



***STONEBRIER COMMUNITY
DEVELOPMENT DISTRICT***

Agenda Package

***Board of Supervisor
Regular Meeting***

***Date & Time:
Thursday,
April 13, 2023
5:30 PM***

***Heritage Harbor Clubhouse
19502 Heritage Harbor Parkway
Lutz, FL 33558***

Note: The Advanced Meeting Package is a working document and all materials are considered **DRAFTS** prior to presentation and Board acceptance, approval or adoption.



Stonebrier Community Development District

DPFG Management & Consulting, LLC

[X] 250 International Parkway, Suite 208
Lake Mary FL 32746
321-263-0132

Board of Supervisors
Stonebrier Community Development District

Dear Board Members:

The Regular Meeting of the Board of Supervisors of the Stonebrier CDD is scheduled for **Thursday, April 13, 2023, at 5:30 P.M. at Heritage Harbor Clubhouse, 19502 Heritage Harbor Parkway, Lutz, FL 33558.**

The advanced copy of the agenda for the meeting is attached, along with associated documentation for your consideration. Any additional support material will be forwarded to you under separate cover or distributed at the meeting.

Should you have any questions regarding the agenda, please contact me at (321) 263-0132 X-285 or tdobson@dpfgmc.com. We look forward to seeing you at the meeting.

Sincerely,

Tish Dobson

Tish Dobson
District Manager

Enclosure

Cc: District Attorney
District Engineer
District Records

District: **STONEBRIER COMMUNITY DEVELOPMENT DISTRICT**

Date of Meeting: Thursday, April 13, 2023

Time: 5:30 PM

Location: Heritage Harbor Clubhouse
19502 Heritage Harbor Parkway
Lutz, FL 33558

Call-in Number: +1 (929) 205-6099

Meeting ID: 913 989 9080

Passcode: 842235

Zoom Link:

<https://vestapropertyservices.zoom.us/j/9139899080?pwd=aFdWVzFxb3Y0L2w4eG9VTnZRakl0UT09>

Revised Agenda

I. Roll Call

II. Audience Comments – (limited to 3 minutes per individual for agenda items)

III. Vendor Reports

A. Steadfast Environmental – Waterway Inspection Report [Exhibit 1](#)

B. Red Tree Report [Exhibit 2](#)

C. Landscape Proposals

1. Consideration of Red Tree Island Renovations [Exhibit 3](#)

a. End Sunlake Blvd at Fontanar St. – 1st Island

b. Sunlake Blvd. & Lutz Lake Fern Rd.

2. Consideration of Red Tree Landscape Renovation – Island at Sunlake Blvd. & Lutz Lake Fern Rd. [Exhibit 4](#)

IV. District Engineer’s Report

V. Consent Agenda

A. Consideration for Approval – The Minutes of the Board of Supervisors Regular Meeting Held March 9, 2023 [Exhibit 5](#)

B. Consideration for Acceptance - The February 2023 Unaudited Financial Report [Exhibit 6](#)

C. Consideration for Acceptance – The Operations and Maintenance Expenditures for February 2023 [Exhibit 7](#)

VI. Business Items

A. Consideration of Palm Tree Lighting Proposal Options [Exhibit 8](#)

1. Blue Wave Lighting

2. Himes Electrical Service, Inc.

3. **Romaner Graphics**

B. **Consideration of Assignment of District Management Services from DPGF to Vesta Agreement** [Exhibit 9](#)

VI. Business Items – continued

C. Review & Discussion of Hillsborough County Landscape Maintenance Agreement

[Exhibit 10](#)

D. Review & Discussion of ROW Permit

[Exhibit 11](#)

E. Discussion of FY 2024 Proposed Budget

[Exhibit 12](#)

VII. Staff Reports

A. District Manager & Field Operations Report

[Exhibit 13](#)

B. District Counsel

VIII. Supervisors’ Requests

IX. Audience Comments – New Business – (limited to 3 minutes per individual for non-agenda items)

X. Action Items

XI. Next Meeting Quorum Check: May 11th, 5:30 PM

Analina Medina	<input type="checkbox"/> IN PERSON	<input type="checkbox"/> REMOTE	<input type="checkbox"/> NO
Emmanuel Ramos	<input type="checkbox"/> IN PERSON	<input type="checkbox"/> REMOTE	<input type="checkbox"/> NO
Hari Joshi	<input type="checkbox"/> IN PERSON	<input type="checkbox"/> REMOTE	<input type="checkbox"/> NO
Michael Kiely	<input type="checkbox"/> IN PERSON	<input type="checkbox"/> REMOTE	<input type="checkbox"/> NO
Kristyn Fada	<input type="checkbox"/> IN PERSON	<input type="checkbox"/> REMOTE	<input type="checkbox"/> NO

XII. Adjournment

EXHIBIT 1



Stonebrier CDD Aquatics

Inspection Date:

4/4/2023 2:46 PM

Prepared by:

Lee Smith

Account Manager

STEADFAST OFFICE:

WWW.STEADFASTENV.COM
813-836-7940

Inspection Report

SITE: DO2

Condition: Excellent Great Good Poor Mixed Condition Improving



Comments:

Water level in pond is low. Surface and subsurface algae are present in minor amounts around the perimeter. Torpedo grass and Babytears are also present along the shoreline. No major issues observed, routine maintenance and monitoring will occur here.

<u>WATER:</u>	<input checked="" type="checkbox"/> Clear	<input type="checkbox"/> Turbid	<input type="checkbox"/> Tannic
<u>ALGAE:</u>	N/A	<input checked="" type="checkbox"/> Subsurface Filamentous Planktonic	<input checked="" type="checkbox"/> Surface Filamentous Cyanobacteria
<u>GRASSES:</u>	N/A	<input checked="" type="checkbox"/> Minimal	<input type="checkbox"/> Moderate Substantial
<u>NUISANCE SPECIES OBSERVED:</u>			
<input checked="" type="checkbox"/> Torpedo Grass	<input type="checkbox"/> Pennywort	<input checked="" type="checkbox"/> Babytears	<input type="checkbox"/> Chara
<input type="checkbox"/> Hydrilla	<input type="checkbox"/> Slender Spikerush	<input type="checkbox"/> Ocher	

SITE: UZ

Condition: Excellent Great Good Poor Mixed Condition Improving



Comments:

Pond is still recovering from previous algae infestation. Algae is still present but is slowly decaying from treatment. The current weather conditions are allowing for this algae to continuously return, but we should see great improvements once rain events become more common. Water level in pond is low. Small amounts of progress are being made each month.

<u>WATER:</u>	<input checked="" type="checkbox"/> Clear	<input type="checkbox"/> Turbid	<input type="checkbox"/> Tannic
<u>ALGAE:</u>	N/A	<input checked="" type="checkbox"/> Subsurface Filamentous Planktonic	<input checked="" type="checkbox"/> Surface Filamentous Cyanobacteria
<u>GRASSES:</u>	N/A	<input checked="" type="checkbox"/> Minimal	<input type="checkbox"/> Moderate Substantial
<u>NUISANCE SPECIES OBSERVED:</u>			
<input checked="" type="checkbox"/> Torpedo Grass	<input type="checkbox"/> Pennywort	<input checked="" type="checkbox"/> Babytears	<input type="checkbox"/> Chara
<input type="checkbox"/> Hydrilla	<input type="checkbox"/> Slender Spikerush	<input type="checkbox"/> Ocher	

Inspection Report

SITE: D1

Condition: Excellent Great Good Poor Mixed Condition Improving



Comments:

Water level in pond is low. Perimeter of pond contains a moderate amount of submersed vegetation, all of which appears to be decaying. Duck weed is present in some areas in minor amounts. Torpedo grass and Babytears are present on the shoreline. Technician will target these nuisance species during next maintenance event.

<u>WATER:</u>	<input checked="" type="checkbox"/> Clear	<input type="checkbox"/> Turbid	<input type="checkbox"/> Tannic
<u>ALGAE:</u>	N/A	<input checked="" type="checkbox"/> Subsurface Filamentous Planktonic	<input checked="" type="checkbox"/> Surface Filamentous Cyanobacteria
<u>GRASSES:</u>	N/A	<input checked="" type="checkbox"/> Minimal	<input type="checkbox"/> Moderate Substantial
<u>NUISANCE SPECIES OBSERVED:</u>			
<input checked="" type="checkbox"/> Torpedo Grass	<input type="checkbox"/> Pennywort	<input checked="" type="checkbox"/> Babytears	<input type="checkbox"/> Chara
<input type="checkbox"/> Hydrilla	<input type="checkbox"/> Slender Spikerush	<input type="checkbox"/> Other	

SITE: M

Condition: Excellent Great Good Poor Mixed Condition Improving



Comments:

Water level in pond is low. Southern part of pond contains a significant amount of babytears. Water level is very low in this section. Exposed bank has some vegetation growing on it, but it appears to be decaying. Northern part of Pond also has a significant amount of babytears. Bank is exposed and all shoreline vegetation appears to be decaying. Surface and subsurface algae are present in this northern section in minor amounts.

Routine maintenance and monitoring will occur here.

<u>WATER:</u>	<input checked="" type="checkbox"/> Clear	<input type="checkbox"/> Turbid	<input type="checkbox"/> Tannic
<u>ALGAE:</u>	N/A	<input checked="" type="checkbox"/> Subsurface Filamentous Planktonic	<input checked="" type="checkbox"/> Surface Filamentous Cyanobacteria
<u>GRASSES:</u>	N/A	<input type="checkbox"/> Minimal	<input checked="" type="checkbox"/> Moderate Substantial
<u>NUISANCE SPECIES OBSERVED:</u>			
<input checked="" type="checkbox"/> Torpedo Grass	<input type="checkbox"/> Pennywort	<input checked="" type="checkbox"/> Babytears	<input type="checkbox"/> Chara
<input type="checkbox"/> Hydrilla	<input type="checkbox"/> Slender Spikerush	<input type="checkbox"/> Other	

Inspection Report

SITE: T

Condition: Excellent Great Good Poor Mixed Condition Improving



Comments:

Water level in pond is low. Shoreline is dominated by Babytears, pretty much all the way around the pond. Babytears have been treated recently and are dying. Torpedo grass is also present on the exposed bank in minor amounts and will be targeted by technician during next visit.

WATER:	<input checked="" type="checkbox"/> Clear	<input type="checkbox"/> Turbid	Tannic
ALGAE:	N/A	<input checked="" type="checkbox"/> Subsurface Filamentous	Surface Filamentous
GRASSES:	N/A	<input checked="" type="checkbox"/> Minimal	Moderate
NUISANCE SPECIES OBSERVED:			
<input checked="" type="checkbox"/> Torpedo Grass	Penwort	<input checked="" type="checkbox"/> Babytears	Chara
	Hydrilla	Slender Spikerush	Other:

SITE: W

Condition: Excellent Great Good Poor Mixed Condition Improving



Comments:

Water level in pond is low. One side of pond is exposed and contains significant amount of Babytears as well as Torpedo grass and gulf coast Spikerush. Babytears and Torpedo grass are along the rest of the shoreline in minor amounts. Surface and subsurface algae was also observed throughout. Technician will target these areas during next visit.

WATER:	<input checked="" type="checkbox"/> Clear	<input type="checkbox"/> Turbid	Tannic
ALGAE:	N/A	<input checked="" type="checkbox"/> Subsurface Filamentous	Surface Filamentous
GRASSES:	N/A	<input checked="" type="checkbox"/> Minimal	Moderate
NUISANCE SPECIES OBSERVED:			
<input checked="" type="checkbox"/> Torpedo Grass	Penwort	<input checked="" type="checkbox"/> Babytears	Chara
	Hydrilla	Slender Spikerush	Other:

Inspection Report

SITE: C

Condition: Excellent ✓Great Good Poor Mixed Condition ✓Improving



Comments:

Water level in pond is low. Shoreline contains a significant amount of Babytears. Submersed algae is present in minor amounts throughout. Routine maintenance and monitoring will occur here.

<u>WATER:</u>	<input checked="" type="checkbox"/> Clear	<input type="checkbox"/> Turbid	<input type="checkbox"/> Tannic
<u>ALGAE:</u>	N/A	<input checked="" type="checkbox"/> Subsurface Filamentous Planktonic	<input type="checkbox"/> Surface Filamentous Cyanobacteria
<u>GRASSES:</u>	N/A	<input checked="" type="checkbox"/> Minimal	<input type="checkbox"/> Moderate Substantial
<u>NUISANCE SPECIES OBSERVED:</u>			
Torpedo Grass	Pennywort	<input checked="" type="checkbox"/> Babytears	Chara
Hydrilla	Slender Spikerush	<input type="checkbox"/> Other	

SITE: B3

Condition: Excellent Great ✓Good Poor ✓Mixed Condition Improving



Comments:

Water level in pond is low. Very low. Pond contains a significant amount of grasses including Babytears, Pennywort, Torpedo grass and Spikerush. Surface and subsurface algae present as well. Low water levels are creating two separate water areas in this pond. Technician will focus on targeting these grasses while water is low.

<u>WATER:</u>	<input checked="" type="checkbox"/> Clear	<input type="checkbox"/> Turbid	<input type="checkbox"/> Tannic
<u>ALGAE:</u>	N/A	<input checked="" type="checkbox"/> Subsurface Filamentous Planktonic	<input checked="" type="checkbox"/> Surface Filamentous Cyanobacteria
<u>GRASSES:</u>	N/A	<input type="checkbox"/> Minimal	<input checked="" type="checkbox"/> Moderate Substantial
<u>NUISANCE SPECIES OBSERVED:</u>			
<input checked="" type="checkbox"/> Torpedo Grass	<input checked="" type="checkbox"/> Pennywort	<input checked="" type="checkbox"/> Babytears	Chara
Hydrilla	Slender Spikerush	<input type="checkbox"/> Other	

Inspection Report

SITE: TZ

Condition: Excellent Great Good Poor Mixed Condition Improving



Comments:

Water level in pond is low. Littoral shelf hosts a number of different nuisance species including Torpedo grass, Pennywort, and Babytears. Most of this vegetation is in a state of decay. The rest of pond is in great condition, but consists of minor amounts of algae and shoreline grasses. Routine maintenance and monitoring will occur here.

<u>WATER:</u>	<input checked="" type="checkbox"/> Clear	<input type="checkbox"/> Turbid	<input type="checkbox"/> Tannic
<u>ALGAE:</u>	N/A	<input checked="" type="checkbox"/> Subsurface Filamentous Planktonic	<input checked="" type="checkbox"/> Surface Filamentous Cyanobacteria
<u>GRASSES:</u>	N/A	<input type="checkbox"/> Minimal	<input checked="" type="checkbox"/> Moderate Substantial
<u>NUISANCE SPECIES OBSERVED:</u>			
<input checked="" type="checkbox"/> Torpedo Grass	<input checked="" type="checkbox"/> Pennywort	<input checked="" type="checkbox"/> Babytears	<input type="checkbox"/> Chara
<input type="checkbox"/> Hydrilla	<input type="checkbox"/> Slender Spikerush	<input type="checkbox"/> Ocher	

SITE: F

Condition: Excellent Great Good Poor Mixed Condition Improving



Comments:

Water level in pond is low. Submersed vegetation is present around the perimeter. Babytears are also present on the shoreline. Technician will continue to routinely treat and monitor this pond.

<u>WATER:</u>	<input checked="" type="checkbox"/> Clear	<input type="checkbox"/> Turbid	<input type="checkbox"/> Tannic
<u>ALGAE:</u>	N/A	<input checked="" type="checkbox"/> Subsurface Filamentous Planktonic	<input type="checkbox"/> Surface Filamentous Cyanobacteria
<u>GRASSES:</u>	N/A	<input checked="" type="checkbox"/> Minimal	<input type="checkbox"/> Moderate Substantial
<u>NUISANCE SPECIES OBSERVED:</u>			
<input checked="" type="checkbox"/> Torpedo Grass	<input type="checkbox"/> Pennywort	<input checked="" type="checkbox"/> Babytears	<input type="checkbox"/> Chara
<input type="checkbox"/> Hydrilla	<input type="checkbox"/> Slender Spikerush	<input type="checkbox"/> Ocher	

MANAGEMENT SUMMARY



With the arrival of April, the changing weather has rapidly shifted the conditions affecting the Stonebrier ponds. The series of cold snaps has been broken, and warmer temperatures are now the norm. The lack of significant wind or rain has increased decay times for surface algae once treated. Residents may notice this algae that sticks around longer between treatment events, this is a direct result of the current weather.

The battle against the algae will continue until we see some more frequent rain events. Once the rain returns, water levels will rise and algae will be cleared out much easier. Technicians will continue on with routine treatment and make as much headway as possible. Littoral shelves have been a main focus as well and are being closely monitored and maintained for nuisance vegetation growth.

Most ponds were in great condition on this most recent visit. Nuisance grasses were noted at several sites (such as D1, M, B3) and will continue to be treated accordingly. Due to low water levels, some sections of the beds and banks are exposed. It is here that technicians are trying to make progress on exposed subsurface growth. Algae is the main enemy at this time of year, with lowered water levels and sudden increase in temperature (such as UZ, D1, TZ). This will be the main target moving forward for our technicians, as we move towards the warmer months.

RECOMMENDATIONS

Continue to treat ponds for algae, administer follow-ups to ponds experiencing extended decay times.

Continue to apply treatment to heavily overgrown littoral areas.

Administer treatments to any nuisance grasses growing along shorelines and within water.

Avoid overtreating ponds, to prevent fish kills or toxic blooms.

Stay alert for debris items that find their way to the SRA's shore.

Thank you for choosing Steadfast Environmental!

MAINTENANCE AREA



Stonebrier CDD
Sunlake Blvd, Lutz, FL

Gate Code:



EXHIBIT 2



**STONEBRIER CDD
MARCH 2023
LANDSCAPE SERVICES REPORT**

Tuesday March 14, 2023 – no photos available. All areas mowed, edged, whipped and blown. Detailed median islands and East and West sides of roadway.

Tuesday, March 28th, 2023 - All areas mowed, edged, whipped and blown. Annuals are flushing out nicely. Plant material neatly trimmed.







EXHIBIT 3

PROJECT: ISLAND RENOVATION – End of Sunlake Blvd at Fontanar St. – 1st Island
OWNER: Stonebrier Community Development District
CONTRACTOR: RedTree Landscape Systems

The Contract (defined below) is modified as follows:

- This Change Order is subject to the terms of that "Agreement for the Provision of Landscape and Irrigation Maintenance Services by and between the Stonebrier Community Development District and RedTree Landscape Systems." **Dated: 2-15-2023**
- The scope of services under the Contract is hereby amended to additionally include the Island Renovation services described in the proposal attached hereto as **Exhibit A**, and at a price of **\$6,500.00**. **Exhibit A** shall be incorporated herein only to the extent that it states the scope of services for the additional labor and materials to be provided under this Change Order, and the price thereof, but otherwise no other provisions of **Exhibit A** shall be incorporated herein.
- Except as expressly stated herein, the Contract shall continue in full force and effect according to its terms. To the extent that there is any conflict between this Change Order and the Contract, this Change Order shall control.

(NOT VALID UNTIL SIGNED BY OWNER & CONTRACTOR)

ACCEPTED:
Stonebrier Community Development District
Owner

ACCEPTED:
RedTree Landscape Systems

Kevin Smith, Senior Landscape Designer

BY (Authorized Signature)
DATE

BY (Authorized Signature)
DATE 2-10-2023



End of Sunlake Blvd. at Fontanar St. 1st Island Renovation

- Remove existing plant material, mulch, drip irrigation and haul away (Irrigation to be capped off)
- Install 800 Bales Pine Straw to island
- Includes all labor, material, hauling and dump fees

Total: \$6,500.00

Authorized By:

Date:

PROJECT: ISLAND RENOVATION – Island at Sunlake Blvd & Lutz Lake Fern Rd.
OWNER: Stonebrier Community Development District
CONTRACTOR: RedTree Landscape Systems

The Contract (defined below) is modified as follows:

- This Change Order is subject to the terms of that "Agreement for the Provision of Landscape and Irrigation Maintenance Services by and between the Stonebrier Community Development District and RedTree Landscape Systems." **Dated: 2-15-2023**
- The scope of services under the Contract is hereby amended to additionally include the Island Renovation services described in the proposal attached hereto as **Exhibit A**, and at a price of **\$2,250.00**. **Exhibit A** shall be incorporated herein only to the extent that it states the scope of services for the additional labor and materials to be provided under this Change Order, and the price thereof, but otherwise no other provisions of **Exhibit A** shall be incorporated herein.
- Except as expressly stated herein, the Contract shall continue in full force and effect according to its terms. To the extent that there is any conflict between this Change Order and the Contract, this Change Order shall control.

(NOT VALID UNTIL SIGNED BY OWNER & CONTRACTOR)

ACCEPTED:
Stonebrier Community Development District
Owner

ACCEPTED:
RedTree Landscape Systems

Pete Lucadano

BY (Authorized Signature)
DATE

BY (Authorized Signature)
DATE 2-10-2023



Island at Sunlake Blvd. & Lutz Lake Fern Rd.

- Remove drip line and cap off irrigation
- Strip mulch from bed
- Install 200 Bales Pine Straw to island
- Includes all labor, material, hauling & dump fees

Total Landscape: \$2,250.00

Authorized By:

Date:

EXHIBIT 4

PROJECT: Landscape Renovation – Island at Sunlake Boulevard and Lutz Lake Fern Road
OWNER: Stonebrier Community Development District
CONTRACTOR: RedTree Landscape Systems

The Contract (defined below) is modified as follows:

- This Change Order is subject to the terms of that "Agreement for the Provision of Landscape and Irrigation Maintenance Services by and between the Stonebrier Community Development District and RedTree Landscape Systems." **Dated: 3-29-2023**
- The scope of services under the Contract is hereby amended to additionally include the Landscape Renovation services described in the proposal attached hereto as **Exhibit A**, and at a price of **\$1,620.00**. **Exhibit A** shall be incorporated herein only to the extent that it states the scope of services for the additional labor and materials to be provided under this Change Order, and the price thereof, but otherwise no other provisions of **Exhibit A** shall be incorporated herein.
- Except as expressly stated herein, the Contract shall continue in full force and effect according to its terms. To the extent that there is any conflict between this Change Order and the Contract, this Change Order shall control.

(NOT VALID UNTIL SIGNED BY OWNER & CONTRACTOR)

ACCEPTED:
Stonebrier Community Development District
Owner

ACCEPTED:
RedTree Landscape Systems

John Burkett, Client Care Specialist

BY (Authorized Signature)
DATE

BY (Authorized Signature)
DATE 3-29-2023



The New Standard in Landscape Maintenance

1.888.RED.TREE

www.redtreelandscape.com

5532 Auld Lane, Holiday FL 34690

LANDSCAPE RENOVATION PROPOSAL
Island at Sunlake Boulevard & Lutz Lake Fern Road
FOR
STONEBRIER CDD

Attention: Ms. Tish Dobson – District Manager

March 29, 2023

Scope of work: Landscape Renovation for the island at Sunlake Boulevard and Lutz Lake Fern Road.

- Clean up and remove damaged existing Red Fountain Grass & accident debris.
- Install (50) 3-gallon Red Fountain Grass.
- Install (7) cubic yards of Pine Bark mulch.
- Remove and cap existing drip line.

Total Cost: \$1,620.00

Authorized Signature to Proceed

_____/_____/_____
Date of Authorization

Proposal submitted by John Burkett - Client Care Specialist
jburrkett@redtreelandscape.com / Cell phone: (727) 267-2059

EXHIBIT 5

1 **MINUTES OF MEETING**

2 **STONEBRIER**

3 **COMMUNITY DEVELOPMENT DISTRICT**

4 The Regular Meeting of the Board of Supervisors of the Stonebrier Community Development
5 District was held on Thursday, March 9, 2023 at 5:30 p.m. at the Heritage Harbor Clubhouse, 19502
6 Heritage Harbor Parkway, Lutz, FL.

7 **FIRST ORDER OF BUSINESS – Roll Call**

8 Ms. Dobson called the meeting to order and conducted roll call.

9 Present and constituting a quorum were:

10	Analina Medina (<i>joined in progress</i>)	Board Supervisor, Chairwoman
11	Michael Kiely	Board Supervisor, Vice Chairman
12	Kristyn Fada	Board Supervisor, Assistant Secretary
13	Emmanuel Ramos (<i>via phone</i>)	Board Supervisor, Assistant Secretary
14	Hari Joshi	Board Supervisor, Assistant Secretary

15 Also present were:

16	Tish Dobson	District Manager, DPFM Management & Consulting
17	Ryan Dugan (<i>via phone</i>)	Kutak Rock LLP
18	Greg Woodcock (<i>via phone</i>)	District Engineer, Cardno
19	John Burkett	RedTree Landscaping
20	Lee Smith (<i>via phone</i>)	Steadfast Environmental

21 *The following is a summary of the discussions and actions taken at the March 9, 2023 Stonebrier CDD*
22 *Board of Supervisors Regular Meeting. Audio for this meeting is available upon public records request.*

23 **SECOND ORDER OF BUSINESS – Audience Comments – (limited to 3 minutes per individual for**
24 *agenda items)*

25 There being none, the next item followed.

26 **THIRD ORDER OF BUSINESS – Vendor Reports**

27 A. Exhibit 1: Steadfast Environmental – Waterway Inspection Report

28 Mr. Smith gave a brief overview of his report.

29 1. Exhibit 2: Presentation of Spring Pond Conditions Report

30 B. Exhibit 3: Red Tree Report

31 Mr. Burkett gave a brief overview of his report with questions and comments from the Board.

32 **FOURTH ORDER OF BUSINESS – District Engineer’s Report**

33 Discussion ensued regarding the structures on County Line Road. It was noted that the next
34 rainstorm would determine if the boxes still had debris.

35 Business items B, Consideration of Stantec District Engineering Services Agreement, and B. 1.,
36 Presentation of Announcement of Stantec/Cardno District Engineer Agreement Assignment were
37 briefly explained by the Mr. Woodcock.

38 Business item A, Consideration of 2719 Winglewood Cir. Easement Request, was discussed out of
39 order. Discussion ensued regarding current easement agreements with residents.

40

41 **The Seventh Order of Business – Staff Reports, and the Eight Order of Business –**
42 **Supervisors’ Requests were presented out of order.**

43 **SEVENTH ORDER OF BUSINESS – Staff Reports**

44 A. Exhibit 13: District Manager & Field Operations Report

45 Ms. Dobson gave a brief overview of her report.

46 B. District Counsel

47 Mr. Dugan noted that he is monitoring the legislative session for items that may impact the District.

48 **EIGHTH ORDER OF BUSINESS – Supervisors’ Requests**

49 Ms. Fada discussed the possibility of having a pickleball court added to the community.

50 **Further requests were made after Item. E under the Sixth Order of Business, Business Items.**

51 Ms. Medina noted that the lights at the flagpole were out, and that a few other lights were out as
52 well.

53 Mr. Kiely noted that there is a large ant hill around a light at the roundabout.

54 **This item, originally Item C under the Third Order of Business, Vendor Reports, was presented out**
55 **of order.**

56 A. Landscape Proposals

57

58 1. Exhibit 4: Consideration of Red Tree Island Renovation

59 Discussion ensued regarding the recommended plants, and the subsequent proposals
60 included within Exhibit 4.

61 On a MOTION by Mr. Kiely, SECONDED by Ms. Fada, WITH ALL IN FAVOR, the Board approved the
62 Red Tree North and South Traffic Circle End cap renovation proposal, in the amount of \$3,550.00, the
63 Stonebrier Community Development District.

64 *(Supervisor Medina arrived at 6:42 pm.)*

65 Discussion ensued regarding the ROW Landscape Maintenance Agreement with Hillsborough County
66 and what to do regarding submission of plans to the County.

67 **FIFTH ORDER OF BUSINESS – Consent Agenda**

68 A. Exhibit 5: Consideration for Approval – The Minutes of the Board of Supervisors Regular Meeting
69 Held February 9, 2023

70 B. Exhibit 6: Consideration for Acceptance – The January 2023 Unaudited Financial Report

71 C. Exhibit 7: Consideration for Acceptance – The Operations and Maintenance Expenditures for
72 January 2023

73 On a MOTION by Ms. Medina, SECONDED by Mr. Kiely, WITH ALL IN FAVOR, the Board approved
74 the Consent Agenda as it was presented, for the Stonebrier Community Development District.

75 **SIXTH ORDER OF BUSINESS – Business Items**

76 A. Exhibit 8: Consideration of 2719 Winglewood Cir. Easement Request

77 Discussion ensued regarding the request during the District Engineer’s report.

78 On a MOTION by Ms. Medina, SECONDED by Mr. Kiely, WITH ALL IN FAVOR, the Board approved
79 the execution of the Easement Agreement for 2719 Winglewood Circle, under the contingency that the
80 homeowner can only install sod, low ground cover, or small shrubbery subject to the approval of the
81 Architectural Review Board within the maintenance easement area, for the Stonebrier Community
82 Development District.

83 B. Exhibit 9: Consideration of Stantec District Engineering Services Agreement

84
85 1. Exhibit 10: Presentation of Announcement of Stantec/Cardno District Engineer Agreement
86 Assignment

87 Discussion ensued regarding Stantec adding the CDD as an additional insured on the COI
88 during the District Engineer report.

89 On a MOTION by Mr. Kiely, SECONDED by Ms. Medina, WITH ALL IN FAVOR, the Board approved
90 the Engineer Agreement Assignment contingent upon adding the additional insured language to include
91 Stonebrier CDD in the COI, for the Stonebrier Community Development District.

92 C. Exhibit 11: Consideration & Adoption of **Resolution 2023-03**, No Fishing & Trespass Policy

93 Discussion ensued regarding the maintenance map on page 104 of the agenda package. Mr. Dugan
94 gave a brief overview of the policy, and answered questions regarding the policy.

95 On a MOTION by Ms. Medina, SECONDED by Ms. Fada, WITH ALL IN FAVOR, the Board adopted
96 **Resolution 2023-03**, Fishing & Trespass Policy, for the Stonebrier Community Development District.

97 D. Exhibit 12: Discussion of Conservation Area Maintenance

98 Mr. Dugan gave a brief overview of the conservation area policy and process for voluntary resident-
99 initiated maintenance.

100 On a MOTION by Ms. Medina, SECONDED by Ms. Fada, WITH ALL IN FAVOR, the Board approved
101 the Natural/Conservation Area Maintenance Policy and Agreement as drafted for adoption at a public
102 hearing, for the Stonebrier Community Development District.

103

104 On a MOTION by Ms. Medina, SECONDED by Mr. Kiely, WITH ALL IN FAVOR, the Board approved
105 the publication of the notices for the public hearing for the regular May Board meeting, for the Stonebrier
106 Community Development District.

107 **This item was not originally on the agenda.**

108 E. Consideration of Himes Palm Tree Lighting Proposal for \$9,175.00

109 Discussion ensued and a request to procure additional proposals was made.

110 **NINTH ORDER OF BUSINESS – Audience Comments – New Business – (limited to 3 minutes per**
111 *individual for non-agenda items)*

112 There being none, the next item followed.

113 **TENTH ORDER OF BUSINESS – Action Items**

114 Ms. Dobson stated that the Action Items would be emailed to the Board.

115 **ELEVENTH ORDER OF BUSINESS – Next Meeting Quorum Check: April 13th, 5:30 PM**

116 Four out of five board members indicated that they would be in attendance at the board meeting on
117 April 13th at 5:30 PM. Supervisor Ramos indicated that he may not be in attendance.

118 **TWELFTH ORDER OF BUSINESS – Adjournment**

119 Ms. Dobson asked for final questions, comments, or corrections before requesting a motion to
120 adjourn the meeting. There being none, Mr. Kiely made a motion to adjourn the meeting.

121 On a MOTION by Mr. Kiely, SECONDED by Mr. Joshi, WITH ALL IN FAVOR, the Board adjourned
122 the meeting at 7:58 p.m. for the Stonebrier Community Development District.

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

126 **Meeting minutes were approved at a meeting by vote of the Board of Supervisors at a publicly noticed**
127 **meeting held on April 13, 2023.**

128

Signature

Signature

Printed Name

Printed Name

129 **Title:** **Secretary** **Assistant Secretary**

Title: **Chairman** **Vice Chairman**

EXHIBIT 6

Stonebrier Community Development District

Financial Statements
(Unaudited)

Preliminary

Period Ending
February 28, 2023

Stonebrier CDD
Balance Sheet
February 28, 2023

	<u>GENERAL FUND</u>	<u>CAPITAL RESERVE FUND</u>	<u>DEBT SERVICE FUND 2016</u>	<u>FY2023 TOTAL</u>
<u>ASSETS:</u>				
BU OPERATING	\$ 57,497			57,497
INVESTMENTS:				-
BU MMK	1,403,146			1,403,146
BU MMK 2	105,791			105,791
REVENUE			56,068	56,068
DS RESERVE			222,719	222,719
INTEREST			-	-
SINKING FUND			-	-
PREPAYMENT			964	964
DUE FROM OTHER FUNDS	39,115	171,853	435,946	646,913
DS PYMT IN TRANSIT				-
ASSESSMENTS RECEIVABLE	13,262	5,192	13,063	31,517
PREPAID ITEMS	-			-
ACCOUNTS RECEIVABLE	-			-
DEPOSITS	873			873
TOTAL ASSETS	\$ 1,619,685	\$ 177,045	\$ 728,759	\$ 2,525,489
<u>LIABILITIES</u>				
ACCOUNTS PAYABLE	991	-	-	991
ACCRUED EXPENSES	1,000	-	-	1,000
DUE TO OTHER FUNDS	607,798	39,115	-	646,913
DEFERRED REVENUE	13,262	5,192	13,063	31,517
TOTAL LIABILITIES	623,051	44,307	13,063	680,421
<u>FUND BALANCE:</u>				
COMMITTED				
CAPITAL RESERVES	589,841	-	-	589,841
RESERVED FOR DEBT SERVICE	-	-	-	-
NON SPENDABLE DEPOSITS	873	-	-	873
ASSIGNED				
OPERATING CAPITAL	85,104	-	-	85,104
UNASSIGNED	\$ 320,816	\$ 132,738	\$ 715,696	1,169,249
TOTAL FUND BALANCE	996,634	132,738	715,696	1,845,067
TOTAL LIABILITIES & FUND BALANCE	\$ 1,619,685	\$ 177,045	\$ 728,759	\$ 2,525,489

Stonebrier CDD
General Fund
Statement of Revenue, Expenses and Changes in Fund Balance
For the period from October 1, 2022 through February 28, 2023

	FY 2023 ADOPTED BUDGET	CURRENT MONTH	ACTUAL YEAR-TO-DATE	FY 2023 VARIANCE	% OF BUDGET
1 REVENUE					
2 ASSESSMENT - ON ROLL (NET)	\$ 452,222	\$ 5,750	\$ 438,960	\$ (13,262)	97%
3 INTEREST	-	3,977	12,972	12,972	
4 MISCELLANEOUS	-	-	-	-	
5 FUND BALANCE FORWARD	-	-	-	-	
6 TOTAL REVENUE	452,222	9,727	451,932	(290)	100%
8 EXPENDITURES					
				YTD Expenditures % Target:	42%
9 ADMINISTRATIVE:					
10 SUPERVISOR COMPENSATION	12,000	1,000	4,000	8,000	33%
11 PAYROLL TAXES	918	77	306	612	33%
12 PAYROLL SERVICES	750	52	253	497	34%
13 DISTRICT MANAGEMENT	12,000	1,000	5,000	7,000	42%
14 ADMINISTRATIVE SERVICES	10,000	833	4,167	5,833	42%
15 ACCOUNTING SERVICES	10,000	833	4,167	5,833	42%
16 ASSESSMENT ROLL PREPARATION	5,500	458	2,292	3,208	42%
17 GENERAL MASS MAILING	1,000	-	-	1,000	0%
18 AUDITING	2,700	-	-	2,700	0%
19 MISCELLANEOUS	500	-	225	275	45%
20 REGULATORY AND PERMIT FEES	175	-	175	-	100%
21 LEGAL ADVERTISEMENTS	2,500	61	184	2,316	7%
22 ENGINEERING SERVICES	22,000	-	3,355	18,645	15%
23 LEGAL SERVICES	22,000	2,919	14,502	7,498	66%
24 WEBSITE DEVELOPMENT AND HOSTING	2,015	194	994	1,021	49%
25 EMAIL	720	95	590	130	82%
26 INSURANCE	9,596	-	8,469	1,127	88%
27 MISCELLANEOUS SERVICES	900	-	116	784	13%
28 TOTAL ADMINISTRATIVE	115,274	7,523	48,794	66,480	42%
30 DEBT SERVICE ADMINISTRATION					
31 TRUSTEE FEES (ASSESSED IN SEPT)	3,718	-	4,041	(323)	109%
32 DISSEMINATION AGENT	1,500	-	1,500	-	100%
33 ARBITRAGE (ASSESSED IN SEPT)	650	-	500	150	77%
34 TRUST FUND ACCOUNTING	-	-	-	-	0%
35 TOTAL DEBT SERVICE ADMINISTRATION	5,868	-	6,041	(173)	103%
37 FIELD OPERATIONS:					
38 FIELD OPERATIONS SERVICES (PART-TIME)	10,000	833	4,167	5,833	42%
39 PROPERTY TAXES (Streetlights)	19,000	-	-	19,000	0%
40 ENTRY & WALLS MAINTENANCE	2,500	151	1,024	1,476	41%
41 ELECTRICITY- (IRRIGATION SYSTEM)	7,500	991	3,324	4,177	44%
42 POND & LAKE MAINTENANCE	21,628	1,802	9,012	12,616	42%
43 MITIGATION MAINTENANCE	-	-	-	-	0%
44 LANDSCAPE MAINTENANCE (Inclusive of annual rotation)	213,309	15,117	95,466	117,843	45%
45 LANDSCAPE REPLENISHMENT	12,000	-	1,839	10,161	15%
46 LANDSCAPE IRRIGATION	12,000	933	1,156	10,844	10%
47 MISC REPAIRS & PRESSURE WASHING	7,584	412	1,800	5,784	24%
48 SIGNAGE	250	-	-	250	0%
49 HOLIDAY DECORATIONS	10,750	-	10,750	-	100%
50 CAPITAL PROJECTS (IMPROVEMENTS)	-	-	-	-	0%
51 CONTINGENCY	14,560	100	360	14,200	2%
52 TOTAL FIELD OPERATIONS	331,081	20,339	128,897	202,184	39%
54 RENEWAL & REPLACEMENT RESERVE	-	-	-	-	-
56 TOTAL EXPENDITURES	452,222	27,862	183,732	202,795	41%
58 OTHER FINANCING SOURCES & USES					
59 TRANSFER OF FUND BALANCE TO CAPITAL RESERVE FUND	(595,940)	-	-	(595,940)	
61 EXCESS OF REVENUE OVER (UNDER) EXPENDITURES		(18,135)	268,201	(203,086)	286,336
1 FUND BALANCE - BEGINNING	726,218		728,433		
USE OF FUND BALANCE FORWARD	-		-		
INCREASE OF FUND BALANCE (RENEWAL AND REPLACEMENT)	-		268,201		
2 FUND BALANCE - ENDING-PROJECTED	726,218		996,634		
3 COMMITTED					
NON SPENDABLE DEPOSITS	4,467		873		
CAPITAL RESERVES	-		589,841		
5 ASSIGNED					
2 MONTHS WORKING CAPITAL	75,370		85,104		
UNASSIGNED	50,440		320,816		
8 FUND BALANCE - ENDING	\$ 130,278		\$ 996,634		

**STONEBRIER COMMUNITY DEVELOPMENT DISTRICT
FISCAL YEAR 2022-2023 ADOPTED BUDGET
CAPITAL RESERVE FUND (CRF)**

	FY 2023 ADOPTED	CURRENT MONTH	ACTUAL YEAR-TO-DATE	FY 2023 VARIANCE	% OF BUDGET
1 REVENUES					
2 SPECIAL ASSESSMENTS - ON ROLL (NET)	\$ 177,045	\$ 2,251	\$ 171,853	\$ (5,192)	97%
3 INTEREST	-	-	-	-	
4 TOTAL REVENUES	177,045	2,251	171,853	(5,192)	97%
5					
6 EXPENDITURES					
7 RENEWAL AND REPLACEMENT (RESERVE STUDY)	66,414	-	29,800	36,614	45%
8 CAPITAL IMPROVEMENT PLAN (ANNUAL ENHANCEMENTS)	79,600	-	9,315	70,285	12%
9 TOTAL EXPENDITURES	146,014	-	39,115	106,899	27%
10					
11 EXCESS OF REVENUES OVER (UNDER) EXPENDITURES	31,031	2,251	132,738	101,707	428%
12					
13 OTHER FINANCING SOURCES & USES					
14 TRANSFER IN FROM GENERAL FUND	595,940	-	-	(595,940)	
15 TOTAL OTHER FINANCING SOURCES & USES	595,940	-	-	(595,940)	
16					
17 FUND BALANCE - BEGINNING - UNAUDITED	-	-	-	-	-
18					
19 NET CHANGE IN FUND BALANCE	626,971	-	132,738	(494,233)	
20 FUND BALANCE - ENDING - PROJECTED	626,971	-	132,738	(494,233)	
21 COMMITTED					
22 FUTURE CAPITAL IMPROVEMENTS	601,971	-	-		
23 ASSIGNED					
24 WORKING CAPITAL	25,000	-	-		
25 FUND BALANCE - ENDING	626,971	-	-		

Stonebrier CDD
Series 2016 Debt Service
Statement of Revenue, Expenses and Changes in Fund Balance
For the period from October 1, 2022 through February 28, 2023

	FY 2023 ADOPTED BUDGET	CURRENT MONTH	ACTUAL YEAR-TO-DATE	FY 2023 VARIANCE	% OF BUDGET
REVENUE					
SPECIAL ASSESSMENTS ON-ROLL (NET)	\$ 445,438	\$ 5,664	\$ 432,374	\$ (13,064)	97%
INTEREST - INVESTMENTS	-	555	2,407	\$ 2,407	
TOTAL REVENUE	445,438	6,218	434,782	(10,656)	98%
EXPENDITURES					
TAX COLLECTOR FEES	-	-	-	-	0%
INTEREST	177,738	-	90,525	87,213	51%
PRINCIPAL	265,000	-	-	265,000	0%
TOTAL EXPENDITURES	442,738	-	90,525	352,213	20%
EXCESS OF REVENUE OVER (UNDER) EXPENDITURES	2,700	6,218	344,257	341,557	
FUND BALANCE - BEGINNING	712,817		371,439	-	
NET CHANGE IN FUND BALANCE	2,700		344,257		
FUND BALANCE - ENDING - PROJECTED	715,517		715,696		
COMMITTED					
REQUIRED DEBT SERVICES RESERVES	712,817		-		
UNASSIGNED			132,738		
FUND BALANCE - ENDING	715,517		715,696	-	

STONEBRIER CDD
CHECK REGISTER
FY2023

DATE	CK NO.	PAYEE	DESCRIPTION	DEPOSITS	DISBURSMTS	BANK BALANCE
10/01/2022						2,174.39
10/1/2022	1644	EGIS INSURANCE & RISK ADVISORS	Insurance Policy #100122103 10/1/22 - 10/1/23		8,469.00	-6,294.61
10/3/2022	ACH1100322	TAMPA ELECTRIC	08/07/2022-09/04/2022 19451 Sunlake Bl Irr		148.52	-6,443.13
10/3/2022	ACH2100322	TAMPA ELECTRIC	08/07/2022-09/04/2022 19640 Sunlake Blvd		147.27	-6,590.40
10/3/2022	ACH3100322	TAMPA ELECTRIC	08/07/2022-09/04/2022- 19420 Sunlake Bl Irr		26.00	-6,616.40
10/3/2022	ACH5100322	TAMPA ELECTRIC	08/07/2022-09/04/2022 3150 County Line Road W		26.25	-6,642.65
10/3/2022	ACH6100322	TAMPA ELECTRIC	08/07/2022-09/06/2022 19599 Double Tree Way		0.83	-6,643.48
10/3/2022	ACH100322	TAMPA ELECTRIC	08/05/2022-09/06/2022 19231 Sunlake Blvd		45.47	-6,688.95
10/4/2022	100014	BUSINESS OBSERVER	Invoice: 22-03220H (Reference: Legal Advertising.)		61.25	-6,750.20
10/4/2022	100015	Illuminations Holiday Lighting	Invoice: 192922 (Reference: Holiday Lighting and decoration 50% Deposit.)		5,375.00	-12,125.20
10/5/2022	100016	DIBARTOLOMEO, McBEE, HARTLEY, & BARNES	Invoice: 90085654 (Reference: services rendered regarding audited.)		2,700.00	-14,825.20
10/5/2022	100017	Steadfast Environmental	Invoice: SE-21541 (Reference: Routine Aquatic Maintenance.)		1,802.35	-16,627.55
10/5/2022	100018	VGlobalTech	Invoice: 4395 (Reference: Web Maintenance.)		295.00	-16,922.55
10/5/2022	ACH100522	GOOGLE INC.	Email Summary for Sept 22		72.00	-16,994.55
10/7/2022			Funds Transfer	100,000.00		83,005.45
10/14/2022	100019	Yellowstone Landscape	Invoice: TM 439201 (Reference: Monthly Landscape.)		17,258.08	65,747.37
10/26/2022	100020	DPFG M&C	Invoice: 403565 (Reference: Dissemination Agent.) Invoice: 403525 (Reference: Management Serv...		5,458.33	60,289.04
10/28/2022	102822ACH1	ANALINA MEDINA	BOS MTG 10/20/22		184.70	60,104.34
10/28/2022	102822ACH2	EMMANUEL RAMOS	BOS MTG 10/20/22		184.70	59,919.64
10/28/2022	102822ACH3	Engage PEO	BOS MTG 10/20/22		203.00	59,716.64
10/28/2022	5	Kristyn Fada	BOS MTG 10/20/22		184.70	59,531.94
10/28/2022	102822ACH4	Michael Kiely	BOS MTG 10/20/22		184.70	59,347.24
10/28/2022	102822ACH5	ZACHERY CAMPBELL	BOS MTG 10/20/22		184.70	59,162.54
10/30/2022			Interest	5.25		59,167.79
10/31/2022						59,167.79
11/1/2022	ACH2110122	TAMPA ELECTRIC	08/07/2022-09/04/2022 19231 Sunlake Blvd		40.17	59,127.62
11/1/2022	ACH1110122	TAMPA ELECTRIC	09/07/2022-10/05/2022 19451 Sunlake Bl Irr		137.09	58,990.53
11/1/2022	ACH3110122	TAMPA ELECTRIC	09/07/2022-10/05/2022 19640 Sunlake Blvd		133.43	58,857.10
11/1/2022	ACH4110122	TAMPA ELECTRIC	09/07/2022-10/04/2022 3150 County Line Road W		39.93	58,817.17
11/1/2022	ACH5110122	TAMPA ELECTRIC	09/07/2022-10/05/2022- 19420 Sunlake Bl Irr		22.67	58,794.50
11/1/2022	ACH6110122	TAMPA ELECTRIC	09/07/2022-10/05/2022 19599 Double Tree Way		34.79	58,759.71
11/1/2022	100021	Yellowstone Landscape	Invoice: TM 446966 (Reference: Monthly Landscape Maintenance November.)		17,258.08	41,501.63
11/7/2022	ach11072022	GOOGLE INC.	Email Summary for Oct 22		72.00	41,429.63
11/9/2022	100022	Cardno, Inc.	Invoice: 1999445 (Reference: Engineering Services. Check Stub Notes: FY 2022-2023 Expenses = \$1...		8,391.51	33,038.12
11/9/2022	100023	Steadfast Environmental	Invoice: SE-21634 (Reference: Routine Aquatic Maintenance Pond Spraying Nov.)		1,802.35	31,235.77
11/9/2022	100024	VGlobalTech	Invoice: 4476 (Reference: Website Hosting and Management.)		295.00	30,940.77
11/17/2022			Funds Transfer	100,000.00		130,940.77
11/18/2022	1645	FLORIDA DEPT OF ECONOMIC OPPORTUNIT	FY 2022/2023 Special District Fee Invoice/Update Form		175.00	130,765.77
11/18/2022	111822ACH1	ANALINA MEDINA	BOS MTG 11/10/22		184.70	130,581.07
11/18/2022	111822ACH2	EMMANUEL RAMOS	BOS MTG 11/18/22		184.70	130,396.37
11/18/2022	111822ACH4	Engage PEO	BOS MTG 11/18/22		141.80	130,254.57
11/18/2022	111822ACH3	Michael Kiely	BOS MTG 11/10/22		184.70	130,069.87
11/21/2022	100025	DPFG M&C	Invoice: 404430 (Reference: Management Services.)		3,958.33	126,111.54
11/21/2022	100026	TAMPA BAY POO PATROL	Invoice: 000291-R-0003 (Reference: Pet Waste Station Maintenance.)		412.00	125,699.54
11/21/2022	100027	Ken Avery Painting Inc.	Invoice: 4240 (Reference: 1st Draw for repainting monument signs.)		7,500.00	118,199.54
11/28/2022	1646	Ken Avery Painting Inc.	Invoice: 4245 (Reference: 2nd draw for repainting.)		15,000.00	103,199.54
11/30/2022	ACH1113022	TAMPA ELECTRIC	10/06/2022-11/03/2022 19599 Double Tree Way		38.47	103,161.07
11/30/2022	ACH2113022	TAMPA ELECTRIC	10/06/2022-11/03/2022 19420 Sunlake Bl Irr		22.80	103,138.27
11/30/2022	ACH3113022	TAMPA ELECTRIC	10/06/2022-11/03/2022 19231 Sunlake Blvd		40.17	103,098.10
11/30/2022	ACH4113022	TAMPA ELECTRIC	10/06/2022-11/03/2022 3150 County Line Road W		24.02	103,074.08
11/30/2022	ACH5113022	TAMPA ELECTRIC	10/06/2022-11/03/2022 19640 Sunlake Blvd		318.10	102,755.98
11/30/2022	ACH6113022	TAMPA ELECTRIC	10/08/202211/03/2022 19451 Sunlake Bl Irr		101.50	102,654.48
11/30/2022	100028	BUSINESS OBSERVER	Invoice: 22-03740H (Reference: Legal advertising- Board of supervisors meeting.)		61.25	102,593.23
11/30/2022	100029	RedTree Landscape Systems	Invoice: 11944 (Reference: IRRIGATION PROPOSAL - to replace 7.5hp Sub Motor.)		4,950.00	97,643.23
11/30/2022			Interest	7.09		97,650.32
11/30/2022						97,650.32
12/2/2022	100030	Kutak Rock LLP	Invoice: 3111276 (Reference: Professional Legal Services.) Invoice: 3081752 (Reference: Profe...		20,204.99	77,445.33
12/5/2022	ach12522	GOOGLE INC.	Email Summary for Nov 22		43.20	77,402.13
12/7/2022	100031	Yellowstone Landscape	Invoice: TM 462716 (Reference: Extra Winter Annuals (sign & Bridge).)		2,828.00	74,574.13
12/7/2022	100032	Stantec Consulting Services, Inc	Invoice: 2010520 (Reference: Professional Engineering services.)		855.00	73,719.13
12/7/2022	100033	Heritage Harbor Golf & Country Club	Invoice: 115 (Reference: Room rental. Check Stub Notes: Room Rental.)		225.00	73,494.13
12/7/2022	100034	Steadfast Environmental	Invoice: SE-21724 (Reference: Routine Aquatic Maintenance.)		1,802.35	71,691.78
12/7/2022	100035	TAMPA BAY POO PATROL	Invoice: 000291-R-0005 (Reference: Pet waste station maintenance and trash can services.)		412.00	71,279.78
12/7/2022	100036	VGlobalTech	Invoice: 4603 (Reference: Web Maintenance.)		295.00	70,984.78
12/15/2022	100037	DPFG M&C	Invoice: 405588 (Reference: Monthly Management fees.)		3,958.33	67,026.45
12/15/2022	100038	Illuminations Holiday Lighting	Invoice: 192122 (Reference: Final payment for 2022 Holiday décor.)		5,375.00	61,651.45
12/15/2022	100039	Ken Avery Painting Inc.	Invoice: 4247 (Reference: Final draw for repainting monument signs.)		7,300.00	54,351.45
12/16/2022	121622ACH1	ANALINA MEDINA	BOS MTG 12/8/22		184.70	54,166.75
12/16/2022	121622ACH3	Engage PEO	BOS MTG 12/8/22		142.60	54,024.15
12/16/2022	6	Kristyn Fada	BOS MTG 12/8/22		184.70	53,839.45
12/16/2022	121622ACH2	Michael Kiely	BOS MTG 12/8/22		184.70	53,654.75
12/22/2022	100040	Stantec Consulting Services, Inc	Invoice: 2017121 (Reference: Professional Engineering Services.)		618.75	53,036.00
12/22/2022	100041	Kutak Rock LLP	Invoice: 3155893 (Reference: General Counsel.)		2,880.50	50,155.50
12/22/2022	100042	TAMPA BAY POO PATROL	Invoice: 000291-R-0004 (Reference: Pet Waste Station Maintenance.)		412.00	49,743.50
12/22/2022	100043	RedTree Landscape Systems	Invoice: 12202 (Reference: Landscape Maintenance.)		7,558.33	42,185.17
12/31/2022			Interest	6.70		42,191.87
12/31/2022						42,191.87
1/3/2023	ACH1010323	TAMPA ELECTRIC	11/04/2022-12/06/2022 19451 Sunlake Bl Irr		186.00	42,005.87
1/3/2023	ACH2010323	TAMPA ELECTRIC	11/04/2022-12/06/2022 3150 County Line Road W		52.30	41,953.57
1/3/2023	ACH3010323	TAMPA ELECTRIC	11/04/2022-12/06/2022 19599 Double Tree Way		27.56	41,926.01
1/3/2023	ACH501323	TAMPA ELECTRIC	11/04/2022-12/06/2022- 19420 Sunlake Bl Irr		31.06	41,894.95
1/3/2023	ACH010323	TAMPA ELECTRIC	11/04/2022-12/06/2022 19640 Sunlake Blvd		365.05	41,529.90
1/3/2023	ACH6010323	TAMPA ELECTRIC	11/06/2022-12/04/2022 19231 Sunlake Blvd		44.45	41,485.45
1/5/2023	1648	U.S. Bank	Trustee Fees Series 2016 (9/01/22-08/31/23)		4,040.63	37,444.82
1/6/2023	100044	RedTree Landscape Systems	Invoice: 12344 (Reference: Grounds Maintenance.)		15,116.67	22,328.15
1/9/2023			Funds Transfer	100,000.00		122,328.15
1/9/2023	100045	BUSINESS OBSERVER	Invoice: 22-04061H (Reference: Legal Advertising.)		61.25	122,266.90
1/9/2023	100046	Steadfast Environmental	Invoice: SE-21835 (Reference: Pond and Lake Maintenance.)		1,802.35	120,464.55
1/9/2023	100047	TAMPA BAY POO PATROL	Invoice: 000291-R-0006 (Reference: Pet Waste Station Maintenance.)		412.00	120,052.55
1/9/2023	100048	VGlobalTech	Invoice: 4683 (Reference: Website Hosting and Management.)		295.00	119,757.55
1/13/2023	100050	DPFG M&C	Invoice: 406496 (Reference: District Management Services.)		3,958.33	115,799.22
1/20/2023	100051	DPFG M&C	Invoice: 406410 (Reference: Landscape Renovation and Replacement.)		1,002.62	114,796.60
1/20/2023	100052	Himes Electrical Services, Inc	Invoice: 23248 (Reference: Landscape Irrigation.) Invoice: 23235 (Reference: Replaced LED's.)		7,778.41	114,018.19
1/20/2023	12023ACH1	ANALINA MEDINA	BOS MTG 1/12/23		184.70	113,833.49
1/20/2023	12023ACH2	EMMANUEL RAMOS	BOS MTG 1/12/23		184.70	113,648.79
1/20/2023	12023ACH4	Engage PEO	BOS MTG 1/12/23		173.20	113,475.59
1/20/2023	7	Harikrishna Joshi	BOS MTG 1/12/23		184.70	113,290.89
1/20/2023	12023ACH3	Michael Kiely	BOS MTG 1/12/23		184.70	113,106.19
1/24/2023	100049	Yellowstone Landscape			21,600.00	91,506.19

STONEBRIER CDD
CHECK REGISTER
FY2023

DATE	CK NO.	PAYEE	DESCRIPTION	DEPOSITS	DISBURSMTS	BANK BALANCE
1/27/2023	100053	GNP SERVICES, CPA	Invoice: 7182 (Reference: Arbitrage Services.)		500.00	91,006.19
1/27/2023	100054	Steadfast Environmental	Invoice: SE-21885 (Reference: Construction to prevent further erosion..)		2,400.00	88,606.19
1/27/2023	100055	RedTree Landscape Systems	Invoice: 12435 (Reference: Reserves - Irrigation repair/replacement.)		1,965.00	86,641.19
1/31/2023			Interest	8.40		86,649.59
01/31/2023				100,008.40	55,550.68	86,649.59
2/2/2023	ACH1020223	TAMPA ELECTRIC	12/07/2022-01/06/2023 3150 County Line Road W		25.67	86,623.92
2/2/2023	ACH2020223	TAMPA ELECTRIC	12/07/2022-01/06/2022 19599 Double Tree Way		30.97	86,592.95
2/2/2023	ACH3020223	TAMPA ELECTRIC	12/07/2022-01/06/2023 19451 Sunlake Bl Irr		145.35	86,447.60
2/2/2023	ACH4020223	TAMPA ELECTRIC	12/07-01/06/23 19640 Sunlake Blvd		395.93	86,051.67
2/2/2023	ACH50020223	TAMPA ELECTRIC	12/07/22-01/07/23 19231 Sunlake Blvd		45.41	86,006.26
2/2/2023	ACH6020223	TAMPA ELECTRIC	12/07/22-01/07/23- 19420 Sunlake Bl Irr		29.73	85,976.53
2/6/2023	100056	Kutak Rock LLP	Invoice: 3170033 (Reference: Professional legal Services Rendered.)		1,614.16	84,362.37
2/6/2023	100057	Steadfast Environmental	Invoice: SE-21938 (Reference: Routine Aquatic Maintenance.)		1,802.35	82,560.02
2/6/2023	100058	VGlobalTech	Invoice: 4732 (Reference: Web Maintenance.)		289.10	82,270.92
2/6/2023	100059	RedTree Landscape Systems	Invoice: 12578 (Reference: Landscape Maintenance.)		15,116.67	67,154.25
2/16/2023	100060	TAMPA BAY POO PATROL	Invoice: 000291-R-0007 (Reference: Pet Waste Station Maintenance.)		512.00	66,642.25
2/16/2023	100061	Himes Electrical Services, Inc	Invoice: 23322 (Reference: Entry and Walls Maintenance.)		151.25	66,491.00
2/17/2023	21723ACH1	ANALINA MEDINA	BOS MTG 2/9/23		184.70	66,306.30
2/17/2023	21723ACH2	EMMANUEL RAMOS	BOS MTG 2/9/23		184.70	66,121.60
2/17/2023	21723ACH4	Engage PEO	BOS MTG 2/9/23		204.60	65,917.00
2/17/2023	9	Harikrishna Joshi	BOS MTG 2/9/23		184.70	65,732.30
2/17/2023	8	Kristyn Fada	BOS MTG 2/9/23		184.70	65,547.60
2/17/2023	21723ACH3	Michael Kiely	BOS MTG 2/9/23		184.70	65,362.90
2/21/2023	100062	DPFG M&C	Invoice: 407600 (Reference: General Administration Services.)		3,958.33	61,404.57
2/27/2023	100063	BUSINESS OBSERVER	Invoice: 23-00561H (Reference: Legal Advertising.)		61.25	61,343.32
2/27/2023	100064	Kutak Rock LLP	Invoice: 3182155 (Reference: Professional Legal Services.)		2,919.29	58,424.03
2/27/2023	100065	RedTree Landscape Systems	Invoice: 12671 (Reference: Landscape Irrigation Repairs.)		932.75	57,491.28
2/28/2023			Interest	5.87		57,497.15
02/28/2023				5.87	29,158.31	57,497.15

STONEBRIER CDD
GENERAL LEDGER
FY2023

Acct	Type	Date	Num	Name	Memo	Debit	Credit	Balance
1100102 - BU MMK Account								
	Transfer	10/07/2022			Funds Transfer		100,000.00	639,776.97
	Deposit	10/27/2022			Deposit	8,360.76		539,776.97
	Deposit	10/31/2022			Interest	826.38		548,137.73
	Deposit	11/03/2022			Deposit	10,449.68		548,964.11
	Transfer	11/17/2022			Funds Transfer		100,000.00	559,413.79
	Deposit	11/17/2022			Deposit	85,845.33		459,413.79
	Deposit	11/22/2022			Deposit	32,564.25		545,259.12
	Deposit	11/29/2022			Deposit	120,787.58		577,823.37
	Deposit	11/30/2022			Interest	1,124.56		698,610.95
	Deposit	12/07/2022			Deposit	757,938.30		699,735.51
	Deposit	12/31/2022			Interest	2,748.98		1,457,673.81
	Deposit	01/05/2023			Deposit	21,938.02		1,460,422.79
	Transfer	01/09/2023			Funds Transfer		100,000.00	1,482,360.81
	Deposit	01/31/2023			Interest	3,428.97		1,382,360.81
	Deposit	02/06/2023			Deposit	13,664.63		1,385,789.78
	Deposit	02/28/2023			Interest	3,691.94		1,399,454.41
Total 1100102 - BU MMK Account						1,063,369.38	300,000.00	1,403,146.35
1100104 - BU MMK (2) Account								
	Deposit	10/31/2022			Interest	154.33		104,827.96
	Deposit	11/30/2022			Interest	206.65		105,034.61
	Deposit	12/31/2022			Interest	220.52		105,255.13
	Deposit	01/31/2023			Interest	257.46		105,512.59
	Deposit	02/28/2023			Interest	278.84		105,791.43
Total 1100104 - BU MMK (2) Account						1,117.80	0.00	105,791.43
3151000 - Revenue Trust DS 2016								
	Deposit	10/03/2022			Interest	53.46		144,246.47
	Transfer	10/04/2022			Funds Transfer	274.58		144,521.05
	Transfer	11/01/2022			Funds Transfer		90,525.00	53,996.05
	Transfer	11/01/2022			Funds Transfer	336.82		54,332.87
	Deposit	11/03/2022			Interest	218.52		54,551.39
	Transfer	12/31/2022			Funds Transfer	356.96		54,908.35
	Deposit	01/03/2023			Interest	87.40		54,995.75
	Deposit	01/03/2023			Interest	102.73		55,098.48
	Transfer	01/31/2023			Funds Transfer	416.15		55,514.63
	Transfer	02/02/2023			Funds Transfer	442.69		55,957.32
	Deposit	02/03/2023			Interest	110.25		56,067.57
Total 3151000 - Revenue Trust DS 2016						2,399.56	90,525.00	56,067.57
3151002 - Interest DS 2016								
	Transfer	11/01/2022			Funds Transfer	90,525.00		90,525.00
	Bill Pmt -Check	11/30/2022	intpmt2022	US BANK	debt service payment due 11/1/22		90,525.00	0.00
Total 3151002 - Interest DS 2016						90,525.00	90,525.00	0.00
3151004 - DS 2016 Reserve Trust Fund								
	Deposit	10/02/2022			Interest	274.58		222,993.33
	Transfer	10/04/2022			Funds Transfer		274.58	222,718.75
	Transfer	11/01/2022			Funds Transfer		336.82	222,381.93
	Deposit	11/02/2022			Interest	336.82		222,718.75
	Deposit	12/02/2022			Interest	356.96		223,075.71
	Transfer	12/31/2022			Funds Transfer		356.96	222,718.75
	Deposit	01/02/2023			Interest	416.15		223,134.90
	Transfer	01/31/2023			Funds Transfer		416.15	222,718.75
	Transfer	02/02/2023			Funds Transfer	442.69	442.69	222,276.06
	Deposit	02/02/2023			Interest	442.69		222,718.75
Total 3151004 - DS 2016 Reserve Trust Fund						1,827.20	1,827.20	222,718.75
3151009 - Prepayment DS 2016								
	Deposit	10/02/2022			Interest	1.18		955.97
	Deposit	11/02/2022			Interest	1.45		957.15
	Deposit	12/02/2022			Interest	1.54		958.60
	Deposit	01/02/2023			Interest	1.79		960.14
	Deposit	02/02/2023			Interest	1.91		961.93
Total 3151009 - Prepayment DS 2016						7.87	0.00	963.84
1115000 - Assessments Receivable -Roll								
Total 1115000 - Assessments Receivable -Roll								0.00
1123000 - Rec. On-Roll Assessments								
1123001 - Assessments Rec. Excess Fees								
	General Journal	10/01/2022	355R		Reverse of GJE 355 -- To record excess assessments to be received in October		4,789.70	0.00
Total 1123001 - Assessments Rec. Excess Fees						0.00	4,789.70	0.00
1123000 - Rec. On-Roll Assessments - Other								
	General Journal	10/01/2022	375	HILLSBOROUGH TAX COLLECTOR	FY 2021 On Roll Assessment Accrual	452,222.48		452,222.48
	General Journal	10/01/2022	375	HILLSBOROUGH TAX COLLECTOR	FY 2021 On Roll Assessment Accrual	177,045.00		629,267.48
	General Journal	11/30/2022	376		FY 2023 Tax Collections		105,048.28	524,219.20
	General Journal	11/30/2022	376		FY 2023 Tax Collections		41,126.38	483,092.82
	General Journal	12/31/2022	376		FY 2023 Tax Collections		318,931.00	164,161.82
	General Journal	12/31/2022	376		FY 2023 Tax Collections		124,861.42	39,300.40
	General Journal	01/30/2023	376		FY 2023 Tax Collections		9,231.25	30,069.15
	General Journal	01/30/2023	376		FY 2023 Tax Collections		3,614.03	26,455.12
	General Journal	02/28/2023	377		FY 2023 Tax Collections		5,749.90	20,705.22
	General Journal	02/28/2023	377		FY 2023 Tax Collections		2,251.09	18,454.13
Total 1123000 - Rec. On-Roll Assessments - Other						629,267.48	610,813.35	18,454.13
Total 1123000 - Rec. On-Roll Assessments						629,267.48	615,603.05	18,454.13
1131000 - Due From								
1131004 - CRF - Due from GF								
	General Journal	11/30/2022	376		FY 2023 Tax Collections	41,126.38		41,126.38
	General Journal	12/31/2022	376		FY 2023 Tax Collections	124,861.42		165,987.80
	General Journal	01/30/2023	376		FY 2023 Tax Collections	3,614.03		169,601.83
	General Journal	02/28/2023	377		FY 2023 Tax Collections	2,251.09		171,852.92
Total 1131004 - CRF - Due from GF						171,852.92	0.00	171,852.92
1131005 - GF - Due from CRF								
	General Journal	01/31/2023	377		To move reserve expenses to correct fund and create due to GF (until we have a Rsv	9,315.00		9,315.00
	General Journal	01/31/2023	377		To move reserve expenses to correct fund and create due to GF (until we have a Rsv	29,800.00		39,115.00
Total 1131005 - GF - Due from CRF						39,115.00	0.00	39,115.00
3131001 - DS 2016 - Due From GF								
	General Journal	10/01/2022	338	HILLSBOROUGH TAX COLLECTOR	FY 2021 Excess Fees	3,571.06		3,571.06
	General Journal	11/30/2022	376		FY 2023 Tax Collections	103,472.18		107,043.24
	General Journal	12/31/2022	376		FY 2023 Tax Collections	314,145.88		421,189.12
	General Journal	01/30/2023	376		FY 2023 Tax Collections	9,092.74		430,281.86
	General Journal	02/28/2023	377		FY 2023 Tax Collections	5,663.64		435,945.50
Total 3131001 - DS 2016 - Due From GF						435,945.50	0.00	435,945.50
Total 1131000 - Due From						646,913.42	0.00	646,913.42

STONEBRIER CDD
GENERAL LEDGER
FY2023

Acct	Type	Date	Num	Name	Memo	Debit	Credit	Balance
1155000	Prepaid Items							0.00
	Bill	10/01/2022	6672132	U.S. Bank	Trustee Fees and incidental expenses (10/01/22-08/31/23)	3,704.41		3,704.41
	General Journal	10/01/2022	378	US BANK	To move prepaid trustee fees into FY22-23		3,704.41	0.00
Total 1155000	Prepaid Items					3,704.41	3,704.41	0.00
1155010	Deposits (TECO)							873.22
Total 1155010	Deposits (TECO)							873.22
2123000	Rec. On-Roll Assessments DS							3,571.06
2123001	Excess Fees DS							3,571.06
	General Journal	10/01/2022	355R		To record excess assessments to be received in October		3,571.06	0.00
Total 2123001	Excess Fees DS						3,571.06	0.00
2123000	Rec. On-Roll Assessments DS - Other							0.00
	General Journal	10/01/2022	375	HILLSBOROUGH TAX COLLECTOR	FY 2021 On Roll Assessment Accrual	445,437.50		445,437.50
	General Journal	11/30/2022	376		FY 2023 Tax Collections		103,472.18	341,965.32
	General Journal	12/31/2022	376		FY 2023 Tax Collections		314,145.88	27,819.44
	General Journal	01/30/2023	376		FY 2023 Tax Collections		9,092.74	18,726.70
	General Journal	02/28/2023	377		FY 2023 Tax Collections		5,663.64	13,063.06
Total 2123000	Rec. On-Roll Assessments DS - Other					445,437.50	432,374.44	13,063.06
Total 2123000	Rec. On-Roll Assessments DS					445,437.50	435,945.50	13,063.06
1202000	Accounts Payable							-16,344.59
	Bill	10/01/2022	16800	EGIS INSURANCE & RISK ADVISORS	Insurance Policy #100122103 10/1/22 - 10/1/23		8,469.00	-24,813.59
	Bill Pmt -Check	10/01/2022	1644	EGIS INSURANCE & RISK ADVISORS	Insurance Policy #100122103 10/1/22 - 10/1/23	8,469.00		-16,344.59
	Bill	10/01/2022	4395	VGlobalTech	Web Maintenance.		295.00	-16,639.59
	Bill	10/01/2022	SE-21541	Steadfast Environmental	Routine Aquatic Maintenance.		1,802.35	-18,441.94
	Bill	10/01/2022	TM 439201	Yellowstone Landscape	Monthly Landscape For OCT 2022		17,258.08	-35,700.02
	Bill	10/01/2022	403525	DPFG M&C	Management Services.		3,958.33	-39,658.35
	Bill	10/01/2022	000291-R-0003	TAMPA BAY POO PATROL	Pet Waste Station Maintenance.		412.00	-40,070.35
	Bill	10/01/2022	6672132	U.S. Bank	Trustee Fees Series 2016 (9/01/22-08/31/23)		4,040.63	-44,110.98
	Bill Pmt -Check	10/03/2022	ACH1100322	TAMPA ELECTRIC	08/07/2022-09/04/2022 19451 Sunlake Bl Irr	148.52		-43,962.46
	Bill Pmt -Check	10/03/2022	ACH2100322	TAMPA ELECTRIC	08/07/2022-09/04/2022 19640 Sunlake Blvd	147.27		-43,815.19
	Bill Pmt -Check	10/03/2022	ACH3100322	TAMPA ELECTRIC	08/07/2022-09/04/2022- 19420 Sunlake Bl Irr	26.00		-43,789.19
	Bill Pmt -Check	10/03/2022	ACH5100322	TAMPA ELECTRIC	08/07/2022-09/04/2022 3150 County Line Road W	26.25		-43,762.94
	Bill Pmt -Check	10/03/2022	ACH6100322	TAMPA ELECTRIC	08/07/2022-09/06/2022 19599 Double Tree Way	0.83		-43,762.11
	Bill	10/03/2022	192922	Illuminations Holiday Lighting	Holiday Lighting and decoration 50% Deposit.		5,375.00	-49,137.11
	Bill Pmt -Check	10/03/2022	ACH100322	TAMPA ELECTRIC	08/05/2022-08/06/2022 19231 Sunlake Blvd	45.47		-49,091.64
	Bill	10/03/2022	86898	FLORIDA DEPT OF ECONOMIC OPPOR	FY 2022/2023 Special District Fee Invoice/Update Form		175.00	-49,266.64
	Bill Pmt -Check	10/04/2022	100014	BUSINESS OBSERVER	Invoice: 22-03220H (Reference: Legal Advertising.)	61.25		-49,205.39
	Bill Pmt -Check	10/04/2022	100015	Illuminations Holiday Lighting	Invoice: 192922 (Reference: Holiday Lighting and decoration 50% Deposit.)	5,375.00		-43,830.39
	Bill Pmt -Check	10/05/2022	100016	DIBARTOLOMEO, McBEE, HARTLEY, & I	Invoice: 90085654 (Reference: services rendered regarding audited.)	2,700.00		-41,130.39
	Bill Pmt -Check	10/05/2022	100017	Steadfast Environmental	Invoice: SE-21541 (Reference: Routine Aquatic Maintenance.)	1,802.35		-39,328.04
	Bill Pmt -Check	10/05/2022	100018	VGlobalTech	Invoice: 4395 (Reference: Web Maintenance.)	295.00		-39,033.04
	Bill Pmt -Check	10/05/2022	ACH100522	GOOGLE INC.	Email Summary for Sept 22	72.00		-38,961.04
	Bill	10/11/2022	211002774860-10/22	TAMPA ELECTRIC	09/07/2022-10/05/2022 19231 Sunlake Blvd		40.17	-39,001.21
	Bill	10/11/2022	211002773839-10/22	TAMPA ELECTRIC	09/07/2022-10/05/2022 19451 Sunlake Bl Irr		137.09	-39,138.30
	Bill	10/11/2022	211002774050-10/22	TAMPA ELECTRIC	09/07/2022-10/05/2022 19640 Sunlake Blvd		133.43	-39,271.73
	Bill	10/11/2022	211002774365-10/22	TAMPA ELECTRIC	09/07/2022-10/04/2022 3150 County Line Road W		39.93	-39,311.66
	Bill	10/11/2022	211002773607-10/22	TAMPA ELECTRIC	09/07/2022-10/05/2022- 19420 Sunlake Bl Irr		22.67	-39,334.33
	Bill	10/11/2022	211002774605-10/22	TAMPA ELECTRIC	09/07/2022-10/05/2022 19599 Double Tree Way		34.79	-39,369.12
	Bill Pmt -Check	10/14/2022	100019	Yellowstone Landscape	Invoice: TM 439201 (Reference: Monthly Landscape.)	17,258.08		-22,611.04
	Bill	10/14/2022	403565	DPFG M&C	Dissemination Agent.		1,500.00	-24,111.04
	Bill Pmt -Check	10/26/2022	100020	DPFG M&C	Invoice: 403565 (Reference: Dissemination Agent.) Invoice: 403525 (Reference: M	5,458.33		-18,152.71
	Bill	10/28/2022	202210	ZACHERY CAMPBELL	BOS MTG 10/20/22		184.70	-18,337.41
	Bill	10/28/2022	202210	Kristyn Fada	BOS MTG 10/20/22		184.70	-18,522.11
	Bill	10/28/2022	202210	Michael Kiely	BOS MTG 10/20/22		184.70	-18,706.81
	Bill	10/28/2022	202210	ANALINA MEDINA	BOS MTG 10/20/22		184.70	-18,891.51
	Bill	10/28/2022	202210	EMMANUEL RAMOS	BOS MTG 10/20/22		184.70	-19,076.21
	Bill	10/28/2022	097175	Engage PEO	BOS MTG 10/20/22		203.00	-19,279.21
	Bill Pmt -Check	10/28/2022	102822ACH1	ANALINA MEDINA	BOS MTG 10/20/22	184.70		-19,094.51
	Bill Pmt -Check	10/28/2022	102822ACH2	EMMANUEL RAMOS	BOS MTG 10/20/22	184.70		-18,909.81
	Bill Pmt -Check	10/28/2022	102822ACH3	Engage PEO	BOS MTG 10/20/22	203.00		-18,706.81
	Bill Pmt -Check	10/28/2022	5	Kristyn Fada	BOS MTG 10/20/22	184.70		-18,522.11
	Bill Pmt -Check	10/28/2022	102822ACH4	Michael Kiely	BOS MTG 10/20/22	184.70		-18,337.41
	Bill Pmt -Check	10/28/2022	102822ACH5	ZACHERY CAMPBELL	BOS MTG 10/20/22	184.70		-18,152.71
	Bill	10/30/2022	Oct Bill	GOOGLE INC.	Email Summary for Oct 22		72.00	-18,224.71
	Bill Pmt -Check	11/01/2022	ACH2110122	TAMPA ELECTRIC	08/07/2022-09/04/2022 19231 Sunlake Blvd	40.17		-18,184.54
	Bill Pmt -Check	11/01/2022	ACH1110122	TAMPA ELECTRIC	09/07/2022-10/05/2022 19451 Sunlake Bl Irr	137.09		-18,047.45
	Bill Pmt -Check	11/01/2022	ACH3110122	TAMPA ELECTRIC	09/07/2022-10/05/2022 19640 Sunlake Blvd	133.43		-17,914.02
	Bill Pmt -Check	11/01/2022	ACH4110122	TAMPA ELECTRIC	09/07/2022-10/04/2022 3150 County Line Road W	39.93		-17,874.09
	Bill Pmt -Check	11/01/2022	ACH5110122	TAMPA ELECTRIC	09/07/2022-10/05/2022- 19420 Sunlake Bl Irr	22.67		-17,851.42
	Bill Pmt -Check	11/01/2022	ACH6110122	TAMPA ELECTRIC	09/07/2022-10/05/2022 19599 Double Tree Way	34.79		-17,816.63
	Bill	11/01/2022	TM 446966	Yellowstone Landscape	Reference: Monthly Landscape Maintenance November.		17,258.08	-35,074.71
	Bill Pmt -Check	11/01/2022	100021	Yellowstone Landscape	Invoice: TM 446966 (Reference: Monthly Landscape Maintenance November.)	17,258.08		-19,816.63
	Bill	11/01/2022	SE-21634	Steadfast Environmental	Reference: Routine Aquatic Maintenance Pond Spraying Nov.		1,802.35	-21,618.98
	Bill	11/01/2022	4476	VGlobalTech	Reference: Website Hosting and Management.		295.00	-21,913.98
	Bill	11/01/2022	404430	DPFG M&C	Management Services.		3,958.33	-23,872.31
	Bill	11/01/2022	000291-R-0004	TAMPA BAY POO PATROL	Pet Waste Station Maintenance.		412.00	-24,284.31
	Bill	11/03/2022	1999445	Stantec Consulting Services, Inc	Reference: Engineering Services.		8,391.51	-32,675.82
	Bill Pmt -Check	11/07/2022	ach11072022	GOOGLE INC.	Email Summary for Oct 22	72.00		-32,603.82
	Bill Pmt -Check	11/09/2022	100022	Stantec Consulting Services, Inc	Invoice: 1999445 (Reference: Engineering Services. Check Stub Notes: FY 2022-20:	8,391.51		-24,212.31
	Bill Pmt -Check	11/09/2022	100023	Steadfast Environmental	Invoice: SE-21634 (Reference: Routine Aquatic Maintenance Pond Spraying Nov.)	1,802.35		-22,409.96
	Bill Pmt -Check	11/09/2022	100024	VGlobalTech	Invoice: 4476 (Reference: Website Hosting and Management.)	295.00		-22,114.96
	Bill	11/09/2022	211002774605-11/22	TAMPA ELECTRIC	10/06/2022-11/03/2022 19599 Double Tree Way		38.47	-22,153.43
	Bill	11/09/2022	211002773607-11/22	TAMPA ELECTRIC	10/06/2022-11/03/2022- 19420 Sunlake Bl Irr		22.80	-22,176.23
	Bill	11/09/2022	211002774860-11/22	TAMPA ELECTRIC	10/06/2022-11/03/2022 19231 Sunlake Blvd		40.17	-22,216.40
	Bill	11/09/2022	211002774365-11/22	TAMPA ELECTRIC	10/06/2022-11/03/2022 3150 County Line Road W		24.02	-22,240.42
	Bill	11/09/2022	211002774050-11/22	TAMPA ELECTRIC	10/06/2022-11/03/2022 19640 Sunlake Blvd		318.10	-22,558.52
	Bill	11/09/2022	211002773839-11/22	TAMPA ELECTRIC	10/06/2022-11/03/2022 19451 Sunlake Bl Irr		101.50	-22,660.02
	Bill	11/09/2022	4240	Ken Avery Painting Inc.	1st Draw for repainting monument signs.		7,500.00	-30,160.02
	Bill	11/15/2022	Nov Bill	GOOGLE INC.	Email Summary for Nov 22		43.20	-30,203.22
	Bill Pmt -Check	11/18/2022	1645	FLORIDA DEPT OF ECONOMIC OPPOR	FY 2022/2023 Special District Fee Invoice/Update Form	175.00		-30,028.22
	Bill	11/18/2022	202211	Michael Kiely	BOS MTG 11/10/22		184.70	-30,212.92
	Bill	11/18/2022	202211	ANALINA MEDINA	BOS MTG 11/10/22		184.70	-30,397.62
	Bill	11/18/2022	202211	EMMANUEL RAMOS	BOS MTG 11/18/22		184.70	-30,582.32
	Bill	11/18/2022	097597	Engage PEO	BOS MTG 11/18/22		141.80	-30,724.12
	Bill Pmt -Check	11/18/2022	111822ACH1	ANALINA MEDINA	BOS MTG 11/10/22	184.70		-30,539.42
	Bill Pmt -Check	11/18/2022	111822ACH2	EMMANUEL RAMOS	BOS MTG 11/18/22	184.70		-30,354.72
	Bill Pmt -Check	11/18/2022	111822ACH4	Engage PEO	BOS MTG 11/18/22	141.80		-30,212.92
	Bill Pmt -Check	11/18/2022	111822ACH3	Michael Kiely	BOS MTG 11/10/22	184.70		-30,028.22
	Bill	11/18/2022	11944	RedTree Landscape Systems	IRRIGATION PROPOSAL - to replace 7.5hp Sub Motor.		4,950.00	-34,978.22
	Bill Pmt -Check	11/21/2022	100025	DPFG M&C	Invoice: 404430 (Reference: Management Services.)	3,958.33		-31,019.89
	Bill Pmt -Check	11/21/2022	100026	TAMPA BAY POO PATROL	Invoice: 000291-R-0003 (Reference: Pet Waste Station Maintenance.)	412.00		-30,607.89

**STONEBRIER CDD
GENERAL LEDGER
FY2023**

Acct	Type	Date	Num	Name	Memo	Debit	Credit	Balance
Bill	Pmt - Check	11/21/2022	100027	Ken Avery Painting Inc.	Invoice: 4240 (Reference: 1st Draw for repainting monument signs.)	7,500.00		-23,107.89
Bill		11/22/2022	4245	Ken Avery Painting Inc.	Reference: 2nd draw for repainting.		15,000.00	-38,107.89
Bill		11/23/2022	3141162	Kutak Rock LLP	Professional Legal Services.		7,087.99	-45,195.88
Bill		11/25/2022	22-03740H	BUSINESS OBSERVER	Legal advertising- Board of supervisors meeting.		61.25	-45,257.13
Bill	Pmt - Check	11/28/2022	1646	Ken Avery Painting Inc.	Reference: 2nd draw for repainting. https://dpfg.payableslockbox.com/DocView/Invo	15,000.00		-30,257.13
Bill	Pmt - Check	11/30/2022	ACH1113022	TAMPA ELECTRIC	10/06/2022-11/03/2022 19599 Double Tree Way	38.47		-30,218.66
Bill	Pmt - Check	11/30/2022	ACH2113022	TAMPA ELECTRIC	10/06/2022-11/03/2022- 19420 Sunlake Bl Irr	22.80		-30,195.86
Bill	Pmt - Check	11/30/2022	ACH3113022	TAMPA ELECTRIC	10/06/2022-11/03/2022 19231 Sunlake Blvd	40.17		-30,155.69
Bill	Pmt - Check	11/30/2022	ACH4113022	TAMPA ELECTRIC	10/06/2022-11/03/2022 3150 County Line Road W	24.02		-30,131.67
Bill	Pmt - Check	11/30/2022	ACH5113022	TAMPA ELECTRIC	10/06/2022-11/03/2022 19640 Sunlake Blvd	318.10		-29,813.57
Bill	Pmt - Check	11/30/2022	ACH6113022	TAMPA ELECTRIC	10/06/202211/03/2022 19451 Sunlake Bl Irr	101.50		-29,712.07
Bill	Pmt - Check	11/30/2022	100028	BUSINESS OBSERVER	Invoice: 22-03740H (Reference: Legal advertising- Board of supervisors meeting.)	61.25		-29,650.82
Bill	Pmt - Check	11/30/2022	100029	RedTree Landscape Systems	Invoice: 11944 (Reference: IRRIGATION PROPOSAL - to replace 7.5hp Sub Motor.	4,950.00		-24,700.82
Bill		11/30/2022	TM 462716	Yellowstone Landscape	Extra Winter Annuals (sign & Bridge).		2,828.00	-27,528.82
Bill		11/30/2022	2010520	Stantec Consulting Services, Inc	Professional Engineering services.		855.00	-28,383.82
Bill		11/30/2022	115	Heritage Harbor Golf & Country Club	Room rental. Check Stub Notes: Room Rental.		225.00	-28,608.82
Bill		11/30/2022	110122	US BANK	debt service payment due 11/1/22		90,525.00	-19,133.82
Bill	Pmt - Check	11/30/2022	imprt2022	US BANK	debt service payment due 11/1/22	90,525.00		-28,608.82
Bill		12/01/2022	SE-21724	Steadfast Environmental	Routine Aquatic Maintenance.		1,802.35	-30,411.17
Bill		12/01/2022	000291-R-0005	TAMPA BAY POO PATROL	Pet waste station maintenance and trash can services.		412.00	-30,823.17
Bill		12/01/2022	4603	VGlobalTech	Web Maintenance.		295.00	-31,118.17
Bill		12/01/2022	405588	DPGF M&C	Monthly Management fees.		3,958.33	-35,076.50
Bill	Pmt - Check	12/02/2022	100030	Kutak Rock LLP	Invoice: 3111276 (Reference: Professional Legal Services.) Invoice: 3081752 (Ref	20,204.99		-14,871.51
Bill		12/02/2022	4247	Ken Avery Painting Inc.	Final draw for repainting monument signs.		7,300.00	-22,171.51
Bill	Pmt - Check	12/05/2022	ach12522	GOOGLE INC.	Email Summary for Nov 22	43.20		-22,128.31
Bill	Pmt - Check	12/07/2022	100031	Yellowstone Landscape	Invoice: TM 462716 (Reference: Extra Winter Annuals (sign & Bridge).)	2,828.00		-19,300.31
Bill	Pmt - Check	12/07/2022	100032	Stantec Consulting Services, Inc	Invoice: 2010520 (Reference: Professional Engineering services.)	855.00		-18,445.31
Bill	Pmt - Check	12/07/2022	100033	Heritage Harbor Golf & Country Club	Invoice: 115 (Reference: Room rental. Check Stub Notes: Room Rental.)	225.00		-18,220.31
Bill	Pmt - Check	12/07/2022	100034	Steadfast Environmental	Invoice: SE-21724 (Reference: Routine Aquatic Maintenance.)	1,802.35		-16,417.96
Bill	Pmt - Check	12/07/2022	100035	TAMPA BAY POO PATROL	Invoice: 000291-R-0005 (Reference: Pet waste station maintenance and trash can se	412.00		-16,005.96
Bill	Pmt - Check	12/07/2022	100036	VGlobalTech	Invoice: 4603 (Reference: Web Maintenance.)	295.00		-15,710.96
Bill		12/08/2022	1921222	Illuminations Holiday Lighting	Final payment for 2022 Holiday décor.		5,375.00	-21,085.96
Bill		12/12/2022	211002773839-12/22	TAMPA ELECTRIC	11/04/2022-12/06/2022 19451 Sunlake Bl Irr	186.00		-21,271.96
Bill		12/12/2022	211002774365-12/22	TAMPA ELECTRIC	11/04/2022-12/06/2022 3150 County Line Road W	52.30		-21,324.26
Bill		12/12/2022	211002774050-12/22	TAMPA ELECTRIC	11/04/2022-12/06/2022 19640 Sunlake Blvd	365.05		-21,689.31
Bill		12/12/2022	211002773607-12/22	TAMPA ELECTRIC	11/04/2022-12/06/2022- 19420 Sunlake Bl Irr	31.06		-21,720.37
Bill		12/12/2022	211002774860-12/22	TAMPA ELECTRIC	11/06/2022-12/04/2022 19231 Sunlake Blvd	44.45		-21,764.82
Bill		12/12/2022	2017121	Stantec Consulting Services, Inc	Professional Engineering Services.		618.75	-22,383.57
Bill		12/12/2022	12202	RedTree Landscape Systems	Landscape Maintenance.		7,558.33	-29,941.90
Bill	Pmt - Check	12/15/2022	100037	DPGF M&C	Invoice: 405588 (Reference: Monthly Management fees.)	3,958.33		-25,983.57
Bill	Pmt - Check	12/15/2022	100038	Illuminations Holiday Lighting	Invoice: 1921222 (Reference: Final payment for 2022 Holiday décor.)	5,375.00		-20,608.57
Bill	Pmt - Check	12/15/2022	100039	Ken Avery Painting Inc.	Invoice: 4247 (Reference: Final draw for repainting monument signs.)	7,300.00		-13,308.57
Bill		12/16/2022	098279	Engage PEO	BOS MTG 12/8/22		142.60	-13,451.17
Bill		12/16/2022	202212	Kristyn Fada	BOS MTG 12/8/22		184.70	-13,635.87
Bill		12/16/2022	202212	Michael Kiely	BOS MTG 12/8/22		184.70	-13,820.57
Bill		12/16/2022	202212	ANALINA MEDINA	BOS MTG 12/8/22		184.70	-14,005.27
Bill	Pmt - Check	12/16/2022	121622ACH1	ANALINA MEDINA	BOS MTG 12/8/22	184.70		-13,820.57
Bill	Pmt - Check	12/16/2022	121622ACH3	Engage PEO	BOS MTG 12/8/22	142.60		-13,677.97
Bill	Pmt - Check	12/16/2022	6	Kristyn Fada	BOS MTG 12/8/22	184.70		-13,493.27
Bill	Pmt - Check	12/16/2022	121622ACH2	Michael Kiely	BOS MTG 12/8/22	184.70		-13,308.57
Bill		12/20/2022	3155893	Kutak Rock LLP	General Counsel.		2,880.50	-16,189.07
Bill	Pmt - Check	12/22/2022	100040	Stantec Consulting Services, Inc	Invoice: 2017121 (Reference: Professional Engineering Services.)	618.75		-15,570.32
Bill	Pmt - Check	12/22/2022	100041	Kutak Rock LLP	Invoice: 3155893 (Reference: General Counsel.)	2,880.50		-12,689.82
Bill	Pmt - Check	12/22/2022	100042	TAMPA BAY POO PATROL	Invoice: 000291-R-0004 (Reference: Pet Waste Station Maintenance.)	412.00		-12,277.82
Bill	Pmt - Check	12/22/2022	100043	RedTree Landscape Systems	Invoice: 12202 (Reference: Landscape Maintenance.)	7,558.33		-4,719.49
Bill		12/30/2022	22-04061H	BUSINESS OBSERVER	Legal Advertising.		61.25	-4,780.74
Bill		12/30/2022	406410	DPGF M&C	Landscape Renewal and Replacement.		1,002.62	-5,783.36
Bill		01/01/2023	12344	RedTree Landscape Systems	Reference: Grounds Maintenance.		15,116.67	-20,900.03
Bill		01/01/2023	4683	VGlobalTech	Website Hosting and Management.		295.00	-21,195.03
Bill		01/01/2023	SE-21835	Steadfast Environmental	Pond and Lake Maintenance.		1,802.35	-22,997.38
Bill		01/01/2023	000291-R-0006	TAMPA BAY POO PATROL	Pet Waste Station Maintenance.		412.00	-23,409.38
Bill		01/01/2023	406496	DPGF M&C	District Management Services.		3,958.33	-27,367.71
Bill	Pmt - Check	01/03/2023	ACH1010323	TAMPA ELECTRIC	11/04/2022-12/06/2022 19451 Sunlake Bl Irr	186.00		-27,181.71
Bill	Pmt - Check	01/03/2023	ACH2010323	TAMPA ELECTRIC	11/04/2022-12/06/2022 3150 County Line Road W	52.30		-27,129.41
Bill	Pmt - Check	01/03/2023	ACH3010323	TAMPA ELECTRIC	11/04/2022-12/06/2022 19599 Double Tree Way	27.56		-27,101.85
Bill	Pmt - Check	01/03/2023	ACH501323	TAMPA ELECTRIC	11/04/2022-12/06/2022- 19420 Sunlake Bl Irr	31.06		-27,070.79
Bill	Pmt - Check	01/03/2023	ACH010323	TAMPA ELECTRIC	11/04/2022-12/06/2022 19640 Sunlake Blvd	365.05		-26,705.74
Bill	Pmt - Check	01/03/2023	ACH6010323	TAMPA ELECTRIC	11/06/2022-12/04/2022 19231 Sunlake Blvd	44.45		-26,661.29
Bill		01/04/2023	TM 475864	Yellowstone Landscape	VOID: fill in sink hole.	0.00		-26,661.29
Bill		01/04/2023	TM 475863	Yellowstone Landscape	Mulch Install 2022.		20,330.00	-46,991.29
Bill	Pmt - Check	01/05/2023	1647	U.S. Bank	VOID: Trustee Fees (9/01/2021-08/31/2022)	0.00		-46,991.29
Bill	Pmt - Check	01/05/2023	1648	U.S. Bank	Trustee Fees Series 2016 (9/01/22-08/31/23)	4,040.63		-42,950.66
Bill	Pmt - Check	01/06/2023	100044	RedTree Landscape Systems	Invoice: 12344 (Reference: Grounds Maintenance.)	15,116.67		-27,837.99
Bill	Pmt - Check	01/09/2023	100045	BUSINESS OBSERVER	Invoice: 22-04061H (Reference: Legal Advertising.)	61.25		-27,772.74
Bill	Pmt - Check	01/09/2023	100046	Steadfast Environmental	Invoice: SE-21835 (Reference: Pond and Lake Maintenance.)	1,802.35		-25,970.39
Bill	Pmt - Check	01/09/2023	100047	TAMPA BAY POO PATROL	Invoice: 000291-R-0006 (Reference: Pet Waste Station Maintenance.)	412.00		-25,558.39
Bill	Pmt - Check	01/09/2023	100048	VGlobalTech	Invoice: 4683 (Reference: Website Hosting and Management.)	295.00		-25,263.39
Bill		01/09/2023	23248	Himes Electrical Services, Inc	Landscape Irrigation.		223.41	-25,486.80
Bill		01/11/2023	TM 475864	Yellowstone Landscape	fill in sink hole.		1,270.00	-26,756.80
Bill		01/12/2023	211002774605-12/22	TAMPA ELECTRIC	11/04/2022-12/06/2022 19599 Double Tree Way	27.56		-26,784.36
Bill		01/12/2023	211002774365-JAN	TAMPA ELECTRIC	12/07/2022-01/06/2023 3150 County Line Road W	25.67		-26,810.03
Bill		01/12/2023	211002774605-JAN	TAMPA ELECTRIC	12/07/2022-01/06/2022 19599 Double Tree Way	30.97		-26,841.00
Bill		01/12/2023	211002773839-JAN	TAMPA ELECTRIC	12/07/2022-01/06/2023 19451 Sunlake Bl Irr	145.35		-26,986.35
Bill		01/12/2023	211002774050-JAN	TAMPA ELECTRIC	12/07-01/06/23 19640 Sunlake Blvd	395.93		-27,382.28
Bill		01/12/2023	211002774860-JAN	TAMPA ELECTRIC	12/07/22-01/07/23 19231 Sunlake Blvd	45.41		-27,427.69
Bill		01/12/2023	211002773607-JAN	TAMPA ELECTRIC	12/07/22-01/07/23- 19420 Sunlake Bl Irr	29.73		-27,457.42
Bill	Pmt - Check	01/13/2023	100050	DPGF M&C	Invoice: 406496 (Reference: District Management Services.)	3,958.33		-23,499.09
Bill		01/13/2023	23235	Himes Electrical Services, Inc	Replaced LED's.		555.00	-24,054.09
Bill	Pmt - Check	01/20/2023	100051	DPGF M&C	Invoice: 406410 (Reference: Landscape Renewal and Replacement.)	1,002.62		-23,051.47
Bill	Pmt - Check	01/20/2023	100052	Himes Electrical Services, Inc	Invoice: 23248 (Reference: Landscape Irrigation.) Invoice: 23235 (Reference: Repl	778.41		-22,273.06
Bill		01/20/2023	SE-21885	Steadfast Environmental	Construction to prevent further erosion.		2,400.00	-24,673.06
Bill		01/20/2023	7182	GNP SERVICES, CPA	Arbitrage Services.		500.00	-25,173.06
Bill		01/20/2023	099107	Engage PEO	BOS MTG 1/12/23		173.20	-25,346.26
Bill		01/20/2023	20231	Michael Kiely	BOS MTG 1/12/23		184.70	-25,530.96
Bill		01/20/2023	20231	Harikrishna Joshi	BOS MTG 1/12/23		184.70	-25,715.66
Bill		01/20/2023	20231	ANALINA MEDINA	BOS MTG 1/12/23		184.70	-25,900.36
Bill		01/20/2023	20231	EMMANUEL RAMOS	BOS MTG 1/12/23		184.70	-26,085.06
Bill	Pmt - Check	01/20/2023	12023ACH1	ANALINA MEDINA	BOS MTG 1/12/23	184.70		-25,900.36
Bill	Pmt - Check	01/20/2023	12023ACH2	EMMANUEL RAMOS	BOS MTG 1/12/23	184.70		-25,715.66
Bill	Pmt - Check	01/20/2023	12023ACH4	Engage PEO	BOS MTG 1/12/23	173.20		-25,542.46

STONEBRIER CDD

GENERAL LEDGER

FY2023

Acct	Type	Date	Num	Name	Memo	Debit	Credit	Balance
	Bill Pmt - Check	01/20/2023	7	Harikrishna Joshi	BOS MTG 1/12/23	184.70		-25,357.76
	Bill Pmt - Check	01/20/2023	12023ACH3	Michael Kiely	BOS MTG 1/12/23	184.70		-25,173.06
	Bill	01/23/2023	12435	RedTree Landscape Systems	Reserves		1,965.00	-27,138.06
	Bill Pmt - Check	01/24/2023	100049	Yellowstone Landscape		21,600.00		-5,538.06
	Bill Pmt - Check	01/27/2023	100053	GNP SERVICES, CPA	Invoice: 7182 (Reference: Arbitrage Services.)	500.00		-5,038.06
	Bill Pmt - Check	01/27/2023	100054	Steadfast Environmental	Invoice: SE-21885 (Reference: Construction to prevent further erosion..)	2,400.00		-2,638.06
	Bill Pmt - Check	01/27/2023	100055	RedTree Landscape Systems	Invoice: 12435 (Reference: Reserves - Irrigation repair/replacement.)	1,965.00		-673.06
	Bill	01/31/2023	3170033	Kutak Rock LLP	Professional legal Services Rendered.		1,614.16	-2,287.22
	Bill	02/01/2023	SE-21938	Steadfast Environmental	Routine Aquatic Maintenance.		1,802.35	-4,089.57
	Bill	02/01/2023	4732	VGlobalTech	Web Maintenance.		289.10	-4,378.67
	Bill	02/01/2023	12578	RedTree Landscape Systems	Landscape Maintenance.		15,116.67	-19,495.34
	Bill	02/01/2023	000291-R-0007	TAMPA BAY POO PATROL	Pet Waste Station Maintenance.		512.00	-20,007.34
	Bill	02/01/2023	407600	DPPG M&C	General Administration Services.		3,958.33	-23,965.67
	Bill Pmt - Check	02/02/2023	ACH1020223	TAMPA ELECTRIC	12/07/2022-01/06/2023 3150 County Line Road W	25.67		-23,940.00
	Bill Pmt - Check	02/02/2023	ACH2020223	TAMPA ELECTRIC	12/07/2022-01/06/2022 19599 Double Tree Way	30.97		-23,909.03
	Bill Pmt - Check	02/02/2023	ACH3020223	TAMPA ELECTRIC	12/07/2022-01/06/2023 19451 Sunlake Bl Irr	145.35		-23,763.68
	Bill Pmt - Check	02/02/2023	ACH4020223	TAMPA ELECTRIC	12/07-01/06/23 19640 Sunlake Blvd	395.93		-23,367.75
	Bill Pmt - Check	02/02/2023	ACH50020223	TAMPA ELECTRIC	12/07/22-01/07/23 19231 Sunlake Blvd	45.41		-23,322.34
	Bill Pmt - Check	02/02/2023	ACH6020223	TAMPA ELECTRIC	12/07/22-01/07/23- 19420 Sunlake Bl Irr	29.73		-23,292.61
	Bill Pmt - Check	02/06/2023	100056	Kutak Rock LLP	Invoice: 3170033 (Reference: Professional legal Services Rendered.)	1,614.16		-21,678.45
	Bill Pmt - Check	02/06/2023	100057	Steadfast Environmental	Invoice: SE-21938 (Reference: Routine Aquatic Maintenance.)	1,802.35		-19,876.10
	Bill Pmt - Check	02/06/2023	100058	VGlobalTech	Invoice: 4732 (Reference: Web Maintenance.)	289.10		-19,587.00
	Bill Pmt - Check	02/06/2023	100059	RedTree Landscape Systems	Invoice: 12578 (Reference: Landscape Maintenance.)	15,116.67		-4,470.33
	Bill	02/08/2023	23322	Himes Electrical Services, Inc	Entry and Walls Maintenance.		151.25	-4,621.58
	Bill	02/10/2023	211002773607-FEB	TAMPA ELECTRIC	1/07/23-02/06/23- 19420 Sunlake Bl Irr		24.41	-4,645.99
	Bill	02/10/2023	211002774605-FEB	TAMPA ELECTRIC	1/07/2023-02/06/2023 19599 Double Tree Way		32.94	-4,678.93
	Bill	02/10/2023	211002774050-FEB	TAMPA ELECTRIC	1/07-02/06/23 19640 Sunlake Blvd		747.46	-5,426.39
	Bill	02/10/2023	211002774365-FEB	TAMPA ELECTRIC	1/07/2023-02/07/2023 3150 County Line Road W		25.40	-5,451.79
	Bill	02/10/2023	211002774860-FEB	TAMPA ELECTRIC	1/06/23- 02/07/23 19231 Sunlake Blvd		44.43	-5,496.22
	Bill	02/10/2023	211002773839-FEB	TAMPA ELECTRIC	1/06/2023-02/07/2023 19451 Sunlake Bl Irr		116.24	-5,612.46
	Bill Pmt - Check	02/16/2023	100060	TAMPA BAY POO PATROL	Invoice: 000291-R-0007 (Reference: Pet Waste Station Maintenance.)	512.00		-5,100.46
	Bill Pmt - Check	02/16/2023	100061	Himes Electrical Services, Inc	Invoice: 23322 (Reference: Entry and Walls Maintenance.)	151.25		-4,949.21
	Bill	02/16/2023	12671	RedTree Landscape Systems	Landscape Irrigation Repairs.		932.75	-5,881.96
	Bill	02/17/2023	20232	Kristyn Fada	BOS MTG 2/9/23		184.70	-6,066.66
	Bill	02/17/2023	20232	Harikrishna Joshi	BOS MTG 2/9/23		184.70	-6,251.36
	Bill	02/17/2023	20232	Michael Kiely	BOS MTG 2/9/23		184.70	-6,436.06
	Bill	02/17/2023	20232	ANALINA MEDINA	BOS MTG 2/9/23		184.70	-6,620.76
	Bill	02/17/2023	20232	EMMANUEL RAMOS	BOS MTG 2/9/23		184.70	-6,805.46
	Bill	02/17/2023	099773	Engage PEO	BOS MTG 2/9/23		204.60	-7,010.06
	Bill Pmt - Check	02/17/2023	21723ACH1	ANALINA MEDINA	BOS MTG 2/9/23	184.70		-6,825.36
	Bill Pmt - Check	02/17/2023	21723ACH2	EMMANUEL RAMOS	BOS MTG 2/9/23	184.70		-6,640.86
	Bill Pmt - Check	02/17/2023	21723ACH4	Engage PEO	BOS MTG 2/9/23	204.60		-6,436.06
	Bill Pmt - Check	02/17/2023	9	Harikrishna Joshi	BOS MTG 2/9/23	184.70		-6,251.36
	Bill Pmt - Check	02/17/2023	8	Kristyn Fada	BOS MTG 2/9/23	184.70		-6,066.66
	Bill Pmt - Check	02/17/2023	21723ACH3	Michael Kiely	BOS MTG 2/9/23	184.70		-5,881.96
	Bill Pmt - Check	02/21/2023	100062	DPPG M&C	Invoice: 407600 (Reference: General Administration Services.)	3,958.33		-1,923.63
	Bill	02/21/2023	3182155	Kutak Rock LLP	Professional Legal Services.		2,919.29	-4,842.92
	Bill	02/24/2023	23-00561H	BUSINESS OBSERVER	Legal Advertising.		61.25	-4,904.17
	Bill Pmt - Check	02/27/2023	100063	BUSINESS OBSERVER	Invoice: 23-00561H (Reference: Legal Advertising.)	61.25		-4,842.92
	Bill Pmt - Check	02/27/2023	100064	Kutak Rock LLP	Invoice: 3182155 (Reference: Professional Legal Services.)	2,919.29		-1,923.63
	Bill Pmt - Check	02/27/2023	100065	RedTree Landscape Systems	Invoice: 12671 (Reference: Landscape Irrigation Repairs.)	932.75		-990.88
Total 1202000 - Accounts Payable						335,235.55	319,881.84	-990.88
1202100 - Accrued Expenses								-6,510.25
General Journal		11/03/2022	377R	Stantec Consulting Services, Inc	Prof engineering services june-sept 2022 billed in nov 22	6,510.25		0.00
Total 1202100 - Accrued Expenses						6,510.25	0.00	0.00
1207000 - Due To								0.00
1207001 - GF - Due to DS 2016								0.00
General Journal		10/01/2022	338	HILLSBOROUGH TAX COLLECTOR	FY 2021 Excess Fees		3,571.06	-3,571.06
General Journal		11/30/2022	376		FY 2023 Tax Collections		103,472.18	-107,043.24
General Journal		12/31/2022	376		FY 2023 Tax Collections		314,145.88	-421,189.12
General Journal		01/30/2023	376		FY 2023 Tax Collections		9,092.74	-430,281.86
General Journal		02/28/2023	377		FY 2023 Tax Collections		5,663.64	-435,945.50
Total 1207001 - GF - Due to DS 2016						0.00	435,945.50	-435,945.50
1207002 - GF - Due to CRF								0.00
General Journal		11/30/2022	376		FY 2023 Tax Collections		41,126.38	-41,126.38
General Journal		12/31/2022	376		FY 2023 Tax Collections		124,861.42	-165,987.80
General Journal		01/30/2023	376		FY 2023 Tax Collections		3,614.03	-169,601.83
General Journal		02/28/2023	377		FY 2023 Tax Collections		2,251.09	-171,852.92
Total 1207002 - GF - Due to CRF						0.00	171,852.92	-171,852.92
1207003 - CRF - Due to GF								0.00
General Journal		01/31/2023	377		To move reserve expenses to correct fund and create due to GF (until we have a Rsv Bank acct)		9,315.00	-9,315.00
General Journal		01/31/2023	377		To move reserve expenses to correct fund and create due to GF (until we have a Rsv Bank acct)		29,800.00	-39,115.00
Total 1207003 - CRF - Due to GF						0.00	39,115.00	-39,115.00
Total 1207000 - Due To						0.00	646,913.42	-646,913.42
1218005 - Customer Deposits								-1,000.00
Total 1218005 - Customer Deposits								-1,000.00
1223000 - Deferred Revenue On-Roll								0.00
General Journal		10/01/2022	375	HILLSBOROUGH TAX COLLECTOR	FY 2021 On Roll Assessment Accrual		452,222.48	-452,222.48
General Journal		10/01/2022	375	HILLSBOROUGH TAX COLLECTOR	FY 2021 On Roll Assessment Accrual		177,045.00	-629,267.48
General Journal		11/30/2022	376		FY 2023 Tax Collections	105,048.28		-524,219.20
General Journal		11/30/2022	376		FY 2023 Tax Collections	41,126.38		-483,092.82
General Journal		12/31/2022	376		FY 2023 Tax Collections	318,931.00		-164,161.82
General Journal		12/31/2022	376		FY 2023 Tax Collections	124,861.42		-39,300.40
General Journal		01/30/2023	376		FY 2023 Tax Collections	9,231.25		-30,069.15
General Journal		01/30/2023	376		FY 2023 Tax Collections	3,614.03		-26,455.12
General Journal		02/28/2023	377		FY 2023 Tax Collections	5,749.90		-20,705.22
General Journal		02/28/2023	377		FY 2023 Tax Collections	2,251.09		-18,454.13
Total 1223000 - Deferred Revenue On-Roll						610,813.35	629,267.48	-18,454.13
3232000 - Deferred Revenue On Roll DS 202								0.00
General Journal		10/01/2022	375	HILLSBOROUGH TAX COLLECTOR	FY 2021 On Roll Assessment Accrual		445,437.50	-445,437.50
General Journal		11/30/2022	376		FY 2023 Tax Collections	103,472.18		-341,965.32
General Journal		12/31/2022	376		FY 2023 Tax Collections	314,145.88		-27,819.44
General Journal		01/30/2023	376		FY 2023 Tax Collections	9,092.74		-18,726.70
General Journal		02/28/2023	377		FY 2023 Tax Collections	5,663.64		-13,063.06
Total 3232000 - Deferred Revenue On Roll DS 202						432,374.44	445,437.50	-13,063.06
1271200 - FB - Non spendable								-873.22
Total 1271200 - FB - Non spendable								-873.22
1271550 - FB Assigned - Operating Capital								-85,104.00
Total 1271550 - FB Assigned - Operating Capital								-85,104.00
1271582 - FB Assigned - R&R FY 2016								-45,805.00

STONEBRIER CDD
GENERAL LEDGER
FY2023

Acct	Type	Date	Num	Name	Memo	Debit	Credit	Balance	
	Bill	10/28/2022	202210	ZACHERY CAMPBELL	BOS MTG 10/20/22	184.70		184.70	
	Bill	10/28/2022	202210	Kristyn Fada	BOS MTG 10/20/22	184.70		369.40	
	Bill	10/28/2022	202210	Michael Kiely	BOS MTG 10/20/22	184.70		554.10	
	Bill	10/28/2022	202210	ANALINA MEDINA	BOS MTG 10/20/22	184.70		738.80	
	Bill	10/28/2022	202210	EMMANUEL RAMOS	BOS MTG 10/20/22	184.70		923.50	
	Bill	10/28/2022	097175	Engage PEO	BOS MTG 10/20/22	76.50		1,000.00	
	Bill	11/18/2022	202211	Michael Kiely	BOS MTG 11/10/22	184.70		1,184.70	
	Bill	11/18/2022	202211	ANALINA MEDINA	BOS MTG 11/10/22	184.70		1,369.40	
	Bill	11/18/2022	202211	EMMANUEL RAMOS	BOS MTG 11/18/22	184.70		1,554.10	
	Bill	11/18/2022	097597	Engage PEO	BOS MTG 11/18/22	45.90		1,600.00	
	Bill	12/16/2022	098279	Engage PEO	BOS MTG 12/8/22	45.90		1,645.90	
	Bill	12/16/2022	202212	Kristyn Fada	BOS MTG 12/8/22	184.70		1,830.60	
	Bill	12/16/2022	202212	Michael Kiely	BOS MTG 12/8/22	184.70		2,015.30	
	Bill	12/16/2022	202212	ANALINA MEDINA	BOS MTG 12/8/22	184.70		2,200.00	
	Bill	01/20/2023	099107	Engage PEO	BOS MTG 1/12/23	61.20		2,261.20	
	Bill	01/20/2023	20231	Michael Kiely	BOS MTG 1/12/23	184.70		2,445.90	
	Bill	01/20/2023	20231	Harikrishna Joshi	BOS MTG 1/12/23	184.70		2,630.60	
	Bill	01/20/2023	20231	ANALINA MEDINA	BOS MTG 1/12/23	184.70		2,815.30	
	Bill	01/20/2023	20231	EMMANUEL RAMOS	BOS MTG 1/12/23	184.70		3,000.00	
	Bill	02/17/2023	20232	Kristyn Fada	BOS MTG 2/9/23	184.70		3,184.70	
	Bill	02/17/2023	20232	Harikrishna Joshi	BOS MTG 2/9/23	184.70		3,369.40	
	Bill	02/17/2023	20232	Michael Kiely	BOS MTG 2/9/23	184.70		3,554.10	
	Bill	02/17/2023	20232	ANALINA MEDINA	BOS MTG 2/9/23	184.70		3,738.80	
	Bill	02/17/2023	20232	EMMANUEL RAMOS	BOS MTG 2/9/23	184.70		3,923.50	
	Bill	02/17/2023	099773	Engage PEO	BOS MTG 2/9/23	76.50		4,000.00	
	Total 1511001 - Board of Supervisors Salaries						4,000.00	0.00	4,000.00
	1511115 - Payroll Taxes								0.00
	Bill	10/28/2022	097175	Engage PEO	BOS MTG 10/20/22	76.50		76.50	
	Bill	11/18/2022	097597	Engage PEO	BOS MTG 11/18/22	45.90		122.40	
	Bill	12/16/2022	098279	Engage PEO	BOS MTG 12/8/22	45.90		168.30	
	Bill	01/20/2023	099107	Engage PEO	BOS MTG 1/12/23	61.20		229.50	
	Bill	02/17/2023	099773	Engage PEO	BOS MTG 2/9/23	76.50		306.00	
	Total 1511115 - Payroll Taxes						306.00	0.00	306.00
	1511117 - Payroll Services Fee								0.00
	Bill	10/28/2022	097175	Engage PEO	P/R Fee	50.00		50.00	
	Bill	11/18/2022	097597	Engage PEO	P/R Fee	50.00		100.00	
	Bill	12/16/2022	098279	Engage PEO	P/R Fee	50.80		150.80	
	Bill	01/20/2023	099107	Engage PEO	P/R Fee	50.80		201.60	
	Bill	02/17/2023	099773	Engage PEO	P/R Fee	51.60		253.20	
	Total 1511117 - Payroll Services Fee						253.20	0.00	253.20
	1511125 - Management Consulting Services								0.00
	Bill	10/01/2022	403525	DPFG M&C	Management Services.	1,000.00		1,000.00	
	Bill	11/01/2022	404430	DPFG M&C	Management Consulting services	1,000.00		2,000.00	
	Bill	12/01/2022	405588	DPFG M&C	Monthly Management fees.	1,000.00		3,000.00	
	Bill	01/01/2023	406496	DPFG M&C	District Management Services.	1,000.00		4,000.00	
	Bill	02/01/2023	407600	DPFG M&C	General Administration Services.	1,000.00		5,000.00	
	Total 1511125 - Management Consulting Services						5,000.00	0.00	5,000.00
	1511135 - General Administrative								0.00
	Bill	10/01/2022	403525	DPFG M&C	Management Services.	833.33		833.33	
	Bill	11/01/2022	404430	DPFG M&C	General administrative	833.33		1,666.66	
	Bill	12/01/2022	405588	DPFG M&C	Monthly Management fees.	833.33		2,499.99	
	Bill	01/01/2023	406496	DPFG M&C	District Management Services.	833.33		3,333.32	
	Bill	02/01/2023	407600	DPFG M&C	General Administration Services.	833.33		4,166.65	
	Total 1511135 - General Administrative						4,166.65	0.00	4,166.65
	1511141 - Accounting Svcs								0.00
	Bill	10/01/2022	403525	DPFG M&C	Management Services.	833.34		833.34	
	Bill	11/01/2022	404430	DPFG M&C	Accounting	833.34		1,666.68	
	Bill	12/01/2022	405588	DPFG M&C	Monthly Management fees.	833.34		2,500.02	
	Bill	01/01/2023	406496	DPFG M&C	District Management Services.	833.34		3,333.36	
	Bill	02/01/2023	407600	DPFG M&C	General Administration Services.	833.34		4,166.70	
	Total 1511141 - Accounting Svcs						4,166.70	0.00	4,166.70
	1511165 - Assessment Roll Preparation								0.00
	Bill	10/01/2022	403525	DPFG M&C	Management Services.	458.33		458.33	
	Bill	11/01/2022	404430	DPFG M&C	Assesment Administration	458.33		916.66	
	Bill	12/01/2022	405588	DPFG M&C	Monthly Management fees.	458.33		1,374.99	
	Bill	01/01/2023	406496	DPFG M&C	District Management Services.	458.33		1,833.32	
	Bill	02/01/2023	407600	DPFG M&C	General Administration Services.	458.33		2,291.65	
	Total 1511165 - Assessment Roll Preparation						2,291.65	0.00	2,291.65
	1511175 - Miscellaneous								0.00
	Bill	11/30/2022	115	Heritage Harbor Golf & Country Club	Room rental. Check Stub Notes: Room Rental.	225.00		225.00	
	Total 1511175 - Miscellaneous						225.00	0.00	225.00
	1511190 - Regulatory & Permit Fees								0.00
	Bill	10/03/2022	86898	FLORIDA DEPT OF ECONOMIC OPPOR	FY 2022/2023 Special District Fee Invoice/Update Form	175.00		175.00	
	Total 1511190 - Regulatory & Permit Fees						175.00	0.00	175.00
	1511200 - Legal Advertising								0.00
	Bill	11/25/2022	22-03740H	BUSINESS OBSERVER	Legal advertising- Board of supervisors meeting.	61.25		61.25	
	Bill	12/30/2022	22-04061H	BUSINESS OBSERVER	Legal Advertising.	61.25		122.50	
	Bill	02/24/2023	23-00561H	BUSINESS OBSERVER	Legal Advertising.	61.25		183.75	
	Total 1511200 - Legal Advertising						183.75	0.00	183.75
	1511220 - Profserv - Engineering Services								0.00
	Bill	11/03/2022	1998445	Stantec Consulting Services, Inc	Reference: Engineering Services.	8,391.51		8,391.51	
	General Journal	11/03/2022	377R	Stantec Consulting Services, Inc	Reverse of GJE 377 -- Prof engineering services june-sept 2022		6,510.25	1,881.26	
	Bill	11/30/2022	2010520	Stantec Consulting Services, Inc	Professional Engineering services.	855.00		2,736.26	
	Bill	12/12/2022	2017121	Stantec Consulting Services, Inc	Professional Engineering Services.	618.75		3,355.01	
	Total 1511220 - Profserv - Engineering Services						9,865.26	6,510.25	3,355.01
	1511240 - Profserv - Legal Services								0.00
	Bill	11/23/2022	3141162	Kutak Rock LLP	Professional Legal Services.	7,087.99		7,087.99	
	Bill	12/20/2022	3155893	Kutak Rock LLP	General Counsel.	2,880.50		9,968.49	
	Bill	01/31/2023	3170033	Kutak Rock LLP	Professional legal Services Rendered.	1,614.16		11,582.65	
	Bill	02/21/2023	3182155	Kutak Rock LLP	Professional Legal Services.	2,919.29		14,501.94	
	Total 1511240 - Profserv - Legal Services						14,501.94	0.00	14,501.94
	1511260 - Website Hosting & Management								0.00
	Bill	10/01/2022	4395	VGlobalTech	Web Maintenance.	200.00		200.00	
	Bill	11/01/2022	4476	VGlobalTech	Website Hosting and management	200.00		400.00	
	Bill	12/01/2022	4603	VGlobalTech	Web Maintenance.	200.00		600.00	
	Bill	01/01/2023	4683	VGlobalTech	Website Hosting and Management.	200.00		800.00	
	Bill	02/01/2023	4732	VGlobalTech	Web Maintenance.	194.10		994.10	
	Total 1511260 - Website Hosting & Management						994.10	0.00	994.10
	1511270 - E-Mail								0.00

STONEBRIER CDD

GENERAL LEDGER

FY2023

Acct	Type	Date	Num	Name	Memo	Debit	Credit	Balance
	Bill	10/01/2022	4395	VGlobalTech	Web Maintenance.	95.00		95.00
	Bill	10/30/2022	Oct Bill	GOOGLE INC.	Email Summary for Oct 2022	72.00		167.00
	Bill	11/01/2022	4476	VGlobalTech	email	95.00		262.00
	Bill	11/15/2022	Nov Bill	GOOGLE INC.	Email Summary for Nov 2022	43.20		305.20
	Bill	12/01/2022	4603	VGlobalTech	Web Maintenance.	95.00		400.20
	Bill	01/01/2023	4683	VGlobalTech	Website Hosting and Management.	95.00		495.20
	Bill	02/01/2023	4732	VGlobalTech	Web Maintenance.	95.00		590.20
Total 1511270 - E-Mail						590.20	0.00	590.20
1511280 - Insurance- General Liability								0.00
	Bill	10/01/2022	16800	EGIS INSURANCE & RISK ADVISORS	Insurance Policy #100122103 10/1/22 - 10/1/23	8,469.00		8,469.00
Total 1511280 - Insurance- General Liability						8,469.00	0.00	8,469.00
1511300 - Miscellaneous Services								0.00
	Bill	12/30/2022	406410	DPFG M&C	Landscape Renewal and Replacement.	115.80		115.80
Total 1511300 - Miscellaneous Services						115.80	0.00	115.80
Total 1100000 - Administrative						55,304.25	6,510.25	48,794.00
1130000 - Debt Service Administration								0.00
1513030 - Trustee Fees								0.00
	Bill	10/01/2022	6672132	U.S. Bank	Trustee Fees and incidental expenses (9/01/22-09/30/22)	336.22		336.22
	General Journal	10/01/2022	378	US BANK	To move prepaid trustee fees into FY22-23 (10/1/2022-8/31/2023)	3,704.41		4,040.63
Total 1513030 - Trustee Fees						4,040.63	0.00	4,040.63
1513040 - Dissemination Agent								0.00
	Bill	10/14/2022	403565	DPFG M&C	Dissemination Agent.	1,500.00		1,500.00
Total 1513040 - Dissemination Agent						1,500.00	0.00	1,500.00
1513120 - Arbitrage								0.00
	Bill	01/20/2023	7182	GNP SERVICES, CPA	Arbitrage Services.	500.00		500.00
Total 1513120 - Arbitrage						500.00	0.00	500.00
Total 1130000 - Debt Service Administration						6,040.63	0.00	6,040.63
1160000 - Field Operations								0.00
1530020 - Entry & Walls Maintenance								0.00
	Bill	12/30/2022	406410	DPFG M&C	Landscape Renewal and Replacement.	317.58		317.58
	Bill	01/13/2023	23235	Himes Electrical Services, Inc	Replaced LED's.	555.00		872.58
	Bill	02/08/2023	23322	Himes Electrical Services, Inc	Entry and Walls Maintenance.	151.25		1,023.83
Total 1530020 - Entry & Walls Maintenance						1,023.83	0.00	1,023.83
1530040 - Electricity General								0.00
	Bill	10/11/2022	211002774860-10/22	TAMPA ELECTRIC	09/07/2022-10/04/2022 19231 Sunlake Blvd	40.17		40.17
	Bill	10/11/2022	211002773839-10/22	TAMPA ELECTRIC	09/07/2022-10/05/2022 19451 Sunlake Bl Irr	137.09		177.26
	Bill	10/11/2022	211002774050-10/22	TAMPA ELECTRIC	09/07/2022-10/05/2022 19640 Sunlake Blvd	133.43		310.69
	Bill	10/11/2022	211002774365-10/22	TAMPA ELECTRIC	09/07/2022-10/04/2022 3150 County Line Road W	39.93		350.62
	Bill	10/11/2022	211002773607-10/22	TAMPA ELECTRIC	09/07/2022-10/05/2022- 19420 Sunlake Bl Irr	22.67		373.29
	Bill	10/11/2022	211002774605-10/22	TAMPA ELECTRIC	09/07/2022-10/05/2022 19599 Double Tree Way	34.79		408.08
	Bill	11/09/2022	211002774605-11/22	TAMPA ELECTRIC	10/06/2022-11/03/2022 19599 Double Tree Way	38.47		446.55
	Bill	11/09/2022	211002773607-11/22	TAMPA ELECTRIC	10/06/2022-11/03/2022- 19420 Sunlake Bl Irr	22.80		469.35
	Bill	11/09/2022	211002774860-11/22	TAMPA ELECTRIC	10/06/2022-11/03/2022 19231 Sunlake Blvd	40.17		509.52
	Bill	11/09/2022	211002774365-11/22	TAMPA ELECTRIC	10/06/2022-11/03/2022 3150 County Line Road W	24.02		533.54
	Bill	11/09/2022	211002774050-11/22	TAMPA ELECTRIC	10/06/2022-11/03/2022 19640 Sunlake Blvd	318.10		851.64
	Bill	11/09/2022	211002773839-11/22	TAMPA ELECTRIC	10/06/2022-11/03/2022 19451 Sunlake Bl Irr	101.50		953.14
	Bill	12/12/2022	211002773839-12/22	TAMPA ELECTRIC	11/04/2022-12/06/2022 19451 Sunlake Bl Irr	193.92		1,147.06
	Bill	12/12/2022	211002774365-12/22	TAMPA ELECTRIC	11/04/2022-12/06/2022 3150 County Line Road W	53.77		1,200.83
	Bill	12/12/2022	211002774050-12/22	TAMPA ELECTRIC	11/04/2022-12/06/2022 19640 Sunlake Blvd	368.29		1,569.12
	Bill	12/12/2022	211002773607-12/22	TAMPA ELECTRIC	11/04/2022-12/06/2022- 19420 Sunlake Bl Irr	33.22		1,602.34
	Bill	12/12/2022	211002774860-12/22	TAMPA ELECTRIC	11/06/2022-12/04/2022 19231 Sunlake Blvd	45.95		1,648.29
	Bill	12/12/2022	211002773607-12/22	TAMPA ELECTRIC	Misc. Credit		2.16	1,646.13
	Bill	12/12/2022	211002773839-12/22	TAMPA ELECTRIC	Misc. credit		7.92	1,638.21
	Bill	12/12/2022	211002774050-12/22	TAMPA ELECTRIC	Misc.Credit		3.24	1,634.97
	Bill	12/12/2022	211002774365-12/22	TAMPA ELECTRIC	Misc.Credit		1.47	1,633.50
	Bill	12/12/2022	211002774860-12/22	TAMPA ELECTRIC	Misc.Credit		1.50	1,632.00
	Bill	01/12/2023	211002774605-12/22	TAMPA ELECTRIC	11/04/2022-12/06/2022 19599 Double Tree Way	31.37		1,663.37
	Bill	01/12/2023	211002774365-JAN	TAMPA ELECTRIC	12/07/2022-01/06/2023 3150 County Line Road W	25.67		1,689.04
	Bill	01/12/2023	211002774605-JAN	TAMPA ELECTRIC	12/07/2022-01/06/2022 19599 Double Tree Way	30.97		1,720.01
	Bill	01/12/2023	211002773839-JAN	TAMPA ELECTRIC	12/07/2022-01/06/2023 19451 Sunlake Bl Irr	145.35		1,865.36
	Bill	01/12/2023	211002774050-JAN	TAMPA ELECTRIC	12/07-01/06/23 19640 Sunlake Blvd	395.93		2,261.29
	Bill	01/12/2023	211002774860-JAN	TAMPA ELECTRIC	12/07/22-01/07/23 19231 Sunlake Blvd	45.41		2,306.70
	Bill	01/12/2023	211002773607-JAN	TAMPA ELECTRIC	12/07/22-01/07/23- 19420 Sunlake Bl Irr	29.73		2,336.43
	Bill	01/12/2023	211002774605-12/22	TAMPA ELECTRIC	Misc.Credit		3.81	2,332.62
	Bill	02/10/2023	211002773607-FEB	TAMPA ELECTRIC	1/07/23-02/06/23- 19420 Sunlake Bl Irr	24.41		2,357.03
	Bill	02/10/2023	211002774605-FEB	TAMPA ELECTRIC	1/07/2023-02/06/2023 19599 Double Tree Way	32.94		2,389.97
	Bill	02/10/2023	211002774050-FEB	TAMPA ELECTRIC	1/07-02/06/23 19640 Sunlake Blvd	747.46		3,137.43
	Bill	02/10/2023	211002774365-FEB	TAMPA ELECTRIC	1/07/2023-02/07/2023 3150 County Line Road W	25.40		3,162.83
	Bill	02/10/2023	211002774860-FEB	TAMPA ELECTRIC	1/06/23- 02/07/23 19231 Sunlake Blvd	44.43		3,207.26
	Bill	02/10/2023	211002773839-FEB	TAMPA ELECTRIC	1/06/2023-02/07/2023 19451 Sunlake Bl Irr	116.24		3,323.50
Total 1530040 - Electricity General						3,343.80	20.10	3,323.50
1530060 - Pond & Lake Maint.								0.00
	Bill	10/01/2022	SE-21541	Steadfast Environmental	Routine Aquatic Maintenance.	1,802.35		1,802.35
	Bill	11/01/2022	SE-21634	Steadfast Environmental	Reference: Routine Aquatic Maintenance Pond Spraying Nov.	1,802.35		3,604.70
	Bill	12/01/2022	SE-21724	Steadfast Environmental	Routine Aquatic Maintenance.	1,802.35		5,407.05
	Bill	01/01/2023	SE-21835	Steadfast Environmental	Pond and Lake Maintenance.	1,802.35		7,209.40
	Bill	02/01/2023	SE-21938	Steadfast Environmental	Routine Aquatic Maintenance.	1,802.35		9,011.75
Total 1530060 - Pond & Lake Maint.						9,011.75	0.00	9,011.75
1530120 - Landscape Maintenance								0.00
	Bill	10/01/2022	TM 439201	Yellowstone Landscape	Monthly Landscape For OCT 2022	17,258.08		17,258.08
	Bill	11/01/2022	TM 446966	Yellowstone Landscape	Reference: Monthly Landscape Maintenance November.	17,258.08		34,516.16
	Bill	11/30/2022	TM 462716	Yellowstone Landscape	Extra Winter Annuals (sign & Bridge).	2,828.00		37,344.16
	Bill	12/12/2022	12202	RedTree Landscape Systems	Landscape Maintenance.	7,558.33		44,902.49
	Bill	01/01/2023	12344	RedTree Landscape Systems	Reference: Grounds Maintenance.	15,116.67		60,019.16
	Bill	01/04/2023	TM 475863	Yellowstone Landscape	Mulch Install 2022.	20,330.00		80,349.16
	Bill	02/01/2023	12578	RedTree Landscape Systems	Landscape Maintenance.	15,116.67		95,465.83
Total 1530120 - Landscape Maintenance						95,465.83	0.00	95,465.83
1530140 - Landscape Renewal & Replacement								0.00
	Bill	12/30/2022	406410	DPFG M&C	Landscape Renewal and Replacement.	569.24		569.24
	Bill	01/04/2023	TM 475864	Yellowstone Landscape	fill in sink hole.	0.00		569.24
	Bill	01/11/2023	TM 475864	Yellowstone Landscape	fill in sink hole.	1,270.00		1,839.24
Total 1530140 - Landscape Renewal & Replacement						1,839.24	0.00	1,839.24
1530160 - Landscape Irrigation								0.00
	Bill	01/09/2023	23248	Himes Electrical Services, Inc	Landscape Irrigation.	223.41		223.41
	Bill	02/16/2023	12671	RedTree Landscape Systems	Landscape Irrigation Repairs.	932.75		1,156.16
Total 1530160 - Landscape Irrigation						1,156.16	0.00	1,156.16
1530205 - Holiday Decorations								0.00
	Bill	10/03/2022	192922	Illuminations Holiday Lighting	Holiday Lighting and decoration 50% Deposit.	5,375.00		5,375.00
	Bill	12/08/2022	1921222	Illuminations Holiday Lighting	Final payment for 2022 Holiday décor.	5,375.00		10,750.00

STONEBRIER CDD
GENERAL LEDGER
FY2023

Acct	Type	Date	Num	Name	Memo	Debit	Credit	Balance
Total 1530205 · Holiday Decorations						10,750.00	0.00	10,750.00
1530250 · Pet Waste Station Maintenance								0.00
	Bill	10/01/2022	000291-R-0003	TAMPA BAY POO PATROL	Pet Waste Station Maintenance.	347.00		347.00
	Bill	11/01/2022	000291-R-0004	TAMPA BAY POO PATROL	Pet Waste Station Maintenance.	347.00		694.00
	Bill	12/01/2022	000291-R-0005	TAMPA BAY POO PATROL	Pet waste station maintenance and trash can services.	347.00		1,041.00
	Bill	01/01/2023	000291-R-0006	TAMPA BAY POO PATROL	Pet Waste Station Maintenance.	347.00		1,388.00
	Bill	02/01/2023	000291-R-0007	TAMPA BAY POO PATROL	Pet Waste Station Maintenance.	412.00		1,800.00
Total 1530250 · Pet Waste Station Maintenance						1,800.00	0.00	1,800.00
1530260 · Porter Services								0.00
	Bill	10/01/2022	000291-R-0003	TAMPA BAY POO PATROL	Pet Waste Station Maintenance.	65.00		65.00
	Bill	11/01/2022	000291-R-0004	TAMPA BAY POO PATROL	Pet Waste Station Maintenance.	65.00		130.00
	Bill	12/01/2022	000291-R-0005	TAMPA BAY POO PATROL	Pet waste station maintenance and trash can services.	65.00		195.00
	Bill	01/01/2023	000291-R-0006	TAMPA BAY POO PATROL	Pet Waste Station Maintenance.	65.00		260.00
	Bill	02/01/2023	000291-R-0007	TAMPA BAY POO PATROL	Pet Waste Station Maintenance.	100.00		360.00
Total 1530260 · Porter Services						360.00	0.00	360.00
1160000 · Field Operations - Other								0.00
	Bill	10/01/2022	403525	DPPFG M&C	Management Services.	833.33		833.33
	Bill	11/01/2022	404430	DPPFG M&C	Field operation	833.33		1,666.66
	Bill	12/01/2022	405588	DPPFG M&C	Monthly Management fees.	833.33		2,499.99
	Bill	01/01/2023	406496	DPPFG M&C	District Management Services.	833.33		3,333.32
	Bill	02/01/2023	407600	DPPFG M&C	General Administration Services.	833.33		4,166.65
Total 1160000 · Field Operations - Other						4,166.65	0.00	4,166.65
Total 1160000 · Field Operations						128,917.06	20.10	128,896.96
1190000 · Capital Improvements								0.00
	Bill	11/18/2022	11944	RedTree Landscape Systems	IRRIGATION PROPOSAL - to replace 7.5hp Sub Motor.	4,950.00		4,950.00
	Bill	01/20/2023	SE-21885	Steadfast Environmental	Construction to prevent further erosion.	2,400.00		7,350.00
	Bill	01/23/2023	12435	RedTree Landscape Systems	Reserves	1,965.00		9,315.00
	General Journal	01/31/2023	377		To move reserve expenses to correct fund and create due to GF (until we have a Rsv	9,315.00		18,630.00
	General Journal	01/31/2023	377		To move reserve expenses to correct fund and create due to GF (until we have a Rsv Bank acct)		9,315.00	9,315.00
Total 1190000 · Capital Improvements						18,630.00	9,315.00	9,315.00
1574100 · Renewal & Replacement Reserve								0.00
	Bill	11/09/2022	4240	Ken Avery Painting Inc.	1st Draw for repainting monument signs.	7,500.00		7,500.00
	Bill	11/22/2022	4245	Ken Avery Painting Inc.	Reference: 2nd draw for repainting.	15,000.00		22,500.00
	Bill	12/02/2022	4247	Ken Avery Painting Inc.	Final draw for repainting monument signs.	7,300.00		29,800.00
	General Journal	01/31/2023	377		To move reserve expenses to correct fund and create due to GF (until we have a Rsv	29,800.00		59,600.00
	General Journal	01/31/2023	377		To move reserve expenses to correct fund and create due to GF (until we have a Rsv Bank acct)		29,800.00	29,800.00
Total 1574100 · Renewal & Replacement Reserve						59,600.00	29,800.00	29,800.00
3517720 · Interest Expense DS 2016								0.00
	Bill	11/30/2022	110122	US BANK	debt service payment due 11/1/22	90,525.00		90,525.00
Total 3517720 · Interest Expense DS 2016						90,525.00	0.00	90,525.00

EXHIBIT 7

RedTree Landscape Systems

5532 Auld Lane

Holiday, FL 34690

727-810-4464

service@redtreelandscape.system

s

redtreelandscapesystems.com

Invoice 12925



BILL TO

Tish Dobson
Stonebrier CDD
c/o DPGF Management &
Consulting LLC
250 International Parkway,
Suite 208
Lake Mary, FL 32746

DATE 02/28/2023	PLEASE PAY \$7,950.00	DUE DATE 02/28/2023
--------------------	---------------------------------	------------------------

ACTIVITY	QTY	RATE	AMOUNT
Completed:			
IRRIGATION PROPOSAL - WELL B - COUNTY LINE ROAD			
Sales 7.5hp Groundless motor - 230v 3ph	1		0.00
Sales ESP - 100 mag starter	1		0.00
10/3 cable - 70 feet			
Sales splice kit	1		0.00
Sales 2" pvb	1		0.00
Sales Price - including labor to pull pump and reinstall			7,950.00
3 year warranty on motor			
1 year warranty on starter and labor			
If pump end is needed - add \$2,575.00			

TOTAL DUE

\$7,950.00

THANK YOU.

KUTAK ROCK LLP

TALLAHASSEE, FLORIDA

Telephone 404-222-4600

Facsimile 404-222-4654

Federal ID 47-0597598

February 21, 2023

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. 3182155

Client Matter No. 19323-1

Stonebrier CDD
DPFG Management & Consulting, LLC
Suite 280
250 International Parkway
Lake Mary, FL 32746

Invoice No. 3182155

19323-1

Re: Stonebrier CDD - General Counsel

For Professional Legal Services Rendered

01/03/23	R. Dugan	0.50	125.00	Review meeting minutes; correspondence with Dobson regarding same
01/03/23	T. Mackie	0.30	82.50	Conference regarding damages to sod in right of way
01/05/23	R. Dugan	0.30	75.00	Review agenda package and prepare for board meeting
01/06/23	T. Mackie	0.30	82.50	Conference regarding fishing policy
01/06/23	D. Wilbourn	0.30	42.00	Research adoption of fishing and trespass policies
01/07/23	L. Whelan	0.30	115.50	Monitor 2023 legislative session for legislation pertaining to or affecting District
01/09/23	R. Dugan	1.40	350.00	Correspondence with district manager regarding no trespassing and fishing policy; prepare for board meeting
01/11/23	R. Dugan	0.40	100.00	Telephone conference with Chair and district manager regarding

KUTAK ROCK LLP

Stonebrier CDD
February 21, 2023
Client Matter No. 19323-1
Invoice No. 3182155
Page 2

01/12/23	R. Dugan	3.90	975.00	meeting agenda Research golf cart rules and regulations; review Yellowstone proposals and final walk through; prepare for meeting; attend meeting
01/12/23	T. Mackie	0.40	110.00	Prepare for Board meeting
01/13/23	T. Mackie	0.30	82.50	Follow-up from Board meeting
01/15/23	K. Magee	0.30	75.00	Prepare memorandum regarding statutory notice requirements
01/22/23	R. Dugan	0.50	125.00	Prepare draft fishing and trespass authority resolution
01/23/23	R. Dugan	0.80	200.00	Review action items document from district manager; prepare fishing and trespass authority resolution and policy
01/26/23	R. Dugan	0.40	100.00	Review and revise meeting minutes; correspondence regarding same
01/30/23	R. Dugan	0.30	75.00	Telephone conference with district manager regarding agenda package preparation
01/31/23	R. Dugan	0.80	200.00	Prepare draft natural area maintenance policy
TOTAL HOURS		11.50		
TOTAL FOR SERVICES RENDERED				\$2,915.00
DISBURSEMENTS				
Computer Research			4.29	
TOTAL DISBURSEMENTS				<u>4.29</u>
TOTAL CURRENT AMOUNT DUE				<u>\$2,919.29</u>

PROJECT: Irrigation Repair - Mainline leak off of controller A on Sun Lake Blvd.
OWNER: Stonebrier Community Development District
CONTRACTOR: RedTree Landscape Systems

The Contract (defined below) is modified as follows:

- This Change Order is subject to the terms of that "Agreement for the Provision of Landscape and Irrigation Maintenance Services by and between the Stonebrier Community Development District and RedTree Landscape Systems." **Dated: 2-17-2023**
- The scope of services under the Contract is hereby amended to additionally include the Irrigation Repair services described in the proposal attached hereto as **Exhibit A**, and at a price of **\$932.75**. **Exhibit A** shall be incorporated herein only to the extent that it states the scope of services for the additional labor and materials to be provided under this Change Order, and the price thereof, but otherwise no other provisions of **Exhibit A** shall be incorporated herein.
- Except as expressly stated herein, the Contract shall continue in full force and effect according to its terms. To the extent that there is any conflict between this Change Order and the Contract, this Change Order shall control.

(NOT VALID UNTIL SIGNED BY OWNER & CONTRACTOR)

ACCEPTED:
Stonebrier Community Development District
Owner

ACCEPTED:
RedTree Landscape Systems

John Moylan, Senior Irrigation Lead

BY (Authorized Signature)
DATE

BY (Authorized Signature)
DATE 2-17-2023

RedTree Landscape Systems

5532 Auld Lane

Holiday, FL 34690

727-810-4464

service@redtreelandscape.system

s

redtreelandscapesystems.com

Invoice 12671**BILL TO**

Tish Dobson

Stonebrier CDD

c/o DPGF Management &
Consulting LLC

250 International Parkway,

Suite 208

Lake Mary, FL 32746

DATE
02/16/2023PLEASE PAY
\$932.75DUE DATE
02/16/2023

ACTIVITY	QTY	RATE	AMOUNT
Irrigation repairs performed on 2/8/23:			
Repaired mainline leak off of controller A on Sun Lake Blvd just south of round-a-bout on right.			
Sales 2" ball valve	1	22.50	22.50
Sales 2" MA	4	4.50	18.00
Sales 2" slip fix	1	25.00	25.00
Sales 2" tee	1	6.25	6.25
Sales 2" pvc pipe, per foot	6	1.75	10.50
Sales 10" round valve box, green lid	4	25.00	100.00
Sales king nuts	2	1.50	3.00
Sales Labor - technician x 2	11.50	65.00	747.50

TOTAL DUE**\$932.75**

Business Observer

1970 Main Street
3rd Floor
Sarasota, FL 34236
, 941-906-9386 x322

INVOICE

Legal Advertising

Invoice # 23-00561H

Date 02/24/2023

Attn:
Stonebrier CDD DPF
250 INTERNATIONAL PARKWAY, STE. 208
LAKE MARY FL 32746

Please make checks payable to:
(Please note Invoice # on check)
Business Observer
1970 Main Street
3rd Floor
Sarasota, FL 34236

Description

Amount

Serial # 23-00561H Stonebrier Community Development District Notice of Board of Supervisors Regular Meeting RE: Stonebrier CDD Board of Supervisors Meeting on March 9, 2023 at 5:30 p.m. Published: 2/24/2023	\$61.25
--	---------

Important Message

Please include our Serial #
on your check

Pay by credit card online:
[https://legals.
businessobserverfl.
com/send-payment/](https://legals.businessobserverfl.com/send-payment/)

Paid	()
Total	\$61.25

Payment is expected within 30 days of the
first publication date of your notice.

Attention: If you are a government agency and you believe that you qualify for a 15% discount to the second insertion of your notice per F.S. revision 50.061, please inform Kristen Boothroyd directly at 941-906-9386 x323.

NOTICE

The Business Observer makes every effort to ensure that its public notice advertising is accurate and in full compliance with all applicable statutes and ordinances and that its information is correct. Nevertheless, we ask that our advertisers scrutinize published ads carefully and alert us immediately to any errors so that we may correct them as soon as possible. We cannot accept responsibility for mistakes beyond bearing the cost of republishing advertisements that contain errors.

Business Observer

1970 Main Street
3rd Floor
Sarasota, FL 34236
, 941-906-9386 x322

INVOICE

Legal Advertising

STONEBRIER COMMUNITY DEVELOPMENT DISTRICT NOTICE OF BOARD OF SUPERVISORS REGULAR MEETING

Notice is hereby given that a regular meeting of the Board of Supervisors of the Stonebrier Community Development District (the "District") will be held on Thursday, March 9, 2023, at 5:30 p.m. at the Heritage Harbor Clubhouse, 19502 Heritage Harbor Parkway, Lutz, FL. The purpose of the meeting is to discuss any topics presented to the board for consideration.

Copies of the agenda may be obtained from the District Manager, DPF Management & Consulting LLC, 250 International Parkway, Suite 208, Lake Mary, Florida 32746, Telephone (321) 263-0132, Ext. 285.

The meeting is open to the public and will be conducted in accordance with the provisions of Florida law for community development districts. The meeting may be continued in progress without additional notice to a date, time, and place to be specified on the record at the meeting. There may be occasions when Staff and/or Supervisors may participate by speaker telephone.

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in the meeting is asked to advise the District Manager's office at least forty-eight (48) hours before the meeting by contacting the District Manager at (321) 263-0132, Ext. 285. If you are hearing or speech impaired, please contact the Florida Relay Service at 711, for assistance in contacting the District Manager's office.

A person who decides to appeal any decision made at the meeting, with respect to any matter considered at the meeting, is advised that a record of the proceedings is needed 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.

Stonebrier Community Development District

Tish Dobson, District Manager
(321) 263-0132, Ext. 285

February 24, 2023

23-00561H

Attention: If you are a government agency and you believe that you qualify for a 15% discount to the second insertion of your notice per F.S. revision 50.061, please inform Kristen Boothroyd directly at 941-906-9386 x323.

NOTICE

The Business Observer makes every effort to ensure that its public notice advertising is accurate and in full compliance with all applicable statutes and ordinances and that its information is correct. Nevertheless, we ask that our advertisers scrutinize published ads carefully and alert us immediately to any errors so that we may correct them as soon as possible. We cannot accept responsibility for mistakes beyond bearing the cost of republishing advertisements that contain errors.



250 International Parkway, Suite 280

Lake Mary, FL 32746

TEL: 321-263-0132

Bill To

Stonebrier Community Development District
c/o DPFM M&C, LLC
250 International Parkway, Suite 280
Lake Mary FL 32746

Invoice

Date 2/1/2023

Invoice # 407600

In Reference To:

Monthly contracted management fess, as follows:

**PLEASE REMIT PAYMENT TO CORPORATE HEADQUARTERS:
DPFG M&C
c/o Vesta Property Services, Inc.
245 Riverside Avenue, Suite 300
Jacksonville, FL 32202**

Description	Quantity	Rate	Amount
District Management Services	1		1,000.00
Government & Trust Fund Accounting Services	1		833.34
General Administration Services	1		833.33
Assessment Preparation	1		458.33
Field Operations	1		833.33
Total			\$3,958.33

Himes Electrical Service, Inc.

P. O. Box 516
Lutz, Florida 33548

Invoice

Date	Invoice
2/8/2023	23322

Bill To
Stonebrier CDD c/o DPGF 250 International Pkwy Ste 208 Lake Mary, FL 32746

Ship To

Work Order	Purchase Order	Terms	Due Date	Rep
12097		Due on receipt	2/8/2023	JKH

Quantity	Description	Rate	Amount
1	Service Call 2/6	45.00	45.00
1.25	Electrician	85.00	106.25
Replaced 2 LED lights at bridge and 1 at Sand Hurst landmark. All material supplied by customer.			

Thank you for your business.	Total	\$151.25
	Payments/Credits	\$0.00
	Balance Due	\$151.25

Phone #	Fax #
813-909-1927	813-909-9776



Tampa Bay Poo Patrol
tbpoo patrol@gmail.com | 813-485-6740

Invoice #000291-R-0007

Issue date
Feb 1, 2023

Invoice #000291-R-0007

Tampa Bay Poo Patrol appreciates your business. If you are satisfied with our service, please leave a review on our Facebook and/or Google business pages.

Customer	Invoice Details	Payment	Recurring
Stonebrier CDD DPF Management & Consulting LLC Tdobson@dpgmc.com 813-758-4841 250 International Pkwy Ste. 208 Lake Mary, FL 32746	PDF created February 2, 2023 \$512.00	Due February 1, 2023 \$512.00	Repeats monthly on the 1st Repeats indefinitely

Items	Quantity	Price	Amount
Pet Waste Station Maintenance	1	\$347.00	\$347.00
Trash Can Service	1	\$65.00	\$65.00
Pet Waste Sign Replacement and Installation	2	\$50.00	\$100.00
Subtotal			\$512.00

Total Due **\$512.00**



Pay online

To pay your invoice go to <https://gosq.me/u/F2hmzjJo>

Or open the camera on your mobile device and place the QR code in the camera's view.

RedTree Landscape Systems

5532 Auld Lane

Holiday, FL 34690

727-810-4464

service@redtreelandscape.system

s

redtreelandscapesystems.com

Invoice 12578



BILL TO

Tish Dobson

Stonebrier CDD

c/o DPFM Management &

Consulting LLC

250 International Parkway,

Suite 208

Lake Mary, FL 32746

DATE 02/01/2023	PLEASE PAY \$15,116.67	DUE DATE 02/01/2023
--------------------	----------------------------------	------------------------

ACTIVITY	QTY	RATE	AMOUNT
Landscape Maintenance:Grounds Maintenance Services	1	15,116.67	15,116.67
Grounds Maintenance Services			

TOTAL DUE \$15,116.67

THANK YOU.

VGlobalTech
 636 Fanning Drive
 Winter Springs, FL 32708 US
 contact@vglobaltech.com
 www.vglobaltech.com



INVOICE

BILL TO

Tish Dobson
 District Manager
 Stone Brier CDD
 250 International Parkway,
 Suite 208
 Lake Mary, FL 32746 USA

INVOICE # 4732

DATE 02/01/2023

DUE DATE 02/15/2023

TERMS 15th of the Month

DATE	ACTIVITY	QTY	RATE	AMOUNT
	Web Maintenance:ADA Website Maintenance Ongoing monthly website maintenance, content updates, ADA and WCAG Compliance checks, document conversions.	1	125.00	125.00
	Web Maintenance:Web Hosting, Server Maintenance, Storage Domain Hosting, Website Hosting services on our industry leading, Secure Private Servers including control panel, Backups, OS Updates, Virus checks, and system administration tasks for 99.9% server uptime guarantee	1	50.00	50.00
	Security Services:DNS Management, SSL and Firewall Update and manage DNS settings as per customer needs (domain security etc)., SSL Certificate for website, Firewall with Geolocations settings (for instance block hits from certain locations) , IP filtering capability as needed. Industry leading web security, virus protection, hacking / phishing attack protection.	1	25.00	25.00
	Email:VGlobalTech Managed - Microsoft Business Standard Email Hosting - Monthly Discounted with	1	95.00	95.00

DATE	ACTIVITY	QTY	RATE	AMOUNT
------	----------	-----	------	--------

Webhosting
 Discounted (due to web hosting and maintenance) Monthly Charge
 Total 5 Email Inboxes
 Yourname@Yourdomain.com setup
 Email hosting with 50 GB mailbox / user
 Business-class email on mobile devices, tablets, desktops, and the web with Exchange Included
 Manage your calendar, share available meeting times, schedule meetings, and get reminders
 Outlook access, Client setup help, Web Email Access
 Schedule meetings and respond to invitations with ease using shared calendars

Make checks payable to "VGlobalTech" and post to the address on the invoice. You may also elect to pay online.

PAYMENT	5.90
BALANCE DUE	\$289.10



**Steadfast Environmental, LLC
AKA Flatwoods Environmental**

30435 Commerce Drive, Suite 102 | San Antonio, FL 33576
813-836-7940 | office@steadfastenv.com

Invoice

Date	Invoice #
2/1/2023	SE-21938

Bill To
Stonebrier CDD DPFG, Inc. 250 International Parkway Suite 208 Lake Mary, FL 32746

**Please make all Checks payable to:
Steadfast Environmental**

Ship To
SE1026 Stonebrier CDD Gate Code: #3339 3741 W County Line Rd Lutz, FL 33558

P.O. No.	W.O. No.	Account #	Cost Code	Terms	Project
			4001	Net 30	SE1026 Stonebrier CDD Aquatics

Quantity	Description	U/M	Rate	Serviced Date	Amount
	Routine Aquatic Maintenance (Pond Spraying) for the month dated on this invoice.		1,802.35		1,802.35

Accounts over 60 days past due will be subject to credit hold and services may be suspended. All past due amounts are subject to interest at 1.5% per month plus costs of collection including attorney fees if incurred.

Project Total Balance \$1,802.35 **Customer Total Balance** \$31,505.50

Total	\$1,802.35
Payments/Credits	\$0.00
Balance Due	\$1,802.35



Tampa Bay Poo Patrol
tbpoopatrol@gmail.com | 813-485-6740

Invoice #000291-R-0007

Issue date
Feb 1, 2023

Invoice #000291-R-0007

Tampa Bay Poo Patrol appreciates your business. If you are satisfied with our service, please leave a review on our Facebook and/or Google business pages.

Customer	Invoice Details	Payment	Recurring
Stonebrier CDD DPF Management & Consulting LLC Tdobson@dpfgmc.com 813-758-4841 250 International Pkwy Ste. 208 Lake Mary, FL 32746	PDF created February 1, 2023 \$412.00	Due February 1, 2023 \$412.00	Repeats monthly on the 1st Repeats indefinitely

Items	Quantity	Price	Amount
Pet Waste Station Maintenance	1	\$347.00	\$347.00
Trash Can Service	1	\$65.00	\$65.00
Subtotal			\$412.00

Total Due **\$412.00**



Pay online

To pay your invoice go to <https://gosq.me/u/F2hmzjJo>

Or open the camera on your mobile device and place the QR code in the camera's view.

EXHIBIT 8

BLUE WAVE LIGHTING

Proposal

8606 Herons Cove Pl
Tampa, FL 33647
Tim Gay

(813) 334-4827

TO:

Stonebrier CDD
c/o DPF
250 International Parkway, Suite 208
Lake Mary, FL 32746

(321) 263-0132



JOB DESCRIPTION
Landscape Lighting Proposal for Stonebrier CDD

ITEMIZED ESTIMATE: TIME AND MATERIALS					AMOUNT
					\$8,850.00
Item	Count	Lights	Color Temp	Specs	
Sunlake Blvd					
Palm Trees	8	16	3000K	6W Spot 40 deg optic	
Total Lights		16			
Total Transformers		2			
Color Temp: 3000K LED is the normal bright LED, white color					
20 year warranty on light fixture (integrated fixture, no bulb change required)					
Life-time warranty on transformer					
Requires 50% Deposit					
TOTAL ESTIMATED JOB COST					\$8,850.00

- * Price includes fixtures, transformers, risers, conduit, wire, connectors and any other material needed to complete project
- * Assumes adequate power available. If additional power needed community responsible for providing.
- * Remaining balance of project due upon receipt of invoice after installation.
- * Includes 1 year service warranty for any faulty lights or transformers

Tim Gay
PREPARED BY

4/3/2023
DATE

AUTHORIZED SIGNATURE FOR STONEBRIER CDD

DATE

CONFIDENTIAL - This message is sent on behalf of Blue Wave Lighting and is intended for authorized personnel and Board Members of Stonebrier CDD only. As the intended recipient you are notified that disclosing, copying, distributing or taking any action in reliance on the contents of this information is strictly prohibited.

HIMES
ELECTRICAL
SERVICE, INC.

DPFG Management & Consulting
Tish Dobson
250 International Pkwy Ste 208
Lake Mary, FL 32746

Email: tdobson@dpfgmc.com
Phone: 813-758-4841

RE: Stonebrier CDD

Dear Tish,

We are pleased to submit this proposal to provide labor and material to install uplighting for the 10 palm trees at the bridge on Sun Lake Blvd. in the above referenced community. The proposal will include the following:

- 1) Install LED uplighting on both sides of the Palm trees on the east and west sides of the bridge.
- 2) Each side will be controlled by a photo eye.
- 3) Each light will be installed on an Arlington post. (Black PVC post)
- 4) Fixtures are 5k in color (bright white) and 30 watts each.

The total for this proposal is **\$9,175.00**. This quote is good for 15 days.

NOTE: Work that is not listed on the proposal will be considered additional. All additional work will be billed on a time and material basis and will be added to the proposal and due upon completion.

Thank you for your consideration and please feel free to call if you have any questions or if I can be of further assistance.

Respectfully Submitted

Gavin Furnas

Gavin Furnas
Himes Electrical Service, Inc.

Acknowledged and accepted by:

Date:



20108 Pond Spring Way
Tampa, FL 33647
(813) 991-6069
FAX (813) 907-8205

JOB ESTIMATE

TO: _____
COMPANY NAME: Stonebrier _____
DATE: 4/7/23 _____

QUOTE: Palm tree uplights on Sunlake Drive (10 trees):

(20) Low voltage LED uplights for palm trees on bridge (2 per tree).
Solid brass low voltage with lifetime manufacturer's warranty.
One year warranty on installation.
Price based on existing 120 volt power on both sides of road.

TOTAL: \$7,975.00

Thank You: Romaner Graphics

EXHIBIT 9

**CONSENT TO ASSIGNMENT OF THE AGREEMENT BETWEEN STONEBRIER
COMMUNITY DEVELOPMENT DISTRICT AND DPFM MANAGEMENT &
CONSULTING, LLC FOR DISTRICT MANAGEMENT SERVICES**

THIS ASSIGNMENT (“**Assignment**”) is made and entered into this ___ day of _____ 2023 by and between DPFM Management & Consulting, LLC, a Florida limited liability company, (“**Assignor**”); [Vesta Property Services, Inc., a Florida corporation with offices located at 245 Riverside Avenue, Suite 300, Jacksonville, Florida 32202] (“**Assignee**”); and Stonebrier Community Development District, a local unit of special-purpose government established pursuant to Chapter 190, Florida Statutes, located in Hillsborough County, Florida, with a mailing address of 250 International Parkway, Suite 208, Lake Mary, Florida 32746 (the “**District**”).

RECITALS

WHEREAS, Assignor and the District previously entered into that certain *Agreement Between Stonebrier Community Development District and DPFM Management & Consulting, LLC, for District Management Services*, dated October 1, 2022 (the “**Agreement**”), a copy of which is attached hereto as **Exhibit A** and incorporated herein by this reference; and

WHEREAS, Assignor was recently acquired by Assignee; and

WHEREAS, Assignor desires to assign all of its rights and obligations under the Agreement to Assignee, Assignee desires to accept such assignment, and the District desires to express that it agrees with and has no objection to such assignment; and

NOW THEREFORE, based upon good and valuable consideration and the mutual covenants of the parties, the receipt of which and sufficiency of which are hereby acknowledged, the District, Assignee, and Assignor agree as follows:

1. INCORPORATION OF RECITALS. The Recitals stated above are true and correct and are incorporated herein as a material part of this Assignment.

2. DISTRICT CONSENT TO ASSIGNMENT OF THE AGREEMENT. The District consents to Assignor’s assignment of the Agreement to Assignee. Assignor and Assignee acknowledge and agree that Assignor and Assignee shall be jointly and severally liable for actions or inactions of Assignor occurring prior to the effective date of this Assignment.

3. NOTICES. Upon this Assignment, notices pursuant to the Agreement shall be in writing and shall be delivered to the Assignee as follows:

A. If to the District: Stonebrier Community Development District
250 International Parkway, Suite 208
Lake Mary, Florida 32746
Attn: District Manager

With a copy to:

Kutak Rock LLP
107 West College Avenue
Tallahassee, Florida 32301
Attn: District Counsel

B. If to Assignee:

Vesta Property Services, Inc.
245 Riverside Avenue, Suite 300
Jacksonville, Florida 32202
Attn: _____

4. COUNTERPARTS. This Assignment may be executed in any number of counterparts, each of which when executed and delivered shall be an original; however, all such counterparts together shall constitute but one and the same instrument. Signature and acknowledgment pages, if any, may be detached from the counterparts and attached to a single copy of this document to physically form one document.

[REMAINDER OF PAGE INTENTIONALLY LEFT BLANK]

IN WITNESS WHEREOF, the parties have executed this Assignment effective as of the date set forth above.

Attest:

**District: Stonebrier Community
Development District**

Print Name: _____

By: _____
Print Name: _____
Its: _____

Witness:

**Assignor: DPFG Management & Consulting,
LLC**

Print Name: _____

By: _____
Print Name: _____
Its: _____

Witness:

Assignee: Vesta Property Services, Inc.

Print Name: _____

By: _____
Print Name: _____
Its: _____

EXHIBIT A

**AGREEMENT BETWEEN THE
STONEBRIER COMMUNITY DEVELOPMENT DISTRICT AND
DPFG MANAGEMENT & CONSULTING, LLC FOR
DISTRICT MANAGEMENT SERVICES**

THIS AGREEMENT (“**Agreement**”) is made and entered into as of the 1st day of October 2022, by and between:

STONEBRIER COMMUNITY DEVELOPMENT DISTRICT, a local unit of special-purpose government established pursuant to Chapter 190, *Florida Statutes*, with a mailing address c/o District Manager, DPGF Management & Consulting, LLC, 250 International Parkway, Suite 208, Lake Mary, Florida 32746 (the “**District**”), and

DPFG MANAGEMENT & CONSULTING, LLC, a Florida limited liability company, with a mailing address of 250 International Parkway, Suite 208, Lake Mary, Florida 32746 (hereinafter “**Consultant**” and together with the District, the “**Parties**”).

RECITALS

WHEREAS, the District is a local unit of special-purpose government established pursuant to and governed by Chapter 190, *Florida Statutes*; and

WHEREAS, the District wishes to retain an independent contractor to provide professional district management services, all as more particularly described in **Exhibit A**, which is attached hereto and incorporated herein by reference;

WHEREAS, Consultant provided a proposal, attached hereto and incorporated herein by reference as **Exhibit B**, and the Consultant represents and warrants to the District that it is qualified, capable and willing to provide the services described in Exhibit A and the District desires to enter into this Agreement with the Consultant for the same; and

WHEREAS, the District and Consultant warrant and agree that they have the right, power and authority to enter into and be bound by this Agreement.

NOW, THEREFORE, in consideration of the recitals, agreements, and mutual covenants contained herein, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged by the Parties, the Parties agree as follows:

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

SECTION 2. PURPOSE; SCOPE OF SERVICES: The purpose of this Agreement is for the Consultant to provide professional district management services to the District pursuant to the Act. The Consultant shall provide to the District, on a monthly basis, the

following Standard District Management Services pursuant to this Agreement as more fully described in Exhibit A (collectively, "Standard Services"):

- A. Management services;
- B. Assessment revenue collection and reporting services;
- C. Accounting services; and
- D. Administrative services.

SECTION 3. ADDITIONAL SERVICES. In addition to the Standard Services, the District may, from time to time, require additional services from the Consultant. Any services not specifically provided for in the scope of services described herein or in Exhibit A, or necessary to carry out the services as described herein, as well as any changes in the scope requested by the District, will be considered additional services ("**Additional Services**"). Additional Services include, but are not limited, to the services described in Exhibit C attached hereto and incorporated herein by this reference. Additional Services must be authorized by the District prior to being provided by Consultant. If any Additional Services are required or requested, the Consultant will provide a detailed description of these services and fees for such services to the District for approval prior to beginning any additional services. The Consultant shall undertake the additional services after the District has issued its written approval, as evidenced by a vote of the Board of Supervisors, of the description and fees for such services to the Consultant. All Additional Services will remain subject to the terms and conditions of this Agreement.

Notwithstanding the provisions of this Section or Exhibit A, upon the District's request, the Consultant is hereby authorized to conduct workshops or regular meetings beyond twelve (12) meetings annually and beyond four (4) hours in length per meeting.

SECTION 4. LITIGATION SUPPORT SERVICES. Upon the District's request, the Consultant shall prepare documentation in response to litigation requests and provide necessary expert testimony in connection with litigation involving the subject matter of this Agreement. If the District requires or requests any litigation support services, the Consultant will provide a detailed description of the services and fees for such services to the District for approval prior to beginning any litigation support services. The Consultant shall undertake the litigation support services after the District has issued its written approval of the description and fees for such services to the Consultant.

SECTION 5. ADDITIONAL SERVICES PROVIDED TO THIRD PARTIES. These are services requested by third parties such as homeowners, realtors, investors or members of the media. The third party requesting such services shall be responsible for the payment of any fees charged by Consultant for providing those services to the extent authorized by law and the District's Rules of Procedure. Such services may include, but are not limited to:

- A. Prepare and issue estoppel letters as needed for property transfers.

- B. Prepare, execute and issue lien releases as needed for pre-paid assessments
- C. Collect, remit and process bond prepayments as needed
- D. Litigation support.

SECTION 6. TERM. The initial term of this Agreement shall commence as of the date first written above and shall terminate September 30, 2023 ("**Initial Term**"), unless terminated earlier by either party in accordance with the provisions of this Agreement. The Parties shall have the option of renewing this agreement for additional one-year terms, however such renewal will be subject to mutual agreement on the fees for the additional term. The Parties shall make every effort to negotiate such fees at the time the District approves its General Fund Budget for the corresponding fiscal year. The Consultant acknowledges that the prices of this Agreement are firm and that the Consultant may change the prices only with the District's consent, as evidenced by a vote of the District's Board of Supervisors.

SECTION 7. FEES AND EXPENSES; PAYMENT TERMS.

A. **Standard Services.** As compensation for the performance of the Standard Services, the District agrees to pay the Contractor an amount not-to-exceed Thirty-Seven Thousand Five Hundred Dollars (\$37,500.00) annually, paid in equal monthly installments pursuant to the following schedule:

SERVICES	PROPOSED FEES
District Management	\$12,000 annually
Accounting Services	\$10,000
Administration Services	\$10,000
Assessment Roll Preparation Services	\$5,500
TOTAL	\$37,500 annually

B. As compensation for conducting workshops or meetings beyond twelve (12) per year or beyond four (4) hours in length per meeting, if any, the District agrees to pay the Contractor Eight Hundred Dollars (\$800) per meeting beyond the twelve (12) annual meetings and One Hundred Seventy-Five Dollars (\$175) per each hour past the initial four (4) hour meeting timeframe.

C. Unless otherwise specified by this Agreement, the Consultant will invoice the District for the Consultant's services as soon as may be practicable in advance of each month. All invoices shall be due and payable by the District within thirty (30) days from the date of receipt of a correctly submitted invoice or as otherwise provided by the Prompt Payment Act, Part VII of Chapter 218, Florida Statutes. Invoices not paid within thirty (30) days of presentation shall be charged interest on the balance due at the maximum legally permissible rate.

D. In the event the District authorizes a requested change in the scope of services, Consultant shall submit, in writing to the District, a request for a fee amendment corresponding to the change in services being requested, if it has not already done so. Any change in the scope of requested services and the corresponding fee amendment shall comply with the amendment procedure in this Agreement. Such amendment must be validly executed by the Parties before Consultant is authorized to begin providing services pursuant to the change in scope and the revised fees are adopted.

E. Out-of-Pocket Expenses. For purposes of this Agreement, all out-of-pocket expenses, with the exception of postage and freight, incurred during the performance of services under this Agreement are included within the compensation or fee for such services, unless agreed to in writing by both Parties. Postage and freight will be billed upon actual costs incurred.

F. Litigation Support Services. Litigation Support Services will be billed monthly on an hourly basis for the hours incurred at the Consultant's proposed hourly rate, as authorized by the District and negotiated by the Parties.

SECTION 8. SUSPENSION OF SERVICES FOR NON-PAYMENT. Unless nonpayment is the fault of the Consultant, the Consultant shall have the right to suspend services being provided pursuant to this Agreement if the District fails to pay Consultant's invoices in a timely manner, which shall be construed as forty-five (45) days from date of receipt of the invoice by the District or as otherwise provided by the Prompt Payment Act, Part VII of Chapter 218, *Florida Statutes*. Consultant shall notify the District, in writing, at least ten (10) days prior to suspending services.

SECTION 9. AMENDMENT. Amendments to, and waivers of, the provisions contained in this Agreement may be made only by an instrument in writing that is executed by both the District and the Consultant.

SECTION 10. RESPONSIBILITIES.

A. District Responsibilities. The District shall provide for the timely services of its legal counsel, engineer, and any other consultants, contractors, or employees, as required, for the Consultant to perform the duties outlined in this Agreement. Expenses incurred in providing this support shall be the sole responsibility of the District unless specified herein.

B. Limitations of Responsibilities. To the extent not referenced herein, and to the extent consistent with Chapter 190, *Florida Statutes*, Consultant shall not be responsible for the acts or omissions of any other Consultant or any of its subcontractors, suppliers, or of any other individual or entity performing services as part of this Agreement which are not under the control of the Consultant. Consultant shall not be liable for any damage that occurs from Acts of God, which are defined as those caused by windstorm, hail, fire, flood, hurricane, freezing, or other similar occurrences of nature.

SECTION 11. TERMINATION. This Agreement may be terminated as follows:

A By the District for "good cause" immediately, which shall include, but is not limited to, misfeasance, malfeasance, nonfeasance, or dereliction of duties by the Consultant. Termination for "good cause" shall be effected by written (electronic) notice to Consultant.

B. By the Consultant for "good cause" immediately, which shall include, failure of the District to timely pay Consultant for services rendered in accordance with the terms set forth in this Agreement, malfeasance, nonfeasance, or dereliction of duties by the District, or upon request or demand by the Board, or any member thereof, for Consultant to undertake any action or implement a policy of the Board which Consultant deems unethical, unlawful, or in contradiction of any applicable federal, state, or municipal law or rule. Termination for "good cause" shall be effected by written (electronic) notice to District.

C. By the Consultant or District, for any reason not contemplated by A or B of this Section, upon provision of a minimum of sixty (60) days written (electronic) notice of termination to the address noted herein.

D. Upon any termination of this Agreement, the Consultant shall be entitled to payment for all services rendered pursuant to this Agreement up until the effective date of the termination of this Agreement, subject to whatever claims or off-sets the District may have against the Consultant. Consultant will make all reasonable efforts to provide for an orderly transfer of the books and records of the District to the District or its designee.

SECTION 12. GENERAL TERMS AND CONDITIONS.

A. The Consultant and its officers, supervisors, staff, and employees shall use due care to protect the property of the District, its residents, and landowners from damage. The Consultant agrees to take steps to repair any damage resulting from the Consultant's activities and work pursuant to the Agreement within twenty-four hours (24) hours.

B. Dissolution or court declared invalidity of the District shall not relieve the District of compensation due for services theretofore rendered.

SECTION 13. APPLICABLE LAW AND VENUE. THIS AGREEMENT SHALL BE GOVERNED BY AND CONSTRUED IN ACCORDANCE WITH THE LAWS OF THE STATE OF FLORIDA WITHOUT REFERENCE TO THE PRINCIPLES OF CONFLICT OF LAWS. EXCEPT FOR ACTIONS SEEKING INJUNCTIVE RELIEF (WHICH MAY BE BROUGHT IN ANY APPROPRIATE JURISDICTION), SUITS UNDER THIS AGREEMENT SHALL ONLY BE BROUGHT IN A COURT OF COMPETENT JURISDICTION IN THE COUNTY OF HILLSBOROUGH, STATE OF FLORIDA. THIS CHOICE OF VENUE IS INTENDED BY THE PARTIES TO BE MANDATORY AND NOT PERMISSIVE IN NATURE, AND TO PRECLUDE THE POSSIBILITY OF LITIGATION BETWEEN THE PARTIES WITH RESPECT TO, OR ARISING OUT OF, THIS AGREEMENT IN ANY JURISDICTION OTHER THAN THAT SPECIFIED IN THIS SECTION. EACH PARTY WAIVES ANY RIGHT IT MAY HAVE TO ASSERT THE DOCTRINE OF FORUM NON CONVENIENS OR SIMILAR

DOCTRINE OR TO OBJECT TO VENUE WITH RESPECT TO ANY PROCEEDING BROUGHT IN ACCORDANCE WITH THIS SECTION

SECTION 14. INDEMNIFICATION.

A. **District Indemnification.** To the extent allowable under applicable law (and only to the extent of the limitations of liability set forth in Section 768.28, Florida Statutes), except to the extent caused by the negligence or intentionally wrongful acts or omissions of the Consultant, the District agrees to indemnify, defend, and hold harmless the Consultant and its officers, supervisors, staff, and employees from and against any and all liability, claims, actions, suits, demands, assessments or judgments asserted and any and all losses, liabilities, damages, costs, court costs, and expenses, including attorney's fees, that Consultant may hereafter incur, become responsible for, or be caused to pay out arising out of or relating to the negligent or intentionally wrongful acts or omissions of the District. The indemnification provided for herein shall not be deemed exclusive of any other rights to which the Consultant may be entitled and shall continue after the Consultant has ceased to be engaged under this Agreement.

B. **Consultant Indemnification.** The Consultant agrees to indemnify, defend, and hold harmless the District and its officers, supervisors, staff, and employees from and against any and all liability, claims, actions, suits, demands, assessments or judgments asserted and any and all losses, liabilities, damages, costs, court costs, and expenses, including attorney's fees, that the District may hereafter incur, become responsible for, or be caused to pay out arising out of or relating to the negligent or intentionally wrongful acts or omissions of the Consultant. The indemnification provided for herein shall not be deemed exclusive of any other rights to which the District may be entitled and shall continue after the Consultant has ceased to be engaged under this Agreement. Nothing in this Agreement requires Consultant to indemnify the District for the District's percentage of fault if the District is adjudged to be more than 50% at fault for any claims against the District and Consultant as jointly liable parties; however, Consultant shall indemnify the District for any and all percentage of fault attributable to Consultant for claims against the District, regardless of whether the District is adjudged to be more or less than 50% at fault.

C. **Sovereign Immunity: Indemnification Obligations.** Nothing herein shall be construed to waive or limit the District's sovereign immunity limitations of liability as provided in Section 768.28, *Florida Statutes*, or other applicable law. Indemnification obligations under this Agreement shall include the payment of all settlements, judgments, damages, liquidated damages, penalties, forfeitures, back pay awards, court costs, arbitration and/or mediation costs, litigation expenses, attorneys' fees, paralegal fees (incurred in court, out of court, on appeal, or in bankruptcy proceedings), any interest, expenses, damages, penalties, fines, or judgments as ordered.

SECTION 15. INSURANCE.

A. The District shall provide and maintain Public Official Liability and General Liability insurance policies, each in an amount not less than One Million Dollars (\$1,000,000.00) throughout the term of this Agreement.

B. The Consultant shall provide and maintain the following levels of insurance coverage at all times throughout the term of this Agreement.

1. Worker's Compensation Insurance in accordance with the laws of the State of Florida.
2. General Liability Insurance with the limit of One Million Dollars (\$1,000,000.00) per each occurrence.
3. Professional Liability Insurance with limit of no less than One Million Dollars (\$1,000,000.00) per each occurrence.
4. Employment Practices Liability Insurance with limit of Two Million Dollars (\$2,000,000.00) per each occurrence.
5. Comprehensive Automobile Liability Insurance for all vehicles used by the Consultant's staff, whether owned or hired, with a combined single limit of One Million Dollars (\$1,000,000.00).
6. Umbrella or Excess Liability Insurance with limits of not less than \$3,000,000.00.

C. The District and its officers, supervisors, staff, and employees (collectively, for purposes of this section, the "District") will be listed as additional insureds on the General Liability Insurance and Umbrella or Excess Liability Insurance policies described above. If the District is not listed as an additional insured on the Umbrella policy, the Consultant shall secure an Umbrella policy that considers the District as an additional insured on the Umbrella policy, even if not specifically named, because of its identification as an additional insured on the underlying General Liability policy. For clarity, for certain insurance providers, the Umbrella Policy follows the underlying General Liability form so when an entity is an additional Insured on the General Liability it is also considered an additional insured on the Umbrella Policy even if not specifically named as such. None of the policies above may be canceled during the term of this Agreement (or otherwise cause the District to not be named as an additional insured where applicable) without thirty (30) days written notice to the District. Consultant will furnish the District with a Certificate of Insurance evidencing compliance with this section upon request. Insurance should be from a reputable insurance carrier, licensed to conduct business in the State of Florida.

D. If the Consultant fails to secure or maintain the required insurance, the District has the right (without any obligation to do so) to secure such required insurance upon two (2) weeks written notice from the District, in which event the Consultant shall pay the cost for that required insurance and shall furnish, upon demand, all information that may be required in connection with the District's obtaining the required insurance.

SECTION 16. ASSIGNMENT. Neither the District nor the Consultant may assign this Agreement or any monies to become due hereunder without the prior written approval of the other. Any assignment attempted to be made by the Consultant or the District without the prior written approval of the other party is void.

SECTION 17. COMPLIANCE WITH PUBLIC RECORDS LAWS. Consultant understands and agrees that all documents of any kind provided to the District in connection with this Agreement may be public records, and, accordingly, Consultant agrees to comply with all applicable provisions of Florida law in handling such records, including, but not limited to, Section 119.0701, *Florida Statutes*. Consultant acknowledges that the designated public records custodian for the District is Tish Dobson ("Public Records Custodian"). Among other requirements and to the extent applicable by law, the Consultant shall 1) keep and maintain public records required by the District to perform the service; 2) upon request by the Public Records Custodian, provide the District with the requested public records or allow the records to be inspected or copied within a reasonable time period at a cost that does not exceed the cost provided in Chapter 119, *Florida Statutes*, and the District's Rules of Procedure; 3) ensure that public records which are exempt or confidential and exempt from public records disclosure requirements, are not disclosed except as authorized by law for the duration of the Agreement term and following the Agreement term if the Consultant does not transfer the records to the Public Records Custodian of the District; 4) follow the District's Records Request Policy; and 5) upon completion of the Agreement, transfer to the District or its designee, at no cost, all public records in Consultant's possession or, alternatively, keep, maintain and meet all applicable requirements for retaining public records pursuant to Florida laws. When such public records are transferred by the Consultant, the Consultant shall destroy any duplicate public records that are exempt or confidential and exempt from public records disclosure requirements. All records stored electronically must be provided to the District in a format that is compatible with Microsoft Office products, Adobe PDF formats, or the other information technology systems of the District.

IF THE CONTRACTOR HAS QUESTIONS REGARDING THE APPLICATION OF CHAPTER 119, FLORIDA STATUTES, TO THE CONTRACTOR'S DUTY TO PROVIDE PUBLIC RECORDS RELATING TO THIS CONTRACT, CONTACT THE CUSTODIAN OF PUBLIC RECORDS AT DPGF MANAGEMENT & CONSULTING, LLC, 250 INTERNATIONAL PKWY, SUITE 208, LAKE MARY, FLORIDA 32746; 321-263-0132; TDOBSON@DPFGMC.COM.

SECTION 18. NOTICES. All notices, requests, consents and other communications under this Agreement ("Notices") shall be electronic or in writing and delivered, mailed by First Class Mail, postage prepaid, or overnight delivery service, to the parties, as follows:

If to the District: Stonebrier Community Development District
c/o DPGF Management & Consulting, LLC
250 International Parkway, Suite 208
Lake Mary, Florida 32746
Attn: District Manager

With a copy to Kutak Rock
107 West College Avenue
Tallahassee, Florida 32301
Attn: District Counsel

If to the Consultant: DPG Management & Consulting, LLC
250 International Parkway, Suite 208
Lake Mary, Florida 32746
Attn: President

Except as otherwise provided in this Agreement, any Notice shall be deemed received only upon actual delivery at the address set forth above or delivered electronically with return receipt. Notices delivered after 5:00 p.m. (at the place of delivery) or on a non-business day, shall be deemed received on the next business day. If any time for giving Notice contained in this Agreement would otherwise expire on a non-business day, the Notice period shall be extended to the next succeeding business day. Saturdays, Sundays, and legal holidays recognized by the United States Government shall not be regarded as business days. Counsel for the District and counsel for the Consultant may deliver Notice on behalf of the District and the Consultant, respectively. Any party or other person to whom Notices are to be sent or copied may notify the other parties and addressees of any change in name or address to which Notices shall be sent by providing the same on five (5) days written notice to the parties and addressees set forth herein.

SECTION 19. EFFECTIVE DATE. This Agreement shall become effective upon execution by both the District and the Consultant and shall remain effective until terminated by either the District or the Consultant in accordance with the provisions of this Agreement.

SECTION 20. HEADINGS FOR CONVENIENCE ONLY. The descriptive headings in this Agreement are for convenience only and shall neither control nor affect the meaning or construction of any of the provisions of this Agreement.

SECTION 21. AGREEMENT; CONFLICTS. This instrument, together with accompanying Exhibits A and B and C, shall constitute the final and complete expression of this Agreement between the District and the Consultant relating to the subject matter of this Agreement. To the extent of any conflict between this instrument and Exhibits A or B or C this instrument shall control. To the extent of any conflict between Exhibits A and B, Exhibit A shall control.

SECTION 22. TERMINATION OF PRIOR AGREEMENT. Upon execution of this agreement, the Parties mutually agree that the Management Agreement entered into between the Parties on November 8, 2006, shall be terminated.

SECTION 23. SEVERABILITY. The invalidity or unenforceability of any one or more provisions of this Agreement shall not affect the validity or enforceability of the remaining portions of this Agreement, or any part of this Agreement not held to be invalid or unenforceable.

SECTION 24. COUNTERPARTS. This Agreement may be executed in any number of counterparts, each of which when executed and delivered shall be an original, however, all such counterparts together shall constitute, but one and the same instrument

SECTION 25. ENFORCEMENT OF AGREEMENT; PROTECTION AGAINST THIRD-PARTY INTERFERENCE. A default by either the District or the Consultant under this Agreement shall entitle the other to all remedies available at law or in equity, which may include, but not be limited to, the right of damages, injunctive relief, and/or specific performance. In the event that either the District or the Consultant is required to enforce this Agreement by court proceedings or otherwise, then the prevailing Party shall be entitled to recover all fees and costs incurred, including reasonable attorneys' fees and costs for trial, alternative dispute resolution, or appellate proceedings. The District shall be solely responsible for enforcing its rights under this Agreement against any interfering third-party. Nothing contained in this Agreement shall limit or impair the District's right to protect its rights from interference by a third-party to this Agreement.

SECTION 26. THIRD PARTY BENEFICIARIES. This Agreement is solely for the benefit of the District and the Consultant and no right or cause of action shall accrue upon or by reason, to or for the benefit of any third party not a formal party to this Agreement. Nothing in this Agreement, express or implied, is intended or shall be construed to confer upon any person or corporation other than the District and the Consultant any right, remedy, or claim under or by reason of this Agreement or any of the provisions or conditions of this Agreement; and all of the provisions, representations, covenants, and conditions contained in this Agreement shall inure to the sole benefit of and shall be binding upon the District and the Consultant and their respective representatives, successors, and assigns.

SECTION 27. COMPLIANCE WITH GOVERNMENTAL REGULATION. The Consultant shall keep, observe, and perform all requirements of applicable local, State, and Federal laws, rules, regulations, and ordinances. If the Consultant fails to notify the District in writing within five (5) days of the receipt of any notice, order, required to comply notice, or a report of a violation or an alleged violation, made by a local, State, or Federal governmental body or agency or subdivision thereof with respect to the services being rendered under this Agreement or any action of the Consultant or any of its agents, servants, employees, or materialmen, or with respect to terms, wages, hours, conditions of employment, safety appliances, or any other requirements applicable to provision of services, or fails to comply with any requirement of such agency within five (5) days after receipt of any such notice, order, request to comply notice, or report of a violation of an alleged violation, the District may terminate this Agreement, such termination to be effective immediately upon the giving of notice of termination.

SECTION 28. ARM'S LENGTH TRANSACTION. This Agreement has been negotiated fully between the District and the Consultant as an arm's length transaction. The District and the Consultant participated fully in the preparation of this Agreement with the assistance of their respective counsel. In the case of a dispute concerning the interpretation of any provision of this Agreement, the Parties are deemed to have drafted, chosen, and selected the language, and any doubtful language will not be interpreted or construed against any party.

SECTION 29. INDEPENDENT CONTRACTOR STATUS. In all matters relating to this Agreement, the Consultant shall be acting as an independent contractor. Neither the Consultant nor employees of the Consultant are employees of the District under the meaning or application of any Federal or State Unemployment or Insurance Laws or Old Age Laws or otherwise. The Consultant agrees to assume all liabilities or obligations imposed by any one or more of such laws with respect to employees of the Consultant in the performance of this Agreement. The Consultant shall not have any authority to assume or create any obligation, express or implied, on behalf of the District and the Consultant shall have no authority to represent the District as an agent, employee, or in any other capacity, unless otherwise set forth in this Agreement.

SECTION 30. COMPLIANCE WITH E-VERIFY The Consultant shall comply with and perform all applicable provisions of Section 448.095, *Florida Statutes*. Accordingly, to the extent required by Florida Statute, Consultant shall register with and use the United States Department of Homeland Security's E-Verify system to verify the work authorization status of all newly hired employees. The District may terminate this Agreement immediately for cause if there is a good faith belief that the Consultant has knowingly violated Section 448.091, Florida Statutes.

- A. If the Consultant anticipates entering into agreements with a subcontractor for the Standard Services or Additional Services, Consultant will not enter into the subcontractor agreement without first receiving an affidavit from the subcontractor regarding compliance with Section 448.095, *Florida Statutes*, and stating that the subcontractor does not employ, contract with, or subcontract with an unauthorized alien. Consultant shall maintain a copy of such affidavit for the duration of the agreement and provide a copy to the District upon request.
- B. In the event that the District has a good faith belief that a subcontractor has knowingly violated Section 448.095, *Florida Statutes*, but the Consultant has otherwise complied with its obligations hereunder, the District shall promptly notify the Consultant. The Consultant agrees to immediately terminate the agreement with the subcontractor upon notice from the District. Further, absent such notification from the District, the Consultant or any subcontractor who has a good faith belief that a person or entity with which it is contracting has knowingly violated s. 448.09(1), Florida Statutes, shall promptly terminate its agreement with such person or entity.
- C. By entering into this Agreement, the Consultant represents that no public employer has terminated a contract with the Consultant under Section 448.095(2)(c), *Florida Statutes*, within the year immediately preceding the date of this Agreement.

[SIGNATURES BEGIN ON THE FOLLOWING PAGE]

IN WITNESS WHEREOF, the Parties each intend to enter this Agreement, understand the terms set forth herein, hereby agree to those terms, and have executed this Agreement effective the day and year first written above.

ATTEST:

Tish Dobson
Secretary / Assistant Secretary

**STONEBRIER COMMUNITY
DEVELOPMENT DISTRICT**

Shelena M. Mace
Chairperson, Board of Supervisors

WITNESS:

Dorey King

**DPFG MANAGEMENT &
CONSULTING, LLC**, a Florida limited
liability company

Dan Armstrong
By: Daniel Armstrong
Its: CEO

Exhibit A: Scope of Services
Exhibit B: Consultant's Proposal
Exhibit C: Additional Services

Exhibit A: Scope of Services

A STANDARD SERVICES: These services will be provided on a recurring basis and are commonly referred to as the basic services necessary for the normal and routine functioning of the District

I. MANAGEMENT

- a Attend and conduct all regularly scheduled and special Board of Supervisors meetings, Landowners' meetings, continued meetings, hearings, and workshops Arrange for time and location and all other necessary logistics for such meetings, hearings, etc.
 - i. Standard Services include the conducting of up to one (1), four (4) hour meeting per month, for a maximum of 12 meetings annually (workshops or regular meetings).
- b. Ensure compliance with all statutes affecting the district which include but are not limited to
 - i. Certify Special District Update Form, submitted to the Special District Information Program, Department of Economic Opportunity each year
 - ii. Assign and provide Records Management Liaison Officer for reporting to the Department of Library and Archives.
 - iii. Provide contact person for the State Commission of Ethics for Financial Disclosure coordination.
 - iv. Provide Form 1 Financial Disclosure documents for Board Members.
 - v. Provide Form 1F Financial Disclosure documents for Resigning Board Members
 - vi. Monitor and supply Form 3A, Interest in Competitive Bid for Public Business as needed.
 - vii. Monitor and provide Form 8B, Memorandum of Voting Conflict for the Board.
 - viii. Monitor and provide update on Creation Documents, including Notice of Establishment, to Department of Economic Opportunity and the County.
 - ix. Maintain and file Disclosure of Public Financing and file with Department of Economic Opportunity and each residential developer.
 - x. Provide for a proposed budget for Board approval on or by June 15 of each fiscal year.
 - xi. Provide copy of approved proposed budget to the County a minimum of 60 days prior to the public hearing on the budget.
 - xii. Provide written notice to owners of public hearing on the budget and its related assessments.
 - xiii. Provide copy of an annual notice of any changes to the Public Facilities report to the County if changes are made.
 - xiv. File name and location of the Registered Agent and Office location annually with Department of Economic Opportunity and the County.
 - xv. Provide for submitting the regular meeting schedule of the Board to County.
 - xvi. Provide District Map and update as provided by the District's Engineer as needed to the Department of Economic Opportunity and the County.
 - xvii. Provide legal description and boundary map as provided by District Engineer to

- the Supervisor of Elections.
- xviii. File request letter to the Supervisor of Election of the County for number of registered voters as of April 15, each year
- xix. Provide for public records announcement and file document of registered voter data each June
- xx. Update Board Member names, positions, and contact information to the State Commission on Ethics annually
- xxi. Certify and file the Form DR 421, Truth in Millage Document with the Department of Revenue each tax year.
- xxii. Properly notice all public meetings, in accordance with the appropriate Florida Statutes, including but not limited to, public hearings on assessments, the budget, establishment of rates, fees, or charges, rulemaking, uniform method of collection, and all other required notices of meetings, hearings and workshops.
- xxiii. Provide for the appropriate ad templates and language for each of the above
- xxiv. Provide for instruction to Landowners on the Election Process and forms, etc.
- xxv. Respond to Bond Holders Requests for Information.
- c. Implement the policies established by the Board in connection with the operations of the District.
- d. Assist in the negotiation of contracts, as directed by the Board of Supervisors.
- e. Advise the Board on the status of negotiations as well as contract provisions and their impacts on the District and provide contract administration services.
- f. Make recommendations on contract approval, rejection, amendment, renewal, and cancellation. In advance of expiration of contracts, advise the Board as to need for renewal or additional procurement activities and implement same.
- g. Monitor certificates of insurance as needed per contracts.
- h. Answer Project Status Inquiries from Contractors Bonding Companies.
- i. Provide an office location to handle and respond to written, phone or e-mail inquiries from the public.
- j. Proactively mitigate and manage risk and impact of management and staff turnover.
- k. Conduct weekly performance audits with contractors or vendors under contract with the District if so required under such contracts or at the direction of the Board.

2. ADMINISTRATIVE:

- i. Prepare agendas for transmittal to Board of Supervisors and staff seven (7) days prior to Board of Supervisors' Meeting. Prepare meeting materials for other meetings, hearings, etc., as needed.
- ii. Provide tablets/electronic devices for Supervisors use at meetings.
- iii. Provide accurate minutes for all meetings and hearings, including landowners' meetings within 7 days post-meeting.
- iv. Implement and maintain a document management system to create and save documents and provide for the archiving of District documents.
- v. Certify and file annual report to the Department of State, Library and Archive Division, for storage and disposal of public records.
- vi. Protect integrity of all public records in accordance with the requirements of State law. Respond to public records requests as required by law and in

- compliance with the Rules of Procedure and the District's adopted public records policy
- vii. Maintain "Record of Proceedings" for the district within the County which includes meeting minutes, agreements, resolutions, and other records required by law
- viii. Records retention and maintenance in accordance with Chapter 119, Florida Statutes, and the District's adopted Rules of Procedure
- ix. Administrator over the website contractor.
- x. Community mailings (e.g. memos, notifications of rule changes, operations, and maintenance assessment notices, etc.)
- xi. Broadcast public meetings via Zoom/Conference-Call as listen only to audience who can't otherwise attend
- xii. Provide robust communication strategy, channels, forms, etc. for residents to reach DM.
- xiii. Implement and utilize effective workflow management tools for prioritization and tracking DM owner and driven vendor projects, tasks, and activities.
- xiv. Maintaining the District's obligations and requirements under the continuing disclosure agreements of the District, including but not limited to providing information to the Dissemination Agent.

3. ACCOUNTING:

i. Financial Statements

- a. Establish Fund Accounting System in accordance with federal and state law, as well as GASS and the Rules of the Auditor General. This includes the following:
 - i. Chart of Accounts.
 - ii. Vendor and Customer Master File.
 - iii. Report creation and set-up.
- b. Prepare monthly balance sheet, income statement(s) with budget to actual variances, including the following:
 - i. Cash Investment Account Reconciliations per fund.
 - ii. Balance Sheet Reconciliations per fund.
 - iii. Expense Variance Analysis.
- c. Prepare and file Annual Public Depositor's Report and distribute to State Department of Insurance and Treasury.
- d. Prepare and file Public Depositor's and Indemnification Form on new accounts as needed.
- e. Facilitate Banking relations with the District's Depository and Trustee.
- f. Prepare all other financial reports as required by applicable law and accounting standards, and bond trust indenture requirements.
- g. Account for assets constructed by or donated to the District for maintenance.
- h. On or before October 1st of every year prepare an annual inventory of all District owned tangible personal property and equipment in accordance with all applicable rules and standards.

- i. Provide Audit support to auditors for the required Annual Audit, as follows
 - i. Review statutory and bond indenture requirements
 - ii. Prepare Audit Confirmation Letters for independent verification of activities.
 - iii. Prepare all supporting accounting reports and documents as requested by the auditors.
 - iv. Respond to auditor questions
 - v. Review and edit draft report
 - vi. Prepare year-end adjusting journal entries as required.
- j. Provide for transmission of the Audit to the County and the Auditor General's Office of the State.
- k. Provide and file Annual Financial Statements (FS 218 report) by June 30th of each year.
 - l. Accounts payable and accounts receivable functions.
 - m. Asset tracking.
 - n. Capital program administration and requisition processing.
 - o. Monitoring of trust account activity.

ii. Budgeting

- a. Prepare budget and backup material for and present the budget at all budget meetings, hearings, and workshops. The budget is to be done in accordance with state law standards, and consistent with applicable GFOA and GASB standards. Budget preparation shall include calculation of operation and maintenance assessments, which may include development of benefit methodology for those assessments.
- b. File all required documentation to the Department of Revenue, Auditor General, the County, and other governmental agencies with jurisdiction.
- c. Prepare and cause to be published notices of all budget hearings and workshops.
- d. Prepare all budget amendments on an ongoing basis. Assist in process to retain an auditor and cooperate and assist in the performance of the audit by the independent auditor.

iii. Accounts Payable/Receivable

- a. Administer the processing, review and approval, and payment of all invoices and purchase orders. Ensure timely payment of vendor invoices and purchase orders.
 - i. Manage Vendor Information per W-9 reports.
- b. Prepare monthly Vendor Payment Report and Invoicing Support for presentation to the Board of Supervisors for approval or ratification.
- c. Maintain checking accounts with qualified public depository including.
 - i. Reconciliation to reported bank statements for all accounts and funds.
- d. Prepare year-end 1099 Forms for Vendor payments as

applicable

- i. File reports with IRS
- c. Monthly payment report must be for current month and never in arrears
- f. Month-to-day running balance report that ties back to monthly balance sheet and transaction history

iv Capital Program Administration

- a. Maintain proper capital fund and project fund accounting procedures and records.
- b. Process Construction requisitions including:
 - i. Vendor Contract completion status.
 - ii. Verify Change Orders for materials.
 - iii. Check for duplicate submittals.
 - iv. Verify allowable expenses per Bond Indenture Agreements such as:
 - (1) Contract Assignment.
 - (2) Acquisition Agreement.
 - (3) Project Construction and Completion Agreement.
- c. Provide Asset Tracking for improvements to be transferred and their value for removal from District's Schedule of Property Ownership that are going to another local government.
- d. Provide for appropriate bid and or proposal/qualification processes for Capital Project Construction.

v. Purchasing

- a. Assist in selection of vendors as needed for services, goods, supplies, materials. Obtain pricing proposals as needed and in accordance with District rules and state law
- b. Prepare RFPs for Administrative Services as needed, such as audit services, legal services, and engineering services.
- c. Prepare and process requisitions for capital expenses, in coordination with District Engineer.
- d. Ensure best price when shopping for products, materials, services, labor, etc. with comparison evidence.

vi. Risk Management

- a. Prepare and follow risk management policies and procedures.
- b. Recommend and advise the Board, in consultation with the District Engineer of the appropriate amount and type of insurance and be responsible for procuring all necessary insurance.
- c. Process and assist in the investigation of insurance claims, in coordination with Counsel of the District.
- d. Review insurance policies and coverage amounts of District vendors.
- e. Provide for an update to the Schedule of Values of Assets owned by the District for purposes of procuring adequate coverage.
- f. Maintain and monitor Certificates of Insurance for all service and contract vendors.

4 FINANCIAL AND REVENUE COLLECTION

- i. Administer Prepayment Collection
 - a. Provide payoff information and pre-payment amounts as requested by property owners.
 - b. Monitor, collect and maintain records of prepayment of assessments.
 - c. Coordinate with Trustee to confirm semi-annual interest payments and bond call amounts.
- ii Administer Assessment Roll Process:
 - a. Prepare annual assessment roll for collection of debt service and operations and maintenance assessments.
 - b. Update roll to reflect per unit and per parcel assessments based on adopted fiscal year budgets
 - c. Verify assessments on platted lots, commercial properties, or other assessable lands.
 - d. Convert final assessment roll to County Property Appraiser or Tax Collector format and remit to county.
 - e. Execute and issue Certificate of Non-Ad Valorem Assessments to County.
 - f. Responding to property owner questions regarding District assessments.
 - g. Direct billings and funding request processing
- iii Administer Assessments for Off Tax Roll parcels/lots:
 - a. Maintain and update current list of owners of property not assessed via the tax roll.
 - b. Prepare and issue direct invoices for the annual debt service and operations and maintenance assessments.
 - c. Monitor collection of direct invoices and prepare and send delinquent/collection notices as necessary.
- iv. True-Up Analysis:
 - a. Annually compare current and un-platted lots to original development plan to ensure adequate collection of assessment revenue as necessary.
- v. Prepare true-up calculations and invoice property owners for true-up payments as necessary.
- vi. All other functions necessary for the timely billing, collection and reporting of District assessments in order to ensure adequate funds to meet the District's debt service and operations and maintenance obligations.

EXHIBIT B: Consultant's Proposal



Stonebrier Community Development District
Attention Analina Medina
Chairperson-Stonebrier CDD

DPPG Management & Consulting, LLC
250 International Parkway, Ste. 208
Lake Mary, Florida 32746

Re: Stonebrier Community Development District – Updated Fee Schedule for District Management Services

September 8, 2022

Dear Madam Chair:

On behalf of DPPG Management and Consulting, it is our pleasure to submit the following Updated Fee Schedule for **District Management, Accounting, Administration, Dissemination Agent, Assessment Methodology Consultant Services** to Stonebrier Community Development District.

As previously announced, DPPG became a part of Vesta Property Services in September of 2020. This acquisition allows for enhanced Field Services to be offered by Vesta, as well it provides our clients options for additional services provided by our Amenity Division.

The current agreement between the District and DPPG was executed 16 years ago in 2006. The fees then were \$45,000 per year for District Management, plus \$400/month for general operating expenses. The agreement considered price adjustments during the budget adoption to compensate for market conditions. The District's current FY2023 adopted budget for District Management services total \$39,000 for the items in the table of our updated fees.

Thank you for your consideration of our updated fee schedule. We very much look forward to the opportunity in continuing to serve the community and working with the District's Board of Supervisors, and District Staff. Should you have any questions or require additional information, please feel free to contact me directly at (904) 386-0186 or hmac@vestapropertyservices.com.

Most respectfully,

A handwritten signature in black ink, appearing to read 'H. McGaffney'.

Howard McGaffney
Vice President
DPPG Management and Consulting, LLC.
A Vesta Property Services Company.



SCHEDULE OF FEES FOR DISTRICT MANAGEMENT SERVICES

DPFG Management and Consulting, proposes the following fee structure for District Management, Dissemination Agent, Administration, Recording, Financial Accounting for General Fund, Debt Service Fund and a Reserve Fund, and the Assessment Roll Services provided to the Stonebrier Community Development District (the "District"):

SERVICES	PROPOSED FEES
District Management	\$12,000 annually
Accounting Services	\$10,000
Administration Services	\$10,000
Assessment Roll Preparation Services	\$5,500
Dissemination Agent	\$1,500
TOTAL DISTRICT MANAGEMENT	\$39,000 annually

District Management Services Include:

- Payments will be made in 12 equal monthly installments beginning **October 1, 2022, through September 30, 2023**
- Annual CPI adjustment will be presented to the Board and approved through the annual budget approval process by the Board.
- Up to 12 meetings per year, 4 hours in length.

Assessment Administration Services Include:

- Assessment Roll Preparation and Re-amortization schedule, preparing of the assessment roll and the timely submittal of the roll to the tax collector, Certification, direct billing, and funding request processing.
- Estoppel letters, bond payoff information and other collection related work shall be provided to property owner and realtors. Estoppels will be billed at state approved levels.

Accounting Services Include:

- Monthly accounts payable, construction accounting, monthly production of Unaudited Financial Statements, Filing the Annual Financial Report, Filing the Annual Independent Audit, and other usual and customary accounting services required of CDD's

Administrative Services Include:

- Agenda Preparation, record keeping, filing of records/reports with local/state agencies including the Florida Commission on Ethics, administrator over the website contractor, providing administrative support services to the District Manager.
- Tablets/electronic device for Supervisors use at meetings.

Dissemination Agent Services Include:

- Payment made annually in the month of October each year.
- Providing the ongoing disclosure requirements and duties listed in the agreements of all series of Bonds issued by the District, facilitating the District's compliance with the Securities and Exchange Commission's Rule 15c2-12(b)(5).

District Management Services outlined above can be terminated with 60 days written notice by either party.



Schedule of Additional Fees

1. **Additional District Meetings:** The District Management fees proposed are based upon the District holding up to 12 regular meetings each year that each last up to 4 hours in length.
 - a. \$175 hour: An additional \$175 hour fee will be billed to the District, for each hour past the initial 4-hour meeting timeframe included in this proposal
 - b. \$800 per meeting: Additional meetings or workshops outside of the aforementioned amount will be billed to the District at a total fee of \$800 per meeting.
2. **Postage and freight are not included in this proposal and will be billed upon actual costs incurred.**
3. **Debt Service Fund Accounting & Assessment Collection Services:** If the District issues additional debt after September 30th, 2022, the proposed fee for these services would be \$2,500 annually per additional series of notes or bond issuances.
4. **Assessment Methodology Consultant Services (Special Methodology Reports):**
 - a. Additional Bond Issuance Fee: \$15,000 per additional bond issuance.
 - b. Refinance Fee: \$15,000 per bond refinance
5. **Long Term Capital Planning:**
 - a. Long Term Capital Planning: \$15,000 (one-time fee)
 - b. This fee includes the costs associated with DPFG providing all the Capital Planning, Funding, and Infrastructure Reinvestment Budgeting, producing a long term (10 year) financial outlook model to help the District Board to plan for future costs and identify future assessment values for Operations and Maintenance as well as Infrastructure/Capital Items. Note: Does not include a Reserve Study.
6. **Additional Services:** Should Vesta Property Services, Inc. be requested to provide additional services on behalf of the District not covered in this proposal, fees for such services shall negotiated in accordance with the terms mutually agreed upon by the District and Vesta Property Services, Inc.

EXHIBIT C: Additional Services

1. Bond Issuance Services related to additional debt issued by the District after September 30, 2022
 - a. If the District issues additional debt after September 30th, 2022, the proposed fee for these services would be \$2,500 annually per additional series of notes or bond issuances.
 - b. These services include, but are not limited to, preparation of a benefit analysis based on infrastructure to be funded with bond proceeds, preparation of a Preliminary Special Assessment Allocation Report and presentation of the same to District board and staff, presentation of a Final Special Assessment Allocation Report to board and staff at noticed public hearing levying special assessments, preparation of a Bond Validation Report determining the "Not-to-exceed" par amount of bonds to be issued by the District, and present to board as part of the Bond Resolution, providing expert testimony at bond validation hearing in circuit court, and preparation or execution of signatures on all closing documents, certificates or schedules related to the bond issue that are required by District Manager or District Assessment Methodology Consultant.
2. Assessment Methodology Consultant Services (Special Methodology Reports):
 - a. Additional debt issued by the District after September 30, 2022: \$15,000 per additional bond issuance.
 - b. Refinanced debt issued by the District after September 30, 2022: \$15,000 per bond refinance
3. Long Term Capital Planning
 - a. \$15,000 (one-time fee)
 - b. These services include, but are not limited to, providing all capital planning, funding, and infrastructure reinvestment budgeting; producing a long term (10 year) financial outlook model to assist the District in planning for future costs and identifying future assessment values for operations and maintenance, as well as infrastructure/capital items.
 - c. These services do not include a reserve study.
4. Other Additional Services
 - a. Should Consultant be requested to provide Additional Services on behalf of the District, fees for such services shall negotiated in accordance with the terms mutually agreed upon by the District and Consultant.

EXHIBIT 10

LANDSCAPE MAINTENANCE AGREEMENT

This Landscape Maintenance Agreement (the "Agreement") made this 19 day of February, 2015, by and between Hillsborough County, Florida, a political subdivision under the laws of the State of Florida (the "County") with offices at 601 East Kennedy Boulevard, P.O. Box 1110, Tampa, Florida 33601 and Stonebrier Community Development District, (the "Participant") with offices at 15310 Amberly Drive, Suite 175, Tampa, Florida 33647. The County and the Participant shall individually be referred to as a "Party" and collectively as the "Parties."

WITNESSETH

WHEREAS, it has been deemed to be in the best interest of the County to encourage corporations, organizations, and/or individuals to provide the care and maintenance necessary to state highways within the County as well as the County's medians, rights-of-way, and other public lands (hereinafter referred to as the "Maintained Area"); and

WHEREAS, the Participant desires to provide the care and maintenance to the Maintained Area; and

WHEREAS, it has been deemed to be in the best interest of the County to enter into an agreement with the Participant setting forth the duties and responsibilities of the respective parties and the terms and conditions for the proposed care and maintenance of the Maintained Area.

NOW THEREFORE, in consideration of the mutual covenants, promises, and representations contained herein, the Parties agree as follows:

ARTICLE I. SCOPE OF SERVICES

A. The Participant shall provide or cause to be provided the landscape and maintenance services more fully set forth below (the "Services") within the Maintained Area:

1. Maintained Area

The Maintained Area is described herein as follows:

Right-of-Way Use Permit #: ROW 20397

Location of Maintained Area: Certain Portions of West County Line Road and Sunlake Boulevard (see plans)

Location of Landscape within the Maintained Area: roadsides and medians

Landscape Materials to be Utilized: See plans

2. Services

The Participant shall perform or cause to be performed the following Services in the Maintained Area:

- (a) Pick up litter and debris as necessary.
- (b) Cut grass as needed.
- (c) Remove weeds and vines.
- (d) Remove and replace dead or diseased plants and trees in accordance with FDOT and County landscaping guidelines, as applicable.
- (e) Water plants as needed; provided however, such watering shall be in accordance with the County's water conservation measures and restrictions.
- (f) Treat turf and other plants for pests (if using restricted chemicals, Participant must be licensed by the State of Florida).
- (g) n/a Fertilize as needed per FDOT Guidelines.
- (h) Maintain irrigation system (if any) with like parts. Responsible for irrigation water payments.
- (i) n/a Maintain plants in accordance with the landscape plan approved by FDOT. NO substitutions shall be made without the prior written approval of FDOT.
- (j) Follow all landscaping guidelines as described in "Guidelines for Landscaping Hillsborough County Roadways," as adopted by the Board of County Commissioners.

- (k) Hire a landscape contractor or utilize qualified volunteers or landscape personnel to maintain the Maintained Area.
- (l) Follow all FDOT guidelines if Maintained Area is located along a State road.
- (m) Follow all safety guidelines as instructed by County personnel and State personnel, including, but not limited to, FDOT Maintenance of Traffic Specifications Standard Indices 613, 615, and 619.
- (n) Utilization of xeriscape plant material is preferred.

The Participant shall initial each applicable service that shall be performed by the Participant under this Agreement.

3. If the Services to be performed by the Participant are on County road right-of-way, medians, or other County lands, the Participant shall apply for a Right-of-Way Use Permit and shall submit, for approval, a landscape plan/design of the Maintained Area to the Right-of-Way Management Section, Transportation Maintenance Division of Hillsborough County ("TMD"). In the event the submitted landscape plans/designs do not meet the approval of the County, the Participant shall be notified and given the opportunity to modify and resubmit the landscape plans/designs to the County as set forth herein. Approval of the landscape plans/designs by the County does not relieve the Participant from complying with all federal, state, and local laws, rules, regulations, and ordinances.
4. If the Services to be performed by the Participant are on State highways within the County, the Participant shall submit, for approval, a landscape plan/design of the Maintained Area to FDOT. Approval of the landscape plans/designs by FDOT does not relieve the Participant from complying with all federal, state, and local laws, rules, regulations, and ordinances.
5. The Participant shall notify the TMD if problems arise or if repairs to the Maintained Area are required and the Participant is unable or not authorized to do.

B. The Participant shall assume total responsibility and bear the entire costs of the maintenance of the lawn and vegetation in the Maintained Area, including, but not limited to, all operational costs and all costs associated with soil irrigation, lawn mowing, fertilizing, tree trimming, shrubbery trimming, replacement of all diseased plants and other vegetation and any other maintenance necessary to insure a well-maintained and safe area.

C. In the event that the Participant fails to perform the Services hereunder, the County shall notify the Participant in writing and shall provide a specific time period within which the Participant must perform in accordance with the Agreement or address the issue of noncompliance. If the Participant does not comply or perform the Services within that time period, the County may terminate the Agreement and remove the landscaping material installed by the Participant and return the Maintained Area to its original condition in order to protect the health, safety, and welfare of the general public. The costs of the removal of said landscape material shall be borne by the Participant. The County shall invoice the Participant for all cost incurred by the County for the removal of the landscape material installed by the Participant within thirty (30) days after said removal. The Participant shall pay the County the amount invoiced within thirty (30) days of the date set forth on the invoice.

D. The County shall not have any obligation to replace any plants, trees, or shrubs, contributed or paid for by the Participant, which subsequently die, whether such death is the result of neglect by the Participant, the County, or otherwise.

E. Prior to performing the Services hereunder, the Participant shall make sure that there are no utility facilities that are in conflict with the Services to be performed. The Participant shall resolve any conflicts and/or concerns raised by any utility company prior to the commencement of the Services hereunder.

F. It is understood between the Parties hereto that any or all of the Maintained Area may be adjusted at any time in the future as determined to be necessary by the County or FDOT in order that the adjacent road be widened, altered, or otherwise changed to meet the future criteria or planning of the County or FDOT as applicable. The County shall give the Participant notice of any road widening or other adjustment of the adjacent road and shall give the Participant thirty (30) days to relocate any plants, shrubs, or trees at its own cost.

ARTICLE II. TERM OF THE AGREEMENT

The term of this Agreement shall be for one (1) year from the date hereinabove set forth and shall be automatically extended for successive one-year periods upon the same terms and conditions hereof unless terminated as set forth herein. Either Party may terminate this Agreement, at any time, upon giving the other Party thirty (30) days' prior written notice of such termination. In the event the Agreement is terminated in accordance with the provisions hereof, the Participant shall return the Maintained Area to its original condition within thirty (30) days if so requested by the County.

ARTICLE III. INSPECTION

The County has the right, at all times, to inspect or otherwise evaluate the Services being performed by the Participant. Neither observations, inspections, nor evaluations of said Services shall relieve the Participant from performing the Services in accordance with all federal, state, and local laws, rules, regulations, and ordinances and this Agreement.

ARTICLE IV. WARRANTY

The Participant hereby represents to the County that: (a) it has the experience and skill necessary to perform the Services set forth in this Agreement and (b) it shall comply with all applicable federal, state, and local laws, rules, regulations, codes, ordinances, and orders of any public, quasi-public, or other governmental authority in the performance of the Services hereunder.

ARTICLE V. INDEMNIFICATION

To the extent permitted under Florida law, the Participant shall indemnify, hold harmless, and defend the County, the Board of County Commissioners, its agents, contractors, and employees from and against any and all liabilities, losses, claims, damages, demands, expenses or actions, either at law or in equity, including court costs and attorney's fees that may hereafter at any time be made or brought by anyone on account of personal injury, property damage, loss of monies, or other loss, allegedly caused or incurred as a result of any negligent, wrongful, or intentional act or omission of the Participant during the performance of this Agreement. The extent of this indemnification shall not be limited in any way to the amount or types of damages or compensation payable to the County on account of any insurance limits. The provisions of this paragraph shall survive the termination of this Agreement. Notwithstanding the foregoing, the Participant and the County agree that both Parties are subject to certain limitations of liability as set forth in section 768.28, Florida Statutes, and other law, and nothing in this Agreement shall be construed as a waiver of those limitations of liability.

ARTICLE VI. INDEPENDENT CONTRACTOR

The Participant shall perform or cause to be performed the Services hereunder as an independent contractor, and nothing contained herein shall, in any way, be construed to constitute the Participant, its officers, employees, agents, contractor, or subcontractors of Participant to be a representative, agent, contractor, subcontractor, or employee of the County or any political subdivision of the State of Florida.

ARTICLE VII. NO ASSUMPTION OF LIABILITY

The County shall not be responsible for nor shall the County incur any liability for the actions, inactions, omissions, or commissions of the Participant, or any officers, employees, agents, contractor, or subcontractors of the Participant in performing the Services under this Agreement.

ARTICLE VIII. ASSIGNMENT

The Participant shall not assign or transfer this Agreement nor any rights or obligations under this Agreement. Any purported assignment by the Participant hereunder shall be void.

ARTICLE IX. NOTICE

Any notice or communication required to be given by one Party to the other shall be in writing and may be delivered, mailed by certified mail, postage prepaid, or sent by facsimile or similar telecommunication device and shall be deemed delivered if addressed as follows:

Hillsborough County:

Hillsborough County Public Works Department
Attn: Director of Public Works
601 East Kennedy Blvd.
P.O. Box 1110
Tampa, FL 33601
Tel: (813) 272-5912
Fax: (813) 272-5811

Participant

Stonebrier Community Development District
15310 Amberly Drive, Suite 175
Tampa, FL 33647
Tel: (813) 374-9105
Fax: (813) 374-9106

With a copy to:

Hopping Green & Sams, P.A.
119 South Monroe Street, Suite 300
Tallahassee, FL 32301
Attn: Tucker F. Mackie

ARTICLE X. ENTIRE AGREEMENT

This Agreement constitutes the entire understanding between the Participant and the County with respect to the subject matter hereof and supersedes any prior or contemporaneous agreement or understanding between the Parties. The Parties shall not be bound by or be liable for any statement, prior negotiations, correspondence, representation, promise, draft agreements, inducement or understanding of any kind or nature not set forth or provided for herein. No prior course of dealing, usage of trade, or course of performance shall be used to supplement or explain any term, condition, or instruction used in this Agreement.

ARTICLE XI. APPLICABLE LAW

This Agreement is entered into in the State of Florida and shall be construed and interpreted in accordance with its laws. In the event litigation is commenced for the enforcement of this Agreement, the Parties hereby agree and stipulate that venue for such action shall be in the Circuit Court for the Thirteenth Judicial Circuit in and for Hillsborough County, Florida.

ARTICLE XII. MODIFICATION

No oral explanation or oral information by either of the Parties hereto shall alter the meaning or interpretation of this Agreement. No amendment or change hereof or addition hereto shall be effective or binding on any of the Parties hereto unless reduced to writing and executed by the respective duly authorized representatives of each of the Parties hereto.

ARTICLE XIII. WAIVER/RESERVATION OF RIGHTS

Any waiver by the County of any term, condition, or breach of this Agreement shall not be construed or deemed to be a waiver of any other provision or condition of this Agreement, nor a waiver of a subsequent breach of the same or another term or condition and shall not in any way affect, limit, or waive the County's right thereafter to enforce strict compliance with every other term and condition hereof.

ARTICLE XIV. SEVERABILITY

In the event any one or more of the provisions contained in this Agreement shall, for any reason, be held to be invalid, illegal, or unenforceable in any respect, such invalidity, illegality, or unenforceability shall not affect any other provision of this

Agreement, and this Agreement shall be construed as if such invalid, illegal, or unenforceable provision had not been contained herein.

ARTICLE XV. CAPTIONS

Section headings in this Agreement are for convenience or references only and shall be given no effect in the construction or interpretation of this Agreement or any provisions thereof.

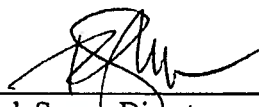
ARTICLE XVI. ACKNOWLEDGMENT

Both Parties acknowledge that they have had the opportunity to have this Agreement reviewed by legal counsel of their choice, and that they understand the terms and conditions herein.

IN WITNESS WHEREOF, the County and the Participant respectively, have caused this Agreement to be executed by their duly authorized representatives as of the date first set forth above.

HILLSBOROUGH COUNTY, FLORIDA

STONEBRIER COMMUNITY
DEVELOPMENT DISTRICT

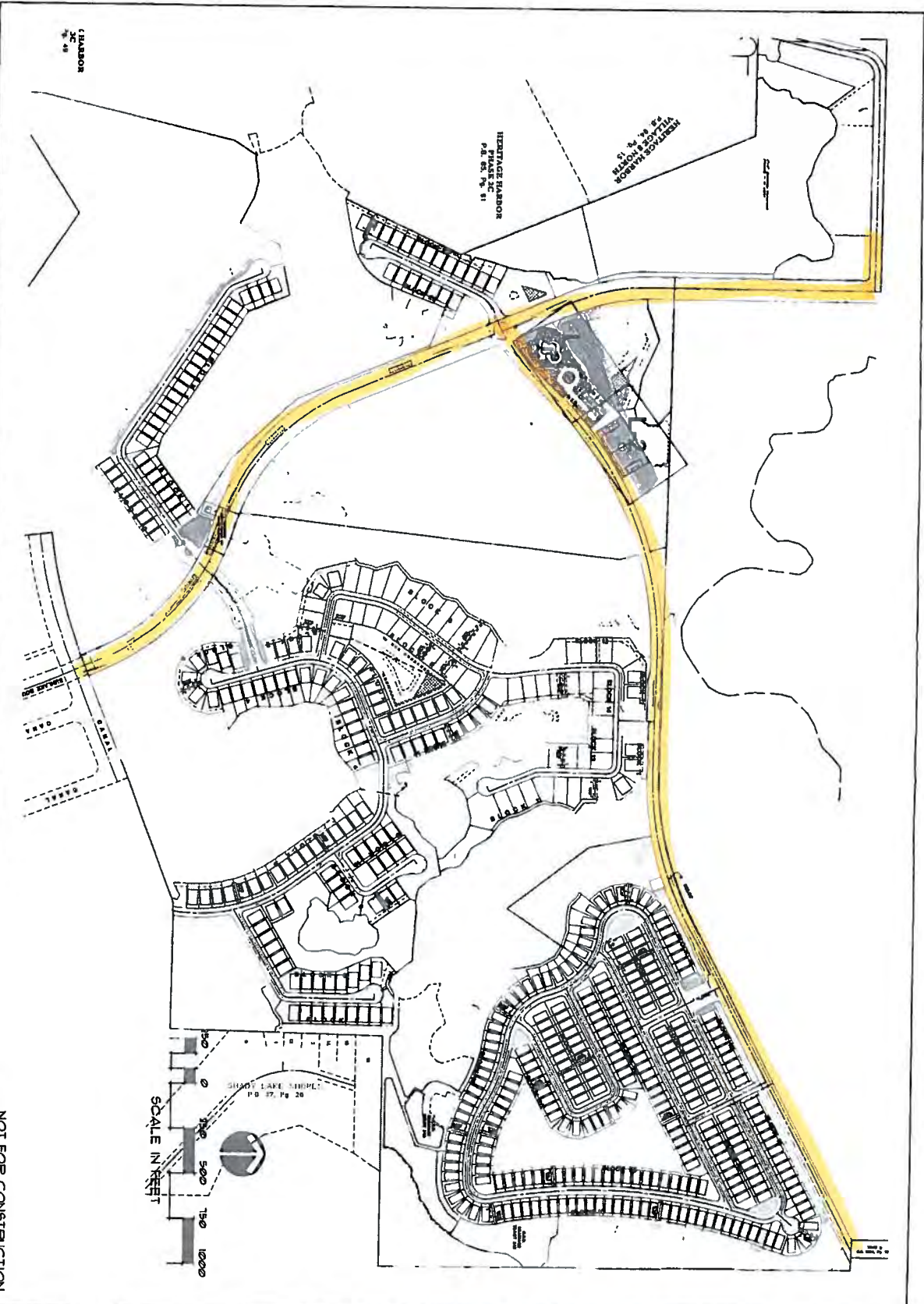
By: 
Rob Sues, Director
Transportation Maintenance Division

By: 
Chairperson, Board of Supervisors

Witness: 

Witness: 

DATE: 01.27.2010 10:44:53 AM
 PROJECT: STONEBRIER - AMENITY CENTER - LANDSCAPE PLAN - SHEET 6-10-003



NOT FOR CONSTRUCTION

SHEET TITLE LANDSCAPE KEY SHEET PROJECT NAME STONEBRIER - AMENITY CENTER	SCALE 1" = 100'-0"	GENESIS GROUP FROM VISION TO REALITY 3810 US HIGHWAY 301, NORTH, SUITE 140 TAMPA, FL 33618 Phone: 813.931.4830 Fax: 813.931.4880 www.genesisgroup.com FL: 02 00000000	REVISIONS NO. DATE DESCRIPTION 1 01/27/10 JGLD 2 01/27/10 JBO 3 01/27/10 LDMR AS SHOWN
		PREPARED FOR CENTEX HOMES WEST FLORIDA DIVISION 2802 S. FULBURN ROAD BROWNSVILLE, FL 33608	PROJECT NUMBER 5712-003 PLOT SHEET 6-21-08

EXHIBIT 11



Development Services

AFTER THE FACT PERMIT

Board of County Commissioners

Kevin Beckner
Victor D. Crist
Ken Hagan
Al Higginbotham
Lesley "Les" Miller Jr.
Sandra L. Murman
Stacy R. White

County Administrator
Michael S. Merrill

County Administrator Executive Team
Lucia E. Garsys
Carl S. Harness
Gregory S. Horwedel
Ramin Kouzehkanani
Liana Lopez
Bonnie M. Wise

County Internal Auditor
Michelle Leonhardt

County Attorney
Chip Fletcher

Development Services
PO Box 1110
Tampa, FL 33601-1110

Permit Application Number: ROW20397

Fee: Exempt

Permit Applicant: Patricia Comings – Stonebrier CDD
15310 Amberly Dr., Ste. 175
Tampa, FL 33647

Location of Work: West Country Line Rd. and Sunlake Blvd.

Approved

Comments: Work completed before Right of Way Permit approved.

Please note the following:

- All work is to be done in accordance with the **Hillsborough County Utility Accommodation Guide and Rights-of-Way Use Procedures Manual**, latest edition. Document online at www.hillsboroughcounty.org/publicworks/engineering/resources/publications

Permit Issue Date: 02/19/2015

Permit Expiration Date: 02/19/2015

Hillsborough County
Development Services
Right-of-Way Permitting

Elibette Gómez
Permit Engineer Officer

Right-of -Way Permitting

Phone: (813) 635-5406

(813) 274-6500

Fax: (813) 276-8318

gomez@hillsboroughcounty.org

EXHIBIT 12

**STONEBRIER COMMUNITY DEVELOPMENT DISTRICT
FISCAL YEAR 2023-2024 PROPOSED BUDGET
GENERAL FUND, OPERATIONS & MAINTENANCE (O&M)**

	FY2021 ACTUAL	FY2022 ACTUAL	FY2023 YTD (10/2022-2/2023)	FY2023 ADOPTED	FY2024 PROPOSED	VARIANCE FY23- FY24
REVENUE						
1 SPECIAL ASSESSMENTS ON-ROLL (NET)	\$ 604,372	\$ 603,613	\$ 438,960	\$ 452,222	\$ 451,211	\$ (1,012)
2 INTEREST	1,049	2,602	12,972	-	-	-
3 MISCELLANEOUS		240		-	-	-
4 FUND BALANCE FORWARD				-	-	-
5 DISCOUNTS				-	-	-
TOTAL REVENUE	605,421	606,455	451,932	452,222	451,211	(1,012)
EXPENDITURES						
ADMINISTRATIVE						
10 SUPERVISOR COMPENSATION	9,000	10,600	4,000	12,000	13,000	1,000
11 PAYROLL TAXES	658	780	306	918	995	77
12 PAYROLL SERVICES	497	600	253	750	750	-
13 DISTRICT MANAGEMENT	31,380	31,380	5,000	12,000	12,000	-
14 ADMINISTRATIVE SERVICES	3,765	3,765	4,167	10,000	10,000	-
15 ACCOUNTING SERVICES			4,167	10,000	10,000	-
16 ASSESSMENT ROLL PREPARATION	6,800	6,800	2,292	5,500	5,500	-
17 GENERAL MASS MAILING	68	861	-	1,000	1,000	-
18 AUDITING	2,600	2,700.00	-	2,700	2,950	250
19 MISCELLANEOUS BANK FEES	28	450	225	500	500	-
20 REGULATORY AND PERMIT FEES	175	175	175	175	175	-
21 LEGAL ADVERTISEMENTS	1,147	1,411	184	2,500	2,500	-
22 ENGINEERING SERVICES	31,001	17,837	3,355	22,000	22,000	-
23 LEGAL SERVICES	14,338	29,346	14,502	22,000	26,000	4,000
24 WEBSITE DEVELOPMENT AND HOSTING	2,015	2,215	994	2,015	2,400	385
25 EMAIL	792	1,031	590	720	1,140	420
26 INSURANCE	7,585	7,850	8,469	9,596	9,596	-
27 MISCELLANEOUS SERVICES	240	888	116	900	975	75
TOTAL ADMINISTRATIVE	112,090	118,689	48,794	115,274	121,481	6,207
DEBT SERVICE ADMINISTRATION						
31 TRUSTEE FEES	3,286	3,593	4,041	3,718	4,300	582
32 DISSEMINATION AGENT	1,500	1,500	1,500	1,500	1,500	-
33 ARBITRAGE	500		500	650	500	(150)
34 TRUST FUND ACCOUNTING	3,660	3,660		-	-	-
TOTAL DEBT SERVICE ADMINISTRATION	8,946	8,753	6,041	5,868	6,300	432
FIELD OPERATIONS						
38 FIELD OPERATIONS SERVICES (PART-TIME)			4,167	10,000	10,000	-
39 PROPERTY TAXES (Streetlights)	18,897	18,703	-	19,000	19,000	-
40 ENTRY & WALLS MAINTENANCE			1,024	2,500	2,500	-

**STONEBRIER COMMUNITY DEVELOPMENT DISTRICT
FISCAL YEAR 2023-2024 PROPOSED BUDGET
GENERAL FUND, OPERATIONS & MAINTENANCE (O&M)**

	FY2021 ACTUAL	FY2022 ACTUAL	FY2023 YTD (10/2022-2/2023)	FY2023 ADOPTED	FY2024 PROPOSED	VARIANCE FY23- FY24
41 ELECTRICITY- (IRRIGATION SYSTEM)	5,940	5,135	3,324	7,500	7,500	-
42 POND & LAKE MAINTENANCE	23,431	19,826	9,012	21,628	21,628	-
43 MITIGATION MAINTENANCE	4,500	-	-	-	-	-
44 LANDSCAPE MAINTENANCE (Inclusive of annual rotation)	207,097	207,097	95,466	213,309	181,400	(31,909)
45 LANDSCAPE REPLENISHMENT	5,299	15,468	1,839	12,000	12,000	-
46 LANDSCAPE IRRIGATION	10,541	16,818	1,156	12,000	14,000	2,000
47 MISC REPAIRS & PRESSURE WASHING	-	4,963	1,800	7,584	7,584	-
48 SIGNAGE	-	-	-	250	250	-
49 HOLIDAY DECORATIONS	10,250	10,750	10,750	10,750	11,000	250
50 CAPITAL PROJECTS	49,099	133,623	-	-	-	-
51 DOG WASTE SERVICES	-	-	-	-	4,164	4,164
52 PORTER	-	-	-	-	780	780
53 CONTINGENCY	-	2,195	360	14,560	31,624	17,064
54 TOTAL FIELD OPERATIONS	335,053	434,577	128,897	331,081	323,430	(7,651)
55						
56 RENEWAL & REPLACEMENT RESERVE	16,250	22,350	-	-	-	-
57						
58 TOTAL EXPENDITURES	472,339	584,370	183,732	452,222	451,211	(1,012)
59						
60 OTHER FINANCING SOURCES & USES						
61 TRANSFER TO CAPITAL RESERVE FUND	-	-	-	(595,940)	-	-
62						
63 EXCESS OF REVENUE OVER (UNDER) EXPENDITURES	133,082	22,085	268,201	(595,940)	-	0
64						
65 FUND BALANCE - BEGINNING - UNAUDITED	573,266	706,348	750,783	750,783	154,843	(595,940)
66 INCREASE OF FUND BALANCE (RENEWAL & REPLACEMENT)	-	22,350	-	-	-	-
67 NET CHANGE IN FUND BALANCE	133,082	22,085	268,201	(595,940)	-	0
68 FUND BALANCE - ENDING - PROJECTED	706,348	750,783	1,018,984	154,843	154,843	(595,940)
69						
70 COMMITTED						
71 NON SPENDABLE DEPOSITS	873	873	873	873	873	873
72 CAPITAL RESERVES	587,390	603,817	972,178	40,914	41,167	(546,223)
73 ASSIGNED						
74 3 MONTHS WORKING CAPITAL	118,085	146,093	45,933	113,056	112,803	(253)
75 UNASSIGNED	-	-	-	-	-	-
76 FUND BALANCE - ENDING	706,348	750,783	1,018,984	154,843	154,843	(595,940)

STONEBRIER COMMUNITY DEVELOPMENT DISTRICT

FISCAL YEAR 2023-2024 PROPOSED BUDGET

CONTRACT SUMMARY

FINANCIAL STATEMENT CATEGORY	VENDOR	ANNUAL AMOUNT	DESCRIPTION, SCOPE OF WORK
ADMINISTRATIVE EXPENDITURES:			
SUPERVISORS COMPENSATION	SUPERVISORS	13,000	
PAYROLL TAXES	PAYCHEX	995	7.65% of compensation
PAYROLL SERVICES	PAYCHEX	750	Fee per payroll processed - \$56.00 monthly plus year end fees of \$56.00
DISTRICT MANAGEMENT	DPFG	12,000	Florida Statute, Chapter 190.007(1) states that the Board shall employ and fix the compensation of a District Manager. The District Manager shall have charge and supervision of the works of the District. The District entered into an agreement with DPF-GC a wholly owned subsidiary of Vesta Property Services, Inc., for district management services on which remains in effect until such a time as either party terminates the agreement. The following services are provided under the District
ADMINISTRATIVE SERVICES	DPFG	10,000	DPFG provides administrative services to the District under the management services agreement. These services include preparation of meeting agenda and minutes, coordinating postings on the website, records retention, responding to resident requests and complying with all regulatory requirements involving District activities.
ACCOUNTING SERVICES	DPFG	10,000	DPFG provides budget preparation and financial reporting, cash management, revenue reporting and accounts payable functions.
ASSESSMENT ROLL PREPARATION	DPFG	5,500	DPFG provides assessment roll services, which include preparing, maintaining and transmitting the annual roll with the annual special assessment amounts for the operating, maintenance and capital assessments.
GENERAL MASS MAILING	MISC.	1,000	Postage for mailings, including the annual letters to residents related to the annual assessments and public hearings
AUDITING	Dibartolomeo	2,950	The District is required to have an independent examination of its financial accounting, records and accounting procedures each year. This audit is conducted pursuant to Florida State Law and the Rules of the Auditor General. An Independent Auditor is selected through a RFP process.
MISCELLANEOUS (BANK FEES)	VARIOUS	500	The District pays fees to various financial institutions for its bank accounts.
REGULATORY AND PERMIT FEES	FL DEPART. OF ECONOMIC OPPORTUNITY	175	The District pays an annual registration fee to the State of Florida to fund the administration of the Uniform Special District Accountability Act.
LEGAL ADVERTISEMENTS	Times Publishing Company	2,500	Per Florida Statutes, the District advertises for all meetings, workshops, public hearings and public bids. These advertisements are to be in a newspaper of general circulation in the area in which the CDD is located.
ENGINEERING SERVICES	Stantec	22,000	The District has engaged Cardno, a District Engineering firm to provide engineering, consulting and construction services to the District while crafting solutions with sustainability for the long-term interests of the community while recognizing the needs of government, the environment and maintenance of the District's facilities.
LEGAL SERVICES	Kutak Rock	26,000	On-going general counsel and legal representation. These lawyers are confronted with issues relating to public finance, public bidding, rulemaking, open meetings, public records, real property dedications, conveyances and contracts.
WEBSITE MONTHLY MAINTENANCE	Vglobal	2,400	The District contracts with VGlobal to produce and maintain the District's website which is required by the State of Florida. Includes IT support, security tools, email, quarterly technology alignment and vCIO reviews, roadmap, password manager, security awareness training, 24/7 security operations center etc.
EMAIL	Vglobal	1,140	Website hosting.
INSURANCE	EGIS INSURANCE	9,596	The District obtains general liability, property, hired non-owned auto, employment practices liability, and public officials insurance.
MISCELLANEOUS SERVICES	MISC.	975	Meeting room rental.
TOTAL ADMINISTRATIVE		121,481	
DEBT SERVICE ADMINISTRATION			
TRUSTEE FEES	US BANK	4,300	The Trustee Fees are in advance and pay annually the last one is attached they go from 9/1 - 8/31 annually. The incidental fees coverage an array of things and charge a flat percentage and don't itemize such as, wires, postage, copies, mailings, courier expenses.
DISSEMINATION AGENT	DIGITAL ASSURANCE CERTIFICATION	1,500	The Trustee Fees are in advance and pay annually the last one is attached they go from 9/1 - 8/31 annually. The incidental fees coverage an array of things and charge a flat percentage and don't itemize such as, wires, postage, copies, mailings, courier expenses.
ARBITRAGE	GNP	500	Agreement 22, \$500 per bond per period only Series 2016. Time period is from August to August
TRUST FUND ACCOUNTING	DPFG	-	
TOTAL DEBT SERVICE ADMINISTRATION		6,300	

FIELD OPERATIONS EXPENDITURES:			
FIELD OPERATIONS SERVICES	DPFG	10,000	For part-time Field Operations Services, monthly field operations report, and support with proposals and vendor management of landscaping and aquatics
PROPERTY TAXES (Streetlights)	HILLSBOROUGH COUNTY - TAX COLLECTOR	19,000	The District pays a fee to the Hillsborough County Tax Collector for the collection and disbursement of its annual assessment.
ENTRY & WALLS MAINTENANCE		2,500	The District will incur expenses for entry & walls maintenance.
ELECTRICITY-IRRIGATION SYS.	TAMPA ELECTRIC	7,500	Estimated on current usage of approximately \$650 per month, credits were received in prior years
POND & LAKE MAINTENANCE	STEADFAST ENVIRONMENTAL, LLC	21,628	The District has a waterway management contract with Steadfast Environmental, LLC - Includes the maintenance of the conservation area.
MITIGATIONS MAINTENANCE		-	The Corp of Engineers and EPC have released the site as successful. SWFWMD has suspended further monitoring. Maintenance will be continued in order to keep the site in compliance
LANDSCAPE MAINTENANCE	RedTree	181,400	The District has a contract to provide landscape maintenance services, inclusive of annuals throughout the community.
LANDSCAPE REPLENISHMENT	RedTree	12,000	The District will incur expenses for landscape replenishment.
LANDSCAPE IRRIGATION	RedTree	14,000	The District will incur expenses for irrigation repairs and replacements.
MISC. REPAIRS & PRESSURE WASHING	N/A	7,584	Pressure wash and any other miscellaneous.
SIGNAGE		250	As needed for signs and painting of poles.
HOLIDAY LIGHTING		11,000	The District will incur expenses for holiday light displays. All lights to be installed after Thanksgiving and prior to January 5 of each year.
CAPITAL PROJECTS		-	Moved to Capital Reserve Fund
DOG WASTE SERVICES		4,164	
PORTER SERVICES		780	
CONTINGENCY	N/A	31,624	Estimated, as needed
TOTAL FIELD OPERATIONS		323,430	
RENEWAL & REPLACEMENT RESERVE		-	MOVED TO CAPITAL RESERVE FUND STARTING FY23

**STONEBRIER COMMUNITY DEVELOPMENT DISTRICT
FISCAL YEAR 2023-2024 PROPOSED BUDGET
CAPITAL RESERVE FUND (CRF)**

	FY 2023 ADOPTED	FY 2024 PROPOSED	VARIANCE FY23-FY24
1 REVENUES			
2 SPECIAL ASSESSMENTS - ON ROLL (NET)	\$ 177,045	\$ 177,045	\$ -
3 INTEREST ¹	-		
4 TOTAL REVENUES	177,045	177,045	-
5			
6 EXPENDITURES			
7 RENEWAL AND REPLACEMENT (RESERVE STUDY)	66,414		(66,414)
8 CAPITAL IMPROVEMENT PLAN (ANNUAL ENHANCEMENTS)	79,600		(79,600)
9 TOTAL EXPENDITURES	146,014	-	(146,014)
10			
11 EXCESS OF REVENUES OVER (UNDER) EXPENDITURES	31,031	177,045	146,014
12			
13 OTHER FINANCING SOURCES & USES			
14 TRANSFER IN FROM GENERAL FUND	595,940		(595,940)
15 TOTAL OTHER FINANCING SOURCES & USES	595,940	-	(595,940)
16			
17 FUND BALANCE - BEGINNING - UNAUDITED	-	626,971	626,971
18 NET CHANGE IN FUND BALANCE	626,971	177,045	(449,926)
19 FUND BALANCE - ENDING - PROJECTED	626,971	804,016	177,045

**STONEBRIER COMMUNITY DEVELOPMENT DISTRICT
FISCAL YEAR 2023-2024 PROPOSED BUDGET
ASSESSMENT ALLOCATION**

NET O&M ADMIN BUDGET \$127,780.60	NET O&M FIELD BUDGET \$323,430.28	NET CAPITAL RESERVE FUND \$177,045.00
COUNTY COLLECTION COSTS \$2,718.74	COUNTY COLLECTION COSTS \$6,881.50	COUNTY COLLECTION COSTS \$3,766.91
EARLY PAYMENT DISCOUNT \$5,437.47	EARLY PAYMENT DISCOUNT \$13,762.99	EARLY PAYMENT DISCOUNT \$7,533.83
GROSS O&M ADMIN ASSESSMENT <u>\$135,936.81</u>	GROSS O&M FIELD ASSESSMENT <u>\$344,074.77</u>	GROSS CRF ASSESSMENT <u>\$188,345.74</u>

UNIT TYPE	UNITS ASSESSED		ALLOCATION OF ADMIN O&M ASSESSMENT					ALLOCATION OF FIELD O&M ASSESSMENT					ALLOCATION OF CAPITAL RESERVE ASSESSMENT				
	O&M	SERIES 2016 DEBT SERVICE ⁽¹⁾	ERU FACTOR	TOTAL ERU's	% TOTAL ERU's	TOTAL ADMIN O&M	ADMIN O&M PER LOT	ERU FACTOR	TOTAL ERU's	% TOTAL ERU's	TOTAL FIELD O&M	FIELD O&M PER LOT	ERU FACTOR	TOTAL ERU's	% TOTAL ERU's	TOTAL CRF	CRF PER LOT
SINGLE FAMILY 50'	278	278	1.00	278.0	54.94%	\$74,684.65	\$268.65	1.00	278.0	47.68%	\$164,041.82	\$590.08	1.00	278.0	47.68%	\$89,796.12	\$323.01
SINGLE FAMILY 60'	37	37	1.00	37.0	7.31%	\$9,940.04	\$268.65	1.20	44.4	7.61%	\$26,199.48	\$708.09	1.20	44.4	7.61%	\$14,341.54	\$387.61
SINGLE FAMILY 65'	129	129	1.00	129.0	25.49%	\$34,655.83	\$268.65	1.30	167.7	28.76%	\$98,956.16	\$767.10	1.30	167.7	28.76%	\$54,168.38	\$419.91
SINGLE FAMILY 75'	62	62	1.00	62.0	12.25%	\$16,656.29	\$268.65	1.50	93.0	15.95%	\$54,877.30	\$885.12	1.50	93.0	15.95%	\$30,039.71	\$484.51
	506	506		506.0	100.00%	\$135,936.81		583.1	100.00%	\$344,074.77		583.1	100.00%	\$188,345.74			

UNIT SIZE & PHASE	PER UNIT ANNUAL ASSESSMENT			FY 2023 PER LOT	VARIANCE FY23 TO FY24 PER LOT	% VARIANCE
	O&M & CRF PER LOT	SERIES 2016 DEBT SERVICE ⁽²⁾	TOTAL PER UNIT ⁽³⁾			
SINGLE FAMILY 50'	\$1,181.74	\$812.67	\$1,994.41	\$1,994.41	\$0.00	0.0%
SINGLE FAMILY 60'	\$1,364.35	\$975.21	\$2,339.56	\$2,342.35	-\$2.79	-0.1%
SINGLE FAMILY 65'	\$1,455.66	\$1,056.48	\$2,512.14	\$2,516.32	-\$4.19	-0.2%
SINGLE FAMILY 75'	\$1,638.28	\$1,219.01	\$2,857.29	\$2,864.27	-\$6.98	-0.2%

⁽¹⁾ Reflects the total number of lots with Series 2016A-1 debt outstanding.

⁽²⁾ Annual debt service assessments per unit adopted in connection with the Series 2016A-1 bond issuances. Annual Debt Service Assessments includes principal, interest, County collection costs and early payment discounts.

⁽³⁾ Annual assessments that will appear on the November, 2023 County property tax bill. Amount shown includes all applicable county collection costs (2%) and early payment discounts (up to 4% if paid early).

**STONEBRIER COMMUNITY DEVELOPMENT DISTRICT
FISCAL YEAR 2023-2024 PROPOSED BUDGET
DEBT SERVICE REQUIREMENT, SERIES 2016**

	FY 2024 BUDGET
REVENUE	
SPECIAL ASSESSMENTS - NET MADS	\$ 445,438
TOTAL REVENUE	445,438
EXPENDITURES	
INTEREST EXPENSE	
May 1, 2024	87,213
November 1, 2024	83,838
PRINCIPAL RETIREMENT	
May 1, 2024	270,000
TOTAL EXPENDITURES	441,050
EXCESS OF REVENUE OVER (UNDER) EXPENDITURES	\$ 4,388

**STONEBRIER COMMUNITY DEVELOPMENT DISTRICT
FISCAL YEAR 2023-2024 PROPOSED BUDGET
\$6,530,000 SPECIAL ASSESSMENT REFUNDING BONDS, SERIES 2016**

Period Ending	Principal	Coupon	Interest	Debt Service	Annual Debt Service	Amount Outstanding
8/30/2016						\$ 6,530,000
5/1/2017	200,000	2.00%	141,612.60	341,612.60		6,330,000
11/1/2017	10,000	2.00%	103,768.75	113,768.75	455,381.35	6,320,000
5/1/2018	240,000	2.00%	103,668.75	343,668.75		6,080,000
11/1/2018		2.00%	101,268.75	101,268.75	444,937.50	6,080,000
5/1/2019	245,000	2.00%	101,268.75	346,268.75		5,835,000
11/1/2019		2.00%	98,818.75	98,818.75	445,087.50	5,835,000
5/1/2020	250,000	2.00%	98,818.75	348,818.75		5,585,000
11/1/2020		2.00%	96,318.75	96,318.75	445,137.50	5,585,000
5/1/2021	255,000	2.25%	96,318.75	351,318.75		5,330,000
11/1/2021		2.25%	93,450.00	93,450.00	444,768.75	5,330,000
5/1/2022	260,000	2.25%	93,450.00	353,450.00		5,070,000
11/1/2022		2.50%	90,525.00	90,525.00	443,975.00	5,070,000
5/1/2023	265,000	2.50%	90,525.00	355,525.00		4,805,000
11/1/2023		2.50%	87,212.50	87,212.50	442,737.50	4,805,000
5/1/2024	270,000	2.50%	87,212.50	357,212.50		4,535,000
11/1/2024		2.50%	83,837.50	83,837.50	441,050.00	4,535,000
5/1/2025	280,000	3.00%	83,837.50	363,837.50		4,255,000
11/1/2025		3.00%	79,637.50	79,637.50	443,475.00	4,255,000
5/1/2026	290,000	3.00%	79,637.50	369,637.50		3,965,000
11/1/2026		3.00%	75,287.50	75,287.50	444,925.00	3,965,000
5/1/2027	300,000	3.50%	75,287.50	375,287.50		3,665,000
11/1/2027		3.50%	70,037.50	70,037.50	445,325.00	3,665,000
5/1/2028	310,000	3.50%	70,037.50	380,037.50		3,355,000
11/1/2028		3.50%	64,612.50	64,612.50	444,650.00	3,355,000
5/1/2029	320,000	3.50%	64,612.50	384,612.50		3,035,000
11/1/2029		3.50%	59,012.50	59,012.50	443,625.00	3,035,000
5/1/2030	330,000	3.50%	59,012.50	389,012.50		2,705,000
11/1/2030		3.50%	53,237.50	53,237.50	442,250.00	2,705,000
5/1/2031	345,000	3.50%	53,237.50	398,237.50		2,360,000
11/1/2031		3.50%	47,200.00	47,200.00	445,437.50	2,360,000
5/1/2032	355,000	4.00%	47,200.00	402,200.00		2,005,000
11/1/2032		4.00%	40,100.00	40,100.00	442,300.00	2,005,000
5/1/2033	370,000	4.00%	40,100.00	410,100.00		1,635,000
11/1/2033		4.00%	32,700.00	32,700.00	442,800.00	1,635,000
5/1/2034	385,000	4.00%	32,700.00	417,700.00		1,250,000
11/1/2034		4.00%	25,000.00	25,000.00	442,700.00	1,250,000
5/1/2035	400,000	4.00%	25,000.00	425,000.00		850,000
11/1/2035		4.00%	17,000.00	17,000.00	442,000.00	850,000
5/1/2036	415,000	4.00%	17,000.00	432,000.00		435,000
11/1/2036		4.00%	8,700.00	8,700.00	440,700.00	435,000
5/1/2037	435,000	4.00%	8,700.00	443,700.00		-
11/1/2037		4.00%	-	-	443,700.00	-
Totals	\$6,530,000		2,796,962.60	9,326,962.60	9,326,962.60	

Maximum Annual Debt Service (MADS) = \$ 445,437.50

EXHIBIT 13

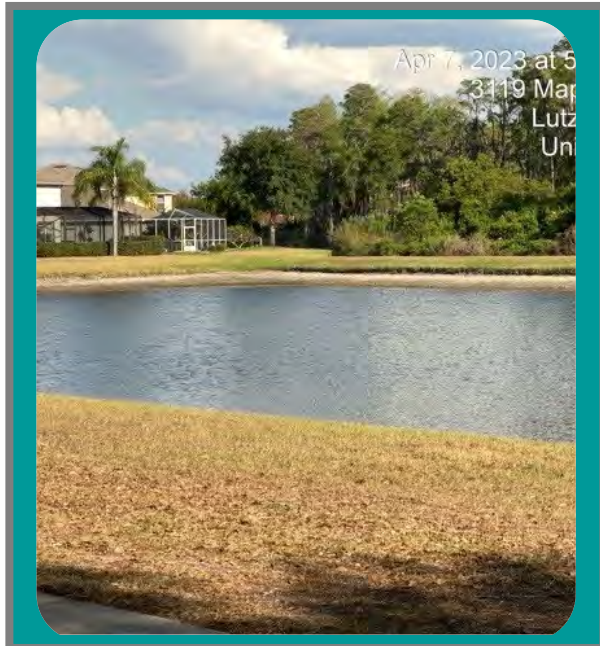


Stonebrier Community Development District Field Operations & District Manager's Report

Aquatic Maintenance

Pond Management: Treatment of surface and subsurface algae continues. Decaying algae is present in UZ. The lower water is allowing direct treatment of the invasive vegetation.

Fountains: Despite the lower water levels, the fountains are functioning without issue. Steadfast was contacted about the "blueish haze" when the fountain light is white.





Stonebrier Community Development District Field Operations & District Manager's Report

Landscape Maintenance

Annuals: The Spring annual rotation is the perfect selection to over great curb appeal; however, the lack of rain is taking a toll on some of the annuals. RedTree is aware of the issue.

Hedge Line and Small Shrub Trimming: The hedges and shrubs are being maintained in accordance with the contract. Most of the hedges have great color. A few are showing signs of stress due to the drought. Recommend an irrigation assessment in these areas.





Stonebrier Community Development District Field Operations & District Manager's Report

Landscape Maintenance (Continued)

Maintenance of Beds: Overall the beds look good. There are a few signs of weeds popping up.
Ornamental Grasses: All the ornamental grasses rebounded nicely after the hard cut back.
Pond Banks: The exposed pond banks allow of aggressive treatment of the invasive vegetation, which is underway. Both Steadfast and RedTree are working in tandem with managing any overgrowth.





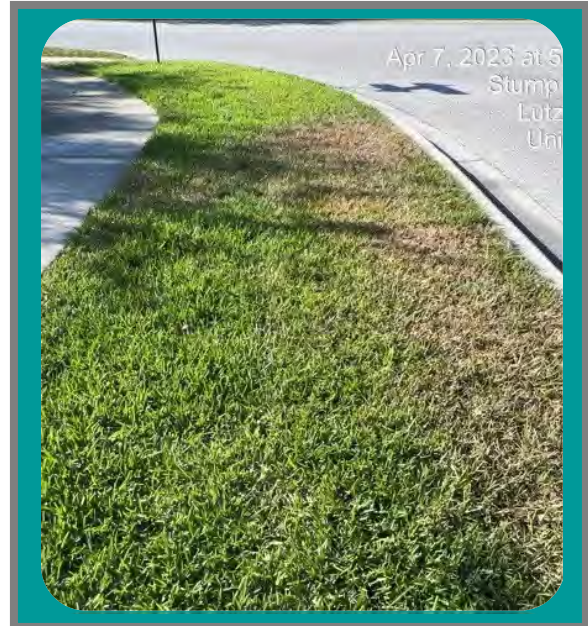
Stonebrier Community Development District Field Operations & District Manager's Report

Landscape Maintenance (Continued)

Moss: The crew is actively removing the moss from the lower limbs of the trees.

Tree Trimming Project: With the project along County Line Road complete, the area looks entirely different. It is opening and inviting.

Turf: Even with the pockets of stressed St. Augustine turf, most of the turf is in decent shape. Recommend raising the mower deck where applicable to encourage deep root growth. Irrigation assessments for ample coverage in a few areas is also recommended.





Stonebrier Community Development District Field Operations & District Manager's Report

District Manager Updates & Action Items

- **Ant Mounds:** All ant mounds were treated by RedTree.
- **Budget:** Preparation of the FY 2023/2024 budget is underway and should be ready for final approval either in the April or May meeting.
- **Drought:** Currently, the irrigation is running at full capacity within the Hillsborough County Guidelines. (Twice a week.) Some of the vegetation and turf is stressed so RedTree is assessing the areas to ensure ample / overlapping coverage.
- **Easement Agreement:** Drafted and in process of being executed.
- **Irrigation Leak on County Line Road:** RedTree is aware of the leak but is hesitant to shut down the system to make the repair because the repair may be extensive and lack of irrigation for several days in the drought may be catastrophic.
- **Landscape Enhancement Project:** Despite the lack of frequent rain, the new plants are thriving apart from three small shrubs on the bridge. An additional sprayer is recommended.
- **No Thru Truck Signage:** Both Pasco and Hillsborough County require at least five separate requests for the addition of signage before the request is considered.
- **No Trespassing Signage:** Romaner Graphics is in the process of drafting a friendly version.
- **Palm Tree Lighting Proposals:** Received three proposals for the Board's review during the April meeting. Illuminations Holiday Lighting, Himes Electric, and Romaner Graphics.
- **Pickleball Concrete Slabs:** Greg is requesting proposals for the Board's review.
- **Spring Annual Rotation:** Due to the drought some areas are struggling.
- **Tree Pruning Project:** Analina and Tish to verify the tree count.
- **Trespass Agreement:** Is complete and active with Hillsborough County Sheriff's Department.

