



Rizzetta & Company

Heritage Isle at Viera Community Development District

**Board of Supervisors'
Regular Meeting
March 28, 2023**

District Office:
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Orlando, Florida 32819
407.472.2471

www.heritageisleatvieracdd.org

HERITAGE ISLE AT VIERA COMMUNITY DEVELOPMENT DISTRICT

Brevard County Government Center, Atlantic Room, located at 2725 Judge Fran
Jamieson Way, Viera, FL 32940

Board of Supervisors	Jay Williams Bob Goldstein Kenneth Bonin Jon Smallegan Kenneth Walter	Board Supervisor Board Supervisor Board Supervisor Board Supervisor Board Supervisor
District Manager	Richard Hernandez	Rizzetta & Company, Inc.
District Counsel	Wes Haber	Kutak Rock, LLP.
District Engineer	Ana Saunders	BSE Consultants

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

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

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

HERITAGE ISLE AT VIERA COMMUNITY DEVELOPMENT DISTRICT

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

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March 28, 2023

Board of Supervisors
**Heritage Isle at Viera Community
Development District**

AGENDA

Dear Board Members:

The regular meeting of the Board of Supervisors of the Heritage Isle at Viera Community Development District will be held on **Tuesday, March 28, 2023, at 1:00 p.m.** at the Brevard County Government Center, Florida Room, located at 2725 Judge Fran Jamieson Way, Viera, FL 32940. The following is the agenda for the meeting:

- 1. CALL TO ORDER/ROLL CALL**
- 2. PUBLIC COMMENT**
- 3. COMMUNITY UPDATES**
 - A. Solitude Lake Management Update by Representative
 - B. Hoover Summary of Station Performance.....Tab 1
 - C. Brightview Community Update by Randy Preston
 - D. Field Service Inspection Report for February by Bryan SchaubTab 2
 - E. Monthly Report Update by Supervisor Ken WalterTab 3
 - F. Joint Landscape Team Update and MinutesTab 4
 - G. Financial Review/Intacct Update by District ManagerTab 5
- 4. BUSINESS ADMINISTRATION**
 - A. Consideration of the Minutes of the Board of Supervisors' Meeting held on January 3, 2023, Tab 6
 - B. Ratification of Operation and Maintenance Expenditures November, December 2022, and January 2023..... Tab 7
- 5. BUSINESS ITEMS**
 - A. Ratifying Resolution 2023-01 Regarding Spending Authority.....Tab 8
 - B. Memorandum and Resolutions 2023-02 A and Resolution 2023-02 B, Adopting Records Retention Policy.....Tab 9
 - C. Consideration of Community Pressure Washing Solutions.....Tab 10
 - D. Consideration of Mulching ProposalTab 11
 - E. Consideration of Irrigation Separation Proposals.....Tab 12
 - F. Consideration of Proposal to Replace controller #2.....Tab 13
 - G. Consideration of Sod

- Replacement.....Tab 14
- 6. STAFF REPORTS**
 - A. District Counsel
 - B. District Engineer
 - 1. Irrigation Separation Project.....Tab 15
 - C. District Manager
 - 1. Sidewalk Grinding Project
- 7. SUPERVISOR REQUESTS AND COMMENTS**
- 8. ADJOURNMENT**

We look forward to seeing you at the meeting. In the meantime, if you have any questions, please do not hesitate to call us at (407) 472-2471.

Very truly yours,

Richard Hernandez

Richard Hernandez
District Manager

cc: Wes Haber, Kutak Rock, LLP.



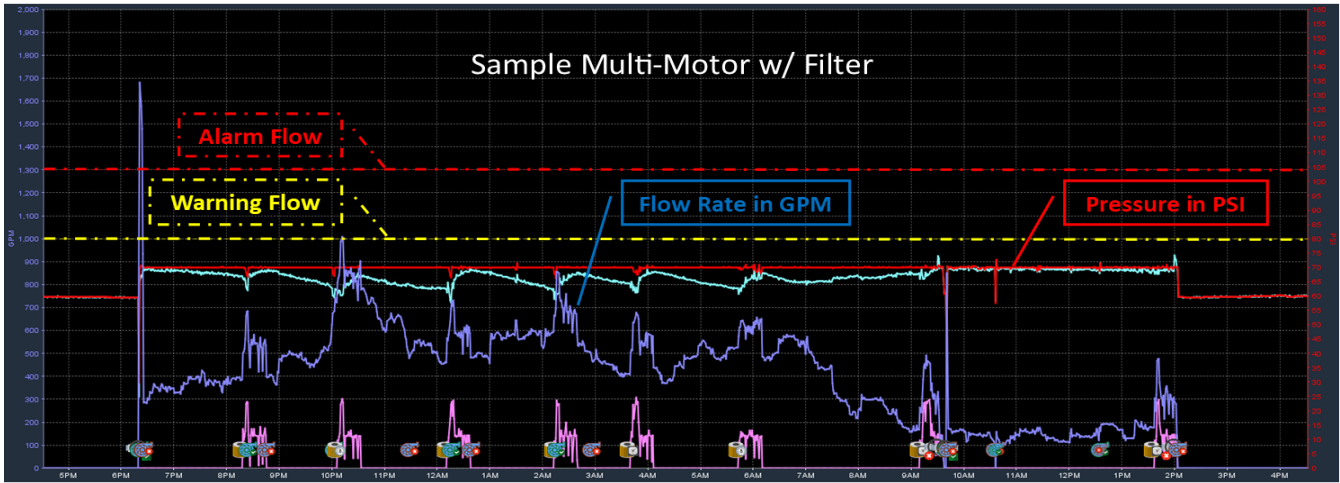
Summary of Station Performance

9153 - Heritage Isle South

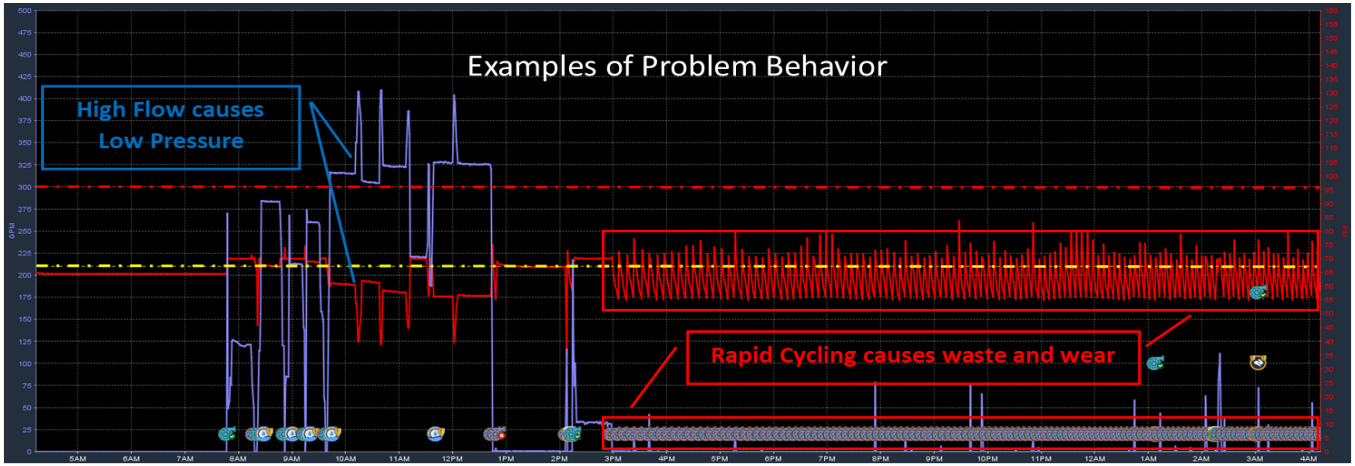
6 Month Status Report for Period Ending 01/01/23

- ✘ Pump Starts - 07/01/22 to 01/01/23
- ✔ Water Windows
- ✔ Valve Control
- ✘ Min / Max Usage Alerts
- ✘ High Flow - Past 1 Month
- ✔ Filter Health - Past 1 Month
- ✘ Monthly Water Usage

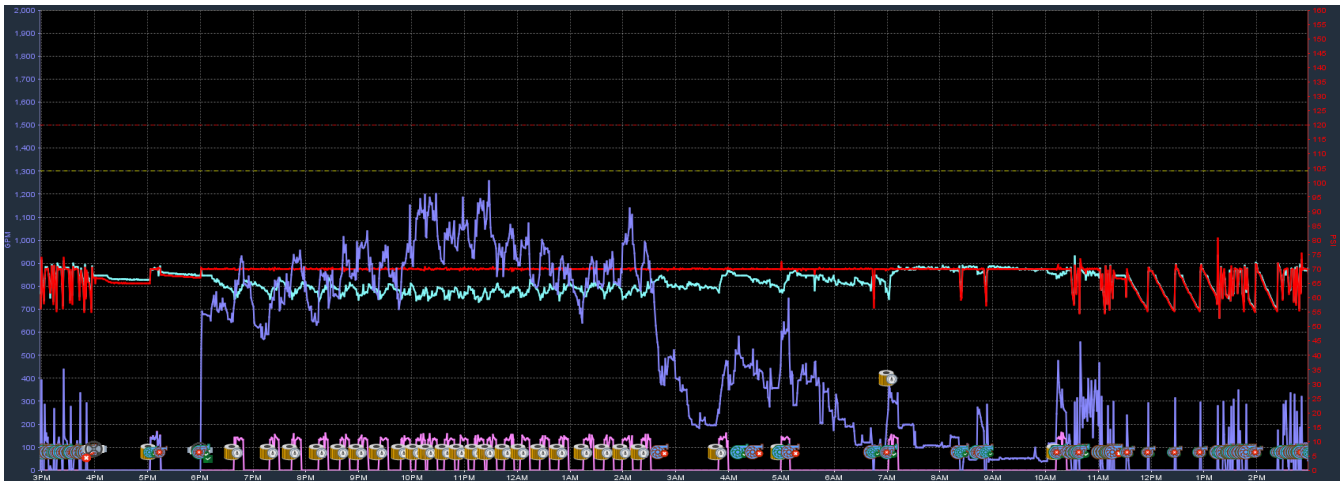
Sample Normal Station



Samples of Common Issues



Your Station Sample



Tasks to Focus On for Site #9153, Heritage Isle South

- This station averaged 7.8 daily Main Pump starts and 37.7 daily Jockey starts, best practice is only a few pump starts per day.
- Consider setting up Min / Max Usage Alerts to send emails when daily irrigation uses more or less water than expected.
- High Flow has been occurring recently, check the field for breaks and/or rebalance irrigation zones.
- Run less irrigation during months with more rain, by using a rain gauge or by adjusting irrigation by season.
- This station has a total of 4 Flowguard Users. Please review the User list.
- Hoover is here to help by phone (954) 971-7350 or email support@hooverpumping.com

Station Health for Site #9153, Heritage Isle South

✘ **Pump Starts - 07/01/22 to 01/01/23**

Best practice is to see the motors turn on only a few times per day to start and run irrigation. Reducing motor starts prolongs their life and decreases stress on field piping.

	Pump 1	Pump 2	Pump 3	Jockey	Total
Total Pump Starts	1,440	1,447	-	6,942	9,829
Average Daily Starts	7.8	7.9	-	37.7	53.4

✔ **Water Windows**

Water Windows set the schedule for when this station is open to the field to provide water for irrigation. Closely matching the irrigation schedule allows the station to prevent cycling by not feeding minor field leaks while not irrigating.

	Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
Water Window 1	12:00 AM to 9:00 AM	12:00 AM to 8:00 AM	12:00 AM to 8:00 AM	12:00 AM to 8:00 AM	12:00 AM to 8:00 AM	12:00 AM to 8:00 AM	12:00 AM to 9:00 AM
Water Window 2	6:00 PM to 12:00 AM	6:00 PM to 12:00 AM	6:00 PM to 12:00 AM	6:00 PM to 12:00 AM	6:00 PM to 12:00 AM	6:00 PM to 12:00 AM	6:00 PM to 12:00 AM
Water Window 3		8:00 AM to 4:00 PM	8:00 AM to 4:00 PM	8:00 AM to 4:00 PM	8:00 AM to 4:00 PM	8:00 AM to 4:00 PM	

✔ = Following Best Practices

✘ = Needs Attention

✓ Valve Control

Only when the Shutoff Valve is set to Auto will Flowguard provide its full benefits, using Water Windows and protecting the field when field leaks are detected. When the valve is Open, Flowguard can no longer protect against leaks and breaks.

	Auto	Open	Closed
% of Time Valve Set to:	55.3%	0.1%	44.7%

✗ Min / Max Usage Alerts

Setting Minimum and Maximum Alerts that match the irrigation schedule lets you receive emails whenever the irrigation doesn't run as expected. This makes you aware of missing zones/irrigation and field leaks before they cause damage to the field.

	Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
Minimum Usage Setting	-	-	-	-	-	-	-
Maximum Usage Setting	1,000,000	1,000,000	1,000,000	1,000,000	1,000,000	1,000,000	1,000,000
Minimum Usage Alerts	0	0	0	0	0	0	0
Maximum Usage Alerts	0	0	0	0	0	0	0

✗ High Flow - Past 1 Month

Using station capacity effectively and efficiently allows the station to use less energy and reduces the wear and tear on the system so it can last longer. Underdemanding the system is wasteful, just as overdemanding is harmful.

	High Flow Warnings	High Flow Trips	High Flow Alarms
1 Month History	11	0	0

✓ Filter Health - Past 1 Month

The filter system prevents clogging of sprinkler heads. These filters are self-cleaning but looping alarms/pressure warnings indicate that a manual filter disc cleaning is needed.

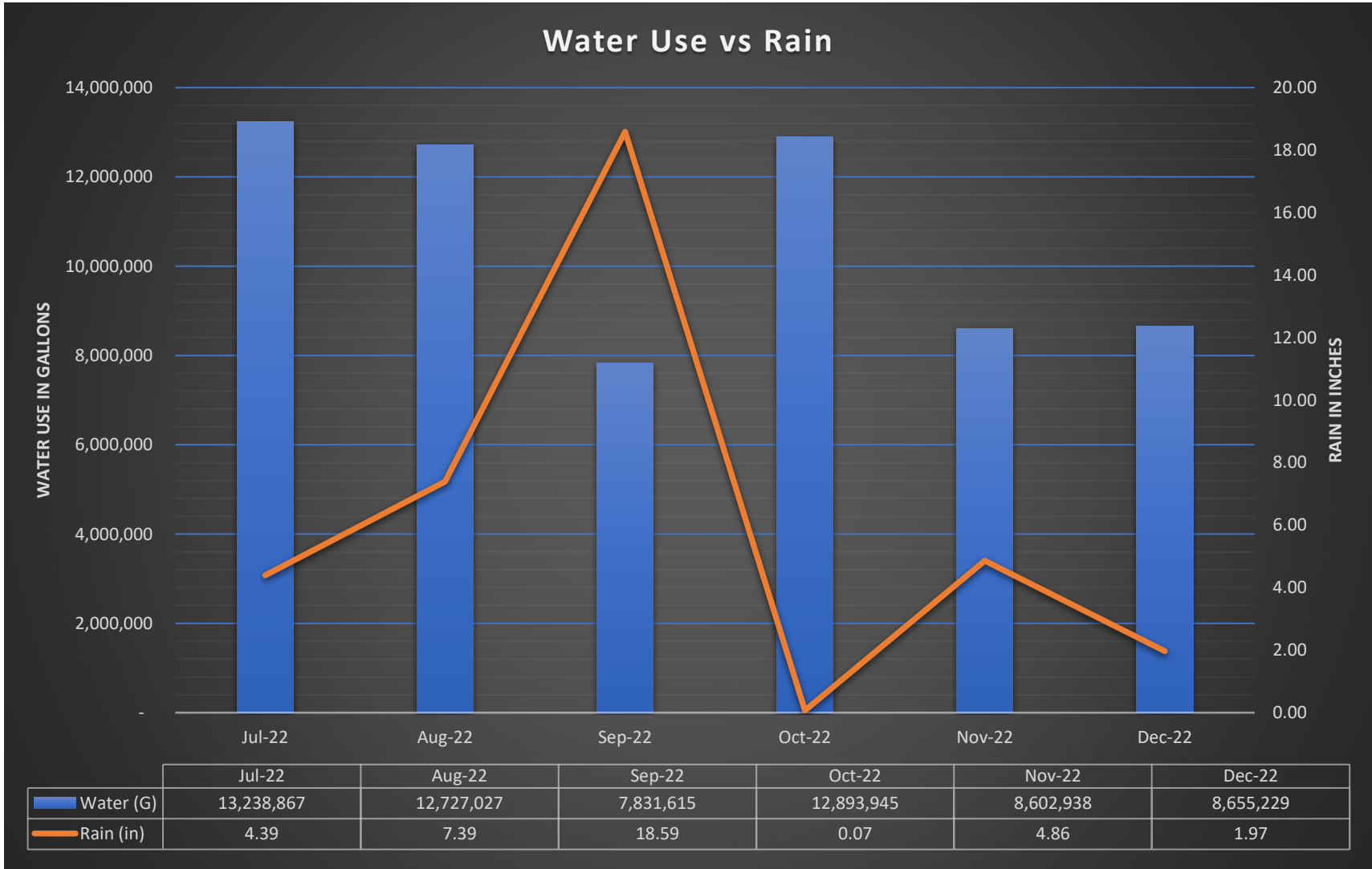
	Looping Alarms	Pressure Warning
1 Month History	0	0

✓ = Following Best Practices

✗ = Needs Attention

✖ Monthly Water Usage

Months with more rainfall should have reduced water usage due to reduced need for irrigation. Rainfall totals and water usage should be inversely related.



✓ = Following Best Practices

✖ = Needs Attention

Communication for Site #9153, Heritage Isle South**Flowguard Users**

These are the Users who have been given access to this station on Flowguard. Each person who will access your station should have their own User Account. Review the Users below and let us know if anyone needs to be added or removed.

User Name	Full Name	Email
rpreston	Randy Preston	randy.preston@brightview.com
cdfigueroa	Christian Figueroa	christian.diazfigueroa@brightview.com
JN635566	Jason Nelson	Jason.Nelson@brightview.com
Hernandez44	Richard Hernandez	RHernandez@rizzetta.com

Open Service Proposals

These service proposals are still outstanding and have not been approved. We recommend reviewing them so that these proposals that may have been forgotten and/or deferred can be reevaluated and approved.

No Open Service Proposals Found

✓ = Following Best Practices

✗ = Needs Attention

HERITAGE ISLE AT VIERA CDD

LANDSCAPE INSPECTION REPORT



February 7, 2023
Rizzetta & Company
Bryan Schaub – Landscape Specialist



Rizzetta & Company
Professionals in Community Management

Summary, Grayson & Egbert

General Updates, Recent & Upcoming Maintenance Event

- Upcoming Palm pruning events.
- Upcoming fertilization events for turf, beds and palms.
- Control the fungal outbreak on the Viburnum hedges along Legacy.

The following are action items for Brightview to complete. Please refer to the item # in your response listing action already taken or anticipated time of completion. **Red text** indicates deficient from previous report. **Bold Red text** indicates deficient of more than a month. **Green text** indicates a proposal has been requested. **Blue text** indicates irrigation. **Black Underlined text** indicates Board information or decisions.

1. **In the beds at the both ends of the park between Grayson & Camberly, remove the weeds in the beds along the sidewalk. The Ornamental Grasses were pruned and look good. These beds are candidates for Indian Hawthorn removal & enhancement.**
2. **In the park between Grayson & Camberly near the pergola, prune & treat the Ornamental Grasses for Mites. Also, remove all volunteer grasses & Witches Broom, growing into the other plants. (Pic 2 >)**
3. In the same area, there is new Dollar Weed in the turf. Correct.
4. It is getting too late in the season to prune the Crape Myrtles. The Crape Myrtles need to be pencil pruned at least every other year.
5. **Adjacent to the sidewalk that is north of the foot bridge & south of Camberly, an irrigation head is broken. Repair.**
6. **In the park area in the south ROW of Galindo, prune out all dead material from the Schillings Holly.**
7. In the same beds, continue treatment of the Sago Palms.
8. **At the south end of the curved sidewalk between 7155 Mendell & 7164 Egbert, there is a chronic over saturated soil area. Rule out an irrigation leak. (Pic 8 >)**
9. In the same area, treat the turf for new Sedge blooms.
10. **In the beds between 7164 Egbert & 7185 Mendell, Rejuve cut the Ruellia as they are getting too leggy. This promotes a fuller and healthier growth. Ruellia responds well to continued pruning.**



Egbert, Wickham, South Entrance, Bancroft & Russ

11. In the park adjacent to Egbert & property-wide, remove all suckers & water shoots from the trees.

12. In the new turf area next to 3072 Galindo, remove the stumps that are still present from when the bed was removed. They should have been removed months ago.

13. Along the path to the north of lake that runs along Wickham, remove all vines from the shrubs & hedges.

14. In the same area, remove all dead fronds from the palms, especially the Robellini. (Pic 14)



15. At the south entrance, treat the turf for new Dollar Weed.

16. In the north ROW of Wickham, weed the beds on both sides of the sidewalk. Hand pull the larger weeds.

17. In the west ROW of the south entrance, rejuvenate the Thryallis.

18. In the park bordered by Bancroft, weed the beds especially the Ornamental Grass beds.

19. In the same park, two of the deciduous trees need to be monitored due to a slow start this winter. Report any changes.

20. In the same park, prune plant material in the beds to achieve plant separation.

21. Continue to thin the "dwarf" palms adjacent to the sidewalk in the same park.

22. In the south ROW of Gurrero at the north end of the park, monitor a declining palm. Continue to check for signs of Ganoderma or other diseases. Report findings to the DM. (Pic 22)



23. Around the pond between Sansome & Russ, take any corrective actions necessary to improve the vigor & health of the Schilling's Holly.

24. In the same area on the east bank of the pond, the turf is still being damaged. This is most likely due to run-off from residents' pools. Any suggestions should be sent to the DM.

25. Property-wide, treat active ant mounds.



Sansome, Anza, Le Conte & Legacy

26. On the east side of the pond between Sansome & Russ, the irrigation control system has a broken mast for the sensors. Please, repair. (Pic 26 >)

27. In the same area, there is a washout under the sidewalk. Determine if this is irrigation or not. If it is repair. If it is not, notify the DM. (Pic 27 >)

28. Detail the beds, including weeding, pruning and edging, in the west ROW of Legacy at the north entrance.

29. In the same area, prune the lone Podocarpus near the electric meter into a column & maintain regularly.

30. Detail the berm in the east ROW of Legacy at the north entrance.

31. At the north end of the pond between Anza & Van Ness, detail the beds, prunin out dead material, weeding & setting strong bed lines. I was under the impression that these beds were to be at least partially replaced with turf. Did the location change? There is new installations at the south end of the pond. (Pic 31 >)

32. In the same area, remove all suckers from the Live Oaks.

33. In the park between Quint & Vallejo, prune the Ruellia.

34. In the same park, lift all trees to FDOT standards.

35. Continue to take any corrective actions to improve the color, coverage & vigor of the turf in the park area in the NW corner of Le Conte & Pacheco.

36. Weed the Ornamental Grass beds along Legacy.



37. In the east ROW of Legacy & north of the Amenities Center, diagnose & treat the Indian Hawthorn as they have Entomosporium from Thrips. Most of the units will have to be replaced, eventually.

38. Along all of Legacy but mostly located north of the Amenities Center, remove all Spanish & Ball mosses from the trees.



Legacy

39. In the east ROW of Legacy & north of the Amenities Center, diagnose & treat the declining Viburnum hedge. Prune out dead material & replace dead units. (Pic 39 >)

40. In the same area, monitor & give any TLC possible for the Mammy Crotons that were stressed during the freeze events.

41. At the Round About at the Amenities Center, weed the Flax Lily & thin them out a bit if possible.

42. I will forward a small report with possible causes & recommendations for the turf areas along Legacy that are underperforming. It is mostly in the west ROW of Legacy & north of the Amenities Center. Now that there is a stable irrigation system in place, shade, soil pH, & tree roots look to be the major issues with proper turf development.

43. In the east ROW of Legacy just north of the guard house, diagnose & treat, if possible, the Pine tree that is declining. Most likely Pine Borers. This tree should be taken down. (Pic 43 >)

44. At the neighborhood entrances, remove all vines, weeds, & Vetch from the shrubs & hedges. Also, prune out all dead plant material.

45. Schedule a rotation to prune the dead and/or brown fronds from all remaining palms, property-wide.



Proposals

1. Brightview to generate a proposal to remove and flush cut, 2" below grade, the declining/dying Pine tree in the east ROW of Legacy just north of the guard house. Include all cleanup, disposal, soil amendments, sod, mulch and irrigation additions and/or adjustments. (Pic 1 >)



Ken Walter's Report

BrightView is now working side by side with Juniper. After the first month, January 2023, we now have a consolidated schedule for landscape maintenance for homeowner lots and CDD property. The respective CAMs are communicating and working together with both Juniper and BrightView concerning the landscape maintenance schedules for Heritage Isle. This is a first! And more to follow.

A separate report will be provided regarding the joint landscape team meeting scheduled for 28 February 2023.

Richard and I conduct bi-weekly meetings with BrightView. Work performance is the key and communication between management and BrightView is very important. Over the past month, BrightView has been very busy. The following provides an update on the various work underway.

General Landscaping and Irrigation:

BrightView was on the hook to remedy items from their now expired contract with HIRVA. Randy, who is now our CDD BrightView manager indicated that no CDD landscape resources would be used to work the HIRVA list. They are adhering to the published maintenance schedules. We are keeping an eye on this matter.

As we come out of winter and into the spring, BrightView continues to troubleshoot any CDD irrigation issues and effected repairs as necessary. As of February 16th, they provided an update identifying any controllers that have triggered alarms. The alarms can indicate a problem requiring troubleshooting action. All controllers were reported as operational.

If the alarms affect any homeowner lot zones, BrightView will be notifying Juniper so that Juniper can affect the repairs. Alarms that affect CDD property will be troubleshooted by BrightView so they can affect the required repairs such as decider replacement or two wire issues. Sometimes a reset is all that is required.

Controller #2 will require replacement soon. BrightView has installed a faceplate to allow it to continue operation. We've had problems with this controller in the past. Unfortunately, this controller is obsolete and requires replacement. The cost is approximately \$10K. We are currently budgeting \$12K per year in the 2023 budget for controller replacement.

The replacement controller comes with the ability to operate it remotely which will improve repair response time and operational functions directly from the iPhone. In other words, it will function as a "smart" controller.

Approval upon receipt of the new controller proposal is highly recommended.

Also, we have an infiltration of big head ants in the vicinity of several of our controllers. BrightView will provide Richard with the list so Ecor can eradicate the ants.

As previously discussed, pump#2, the north pump was restored to full operational capability with the installation of the new motor. Also, the pump enclosures have been rat proofed by Ecor.

On the horizon- Juniper has sent a request to change the irrigation protocols from three times a week to once per week. This would be a radical change and requires a compelling reason to make such a change.

Typically, we deliver irrigation 2-3 times per week and change the run duration, more in the spring and summer and less during the fall and winter. There are pros and cons with this request that require a thorough discussion between Juniper and BrightView before any changes are made.

Our position will be to stay the course and gradually overtime reduce irrigation delivery. A radical change would affect soil Ph levels, would certainly affect drainage control, and more importantly could cause unnecessary stress causing grass to die, especially during drought periods. More to follow.

Field Service Report:

The November 2022 report is 96% complete. There is an item in the report identifying a stretch of property behind 6308 Van Ness and Legacy Blvd adjacent to the hedge line that might require sod replacement. We typically try to restore the sod. BrightView will ensure it gets adequate irrigation to restore it to a healthier state. Sod replacement is a last resort.

The new field inspection was performed by Bryan and Randy on the week of 6 February 2023. We are awaiting his report.

Miscellaneous items:

Sidewalk behind Galindo- the palm trees and shrubs that line the sidewalk have been neglected and require extensive pruning on both sides. Some of the limbs are hanging over the sidewalk where a pedestrian could make contact. Pruning this type of tree is part of the contract. They refreshed the whole area on 16 February.

A homeowner at 3093, Galindo will be coming to the board for permission to remove the over-sized birds of paradise from CDD property adjacent to his property. He will pay the removal costs.

The hedge line behind Funston- the hedge line otherwise known as the “wall” was pruned during the week of 6 February 2023.

The hedge line behind Ingalls- the hedge line will be pruned in March 2023. A specific date is forthcoming.

Sidewalk weeds- we expect BrightView to get back on schedule with weed spraying on the sidewalk as soon as possible.

Legacy Blvd. and parks- BrightView was reminded to police these areas while doing mowing and other maintenance. With the recent winds, we get strewn tree limbs and palm fronds throughout the property.

The Palm tree at the corner of Carambola and Legacy needs the braces removed. BrightView will be removing the braces in the near future.

Upcoming Major Evolutions:

Mulch- it is anticipated that the HIRVA will be mulching sometime later in March. The CDD usually performs the annual mulching in conjunction with HIRVA. Juniper will be getting an estimate via their mulch contractor and BrightView will be getting their estimate for the CDD. It is recommended that we compare pricing to determine the best deal.

As of 16 February, BrightView has reached out to Semco who is their mulch contractor. And will be working with Juniper with the mulch requirements throughout HI since they have cubic yard requirements for all of HI. More to follow.

Tall Palm tree pruning- BrightView will coordinate the timing with Juniper regarding the tall palm tree pruning. We can expect this event to occur in the April-May timeframe. More to follow.

Crepe Myrtle- BrightView will be pruning the crepe Myrtle trees March-April.

FPL update:

We have an FPL utility box near the north gate on the west side of Legacy that’s an eyesore, the top is totally rusted out. I’ve asked FPL for an update when we can expect it to be

replaced. They have been replacing the old utility boxes with new ones. The new boxes apparently handle the load more efficiently.

Legacy Light Update- we recently had 3-4 lights repaired and a fixture reseated after the recent wind event. A new inventory will be conducted at the end of the month or early March.

Ken Walter's Landscape Report

Landscape Report **20 February-17 March 2023**

We are now in the third month with both Juniper and BrightView providing landscape services. Mother Nature has provided a compressed spring going from moderate temperatures directly into summer like conditions. Plus, we've experienced a semi-drought condition affecting our properties at large. However, both vendors are working side by side. The Joint February Team report was sent to the CDD board members during the week of 28 February 2023. Please look at that report for the details with the joint vendor operations.

For the CDD, BrightView has been focusing on the landscape schedule which is now integrated into the composite schedule with the HIRVA landscape schedules which are published monthly for the community. The teamwork has paid off with frequent communications between the vendors and CAMs with the preparation of the monthly schedule. The goal is for both vendors to deliver seamless landscape maintenance here at Heritage Isle.

BrightView is ramping up its manpower on CDD property. This is necessary to keep up with the increased detail work. We went from winter into summer like weather almost immediately. Even with drought conditions, weeds have flourished. They are spending more time with the weeding and general detail functions. Richard and I met with Randy and Omar from Brightview concerning their manpower. Additional resources have been provided to get caught up. We will be monitoring this matter especially as we enter the growing season.

General Landscaping

Scheduled Services- currently meeting all scheduled Landscape maintenance for March.

Property Behind Galindo pond side- BrightView provided a significant refresh to the property behind the homes adjacent to the sidewalk. This area has been poorly maintained in the past. The shrubs were overgrown, palm trees needed pruning etc. The general appearance is now acceptable.

Weeds- during the week of March 6th, 2023, BrightView had detail crews working on weed mitigation on Legacy Blvd and in the parks . With mulching to commence in April, it's important not to cover up weeds. This effort is required to ensure weeds are removed before the mulch is applied in April.

Crepe Myrtle pruning-this pruning should be completed by end of the month.

Mulching- mulch proposals will be provided in the board package for board review and approval. HIRVA will be mulching homeowner lots commencing in April. We expect to mulch CDD property during the April timeframe.

Field Service Report- BrightView is in receipt of the February field service report and will be working the items as appropriate. As of this report, 12% is completed. BrightView will be working on the remaining items.

Landscape Project Manual (RFP)- we are dusting off the project manual with Bryan Schaub, Rizzetta landscape point of contact. The contract with BrightView expires on December 31st, 2023. The project manual requires updating prior to the commencement of the solicitation. More to follow.

Fertilization

The granular fertilization will be applied to CDD property during March. This will be the final application prior to the fertilizer moratorium. Fertilization on Legacy Blvd and the parks is completed.

Irrigation

Pumps- full operational capability

Controllers- BrightView is continually checking clocks to determine if any alarms are triggered. If an alarm is associated with CDD property, BrightView is responsible to troubleshoot and repair. Likewise, if the alarm is associated with homeowner lots, Juniper troubleshoots and repairs as necessary.

Controller#2- this controller is currently operating with a temporary faceplate. And requires replacement. This is an old model, not supported any longer. The board has a replacement proposal from Brightview \$8.5K for approval.

FPL update- I took the light inventory on March 11th, one light was out, another was illuminating very dim. The FPL point of contact, Vince Sweeting was notified so the repairs can be scheduled.

Also, I received word that the rusted-out utility box just inside the north gate, west side, will be replaced. It takes 12 weeks for the redesign and then installation.

Other:

Broken bench- we have a broken bench in the Camberly park. Recommend replacement as soon as possible.

We have three (3) loblolly pines that require removal due to disease. Two are located behind 6601 Ringold on the CDD berm. And the other one is located near the front gate; east side of Legacy Blvd. Druse has been contacted to get a proposal to remove these trees.

Broken bridge fence- the bridge between Funston and Samsone circle has a broken lattice on the north side of the bridge. It appears it was hit by either a golf cart or mower. Ana has been notified and researching who can repair it.

Joint Landscape Team Meeting

The Joint Landscape Team meeting was held on 22 March 2023. All the team members were present. The focus of the meeting primarily centered on the overall services being delivered throughout Heritage Isle and preparations leading up to the late spring early summer demand.

Teamwork is a critical aspect with the delivery of quality landscape services throughout Heritage Isle!

Calendar Update- Andrew Rivera is leading the effort to develop a calendar template where our vendors will be filling in their maintenance schedules in preparation for the following month. The template will also include phases E and F . We are working on receiving all inputs by the 20th of the month for the following month. The April schedule is ready for dissemination .

Turf Management - We are currently getting good irrigation coverage. And are stepping up oversight with our controllers. Both BrightView and Juniper will be monitoring each controller two weeks by BrightView and the other two weeks by Juniper each month. When alarms are detected, the responsible vendor will commence the diagnosis and repair actions. This is an excellent example of teamwork!

Turf Fertilization- BrightView has completed both turf and shrub fertilization . Juniper has commenced their turf fertilization on homeowner property, expect completion by mid-April. Juniper has also completed their shrub fertilization.

Mowing- We are rapidly nearing the cutover to weekly mowing. This transition will occur in the beginning of April for Brightview , and for Juniper, their weekly mowing will commence early May. The contracts call for different start dates when the weekly mowing commences. This shouldn't be a big problem as our turf isn't expected to grow exponentially during this seasonal transition.

Weed mitigation- Weeds in the parks and on Legacy Blvd have been sprayed . Likewise, homeowner lots have also been sprayed. It takes approximately 10-14 days for the treatment to be effective.

We have received a number of complaints of areas in the common area parks that look unkept. Over the next two weeks , BrightView will be refocusing their efforts to improve the appearance of the beds throughout the parks.

Irrigation Pumps- Both pumps are fully operational.

Irrigation- Juniper has identified areas in some of the phases (2, 3 and 6) where they intend to reduce the frequency and percentage of irrigation so that ruts can be avoided. These areas are constantly saturated. Of note, Juniper has also been changing mow patterns to also help with rut mitigation. We will be monitoring this very closely.

Clubhouse Irrigation Status- Juniper is in the process of diagnosing system problems with the two (2) wire footprint on clubhouse property. There are a number of zones that are inoperable requiring repair work. We expect repair work to be completed by 26 April.

Special Projects- Mulching will commence during April. Once the schedule is determined, an eblast will be sent to the community.

Summary- the Joint Landscape Team provides a forum for our vendors, CAMs and board liaisons to share information, address current matters and;

- supports teamwork
- supports problem solving
- supports communication
- supports performance improvement



Rizzetta & Company

Heritage Isle at Viera Community Development District

**Financial Statements
(Unaudited)**

February 28, 2023

Prepared by: Rizzetta & Company, Inc.

heritageisleatvieracdd.org
rizzetta.com

Heritage Isle at Viera Community Development District

Balance Sheet

As of 02/28/2023

(In Whole Numbers)

	General Fund	Reserve Fund	Debt Service Fund	Total Gvmnt Fund	Fixed Assets Group	Long-Term Debt
Assets						
Cash In Bank	669,289	132,491	642,952	1,444,731	0	0
Investments	255,141	212,719	340,224	808,085	0	0
Accounts Receivable	29,109	0	20,552	49,661	0	0
Prepaid Expenses	90,932	0	0	90,932	0	0
Refundable Deposits	2,890	0	0	2,890	0	0
Fixed Assets	0	0	0	0	25,354,665	0
Amount Available in Debt Service	0	0	0	0	0	1,003,728
Amount To Be Provided Debt Service	0	0	0	0	0	6,116,847
Total Assets	1,047,361	345,210	1,003,728	2,396,299	25,354,665	7,120,575
Liabilities						
Accounts Payable	3,905	0	0	3,905	0	0
Revenue Bonds Payable-Long Term	0	0	0	0	0	7,120,000
Total Liabilities	3,905	0	0	3,905	0	7,120,000
Fund Equity & Other Credits						
Beginning Fund Balance	507,477	203,278	472,974	1,183,729	0	575
Investment In General Fixed Assets	0	0	0	0	25,354,665	0
Net Change in Fund Balance	535,979	141,932	530,754	1,208,665	0	0
Total Fund Equity & Other Credits	1,043,456	345,210	1,003,728	2,392,394	25,354,665	575
Total Liabilities & Fund Equity	1,047,361	345,210	1,003,728	2,396,299	25,354,665	7,120,575

See Notes to Unaudited Financial Statements

Rizzetta & Company, Incorporated
Statement of Revenues and Expenditures
As of 02/28/2023
(In Whole Numbers)

	Year Ending 09/30/2023	Through 02/28/2023	Year To Date 02/28/2023	
	Annual Budget	YTD Budget	YTD Actual	YTD Variance
Revenues				
Interest Earnings				
Interest Earnings	0	0	1,493	(1,493)
Special Assessments				
Tax Roll	788,320	788,320	789,790	(1,470)
Total Revenues	<u>788,320</u>	<u>788,320</u>	<u>791,283</u>	<u>(2,963)</u>
Expenditures				
Legislative				
Supervisor Fees	6,000	2,500	2,800	(300)
Total Legislative	<u>6,000</u>	<u>2,500</u>	<u>2,800</u>	<u>(300)</u>
Financial & Administrative				
Administrative Services	6,458	2,691	2,691	0
District Management	36,598	15,249	15,249	0
District Engineer	15,000	6,250	1,623	4,627
Disclosure Report	2,000	2,000	2,000	0
Trustees Fees	7,750	7,750	5,217	2,533
Assessment Roll	5,250	5,250	5,460	(210)
Financial & Revenue Collections	5,460	2,275	2,275	0
Accounting Services	21,657	9,024	9,024	0
Auditing Services	4,100	0	0	0
Arbitrage Rebate Calculation	1,050	437	0	438
Public Officials Liability Insurance	3,391	3,391	3,038	353
Legal Advertising	3,500	1,459	1,405	53
Dues, Licenses & Fees	175	73	175	(102)
Miscellaneous Fees	885	368	882	(513)
Website Hosting, Maintenance, Backup & Email	5,000	2,797	1,644	1,152
Total Financial & Administrative	<u>118,274</u>	<u>59,014</u>	<u>50,683</u>	<u>8,331</u>
Legal Counsel				
District Counsel	21,000	8,750	2,731	6,020
Total Legal Counsel	<u>21,000</u>	<u>8,750</u>	<u>2,731</u>	<u>6,020</u>
Electric Utility Services				
Utility Services	38,675	16,114	15,018	1,096
Utility - Street Lights	71,825	29,928	26,287	3,640
Total Electric Utility Services	<u>110,500</u>	<u>46,042</u>	<u>41,305</u>	<u>4,736</u>
Stormwater Control				
Aquatic Maintenance	35,360	14,733	14,621	112

See Notes to Unaudited Financial Statements

Rizzetta & Company, Incorporated
Statement of Revenues and Expenditures
As of 02/28/2023
(In Whole Numbers)

	Year Ending 09/30/2023	Through 02/28/2023	Year To Date 02/28/2023	
	Annual Budget	YTD Budget	YTD Actual	YTD Variance
Fountain Service Repair & Maintenance	5,000	2,083	251	1,833
Stormwater System Maintenance	2,000	834	0	833
Total Stormwater Control	42,360	17,650	14,872	2,778
Other Physical Environment				
General Liability & Property Insurance	9,327	9,327	8,478	849
Landscape Maintenance	211,083	87,951	104,545	(16,594)
Irrigation Maintenance & Repair	65,500	27,292	1,317	25,975
Landscape Replacement Plants, Shrubs, Trees	50,000	20,833	21,174	(340)
Field Services	8,400	3,500	3,250	250
Landscape - Mulch	60,000	25,000	0	25,000
Total Other Physical Environment	404,310	173,903	138,764	35,140
Road & Street Facilities				
Sidewalk Maintenance & Repair	25,000	10,417	1,400	9,016
Total Road & Street Facilities	25,000	10,417	1,400	9,016
Parks & Recreation				
Infrastructure Annual Inspection	15,000	6,250	0	6,250
Pedestrian Bridge/Boardwalk Maintenance	3,000	1,250	0	1,250
Total Parks & Recreation	18,000	7,500	0	7,500
Contingency				
Miscellaneous Contingency	42,876	17,865	2,750	15,115
Total Contingency	42,876	17,865	2,750	15,115
Total Expenditures	788,320	343,641	255,305	88,336
Total Excess of Revenues Over(Under) Expenditures	0	444,679	535,978	(91,299)
Total Other Financing Sources(Uses)				
Carry Forward Fund Balance				
Annual 20 Year Street Lease - Carry Forward	7,907	7,907	0	7,907
Total Other Financing Sources(Uses)	7,907	7,907	0	7,907
Fund Balance, Beginning of Period	0	0	507,478	(507,478)
Total Fund Balance, End of Period	7,907	452,586	1,043,456	(590,870)

See Notes to Unaudited Financial Statements

Rizzetta & Company, Incorporated
Statement of Revenues and Expenditures
As of 02/28/2023
(In Whole Numbers)

	Year Ending 09/30/2023	Through 02/28/2023	Year To Date 02/28/2023	
	Annual Budget	YTD Budget	YTD Actual	YTD Variance
Revenues				
Interest Earnings				
Interest Earnings	0	0	1,180	(1,180)
Special Assessments				
Tax Roll	150,000	150,000	150,000	0
Total Revenues	<u>150,000</u>	<u>150,000</u>	<u>151,180</u>	<u>(1,180)</u>
Expenditures				
Other Physical Environment				
Tree Trimming Services	10,000	4,167	0	4,167
Irrigation Pump Station Reserve	60,000	25,000	0	25,000
Irrigation Repair	12,000	5,000	9,248	(4,248)
Capital Projects - Tree & Plant Replacement	10,000	4,166	0	4,167
Total Other Physical Environment	<u>92,000</u>	<u>38,333</u>	<u>9,248</u>	<u>29,086</u>
Parks & Recreation				
Miscellaneous Parks and Infrastructure	50,000	20,834	0	20,833
Pedestrian Bridge/Boardwalk Maintenance	8,000	3,333	0	3,333
Total Parks & Recreation	<u>58,000</u>	<u>24,167</u>	<u>0</u>	<u>24,166</u>
Total Expenditures	<u>150,000</u>	<u>62,500</u>	<u>9,248</u>	<u>53,252</u>
Total Excess of Revenues Over(Under) Expenditures	<u>0</u>	<u>87,500</u>	<u>141,932</u>	<u>(54,432)</u>
Fund Balance, Beginning of Period	<u>0</u>	<u>0</u>	<u>203,278</u>	<u>(203,278)</u>
Total Fund Balance, End of Period	<u>0</u>	<u>87,500</u>	<u>345,210</u>	<u>(257,710)</u>

Rizzetta & Company, Incorporated
Statement of Revenues and Expenditures
As of 02/28/2023
(In Whole Numbers)

	Year Ending 09/30/2023	Through 02/28/2023	Year To Date 02/28/2023	
	Annual Budget	YTD Budget	YTD Actual	YTD Variance
Revenues				
Interest Earnings				
Interest Earnings	0	0	3,967	(3,967)
Special Assessments				
Tax Roll	314,066	314,066	314,558	(492)
Total Revenues	<u>314,066</u>	<u>314,066</u>	<u>318,525</u>	<u>(4,459)</u>
Expenditures				
Debt Service				
Interest	129,066	129,066	66,243	62,822
Principal	185,000	185,000	0	185,000
Total Debt Service	<u>314,066</u>	<u>314,066</u>	<u>66,243</u>	<u>247,822</u>
Total Expenditures	<u>314,066</u>	<u>314,066</u>	<u>66,243</u>	<u>247,822</u>
Total Excess of Revenues Over(Under) Expenditures	<u>0</u>	<u>0</u>	<u>252,282</u>	<u>(252,282)</u>
Fund Balance, Beginning of Period	<u>0</u>	<u>0</u>	<u>320,938</u>	<u>(320,938)</u>
Total Fund Balance, End of Period	<u>0</u>	<u>0</u>	<u>573,220</u>	<u>(573,220)</u>

Rizzetta & Company, Incorporated
Statement of Revenues and Expenditures
As of 02/28/2023
(In Whole Numbers)

	Year Ending 09/30/2023	Through 02/28/2023	Year To Date 02/28/2023	
	Annual Budget	YTD Budget	YTD Actual	YTD Variance
Revenues				
Interest Earnings				
Interest Earnings	0	0	1,477	(1,477)
Special Assessments				
Tax Roll	348,398	348,398	348,945	(547)
Total Revenues	<u>348,398</u>	<u>348,398</u>	<u>350,422</u>	<u>(2,024)</u>
Expenditures				
Debt Service				
Interest	143,398	143,398	71,950	71,448
Principal	205,000	205,000	0	205,000
Total Debt Service	<u>348,398</u>	<u>348,398</u>	<u>71,950</u>	<u>276,448</u>
Total Expenditures	<u>348,398</u>	<u>348,398</u>	<u>71,950</u>	<u>276,448</u>
Total Excess of Revenues Over(Under) Expenditures	<u>0</u>	<u>0</u>	<u>278,472</u>	<u>(278,472)</u>
Fund Balance, Beginning of Period	<u>0</u>	<u>0</u>	<u>152,036</u>	<u>(152,036)</u>
Total Fund Balance, End of Period	<u>0</u>	<u>0</u>	<u>430,508</u>	<u>(430,508)</u>

Heritage Isle at Viera CDD
Investment Summary
February 28, 2023

<u>Account</u>	<u>Investment</u>	<u>Balance as of</u> <u>February 28, 2023</u>
State Board of Administration	Local Government Investment Pool	\$ 157
The Bank of Tampa	Money Market	3,011
Bank of Tampa-Operating ICS:		
The First Bank and Trust Company	Money Market	36,007
The Huntington National Bank	Money Market	215,966
	Total General Fund Investments	\$ 255,141
Bank of Tampa-Capital Reserve ICS:		
The First Bank and Trust Company	Money Market	\$ 212,719
	Total Reserve Fund Investments	\$ 212,719
US Bank Series 2013 A-1 Reserve	First American Treasury Obligation Fund Class Z	\$ 140,135
US Bank Series 2013 A-2 Reserve	First American Treasury Obligation Fund Class Z	19,122
US Bank Series 2013 Revenue	First American Treasury Obligation Fund Class Z	94,494
US Bank Series 2013 Prepayment	First American Treasury Obligation Fund Class Z	4,911
US Bank Series 2017 Revenue	First American Treasury Obligation Fund Class Z	35,215
US Bank Series 2017 Reserve	First American Treasury Obligation Fund Class Z	43,550
US Bank Series 2017 Prepayment	First American Treasury Obligation Fund Class Z	2,797
	Total Debt Service Fund Investments	\$ 340,224

**Heritage Isle at Viera Community Development District
Summary A/R Ledger
From 02/01/2023 to 02/28/2023**

Fund ID	Fund Name	Customer name	Document number	Date created	Balance Due	AR Account
485, 2524	485-001	485 General Fund	Brevard County Tax	AR00000359	10/01/2022	29,109.3212110
			Collector			
Sum for 485, 2524						29,109.32
485, 2526	485-200	485 Debt Service Fund S2013	Brevard County Tax	AR00000359	10/01/2022	9,743.2212110
			Collector			
Sum for 485, 2526						9,743.22
485, 2527	485-201	485 Debt Service Fund S2017	Brevard County Tax	AR00000359	10/01/2022	10,808.3112110
			Collector			
Sum for 485, 2527						10,808.31
Sum for 485						49,660.85
Sum Total						49,660.85

Heritage Isle at Viera Community Development District

Summary A/P Ledger

From 02/1/2023 to 02/28/2023

Fund Name	GL posting date	Vendor name	Document number	Description	Balance Due
485, 2524					
485 General Fund	02/01/2023	Florida Power & Light Company	1800308439	Premium Lighting Monthly Billing 02/23	981.00
485 General Fund	02/01/2023	Solitude Lake Management, LLC	PSI-51410	Aquatic Maintenance 02/23	2,924.12
Sum for 485, 2524					3,905.12
Sum for 485					3,905.12
Sum Total					3,905.12

Heritage Isle at Viera Community Development District
Notes to Unaudited Financial Statements
February 28, 2023

Balance Sheet

1. Trust statement activity has been recorded through 02/28/23.
2. See EMMA (Electronic Municipal Market Access) at <https://emma.msrb.org> for Municipal Disclosures and Market Data.
3. For presentation purposes, the Reserves are shown in a separate fund titled Reserve Fund.

Summary A/R Ledger – Payment Terms

4. Payment terms for landowner assessments are (a) defined in the FY22-23 Assessment Resolution adopted by the Board of Supervisors, (b) pursuant to Florida Statutes, Chapter 197 for assessments levied via the county tax roll.

MINUTES OF MEETING

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

**HERITAGE ISLE AT VIERA
COMMUNITY DEVELOPMENT DISTRICT**

The special meeting of the Board of Supervisors of Heritage Isle at Viera Community Development District was held on **January 03, 2023, at 10:30 a.m.** at the Brevard County Government Center, Florida Room, located at 2725 Judge Fran Jamieson Way, Viera, FL 32940.

Present and constituting a quorum:

Jay Williams	Board Supervisor, Chairman
Bob Goldstein	Board Supervisor, Vice Chairman
Kenneth Bonin	Board Supervisor, Assistant Secretary
Jon Smallegan	Board Supervisor, Assistant Secretary
Kenneth Walter	Board Supervisor, Assistant Secretary

Also present were:

Richard Hernandez	District Manager, Rizzetta & Co., Inc.
Wes Haber	District Counsel, Kutak Rock LLP
Ana Saunders	District Engineer, BSE Consultants
Bryan Schaub	Rizzetta & Co., Inc. (via phone)
Daniel Srein	Brightview
Josh Taylor	Solitude Lake Management
General Audience	Present (in person & via teleconference)

FIRST ORDER OF BUSINESS

Call to Order

Mr. Hernandez called the meeting to order and called the roll. Quorum was established.

SECOND ORDER OF BUSINESS

Audience Comments

Mr. Hernandez opened the floor to audience comments. No comments were made.

THIRD ORDER OF BUSINESS

Community Updates

- A. Solitude Lake Management update by Josh Taylor
 - 1. Not Present
- B. Field Service Report by Brian Schaub
 - 1. Not Present
- C. Monthly Community Report Update by Supervisor Ken Walter. Mr. Walter gave a community light update and reviewed his last two landscape reports.
- D. Brightview Community Update by Randy and Omar
 - 1. New account manager introduced himself. He also discussed transition.
- E. Hoover Presentation of Motor Proposal
 - The Board discussed and approved.

On Motion by Mr. Walter, seconded by Mr. Smallegan, with all in favor, the Board of Supervisors approved Motor Proposal by Hoover for total replacement of motor #2 in the amount of \$9,247.83, for Heritage Isle at Viera Community Development District.

FOURTH ORDER OF BUSINESS

**Consideration of the Minutes of
The Board of Supervisors'
Meeting Held on November 29, 2022**

Mr. Hernandez presented the minutes of the Board of Supervisors' meeting held on October 25, 2022. Minor edits were requested, Board approves as amended.

On Motion by Mr. Walter, seconded by Mr. Goldstein, with all in favor, the Board of Supervisors approved the Board of Supervisor Regular Meeting minutes held on November 29, 2022, as amended, for Heritage Isle at Viera Community Development District.

FIFTH ORDER OF BUSINESS

**Ratification of the Operation and
Maintenance Expenditures for October
2022**

Mr. Hernandez reviewed the Operations and Maintenance Expenditures for October 2022.

On Motion by Mr. Bonin, seconded by Mr. Goldstein, with all in favor, the Board of Supervisors ratified the operation and maintenance expenditures for October 2022 in the amount 83,872.57, for Heritage Isle at Viera Community Development District.

SIXTH ORDER OF BUSINESS

**Consideration of Frontline Proposal
for Street signs**

Proposal to taint the street structures through out the district to match the front entrance sign.

On Motion by Mr. Walter, seconded by Mr. Smallegan, with all in favor, the Board of Supervisors approved Frontline Street Sign proposal, for Heritage Isle at Viera Community Development District.

SEVENTH ORDER OF BUSINESS

**Consideration of ECOR
Proposal for Pest Control**

Supervisor Ken Walter informed the board of the rodent infestation of the pump. ECOR presented two proposals. The first proposal would install rodent preventatives. The Second Proposal would be for ECOR to install traps within the pump and monitor monthly.

On Motion by Mr. Goldstein, seconded by Mr. Smallegan, with all in favor, the Board of Supervisors approved ECOR Proposal for Pest Control, for Heritage Isle at Viera Community Development District.

EIGHTH ORDER OF BUSINESS

**Motion to Authorize Chair to
Approve Expenses**

On Motion by Mr. Goldstein, seconded by Mr. Smallegan, with all in favor, the Board of Supervisors approved to authorize chair to approve expenses not to exceed \$10,000 outside of scheduled meetings, for Heritage Isle at Viera Community Development District.

NINTH ORDER OF BUSINESS

**Motion to Approve Expenses to
Alleviate Emergencies**

On Motion by Mr. Goldstein, seconded by Mr. Smallegan, with all in favor, the Board of Supervisors approve expenses which the total would not exceed, half a month's expenditures to alleviate emergencies, for Heritage Isle at Viera Community Development District.

TENTH ORDER OF BUSINESS

Staff Reports

A. District Counsel

Board instructed Wes to draft a resolution to raise Chair's authority to alleviate emergency. Not to exceed \$10,000.

B. District Engineer

Mrs. Saunders presented an exhibit to the board, which reported that the main line valve that separates the north and south pump. Mrs. Saunders recommendation was to close or install an alternative Valve.

C. District Manager

Mr. Hernandez gave his Financial Report. Gave community updates and spoke on resident concerns.

ELEVENTH ORDER OF BUSINESS

Supervisor Requests

Supervisor Smallegan mentioned street walk grinding and commented on the angle.

On Motion by Mr. Smallegan, seconded by Mr. Goldstein, with all in favor, Mr. Hernandez announced that the next meeting is scheduled for March 28, 2023, at 10:30 a.m., for Heritage Isle Community District

TWELFTH ORDER OF BUSINESS

Adjournment

On Motion by Mr. Williams, seconded by Mr. Goldstein, with all in favor, the Board of Supervisors adjourned the meeting at 12:45p.m., for Heritage Isle at Viera Community Development District.

Secretary/Assistant Secretary

Chairman/Vice Chairman

Heritage Isle at Viera Community Development District

Paid Operation & Maintenance Expenditures

November 1, 2022 Through November 30, 2022

<u>Vendor Name</u>	<u>Check #</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Bob Goldstein	100048	BG102522	Board of Supervisors Meeting 10/25/22	\$ 200.00
BrightView Landscape Services, Inc.	100039	8124749	Landscape Maintenance 10/22	\$ 17,590.17
BrightView Landscape Services, Inc.	100046	8147222	Landscape Maintenance 11/22	\$ 17,590.17
Emmett J Williams, Jr	100049	EW102522	Board of Supervisors Meeting 10/25/22	\$ 200.00
Florida Power & Light Company	100041	1800292946	Premium Lighting Services 09/22	\$ 1,602.00
Florida Power & Light Company	100040	1800292954	Premium Lighting Services 09/22	\$ 981.00
Florida Power & Light Company	100043	1800299414	Premium Lighting Monthly Billing 11/22	\$ 1,602.00
Florida Power & Light Company	100044	1800299422	Premium Lighting Monthly Billing 11/22	\$ 981.00
Florida Power & Light Company	EFT	Monthly Summary 11/22 485	Electric Services 11/22	\$ 5,879.07
Florida Today Payment Center	100045	5073838	Legal Advertising 10/22	\$ 854.84
Jon Smallegan	100050	JS102522	Board of Supervisors Meeting 10/25/22	\$ 200.00
Kenneth F. Walter	100051	KW102522	Board of Supervisors Meeting 10/25/22	\$ 200.00

Heritage Isle at Viera Community Development District

Paid Operation & Maintenance Expenditures

November 1, 2022 Through November 30, 2022

<u>Vendor Name</u>	<u>Check #</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Kenneth O. Bonin	100052	KN102522	Board of Supervisors Meeting 10/25/22	\$ 200.00
Rizzetta & Company, Inc.	100042	INV0000072606	District Management Fees 11/22	\$ 6,672.75
Solitude Lake Management, LLC	100047	PSI-27904	Lake & Pond Management Services 11/22	\$ 2,924.12
<u>Report Total</u>				<u>\$ 57,677.12</u>

HERITAGE ISLE AT VIERA CDD

Meeting Date: 10/25/22

SUPERVISOR PAY REQUEST

RECEIVED
11/21/22

Name of Board Supervisor	Check if present	Check if paid
Emmett J Williams, Jr.	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Jon Smallegan	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>
Kenneth Bonin	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>
Bob Goldstein	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>
Kenneth Walter	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>

(*) Does not get paid

EXTENDED MEETING TIMECARD

Meeting Start Time:	10:32
Meeting End Time:	1:27 pm
Total Meeting Time:	2:55 min

Time Over _____ () Hours:

Total at \$175 per Hour:

DM Signature: 

Please forward copy to Marcia Eannetta for Extended Meeting Hours.



INVOICE

Heritage Isle at Viera CDD
c/o Rizzetta & Company
3434 Colwell Ave Ste 200
Tampa FL 33614

Customer #: 20634449
Invoice #: 8124749
Invoice Date: 10/1/2022
Cust PO #:

Job Number	Description	Amount
460400254	Heritage Isle at Viera CDD Landscape Maintenance For October	17,590.17
Total invoice amount		17,590.17
Tax amount		
Balance due		17,590.17

RECEIVED
10/12/22

Terms: Net 15 Days

If you have any questions regarding this invoice, please call 407-292-9600

Please detach stub and remit with your payment

Payment Stub

Customer Account#: 20634449
Invoice #: 8124749
Invoice Date: 10/1/2022

Amount Due: \$17,590.17

Thank you for allowing us to serve you

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

Heritage Isle at Viera CDD
c/o Rizzetta & Company
3434 Colwell Ave Ste 200
Tampa FL 33614

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



INVOICE

Heritage Isle at Viera CDD
c/o Rizzetta & Company
3434 Colwell Ave Ste 200
Tampa FL 33614

Customer #: 20634449
Invoice #: 8147222
Invoice Date: 11/1/2022
Cust PO #:

Job Number	Description	Amount
460400254	Heritage Isle at Viera CDD Landscape Maintenance For November	17,590.17
Total invoice amount		17,590.17
Tax amount		
Balance due		17,590.17

RECEIVED
10/25/22

Terms: Net 15 Days

If you have any questions regarding this invoice, please call 407-292-9600

Please detach stub and remit with your payment

Payment Stub

Customer Account#: 20634449
Invoice #: 8147222
Invoice Date: 11/1/2022

Amount Due: \$17,590.17

Thank you for allowing us to serve you

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

Heritage Isle at Viera CDD
c/o Rizzetta & Company
3434 Colwell Ave Ste 200
Tampa FL 33614

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

PAYMENT COUPON

/4115006401066800013324180029294680000160200

1800292946 1 of 1

4,1,1500,640106,6800013324,1800292946,8,0000160200

Please mail this portion with your check

HERITAGE ISLE AT VIERA CDD
3434 COLWELL AVE, SUITE 200
TAMPA FL 33614

Cust. No.: 6800013324 Inv. No.: 1800292946	
This Month's Charges Past Due After 10/01/2022	Amount Due This Invoice \$ 1,602.00

Please see payment options and instructions at the bottom of this invoice.

FPL
General Mail Facility
Miami FL 33188-0001

Florida Power & Light Company

Federal Tax Id.#: 59-0247775

Invoice

Customer Number: 6800013324

Customer Name and Address

Invoice Number: 1800292946

HERITAGE ISLE AT VIERA CDD
3434 COLWELL AVE, SUITE 200
TAMPA FL 33614

Invoice Date: 09/01/2022

4,1,1500,640106,6800013324,1800292946,8,0000160200

Please retain this portion for your records

CURRENT CHARGES AND CREDITS

Customer No: 6800013324 Invoice No: 1800292946

Description	Amount
PREMIUM LIGHTING 20 YR CONTRACT MONTHLY BILLING	1,602.00
For Inquiries Contact: JAMES MONROIG 1-800-847-5484	Total Amount Due \$1,602.00 This Month's Charges Past Due After 10/01/2022

Wire & ACH Payments

Account Name: Florida Power & Light Co.
Bank Name: Bank of America
Account Number: 3750132076
WIRE Only: City/State: New York, NY 10001 ABA No: 026-009-593
ACH Only: City/State: Dallas, TX ABA No.: 111-000-012
Please include the invoice number in the payment reference

Check Payments

Make check payable to Florida Power & Light in USD and mail payment with the top portion of this invoice to the address below:

**General Mail Facility
Miami FL 33188-0001**

PAYMENT COUPON

/4115006401066800013324180029295490000098100

1800292954 1 of 1

4,1,1500,640106,6800013324,1800292954,9,0000098100

Please mail this portion with your check

HERITAGE ISLE AT VIERA CDD
3434 COLWELL AVE, SUITE 200
TAMPA FL 33614

Cust. No.: 6800013324 Inv. No.: 1800292954	
This Month's Charges Past Due After 10/01/2022	Amount Due This Invoice \$ 981.00

Please see payment options and instructions at the bottom of this invoice.

FPL
General Mail Facility
Miami FL 33188-0001

Florida Power & Light Company

Federal Tax Id.#: 59-0247775

Invoice

Customer Name and Address

HERITAGE ISLE AT VIERA CDD
3434 COLWELL AVE, SUITE 200
TAMPA FL 33614

Customer Number: 6800013324

Invoice Number: 1800292954

Invoice Date: 09/01/2022

4,1,1500,640106,6800013324,1800292954,9,0000098100

Please retain this portion for your records

CURRENT CHARGES AND CREDITS

Customer No: 6800013324 Invoice No: 1800292954

Description	Amount
PREMIUM LIGHTING 20 YR CONTRACT MONTHLY BILLING	981.00
For Inquiries Contact: JAMES MONROIG 1-800-847-5484	Total Amount Due \$981.00 This Month's Charges Past Due After 10/01/2022

Wire & ACH Payments

Account Name: Florida Power & Light Co.
Bank Name: Bank of America
Account Number: 3750132076
WIRE Only: City/State: New York, NY 10001 ABA No: 026-009-593
ACH Only: City/State: Dallas, TX ABA No.: 111-000-012
Please include the invoice number in the payment reference

Check Payments

Make check payable to Florida Power & Light in USD and mail payment with the top portion of this invoice to the address below:

**General Mail Facility
Miami FL 33188-0001**

PAYMENT COUPON

1800299414 1 of 1

/4115006401066800013324180029941460000160200

RECEIVED

4,1,1500,640106,6800013324,1800299414,6,0000160200

Please mail this portion with your check

NOV - 7 2022

HERITAGE ISLE AT VIERA CDD
3434 COLWELL AVE, SUITE 200
TAMPA FL 33614

Cust. No.: 6800013324 Inv. No.: 1800299414	
This Month's Charges	Amount Due
Past Due After 12/01/2022	This Invoice \$ 1,602.00

Please see payment options and instructions at the bottom of this invoice.

FPL
General Mail Facility
Miami FL 33188-0001

Florida Power & Light Company

Federal Tax Id.#: 59-0247775

Invoice

Customer Name and Address

HERITAGE ISLE AT VIERA CDD
3434 COLWELL AVE, SUITE 200
TAMPA FL 33614

Customer Number: 6800013324

Invoice Number: 1800299414

Invoice Date: 11/01/2022

4,1,1500,640106,6800013324,1800299414,6,0000160200

Please retain this portion for your records

CURRENT CHARGES AND CREDITS

Customer No: 6800013324 Invoice No: 1800299414

Description	Amount
PREMIUM LIGHTING 20 YR CONTRACT MONTHLY BILLING	1,602.00
For Inquiries Contact: JAMES MONROIG 1-800-847-5484	Total Amount Due \$1,602.00 This Month's Charges Past Due After 12/01/2022

Wire & ACH Payments

Account Name: Florida Power & Light Co.
Bank Name: Bank of America
Account Number: 3750132076
WIRE Only: City/State: New York, NY 10001 ABA No: 026-009-593
ACH Only: City/State: Dallas, TX ABA No.: 111-000-012
Please include the invoice number in the payment reference

Check Payments

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Miami FL 33188-0001**

PAYMENT COUPON

/4115006401066800013324180029942270000098100

RECEIVED
NOV - 7 2022

1800299422 1 of 1

4,1,1500,640106,6800013324,1800299422,7,0000098100

Please mail this portion with your check

HERITAGE ISLE AT VIERA CDD
3434 COLWELL AVE, SUITE 200
TAMPA FL 33614

Cust. No.: 6800013324	Inv. No.: 1800299422
This Month's Charges	Amount Due
Past Due After 12/01/2022	This Invoice \$ 981.00

Please see payment options and instructions at the bottom of this invoice.

FPL
General Mail Facility
Miami FL 33188-0001

Florida Power & Light Company

Federal Tax Id.#: 59-0247775

Invoice

Customer Name and Address

HERITAGE ISLE AT VIERA CDD
3434 COLWELL AVE, SUITE 200
TAMPA FL 33614

Customer Number: 6800013324

Invoice Number: 1800299422

Invoice Date: 11/01/2022

4,1,1500,640106,6800013324,1800299422,7,0000098100

Please retain this portion for your records

CURRENT CHARGES AND CREDITS

Customer No: 6800013324 Invoice No: 1800299422

Description	Amount
PREMIUM LIGHTING 20 YR CONTRACT MONTHLY BILLING	981.00
For Inquiries Contact: JAMES MONROIG 1-800-847-5484	Total Amount Due \$981.00 This Month's Charges Past Due After 12/01/2022

Wire & ACH Payments

Account Name: Florida Power & Light Co.
Bank Name: Bank of America
Account Number: 3750132076
WIRE Only: City/State: New York, NY 10001 ABA No: 026-009-593
ACH Only: City/State: Dallas, TX ABA No.: 111-000-012
Please include the invoice number in the payment reference

Check Payments

Make check payable to Florida Power & Light in USD and mail payment with the top portion of this invoice to the address below:

**General Mail Facility
Miami FL 33188-0001**

Heritage Isle at Viera

Florida Power & Light Company Summary

November 2022

Date 11/11/2022

Due Date 12/2/2022

Period Covered 10/13/22 - 11/11/22

Account Number	GL Account	Location	Amount
11699-74381	4307	Decorative Lgtng-L	\$1,429.65
47818-03004	4301	6813 Legacy Blvd # Pump	\$2,019.91
57620-18553	4307	Decorative Lgtng # Heritage Isle	\$1,226.69
69877-97013	4301	6494 Legacy Blvd # Irr	\$1,202.82
			\$5,879.07
	53100-4307	Street Lights	\$2,656.34
	53100-4301	Utility Services	\$3,222.73
			\$5,879.07



Electric Bill Statement

For: Oct 13, 2022 to Nov 11, 2022 (29 days)

Statement Date: Nov 11, 2022

Account Number: 11699-74381

Service Address:

DECORATIVE LGTNG # HERITAGE ISLE-L
MELBOURNE, FL 32940

HERITAGE ISLE AT VIERA CDD,
Here's what you owe for this billing period.

CURRENT BILL

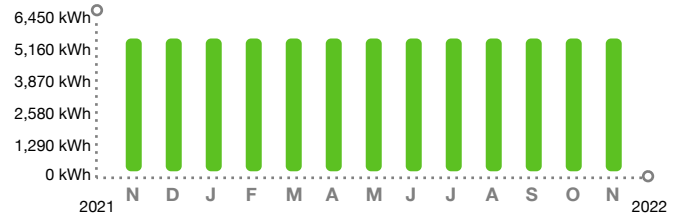
\$1,429.65

TOTAL AMOUNT YOU OWE

Dec 2, 2022

NEW CHARGES DUE BY

ENERGY USAGE HISTORY



BILL SUMMARY

Amount of your last bill	1,429.65
Payments received	-1,429.65
Balance before new charges	0.00
<hr/>	
Total new charges	1,429.65
Total amount you owe	\$1,429.65

FPL automatic bill pay - DO NOT PAY

(See page 2 for bill details.)

KEEP IN MIND

- Payment received after February 02, 2023 is considered LATE; a late payment charge of 1% will apply.
- The amount due on your account will be drafted automatically on or after November 22, 2022. If a partial payment is received before this date, only the remaining balance due on your account will be drafted automatically.
- "Your Decorative Streetlight account is billed on rate PL-1"
- Charges and energy usage are based on the facilities contracted. Facility, energy and fuel costs are available upon request.

Customer Service: (321) 723-7795
Outside Florida: 1-800-226-3545

Report Power Outages: 1-800-4OUTAGE (468-8243)
Hearing/Speech Impaired: 711 (Relay Service)



/ 3* FPL AUTOMATIC BILL PAY - DO NOT PAY *

The amount enclosed includes the following donation:

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ORLANDO FL 32819-9064

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Visit [FPL.com/PayBill](https://www.fpl.com/PayBill) for ways to pay.

11699-74381

ACCOUNT NUMBER

\$1,429.65

TOTAL AMOUNT YOU OWE

Dec 2, 2022

NEW CHARGES DUE BY

\$ Auto pay - DO NOT PAY

AMOUNT ENCLOSED



Customer Name: HERITAGE ISLE AT VIERA
Account Number: 11699-74381
 CDD

BILL DETAILS

Amount of your last bill	1,429.65
Payment received - Thank you	-1,429.65
Balance before new charges	\$0.00

New Charges

Rate: SL-1 STREET LIGHTING SERVICE

Electric service amount **	1,337.85
Gross rec. tax/Regulatory fee	10.53
Franchise charge	81.27
Taxes and charges	91.80

Total new charges \$1,429.65

Total amount you owe \$1,429.65

FPL automatic bill pay - DO NOT PAY

METER SUMMARY

Next bill date Dec 13, 2022.

Usage Type	Usage
Total kWh used	5840

ENERGY USAGE COMPARISON

	This Month	Last Month	Last Year
Service to	Nov 11, 2022	Oct 13, 2022	Nov 11, 2021
kWh Used	5840	5840	5840
Service days	29	30	29
kWh/day	201	195	201
Amount	\$1,429.65	\$1,429.65	\$1,372.53

KEEP IN MIND

- Taxes and charges on your bill are determined and required by your local and state government to be used at their discretion.
- The fuel charge represents the cost of fuel used to generate electricity. It is a direct pass-through to customers. FPL does not profit from fuel, although higher costs do result in higher state and local taxes and fees.

** Your electric service amount includes the following charges:

Non-fuel energy charge:	\$0.030820 per kWh
Fuel charge:	\$0.037500 per kWh

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Your bill after the storm

Rest assured, you will not be charged for any time you are without power, and your bill will be based on actual energy usage.

When you pay by check, you authorize FPL to process your payment electronically or as a draft. If your payment is processed electronically, your checking account may be debited on the same day we receive the check and your check will not be returned with your checking account statement. FPL does not agree to any restrictions, conditions or endorsements placed on any bill statement or payments such as check, money order or other forms of payment. We will process the payment as if these restrictions or conditions do not exist.



Customer Name: Account Number:
 HERITAGE ISLE AT VIERA 11699-74381
 CDD

For: 10-13-2022 to 11-11-2022 (29 days)
 kWh/Day: 201
 Service Address:
 DECORATIVE LGTNG # HERITAGE ISLE-L
 MELBOURNE, FL 32940

Detail of Rate Schedule Charges for Street Lights

Component Code	Watts	Lumens	Owner/ Maint *	Quantity	Rate/Unit	kWh Used	Amount
ZLTHERI	175	14400	F	80		5,840	
Energy					2.390000		191.20
Non-energy					9.390000		751.20
Maintenance							
ZPLHERI				40			
Non-energy					4.690000		187.60
Fixtures							

* F - FPL OWNS & MAINTAINS E - CUSTOMER OWNS & MAINTAINS R - CUSTOMER OWNS, FPL RELAMPS
 H - FPL OWNS & MAINTAINS FIXTURE, CUST OWNS OTHER



HERITAGE ISLE AT VIERA CDD
 8529 SOUTHPARK CIR STE 330
 ORLANDO FL 32819-9064



Customer Name: Account Number:
 HERITAGE ISLE AT VIERA 11699-74381
 CDD

For: 10-13-2022 to 11-11-2022 (29 days)
 kWh/Day: 201
 Service Address:
 DECORATIVE LGTNG # HERITAGE ISLE-L
 MELBOURNE, FL 32940

Component Code	Watts	Lumens	Owner/ Maint *	Quantity	Rate/Unit	kWh Used	Amount
					Energy sub total		191.20
					Non-energy sub total		938.80
					Sub total	5,840	1,130.00
					Energy conservation cost recovery		2.45
					Capacity payment recovery charge		1.05
					Environmental cost recovery charge		2.69
					Transition rider credit		-30.25
					Storm protection recovery charge		12.91
					Fuel charge		219.00
					Electric service amount		1,337.85
					Gross rec. tax/Reg. fee		10.53
					Franchise charge		81.27
					Total	5,840	1,429.65

* F - FPL OWNS & MAINTAINS E - CUSTOMER OWNS & MAINTAINS R - CUSTOMER OWNS, FPL RELAMPS
 H - FPL OWNS & MAINTAINS FIXTURE, CUST OWNS OTHER



Electric Bill Statement

For: Oct 13, 2022 to Nov 11, 2022 (29 days)

Statement Date: Nov 11, 2022

Account Number: 47818-03004

Service Address:

6813 LEGACY BLVD # PUMP
MELBOURNE, FL 32940

HERITAGE ISLE AT VIERA CDD,
Here's what you owe for this billing period.

CURRENT BILL

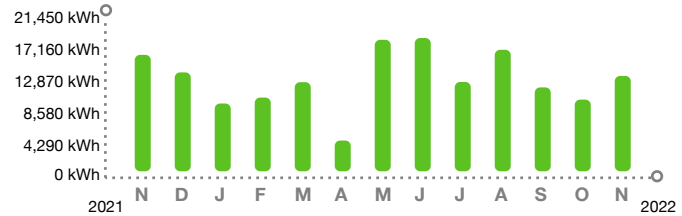
\$2,019.91

TOTAL AMOUNT YOU OWE

Dec 2, 2022

NEW CHARGES DUE BY

ENERGY USAGE HISTORY



BILL SUMMARY

Amount of your last bill	1,764.29
Payments received	-1,764.29
Balance before new charges	0.00
<hr/>	
Total new charges	2,019.91
Total amount you owe	\$2,019.91

FPL automatic bill pay - DO NOT PAY

(See page 2 for bill details.)

KEEP IN MIND

- Payment received after February 02, 2023 is considered LATE; a late payment charge of 1% will apply.
- The amount due on your account will be drafted automatically on or after November 22, 2022. If a partial payment is received before this date, only the remaining balance due on your account will be drafted automatically.

Customer Service: 1-800-375-2434
Outside Florida: 1-800-226-3545

Report Power Outages: 1-800-4OUTAGE (468-8243)
Hearing/Speech Impaired: 711 (Relay Service)



/ 3* FPL AUTOMATIC BILL PAY - DO NOT PAY *

The amount enclosed includes the following donation:

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ORLANDO FL 32819-9064

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GENERAL MAIL FACILITY
MIAMI FL 33188-0001

Visit [FPL.com/PayBill](https://www.fpl.com/PayBill) for ways to pay.

47818-03004
ACCOUNT NUMBER

\$2,019.91
TOTAL AMOUNT YOU OWE

Dec 2, 2022
NEW CHARGES DUE BY

\$ Auto pay - DO NOT PAY
AMOUNT ENCLOSED



Customer Name: HERITAGE ISLE AT VIERA
Account Number: 47818-03004
 CDD

BILL DETAILS

Amount of your last bill	1,764.29
Payment received - Thank you	-1,764.29
Balance before new charges	\$0.00

New Charges

Rate: GSD-1 GENERAL SERVICE DEMAND

Base charge:	\$28.17
Non-fuel: (\$0.026290 per kWh)	\$366.64
Fuel: (\$0.038060 per kWh)	\$530.78
Demand: (\$11.93 per KW)	\$930.54
Electric service amount	1,856.13
Gross rec. tax/Regulatory fee	48.96
Franchise charge	114.82
Taxes and charges	163.78
Total new charges	\$2,019.91

Total amount you owe \$2,019.91

FPL automatic bill pay - DO NOT PAY

METER SUMMARY

Meter reading - Meter KNL7327. Next meter reading Dec 13, 2022.

Usage Type	Current	-	Previous	=	Usage
kWh used	74356		60410		13946
Demand KW	77.83				78

ENERGY USAGE COMPARISON

	This Month	Last Month	Last Year
Service to	Nov 11, 2022	Oct 13, 2022	Nov 11, 2021
kWh Used	13946	10481	17030
Service days	29	30	29
kWh/day	480	349	587
Amount	\$2,019.91	\$1,764.29	\$1,960.73

KEEP IN MIND

- Taxes and charges on your bill are determined and required by your local and state government to be used at their discretion.
- The fuel charge represents the cost of fuel used to generate electricity. It is a direct pass-through to customers. FPL does not profit from fuel, although higher costs do result in higher state and local taxes and fees.

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Your bill after the storm

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When you pay by check, you authorize FPL to process your payment electronically or as a draft. If your payment is processed electronically, your checking account may be debited on the same day we receive the check and your check will not be returned with your checking account statement. FPL does not agree to any restrictions, conditions or endorsements placed on any bill statement or payments such as check, money order or other forms of payment. We will process the payment as if these restrictions or conditions do not exist.



Electric Bill Statement

For: Oct 13, 2022 to Nov 11, 2022 (29 days)

Statement Date: Nov 11, 2022

Account Number: 57620-18553

Service Address:

DECORATIVE LGTNG # HERITAGE ISLE
MELBOURNE, FL 32940

HERITAGE ISLE AT VIERA CDD,
Here's what you owe for this billing period.

CURRENT BILL

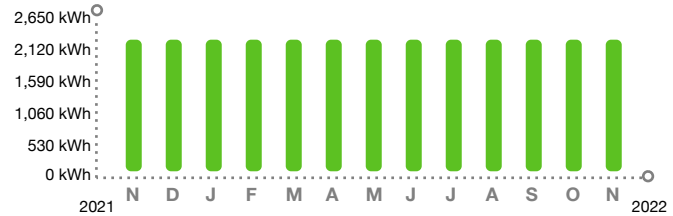
\$1,226.69

TOTAL AMOUNT YOU OWE

Dec 2, 2022

NEW CHARGES DUE BY

ENERGY USAGE HISTORY



BILL SUMMARY

Amount of your last bill	1,226.69
Payments received	-1,226.69
Balance before new charges	0.00
<hr/>	
Total new charges	1,226.69
Total amount you owe	\$1,226.69

FPL automatic bill pay - DO NOT PAY

(See page 2 for bill details.)

KEEP IN MIND

- Payment received after February 02, 2023 is considered LATE; a late payment charge of 1% will apply.
- The amount due on your account will be drafted automatically on or after November 22, 2022. If a partial payment is received before this date, only the remaining balance due on your account will be drafted automatically.
- "Your Decorative Streetlight account is billed on rate PL-1"
- Charges and energy usage are based on the facilities contracted. Facility, energy and fuel costs are available upon request.

Customer Service: (321) 723-7795
Outside Florida: 1-800-226-3545

Report Power Outages: 1-800-4OUTAGE (468-8243)
Hearing/Speech Impaired: 711 (Relay Service)



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Visit [FPL.com/PayBill](https://www.fpl.com/PayBill) for ways to pay.

57620-18553

ACCOUNT NUMBER

\$1,226.69

TOTAL AMOUNT YOU OWE

Dec 2, 2022

NEW CHARGES DUE BY

\$ Auto pay - DO NOT PAY

AMOUNT ENCLOSED



Customer Name: HERITAGE ISLE AT VIERA
Account Number: 57620-18553
 CDD

BILL DETAILS

Amount of your last bill	1,226.69
Payment received - Thank you	-1,226.69
Balance before new charges	\$0.00

New Charges

Rate: SL-1 STREET LIGHTING SERVICE

Electric service amount **	1,152.67
Gross rec. tax/Regulatory fee	4.29
Franchise charge	69.73
Taxes and charges	74.02

Total new charges \$1,226.69

Total amount you owe \$1,226.69

FPL automatic bill pay - DO NOT PAY

METER SUMMARY

Next bill date Dec 13, 2022.

Usage Type	Usage
Total kWh used	2378

ENERGY USAGE COMPARISON

	This Month	Last Month	Last Year
Service to	Nov 11, 2022	Oct 13, 2022	Nov 11, 2021
kWh Used	2378	2378	2378
Service days	29	30	29
kWh/day	82	79	82
Amount	\$1,226.69	\$1,226.69	\$1,203.75

KEEP IN MIND

- Taxes and charges on your bill are determined and required by your local and state government to be used at their discretion.
- The fuel charge represents the cost of fuel used to generate electricity. It is a direct pass-through to customers. FPL does not profit from fuel, although higher costs do result in higher state and local taxes and fees.

** Your electric service amount includes the following charges:

Non-fuel energy charge:	\$0.030820 per kWh
Fuel charge:	\$0.037500 per kWh

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Your bill after the storm

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Customer Name: Account Number:
 HERITAGE ISLE AT VIERA 57620-18553
 CDD

For: 10-13-2022 to 11-11-2022 (29 days)
 kWh/Day: 82
 Service Address:
 DECORATIVE LGTNG # HERITAGE ISLE
 MELBOURNE, FL 32940

Detail of Rate Schedule Charges for Street Lights

Component Code	Watts	Lumens	Owner/ Maint *	Quantity	Rate/Unit	kWh Used	Amount
ZLTHSLE	70	6300	F	40		1,160	
Energy					0.950000		38.00
Non-energy					7.880000		315.20
Maintenance							
ZLTHSLL	70	6300	F	42		1,218	
Energy					0.950000		39.90
Non-energy					6.640000		278.88
Maintenance							
ZPLHSLE				20			
Non-energy					10.510000		210.20
Fixtures							
ZPLHSL				21			
Non-energy					8.850000		185.85
Fixtures							

* F - FPL OWNS & MAINTAINS E - CUSTOMER OWNS & MAINTAINS R - CUSTOMER OWNS, FPL RELAMPS
 H - FPL OWNS & MAINTAINS FIXTURE, CUST OWNS OTHER



HERITAGE ISLE AT VIERA CDD
 8529 SOUTHPARK CIR STE 330
 ORLANDO FL 32819-9064



Customer Name: Account Number:
 HERITAGE ISLE AT VIERA 57620-18553
 CDD

For: 10-13-2022 to 11-11-2022 (29 days)
 kWh/Day: 82
 Service Address:
 DECORATIVE LGTNG # HERITAGE ISLE
 MELBOURNE, FL 32940

Component Code	Watts	Lumens	Owner/ Maint *	Quantity	Rate/Unit	kWh Used	Amount
					Energy sub total		77.90
					Non-energy sub total		990.13
					Sub total	2,378	1,068.03
					Energy conservation cost recovery		1.00
					Capacity payment recovery charge		0.43
					Environmental cost recovery charge		1.09
					Transition rider credit		-12.32
					Storm protection recovery charge		5.26
					Fuel charge		89.18
					Electric service amount		1,152.67
					Gross rec. tax/Reg. fee		4.29
					Franchise charge		69.73
					Total	2,378	1,226.69

* F - FPL OWNS & MAINTAINS E - CUSTOMER OWNS & MAINTAINS R - CUSTOMER OWNS, FPL RELAMPS
 H - FPL OWNS & MAINTAINS FIXTURE, CUST OWNS OTHER



Electric Bill Statement

For: Oct 13, 2022 to Nov 11, 2022 (29 days)

Statement Date: Nov 11, 2022

Account Number: 69877-97013

Service Address:

6494 LEGACY BLVD # IRR
MELBOURNE, FL 32940

HERITAGE ISLE AT VIERA CDD,
Here's what you owe for this billing period.

CURRENT BILL

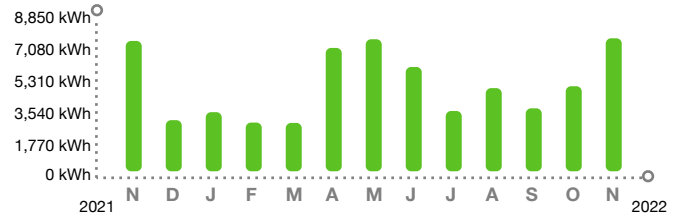
\$1,202.82

TOTAL AMOUNT YOU OWE

Dec 2, 2022

NEW CHARGES DUE BY

ENERGY USAGE HISTORY



KEEP IN MIND

- Payment received after February 02, 2023 is considered LATE; a late payment charge of 1% will apply.
- The amount due on your account will be drafted automatically on or after November 22, 2022. If a partial payment is received before this date, only the remaining balance due on your account will be drafted automatically.

BILL SUMMARY

Amount of your last bill	1,000.30
Payments received	-1,000.30
Balance before new charges	0.00
<hr/>	
Total new charges	1,202.82
Total amount you owe	\$1,202.82

FPL automatic bill pay - DO NOT PAY

(See page 2 for bill details.)

Customer Service: 1-800-375-2434
Outside Florida: 1-800-226-3545

Report Power Outages: 1-800-4OUTAGE (468-8243)
Hearing/Speech Impaired: 711 (Relay Service)



/ 3* FPL AUTOMATIC BILL PAY - DO NOT PAY *

The amount enclosed includes the following donation:

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ORLANDO FL 32819-9064

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GENERAL MAIL FACILITY
MIAMI FL 33188-0001

Visit [FPL.com/PayBill](https://www.fpl.com/PayBill) for ways to pay.

69877-97013
ACCOUNT NUMBER

\$1,202.82
TOTAL AMOUNT YOU OWE

Dec 2, 2022
NEW CHARGES DUE BY

\$ Auto pay - DO NOT PAY
AMOUNT ENCLOSED



Customer Name: HERITAGE ISLE AT VIERA
Account Number: 69877-97013
 CDD

BILL DETAILS

Amount of your last bill	1,000.30
Payment received - Thank you	-1,000.30
Balance before new charges	\$0.00

New Charges

Rate: GSD-1 GENERAL SERVICE DEMAND

Base charge:	\$28.17
Non-fuel: (\$0.026290 per kWh)	\$210.98
Fuel: (\$0.038060 per kWh)	\$305.43
Demand: (\$11.93 per KW)	\$560.71

Electric service amount 1,105.29

Gross rec. tax/Regulatory fee 29.16

Franchise charge 68.37

Taxes and charges 97.53

Total new charges \$1,202.82

Total amount you owe \$1,202.82

FPL automatic bill pay - DO NOT PAY

METER SUMMARY

Meter reading - Meter KNL9829. Next meter reading Dec 13, 2022.

Usage Type	Current	-	Previous	=	Usage
kWh used	53080		45055		8025
Demand KW	46.78				47

ENERGY USAGE COMPARISON

	This Month	Last Month	Last Year
Service to	Nov 11, 2022	Oct 13, 2022	Nov 11, 2021
kWh Used	8025	5133	7866
Service days	29	30	29
kWh/day	276	171	271
Amount	\$1,202.82	\$1,000.30	\$1,136.30

KEEP IN MIND

- Taxes and charges on your bill are determined and required by your local and state government to be used at their discretion.
- The fuel charge represents the cost of fuel used to generate electricity. It is a direct pass-through to customers. FPL does not profit from fuel, although higher costs do result in higher state and local taxes and fees.

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Save energy and money

Use the Energy Manager tool to find personalized recommendations and savings tips.

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Your bill after the storm

Rest assured, you will not be charged for any time you are without power, and your bill will be based on actual energy usage.

When you pay by check, you authorize FPL to process your payment electronically or as a draft. If your payment is processed electronically, your checking account may be debited on the same day we receive the check and your check will not be returned with your checking account statement. FPL does not agree to any restrictions, conditions or endorsements placed on any bill statement or payments such as check, money order or other forms of payment. We will process the payment as if these restrictions or conditions do not exist.

LOCALiQ

FLORIDA TODAY
COMMUNICATIONS
The Eagle | The Reporter

ACCOUNT NAME		ACCOUNT #	PAGE #
Heritage Isle at Viera CDD C/O Rizzetta & Company		126307	1 of 2
INVOICE #	BILLING PERIOD	PAYMENT DUE DATE	
0005073838	Oct 1- Oct 31, 2022	November 20, 2022	
PREPAY (Memo Info)	UNAPPLIED (included in amt due)	TOTAL AMOUNT DUE	
\$0.00	\$0.00	\$854.84	
BILLING ACCOUNT NAME AND ADDRESS		BILLING INQUIRIES/ADDRESS CHANGES	FEDERAL ID
Heritage Isle at Viera CDD C/O Rizzetta & Company 3434 Colwell AVE # 200 Tampa, FL 33614-8390		1-877-736-7612 or smb@ccc.gannett.com	20-3918856
<p>Terms and Conditions: Past due accounts are subject to interest at the rate of 18% per annum or the maximum legal rate (whichever is less). Advertiser claims for a credit related to rates incorrectly invoiced or paid must be submitted in writing to Publisher within 30 days of the invoice date or the claim will be waived. Any credit towards future advertising must be used within 30 days of issuance or the credit will be forfeited. All funds payable in US dollars.</p>			

00001263070000000000000050738380008548410285

Starting in October ad placements will be assessed a monthly creative processing fee to cover fees associated with award winning ad design, toning, imaging, and sizing.

Date	Description	Amount
10/1/22	Balance Forward	\$2,358.60
10/6/22	PAYMENT - THANK YOU	-\$1,938.60
10/19/22	PAYMENT - THANK YOU	-\$420.00

Digital Advertising:

Campaign Dates Billing Date	Product/Placement Targeting	Description	PO Number	Impressions	Gross Amount	Net Amount
10/15/22-10/15/22 Oct	BRE Local.com	Bob - Ss - Brevard		Fixed Price		\$0.00
10/15/22-10/15/22 Oct	BRE Local.com	Bob - Ss - Brevard		Fixed Price		\$0.00

Print Advertising:

Start-End Date	Product	Description	PO Number	Run Dates	Ad Size	Rate	Gross Amount	Net Amount
10/27/22-10/27/22	Florida Today Print	Best Of Brevard Tix And Merch		10/27	1 x 1 in	\$580.00		\$580.00

Package Advertising:

Start-End Date	Description	Products	Run Dates	PO Number	Package Cost
10/14/22-10/14/22	0005448929 AD#5448929			10/25	\$274.84

RECEIVED
11/02/22

ACCOUNT NAME	ACCOUNT NUMBER	BILLING PERIOD	PAGE #
Heritage Isle at Viera CDD C/O Rizzetta & Company	126307	Oct 1- Oct 31, 2022	2 of 2

PLEASE DETACH AND RETURN THIS PORTION WITH YOUR PAYMENT



FLORIDA TODAY
 COMMUNICATIONS
 The Eagle | The Reporter

ACCOUNT NAME	PAYMENT DUE DATE	AMOUNT PAID
Heritage Isle at Viera CDD C/O Rizzetta & Company	November 20, 2022	\$854.84
ACCOUNT NUMBER	INVOICE NUMBER	
126307	0005073838	

CURRENT DUE	30 DAYS PAST DUE	60 DAYS PAST DUE	90 DAYS PAST DUE	120+ DAYS PAST DUE	UNAPPLIED PAYMENTS	TOTAL AMOUNT DUE
\$854.84	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$854.84

REMITTANCE ADDRESS (Include Account# & Invoice# on check) Florida Today P.O. Box 677592 Dallas, TX 75267-7592	TO PAY WITH CREDIT CARD PLEASE FILL OUT BELOW: <input type="checkbox"/> VISA <input type="checkbox"/> MASTERCARD <input type="checkbox"/> DISCOVER <input type="checkbox"/> AMEX Card Number _____ Exp Date ____/____/____ CVV Code _____ Signature _____ Date _____
---	---

00001263070000000000000050738380008548410285

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

Invoice

Date	Invoice #
11/1/2022	INV0000072606

Bill To:

HERITAGE ISLE AT VIERA CDD 3434 Colwell Avenue, Suite 200 Tampa FL 33614
--

Services for the month of	Terms	Client Number
November	Upon Receipt	00485

Description	Qty	Rate	Amount
Accounting Services	1.00	\$1,804.75	\$1,804.75
Administrative Services	1.00	\$538.17	\$538.17
Email Accounts, Admin & Maintenance	5.00	\$15.00	\$75.00
Financial & Revenue Collections	1.00	\$455.00	\$455.00
Landscape Consulting Services	1.00	\$650.00	\$650.00
Management Services	1.00	\$3,049.83	\$3,049.83
Website Compliance & Management	1.00	\$100.00	\$100.00
		RECEIVED 10/24/22	
		Subtotal	\$6,672.75
		Total	\$6,672.75



INVOICE

Page: 1

Invoice Number: PSI-27904
Invoice Date: 11/3/2022

Bill
To: Heritage Isle at Viera CDD
c/o Rizzetta & Company
3434 Colwell Avenue/Suite #200
Tampa, FL 33614

Ship
To: Heritage Isle at Viera CDD
c/o Rizzetta & Company
3434 Colwell Avenue/Suite #200
Tampa, FL 33614
United States

Tax Ident. Type Legal Entity

Customer ID 7760

Ship Via
Ship Date 11/3/2022
Due Date 12/3/2022
Terms Net 30

P.O. Number
P.O. Date 11/3/2022
Our Order No.
SalesPerson

Item/Description	Unit	Order Qty	Quantity	Unit Price	Total Price
Annual Maintenance November Billing 11/1/2022 - 11/30/2022 Heritage Isle@Viera Cdd-Lake-ALL		1	1	2,924.12	2,924.12



Amount Subject to Sales Tax 0.00
Amount Exempt from Sales Tax 2,924.12

Subtotal: 2,924.12
Invoice Discount: 0.00
Total Sales Tax: 0.00
Payment Amount: 0.00
Total: 2,924.12

Heritage Isle at Viera Community Development District

Paid Operation & Maintenance Expenditures

December 1, 2022 Through December 31, 2022

<u>Vendor Name</u>	<u>Check #</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Bob Goldstein	100054	BG112922	Board of Supervisors Meeting 11/29/22	\$ 200.00
Druse Landscaping & Tree Service	100055	8313	Remove Pine Trees 12/22	\$ 1,025.00
Emmett J Williams, Jr	100056	EW112922	Board of Supervisors Meeting 11/29/22	\$ 200.00
Florida Power & Light Company	EFT	Monthly Summary 12/22 Autopay	Electric Services 12/22	\$ 5,536.10
Hoover Pumping Systems Corp.	100057	169678	Service Call Motor #1 & 2 12/22	\$ 280.00
Jon Smallegan	100058	JS112922	Board of Supervisors Meeting 11/29/22	\$ 200.00
Kenneth F. Walter	100059	KW112922	Board of Supervisors Meeting 11/29/22	\$ 200.00
Kutak Rock, LLP	100060	3141636	Legal Services 10/22	\$ 1,414.79
Rizzetta & Company, Inc.	100053	INV0000073252	District Management Services 12/22	\$ <u>6,672.75</u>
<u>Report Total</u>				\$ <u>15,728.64</u>

Heritage Isle CDD

Meeting Date: 11/29/22

SUPERVISOR PAY REQUEST

RECEIVED
11/30/22

<u>Name of Board Supervisor</u>	<u>Check if paid</u>
Emmett J Williams, Jr.	<input checked="" type="checkbox"/>
Jon Smollegan	<input checked="" type="checkbox"/>
Kenneth Bonin	<input type="checkbox"/>
Bob Goldstein	<input checked="" type="checkbox"/>
Kenneth Walter	<input checked="" type="checkbox"/>

(*) Does not get paid

NOTE: Supervisors are only paid if checked.

EXTENDED MEETING TIMECARD

Meeting Start Time:	10:35
Meeting End Time:	12:00 pm
Total Meeting Time:	1:25 min

Time Over _____ (?) Hours:

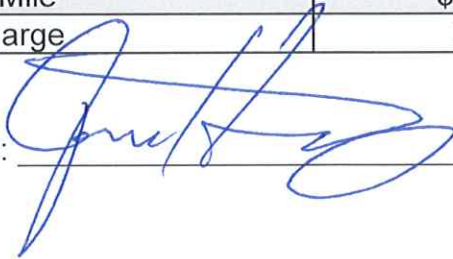
Total at \$ _____ per Hour:

ADDITIONAL OR CONTINUED MEETING TIMECARD

Meeting Date:	
Additional or Continued Meeting?	
Total Meeting Time:	
Total at \$175 per Hour:	\$0.00

Business Mileage Round Trip	
IRS Rate per Mile	\$0.625
Mileage to Charge	\$0.00

DM Signature: _____



Druse Landscaping & Tree Service LLC

1923 N. Wickham Rd.
Melbourne, FL 32935 US
(321) 446-5578
druselbrn@aol.com

INVOICE

BILL TO
Heritage Isles CCA

INVOICE 8313
DATE 12/13/2022
TERMS Due on receipt
DUE DATE 12/13/2022

JOB SITE
N. Funston/Legacy.

ACTIVITY	DESCRIPTION	QTY	RATE	AMOUNT
Tree Service	Loblolly Pines removed no stump. All debris removed from premises.	3	300.00	900.00
Tree Service	Main trunk on Loblolly Pine on Westside of Legacy removed with stump.	1	125.00	125.00

Thank you for your business, the greatest compliment you can give me is a referral to your family and friends. Have a great day!

BALANCE DUE

\$1,025.00

RECEIVED
12/14/22

Heritage Isle at Viera

Florida Power & Light Company Summary

December 22

Date 12/13/2022

Due Date 1/3/2023

Period Covered 11/11/22 - 12/13/22

Account Number	GL Account	Location	Amount
11699-74381	4307	Decorative Lgtng-L	\$1,429.65
47818-03004	4301	6813 Legacy Blvd # Pump	\$1,909.24
57620-18553	4307	Decorative Lgtng # Heritage Isle	\$1,226.69
69877-97013	4301	6494 Legacy Blvd # Irr	\$970.52
			\$5,536.10
	53100-4307	Street Lights	\$2,656.34
	53100-4301	Utility Services	\$2,879.76
			\$5,536.10



Electric Bill Statement

For: Nov 11, 2022 to Dec 13, 2022 (32 days)

Statement Date: Dec 13, 2022

Account Number: 47818-03004

Service Address:

6813 LEGACY BLVD # PUMP
MELBOURNE, FL 32940

HERITAGE ISLE AT VIERA CDD,
Here's what you owe for this billing period.

CURRENT BILL

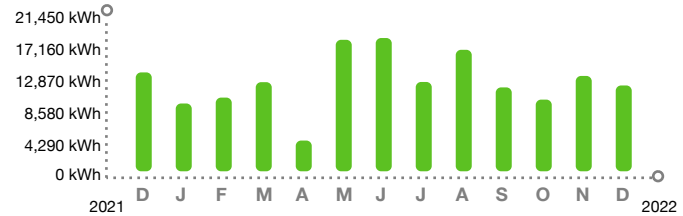
\$1,909.24

TOTAL AMOUNT YOU OWE

Jan 3, 2023

NEW CHARGES DUE BY

ENERGY USAGE HISTORY



BILL SUMMARY

Amount of your last bill	2,019.91
Payments received	-2,019.91
Balance before new charges	0.00

Total new charges	1,909.24
Total amount you owe	\$1,909.24

FPL automatic bill pay - DO NOT PAY

(See page 2 for bill details.)

KEEP IN MIND

- Payment received after March 03, 2023 is considered LATE; a late payment charge of 1% will apply.
- The amount due on your account will be drafted automatically on or after December 24, 2022. If a partial payment is received before this date, only the remaining balance due on your account will be drafted automatically.

The Florida Public Service Commission is reviewing proposed rates that would take effect on Jan. 1, 2023. Learn more at [FPL.com/Rates](https://www.fpl.com/rates).

Customer Service: 1-800-375-2434
Outside Florida: 1-800-226-3545

Report Power Outages: 1-800-4OUTAGE (468-8243)
Hearing/Speech Impaired: 711 (Relay Service)



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8529 SOUTHPARK CIR STE 330
ORLANDO FL 32819-9064

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GENERAL MAIL FACILITY
MIAMI FL 33188-0001

Visit [FPL.com/PayBill](https://www.fpl.com/paybill) for ways to pay.

47818-03004
ACCOUNT NUMBER

\$1,909.24
TOTAL AMOUNT YOU OWE

Jan 3, 2023
NEW CHARGES DUE BY

\$ Auto pay - DO NOT PAY
AMOUNT ENCLOSED



Customer Name: Account Number:
 HERITAGE ISLE AT VIERA 47818-03004
 CDD

BILL DETAILS

Amount of your last bill	2,019.91
Payment received - Thank you	-2,019.91
Balance before new charges	\$0.00

New Charges

Rate: GSD-1 GENERAL SERVICE DEMAND

Base charge:	\$28.17
Non-fuel: (\$0.026290 per kWh)	\$329.96
Fuel: (\$0.038060 per kWh)	\$477.69
Demand: (\$11.93 per KW)	\$918.61
Electric service amount	1,754.43
Gross rec. tax/Regulatory fee	46.28
Franchise charge	108.53
Taxes and charges	154.81
Total new charges	\$1,909.24

Total amount you owe \$1,909.24

FPL automatic bill pay - DO NOT PAY

METER SUMMARY

Meter reading - Meter KNL7327. Next meter reading Jan 12, 2023.

Usage Type	Current	-	Previous	=	Usage
kWh used	86907		74356		12551
Demand KW	76.84				77

ENERGY USAGE COMPARISON

	This Month	Last Month	Last Year
Service to	Dec 13, 2022	Nov 11, 2022	Dec 13, 2021
kWh Used	12551	13946	14461
Service days	32	29	32
kWh/day	392	480	451
Amount	\$1,909.24	\$2,019.91	\$2,061.49

KEEP IN MIND

- Taxes and charges on your bill are determined and required by your local and state government to be used at their discretion.
- The fuel charge represents the cost of fuel used to generate electricity. It is a direct pass-through to customers. FPL does not profit from fuel, although higher costs do result in higher state and local taxes and fees.

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Electric Bill Statement

For: Nov 11, 2022 to Dec 13, 2022 (32 days)

Statement Date: Dec 13, 2022

Account Number: 11699-74381

Service Address:

DECORATIVE LGTNG # HERITAGE ISLE-L
MELBOURNE, FL 32940

HERITAGE ISLE AT VIERA CDD,
Here's what you owe for this billing period.

CURRENT BILL

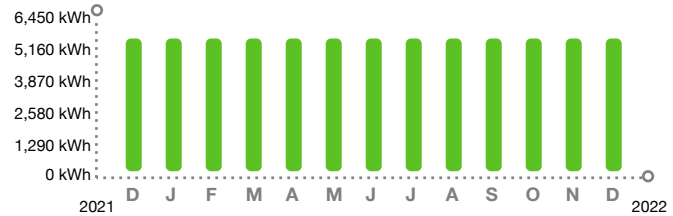
\$1,429.65

TOTAL AMOUNT YOU OWE

Jan 3, 2023

NEW CHARGES DUE BY

ENERGY USAGE HISTORY



BILL SUMMARY

Amount of your last bill	1,429.65
Payments received	-1,429.65
Balance before new charges	0.00
<hr/>	
Total new charges	1,429.65
Total amount you owe	\$1,429.65

FPL automatic bill pay - DO NOT PAY

(See page 2 for bill details.)

KEEP IN MIND

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- "Your Decorative Streetlight account is billed on rate PL-1"
- Charges and energy usage are based on the facilities contracted. Facility, energy and fuel costs are available upon request.

The Florida Public Service Commission is reviewing proposed rates that would take effect on Jan. 1, 2023. Learn more at [FPL.com/Rates](https://www.fpl.com/rates).

Customer Service: (321) 723-7795
Outside Florida: 1-800-226-3545

Report Power Outages: 1-800-4OUTAGE (468-8243)
Hearing/Speech Impaired: 711 (Relay Service)



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ORLANDO FL 32819-9064

FPL
GENERAL MAIL FACILITY
MIAMI FL 33188-0001

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11699-74381

ACCOUNT NUMBER

\$1,429.65

TOTAL AMOUNT YOU OWE

Jan 3, 2023

NEW CHARGES DUE BY

\$ Auto pay - DO NOT PAY

AMOUNT ENCLOSED



Customer Name: HERITAGE ISLE AT VIERA
Account Number: 11699-74381
 CDD

BILL DETAILS

Amount of your last bill	1,429.65
Payment received - Thank you	-1,429.65
Balance before new charges	\$0.00

New Charges

Rate: SL-1 STREET LIGHTING SERVICE

Electric service amount **	1,337.85
Gross rec. tax/Regulatory fee	10.53
Franchise charge	81.27
Taxes and charges	91.80
Total new charges	\$1,429.65
Total amount you owe	\$1,429.65

FPL automatic bill pay - DO NOT PAY

** Your electric service amount includes the following charges:

Non-fuel energy charge:	\$0.030820 per kWh
Fuel charge:	\$0.037500 per kWh

METER SUMMARY

Next bill date Jan 12, 2023.

Usage Type	Usage
Total kWh used	5840

ENERGY USAGE COMPARISON

	This Month	Last Month	Last Year
Service to	Dec 13, 2022	Nov 11, 2022	Dec 13, 2021
kWh Used	5840	5840	5840
Service days	32	29	32
kWh/day	183	201	183
Amount	\$1,429.65	\$1,429.65	\$1,372.53

KEEP IN MIND

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Customer Name: Account Number:
 HERITAGE ISLE AT VIERA 11699-74381
 CDD

For: 11-11-2022 to 12-13-2022 (32 days)
 kWh/Day: 183
 Service Address:
 DECORATIVE LGTNG # HERITAGE ISLE-L
 MELBOURNE, FL 32940

Detail of Rate Schedule Charges for Street Lights

Component Code	Watts	Lumens	Owner/ Maint *	Quantity	Rate/Unit	kWh Used	Amount
ZLTHERI	175	14400	F	80		5,840	
Energy					2.390000		191.20
Non-energy					9.390000		751.20
Maintenance							
ZPLHERI				40			
Non-energy					4.690000		187.60
Fixtures							

* F - FPL OWNS & MAINTAINS E - CUSTOMER OWNS & MAINTAINS R - CUSTOMER OWNS, FPL RELAMPS
 H - FPL OWNS & MAINTAINS FIXTURE, CUST OWNS OTHER



HERITAGE ISLE AT VIERA CDD
 8529 SOUTHPARK CIR STE 330
 ORLANDO FL 32819-9064



Customer Name: Account Number:
 HERITAGE ISLE AT VIERA 11699-74381
 CDD

For: 11-11-2022 to 12-13-2022 (32 days)
 kWh/Day: 183
 Service Address:
 DECORATIVE LGTNG # HERITAGE ISLE-L
 MELBOURNE, FL 32940

Component Code	Watts	Lumens	Owner/ Maint *	Quantity	Rate/Unit	kWh Used	Amount
					Energy sub total		191.20
					Non-energy sub total		938.80
					Sub total	5,840	1,130.00
					Energy conservation cost recovery		2.45
					Capacity payment recovery charge		1.05
					Environmental cost recovery charge		2.69
					Transition rider credit		-30.25
					Storm protection recovery charge		12.91
					Fuel charge		219.00
					Electric service amount		1,337.85
					Gross rec. tax/Reg. fee		10.53
					Franchise charge		81.27
					Total	5,840	1,429.65

* F - FPL OWNS & MAINTAINS E - CUSTOMER OWNS & MAINTAINS R - CUSTOMER OWNS, FPL RELAMPS
 H - FPL OWNS & MAINTAINS FIXTURE, CUST OWNS OTHER



Electric Bill Statement

For: Nov 11, 2022 to Dec 13, 2022 (32 days)

Statement Date: Dec 13, 2022

Account Number: 57620-18553

Service Address:

DECORATIVE LGTNG # HERITAGE ISLE
MELBOURNE, FL 32940

HERITAGE ISLE AT VIERA CDD,
Here's what you owe for this billing period.

CURRENT BILL

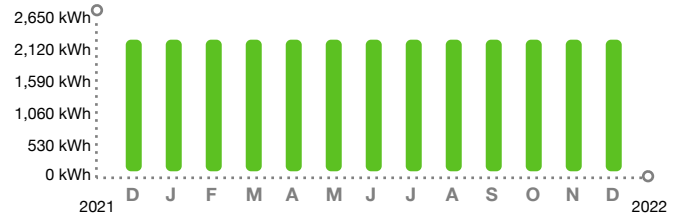
\$1,226.69

TOTAL AMOUNT YOU OWE

Jan 3, 2023

NEW CHARGES DUE BY

ENERGY USAGE HISTORY



BILL SUMMARY

Amount of your last bill	1,226.69
Payments received	-1,226.69
Balance before new charges	0.00
<hr/>	
Total new charges	1,226.69
Total amount you owe	\$1,226.69

FPL automatic bill pay - DO NOT PAY

(See page 2 for bill details.)

KEEP IN MIND

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- "Your Decorative Streetlight account is billed on rate PL-1"
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Hearing/Speech Impaired: 711 (Relay Service)



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ORLANDO FL 32819-9064

FPL
GENERAL MAIL FACILITY
MIAMI FL 33188-0001

Visit [FPL.com/PayBill](https://www.fpl.com/paybill) for ways to pay.

57620-18553
ACCOUNT NUMBER

\$1,226.69
TOTAL AMOUNT YOU OWE

Jan 3, 2023
NEW CHARGES DUE BY

\$ Auto pay - DO NOT PAY
AMOUNT ENCLOSED



Customer Name: HERITAGE ISLE AT VIERA
Account Number: 57620-18553
 CDD

BILL DETAILS

Amount of your last bill	1,226.69
Payment received - Thank you	-1,226.69
Balance before new charges	\$0.00

New Charges

Rate: SL-1 STREET LIGHTING SERVICE

Electric service amount **	1,152.67
Gross rec. tax/Regulatory fee	4.29
Franchise charge	69.73
Taxes and charges	74.02

Total new charges \$1,226.69

Total amount you owe \$1,226.69

FPL automatic bill pay - DO NOT PAY

** Your electric service amount includes the following charges:

Non-fuel energy charge:	\$0.030820 per kWh
Fuel charge:	\$0.037500 per kWh

METER SUMMARY

Next bill date Jan 12, 2023.

Usage Type	Usage
Total kWh used	2378

ENERGY USAGE COMPARISON

	This Month	Last Month	Last Year
Service to	Dec 13, 2022	Nov 11, 2022	Dec 13, 2021
kWh Used	2378	2378	2378
Service days	32	29	32
kWh/day	74	82	74
Amount	\$1,226.69	\$1,226.69	\$1,203.75

KEEP IN MIND

- Taxes and charges on your bill are determined and required by your local and state government to be used at their discretion.
- The fuel charge represents the cost of fuel used to generate electricity. It is a direct pass-through to customers. FPL does not profit from fuel, although higher costs do result in higher state and local taxes and fees.

Download the app

Get instant, secure access to outage and billing info from your mobile device.

[Download now >](#)

Deck the holidays safely

When handling decorations, look for power lines. Keep you and what you are touching at least 10 ft away.

[Get safety tips >](#)

We are here to help

If you are experiencing hardship as a result of the coronavirus (COVID-19) and need help with your bill, there are resources available.

[Learn more >](#)

When you pay by check, you authorize FPL to process your payment electronically or as a draft. If your payment is processed electronically, your checking account may be debited on the same day we receive the check and your check will not be returned with your checking account statement. FPL does not agree to any restrictions, conditions or endorsements placed on any bill statement or payments such as check, money order or other forms of payment. We will process the payment as if these restrictions or conditions do not exist.



Customer Name: Account Number:
 HERITAGE ISLE AT VIERA 57620-18553
 CDD

For: 11-11-2022 to 12-13-2022 (32 days)
 kWh/Day: 74
 Service Address:
 DECORATIVE LGTNG # HERITAGE ISLE
 MELBOURNE, FL 32940

Detail of Rate Schedule Charges for Street Lights

Component Code	Watts	Lumens	Owner/ Maint *	Quantity	Rate/Unit	kWh Used	Amount
ZLTHSLE	70	6300	F	40		1,160	
Energy					0.950000		38.00
Non-energy							
Maintenance					7.880000		315.20
ZLTHSLL	70	6300	F	42		1,218	
Energy					0.950000		39.90
Non-energy							
Maintenance					6.640000		278.88
ZPLHSLE				20			
Non-energy							
Fixtures					10.510000		210.20
ZPLHSL				21			
Non-energy							
Fixtures					8.850000		185.85

* F - FPL OWNS & MAINTAINS E - CUSTOMER OWNS & MAINTAINS R - CUSTOMER OWNS, FPL RELAMPS
 H - FPL OWNS & MAINTAINS FIXTURE, CUST OWNS OTHER



HERITAGE ISLE AT VIERA CDD
 8529 SOUTHPARK CIR STE 330
 ORLANDO FL 32819-9064



Customer Name: Account Number:
 HERITAGE ISLE AT VIERA 57620-18553
 CDD

For: 11-11-2022 to 12-13-2022 (32 days)
 kWh/Day: 74
 Service Address:
 DECORATIVE LGTNG # HERITAGE ISLE
 MELBOURNE, FL 32940

Component Code	Watts	Lumens	Owner/ Maint *	Quantity	Rate/Unit	kWh Used	Amount
					Energy sub total		77.90
					Non-energy sub total		990.13
					Sub total	2,378	1,068.03
					Energy conservation cost recovery		1.00
					Capacity payment recovery charge		0.43
					Environmental cost recovery charge		1.09
					Transition rider credit		-12.32
					Storm protection recovery charge		5.26
					Fuel charge		89.18
					Electric service amount		1,152.67
					Gross rec. tax/Reg. fee		4.29
					Franchise charge		69.73
					Total	2,378	1,226.69

* F - FPL OWNS & MAINTAINS E - CUSTOMER OWNS & MAINTAINS R - CUSTOMER OWNS, FPL RELAMPS
 H - FPL OWNS & MAINTAINS FIXTURE, CUST OWNS OTHER



Electric Bill Statement

For: Nov 11, 2022 to Dec 13, 2022 (32 days)

Statement Date: Dec 13, 2022

Account Number: 69877-97013

Service Address:

6494 LEGACY BLVD # IRR
MELBOURNE, FL 32940

HERITAGE ISLE AT VIERA CDD,
Here's what you owe for this billing period.

CURRENT BILL

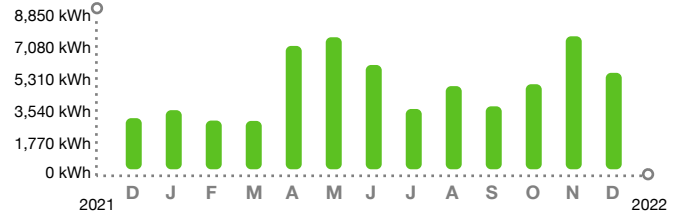
\$970.52

TOTAL AMOUNT YOU OWE

Jan 3, 2023

NEW CHARGES DUE BY

ENERGY USAGE HISTORY



BILL SUMMARY

Amount of your last bill	1,202.82
Payments received	-1,202.82
Balance before new charges	0.00
<hr/>	
Total new charges	970.52
Total amount you owe	\$970.52

FPL automatic bill pay - DO NOT PAY

(See page 2 for bill details.)

KEEP IN MIND

- Payment received after March 03, 2023 is considered LATE; a late payment charge of 1% will apply.
- The amount due on your account will be drafted automatically on or after December 24, 2022. If a partial payment is received before this date, only the remaining balance due on your account will be drafted automatically.

The Florida Public Service Commission is reviewing proposed rates that would take effect on Jan. 1, 2023. Learn more at [FPL.com/Rates](https://www.fpl.com/rates).

Customer Service: 1-800-375-2434
Outside Florida: 1-800-226-3545

Report Power Outages: 1-800-4OUTAGE (468-8243)
Hearing/Speech Impaired: 711 (Relay Service)



/ 3* FPL AUTOMATIC BILL PAY - DO NOT PAY *

The amount enclosed includes the following donation:
FPL Care To Share: _____

Make check payable to FPL in U.S. funds and mail along with this coupon to:

HERITAGE ISLE AT VIERA CDD
8529 SOUTHPARK CIR STE 330
ORLANDO FL 32819-9064

FPL
GENERAL MAIL FACILITY
MIAMI FL 33188-0001

Visit [FPL.com/PayBill](https://www.fpl.com/paybill) for ways to pay.

69877-97013

ACCOUNT NUMBER

\$970.52

TOTAL AMOUNT YOU OWE

Jan 3, 2023

NEW CHARGES DUE BY

\$ Auto pay - DO NOT PAY

AMOUNT ENCLOSED



Customer Name: HERITAGE ISLE AT VIERA
Account Number: 69877-97013
 CDD

BILL DETAILS

Amount of your last bill	1,202.82
Payment received - Thank you	-1,202.82
Balance before new charges	\$0.00

New Charges

Rate: GSD-1 GENERAL SERVICE DEMAND	
Base charge:	\$28.17
Non-fuel: (\$0.026290 per kWh)	\$153.01
Fuel: (\$0.038060 per kWh)	\$221.51
Demand: (\$11.93 per KW)	\$489.13
Electric service amount	891.82
Gross rec. tax/Regulatory fee	23.53
Franchise charge	55.17
Taxes and charges	78.70
Total new charges	\$970.52
Total amount you owe	\$970.52

FPL automatic bill pay - DO NOT PAY

METER SUMMARY

Meter reading - Meter KNL9829. Next meter reading Jan 12, 2023.

Usage Type	Current	-	Previous	=	Usage
kWh used	58900		53080		5820
Demand KW	41.27				41

ENERGY USAGE COMPARISON

	This Month	Last Month	Last Year
Service to	Dec 13, 2022	Nov 11, 2022	Dec 13, 2021
kWh Used	5820	8025	3085
Service days	32	29	32
kWh/day	181	276	96
Amount	\$970.52	\$1,202.82	\$841.90

KEEP IN MIND

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Invoice

Scheduled:12/1/2022 Tech: AAA
Warranty Expires: 12/19/2022
Maint Expires: 12/19/2022

Invoice#: **169678**
Invoice Date: 12/1/2022
Due Date: 12/1/2022
Service Date:
Terms: Due Upon Receipt

2801 N. Powerline Road
Pompano Beach, FL 33069
Tel 954-971-7350 Fax 954-975-0791

Bill to Customer #:
Heritage Isle at Viera CDD
Attn:
c/o Rizzetta & Company
8529 South Park Circle Ste #330
Orlando, FL, 32819
Tel: 407-472-2471 Fax: 407-472-2478
Cust. P.O.#

Job Site: Site ID# **8593**
Heritage Isle North
7300 Legacy Blvd
Melbourne, FL 32940
Tel: 407-757-0864 Contact: Richard Hernandez
Maintenance: FG2
Model: HC2F-60J20PDV-230/3-HMR3L-Z

Pump System

Station Design: 1,200 GPM at 80 PSI

Job Completed YES NO

Hoover Additional Work Required YES NO

System Operating YES NO

Additional Work Required By Customer YES NO

Nature of Call

Hoover technician to evaluate pump #1 drive fault. Hoover technician to evaluate ASAP. Work order created as requested by ND.

Work Performed

- Hoover technician Tony sent email/text to Richard prior to arrival
- Upon arrival found VFD 1 displaying Earth Fault 2 :Alarm 45.
- Reset alarm
- Powered off system
- Opened Motor #1 Jbox to check connections.
- All connections in Jbox are good.
- All connections coming in and out of drive are good.
- Found a lot of debris and leaves inside the Motor shroud and around the fan.
- Cleaned out the shroud and re-installed.
- Removed Motor connections from the VFD.
- Attached Motor 1 to VFD 2 for testing.
- Attached Motor 2 to VFD 1 for testing.
- Upon powering up placed all motors in OFF.
- All VFDs are placed in AUTO.
- Ran Motor 2 attached to VFD 1 with no issue.
- Ran Motor 1 attached to VFD 2 and the Earth fault appeared once again.
- The Earth fault is following Motor 1.
- VFD 1 that originally had the alarm is operating and good.
- Technician believes motor #1 has failed internally.
- Powered down system
- Reattached Motor #2 to VFD #2.
- Megged Motor #1 and found that it fails the Meg ohm test as a final test.
- Motor #1 needs to be replaced. This replacement will require two techs due to the size.
- Left Motor #1 in OFF.
- Left system in AUTO and operational

Invoice#:169678

Remittance: PO Box 31561, Tampa FL 33631-3561

2801 N. Powerline Road • Pompano Beach, FL 33069 • (954) 971-7350 • Fax (954) 975-0791



Invoice

Scheduled:12/1/2022 Tech: AAA
Warranty Expires: 12/19/2022
Maint Expires: 12/19/2022

Invoice#:169678
Invoice Date: 12/1/2022
Due Date: 12/1/2022
Service Date:
Terms:Due Upon Receipt

2801 N. Powerline Road
Pompano Beach, FL 33069
Tel 954-971-7350 Fax 954-975-0791

Work Performed

Debris inside the Motor
shroud and around the
fan.



Additional Work Required

- Hoover to provide Proposal to replace Motor #2.
- Customer to address pest issue



Sub Total: \$280.00

Sales Tax \$0.00

Grand Total: \$280.00



Invoice#:169678

Remittance: PO Box 31561, Tampa FL 33631-3561

2801 N. Powerline Road • Pompano Beach, FL 33069 • (954) 971-7350 • Fax (954) 975-0791

KUTAK ROCK LLP

TALLAHASSEE, FLORIDA

Telephone 404-222-4600

Facsimile 404-222-4654

Federal ID 47-0597598

November 30, 2022

Check Remit To:

Kutak Rock LLP

PO Box 30057

Omaha, NE 68103-1157

Wire Transfer Remit To:

ABA #104000016

First National Bank of Omaha

Kutak Rock LLP

A/C # 24690470

Reference: Invoice No. 3141636

Client Matter No. 10023-1

Ms. Melissa Dobbins
Heritage Isle at Viera CDD
Rizzetta & Company, Inc
Suite 200
3434 Colwell Avenue
Tampa, FL 33614

Invoice No. 3141636
10023-1

Re: Heritage Isle - General Counsel

For Professional Legal Services Rendered

10/12/22	W. Haber	0.20	47.00	Review agenda for October meeting
10/24/22	W. Haber	0.70	164.50	Prepare for Board meeting
10/25/22	W. Haber	4.30	1,010.50	Prepare for and participate in Board meeting

TOTAL HOURS 5.20

TOTAL FOR SERVICES RENDERED \$1,222.00

DISBURSEMENTS

Meals 13.50
Travel Expenses 179.29

TOTAL DISBURSEMENTS 192.79

TOTAL CURRENT AMOUNT DUE \$1,414.79



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

Invoice

Date	Invoice #
12/1/2022	INV0000073252

Bill To:

HERITAGE ISLE AT VIERA CDD 3434 Colwell Avenue, Suite 200 Tampa FL 33614
--

Services for the month of	Terms	Client Number
December	Upon Receipt	00485

Description	Qty	Rate	Amount
Accounting Services	1.00	\$1,804.75	\$1,804.75
Administrative Services	1.00	\$538.17	\$538.17
Email Accounts, Admin & Maintenance	5.00	\$15.00	\$75.00
Financial & Revenue Collections	1.00	\$455.00	\$455.00
Landscape Consulting Services	1.00	\$650.00	\$650.00
Management Services	1.00	\$3,049.83	\$3,049.83
Website Compliance & Management	1.00	\$100.00	\$100.00
Subtotal			\$6,672.75
Total			\$6,672.75

RECEIVED
 11/21/22

Heritage Isle at Viera Community Development District

Paid Operation & Maintenance Expenditures

January 1, 2023 Through January 31, 2023

<u>Vendor Name</u>	<u>Check #</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Anthony Home Repair LLC	100074	INV4323	Sidewalk Repairs 01/23	\$ 1,400.00
B S E Consultants Inc.	100062	18026	Engineering Services 06/22	\$ 10,753.13
B S E Consultants Inc.	100063	71	Engineering Services 10/22-11/22	\$ 943.30
Bob Goldstein	100075	BG010323	Board of Supervisors Meeting 01/03/23	\$ 200.00
BrightView Landscape Services, Inc.	100064	8155601	Remove and Install Sod 10/27	\$ 1,895.81
BrightView Landscape Services, Inc.	100064	8155606	Install Boulder 10/22	\$ 1,324.57
BrightView Landscape Services, Inc.	100064	8155616	Install Sod & Remove Diseased Palms 10/22	\$ 1,439.78
BrightView Landscape Services, Inc.	100064	8155618	Install Annuals 10/22	\$ 3,857.25
BrightView Landscape Services, Inc.	100064	8189852	Landscape Maintenance 12/22	\$ 17,590.17
BrightView Landscape Services, Inc.	100064	8196104	Install Muhlenberg Calipari 11/22	\$ 282.57
BrightView Landscape Services, Inc.	100064	8196156	Remove Pepper Tree 11/22	\$ 554.44
BrightView Landscape Services, Inc.	100067	8214697	Trim Tress 12/22	\$ 2,211.46
BrightView Landscape Services, Inc.	100071	8228190	Landscape Maintenance 01/23	\$ 17,590.17

Heritage Isle at Viera Community Development District

Paid Operation & Maintenance Expenditures

January 1, 2023 Through January 31, 2023

<u>Vendor Name</u>	<u>Check #</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Emmett J Williams, Jr	100076	EW010323	Board of Supervisors Meeting 01/03/23	\$ 200.00
Florida Power & Light Company	100065	1800302601	Premium Lighting Monthly Billing 12/22	\$ 1,602.00
Florida Power & Light Company	100065	1800302609	Premium Lighting Monthly Billing 12/22	\$ 981.00
Florida Power & Light Company	100081	1800305163	Premium Lighting Monthly Billing 01/23	\$ 1,602.00
Florida Power & Light Company	100082	1800305171	Premium Lighting Monthly Billing 01/23	\$ 981.00
Florida Power & Light Company	012423-1	01/23 Autopay 485	Monthly Summary Electric Summary 01/23	\$ 5,185.95
Florida Today Payment Center	100070	0005156021	Legal Advertising 11/22	\$ 274.84
Hoover Pumping Systems Corp.	100077	170037	Replace 50HP Motor #1 01/23	\$ 9,247.83
Hoover Pumping Systems Corp.	100068	170371	1 Year Maintenance Contract 01/23	\$ 2,590.00
Innersync Studio, Ltd	100072	21010	Website & Compliance Services 01/23	\$ 384.38
Jon Smallegan	100078	JS010323	Board of Supervisors Meeting 01/03/23	\$ 200.00
Kenneth F. Walter	100079	KW010323	Board of Supervisors Meeting 01/03/23	\$ 200.00
Kenneth O. Bonin	100080	KB010323	Board of Supervisors Meeting 01/03/23	\$ 200.00

Heritage Isle at Viera Community Development District

Paid Operation & Maintenance Expenditures

January 1, 2023 Through January 31, 2023

<u>Vendor Name</u>	<u>Check #</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Kutak Rock, LLP	100069	3158216	Legal Services 11/22	\$ 869.50
Rizzetta & Company, Inc.	100061	INV0000074690	District Management Fees 01/23	\$ 6,672.75
Rizzetta & Company, Inc.	100073	INV0000074891	Dissemination Services FY 22/23	\$ 2,000.00
Solitude Lake Management, LLC	100066	PSI-31803	Aquatic Maintenance 12/22	\$ 2,924.12
Solitude Lake Management, LLC	100083	PSI-38765	Aquatic Maintenance 01/23	\$ 2,924.12
Solitude Lake Management, LLC	100083	PSI-41562	Aquatic Maintenance 01/23	\$ 250.95
<u>Report Total</u>				<u>\$ 99,333.09</u>



Anthony Home Repair LLC

Tian Smith

Business Number 203-260-8343

603 Spice Trader Way APT G, Orlando, FL 32818

☎ 203-260-8343

☎ 954-371-4798

✉ sethaszora@gmail.com

INVOICE

INV4323

DATE

01/03/2023

DUE DATE

01/13/2023

BALANCE DUE

USD \$1,400.00

BILL TO

Heritage Isle Club Community CDD

3434 Colwell Ave

Suite 200

Tampa, FL 33614

☎ 407-472-2471

✉ rhernandez@rizzetta.com

DESCRIPTION

RATE

QTY

AMOUNT

Grind down the walkway that will cause an accident and make the transition smoother between each slab of concrete.

\$1,400.00

1

\$1,400.00

TOTAL

\$1,400.00

BALANCE DUE

USD \$1,400.00

RECEIVED
01/05/23



DATE SIGNED

01/03/2023



Before #1



After



Before #2



After



Before #3



After



BSE Consultants, Inc.
 312 S. Harbor City Blvd.
 Melbourne, FL 32901
 Phone: 321-725-3674
 E-Mail: sbatchellor@bseconsult.com

Invoice

Invoice #: 18026
Invoice Date: 7/7/2022
Due Date: 8/6/2022
Project: 10624.03 Heritage Isle
Description: Engineering Services
Project Manager: Ana Saunders
Service Dates: June 2022

Bill To:
 Heritage Isle CDD
 Co/ Rizzetta & Company-AR
 3434 Colwell Ave, Suite 200
 Tampa, FL 33614

Item	Description	Date	Hours	Rate	Amount
SPE05-Site Visit	Site Visit	6/15/2022	2.5	160.00	400.00
SPE038-Correspondence	Correspondence	6/16/2022	0.5	160.00	80.00
SPE710-Conference Call	Conference Call	6/27/2022	0.5	160.00	80.00
SPE05-Site Visit	Site Visit	6/28/2022	2	160.00	320.00
SPE06-Report Preparation	WO#25 Report Preparation - Stormwater Management System			9,800.00	9,800.00
Reimb Group	Mileage Site Visit + CDD Meeting 05/24/22	6/10/2022		26.33	26.33
	Mileage Site Visit 06/15/22	6/30/2022		23.40	23.40
	Mileage Site Visit 06/28/22	6/30/2022		23.40	23.40
	Total Reimbursable Expenses				73.13

RECEIVED
 12/07/2022

We accept MC & Visa payments. A 3.5% fee will be added. Contact our Accounting Department to process.

Invoice Total: \$10,753.13
 Payments/Credits: \$0.00
Balance Due: \$10,753.13



BSE Consultants, Inc.
Melbourne, FL 32901

Phone: 321-725-3674

E-Mail: sbatchellor@bseconsult.com

Invoice

Invoice #: 71
Invoice Date: 12/8/2022
Due Date: 1/7/2023
Project: 10624.03 Heritage Isle
Description: Engineering Services
Project Manager: Ana Saunders
Service Dates: November 2022

Bill To:
 Heritage Isle CDD
 Co/ Rizzetta & Company-AR
 3434 Colwell Ave, Suite 200
 Tampa, FL 33614

Item	Description	Date	Hours	Rate	Amount
SPE701-Meeting Preparation	Meeting Preparation	11/28/2022	0.5	160.00	80.00
SPE05-Site Visit	Site Visit	11/29/2022	2.5	160.00	400.00
SPE712-CDD Meeting	CDD Meeting	11/29/2022	2.5	160.00	400.00
Reimb Group	Site Visit + CDD Meeting	10/31/2022		28.13	28.13
	Copies/Prints	10/31/2022		0.17	0.17
	CDD Meeting and Site Visits 11/29/22	11/30/2022		35.00	35.00
	Total Reimbursable Expenses				63.30

RECEIVED
12/05/22

We accept MC & Visa payments. A 3.5% fee will be added. Contact our Accounting Department to process.

Invoice Total: \$943.30
 Payments/Credits: \$0.00
Balance Due: \$943.30

Heritage Isle at Viera CDD

1/3/2023

SUPERVISOR PAY REQUEST

RECEIVED
01/05/23

<u>Name of Board Supervisor</u>	<u>Check if paid</u>
Emmett J Williams, Jr.	<input checked="" type="checkbox"/>
Jon Smollegan	<input checked="" type="checkbox"/>
Kenneth Bonin	<input checked="" type="checkbox"/>
Bob Goldstein	<input checked="" type="checkbox"/>
Kenneth Walter	<input checked="" type="checkbox"/>

(*) Does not get paid

NOTE: Supervisors are only paid if checked.

EXTENDED MEETING TIMECARD

Meeting Start Time:	10:30
Meeting End Time:	12:15
Total Meeting Time:	1:45

Time Over _____ (?) Hours:

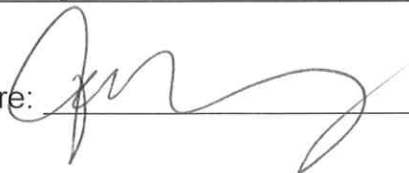
Total at \$ _____ per Hour:

ADDITIONAL OR CONTINUED MEETING TIMECARD

Meeting Date:	
Additional or Continued Meeting?	
Total Meeting Time:	
Total at \$175 per Hour:	\$0.00

Business Mileage Round Trip	
IRS Rate per Mile	\$0.625
Mileage to Charge	\$0.00

DM Signature: _____





INVOICE

Sold To: 20634449
 Heritage Isle at Viera CDD
 c/o Rizzetta & Company
 3434 Colwell Ave Ste 200
 Tampa FL 33614

Customer #: 20634449
Invoice #: 8155601
Invoice Date: 10/27/2022
Sales Order: 7895289
Cust PO #:

Project Name: 08 11 22 Legacy Blvd back gate

Project Description: Replace old bed of Ruellia with sod. Extend existing bed down to gate for security

Job Number	Description	Qty	UM	Unit Price	Amount
460400254	Heritage Isle at Viera CDD				
	Tear out Ruellia and install n	12.500	MH	58.30	728.75
	St Augustine - Floratam	669.000	SF	1.44	962.42
	Dump Fees/Green Waste Material	1.000	LD	204.64	204.64
Total Invoice Amount					1,895.81
Taxable Amount					
Tax Amount					
Balance Due					1,895.81

RECEIVED

12/19/22

Terms: Net 15 Days

If you have any questions regarding this invoice, please call 407 292-9600

Please detach stub and remit with your payment

Payment Stub

Customer Account #: 20634449
 Invoice #: 8155601
 Invoice Date: 10/27/2022

Amount Due: \$ 1,895.81

Thank you for allowing us to serve you

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

Heritage Isle at Viera CDD
 c/o Rizzetta & Company
 3434 Colwell Ave Ste 200
 Tampa FL 33614

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



INVOICE

Sold To: 20634449
 Heritage Isle at Viera CDD
 c/o Rizzetta & Company
 3434 Colwell Ave Ste 200
 Tampa FL 33614

Customer #: 20634449
Invoice #: 8155606
Invoice Date: 10/27/2022
Sales Order: 7906714
Cust PO #:

Project Name: 08 25 22 Back entrance safety

Project Description: Install large boulder to obstruct access to sidewalk

Job Number	Description	Qty	UM	Unit Price	Amount
460400254	Heritage Isle at Viera CDD Florida Fieldstone Boulder-Ton	2.000	TN	574.83	1,149.67
	Transport and install boulder	2.500	HR	69.96	174.90
				Total Invoice Amount	1,324.57
				Taxable Amount	
				Tax Amount	
				Balance Due	1,324.57

RECEIVED
12/19/22

Terms: Net 15 Days

If you have any questions regarding this invoice, please call 407 292-9600

Please detach stub and remit with your payment

Payment Stub

Customer Account #: 20634449
 Invoice #: 8155606
 Invoice Date: 10/27/2022

Amount Due: \$ 1,324.57

Thank you for allowing us to serve you

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

Heritage Isle at Viera CDD
 c/o Rizzetta & Company
 3434 Colwell Ave Ste 200
 Tampa FL 33614

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



INVOICE

Sold To: 20634449
Heritage Isle at Viera CDD
c/o Rizzetta & Company
3434 Colwell Ave Ste 200
Tampa FL 33614

Customer #: 20634449
Invoice #: 8155616
Invoice Date: 10/27/2022
Sales Order: 7926634
Cust PO #:

Project Name: 09 15 22 Sod and trees

Project Description: Remove dead palm trees and restore bed line on hedge

Job Number	Description	Qty	UM	Unit Price	Amount
460400254	Heritage Isle at Viera CDD Hedgeline sod	1.000	EA	1057.62	1,057.62
	Diseased palms	1.000	EA	382.16	382.16
				Total Invoice Amount	1,439.78
				Taxable Amount	
				Tax Amount	
				Balance Due	1,439.78

RECEIVED
12/19/22

Terms: Net 15 Days

If you have any questions regarding this invoice, please call 407 292-9600

Please detach stub and remit with your payment

Payment Stub

Customer Account #: 20634449
Invoice #: 8155616
Invoice Date: 10/27/2022

Amount Due: \$ 1,439.78

Thank you for allowing us to serve you

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

Heritage Isle at Viera CDD
c/o Rizzetta & Company
3434 Colwell Ave Ste 200
Tampa FL 33614

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



INVOICE

Sold To: 20634449
Heritage Isle at Viera CDD
c/o Rizzetta & Company
3434 Colwell Ave Ste 200
Tampa FL 33614

Customer #: 20634449
Invoice #: 8155618
Invoice Date: 10/27/2022
Sales Order: 7929339
Cust PO #:

Project Name: 09 20 22 Heritage Isle CDD - Flowers for October 2022
Project Description: Annual flowers for CDD on Legacy Blvd (Fall rotation)

Job Number	Description	Qty	UM	Unit Price	Amount
460400254	Heritage Isle at Viera CDD 2085 annuals installed and bed	1.000	LS	3857.25	3,857.25
Total Invoice Amount					3,857.25
Taxable Amount					
Tax Amount					
Balance Due					3,857.25

RECEIVED
12/19/22

Terms: Net 15 Days

If you have any questions regarding this invoice, please call 407 292-9600

Please detach stub and remit with your payment

Payment Stub

Customer Account #: 20634449
Invoice #: 8155618
Invoice Date: 10/27/2022

Amount Due: \$ 3,857.25

Thank you for allowing us to serve you

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

Heritage Isle at Viera CDD
c/o Rizzetta & Company
3434 Colwell Ave Ste 200
Tampa FL 33614

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



INVOICE

Heritage Isle at Viera CDD
c/o Rizzetta & Company
3434 Colwell Ave Ste 200
Tampa FL 33614

Customer #: 20634449
Invoice #: 8189852
Invoice Date: 12/1/2022
Cust PO #:

Job Number	Description	Amount
460400254	Heritage Isle at Viera CDD Landscape Maintenance For December	17,590.17
Total invoice amount		17,590.17
Tax amount		
Balance due		17,590.17

RECEIVED
11/29/22

Terms: Net 15 Days

If you have any questions regarding this invoice, please call 407-292-9600

Please detach stub and remit with your payment

Payment Stub

Customer Account#: 20634449
Invoice #: 8189852
Invoice Date: 12/1/2022

Amount Due: \$17,590.17

Thank you for allowing us to serve you

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

Heritage Isle at Viera CDD
c/o Rizzetta & Company
3434 Colwell Ave Ste 200
Tampa FL 33614

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



INVOICE

Sold To: 20634449
Heritage Isle at Viera CDD
c/o Rizzetta & Company
3434 Colwell Ave Ste 200
Tampa FL 33614

Customer #: 20634449
Invoice #: 8196104
Invoice Date: 11/29/2022
Sales Order: 7953730
Cust PO #:

Project Name: Install grasses on berm behind 6671 Ringold St

Project Description: Install plants to bar access

Job Number	Description	Qty	UM	Unit Price	Amount
460400254	Heritage Isle at Viera CDD Muhlenbergia capillaris - Muhl	10.000	EA	28.26	282.57
Total Invoice Amount					282.57
Taxable Amount					
Tax Amount					
Balance Due					282.57

RECEIVED
12/19/22

Terms: Net 15 Days

If you have any questions regarding this invoice, please call 407 292-9600

Please detach stub and remit with your payment

Payment Stub

Customer Account #: 20634449
Invoice #: 8196104
Invoice Date: 11/29/2022

Amount Due: \$ 282.57

Thank you for allowing us to serve you

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

Heritage Isle at Viera CDD
c/o Rizzetta & Company
3434 Colwell Ave Ste 200
Tampa FL 33614

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



INVOICE

Sold To: 20634449
Heritage Isle at Viera CDD
c/o Rizzetta & Company
3434 Colwell Ave Ste 200
Tampa FL 33614

Customer #: 20634449
Invoice #: 8196156
Invoice Date: 11/29/2022
Sales Order: 7972178
Cust PO #:

Project Name: 11 04 22 Pepper Tree Removal

Project Description: Remove Pepper tree from lakeshore behind Anza St

Job Number	Description	Qty	UM	Unit Price	Amount
460400254	Heritage Isle at Viera CDD Enhancement Labor	5.000	HR	69.96	349.80
	Dump Fees/Green Waste Material	1.000	LD	204.64	204.64
				Total Invoice Amount	554.44
				Taxable Amount	
				Tax Amount	
				Balance Due	554.44

RECEIVED
12/19/22

Terms: Net 15 Days

If you have any questions regarding this invoice, please call 407 292-9600

Please detach stub and remit with your payment

Payment Stub

Customer Account #: 20634449
Invoice #: 8196156
Invoice Date: 11/29/2022

Amount Due: \$ 554.44

Thank you for allowing us to serve you

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

Heritage Isle at Viera CDD
c/o Rizzetta & Company
3434 Colwell Ave Ste 200
Tampa FL 33614

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



INVOICE

Sold To: 20634449
 Heritage Isle at Viera CDD
 c/o Rizzetta & Company
 3434 Colwell Ave Ste 200
 Tampa FL 33614

Customer #: 20634449
Invoice #: 8214697
Invoice Date: 12/21/2022
Sales Order: 7976441
Cust PO #:

Project Name: 11-10-22 Hurricane Nicole storm cleanup
Project Description: Remove and rebrace trees

Job Number	Description	Qty	UM	Unit Price	Amount
460400254	Heritage Isle at Viera CDD				
	Rebrace 3 trees (Tract F (2 oa	3.000	EA	115.29	345.87
	Flush cut oak tree park phase	4.000	MH	69.96	279.84
	Flush cut leaning Washingtonia	4.000	MH	69.96	279.84
	Flush cut broken Elm tree medi	1.000	MH	99.94	99.94
	Flush cut pine tree behind sut	1.500	MH	69.96	104.94
	Trim off large broken juniper	1.500	MH	69.96	104.94
	Clean up many fallen Travelers	4.000	MH	69.96	279.84
	Dump Fees/Green Waste Material	3.500	LD	204.64	716.25
				Total Invoice Amount	2,211.46
				Taxable Amount	
				Tax Amount	
				Balance Due	2,211.46

RECEIVED
 12/28/22

Terms: Net 15 Days

If you have any questions regarding this invoice, please call 407 292-9600

Please detach stub and remit with your payment

Payment Stub

Customer Account #: 20634449
 Invoice #: 8214697
 Invoice Date: 12/21/2022

Amount Due: \$ 2,211.46

Thank you for allowing us to serve you

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

Heritage Isle at Viera CDD
 c/o Rizzetta & Company
 3434 Colwell Ave Ste 200
 Tampa FL 33614

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



INVOICE

Heritage Isle at Viera CDD
c/o Rizzetta & Company
3434 Colwell Ave Ste 200
Tampa FL 33614

Customer #: 20634449
Invoice #: 8228190
Invoice Date: 1/1/2023
Cust PO #:

Job Number	Description	Amount
460400254	Heritage Isle at Viera CDD Landscape Maintenance For January	17,590.17
Total invoice amount		17,590.17
Tax amount		
Balance due		17,590.17

RECEIVED
12/27/22

Terms: Net 15 Days

If you have any questions regarding this invoice, please call 407-292-9600

Please detach stub and remit with your payment

Payment Stub

Customer Account#: 20634449
Invoice #: 8228190
Invoice Date: 1/1/2023

Amount Due: \$17,590.17

Thank you for allowing us to serve you

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

Heritage Isle at Viera CDD
c/o Rizzetta & Company
3434 Colwell Ave Ste 200
Tampa FL 33614

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

PAYMENT COUPON

/4115006401066800013324180030260100000160200

1800302601 1 of 1

4,1,1500,640106,6800013324,1800302601,0,0000160200

Please mail this portion with your check

HERITAGE ISLE AT VIERA CDD
3434 COLWELL AVE, SUITE 200
TAMPA FL 33614

Cust. No.: 6800013324	Inv. No.: 1800302601
This Month's Charges	Amount Due
Past Due After 12/31/2022	This Invoice \$ 1,602.00

RECEIVED
DEC 09 2022

Please see payment options and instructions at the bottom of this invoice.

FPL
General Mail Facility
Miami FL 33188-0001

Florida Power & Light Company

Federal Tax Id.#: 59-0247775

Invoice

Customer Number: 6800013324

Customer Name and Address

Invoice Number: 1800302601

HERITAGE ISLE AT VIERA CDD
3434 COLWELL AVE, SUITE 200
TAMPA FL 33614

Invoice Date: 12/01/2022

4,1,1500,640106,6800013324,1800302601,0,0000160200

Please retain this portion for your records

CURRENT CHARGES AND CREDITS

Customer No: 6800013324 Invoice No: 1800302601

Description	Amount
PREMIUM LIGHTING 20 YR CONTRACT MONTHLY BILLING	1,602.00
For Inquiries Contact: JAMES MONROIG 1-800-847-5484	Total Amount Due \$1,602.00 This Month's Charges Past Due After 12/31/2022

Wire & ACH Payments

Account Name: Florida Power & Light Co.
Bank Name: Bank of America
Account Number: 3750132076
WIRE Only: City/State: New York, NY 10001 ABA No: 026-009-593
ACH Only: City/State: Dallas, TX ABA No.: 111-000-012
Please include the invoice number in the payment reference

Check Payments

Make check payable to Florida Power & Light in USD and mail payment with the top portion of this invoice to the address below:

**General Mail Facility
Miami FL 33188-0001**

PAYMENT COUPON

/411500640106680001332418003026097000098100

1800302609 1 of 1

4,1,1500,640106,6800013324,1800302609,7,000098100

Please mail this portion with your check

HERITAGE ISLE AT VIERA CDD
3434 COLWELL AVE, SUITE 200
TAMPA FL 33614

Cust. No.: 6800013324	Inv. No.: 1800302609
This Month's Charges	Amount Due
Past Due After 12/31/2022	This Invoice \$ 981.00

RECEIVED

DEC 09 2022

Please see payment options and instructions at the bottom of this invoice.

FPL
General Mail Facility
Miami FL 33188-0001

Florida Power & Light Company

Federal Tax Id#: 59-0247775

Invoice

Customer Name and Address

HERITAGE ISLE AT VIERA CDD
3434 COLWELL AVE, SUITE 200
TAMPA FL 33614

Customer Number: 6800013324

Invoice Number: 1800302609

Invoice Date: 12/01/2022

4,1,1500,640106,6800013324,1800302609,7,000098100

Please retain this portion for your records

CURRENT CHARGES AND CREDITS

Customer No: 6800013324 Invoice No: 1800302609

Description	Amount
PREMIUM LIGHTING 20 YR CONTRACT MONTHLY BILLING	981.00
For Inquiries Contact: JAMES MONROIG 1-800-847-5484	Total Amount Due \$981.00 This Month's Charges Past Due After 12/31/2022

Wire & ACH Payments

Account Name: Florida Power & Light Co.
Bank Name: Bank of America
Account Number: 3750132076
WIRE Only: City/State: New York, NY 10001 ABA No: 026-009-593
ACH Only: City/State: Dallas, TX ABA No.: 111-000-012
Please include the invoice number in the payment reference

Check Payments

Make check payable to Florida Power & Light in USD and mail payment with the top portion of this invoice to the address below:

**General Mail Facility
Miami FL 33188-0001**

PAYMENT COUPON

/4115006401066800013324180030516360000160200

1800305163 1 of 1

4,1,1500,640106,6800013324,1800305163,6,0000160200

Please mail this portion with your check

HERITAGE ISLE AT VIERA CDD
3434 COLWELL AVE, SUITE 200
TAMPA FL 33614

Cust. No.: 6800013324 Inv. No.: 1800305163	
This Month's Charges	Amount Due
Past Due After	This Invoice
01/31/2023	\$ 1,602.00

Please see payment options and instructions at the bottom of this invoice.

FPL
General Mail Facility
Miami FL 33188-0001

RECEIVED
JAN - 9 2023

BY:

Florida Power & Light Company

Federal Tax Id#: 59-0247775

Invoice

Customer Name and Address

HERITAGE ISLE AT VIERA CDD
3434 COLWELL AVE, SUITE 200
TAMPA FL 33614

Customer Number: 6800013324

Invoice Number: 1800305163

Invoice Date: 01/01/2023

4,1,1500,640106,6800013324,1800305163,6,0000160200

Please retain this portion for your records

CURRENT CHARGES AND CREDITS

Customer No: 6800013324 Invoice No: 1800305163

Description	Amount
PREMIUM LIGHTING 20 YR CONTRACT MONTHLY BILLING	1,602.00
For Inquiries Contact: JAMES MONROIG 1-800-847-5484	Total Amount Due \$1,602.00 This Month's Charges Past Due After 01/31/2023

Wire & ACH Payments

Account Name: Florida Power & Light Co.
Bank Name: Bank of America
Account Number: 3750132076
WIRE Only: City/State: New York, NY 10001 ABA No: 026-009-593
ACH Only: City/State: Dallas, TX ABA No.: 111-000-012
Please include the invoice number in the payment reference

Check Payments

Make check payable to Florida Power & Light in USD and mail payment with the top portion of this invoice to the address below:

**General Mail Facility
Miami FL 33188-0001**

PAYMENT COUPON

/4115006401066800013324180030517170000098100

1800305171 1 of 1

4,1,1500,640106,6800013324,1800305171,7,0000098100

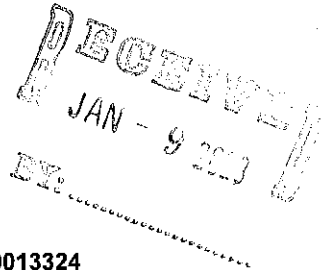
Please mail this portion with your check

HERITAGE ISLE AT VIERA CDD
3434 COLWELL AVE, SUITE 200
TAMPA FL 33614

Cust. No.: 6800013324	Inv. No.: 1800305171
This Month's Charges Past Due After 01/31/2023	Amount Due This Invoice \$ 981.00

Please see payment options and instructions at the bottom of this invoice.

FPL
General Mail Facility
Miami FL 33188-0001



Florida Power & Light Company

Federal Tax Id.#: 59-0247775

Invoice

Customer Name and Address

HERITAGE ISLE AT VIERA CDD
3434 COLWELL AVE, SUITE 200
TAMPA FL 33614

Customer Number: 6800013324

Invoice Number: 1800305171

Invoice Date: 01/01/2023

4,1,1500,640106,6800013324,1800305171,7,0000098100

Please retain this portion for your records

CURRENT CHARGES AND CREDITS

Customer No: 6800013324 Invoice No: 1800305171

Description	Amount
PREMIUM LIGHTING 20 YR CONTRACT MONTHLY BILLING	981.00
For Inquiries Contact: JAMES MONROIG 1-800-847-5484	Total Amount Due \$981.00 This Month's Charges Past Due After 01/31/2023

Wire & ACH Payments

Account Name: Florida Power & Light Co.
Bank Name: Bank of America
Account Number: 3750132076
WIRE Only: City/State: New York, NY 10001 ABA No: 026-009-593
ACH Only: City/State: Dallas, TX ABA No.: 111-000-012
Please include the invoice number in the payment reference

Check Payments

Make check payable to Florida Power & Light in USD and mail payment with the top portion of this invoice to the address below:

**General Mail Facility
Miami FL 33188-0001**

Heritage Isle at Viera

Florida Power & Light Company Summary

January 23

Date 1/12/2023

Due Date 02/12/2023

Period Covered 12/13/22 - 01/12/23

Account Number	GL Account	Location	Amount
11699-74381	4307	Decorative Lgtng-L	\$1,462.53
47818-03004	4301	6813 Legacy Blvd # Pump	\$1,589.41
57620-18553	4307	Decorative Lgtng # Heritage Isle	\$1,240.57
69877-97013	4301	6494 Legacy Blvd # Irr	\$893.44
			\$5,185.95
	53100-4307	Street Lights	\$2,703.10
	53100-4301	Utility Services	\$2,482.85
			\$5,185.95



Electric Bill Statement

For: Dec 13, 2022 to Jan 12, 2023 (30 days)

Statement Date: Jan 12, 2023

Account Number: 11699-74381

Service Address:

DECORATIVE LGTNG # HERITAGE ISLE-L
MELBOURNE, FL 32940

HERITAGE ISLE AT VIERA CDD,
Here's what you owe for this billing period.

CURRENT BILL

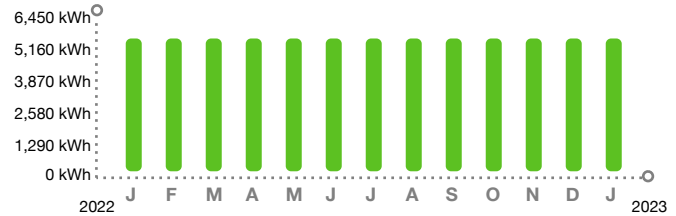
\$1,462.53

TOTAL AMOUNT YOU OWE

Feb 2, 2023

NEW CHARGES DUE BY

ENERGY USAGE HISTORY



BILL SUMMARY

Amount of your last bill	1,429.65
Payments received	-1,429.65
Balance before new charges	0.00
<hr/>	
Total new charges	1,462.53
Total amount you owe	\$1,462.53

FPL automatic bill pay - DO NOT PAY

(See page 2 for bill details.)

KEEP IN MIND

- Payment received after April 04, 2023 is considered LATE; a late payment charge of 1% will apply.
- The amount due on your account will be drafted automatically on or after January 23, 2023. If a partial payment is received before this date, only the remaining balance due on your account will be drafted automatically.
- "Your Decorative Streetlight account is billed on rate PL-1"
- Charges and energy usage are based on the facilities contracted. Facility, energy and fuel costs are available upon request.

The Florida Public Service Commission has approved new rates effective Jan. 1, 2023. An additional rate change will take effect on Feb. 1, 2023. Learn more at FPL.com/Rates.

Customer Service: (321) 723-7795
Outside Florida: 1-800-226-3545

Report Power Outages: 1-800-4OUTAGE (468-8243)
Hearing/Speech Impaired: 711 (Relay Service)



/ 3* FPL AUTOMATIC BILL PAY - DO NOT PAY *

The amount enclosed includes the following donation:
FPL Care To Share: _____

Make check payable to FPL in U.S. funds and mail along with this coupon to:

HERITAGE ISLE AT VIERA CDD
8529 SOUTHPARK CIR STE 330
ORLANDO FL 32819-9064

FPL
GENERAL MAIL FACILITY
MIAMI FL 33188-0001

Visit FPL.com/PayBill for ways to pay.

11699-74381

ACCOUNT NUMBER

\$1,462.53

TOTAL AMOUNT YOU OWE

Feb 2, 2023

NEW CHARGES DUE BY

\$ Auto pay - DO NOT PAY

AMOUNT ENCLOSED



Customer Name: HERITAGE ISLE AT VIERA
Account Number: 11699-74381
 CDD

BILL DETAILS

Amount of your last bill	1,429.65
Payment received - Thank you	-1,429.65
Balance before new charges	\$0.00

New Charges

Rate: SL-1 STREET LIGHTING SERVICE

Electric service amount **	1,367.40
Gross receipts tax (State tax)	11.00
Franchise fee (Reqd local fee)	83.08
Taxes and charges	94.08
Regulatory fee (State fee)	1.05
Total new charges	\$1,462.53

Total amount you owe \$1,462.53

FPL automatic bill pay - DO NOT PAY

** Your electric service amount includes the following charges:

Non-fuel energy charge:	\$0.033550 per kWh
Fuel charge:	\$0.039830 per kWh

METER SUMMARY

Next bill date Feb 13, 2023.

Usage Type	Usage
Total kWh used	5840

ENERGY USAGE COMPARISON

	This Month	Last Month	Last Year
Service to	Jan 12, 2023	Dec 13, 2022	Jan 12, 2022
kWh Used	5840	5840	5840
Service days	30	32	30
kWh/day	195	183	195
Amount	\$1,462.53	\$1,429.65	\$1,429.65

KEEP IN MIND

- Taxes, fees, and charges on your bill are determined and required by your local and state government to be used at their discretion.
- The fuel charge represents the cost of fuel used to generate electricity. It is a direct pass-through to customers. FPL does not profit from fuel, although higher costs do result in higher state and local taxes and fees.

Download the app

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Stronger, smarter grid

FPL's service reliability has improved 45% in the past decade.

[See how >](#)

When you pay by check, you authorize FPL to process your payment electronically or as a draft. If your payment is processed electronically, your checking account may be debited on the same day we receive the check and your check will not be returned with your checking account statement. FPL does not agree to any restrictions, conditions or endorsements placed on any bill statement or payments such as check, money order or other forms of payment. We will process the payment as if these restrictions or conditions do not exist.



Customer Name: Account Number:
 HERITAGE ISLE AT VIERA 11699-74381
 CDD

For: 12-13-2022 to 01-12-2023 (30 days)
 kWh/Day: 195
 Service Address:
 DECORATIVE LGTNG # HERITAGE ISLE-L
 MELBOURNE, FL 32940

Detail of Rate Schedule Charges for Street Lights

Component Code	Watts	Lumens	Owner/ Maint *	Quantity	Rate/Unit	kWh Used	Amount
ZLTHERI	175	14400	F	80		5,840	
Energy					2.490000		199.20
Non-energy					9.390000		751.20
Maintenance							
ZPLHERI				40			
Non-energy					4.690000		187.60
Fixtures							

* F - FPL OWNS & MAINTAINS E - CUSTOMER OWNS & MAINTAINS R - CUSTOMER OWNS, FPL RELAMPS
 H - FPL OWNS & MAINTAINS FIXTURE, CUST OWNS OTHER



HERITAGE ISLE AT VIERA CDD
 8529 SOUTHPARK CIR STE 330
 ORLANDO FL 32819-9064



Customer Name: Account Number:
 HERITAGE ISLE AT VIERA 11699-74381
 CDD

For: 12-13-2022 to 01-12-2023 (30 days)
 kWh/Day: 195
 Service Address:
 DECORATIVE LGTNG # HERITAGE ISLE-L
 MELBOURNE, FL 32940

Component Code	Watts	Lumens	Owner/ Maint *	Quantity	Rate/Unit	kWh Used	Amount
					Energy sub total		199.20
					Non-energy sub total		938.80
					Sub total	5,840	1,138.00
					Energy conservation cost recovery		2.22
					Capacity payment recovery charge		-0.64
					Environmental cost recovery charge		2.57
					Transition rider credit		-24.18
					Storm protection recovery charge		16.82
					Fuel charge		232.61
					Electric service amount		1,367.40
					Gross receipts tax (State tax)		11.00
					Regulatory fee (State fee)		1.05
					Franchise fee (Reqd local fee)		83.08
					Total	5,840	1,462.53

* F - FPL OWNS & MAINTAINS E - CUSTOMER OWNS & MAINTAINS R - CUSTOMER OWNS, FPL RELAMPS
 H - FPL OWNS & MAINTAINS FIXTURE, CUST OWNS OTHER



Electric Bill Statement

For: Dec 13, 2022 to Jan 12, 2023 (30 days)

Statement Date: Jan 12, 2023

Account Number: 47818-03004

Service Address:

6813 LEGACY BLVD # PUMP
MELBOURNE, FL 32940

HERITAGE ISLE AT VIERA CDD,
Here's what you owe for this billing period.

CURRENT BILL

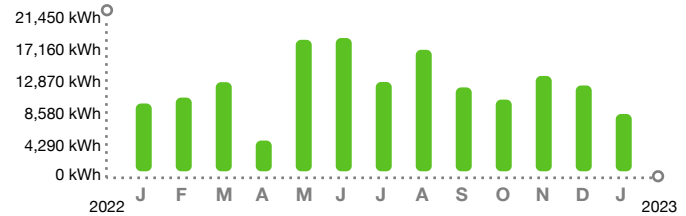
\$1,589.41

TOTAL AMOUNT YOU OWE

Feb 2, 2023

NEW CHARGES DUE BY

ENERGY USAGE HISTORY



BILL SUMMARY

Amount of your last bill	1,909.24
Payments received	-1,909.24
Balance before new charges	0.00

Total new charges	1,589.41
Total amount you owe	\$1,589.41

FPL automatic bill pay - DO NOT PAY

(See page 2 for bill details.)

KEEP IN MIND

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Customer Service: 1-800-375-2434
Outside Florida: 1-800-226-3545

Report Power Outages: 1-800-4OUTAGE (468-8243)
Hearing/Speech Impaired: 711 (Relay Service)



/ 3* FPL AUTOMATIC BILL PAY - DO NOT PAY *

The amount enclosed includes the following donation:
FPL Care To Share: _____

Make check payable to FPL in U.S. funds and mail along with this coupon to:

HERITAGE ISLE AT VIERA CDD
8529 SOUTHPARK CIR STE 330
ORLANDO FL 32819-9064

FPL
GENERAL MAIL FACILITY
MIAMI FL 33188-0001

Visit FPL.com/PayBill for ways to pay.

47818-03004
ACCOUNT NUMBER

\$1,589.41
TOTAL AMOUNT YOU OWE

Feb 2, 2023
NEW CHARGES DUE BY

\$ Auto pay - DO NOT PAY
AMOUNT ENCLOSED



Customer Name: HERITAGE ISLE AT VIERA
Account Number: 47818-03004
 CDD

BILL DETAILS

Amount of your last bill	1,909.24
Payment received - Thank you	-1,909.24
Balance before new charges	\$0.00

New Charges

Rate: GSD-1 GENERAL SERVICE DEMAND	
Base charge:	\$29.98
Non-fuel: (\$0.027920 per kWh)	\$234.03
Fuel: (\$0.040470 per kWh)	\$339.22
Demand: (\$11.28 per KW)	\$857.28
Electric service amount	1,460.51
Gross receipts tax (State tax)	37.48
Franchise fee (Reqd local fee)	90.28
Taxes and charges	127.76
Regulatory fee (State fee)	1.14
Total new charges	\$1,589.41
Total amount you owe	\$1,589.41

FPL automatic bill pay - DO NOT PAY

METER SUMMARY

Meter reading - Meter KNL7327. Next meter reading Feb 13, 2023.

Usage Type	Current	-	Previous	=	Usage
kWh used	95289		86907		8382
Demand KW	75.58				76

ENERGY USAGE COMPARISON

	This Month	Last Month	Last Year
Service to	Jan 12, 2023	Dec 13, 2022	Jan 12, 2022
kWh Used	8382	12551	9915
Service days	30	32	30
kWh/day	279	392	330
Amount	\$1,589.41	\$1,909.24	\$1,802.54

KEEP IN MIND

- Taxes, fees, and charges on your bill are determined and required by your local and state government to be used at their discretion.
- The fuel charge represents the cost of fuel used to generate electricity. It is a direct pass-through to customers. FPL does not profit from fuel, although higher costs do result in higher state and local taxes and fees.

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Electric Bill Statement

For: Dec 13, 2022 to Jan 12, 2023 (30 days)

Statement Date: Jan 12, 2023

Account Number: 57620-18553

Service Address:

DECORATIVE LGTNG # HERITAGE ISLE
MELBOURNE, FL 32940

HERITAGE ISLE AT VIERA CDD,
Here's what you owe for this billing period.

CURRENT BILL

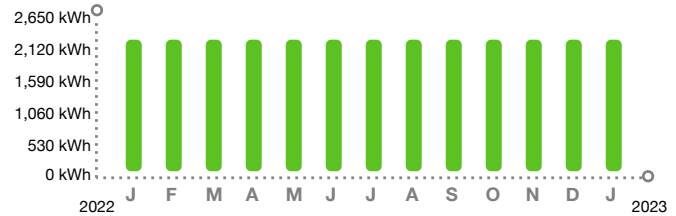
\$1,240.57

TOTAL AMOUNT YOU OWE

Feb 2, 2023

NEW CHARGES DUE BY

ENERGY USAGE HISTORY



BILL SUMMARY

Amount of your last bill	1,226.69
Payments received	-1,226.69
Balance before new charges	0.00
<hr/>	
Total new charges	1,240.57
Total amount you owe	\$1,240.57

FPL automatic bill pay - DO NOT PAY

(See page 2 for bill details.)

KEEP IN MIND

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- The amount due on your account will be drafted automatically on or after January 23, 2023. If a partial payment is received before this date, only the remaining balance due on your account will be drafted automatically.
- "Your Decorative Streetlight account is billed on rate PL-1"
- Charges and energy usage are based on the facilities contracted. Facility, energy and fuel costs are available upon request.

The Florida Public Service Commission has approved new rates effective Jan. 1, 2023. An additional rate change will take effect on Feb. 1, 2023. Learn more at FPL.com/Rates.

Customer Service: (321) 723-7795
Outside Florida: 1-800-226-3545

Report Power Outages: 1-800-4OUTAGE (468-8243)
Hearing/Speech Impaired: 711 (Relay Service)



/ 3* FPL AUTOMATIC BILL PAY - DO NOT PAY *

The amount enclosed includes the following donation:
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8529 SOUTHPARK CIR STE 330
ORLANDO FL 32819-9064

FPL
GENERAL MAIL FACILITY
MIAMI FL 33188-0001

Visit FPL.com/PayBill for ways to pay.

57620-18553
ACCOUNT NUMBER

\$1,240.57
TOTAL AMOUNT YOU OWE

Feb 2, 2023
NEW CHARGES DUE BY

\$ Auto pay - DO NOT PAY
AMOUNT ENCLOSED



Customer Name: HERITAGE ISLE AT VIERA
Account Number: 57620-18553
 CDD

BILL DETAILS

Amount of your last bill	1,226.69
Payment received - Thank you	-1,226.69
Balance before new charges	\$0.00

New Charges

Rate: SL-1 STREET LIGHTING SERVICE

Electric service amount **	1,164.73
Gross receipts tax (State tax)	4.48
Franchise fee (Reqd local fee)	70.47
Taxes and charges	74.95
Regulatory fee (State fee)	0.89
Total new charges	\$1,240.57

Total amount you owe \$1,240.57

FPL automatic bill pay - DO NOT PAY

** Your electric service amount includes the following charges:

Non-fuel energy charge:	\$0.033550 per kWh
Fuel charge:	\$0.039830 per kWh

METER SUMMARY

Next bill date Feb 13, 2023.

Usage Type	Usage
Total kWh used	2378

ENERGY USAGE COMPARISON

	This Month	Last Month	Last Year
Service to	Jan 12, 2023	Dec 13, 2022	Jan 12, 2022
kWh Used	2378	2378	2378
Service days	30	32	30
kWh/day	79	74	79
Amount	\$1,240.57	\$1,226.69	\$1,226.69

KEEP IN MIND

- Taxes, fees, and charges on your bill are determined and required by your local and state government to be used at their discretion.
- The fuel charge represents the cost of fuel used to generate electricity. It is a direct pass-through to customers. FPL does not profit from fuel, although higher costs do result in higher state and local taxes and fees.

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Customer Name: Account Number:
 HERITAGE ISLE AT VIERA 57620-18553
 CDD

For: 12-13-2022 to 01-12-2023 (30 days)
 kWh/Day: 79
 Service Address:
 DECORATIVE LGTNG # HERITAGE ISLE
 MELBOURNE, FL 32940

Detail of Rate Schedule Charges for Street Lights

Component Code	Watts	Lumens	Owner/ Maint *	Quantity	Rate/Unit	kWh Used	Amount
ZLTHSLE Energy	70	6300	F	40	0.990000	1,160	39.60
Non-energy Maintenance					7.880000		315.20
ZLTHSLL Energy	70	6300	F	42	0.990000	1,218	41.58
Non-energy Maintenance					6.640000		278.88
ZPLHSLE Non-energy Fixtures				20	10.510000		210.20
ZPLHSL Non-energy Fixtures				21	8.850000		185.85

* F - FPL OWNS & MAINTAINS E - CUSTOMER OWNS & MAINTAINS R - CUSTOMER OWNS, FPL RELAMPS
 H - FPL OWNS & MAINTAINS FIXTURE, CUST OWNS OTHER



HERITAGE ISLE AT VIERA CDD
 8529 SOUTHPARK CIR STE 330
 ORLANDO FL 32819-9064



Customer Name: Account Number:
 HERITAGE ISLE AT VIERA 57620-18553
 CDD

For: 12-13-2022 to 01-12-2023 (30 days)
 kWh/Day: 79
 Service Address:
 DECORATIVE LGTNG # HERITAGE ISLE
 MELBOURNE, FL 32940

Component Code	Watts	Lumens	Owner/ Maint *	Quantity	Rate/Unit	kWh Used	Amount
					Energy sub total		81.18
					Non-energy sub total		990.13
					Sub total	2,378	1,071.31
					Energy conservation cost recovery		0.90
					Capacity payment recovery charge		-0.26
					Environmental cost recovery charge		1.05
					Transition rider credit		-9.84
					Storm protection recovery charge		6.85
					Fuel charge		94.72
					Electric service amount		1,164.73
					Gross receipts tax (State tax)		4.48
					Regulatory fee (State fee)		0.89
					Franchise fee (Reqd local fee)		70.47
					Total	2,378	1,240.57

* F - FPL OWNS & MAINTAINS E - CUSTOMER OWNS & MAINTAINS R - CUSTOMER OWNS, FPL RELAMPS
 H - FPL OWNS & MAINTAINS FIXTURE, CUST OWNS OTHER



Electric Bill Statement

For: Dec 13, 2022 to Jan 12, 2023 (30 days)

Statement Date: Jan 12, 2023

Account Number: 69877-97013

Service Address:

6494 LEGACY BLVD # IRR
MELBOURNE, FL 32940

HERITAGE ISLE AT VIERA CDD,
Here's what you owe for this billing period.

CURRENT BILL

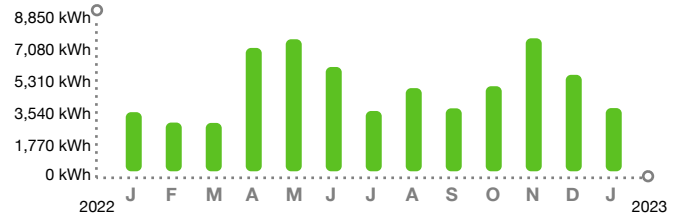
\$893.44

TOTAL AMOUNT YOU OWE

Feb 2, 2023

NEW CHARGES DUE BY

ENERGY USAGE HISTORY



BILL SUMMARY

Amount of your last bill	970.52
Payments received	-970.52
Balance before new charges	0.00
<hr/>	
Total new charges	893.44
Total amount you owe	\$893.44

FPL automatic bill pay - DO NOT PAY

(See page 2 for bill details.)

KEEP IN MIND

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Customer Service: 1-800-375-2434
Outside Florida: 1-800-226-3545

Report Power Outages: 1-800-4OUTAGE (468-8243)
Hearing/Speech Impaired: 711 (Relay Service)



/ 3* FPL AUTOMATIC BILL PAY - DO NOT PAY *

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MIAMI FL 33188-0001

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69877-97013

ACCOUNT NUMBER

\$893.44

TOTAL AMOUNT YOU OWE

Feb 2, 2023

NEW CHARGES DUE BY

\$ Auto pay - DO NOT PAY

AMOUNT ENCLOSED



Customer Name: HERITAGE ISLE AT VIERA
Account Number: 69877-97013
 CDD

BILL DETAILS

Amount of your last bill	970.52
Payment received - Thank you	-970.52
Balance before new charges	\$0.00

New Charges

Rate: GSD-1 GENERAL SERVICE DEMAND

Base charge:	\$29.98
Non-fuel: (\$0.027920 per kWh)	\$106.49
Fuel: (\$0.040470 per kWh)	\$154.35
Demand: (\$11.28 per KW)	\$530.16

Electric service amount 820.98

Gross receipts tax (State tax) 21.07

Franchise fee (Reqd local fee) 50.75

Taxes and charges 71.82

Regulatory fee (State fee) 0.64

Total new charges \$893.44

Total amount you owe \$893.44

FPL automatic bill pay - DO NOT PAY

METER SUMMARY

Meter reading - Meter KNL9829. Next meter reading Feb 13, 2023.

Usage Type	Current	-	Previous	=	Usage
kWh used	62714		58900		3814
Demand KW	46.70				47

ENERGY USAGE COMPARISON

	This Month	Last Month	Last Year
Service to	Jan 12, 2023	Dec 13, 2022	Jan 12, 2022
kWh Used	3814	5820	3567
Service days	30	32	30
kWh/day	127	181	119
Amount	\$893.44	\$970.52	\$890.63

KEEP IN MIND

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ACCOUNT NAME		ACCOUNT #	PAGE #
Heritage Isle at Viera CDD C/O Rizzetta & Company		126307	1 of 1
INVOICE #	BILLING PERIOD	PAYMENT DUE DATE	
0005156021	Nov 1- Nov 30, 2022	December 20, 2022	
PREPAY (Memo Info)	UNAPPLIED (included in amt due)	TOTAL AMOUNT DUE	
\$0.00	\$0.00	\$274.84	
BILLING ACCOUNT NAME AND ADDRESS		BILLING INQUIRIES/ADDRESS CHANGES	FEDERAL ID
Heritage Isle at Viera CDD C/O Rizzetta & Company 3434 Colwell AVE # 200 Tampa, FL 33614-8390		1-877-736-7612 or smb@ccc.gannett.com	20-3918856
Terms and Conditions: Past due accounts are subject to interest at the rate of 18% per annum or the maximum legal rate (whichever is less). Advertiser claims for a credit related to rates incorrectly invoiced or paid must be submitted in writing to Publisher within 30 days of the invoice date or the claim will be waived. Any credit towards future advertising must be used within 30 days of issuance or the credit will be forfeited. All funds payable in US dollars.			

00001263070000000000000051560210002748410287

Starting in October ad placements will be assessed a monthly creative processing fee to cover fees associated with award winning ad design, toning, imaging, and sizing.

Date	Description	Amount
11/1/22	Balance Forward	\$854.84
11/23/22	PAYMENT - THANK YOU	-\$854.84

Digital Advertising:

Campaign Dates	Product/Placement	Description	PO Number	Impressions	Gross Amount	Net Amount
Billing Date	Targeting					
11/15/22-11/15/22	BRE Local.com	Bob - Ss - Brevard		Fixed Price		\$0.00
	Nov					
11/15/22-11/15/22	BRE Local.com	Bob - Ss - Brevard		Fixed Price		\$0.00
	Nov					

Package Advertising:

Start-End Date	Description	Products	Run Dates	PO Number	Package Cost
11/21/22-11/21/22	0005492190 AD#5492190			Heritage I	\$274.84



PLEASE DETACH AND RETURN THIS PORTION WITH YOUR PAYMENT

	ACCOUNT NAME	PAYMENT DUE DATE	AMOUNT PAID			
	Heritage Isle at Viera CDD C/O Rizzetta & Company	December 20, 2022	\$274.84			
ACCOUNT NUMBER	INVOICE NUMBER					
	126307	0005156021				
CURRENT DUE	30 DAYS PAST DUE	60 DAYS PAST DUE	90 DAYS PAST DUE	120+ DAYS PAST DUE	UNAPPLIED PAYMENTS	TOTAL AMOUNT DUE
\$274.84	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$274.84
REMITTANCE ADDRESS (Include Account# & Invoice# on check)			TO PAY WITH CREDIT CARD PLEASE FILL OUT BELOW:			
Florida Today P.O. Box 677592 Dallas, TX 75267-7592			<input type="checkbox"/> VISA <input type="checkbox"/> MASTERCARD <input type="checkbox"/> DISCOVER <input type="checkbox"/> AMEX			
			Card Number _____			
			Exp Date ____/____/____ CVV Code _____			
			Signature _____ Date _____			

00001263070000000000000051560210002748410287



Invoice

Scheduled:1/9/2023 Tech: TAB
Warranty Expires: 12/19/2022
Maint Expires: 11/30/2023

Invoice#:170037
Invoice Date: 1/9/2023
Due Date: 1/9/2023
Service Date:
Terms:Due Upon Receipt

2801 N. Powerline Road
Pompano Beach, FL 33069
Tel 954-971-7350 Fax 954-975-0791

Bill to Customer #:
Heritage Isle at Viera CDD
Attn:
c/o Rizzetta & Company
8529 South Park Circle Ste #330
Orlando, FL, 32819
Tel: 407-472-2471 Fax: 407-472-2478
Cust. P.O.#

Job Site: Site ID# **8593**
Heritage Isle North
7300 Legacy Blvd
Melbourne, FL 32940
Tel: 407--75-7-08 Contact: Richard Hernandez
Maintenance: FG2
Model: HC2F-60J20PDV-230/3-HMR3L-Z

Pump System

Station Design: 1,200 GPM at 80 PSI

Job Completed YES NO

Hoover Additional Work Required YES NO

System Operating YES NO

Additional Work Required By Customer YES NO

Nature of Call

S/O --**50hp Motor #1 Replacement**

Hoover proposes the following (This will required two technicians due to the weight of the motor):

- Remove faulty motor from pump volute, and disassemble impeller from motor shaft
- Inspect pump for worn components. Any required replacement parts will be at extra charge.
- Install a new shaft seal in seal bracket, brass shaft sleeve and sleeve O-rings.
- Reinstall impeller and new volute gasket.
- Install new TEFC (Totally Enclosed Fan Cooled Motor) and secure to pump volute. ODP (OPEN DRIP PROOF MOTOR NOT ACCEPTABLE).
- Reconnect new motor and panel wiring leads with stainless steel wire connectors, hardware and terminal splice boots.
- Reassemble pump in station, test and record current on all electrical conductors.
- Startup, calibration and test operation.

Execute Service Proposal 99209.

Work Performed

Hoover technician Tomas observed and performed the following while on site

- Technician arrived to station and send email to contact
- Met with Tech Tony on site
- Noticed heavy pest activity inside pump station and recommend pest control ASAP
- Replaced 50 HP #1 motor
- Primed and set up motor #1
- Ran Automatic Motor Adaption (AMA)
- Ran water thru filter system
- Left station operational

Invoice#:170037

Remittance: PO Box 31561, Tampa FL 33631-3561

2801 N. Powerline Road • Pompano Beach, FL 33069 • (954) 971-7350 • Fax (954) 975-0791



2801 N. Powerline Road
Pompano Beach, FL 33069
Tel 954-971-7350 Fax 954-975-0791

Invoice

Scheduled:1/9/2023 Tech: TAB
Warranty Expires: 12/19/2022
Maint Expires: 11/30/2023

Invoice#:170037
Invoice Date: 1/9/2023
Due Date: 1/9/2023
Service Date:
Terms:Due Upon Receipt

Work Performed



Additional Work Required
Customer to address pest issue



Sub Total: \$9,247.83
Sales Tax \$0.00
Grand Total: \$9,247.83



Maintenance Contract Invoice

2801 N. Powerline Road
Pompano Beach, FL 33069
Tel 954-971-7350 Fax 954-975-0791

Scheduled:12/1/2022 Tech: UN
Warranty Expires: 12/19/2022
Maint Expires: 11/30/2023

Invoice#:170371
Invoice Date: 1/3/2023
Due Date: 1/3/2023
Service Date:
Terms:Due Upon Receipt

Bill to Customer #: 5822
Heritage Isle at Viera CDD
Attn:
c/o Rizzetta & Company
8529 South Park Circle Ste #330
Orlando, FL, 32819
Tel: 407-472-2471 Fax: 407-472-2478
Cust. P.O.#

Job Site: Site ID# **8593**
Heritage Isle North
7300 Legacy Blvd
Melbourne, FL 32940
Tel: 407-757-0864 Contact: Richard Hernandez
Maintenance: FG2
Model: HC2F-60J20PDV-230/3-HMR3L-Z

Nature of Call

One Year Service Agreement MA #5406. Invoice 1 of 1 -- Yr 1 of 1 year agreement. Sites: 8593 Heritage Isle North

Work Performed

Sub Total: \$2,590.00

Sales Tax \$0.00
Grand Total: \$2,590.00

RECEIVED
01/03/23

INVOICE

BILL TO

Heritage Isle at Viera CDD
3434 Colwell Ave
Suite 200
Tampa, FL 33614

INVOICE # 21010

DATE 01/01/2023

DUE DATE 01/16/2023

TERMS Net 15

DESCRIPTION	AMOUNT
CDD Website Services - Hosting, support and training	150.00
CDD Ongoing PDF Accessibility Compliance Service	234.38

Quarterly service	BALANCE DUE
	\$384.38

RECEIVED
01/01/23

KUTAK ROCK LLP

TALLAHASSEE, FLORIDA

Telephone 404-222-4600

Facsimile 404-222-4654

Federal ID 47-0597598

December 30, 2022

Check Remit To:

Kutak Rock LLP

PO Box 30057

Omaha, NE 68103-1157

Wire Transfer Remit To:

ABA #104000016

First National Bank of Omaha

Kutak Rock LLP

A/C # 24690470

Reference: Invoice No. 3158216

Client Matter No. 10023-1

Ms. Melissa Dobbins
Heritage Isle at Viera CDD
Rizzetta & Company, Inc
Suite 200
3434 Colwell Avenue
Tampa, FL 33614

Invoice No. 3158216
10023-1

Re: Heritage Isle - General Counsel

For Professional Legal Services Rendered

11/07/22	W. Haber	0.20	47.00	Confer with Hernandez regarding landscape maintenance agreement
11/08/22	W. Haber	0.30	70.50	Review correspondence regarding landscape maintenance coordination; review BrightView agreement
11/18/22	W. Haber	0.70	164.50	Research issue regarding contractor's obligation to provide public records
11/22/22	W. Haber	0.20	47.00	Review agenda
11/28/22	W. Haber	0.50	117.50	Prepare for Board meeting
11/29/22	W. Haber	1.80	423.00	Prepare for and participate in Board meeting
TOTAL HOURS		3.70		

KUTAK ROCK LLP

Heritage Isle at Viera CDD

December 30, 2022

Client Matter No. 10023-1

Invoice No. 3158216

Page 2

TOTAL FOR SERVICES RENDERED \$869.50

TOTAL CURRENT AMOUNT DUE \$869.50

RECEIVED
12/31/22

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

Invoice

Date	Invoice #
1/1/2023	INV0000074690

Bill To:

HERITAGE ISLE AT VIERA CDD 3434 Colwell Avenue, Suite 200 Tampa FL 33614
--

Services for the month of	Terms	Client Number
January	Upon Receipt	00485

Description	Qty	Rate	Amount
Accounting Services	1.00	\$1,804.75	\$1,804.75
Administrative Services	1.00	\$538.17	\$538.17
Email Accounts, Admin & Maintenance	5.00	\$15.00	\$75.00
Financial & Revenue Collections	1.00	\$455.00	\$455.00
Landscape Consulting Services	1.00	\$650.00	\$650.00
Management Services	1.00	\$3,049.83	\$3,049.83
Website Compliance & Management	1.00	\$100.00	\$100.00
Subtotal			\$6,672.75
Total			\$6,672.75

RECEIVED
 12/20/22

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

Invoice

Date	Invoice #
1/6/2023	INV0000074891

Bill To:

HERITAGE ISLE AT VIERA CDD 3434 Colwell Avenue, Suite 200 Tampa FL 33614
--

Services for the month of	Terms	Client Number
January	Upon Receipt	00485

Description	Qty	Rate	Amount
Annual Dissemination Services	1.00	\$2,000.00	\$2,000.00
Subtotal			\$2,000.00
Total			\$2,000.00

RECEIVED
 01/06/23



INVOICE

Page: 1

Please Remit Payment to:

Solitude Lake Management, LLC
 1320 Brookwood Drive
 Suite H
 Little Rock, AR 72202
 Phone #: (888) 480-5253
 Fax #: (888) 358-0088

Invoice Number: PSI-31803
 Invoice Date: 12/8/2022

Bill
 To: Heritage Isle at Viera CDD
 c/o Rizzetta & Company
 3434 Colwell Avenue/Suite #200
 Tampa, FL 33614

Ship
 To: Heritage Isle at Viera CDD
 c/o Rizzetta & Company
 3434 Colwell Avenue/Suite #200
 Tampa, FL 33614
 United States

Ship Via
 Ship Date 12/8/2022
 Due Date 1/7/2023
 Terms Net 30

Customer ID 7760
 P.O. Number
 P.O. Date 12/8/2022
 Our Order No.

Item/Description	Unit	Order Qty	Quantity	Unit Price	Total Price
Annual Maintenance December Billing 12/1/2022 - 12/31/2022 Heritage Isle@Viera Cdd-Lake-ALL Heritage Isle@Viera Cdd-Lake-ALL Heritage Isle@Viera Cdd-Lake-ALL		1	1	2,924.12	2,924.12



Amount Subject to Sales Tax 0.00
 Amount Exempt from Sales Tax 2,924.12

Subtotal: 2,924.12
 Invoice Discount: 0.00
 Total Sales Tax: 0.00
 Payment Amount: 0.00
Total: 2,924.12



INVOICE

Page: 1

Please Remit Payment to:

Solitude Lake Management, LLC
1320 Brookwood Drive
Suite H
Little Rock, AR 72202
Phone #: (888) 480-5253
Fax #: (888) 358-0088

Invoice Number: PSI-38765
Invoice Date: 1/5/2023

Bill
To: Heritage Isle at Viera CDD
c/o Rizzetta & Company
3434 Colwell Avenue/Suite #200
Tampa, FL 33614

Ship
To: Heritage Isle at Viera CDD
c/o Rizzetta & Company
3434 Colwell Avenue/Suite #200
Tampa, FL 33614
United States

Ship Via
Ship Date 1/5/2023
Due Date 2/4/2023
Terms Net 30

Customer ID 7760
P.O. Number
P.O. Date 1/5/2023
Our Order No.

Item/Description	Unit	Order Qty	Quantity	Unit Price	Total Price
Annual Maintenance January Billing 1/1/2023 - 1/31/2023 Heritage Isle@Viera Cdd-Lake-ALL Heritage Isle@Viera Cdd-Lake-ALL Heritage Isle@Viera Cdd-Lake-ALL		1	1	2,924.12	2,924.12



Amount Subject to Sales Tax 0.00
Amount Exempt from Sales Tax 2,924.12

Subtotal: 2,924.12
Invoice Discount: 0.00
Total Sales Tax: 0.00
Payment Amount: 0.00
Total: 2,924.12



INVOICE

Page: 1

Please Remit Payment to:

Solitude Lake Management, LLC
1320 Brookwood Drive
Suite H
Little Rock, AR 72202
Phone #: (888) 480-5253
Fax #: (888) 358-0088

Invoice Number: PSI-41562
Invoice Date: 1/5/2023

Bill
To: Heritage Isle at Viera CDD
c/o Rizzetta & Company
3434 Colwell Avenue/Suite #200
Tampa, FL 33614

Ship
To: Heritage Isle at Viera CDD
c/o Rizzetta & Company
3434 Colwell Avenue/Suite #200
Tampa, FL 33614

Ship Via
Ship Date 1/5/2023
Due Date 2/4/2023
Terms Net 30

Customer ID 0523780
P.O. Number
P.O. Date 1/5/2023
Our Order No.

Item/Description	Unit	Order Qty	Quantity	Unit Price	Total Price
Annual Maintenance January Billing 1/1/2023 - 3/31/2023 Heritage Isl VTX Fountain 1 Site #1 East Heritage Isl VTX Fountain 2 Site #2 West		1	1	250.95	250.95



Amount Subject to Sales Tax 0.00
Amount Exempt from Sales Tax 250.95

Subtotal: 250.95
Invoice Discount: 0.00
Total Sales Tax: 0.00
Payment Amount: 0.00
Total: 250.95

RESOLUTION 2023-01

A RESOLUTION OF THE HERITAGE ISLE AT VIERA COMMUNITY DEVELOPMENT DISTRICT (THE "DISTRICT") AUTHORIZING THE DISBURSEMENT OF FUNDS OF THE DISTRICT WITHOUT PRIOR APPROVAL OF THE DISTRICT'S BOARD OF SUPERVISORS ("BOARD"); SETTING CERTAIN MONETARY THRESHOLDS; AND PROVIDING FOR SEVERABILITY AND AN EFFECTIVE DATE.

WHEREAS, the District is a local unit of special-purpose government established pursuant to Chapter 190, *Florida Statutes*, for the purpose of providing, operating and maintaining infrastructure improvements, facilities and services to the lands within the District; and

WHEREAS, Section 190.011(5), *Florida Statutes*, authorizes the District to adopt resolutions which may be necessary for the conduct of District business; and

WHEREAS, the Board hereby determines that for purposes of administrative and accounting necessity, it is in the best interests of the District, and necessary for the conduct of District business, to establish a policy governing the disbursement of funds without prior approval of the Board, as set forth below.

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

Section 1. Payment of Expenses.

A. Continuing Expenses. The Board hereby authorizes the payment of invoices of continuing expenses, which meet the following requirements:

1. The invoices must be due on or before the next scheduled meeting of the Board of Supervisors.
2. The invoice must be pursuant to a contract or agreement authorized by the Board of Supervisors.
3. The total amount paid under such contract or agreement, including the current invoice, must be equal to or less than the amount specified in the contract or agreement.

B. Non-Continuing Expenses. The Board hereby authorizes the disbursement of funds for payment of invoices of non-continuing expenses which are 1) required or appropriate for the District to maintain orderly, efficient and effective operations, maintenance and replacement of the District's facilities and infrastructure, 2) required to provide for the

health, safety, and welfare of the residents within the District; or 3) required to repair, control, or maintain a District facility or asset beyond the normal, usual, or customary maintenance required for such facility or assets, pursuant to the following schedule:

Non-Continuing Expenses Not Exceeding \$_____/month for general maintenance, not including new projects or enhancements, with approval of the District Manager and Chairperson, or Vice Chairperson in his or her absence, of the Board of Supervisors, if in the judgment of the District Manager and Chairperson, or Vice Chairperson, such Non-Continuing Expense is required to be addressed before the next scheduled meeting of the Board of Supervisors.

Before any expenditure is made, the District Manager shall confirm that there are available funds in the budget to pay the expense, either in the line item most germane to the expense or in another budget line item that has the capacity to be used for the expense.

C. Emergency Expenses. For emergency expenses exceeding the authorization in section 1.B. above, and in the event that an emergency meeting of the Board cannot timely be convened pursuant to Florida law, the Board hereby authorizes the disbursement of funds in an amount not to exceed \$_____ for emergency repairs and \$_____ for natural disaster repairs, but only with the prior written approval of (i) the District Manager and (ii) the Chairperson of the Board of Supervisors, or in his or her absence, the Vice Chairperson. For purposes of this Resolution, the term “emergency expense” means a purchase or payment necessitated by a sudden unexpected turn of events (for example, acts of God, riot, fires, floods, hurricanes, accidents, or any circumstances or cause beyond the control of the Board in the normal conduct of its business), where the delay of waiting for a board meeting would be detrimental to the interests of the District. This includes, but is not limited to, instances where delay will jeopardize the funding for the project, will materially increase the cost of the project, will likely cause damage to property, will prejudice the District’s interest in a project already in progress, or will create an undue hardship on the public health, safety, or welfare.

Section 2. Board Consideration. Any payment made pursuant to this Resolution shall be submitted to the Board at the next scheduled meeting for review and ratification. Copies of any disbursements made under the authority of this Resolution shall be included in the agenda package for the scheduled meeting or otherwise distributed to the Board at the meeting.

Section 3. Severability. The invalidity or unenforceability of any one or more provisions of this Resolution shall not affect the validity or enforceability of the remaining portions of this Resolution, or any part thereof.

Section 4. Effective Date; Conflicts. This Resolution shall take effect upon the passage and adoption by the Board and shall remain in effect unless rescinded or repealed. All District resolutions or parts thereof in actual conflict with this Resolution are, to the extent of such conflict, superseded and repealed.

Introduced, considered favorably, and adopted this ____ day of _____ 2023.

ATTEST:

**HERITAGE ISLE AT VIERA COMMUNITY
DEVELOPMENT DISTRICT**

Secretary/Assistant Secretary

Chairman/Vice Chairman

MEMORANDUM

TO: HERITAGE ISLE AT VIERA COMMUNITY DEVELOPMENT DISTRICT
BOARD OF SUPERVISORS

FROM: WESLEY S. HABER

DATE: MARCH 13, 2023

RE: PUBLIC RECORDS RETENTION

The purpose of this memorandum and attached resolutions are to update and/or establish the District's Records Retention Policy, including to reflect management of transitory messages and establishment that the electronic record is considered the official record.

The District essentially has two options to ensure compliance with applicable Records Retention laws.

First, the District can adopt the Florida Records Retention Schedules modified to ensure the District is also retaining the records required by federal law and the trust indenture. This option allows for the timely destruction of records while ensuring that the District's policy is in compliance with state and federal laws. Kutak Rock has prepared a resolution that implements this option, and it is attached hereto as **Option 1**.

Second, a District can adopt the Florida Records Retention Schedules as written and adopt a policy that states that the District will not be destroying any records at this point in time, with the exception of Transitory Messages. Kutak Rock has prepared a resolution that implements this option, and it is attached hereto as **Option 2**.

It is important to note that the District could change its Records Retention policy at a later date so long as the District's amendment was consistent with the notice and hearing provisions found in Chapter 190.

OPTION 1

RESOLUTION 2023-02 A

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE HERITAGE ISLE AT VIERA COMMUNITY DEVELOPMENT DISTRICT PROVIDING FOR THE APPOINTMENT OF A RECORDS MANAGEMENT LIAISON OFFICER; PROVIDING THE DUTIES OF THE RECORDS MANAGEMENT LIAISON OFFICER; ADOPTING A RECORDS RETENTION POLICY; DETERMINING THE ELECTRONIC RECORD TO BE THE OFFICIAL RECORD; AND PROVIDING FOR SEVERABILITY AND AN EFFECTIVE DATE.

WHEREAS, the Heritage Isle at Viera Community Development District (the “District”) is a local unit of special-purpose government created and existing pursuant to Chapter 190, *Florida Statutes*; and

WHEREAS, Chapter 190, *Florida Statutes*, authorizes the District to adopt rules to govern the administration of the District and to adopt resolutions as may be necessary for the conduct of District business; and

WHEREAS, Section 257.36(5), *Florida Statutes*, requires the District to establish and maintain an active and continuing program for the economical and efficient management of records and to provide for the appointment of a records management liaison officer (“Records Management Liaison Officer”); and

WHEREAS, the District desires for the Records Management Liaison Officer to be an employee of the District or an employee of the District Manager; and

WHEREAS, the District desires to authorize the District’s records custodian to appoint a Records Management Liaison Officer, which may or may not be the District’s records custodian; and

WHEREAS, the District desires to prescribe duties of the Records Management Liaison Officer and provide for the assignment of additional duties; and

WHEREAS, the District’s Board of Supervisors (“Board”) finds that it is in the best interests of the District to adopt by resolution a Records Retention Policy (the “Policy”) for immediate use and application; and

WHEREAS, the District desires to provide for future amendment of the Records Retention Policy.

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

SECTION 1. The District hereby authorizes the District’s records custodian to appoint a Records Management Liaison Officer and report such appointment to the appropriate State of Florida agencies. A Records Management Liaison Officer shall be an employee of the District or the District Manager. The Board, and the District’s records custodian, shall each have the

individual power to remove the Records Management Liaison Officer at any time for any reason. Immediately following the removal or resignation of a Records Management Liaison Officer, the District's records custodian shall appoint a replacement Records Management Liaison Officer.

SECTION 2. The duties of the Records Management Liaison Officer shall include the following:

- A.** Serve as the District's contact with the Florida Department of State, State Library and Archives of Florida;
- B.** Coordinate the District's records inventory;
- C.** Maintain records retention and disposition forms;
- D.** Coordinate District records management training;
- E.** Develop records management procedures consistent with the attached Records Retention Policy, as amended;
- F.** Participate in the development of the District's development of electronic record keeping systems;
- G.** Submit annual compliance statements;
- H.** Work with the Florida Department of State, State Library and Archives of Florida to establish individual retention schedules for the District, from time to time and as may be necessary; and
- I.** Such other duties as may be assigned by the Board or the District's records custodian in the future.

SECTION 3. The District hereby adopts as its Records Retention Policy the applicable provisions of Section 257.36(5), *Florida Statutes*, the rules adopted by the Division of Library and Information Services of the Department of State ("Division") pursuant to Section 257.36, *Florida Statutes*, and the General Records Schedules established by the Division. However, the District will retain certain records longer than required by the General Records Schedules established by the Division as set forth in **Exhibit A**. To the extent the above statute, rules or schedules are amended or supplemented in the future, the District's Records Retention Policy shall automatically incorporate such amendment or supplement provided that such automatic amendment shall not reduce the retention times set forth in **Exhibit A**. The Records Retention Policy shall remain in full force and effect until such time as the Board amends the Policy.

SECTION 4. In accordance with section 668.50, Florida Statutes, and section 119.01, Florida Statutes, the Board finds that the electronic record shall be considered the official record and any paper originals are hereby duplicates which may be disposed of unless required to be preserved by any applicable statute, rule or ordinance.

SECTION 5. If any provision of this resolution is held to be illegal or invalid, the other provisions shall remain in full force and effect.

SECTION 6. This resolution shall become effective upon its passage; shall replace, supplant, and supersede any prior policy or resolution of the District regarding records retention; and shall remain in effect unless rescinded or repealed.

PASSED AND ADOPTED this ____ day of _____ 2023.

ATTEST:

**HERITAGE ISLE AT VIERA COMMUNITY
DEVELOPMENT DISTRICT**

Secretary / Assistant Secretary

Chairperson, Board of Supervisors

Exhibit A: District Amendments to General Records Schedules Established by the Division

Exhibit A

District Amendments to General Records Schedules established by the Division

ADVERTISEMENTS: LEGAL (Item #25)

The District shall retain mailed and published legal advertisements, and corresponding affidavits, relating to proceedings under uniform method of collection of debt assessments permanently. The District shall retain mailed and published legal advertisements, and corresponding affidavits, relating to the levy of assessments securing bonds for five (5) fiscal years provided applicable audits have been released, or until three (3) calendar years after related bonds are redeemed, whichever is later.

AUDITS: INDEPENDENT (Item #56)

The District shall retain the record copy of independent audits for ten (10) fiscal years or until three (3) calendar years after all related bonds are redeemed, whichever is later.

DISBURSEMENT RECORDS: DETAIL (Item #340)

The District shall retain the record copy of disbursement records relating to the use of bonds for five (5) fiscal years provided applicable audits have been released or until three (3) calendar years after related bonds are redeemed, whichever is later.

DISBURSEMENT RECORDS: SUMMARY (Item #341)

The District shall retain the record copy of disbursement records relating to the use of bonds for ten (10) fiscal years provided applicable audits have been released or until three (3) calendar years after related bonds are redeemed, whichever is later.

FINANCIAL REPORTS: LOCAL GOVERNMENT ANNUAL REPORTS (Item #107)

The District shall retain the record copy of disbursement records relating to the use of bonds for ten (10) fiscal years provided applicable audits have been released or until three (3) calendar years after all related bonds are redeemed, whichever is later.

INCIDENT REPORT FILES (Item #241)

The District shall retain incident reports for five (5) anniversary years from the date of the incident.

MINUTES: OFFICIAL MEETINGS (PRELIMINARY/AUDIO RECORDINGS/VIDEO RECORDINGS (Item #4)

The District shall retain audio recordings of board of supervisor meetings for five (5) calendar years after adoption of the official minutes.

PROJECT FILES: CAPITAL IMPROVEMENT (Item #136)

The District shall retain the record copy of project files for projects funded with bonds for ten (10) fiscal years after completion of the project provided applicable audits have been released or until three (3) calendar years after all related bonds are redeemed, whichever is later.

REAL PROPERTY RECORDS: CONDEMNATION/DEMOLITION (Item #364)

The District shall retain the record copy of project files for condemnation/demolition projects funded with bonds for five (5) anniversary years after final action or until three (3) calendar years after all related bonds are redeemed, whichever is later. The record copy of deeds and easements shall be kept permanently.

REAL PROPERTY RECORDS: PROPERTY ACQUIRED (Item #172)

The District shall retain the record copy of documents related to property acquisitions funded with bonds for three (3) fiscal years after final disposition of the property provided applicable audits have been released or until three (3) calendar years after all related bonds are redeemed, whichever is later. The record copy of deeds and easements shall be kept permanently.

OPTION 2

RESOLUTION 2023-02 B

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE HERITAGE ISLE AT VIERA COMMUNITY DEVELOPMENT DISTRICT PROVIDING FOR THE APPOINTMENT OF A RECORDS MANAGEMENT LIAISON OFFICER; PROVIDING THE DUTIES OF THE RECORDS MANAGEMENT LIAISON OFFICER; ADOPTING A RECORDS RETENTION POLICY; DETERMINING THE ELECTRONIC RECORD TO BE THE OFFICIAL RECORD; AND PROVIDING FOR SEVERABILITY AND AN EFFECTIVE DATE.

WHEREAS, the Heritage Isle at Viera Community Development District (“District”) is a local unit of special-purpose government created and existing pursuant to Chapter 190, *Florida Statutes*; and

WHEREAS, Chapter 190, *Florida Statutes*, authorizes the District to adopt rules to govern the administration of the District and to adopt resolutions as may be necessary for the conduct of District business; and

WHEREAS, Section 257.36(5), *Florida Statutes*, requires the District to establish and maintain an active and continuing program for the economical and efficient management of records and to provide for the appointment of a records management liaison officer (“Records Management Liaison Officer”); and

WHEREAS, the District desires for the Records Management Liaison Officer to be an employee of the District or an employee of the District Manager; and

WHEREAS, the District desires to authorize the District’s records custodian to appoint a Records Management Liaison Officer, which may or may not be the District’s records custodian; and

WHEREAS, the District desires to prescribe duties of the Records Management Liaison Officer and provide for the assignment of additional duties; and

WHEREAS, the District’s Board of Supervisors (“Board”) finds that it is in the best interests of the District to adopt by resolution a Records Retention Policy (the “Policy”) for immediate use and application; and

WHEREAS, the District desires to provide for future amendment of the Records Retention Policy.

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

SECTION 1. The District hereby authorizes the District’s records custodian to appoint a Records Management Liaison Officer and report such appointment to the appropriate State of Florida agencies. A Records Management Liaison Officer shall be an employee of the District or the District Manager. The Board, and the District’s records custodian, shall each have the

individual power to remove the Records Management Liaison Officer at any time for any reason. Immediately following the removal or resignation of a Records Management Liaison Officer, the District's records custodian shall appoint a replacement Records Management Liaison Officer.

SECTION 2. The duties of the Records Management Liaison Officer shall include, but not be limited to, the following:

- A. Serve as the District's contact with the Florida Department of State, State Library and Archives of Florida;
- B. Coordinate the District's records inventory;
- C. Maintain records retention and disposition forms;
- D. Coordinate District records management training;
- E. Develop records management procedures consistent with the attached Records Retention Policy, as amended;
- F. Participate in the District's development of electronic record keeping systems.
- G. Submit annual compliance statements;
- H. Work with the Florida Department of State, State Library and Archives of Florida to establish individual retention schedules for the District, from time to time and as may be necessary; and
- I. Such other duties as may be assigned by the Board or the District's records custodian in the future.

SECTION 3. The District hereby adopts as its Records Retention Policy the applicable provisions of Section 257.36(5), *Florida Statutes*, the rules adopted by the Division of Library and Information Services of the Department of State ("Division") pursuant to Section 257.36, *Florida Statutes*, and the General Records Schedules established by the Division. However, the District hereby extends the minimum retention guidelines contained in the General Records Schedules so that the District will retain all public records relating to District business until the Board of Supervisors amends the Records Retention Policy to address the disposition of the same. Notwithstanding the foregoing, the District shall only retain Transitory Messages until the Transitory Message is obsolete, superseded or administrative value is lost in accordance with *the General Records Schedule for State and Local Government Agencies, Item #146*, as incorporated by reference in Rule 1B-24.003(1)(a), Florida Administrative Code. To the extent the above statute, rules, or schedules are amended or supplemented in the future, the District's Records Retention Policy shall automatically incorporate such amendment or supplement provided that such automatic change does not permit the disposition of District records without further action of the Board. The Records Retention Policy shall remain in full force and effect until such time as the Board amends the Policy.

SECTION 4. In accordance with section 668.50, Florida Statutes, and section 119.01, Florida Statutes, the Board finds that the electronic record shall be considered the official record and any paper originals are hereby duplicates which may be disposed of unless required to be preserved by any applicable statute, rule or ordinance.

SECTION 5. If any provision of this resolution is held to be illegal or invalid, the other provisions shall remain in full force and effect.

SECTION 6. This resolution shall become effective upon its passage; shall replace, supplant, and supersede any prior policy or resolution of the District regarding records retention; and shall remain in effect unless rescinded or repealed.

PASSED AND ADOPTED this ____ day of _____ 2023.

ATTEST:

**HERITAGE ISLE AT VIERA COMMUNITY
DEVELOPMENT DISTRICT**

Secretary / Assistant Secretary

Chairperson, Board of Supervisors

Composite Exhibit A: General Records Schedules, GS1-SL and GS3

Composite Exhibit A

General Records Schedules Established by the Division (GS1-SL and GS3)

[attach, if Option 2 adopted]

Community Pressure Washing Solutions

Option # 1	Option # 2	Option # 3
Bi-Yearly Complete Community washing	Spot Pressure Washing	Pressure Washing Maintenance Contract

Options	Covers	Description	Price
Beacon - Exterior Cleaning	Sidewalks & Benches	One time Service	\$ 43,655.52
Blown Away	Sidewalks & Benches & Curbs	One time Service	\$ 71,869.78

Go with the Flow Pressure Washing LLC	Spot Cleaning Sidewalks & Benches & Curbs	CDD would Direct Vendor to adress bad areas \$60/Hrs.	\$ 52,000.00	Est. 10hrs/week
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Green Team Maintenance	Sidewalks & Benches & Curbs + Lite Maintenance + Trash removal + Community Asset	Annual Maintenance contract Vendor will be on site 24hrs/week \$33/Hrs.	\$ 41,184.00
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ESTIMATE	#14775
TOTAL	\$43,655.52

Community Development District
 6800 Legacy Blvd
 Melbourne, FL 32940

CONTACT US

560 Solutions Way
 Rockledge, FL 32955

(321) 576-0264
 creed@lelandmanagement.com

(321) 507-4851
 info@beaconcleaningfl.com

ESTIMATE

Services	qty	unit price	amount
Exterior Cleaning Complete cleaning of all sidewalks along Legacy Blvd removing all mold, mildew, dirt and debris. Not responsible for irrigation stains.	55112.0	\$0.06	\$3,306.72
Exterior Cleaning Complete cleaning of all sidewalks in surrounding neighborhoods removing all mold, mildew, dirt and debris. Not responsible for irrigation stains.	536880.0	\$0.06	\$32,212.80
Exterior Cleaning Complete cleaning of all common ground walkways connecting neighborhoods removing all mold, mildew, dirt and debris. Not responsible for irrigation stains.	135600.0	\$0.06	\$8,136.00
Exterior Cleaning Complete cleaning of all park benches in Heritage Isles removing all mold, mildew, dirt and debris. No charge while completing other services.			

Services subtotal: \$43,655.52

Subtotal \$43,655.52

Total \$43,655.52



QUOTE

BLOWN AWAY, LLC

2730 Shute Street Orlando, FL 32805

P: 407-299-7884 C: 407-840-9453

TO: RIZZETTA & COMPANY
8529 Southpark Circle Ste 330 Orlando, FL 32819
Richard Hernandez
District Manager
E: Rhernandez@rizzetta.com

DATE: Feb-14/2023
EXP. DATE: Mar-14/2023
BY: Alejandra M
AlejandraM@blownawayusa.com

JOB LOCATION:

Heritage Isle at Viera CDD - Legacy Blvd Viera, FL 32940

PAYMENT TERMS:

NET 30

SERVICES	DESCRIPTION	AREA	TOTAL
Curb Pressure Washing	Pressure wash all curbs to remove mold, mildew, algae, and other environmental contaminates.	Phase 1	\$3,773.79
		Phase 2	\$3,281.04
		Phase 3	\$3,281.04
		Phase 4	\$3,281.04
		Phase 5	\$2,460.51
		Phase 6	\$3,937.68
		Phase 7	\$2,953.26
		Phase 8	\$3,494.25
		Tract E	\$335.88
		Tract F	\$656.64
Water Source	Cost of Portable Water Meter and Water Usage		\$500.00
		TOTAL	\$27,955.13

This is a quotation on the services described above, subject to the conditions noted below:

Oil, rust, and aluminum oxide staining may lighten somewhat but remain visually apparent after cleaning; Blown Away cannot be held responsible for removal of these types of stains unless specify stated in the description above.

Gum cannot be removed from painted or coated surfaces without potential damage to the coating. Gum removal on these types of surfaces will only be attempted when written direction is provided by the client or specifically stated in the description.

Blown Away will not assume any responsibility for apparent "Wand Damage" to any painted surface that displays loss of adhesion or chalking; we will document such condition on our "work log" at the job site.

THANK YOU FOR YOUR BUSINESS!
VISIT US AT WWW.BLOWNWAYUSA.COM



QUOTE

BLOWN AWAY, LLC

2730 Shute Street Orlando, FL 32805

P: 407-299-7884 C: 407-840-9453

TO: RIZZETTA & COMPANY
8529 Southpark Circle Ste 330 Orlando, FL 32819
Richard Hernandez
District Manager
E: Rhernandez@rizzetta.com

DATE: Feb-14/2023
EXP. DATE: Mar-14/2023
BY: Alejandra M
AlejandraM@blownawayusa.com

JOB LOCATION:

Heritage Isle at Viera CDD - Legacy Blvd Viera, FL 32940

PAYMENT TERMS:

NET 30

SERVICES	DESCRIPTION	TOTAL
Horizontal Pressure Washing	Pressure wash sidewalks along Judge Fran Jamieson Way to remove mold, mildew, algae, and other environmental contaminates.	\$1,296.00
Water Source	Cost of Portable Water Meter and Water Usage. Cost included in price.	

This is a quotation on the services described above, subject to the conditions noted below:

Oil, rust, and aluminum oxide staining may lighten somewhat but remain visually apparent after cleaning; Blown Away cannot be held responsible for removal of these types of stains unless specify stated in the description above.

Gum cannot be removed from painted or coated surfaces without potential damage to the coating. Gum removal on these types of surfaces will only be attempted when written direction is provided by the client or specifically stated in the description.

Blown Away will not assume any responsibility for apparent "Wand Damage" to any painted surface that displays loss of adhesion or chalking; we will document such condition on our "work log" at the job site.

THANK YOU FOR YOUR BUSINESS!
VISIT US AT WWW.BLOWNAWAYUSA.COM



QUOTE

BLOWN AWAY, LLC

2730 Shute Street Orlando, FL 32805

P: 407-299-7884 C: 407-840-9453

TO: HERITAGE ISLE RESIDENTIAL
c/o Heritage Isle District Association, Inc.
6800 Legacy Blvd Viera, FL 32940
Richard Hernandez
District Manager
E: Rhernandez@rizzetta.com

DATE: Feb-14/2023

EXP. DATE: Mar-14/2023

BY: Alejandra M
AlejandraM@blownawayusa.com

JOB LOCATION:

Heritage Isle at Viera CDD - Legacy Blvd Viera, FL 32940

PAYMENT TERMS:

NET 30

SERVICES	DESCRIPTION	TOTAL
Sidewalks Pressure Washing	Pressure wash sidewalks along Legacy Blvd to remove mold, mildew, algae, and other environmental contaminates.	\$2,532.60
Curbs Pressure Washing	Pressure wash all curbs along Legacy Blvd to remove mold, mildew, algae, and other environmental contaminates.	\$5,413.77
Rust Removal	Rust removal of curbing down Legacy Blvd	\$2,214.00
Water Source	Cost of Portable Water Meter and Water Usage. Cost included in price.	
TOTAL		\$10,160.37

This is a quotation on the services described above, subject to the conditions noted below:

Oil, rust, and aluminum oxide staining may lighten somewhat but remain visually apparent after cleaning; Blown Away cannot be held responsible for removal of these types of stains unless specify stated in the description above.

Gum cannot be removed from painted or coated surfaces without potential damage to the coating. Gum removal on these types of surfaces will only be attempted when written direction is provided by the client or specifically stated in the description.

Blown Away will not assume any responsibility for apparent "Wand Damage" to any painted surface that displays loss of adhesion or chalking; we will document such condition on our "work log" at the job site.

THANK YOU FOR YOUR BUSINESS!
VISIT US AT WWW.BLOWNAWAYUSA.COM



QUOTE

BLOWN AWAY, LLC

2730 Shute Street Orlando, FL 32805

P: 407-299-7884 C: 407-840-9453

TO: RIZZETTA & COMPANY
 8529 Southpark Circle Ste 330 Orlando, FL 32819
Richard Hernandez
 District Manager
 E: Rhernandez@rizzetta.com

DATE: Feb-14/2023
EXP. DATE: Mar-14/2023
BY: Alejandra M
 AlejandraM@blownawayusa.com

JOB LOCATION:

Heritage Isle at Viera CDD - Legacy Blvd Viera, FL 32940

PAYMENT TERMS:

NET 30

SERVICES	DESCRIPTION	AREA	TOTAL
Horizontal Pressure Washing	Pressure wash all sidewalks to remove mold, mildew, algae, and other environmental contaminants. <u>Any benches located throughout the community that are in need of cleaning will be pressure washed. Service is included in the price.</u>	Phase 1	\$4,220.64
		Phase 2	\$3,714.12
		Phase 3	\$3,714.12
		Phase 4	\$3,714.12
		Phase 5	\$2,869.56
		Phase 6	\$4,389.12
		Phase 7	\$3,376.08
		Phase 8	\$4,220.64
		Tract E	\$726.84
		Tract F	\$1,013.04
Water Source	Cost of Portable Water Meter and Water Usage		\$500.00
		TOTAL	\$32,458.28

This is a quotation on the services described above, subject to the conditions noted below:

Oil, rust, and aluminum oxide staining may lighten somewhat but remain visually apparent after cleaning; Blown Away cannot be held responsible for removal of these types of stains unless specify stated in the description above.

Gum cannot be removed from painted or coated surfaces without potential damage to the coating. Gum removal on these types of surfaces will only be attempted when written direction is provided by the client or specifically stated in the description.

Blown Away will not assume any responsibility for apparent "Wand Damage" to any painted surface that displays loss of adhesion or chalking; we will document such condition on our "work log" at the job site.

THANK YOU FOR YOUR BUSINESS!
VISIT US AT WWW.BLOWNWAYUSA.COM



Go with the Flow pressure washing LLC

Kenneth and Jessica
Business Number 3212947399
6775 las pamos dr grant fl 32949
3212947399
Gowiththeflowpwfl@gmail.com

INVOICE
INV0013

DATE
03/01/2023

BALANCE DUE
USD \$240.00

BILL TO

Heritage Ilse HOA

Richard Hernandez
7300 Legacy Blvd, Melbourne, FL 32940
☎ 3058786347
Rhernandez@rizzetta.com

DESCRIPTION	RATE	QTY	AMOUNT
Spot cleaning for HOA A bid for spot cleaning in heritage for a minimum of 2 hrs per request. @\$120 per hr	\$120.00	2 Per hour	\$240.00

Payment Info

TOTAL \$240.00

BY CHECK

Go with the Flow pressure washing LLC

BALANCE DUE **USD \$240.00**

ESTIMATE

Green Team
Maintenance LLC
5525 Embassy St
Belle Isle, FL 32809
(407)920-1217

Green Team Maintenance

MAINTENANCE PROFESSIONALS + EXTERIOR PAINTING + SITE DEVELOPMENT

**Job #15-1557 - Heritage Isle Maintenance Contract -
Brevard County**

Estimate #	879
Date	3/28/2023

Item	Description	Monthly Amount
1002 * Yearly Maintenance Contract	<p>Scope of Work: 24 Hrs a Week</p> <ul style="list-style-type: none"> - Pressure wash all sidewalks, curbs and surfaces as directed by the CDD management - Dispose of all Dog Stations Garbage - Inspect and address any liability issues that may affect the CDD in a timely manner (I.e. trip hazards, loose pieces of debris) - Pick up garbage around grounds/pond banks/parks - Coordinate with CDD Management to create specialized schedule of Pressure washing services to broadcast to community in advance. 	\$3,432.00

Material, labor and equipment included in total cost.

Sub Total	\$3,432.00
Total	\$3,432.00

SPECIAL INSTRUCTIONS

Trained Employees

We take pride in providing high-quality maintenance services to our clients, and we have a team of well-trained professionals who are experienced in a variety of maintenance tasks.

Our maintenance professionals are skilled in the latest techniques and technologies in the industry, and we invest in their ongoing training to ensure they stay up-to-date with the latest best practices. They are equipped with the necessary tools and equipment to perform their work efficiently and effectively.

We understand that the success of your facility depends on the smooth operation of its systems and equipment. Our team is committed to providing timely and reliable maintenance services to minimize any downtime and ensure the safety and comfort of your staff and visitors.

Excluded Services

Unless authorized in writing by the Customer, Green Team is not obligated to perform any of the following tasks:

- Safety tests or installations that require an additional building permit, whether they are recommended or mandated by government authorities
- Repair of water lines.
- Electrical repairs.
- If the Customer authorizes any of these services in writing, and if the Service Company agrees to perform them, an additional reasonable charge may be applied for the service.

TERMS & CONDITIONS

I. GENERAL CONDITIONS to this Contract, are as follows:

1. **Starting Schedule:**

a. **Commencement:** Contractor shall commence Maintenance within ten days of issuance of all documents required for the performance of the Scope of Work ("Commencement").

Completion: Contractor shall make a good-faith effort to complete the Scope of Work within 45 days of Commencement ("Construction Period"); however, Owner accepts deviation from the Commencement Period

2. (a) The services required of the Service Company under this Contract, shall be performed during the regular working hours of its regular working days, consisting of 8:00 am to 5:00 pm or the hours required by the Customer, except Federally recognized holidays.

(b) If the Customer requests that the Service Company perform any of its services at times other than during its regular working hours, then for the services performed outside the regular working hours ("emergency calls"), the Customer shall be charged a minimum of 8 hours per emergency call adjusted periodically to compensate for changes in the cost of labor.

3. **Change Orders*:** Should Owner, design professional, Project Exclusion, Assumption, unforeseen condition, code, or public agency mandate any modification of, or addition to the Scope of Work, such determination to be construed at the sole discretion of Contractor, all costs to perform the additional work shall be added to the Contract Sum as a change order ("Change Order"). Change Orders shall be reduced to writing; whereas, Contractor reserves the right to withhold further performance of the Scope of Work until each/all Change Orders are executed.

While Contractor shall exercise due diligence to identify all conditions affecting the Scope of Work before Contract execution, certain unknown/unforeseen circumstances are inherent to construction; whereas, Owner accepts such risks of the construction process.

4. **Owner's Obligations:**

a. **Access:** Owner shall (i) remove its personal property/furnishings from all work areas, and (ii) provide Contractor reasonable and adequate access to perform the Scope of Work. Contractor shall not be held liable for damage to the Owner's personal property/furnishings that are not removed from the work areas as set forth above.

b. **Requests for Information:** Owner shall reply to Contractor's request(s) for information and/or product selection(s) within FIVE business days of delivery of Contractor's request ("RFI"). In the event Owner fails to respond to Contractor's RFI's as set forth above, Contractor shall have the option of (i) suspending further performance on the job, or (ii) performing the selection in the Owner's place.

5. **Contractor's Obligations:**

a. **Insurance:** Contractor and its vendors shall maintain general liability insurance, comply with the workers' compensation laws of this state, and furnish evidence thereof upon request.

b. **Waivers:** Contractor shall provide conditional lien waivers in exchange for payment disbursements and a Contractor's final payment affidavit upon request.

6. **Safety / Owner's Access to Jobsite:**

a. To comply with OSHA safety regulations, Owner and its agents agree to (i) coordinate all work area visits through the Contractor, and (ii) wear personal protective equipment as required by the Contractor.

b. To maintain Project hierarchy, management, and certain confidentiality, Owner agrees to direct all communications to Contractor's designated representative only and shall refrain from communicating to Contractor's employees, project vendors, building inspectors, and other job site personnel.

7. **Remedies:**

a. **Punch Items:** Owner shall provide Contractor detailed, specific written notice of any alleged punch item/defective work within ten (10) days of Contractor's notification the Scope of Work is complete ("Punch Item"); whereas, Contractor shall resolve the Punch Item within FIVE business days of Delivery of the same. Owner and Contractor mutually agree to the decisions and actions to determine punch items being final, and binding, and (ii) **UNDER NO CIRCUMSTANCES SHALL OWNER WITHHOLD PAYMENT(S) DUE TO CONTRACTOR**

b. **Owner's Default In Payment:** In the event of Owner's delay or default in payment, Contractor shall have the right to (i) cease work and remain idle, (ii) place a stop work order on all permits, (iii) remove all stored materials, (iv) secure the project to prevent theft/unauthorized work; whereas, Owner agrees that: (iv) any delinquent Progress Payment shall be subject to a 1.5% per month late fee, and (v) all attorney's fees, expenses, and other costs incurred by Contractor pursuant to Owner's delay or default in payment shall be borne by Owner (including, but not limited to, damages incident to unpaid Project vendors).

c. **Jury Waiver:** Any dispute arising out of this Contract shall be settled by civil bench trial in the county of Contract execution; whereas, all parties waive the right to trial by jury.

d. **Waiver of Incidental / Consequential Damages:** Except for Contractor's remedies outlined, Owner and Contractor waive all incidental and consequential damages arising out of or relating to this Contract (for purposes of example only: damages for delay, loss of rent, and the like).

8. **Warranty / Disclaimers:**

a. **Warranty:**

i. **Workmanship:** Contractor shall provide a 2-year warranty against defective workmanship (commencing at the date of Completion).

ii. **Materials & Equipment:** Contractor neither provides nor makes and warranty for materials, equipment, or furnishings; whereas, any and all manufacturer's warranties for the same shall be provided to the Owner.

9. **Force Majeure:** The Contractor shall not be responsible for any delays or damage caused by the Owner or Owner's agent, acts of God, earth settlement, or other causes beyond the reasonable control of the Contractor.

10. **Miscellaneous:**

a. **Severability:** If any term or provision of this Contract is illegal, invalid or unenforceable for any reason whatsoever, such term shall be revised by the minimum amount to render such term or provision to be legal, valid and enforceable. If no such revision is possible, then such term or provision shall be deemed stricken, and shall not affect the validity of the remainder of the Contract.

b. **Amendment:** Handwritten changes to this Contract that are mutually agreed to by as evidenced by dated signatures by Owner and Contractor shall control.

c. **Survival / Assignment:** This Contract is binding on both parties and shall inure to the benefit of their respective heirs, representatives, successors, and permitted assigns. This Contract shall not be assigned without the written consent of both parties.

d. **Notices/Delivery:** Any written notice required or contemplated under this Contract may be delivered by hand service, U.S. Mail - Return Receipt Requested, a commercial courier with proof of delivery, or electronic service (text / email) effective upon recipient's confirmation of delivery ("Delivery"). Delivery by or electronic service (text / email) is deemed confirmed when provided to the recipient's known address for receiving email or text.

*In the event of Owner's delay or default in payment, Contractor shall have the right to (i) cease work and remain idle, (ii) place a stop-work order on all permits, (iii) remove all stored materials, (iv) secure the project to prevent theft/unauthorized work; whereas, Owner agrees that: (iv) any delinquent Progress Payment shall be subject to a 1.5% per month late fee, and (v) all attorney's fees, expenses, and other costs incurred by Contractor pursuant

to Owner's delay or default in payment shall be borne by Owner (including, but not limited to, damages incident to unpaid Project vendors).

FLORIDA HOMEOWNERS' CONSTRUCTION RECOVERY FUND

PAYMENT, UP TO A LIMITED AMOUNT, MAY BE AVAILABLE FROM THE HOMEOWNERS' CONSTRUCTION RECOVERY FUND IF YOU LOSE MONEY ON A PROJECT PERFORMED UNDER CONTRACT, WHERE THE LOSS RESULTS FROM SPECIFIC VIOLATIONS OF FLORIDA LAW BY A LICENSED CONTRACTOR. FOR INFORMATION ABOUT THE RECOVERY FUND AND FILING A CLAIM, CONTACT THE FLORIDA CONSTRUCTION INDUSTRY AND LICENSING BOARD AT THE TELEPHONE NUMBER AND ADDRESS: 2601 BLAIR STONE ROAD, TALLAHASSEE, FLORIDA - 32399-1027 - TELEPHONE: 850-487-1395 - WEBSITE: WWW.MYFLORIDALICENSE.COM

ACCORDING TO FLORIDA'S CONSTRUCTION LIEN LAW (SECTIONS 713.001-713.37, FLORIDA STATUTES), THOSE WHO WORK ON YOUR PROPERTY OR PROVIDE MATERIALS AND SERVICES AND ARE NOT PAID IN FULL HAVE A RIGHT TO ENFORCE THEIR CLAIM FOR PAYMENT AGAINST YOUR PROPERTY. THIS CLAIM IS KNOWN AS A CONSTRUCTION LIEN. IF YOUR CONTRACTOR OR A SUBCONTRACTOR FAILS TO PAY SUBCONTRACTORS, SUB-SUBCONTRACTORS, OR MATERIAL SUPPLIERS, THOSE PEOPLE WHO ARE OWED MONEY MAY LOOK TO YOUR PROPERTY FOR PAYMENT, EVEN IF YOU HAVE ALREADY PAID YOUR CONTRACTOR IN FULL. IF YOU FAIL TO PAY YOUR CONTRACTOR, YOUR CONTRACTOR MAY ALSO HAVE A LIEN ON YOUR PROPERTY. THIS MEANS IF A LIEN IS FILED YOUR PROPERTY COULD BE SOLD AGAINST YOUR WILL TO PAY FOR LABOR, MATERIALS, OR OTHER SERVICES THAT YOUR CONTRACTOR OR A SUBCONTRACTOR MAY HAVE FAILED TO PAY. TO PROTECT YOURSELF, YOU SHOULD STIPULATE IN THIS CONTRACT THAT BEFORE ANY PAYMENT IS MADE, YOUR CONTRACTOR IS REQUIRED TO PROVIDE YOU WITH A WRITTEN RELEASE OF LIEN FROM ANY PERSON OR COMPANY THAT HAS PROVIDED TO YOU A "NOTICE TO OWNER." FLORIDA'S CONSTRUCTION LIEN LAW IS COMPLEX, AND IT IS RECOMMENDED THAT YOU CONSULT AN ATTORNEY.

*In the event of Owner's delay or default in payment, Contractor shall have the right to (i) cease work and remain idle, (ii) place a stop-work order on all permits, (iii) remove all stored materials, (iv) secure the project to prevent theft/unauthorized work; whereas, Owner agrees that: (iv) any delinquent Progress Payment shall be subject to a 1.5% per month late fee, and (v) all attorney's fees, expenses, and other costs incurred by Contractor pursuant to Owner's delay or default in payment shall be borne by Owner (including, but not limited to, damages incident to unpaid Project vendors).

**Thank you for your business!
Green Team Maintenance LLC!**

Proposal for Extra Work at Heritage Isle at Viera CDD

Property Name	Heritage Isle at Viera CDD	Contact	Richard Hernandez
Property Address	6800 Legacy Blvd. Melbourne, FL 32940	To	Heritage Isle at Viera CDD
		Billing Address	c/o Rizzetta & Company 3434 Colwell Ave Ste 200 Tampa, FL 33614
Project Name	Mulch for CDD		
Project Description	Replace mulch on all CDD property		

Scope of Work

QTY	UoM/Size	Material/Description	Unit Price	Total
780.00	CUBIC YARD	Mini Pine Bark Mulch - Blown-In/Installed - CY - CUBIC YARD Subcontracted Mulch	\$50.67	\$39,520.03

For internal use only

SO# 8047052
JOB# 460400254
Service Line 160

Total Price \$39,520.03

THIS IS NOT AN INVOICE

This proposal is valid for thirty (30) days unless otherwise approved by Contractor's Senior Vice President
4777 Old Winter Garden Road, Orlando, FL 32811 ph. (407) 292-9600 fax (407) 291-4966

TERMS & CONDITIONS

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

15. **Cancellation:** Notice of Cancellation of work must be received in writing before the crew is dispatched to their location or Customer will be liable for a minimum travel charge of \$150.00 and billed to Customer.

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

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

Acceptance of this Contract

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

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

Customer

	Property Manager
Signature _____	Title _____
Richard Hernandez	March 01, 2023
Printed Name _____	Date _____

BrightView Landscape Services, Inc. "Contractor"

	Account Manager
Signature _____	Title _____
Randy Preston	March 01, 2023
Printed Name _____	Date _____

Job #:	460400254		
SO #:	8047052	Proposed Price:	\$39,520.03

Exclusions And Qualifications

Personnel/ Working Hours

- This Proposal is based upon personnel working normal daytime hours, 8 hour work day, 40 hour work week. Proposal excludes working in an ineffective manner (rain, unsafe working conditions, etc.)
- BrightView is an open shop contractor, non-signatory to any labor agreements.
- This Proposal is based on non-prevailing wage and non-union labor rates.
- This proposal is based on performing the work in one continuous operation and includes one mobilization of equipment, tools and resources to and from site.

Utilities, Traffic Control, and Permitting

- BrightView excludes any permits or applicable fees in this proposal. Permits and fees, if required, are to be supplied and paid for by others including street closure and traffic control plans.
- Permanent or temporary Water meter fees, permits, installation and cost for water not included in proposal.
- BrightView Landscape Maintenance, Inc. is not responsible for underground or overhead utilities or their re-routing.
- BrightView is not responsible for unmarked private utilities.
- A minimum of (48) hour notice prior to mobilization must be provided for proper underground utility marking, etc. in public areas.
- The owner shall be responsible for identifying and marking all underground utilities within in the work site.
- BrightView shall accept no responsibility for damage to any unmarked underground utilities.

Scope of Work/ Project Specifications

- No import or export soils are provided for in this proposal except as noted in the scope of work. All planting spoils to be used on-site.
- Equipment access roads and level crane pads are to be provided at the time of installation and approved by BrightView prior to mobilization.
- Any and all concrete or asphalt cutting, demolition, removal and replacement to be performed by others.
- Hardscape, electrical, surveying, metal work or waterproofing or any other scope not specified in this proposal are excluded.
- No demolition work is provided for in this proposal except as noted in the scope of work.
- BrightView will receive the site clean and free of weeds and construction debris and in finish graded condition (plus or minus 1/10th foot)
- Site is to be readily accessible by smooth bucket skip loader, forklift, and workmen with hand tools, semi-truck and trailer.
- Cutting, patching or penetration of planter walls is excluded. Coring of structures has not been included. All necessary penetrations into existing planters, sealing of these penetrations, etc. to be by others.
- Waterproofing, protection boards, and topping slabs shall be completed, in place and tested by others prior to mobilization.
- Specified plant materials are subject to availability at the time of construction.

Irrigation

- BrightView shall be given sufficient notice to place irrigation sleeves prior to paving, curbing or wall footings being poured.
- No hardscape (asphalt, concrete, etc.) cutting for purposes of installing irrigation piping, wires, etc. is provided in this proposal.
- Irrigation to be taken from provided point of connection. Water meter installation excluded.
- Irrigation to be installed per plan. Any necessary irrigation modifications to be billed at time and materials.
- Power (110v) P.O.C. for irrigation controller will be provided by the others.
- BrightView will warranty the irrigation system, with regards to material and workmanship for (90) days post-installation.

Warranty

- BrightView shall Warranty all shrubs, ground cover and vines for a period of (90) days. Specimen trees for a period of one (1) year.
- Warranty does not extend beyond the natural life cycle of the plant material. (E.G. annual color, perennials, biennials, etc.)

Proposal for Extra Work at Heritage Isle at Viera CDD

Property Name	Heritage Isle at Viera CDD	Contact	Richard Hernandez
Property Address	6800 Legacy Blvd. Melbourne, FL 32940	To	Heritage Isle at Viera CDD
		Billing Address	c/o Rizzetta & Company 3434 Colwell Ave Ste 200 Tampa, FL 33614

Project Name Irrigation Option 2 Heritage Isle off of Legacy Blvd west of Clubhouse

Project Description Irrigation remove and install a new 12" gate valve off of Legacy Blvd Clubhouse side of the roadway.

Scope of Work

This quote is for Option 2 to install a new 12" Gate Valve

Brightview will not be responsible for cutting any roadway's.

QTY	UoM/Size	Material/Description	Unit Price	Total
1.00	EACH	12" MJ Gate Valve	\$6,446.00	\$6,446.00
2.00	EACH	12" MJ Sleeve	\$757.77	\$1,515.54
6.00	EACH	12" MJ Restraints	\$334.19	\$2,005.14
6.00	EACH	12" MJ ACC Set	\$100.00	\$600.00
6.00	EACH	12" Transition Gaskets	\$37.38	\$224.28
15.00	EACH	12" C900 Pipe 15 feet.	\$127.40	\$1,911.00
1.00	EACH	Excavator and Shoring	\$8,866.13	\$8,866.13
120.00	EACH	Labor 3 Techs 40 hours each.	\$65.00	\$7,800.00

For internal use only

SO# 8065993
JOB# 460400254
Service Line 150

Total Price \$29,368.09

THIS IS NOT AN INVOICE

This proposal is valid for thirty (30) days unless otherwise approved by Contractor's Senior Vice President
4777 Old Winter Garden Road, Orlando, FL 32811 ph. (407) 292-9600 fax (407) 291-4966

TERMS & CONDITIONS

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

15. Cancellation: Notice of Cancellation of work must be received in writing before the crew is dispatched to their location or Customer will be liable for a minimum travel charge of \$150.00 and billed to Customer.

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

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

Acceptance of this Contract

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Customer

Property Manager

Signature _____ Title _____

Richard Hernandez
Printed Name

March 15, 2023
Date

BrightView Landscape Services, Inc. "Contractor"

Irrigation Manager

Signature _____ Title _____

Eric Javier Cedeno
Printed Name

March 15, 2023
Date

Job #: 460400254

SO #: 8065993

Proposed Price: \$29,368.09

Proposal for Extra Work at Heritage Isle at Viera CDD

Property Name	Heritage Isle at Viera CDD	Contact	Richard Hernandez
Property Address	6800 Legacy Blvd. Melbourne, FL 32940	To	Heritage Isle at Viera CDD
		Billing Address	c/o Rizzetta & Company 3434 Colwell Ave Ste 200 Tampa, FL 33614

Project Name Heritage Isle at Viera CDD Controller 2 Common Area Blvd

Project Description Install a new Hunter AC2 Pedestal controller with remote

Scope of Work

There is a Subscription fee from Hunter Industries to gain access to the Centralus Central control 120.00 a year or 10.00 a month.

The benefits to having access: If there is a alarm like bad decoders, wiring, module, etc the system will send you a message to alert you and you can respond quickly. If there are any changes you need to make on the controller you can do it on the web, phone, computer, etc.

QTY	UoM/Size	Material/Description	Unit Price	Total
Controller 2 Common Area Blvd			Subtotal	\$8,571.93
1.00	EACH	Hunter ACC2 Decoder Pedestal.	\$5,243.24	\$5,243.24
1.00	EACH	Hunter ACC2 Decoder Expansion Module 75 station.	\$745.45	\$745.45
1.00	EACH	Hunter Wireless Rain Sensor.	\$185.00	\$185.00
1.00	EACH	Powerset Package (Grounding for Controller)	\$1,098.24	\$1,098.24
1.00	EACH	In line fuses for surge protection No Charge.	\$0.00	\$0.00
20.00	EACH	Labor to install controller and grounding two techs.	\$65.00	\$1,300.00

For internal use only

SO# 8020624
JOB# 460400254
Service Line 150

Total Price \$8,571.93

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4777 Old Winter Garden Road, Orlando, FL 32811 ph. (407) 292-9600 fax (407) 291-4966

TERMS & CONDITIONS

1. The Contractor shall recognize and perform in accordance with written terms, written specifications and drawings only contained or referred to herein. All materials shall conform to bid specifications.
2. **Work Force:** Contractor shall designate a qualified representative with experience in landscape maintenance/construction upgrades or when applicable in tree management. The workforce shall be competent and qualified, and shall be legally authorized to work in the U.S.
3. **License and Permits:** Contractor shall maintain a Landscape Contractor's license, if required by State or local law, and will comply with all other license requirements of the City, State and Federal Governments, as well as all other requirements of law. Unless otherwise agreed upon by the parties or prohibited by law, Customer shall be required to obtain all necessary and required permits to allow the commencement of the Services on the property.
4. **Taxes:** Contractor agrees to pay all applicable taxes, including sales or General Excise Tax (GET), where applicable.
5. **Insurance:** Contractor agrees to provide General Liability Insurance, Automotive Liability Insurance, Worker's Compensation Insurance, and any other insurance required by law or Customer, as specified in writing prior to commencement of work. If not specified, Contractor will furnish insurance with \$1,000,000 limit of liability.
6. **Liability:** Contractor shall not be liable for any damage that occurs from Acts of God defined as extreme weather conditions, fire, earthquake, etc. and rules, regulations or restrictions imposed by any government or governmental agency, national or regional emergency, epidemic, pandemic, health related outbreak or other medical events not caused by one or other delays or failure of performance beyond the commercially reasonable control of either party. Under these circumstances, Contractor shall have the right to renegotiate the terms and prices of this Contract within sixty (60) days.
7. Any illegal trespass, claims and/or damages resulting from work requested that is not on property owned by Customer or not under Customer management and control shall be the sole responsibility of the Customer.
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13. **Assignment:** The Customer and the Contractor respectively, bind themselves, their partners, successors, assignees and legal representative to the other party with respect to all covenants of this Agreement. Neither the Customer nor the Contractor shall assign or transfer any interest in this Agreement without the written consent of the other provided, however, that consent shall not be required to assign this Agreement to any company which controls, is controlled by, or is under common control with Contractor or in connection with assignment to an affiliate or pursuant to a merger, sale of all or substantially all of its assets or equity securities, consolidation, change of control or corporate reorganization.
14. **Disclaimer:** This proposal was estimated and priced based upon a site visit and visual inspection from ground level using ordinary means, at or about the time this proposal was prepared. The price quoted in this proposal for the work described, is the result of that ground level visual inspection and therefore our company will not be liable for any additional costs or damages for additional work not described herein, or liable for any incidents/accidents resulting from conditions, that were not ascertainable by said ground level visual inspection by ordinary means at the time said inspection was performed. Contractor cannot be held responsible for unknown or otherwise hidden defects. Any corrective work proposed herein cannot guarantee exact results. Professional engineering, architectural, and/or landscape design services ("Design Services") are not included in this Agreement and shall not be provided by the Contractor. Any design defects in the Contract Documents are the sole responsibility of the Customer. If the Customer must engage a licensed engineer, architect and/or landscape design professional, any costs concerning these Design Services are to be paid by the Customer directly to the designer involved.

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16. **Tree & Stump Removal:** Trees removed will be cut as close to the ground as possible based on conditions to or next to the bottom of the tree trunk. Additional charges will be levied for unseen hazards such as, but not limited to concrete brick filled trunks, metal rods, etc. If requested mechanical grinding of visible tree stump will be done to a defined width and depth below ground level at an additional charge to the Customer. Defined backfill and landscape material may be specified. Customer shall be responsible for contacting the appropriate underground utility locator company to locate and mark underground utility lines prior to start of work. Contractor is not responsible damage done to underground utilities such as but not limited to, cables, wires, pipes, and irrigation parts. Contractor will repair damaged irrigation lines at the Customer's expense.
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Customer

	District Manager
Signature _____	Title
Richard Hernandez	March 20, 2023
Printed Name	Date

BrightView Landscape Services, Inc. "Contractor"
Irrigation Manager

	March 20, 2023
Signature _____	Title
Eric Javier Cedeno	March 20, 2023
Printed Name	Date

Job #:	460400254		
SO #:	8020624	Proposed Price:	\$8,571.93

Proposal for Extra Work at Heritage Isle at Viera CDD

Property Name	Heritage Isle at Viera CDD	Contact	Richard Hernandez
Property Address	6800 Legacy Blvd. Melbourne, FL 32940	To Billing Address	Heritage Isle at Viera CDD c/o Rizzetta & Company 3434 Colwell Ave Ste 200 Tampa, FL 33614

Project Name Irrigation Heritage Isle CDD
Project Description Replace 4-station decoder, Controller 30, Zones 56, 57, 58

Scope of Work

QTY	UoM/Size	Material/Description	Unit Price	Total
1.00	EACH	Replace 4-station Decoder, Controller 3, Zones 56,57,58	\$842.18	\$842.18

For internal use only

SO# 8073034
JOB# 460400254
Service Line 150

Total Price \$842.18

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4777 Old Winter Garden Road, Orlando, FL 32811 ph. (407) 292-9600 fax (407) 291-4966

TERMS & CONDITIONS

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- Liability:** Contractor shall not be liable for any damage that occurs from Acts of God defined as extreme weather conditions, fire, earthquake, etc. and rules, regulations or restrictions imposed by any government or governmental agency, national or regional emergency, epidemic, pandemic, health related outbreak or other medical events not caused by one or other delays or failure of performance beyond the commercially reasonable control of either party. Under these circumstances, Contractor shall have the right to renegotiate the terms and prices of this Contract within sixty (60) days.
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Customer

Property Manager

Signature _____ Title _____

Richard Hernandez
Printed Name

March 24, 2023
Date

BrightView Landscape Services, Inc. "Contractor"

Irrigation Manager

Signature _____ Title _____

Eric Javier Cedeno
Printed Name

March 24, 2023
Date

Job #: 460400254

SO #: 8073034

Proposed Price: \$842.18

Proposal for Extra Work at Heritage Isle at Viera CDD

Property Name	Heritage Isle at Viera CDD	Contact	Richard Hernandez
Property Address	6800 Legacy Blvd. Melbourne, FL 32940	To	Heritage Isle at Viera CDD
		Billing Address	c/o Rizzetta & Company 3434 Colwell Ave Ste 200 Tampa, FL 33614

Project Name North entrance, Behing 6308 Van Ness dr. sod replacement
 Project Description Remove and Replace sod behind 6308 Van Ness DR Item 42

Scope of Work

QTY	UoM/Size	Material/Description	Unit Price	Total
940.00	SQUARE FEET	St Augustine - Floratam Turf Installed	\$1.52	\$1,427.67
1.00	UNIT	Dump Fees/Green Waste Material/Labor	\$221.69	\$221.69
1.00	DAY	Sod Cutter - Daily Equipment Rate	\$179.63	\$179.63

For internal use only

SO# 8014547
JOB# 460400254
Service Line 130

Total Price \$1,828.99

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 4777 Old Winter Garden Road, Orlando, FL 32811 ph. (407) 292-9600 fax (407) 291-4966

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Customer

	District Manager
Signature _____	Title _____
Richard Hernandez	January 12, 2023
Printed Name _____	Date _____

BrightView Landscape Services, Inc. "Contractor"

	Branch Manager
Signature _____	Title _____
Omar Alexis Lopez Rivera	January 12, 2023
Printed Name _____	Date _____

Job #:	460400254		
SO #:	8014547	Proposed Price:	\$1,828.99

Exclusions And Qualifications

Personnel/ Working Hours

- This Proposal is based upon personnel working normal daytime hours, 8 hour work day, 40 hour work week. Proposal excludes working in an ineffective manner (rain, unsafe working conditions, etc.)
- BrightView is an open shop contractor, non-signatory to any labor agreements.
- This Proposal is based on non-prevailing wage and non-union labor rates.
- This proposal is based on performing the work in one continuous operation and includes one mobilization of equipment, tools and resources to and from site.

Utilities, Traffic Control, and Permitting

- BrightView excludes any permits or applicable fees in this proposal. Permits and fees, if required, are to be supplied and paid for by others including street closure and traffic control plans.
- Permanent or temporary Water meter fees, permits, installation and cost for water not included in proposal.
- BrightView Landscape Maintenance, Inc. is not responsible for underground or overhead utilities or their re-routing.
- BrightView is not responsible for unmarked private utilities.
- A minimum of (48) hour notice prior to mobilization must be provided for proper underground utility marking, etc. in public areas.
- The owner shall be responsible for identifying and marking all underground utilities within in the work site.
- BrightView shall accept no responsibility for damage to any unmarked underground utilities.

Scope of Work/ Project Specifications

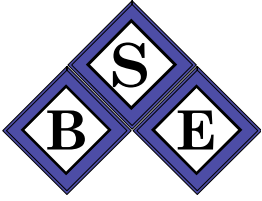
- No import or export soils are provided for in this proposal except as noted in the scope of work. All planting spoils to be used on-site.
- Equipment access roads and level crane pads are to be provided at the time of installation and approved by BrightView prior to mobilization.
- Any and all concrete or asphalt cutting, demolition, removal and replacement to be performed by others.
- Hardscape, electrical, surveying, metal work or waterproofing or any other scope not specified in this proposal are excluded.
- No demolition work is provided for in this proposal except as noted in the scope of work.
- BrightView will receive the site clean and free of weeds and construction debris and in finish graded condition (plus or minus 1/10th foot)
- Site is to be readily accessible by smooth bucket skip loader, forklift, and workmen with hand tools, semi-truck and trailer.
- Cutting, patching or penetration of planter walls is excluded. Coring of structures has not been included. All necessary penetrations into existing planters, sealing of these penetrations, etc. to be by others.
- Waterproofing, protection boards, and topping slabs shall be completed, in place and tested by others prior to mobilization.
- Specified plant materials are subject to availability at the time of construction.

Irrigation

- BrightView shall be given sufficient notice to place irrigation sleeves prior to paving, curbing or wall footings being poured.
- No hardscape (asphalt, concrete, etc.) cutting for purposes of installing irrigation piping, wires, etc. is provided in this proposal.
- Irrigation to be taken from provided point of connection. Water meter installation excluded.
- Irrigation to be installed per plan. Any necessary irrigation modifications to be billed at time and materials.
- Power (110v) P.O.C. for irrigation controller will be provided by the others.
- BrightView will warranty the irrigation system, with regards to material and workmanship for (90) days post-installation.

Warranty

- BrightView shall Warranty all shrubs, ground cover and vines for a period of (90) days. Specimen trees for a period of one (1) year.
- Warranty does not extend beyond the natural life cycle of the plant material. (E.G. annual color, perennials, biennials, etc.)



B.S.E. CONSULTANTS, INC.

Consulting ~ Engineering ~ Land Surveying

Scott M. Glaubitz, P.E., P.L.S.
President

Hassan Kamal, P.E.
Vice President

Memorandum:

DATE: Revised March 6, 2023 (December 20, 2022)
TO: Heritage Isle, CDD
FROM: Ana Saunders, PE
Re: *Heritage Isle, CDD – North and South Irrigation Systems*
BSE File #10624.03

The purpose of this memo is to provide the background information used to “separate” the CDD’s master irrigation into north and south systems. The master irrigation system is comprised of two (2) pumping stations and associated interconnected mainline piping and valves. Currently, when one pump runs it causes adverse effects (negative pressures) on the idle pump. To maintain optimal efficiency and performance of the irrigation system, it will be separated (by a gate valve) into north and south service areas. This method of separation will significantly reduce the adverse effects mentioned above while allowing either pump, with the opening of a gate valve, to service either area in the event one of the pumps is down for maintenance.

Separation of the master irrigation system is proposed as follows:



North (N)

- Pump located between Quint and Balboa Drives on the east side of Legacy Blvd.
- Associated mainline piping, valves and appurtenances located approximately from LeConte/Legacy and south Funston/Legacy to the northern CDD limits (near Judge Fran Jamieson Way).

South (S)

- Pump located west of the clubhouse, west of Legacy Blvd.
- Associated mainline piping, valves and appurtenances located approximately from LeConte/Legacy and south Funston/Legacy to the southern CDD limits (near Wickham Rd) including the clubhouse, associated amenities and condominiums.

Separation Option #1

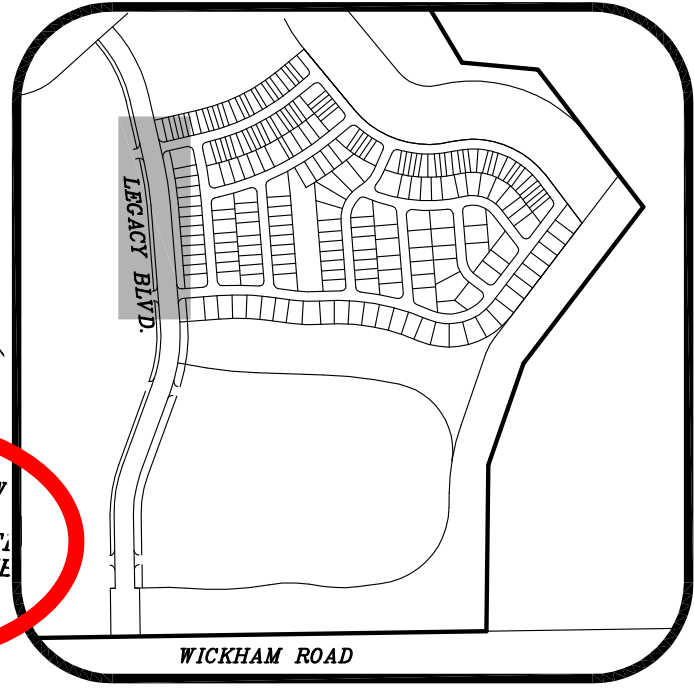
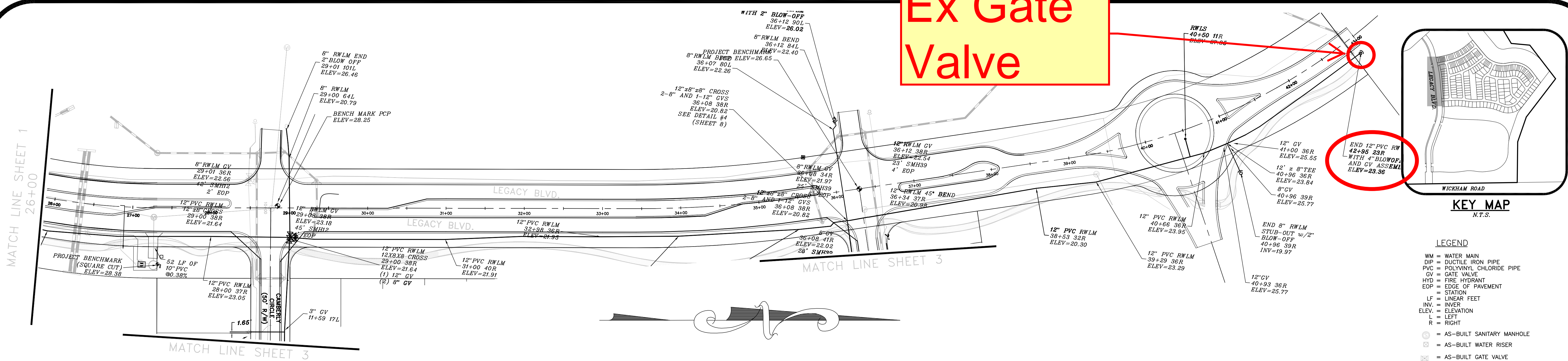
The attached reuse as-built drawing identifies the gate valve location that would serve as the separation point between the north and south irrigation systems (approximately Sta 42+95 along Legacy Blvd, just north of the traffic circle). Provided the gate valve is functional, closing this valve appears to be the most cost effective and quickest solution.

Separation Option #2

In the event the gate valve identified in option #1 above is inoperable, another option would be to cut-in and install a new 12-inch gate valve along the reuse main. This new gate valve can be located a few feet north or south of the existing gate valve in such a way as to minimize disturbance to any landscaping or sidewalk provided its location is north of the southern irrigation pump station connection.

DRAFT

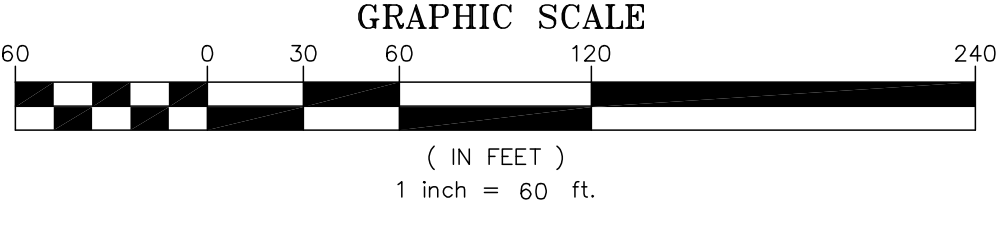
Ex Gate Valve



KEY MAP
N.T.S.

LEGEND

- WM = WATER MAIN
- DIP = DUCTILE IRON PIPE
- PVC = POLYVINYL CHLORIDE PIPE
- GV = GATE VALVE
- HYD = FIRE HYDRANT
- EOP = EDGE OF PAVEMENT
- STATION
- LF = LINEAR FEET
- INV. = INVERT
- ELEV. = ELEVATION
- L = LEFT
- R = RIGHT
- AS-BUILT SANITARY MANHOLE
- AS-BUILT WATER RISER
- AS-BUILT GATE VALVE
- AS-BUILT FIRE HYDRANT
- AS-BUILT BLOW OFF
- AS-BUILT DRAINAGE STRUCTURE
- AS-BUILT MITERED END SECTION
- AS-BUILT CURB INLET
- AS-BUILT SANITARY SEWER LINE
- AS-BUILT SINGLE SANITARY
- AS-BUILT WATER LINE
- AS-BUILT SINGLE WATER
- AS-BUILT DOUBLE WATER
- AS-BUILT REUSE WATER LINE
- AS-BUILT SINGLE REUSE WATER
- AS-BUILT DOUBLE REUSE WATER
- AS-BUILT SANITARY FORCE MAIN LINE
- AS-BUILT DRAINAGE PIPE



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REVISIONS	DATE	BY	CHKD
DESIGN	HAK	DATE	1/10/03
DRAWN	EFC	DATE	6/11/04
CHECKED	DATE		

HERITAGE ISLE P.U.D. - PHASE 1
INFRASTRUCTURE IMPROVEMENT PLANS

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REUSE WATER AS-BUILTS
LEGACY BLVD. STA 26+00 TO 43+00

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