEEN LONERGAN	BOARD MEETING - 02/16/21	184.70		2,860.10
Check	02/25/2021	DD	CAROL VAUGHAN	BOARD MEETING - 02/16/21	184.70		3,044.80
Check	02/25/2021	DD	JANICE M. BENEDETTI	BOARD MEETING - 02/16/21	184.70		3,229.50
General Journal	04/30/2021	2766		BOARD MEETING - 04/20/21	153.00		3,382.50
Check	04/30/2021	DD	ARTHUR RHODES	BOARD MEETING - 04/20/21	184.70		3,567.20
Check	04/30/2021	DD	JANICE M. BENEDETTI	BOARD MEETING - 04/20/21	184.70		3,751.90
Check	04/30/2021	DD	MICHAEL V. WALSH	BOARD MEETING - 04/20/21	184.70		3,936.60
Check	04/30/2021	DD	KATHLEEN LONERGAN	BOARD MEETING - 04/20/21	184.70		4,121.30
Check	04/30/2021	DD	CAROL VAUGHAN	BOARD MEETING - 04/20/21	184.70		4,306.00
General Journal	07/06/2021	2782		BOARD MEETING - 06/29/21	153.00		4,459.00
Check	07/06/2021	DD	ARTHUR RHODES	BOARD MEETING - 06/29/21	184.70		4,643.70
Check	07/06/2021	DD	JANICE M. BENEDETTI	BOARD MEETING - 06/29/21	184.70		4,828.40
Check	07/06/2021	DD	MICHAEL V. WALSH	BOARD MEETING - 06/29/21	184.70		5,013.10
Check	07/06/2021	DD	KATHLEEN LONERGAN	BOARD MEETING - 06/29/21	184.70		5,197.80
Check	07/06/2021	DD	CAROL VAUGHAN	BOARD MEETING - 06/29/21	184.70		5,382.50
General Journal	07/28/2021	2789		BOARD MEETING - 07/20/21	153.00		5,535.50
Check	07/28/2021	DD	MICHAEL V. WALSH	BOARD MEETING - 07/20/21	184.70		5,720.20
Check	07/28/2021	DD	KATHLEEN LONERGAN	BOARD MEETING - 07/20/21	184.70		5,904.90
Check	07/28/2021	DD	ARTHUR RHODES	BOARD MEETING - 07/20/21	184.70		6,089.60
Check	07/28/2021	DD	CAROL VAUGHAN	BOARD MEETING - 07/20/21	184.70		6,274.30
Check	07/28/2021	DD	JANICE M. BENEDETTI	BOARD MEETING - 07/20/21	184.70		6,459.00
Total 511.110 · Supervisor's Fees					6,459.00	0.00	6,459.00
Total 511.000 · Legislative					6,459.00	0.00	6,459.00
512.000 · Executive							0.00
512.311 · Management Fees							0.00
Bill	10/08/2020	2019-...	WRATHELL, HUNT & ASSOCIATES. LLC	10/20 MGMT FEE	2,704.16		2,704.16
Bill	11/09/2020	2019-...	WRATHELL, HUNT & ASSOCIATES. LLC	11/20 MGMT FEE	2,704.16		5,408.32
Bill	12/03/2020	2019-...	WRATHELL, HUNT & ASSOCIATES. LLC	12/20 MGMT FEE	2,704.16		8,112.48
Bill	01/08/2021	2019-...	WRATHELL, HUNT & ASSOCIATES. LLC	01/21 MGMT FEE	2,704.16		10,816.64
Bill	02/05/2021	2019-...	WRATHELL, HUNT & ASSOCIATES. LLC	02/21 MGMT FEE	2,704.16		13,520.80
Bill	03/05/2021	2019-...	WRATHELL, HUNT & ASSOCIATES. LLC	03/21 MGMT FEE	2,704.16		16,224.96
Bill	04/09/2021	2019-...	WRATHELL, HUNT & ASSOCIATES. LLC	04/21 MGMT FEE	2,704.16		18,929.12
Bill	05/10/2021	2019-...	WRATHELL, HUNT & ASSOCIATES. LLC	05/21 MGMT FEE	2,704.16		21,633.28
Bill	06/10/2021	2019-...	WRATHELL, HUNT & ASSOCIATES. LLC	06/21 MGMT FEE	2,704.16		24,337.44
Bill	07/12/2021	2019-...	WRATHELL, HUNT & ASSOCIATES. LLC	07/21 MGMT FEE	2,704.16		27,041.60
Bill	08/09/2021	2019-...	WRATHELL, HUNT & ASSOCIATES. LLC	08/21 MGMT FEE	2,704.16		29,745.76
Total 512.311 · Management Fees					29,745.76	0.00	29,745.76

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Type	Date	Num	Name	Memo	Debit	Credit	Balance
Total 512.000 · Executive					29,745.76	0.00	29,745.76
513.000 · Financial & Administrative							0.00
513.310 · Assessment Roll Preparation							0.00
Bill	10/08/2020	2019-...	WRATHELL, HUNT & ASSOCIATES. LLC	10/20 MGMT FEE	600.83		600.83
Bill	11/09/2020	2019-...	WRATHELL, HUNT & ASSOCIATES. LLC	11/20 MGMT FEE	600.83		1,201.66
Bill	12/03/2020	2019-...	WRATHELL, HUNT & ASSOCIATES. LLC	12/20 MGMT FEE	600.83		1,802.49
Bill	01/08/2021	2019-...	WRATHELL, HUNT & ASSOCIATES. LLC	01/21 MGMT FEE	600.83		2,403.32
Bill	02/05/2021	2019-...	WRATHELL, HUNT & ASSOCIATES. LLC	02/21 MGMT FEE	600.83		3,004.15
Bill	03/05/2021	2019-...	WRATHELL, HUNT & ASSOCIATES. LLC	03/21 MGMT FEE	600.83		3,604.98
Bill	04/09/2021	2019-...	WRATHELL, HUNT & ASSOCIATES. LLC	04/21 MGMT FEE	600.83		4,205.81
Bill	05/10/2021	2019-...	WRATHELL, HUNT & ASSOCIATES. LLC	05/21 MGMT FEE	600.83		4,806.64
Bill	06/10/2021	2019-...	WRATHELL, HUNT & ASSOCIATES. LLC	06/21 MGMT FEE	600.83		5,407.47
Bill	07/12/2021	2019-...	WRATHELL, HUNT & ASSOCIATES. LLC	07/21 MGMT FEE	600.83		6,008.30
Bill	08/09/2021	2019-...	WRATHELL, HUNT & ASSOCIATES. LLC	08/21 MGMT FEE	600.83		6,609.13
Total 513.310 · Assessment Roll Preparation					6,609.13	0.00	6,609.13
513.312 · Dissemination Agent							0.00
Bill	10/08/2020	2019-...	WRATHELL, HUNT & ASSOCIATES. LLC	10/20 MGMT FEE	83.34		83.34
Bill	11/09/2020	2019-...	WRATHELL, HUNT & ASSOCIATES. LLC	11/20 MGMT FEE	83.34		166.68
Bill	12/03/2020	2019-...	WRATHELL, HUNT & ASSOCIATES. LLC	12/20 MGMT FEE	83.34		250.02
Bill	01/08/2021	2019-...	WRATHELL, HUNT & ASSOCIATES. LLC	01/21 MGMT FEE	83.34		333.36
Bill	02/05/2021	2019-...	WRATHELL, HUNT & ASSOCIATES. LLC	02/21 MGMT FEE	83.34		416.70
Bill	03/05/2021	2019-...	WRATHELL, HUNT & ASSOCIATES. LLC	03/21 MGMT FEE	83.34		500.04
Bill	04/09/2021	2019-...	WRATHELL, HUNT & ASSOCIATES. LLC	04/21 MGMT FEE	83.34		583.38
Bill	05/10/2021	2019-...	WRATHELL, HUNT & ASSOCIATES. LLC	05/21 MGMT FEE	83.34		666.72
Bill	06/10/2021	2019-...	WRATHELL, HUNT & ASSOCIATES. LLC	06/21 MGMT FEE	83.34		750.06
Bill	07/12/2021	2019-...	WRATHELL, HUNT & ASSOCIATES. LLC	07/21 MGMT FEE	83.34		833.40
Bill	08/09/2021	2019-...	WRATHELL, HUNT & ASSOCIATES. LLC	08/21 MGMT FEE	83.34		916.74
Total 513.312 · Dissemination Agent					916.74	0.00	916.74
513.314 · Property Appraiser							0.00
Bill	05/26/2021	040221	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	11/12/2020	2712		Tax collector fee	162.07		162.07
General Journal	11/19/2020	2713		Tax collector fee	933.67		1,095.74
General Journal	12/06/2020	2718		Tax collector fee	1,031.23		2,126.97
General Journal	12/09/2020	2719		Tax collector fee	2,348.44		4,475.41
General Journal	12/16/2020	2720		Tax collector fee	990.82		5,466.23
General Journal	12/21/2020	2723		Tax collector fee	328.91		5,795.14
General Journal	01/06/2021	2728		TAX COLLECTOR FEE	159.20		5,954.34
General Journal	01/13/2021	2729		TAX COLLECTOR FEE	144.99		6,099.33
General Journal	02/15/2021	2744		TAX COLLECTOR FEE	151.77		6,251.10
General Journal	03/15/2021	2754		TAX COLLECTOR FEE	132.44		6,383.54
General Journal	03/31/2021	2757		TAX COLLECTOR FEE	249.44		6,632.98
General Journal	03/31/2021	2758		TAX COLLECTOR FEE	8.56		6,641.54
General Journal	05/26/2021	2770		TAX COLLECTOR FEE	21.36		6,662.90
General Journal	06/14/2021	2781		TAX COLLECTOR FEE	67.63		6,730.53
Total 513.315 · Tax Collector					6,730.53	0.00	6,730.53
513.320 · Audit							0.00
Bill	12/03/2020	17033...	CARR, RIGGS & INGRAM, LLC	FY 2020 AUDIT - INITIAL PROGRESS BILLING	1,000.00		1,000.00

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Type	Date	Num	Name	Memo	Debit	Credit	Balance
Bill	01/08/2021	17044...	CARR, RIGGS & INGRAM, LLC	FY 2020 AUDIT - SECOND PROGRESS BILL...	1,785.00		2,785.00
Bill	02/05/2021	17056...	CARR, RIGGS & INGRAM, LLC	FY 2020 AUDIT - FINAL PROGRESS BILLING	7,000.00		9,785.00
Total 513.320 · Audit					9,785.00	0.00	9,785.00
Total 513.000 · Financial & Administrative					24,191.40	0.00	24,191.40
514.000 · Legal Counsel							0.00
514.310 · Legal Fees							0.00
Bill	11/09/2020	18956	STRALEY ROBIN VERICKER	PROF SVCS THROUGH 10/15/2020	121.95		121.95
Bill	12/03/2020	19096	STRALEY ROBIN VERICKER	PROF SVCS THROUGH 11/15/2020	93.15		215.10
Bill	05/26/2021	19791	STRALEY ROBIN VERICKER	PROF SVCS THROUGH 05/15/2021	199.50		414.60
Bill	06/10/2021	19415	STRALEY ROBIN VERICKER	PROF SVCS THROUGH 02/15/2021	376.45		791.05
Bill	08/09/2021	20055	STRALEY ROBIN VERICKER	PROF SVCS THROUGH 07/15/2021	28.50		819.55
Total 514.310 · Legal Fees					819.55	0.00	819.55
Total 514.000 · Legal Counsel					819.55	0.00	819.55
519.000 · Other General Government							0.00
519.320 · Engineering							0.00
Bill	11/09/2020	HPC1...	STROUD ENGINEERING CONSULTANTS	10/1/20 - 10/31/20 ENG. FEES	484.50		484.50
Bill	03/16/2021	HPC1...	STROUD ENGINEERING CONSULTANTS	01/01/21 - 2/28/21 ENG. FEES	594.00		1,078.50
Bill	04/09/2021	HPC1...	STROUD ENGINEERING CONSULTANTS	03/01/21 - 03/31/21 ENG. FEES	481.50		1,560.00
Bill	05/10/2021	HPC1...	STROUD ENGINEERING CONSULTANTS	04/01/21 - 04/31/21 ENG. FEES	2,626.50		4,186.50
Bill	06/10/2021	HPC1...	STROUD ENGINEERING CONSULTANTS	05/01/21 - 05/31/21 ENG. FEES	297.00		4,483.50
Bill	08/09/2021	HPC1...	STROUD ENGINEERING CONSULTANTS	06/01/21 - 07/31/21 ENG. FEES	597.00		5,080.50
Total 519.320 · Engineering					5,080.50	0.00	5,080.50
519.410 · Postage							0.00
Bill	11/09/2020	7-170-...	FEDEX	7-170-08263	13.62		13.62
Bill	11/09/2020	7-163-...	FEDEX	7-163-01495	7.30		20.92
Bill	11/09/2020	7-155-...	FEDEX	7-155-41913	91.51		112.43
Bill	12/15/2020	7-198-...	FEDEX	7-198-74822	90.72		203.15
Bill	01/08/2021	7-213-...	FEDEX	1-213.82506	11.86		215.01
Bill	01/08/2021	7-206-...	FEDEX	7-206-10438	7.25		222.26
Bill	03/05/2021	7-279-...	FEDEX	7-279-23309	99.98		322.24
Bill	03/16/2021	7-293-...	FEDEX	7-293-59655	7.74		329.98
Bill	05/10/2021	7-345-...	FEDEX	7-345-46788	98.50		428.48
Bill	05/10/2021	7-352-...	FEDEX	7-352-61327	7.80		436.28
Bill	08/09/2021	7-441-...	FEDEX	7-441-83220	94.06		530.34
Total 519.410 · Postage					530.34	0.00	530.34
519.411 · Telephone							0.00
Bill	10/08/2020	2019-...	WRATHELL, HUNT & ASSOCIATES. LLC	10/20 MGMT FEE	12.50		12.50
Bill	11/09/2020	2019-...	WRATHELL, HUNT & ASSOCIATES. LLC	11/20 MGMT FEE	12.50		25.00
Bill	12/03/2020	2019-...	WRATHELL, HUNT & ASSOCIATES. LLC	12/20 MGMT FEE	12.50		37.50
Bill	01/08/2021	2019-...	WRATHELL, HUNT & ASSOCIATES. LLC	01/21 MGMT FEE	12.50		50.00
Bill	02/05/2021	2019-...	WRATHELL, HUNT & ASSOCIATES. LLC	02/21 MGMT FEE	12.50		62.50
Bill	03/05/2021	2019-...	WRATHELL, HUNT & ASSOCIATES. LLC	03/21 MGMT FEE	12.50		75.00
Bill	04/09/2021	2019-...	WRATHELL, HUNT & ASSOCIATES. LLC	04/21 MGMT FEE	12.50		87.50
Bill	05/10/2021	2019-...	WRATHELL, HUNT & ASSOCIATES. LLC	05/21 MGMT FEE	12.50		100.00
Bill	06/10/2021	2019-...	WRATHELL, HUNT & ASSOCIATES. LLC	06/21 MGMT FEE	12.50		112.50
Bill	07/12/2021	2019-...	WRATHELL, HUNT & ASSOCIATES. LLC	07/21 MGMT FEE	12.50		125.00
Bill	08/09/2021	2019-...	WRATHELL, HUNT & ASSOCIATES. LLC	08/21 MGMT FEE	12.50		137.50

**Heritage Pines CDD
General Ledger
As of August 31, 2021**

Type	Date	Num	Name	Memo	Debit	Credit	Balance
Total 519.411 · Telephone					137.50	0.00	137.50
519.413 · Website Maintenance							
Bill	03/05/2021	2021-...	STRANGE ZONE	WEBSITE MAINTENANCE AND HOSTING 0...	704.99		0.00
Total 519.413 · Website Maintenance					704.99	0.00	704.99
519.440 · Rentals and Leases							
Bill	10/08/2020	2019-...	WRATHELL, HUNT & ASSOCIATES. LLC	10/20 MGMT FEE	155.00		0.00
Bill	11/09/2020	2019-...	WRATHELL, HUNT & ASSOCIATES. LLC	11/20 MGMT FEE	155.00		155.00
Bill	12/03/2020	2019-...	WRATHELL, HUNT & ASSOCIATES. LLC	12/20 MGMT FEE	155.00		310.00
Bill	01/08/2021	2019-...	WRATHELL, HUNT & ASSOCIATES. LLC	01/21 MGMT FEE	155.00		465.00
Bill	02/05/2021	2019-...	WRATHELL, HUNT & ASSOCIATES. LLC	02/21 MGMT FEE	155.00		620.00
Bill	03/05/2021	2019-...	WRATHELL, HUNT & ASSOCIATES. LLC	03/21 MGMT FEE	155.00		775.00
Bill	04/09/2021	2019-...	WRATHELL, HUNT & ASSOCIATES. LLC	04/21 MGMT FEE	155.00		930.00
Bill	05/10/2021	2019-...	WRATHELL, HUNT & ASSOCIATES. LLC	05/21 MGMT FEE	155.00		1,085.00
Bill	06/10/2021	2019-...	WRATHELL, HUNT & ASSOCIATES. LLC	06/21 MGMT FEE	155.00		1,240.00
Bill	07/12/2021	2019-...	WRATHELL, HUNT & ASSOCIATES. LLC	07/21 MGMT FEE	155.00		1,395.00
Bill	08/09/2021	2019-...	WRATHELL, HUNT & ASSOCIATES. LLC	08/21 MGMT FEE	155.00		1,550.00
Total 519.440 · Rentals and Leases					1,705.00	0.00	1,705.00
519.450 · Insurance							
General Journal	10/01/2020	2708		TO RECLASS EGIS INVOICE #11707 TO RE...	7,549.00		0.00
General Journal	11/20/2020	2710		EGIS refund		90.00	7,549.00
Total 519.450 · Insurance					7,549.00	90.00	7,459.00
519.470 · Printing and Binding							
Bill	10/08/2020	2019-...	WRATHELL, HUNT & ASSOCIATES. LLC	10/20 MGMT FEE	85.83		0.00
Bill	11/09/2020	2019-...	WRATHELL, HUNT & ASSOCIATES. LLC	11/20 MGMT FEE	85.83		85.83
Bill	12/03/2020	2019-...	WRATHELL, HUNT & ASSOCIATES. LLC	12/20 MGMT FEE	85.83		171.66
Bill	01/08/2021	2019-...	WRATHELL, HUNT & ASSOCIATES. LLC	01/21 MGMT FEE	85.83		257.49
Bill	02/05/2021	2019-...	WRATHELL, HUNT & ASSOCIATES. LLC	02/21 MGMT FEE	85.83		343.32
Bill	03/05/2021	2019-...	WRATHELL, HUNT & ASSOCIATES. LLC	03/21 MGMT FEE	85.83		429.15
Bill	04/09/2021	2019-...	WRATHELL, HUNT & ASSOCIATES. LLC	04/21 MGMT FEE	85.83		514.98
Bill	05/10/2021	2019-...	WRATHELL, HUNT & ASSOCIATES. LLC	05/21 MGMT FEE	85.83		600.81
Bill	06/10/2021	2019-...	WRATHELL, HUNT & ASSOCIATES. LLC	06/21 MGMT FEE	85.83		686.64
Bill	07/12/2021	2019-...	WRATHELL, HUNT & ASSOCIATES. LLC	07/21 MGMT FEE	85.83		772.47
Bill	08/09/2021	2019-...	WRATHELL, HUNT & ASSOCIATES. LLC	08/21 MGMT FEE	85.83		858.30
Total 519.470 · Printing and Binding					944.13	0.00	944.13
519.480 · Legal Advertising							
Bill	11/09/2020	00001...	TAMPA BAY TIMES	NOTICE OF FY 2021 MEETINGS - 10/11/2020	180.50		0.00
Bill	08/09/2021	00001...	TAMPA BAY TIMES	NOTICE OF PUBLIC HAERING & ADOPTIO...	198.80		180.50
Total 519.480 · Legal Advertising					379.30	0.00	379.30
519.490 · Contingencies							
General Journal	10/21/2020	2707		ACCOUNT ANALYSIS FEE	54.22		0.00
Bill	11/09/2020	726052	EDCO AWARDS & SPECIALITIES	CUSTOM ENGRAVED CRYSTAL GIFT CLO...	128.63		54.22
General Journal	11/20/2020	2734		ACCOUNT ANALYSIS FEE	52.90		182.85
General Journal	12/18/2020	2733		ACCOUNT ANALYSIS FEE	54.77		235.75
General Journal	01/22/2021	2746		ACCOUNT ANALYSIS FEE	60.34		290.52
General Journal	02/19/2021	2750		ACCOUNT ANALYSIS FEE	55.32		350.86
General Journal	03/18/2021	2761		ACCOUNT ANALYSIS FEE	52.90		406.18
General Journal	04/20/2021	2773		ACCOUNT ANALYSIS FEE	56.78		459.08
Total 519.490 · Contingencies							515.86

**Heritage Pines CDD
General Ledger
As of August 31, 2021**

Type	Date	Num	Name	Memo	Debit	Credit	Balance
General Journal	05/20/2021	2778		ACCOUNT ANALYSIS FEE	54.00		569.86
General Journal	06/18/2021	2788		ACCOUNT ANALYSIS FEE	52.57		622.43
General Journal	07/21/2021	2792		ACCOUNT ANALYSIS FEE	55.83		678.26
General Journal	08/19/2021	2796		ACCOUNT ANALYSIS FEE	53.85		732.11
Total 519.490 · Contingencies					732.11	0.00	732.11
519.510 · Office Supplies							0.00
Bill	01/08/2021	DO2092	HERITAGE PINES COMMUNITY ASSOCIATION,INC	REIMBURSEMENT - HAND SANITIZER	237.90		237.90
Total 519.510 · Office Supplies					237.90	0.00	237.90
519.540 · Annual District Filing Fee							0.00
Bill	11/09/2020	82306	DEPARTMENT OF ECONOMIC OPPORTUNITY	FY 2020/2019 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 Government					18,175.77	90.00	18,085.77
539.000 · Field Maintenance							0.00
539.311 · Aquatic Weed Control							0.00
Bill	11/09/2020	PI-A00...	SOLITUDE LAKE MANAGEMENT	11/20 AQUATIC WEED CONTROL	1,525.00		1,525.00
Bill	11/09/2020	PI-A00...	SOLITUDE LAKE MANAGEMENT	07/20 AQUATIC WEED CONTROL	1,525.00		3,050.00
Bill	12/15/2020	PI-A00...	SOLITUDE LAKE MANAGEMENT	12/20 AQUATIC WEED CONTROL	1,525.00		4,575.00
Bill	01/19/2021	PI-A00...	SOLITUDE LAKE MANAGEMENT	01/21 AQUATIC WEED CONTROL	1,525.00		6,100.00
Bill	02/18/2021	PI-A00...	SOLITUDE LAKE MANAGEMENT	02/21 AQUATIC WEED CONTROL	1,525.00		7,625.00
Bill	03/16/2021	PI-A00...	SOLITUDE LAKE MANAGEMENT	03/21 AQUATIC WEED CONTROL	1,525.00		9,150.00
Bill	04/09/2021	PI-A00...	SOLITUDE LAKE MANAGEMENT	04/21 AQUATIC WEED CONTROL	1,525.00		10,675.00
Bill	05/10/2021	PI-A00...	SOLITUDE LAKE MANAGEMENT	SUBMERSED VEGETATION TREATMENT	250.00		10,925.00
Bill	05/10/2021	PI-A00...	SOLITUDE LAKE MANAGEMENT	05/21 AQUATIC WEED CONTROL	1,525.00		12,450.00
Bill	07/12/2021	PI-A00...	SOLITUDE LAKE MANAGEMENT	TREATMENT OF SPATTERDOCK-AQUATIC...	1,195.00		13,645.00
Bill	07/12/2021	PI-A00...	SOLITUDE LAKE MANAGEMENT	06/21 AQUATIC WEED CONTROL	1,525.00		15,170.00
Bill	07/12/2021	PI-A00...	SOLITUDE LAKE MANAGEMENT	07/21 AQUATIC WEED CONTROL	1,525.00		16,695.00
Bill	08/09/2021	PI-A00...	SOLITUDE LAKE MANAGEMENT	08/21 AQUATIC WEED CONTROL	1,525.00		18,220.00
Total 539.311 · Aquatic Weed Control					18,220.00	0.00	18,220.00
539.340 · Retention Pond Mowing/Weed Cont							0.00
Bill	01/08/2021	497	DOWN TO EARTH LANDSCAPE & IRRIGATION	11/20 MOWING SERVICES	4,200.21		4,200.21
Bill	01/08/2021	1141	DOWN TO EARTH LANDSCAPE & IRRIGATION	12/20 MOWING SERVICES	3,509.81		7,710.02
Bill	02/05/2021	2414	DOWN TO EARTH LANDSCAPE & IRRIGATION	01/21 MOWING SERVICES	5,906.24		13,616.26
Bill	02/18/2021	219	DOWN TO EARTH LANDSCAPE & IRRIGATION	10/20 MOWING SERVICES	5,383.67		18,999.93
Bill	05/10/2021	7379	DOWN TO EARTH LANDSCAPE & IRRIGATION	03/21 MOWING SERVICES	4,432.45		23,432.38
Bill	05/10/2021	4731	DOWN TO EARTH LANDSCAPE & IRRIGATION	02/21 MOWING SERVICES	4,099.89		27,532.27
Bill	07/12/2021	INV10...	DOWN TO EARTH LANDSCAPE & IRRIGATION	06/21 MOWING SERVICES	6,998.21		34,530.48
Bill	07/12/2021	INV98...	DOWN TO EARTH LANDSCAPE & IRRIGATION	05/21 MOWING SERVICES	4,594.01		39,124.49
Total 539.340 · Retention Pond Mowing/Weed Cont					39,124.49	0.00	39,124.49
539.341 · Dry Retention Pond Refurbish							0.00
Bill	01/08/2021	9111	LYKINS-SIGNTEK	FABRICATION AND DELIVERY OF CUSTO...	170.00		170.00
Bill	02/05/2021	2413	DOWN TO EARTH LANDSCAPE & IRRIGATION	BAHIA SOD EDRA 15B	1,200.00		1,370.00
Bill	03/05/2021	2018124	WAYNE VANCE SUNSHINE STATE SPRINKER CO.	IRRIGATION ADDITION	1,348.50		2,718.50
Bill	03/16/2021	030621	MARTUCCI CONCRETE PUMPING, LLC	PINE MEADOW VILLAGE, EDGE PARK RO...	765.00		3,483.50
Bill	04/09/2021	32620...	SCHAER DEVELOPMENT, INC.	MOBILIZATION & MOT EQUIPMENT, REMO...	19,249.66		22,733.16
Bill	07/12/2021	062321	MARTUCCI CONCRETE PUMPING, LLC	MIAMI CURB DEMO & REPLACEMENT	1,350.00		24,083.16
Total 539.341 · Dry Retention Pond Refurbish					24,083.16	0.00	24,083.16

**Heritage Pines CDD
General Ledger
As of August 31, 2021**

Type	Date	Num	Name	Memo	Debit	Credit	Balance
539.430 · Street Lighting							0.00
Bill	11/09/2020	13069...	WITHLACOOCHEE RIVER ELECTRIC COOPERA...	1306910 11/05/2020	1,423.06		1,423.06
Bill	11/09/2020	20415...	WITHLACOOCHEE RIVER ELECTRIC COOPERA...	2041547 11/03/2020	390.35		1,813.41
Bill	12/15/2020	13069...	WITHLACOOCHEE RIVER ELECTRIC COOPERA...	1306910 12/07/2020	1,423.06		3,236.47
Bill	12/15/2020	20415...	WITHLACOOCHEE RIVER ELECTRIC COOPERA...	2041547 12/03/2020	390.35		3,626.82
Bill	01/19/2021	20415...	WITHLACOOCHEE RIVER ELECTRIC COOPERA...	2041547 01/06/2021	390.11		4,016.93
Bill	01/19/2021	13069...	WITHLACOOCHEE RIVER ELECTRIC COOPERA...	1306910 01/08/2021	1,419.87		5,436.80
Bill	02/18/2021	13069...	WITHLACOOCHEE RIVER ELECTRIC COOPERA...	1306910 02/05/2021	1,419.87		6,856.67
Bill	02/18/2021	20415...	WITHLACOOCHEE RIVER ELECTRIC COOPERA...	2041547 02/03/2021	390.11		7,246.78
Bill	03/16/2021	13069...	WITHLACOOCHEE RIVER ELECTRIC COOPERA...	1306910 03/05/2021	1,419.87		8,666.65
Bill	03/16/2021	20415...	WITHLACOOCHEE RIVER ELECTRIC COOPERA...	2041547 03/03/2021	390.11		9,056.76
Bill	04/09/2021	20415...	WITHLACOOCHEE RIVER ELECTRIC COOPERA...	2041547 04/06/2021	390.11		9,446.87
Bill	04/09/2021	13069...	WITHLACOOCHEE RIVER ELECTRIC COOPERA...	1306910 04/08/2021	1,419.87		10,866.74
Bill	05/10/2021	13069...	WITHLACOOCHEE RIVER ELECTRIC COOPERA...	1306910 05/07/2021	1,419.87		12,286.61
Bill	05/10/2021	20415...	WITHLACOOCHEE RIVER ELECTRIC COOPERA...	2041547 05/05/2021	390.11		12,676.72
Check	05/26/2021	2736	WITHLACOOCHEE RIVER ELECTRIC COOPERA...	CONNECTION CHARGE AND DEPOSIT - 4 ...	2,389.00		15,065.72
Bill	06/10/2021	13069...	WITHLACOOCHEE RIVER ELECTRIC COOPERA...	1306910 06/07/2021	1,419.87		16,485.59
Bill	06/10/2021	20415...	WITHLACOOCHEE RIVER ELECTRIC COOPERA...	2041547 06/03/2021	390.11		16,875.70
Bill	07/12/2021	13069...	WITHLACOOCHEE RIVER ELECTRIC COOPERA...	1306910 07/08/2021	1,439.11		18,314.81
Bill	07/12/2021	20415...	WITHLACOOCHEE RIVER ELECTRIC COOPERA...	2041547 07/06/2021	391.57		18,706.38
Bill	08/09/2021	20415...	WITHLACOOCHEE RIVER ELECTRIC COOPERA...	2041547 08/04/2021	456.57		19,162.95
Bill	08/09/2021	13069...	WITHLACOOCHEE RIVER ELECTRIC COOPERA...	1306910 08/06/2021	1,439.11		20,602.06
Total 539.430 · Street Lighting					20,602.06	0.00	20,602.06
539.431 · Irrigation of Pond Banks							0.00
Bill	11/09/2020	103120	HERITAGE PINES COMMUNITY ASSOCIATION,INC	10/20 RECLAIMED WATER	2,068.78		2,068.78
Bill	12/03/2020	113020	HERITAGE PINES COMMUNITY ASSOCIATION,INC	11/20 RECLAIMED WATER	752.22		2,821.00
Bill	01/08/2021	123120	HERITAGE PINES COMMUNITY ASSOCIATION,INC	12/20 RECLAIMED WATER	965.70		3,786.70
Bill	02/18/2021	CL000...	HERITAGE PINES COMMUNITY ASSOCIATION,INC	01/21 RECLAIMED WATER	1,654.83		5,441.53
Bill	03/16/2021	022821	HERITAGE PINES COMMUNITY ASSOCIATION,INC	02/21 RECLAIMED WATER	1,835.83		7,277.36
Bill	04/09/2021	022821	REGAL PINES VILLAGE INC.	% PAYMENT OF WATER IN EDRA #36 IN R...	45.36		7,322.72
Bill	05/10/2021	033121	HERITAGE PINES COMMUNITY ASSOCIATION,INC	03/21 RECLAIMED WATER	1,458.82		8,781.54
Bill	05/10/2021	042821	HERITAGE PINES COMMUNITY ASSOCIATION,INC	04/21 RECLAIMED WATER	2,254.88		11,036.42
Bill	05/10/2021	042321	REGAL PINES VILLAGE INC.	% PAYMENT OF WATER IN EDRA #36 IN R...	45.36		11,081.78
Bill	07/12/2021	063021	HERITAGE PINES COMMUNITY ASSOCIATION,INC	06/21 RECLAIMED WATER	1,495.08		12,576.86
Bill	08/09/2021	073021	HERITAGE PINES COMMUNITY ASSOCIATION,INC	07/21 RECLAIMED WATER	989.89		13,566.75
Total 539.431 · Irrigation of Pond Banks					13,566.75	0.00	13,566.75
Total 539.000 · Field Maintenance					115,596.46	0.00	115,596.46
TOTAL					1,064,417.19	1,064,417.19	0.00

**HERITAGE PINES
COMMUNITY DEVELOPMENT DISTRICT
BANK STATEMENTS**



Account
 Statement

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

Questions? Please call
 1-800-786-8787

Delta SkyMiles Debit Card changes:
 Effective 10/01/2021, double miles for in-flight entertainment will be discontinued as this purchase option is no longer applicable. This change will also impact movie theatre ticket purchases as these purchases were categorized together.

Account Summary	Account Type	Account Number	Statement Period
	PUBLIC FUNDS NOW	0615006011053	08/01/2021 - 08/31/2021

Description	Amount	Description	Amount
Beginning Balance	\$523,360.24	Average Balance	\$502,034.86
Deposits/Credits	\$4.26	Average Collected Balance	\$502,034.86
Checks	\$26,054.21	Number of Days in Statement Period	31
Withdrawals/Debits	\$1,949.53	Annual Percentage Yield Earned	.01%
Ending Balance	\$495,360.76	Interest Paid Year to Date	\$37.19

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
	08/31	4.26		INTEREST PAID THIS STATEMENT THRU 08/31
Deposits/Credits: 1		Total Items Deposited: 0		

Checks	Check Number	Amount	Date Paid	Check Number	Amount	Date Paid	Check Number	Amount	Date Paid
	2740	297.00	08/23	2745	4,245.00	08/05	2750	28.50	08/17
	*2742	11,592.22	08/04	*2747	94.06	08/19	2751	597.00	08/27
	2743	1,495.08	08/05	2748	989.89	08/17	2752	198.80	08/20
	2744	1,350.00	08/02	2749	1,525.00	08/18	2753	3,641.66	08/17

Checks: 12
 * 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
	08/11	456.57		ELECTRONIC/ACH DEBIT Withlacoochee Ri WEB PMTS XLL6ZG
	08/11	1,439.11		ELECTRONIC/ACH DEBIT Withlacoochee Ri WEB PMTS 9NL6ZG
	08/19	53.85		ACCOUNT ANALYSIS FEE
Withdrawals/Debits: 3				

Balance Activity History	Date	Balance	Collected Balance	Date	Balance	Collected Balance
	08/01	523,360.24	523,360.24	08/17	498,122.21	498,122.21
	08/02	522,010.24	522,010.24	08/18	496,597.21	496,597.21
	08/04	510,418.02	510,418.02	08/19	496,449.30	496,449.30
	08/05	504,677.94	504,677.94	08/20	496,250.50	496,250.50
	08/11	502,782.26	502,782.26	08/23	495,953.50	495,953.50



Account Statement

HERITAGE PINES COMMUNITY DEVELOPMENT DISTRICT
2300 GLADES ROAD, SUITE 410W
BOCA RATON, FL 33431

2740

8/11/2021

PAID TO THE ORDER OF STROUD ENGINEERING CONSULTANTS, INC.
Two Hundred Ninety-Seven and 00/100 DOLLARS

STROUD ENGINEERING CONSULTANTS, INC.
10503 CYNDEE LANE
ODessa, FL 33060

MEMO 05/01/21 - 05/01/21 ENG. FEES

⑈00 2740⑈ ⑈063102152⑈0615006011053⑈

Ck # 2740 08/23 \$297.00

HERITAGE PINES COMMUNITY DEVELOPMENT DISTRICT
2300 GLADES ROAD, SUITE 410W
BOCA RATON, FL 33431

2747

8/10/2021

PAID TO THE ORDER OF FEDEX
Ninety-Four and 00/100 DOLLARS

FEDEX
P.O. BOX 371461
PITTSBURGH, PA 15220-7451

MEMO 7-441-33220

⑈00 2747⑈ ⑈063102152⑈0615006011053⑈

Ck # 2747 08/19 \$94.06

HERITAGE PINES COMMUNITY DEVELOPMENT DISTRICT
2300 GLADES ROAD, SUITE 410W
BOCA RATON, FL 33431

2742

7/15/2021

PAID TO THE ORDER OF DOWN TO EARTH LANDSCAPE & IRRIGATION
Eleven Thousand Five Hundred Ninety-Two and 22/100 DOLLARS

DOWN TO EARTH LANDSCAPE & IRRIGATION
PO BOX 738
TAMPERINE, FL 32777

MEMO

⑈00 2742⑈ ⑈063102152⑈0615006011053⑈

Ck # 2742 08/04 \$11,592.22

HERITAGE PINES COMMUNITY DEVELOPMENT DISTRICT
2300 GLADES ROAD, SUITE 410W
BOCA RATON, FL 33431

2748

8/10/2021

PAID TO THE ORDER OF HERITAGE PINES COMMUNITY ASSOCIATION, INC.
Nine Hundred Eighty-Nine and 00/100 DOLLARS

HERITAGE PINES COMMUNITY ASSOCIATION, INC.
11524 SCENIC HILLS BLVD
HUDSON, FL 34667

MEMO 07/21 RECLAIMED WATER

⑈00 2748⑈ ⑈063102152⑈0615006011053⑈

Ck # 2748 08/17 \$989.89

HERITAGE PINES COMMUNITY DEVELOPMENT DISTRICT
2300 GLADES ROAD, SUITE 410W
BOCA RATON, FL 33431

2743

7/13/2021

PAID TO THE ORDER OF HERITAGE PINES COMMUNITY ASSOCIATION, INC.
One Thousand Four Hundred Ninety-Five and 00/100 DOLLARS

HERITAGE PINES COMMUNITY ASSOCIATION, INC.
11524 SCENIC HILLS BLVD
HUDSON, FL 34667

MEMO 08/21 RECLAIMED WATER

⑈00 2743⑈ ⑈063102152⑈0615006011053⑈

Ck # 2743 08/05 \$1,495.08

HERITAGE PINES COMMUNITY DEVELOPMENT DISTRICT
2300 GLADES ROAD, SUITE 410W
BOCA RATON, FL 33431

2749

8/10/2021

PAID TO THE ORDER OF SOLITUDE LAKE MANAGEMENT
One Thousand Five Hundred Twenty-Five and 00/100 DOLLARS

SOLITUDE LAKE MANAGEMENT
1020 BROOKWOOD DRIVE
SUITE H
LITTLE ROCK, AR 72202

MEMO 08/21 AQUATIC WEED CONTROL

⑈00 2749⑈ ⑈063102152⑈0615006011053⑈

Ck # 2749 08/18 \$1,525.00

HERITAGE PINES COMMUNITY DEVELOPMENT DISTRICT
2300 GLADES ROAD, SUITE 410W
BOCA RATON, FL 33431

2744

7/13/2021

PAID TO THE ORDER OF MARTUCCI CONCRETE PUMPING, LLC
One Thousand Three Hundred Fifty and 00/100 DOLLARS

MARTUCCI CONCRETE PUMPING, LLC
10244 TOOKEE LAKE BLVD
BROOKSVILLE, FL 34613

MEMO MIAMI CURB DEMO & REPLACEMENT

⑈00 2744⑈ ⑈063102152⑈0615006011053⑈

Ck # 2744 08/02 \$1,350.00

HERITAGE PINES COMMUNITY DEVELOPMENT DISTRICT
2300 GLADES ROAD, SUITE 410W
BOCA RATON, FL 33431

2750

8/10/2021

PAID TO THE ORDER OF STRALDY ROBIN VERICKER
Twenty-Eight and 00/100 DOLLARS

STRALDY ROBIN VERICKER
1810 W. CLEVELAND STREET
TAMPA, FL 33605

MEMO PROP SVCS THROUGH 07/18/2021

⑈00 2750⑈ ⑈063102152⑈0615006011053⑈

Ck # 2750 08/17 \$28.50

HERITAGE PINES COMMUNITY DEVELOPMENT DISTRICT
2300 GLADES ROAD, SUITE 410W
BOCA RATON, FL 33431

2745

7/19/2021

PAID TO THE ORDER OF SOLITUDE LAKE MANAGEMENT
Four Thousand Two Hundred Forty-Five and 00/100 DOLLARS

SOLITUDE LAKE MANAGEMENT
1320 BROOKWOOD DRIVE
SUITE H
LITTLE ROCK, AR 72202

MEMO

⑈00 2745⑈ ⑈063102152⑈0615006011053⑈

Ck # 2745 08/05 \$4,245.00

HERITAGE PINES COMMUNITY DEVELOPMENT DISTRICT
2300 GLADES ROAD, SUITE 410W
BOCA RATON, FL 33431

2751

8/10/2021

PAID TO THE ORDER OF STROUD ENGINEERING CONSULTANTS, INC.
Five Hundred Ninety-Seven and 00/100 DOLLARS

STROUD ENGINEERING CONSULTANTS, INC.
10503 CYNDEE LANE
ODessa, FL 33060

MEMO 05/01/21 - 07/01/21 ENG. FEES

⑈00 2751⑈ ⑈063102152⑈0615006011053⑈

Ck # 2751 08/27 \$597.00

SUNTRUST BANK
PO BOX 305183
NASHVILLE TN 37230-5183



Page 4 of 4
36/E00/0175/0/40
0615006011053
08/31/2021

Account Statement

HERITAGE PINES COMMUNITY DEVELOPMENT DISTRICT 2300 GLADES ROAD, SUITE 410W BOCA RATON, FL 33431	SUNTRUST 43216831	2752 8/10/2021
PAY TO THE ORDER OF TIMES PUBLISHING COMPANY	\$ 198.80	
One Hundred Ninety-Eight and 80/100	DOLLARS	
TAMPA BAY TIMES DEPT 3399 P.O. BOX 123306 DALLAS, TX 75312-3398		
MEMO CUSTOMER ACCOUNT 523496		
⑆002752⑆ ⑆06340215⑆ ⑆0615006011053⑆		

Ck # 2752 08/20 \$198.80

HERITAGE PINES COMMUNITY DEVELOPMENT DISTRICT 2300 GLADES ROAD, SUITE 410W BOCA RATON, FL 33431	SUNTRUST 43216831	2753 8/10/2021
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 ORIGINATOR FEE		
⑆002753⑆ ⑆06340215⑆ ⑆0615006011053⑆		

Ck # 2753 08/17 \$3,641.66

**HERITAGE PINES
COMMUNITY DEVELOPMENT DISTRICT
CHECK REGISTER
THROUGH
AUGUST 2021**

Heritage Pines CDD Check Detail August 2021

Type	Num	Date	Name	Account	Paid Amount	Original Amount
Bill Pmt -Check	CBI	08/10/2021	WITHLACOOCHEE...	101.000 · Suntrust ...		-1,895.68
Bill	2041547 080421	08/09/2021		539.430 · Street Lig...	-456.57	456.57
Bill	1306910 080621	08/09/2021		539.430 · Street Lig...	-1,439.11	1,439.11
TOTAL					-1,895.68	1,895.68
Bill Pmt -Check	2747	08/10/2021	FEDEX	101.000 · Suntrust ...		-94.06
Bill	7-441-83220	08/09/2021		519.410 · Postage	-94.06	94.06
TOTAL					-94.06	94.06
Bill Pmt -Check	2748	08/10/2021	HERITAGE PINES ...	101.000 · Suntrust ...		-989.89
Bill	073021	08/09/2021		539.431 · Irrigation ...	-989.89	989.89
TOTAL					-989.89	989.89
Bill Pmt -Check	2749	08/10/2021	SOLITUDE LAKE ...	101.000 · Suntrust ...		-1,525.00
Bill	PI-A00652367	08/09/2021		539.311 · Aquatic ...	-1,525.00	1,525.00
TOTAL					-1,525.00	1,525.00
Bill Pmt -Check	2750	08/10/2021	STRALEY ROBIN ...	101.000 · Suntrust ...		-28.50
Bill	20055	08/09/2021		514.310 · Legal Fees	-28.50	28.50
TOTAL					-28.50	28.50
Bill Pmt -Check	2751	08/10/2021	STROUD ENGINE...	101.000 · Suntrust ...		-597.00
Bill	HPC1202-18-07	08/09/2021		519.320 · Engineeri...	-597.00	597.00
TOTAL					-597.00	597.00
Bill Pmt -Check	2752	08/10/2021	TAMPA BAY TIMES	101.000 · Suntrust ...		-198.80
Bill	0000167938	08/09/2021		519.480 · Legal Adv...	-198.80	198.80
TOTAL					-198.80	198.80

2:43 PM

09/08/21

Heritage Pines CDD
Check Detail
August 2021

Type	Num	Date	Name	Account	Paid Amount	Original Amount
Bill Pmt -Check	2753	08/10/2021	WRATHELL, HUNT...	101.000 · Suntrust ...		-3,641.66
Bill	2019-2563	08/09/2021		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

**HERITAGE PINES
COMMUNITY DEVELOPMENT DISTRICT
INVOICES**



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 **08/06/2021**
Amount Due **1,439.11**
Current Charges Due **08/26/2021**

District Office Serving You
Bayonet Point

Service Address PUBLIC LIGHTING
Service Classification Public Lighting

See Reverse Side For More Information

ELECTRIC SERVICE

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

Comparative Usage Information

Average kWh
Period Days 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 1,439.11
Payment 1,439.11CR
Balance Forward 539.430 0.00
001

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 @ 0.03300 206.32
Poles(QTY 103) 513.00
FL Gross Receipts Tax 13.24

Total Current Charges 1,439.11
Total Due Please Pay 1,439.11



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.

Lights/Poles	Type/Qty	Type/Qty	Type/Qty	Type/Qty	Type/Qty
	105 92	205 2	350 2	455 2	960 9
	150 4	305 7	360 3	910 94	



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: 08/06/2021

District: BP04

Use above space for address change ONLY.

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

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

Current Charges Due Date	08/26/2021
TOTAL CHARGES DUE	1,439.11
Total Charges Due After Due Date	1,460.70

000130691000014391100014607007



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 **08/04/2021**
Amount Due **456.57**
Current Charges Due **08/24/2021**

District Office Serving You
Bayonet Point

Service Address PUBLIC LIGHTING
Service Classification Public Lighting

See Reverse Side For More Information

ELECTRIC SERVICE

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

Comparative Usage Information
Average kWh
Period Days 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		391.57
Payment	539.430	391.57 CR
Balance Forward	001	0.00



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.

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 @ 0.03300	15.55
Poles (QTY 29)	91.50
Install/Remove Light Pole	65.00
FL Gross Receipts Tax	0.77

Total Current Charges	456.57
Total Due	Please Pay 456.57

Lights/Poles	Type/Qty	Type/Qty	Type/Qty	Type/Qty
	205 4	210 25	910 4	935 25



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: 08/04/2021

District: BP02

Use above space for address change ONLY.

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

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

Current Charges Due Date	08/24/2021
TOTAL CHARGES DUE	456.57
Total Charges Due After Due Date	463.42

000204154700004565700004634202



Invoice Number	Invoice Date	Account Number	Page
7-441-83220	Jul 20, 2021	[REDACTED]	1 of 4

FedEx Tax ID: 71-0427007

Billing Address:

HERITAGE PINES CDD
2300 GLADES RD STE 410W
BOCA RATON FL 33431-8556

Shipping Address:

HERITAGE PINES CDD
2300 GLADES RD STE 410W
BOCA RATON FL 33431-8556

**Invoice Questions?
Contact FedEx Revenue Services**

Phone: 800.645.9424
M-F 7-5 (CST)
Internet: fedex.com/usgovt

Invoice Summary

FedEx Express Services

Total Charges	USD	\$94.06
TOTAL THIS INVOICE	USD	\$94.06

Other discounts may apply.

To pay your FedEx invoice, please go to www.fedex.com/payment. Thank you for using FedEx.

Account Summary as of Jul 20, 2021

Previous Balance	0.00
Payments	0.00
Adjustments	0.00
New Charges	94.06
New Account Balance	\$94.06

519.410
001



Detailed descriptions of surcharges can be located at fedex.com

To ensure proper credit, please return this portion with your payment to FedEx. Please do not staple or fold. Please make check payable to FedEx.

Invoice Number	Invoice Amount	Account Number	Account Balance
7-441-83220	USD \$94.06	[REDACTED]	USD \$94.06

Remittance Advice

Your payment is due by Sep 03, 2021

74418322060000094060764273010000000940600000940600

0002628 01 AV 0.395 **AUTO T1 1 1200 33431-855643 -C01-P02630-11



HERITAGE PINES CDD
2300 GLADES RD STE 410W
BOCA RATON FL 33431-8556



FedEx
P.O. Box 371461
Pittsburgh PA 15250-7461



6232800009141

FedEx Express Shipment Detail By Payor Type (Original)

Ship Date: Jul 13, 2021 **Cust. Ref.:** Heritage Pines 7/20/21 A **Ref.#2:**
Payor: Third Party **Ref.#3:**

- Fuel Surcharge - FedEx has applied a fuel surcharge of 7.75% to this shipment.
- Distance Based Pricing, Zone 2
- Package Delivered to Recipient Address - Release Authorized

Automation	INET	Sender	Recipient	
Tracking ID	774248359012	Chuck Adams -	Janice Benedetti	
Service Type	FedEx Standard Overnight	Wrathell, Hunt & Associates, L	18440 FAIRWAY GREEN DR	
Package Type	FedEx Pak	2300 Glades Road	HUDSON FL 34667 US	
Zone	02	BOCA RATON FL 33431 US		
Packages	1			
Rated Weight	1.0 lbs, 0.5 kgs			
Delivered	Jul 14, 2021 16:30	Transportation Charge		6.84
Svc Area	A3	Fuel Surcharge		0.80
Signed by	see above	Residential Delivery		4.65
FedEx Use	00000000/134425/02	Total Charge	USD	\$12.29

Ship Date: Jul 13, 2021 **Cust. Ref.:** Heritage Pines 7/20/21 A **Ref.#2:**
Payor: Third Party **Ref.#3:**

- Fuel Surcharge - FedEx has applied a fuel surcharge of 7.75% to this shipment.
- Distance Based Pricing, Zone 2
- Package Delivered to Recipient Address - Release Authorized

Automation	INET	Sender	Recipient	
Tracking ID	774248359229	Chuck Adams -	Mr. Kurt D. Heath, P.E.	
Service Type	FedEx Standard Overnight	Wrathell, Hunt & Associates, L	Stroud Engineering Consultants	
Package Type	FedEx Pak	2300 Glades Road	10503 CYNDEE LN	
Zone	02	BOCA RATON FL 33431 US	ODESSA FL 33556 US	
Packages	1			
Rated Weight	1.0 lbs, 0.5 kgs			
Delivered	Jul 14, 2021 15:14	Transportation Charge		6.84
Svc Area	A2	Fuel Surcharge		0.80
Signed by	see above	Residential Delivery		4.65
FedEx Use	00000000/134425/02	Total Charge	USD	\$12.29

FedEx® Billing Online

FedEx Billing Online allows you to efficiently manage and pay your FedEx invoices online. It's free, easy and secure. FedEx Billing Online helps you streamline your billing process. With all your FedEx shipping information available in one secure online location, you never have to worry about misplacing a paper invoice or sifting through reams of paper to find information for past shipments. Go to fedex.com to sign up today!



Invoice Number	Invoice Date	Account Number
7-441-83220	Jul 20, 2021	[REDACTED]

Ship Date: Jul 13, 2021
Payor: Third Party

Cust. Ref.: Heritage Pines 7/20/21 A
Ref.#3:

Ref.#2:

- Fuel Surcharge - FedEx has applied a fuel surcharge of 7.75% to this shipment.
- Distance Based Pricing, Zone 2
- Package Delivered to Recipient Address - Release Authorized

Automation	INET	Sender	Recipient	
Tracking ID	774248359387	Chuck Adams -	Carol E. Vaughan	
Service Type	FedEx Standard Overnight	Wrathell, Hunt & Associates, L	18717 Rolling Hills Loop	
Package Type	FedEx Pak	2300 Glades Road	HUDSON FL 34667 US	
Zone	02	BOCA RATON FL 33431 US		
Packages	1			
Rated Weight	1.0 lbs, 0.5 kgs			6.84
Delivered	Jul 14, 2021 17:42	Transportation Charge		0.80
Svc Area	A3	Fuel Surcharge		4.65
Signed by	see above	Residential Delivery		
FedEx Use	000000000/134425/02	Total Charge	USD	\$12.29

Ship Date: Jul 13, 2021
Payor: Third Party

Cust. Ref.: Heritage Pines 7/20/21 A
Ref.#3:

Ref.#2:

- Fuel Surcharge - FedEx has applied a fuel surcharge of 7.75% to this shipment.
- Distance Based Pricing, Zone 2

Automation	INET	Sender	Recipient	
Tracking ID	774248359685	Chuck Adams -	Kim Norton	
Service Type	FedEx Standard Overnight	Wrathell, Hunt & Associates, L	Heritage Pines Country Club	
Package Type	FedEx Pak	2300 Glades Road	11524 SCENIC HILLS BLVD	
Zone	02	BOCA RATON FL 33431 US	HUDSON FL 34667 US	
Packages	1			
Rated Weight	1.0 lbs, 0.5 kgs			6.84
Delivered	Jul 14, 2021 16:17	Transportation Charge		0.48
Svc Area	A3	Fuel Surcharge		\$7.32
Signed by	R.DAVITO	Total Charge	USD	
FedEx Use	000000000/134425/_			

Ship Date: Jul 13, 2021
Payor: Third Party

Cust. Ref.: Heritage Pines 7/20/21 A
Ref.#3:

Ref.#2:

- Fuel Surcharge - FedEx has applied a fuel surcharge of 7.75% to this shipment.
- Distance Based Pricing, Zone 2
- Package Delivered to Recipient Address - Release Authorized

Automation	INET	Sender	Recipient	
Tracking ID	774248359696	Chuck Adams -	MICHAEL WALSH	
Service Type	FedEx Standard Overnight	Wrathell, Hunt & Associates, L	18215 NESTLEBRANCH CT	
Package Type	FedEx Pak	2300 Glades Road	HUDSON FL 34667 US	
Zone	02	BOCA RATON FL 33431 US		
Packages	1			6.84
Rated Weight	1.0 lbs, 0.5 kgs	Transportation Charge		0.80
Delivered	Jul 14, 2021 16:26	Fuel Surcharge		4.65
Svc Area	A3	Residential Delivery		
Signed by	see above	Total Charge	USD	\$12.29
FedEx Use	000000000/134425/02			

Ship Date: Jul 13, 2021
Payor: Third Party

Cust. Ref.: Heritage Pines 7/20/21 A
Ref.#3:

Ref.#2:

- Fuel Surcharge - FedEx has applied a fuel surcharge of 7.75% to this shipment.
- Distance Based Pricing, Zone 2
- Package Delivered to Recipient Address - Release Authorized

Automation	INET	Sender	Recipient	
Tracking ID	774248359711	Chuck Adams -	Kathleen Lonergan	
Service Type	FedEx Standard Overnight	Wrathell, Hunt & Associates, L	18641 FAIRWAY GREEN DR	
Package Type	FedEx Pak	2300 Glades Road	HUDSON FL 34667 US	
Zone	02	BOCA RATON FL 33431 US		
Packages	1			6.84
Rated Weight	1.0 lbs, 0.5 kgs	Transportation Charge		0.80
Delivered	Jul 14, 2021 16:30	Fuel Surcharge		4.65
Svc Area	A3	Residential Delivery		
Signed by	see above	Total Charge	USD	\$12.29
FedEx Use	000000000/134425/02			

Ship Date: Jul 13, 2021 **Cust. Ref.:** Heritage Pines 7/20/21 A **Ref.#2:**
Payor: Third Party **Ref.#3:**

- Fuel Surcharge - FedEx has applied a fuel surcharge of 7.75% to this shipment.
- Distance Based Pricing, Zone 2
- Package Delivered to Recipient Address - Release Authorized

Automation	INET	Sender	Recipient	
Tracking ID	774248359994	Chuck Adams -	Arthur Rhodes	
Service Type	FedEx Standard Overnight	Wrathell, Hunt & Associates, L	Heritage Pines CDD	
Package Type	FedEx Pak	2300 Glades Road	18218 NESTLEBRANCH CT	
Zone	02	BOCA RATON FL 33431 US	HUDSON FL 34667 US	
Packages	1			
Rated Weight	1.0 lbs, 0.5 kgs			
Delivered	Jul 14, 2021 16:26	Transportation Charge		6.84
Svc Area	A3	Fuel Surcharge		0.80
Signed by	see above	Residential Delivery		4.65
FedEx Use	000000000/134425/02	Total Charge		4.65

Ship Date: Jul 13, 2021 **Cust. Ref.:** Heritage Pines 7/20/21 A **Ref.#2:**
Payor: Third Party **Ref.#3:**

- Fuel Surcharge - FedEx has applied a fuel surcharge of 7.75% to this shipment.
- Distance Based Pricing, Zone 2
- Package Delivered to Recipient Address - Release Authorized

Automation	INET	Sender	Recipient	
Tracking ID	774250166177	Daphne Gilyard	Chuck Adams-Cleo Adams	
Service Type	FedEx Standard Overnight	WHA	1400 HARBOR VIEW DR	
Package Type	FedEx Box	2300 Glades Road	NORTH FORT MYERS FL 33917 US	
Zone	02	BOCA RATON FL 33431 US		
Packages	1			
Rated Weight	5.0 lbs, 2.3 kgs			
Delivered	Jul 14, 2021 15:57	Transportation Charge		7.50
Svc Area	A3	Fuel Surcharge		0.85
Signed by	see above	Residential Delivery		4.65
FedEx Use	000000000/134449/02	Total Charge		4.65

	USD	\$13.00
Third Party Subtotal	USD	\$94.06
Total FedEx Express	USD	\$94.06



Country Club Community

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

Statement

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

539.431
001

HPCCDD	Jul 30/21
MEMBER	DATE

AMOUNT DUE \$ 4,657.63

PLEASE DETACH AND RETURN TOP PORTION WITH PAYMENT

DATE	REF NO	DESCRIPTION	AMOUNT	SVC/GRAT	TAX	TOTAL
Jul 30/21		Balance Forward CLUB	989.89	0.00	0.00	3,667.74 989.89
<p>Your July 2021 Club Charges are due by Aug 20, 2021 Late Fee of \$25 will be added to your account on the Aug 21, 2021 If you are currently set up for auto-debit, this statement is for review only. Thank You, for making your payment on time.</p>						
			989.89	0.00	0.00	4,657.63

0.00	989.89	1,495.08	2,172.66	0.00	4,657.63
CREDIT BOOK	CURRENT BAL.	30 DAYS BAL.	60 DAYS BAL.	90 DAYS BAL.	AMOUNT DUE

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 \$249 per month)



INVOICE

Invoice Number: PI-A00652367
Invoice Date: 08/01/21
PROPERTY: Heritage Pines CDD

539.311
001

Voice: (888) 480-5253 Fax: (888) 358-0088

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

CUSTOMER ID	CUSTOMER PO	Payment Terms	
H2224		Net 45	
Sales Rep ID	Shipment Method	Ship Date	Due Date
Bill Kurth			09/15/21

Qty	Item / Description	UOM	Unit Price	Extension
1	Lake & Pond Management Services SVR05927 08/01/21 - 08/31/21 Lake & Pond Management Services		1,525.00	1,525.00

PLEASE REMIT PAYMENT TO:

1320 Brookwood Drive, Suite H
Little Rock, AR 72202

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

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

July 27, 2021

Client: 001044

Matter: 000001

Invoice #: 20055

514.310
001

Page: 1

RE: CDD - General Matters

For Professional Services Rendered Through July 15, 2021

SERVICES

Date	Person	Description of Services	Hours	
6/28/2021	DCC	REVIEW AGENDA; FOLLOW UP WITH DISTRICT MANAGER REGARDING UPCOMING MEETING.	0.1	
		Total Professional Services	0.1	\$28.50

PERSON RECAP

Person	Hours	Amount
DCC Dana C. Collier	0.1	\$28.50

July 27, 2021

Client: 001044
Matter: 000001
Invoice #: 20055

Page: 2

Total Services	\$28.50	
Total Disbursements	\$0.00	
Total Current Charges		\$28.50

PAY THIS AMOUNT		\$28.50
------------------------	--	----------------

Please Include Invoice Number on all Correspondence

INVOICE #HPC1202-18-07
Date: August 5, 2021

519.320
001

INVOICE

TO:
Heritage Pines CDD
Attn: Chuck Adams
2300 Glades Road, Suite 410W
Boca Raton, FL 33431

FOR:
Heritage Pines CDD
Work Task No. 18 - Misc. Engineering Services (FY 2021)
(Period of 6/1/21 through 7/31/21)

DESCRIPTION	% COMPLETE	FEE	AMOUNT
Task 1 – Project Engineering Services ** See Attached Hourly Breakdown	100.0	\$597.00	\$597.00
Total Completed to Date			\$597.00
Total Previously Invoiced			\$0.00
Total Due This Invoice (Net 30)			\$597.00



Kurt D. Heath, PE
Stroud Engineering Consultants, Inc.

INVOICE BREAKDOWN

(Period of 6/1/21 through 7/31/21)

Task 1 - Miscellaneous Engineering Services

Labor Description	Date	Hours	Rate	Amount
General/Miscellaneous Tasks				
Coord. w/ Kathleen L. re: irrigation well abandonment procedure and plat records for Pine Crest Village	6/28	2.0	\$ 75.00	\$ 150.00
Site visit to inspect irrigation well along north side of Pine Crest Village, researched plat records and as-built drawings for history of well. Attended CDD Board meeting.	7/20	4.0	\$ 75.00	\$ 300.00
Assembled NWRA 38 information per resident email request, sent info. to Chuck A.	7/30	1.5	\$ 75.00	\$ 112.50
Labor Total				\$ 562.50
Expenses Description				
Mileage (@ 1 site visit)				60
Mileage Rate			\$	0.575
Expenses Total				\$ 34.50
Total Billing Period Cost for Task 1				\$ 597.00



Transmittal Letter

10503 Cyndee Ln.
 Odessa, Florida 33556
 Office/Cell: (813) 706-1964
 Kurt@StroudEngineering.com

August 5, 2021

To:
 Heritage Pines CDD
 Attn: Mr. Chuck Adams
 2300 Glades Road, Suite 410W
 Boca Raton, FL 33431

Attention: Mr. Chuck Adams
Re: Current Invoice (Heritage Pines CDD – Misc. Engineering Services FY 21)
Job Number: HPC 12-02-18

We are sending you

<input checked="" type="checkbox"/> Attached	<input type="checkbox"/> Under Separate Cover the following:		
<input type="checkbox"/> Shop Drawings	<input type="checkbox"/> Prints	<input type="checkbox"/> Plans	<input type="checkbox"/> Other:
<input type="checkbox"/> Copy of Letter	<input type="checkbox"/> Change Order	<input type="checkbox"/> Samples	
<input type="checkbox"/> Report	<input type="checkbox"/> Reproducible	<input type="checkbox"/> Specification	

Copies	Date	Description
1	8-05-21	Consultant Invoice (Period of 6/1/21 to 7/31/21)


These are transmitted as checked below

- | | |
|--|---|
| <input checked="" type="checkbox"/> For Approval | <input type="checkbox"/> For Review and Comment |
| <input type="checkbox"/> For Your Use | <input type="checkbox"/> For Your Information |
| <input type="checkbox"/> As Requested | <input type="checkbox"/> For Your File |

Comments:

Chuck,
 Attached is the current invoice for requested services through July 31, 2021, including the associated invoice breakdown. Let me know if you have any questions or need any additional information.

Copy to:

File	 Kurt D. Heath, P.E.
------	---

Tampa Bay Times

tampabay.com

Times Publishing Company
 DEPT 3396
 PO BOX 123396
 DALLAS, TX 75312-3396
 Toll Free Phone: 1 (877) 321-7355
 Fed Tax ID 59-0482470

ADVERTISING INVOICE

Advertising Run Dates		Advertiser Name	
06/30/21 - 07/07/21		HERITAGE PINES CDD	
Billing Date	Sales Rep	Customer Account	
07/07/2021	Jill Harrison	123496	
Total Amount Due		Ad Number	
\$198.80		0000167938	

PAYMENT DUE UPON RECEIPT

Start	Stop	Ad Number	Product	Placement	Description PO Number	Ins.	Size	Net Amount
06/30/21	07/07/21	0000167938	Times	Legals CLS	Public Hearing & Adoption of Budget	2	2x42 L	\$196.80
06/30/21	07/07/21	0000167938	Tampabay.com	Legals CLS	Public Hearing & Adoption of Budget AffidavitMaterial	2	2x42 L	\$0.00 \$2.00
					519.480 001			

PLEASE DETACH AND RETURN LOWER PORTION WITH YOUR REMITTANCE

Tampa Bay Times

tampabay.com

DEPT 3396
 PO BOX 123396
 DALLAS, TX 75312-3396
 Toll Free Phone: 1 (877) 321-7355

ADVERTISING INVOICE

Thank you for your business.

Advertising Run Dates		Advertiser Name	
06/30/21 - 07/07/21		HERITAGE PINES CDD	
Billing Date	Sales Rep	Customer Account	
07/07/2021	Jill Harrison	123496	
Total Amount Due		Ad Number	
\$198.80		0000167938	

DO NOT SEND CASH BY MAIL

PLEASE MAKE CHECK PAYABLE TO: TIMES PUBLISHING COMPANY

REMIT TO:

HERITAGE PINES CDD
 ATTN: C/O WRATHELL, HART, HUNT & A
 2300 GLADES RD, STE 410W
 BOCA RATON, FL 33431

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

Tampa Bay Times
Published Daily

STATE OF FLORIDA
COUNTY OF Pasco

HERITAGE PINES COMMUNITY DEVELOPMENT DISTRICT

NOTICE OF PUBLIC HEARING TO CONSIDER THE ADOPTION OF THE FISCAL YEAR 2021/2022 BUDGET AND NOTICE OF REGULAR BOARD OF SUPERVISORS MEETING

The Board of Supervisors ("Board") of the Heritage Pines Community Development District ("District") will hold a public hearing on **Tuesday, July 20, 2021 at 2:00 p.m.**, at the **Heritage Pines Country Club Meeting Room, 11524 Scenic Hills Boulevard, Hudson, Florida 34667** for the purpose of hearing comments and objections on the adoption of the proposed budget ("**Proposed Budget**") of the District for the fiscal year beginning October 1, 2021 and ending September 30, 2022 ("**Fiscal Year 2021/2022**"). A regular board meeting of the District will also be held at that time where the Board may consider any other business that may properly come before it. A copy of the agenda and Proposed Budget may be obtained by contacting the offices of the District Manager, Wrathell, Hunt and Associates, LLC, by mail at 2300 Glades Road, Suite 410W, Boca Raton, Florida 33431 or by phone at (561) 571-0010 ("**District Manager's office**"), during normal business hours, or by visiting the District's website, <https://heritagepinescdd.net/>.

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

Any person requiring special accommodations at this hearing and meeting because of a disability or physical impairment should contact the District Manager's Office at least forty-eight (48) hours prior to the hearing and meeting. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Manager's Office.

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

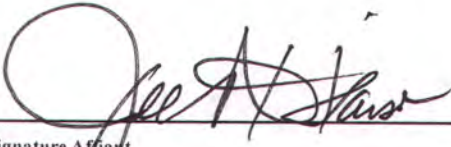
District Manager
(167938)

6/30, 7/7/2021

} SS

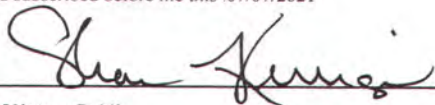
Before the undersigned authority personally appeared **Jill Harrison** who on oath says that he/she is **Legal Advertising Representative** of the **Tampa Bay Times** a daily newspaper printed in St. Petersburg, in Pinellas County, Florida; that the attached copy of advertisement, being a Legal Notice in the matter **RE: Public Hearing & Adoption of Budget** was published in **Tampa Bay Times: 6/30/21, 7/ 7/21** in said newspaper in the issues of **Baylink Pasco**

Affiant further says the said **Tampa Bay Times** is a newspaper published in Pasco County, Florida and that the said newspaper has heretofore been continuously published in said Pasco County, Florida each day and has been entered as a second class mail matter at the post office in said Pasco County, Florida for a period of one year next preceding the first publication of the attached copy of advertisement, and affiant further says that he/she neither paid not promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in the said newspaper.



Signature Affiant

Sworn to and subscribed before me this **07/07/2021**



Signature of Notary Public

Personally known X or produced identification

Type of identification produced _____



Wrathell, Hunt & Associates, LLC

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

Invoice

Date	Invoice #
8/1/2021	2019-2563

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	
<i>Building client relationships one step at a time ...</i>	Total \$3,641.66

**HERITAGE PINES
COMMUNITY DEVELOPMENT DISTRICT**

7

DRAFT

**MINUTES OF MEETING
HERITAGE PINES
COMMUNITY DEVELOPMENT DISTRICT**

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The Board of Supervisors of the Heritage Pines Community Development District held a Regular Meeting on September 21, 2021 at 2:00 p.m., in the Heritage Pines Country Club Meeting Room, 11524 Scenic Hills Boulevard, Hudson, Florida 34667.

Present were:

Kathleen Lonergan	Chair
Arthur Rhodes	Vice Chair
Michael Walsh	Assistant Secretary
Janice Benedetti	Assistant Secretary
Carol Vaughan	Assistant Secretary

Also present were:

Chuck Adams	District Manager
Kurt Heath	District Engineer
Herb Hurley	HPCA General Manager
Tim Gatz	Down to Earth Landscaping (DTE)
Hope Botterbusch	Paleo Park Education & Outreach Coordinator
Steven Evans	Resident
Jay Daniels	Resident

FIRST ORDER OF BUSINESS

Call to Order/Roll Call

Mr. Adams called the meeting to order at 2:01 p.m. All Supervisors were present.

▪ **Pledge of Allegiance**

This item was an addition to the agenda.

All present recited the Pledge of Allegiance.

SECOND ORDER OF BUSINESS

**Public Comments: Agenda Items [3
minutes per person]**

39 Paleo Park Education & Outreach Coordinator Hope Botterbusch distributed an updated
40 brochure for the park and discussed the following:

41 ➤ She believed that Paleo Park should be preserved because it is the fifth most important
42 historical site in Florida.

43 ➤ A lot of maintenance is required and Bottlebrush it has been difficult to find volunteers
44 who can maintain the park in the same condition as the Elliots and the Tribbys tried to keep it.

45 ➤ She would hate for the park to be shut down given its importance and because some
46 residents worked so hard to develop and maintain it.

47 ➤ In her opinion the work needs to be done for safety reasons and that weekly
48 maintenance is needed to address debris, low hanging branches and moss.

49 Asked what she considers “maintenance”, Ms. Botterbusch stated, in the past, the
50 Tribbys pulled weeds, picked up debris and branches and kept walkways clear on a weekly
51 basis. She noted that, while Common Grounds installed mulch to maintain safe walkways all
52 around, the walkways are being overgrown by weeds; some walkers pick up fallen branches
53 and leave them outside the fence for the Common Grounds to pick up but it often takes a long
54 time before they are picked up. She discussed the work done by Ms. Deb Tribby, a Florida
55 naturalist, who pulled invasive plants and trees, labeled plants and kept a log and stated she
56 was willing to help recreate a log but she would be unable to work in the woods due to her
57 allergies.

58 Resident Steven Evans stated he walked around the park this morning and he thought
59 the mulch looked quite nice. He walked it a month ago and, while it seemed to need attention,
60 it was refreshingly pleasant to walk this morning.

61 Ms. Botterbusch asked if the poison ivy was removed, as g it was removed in the past
62 and it is very invasive that grows back. It was located to the left, around the corner when
63 entering the park, past the bench.

64

65 **THIRD ORDER OF BUSINESS**

Discussion: Maintenance of Paleo Park

66

67 Ms. Lonergan stated the CDD currently maintains mulch and performs maintenance
68 twice a month, along with weeding and spraying and taking down branches via ATV. The CDD

69 also installed and maintains the fence. Because Paleo Park is a natural wetland, the CDD cannot
70 remove things that fall into the water but branches have been trimmed in the past.

71 Ms. Vaughan stated she was at the park recently and thought it was in a lovely condition
72 although she did not know about the poison ivy; she asked Mr. Gatz to inspect at it. CDD
73 maintenance is limited to mulching and treating only the weeds in the path. Discussion ensued
74 regarding treating weeds with Rodeo® weed killer, the aquatic version of Roundup®, and the
75 need for extensive maintenance.

76 Ms. Vaughan stated finding volunteers was difficult. She agreed it is a beautiful area
77 and asked that staff pick up debris outside the fence at least once a week and stated the CDD is
78 ensuring that the walkway is clear; the only thing that would prevent access would be an
79 alligator.

80 Mr. Rhodes stated he walked the areas and thought it looked very nice. Runoff from a
81 nearby home interrupts the path. Ms. Vaughan stated there was nothing the CDD could do
82 because the property owner refuses to change the drain. Sod was installed, which helped quite
83 a bit. Discussion ensued regarding ways to mitigate runoff and drainage; the consensus was this
84 is beyond the CDD's control as the homeowner is not willing to cooperate.

85 Mr. Rhodes stated the last report, dated August 1, 2021, showed a lot of algae in the
86 water and expressed his opinion that the current treatments were not sufficient. Discussion
87 ensued regarding the observed plant.

88 Mr. Adams stated algae forms as a green slime; a plant that looks like green specks is
89 likely duckweed, which requires a different type of treatment. He discussed aquatic treatments
90 as follows:

- 91 ➤ Aquatic treatments are not preventative, since the target must be present to treat it.
- 92 ➤ The key to success is to observe and treat aquatic issues quickly, which is why
93 technicians make multiple visits and monitor the lakes every month.
- 94 ➤ Technicians generally respond to algae issues within a couple of days of being reported.
- 95 ➤ Water bodies can change very quickly. A heavy rain can wash fertilizer off lawns and
96 golf courses into the stormwater ponds and the nutrients can cause an algae bloom to develop
97 overnight. Certain types of algae grow on the bottom of ponds and rise to the top quickly.

98 ➤ If an issue is observed, Mr. Adams should be called or emailed right away.

99 Mr. Adams would ask SOLitude to check Lake 15C and Pond 4 Hole 4. Mr. Adams stated
100 that the irrigation pond is a continual battle due to nutrients in the effluent water. Mr. Gatz
101 stated, while he does not ride along with technicians, he is in touch with technicians and sends
102 photos.

103 The consensus was that the CDD is maintaining Paleo Park to the greatest extent
104 possible and is prioritizing safety, accessibility and aesthetics. Ms. Lonergan asked that issues be
105 emailed to Ms. Vaughan. The Board thanked Ms. Botterbusch for her assistance.

106

107 **FOURTH ORDER OF BUSINESS**

**Discussion: CDD Contractor Usage of HPCA
Equipment During Maintenance of CDD
Areas**

108

109

110

111 Mr. Hurley reported the following:

112 ➤ From January through the end of August, the Bush Hog mower and the John Deere
113 tractor, which are HPCA property, were used 60.2 hours and the track rake was used 90 hours.
114 While he did not have an exact figure for the cart used for spraying retention areas, he knew
115 that it was used quite a bit.

116 ➤ The CDD has not paid anything for the use of the equipment because there has never
117 been an agreement covering those items.

118 ➤ In his opinion it is time for a Rental Agreement.

119 Discussion ensued regarding when the HPCA took ownership of the Bush Hog,
120 equipment usage and equipment rentals.

121 ➤ The rental rate for a Bush Hog would be \$425 per day including a tractor. Track rakes are
122 not generally rented but he could estimate a price.

123 A Board Member asked if this could be included as an expense on DTE's report.

124 ➤ Mr. Hurley estimated that, through August, the CDD has saved \$7,500 by using the
125 Association's equipment. He would research prices and submit a proposal at the next meeting.

126 Mr. Rhodes asked where the costs for Paleo Park are reflected on billing. Mr. Gatz
127 stated the mulch utilized in Paleo Park is included in the labor costs and trees that are taken
128 down are utilized for mulching.

129 **FIFTH ORDER OF BUSINESS** **Acceptance of Unaudited Financial**
130 **Statements as of July 31, 2021**

131
132 Mr. Adams presented the Unaudited Financial Statements as of July 31, 2021. There was
133 an unanticipated expenditure related to one of the two dips on Brambleleaf Way. A diver
134 inspected and a 2" puncture and spider-webbing cracking were repaired. The pipe was
135 excavated, the hold was repaired with stainless strap patch and the hole filled in and repaved.
136 The pavement would receive additional paving due to settling. Regarding the depression
137 directly across the street, the CDD has no facilities or drainage pipes in the area. The total cost
138 for the inspection and repair was approximately \$6,000.

139

140 **On MOTION by Mr. Rhodes and seconded by Mr. Walsh with all in favor, the**
141 **Unaudited Financial Statements as of July 31, 2021, were accepted.**

142

143

144 **SIXTH ORDER OF BUSINESS** **Approval of July 20, 2021 Public Hearing**
145 **and Regular Meeting Minutes**

146

147 Ms. Lonergan presented the July 20, 2021 Public Hearing and Regular Meeting Minutes.
148 The following changes were made:

149 Line 173: Change "#7" to "#17"

150 Line 127: Change "Vaughan" to "Walsh"

151 Line 136: Change "repair" to "patch"

152 Lines 138 through 140: Insert a period after "asphalt" and delete the rest of the
153 sentence.

154 Line 138: Insert "Mr. Hurley stated he would not make repairs until the CDD had the
155 storm drain pipe inspected for a leak."

156 Line 140: Change "He" to "Mr. Heath said he"

157 Line 166: Change "EDRA #11" to "Hole #11 at EDRA #52"

158 Line 170: Change "Hurley" to "Gatz"

159 Line 176: Change "Shared" to "Schaer"

160 Line 193: Change "voiced her opinion" to "stated"

161 Line 193: Change “comprised of dead trimmings. She noted that” to “done by Deb
162 Tribby, who provided”

163 Line 239: Change “Design Review Committee (DRC)” to “Architectural Control
164 Committee”

165 Line 264: Insert “Rhodes” in the blank space.

166

167 **On MOTION by Ms. Vaughan and seconded by Ms. Benedetti, with all in favor,**
168 **the June 29, 2021 Regular Meeting Minutes, as amended, were approved.**

169

170

171 • **To Do Action Items List**

172 Items 7, 8 and 9 were completed.

173 The following were updates or changes to the Action Items List, going forward:

174 Item 5, 07.20.21: Change “to” to “will not”

175 Item 5, 07.20.21: Change “if it continued to be an issue, as the CDD cannot proceed with
176 full repairs” to “until the CDD gets the storm drain pipe inspected and repaired.”

177 Item 5, 07.20.21: Change “Heat” to “Heath”

178 Mr. Adams stated Item 7 was completed. Although there was talk of an easement, no
179 easement exists according to County public record.

180 Item 10: Insert “DTE” before “Staff”

181 Item 10: Insert “at NWRA #38” after “Hole #17”

182 Item 12: Change “of” to “each”

183 Mr. Adams stated that Item 15 was completed. Mr. Adams to send copies of the section
184 of prior minutes discussing justifying purchase of the front property to the Board would be
185 added to the list.

186 Ms. Lonergan asked for the patch of sod that the CDD needs to replace on EDRA #58, by
187 the maintenance shed, be added back to Action Items List.

188 Mr. Heath reported the following:

189 ➤ Inspected to address an issue at 18445 Fairway Green Drive located on EDRA #35 to
190 review erosion around a cypress tree that should be inspected and monitored. Two areas have

191 been monitored for settlement for several years and there was no change; erosion was
192 occurring between the houses. Monitoring over time is necessary and re-sodding may be
193 required in some areas. This would be added to Action Item for the non-irrigated bank.

194 ➤ Tried to inspect an issue at 11701 and 11705 Scenic Hills Boulevard. The area was filled
195 in but inspection could not be scheduled until the water level drops. This would be added as an
196 Action Item.

197

198 SEVENTH ORDER OF BUSINESS

Assignment of Duties/Board Member 199 Reports

200

201 Mr. Rhodes stated he had no report.

202 ■ **Golf Course Surrounding Areas: *Supervisor Walsh (East); Supervisor Lonergan (West)***

203 Mr. Walsh reported the following:

204 ➤ Hole #7 was thought to be taken care of; the retention area that seemed to have a leak
205 has a dip again. Mr. Gatz stated he would inspect the area.

206 ➤ At the last meeting the Board discussed compiling a list of pipes that need attention; six
207 or seven pipes require extra work. Three pipes go from Hole 16 to 17 by the bridge; one is in
208 the middle of the cart path, one is right behind Hole 16 and one is at the bridge going to Hole
209 17. They are almost always filled with water; a trench was dug in one area to alleviate issues.

210 Ms. Lonergan stated she would help compile a list for Mr. Gatz to address during the dry
211 season. This would be added to the To Do List.

212 Mr. Walsh stated there may be some large Brazilian Pepper trees in the area next to
213 Grand Club Drive. Mr. Gatz stated he would inspect the area.

214 Ms. Lonergan stated the other side of the ponds must be delayed, due to the wet
215 ground.

216 ■ **Mosquito Control, Front Property and Paleo Park: *Supervisor Vaughan***

217 Ms. Vaughan reported the following:

218 ➤ She toured the front property and everything looked great.

219 ➤ She did not observe any homeowners planting on the property.

220 ➤ A significant amount of sand was observed by the restrooms on #14. The consensus was
221 that it was likely due to shovels.

222

223 **EIGHTH ORDER OF BUSINESS**

Staff Reports

224

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

226 There was no report.

227 **B. District Engineer: *Stroud Engineering Consultants***

228 There was no report.

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

230 • **NEXT MEETING DATE: October 19, 2021 at 2:00 P.M.**

231 ○ **QUORUM CHECK**

232 The next meeting would be held on October 19, 2021.

233

234 **NINTH ORDER OF BUSINESS**

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

235

236

237 Mr. Evans stated he was unable to locate the July meeting minutes on the CDD website.
238 Ms. Lonergan stated the attachments are emailed by the HOA. Mr. Adams stated the Draft
239 Minutes are in the September agenda package, which is posted on the website. Those minutes
240 were just adopted today and they would be posted in final form in the Minutes section on the
241 website. He reiterated that the preliminary draft version was included in the agenda for today.

242 Mr. Evans asked for the cost of capping the well. Ms. Lonergan stated the cost was
243 \$2,300 for everything that was done, including the permit and filming it. Mr. Evans stated he
244 appreciated the attention being paid to the south side of the property.

245 Ms. Botterbusch stated that she is helping to create interpretive signs for the
246 observation deck and asked if there is anything written about the wetland preserve in front of
247 the observation area. She asked if anyone knows if it is spring-fed or why it was created or
248 anything about it. Ms. Lonergan stated she believed it was a natural wetland, not created. Mr.
249 Heath stated there are a few natural wetlands on the property; everything is part of the permits

250 and in the documents he emailed. Ms. Botterbusch stated she did not recall receiving them. Mr.
251 Heath stated he would resend the documents.

252 Resident Jay Daniels thanked the Board for their attention to these details.

253

254 **TENTH ORDER OF BUSINESS**

Supervisors' Requests

255

256 There were no Supervisors' requests.

257

258 **ELEVENTH ORDER OF BUSINESS**

Adjournment

259

260 There being nothing further to discuss, the meeting adjourned.

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262 **On MOTION by Mr. Rhodes and seconded by Ms. Vaughan, with all in favor,**
263 **the meeting adjourned at 2:55 p.m.**

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[SIGNATURES APPEAR ON THE FOLLOWING PAGE]

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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	Per Mr. Rhodes, going forward, Mr. Adams to send copies of engagement letters and other CDD communications to all Supervisors. Revised 12.01.20 Mr. Adams to include forwarding bank statements for the months between regular meetings.	ONGOING	
2	06.09.20	Mr. Gatz to inspect and address plant beds and overgrowth at several east and west EDRA areas, before the mulch is applied. Revised 09.08.20 Pond 15A & 15B: inspect sparse plant bed. Revised 12.01.20 Mr. Gatz to install plant material instead of sod near Pond 15A and add sod to reduce the erosion in the area.	ONGOING	
3	07.14.20	SOLitude to send Monthly Reports during the first week of the following month.	ONGOING	
4	04.20.21	Mr. Heath to survey the area of erosion on the non-irrigated north bank at EDRA 25.	ONGOING	
5	06.29.21	DTE Staff to have pipes at Hole #17 at NWRA #38 and EDRA #36 cleaned out, and inspect entire community. 07.20.21 Monitor areas, prepare list to address during April or May dry seasons and obtain proposals.	ONGOING	
6	06.29.21	Staff to have overgrown areas at EDRA #47 trimmed.	ONGOING	
7	06.29.21	Staff to increase spraying Paleo Park twice each month and remove dead vegetation along the front property area. 07.20.21 Area was stabilized and sod was being installed.	ONGOING	
8	06.29.21	Mr. Gatz to have pipe at Hole #18 behind the T-box unclogged, possibly charge for time to remove it all and get Mr. Heath involved, if needed.	ONGOING	
9	09.21.21	Mr. Gatz to obtain proposal for sod to install at EDRA #58 07.20.21 This is an HOA, not CDD issue. 09.21.21 Added back to list for followup: Replace patch of sod by maintenance shed.	ONGOING	
10	09.21.21	Mr. Gatz to inspect Paleo Park for poison ivy to the left around the corner when entering the park, past the bench.	ONGOING	

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

#	DATE ADDED TO LIST	DESCRIPTION	STATUS	DATE MOVED TO COMPLETED
11	09.21.21	Mr. Adams to ask SOLitude to check Lake 15C and Pond 4.	ONGOING	
12	09.21.21	Mr. Gatz research prices and submit a proposal for a Maintenance Agreement for contractor usage of PHCA equipment at the next meeting.	ONGOING	
13	09.21.21	Mr. Heath to inspect and monitor 18445 Fairway Green Drive for ETA #35 for erosion around a cypress tree that should be inspected and monitored.	ONGOING	
14	09.21.21	Mr. Heath to inspect 11701 and 11705 Scenic Hills Boulevard. The area was filled in but inspection must wait until the water level drops.	ONGOING	
15	09.21.21	Mr. Gatz to inspect Hole #7 where the retention area that seemed to have a leak has a dip again.	ONGOING	
16	09.21.21	Ms. Lonergan and Mr. Rhodes to compile a list of pipe repairs for Mr. Gatz to be addressed during dry season.	ONGOING	
17	09.21.21	Mr. Gatz to inspect the area next to Grand Club Drive for the presence of two large Brazilian Pepper trees.	ONGOING	
18	09.21.21	Mr. Heath to re-send documents relating to Paleo Park to Ms. Botterbusch.	ONGOING	
19	09.21.21	Mr. Adams to send copies of the section of prior minutes discussing justifying purchase of the front property to the Board.	ONGOING	

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

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	04.14.20	Mr. Gatz to look into renting a bush hog to maintain the retention areas that cannot be mowed easily. Revised 06.09.20 Look into renting a tractor instead of a bush hog. Revised 07.14.20 Bush hog approved, amount NTE \$2,400. Revised 09.08.20 to include maintaining fence line along the front property.	COMPLETED	04.20.21
2	06.09.20	Mr. Gatz to inspect EDRA#18, the ability to tie into the fence line irrigation and verify source of irrigation for EDRA #21 Revised 09.08.20 Mr. Goulette to meet with Mr. Gatz re irrigating EDRA #18. Revised 10.20.20 The Board approved the proposal from Sunshine Sprinkler Co. to install sprinkler heads in EDRA#18.	COMPLETED	04.20.21
3	09.08.20	NWRA #38 Drain Area 1 & 2 and dead pine tree removal. Project put off until winter/spring for better pricing and result. Revised 10.20.20 Mr. Heath to pursue proposal from Schaer. Work would be scheduled for February of 2021. Revised 12.1.20 Board approved Schaer Development proposal to address the north side and south side areas for approximately \$17,000; work to commence in February or March. Mr. Adams to have three signs installed near the conservation area on the east side. Revised 2.16.21 the Board approved additional funds for additional tree removal.	COMPLETED	04.20.21
4	02.16.21	The irrigation is complete; sod is pending on EDRA #18. Invoice for Sod presented 06.29.21.	COMPLETED	06.29.21
5	04.20.21	Mr. Gatz to ensure hole on Hole #7 entering the wet retention area before the green is filled in and monitored. 7.20.21 Area is stabilized and sod being installed, mowing not yet recommended.	COMPLETED	07.20.21

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

6	04.20.21	6.29.21 Staff to confirm issue is corrected, have sod installed at EDRA #6 and inspect irrigation system. 07.20.21 Previous Action Item list split into two entries. Sod being installed.	COMPLETED	07.20.21
7	04.20.21	Mr. Adams to contact the auditor to request an adjusted proposal.	COMPLETED	07.20.21
8	06.29.21	District Staff to research and determine if an easement exists between the homeowners' property and the CDD, where the fence was removed. 07.20.21 No easement recorded in public records.	COMPLETED	07.20.21
9	06.29.21	Mr. Rhodes to forward Mr. Adams the email sent to Down-to-Earth.	COMPLETED	07.20.21
10	06.29.21	Mr. Adams to include missing March and April SunTrust statements in the next agenda package.	COMPLETED	07.20.21
11	06.29.21	Mr. Walsh to obtain proposal for sod to install at EDRA #58 07.20.21 This is an HOA, not CDD issue.	COMPLETED	07.20.21
12	06.29.21	District Staff to research and determine if an easement exists between the homeowners' property and the CDD, where the fence was removed.	COMPLETED	09.21.21
13	06.29.21	Mr. Heath to contact SWFWMD to obtain approval to remove the HP well. 07.20.21 Engage Contractor to fill well and coordinate project with Mr. Gatz.	COMPLETED	09.21.21
14	06.29.21	Mr. Adams to monitor lighting install in Villages 1, 2, and 3 projects and provide Board updates.	COMPLETED	09.21.21
15	12.01.20	Board approved DTE proposal to complete the pathway. 2.16.21 Pathway is completed; the maintenance will be ongoing.	COMPLETED	09.21.21
16	04.20.21	Mr. Heath to solicit bids for an inspection regarding the asphalt depression at 11131 Brambleleaf Way. 6.29.21 Mr. Adams to monitor project and provide Board updates. 07.20.21 HOA will not proceed with patchwork roadway repairs until the CDD gets the storm drain pipe inspected and repaired. Mr. Heath to check on the status of the contractors' schedules.	COMPLETED	09.21.21
17	07.20.21	Mr. Adams to provide HPCDD staff the correct link to the District, to list on the last page of the education presentation.	COMPLETED	09.21.21
18	07.20.21	Mr. Adams provided resident section of prior minutes discussing justifying purchase of the front property.	COMPLETED	09.21.21

**HERITAGE PINES
COMMUNITY DEVELOPMENT DISTRICT**

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HERITAGE PINES COMMUNITY DEVELOPMENT DISTRICT

BOARD OF SUPERVISORS FISCAL YEAR 2021/2022 MEETING SCHEDULE

LOCATION

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

DATE	POTENTIAL DISCUSSION/FOCUS	TIME
October 19, 2021	Regular Meeting	2:00 PM
December 7, 2021	Regular Meeting	2:00 PM
February 15, 2022	Regular Meeting	2:00 PM
April 19, 2022	Regular Meeting	2:00 PM
June 21, 2022	Regular Meeting	2:00 PM
July 19, 2022	Public Hearing & Regular Meeting	2:00 PM
September 20, 2022	Regular Meeting	2:00 PM