

# Board of Supervisors' Meeting August 10, 2023

District Office: 8529 South Park Circle, Suite 330 Orlando, Florida 32819 407.472.2471

www.townofkindredcdd.org

## TOWN OF KINDRED COMMUNITY DEVELOPMENT DISTRICT

Town of Kindred Clubhouse, 1450 Diamond Loop Drive, Kissimmee, Florida 34744

Board of Supervisors	Jennifer Sanchez	Chair	
	Byron Brown	Vice Chair	

Antonio Aponte Assistant Secretary
Jason Torres Assistant Secretary
Jorge Alverio Assistant Secretary

**District Manager** Brian Mendes Rizzetta & Company, Inc.

Belinda Blandon Rizzetta & Company, Inc.

**District Counsel** Michelle Rigoni Hopping Green & Sams

Sarah Sandy Hopping Green & Sams

District Engineer Xabier Guerricagoitia Boyd Civil Engineering

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

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

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this meeting/hearing/workshop is asked to advise the District Office at least forty-eight (48) hours before the meeting/hearing/workshop by contacting the District Manager at (407) 472-2471. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) 1-800-955-8770 (Voice), who can aid you in contacting the District Office.

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

#### TOWN OF KINDRED COMMUNITY DEVELOPMENT DISTRICT

<u>District Office · Orlando, Florida · (407) 472-2471</u> Mailing Address · 3434 Colwell Avenue, Suite 200, Tampa, Florida 33614

www.townofkindredcdd.org

#### August 03, 2023

Board of Supervisors

Town of Kindred Community

Development District

#### **AGENDA**

#### **Dear Board Members:**

The regular meeting of the Board of Supervisors of the Town of Kindred Community Development District will be held on **Thursday**, **August 10**, **2023**, **at 6:00 p.m.** at the Town of Kindred Clubhouse, located at 1450 Diamond Loop Drive, Kissimmee, Florida 34744. The following is the tentative agenda for the meeting:

1.		L TO ORDER/ROLL CALL	
2.	_	LIC COMMENT	
3.		INESS ADMINISTRATION	
	A.	Consideration of the Minutes of the Board of Supervisors'	
		Meeting held on June 08, 2023.	Tab 1
	B.	Ratification of Operation and Maintenance Expenditures	
		for the Months of May and June 2023	Tab 2
	C.	Discussion Regarding Chair Position	
4.	BUSI	INESS ITEMS	
	A.	Public Hearing to Consider the Adoption of the Fiscal Year 2023/2024 Budget	
		Presentation of the Proposed Final Budget for	
		Fiscal Year 2023/2024	Tab 3
		2. Consideration of Resolution 2023-16, Relating to the	
		Annual Appropriations and Adopting the Budgets for	
		Fiscal Year 2023/2024	Tab 4
	B.	Public Hearing to Consider the Imposition of Operations	
		and Maintenance Special Assessments, Adoption of an	
		Assessment Roll	
		<ol> <li>Consideration of Resolution 2023-17, Making a</li> </ol>	
		Determination of Benefit and Imposing Special	
		Assessments for Fiscal Year 2023/2024	Tab 5
	C.	Consideration of Addendum to Rizzetta & Company, Inc.	
		Management Contract	Tab 6
	D.	Consideration of Audit for Fiscal Year End September	
		30, 2022, as Prepared by McDirmit Davis	Tab 7
	E.	Discussion and Consideration of the Audit Committee	
		recommendations for Audit RFP Evaluation Criteria	
	F.	Consideration of United Land Services Proposal for	
		Fill in Plant Replacements Along Red Canyon Drive	
		and Monument Fountain	Tab 8

	G.	Discussion and Consideration of United Land Services	
		Proposal for Storm Clean Up Costs	Tab 9
	H.	Discussion of One Stop Pool Credit	
	l.	Consideration of Proposals for Pool Attendant Services	Tab 10
		1. Dallos	
		2. Jan Pro	
	J.	Consideration of HP Home Maintenance Solutions Proposal	
		for Pool Maintenance	Tab 11
	K.	Consideration of Resolution 2023-18, Adopting a Meeting	
		Schedule for Fiscal Year 2023/2024	Tab 12
	L.	Consideration of Resolution 2023-19, Redesignating the	
		Secretary of the District	Tab 13
5.	<b>STAF</b>	F REPORTS	
	A.	District Counsel	
	B.	District Engineer	
	C.	District Manager	
		1. District Manager Report	Tab 14
		2. Presentation of Registered Voter Count	Tab 15
6.	SUPE	RVISOR REQUESTS AND COMMENTS	
7.	ADJO	URNMENT	

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

Very truly yours,

Brian Mendes

Brian Mendes District Manager

cc: Michelle Rigoni, Kutak Rock LLP.

**MINUTES OF MEETING** 1 2 Each person who decides to appeal any decision made by the Board with respect to any 3 matter considered at the meeting is advised that the person may need to ensure that a 4 verbatim record of the proceedings is made, including the testimony and evidence upon 5 which such appeal is to be based. 6 7 TOWN OF KINDRED COMMUNITY DEVELOPMENT DISTRICT 8 9 The regular meeting of the Board of Supervisors of the Town of Kindred Community 10 Development District was held on Thursday, June 8, 2023, at 10:40 a.m. at the Osceola 11 County Courthouse, Located at 1 Courthouse Square, Kissimmee, Florida, 34741. 12 13 Present and constituting a quorum: 14 15 Antonio Aponte **Board Supervisor, Chairman** 16 Byron Brown **Board Supervisor, Vice Chairman** 17 Jennifer Sanchez **Board Supervisor, Assistant Secretary** 18 **Board Supervisor, Assistant Secretary** Jason Torres 19 **Board Supervisor, Assistant Secretary** Jorge Alverio 20 (joined after being sworn in) 21 Also present were: 22 23 Scott Brizendine District Manager, Rizzetta & Company 24 District Manager, Rizzetta & Company Brian Mendes 25 District Counsel, Kutak Rock, LLP (via phone) Michelle Rigoni 26 District Engineer, Boyd Civil Engineering, Inc. Xabier Guerricagoitia 27 (via phone) 28 Lifestyles Director, Artemis Lifestyles Giovanna Rodriguez 29 Direne Falcone Administrative Assistant, Artemis Lifestyles 30 31 32 Audience 33 FIRST ORDER OF BUSINESS Call to Order 34 35 36 Mr. Brizendine called the meeting to order. 37 38 SECOND ORDER OF BUSINESS **Audience Comments** 39 There were no audience comments. 40 41 THIRD ORDER OF BUSINESS 42 Consideration of Minutes of the Board of Supervisors Meeting Held on April 43 13, 2023 44 45

A brief discussion was held regarding the minutes.

On a motion by Mr. Torres, seconded by Mr. Brown, with all in favor, the Board Approved the Minutes of the Board of Supervisors Meeting held April 13, 2023, for the Town of Kindred Community Development District.

#### **FOURTH ORDER OF BUSINESS**

Ratification of Operation and Maintenance Expenditures for January through April 2023

Mr. Brizendine responded to questions regarding various invoices. The Board requested that copies of invoices be included in the agenda packet going forward.

On a motion by Ms. Sanchez, seconded by Mr. Aponte, with all in favor, the Board Ratified the Operation and Maintenance Expenditures for April 2023 (\$91,758.18), for the Town of Kindred Community Development District.

#### FIFTH ORDER OF BUSINESS

Presentation of the Proposed Budget for Fiscal Year 2023/2024

 Mr. Brizendine presented the Fiscal Year 2023/2024 proposed budget totaling \$1,299,050.14, noting that it represents a 5.72% increase over the current budget. A brief discussion was held regarding various line items, with the focus being on security. A request was made to schedule a meeting with the security team to clarify expectations and to obtain security proposals to be reviewed by Mr. Torres.

On a motion by Mr. Torres, seconded by Mr. Aponte, with all in favor, the Board approved the Fiscal Year 2023/2024 Proposed Budget, as discussed, for the Town of Kindred Community Development District.

#### SIXTH ORDER OF BUSINESS

Consideration of Resolution 2023-10, Approving the Proposed budget for FY 2023/2024 and Setting the Public Hearing Thereon

Mr. Brizendine presented Resolution 2023-10 and reminded the Board of the 60-day requirement for holding the public hearing. He stated that the regular meeting scheduled for August 10<sup>th</sup> meets that requirement.

On a motion by Mr. Torres, seconded by Mr. Aponte, with all in favor, the Board approved Resolution 2023-10, approving the Fiscal Year 2023/2024 proposed budget totaling \$1,299,050.14 and setting the public hearing on the final budget for August 10, 2023, at 6:00 p.m. at the Town of Kindred Clubhouse located at 1450 Diamond Loop Drive, Kissimmee, Florida 34744, for the Town of Kindred Community Development District.

#### SEVENTH ORDER OF BUSINESS

## Consideration of Resolution 2023-11, Redesignating Officers of the District

Mr. Brizendine presented Resolution 2023-11 and a brief discussion was held regarding filling the vacant seat and the positions of Chairman and Vice Chairman. The Following Board actions were taken:

On a motion by Mr. Brown, seconded by Mr. Torres, with all in favor, the Board appointed Jorge Alverio as Board Supervisor, for the Town of Kindred Community Development District.

On a motion by Mr. Torres, seconded by Mr. Brown, with three in favor and one against (Antonio Aponte), the Board approved Resolution 2023-11 naming Jennifer Sanchez as Chairman, Byron Brown as Vice Chairman, and Antonio Aponte, Jason Torres, Jorge Alverio, Belinda Blandon, Brian Mendes, Melissa Dobbins, and Scott Brizendine as Assistant Secretaries for the Town of Kindred Community Development District.

Mr. Alverio swore and affirmed the oath of office as read into the record by Mr. Brizendine. Mr. Brizendine briefly reviewed the Sunshine Law and Public Records requirement for Mr. Alverio.

#### **EIGHTH ORDER OF BUSINESS**

Appointment of Audit Committee and Scheduling of first meeting

Mr. Brizendine reviewed the process for selecting an auditing firm, noting that the current contract expired with the completion of the 2022 audit.

On a motion by Mr. Torres, seconded by Mr. Alverio, with all in favor, the Board Appointed the Board of Supervisors to serve as the Audit Committee and set the first meeting for August 10, 2023, just prior to the regular meeting, for the Town of Kindred Community Development District.

#### NINTH ORDER OF BUSINESS

## Consideration of Proposals for Holiday Lighting and Decor

Mr. Brizendine reviewed the proposals from Nelson's Christmas Lights and Noel Christmas Lights. He stated that an electrician will need to install outlets for the fountains. It was noted that the tax amount of \$213.22 would be deducted from the Nelson proposal.

On a motion by Mr. Brown, seconded by Ms. Sanchez, with all in favor, the Board approved
the proposal from Nelson's Christmas Lights in the amount of \$3,046 to install holiday
lighting for this year and \$2,140 for upcoming years, for the Town of Kindred Community
Development District.

#### TENTH ORDER OF BUSINESS

#### **Staff Reports**

140 141 142

143

A. District Counsel

Ms. Rigoni provided a brief update on legislation that passed recently, requiring four hours of ethics training for Board Supervisors.

144145146

B. District Engineer Not present.

147148149

C. District Manager

Mr. Brizendine stated that the next meeting was scheduled for August 10, 2023, at 6:00 p.m. and would be held at the Town of Kindred Clubhouse.

151152

150

#### **ELEVENTH ORDER OF BUSINESS**

#### **Supervisor Requests and Comments**

153154155

Mr. Brown presented a proposal for Park trash cans that falls within the parameters approved by the Board during a prior meeting.

156157158

159

On a motion by Mr. Alverio, seconded by Mr. Torres, with all in favor, the Board approved the proposal for Park trash cans, for the Town of Kindred Community Development District.

160 161 Mr. Brown asked that the ant issue at the playground be addressed and stated that he would be providing proposals for shade structures at the parks for the next meeting. He estimated the cost to be approximately \$40,000.

162163164

165

Mr. Torres spoke regarding concerns with a lack of respect shown at the Farmer's Market by "Pet wants Kissimmee". He asked that they not be allowed to participate going forward. Ms. Rodriquez, Lifestyles Director, spoke on the vendor's behalf.

166167168

169

170

On a motion by Mr. Torres, seconded by Mr. Brown, with all in favor, the Board approved "Pet wants Kissimmee" as no longer being an approved vendor for the Farmer's Markets, for the Town of Kindred Community Development District.

171172

A letter informing the vendor of the Board's decision will be sent along with an invitation to attend the next meeting to plead their case will be extended.

173174

#### TWELFTH ORDER OF BUSINESS Adjournment

175176

Mr. Brizendine advised that there was no further business to come before the Board and asked for a motion to adjourn.

177 178

#### TOWN OF KINDRED COMMUNITY DEVELOPMENT DISTRICT June 8, 2023 - Minutes of Meeting Page 5

180		
181 182 183	On a motion by Mr. Brown, seconded by M Adjourned the Meeting at 12:20 p.m., fo Development District.	
184		
185		
186		
187 188 189	Assistant Secretary	Chairman/Vice Chairman

## TOWN OF KINDRED COMMUNITY DEVELOPMENT DISTRICT

<u>DISTRICT OFFICE · ORLANDO, FL 32819</u>

MAILING ADDRESS · 3434 COLWELL AVENUE, SUITE 200 · TAMPA, FLORIDA 33614

WWW.TOWNOFKINDREDCDD.ORG

## Operation and Maintenance Expenditures May 2023 For Board Approval

Attached please find the check register listing the Operation and Maintenance expenditures paid from May 1, 2023 through May 31, 2023. This does not include expenditures previously approved by the Board.

The total items being presented:	\$147,835.28	
Approval of Expenditures:		
Chairperson		
Vice Chairperson		
Assistant Secretary		

Paid Operation & Maintenance Expenditures

Vendor Name	Check Number	Invoice Number	Invoice Description	<u>Inv</u>	oice Amount
Access Control Technologies, Inc.	100217	C92612	HD Compatible Cards 05/23	\$	901.37
Access Control Technologies, Inc.	100222	S92585	Replace Server Panel 05/23	\$	1,634.09
Amazon Capital Services, Inc.	100223	1GYG-6XT4-6Q69	Dog Waste Station Supplies 02/23	\$	208.64
Anthony Home Repair LLC	100197	188	Electrical Repairs 10/22	\$	3,000.00
Aquatic Weed Management, Inc	100198	15913	Pond Maintenance 04/23	\$	550.00
Boyd Civil Engineering, Inc.	100203	3682	Engineering Services 03/23-04/23	\$	381.25
Dallos Services, Inc.	100199	4048	Janitorial Services 04/15/23 - 04/23/23	\$	366.00
Dallos Services, Inc.	100199	4049	Janitorial Services 04/15/23 - 04/23/23	\$	184.00
Dallos Services, Inc.	100199	4050	Janitorial Services 04/15/23 - 04/23/23	\$	366.00
Dallos Services, Inc.	100199	4051	Janitorial Services 04/15/23 - 04/23/23	\$	528.00

Paid Operation & Maintenance Expenditures

May 1, 2023 Through May 31, 2023

#### Check

	O. I. GOIL				
Vendor Name	Number	Invoice Number	Invoice Description	Invo	oice Amount
Dallos Services, Inc.	100199	4067	Janitorial Services 04/22/23 - 04/28/23	\$	366.00
Dallos Services, Inc.	100199	4068	Janitorial Services 04/22/23 - 04/28/23	\$	184.00
Dallos Services, Inc.	100199	4069	Janitorial Services 04/22/23 - 04/28/23	\$	366.00
Dallos Services, Inc.	100199	4070	Janitorial Services 04/22/23 - 04/28/23	\$	528.00
Dallos Services, Inc.	100207	4079	Janitorial Services 04/29/23 - 05/05/23	\$	528.00
Dallos Services, Inc.	100207	4080	Janitorial Services 04/29/23 - 05/05/23	\$	366.00
Dallos Services, Inc.	100207	4082	Janitorial Services 04/29/23 - 05/05/23	\$	366.00
Dallos Services, Inc.	100207	4087	Janitorial Services 04/29/23 - 05/05/23	\$	184.00
Dallos Services, Inc.	100218	4089	Janitorial Services 05/06/23 - 05/12/23	\$	416.00
Dallos Services, Inc.	100218	4090	Janitorial Services 05/06/23 - 05/12/23	\$	184.00

Paid Operation & Maintenance Expenditures

C	h	e	c	k
$\sim$		v	v	

	CHECK				
Vendor Name	Number	Invoice Number	Invoice Description	Inv	oice Amount
Dallos Services, Inc.	100219	4092	Janitorial Services 05/06/23 - 05/12/23	\$	578.00
	.002.0		Janitorial Services 05/13/23 -	Ψ	0.0.00
Dallos Services, Inc.	100224	4105	05/19/23	\$	528.00
			Janitorial Services 05/13/23 -		
Dallos Services, Inc.	100224	4108	05/19/23	\$	366.00
ESTAD, LLC	100200	4487	Pond Repairs 03/23	\$	6,435.00
ESTAD, LLC	100200	4489	Sidewalk Repairs 03/23	\$	5,964.00
Florida Department of Health in		Permit #49-60-1795419	Permit #49-60-1795419 Swimming		
Osceola County	100220	Swimming Pools 05/23	Pools 05/23	\$	325.00
			Video Monitoring Services &		
Hidden Eyes, LLC	100196	726951	Maintenance 05/23	\$	485.12
		GAA-D21546 Payment 8 of	GAA-D21546 Payment 8 of 11-		
IPFS Corporation	100208	11- 06/23	06/23	\$	2,575.39
Kindred Master Homeowners					
Association, Inc.	100209	126	Payroll 03/23	\$	5,599.66
Kindred Master Homeowners					
Association, Inc.	100209	128	Payroll 04/23	\$	5,599.66

Paid Operation & Maintenance Expenditures

Vendor Name	Check Number	Invoice Number	Invoice Description	Inv	oice Amount
Kindred Master Homeowners					
Association, Inc.	100209	130	Payroll 05/23	\$	5,599.66
Table 1	FFT	Monthly Summary 03/23	FI 1: 0 : 00/00	•	10.001.10
Kissimmee Utility Authority	EFT	Autopay 157	Electric Services 03/23	\$	13,291.43
One Stop Pool Pros, Inc.	100201	INVFLN0000446	Chlorine Stenner Replacement 04/23	\$	950.00
One Stop Pool Pros, Inc.	100204	INVFLN0000534	Fountain Repairs 05/23	\$	979.00
One Stop Pool Pros, Inc.	100210	INVFLN0000569	Pool Chemicals 05/23	\$	210.00
Premier Exterior Services Inc	100214	2002	Men's Room Lock Repairs 04/23	\$	400.00
Rizzetta & Company, Inc.	100195	INV0000079621	District Management Fees 05/23	\$	4,400.00
Robin Alan Longway LLC	100211	302	Repair Lock in Men's & Lady's Room 04/23	\$	1,950.00
Security And Investigation, Inc.	100212	1428	Patrolling Services 04/14/23 - 04/20/23	\$	2,310.00
Security And Investigation, Inc.	100212	1429	Patrolling Services 04/28/23 - 05/04/23	\$	3,484.25

Paid Operation & Maintenance Expenditures

	Check				
Vendor Name	Number	Invoice Number	Invoice Description	_ Inv	oice Amount
Security And Investigation, Inc.	100212	UPDT1428	Patrolling Services 04/14/23 - 04/20/23	\$	2,982.21
Spectrum	EFT	168536301042123	Cable & Internet 04/23	\$	315.09
SSS Down To Earth Opco, LLC	100215	INV133563	Mow Pond 08/22	\$	2,968.00
SunScape Landscape Management Services, Inc.	100205	11391	Landscape Maintenance 05/23	\$	1,500.00
SunScape Landscape Management Services, Inc.	100225	11391-May	Landscape Maintenance 05/23	\$	1,500.00
Toho Water Authority	EFT	002604313-033284889 04/23 Autopay 157	Water-Sewer Services 04/23	\$	129.91
Toho Water Authority	EFT	Monthly Summary II 03/23 Autopay 157	Water-Sewer Services 03/23	\$	6,681.16
Toho Water Authority	EFT	Montly Summary 04/23 Autopay 157	Water-Sewer Services 04/23	\$	6,040.53
Truly Nolan Branch 711	100221	711161017	Pest Control Services 05/23	\$	73.00
Truly Nolan Branch 711	100221	711161018	Mosquito Control Services 05/23	\$	73.00

Paid Operation & Maintenance Expenditures

Vendor Name  Check  Number Invoice Number Invoice		Invoice Description	Invoice Amount		
United Land Services	100216	25710	Landscape Maintenance 05/23	\$	34,677.00
United Land Services	100206	25713	Landscape Maintenance 05/23	\$	15,831.00
United Land Services	100213	26766	Replace Plants 05/23	\$	300.00
United Land Services	100213	26769	Replace Sod 05/23	\$	231.44
United Land Services	100213	26876	Irrigation Repairs 05/23	\$	275.00
United Land Services	100213	26880	Tree Removal 05/23	\$	304.00
Waste Connections of Florida	100202	1443400	Account #1443400 Waste Disposal Services 04/23	\$	316.42
Report Total				\$	147,835.28



Access Control Systems LLC P.O. Box 550190 Orlando, FL 32855-0190 407-422-8850

CUST Town of Kindred CDD C/O Rizzetta & Company 3434 Colwell Ave Suite 200 Tampa, FL 33614 SITE Town of Kindred
Property Location:
Diamond Loop Drive
Kissimmee, FL 34744

ACCOUNT NO	INVOICE DATE	TERMS	DUE DATE		PAGE
ACT2730	5/17/2023	Net 30	6/16/2023		1

ORDER 92612, PO

DESCRIPTION ref: ACT2730/ C-TWNKND / 92612 / stock

ORDERED BY:

Darlene Falcon – Artemis Lifestyle Mgmt dfalcon@artemislifestyles.com / 407-705-2190 X 222

ITEM NO	QUANTITY	DESCRIPTION	UNIT PRICE	EXTENDED
FOE-9000MPV	200	HID COMPATIBLE CARDS 19400-19449,19600-19699,19750- 1979	4.35	870.00
FSHIPHA	1	SHIPPING & HANDLING 5/16/23 UPS Trk# 1Z3625790357550455	31.37	31.37

TOTAL AMOUNT 901.37

RECEIVE D 05/18/23



Access Control Systems LLC P.O. Box 550190 Orlando, FL 32855-0190 407-422-8850

CUST Town of Kindred CDD C/O Rizzetta & Company 3434 Colwell Ave Suite 200 Tampa, FL 33614 Town of Kindred CDD 1450 Diamond Loop Drive Kissimmee, FL 34744

ACCOUNT NO	INVOICE DATE	TERMS	DUE DATE		PAGE
ACT2730	5/23/2023	Net 30	6/22/2023		1

ORDER 92585, PO

DESCRIPTION 5/04/23 LH

EXPEDITED - Paul stated that they cannot access the clubhouse. Cards are not

working

RESOLUTION Clubhouse (2) - Access Control Panel:

Found: 5/4/23 RSB: Technician found all 4 doors leading into the clubhouse are being held closed with maglocks upon arrival. Called customer to see if they had keys to the doors which he did not. CL

Resolution: 5 /4/23 RSB: Technician was able to pull the left side door open to gain access to the clubhouse but can't get into the communication room which is also locked. The customer is going to bring the key for the communication room door. Paul brought the key and we accessed the room containing the eMerge panels. The server would not accept any time changes. It is off by 4 hours. Replaced the bad server panel which is what Tech Support recommended. That went well and was able to perform the firmware update to the (3) clients and the server. The power went out part while doing it. Had to restart the entire process. This time it was successful. Contacted Paul with the results and left the system in operation. CL

ITEM NO	QUANTITY	DESCRIPTION	UNIT PRICE	EXTENDED
F620-101316	1	LINEAR/GATEO 620-101316 PCBA R	1,013.55	1,013.55
FLABOREX	2	Expedited Labor	265.00	530.00





Access Control Systems LLC P.O. Box 550190 Orlando, FL 32855-0190 407-422-8850

CUST Town of Kindred CDD C/O Rizzetta & Company 3434 Colwell Ave Suite 200 Tampa, FL 33614 SITE Town of Kindred CDD 1450 Diamond Loop Drive Kissimmee, FL 34744

ACCOUNT NO	INVOICE DATE	TERMS	DUE DATE		PAGE
ACT2730	5/23/2023	Net 30	6/22/2023		2

ITEM NO	QUANTITY	DESCRIPTION	UNIT PRICE	EXTENDED
FTRAVEL	1	Hour(s) TRAVEL time	50.00	50.00
FFREIGHT	1	FREIGHT	40.54	40.54

**TOTAL AMOUNT** 1,634.09





For customer support, visit www.amazon.com/contact-us.

Invoice summary	Payment due by March 19, 2023
Item subtotal before tax	\$ 208.64
Shipping & handling	\$ 0.00
Promos & discounts	\$ 0.00
Total before tax	\$ 208.64
Tax	\$ 0.00
Amount due	\$ 208.64 USD

## RECEIVED 02/21/23

#### Pay by

#### Electronic funds transfer (EFT/ACH/Wire)

Account name Amazon Capital Services, Inc.

Bank nameWells Fargo BankACH routing # (ABA)121000248

Bank account # (DDA) 41630410767903076

SWIFT code (wire transfer) WFBIUS6S

#### Check

Amazon Capital Services

PO Box 035184

Seattle, WA 98124-5184

Account # A13XYXAAPUK835

Payment terms Net 30

Purchase date 15-Feb-2023

Purchased by Paul Almonte

Department Phase 1

#### Registered business name

Town of Kindred HOA

#### Bill to

Town of Kindred CDD

3434 colwell ave Tampa, FL 33614

KISSIMME, FL 34744

#### Ship to

TOWN OF KINDRED CDD 1450 DIAMOND LOOP DRIBVE

Include Amazon invoice number(s) in the descriptive field of your electronic funds transfer payment, or

Email ar-businessinvoicing@amazon.com to submit your remittance detail.

#### Invoice details

B09DRKBMP2

Order # 112-0066547-2189845

	Description		Qty	Unit price	Item subtotal before tax	Tax
1	1 Roll Bags - Universal Pet Waste Bags - 10 roll Case (Total 2,000 bags)		1	\$44.77	\$44.77	0.000%
	ASIN:	Sold by: ZW USA INC				





Description	Qty	Unit price	Item subtotal before tax	Tax
2 Dog Waste Can Liners - D002-50	4	\$15.97	\$63.88	0.000%
ASIN: Sold by: ZW USA INC B06XBQQFN4 Order # 112-1286745-3641037				
31d31 # 112 12307 10 30 11007				
3 Epson WorkForce ES-50 Portable Sheet-Fed Document Scanner for PC and Mac	1	\$99.99	\$99.99	0.000%
ASIN: Sold by: Amazon.com Services LLC B07KQZWPYN Order # 112-1286745-3641037				
		Total befor	re tax	\$208.64
		Tax		\$0.00
		Amount	due	\$208.64

#### **FAQs**

#### How is tax calculated?

 $\textbf{Visit} \ \text{https://www.amazon.com/gp/help/customer/display.html/ref=hp\_leftv4\_sib?ie=UTF8\&nodeld=202036190\\$ 

#### How are digital products and services taxed?

Visit https://www.amazon.com/gp/help/customer/display.html/ref=hp\_leftv4\_sib?ie=UTF8&nodeId=202074670

#### Check for EMERGENCY

District Services Check – Special Delivery Instructions **District Code District Name** Vendor Name Invoice Number(s) Check Amount **Delivery Method** Vendor pickup at 3434 Colwell Suite #130 8:30AM-4:30PM – You must provide name of designated pickup person who will need to provide identification at pickup. Pickup person (required) Pickup signature obtained at pickup Inter-office (usually delivered next day) Office location (required) Attention (required – Manager only) UPS (United Parcel Service) - delivery address CANNOT be PO Box Attention (required) Phone # (required) Next Day Air Saver (by EOB next business day) Ground (deliveries within FL usually deliver by EOB next day but not guaranteed) USPS (United States Postal Service) First-Class (8-10 business days) Certified (tracking with delivery confirmation) Signature Required Delivery Address (required if UPS or USPS selected) Shipping Charges Code (if different than district code above) > 500 should be charged if urgency was created by a Rizzetta employee error. Otherwise, the district should be charged. Requested by Submitted by Date





## Anthony's Home Repair LLC

Tian Smith

5524 Metrowest Blvd, Apt 101. Orlando, FL 32811

Business Contact: 954-371-4798

smithtian9@gmail.com

#### Invoice #188

Due Date: October 23, 2022

Balance Due: \$3,000

Billed To: Town of Kindred CDD 1

3434 Cowell Ave Tampa

1450 Diamond Loop Drive, Kissimmee, FL 34745

407-472-2471

rhernandez@rizzetta.com

#### Description

All circuits were tested to ensure no shortage in the wires. Raised Amperage on breakers.		\$ 0.00 \$ 900.00
Retightened loose connections on high voltage incoming wires.		\$ 425.00
Ground wires were replaced.		\$ 1,675.00
	Total:	\$ 3,000

#### INVOICE

Aquatic Weed Management, Inc.

PO Box 1259 Haines City, FL 33845 WATERWEED1@AOL.COM +1 (863) 412-1919



#### Kindred HOA

Bill to

Town of Kindred CDD c/o Rizzetta & Company 3434 Caldwell Ave. Ste. 200

Tampa, FL 33614

Invoice details

Invoice no.: 15913 Invoice date: 04/28/2023

Terms: Net 15

Product or service Amount

1. **Kindred** 1 unit × \$550.00 \$550.00

Monthly pond herbicide maintenance on 6 ponds totaling approximately 20 acres.

Total \$550.00

#### Note to customer

The month on the date of the invoice should correspond to the month treatments were made. Thank you!



#### **BOYD CIVIL ENGINEERING, INC.**



6816 Hanging Moss Road Orlando, Florida 32807, United States Tel: 407-494-2693 Barbie@boydcivil.com https://boydcivil.com

#### **INVOICE**

Town of Kindred I Community Development District c/o Rizzetta & Company 3434 Colwell Avenue, Suite 200 Tampa, FL 33614

INVOICE DATE: 5/3/2023 INVOICE NO: 03682 BILLING THROUGH: 4/30/2023

## 1007.013 - Kindred - Town of Kindred I Community Development District

Managed By: Xabier Guerricagoitia, P.E.

#### 1007.013.A - PROFESSIONAL SERVICES

DATE	DESCRIPTION		HOURS	RATE	AMOUNT
Director of Engineering:					
3/29/2023	Construction Administration - Site Visit Outfall		1.00	\$220.000	\$220.00
4/13/2023	Attend CDD Mtg		0.75	\$215.000	\$161.25
		TOTAL SERVICES	1.75		\$381.25
		TOTAL ( 1007.013.A )	1.75		\$381.25
1007.013.B - REIMBURSABLE EXPENSES					\$0.00

SUBTOTAL \$381.25

AMOUNT DUE THIS INVOICE \$381.25

This invoice is due on 6/2/2023



199 Westmoreland Cir Kissimmee, FL 34744 (407) 486-8034 dallos.services@gmail.com



## **INVOICE**

**BILL TO** 

Town Of Kindred Cdd C/O Rizzeta & Company 3434 Colwell Ave, Suite 200 Tampa, Florida 33614 **INVOICE #** 4048 **DATE** 04/24/2023 **DUE DATE** 04/24/2023 **TERMS** Due on receipt

DATE	ACTIVITY	QTY	RATE	AMOUNT
	Cleaning:KINDRED Janitorial CDD1 Work performed the week of 04/15/2023 to 04/21/2023	24	15.25	366.00
Work performed the week of 04/15/2023 to 04/21/2023			SUBTOTAL TAX TOTAL BALANCE DUE	366.00 0.00 366.00 <b>\$366.00</b>



199 Westmoreland Cir Kissimmee, FL 34744 (407) 486-8034 dallos.services@gmail.com



## **INVOICE**

#### **BILL TO**

Town Of Kindred Cdd C/O Rizzeta & Company 3434 Colwell Ave, Suite 200 Tampa, Florida 33614 **INVOICE #** 4049 **DATE** 04/24/2023 **DUE DATE** 04/24/2023 **TERMS** Due on receipt

			-	POPINE	
			BALANCE DUE		<b>\$184.00</b>
			TOTAL		184.00
			TAX		0.00
Work performed the week of 0	04/15/2023 to 04/21/2023		SUBTOTAL		184.00
	Service:KINDRED CDD2 Groundskeeper Work performed the week of 04/15/2023 to 04/21/2023	8		23.00	184.00T
DATE	ACTIVITY	QTY		RATE	AMOUNT



199 Westmoreland Cir Kissimmee, FL 34744 (407) 486-8034 dallos.services@gmail.com



## **INVOICE**

**BILL TO** 

Town Of Kindred Cdd C/O Rizzeta & Company 3434 Colwell Ave, Suite 200 Tampa, Florida 33614 **INVOICE #** 4050 **DATE** 04/24/2023 **DUE DATE** 04/24/2023 **TERMS** Due on receipt

DATE	ACTIVITY	QTY	RATE	AMOUNT
	Cleaning:KINDRED Janitorial CDD2 Work performed the week of 04/15/2023 to 04/21/2023	24	15.25	366.00
Work performed the week of 04/15/2023 to 04/21/2023			SUBTOTAL TAX TOTAL BALANCE DUE	366.00 0.00 366.00 <b>\$366.00</b>



199 Westmoreland Cir Kissimmee, FL 34744 (407) 486-8034 dallos.services@gmail.com



## **INVOICE**

#### **BILL TO**

Town Of Kindred Cdd C/O Rizzeta & Company 3434 Colwell Ave, Suite 200 Tampa, Florida 33614 **INVOICE #** 4051 **DATE** 04/24/2023 **DUE DATE** 04/24/2023 **TERMS** Due on receipt

			<b>D</b> ECERTE	¥
		BALANCE DUE		\$528.00
		TOTAL		528.00
		TAX		0.00
Work performed th	ne week of 04/15/2023 to 04/21/2023 cdd1	SUBTOTAL		528.00
	Cleaning:Maintenance worker KINDRED Work performed the week of 04/15/2023 to 04/21/2023	24	22.00	528.00
DAIL	ACIIVIII	V11	KAIL	AMOUNT
DATE	ACTIVITY	QTY	RATE	AMOUNT



199 Westmoreland Cir Kissimmee, FL 34744 (407) 486-8034 dallos.services@gmail.com



## **INVOICE**

**BILL TO** 

Town Of Kindred Cdd C/O Rizzeta & Company 3434 Colwell Ave, Suite 200 Tampa, Florida 33614 **INVOICE #** 4067 **DATE** 05/01/2023 **DUE DATE** 05/01/2023 **TERMS** Due on receipt

DATE	ACTIVITY	QTY	RATE	AMOUNT
	Cleaning:KINDRED Janitorial CDD1 Work performed week of 04/22/2023 to 04/28/2023	24	15.25	366.00
Work performed week of 04/22/2023 to 04/28/2023		T. T	UBTOTAL AX OTAL ALANCE DUE	366.00 0.00 366.00 <b>\$366.00</b>



199 Westmoreland Cir Kissimmee, FL 34744 (407) 486-8034 dallos.services@gmail.com



## **INVOICE**

**BILL TO** 

Town Of Kindred Cdd C/O Rizzeta & Company 3434 Colwell Ave, Suite 200 Tampa, Florida 33614 **INVOICE #** 4068 **DATE** 05/01/2023 **DUE DATE** 05/01/2023 **TERMS** Due on receipt



199 Westmoreland Cir Kissimmee, FL 34744 (407) 486-8034 dallos.services@gmail.com



## **INVOICE**

#### **BILL TO**

Town Of Kindred Cdd C/O Rizzeta & Company 3434 Colwell Ave, Suite 200 Tampa, Florida 33614 **INVOICE #** 4069 **DATE** 05/01/2023 **DUE DATE** 05/01/2023 **TERMS** Due on receipt

DATE	ACTIVITY	QTY	RATE	AMOUNT
	Cleaning:KINDRED Janitorial CDD2 Work performed week of 04/22/2023 to 04/28/2023	24	15.25	366.00
Work performed week	of 04/22/2023 to 04/28/2023	T T	UBTOTAL TAX TOTAL BALANCE DUE	366.00 0.00 366.00 <b>\$366.00</b>



199 Westmoreland Cir Kissimmee, FL 34744 (407) 486-8034 dallos.services@gmail.com



## **INVOICE**

#### **BILL TO**

Town Of Kindred Cdd C/O Rizzeta & Company 3434 Colwell Ave, Suite 200 Tampa, Florida 33614 **INVOICE #** 4070 **DATE** 05/01/2023 **DUE DATE** 05/01/2023 **TERMS** Due on receipt

DATE	ACTIVITY	QTY	RATE	AMOUNT
	Cleaning:Maintenance worker KINDRED Work performed week of 04/22/2023 to 04/28/2023	24	22.00	528.00
Work performed wee	ck of 04/22/2023 to 04/28/2023 cdd1	SUBTO TAX TOTAL BALAN		528.00 0.00 528.00 <b>\$528.00</b>



199 Westmoreland Cir Kissimmee, FL 34744 (407) 486-8034 dallos.services@gmail.com



## **INVOICE**

**BILL TO** 

Town Of Kindred Cdd C/O Rizzeta & Company 3434 Colwell Ave, Suite 200 Tampa, Florida 33614 **INVOICE #** 4079 **DATE** 05/08/2023 **DUE DATE** 05/08/2023 **TERMS** Due on receipt

DATE	ACTIVITY	QTY	RATE	AMOUNT
	Cleaning:Maintenar worker KINDRED Work performed week of 04/29/2023 to 05/05/2023		22.00	528.00
Work performed week	s of 04/29/2023 to 05/05/2023	SUBTO	ΓAL	528.00
cuui		TAX		0.00
		TOTAL		528.00
		BALAN	CE DUE	\$528.00



199 Westmoreland Cir Kissimmee, FL 34744 (407) 486-8034 dallos.services@gmail.com



# **INVOICE**

**BILL TO** 

Town Of Kindred Cdd C/O Rizzeta & Company 3434 Colwell Ave, Suite 200 Tampa, Florida 33614 **INVOICE #** 4080 **DATE** 05/08/2023 **DUE DATE** 05/08/2023 **TERMS** Due on receipt

DATE	ACTIVITY	QTY	RATE	AMOUNT
	Cleaning:KINDRED Janitorial CDD2 Work performed week of 04/29/2023 to 05/05/2023	24	15.25	366.00
Work performed week	of 04/29/2023 to 05/05/2023		SUBTOTAL TAX TOTAL BALANCE DUE	366.00 0.00 366.00 <b>\$366.00</b>



199 Westmoreland Cir Kissimmee, FL 34744 (407) 486-8034 dallos.services@gmail.com



# **INVOICE**

**BILL TO** 

Town Of Kindred Cdd C/O Rizzeta & Company 3434 Colwell Ave, Suite 200 Tampa, Florida 33614 **INVOICE #** 4082 **DATE** 05/08/2023 **DUE DATE** 05/08/2023 **TERMS** Due on receipt

DATE	ACTIVITY	QTY	RATE	AMOUNT
	Cleaning:KINDRED Janitorial CDD1 Work performed week of 04/29/2023 to 05/05/2023	24	15.25	366.00
Work performed week	of 04/29/2023 to 05/05/2023	]	SUBTOTAL FAX FOTAL BALANCE DUE	366.00 0.00 366.00 <b>\$366.00</b>



199 Westmoreland Cir Kissimmee, FL 34744 (407) 486-8034 dallos.services@gmail.com



# **INVOICE**

#### **BILL TO**

Town Of Kindred Cdd C/O Rizzeta & Company 3434 Colwell Ave, Suite 200 Tampa, Florida 33614 **INVOICE #** 4087 **DATE** 05/08/2023 **DUE DATE** 05/08/2023 **TERMS** Due on receipt

DATE	ACTIVITY	QTY	RATE	AMOUNT
	Service:KINDRED CDD2 Groundskeeper Work performed week of 04/29/2023 to 05/05/2023	8	23.00	184.00T
Work performed week of	of 04/29/2023 to 05/05/2023		SUBTOTAL TAX TOTAL BALANCE DUE	184.00 0.00 184.00 <b>\$184.00</b>



199 Westmoreland Cir Kissimmee, FL 34744 (407) 486-8034 dallos.services@gmail.com



# **INVOICE**

**BILL TO** 

Town Of Kindred Cdd C/O Rizzeta & Company 3434 Colwell Ave, Suite 200 Tampa, Florida 33614 **INVOICE #** 4090 **DATE** 05/15/2023 **DUE DATE** 05/15/2023 **TERMS** Due on receipt

DATE	ACTIVITY	QTY	RATE	AMOUNT
	Service:KINDRED CDD2 Groundskeeper Work performed the week of 05/06/2023 to 05/12/2023	8	23.00	184.00T
Work performed the we	ek of 05/06/2023 to 05/12/2023	,	SUBTOTAL TAX TOTAL BALANCE DUE	184.00 0.00 184.00 <b>\$184.00</b>



199 Westmoreland Cir Kissimmee, FL 34744 (407) 486-8034 dallos.services@gmail.com



# **INVOICE**

#### **BILL TO**

Town Of Kindred Cdd C/O Rizzeta & Company 3434 Colwell Ave, Suite 200 Tampa, Florida 33614 **INVOICE #** 4092 **DATE** 05/15/2023 **DUE DATE** 05/15/2023 **TERMS** Due on receipt

DATE	ACTIVITY	QTY	RATE	AMOUNT
	Cleaning:Maintenance worker KINDRED Work performed the week of 05/06/2023 to 05/12/2023	24	22.00	528.00
	<b>Service:Administrative fee</b> Administrative fee	1	50.00	50.00T
Work performed the w	/eek of 05/06/2023 to 05/12/2023		SUBTOTAL	578.00
cuui			TAX TOTAL	0.00 578.00
			BALANCE DUE	\$ <b>578.00</b>
			RECEIVE 05/16/23	φ3/6.00

199 Westmoreland Cir Kissimmee, FL 34744 (407) 486-8034 dallos.services@gmail.com



# **INVOICE**

#### **BILL TO**

Town Of Kindred Cdd C/O Rizzeta & Company 3434 Colwell Ave, Suite 200 Tampa, Florida 33614 **INVOICE #** 4105 **DATE** 05/22/2023 **DUE DATE** 05/22/2023 **TERMS** Due on receipt

DATE	ACTIVITY	QTY	RATE	AMOUNT
	Cleaning: Maintenance worker KINDRED Work performed the week of 05/13/2023 to 05/19/2023	e 24	22.00	528.00
1	eek of 05/13/2023 to 05/19/2023		BTOTAL	528.00
cdd1		TA	X	0.00
		TO	TAL	528.00
		BA	LANCE DUE	\$528.00



199 Westmoreland Cir Kissimmee, FL 34744 (407) 486-8034 dallos.services@gmail.com



# **INVOICE**

**BILL TO** 

Town Of Kindred Cdd C/O Rizzeta & Company 3434 Colwell Ave, Suite 200 Tampa, Florida 33614 **INVOICE #** 4108 **DATE** 05/22/2023 **DUE DATE** 05/22/2023 **TERMS** Due on receipt

DATE	ACTIVITY	QTY	RATE	AMOUNT
	Cleaning:KINDRED Janitorial CDD1 Work performed the week of 05/13/2023 to 05/19/2023	24	15.25	366.00
Work performed the we	ek of 05/13/2023 to 05/19/2023	T T	UBTOTAL TAX TOTAL BALANCE DUE	366.00 0.00 366.00 <b>\$366.00</b>



## Invoice

ESTAD, LLC. 5525 Embassy St Belle Isle, FL 32809 (404) 952-5468



Job #21-4415 - Town of Kindred CDD 3434 Cowell Ave Tampa Florida

Invoice #	4487
Date	3/30/2023

Item	Description	Amount
1082 * Corrective regrade	Scope of Work: Regrade inlet/outlet	
	- Correcting a pond damaged by erosion required a combination of measures to address the underlying causes of the erosion. We repaired the damage that had already occurred, and prevented future erosion from happening.	\$6,435.00
	Material, labor and equipment included in total cost.	

Sub Total	\$6,435.00
Total	\$6,435.00



#### SPECIAL INSTRUCTIONS







## Invoice

ESTAD, LLC. 5525 Embassy St Belle Isle, FL 32809 (404) 952-5468



Job #21-4415 - Town of Kindred CDD 3434 cowell Ave Tampa FI

Invoice #	4489
Date	3/30/2023

Item	Description	Amount
1083 * Concrete Sidewalk	Scope of Work: repaired damaged Sidewalk  225 Sqft of concrete flat work	\$5,964.00
	- 3000 PSI w/fiber - Includes curbs	
	Material, labor and equipment included in total cost.	

Sub Total	\$5,964.00
Total	\$5,964.00



#### SPECIAL INSTRUCTIONS





### Florida Department of Health in Osceola County Notification of Fees Due



Fee Amount:

\$325.00

Previous Balance:

\$0.00

**Total Amount Due:** 

\$325.00

Payment Due Date: 06/30/2023 or Upon Receipt



For: Swimming Pools - Public Pool > 25000 Gallons

Notice: This bill is due and payable in full upon receipt and must be received by the local office by the payment due date (06/30/2023).

Mail To: Town of Kindred Community Dev Dist c/o Rizzetta &

Company Inc

8529 South Park Circle, Suite 330

Orlando, FL 32819

Please verify all information below at www.myfloridaehpermit.com and make changes as necessary.

**Account Information:** 

Pool Volume: 115,860 gallons

Kindred Community Clubhouse Pool

Bathing Load: 135

Location: 1450 Diamond Loop Drive Kissimmee, FL 34744

Flow Rate: 675

Owner Information:

Town of Kindred Community Dev Dist c/o Rizzetta & C Name:

Address: 8529 South Park Circle, Suite 330

(Mailing) Orlando, FL 32819

Home Phone: (407) 472-2471 Work Phone: ()

Please go online to pay fee at: www.MyFloridaEHPermit.com

Permit Number: 49-60-1795419 Bill ID: 49-BID-6498679

Billing Questions call DOH-Osceola at: (407) 742-8606

If you do not pay online, make checks payable to and mail invoice WITH payment to

Florida Department of Health in Osceola County

1 Courthouse Square, Suite 1200

Kissimmee, FL 34741

	Circle One: Visa MC Disc Amer Expr
	Name on Card:
	Account #:
	Exp Date:/_ Security Code (CVV): Card's Billing Address:
l	City: State: Zip:
	I Authorize Florida Department of Health in Osceola County to charge my credit card account for the following: Payment Amount: \$ For:
и.	

[Please RETURN invoice with your payment]

Signature

POY

Batch Billing ID:67048

Date



# PERMIT HOLDERS CAN NOW

The Florida Department of Health now offers a secure system for permit holders to pay invoices and print permits online!

Save time. Paying a bill online is faster than mailing a check or hand delivering payment.

Our safe and secure system will keep your information protected.

Pay at your convenience. With our online system, you can pay with your credit card or e-check and don't have to worry about envelopes or stamps.

Pay this invoice online at www.myfloridaehpermit.com NOTE: Payments made online will be assessed a small convenience fee. Visit the site for more internation

#### **Envera**

8281 Blaikie Court Sarasota, FL 34240 (941) 556-0743

# Invoice Invoice Number Date 726951 04/01/2023 Customer Number Due Date 400435 05/01/2023

Page: 1

Custor	ner Name	<b>Customer Number</b>	PO Number	Invoice D	ate	Due Date
The Town o	f Kindred CDD	400435		04/01/20	23	05/01/2023
Quantity	Description			Months	Rate	Amount
2130 - CCTV - 1	The Town of Kindred	CDD - Amenity, 1450 Diamor	nd Loop Dr, Kissimmee,	FL		
1.00	Active Video Mo	onitoring		1.00	\$291.77	\$291.77
	05/01/2023 - 05	/31/2023				
1.00	Service & Maint	enance		1.00	\$193.35	\$193.35
	05/01/2023 - 05	/31/2023				
					Subtotal:	\$485.12
	Tax					\$0.00
	Payments/Cred	lits Applied				\$0.00
				Invoice Ba	lance Due:	\$485.12



Date	Invoice #	Description	Amount	Balance Due
4/1/2023	726951	Alarm Monitoring Services	\$485.12	\$485.12

#### **Envera**

8281 Blaikie Court Sarasota, FL 34240 (941) 556-0743

Invoice			
Invoice Number	Date		
726951	04/01/2023		
Customer Number	Due Date		
400435	05/01/2023		

Net Due: \$485.12

Amount Enclosed: \$485.12

The Town of Kindred CDD c/o Rizzetta & Co 3434 Colwell Ave., Ste 200 Tampa, FL 33614

Envera
PO Box 2086
Hicksville, NY 11802

# 1-0.1600 00000D9RPA7TH 1/1 BIN:0

0-93

#### IPFS CORPORATION

P.O. BOX 412086 KANSAS CITY, MO 64141-2086 PHONE: (800)584-9969 - FAX: (770)225-2866 ipfs.com

NOTICE OF PAYMENT DUE			
DATE MAILED	ACCOUNT NUMBER	DUE DATE	
05/12/23	GAA-D21546	06/01/23	

FOR QUESTIONS, PLEASE CALL: (800)584-9969

# RECEIVE

#### **IMPORTANT**

To protect your account please make sure that your payment is made on or before the payment due date shown by 5:00 PM Central Time

MAKE CHECK OR MONEY ORDER PAYABLE to IPFS CORPORATION and return the payment and this notice to the address shown on coupon.

# 05/12/23

#### Go Green!

Register for eForms today. Instead of paper bills and documents, you'll receive email notices from IPFS Corporation. Visit us at ipfs.com to learn more.

CURRENT BALANCE	PAYMENT DUE
\$10,301.56	\$2,575.39

1-0.1600 00000D9RPA7TH 1/1 BIN:0 0-93

TOWN OF KINDRED COMMUNITY DEVELOPME DISTRICT C/O RIZZETTA & COMPANY 3434 COLWELL AVE SUITE 200 TAMPA, FL 33614

#### PLEASE MAKE ALL PAYMENTS TO ONE OF THE ADDRESSES NOTED BELOW.

To ensure proper credit, please send the coupon below with your payment and write your account number on your check.

Please see the coupon for the overnight, priority, or other special delivery address. Do not use the P.O. Box address for these services as it may cause a delay in receipt.

#### Make payments, view account information or register for eForms at ipfs.com.

First time users please use access code **L99JN9DE** to register.

DETACH HERE

Written notations on this coupon will NOT be received. To ensure proper credit, include coupon with payment.

TOWN OF KINDRED COMMUNITY DEVELOPME DISTRICT C/O RIZZETTA & COMPANY 3434 COLWELL AVE SUITE 200 TAMPA, FL 33614

For any overnight or priority delivery, please mail to: IPFS CORPORATION 1055 BROADWAY 11TH FLOOR KANSAS CITY, MO 64105

MAKE CHECK PAYABLE AND REMIT TO: IPFS CORPORATION P.O. BOX 730223 DALLAS, TX 75373-0223

PAYMENT COUPON
PAYMENT NO. ACCOUNT NUMBER DUE DATE
8 GAA-D21546 06/01/23

PAYMENT DUE: \$2,575.39
OUTSTANDING FEES DUE: \$0.00
PAST DUE AMOUNT: \$0.00

**PAYMENT DUE:** \$2,575.39

IF RECEIVED AFTER 06/06/23 5:00 PM CENTRAL TIME A LATE FEE WILL APPLY

PLEASE PAY THIS AMOUNT

\$128.77 \$2,704.16

GAAOD215461 00002704160

PREBIL (10/16) Copyright 2018 IPFS Corporation

#### Kindred Master Homeowners Assoc. Inc

1631 E. Vine Street #300 Kissimmee, FL 34744 407-705-2190

# **INVOICE**

INVOICE # 126 DATE: 3/31/23

TO: SHIP TO:

Town of Kindred CDD c/o Rizzetta & Company 3434 Colwell Avenue Suite 200 Tampa, FL 33614

			TERMS
			Due on receipt

DESCRIPTION	UNIT PRICE	TOTAL
Payroll - March		5599.66

Make all checks payable to Kindred Master Homeowners Assoc. Inc If you have any questions concerning this invoice, please contact Paul Almonte, 407-705-2190 x 201

Paltmonte@artemislifestyles.com



5599.66

**TOTAL DUE** 

Thank you for your business!

#### Kindred Master Homeowners Assoc. Inc

1631 E. Vine Street #300 Kissimmee, FL 34744 407-705-2190

# **INVOICE**

INVOICE # 128 DATE: 4/30/23

TO: SHIP TO:

Town of Kindred CDD c/o Rizzetta & Company 3434 Colwell Avenue Suite 200 Tampa, FL 33614

		TERMS
		Due on receipt

QUANTITY	DESCRIPTION	UNIT PRICE	TOTAL
1	Payroll - April		5599.66

**TOTAL DUE** 

5599.66

Make all checks payable to Kindred Master Homeowners Assoc. Inc If you have any questions concerning this invoice, please contact Paul Almonte, 407-705-2190 x 201

Paltmonte@artemislifestyles.com

Thank you for your business!



#### Kindred Master Homeowners Assoc. Inc

1631 E. Vine Street #300 Kissimmee, FL 34744 407-705-2190

# **INVOICE**

INVOICE # 130 DATE: 5/10/23

TO: SHIP TO:

Town of Kindred CDD c/o Rizzetta & Company 3434 Colwell Avenue Suite 200 Tampa, FL 33614

		TERMS
		Due on receipt

QUANTITY	DESCRIPTION	UNIT PRICE	TOTAL
1	Payroll - May		5599.66

**TOTAL DUE** 

5599.66

Make all checks payable to Kindred Master Homeowners Assoc. Inc If you have any questions concerning this invoice, please contact Paul Almonte, 407-705-2190 x 201

Paltmonte@artemislifestyles.com

Thank you for your business!



# Town of Kindred CDD Kissimmee Utility Authority Summary Electric 03/23 Dated: 04/14/23 02/05/23 - 03/05/23 Due: 05/02/23

<u>Account</u>	Location	Service Address	<u>Code</u>	<u>Amount</u>
002268735-001295360	Electric	14001 Cross Prairie Parkway	53100-4307	\$ 6,131.72
002268735-001295370	Electric	19851 Red Canyon Dr FTN	53100-4301	\$ 703.54
002268735-001296190	Electric	19751 Partin Terrace Road	53100-4301	\$ 753.26
002268735-001296200	Electric	14301 Silverado Flats St IRR FTN	53100-4301	\$ 14.81
002268735-001304010	Electric	14711 Silverado Flats ST	53100-4301	\$ 19.12
002268735-001304020	Electric	14251 Silverado Flats St	53100-4301	\$ 14.81
002268735-001341610	Electric	19831 Red Canyon Drive Entry FTN	53100-4301	\$ 576.12
002268735-001352940	Electric	14901 Diamond Loop Drive	53100-4301	\$ 14.51
002268735-001352950	Electric	18681 Partin Terrace Road	53100-4301	\$ 14.51
002268735-001352960	Electric	18541 Hickory Bluff Road	53100-4301	\$ 14.51
002268735-001353540	Electric	17461 Ranger Highlands Road LFSTN	53100-4301	\$ 347.66
002268735-001353690	Electric	1450 Diamond Loop Drive	53100-4301	\$ 1,854.48
002268735-001356530	Electric	14311 Cross Prairie Pkwy FTN	53100-4301	\$ 716.86
002268735-001385090	Electric	17511 Ranger Highlands Rd - Aerator	53100-4301	\$ 401.84
002268735-001385200	Electric	17861 Ranger Highlands Rd	53100-4301	\$ 14.03
002268735-001385210	Electric	18211 Henry Partin	53100-4301	\$ 528.77
002268735-001386730	Electric	17291 Ranger Highland Rd	53100-4301	\$ 1,140.90
002268735-123458650	Electric	15051 Kensley Avenue	53100-4301	\$ 15.31
002268735-123464950	Electric	14601 Taos Avenue - Irr	53100-4301	\$ 14.67
			Summary	
			001 53100 4307	\$ 6,131.72
			001 53100-4301	\$ 7,159.71
			Total	\$ 13,291.43



407-933-9800

407-933-9898



Customer ID - Account ID: 002268735-001295360 **Customer Name:** TOWN OF KINDRED CDD

Service Address: 14001 CROSS PRAIRIE PARKWAY FTN1/VL PH1

Bill Date: 04/14/23 **Next Scheduled Read Date:** 05/09/23

**BILL SUMMARY** 

**Previous Balance** \$6,368.55

**Payments** \$6,368.55

**Current Charges** \$6,131.72

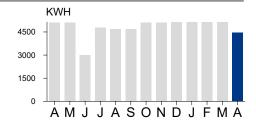
**Balance Due** \$6,131.72

#### **CURRENT CHARGES**

KUA ELECTRIC SERVICE	\$5,037.72
Electric	\$600.14
Outdoor Lighting Charge	\$4,542.85
Fuel Adjustment	-\$116.35
Customer Charge	\$11.08
CITY/COUNTY TAXES & TRANSFER FEE	\$1,094.00
TOTAL CURRENT CHARGES	\$6,131.72

#### **USAGE DETAILS**

Electric - Commercial Daily Avg. - 144.16 kWh/Day Use One Year Ago - 164.32 kWh/Day Daily Avg. Cost - \$162.51



#### **SERVICE TYPE**

	Meter Id	Current Read Date	Current Read	Previous Read Date	Previous Reading	Meter Mult.	Billed Usage	Days of Service
Electric	0157332164	04/08/23	169,651	03/08/23	165,182	1	4,469	31
Demand	0157332164	04/08/23	13.12	03/08/23	13.15	1	13.12	31

#### **MESSAGE from KUA**

## **NOTICE A TREE INTERFERING** WITH POWER LINES?

Observa un árbol que interfiere con las líneas eléctricas?

You can submit a tree trimming request online by visiting kua.com/treerequest or call us at 407-933-9898 Puede enviar una solicitud de poda de árboles en línea visitando kua.com/treerequest o llámenos al 407-933-9898.

Page 1 of 2



PO Box 423219 Kissimmee, FL 34742-3219 Customer ID - Account ID 002268735-001295360

**Past Due Pay Now** \$0.00

**Due Date** 05/02/23

\$6,131.72

**Total Amount Due** 

\$6,131.72 will be drafted from your bank account on 5/2/2023 via E-Payment.



Make Checks Payable To:

KISSIMMEE UTILITY AUTHORITY DEPT. 96 P.O. BOX 2252 BIRMINGHAM, AL 35246-0096

յլիդեսվոլիկիվեցրորդովելիկկիրդեկկիկնարակիկի



407-933-9800 407-933-9898



Customer ID - Account ID: **Customer Name:** Service Address:

TOWN OF KINDRED CDD 19851 RED CANYON DRIVE FTN 2

002268735-001295370

04/14/23

Bill Date: **Next Scheduled Read Date:** 05/09/23

**BILL SUMMARY** 

**Previous Balance** \$885.20

**Payments** \$885.20



**Current Charges** \$703.54



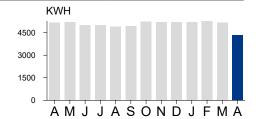
**Balance Due** \$703.54

#### **CURRENT CHARGES**

KUA ELECTRIC SERVICE	\$554.90
Electric	\$583.49
Fuel Adjustment	-\$39.67
Customer Charge	\$11.08
CITY/COUNTY TAXES & TRANSFER FEE	\$148.64
TOTAL CURRENT CHARGES	\$703.54

#### **USAGE DETAILS**

Electric - Commercial Daily Avg. - 140.16 kWh/Day Use One Year Ago - 167.00 kWh/Day Daily Avg. Cost - \$17.90



#### **SERVICE TYPE**

	Meter Id	Current Read Date	Current Read	Previous Read Date	Previous Reading	Meter Mult.	Billed Usage	Days of Service
Electric	0157332159	04/08/23	173,740	03/08/23	169,395	1	4,345	31
Demand	0157332159	04/08/23	12.00	03/08/23	12.06	1	12.00	31

#### **MESSAGE from KUA**

## **NOTICE A TREE INTERFERING** WITH POWER LINES?

¿Observa un árbol que interfiere con las líneas eléctricas?

You can submit a tree trimming request online by visiting kua.com/treerequest or call us at 407-933-9898 Puede enviar una solicitud de poda de árboles en línea visitando kua.com/treerequest o llámenos al 407-933-9898.

Page 1 of 2



PO Box 423219 Kissimmee, FL 34742-3219 Customer ID - Account ID 002268735-001295370

**Total Amount Due** 

**Past Due Pay Now** \$0.00

**Due Date** 05/02/23

\* \$703.54 will be drafted from your bank account on 5/2/2023 via E-Payment.



Make Checks Payable To:

KISSIMMEE UTILITY AUTHORITY DEPT. 96 P.O. BOX 2252 BIRMINGHAM, AL 35246-0096

վըկելը[ը][ը][ը][իեր||հոկվուհը||հով||Ալիիլիհովուհը



ce: 407-933-9800 ng: 407-933-9898 SCANTO

PAY BILL

Customer ID – Account ID: Customer Name: Service Address: Bill Date:

**Next Scheduled Read Date:** 

002268735-001296190 TOWN OF KINDRED CDD 19751 PARTIN TERRACE ROAD 04/14/23

05/09/23

**BILL SUMMARY** 

Previous Balance \$757.89 Payments \$757.89 +

Current Charges \$753.26

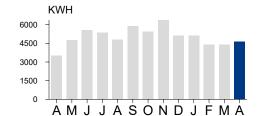
Balance Due \$753.26

#### **CURRENT CHARGES**

KUA ELECTRIC SERVICE	\$594.08
Electric	\$625.52
Fuel Adjustment	-\$42.52
Customer Charge	\$11.08
CITY/COUNTY TAXES & TRANSFER FEE \$	
TOTAL CURRENT CHARGES	\$753.26

#### **USAGE DETAILS**

Electric - Commercial
Daily Avg. - 150.25 kWh/Day
Use One Year Ago - 113.83 kWh/Day
Daily Avg. Cost - \$19.16



#### **SERVICE TYPE**

	Meter Id	Current Read Date	Current Read	Previous Read Date	Previous Reading	Meter Mult.	Billed Usage	Days of Service
Electric	0157332110	04/08/23	187,853	03/08/23	183,195	1	4,658	31
Demand	0157332110	04/08/23	12.61	03/08/23	11.84	1	12.61	31

#### MESSAGE from KUA

# NOTICE A TREE INTERFERING WITH POWER LINES?

¿Observa un árbol que interfiere con las líneas eléctricas?

You can submit a tree trimming request online by visiting kua.com/treerequest or call us at 407-933-9898 Puede enviar una solicitud de poda de árboles en línea visitando kua.com/treerequest o llámenos al 407-933-9898.

Page 1 of 2



PO Box 423219 Kissimmee, FL 34742-3219 Customer ID - Account ID 002268735-001296190

**Total Amount Due** 

Past Due Pay Now \$0.00

Due Date 05/02/23

\$753.26

\* \$753.26 will be drafted from your bank account on 5/2/2023 via E-Payment.



0025512069

#### Make Checks Payable To:

KISSIMMEE UTILITY AUTHORITY DEPT. 96 P.O. BOX 2252 BIRMINGHAM, AL 35246-0096

վիաթուկաումբնահությերներներներին



407-933-9800 407-933-9898



Customer ID - Account ID: **Customer Name:** Service Address:

TOWN OF KINDRED CDD

14301 SILVERADO FLATS STREET IRR

04/14/23

002268735-001296200

**Next Scheduled Read Date:** 05/09/23

**BILL SUMMARY** 

**Previous Balance** \$15.07

**Payments** \$15.07



**Current Charges** \$14.81

Bill Date:



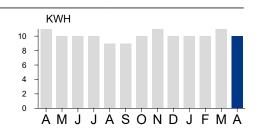
**Balance Due** \$14.81

#### **CURRENT CHARGES**

KUA ELECTRIC SERVICE	\$12.32
Electric	\$1.34
Fuel Adjustment	-\$0.10
Customer Charge	\$11.08
CITY/COUNTY TAXES & TRANSFER FEE	\$2.49
TOTAL CURRENT CHARGES	\$14.81

#### **USAGE DETAILS**





#### **METER DATA**

Meter #:	0153574457
Current:	320 on 04/08/23
Previous:	310 on 03/08/23
Total Usage:	10 kWh
Days Of Service:	31

#### **MESSAGE from KUA**

# **NOTICE A TREE INTERFERING WITH POWER LINES?**

Observa un árbol que interfiere con las líneas eléctricas?

You can submit a tree trimming request online by visiting kua.com/treerequest or call us at 407-933-9898 Puede enviar una solicitud de poda de árboles en línea visitando kua.com/treerequest o llámenos al 407-933-9898.





PO Box 423219 Kissimmee, FL 34742-3219 Customer ID - Account ID 002268735-001296200

**Total Amount Due** 

**Past Due Pay Now** \$0.00

**Due Date** 05/02/23

\* \$14.81 will be drafted from your bank account on 5/2/2023 via E-Payment.



Make Checks Payable To:

KISSIMMEE UTILITY AUTHORITY DEPT. 96 P.O. BOX 2252 BIRMINGHAM, AL 35246-0096

ույսուիկիներկույցին|||իսրգնկկուկիկինուկիցկիր||



407-933-9800 407-933-9898

**SCAN TO PAY BILL** 

Customer ID - Account ID: **Customer Name:** Service Address:

002268735-001304010 TOWN OF KINDRED CDD

14711 SILVERADO FLATS STREET

04/14/23

Bill Date: **Next Scheduled Read Date:** 05/09/23

**BILL SUMMARY** 

**Previous Balance** \$19.98

**Payments** \$19.98



**Current Charges** \$19.12



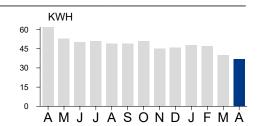
**Balance Due** \$19.12

#### **CURRENT CHARGES**

KUA ELECTRIC SERVICE	\$15.72
Electric	\$4.97
Fuel Adjustment	-\$0.33
Customer Charge	\$11.08
CITY/COUNTY TAXES & TRANSFER FEE	
TOTAL CURRENT CHARGES	\$19.12

#### **USAGE DETAILS**





#### **METER DATA**

Meter #:	0153574484
Current:	1,978 on 04/08/23
Previous:	1,941 on 03/08/23
Total Usage:	37 kWh
Days Of Service:	31

#### MESSAGE from KUA

# **NOTICE A TREE INTERFERING WITH POWER LINES?**

Observa un árbol que interfiere con las líneas eléctricas?

You can submit a tree trimming request online by visiting kua.com/treerequest or call us at 407-933-9898 Puede enviar una solicitud de poda de árboles en línea visitando kua.com/treerequest o llámenos al 407-933-9898.

Page 1 of 2



PO Box 423219 Kissimmee, FL 34742-3219 Customer ID - Account ID 002268735-001304010

**Total Amount Due** 

**Past Due Pay Now** \$0.00

**Due Date** 05/02/23

\$19.12

\* \$19.12 will be drafted from your bank account on 5/2/2023 via E-Payment.



#### Make Checks Payable To:

KISSIMMEE UTILITY AUTHORITY DEPT. 96 P.O. BOX 2252 BIRMINGHAM, AL 35246-0096

յլնոի իվոլ կովկիաիգնյի կլմիկի իկի հանինակին վիայլ



407-933-9800 407-933-9898

**PAY BILL** 

**SCAN TO** 

Customer ID - Account ID: **Customer Name:** Service Address:

**Next Scheduled Read Date:** 

TOWN OF KINDRED CDD

14251 SILVERADO FLATS STREET

04/14/23

002268735-001304020

05/09/23

**BILL SUMMARY** 

**Previous Balance** \$15.07

**Payments** \$15.07

**Current Charges** \$14.81

Bill Date:

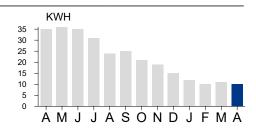
**Balance Due** \$14.81

#### **CURRENT CHARGES**

KUA ELECTRIC SERVICE	\$12.32
Electric	\$1.34
Fuel Adjustment	-\$0.10
Customer Charge	\$11.08
CITY/COUNTY TAXES & TRANSFER FEE	\$2.49
TOTAL CURRENT CHARGES	\$14.81

#### **USAGE DETAILS**

Electric - Commercial Daily Avg. - 0.32 kWh/Day Use One Year Ago - 1.12 kWh/Day Daily Avg. Cost - \$0.40



#### **METER DATA**

Meter #:	0160638937
Current:	940 on 04/08/23
Previous:	930 on 03/08/23
Total Usage:	10 kWh
Days Of Service:	31

#### **MESSAGE from KUA**

# **NOTICE A TREE INTERFERING WITH POWER LINES?**

¿Observa un árbol que interfiere con las líneas eléctricas?

You can submit a tree trimming request online by visiting kua.com/treerequest or call us at 407-933-9898 Puede enviar una solicitud de poda de árboles en línea visitando kua.com/treerequest o llámenos al 407-933-9898.

Page 1 of 2



PO Box 423219 Kissimmee, FL 34742-3219 Customer ID - Account ID 002268735-001304020

**Total Amount Due** 

**Past Due Pay Now** \$0.00

**Due Date** 05/02/23

\$14.81

\* \$14.81 will be drafted from your bank account on 5/2/2023 via E-Payment.



Make Checks Payable To:

KISSIMMEE UTILITY AUTHORITY DEPT. 96 P.O. BOX 2252 BIRMINGHAM, AL 35246-0096

ոլկերիորդիուիլիմնենիկորդինուիլիուդիչներենո<u>լի</u>ն



407-933-9800 407-933-9898



Customer ID - Account ID: **Customer Name:** Service Address:

TOWN OF KINDRED CDD 19831 RED CANYON DRIVE ENTRY FTN

04/14/23 05/09/23

002268735-001341610

**Next Scheduled Read Date:** 

**BILL SUMMARY** 

**Previous Balance** \$713.98

**Payments** \$713.98

**Current Charges** \$576.12

Bill Date:

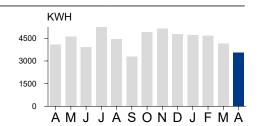
**Balance Due** \$576.12

#### **CURRENT CHARGES**

KUA ELECTRIC SERVICE	\$454.52
Electric	\$475.79
Fuel Adjustment	-\$32.35
Customer Charge	\$11.08
CITY/COUNTY TAXES & TRANSFER FEE	\$121.60
TOTAL CURRENT CHARGES	\$576.12

#### **USAGE DETAILS**

Electric - Commercial Daily Avg. - 114.29 kWh/Day Use One Year Ago - 132.06 kWh/Day Daily Avg. Cost - \$14.66



#### **SERVICE TYPE**

	Meter Id	Current Read Date	Current Read	Previous Read Date	Previous Reading	Meter Mult.	Billed Usage	Days of Service
Electric	0157332564	04/08/23	143,741	03/08/23	140,198	1	3,543	31
Demand	0157332564	04/08/23	12.08	03/08/23	11.50	1	12.08	31

#### MESSAGE from KUA

## **NOTICE A TREE INTERFERING** WITH POWER LINES?

Observa un árbol que interfiere con las líneas eléctricas?

You can submit a tree trimming request online by visiting kua.com/treerequest or call us at 407-933-9898 Puede enviar una solicitud de poda de árboles en línea visitando kua.com/treerequest o llámenos al 407-933-9898.

Page 1 of 2



PO Box 423219 Kissimmee, FL 34742-3219 Customer ID - Account ID 002268735-001341610

**Total Amount Due** 

**Past Due Pay Now** \$0.00

**Due Date** 05/02/23

\$576.12

\* \$576.12 will be drafted from your bank account on 5/2/2023 via E-Payment.



Make Checks Payable To:

KISSIMMEE UTILITY AUTHORITY DEPT. 96 P.O. BOX 2252 BIRMINGHAM, AL 35246-0096

Կ|||լովորդԱլիել|ԽԵխել|||լոդեկիդվ||վելԱբդրե



407-933-9800 407-933-9898 SCANTO

**PAY BILL** 

Customer ID – Account ID: Customer Name: Service Address: Bill Date: Next Scheduled Read Date: 002268735-001352940 TOWN OF KINDRED CDD 14901 DIAMOND LOOP DRIVE 04/14/23 05/09/23

**BILL SUMMARY** 

Previous Balance \$14.59 Payments \$14.59 +

Current Charges \$14.51

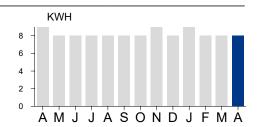
Balance Due \$14.51

#### **CURRENT CHARGES**

KUA ELECTRIC SERVICE	\$12.08
Electric	\$1.08
Fuel Adjustment	-\$0.08
Customer Charge	\$11.08
CITY/COUNTY TAXES & TRANSFER FEE	\$2.43
TOTAL CURRENT CHARGES	\$14.51

#### **USAGE DETAILS**





#### METER DATA

Meter #:	0157328311
Current:	303 on 04/08/23
Previous:	295 on 03/08/23
Total Usage:	8 kWh
Days Of Service:	31

#### **MESSAGE from KUA**

# NOTICE A TREE INTERFERING WITH POWER LINES?

¿Observa un árbol que interfiere con las líneas eléctricas?

You can submit a tree trimming request online by visiting kua.com/treerequest or call us at 407-933-9898 Puede enviar una solicitud de poda de árboles en línea visitando kua.com/treerequest o llámenos al 407-933-9898.





PO Box 423219 Kissimmee, FL 34742-3219 Customer ID – Account ID 002268735-001352940

**Total Amount Due** 

Past Due Pay Now \$0.00

Due Date 05/02/23

\$14.51

\* \$14.51 will be drafted from your bank account on 5/2/2023 via E-Payment.



0025512123

Make Checks Payable To:

KISSIMMEE UTILITY AUTHORITY DEPT. 96 P.O. BOX 2252 BIRMINGHAM, AL 35246-0096

Պահանումնարունաիկունվուն կոնդիկ Մանոն



407-933-9800 407-933-9898 SCAN TO

Customer ID – Account ID: Customer Name: Service Address: Bill Date:

**Next Scheduled Read Date:** 

002268735-001352950 TOWN OF KINDRED CDD 18681 PARTIN TERRACE ROAD 04/14/23

05/09/23

**BILL SUMMARY** 

Previous Balance \$14.59 Payments \$14.59

+

Current Charges \$14.51

Balance Due \$14.51

#### **CURRENT CHARGES**

KUA ELECTRIC SERVICE	\$12.08
Electric	\$1.08
Fuel Adjustment	-\$0.08
Customer Charge	\$11.08
CITY/COUNTY TAXES & TRANSFER FEE	\$2.43
TOTAL CURRENT CHARGES	\$14.51

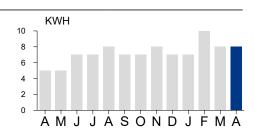
#### **USAGE DETAILS**

Electric - Commercial

Daily Avg. - 0.25 kWh/Day

Use One Year Ago - 0.16 kWh/Day

Daily Avg. Cost - \$0.39



#### METER DATA

Meter #:	0153574485
Current:	315 on 04/08/23
Previous:	307 on 03/08/23
Total Usage:	8 kWh
Days Of Service:	31

#### **MESSAGE from KUA**

# NOTICE A TREE INTERFERING WITH POWER LINES?

¿Observa un árbol que interfiere con las líneas eléctricas?

You can submit a tree trimming request online by visiting kua.com/treerequest or call us at 407-933-9898 Puede enviar una solicitud de poda de árboles en línea visitando kua.com/treerequest o llámenos al 407-933-9898.





PO Box 423219 Kissimmee, FL 34742-3219 Customer ID – Account ID 002268735-001352950

**Total Amount Due** 

Past Due Pay Now \$0.00

Due Date 05/02/23

\$14.51

\* \$14.51 will be drafted from your bank account on 5/2/2023 via E-Payment.



0025512124

#### Make Checks Payable To:

KISSIMMEE UTILITY AUTHORITY DEPT. 96 P.O. BOX 2252 BIRMINGHAM, AL 35246-0096

լիվուլիլիլիայիայելու<sup>լի</sup>լիլաութիլիանարկիլիիարիուկ



407-933-9800 407-933-9898 SCANTO

PAY BILL

Customer ID – Account ID: Customer Name: Service Address: Bill Date: Next Scheduled Read Date: 002268735-001352960 TOWN OF KINDRED CDD 18541 HICKORY BLUFF ROAD 04/14/23 05/09/23

**BILL SUMMARY** 

Previous Balance \$14.42 Payments \$14.42

+

Current Charges \$14.51

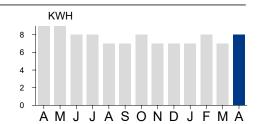
Balance Due \$14.51

#### **CURRENT CHARGES**

KUA ELECTRIC SERVICE	\$12.08
Electric	\$1.08
Fuel Adjustment	-\$0.08
Customer Charge	\$11.08
CITY/COUNTY TAXES & TRANSFER FEE	\$2.43
TOTAL CURRENT CHARGES	\$14.51

#### **USAGE DETAILS**

Electric - Commercial
Daily Avg. - 0.25 kWh/Day
Use One Year Ago - 0.29 kWh/Day
Daily Avg. Cost - \$0.39



#### METER DATA

Meter #:	0153573887
Current:	309 on 04/08/23
Previous:	301 on 03/08/23
Total Usage:	8 kWh
Days Of Service:	31

#### **MESSAGE from KUA**

# NOTICE A TREE INTERFERING WITH POWER LINES?

¿Observa un árbol que interfiere con las líneas eléctricas?

You can submit a tree trimming request online by visiting kua.com/treerequest or call us at 407-933-9898 Puede enviar una solicitud de poda de árboles en línea visitando kua.com/treerequest o llámenos al 407-933-9898.





PO Box 423219 Kissimmee, FL 34742-3219 Customer ID - Account ID 002268735-001352960

**Total Amount Due** 

Past Due Pay Now \$0.00

Due Date 05/02/23

\$14.51

\* \$14.51 will be drafted from your bank account on 5/2/2023 via E-Payment.



0025512125

Make Checks Payable To:

KISSIMMEE UTILITY AUTHORITY DEPT. 96 P.O. BOX 2252 BIRMINGHAM, AL 35246-0096

իլիվովիոսիկինուդներնոիցնորդիիոնդինկիիվ



407-933-9800 407-933-9898



Customer ID - Account ID: 002268735-001353540 **Customer Name:** TOWN OF KINDRED CDD

Service Address: 17461 RANGER HIGHLANDS LFSTA ROAD

**Bill Date:** 04/14/23

**Next Scheduled Read Date:** 05/09/23

**BILL SUMMARY** 

**Previous Balance** \$369.53

**Payments** \$369.53



**Current Charges** \$347.66



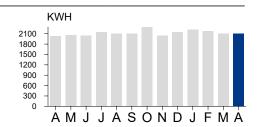
**Balance Due** \$347.66

#### **CURRENT CHARGES**

KUA ELECTRIC SERVICE	\$274.54
Electric	\$282.68
Fuel Adjustment	-\$19.22
Customer Charge	\$11.08
CITY/COUNTY TAXES & TRANSFER FEE	\$73.12
TOTAL CURRENT CHARGES	\$347.66

#### **USAGE DETAILS**





#### METER DATA

III E I E I C D/ ( I / (	
Meter #:	0156888052
Current:	63,635 on 04/08/23
Previous:	61,530 on 03/08/23
Total Usage:	2,105 kWh
Days Of Service:	31

#### **MESSAGE from KUA**

# **NOTICE A TREE INTERFERING WITH POWER LINES?**

¿Observa un árbol que interfiere con las líneas eléctricas?

You can submit a tree trimming request online by visiting kua.com/treerequest or call us at 407-933-9898 Puede enviar una solicitud de poda de árboles en línea visitando kua.com/treerequest o llámenos al 407-933-9898.

Page 1 of 2



PO Box 423219 Kissimmee, FL 34742-3219 Customer ID - Account ID 002268735-001353540

**Total Amount Due** 

**Past Due Pay Now** \$0.00

**Due Date** 05/02/23

\$347.66

\* \$347.66 will be drafted from your bank account on 5/2/2023 via E-Payment.



Make Checks Payable To:

KISSIMMEE UTILITY AUTHORITY DEPT. 96 P.O. BOX 2252 BIRMINGHAM, AL 35246-0096



rvice: 407-933-9800 orting: 407-933-9898

-9800 -9898



Customer ID – Account ID: Customer Name: Service Address: Bill Date:

**Next Scheduled Read Date:** 

002268735-001353690 TOWN OF KINDRED CDD 1450 DIAMOND LOOP DRIVE 04/14/23 05/09/23

**BILL SUMMARY** 

Previous Balance \$1,931.30 Payments \$1,931.30

+

Current Charges \$1,854.48

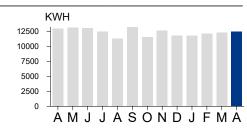
**Balance Due** \$1,854.48

#### **CURRENT CHARGES**

KUA ELECTRIC SERVICE	\$1,454.40
Electric	\$1,268.94
Demand Charge	\$244.12
Fuel Adjustment	-\$114.20
Customer Charge	\$55.54
CITY/COUNTY TAXES & TRANSFER FEE	\$400.08
TOTAL CURRENT CHARGES	\$1,854.48

#### USAGE DETAILS





#### **SERVICE TYPE**

	Meter Id	Current Read Date	Current Read	Previous Read Date	Previous Reading	Meter Mult.	Billed Usage	Days of Service
Electric	0156883425	04/08/23	433,279	03/08/23	420,771	1	12,508	31
Demand	0156883425	04/08/23	27.46	03/08/23	25.18	1	27.46	31

#### **MESSAGE from KUA**

# NOTICE A TREE INTERFERING WITH POWER LINES?

¿Observa un árbol que interfiere con las líneas eléctricas?

You can submit a tree trimming request online by visiting kua.com/treerequest or call us at 407-933-9898. Puede enviar una solicitud de poda de árboles en línea visitando kua.com/treerequest o llámenos al 407-933-9898.

Page 1 of 2



PO Box 423219 Kissimmee, FL 34742-3219 Customer ID - Account ID 002268735-001353690

Past Due Pay Now \$0.00

Due Date 05/02/23

\$1,854.48

Total Amount Due

\$1,854.48 will be drafted from your bank account on 5/2/2023 via E-Payment.



0025513048

Make Checks Payable To:

KISSIMMEE UTILITY AUTHORITY DEPT. 96 P.O. BOX 2252 BIRMINGHAM, AL 35246-0096

յլինորհրանարիրինիինիկիկիկիկինիրունրնիննինի



407-933-9800 407-933-9898



Customer ID - Account ID: **Customer Name:** Service Address:

TOWN OF KINDRED CDD 14311 CROSS PRAIRIE PARKWAY FTN

04/14/23

**Next Scheduled Read Date:** 05/09/23

**BILL SUMMARY** 

**Previous Balance** \$850.42

**Payments** \$850.42



**Current Charges** \$716.86

Bill Date:



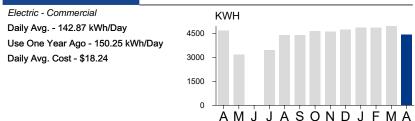
**Balance Due** \$716.86

002268735-001356530

#### **CURRENT CHARGES**

KUA ELECTRIC SERVICE	\$565.41
Electric	\$594.77
Fuel Adjustment	-\$40.44
Customer Charge	\$11.08
CITY/COUNTY TAXES & TRANSFER FEE	\$151.45
TOTAL CURRENT CHARGES	\$716.86

#### **USAGE DETAILS**



#### **METER DATA**

Meter #:	0157332165
Current:	152,880 on 04/08/23
Previous:	148,451 on 03/08/23
Total Usage:	4,429 kWh
Days Of Service:	31

#### **MESSAGE from KUA**

# **NOTICE A TREE INTERFERING WITH POWER LINES?**

Observa un árbol que interfiere con las líneas eléctricas?

You can submit a tree trimming request online by visiting kua.com/treerequest or call us at 407-933-9898 Puede enviar una solicitud de poda de árboles en línea visitando kua.com/treerequest o llámenos al 407-933-9898.

Page 1 of 2



PO Box 423219 Kissimmee, FL 34742-3219 Customer ID - Account ID 002268735-001356530

**Total Amount Due** 

**Past Due Pay Now** \$0.00

**Due Date** 05/02/23

\$716.86

\* \$716.86 will be drafted from your bank account on 5/2/2023 via E-Payment.



Make Checks Payable To:

KISSIMMEE UTILITY AUTHORITY DEPT. 96 P.O. BOX 2252 BIRMINGHAM, AL 35246-0096

<u>ԿլիկորդերեվիքենինկելըՄկրթիՄկրդՄիկիվերվորմ</u>



407-933-9800 407-933-9898

**SCAN TO** 

**PAY BILL** 

Customer ID - Account ID: **Customer Name:** Service Address:

TOWN OF KINDRED CDD 17511 RANGER HIGHLANDS ROAD

002268735-001385090

**AERATOR** 04/14/23

Bill Date: **Next Scheduled Read Date:** 05/09/23

**BILL SUMMARY** 

**Previous Balance** \$457.32

**Payments** \$457.32



**Current Charges** \$401.84

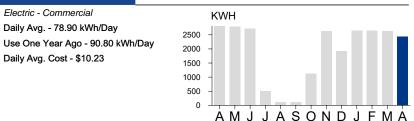


**Balance Due** \$401.84

#### **CURRENT CHARGES**

KUA ELECTRIC SERVICE	\$317.22
Electric	\$328.47
Fuel Adjustment	-\$22.33
Customer Charge	\$11.08
CITY/COUNTY TAXES & TRANSFER FEE	\$84.62
TOTAL CURRENT CHARGES	\$401.84

#### **USAGE DETAILS**



#### **METER DATA**

Meter #:	0157343347
Current:	74,339 on 04/08/23
Previous:	71,893 on 03/08/23
Total Usage:	2,446 kWh
Days Of Service:	31

#### **MESSAGE from KUA**

# **NOTICE A TREE INTERFERING WITH POWER LINES?**

¿Observa un árbol que interfiere con las líneas eléctricas?

You can submit a tree trimming request online by visiting kua.com/treerequest or call us at 407-933-9898 Puede enviar una solicitud de poda de árboles en línea visitando kua.com/treerequest o llámenos al 407-933-9898.

Page 1 of 2



PO Box 423219 Kissimmee, FL 34742-3219 Customer ID - Account ID 002268735-001385090

**Total Amount Due** 

**Past Due Pay Now** \$0.00

**Due Date** 05/02/23

\* \$401.84 will be drafted from your bank account on 5/2/2023 via E-Payment.



Make Checks Payable To:

KISSIMMEE UTILITY AUTHORITY DEPT. 96 P.O. BOX 2252 BIRMINGHAM, AL 35246-0096

վիակին վեղել կրիլի իվ հիմենի կիլու գին ինկեն և հրդե



407-933-9800 407-933-9898



Customer ID - Account ID: **Customer Name:** Service Address:

TOWN OF KINDRED CDD 17861 RANGER HIGHLANDS ROAD

04/14/23

002268735-001385200

Bill Date: **Next Scheduled Read Date:** 05/09/23

**BILL SUMMARY** 

**Previous Balance** \$14.24

**Payments** \$14.24



**Current Charges** \$14.03



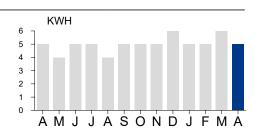
**Balance Due** \$14.03

#### **CURRENT CHARGES**

KUA ELECTRIC SERVICE	\$11.70
Electric	\$0.67
Fuel Adjustment	-\$0.05
Customer Charge	\$11.08
CITY/COUNTY TAXES & TRANSFER FEE	\$2.33
TOTAL CURRENT CHARGES	\$14.03

#### **USAGE DETAILS**

Electric - Commercial Daily Avg. - 0.16 kWh/Day Use One Year Ago - 0.16 kWh/Day Daily Avg. Cost - \$0.38



#### **METER DATA**

Meter #:	0157342560
Current:	153 on 04/08/23
Previous:	148 on 03/08/23
Total Usage:	5 kWh
Days Of Service:	31

#### **MESSAGE from KUA**

# **NOTICE A TREE INTERFERING WITH POWER LINES?**

Observa un árbol que interfiere con las líneas eléctricas?

You can submit a tree trimming request online by visiting kua.com/treerequest or call us at 407-933-9898 Puede enviar una solicitud de poda de árboles en línea visitando kua.com/treerequest o llámenos al 407-933-9898.

Page 1 of 2



PO Box 423219 Kissimmee, FL 34742-3219 Customer ID - Account ID 002268735-001385200

**Past Due Pay Now** \$0.00

**Due Date** 05/02/23

\$14.03

**Total Amount Due** 

\* \$14.03 will be drafted from your bank account on 5/2/2023 via E-Payment.



Make Checks Payable To:

KISSIMMEE UTILITY AUTHORITY DEPT. 96 P.O. BOX 2252 BIRMINGHAM, AL 35246-0096

իվելիկիկիր ինչենկուլիույննիկիկիրույիի թերբերիկիկի



407-933-9800 g: 407-933-9898 SCANTO

PAY BILL

Customer ID – Account ID: Customer Name: Service Address: Bill Date:

**Next Scheduled Read Date:** 

002268735-001385210 TOWN OF KINDRED CDD 18211 HENRY PARTIN ROAD 04/14/23 05/09/23

**BILL SUMMARY** 

Previous Balance \$13.23 Payments \$13.23

+

Current Charges \$528.77

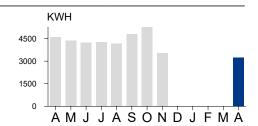
Balance Due \$528.77

#### CURRENT CHARGES

KUA ELECTRIC SERVICE	\$417.22
Electric	\$435.77
Fuel Adjustment	-\$29.63
Customer Charge	\$11.08
CITY/COUNTY TAXES & TRANSFER FEE	\$111.55
TOTAL CURRENT CHARGES	\$528.77

#### **USAGE DETAILS**

Electric - Commercial
Daily Avg. - 104.67 kWh/Day
Use One Year Ago - 148.16 kWh/Day
Daily Avg. Cost - \$13.46



#### SERVICE TYPE

	Meter Id	Current Read Date	Current Read	Previous Read Date	Previous Reading	Meter Mult.	Billed Usage	Days of Service
Electric	0153573495	04/08/23	138,455	03/08/23	135,210	1	3,245	31
Demand	0153573495	04/08/23	12.58	03/08/23	0.00	1	12.58	31

#### **MESSAGE from KUA**

# NOTICE A TREE INTERFERING WITH POWER LINES?

¿Observa un árbol que interfiere con las líneas eléctricas?

You can submit a tree trimming request online by visiting kua.com/treerequest or call us at 407-933-9898 Puede enviar una solicitud de poda de árboles en línea visitando kua.com/treerequest o llámenos al 407-933-9898.

Page 1 of 2



PO Box 423219 Kissimmee, FL 34742-3219 Customer ID - Account ID 002268735-001385210

Past Due Pay Now \$0.00

Due Date 05/02/23

\$528.77

Total Amount Due

\* \$528.77 will be drafted from your bank account on 5/2/2023 via E-Payment.



0025513049

Make Checks Payable To:

KISSIMMEE UTILITY AUTHORITY DEPT. 96 P.O. BOX 2252 BIRMINGHAM, AL 35246-0096

Ոսիկավականկանաժանականականաակին



407-933-9800

407-933-9898



Customer ID - Account ID: **Customer Name:** Service Address:

TOWN OF KINDRED CDD 17291 RANGER HIGHLANDS ROAD

04/14/23

002268735-001386730

Bill Date: **Next Scheduled Read Date:** 05/09/23

**BILL SUMMARY** 

**Previous Balance** \$1,378.96

**Payments** \$1,378.96

**Current Charges** \$1,140.90

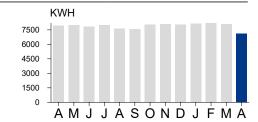
**Balance Due** \$1,140.90

#### **CURRENT CHARGES**

KUA ELECTRIC SERVICE	\$899.46
Electric	\$953.19
Fuel Adjustment	-\$64.81
Customer Charge	\$11.08
CITY/COUNTY TAXES & TRANSFER FEE	\$241.44
TOTAL CURRENT CHARGES	\$1,140.90

#### **USAGE DETAILS**

Electric - Commercial Daily Avg. - 228.96 kWh/Day Use One Year Ago - 256.19 kWh/Day Daily Avg. Cost - \$29.01



#### **SERVICE TYPE**

	Meter Id	Current Read Date	Current Read	Previous Read Date	Previous Reading	Meter Mult.	Billed Usage	Days of Service
Electric	0157332157	04/08/23	275,126	03/08/23	268,028	1	7,098	31
Demand	0157332157	04/08/23	19.34	03/08/23	20.91	1	19.34	31

#### MESSAGE from KUA

## **NOTICE A TREE INTERFERING** WITH POWER LINES?

Observa un árbol que interfiere con las líneas eléctricas?

You can submit a tree trimming request online by visiting kua.com/treerequest or call us at 407-933-9898 Puede enviar una solicitud de poda de árboles en línea visitando kua.com/treerequest o llámenos al 407-933-9898.

Page 1 of 2



PO Box 423219 Kissimmee, FL 34742-3219 Customer ID - Account ID 002268735-001386730

**Total Amount Due** 

**Past Due Pay Now** \$0.00

**Due Date** 05/02/23

\$1,140.90

\* \$1,140.90 will be drafted from your bank account on 5/2/2023 via E-Payment.



Make Checks Payable To:

KISSIMMEE UTILITY AUTHORITY DEPT. 96 P.O. BOX 2252 BIRMINGHAM, AL 35246-0096

ում||լունիոն|||Միլինի||լինի|Միրորիդնդոնոնդե



407-933-9800 407-933-9898



Customer ID – Account ID: Customer Name: Service Address: Bill Date:

**Next Scheduled Read Date:** 

002268735-123458650 TOWN OF KINDRED CDD 15051 KENSLEY AVENUE 04/14/23 05/09/23

**BILL SUMMARY** 

Previous Balance \$15.42 Payments \$15.42

+

Current Charges \$15.31

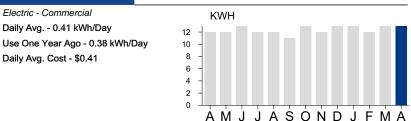
=

Balance Due \$15.31

#### **CURRENT CHARGES**

KUA ELECTRIC SERVICE	\$12.72
Electric	\$1.75
Fuel Adjustment	-\$0.11
Customer Charge	\$11.08
CITY/COUNTY TAXES & TRANSFER FEE	\$2.59
TOTAL CURRENT CHARGES	\$15.31

#### **USAGE DETAILS**



### METER DATA

III E I E I C D/ ( I / (	
Meter #:	0157332158
Current:	414 on 04/08/23
Previous:	401 on 03/08/23
Total Usage:	13 kWh
Days Of Service:	31

#### MESSAGE from KUA

# NOTICE A TREE INTERFERING WITH POWER LINES?

¿Observa un árbol que interfiere con las líneas eléctricas?

You can submit a tree trimming request online by visiting kua.com/treerequest or call us at 407-933-9898.
Puede enviar una solicitud de poda de árboles en línea visitando kua.com/treerequest o llámenos al 407-933-9898.

Page 1 of 2



PO Box 423219 Kissimmee, FL 34742-3219 Customer ID – Account ID 002268735-123458650

**Total Amount Due** 

Past Due Pay Now \$0.00

Due Date 05/02/23

\$15.31

\* \$15.31 will be drafted from your bank account on 5/2/2023 via E-Payment.



0025512641

Make Checks Payable To:

KISSIMMEE UTILITY AUTHORITY DEPT. 96 P.O. BOX 2252 BIRMINGHAM, AL 35246-0096

Marriandidaardidahbhilimpilimmini



407-933-9800 407-933-9898 SCAN TO

Customer ID – Account ID: Customer Name: Service Address: Bill Date:

**Next Scheduled Read Date:** 

002268735-123464950 TOWN OF KINDRED CDD 14601 TAOS AVENUE IRR 04/14/23 05/09/23

**BILL SUMMARY** 

Previous Balance \$14.75 Payments \$14.75

+

Current Charges \$14.67

Balance Due \$14.67

#### **CURRENT CHARGES**

KUA ELECTRIC SERVICE	\$12.20
Electric	\$1.21
Fuel Adjustment	-\$0.09
Customer Charge	\$11.08
CITY/COUNTY TAXES & TRANSFER FEE	\$2.47
TOTAL CURRENT CHARGES	\$14.67

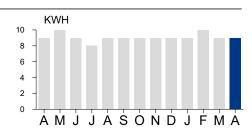
#### **USAGE DETAILS**

Electric - Commercial

Daily Avg. - 0.29 kWh/Day

Use One Year Ago - 0.29 kWh/Day

Daily Avg. Cost - \$0.39



#### METER DATA

Meter #:	0158462810
Current:	326 on 04/08/23
Previous:	317 on 03/08/23
Total Usage:	9 kWh
Days Of Service:	31

#### **MESSAGE from KUA**

# NOTICE A TREE INTERFERING WITH POWER LINES?

¿Observa un árbol que interfiere con las líneas eléctricas?

You can submit a tree trimming request online by visiting kua.com/treerequest or call us at 407-933-9898.
Puede enviar una solicitud de poda de árboles en línea visitando kua.com/treerequest o llámenos al 407-933-9898.

Page 1 of 2



PO Box 423219 Kissimmee, FL 34742-3219 Customer ID – Account ID 002268735-123464950

**Total Amount Due** 

Past Due Pay Now \$0.00

Due Date 05/02/23

\$14.67

\* \$14.67 will be drafted from your bank account on 5/2/2023 via E-Payment.



0025512704

Make Checks Payable To:

KISSIMMEE UTILITY AUTHORITY DEPT. 96 P.O. BOX 2252 BIRMINGHAM, AL 35246-0096

ելՈՈրեպերիեՈրիհեկՈրիգեսկրդունիրվիդիւ

# **INVOICE**



FROM:

One Stop Pool Pros, Inc – North Florida 1835 E. Hallandale Beach Blvd Suite 886 Hallandale Beach FL 33009 United States CustomerCareORL@1stoppoolpros.com INVFLN0000446

BILL TO	DETAIL	DATE	DUE DATE
Accounts Payable The Town of Kindred Community Development District 1405 Diamond Loop Drive Kindred 34744 United States	Pool #1: Chlorine Stenner Replacement	04/27/2023	05/27/2023

DESCRIPTION	QTY	RATE	AMOUNT
Pool #1: Chlorine Stenner Pump Replacement Health Department Required Completed:04/27/23	1	\$0.00	\$950.00
Replaced the failed (1) Chlorine Stenner feed pump with new to ensure proper sanitation of the water. Includes all material and labor.			
WARRANTY: The new Stenner pump is accompanied by a one (1) year manufacturer's limited warranty.			
Thank you!			

**SUBTOTAL** \$950.00

**TOTAL** \$950.00

AMOUNT PAID \$0.00

**AMOUNT DUE** \$950.00



# **INVOICE**



FROM:

One Stop Pool Pros, Inc - North Florida 1835 E. Hallandale Beach Blvd Suite 886 Hallandale Beach FL 33009 **United States** CustomerCareORL@1stoppoolpros.com INVOICE #

INVFLN0000534

BILL TO	DETAIL	DATE	DUE DATE
Accounts Payable The Town of Kindred Community Development District 1405 Diamond Loop Drive Kindred 34744 United States	Fountain 4: Motor Repairs	05/04/2023	06/03/2023

DESCRIPTION	QTY	RATE	AMOUNT
FOUNTAIN (4): Motor Repairs Approved: Paul Almonte, LCAM 4/7/2023 Completed: 05/04/23	1	\$0.00	\$979.00
Installed a new contactor and overload on the feature pump. Labor and materials included.			
Thank you!			RECEIVED

**SUBTOTAL** \$979.00 **TOTAL** \$979.00 **AMOUNT PAID** \$0.00 **AMOUNT DUE** \$979.00

**ACH and Wire Payments** 

One Stop Pool Pros, Inc JP Morgan Chase & co Account 709615378 Routing 267084131

**Credit Card Payments** 

You will receive a separate email from Cybersource to process Credit Card Payment.
Please call 1-800-880-6919 extension 212 for any questions.

# **INVOICE**



FROM:

Kindred 34744 United States

One Stop Pool Pros, Inc – North Florida 1835 E. Hallandale Beach Blvd Suite 886 Hallandale Beach FL 33009 United States CustomerCareORL@1stoppoolpros.com INVOICE #
INVFLN0000569

BILL TO	DETAIL	DATE	DUE DATE
Accounts Payable The Town of Kindred Community Development District 1405 Diamond Loop Drive	Cyanuric Acid	05/13/2023	06/12/2023

DESCRIPTION	QТY	RATE	AMOUNT
Pool 1 & Pool 2: Cyanuric Acid Health Department Required Completed: 05/12/23	35	\$6.00	\$210.00
We tested your pools and added Cyanuric Acid to the bodies of water below. Pool 1: (20lbs) Pool 2: (15lbs) and brought your water to Health Code requirements.			

\*Item not included in monthly contract.

Thank you!



SUBTOTAL	\$210.00
TOTAL	\$210.00
AMOUNT PAID	\$0.00
AMOUNT DUE	\$210.00

#### **Premier Exterior Services Inc**

14818 Del Morrow Way Orlando, FL 32824 US ppwservices20@gmail.com

## **Estimate**

**ADDRESS** 

Town Of Kindred CDD C/O Rizzeta & Company 8529 South Park Circle, Suite 330 Orlando, Florida 32819

INVOICE DATE 2002 4/29/2023

DESCIPTION

Trouble shooting and programing modules to communicate with devices for Wireless/Bluetooth access.

\$400.00

**AMOUNT** 

Lock in the men's room was malfunctioning and did not communicate with module. Still under warranty and a new one was shipped at no cost and assembled.



TOTAL \$400.00

Accepted By

Accepted Date

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

			-	
n	V	O	ı	ce

Date	Invoice #
5/1/2023	INV0000079621

## Bill To:

Town of Kindred CDD 3434 Colwell Avenue Suite 200 Tampa FL 33614

	Services for the month of		Terms		ient Number
	May		Upon Receipt		0157
Description		Qty	Rate		Amount
Accounting Services		1.00	\$1,67		\$1,675.00
Administrative Services		1.00		75.00	\$375.00
Financial & Revenue Collections		1.00		75.00	\$375.00
Management Services		1.00		75.00	\$1,875.00
Website Compliance & Management		1.00	\$10	00.00	\$100.00
				RE	<b>CEIVE D</b>
		Subtotal			\$4,400.00
		Total			\$4,400.00

# Robin Alan Longway LLC

Certified Building Contractor-Lic.1256490

1060 Beckstrom Dr Oviedo, Florida 32765

### **INVOICE**

Date	Invoice No.
04/01/23	302
Terms	Due Date
Net 30	05/01/23

## **BILL TO**

Town of Kindred CDD 3434 Colwell Ave Suite. 200 Tampa FI

## PROPERTY

Kindred 1450 Diamond Loop Dr Kissimmee, FL 32738

Amount Due	Enclosed
\$1,950.00	

Please detach top portion and return with your payment.

	Total		\$1.950.00	\$0.00	\$1,950.00
	#19352 - Town of Kindred 1 Installed 2 plugs one in the womans an	nd one in the mans for w	<b>\$1,950.00</b> i-fi to lock and unloc	<b>\$0.00</b> k door	\$1,950.00
QT	Y ITEM	UNIT PRICE	EXT PRICE	SALES TAX	LINE TOTAL





S.A.I.

# Security And Investigations, Inc.

5764 N Orange Blossom Trail Ste #142 Orlando Florida 32810 321-960-6672

# **Invoice 1428**

Date May 11, 2023

Town of Kindred CDD c/o Rizzetta & Company 3434 Colwell Ave. Ste 200 Tampa, FL 33614

**DUE DATE** Upon Receipt

		DOE BRIE	ATE Opon Receipt			
HOURS	ITEM	DESCRIPTION	RATE	AMOUNT		
58.50	Patrol Services	Provide Uniformed Professional Presence	\$19.25	\$1,126.13		
		Fri 4/14/23 - Thurs 4/20/23				
	4/14/2023	11:30am – 7:30pm Saint Flina 8hrs				
	4/15/2023	11:30am – 7:30pm Saint Flina 8hrs				
		12:30pm – 7:00pm Jaylin 6.5hrs				
	4/16/2023	12:00pm - 8pm Allsop 8hrs				
	4/17/2023	3:00pm – 7:00pm Jaylin 4hrs				
	4/18/2023	11:30am – 7:30pm Sylver 8hrs				
	4/19/2023	11:30am – 7:30pm Sylver 8hrs				
	4/20/2023	11:30am – 7:30pm Sylver 8hrs				
61.50	Patrol Services	Provide Uniformed Professional Presence	\$19.25	\$1,183.88		
		Fri 4/21/23 - Thurs 4/27/23				
	4/21/2023	11:30am – 7:30pm Saint Flina 8hrs				
	4/22/2023	11:30am – 7:30pm Saint Flina 8hrs				
		1:30pm – 7:00pm Jaylin 5.5hrs				
	4/23/2023	11:00am – 7:00pm Saint Flina 8hrs				
	4/24/2023	11:30am – 7:30pm Moise 8hrs				
	4/25/2023	11:30am – 7:30pm Saint Flina 8hrs				
	4/26/2023	11:30am – 7:30pm Saint Flina 8hrs				
	4/27/2023	11:30am – 7:30pm Saint Flina 8hrs				
			DECE	WE		
		8529 South Park Circle#330	RECE	1/22		
		Orlando, FL 32819	<u> </u>	1/23		
Paymeno	d due upon receipt	CERT RE	CERT RESELLER TOTAL			
Security	License B1000018		TAX EXEMPT			
Investigation #A1000018				2310.00		



# S.A.I.

# Security And Investigations, Inc.

5764 N Orange Blossom Trail Ste #142 Orlando Florida 32810 321-960-6672

# **Invoice 1429**

Date May 13, 2023

Town of Kindred CDD
 c/o Rizzetta & Company
 3434 Colwell Ave. Ste 200
 Tampa, FL 33614

# **DUE DATE** Upon Receipt

HOURS	ITEM	DESCRIPTION	RATE	AMOUNT
80.00	Patrol Services	Provide Uniformed Professional Presence	\$19.25	\$1,540.00
		Fri 4/28/23 - Thurs 5/4/23	W 19120	Ψ 2,0 10.00
	4/28/2023	11:30am – 7:30pm Saint Flina 8hrs		
	4/29/2023	11:30am – 7:30pm Saint Flina 8hrs		
	4/30/2023	11:30am – 7:30pm Sylver 8hrs		
	5/1/2023	11:30am – 7:30pm Sylver 8hrs		
	5/2/2023	11:30am – 7:30pm Saint Flina 8hrs		
		11:30am – 7:30pm Sylver 8hrs		
	5/3/2023	11:30am – 7:30pm Sylver 8hrs		
		11:30am – 7:30pm Saint Flina 8hrs		
	5/4/2023	11:30am – 7:30pm Sylver 8hrs		
		11:30am – 7:30pm Saint Flina 8hrs		
101.00	Patrol Services	Provide Uniformed Professional Presence	\$19.25	\$1,944.25
		Fri 5/5/23 - Thurs 5/11/23	W 19120	Ψ1,7 11.23
	5/5/2023	11:30am – 7:30pm Saint Flina 8hrs		
	5/6/2023	11:30am – 7:30pm Sylver 8hrs		
	. ,	12:00pm – 7:00pm Jaylin 7hrs		
	5/7/2023	1:00pm – 7:00pm Jaylin 6hrs		
	. ,	11:30am – 7:30pm Sylver 8hrs		
	5/8/2023	11:30am – 7:30pm Sylver 8hrs		
		11:30am – 7:30pm Cruz 8hrs		
	5/9/2023	11:30am – 7:30pm Sylver 8hrs		
		11:30am – 7:30pm Cruz 8hrs		
	5/10/2023	11:30am – 7:30pm Saint Flina 8hrs		
		11:30am – 7:30pm Cruz 8hrs		
	5/11/2023	11:30am – 7:30pm Saint Flina 8hrs		
		11:30am – 7:30pm Sylver 8hrs		
		8529 South Park Circle#330	RECI	EIVE
		Orlando, FL 32819		15/23
	d due upon receipt	CERT R	ESELLER TOTAL	3484.25
	License B1000018		TAX EXEMPT	
Investiga	ation #A1000018			3484.25



# S.A.I.

# Security And Investigations, Inc.

5764 N Orange Blossom Trail Ste #142 Orlando Florida 32810 321-960-6672

# Invoice #UPDT1428

Date May 12, 2023

Town of Kindred CDD c/o Rizzetta & Company 3434 Colwell Ave. Ste 200 Tampa, FL 33614

**DUE DATE** Upon Receipt

HOURS	ITEM	DESCRIPTION	RATE	AMOUNT
69.25	Patrol Services	Provide Uniformed Professional Presence	\$19.25	\$1,333.06
07.20	1 46101 001 11000	Fri 4/14/23 - Thurs 4/20/23	Ψ17.23	Ψ1,555.00
	4/14/2023	11:30am – 7:30pm Saint Flina 8hrs		
	, ,	12:00pm – 3:00pm Sup Guilbeau 3hrs		
		3:00pm – 7:30pm Jaylin 4.5hrs		
	4/15/2023	11:30am – 7:30pm Saint Flina 8hrs		
		12:15pm – 7:00pm Jaylin 6.75hrs		
	4/16/2023	12:00pm - 8pm Allsop 8hrs		
	4/17/2023	12:30pm – 3:30pm Sup Guilbeau 3hrs		
		3:00pm – 7:00pm Jaylin 4hrs		
	4/18/2023	11:30am – 7:30pm Sylver 8hrs		
	4/19/2023	11:30am – 7:30pm Sylver 8hrs		
	4/20/2023	11:30am – 7:30pm Sylver 8hrs		
85.67	Patrol Services	Provide Uniformed Professional Presence	\$19.25	\$1,649.15
03.07	1 46101 001 11000	Fri 4/21/23 - Thurs 4/27/23	Ψ17.23	Ψ1,017.13
	4/21/2023	11:30am – 7:30pm Saint Flina 8hrs		
	4/22/2023	11:30am – 7:30pm Saint Flina 8hrs		
	, ,	1:20pm – 7:00pm Jaylin 5.67hrs		
	4/23/2023	11:00am – 7:00pm Saint Flina 8hrs		
		11:30am – 7:30pm Sylver 8hrs		
	4/24/2023	11:30am – 7:30pm Moise 8hrs		
	4/25/2023	11:30am – 7:30pm Saint Flina 8hrs		
		11:30am – 7:30pm Sylver 8hrs		
	4/26/2023	11:30am – 7:30pm Sylver 8hrs		
	4/27/2023	11:30am – 7:30pm Saint Flina 8hrs		
		11:30am – 7:30pm Sylver 8hrs		
		8529 South Park Circle#330	DEC	EIVE
		Orlando, FL 32819	1 05/	15/23
Paymeno	d due upon receipt	<u>'</u>	RESELLER TOTAL	2982.21
	License B1000018		TAX EXEMPT	
Investigation #A1000018				2982.21



TOWN OF KINDRED CDD 1450 DIAMOND LOOP DR BLDG CBHS KISSIMMEE, FL 34744 Invoice Number:

168536301042123

Account Number: Invoice Date:

HOW TO CONTACT US

section for more information.

Due Date:

1-888-812-2591

168536301 04/21/23 AUTOPAY

For Sales, Support, or Billing questions, please contact us at:

Spectrum has an important message regarding upcoming changes to your account, please see the Billing Information

APR 2 7 2023

# **Summary** Services from 04/25/2023 through 05/24/2023 details on following pages

Previous Statement Balance	\$315.09
Payments	\$-315.09
04/06/2023	\$-315.09
Previous Statement Balance Subtotal	\$0.00
Adjustments	\$0.00
Prorated Charges	\$0.00
Recurring Charges	\$292.89
One Time Charges	\$0.00
Taxes, Fees & Surcharges	\$22.20
Current Charges Subtotal	\$315.09
BALANCE DUE	\$315.09

ACH/Wire Transfers:

**PAYMENT OPTIONS** 

Charter Communications

Pittsburgh PA 15251-2085

Checks:

Box 223085

Bank Name: Mellon Bank ABA Number: 043000261

Account Name: Charter Communications

Account Number: 0001215564
Email remit information to:
DL-CASHMGMT-FL@CHARTER.COM

Credit Cards:

http://enterprise.spectrum.com/billpay

This account has been set up as AutoPay, please do not submit a payment.

Thank you for choosing Spectrum Enterprise. We value you as our client and appreciate your prompt payment.

**Note**: Payments made after 04/11/2023 may not be reflected in the Payments section of this statement. They will appear on the following month's statement.

Please detach and enclose this coupon with your payment.

# Spectrum ENTERPRISE

1900 BLUE CREST LN SAN ANTONIO, TX 78247 6810 0225 NO RP 21 04212023 NNNNNNNN 01 008908 0019

TOWN OF KINDRED CDD C/O RIZZETTA & COMPAN, INC 3434 COLWELL AVE STE 200 TAMPA FL 33614-8390

րըըթուվ#Ովիլիդերրով<u>#</u>րկրեգիկՈՍ#|գիլՈւկիովբվոկըու

### ACCOUNT NUMBER 168536301

DUE DATE	 AUTOPAY
PREVIOUS BALANCE SUBTOTAL	 \$0.00
CURRENT CHARGES SUBTOTAL	\$315.09
BALANCE DUE	\$315.09
AMOUNT PAID	\$

CHARTER COMMUNICATIONS BOX 223085 PITTSBURGH, PA 15251-2085

իկինդկրեգմիի իննակորկցիցիի ինկինոնիշ



Page 2 of 2 Invoice Number: Account Number: Invoice Date: Due Date TOWN OF KINDRED CDD 168536301042123 168536301 04/21/23 ALITOPAY



Contact Us at 1-888-812-2591

6810 0225 NO RP 21 04212023 NNNNNNNN 01 008908 0019

Charge Details	
Previous Statement Balance	\$315.09
Payments	\$-315.09
04/06/2023	\$-315.09
Previous Statement Balance Subtotal	\$0.00
Adjustments	\$0.00
Prorated Charges	\$0.00
Recurring Charges	\$292.89
Digital Receiver 5 @ \$10.99	\$54.95
Spectrum Business TV	\$39.99
Business TV Discount	\$-5.00
5 Static IP Addresses	\$24.99
Business Wifi	\$7.99
Spectrum Business Internet	\$119.99
Spectrum Internet Bundle Discount	\$-30.00
First Directory Listing	\$0.00
Spectrum Business Voice 2 @ \$49.99	\$99.98
Voice Discount 2 @ (\$10.00)	\$-20.00
One Time Charges	\$0.00
Taxes, Fees & Surcharges	\$22.20
Broadcast TV Surcharge	\$22.20
Current Charges Subtotal	\$315.09

# **Billing Information**

**BALANCE DUE** 

Late Fee: You may be assessed a late fee for any amounts which are not paid when due. The late fee shall be the lesser of one and one-half percent (1.5%) per month or the highest rate chargeable by law.

\$315.09

Taxes and Fees: Effective April 1, 2023 the Federal Universal Service Fund decreased to 29%.

The following taxes, fees and surcharges are included in the price of the applicable services: Florida Local CST \$4.16, Federal USF \$4.04, Florida State CST \$3.40, Florida CST \$1.74, E911 Fee \$0.80, TRS Surcharge \$0.20, Sales Tax \$0.07

#### IMPORTANT BILL STATEMENT INFORMATION:

We are pleased to announce the Circuit ID(s) on your invoice for all applicable services is now included. A Circuit ID is the unique identifier that we assign to your connections for your enterprise services.

Adding this to your billing statement makes it easier for you to receive support for your services and to match your billing charges to the services we provide.

We hope you find this information useful as we strive to improve your support experience. If you are receiving Circuit ID information already, note that it may have moved to a different location on the invoice

There will be no impact to your service or rates.

Spectrum Voice Provider - Spectrum Advanced Services, LLC

**IMPORTANT BILLING NOTICE:** To ensure Spectrum Enterprise continues to provide your organization with faster internet speeds, enhanced TV programming and an exceptional client experience, some products and services will undergo a pricing adjustment this year.

The promotional rate for one or more of your Spectrum Enterprise services has concluded. Effective with your next billing statement, or if applicable, upon the expiration of your promotional rate (whichever occurs later), pricing for the below service will be adjusted to the standard rate as follows:

- Spectrum Business TV \$39.99



Down to Earth Landscape & Irrigation 2701 Maitland Center Pkwy. Suite 200 Maitland FL 32751 (321) 263-2700 Ext 3333



August 2022 INV133653

#### Customer

Town of Kindred CDD Rizzetta & Company 3434 Colwell Avenue, Suite 200 Tampa FL 33614 cddinvoice@rizzetta.com (407) 472-2471

Project/Job	Invoice Date	Due Date	Terms	PO#
Phase 2B Request to mow pond - Estimate 34671	8/24/2022	9/23/2022	Net 30	

Item Qty Rate Amount

#### Scope of Work

Per conference call on 7/21/22, Down To Earth will mow the pond and perimeter and bill the CDD.

The attorneys for the CDD are working on the legalities and the CDD may request us to charge a percent to another vendor. Sunscape agreed the pond isn't ready for turnover, however the CDD asked Down To Earth to maintain the pond area on a regular basis.

This cost will be reoccurring, until the pond is graded/sodded to an acceptable level

Mowing			
Fuel Surcharge (details at dtelandscape.com/fuel) - Each	1	\$168.00	\$168.00
Mowing of Phase 2b and perimeter - Each	1	\$2,800.00	\$2,800.00
	*	Sub Total	\$2,968.00

\$2,968.00	Subtotal
\$0.00	Payments/Credits
\$2,968.00	Balance Due



Payment terms are net 30 days, with late payments subject to a 18% per annum interest rate applied daily on the overdue balance. A processing fee of 2.75% will be added to all credit card payments.

# **Invoice**



735 PRIMERA BOULEVARD, SUITE 145 • LAKE MARY, FLORIDA 32746

Date	Invoice #	
5/1/2023	11391	

_			$\sim$
7	ı	ı	10

Town of Kindred Community Development District I c/o Rizzetta & Company 3434 Colwell Avenue, Suite 200 Tampa, FL 33614

P.O. No.	Due Date	
May	5/31/2023	

Quantity	Description	Rate	Amount
1	Landscape Management Services for the month of May, 2023	1,500.00	1,500.00
			RECEIVED 05/16/23
		Total	\$1,500.00

# **Invoice**



735 PRIMERA BOULEVARD, SUITE 145 • LAKE MARY, FLORIDA 32746

Date	Invoice #	
5/1/2023	11391	

_			$\sim$
7	ı	ı	10

Town of Kindred Community Development District I c/o Rizzetta & Company 3434 Colwell Avenue, Suite 200 Tampa, FL 33614

P.O. No.	Due Date	
May	5/31/2023	

Quantity	Description	Rate	Amount
1	Landscape Management Services for the month of May, 2023	1,500.00	1,500.00
			DECELVED
			<b>RECEIVE</b> 05/01/23
		Γotal	\$1,500.00



TOWN OF KINDRED COMMUNITY **DEVELOPMENT DISTRICT** 

Service Address: 1700 BLOCK EVEN COPINGER TERRACE Account Number: Past Due Amount: Current Charges: **Total Amount Due:**  002604313-033284889 \$0.00

\$129.91

\$129.91

#### Bringing you life's most precious resource

Customer Service: (8am - 5pm) 407-944-5000

Meter	Number Previous Meter Reading		Current Mete	Water		
Number Days	Date	Reading	Date	Reading	Usage	
16006572	31	03/01/2023	2062	04/01/2023	2106	44

Previous Balance \$171.73 Payment(s) Received \$-171.73 **Balance Forward** \$0.00

**Current Transaction(s)** Reclaimed Base Charge

\$21.67 Reclaimed Usage \$108.24 **Current Transaction Total** \$129.91

**Total Amount Due** \$129.91





Please return this portion with your payment - Do not send cash through the mail



Toho Water Authority P.O. Box 30527 Tampa, Florida 33630-3527 www.tohowater.com

Bringing you life's most precious resource

Past due balances are subject to immediate interruption of service

	Book Dura		Current Charges		
Account Number	Past Due Due Now	Amount Due by 04/28/23	Late Charge after 04/28/23	Amount Due	
002604313-033284889	\$0.00	\$129.91	\$6.50	\$129.91	

Please Remit to

**Toho Water Authority** P. O. Box 30527 Tampa, Florida 33630-3527





# Town of Kindred CDD Toho Water Summary II Irrigation 03/23 Dated: 04/03/23 For: 03/02/23 - 04/02/23 Due: 05/02/23

Account	Location	Service Address	Code		<u>Amount</u>
				_	
002604313-001297440	IRRIGATION - Water	1300 A Cross-Prairie Parkway Blk Odd	001-53600 4302	\$	21.67
002604313-001297450	IRRIGATION - Water	1300 B Cross-Prairie Parkway Blk Odd	001-53600 4302	\$	737.31
002604313-001297460	IRRIGATION - Water	1400 Silverado Flats St-Blk Even	001-53600 4302	\$	757.21
002604313-001297470	IRRIGATION - Water	1900 A Shiloh Brook St-Blk Even	001-53600 4302	\$	394.94
002604313-001297480	IRRIGATION - Water	1900 B Shiloh Brook St-Blk Even	001-53600 4302	\$	909.67
002604313-001297490	IRRIGATION - Water	1900 Shiloh Brook St Blk Even	001-53600 4302	\$	12.28
002604313-001297500	IRRIGATION - Water	1900 Red Canyon Dr B-Blk Even	001-53600 4302	\$	977.56
002604313-001297510	IRRIGATION - Water	1900 Partin Terrace Rd Block Odd	001-53600 4302	\$	24.88
002604313-033087499	IRRIGATION - Water	1450 Diamond Loop Drive	001-53600 4302	\$	354.65
002604313-033087509	IRRIGATION - POOL	1450 Diamond Loop Drive	001-53600 4302	\$	76.54
002604313-033097139	IRRIGATION - Water	1800 Partin Terrance Even Rd.	001-53600 4302	\$	466.93
002604313-033101209	IRRIGATION - Water	1800 Partin Terrance Odd Rd. Track G	001-53600 4302	\$	7.98
002604313-033101219	IRRIGATION - Water	1800 Partin Terrance Even Rd. Track B	001-53600 4302	\$	7.98
002604313-033149269	IRRIGATION - Water	1400 Taos Ave. Odd	001-53600 4302	\$	661.07
002604313-033153399	IRRIGATION - Water	1700 Brockridge Block Odd Rd. Fountain	001-53600 4302	\$	492.17
002604313-033169939	IRRIGATION - Water	1400 Pueblo Lane Even Block	001-53600 4302	\$	6.54
002604313-033149279	IRRIGATION - Water	1800 Red Canyon Dr. Even	001-53600 4302	\$	6.54
002604313-033282999	IRRIGATION - Water	1700 Block Even Red Canyon Dr	001-53600 4302	\$	743.57
002640313-033284909	IRRIGATION - Water	1400 Block Even Riverboat Dr	001-53600 4302	\$	21.67
	Water-Sewer Con	nbination Services-Utility Services	001 53600-4301	\$	6,681.16

Matches amount on bank statement



Bringing you life's most precious resource

Customer Service: (8am - 5pm) 407-944-5000

Toho Water Authority P.O. Box 30527 Tampa, Florida 33630-3527 www.tohowater.com

TOWN OF KINDRED COMMUNITY **DEVELOPMENT DISTRICT** 

Account Number: Past Due Amount: **Current Charges:** 

002604313-001297440

\$0.00 \$21.67

\$21.67

Service Address:

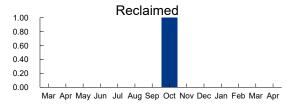
1300 A CROSS PRAIRIE PARKWAY BLK ODD Total Amount Due:

Meter	Number	Previous Mete	er Reading	Current Mete	er Reading	Water
Number	Number of Days	Date	Reading	Date	Reading	Usage
79742175	31	03/03/2023	11980	04/03/2023	11980	0

Previous Balance \$21.67 Payment(s) Received \$-21.67 **Balance Forward** \$0.00

**Current Transaction(s)** Reclaimed Base Charge \$21.67 **Current Transaction Total** \$21.67

**Total Amount Due** \$21.67



Please return this portion with your payment - Do not send cash through the mail



Toho Water Authority P.O. Box 30527 Tampa, Florida 33630-3527 www.tohowater.com

Bringing you life's most precious resource

Past due balances are subject to immediate interruption of service

	Account Number Cost Due		Current Charges		
Account Number	Past Due Due Now	Amount Due by 05/02/23	Late Charge after 05/02/23	Amount Due	
002604313-001297440	\$0.00	\$21.67	\$5.00	\$21.67	

Please Remit to

**Toho Water Authority** P. O. Box 30527 Tampa, Florida 33630-3527







TOWN OF KINDRED COMMUNITY DEVELOPMENT DISTRICT

Service Address:
1300 B CROSS PRAIRIE PARKWAY BLK ODD
Current Charges:
Total Amount Due:

Account Number:
Past Due Amount:
Current Charges:

002604313-001297450 \$0.00 \$737.31

\$737.31

Bringing you life's most precious resource

Customer Service: (8am - 5pm) 407-944-5000

Meter	Number Previous Meter Reading		Current Mete	Water		
Number	Number of Days	Date	Reading	Date	Reading	Usage
79742179	31	03/03/2023	16803	04/03/2023	17009	206

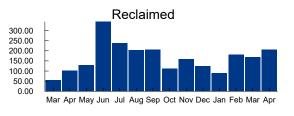
Previous Balance \$535.00
Payment(s) Received \$-535.00
Balance Forward \$0.00

Current Transaction(s)

Reclaimed Base Charge \$21.67
Reclaimed Usage \$715.64

Current Transaction Total \$737.31

Total Amount Due \$737.31



Please return this portion with your payment – Do not send cash through the mail



Toho Water Authority
P.O. Box 30527
Tampa, Florida 33630-3527
www.tohowater.com

Bringing you life's most precious resource

Past due balances are subject to immediate interruption of service

		Current	Charges	Total
Account Number	Past Due Due Now	Amount Due by 05/02/23	Late Charge after 05/02/23	Amount Due
002604313-001297450	\$0.00	\$737.31	\$36.87	\$737.31

**Please Remit to** 

Toho Water Authority
P. O. Box 30527
Tampa, Florida 33630-3527









TOWN OF KINDRED COMMUNITY DEVELOPMENT DISTRICT

Service Address: 1400 SILVERADO FLATS ST BLK EVEN Account Number: Past Due Amount: Current Charges: Total Amount Due:

002604313-001297460 \$0.00

\$0.00 \$757.21 \$757.21

#### Bringing you life's most precious resource

Customer Service: (8am - 5pm) 407-944-5000

Meter	Number	Previous Mete	er Reading	Current Mete	er Reading	Water
Number	Number of Days	Date	Reading	Date	Reading	Usage
80316764	31	03/03/2023	31453	04/03/2023	31752	299

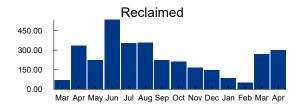
Previous Balance \$680.95
Payment(s) Received \$-680.95
Balance Forward \$0.00

Current Transaction(s)

Reclaimed Base Charge \$21.67
Reclaimed Usage \$735.54

Current Transaction Total \$757.21

Total Amount Due \$757.21



Please return this portion with your payment - Do not send cash through the mail



Toho Water Authority
P.O. Box 30527
Tampa, Florida 33630-3527
www.tohowater.com

Bringing you life's most precious resource

Past due balances are subject to immediate interruption of service

Assessment Normalism Control Days		Current	Total	
Account Number	Past Due Due Now	Amount Due by 05/02/23	Late Charge after 05/02/23	Amount Due
002604313-001297460	\$0.00	\$757.21	\$37.86	\$757.21

**Please Remit to** 

Toho Water Authority
P. O. Box 30527
Tampa, Florida 33630-3527







orida 33630-3527 Service Address: 1900 A SHILOH BROOK ST BLK EVEN

TOWN OF KINDRED COMMUNITY DEVELOPMENT DISTRICT Pa

Account Number: Past Due Amount: Current Charges: Total Amount Due: 002604313-001297470

\$0.00 \$394.94

\$394.94 \$394.94

Bringing you life's most precious resource

Customer Service: (8am - 5pm) 407-944-5000

Meter	Number	Previous Mete	r Reading	Current Mete	er Reading	Water
Number	of Days	Date	Reading	Date	Reading	Usage
80316768	31	03/03/2023	26550	04/03/2023	26687	137

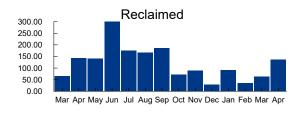
Previous Balance \$176.65
Payment(s) Received \$-176.65
Balance Forward \$0.00

Current Transaction(s)

Reclaimed Base Charge \$21.67
Reclaimed Usage \$373.27

Current Transaction Total \$394.94

Total Amount Due \$394.94



Please return this portion with your payment - Do not send cash through the mail



Toho Water Authority
P.O. Box 30527
Tampa, Florida 33630-3527
www.tohowater.com

Bringing you life's most precious resource

Past due balances are subject to immediate interruption of service

		Current	Total	
Account Number	Past Due Due Now	Amount Due by 05/02/23	Late Charge after 05/02/23	Amount Due
002604313-001297470	\$0.00	\$394.94	\$19.75	\$394.94

**Please Remit to** 

Toho Water Authority
P. O. Box 30527
Tampa, Florida 33630-3527







Bringing you life's most precious resource Customer Service: (8am - 5pm) 407-944-5000

TOWN OF KINDRED COMMUNITY DEVELOPMENT DISTRICT

Service Address: 1900 B SHILOH BROOK ST BLK EVEN

Account Number: Past Due Amount: **Current Charges: Total Amount Due:**  002604313-001297480 \$0.00 \$909.67

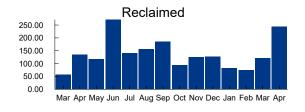
\$909.67

	Meter Number	Number	Previous Mete	er Reading	Current Mete	er Reading	Water
		ber Days	Date	Reading	Date	Reading	Usage
	80316770	31	03/03/2023	19953	04/03/2023	20198	245

\$335.28 **Previous Balance** \$-335.28 Payment(s) Received **Balance Forward** \$0.00

**Current Transaction(s)** Reclaimed Base Charge \$21.67 Reclaimed Usage \$888.00 **Current Transaction Total** \$909.67

**Total Amount Due** \$909.67



Please return this portion with your payment - Do not send cash through the mail



Toho Water Authority P.O. Box 30527 Tampa, Florida 33630-3527 www.tohowater.com

Bringing you life's most precious resource

Past due balances are subject to immediate interruption of service

		Current	Total	
Account Number	Past Due Due Now	Amount Due by 05/02/23	Late Charge after 05/02/23	Amount Due
002604313-001297480	\$0.00	\$909.67	\$45.48	\$909.67

Please Remit to

**Toho Water Authority** P. O. Box 30527 Tampa, Florida 33630-3527



TOWN OF KINDRED COMMUNITY DEVELOPMENT DISTRICT C/O RIZZETTA & COMPANY 8529 SOUTHPARK CIR STE 330 ORLANDO, FL 32819-9064



5741



TOWN OF KINDRED COMMUNITY DEVELOPMENT DISTRICT

Service Address: 1900 SHILOH BROOK ST BLK EVEN Account Number: 002604313-001297490
Past Due Amount: \$0.00
Current Charges: \$12.28
Total Amount Due: \$12.28

Bringing you life's most precious resource

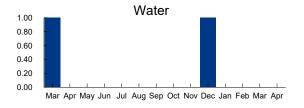
Customer Service: (8am - 5pm) 407-944-5000

Meter	Meter Number of Days	Previous Meter Reading		Current Mete	Water	
Number		Date	Reading	Date	Reading	Usage
15019376	31	03/03/2023	4	04/03/2023	4	0

Previous Balance \$12.28 Payment(s) Received \$-12.28 Balance Forward \$0.00

Current Transaction(s)
Water Base Charge \$12.28
Current Transaction Total \$12.28

Total Amount Due \$12.28



Please return this portion with your payment - Do not send cash through the mail



Toho Water Authority
P.O. Box 30527
Tampa, Florida 33630-3527
www.tohowater.com

Bringing you life's most precious resource

Past due balances are subject to immediate interruption of service

	Account Number Dect Due		Current Charges		
Account Number	Past Due Due Now	Amount Due by 05/02/23	Late Charge after 05/02/23	Amount Due	
002604313-001297490	\$0.00	\$12.28	\$5.00	\$12.28	

**Please Remit to** 

Toho Water Authority
P. O. Box 30527
Tampa, Florida 33630-3527







TOWN OF KINDRED COMMUNITY **DEVELOPMENT DISTRICT** 

Service Address: 1900 RED CANYON DRIVE RCLM MTR Account Number: Past Due Amount: **Current Charges: Total Amount Due:**  002604313-001297500 \$0.00

\$977.56

\$977.56

Bringing you life's most precious resource

Customer Service: (8am - 5pm) 407-944-5000

Meter	Number	Previous Meter Reading		Current Mete	Water	
Number	of Days	Date	Reading	Date	Reading	Usage
80316769	31	03/03/2023	37721	04/03/2023	37951	230

Previous Balance \$871.36 Payment(s) Received \$-871.36 **Balance Forward** \$0.00

**Current Transaction(s)** Reclaimed Base Charge \$21.67 Reclaimed Usage \$955.89 **Current Transaction Total** \$977.56

**Total Amount Due** \$977.56



Please return this portion with your payment - Do not send cash through the mail



Toho Water Authority P.O. Box 30527 Tampa, Florida 33630-3527 www.tohowater.com

Bringing you life's most precious resource

Past due balances are subject to immediate interruption of service

	Securit Number Deck Due		Current Charges		
Account Number	Past Due Due Now	Amount Due by 05/02/23	Late Charge after 05/02/23	Amount Due	
002604313-001297500	\$0.00	\$977.56	\$48.88	\$977.56	

Please Remit to

**Toho Water Authority** P. O. Box 30527 Tampa, Florida 33630-3527







TOWN OF KINDRED COMMUNITY **DEVELOPMENT DISTRICT** 

Service Address: 1900 PARTIN TERRACE ROAD BLK ODD Account Number: Past Due Amount: **Current Charges: Total Amount Due:** 

002604313-001297510 \$0.00 \$24.88

\$24.88

#### Bringing you life's most precious resource

Customer Service: (8am - 5pm) 407-944-5000

Meter Number of		Previous Meter Reading		Current Meter Reading		Water	
Number	Days	Date	Reading	Date	Reading	Usage	
16001723	31	03/03/2023	448	04/03/2023	454	6	
Des	dava Dale		-	-	<b>#04.00</b>		

Balance Forward	\$0.00
Payment(s) Received	\$-24.88
Previous Balance	\$24.88

#### **Current Transaction(s)** Water Base Charge \$12.28 Water Usage \$12.60 **Current Transaction Total** \$24.88

**Total Amount Due** \$24.88



Please return this portion with your payment - Do not send cash through the mail



Toho Water Authority P.O. Box 30527 Tampa, Florida 33630-3527 www.tohowater.com

Bringing you life's most precious resource

Past due balances are subject to immediate interruption of service

		Current	Charges	Total
Account Number	Past Due Due Now	Amount Due by 05/02/23	Late Charge after 05/02/23	Amount Due
002604313-001297510	\$0.00	\$24.88	\$5.00	\$24.88

Please Remit to

**Toho Water Authority** P. O. Box 30527 Tampa, Florida 33630-3527







**DEVELOPMENT DISTRICT** 

TOWN OF KINDRED COMMUNITY

Previous Balance

Service Address: 1450 DIAMOND LOOP DRIVE Account Number: Past Due Amount: **Current Charges:** 

002604313-033087499

\$0.00 \$354.65 **Total Amount Due:** \$354.65

\$363.79

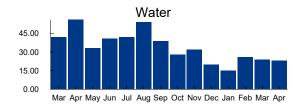
#### Bringing you life's most precious resource

Customer Service: (8am - 5pm) 407-944-5000

Meter	Number of	Previous Meter Reading		Current Mete	Water	
Number	Days	Date	Reading	Date	Reading	Usage
16001745	31	03/03/2023	2015	04/03/2023	2038	23

Payment(s) Received	\$-363.79
Balance Forward	\$0.00
Current Transaction(s)	
Water Base Charge	\$33.34
Water Usage	\$48.30
Wastewater Base Charge	\$111.09
Wastewater Usage	\$161.92
<b>Current Transaction Total</b>	\$354.65

**Total Amount Due** \$354.65



Please return this portion with your payment – Do not send cash through the mail



Toho Water Authority P.O. Box 30527 Tampa, Florida 33630-3527 www.tohowater.com

Bringing you life's most precious resource

Past due balances are subject to immediate interruption of service

		Current	Charges	Total	
Account Number	Past Due Due Now	Amount Due by 05/02/23	Late Charge after 05/02/23	Amount Due	
002604313-033087499	\$0.00	\$354.65	\$17.73	\$354.65	1

Please Remit to

**Toho Water Authority** P. O. Box 30527 Tampa, Florida 33630-3527







TOWN OF KINDRED COMMUNITY **DEVELOPMENT DISTRICT** 

Service Address: 1450 DIAMOND LOOP DRIVE POOL Account Number: Past Due Amount: **Current Charges: Total Amount Due:** 

002604313-033087509 \$0.00 \$76.54

\$76.54

Bringing you life's most precious resource

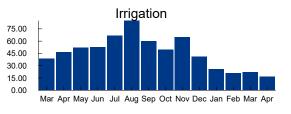
Customer Service: (8am - 5pm) 407-944-5000

Meter	Number	Previous Mete	er Reading	Current Mete	er Reading	Water
Number	Days	Date	Reading	Date	Reading	Usage
17005488	31	03/03/2023	3504	04/03/2023	3521	17
	-					-

Previous Balance \$95.44 \$-95.44 Payment(s) Received **Balance Forward** \$0.00

**Current Transaction(s)** Irrigation Base Charge \$12.28 Irrigation Usage \$64.26 **Current Transaction Total** \$76.54

**Total Amount Due** \$76.54



Please return this portion with your payment - Do not send cash through the mail



Toho Water Authority P.O. Box 30527 Tampa, Florida 33630-3527 www.tohowater.com

Bringing you life's most precious resource

Past due balances are subject to immediate interruption of service

		Current	Charges	Total
Account Number	Past Due Due Now	Amount Due by 05/02/23	Late Charge after 05/02/23	Amount Due
002604313-033087509	\$0.00	\$76.54	\$5.00	\$76.54

Please Remit to

**Toho Water Authority** P. O. Box 30527 Tampa, Florida 33630-3527







**DEVELOPMENT DISTRICT** 

TOWN OF KINDRED COMMUNITY

Service Address: 1800 PARTIN TERRACE EVEN ROAD

**Current Transaction Total** 

Account Number: Past Due Amount: **Current Charges: Total Amount Due:**  002604313-033097139 \$0.00

\$466.93

\$466.93 \$466.93

Bringing you life's most precious resource

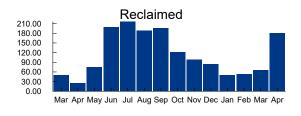
Customer Service: (8am - 5pm) 407-944-5000

Meter	Number of	Previous Meter Reading		Current Mete	Water	
Number	Days	Date	Reading	Date	Reading	Usage
17006513	31	03/03/2023	12219	04/03/2023	12400	181

Previous Balance \$184.03 \$-184.03 Payment(s) Received **Balance Forward** \$0.00

**Current Transaction(s)** Reclaimed Base Charge \$21.67 Reclaimed Usage \$445.26

**Total Amount Due** \$466.93



Please return this portion with your payment - Do not send cash through the mail



Toho Water Authority P.O. Box 30527 Tampa, Florida 33630-3527 www.tohowater.com

Bringing you life's most precious resource

Past due balances are subject to immediate interruption of service

		Current	Charges	Total	
Account Number	Past Due Due Now	Amount Due by 05/02/23	Late Charge after 05/02/23	Amount Due	
002604313-033097139	\$0.00	\$466.93	\$23.35	\$466.93	

Please Remit to

**Toho Water Authority** P. O. Box 30527 Tampa, Florida 33630-3527









#### TOWN OF KINDRED COMMUNITY **DEVELOPMENT DISTRICT**

Service Address 1800 PARTIN TERRACE EVEN ROAD TRACT B Account Number: 002604313-033101219 Past Due Amount: **Current Charges: Total Amount Due:** 

\$0.00

\$7.98

\$7.98

#### Bringing you life's most precious resource

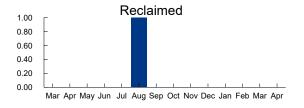
Customer Service: (8am - 5pm) 407-944-5000

М	eter	Number of	Previous Mete	er Reading	Current Mete	er Reading	Water
Nui	mber	Days	Date	Reading	Date	Reading	Usage
1700	08597	31	03/03/2023	2	04/03/2023	2	0

Previous Balance \$7.98 \$-7.98 Payment(s) Received **Balance Forward** \$0.00

**Current Transaction(s)** Reclaimed Base Charge \$7.98 **Current Transaction Total** \$7.98

**Total Amount Due** \$7.98



Please return this portion with your payment - Do not send cash through the mail



Toho Water Authority P.O. Box 30527 Tampa, Florida 33630-3527 www.tohowater.com

Bringing you life's most precious resource

Past due balances are subject to immediate interruption of service

		Current	Charges	Total
Account Number	Past Due Due Now	Amount Due by 05/02/23	Late Charge after 05/02/23	Amount Due
002604313-033101219	\$0.00	\$7.98	\$5.00	\$7.98

Please Remit to

**Toho Water Authority** P. O. Box 30527 Tampa, Florida 33630-3527







Authority DEVELOPMENT DISTRICT
527

Service Address: 1400 TAOS AVENUE ODD

TOWN OF KINDRED COMMUNITY

Account Number: Past Due Amount: Current Charges: Total Amount Due: 002604313-033149269 \$0.00

\$661.07

\$661.07

Bringing you life's most precious resource

Customer Service: (8am - 5pm) 407-944-5000

Meter	Number of	Previous Meter Reading		Current Mete	Water	
Number	Days	Date	Reading	Date	Reading	Usage
18008540	31	03/03/2023	4384	04/03/2023	4566	182

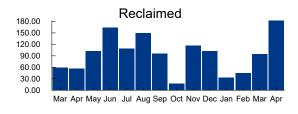
Previous Balance \$277.12 Payment(s) Received \$-277.12 Balance Forward \$0.00

Current Transaction(s)

Reclaimed Base Charge \$21.67
Reclaimed Usage \$639.40

Current Transaction Total \$661.07

Total Amount Due \$661.07



Please return this portion with your payment - Do not send cash through the mail



Toho Water Authority
P.O. Box 30527
Tampa, Florida 33630-3527
www.tohowater.com

Bringing you life's most precious resource

Past due balances are subject to immediate interruption of service

		Current	Charges	Total	
Account Number	Past Due Due Now	Amount Due by 05/02/23	Late Charge after 05/02/23	Amount Due	
002604313-033149269	\$0.00	\$661.07	\$33.05	\$661.07	

**Please Remit to** 

Toho Water Authority
P. O. Box 30527
Tampa, Florida 33630-3527







TOWN OF KINDRED COMMUNITY **DEVELOPMENT DISTRICT** 

Service Address: 1800 RED CANYON DRIVE Account Number: Past Due Amount: Current Charges: **Total Amount Due:**  002604313-033149279 \$0.00

\$492.17

\$492.17

Bringing you life's most precious resource

Customer Service: (8am - 5pm) 407-944-5000

Meter	Number of	Previous Meter Reading		Current Mete	Water	
Number	Days	Date	Reading	Date	Reading	Usage
18006896	31	03/03/2023	12088	04/03/2023	12238	150

Previous Balance \$897.07 Payment(s) Received \$-897.07 **Balance Forward** \$0.00

**Current Transaction(s)** Reclaimed Base Charge

\$21.67 Reclaimed Usage \$470.50 **Current Transaction Total** \$492.17

**Total Amount Due** \$492.17



Please return this portion with your payment - Do not send cash through the mail



Toho Water Authority P.O. Box 30527 Tampa, Florida 33630-3527 www.tohowater.com

Bringing you life's most precious resource

Past due balances are subject to immediate interruption of service

		Current	Charges	Total
Account Number	Past Due Due Now	Amount Due by 05/02/23	Late Charge after 05/02/23	Amount Due
002604313-033149279	\$0.00	\$492.17	\$24.61	\$492.17

Please Remit to

**Toho Water Authority** P. O. Box 30527 Tampa, Florida 33630-3527



TOWN OF KINDRED COMMUNITY DEVELOPMENT DISTRICT C/O RIZZETTA & COMPANY 8529 SOUTHPARK CIR STE 330 ORLANDO, FL 32819-9064



3038



Bringing you life's most precious resource

Customer Service: (8am - 5pm) 407-944-5000

Toho Water Authority P.O. Box 30527 Tampa, Florida 33630-3527 www.tohowater.com

Service Address:

**DEVELOPMENT DISTRICT** 

TOWN OF KINDRED COMMUNITY

Account Number: Past Due Amount: **Current Charges: Total Amount Due:**  002604313-033153399

\$0.00 \$6.54

\$6.54

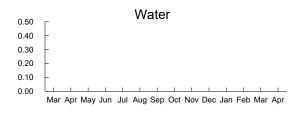
1700 BROCKRIDGE ROAD FOUNTAIN

Meter	Number of	Previous Mete	er Reading	Current Mete	er Reading	Water
Number	Days	Date	Reading	Date	Reading	Usage
18007704	31	03/03/2023	0	04/03/2023	0	0

\$6.54 Previous Balance \$-6.54 Payment(s) Received **Balance Forward** \$0.00

**Current Transaction(s)** Water Base Charge \$6.54 **Current Transaction Total** \$6.54

**Total Amount Due** \$6.54



Please return this portion with your payment - Do not send cash through the mail



Toho Water Authority P.O. Box 30527 Tampa, Florida 33630-3527 www.tohowater.com

Bringing you life's most precious resource

Past due balances are subject to immediate interruption of service

		Current (	Charges	Total
Account Number	Past Due Due Now	Amount Due by 05/02/23	Late Charge after 05/02/23	Amount Due
002604313-033153399	\$0.00	\$6.54	\$5.00	\$6.54

Please Remit to

**Toho Water Authority** P. O. Box 30527 Tampa, Florida 33630-3527







TOWN OF KINDRED COMMUNITY DEVELOPMENT DISTRICT

Service Address: 1400 PUEBLO LANE EVEN BLOCK 

 Account Number:
 002604313-033169939

 Past Due Amount:
 \$0.00

 Current Charges:
 \$6.54

 Total Amount Due:
 \$6.54

Bringing	VOIL	life's	most	precious	recource
Dinigning	you	me 5	111036	precious	10300100

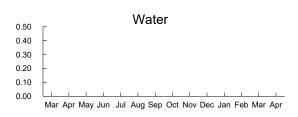
Customer Service: (8am - 5pm) 407-944-5000

Meter Number		Previous Mete	er Reading	Current Mete	Water	
Number	Days	Date	Reading	Date	Reading	Usage
18010740	31	03/03/2023	1	04/03/2023	1	0

Previous Balance \$6.54
Payment(s) Received \$-6.54
Balance Forward \$0.00

Current Transaction(s)
Water Base Charge \$6.54
Current Transaction Total \$6.54

Total Amount Due \$6.54



Please return this portion with your payment – Do not send cash through the mail



Toho Water Authority
P.O. Box 30527
Tampa, Florida 33630-3527
www.tohowater.com

Bringing you life's most precious resource

Past due balances are subject to immediate interruption of service

		Current	Charges	Total
Account Number	Past Due Due Now	Amount Due by 05/02/23	Late Charge after 05/02/23	Amount Due
002604313-033169939	\$0.00	\$6.54	\$5.00	\$6.54

**Please Remit to** 

Toho Water Authority
P. O. Box 30527
Tampa, Florida 33630-3527







TOWN OF KINDRED COMMUNITY DEVELOPMENT DISTRICT

Service Address: 1700 BLOCK EVEN RED CANYON DRIVE Account Number:
Past Due Amount:
Current Charges:
Total Amount Due:

002604313-033282999 \$0.00

\$743.57

\$743.57

Bringing you life's most precious resource

Customer Service: (8am - 5pm) 407-944-5000

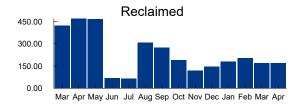
Meter	Number of	Previous Mete	er Reading	Current Mete	er Reading	Water
Number	Days	Date	Reading	Date	Reading	Usage
21008653	31	03/03/2023	1592	04/03/2023	1761	169

Previous Balance \$749.47 Payment(s) Received \$-749.47 Balance Forward \$0.00

Current Transaction(s)

Reclaimed Base Charge \$21.67 Reclaimed Usage \$721.90 Current Transaction Total \$743.57

Total Amount Due \$743.57



Please return this portion with your payment - Do not send cash through the mail



Toho Water Authority
P.O. Box 30527
Tampa, Florida 33630-3527
www.tohowater.com

Bringing you life's most precious resource

Past due balances are subject to immediate interruption of service

		Current	Charges	Total
Account Number	Past Due Due Now	Amount Due by 05/02/23	Late Charge after 05/02/23	Amount Due
002604313-033282999	\$0.00	\$743.57	\$37.18	\$743.57

**Please Remit to** 

Toho Water Authority
P. O. Box 30527
Tampa, Florida 33630-3527







TOWN OF KINDRED COMMUNITY DEVELOPMENT DISTRICT

Service Address: 1400 BLOCK EVEN RIVERBOAT DRIVE Account Number:
Past Due Amount:
Current Charges:
Total Amount Due:

002604313-033284909 \$0.00

\$21.67

\$21.67

Bringing you life's most precious resource

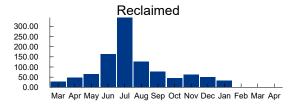
Customer Service: (8am - 5pm) 407-944-5000

Meter Number of		Previous Mete	r Reading	Current Mete	er Reading	Water
Number	Days	Date	Reading	Date	Reading	Usage
16006564	31	03/03/2023	1638	04/03/2023	1638	0

Previous Balance \$21.67 Payment(s) Received \$-21.67 Balance Forward \$0.00

Current Transaction(s)
Reclaimed Base Charge \$21.67
Current Transaction Total \$21.67

Total Amount Due \$21.67



Please return this portion with your payment – Do not send cash through the mail



Toho Water Authority
P.O. Box 30527
Tampa, Florida 33630-3527
www.tohowater.com

Bringing you life's most precious resource

Past due balances are subject to immediate interruption of service

		Current	Charges	Total
Account Number	Past Due Due Now	Amount Due by 05/02/23	Late Charge after 05/02/23	Amount Due
002604313-033284909	\$0.00	\$21.67	\$5.00	\$21.67

**Please Remit to** 

Toho Water Authority
P. O. Box 30527
Tampa, Florida 33630-3527





# Town of Kindred CDD Toho Water Summary I Irrigation 04/23 Dated: 04/19/23 For: 04/02/23 - 05/02/23 Due: 05/17/23

Account	<b>Location</b>	Service Address	<u>Code</u>	<u>Amount</u>
002604313-033033779	IRRIGATION - Water	1900 Block Even Red Canyon Drive	001 53600 4302	\$ 122.68
002604313-033087829	IRRIGATION - Water	1400 Diamond Loop Even Dr.	001-53600 4302	\$ 7.98
002604313-033097149	IRRIGATION - Water	1800 Hickory Bluff Even Rd	001-53600 4302	\$ 802.67
002604313-033102899	IRRIGATION - Water	1400 Diamond Loop Even Dr. Track B	001-53600 4302	\$ 2,738.79
002604313-033127809	IRRIGATION - Water	1700 Ranger Highlands Road Odd	001-53600 4302	\$ 1,959.06
002604313-033127829	IRRIGATION - Water	1700 Ranger Highlands Road Even	001-53600 4302	\$ 402.81
002604313-033153359	IRRIGATION - Water	1700 Ranger Highlands Block Odd Rd. Fount	001-53600 4302	\$ 6.54
002604313-033284889	IRRIGATION - Water	1700 Block Even Copinger Terrace	001-53600 4302	-
	Water-Sewer Combin	nation Services-Utility Services	001 53600-4301	\$ 6,040.53
			TOTAL	\$ 6,040.53

Matches amount on bank statement



TOWN OF KINDRED COMMUNITY DEVELOPMENT DISTRICT

Service Address: 1900 BLOCK EVEN RED CANYON DRIVE Account Number:
Past Due Amount:
Current Charges:

002604313-033033779 \$0.00

Current Charges: \$122.68
RED CANYON DRIVE Total Amount Due: \$122.68

#### Bringing you life's most precious resource

Customer Service: (8am - 5pm) 407-944-5000

Meter	Number	Previous Mete	er Reading	Current Mete	Water	
Number	Days	Date	Reading	Date	Reading	Usage
15011846	29	03/21/2023	1677	04/19/2023	1699	22
						-

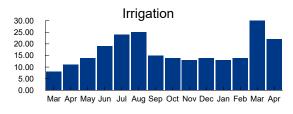
Balance Forward	\$0.00
Payment(s) Received	<b>\$-195.24</b>
Previous Balance	\$195.24

# Current Transaction(s)

Irrigation Base Charge \$6.54
Irrigation Usage \$116.14

Current Transaction Total \$122.68

Total Amount Due \$122.68



Please return this portion with your payment – Do not send cash through the mail



Toho Water Authority
P.O. Box 30527
Tampa, Florida 33630-3527
www.tohowater.com

Bringing you life's most precious resource

Past due balances are subject to immediate interruption of service

		Current Charges		Total Arnount Due	
Account Number	Number Past Due Amount Due by 05/17/23		Late Charge after 05/17/23		
002604313-033033779	\$0.00	\$122.68	\$6.13	\$122.68	

**Please Remit to** 

Toho Water Authority
P. O. Box 30527
Tampa, Florida 33630-3527







TOWN OF KINDRED COMMUNITY **DEVELOPMENT DISTRICT** 

Service Address: 1400 DIAMOND LOOP EVEN DRIVE Account Number: 002604313-033087829 Past Due Amount: **Current Charges: Total Amount Due:** 

\$0.00

\$7.98

\$7.98

## Bringing you life's most precious resource

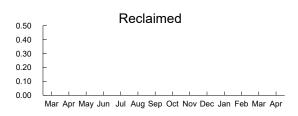
Customer Service: (8am - 5pm) 407-944-5000

Meter	Meter Number Previous Meter Reading		Current Meter Reading		Water	
Number Days	Date	Reading	Date	Reading	Usage	
16004487	30	03/23/2023	2	04/22/2023	2	0

Previous Balance \$7.98 \$-7.98 Payment(s) Received **Balance Forward** \$0.00

**Current Transaction(s)** Reclaimed Base Charge \$7.98 **Current Transaction Total** \$7.98

**Total Amount Due** \$7.98



Please return this portion with your payment - Do not send cash through the mail



Toho Water Authority P.O. Box 30527 Tampa, Florida 33630-3527 www.tohowater.com

Bringing you life's most precious resource

Past due balances are subject to immediate interruption of service

		Current Charges		Total	
Account Number	Due Now Amount Due by 05/18/23		Late Charge after 05/18/23	Amount Due	
002604313-033087829	\$0.00	\$7.98	\$5.00	\$7.98	

Please Remit to

**Toho Water Authority** P. O. Box 30527 Tampa, Florida 33630-3527







TOWN OF KINDRED COMMUNITY DEVELOPMENT DISTRICT

Service Address: 1800 HICKORY BLUFF EVEN ROAD Account Number: 002604
Past Due Amount:
Current Charges:
Total Amount Due:

002604313-033097149 \$0.00 \$802.67

\$802.67

#### Bringing you life's most precious resource

Customer Service: (8am - 5pm) 407-944-5000

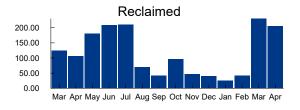
Meter	Number of	Previous Mete	er Reading	Current Mete	er Reading	Water
Number	Days	Date	Reading	Date	Reading	Usage
17006481	29	03/21/2023	7171	04/19/2023	7377	206

Previous Balance \$944.27 Payment(s) Received \$-944.27 Balance Forward \$0.00

Current Transaction(s)

Reclaimed Base Charge \$21.67 Reclaimed Usage \$781.00 Current Transaction Total \$802.67

Total Amount Due \$802.67



Please return this portion with your payment - Do not send cash through the mail



Toho Water Authority
P.O. Box 30527
Tampa, Florida 33630-3527
www.tohowater.com

Bringing you life's most precious resource

Past due balances are subject to immediate interruption of service

		Current	Charges	Total
Account Number	Past Due Due Now	Amount Due by 05/17/23	Late Charge after 05/17/23	Amount Due
002604313-033097149	\$0.00	\$802.67	\$40.13	\$802.67

**Please Remit to** 

Toho Water Authority
P. O. Box 30527
Tampa, Florida 33630-3527









Bringing you life's most precious resource

Customer Service: (8am - 5pm) 407-944-5000

Toho Water Authority P.O. Box 30527 Tampa, Florida 33630-3527 www.tohowater.com TOWN OF KINDRED COMMUNITY DEVELOPMENT DISTRICT

Account Number: Past Due Amount: Current Charges: 002604313-033102899

\$0.00 \$2,738.79

\$2,738.79

Service Address:

1400 DIAMOND LOOP EVEN DRIVE TRACT B Total Amount Due:

Meter Number of		Previous Mete	er Reading	Current Meter Reading		Water
Number	Days	Date	Reading	Date	Reading	Usage
17000605	30	03/23/2023	27572	04/22/2023	28449	877

Previous Balance \$924.49
Payment(s) Received \$-924.49
Balance Forward \$0.00

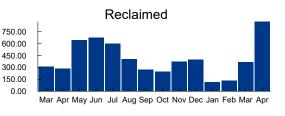
 Current Transaction(s)

 Reclaimed Base Charge
 \$21.67

 Reclaimed Usage
 \$2,717.12

 Current Transaction Total
 \$2,738.79

Total Amount Due \$2,738.79



Please return this portion with your payment - Do not send cash through the mail



Toho Water Authority
P.O. Box 30527
Tampa, Florida 33630-3527
www.tohowater.com

Bringing you life's most precious resource

Past due balances are subject to immediate interruption of service

		Current (	Charges	Total
Account Number	Past Due Due Now	Amount Due by 05/18/23	Late Charge after 05/18/23	Amount Due
002604313-033102899	\$0.00	\$2,738.79	\$136.94	\$2,738.79

**Please Remit to** 

Toho Water Authority
P. O. Box 30527
Tampa, Florida 33630-3527



TOWN OF KINDRED COMMUNITY DEVELOPMENT DISTRICT C/O RIZZETTA & COMPANY 8529 S PARK CIRCLE STE 330 ORLANDO FL 32819





# TOWN OF KINDRED COMMUNITY DEVELOPMENT DISTRICT

Service Address: 1700 RANGER HIGHLANDS ROAD ODD BLOCK

Account Number: Past Due Amount: Current Charges: Total Amount Due: 002604313-033127809 \$0.00 \$1,959.06

\$1,959.06

#### Bringing you life's most precious resource

Customer Service: (8am - 5pm) 407-944-5000

Meter	Number of	Previous Mete	er Reading	Current Meter Reading		Water
Number	Days	Date	Reading	Date	Reading	Usage
18000568	29	03/21/2023	15543	04/19/2023	16029	486

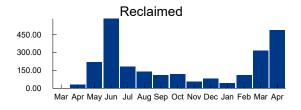
Previous Balance \$987.97 Payment(s) Received \$-987.97 Balance Forward \$0.00

Current Transaction(s)

Reclaimed Base Charge \$21.67
Reclaimed Usage \$1,937.39

Current Transaction Total \$1,959.06

Total Amount Due \$1,959.06



Please return this portion with your payment - Do not send cash through the mail



Toho Water Authority
P.O. Box 30527
Tampa, Florida 33630-3527
www.tohowater.com

Bringing you life's most precious resource

Past due balances are subject to immediate interruption of service

		Current (	Charges	Total
Account Number	Past Due Due Now	Amount Due by 05/17/23	Late Charge after 05/17/23	Amount Due
002604313-033127809	\$0.00	\$1,959.06	\$97.95	\$1,959.06

**Please Remit to** 

Toho Water Authority
P. O. Box 30527
Tampa, Florida 33630-3527



TOWN OF KINDRED COMMUNITY DEVELOPMENT DISTRICT C/O RIZZETTA & COMPANY 8529 S PARK CIRCLE STE 330 ORLANDO FL 32819





#### TOWN OF KINDRED COMMUNITY **DEVELOPMENT DISTRICT**

Service Address: 1700 RANGER HIGHLANDS ROAD EVEN BLOCK Account Number: Past Due Amount: **Current Charges: Total Amount Due:** 

002604313-033127829 \$0.00 \$402.81

\$402.81

#### Bringing you life's most precious resource

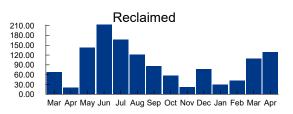
Customer Service: (8am - 5pm) 407-944-5000

Meter	Number	lumber Previous Meter Reading Current Meter Reading		er Reading	Water	
Number	Days	Date	Reading	Date	Reading	Usage
18001582	29	03/21/2023	5644	04/19/2023	5773	129

Previous Balance \$328.52 \$-328.52 Payment(s) Received **Balance Forward** \$0.00

**Current Transaction(s)** Reclaimed Base Charge \$21.67 Reclaimed Usage \$381.14 **Current Transaction Total** \$402.81

**Total Amount Due** \$402.81



Please return this portion with your payment - Do not send cash through the mail



Toho Water Authority P.O. Box 30527 Tampa, Florida 33630-3527 www.tohowater.com

Bringing you life's most precious resource

Past due balances are subject to immediate interruption of service

		Current	Charges	Total
Account Number	Past Due Due Now	Amount Due by 05/17/23	Late Charge after 05/17/23	Arnount Due
002604313-033127829	\$0.00	\$402.81	\$20.14	\$402.81

Please Remit to

**Toho Water Authority** P. O. Box 30527 Tampa, Florida 33630-3527



TOWN OF KINDRED COMMUNITY DEVELOPMENT DISTRICT C/O RIZZETTA & COMPANY 8529 S PARK CIRCLE STE 330 ORLANDO FL 32819



6168



TOWN OF KINDRED COMMUNITY **DEVELOPMENT DISTRICT** 

Account Number: Past Due Amount: **Current Charges:** 

002604313-033153359

\$0.00 \$6.54

\$6.54

Service Address: 1700 RANGER HIGHLANDS ROAD FOUNTAIN Total Amount Due:

Bringing you life's most precious resource

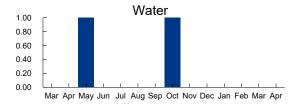
Customer Service: (8am - 5pm) 407-944-5000

Meter	Number	Previous Mete	Previous Meter Reading		er Reading	Water
Number	Days	Date	Reading	Date	Reading	Usage
18011196	29	03/21/2023	8	04/19/2023	8	0

Previous Balance \$6.54 \$-6.54 Payment(s) Received **Balance Forward** \$0.00

**Current Transaction(s)** Water Base Charge \$6.54 **Current Transaction Total** \$6.54

**Total Amount Due** \$6.54



Please return this portion with your payment - Do not send cash through the mail



Toho Water Authority P.O. Box 30527 Tampa, Florida 33630-3527 www.tohowater.com

Bringing you life's most precious resource

Past due balances are subject to immediate interruption of service

		Current	Charges	Total
Account Number	Past Due Due Now	Amount Due by 05/17/23	Late Charge after 05/17/23	Amount Due
002604313-033153359	\$0.00	\$6.54	\$5.00	\$6.54

Please Remit to

**Toho Water Authority** P. O. Box 30527 Tampa, Florida 33630-3527



TOWN OF KINDRED COMMUNITY DEVELOPMENT DISTRICT C/O RIZZETTA & COMPANY 8529 S PARK CIRCLE STE 330 ORLANDO FL 32819



# Service Slip/Invoice

**INVOICE**: 711161017 **DATE**: 5/17/2023 **ORDER**: 711161017

Bill To: [71120408]

Town of Kindred Community Developme Janet 3434 Colwell Ave

3434 Colwell Ave Suite 200

Tampa, FL 33614-8390

Work Location:

n: [71120408] 407-472-2471

Town Of Kindred Community Developme Janet 1450 Diamond Loop Dr Kindred, FL 34744-6020

Work Date	Time	Target Pest	Technici	an	Time In
5/17/2023	09:51 AM				
Purch	nase Order	Terms	Last Service	Map Code	Time Out
			5/17/2023		

Service	D	Description Description	Price
PC MTHLY COMM	Pest Monthly Commercial		\$73.00
		SUBTOTAL	\$73.00
Monthly service for interior and exter Servan small kitchen bathrooms. Off	ior ice area treated by front door for spiderweb.	TAX	\$0.00
	, ,	TOTAL	\$73.00



TECHNICIAN SIGNATURE

St.

Falcon CUSTOMER SIGNATURE



#### **Service Inspection Report/Invoice**

**INVOICE #: 711161017** 

WORK DATE: 05/17/2023



BILL-TO 71120408

Town of Kindred Community Developme Janet 3434 Colwell Ave Suite 200 Tampa, FL 33614-8390

> Phone: 813-994-1001 x7070 Alt. Phone: 407-472-2471

LOCATION 71120408

Town Of Kindred Community Developme Janet 1450 Diamond Loop Dr Kindred, FL 34744-6020

> Phone: 407-472-2471 Alt. Phone: 813-994-1001 x7070

**Time In:** 5/17/2023 9:51:00 AM **Time Out:** 5/17/2023 10:32:00 AM

**Customer Signature** 

gr.

Falcon

**Technician Signature** 

Tyrone Johnson
License #:

**Purchase Order Service Description** Quantity **Amount Terms** NET 15 Pest Monthly Commercial None 1.00 73.00 Subtotal 73.00 Tax 0.00 **Total Due:** 73.00

#### **TECHNICIANS**

Tyrone Johnson

#### **GENERAL COMMENTS / INSTRUCTIONS**

Monthly service for interior and exterior

Servan small kitchen bathrooms. Office area treated by front door for spiderweb.

CONDITIONS / OBSERVATIONS	Reported	Severity	Responsibility	Reviewed	
None Noted.					

PRODUCTS AP	PLICATIO	N SUMI	МАКҮ					
Material		Lot #	EPA#	A.I. %	A.I. Conc.	Active Ingredient	Finished Qty	Undiluted Qty
BorActin			73079-4	99.0000%	99.0000	Orthoboric Acid	0.1000 Ounce	0.1000 Ounce
Target Pests:	Cockroaches							
Material		Lot #	EPA #	A.I. %	A.I. Conc.	Active Ingredient	Finished Qty	Undiluted Qty
INSECT MONITOR			n/a	0.0000%	1.0000	n/a	6.0000 Each	6.0000 Each
Target Pests:	Cockroaches							
Material		Lot #	EPA #	A.I. %	A.I. Conc.	Active Ingredient	Finished Qty	Undiluted Qty
Maxforce Quantum A	nt Bait.		432-1506	0.0300%	0.0300	Imidacloprid	0.3000 Grams	0.3000 Grams
Target Pests:	Ants							
Material		Lot #	EPA #	A.I. %	A.I. Conc.	Active Ingredient	Finished Qty	Undiluted Qty
Temprid FX (Conc).			432-1544	31.5000%	0.0500	Imidacloprid; B-Cyfluthrin	0.2000 Gallon	1.0667 Milliliters
Target Pests:	Ants							

Reminder: Please call Truly Nolen Branch 711 at 407-241-1400 with any questions. Thank you.

Warning: Pesticides can be harmful. Keep children and pets away from pesticide applications until dry, dissipated or aerated. For more information contact Truly Nolen Exterminating at 407-241-1400.

Printed: 05/18/2023 Page: 1/2



#### **Service Inspection Report/Invoice**

**INVOICE #: 711161017** 

WORK DATE: 05/17/2023

PRODUCTS APPLICATION SUMMARY

MaterialLot #EPA #A.I. %A.I. Conc.Active IngredientFinished QtyUndiluted QtyVendetta Plus Cockroach Gel Bait.1021-25930.5500%0.5500Abamectin B1,0.2000 Grams0.2000 Grams

Pyriproxfen

Target Pests: Cockroaches

PEST ACTIVITY # Areas # Devices Pest Totals

None Noted.

#### **DEVICE INSPECTION SUMMARY**

Reminder: Please call Truly Nolen Branch 711 at 407-241-1400 with any questions. Thank you. Warning: Pesticides can be harmful. Keep children and pets away from pesticide applications until dry, dissipated or aerated. For more information contact Truly Nolen Exterminating at 407-241-1400.

Printed: 05/18/2023 Page: 2/2



# Service Slip/Invoice

INVOICE: 711161018

DATE: 5/17/2023

ORDER: 711161018

Bill To: [71120408]

Town of Kindred Community Developme Janet

3434 Colwell Ave Suite 200

Tampa, FL 33614-8390

Work Location:

[71120408] 407-472-2471

Town Of Kindred Community Developme Janet 1450 Diamond Loop Dr Kindred, FL 34744-6020

ork Date	Time	Target Pest	Technician			Time I
5/17/2023	Time 10:33 AM	rarget Pest	rechnician			Time i
Purcha	ase Order	Terms La	ast Service	Map Code		Time O
			5/17/2023			
Si	ervice		Desc	cription		Price
						11100
IOSQT CO M		Mosquito Commercial Monthly	•			\$73.00
					SUBTOTAL	\$73.00
lonthly service	for mosquitoes ard	und the pool			TAX	\$0.00
-		•				
					TOTAL	\$73.00
					DECELL	
					RECEIV	E )
					05/18/23	
					I S	
					H-A	
					TECHNICIAN SIG	NΔTURE
					TEOTIMOLAN OIG	IVATORE
					Falcon	
					CUSTOMER SIGI	NATURE



#### **Service Inspection Report/Invoice**

**INVOICE #: 711161018** 

WORK DATE: 05/17/2023



**BILL-TO** 71120408

Town of Kindred Community Developme Janet 3434 Colwell Ave Suite 200

Tampa, FL 33614-8390

Phone:

813-994-1001 x7070 Alt. Phone: 407-472-2471

**LOCATION** 71120408

Town Of Kindred Community Developme Janet

1450 Diamond Loop Dr Kindred, FL 34744-6020

> Phone: 407-472-2471 Alt. Phone: 813-994-1001 x7070

Time In: 5/17/2023 10:33:00 AM Time Out: 5/17/2023 10:36:00 AM

**Customer Signature** 

Falcon

**Technician Signature** 

Tyrone Johnson License #:

**Purchase Order Service Description** Quantity **Terms Amount** None NET 15 Mosquito Commercial Monthly 1.00 73.00 Subtotal 73.00 Tax 0.00 **Total Due:** 73.00

#### **TECHNICIANS**

Tyrone Johnson

#### **GENERAL COMMENTS / INSTRUCTIONS**

Monthly service for mosquitoes around the pool

**CONDITIONS / OBSERVATIONS** Reported Responsibility Reviewed Severity

None Noted.

PRODUCTS APPLICATION SUMMARY

Material EPA# A.I. % A.I. Conc. Active Ingredient **Finished Qty Undiluted Qty** 1.6000 Milliliters Temprid FX (Conc). 432-1544 31.5000% 0.0500 Imidacloprid; B-Cyfluthrin 0.3000 Gallon

Ants **Target Pests:** 

**PEST ACTIVITY** # Areas # Devices **Pest Totals** 

None Noted.

#### **DEVICE INSPECTION SUMMARY**

Reminder: Please call Truly Nolen Branch 711 at 407-241-1400 with any questions. Thank you.

Warning: Pesticides can be harmful. Keep children and pets away from pesticide applications until dry, dissipated or aerated. For more information contact Truly Nolen Exterminating at 407-241-1400.

Printed: 05/18/2023 Page: 1/1



#### **INVOICE**

Date	Invoice No.
05/01/23	25710
Terms	Due Date
Net 30	05/31/23

#### **BILL TO**

Town of Kindred CDD PO Box 2453 Pinellas Park, FL 33780

#### PROPERTY

Kindred 1450 Diamond Loop Dr Kissimmee, FL 32738

Amount Due	Enclosed
\$34,677.00	

Please detach top portion and return with your payment.

QTY ITEM		UNIT PRICE	EXT PRICE	SALES TAX	LINE TOTAL
#1935 2023	2 - Town of Kindred 1 May		\$34,677.00	\$0.00	\$34,677.00
Total			\$34,677.00	\$0.00	\$34.677.00





#### **INVOICE**

Date	Invoice No.
05/01/23	25713
Terms	Due Date
Net 30	05/31/23

#### **BILL TO**

Town of Kindred CDD PO Box 2453 Pinellas Park, FL 33780

#### PROPERTY

Kindred 1450 Diamond Loop Dr Kissimmee, FL 32738

Amount Due	Enclosed
\$15,831.00	

Please detach top portion and return with your payment.

QTY ITEM	UNIT PRICE	EXT PRICE	SALES TAX	LINE TOTAL
#19360 - Town of Kindred 2 May 2023		\$15,831.00	\$0.00	\$15,831.00
Total		\$15,831.00	\$0.00	\$15,831.00





#### Invoice 26766

Date	PO#
05/08/23	
Due Date	Terms

Property Address
Kindred
1450 Diamond Loop Dr
Kissimmee, FL 32738

Item Amount

Job #31724 - Town of Kindred 2

Property Improvements - Plants replaced at clubhouse

\$300.00



 Subtotal
 \$300.00

 Sales Tax
 \$0.00

 Total
 \$300.00

 Credits/Payments
 (\$0.00)

 Balance Due
 \$300.00

Thank you for your business.

REMIT PAYMENT TO: United Land Services 12276 San Jose Blvd Suite 747 Jacksonville FL 32223



#### Invoice 26769

Date	PO#
05/08/23	
Due Date	Terms

Property Address
Kindred
1450 Diamond Loop Dr
Kissimmee, FL 32738

Item	Qty/UOM	Rate	Ext. Price	Amount
Dranarty Improvements - Danless and where	vehicle demaged in			¢224_44

Property Improvements - Replace sod where vehicle damaged in median on Cross Prairie pkwy, 2 areas

\$231.44



Thank you for your business.

REMIT PAYMENT TO: United Land Services 12276 San Jose Blvd Suite 747 Jacksonville FL 32223

Subtotal \$231.44 Sales Tax \$0.00 \$231.44 **Total** (\$0.00)Credits/Payments \$231.44 **Balance Due** 

Job #33432 - Kindred 1 Sod Replacement Cross Prairie Parkway From Car Damage



#### Invoice 26876

Date	PO#
05/09/23	
Due Dete	<b>T</b>
Due Date	Terms

Property Address
Kindred
1450 Diamond Loop Dr
Kissimmee, FL 32738

Item Amount

Job #35747 - Kindred 1 Mainline Cross Prairie Parkway Extension

Irrigation Repair - Repair mainline break before valve on cross prairie parkway extension

\$275.00



Thank you for your business.

REMIT PAYMENT TO: United Land Services 12276 San Jose Blvd Suite 747 Jacksonville FL 32223 

 Subtotal
 \$275.00

 Sales Tax
 \$0.00

 Total
 \$275.00

 Credits/Payments
 (\$0.00)

 Balance Due
 \$275.00



#### Invoice 26880

Date	PO#
05/09/23	
Due Date	Terms

Property Address
Kindred
1450 Diamond Loop Dr
Kissimmee, FL 32738

Item Amount

Job #35956 - Kindred 1 Leaning Tree

Property Improvements - Tree fell over in the recent storm, on Silverado Flats and leaning towards the road

\$304.00

Thank you for your business.

REMIT PAYMENT TO: United Land Services 12276 San Jose Blvd Suite 747 Jacksonville FL 32223



 Subtotal
 \$304.00

 Sales Tax
 \$0.00

 Total
 \$304.00

 Credits/Payments
 (\$0.00)

 Balance Due
 \$304.00



WASTE CONNECTIONS OF FLORIDA. ORLANDO HAULING 1099 MILLER DR ALTAMONTE SPRINGS, FL 32701

INVOICE

Page 1 of 1

For invoice inquiries, call: (407) 261-5000 Customer No.: 6460-133920

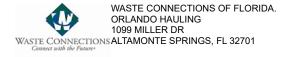
SERVICE DATE	CODE		DESCRIPTION	REFERENCE	QUANTITY	AMOUNT	
	(0001)	TOWN OF I	KINDRED CDD				
		1450 DIAM	OND LOOP DR, KISSIMMEE F	L			
4/25/23	10 8.00 YD		vice Charge 23 - May 31/23			1.00	\$316.42
			May 01/23 - May 31/23				
						RECE 04/25	IVED
	Invoice		Invoice #	Reference		Tota	l This Invoice
Account Status	Apr-25	5-23	1443400	#00550525			\$316.42
Status	<b>Curre</b> \$316.42		<b>31 - 60 Days</b> \$0.00	<b>61 - 90 days</b> \$0.00	<b>Over 90 Days</b> \$0.00	Total Acco	unt Balance \$316.42

Remarks:

\*\*\*\*To avoid late fees, payments must be posted to your account within 30 days of your invoice date.\*\*\*\*

Bank returned checks will be electronically re-presented to your bank and you may be responsible for a resulting processing fee.

#### PLEASE RETURN THIS PORTION WITH PAYMENT. DO NOT ATTACH CHECK TO STUB.



#### ADDRESS SERVICE REQUESTED

To ensure proper credit, please include customer number on check.

\*\*\*DUE UPON RECEIPT\*\*\*

TOWN OF KINDRED CDD C/O RIZZETTA & COMPANY 8529 S PARK CIR STE # 330 ORLANDO, FL 32819

Did you know that you can pay your invoice online? Please visit <a href="https://wcicustomer.com">https://wcicustomer.com</a>					
INVOICE DATE	PAY THIS AMOUNT	CUSTOMER#			
04/25/2023	\$316.42	6460-133920			
INVOICE NO.	AMOUNT PAID.	CHECK NUMBER			
1443400					

Remit To: Waste Connections of Florida PO Box 535233 Pittsburgh, PA 15253-5233

# TOWN OF KINDRED COMMUNITY DEVELOPMENT DISTRICT

<u>DISTRICT OFFICE · ORLANDO, FL 32819</u>

MAILING ADDRESS · 3434 COLWELL AVENUE, SUITE 200 · TAMPA, FLORIDA 33614

WWW.TOWNOFKINDREDCDD.ORG

# Operation and Maintenance Expenditures June 2023 For Board Approval

Attached please find the check register listing the Operation and Maintenance expenditures paid from June 1, 2023 through June 30, 2023. This does not include expenditures previously approved by the Board.

\$126,517.29

Approval	of Expenditures:
	Chairperson
	Vice Chairperson
	Assistant Secretary

The total items being presented:

Paid Operation & Maintenance Expenditures

$\sim$	h	_	$\overline{}$	<b>I</b> -
C	П	е	C	ĸ

	Official					
Vendor Name	Number Invoice Number		Invoice Description	Invo	Invoice Amount	
Amazon Capital Services, Inc.	100227	1R9PW4NY-6XRF	Measuring Wheel 05/23	\$	25.95	
Antonio Jose Aponte Torres	100243	AA060823	Board of Supervisors Meeting 06/08/23	\$	200.00	
Aquatic Weed Management, Inc	100228	16045	Pond Maintenance 05/23	\$	550.00	
Byron Brown	100244	BB060823	Board of Supervisors Meeting 06/08/23	\$	200.00	
Dallos Services, Inc.	100235	4116	Janitorial Services 05/20/23 - 05/26/23	\$	366.00	
Dallos Services, Inc.	100235	4119	Janitorial Services 05/20/23 - 05/26/23	\$	528.00	
Dallos Services, Inc.	100238	4127	Janitorial Services 05/27/23 - 06/02/23	\$	366.00	
Dallos Services, Inc.	100238	4136	Janitorial Services 05/27/23 - 06/02/23	\$	528.00	
Dallos Services, Inc.	100245	4138	Janitorial Services 06/03/23 - 06/09/23	\$	416.00	
Dallos Services, Inc.	100245	4141	Janitorial Services 06/03/23 - 06/09/23	\$	578.00	

Paid Operation & Maintenance Expenditures

Number	Invoice Number	Invoice Description	Invo	oice Amount
100245	4147	Janitorial Supplies 06/23	\$	987.39
100257	4149	Janitorial Services 06/10/23 - 06/16/23	\$	528.00
100257	<i>1</i> 158	Janitorial Services 06/10/23 -		366.00
100237	4130	Janitorial Services 06/17/23 -	Ψ	300.00
100257	4159	06/23/23	\$	528.00
100246	Use Tax 05/23	Sales & Use Tax 05/23	\$	151.55
100239	30302A	Quarterly Cleaning 06/23	\$	190.00
100229	727941	Video Monitoring Services & Maintenance 06/23	\$	485.12
100230	•		\$	2,575.39
100200	11 01/20	Board of Supervisors Meeting	Ψ	2,070.00
100247	JT060823	06/08/23	\$	200.00
100248	JS060823	06/08/23	\$	200.00
	100245 100257 100257 100257 100246 100239 100229 100230 100247	100245 4147  100257 4149  100257 4158  100257 4159	100245 4147 Janitorial Supplies 06/23 Janitorial Services 06/10/23 - 06/16/23 Janitorial Services 06/17/23 - 06/23/23 S8-817611456-4 Sales & 100246 Use Tax 05/23 Sales & Use Tax 05/23  100239 30302A Quarterly Cleaning 06/23 Video Monitoring Services & Maintenance 06/23 GAA-D21546 Payment 9 of 100230 11- 07/23 Board of Supervisors Meeting 100247 JT060823 Board of Supervisors Meeting	100245 4147 Janitorial Supplies 06/23 \$  Janitorial Services 06/10/23 -  100257 4149 06/16/23 \$  Janitorial Services 06/10/23 -  100257 4158 06/16/23 \$  Janitorial Services 06/10/23 -  100257 4159 06/23/23 \$  58-817611456-4 Sales &  100246 Use Tax 05/23 Sales & Use Tax 05/23 \$  100239 30302A Quarterly Cleaning 06/23 \$  Video Monitoring Services &  100229 727941 Maintenance 06/23 \$  GAA-D21546 Payment 9 of GAA-D21546 Payment 9 of 11-  100230 11- 07/23 \$  Board of Supervisors Meeting  100247 JT060823 \$  Board of Supervisors Meeting

Paid Operation & Maintenance Expenditures

	Check				
Vendor Name	<u>Number</u>	Invoice Number	Invoice Description	Inv	oice Amount
Kissimmee Utility Authority	EFT	Monthly Summary 04/23 Autopay 157	Electric Services 04/23	\$	12,367.48
Kutak Rock, LLP	100231	3225733	Legal Services 04/23	\$	1,129.22
Nelson's Christmas Decorating, Inc.	100252	2734	Christmas Decorations & Storage 06/23	\$	1,523.00
One Stop Pool Pros, Inc.	100240	INVFL0000682	Pool Maintenance 06/23	\$	2,025.00
One Stop Pool Pros, Inc.	100240	INVFL0000683	Pool Maintenance 06/23	\$	3,000.00
One Stop Pool Pros, Inc.	100240	INVFL0000703	Fountain Maintenance 06/23	\$	2,875.00
One Stop Pool Pros, Inc.	100249	INVFL0000706	Fountain Maintenance 06/23	\$	3,280.00
One Stop Pool Pros, Inc.	100258	INVFLN0000765	Pool Rules Sign Installation 06/23	\$	49.00
Rep Services, Inc.	100259	12897.22.99	Benches, Receptacles, Dome Top for Receptacles 06/23	\$	5,603.20
Rizzetta & Company, Inc.	100226	INV0000080645	District Management Fees 06/23	\$	4,400.00

Paid Operation & Maintenance Expenditures

Vendor Name	Check Number	Invoice Number	Invoice Description	Inv	voice Amount
Robin Alan Longway LLC	100236	305	Sidewalk Repairs 04/23	\$	6,950.00
Security And Investigation, Inc.	100242	1430	Patrolling Services 05/12/23 - 05/18/23	\$	3,537.19
Security And Investigation, Inc.	100250	1431	Patrolling Services 05/26/23 - 06/01/23	\$	3,569.83
Spectrum	EFT	168536301052123 Autopay 157	Cable & Internet 05/23	\$	320.09
SSS Down To Earth Opco, LLC	100256	INV133563	Mow Pond 08/22	\$	2,609.80
SSS Down To Earth Opco, LLC	Voided - 100215	INV133563	Mow Pond 08/22	\$	(2,968.00)
Toho Water Authority	100251	002604313-033284889 05/23	Water-Sewer Services 05/23	\$	21.67
Toho Water Authority	100234	002604313-033284889- 05/23	Water-Sewer Services 04/23	\$	90.55
Truly Nolan Branch 711	100255	711162504	Pest Control Services 06/23	\$	73.00
Truly Nolan Branch 711	100255	711162505	Mosquito Control Services 06/23	\$	73.00

Paid Operation & Maintenance Expenditures

Vendor Name	Check Number	Invoice Number	Invoice Description	<u>In</u>	voice Amount
United Land Services	100254	16042	Landscape Maintenance 02/23	\$	34,677.00
United Land Services	100232	26769-05/23	Replace Sod 05/23	\$	231.44
United Land Services	100237	28846	Irrigation Maintenance 05/23	\$	1,167.00
United Land Services	100253	29602	Landscape Maintenance 06/23 Account # 6460-132920 Waste	\$	29,627.00
Waste Connections of Florida	100233	1447914	Disposal Services 06/23	\$	316.42
Report Total				<u>\$</u>	126,517.29



For customer support, visit www.amazon.com/contact-us.

Invoice summary	Payment due by June 16, 2023
Item subtotal before tax	\$ 25.95
Shipping & handling	\$ 0.00
Promos & discounts	\$ 0.00
Total before tax	\$ 25.95
Tax	RECEIVE \$ 0.00
Amount due	\$ 25.95 USD

#### Pay by

Account nameAmazon Capital Services, Inc.Bank nameWells Fargo Bank

ACH routing # (ABA) 121000248

Bank account # (DDA) 41630410767903076

SWIFT code (wire transfer) WFBIUS6S

Check

Amazon Capital Services

PO Box 035184

Seattle, WA 98124-5184

Include Amazon invoice number(s) in the descriptive field of your electronic funds transfer payment, or

Email ar-businessinvoicing@amazon.com to submit your remittance detail.

Account # Payment terms	A13XYXAAPUK835 Net 30
Purchase date	16-May-2023
Purchased by	Paul Almonte
Department	Phase 1

#### Registered business name

Town of Kindred HOA

#### Bill to

Town of Kindred CDD 3434 colwell ave Tampa, FL 33614

#### Ship to

TOWN OF KINDRED

1450 DIAMOND LOOP DRIVE

KISSIMMEE, FL 34744

#### Invoice details

			Item subtotal	
Description	Qty	Unit price	before tax	Tax
Zozen Measuring Wheel Telescopic Measure Wheel 6-Inch, Distance Measuring Wheel in Feet and Inches with Starting Point Arrow ASIN:	1	\$25.95	\$25.95	0.000%
B07X2WHPRH Sold by: HEBEI SNDAS SURVEY AND DRAW CO.,LTD.				
Order # 112-3792142-9295408				

Total before tax	\$25.95
Tax	\$0.00
Amount due	\$25.95



#### **FAQs**

#### How is tax calculated?

 $\textbf{Visit} \ \text{https://www.amazon.com/gp/help/customer/display.html/ref=hp\_leftv4\_sib?ie=UTF8\&nodeld=202036190\\$ 

How are digital products and services taxed?

Visit https://www.amazon.com/gp/help/customer/display.html/ref=hp\_leftv4\_sib?ie=UTF8&nodeId=202074670

# TOWN OF KINDRED CDD

6/8/2023

#### SUPERVISOR PAY REQUEST



	Check if	Check if
Name of Board Supervisor	present	paid
Antonio Aponte		
Byron Brown	1	
Jennifer Sanchez	1/	1/
Jason Torres		
Louis Avellix Ja Socre		
(*) Does not get paid	***	······································

(\*) Does not get paty

#### **EXTENDED MEETING TIMECARD**

Meeting Start Time:	10:40
Meeting End Time:	12:20
Total Meeting Time:	1:40 min

Time Over	() Hours:	
Time Over	() Hours.	

Total at \$175 per Hour:	
--------------------------	--

DM Signature:

#### INVOICE

Aquatic Weed Management, Inc.

PO Box 1259 Haines City, FL 33845 WATERWEED1@AOL.COM +1 (863) 412-1919



#### Kindred HOA

Bill to

Town of Kindred CDD c/o Rizzetta & Company 3434 Caldwell Ave. Ste. 200

Tampa, FL 33614

Invoice details

Invoice no.: 16045 Invoice date: 05/26/2023

Terms: Net 15

Product or service Amount

1. **Kindred** 1 unit × \$550.00 \$550.00

Monthly pond herbicide maintenance on 6 ponds totaling approximately 20 acres.

Total \$550.00

#### Note to customer

The month on the date of the invoice should correspond to the month treatments were made. Thank you!



199 Westmoreland Cir Kissimmee, FL 34744 (407) 486-8034 dallos.services@gmail.com



### **INVOICE**

**BILL TO** 

Town Of Kindred Cdd C/O Rizzeta & Company 3434 Colwell Ave, Suite 200 Tampa, Florida 33614 **INVOICE #** 4116 **DATE** 05/29/2023 **DUE DATE** 05/29/2023 **TERMS** Due on receipt

DATE	ACTIVITY	QTY	RATE	AMOUNT
	Cleaning:KINDRED Janitorial CDD1 Work performed the week of 05/20/2023 to 05/26/2023	24	15.25	366.00
Work performed the	week of 05/20/2023 to 05/26/2023	TA TO	JBTOTAL AX OTAL ALANCE DUE RECEIVE 06/02/23	366.00 0.00 366.00 \$366.00

199 Westmoreland Cir Kissimmee, FL 34744 (407) 486-8034 dallos.services@gmail.com



### **INVOICE**

**BILL TO** 

Town Of Kindred Cdd C/O Rizzeta & Company 3434 Colwell Ave, Suite 200 Tampa, Florida 33614 **INVOICE #** 4119 **DATE** 05/29/2023 **DUE DATE** 05/29/2023 **TERMS** Due on receipt

DATE	ACTIVITY	QTY	RATE	AMOUNT
	Cleaning:Maintenance worker KINDRED  Work performed the week of 05/20/2023 to 05/26/2023	24	22.00	528.00
Work performed the w	eek of 05/20/2023 to 05/26/2023	SU TA	BTOTAL X	528.00 0.00
			TAL	528.00
		BA	LANCE DUE	\$528.00



199 Westmoreland Cir Kissimmee, FL 34744 (407) 486-8034 dallos.services@gmail.com



### **INVOICE**

#### **BILL TO**

Town Of Kindred Cdd C/O Rizzeta & Company 3434 Colwell Ave, Suite 200 Tampa, Florida 33614 **INVOICE #** 4127 **DATE** 06/05/2023 **DUE DATE** 06/05/2023 **TERMS** Due on receipt

DATE	ACTIVITY	QTY	RATE	AMOUNT
	Cleaning:KINDRED Janitorial CDD1 Work performed the week of 05/27/2023 to 06/02/2023	24	15.25	366.00
Work performed the we	cek of 05/27/2023 to 06/02/2023		SUBTOTAL TAX TOTAL BALANCE DUE	366.00 0.00 366.00 <b>\$366.00</b>



199 Westmoreland Cir Kissimmee, FL 34744 (407) 486-8034 dallos.services@gmail.com



## **INVOICE**

#### **BILL TO**

Town Of Kindred Cdd C/O Rizzeta & Company 3434 Colwell Ave, Suite 200 Tampa, Florida 33614 **INVOICE #** 4136 **DATE** 06/05/2023 **DUE DATE** 06/05/2023 **TERMS** Due on receipt

DATE	ACTIVITY	QTY	RATE	AMOUNT
	Cleaning:Maintenance worker KINDRED  Work performed the week of 05/27/2023 to 06/02/2023	24	22.00	528.00
	eek of 05/27/2023 to 06/02/2023		BTOTAL	528.00
\cdd1		TA	$\Delta X$	0.00
		TO	TAL	528.00
		BA	LANCE DUE	\$528.00



199 Westmoreland Cir Kissimmee, FL 34744 (407) 486-8034 dallos.services@gmail.com



## **INVOICE**

#### **BILL TO**

Town Of Kindred Cdd C/O Rizzeta & Company 3434 Colwell Ave, Suite 200 Tampa, Florida 33614 **INVOICE #** 4138 **DATE** 06/12/2023 **DUE DATE** 06/12/2023 **TERMS** Due on receipt

DATE	ACTIVITY	QTY		RATE	AMOUNT
	Cleaning:KINDRED Janitorial CDD1 Work performed the week of 06/03/2023 to 06/09/2023	24		15.25	366.00
	Service:Administrative fee Administrative fee	1		50.00	50.00T
Work performed the week	of 06/03/2023 to 06/09/2023		SUBTOTAL		416.00
			TAX		0.00
			TOTAL		416.00
			BALANCE DUE		<b>\$416.00</b>
				<b>R</b> ECE 06/13/	IVE 23

199 Westmoreland Cir Kissimmee, FL 34744 (407) 486-8034 dallos.services@gmail.com



# **INVOICE**

#### **BILL TO**

Town Of Kindred Cdd C/O Rizzeta & Company 3434 Colwell Ave, Suite 200 Tampa, Florida 33614 **INVOICE #** 4141 **DATE** 06/12/2023 **DUE DATE** 06/12/2023 **TERMS** Due on receipt

DATE	ACTIVITY	QTY	RATI	E AMOUNT
	Cleaning:Maintenance worker KINDRED Work performed the week of 06/03/2023 to 06/09/2023	24	22,00	528.00
	Service: Administrative fee Administrative fee	1	50.00	50.00T
	k of 06/03/2023 to 06/09/2023		SUBTOTAL	578.00
cdd1			TAX	0.00
			TOTAL	578.00
			BALANCE DUE	<b>\$578.00</b>



199 Westmoreland Cir Kissimmee, FL 34744 (407) 486-8034 dallos.services@gmail.com



## **INVOICE**

#### **BILL TO**

Town Of Kindred Cdd C/O Rizzeta & Company 3434 Colwell Ave, Suite 200 Tampa, Florida 33614 **INVOICE #** 4147 **DATE** 06/13/2023 **DUE DATE** 06/13/2023 **TERMS** Due on receipt

AMOUNT	RATE	QTY	ACTIVITY	DATE
PECEIVED 06/13/23	987.39	1	Materials used doggie bags (6000 bags) 13 gallons bags (200 bags 55 gallons bags (330 bags hand sanitizer (4 Lysol wipes 6 hand soap 4 paper towels 12 toilet paper 120 rolls	
987.39 0.00 987.39 <b>\$987.39</b>	SUBTOTAL TAX TOTAL BALANCE DUE			

199 Westmoreland Cir Kissimmee, FL 34744 (407) 486-8034 dallos.services@gmail.com



### **INVOICE**

#### **BILL TO**

Town Of Kindred Cdd C/O Rizzeta & Company 3434 Colwell Ave, Suite 200 Tampa, Florida 33614 **INVOICE #** 4149 **DATE** 06/19/2023 **DUE DATE** 06/19/2023 **TERMS** Due on receipt

DATE	ACTIVITY	QTY	RATE	AMOUNT
	Cleaning:Maintenance worker KINDRED Work performed the week of 06/10/2023 to 06/16/2023	<b>e</b> 24	22.00	528.00
Work performed the w	veek of 06/10/2023 to 06/16/2023		OTAL	528.00
caaı		TAX		0.00
		TOTA	L	528.00
		BALA	ANCE DUE	\$528.00



199 Westmoreland Cir Kissimmee, FL 34744 (407) 486-8034 dallos.services@gmail.com



### **INVOICE**

**BILL TO** 

Town Of Kindred Cdd C/O Rizzeta & Company 3434 Colwell Ave, Suite 200 Tampa, Florida 33614 **INVOICE #** 4158 **DATE** 06/19/2023 **DUE DATE** 06/19/2023 **TERMS** Due on receipt

DATE	ACTIVITY	QTY	RATE	AMOUNT
	Cleaning:KINDRED Janitorial CDD1 Work performed the week of 06/10/2023 to 06/16/2023	24	15.25	366.00
Work performed the w	eek of 06/10/2023 to 06/16/2023		SUBTOTAL TAX TOTAL BALANCE DUE	366.00 0.00 366.00 <b>\$366.00</b>



### **Dallos Services Inc.**

199 Westmoreland Cir Kissimmee, FL 34744 (407) 486-8034 dallos.services@gmail.com



# **INVOICE**

### **BILL TO**

Town Of Kindred Cdd C/O Rizzeta & Company 3434 Colwell Ave, Suite 200 Tampa, Florida 33614 **INVOICE #** 4159 **DATE** 06/26/2023 **DUE DATE** 06/26/2023 **TERMS** Due on receipt

DATE	ACTIVITY	QTY	RATE	AMOUNT
	Cleaning:Maintenance worker KINDRED Work performed the week of 06/17/2023 to 06/23/2023	<b>e</b> 24	22.00	528.00
Work performed the v	week of 06/17/2023 to 06/23/2023	SUBT TAX	OTAL	528.00 0.00
		TOTA BALA	L NCE DUE	528.00 <b>\$528.00</b>



Florida	1. Gross Sales	ND USE TAX RETURN  2. Exempt Sales	HD/PM Date: / / 3. Taxable Amount	DR-15 R. 01/2 4. Tax Due
A. Sales/Services/Electricity  3. Taxable Purchases	2018 .49		2018 .45	
ACCUPATION OF THE PERSONS	Include use tax on Internet / out-of-	state untaxed purchases	10 10	151 .55
C. Commercial Rentals	-			
. Transient Rentals . Food & Beverage Vending				•
. 1 ood & beverage vending	•	•		·
ORLANDO FL 32819-9  Illinillin  FLORIDA  5050 W 1	Surfax Rate: .005 COMMUNITY DEVELOPMENT R STE 330 0064	MAY 2023	5. Total Amount of Tax Due 6. Less Lawful Deductions 7. Net Tax Due 8. Less Est Tax Pd / DOR Cr Memo 9. Plus Est Tax Due Current Month 10. Amount Due 11. Less Collection Allowance 12. Plus Penalty	15 1 .5 5 15 1 .5 5  15 1 .5 5 E-file/E-pay Only
Due: JUN 01 Late After: JU	2023 UN 20 2023	0 0 20230531	13. Plus Interest 14. Amount Due with Return	
Due: JUN 01 Late After: Ju	JN 20 2023	0 0 20230531	14. Amount Due with Return	
Late After: Ju	JN 20 2023		14. Amount Due with Return	151 33
Late After: Ji	UN 20 2023		14. Amount Due with Return	01761 1456 9
Late After: Ji	UN 20 2023	at I have read this return an	14. Amount Due with Return	
Late After: JI	penalties of perjury, I declare that	at I have read this return an	14. Amount Due with Return  10001003031 1 400000  d the facts stated in it are true.	01761 1456 9

FOUNTAIN DESIGN GROUP, INC. 7628 NW 6TH AVENUE BOCA RATON, FL 33487 561-994-3939 7628 NW 6TH AVENUE

# Invoice

Date	Invoice #	
6/7/2023	30302A	

Bill To	
TOWN OF KINDRED CDD c/o RIZZETTA & COMPANY 3434 COLWELL AVENUE, STE. 2 TAMPA, FL. 33614	200

Ship To	
TOWN OF KINDRED PIONEER CREST DRIVE KISSIMMEE, FL 34744	

**Balance Due** 

\$190.00

P.O. No.	Terms	Rep	Ship Date	Ship Via	FOB	Project
	Due on receipt	SC	6/7/2023		BW	
Qty		Description			Rate	Amount
	QUARTERLY CI SALES TAX 6.5%	EANING OF S	SEVEN LAKE FO	UNTAINS	190.00 6.50%	190.00

### **Envera**

8281 Blaikie Court Sarasota, FL 34240 (941) 556-0743

# Invoice Invoice Number Date 727941 05/01/2023 Customer Number Due Date 400435 06/01/2023

Page: 1

**Invoice Balance Due:** 

Custon	Customer Name		Customer Number PO Number		Invoice Date	
The Town of Kindred CDD		400435		05/01/2023		06/01/2023
Quantity	Description			Months	Rate	Amount
2130 - CCTV - T	he Town of Kindred	CDD - Amenity, 1450 Diamor	nd Loop Dr, Kissimmee,	, FL		
1.00	Active Video Mo 06/01/2023 - 06	_		1.00	\$291.77	\$291.77
1.00	Service & Main 06/01/2023 - 06			1.00	\$193.35	\$193.35
					Subtotal:	\$485.12
	Тах					\$0.00
	Payments/Cred	dits Applied				\$0.00



\$485.12

Date	Invoice #	Description	Amount	Balance Due
5/1/2023	727941	Alarm Monitoring Services	\$485.12	\$485.12

### **Envera**

8281 Blaikie Court Sarasota, FL 34240 (941) 556-0743

Invoice					
Invoice Number Date					
727941	05/01/2023				
Customer Number	Due Date				
400435 06/01/2023					

Net Due: \$485.12 Amount Enclosed:\_\_\_\_\_

The Town of Kindred CDD c/o Rizzetta & Co 3434 Colwell Ave., Ste 200 Tampa, FL 33614

Envera
PO Box 2086
Hicksville, NY 11802

# L-0.1600 00000D9RP9540 1/1 BIN:0 0-79

### IPFS CORPORATION

(IPFS) 400 NORTHRIDGE ROAD SUITE 450 ATLANTA, GA 30350 (800)584-9969 - FAX: (770)225-2866

### NOTICE OF ACCEPTANCE AND OF ASSIGNMENT

REFER TO THIS ACCOUNT NO. IN ALL CORRESPONDENCE ACCOUNT NUMBER

**GAA-D21546** 

### Dear Customer,

Thank you for the opportunity to finance your insurance premium. Per your request, we have paid the premium balance due on the policy listed below, less your down payment, to either the insurer or your agent as instructed by your agent. Your payment schedule is shown below. If payment coupons are not enclosed, you will be billed for each installment.

1. All payments must be made payable to IPFS CORPORATION

# Payment Instructions:

- 2. To ensured proper credit to your account, write your account number on your check and return the proper coupon with your payment.
- 3. Be sure your payment is mailed in time to reach our office by your due date.
- 4. Mail your payment to the address on the coupon.



1-0.1600 00000D9RP954O 1/1 BIN:0 0-79

### **INSURED**

TOWN OF KINDRED COMMUNITY DEVELOPME DISTRICT C/O RIZZETTA & COMPANY 3434 COLWELL AVE SUITE 200 TAMPA, FL 33614

### **AGENT**

EGIS INSURANCE & RISK ADVISORS 150 E PALMETTO PARK RD SUITE 705 BOCA RATON, FL 33432-4827

DISCLOSURE					
TOTAL PREMIUMS	\$30,356.00				
DOWN PAYMENT	\$3,035.60				
AMOUNT FINANCED	\$27,320.40				
FINANCE CHARGE	\$912.99				
ASSESSMENTS	\$95.90				
TOTAL PAYMENTS	\$28,329.29				
NUMBER OF PAYMENTS	11				
PAYMENT AMOUNT	\$2,575.39				
ANNUAL % RATE	6.600				
ACCEPTANCE DATE	10/05/22				

The terms and conditions of your premium finance agreement govern this loan. If for any reason you did not authorize this request for financing of your insurance premium, notify us immediately at the address or telephone number shown above.

SCHEDULE OF PAYMENTS					
PYMT NO.	DUE DATE	AMOUNT			
1	11/01/22	\$2,575.39			
2	12/01/22	\$2,575.39			
3	01/01/23	\$2,575.39			
4	02/01/23	\$2,575.39			
5	03/01/23	\$2,575.39			
6	04/01/23	\$2,575.39			
7	05/01/23	\$2,575.39			
8	06/01/23	\$2,575.39			
9	07/01/23	\$2,575.39			
10	08/01/23	\$2,575.39			
11	09/01/23	\$2,575.39			



### SCHEDULE OF POLICIES

POLICY PREFIX AND NUMBER	EFFECTIVE DATE	FULL NAME OF INSURER AND GENERAL AGENT OTHER THAN SUBMITTING PRODUCER TO WHOM COPY OF THIS NOTICE WAS SENT	COVERAGE FIRE, AUTO MAR, I.M., CAS	POLICY TERM IN MONTHS COVERED BY PREM.	PREMIUM FINANCED
PENDING	10/01/22	LLOYD'S LONDON - CERTAIN UNDERWRITE FLORIDA INSURANCE ALLIANCE	PKG	12	\$30,356.00

Make online payments or view account information at www.ipfs.com. Please use access code L99JN9DE to register (first time users).

### Town of Kindred CDD Kissimmee Utility Authority Summary Electric 04/23 Dated: 05/16/23 03/05/23 - 04/05/23 Due: 06/03/23

Account	<b>Location</b>	Service Address Code		<u>Amount</u>
002268735-001295360	Electric	14001 Cross Prairie Parkway	53100-4307	\$ 6,088.60
002268735-001295370	Electric	19851 Red Canyon Dr FTN	53100-4301	\$ 684.40
002268735-001296190	Electric	19751 Partin Terrace Road	53100-4301	\$ 758.45
002268735-001296200	Electric	14301 Silverado Flats St IRR FTN	53100-4301	\$ 14.81
002268735-001304010	Electric	14711 Silverado Flats ST	53100-4301	\$ 19.28
002268735-001304020	Electric	14251 Silverado Flats St	53100-4301	\$ 14.98
002268735-001341610	Electric	19831 Red Canyon Drive Entry FTN	53100-4301	\$ 692.35
002268735-001352940	Electric	14901 Diamond Loop Drive	53100-4301	\$ 14.67
002268735-001352950	Electric	18681 Partin Terrace Road	53100-4301	\$ 14.51
002268735-001352960	Electric	18541 Hickory Bluff Road	53100-4301	\$ 14.35
002268735-001353540	Electric	17461 Ranger Highlands Road LFSTN	53100-4301	\$ 362.94
002268735-001353690	Electric	1450 Diamond Loop Drive	53100-4301	\$ 1,852.27
002268735-001356530	Electric	14311 Cross Prairie Pkwy FTN	53100-4301	\$ 682.81
002268735-001385090	Electric	17511 Ranger Highlands Rd - Aerator	53100-4301	\$ 390.76
002268735-001385200	Electric	17861 Ranger Highlands Rd	53100-4301	\$ 13.87
002268735-001385210	Electric	18211 Henry Partin	53100-4301	\$ 147.99
002268735-001386730	Electric	17291 Ranger Highland Rd	53100-4301	\$ 570.32
002268735-123458650	Electric	15051 Kensley Avenue	53100-4301	\$ 15.31
002268735-123464950	Electric	14601 Taos Avenue - Irr	53100-4301	\$ 14.81
			Total	\$ 12,367.48
			Summary	
			001 53100 4307	\$ 6,088.60
			001 53100-4301	\$ 6,278.88
			Total	\$ 12,367.48

Matches amount on bank statement



: 407-933-9800 : 407-933-9898 SCAN TO

Customer ID – Account ID: Customer Name: 002268735-001295360 TOWN OF KINDRED CDD

Service Address: 14001 CROSS PRAIRIE PARKWAY FTN1/VL PH1

 Bill Date:
 05/16/23

 Next Scheduled Read Date:
 06/08/23

**BILL SUMMARY** 

Previous Balance \$6,131.72 Payments \$6,131.72 +

Current Charges \$6,088.60

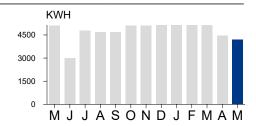
**Balance Due** \$6,088.60

### **CURRENT CHARGES**

KUA ELECTRIC SERVICE	\$5,003.30
Electric	\$562.94
Outdoor Lighting Charge	\$4,542.85
Fuel Adjustment	-\$113.57
Customer Charge	\$11.08
CITY/COUNTY TAXES & TRANSFER FEE	\$1,085.30
TOTAL CURRENT CHARGES	\$6,088.60

### **USAGE DETAILS**

Electric - Commercial
Daily Avg. - 135.22 kWh/Day
Use One Year Ago - 165.16 kWh/Day
Daily Avg. Cost - \$161.40



### **SERVICE TYPE**

	Meter Id	Current Read Date	Current Read	Previous Read Date	Previous Reading	Meter Mult.	Billed Usage	Days of Service
Electric	0157332164	05/09/23	173,843	04/08/23	169,651	1	4,192	31
Demand	0157332164	05/09/23	13.10	04/08/23	13.12	1	13.10	31

### **MESSAGE from KUA**



Following a March public hearing, Kissimmee Utility Authority updated its Electric Service Tariffs. The updates are meant to reduce certain fees that are no longer necessary due to efficiencies gained through our AMI system. **EFFECTIVE MAY 1, 2023**, we are now asking our customers that require service at their location to pay for the trip. To learn more **visit kua.com/rates.** 

Page 1 of 2



PO Box 423219 Kissimmee, FL 34742-3219 Customer ID - Account ID 002268735-001295360

**Total Amount Due** 

Past Due Pay Now \$0.00

Due Date 06/03/23

\$6,088.60

\* \$6,088.60 will be drafted from your bank account on 6/3/2023 via E-Payment.



0025607254

Make Checks Payable To:

KISSIMMEE UTILITY AUTHORITY DEPT. 96 P.O. BOX 2252 BIRMINGHAM, AL 35246-0096

--իլիվՈր-իննել|||Որկրգիլ||իկելիիլելոր-ակինակի



407-933-9800 407-933-9898

**PAY BILL** 

**SCAN TO** 

Customer ID - Account ID: **Customer Name:** Service Address:

TOWN OF KINDRED CDD 19851 RED CANYON DRIVE FTN 2

002268735-001295370

05/16/23

**Next Scheduled Read Date:** 06/08/23

**BILL SUMMARY** 

**Previous Balance** \$703.54

**Payments** \$703.54

**Current Charges** \$684.40

Bill Date:

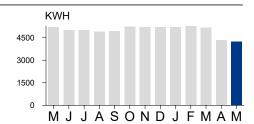
**Balance Due** \$684.40

### **CURRENT CHARGES**

KUA ELECTRIC SERVICE	\$539.84
Electric	\$567.24
Fuel Adjustment	-\$38.48
Customer Charge	\$11.08
CITY/COUNTY TAXES & TRANSFER FEE	\$144.56
TOTAL CURRENT CHARGES	\$684.40

### **USAGE DETAILS**

Electric - Commercial Daily Avg. - 136.25 kWh/Day Use One Year Ago - 167.54 kWh/Day Daily Avg. Cost - \$17.41



### **SERVICE TYPE**

	Meter Id	Current Read Date	Current Read	Previous Read Date	Previous Reading	Meter Mult.	Billed Usage	Days of Service
Electric	0157332159	05/09/23	177,964	04/08/23	173,740	1	4,224	31
Demand	0157332159	05/09/23	11.97	04/08/23	12.00	1	11.97	31

### **MESSAGE from KUA**



Following a March public hearing, Kissimmee Utility Authority updated its Electric Service Tariffs. The updates are meant to reduce certain fees that are no longer necessary due to efficiencies gained through our AMI system. **EFFECTIVE MAY 1, 2023**, we are now asking our customers that require service at their location to pay for the trip. To learn more visit kua.com/rates.

Page 1 of 2



PO Box 423219 Kissimmee, FL 34742-3219 Customer ID - Account ID 002268735-001295370

**Past Due Pay Now** \$0.00

**Due Date** 06/03/23

**Total Amount Due** 

\* \$684.40 will be drafted from your bank account on 6/3/2023 via E-Payment.



Make Checks Payable To:

KISSIMMEE UTILITY AUTHORITY DEPT. 96 P.O. BOX 2252 BIRMINGHAM, AL 35246-0096

դԱլիդիիոյթերերովՈԱյիլերերթիոյթիուներենոեյիդ



r Service: 407-933-9800 Reporting: 407-933-9898



Customer ID – Account ID: Customer Name: Service Address: Bill Date: Next Scheduled Read Date: 002268735-001296190 TOWN OF KINDRED CDD 19751 PARTIN TERRACE ROAD 05/16/23 06/08/23

**BILL SUMMARY** 

Previous Balance \$753.26 Payments \$753.26

+

Current Charges \$758.45

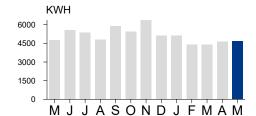
Balance Due \$758.45

### **CURRENT CHARGES**

KUA ELECTRIC SERVICE	\$598.17
Electric	\$629.82
Fuel Adjustment	-\$42.73
Customer Charge	\$11.08
CITY/COUNTY TAXES & TRANSFER FEE	\$160.28
TOTAL CURRENT CHARGES	\$758.45

### **USAGE DETAILS**

Electric - Commercial
Daily Avg. - 151.29 kWh/Day
Use One Year Ago - 153.61 kWh/Day
Daily Avg. Cost - \$19.30



### SERVICE TYPE

	Meter Id	Current Read Date	Current Read	Previous Read Date	Previous Reading	Meter Mult.	Billed Usage	Days of Service
Electric	0157332110	05/09/23	192,543	04/08/23	187,853	1	4,690	31
Demand	0157332110	05/09/23	12.36	04/08/23	12.61	1	12.36	31

### **MESSAGE from KUA**



Following a March public hearing, Kissimmee Utility Authority updated its Electric Service Tariffs. The updates are meant to reduce certain fees that are no longer necessary due to efficiencies gained through our AMI system. **EFFECTIVE MAY 1, 2023**, we are now asking our customers that require service at their location to pay for the trip. To learn more **visit kua.com/rates.** 

Page 1 of 2



PO Box 423219 Kissimmee, FL 34742-3219 Customer ID - Account ID 002268735-001296190

**Total Amount Due** 

Past Due Pay Now \$0.00

Due Date 06/03/23

\$758.45

\* \$758.45 will be drafted from your bank account on 6/3/2023 via E-Payment.



0025606529

Make Checks Payable To:

KISSIMMEE UTILITY AUTHORITY DEPT. 96 P.O. BOX 2252 BIRMINGHAM, AL 35246-0096

<u>իրականականինիրին հանակիրինինինինինինինին</u>



407-933-9800 407-933-9898

**PAY BILL** 

**SCAN TO** 

Customer ID - Account ID: 002268735-001296200 **Customer Name:** TOWN OF KINDRED CDD Service Address:

14301 SILVERADO FLATS STREET IRR

05/16/23

Bill Date: **Next Scheduled Read Date:** 06/08/23

### **BILL SUMMARY**

**Previous Balance** \$14.81

**Payments** \$14.81

**Current Charges** \$14.81

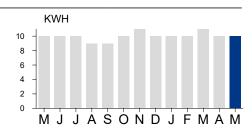
**Balance Due** \$14.81

### **CURRENT CHARGES**

KUA ELECTRIC SERVICE	\$12.32
Electric	\$1.34
Fuel Adjustment	-\$0.10
Customer Charge	\$11.08
CITY/COUNTY TAXES & TRANSFER FEE	\$2.49
TOTAL CURRENT CHARGES	\$14.81

### **USAGE DETAILS**





### **METER DATA**

Meter #:	0153574457
Current:	330 on 05/09/23
Previous:	320 on 04/08/23
Total Usage:	10 kWh
Days Of Service:	31

### **MESSAGE from KUA**



Following a March public hearing, Kissimmee Utility Authority updated its Electric Service Tariffs. The updates are meant to reduce certain fees that are no longer necessary due to efficiencies gained through our AMI system. **EFFECTIVE MAY 1, 2023**, we are now asking our customers that require service at their location to pay for the trip. To learn more visit kua.com/rates.

Page 1 of 2



PO Box 423219 Kissimmee, FL 34742-3219 Customer ID - Account ID 002268735-001296200

**Total Amount Due** 

**Past Due Pay Now** \$0.00

**Due Date** 06/03/23

\* \$14.81 will be drafted from your bank account on 6/3/2023 via E-Payment.



Make Checks Payable To:

KISSIMMEE UTILITY AUTHORITY DEPT. 96 P.O. BOX 2252 BIRMINGHAM, AL 35246-0096

ՈւսՈիսՈվիինՈիՈրիՈւմիՈնիմիվիայիինիսիկիցիդի



407-933-9800 407-933-9898



Customer ID - Account ID: **Customer Name:** Service Address:

TOWN OF KINDRED CDD 14711 SILVERADO FLATS STREET

05/16/23

002268735-001304010

Bill Date: **Next Scheduled Read Date:** 06/08/23

**BILL SUMMARY** 

**Previous Balance** \$19.12

**Payments** \$19.12

**Current Charges** \$19.28

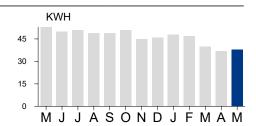
**Balance Due** \$19.28

### **CURRENT CHARGES**

KUA ELECTRIC SERVICE	\$15.84
Electric	\$5.10
Fuel Adjustment	-\$0.34
Customer Charge	\$11.08
CITY/COUNTY TAXES & TRANSFER FEE	\$3.44
TOTAL CURRENT CHARGES	\$19.28

### **USAGE DETAILS**





### METER DATA

METERVAIA	
Meter #:	0153574484
Current:	2,016 on 05/09/23
Previous:	1,978 on 04/08/23
Total Usage:	38 kWh
Days Of Service:	31

### **MESSAGE from KUA**



Following a March public hearing, Kissimmee Utility Authority updated its Electric Service Tariffs. The updates are meant to reduce certain fees that are no longer necessary due to efficiencies gained through our AMI system. **EFFECTIVE MAY 1, 2023**, we are now asking our customers that require service at their location to pay for the trip. To learn more visit kua.com/rates.

Page 1 of 2



PO Box 423219 Kissimmee, FL 34742-3219 Customer ID - Account ID 002268735-001304010

**Total Amount Due** 

**Past Due Pay Now** \$0.00

**Due Date** 06/03/23

\$19.28

\* \$19.28 will be drafted from your bank account on 6/3/2023 via E-Payment.



Make Checks Payable To:

KISSIMMEE UTILITY AUTHORITY DEPT. 96 P.O. BOX 2252 BIRMINGHAM, AL 35246-0096

հրդել,ՈՈլեվՈՈլեկոնիակՈւցիՈկուկիելիակիակիրհիրհիրդիի



407-933-9800 407-933-9898



Customer ID - Account ID: **Customer Name:** Service Address:

TOWN OF KINDRED CDD 14251 SILVERADO FLATS STREET

05/16/23

002268735-001304020

06/08/23

**Bill Date: Next Scheduled Read Date:** 

**BILL SUMMARY** 

**Previous Balance** \$14.81

**Payments** \$14.81

**Current Charges** \$14.98

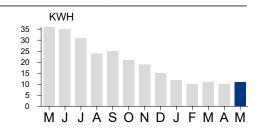
**Balance Due** \$14.98

### **CURRENT CHARGES**

KUA ELECTRIC SERVICE	\$12.46
Electric	\$1.48
Fuel Adjustment	-\$0.10
Customer Charge	\$11.08
CITY/COUNTY TAXES & TRANSFER FEE	\$2.52
TOTAL CURRENT CHARGES	\$14.98

### **USAGE DETAILS**





### METER DATA

METERBAIA	
Meter #:	0160638937
Current:	951 on 05/09/23
Previous:	940 on 04/08/23
Total Usage:	11 kWh
Days Of Service:	31

### **MESSAGE from KUA**



Following a March public hearing, Kissimmee Utility Authority updated its Electric Service Tariffs. The updates are meant to reduce certain fees that are no longer necessary due to efficiencies gained through our AMI system. EFFECTIVE MAY 1, 2023, we are now asking our customers that require service at their location to pay for the trip. To learn more visit kua.com/rates.

Page 1 of 2



PO Box 423219 Kissimmee, FL 34742-3219 Customer ID - Account ID 002268735-001304020

**Total Amount Due** 

Past Due Pay Now \$0.00

**Due Date** 06/03/23

\* \$14.98 will be drafted from your bank account on 6/3/2023 via E-Payment.



Make Checks Payable To:

KISSIMMEE UTILITY AUTHORITY DEPT. 96 P.O. BOX 2252 BIRMINGHAM, AL 35246-0096

||||Ասհրդեմոլինսնսկինսմիրիոր||Արիվ|Արկ|Արիվ|



407-933-9800 407-933-9898

**PAY BILL** 

**SCAN TO** 

Customer ID - Account ID: **Customer Name:** 

Service Address:

Bill Date:

TOWN OF KINDRED CDD 19831 RED CANYON DRIVE ENTRY FTN

05/16/23

002268735-001341610

**Next Scheduled Read Date:** 06/08/23

**BILL SUMMARY** 

**Previous Balance** \$576.12

**Payments** \$576.12

**Current Charges** \$692.35

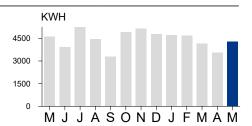
**Balance Due** \$692.35

### **CURRENT CHARGES**

KUA ELECTRIC SERVICE	\$546.10	
Electric	\$573.95	
Fuel Adjustment	-\$38.93	
Customer Charge	\$11.08	
CITY/COUNTY TAXES & TRANSFER FEE	\$146.25	
TOTAL CURRENT CHARGES	\$692.35	

### **USAGE DETAILS**

Electric - Commercial Daily Avg. - 137.87 kWh/Day Use One Year Ago - 149.16 kWh/Day Daily Avg. Cost - \$17.62



### **SERVICE TYPE**

	Meter Id	Current Read Date	Current Read	Previous Read Date	Previous Reading	Meter Mult.	Billed Usage	Days of Service
Electric	0157332564	05/09/23	148,015	04/08/23	143,741	1	4,274	31
Demand	0157332564	05/09/23	11.92	04/08/23	12.08	1	11.92	31

### **MESSAGE from KUA**



Following a March public hearing, Kissimmee Utility Authority updated its Electric Service Tariffs. The updates are meant to reduce certain fees that are no longer necessary due to efficiencies gained through our AMI system. **EFFECTIVE MAY 1, 2023**, we are now asking our customers that require service at their location to pay for the trip. To learn more visit kua.com/rates.

Page 1 of 2



PO Box 423219 Kissimmee, FL 34742-3219 Customer ID - Account ID 002268735-001341610

**Total Amount Due** 

**Past Due Pay Now** \$0.00

**Due Date** 06/03/23

\* \$692.35 will be drafted from your bank account on 6/3/2023 via E-Payment.



Make Checks Payable To:

KISSIMMEE UTILITY AUTHORITY DEPT. 96 P.O. BOX 2252 BIRMINGHAM, AL 35246-0096

մ||Ավիկիկոլե||ԱՍկրոիսիդեՄ||հովոդե|||<sub>|</sub>|լուկԱ



407-933-9800 407-933-9898



Customer ID – Account ID: Customer Name: Service Address: Bill Date: Next Scheduled Read Date: 002268735-001352940 TOWN OF KINDRED CDD 14901 DIAMOND LOOP DRIVE 05/16/23 06/08/23

**BILL SUMMARY** 

Previous Balance \$14.51 Payments \$14.51

+

Current Charges \$14.67 =

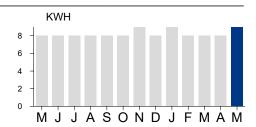
Balance Due \$14.67

### **CURRENT CHARGES**

KUA ELECTRIC SERVICE	\$12.20
Electric	\$1.21
Fuel Adjustment	-\$0.09
Customer Charge	\$11.08
CITY/COUNTY TAXES & TRANSFER FEE	\$2.47
TOTAL CURRENT CHARGES	\$14.67

### **USAGE DETAILS**

Electric - Commercial
Daily Avg. - 0.29 kWh/Day
Use One Year Ago - 0.25 kWh/Day
Daily Avg. Cost - \$0.39



### METER DATA

Meter #:	0157328311
Current:	312 on 05/09/23
Previous:	303 on 04/08/23
Total Usage:	9 kWh
Days Of Service:	31

### **MESSAGE from KUA**



Following a March public hearing, Kissimmee Utility Authority updated its Electric Service Tariffs. The updates are meant to reduce certain fees that are no longer necessary due to efficiencies gained through our AMI system. **EFFECTIVE MAY 1, 2023**, we are now asking our customers that require service at their location to pay for the trip. To learn more **visit kua.com/rates.** 

Page 1 of 2



PO Box 423219 Kissimmee, FL 34742-3219 Customer ID – Account ID 002268735-001352940

**Total Amount Due** 

Past Due Pay Now \$0.00

Due Date 06/03/23

\$14.67

\* \$14.67 will be drafted from your bank account on 6/3/2023 via E-Payment.



0025606572

Make Checks Payable To:

KISSIMMEE UTILITY AUTHORITY DEPT. 96 P.O. BOX 2252 BIRMINGHAM, AL 35246-0096

հիսիսիովիկինիցերհերկլիկ<sub>յուն</sub>իլիլինհինկին



407-933-9800 407-933-9898 SCANTO

PAY BILL

Customer ID – Account ID: Customer Name: Service Address: Bill Date:

**Next Scheduled Read Date:** 

002268735-001352950 TOWN OF KINDRED CDD 18681 PARTIN TERRACE ROAD 05/16/23 06/08/23

**BILL SUMMARY** 

Previous Balance \$14.51 Payments \$14.51

+

Current Charges \$14.51 =

Balance Due \$14.51

### **CURRENT CHARGES**

KUA ELECTRIC SERVICE	\$12.08
Electric	\$1.08
Fuel Adjustment	-\$0.08
Customer Charge	\$11.08
CITY/COUNTY TAXES & TRANSFER FEE	\$2.43
TOTAL CURRENT CHARGES	\$14.51

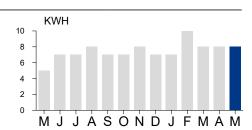
### **USAGE DETAILS**

Electric - Commercial

Daily Avg. - 0.25 kWh/Day

Use One Year Ago - 0.16 kWh/Day

Daily Avg. Cost - \$0.39



### METER DATA

METERBAIA	
Meter #:	0153574485
Current:	323 on 05/09/23
Previous:	315 on 04/08/23
Total Usage:	8 kWh
Days Of Service:	31

### **MESSAGE from KUA**



Following a March public hearing, Kissimmee Utility Authority updated its Electric Service Tariffs. The updates are meant to reduce certain fees that are no longer necessary due to efficiencies gained through our AMI system. **EFFECTIVE MAY 1, 2023**, we are now asking our customers that require service at their location to pay for the trip. To learn more **visit kua.com/rates.** 

Page 1 of 2



PO Box 423219 Kissimmee, FL 34742-3219 Customer ID – Account ID 002268735-001352950

**Total Amount Due** 

Past Due Pay Now \$0.00

Due Date 06/03/23

\$14.51

\* \$14.51 will be drafted from your bank account on 6/3/2023 via E-Payment.



0025606573

### Make Checks Payable To:

KISSIMMEE UTILITY AUTHORITY DEPT. 96 P.O. BOX 2252 BIRMINGHAM, AL 35246-0096

վորդիկ|||լիդիր|իսլ|լոլիդիդիկ||լիս#||կ||կ||



Service: 407-933-9800 eporting: 407-933-9898



Customer ID – Account ID: Customer Name: Service Address: Bill Date: Next Scheduled Read Date: 002268735-001352960 TOWN OF KINDRED CDD 18541 HICKORY BLUFF ROAD 05/16/23 06/08/23

**BILL SUMMARY** 

Previous Balance \$14.51 Payments \$14.51

+

Current Charges \$14.35

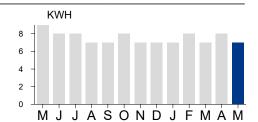
Balance Due \$14.35

### **CURRENT CHARGES**

KUA ELECTRIC SERVICE	\$11.95
Electric	\$0.94
Fuel Adjustment	-\$0.07
Customer Charge	\$11.08
CITY/COUNTY TAXES & TRANSFER FEE	\$2.40
TOTAL CURRENT CHARGES	\$14.35

### **USAGE DETAILS**

Electric - Commercial
Daily Avg. - 0.22 kWh/Day
Use One Year Ago - 0.29 kWh/Day
Daily Avg. Cost - \$0.39



### METER DATA

Meter #:	0153573887
Current:	316 on 05/09/23
Previous:	309 on 04/08/23
Total Usage:	7 kWh
Days Of Service:	31

### **MESSAGE from KUA**



Following a March public hearing, Kissimmee Utility Authority updated its Electric Service Tariffs. The updates are meant to reduce certain fees that are no longer necessary due to efficiencies gained through our AMI system. **EFFECTIVE MAY 1, 2023**, we are now asking our customers that require service at their location to pay for the trip. To learn more **visit kua.com/rates.** 

Page 1 of 2



PO Box 423219 Kissimmee, FL 34742-3219 Customer ID - Account ID 002268735-001352960

**Total Amount Due** 

Past Due Pay Now \$0.00

Due Date 06/03/23

\$1/135

\* \$14.35 will be drafted from your bank account on 6/3/2023 via E-Payment.



0025606574

Make Checks Payable To:

KISSIMMEE UTILITY AUTHORITY DEPT. 96 P.O. BOX 2252 BIRMINGHAM, AL 35246-0096

լույրարդիլիդիգուրույլույլըգդա<u>լ</u>ա



407-933-9800 407-933-9898



Customer ID – Account ID:
Customer Name:

TOWN OF KINDRED CDD

002268735-001353540

Service Address: 17461 RANGER HIGHLANDS LFSTA ROAD Bill Date: 05/16/23

06/08/23

**Next Scheduled Read Date:** 

**BILL SUMMARY** 

Previous Balance \$347.66 Payments \$347.66



Current Charges \$362.94



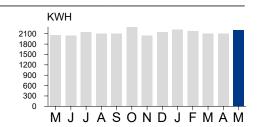
Balance Due \$362.94

### **CURRENT CHARGES**

KUA ELECTRIC SERVICE	\$286.60
Electric	\$295.58
Fuel Adjustment	-\$20.06
Customer Charge	\$11.08
CITY/COUNTY TAXES & TRANSFER FEE	\$76.34
TOTAL CURRENT CHARGES	\$362.94

### **USAGE DETAILS**





### **METER DATA**

0156888052
65,836 on 05/09/23
63,635 on 04/08/23
2,201 kWh
31

### **MESSAGE from KUA**



Following a March public hearing, Kissimmee Utility Authority updated its Electric Service Tariffs. The updates are meant to reduce certain fees that are no longer necessary due to efficiencies gained through our AMI system. **EFFECTIVE MAY 1, 2023**, we are now asking our customers that require service at their location to pay for the trip. To learn more **visit kua.com/rates.** 

Page 1 of 2



PO Box 423219 Kissimmee, FL 34742-3219 Customer ID - Account ID 002268735-001353540

**Total Amount Due** 

Past Due Pay Now \$0.00

Due Date 06/03/23

Ψ00<u>1</u>.04

\* \$362.94 will be drafted from your bank account on 6/3/2023 via E-Payment.



0025606575

Make Checks Payable To:

KISSIMMEE UTILITY AUTHORITY DEPT. 96 P.O. BOX 2252 BIRMINGHAM, AL 35246-0096

հիկիսարժակկիավարդիկիցիկիցիկիցի



407-933-9800 407-933-9898 SCANTO

PAY BILL

Customer ID – Account ID: Customer Name: Service Address: Bill Date: Next Scheduled Read Date: 002268735-001353690 TOWN OF KINDRED CDD 1450 DIAMOND LOOP DRIVE 05/16/23 06/08/23

**BILL SUMMARY** 

Previous Balance \$1,854.48 Payments \$1,854.48 +

Current Charges \$1,852.27

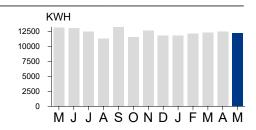
**Balance Due** \$1,852.27

### CURRENT CHARGES

KUA ELECTRIC SERVICE	\$1,454.76
Electric	\$1,240.63
Demand Charge	\$269.99
Fuel Adjustment	-\$111.40
Customer Charge	\$55.54
CITY/COUNTY TAXES & TRANSFER FEE	\$397.51
TOTAL CURRENT CHARGES	\$1,852.27

### **USAGE DETAILS**





### **SERVICE TYPE**

	Meter Id	Current Read Date	Current Read	Previous Read Date	Previous Reading	Meter Mult.	Billed Usage	Days of Service
Electric	0156883425	05/09/23	445,508	04/08/23	433,279	1	12,229	31
Demand	0156883425	05/09/23	30.37	04/08/23	27.46	1	30.37	31

### **MESSAGE from KUA**



Following a March public hearing, Kissimmee Utility Authority updated its Electric Service Tariffs. The updates are meant to reduce certain fees that are no longer necessary due to efficiencies gained through our AMI system. **EFFECTIVE MAY 1, 2023**, we are now asking our customers that require service at their location to pay for the trip. To learn more **visit kua.com/rates.** 

Page 1 of 2



PO Box 423219 Kissimmee, FL 34742-3219 Customer ID - Account ID 002268735-001353690

**Total Amount Due** 

Past Due Pay Now \$0.00

Due Date 06/03/23 \$1,852.27

\* \$1,852.27 will be drafted from your bank account on 6/3/2023 via E-Payment.



0025607362

Make Checks Payable To:

KISSIMMEE UTILITY AUTHORITY DEPT. 96 P.O. BOX 2252 BIRMINGHAM, AL 35246-0096

դ-ի-իովիիդիդ Ադհիդի-Ա-դվիերանիանիություն



407-933-9800 407-933-9898



Customer ID - Account ID: **Customer Name:** Service Address:

TOWN OF KINDRED CDD

14311 CROSS PRAIRIE PARKWAY FTN

05/16/23

002268735-001356530

Bill Date: **Next Scheduled Read Date:** 06/08/23

**BILL SUMMARY** 

**Previous Balance** \$716.86

**Payments** \$716.86



**Current Charges** \$682.81

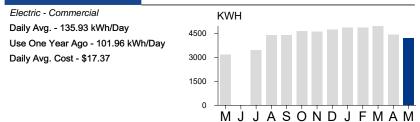


**Balance Due** \$682.81

### **CURRENT CHARGES**

KUA ELECTRIC SERVICE	\$538.59
Electric	\$565.90
Fuel Adjustment	-\$38.39
Customer Charge	\$11.08
CITY/COUNTY TAXES & TRANSFER FEE	\$144.22
TOTAL CURRENT CHARGES	\$682.81

### **USAGE DETAILS**



### **METER DATA** Meter #: 0157332165 Current: 157,094 on 05/09/23 152,880 on 04/08/23 Previous: 4,214 kWh Total Usage: Days Of Service: 31

### **MESSAGE from KUA**



Following a March public hearing, Kissimmee Utility Authority updated its Electric Service Tariffs. The updates are meant to reduce certain fees that are no longer necessary due to efficiencies gained through our AMI system. **EFFECTIVE MAY 1, 2023**, we are now asking our customers that require service at their location to pay for the trip. To learn more visit kua.com/rates.

Page 1 of 2



PO Box 423219 Kissimmee, FL 34742-3219 Customer ID - Account ID 002268735-001356530

**Total Amount Due** 

Past Due Pay Now \$0.00

**Due Date** 06/03/23

\* \$682.81 will be drafted from your bank account on 6/3/2023 via E-Payment.



Make Checks Payable To:

KISSIMMEE UTILITY AUTHORITY DEPT. 96 P.O. BOX 2252 BIRMINGHAM, AL 35246-0096

թեսիկոլերեր կուկին վրբոր ՍիթեՄի կոլի վրրուդր կվիհիվ



407-933-9800 407-933-9898

**SCAN TO PAY BILL** 

Customer ID - Account ID: **Customer Name:** Service Address:

**Next Scheduled Read Date:** 

TOWN OF KINDRED CDD 17511 RANGER HIGHLANDS ROAD

**AERATOR** 

06/08/23

002268735-001385090

05/16/23

**BILL SUMMARY** 

**Previous Balance** \$401.84

**Payments** \$401.84

**Current Charges** \$390.76

**Bill Date:** 

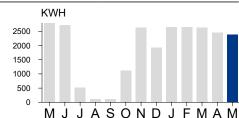
**Balance Due** \$390.76

### **CURRENT CHARGES**

KUA ELECTRIC SERVICE	\$308.51
Electric	\$319.07
Fuel Adjustment	-\$21.64
Customer Charge	\$11.08
CITY/COUNTY TAXES & TRANSFER FEE	\$82.25
TOTAL CURRENT CHARGES	\$390.76

### **USAGE DETAILS**





### **METER DATA**

Meter #:	0157343347
Current:	76,715 on 05/09/23
Previous:	74,339 on 04/08/23
Total Usage:	2,376 kWh
Days Of Service:	31

### **MESSAGE from KUA**



Following a March public hearing, Kissimmee Utility Authority updated its Electric Service Tariffs. The updates are meant to reduce certain fees that are no longer necessary due to efficiencies gained through our AMI system. **EFFECTIVE MAY 1, 2023**, we are now asking our customers that require service at their location to pay for the trip. To learn more visit kua.com/rates.

Page 1 of 2



PO Box 423219 Kissimmee, FL 34742-3219 Customer ID - Account ID 002268735-001385090

**Total Amount Due** 

**Past Due Pay Now** \$0.00

**Due Date** 06/03/23

\* \$390.76 will be drafted from your bank account on 6/3/2023 via E-Payment.



### Make Checks Payable To:

KISSIMMEE UTILITY AUTHORITY DEPT. 96 P.O. BOX 2252 BIRMINGHAM, AL 35246-0096

լկիակակիցականընթվարժայակներների կոլիսիկ



407-933-9800 407-933-9898 **SCAN TO** 

**PAY BILL** 

Customer ID - Account ID: **Customer Name:** Service Address:

TOWN OF KINDRED CDD

17861 RANGER HIGHLANDS ROAD

05/16/23

002268735-001385200

Bill Date: **Next Scheduled Read Date:** 06/08/23

**BILL SUMMARY** 

**Previous Balance** \$14.03

**Payments** \$14.03

**Current Charges** \$13.87

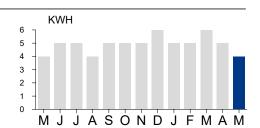
**Balance Due** \$13.87

### **CURRENT CHARGES**

KUA ELECTRIC SERVICE	\$11.58
Electric	\$0.54
Fuel Adjustment	-\$0.04
Customer Charge	\$11.08
CITY/COUNTY TAXES & TRANSFER FEE	\$2.29
TOTAL CURRENT CHARGES	\$13.87

### **USAGE DETAILS**

Electric - Commercial Daily Avg. - 0.12 kWh/Day Use One Year Ago - 0.12 kWh/Day Daily Avg. Cost - \$0.37



### **METER DATA**

Meter #:	0157342560
Current:	157 on 05/09/23
Previous:	153 on 04/08/23
Total Usage:	4 kWh
Days Of Service:	31

### **MESSAGE from KUA**



Following a March public hearing, Kissimmee Utility Authority updated its Electric Service Tariffs. The updates are meant to reduce certain fees that are no longer necessary due to efficiencies gained through our AMI system. **EFFECTIVE MAY 1, 2023**, we are now asking our customers that require service at their location to pay for the trip. To learn more visit kua.com/rates.

Page 1 of 2



PO Box 423219 Kissimmee, FL 34742-3219 Customer ID - Account ID 002268735-001385200

**Total Amount Due** 

**Past Due Pay Now** \$0.00

**Due Date** 06/03/23

\$13.87

\* \$13.87 will be drafted from your bank account on 6/3/2023 via E-Payment.



Make Checks Payable To:

KISSIMMEE UTILITY AUTHORITY DEPT. 96 P.O. BOX 2252 BIRMINGHAM, AL 35246-0096

իրդիր Ազմին Միմոլիս ի Արգիկին կինկուկիր հուրիկինի



407-933-9800 407-933-9898



Customer ID - Account ID: **Customer Name:** Service Address: Bill Date: **Next Scheduled Read Date:** 

002268735-001385210 TOWN OF KINDRED CDD 18211 HENRY PARTIN ROAD 05/16/23 06/08/23

**PAY BILL** 

**BILL SUMMARY** 

**Previous Balance** \$528.77

**Payments** \$528.77

**Current Charges** \$147.99

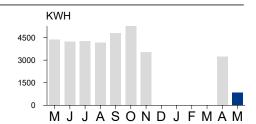
**Balance Due** \$147.99

### CURRENT CHARGES

KUA ELECTRIC SERVICE	\$117.23
Electric	\$113.87
Fuel Adjustment	-\$7.72
Customer Charge	\$11.08
CITY/COUNTY TAXES & TRANSFER FEE	\$30.76
TOTAL CURRENT CHARGES	\$147.99

### **USAGE DETAILS**

Electric - Commercial Daily Avg. - 27.35 kWh/Day Use One Year Ago - 141.29 kWh/Day Daily Avg. Cost - \$3.78



### **SERVICE TYPE**

	Meter Id	Current Read Date	Current Read	Previous Read Date	Previous Reading	Meter Mult.	Billed Usage	Days of Service
Electric	0153573495	05/09/23	139,303	04/08/23	138,455	1	848	31
Demand	0153573495	05/09/23	12.39	04/08/23	12.58	1	12.39	31

### **MESSAGE from KUA**



Following a March public hearing, Kissimmee Utility Authority updated its Electric Service Tariffs. The updates are meant to reduce certain fees that are no longer necessary due to efficiencies gained through our AMI system. **EFFECTIVE MAY 1, 2023**, we are now asking our customers that require service at their location to pay for the trip. To learn more visit kua.com/rates.

Page 1 of 2



PO Box 423219 Kissimmee, FL 34742-3219 Customer ID - Account ID 002268735-001385210

**Total Amount Due** 

**Past Due Pay Now** \$0.00

**Due Date** 06/03/23

\* \$147.99 will be drafted from your bank account on 6/3/2023 via E-Payment.



Make Checks Payable To:

KISSIMMEE UTILITY AUTHORITY DEPT. 96 P.O. BOX 2252 BIRMINGHAM, AL 35246-0096

իվելՈկեսվերիվից||եցինիկ||ըսց||իցնիսվել||կց



407-933-9800 407-933-9898

**SCAN TO** 

**PAY BILL** 

Customer ID - Account ID: 002268735-001386730 **Customer Name:** TOWN OF KINDRED CDD Service Address:

17291 RANGER HIGHLANDS ROAD

05/16/23

**Next Scheduled Read Date:** 06/08/23

**BILL SUMMARY** 

**Previous Balance** \$1,140.90

**Payments** \$1,140.90

**Current Charges** \$570.32

Bill Date:

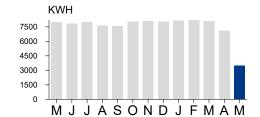
**Balance Due** \$570.32

### CURRENT CHARGES

KUA ELECTRIC SERVICE	\$449.96
Electric	\$470.82
Fuel Adjustment	-\$31.94
Customer Charge	\$11.08
CITY/COUNTY TAXES & TRANSFER FEE	\$120.36
TOTAL CURRENT CHARGES	\$570.32

### **USAGE DETAILS**

Electric - Commercial Daily Avg. - 113.09 kWh/Day Use One Year Ago - 258.54 kWh/Day Daily Avg. Cost - \$14.51



### **SERVICE TYPE**

	Meter Id	Current Read Date	Current Read	Previous Read Date	Previous Reading	Meter Mult.	Billed Usage	Days of Service
Electric	0157332157	05/09/23	278,632	04/08/23	275,126	1	3,506	31
Demand	0157332157	05/09/23	19.34	04/08/23	19.34	1	19.34	31

### **MESSAGE from KUA**



Following a March public hearing, Kissimmee Utility Authority updated its Electric Service Tariffs. The updates are meant to reduce certain fees that are no longer necessary due to efficiencies gained through our AMI system. **EFFECTIVE MAY 1, 2023**, we are now asking our customers that require service at their location to pay for the trip. To learn more visit kua.com/rates.

Page 1 of 2



PO Box 423219 Kissimmee, FL 34742-3219 Customer ID - Account ID 002268735-001386730

**Total Amount Due** 

**Past Due Pay Now** \$0.00

**Due Date** 06/03/23

\$570.32

\* \$570.32 will be drafted from your bank account on 6/3/2023 via E-Payment.



### Make Checks Payable To:

KISSIMMEE UTILITY AUTHORITY DEPT. 96 P.O. BOX 2252 BIRMINGHAM, AL 35246-0096

Կրաինիկվիժիկավիրությունիկիսիրկությիվներիությակ



ner Service: 407-933-9800 Reporting: 407-933-9898



Customer ID – Account ID: Customer Name: Service Address: Bill Date: Next Scheduled Read Date: 002268735-123458650 TOWN OF KINDRED CDD 15051 KENSLEY AVENUE 05/16/23 06/08/23

**BILL SUMMARY** 

Previous Balance \$15.31 Payments \$15.31 +

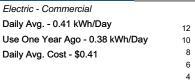
Current Charges \$15.31

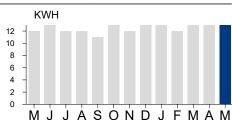
Balance Due \$15.31

### **CURRENT CHARGES**

KUA ELECTRIC SERVICE	\$12.72
Electric	\$1.75
Fuel Adjustment	-\$0.11
Customer Charge	\$11.08
CITY/COUNTY TAXES & TRANSFER FEE	\$2.59
TOTAL CURRENT CHARGES	\$15.31

### **USAGE DETAILS**





### METER DATA

Meter #:	0157332158
Current:	427 on 05/09/23
Previous:	414 on 04/08/23
Total Usage:	13 kWh
Days Of Service:	31

### **MESSAGE from KUA**



Following a March public hearing, Kissimmee Utility Authority updated its Electric Service Tariffs. The updates are meant to reduce certain fees that are no longer necessary due to efficiencies gained through our AMI system. **EFFECTIVE MAY 1, 2023**, we are now asking our customers that require service at their location to pay for the trip. To learn more **visit kua.com/rates.** 

Page 1 of 2



PO Box 423219 Kissimmee, FL 34742-3219 Customer ID - Account ID 002268735-123458650

**Total Amount Due** 

Past Due Pay Now \$0.00

Due Date 06/03/23

\$15.31

\* \$15.31 will be drafted from your bank account on 6/3/2023 via E-Payment.



0025606999

Make Checks Payable To:

KISSIMMEE UTILITY AUTHORITY DEPT. 96 P.O. BOX 2252 BIRMINGHAM, AL 35246-0096

րդիկրիսակիրդիկիրիկիրությունի



407-933-9800 407-933-9898



Customer ID – Account ID: Customer Name: Service Address: Bill Date:

**Next Scheduled Read Date:** 

002268735-123464950 TOWN OF KINDRED CDD 14601 TAOS AVENUE IRR 05/16/23 06/08/23

**BILL SUMMARY** 

Previous Balance \$14.67 Payments \$14.67 +

Current Charges \$14.81

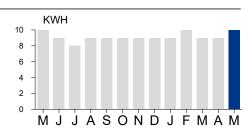
Balance Due \$14.81

### **CURRENT CHARGES**

KUA ELECTRIC SERVICE	\$12.32
Electric	\$1.34
Fuel Adjustment	-\$0.10
Customer Charge	\$11.08
CITY/COUNTY TAXES & TRANSFER FEE	\$2.49
TOTAL CURRENT CHARGES	\$14.81

### **USAGE DETAILS**





### METER DATA

Meter #:	0158462810	
Current:	336 on 05/09/23	
Previous:	326 on 04/08/23	
Total Usage:	10 kWh	
Days Of Service:	31	

### **MESSAGE from KUA**



Following a March public hearing, Kissimmee Utility Authority updated its Electric Service Tariffs. The updates are meant to reduce certain fees that are no longer necessary due to efficiencies gained through our AMI system. **EFFECTIVE MAY 1, 2023**, we are now asking our customers that require service at their location to pay for the trip. To learn more **visit kua.com/rates.** 

Page 1 of 2



PO Box 423219 Kissimmee, FL 34742-3219 Customer ID - Account ID 002268735-123464950

**Total Amount Due** 

Past Due Pay Now \$0.00

Due Date 06/03/23

\$14.81

\* \$14.81 will be drafted from your bank account on 6/3/2023 via E-Payment.



0025607052

Make Checks Payable To:

KISSIMMEE UTILITY AUTHORITY DEPT. 96 P.O. BOX 2252 BIRMINGHAM, AL 35246-0096

դերվիկաիկինիվիիվիիկիիոսորկենաիիրիներիներ

### KUTAK ROCK LLP

TALLAHASSEE, FLORIDA

Telephone 404-222-4600 Facsimile 404-222-4654

Federal ID 47-0597598

May 30, 2023

Check Remit To: Kutak Rock LLP PO Box 30057 Omaha, NE 68103-1157

**ACH/Wire Transfer Remit To:** 

ABA #104000016
First National Bank of Omaha
Kutak Rock LLP
A/C # 24690470

Reference: Invoice No. 3225733 Client Matter No. 11023-1

Notification Email: eftgroup@kutakrock.com

Ms. Belinda Blandon Town of Kindred CDD Rizzetta & Company Suite 200 3434 Colwell Avenue Tampa, FL 33614

Invoice No. 3225733

11023-1

### Re: General Counsel

### For Professional Legal Services Rendered

04/01/23	W. Haber	1.00	295.00	Monitor 2023 legislative session for legislation pertaining to or affecting District
04/12/23	S. Sandy	0.30	88.50	Prepare for board meeting
04/13/23	M. Eckert	0.20	59.00	Research Code of Ethics regarding civility requirement
04/13/23	S. Sandy	1.60	472.00	Prepare for and attend board meeting; conduct follow-up regarding same
04/14/23	D. Wilbourn	0.60	114.00	Prepare and transmit notice of joint audit and board meeting
04/25/23	S. Sandy	0.10	29.50	Prepare notice of regular meeting and audit committee meeting
04/26/23	M. Rigoni	0.20	53.00	Perform meeting follow-up
TOTAL HOU	JRS	4.00		

### KUTAK ROCK LLP

Town of Kindred CDD May 30, 2023 Client Matter No. 11023-1 Invoice No. 3225733 Page 2

TOTAL FOR SERVICES RENDERED

\$1,111.00

**DISBURSEMENTS** 

Freight and Postage

18.22

TOTAL DISBURSEMENTS

18.22

TOTAL CURRENT AMOUNT DUE

\$1,129.22





# **Invoice**

Date	Invoice #
6/13/2023	2734

Bill To

Kindred Phase 1 CDD C/o Rizzetta & Company 8529 South Park Circle Suite 330 Orlando, FL 32819

Terms	Due Date
	6/13/2023

			6/13/2023
Description	Cost	Deposit %	Amount Due
Christmas decorations- Materials, installation and removal	2,846.00	50.00%	1,423.00
Storage 2024	200.00	50.00%	100.00
			RECEIVED 06/13/23
		Subtotal	\$1,523.00
		Sales Tax (7.0	)%) <sub>\$0.00</sub>

Nelson's Christmas Decorating, Inc. 353 Brightview Drive Lake Mary, Florida 32746 Sales Tax (7.0%) \$0.00

Total \$1,523.00

Payments/Credits \$0.00

Balance Due



FROM:

One Stop Pool Pros, Inc – North Florida 1835 E. Hallandale Beach Blvd Suite 886 Hallandale Beach FL 33009 United States CustomerCareORL@1stoppoolpros.com INVOICE #
INVFLN0000682

BILL TO	DETAIL	DATE	DUE DATE
Accounts Payable The Town of Kindred Community Development District 1405 Diamond Loop Drive Kindred 34744 United States	SC2022 The Town of Kindred Community Development District 2	06/01/2023	07/01/2023

DESCRIPTION	QTY	RATE	AMOUNT
Monthly Maintenance Service Contract Tier 1 Chemicals Included: Acid & Chlorine	1	\$2,025.00	\$2,025.00
The invoice date reflects the service month.			

**SUBTOTAL** \$2,025.00

**TOTAL** \$2,025.00

AMOUNT PAID \$0.00

**AMOUNT DUE** \$2,025.00

RECEIVE D

**ACH and Wire Payments** 

One Stop Pool Pros, Inc JP Morgan Chase & co Account 709615378 Routing 267084131 **Credit Card Payments** 

You will receive a separate email from Cybersource to process Credit Card Payment.
Please call 1-800-880-6919 extension 212 for any questions.

A late fee of 4% of the outstanding balance will be assessed after 15 days past due and a late fee of 1.8 % every 45 days.

Please direct any questions to ARInfo@1stoppoolpros.com or call (800) 880-6919 ext 3145, Monday through Friday from 9 a.m. until 4 p.m.



FROM:

One Stop Pool Pros, Inc – North Florida 1835 E. Hallandale Beach Blvd Suite 886 Hallandale Beach FL 33009 United States CustomerCareORL@1stoppoolpros.com INVFLN0000683

BILL TO	DETAIL	DATE	DUE DATE
Accounts Payable The Town of Kindred Community Development District 1405 Diamond Loop Drive Kindred 34744 United States	SC2022 The Town of Kindred Community Development District 1	06/01/2023	07/01/2023

DESCRIPTION	QTY	RATE	AMOUNT
Monthly Maintenance Service Contract Tier 1 Chemicals Included: Acid & Chlorine	1	\$3,000.00	\$3,000.00
The invoice date reflects the service month.			

**SUBTOTAL** \$3,000.00

**TOTAL** \$3,000.00

AMOUNT PAID \$0.00

**AMOUNT DUE** \$3,000.00

RECEIVE D

**ACH and Wire Payments** 

One Stop Pool Pros, Inc JP Morgan Chase & co Account 709615378 Routing 267084131 **Credit Card Payments** 

You will receive a separate email from Cybersource to process Credit Card Payment.
Please call 1-800-880-6919 extension 212 for any questions.

A late fee of 4% of the outstanding balance will be assessed after 15 days past due and a late fee of 1.8 % every 45 days.

 $Please\ direct\ any\ questions\ to\ ARInfo@1stoppoolpros.com\ or\ call\ (800)\ 880-6919\ ext\ 3145,\ Monday\ through\ Friday\ from\ 9\ a.m.\ until\ 4\ p.m.$ 



FROM:

One Stop Pool Pros, Inc – North Florida 1835 E. Hallandale Beach Blvd Suite 886 Hallandale Beach FL 33009 United States CustomerCareORL@1stoppoolpros.com INVOICE #

INVFLN0000703

BILL TO	DETAIL	DATE	DUE DATE
Accounts Payable The Town of Kindred Community Development District 1405 Diamond Loop Drive Kindred 34744 United States	Relocation of Chlorinator / Check Valve	06/06/2023	07/06/2023

DESCRIPTION	QTY	RATE	AMOUNT
Fountain #1 Approved: Paul Almonte, LCAM 04/27/23 Completed: 06/06/23	1	\$0.00	\$2,875.00
Check valve is impeding flow of fountain feature intermittently. Also, Filter is in need of new O-ring and chlorinator line is recommended to be relocated to circulation pump from feature pump. Labor and materials included.			
Thank you!			RECEIVED 06/06/23

 SUBTOTAL
 \$2,875.00

 TOTAL
 \$2,875.00

 AMOUNT PAID
 \$0.00

 AMOUNT DUE
 \$2,875.00

### **Credit Card Payments**

Payment Link To access secure payment options at any time, click this <u>secure link</u>. You can also copy the link to clipboard.

ACH and Wire Payments One Stop Pool Pros, Inc JP Morgan Chase & co Account 709615378 Routing 267084131



FROM:

**United States** 

One Stop Pool Pros, Inc – North Florida 1835 E. Hallandale Beach Blvd Suite 886 Hallandale Beach FL 33009 United States CustomerCareORL@1stoppoolpros.com INVOICE #

INVFLN0000706

BILL TO	DETAIL	DATE	DUE DATE
Accounts Payable The Town of Kindred Community Development District 1405 Diamond Loop Drive Kindred 34744	Fountain 1: Replacement Motor	06/07/2023	07/07/2023

DESCRIPTION	QTY	RATE	AMOUNT
Fountain 1: Motor Replacement Approved: Paul Almonte, LCAM 06/02/23 Completed: 06/07/23	1	\$3,280.00	\$3,280.00
Replaced (1) 7.5hp fountain feature pump motor #2 with new. The Fountain is back on-line. Includes labor and materials.			
*Motor comes with a 1-year warranty from the manufacture.			
Thank you!		R	06/08/23

 SUBTOTAL
 \$3,280.00

 TOTAL
 \$3,280.00

 AMOUNT PAID
 \$0.00

 AMOUNT DUE
 \$3,280.00

### **Credit Card Payments**

Payment Link To access secure payment options at any time, click this <u>secure link</u>. You can also copy the link to clipboard.

ACH and Wire Payments One Stop Pool Pros, Inc JP Morgan Chase & co Account 709615378 Routing 267084131



### FROM:

One Stop Pool Pros, Inc – North Florida 1835 E. Hallandale Beach Blvd Suite 886 Hallandale Beach FL 33009 United States CustomerCareORL@1stoppoolpros.com INVOICE #
INVFLN0000765

BILL TO	DETAIL	DATE	DUE DATE
Accounts Payable The Town of Kindred Community Development District 1405 Diamond Loop Drive Kindred 34744 United States	Pool Rules Sign	06/27/2023	07/27/2023

DESCRIPTION	QTY	RATE	AMOUNT
Pool Rules Sign Health Department Required	1	\$49.00	\$49.00
Delivered (1) Pool Rules Sign, per Health Department requirements. Materials only.			
Thank you!			

 SUBTOTAL
 \$49.00

 TOTAL
 \$49.00

 AMOUNT PAID
 \$0.00

 AMOUNT DUE
 \$49.00



### **Credit Card Payments**

Payment Link To access secure payment options at any time, click this <u>secure link</u>. You can also copy the link to clipboard.

ACH and Wire Payments

One Stop Pool Pros, Inc JP Morgan Chase & co Account 709615378 Routing 267084131

A late fee of 4% of the outstanding balance will be assessed after 15 days past due and a late fee of 1.8 % every 45 days.

Please direct any questions to ARInfo@1stoppoolpros.com or call (800) 880-6919 ext 3145, Monday through Friday from 9 a.m. until 4 p.m.

CGC1508223 · FEIN: 59-2978507

165 W. Jessup Ave. · Longwood, FL 32750-4146 · 407.831.9658 (P) · 866.232.8532 (F)

Page 1 of 1

Account No: 024785 Deposit Invoice No: 12897.22.99

Invoice To: Accounts Payable

Town of Kindred CDD 8529 Southpark Cir Ste 330 Orlando, FL 32819-9064 Ship To:

County: Osceola 6/14/23 - CD

Customer PO	Project Name	Order No	Inv Date	Due Date	Payment Terms
	Kindred - DUM	12897.22	06/14/23	07/14/23	100% of product prior to fabrication.

Vendor: DuMor Proj Drawings: DUM						588915
Class	Part No	Qty	Description	Unit Price	Net Price	Ext Price
Benches	480-40VS	1 EA	4' Armed Bench, Steel	1,096.00	1,096.00	1,096.00
Receptacles	84-32	3 EA	32-Gallon All-Steel Receptacle With Liner and Standard FTO Lid.	1,133.00	1,133.00	3,399.00
	DM	3 EA	Dome Top Receptacle Cover Option, In Lieu Of Standard Flat Cover	175.00	175.00	525.00
	Product Subtotal:			ubtotal:	\$5,020.00	
		Freight: Prepaid	Ship Method: Best Way FOB: Destination Weight: 709	lbs Freight	Charge	\$583.20
				DuMor	· Total:	\$5,603.20

 Grand Total:
 \$5,603.20

 Amount Paid:
 \$0.00

 Deposit Due on this Invoice:
 \$5,603.20

Please make your checks payable to Rep Services, Inc. and mail them to our address noted in the header. If a waiver is required, email your request to: waivers@repservices.com. If you have a preferred form please include it.

We appreciate your prompt payment.

1.5% finance charge per month imposed on payments received after the due date.



CGC1508223 REP SERVICES, INC. Please mail POs, contracts and checks to: Experts at Play & Outdoor Spaces Rep Services, Inc. Site Amenities ■ Playground Equipment ■ Safety Surfacing ■ Shade 165 W. Jessup Ave. Fax: 866.232.8532 Phone: 407.831, 9658 Longwood, FL 32750-4146

Proposed Town of Kindred CDD Ship TBD at a later date Bill Town of Kindred CDD To: To: 8529 Southpark Cir Ste 330 8529 Southpark Cir Ste 330 Orlando, FL 32819-9064 Orlando, FL 32819-9064

Attn: Byron Brown Attn: Attn: Byron Brown

Kindred Phase 1A **Project No: Project Name: Project Contact:** Byron Brown 12897

Kindred - DUM 1450 Diamond Loop Dr **Proposal Name: Project Location: Proposal No:** 12897.22 Kissimmee, FL 34744 Proposal Expires: 6/18/2023

Project County: Osceola

For Questions Contact: Christina Discher **407-853-3561** □ christina@repservices.com

**407-853-3563**  mary@repservices.com Consultant: Mary Langley Opt/Rev: F/5 5/19/23 - CD

Vendor: DuMor Proj Drawings: DUM 588915 Description **Unit Price** Class **Part No** Qty **Ext Price** 4' Armed Bench, Steel Benches 480-40VS 1EA 1,096.00 1,096.00 32-Gallon All-Steel Receptacle With Liner and Standard FTO Lid. 84-32 3 EA 3,399.00 Receptacles 1,133.00 DM 3 EA Dome Top Receptacle Cover Option, In Lieu Of Standard Flat Cover 175.00 525.00 Product Subtotal: \$5,020.00 Freight: Prepaid Ship Method: Best Way FOB: Destination Weight: 709 lbs Freight Charge \$583.20 **DuMor Total:** \$5,603.20

### **General Terms of Sale and Proposal Summary**

5/19/2023

Proposal Date:

\$5.020.00 100% of product prior to fabrication. Product: Freight: \$583.20

**Proposal Total:** \$5.603.20

Page 1 of 2

### **Notes**

### Basis of Proposal:

Our estimate is based upon your phone call.

Please note the vendor information itemized below.

Also, please be aware that we generate separate invoices for product at the time of delivery. If your project should include products from multiple manufacturers, each will be invoiced and taxed separately. If you require consolidated invoices, please alert your sales team.

### Estimated product delivery schedule- Freight includes lift gate.

The lead time for your project is 10-12 weeks after RSI receipt of your signed order, finish selections, Credit Agreement and Deposit.

### **DuMor Site Furnishings:**

**Color Selection:** to be made at time of color submittal approval. Support Option: to be made at time of support submittal approval.

NOTES: Please be aware of the following

- Some products require assembly.
- · Shipments are via Semi Trailer.

### **Time Limitations Holding Prices Firm:**

Orders are shipped within our manufacturer's standard lead times. Requests for delayed shipping may result in additional costs due to increases in freight, material costs or other factors. To secure the prices on this proposal, the offer must be accepted prior to the expiration date noted.

If, during the performance of this contract, the price of a product increases 3% or more as documented by factory quotes, invoices or receipts to contractor (Rep Services, Inc.) from the date of the contract signing the price of shall be equitably adjusted by an amount reasonably necessary to cover such price increases. Where the delivery of a product is delayed, through no fault of contractor (RSI) as a result of the shortage or unavailability of a product, contractor (RSI) shall not be liable for any additional costs or damages associated with such delay(s).

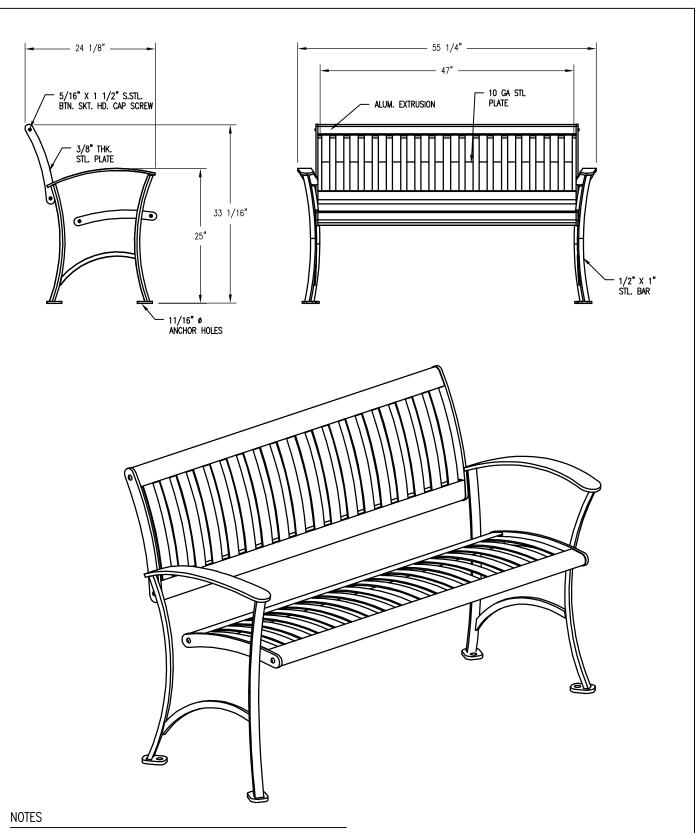
The undersigned warrants that he/she is an authorized representative of Town of Kindred CDD noted and has the requisite authority to bind Town of Kindred CDD and/or principal.

Accepted By:

Town of Kindred CDD

Proposal No:12897.22Project Name:Kindred Phase 1AProposal Date:5/19/2023Page 2 of 2Company NameAuthorized ByPrinted NameDate

As Its: \_\_\_\_\_ (Title)



- 1.) ALL STL. MEMBERS COATED W/ ZINC RICH EPOXY THEN FINISHED W/ POLYESTER POWDER COATING.
- 2.) 1/2" X 3 3/4" EXPANSION ANCHOR BOLTS PROVIDED.

	BENCH	DATE DRAWN : 7/11/14  DRAWN BY : JSB  DATE REV. : 11/18/15	rev. B	DRAWING NUMBER	480-40VS	SHEET
DuMor, inc.	22	REV. BY : JSB	$\Box$			1 OF 2

- 1.) DURING ASSEMBLY PROCEDURE;
  DO NOT COMPLETELY TIGHTEN HARDWARE.
- 2.) THE ACTUAL PARTS WILL NOT BE NUMBERED. NUMBERS ONLY APPLY TO DRAWING.
- 3.) UPON COMPLETION OF ASSEMBLY SQUARE ALL COMPONENTS THEN TIGHTEN ALL HARDWARE.
- 4.) MOUNT AND ANCHOR AS SPECIFIED.

#### TOOLS REQ'D

3/4" WRENCH 3/16" ALLEN WRENCH 1/2" MASONRY DRILL BIT DRILL

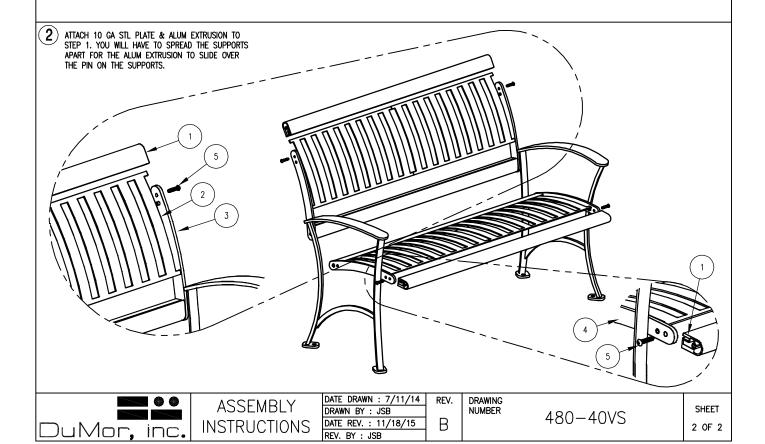
PARIS LISI						
ITEM	QTY	PART NO	DESCRIPTION			
1	4	0-460-40-03	47 3/4" ALUM EXTRUSION			
2	4	0-460-60VS-01	10 GA STL PLATE 12 1/8" X 23 13/16"			
3	1	0-480-00L-01	LEFT STL BENCH SUPT			
4	1	0-480-00R-01	RIGHT STL SEAT SUPPORT			
5	8	1-12-053	5/16" X 1 1/2" SS BTN SKT HD CAP SCR			

KITS PROVIDED

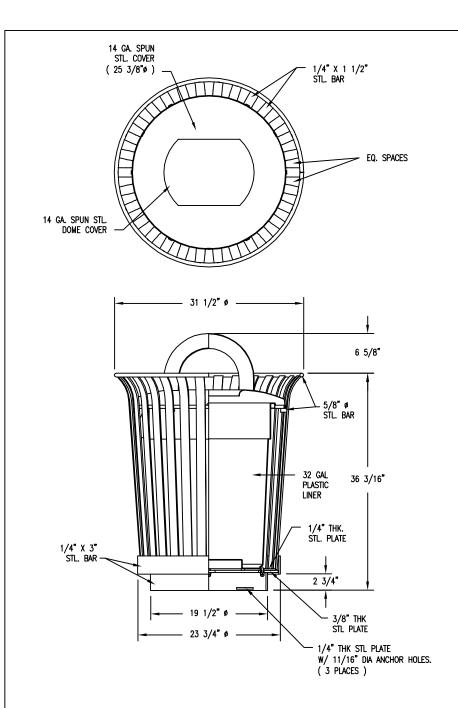
			<u> </u>
ITEM	QTY	PART NO	DESCRIPTION
6	1	K-ANC0860-4	1/2" X 3 3/4" SS ANCHOR KIT (4PC)
7	1	K-BC0524-8	5/16" CAP HARDWARE KIT (8PC)

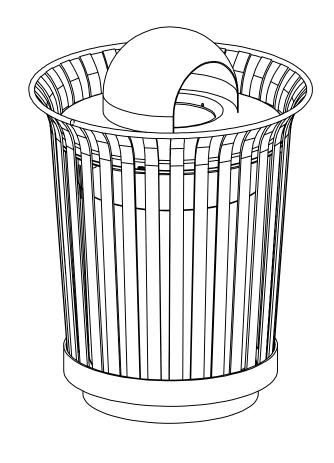
2 OF 2

ATTACH ALUM EXTRUSION TO SUPPORTS. TIGHTEN HARDWARE ON ONE SIDE ONLY AND LOOSELY ATTACH THE OTHER SIDE ( SUPPORT )



REV. BY : JSB





- 1.) ALL STL. MEMBERS COATED W/ ZINC RICH EPOXY THEN FINISHED W/ POLYESTER POWDER COATING.
- 2.) 1/2" X 3 3/4" EXPANSION ANCHOR BOLTS PROVIDED.



RECEPTACLE

DATE DRAWN	: 10/20/97
DRAWN BY :	AWH
DATE REV. :	12/28/12
REV. BY : J	SB

REV. DRAWING NUMBER

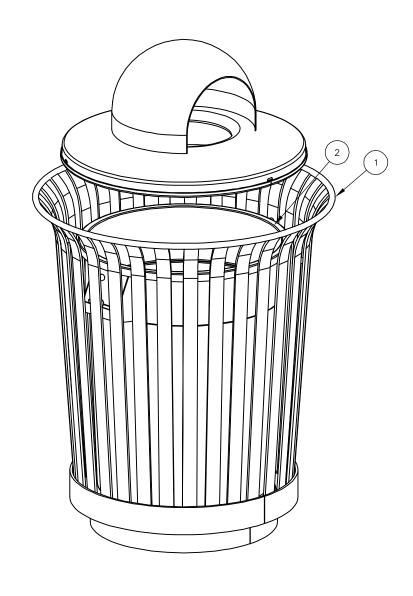
84-32 CVR-30-DM

SHEET 1 OF 2

- 1.) DURING ASSEMBLY PROCEDURE; DO NOT COMPLETELY TIGHTEN HARDWARE.
- 2.) THE ACTUAL PARTS WILL NOT BE NUMBERED. NUMBERS ONLY APPLY TO DRAWING.
- 3.) UPON COMPLETION OF ASSEMBLY SQUARE ALL COMPONENTS THEN TIGHTEN ALL HARDWARE.
- 4.) MOUNT AND ANCHOR AS SPECIFIED.

#### TOOLS REQ'D

3/4" WRENCH PLIERS ( FOR ATTACHING COVER ) 1/2" MASONRY DRILL BIT DRILL



#### PARTS LIST PART NO

1/17	_		$\sim$ 1	- 11	п		п.
ΚI	١.১	RF	w	Л	к	H	)

ITEM QTY PART NO DESCRIPTION 3 K-ANC0860-3 1/2" X 3 3/4" SS ANCHOR KIT (3PCS)

DuMor, inc.		
DuMor, inc.		
	DuMor,	inc.

**ASSEMBLY INSTRUCTIONS**  DATE DRAWN : 11/22/13 DRAWN BY : ESS DATE REV. : 00/00/00 REV. BY : XXX

REV. Α

ITEM

1

QTY

1

0-84-30 30 GAL STL RECEPT ASSEMBLY 2 49-30 32 GAL PL LINER W/ HANDLE, BLK DRAWING 84-32 NUMBER

W/ CVR-30-DM

DESCRIPTION

SHEET

2 OF 2



#### **Submittals**

Dated: 06.16.2023

### Kindred Phase 1A

1450 Diamond Loop Dr Kissimmee, FL 34744



#### INCLUDED IN PACKET

Color and Material Options
Warranty

Specification Sheets 480-40VS 84-32

#### SELECTIONS NEEDED

480-40VS Bench Powdercoat Color 84-32 Receptacle Powdercoat Color

General Contractor: Ovida Construction Group, Inc.

Designer: Land Resource Design Group, Inc.

End Owner: Town of Kindred CDD

NOTE: Submittal approval is required before we can release your order for fabrication. Your submittal approval must include color selections.

Time is of the essence in order to maintain project scheduling.

Worksheet # 588915 R0

**RSI Project # 12897** 

Mary Langley | Sales Consultant | mary@repservices.com Christina Discher | Sales Administrator | christina@repservices.com

165 W. Jessup Avenue | Longwood, FL 32750-4146 phone: 407.831.9658 | fax: 866.232.8532 | https://repservices.com

Site Amenities ■ Playground Equipment ■ Safety Surfacing ■ Shade & Shelters

## COLOR AND MATERIAL OPTIONS

#### POWDeR COaT COI OR OPTIOns

**YELLOW** 



Most DuMor products are available in your choice of several color options in a super durable baked-on polyester powder finish.

ChARCOAL

**GREY** 

**BLACK** 

additional Ral colors are available at an extra cost-consult your local DuMor Representative.

Please Note: Decals and text will not adhere to textured colors.

SILvER

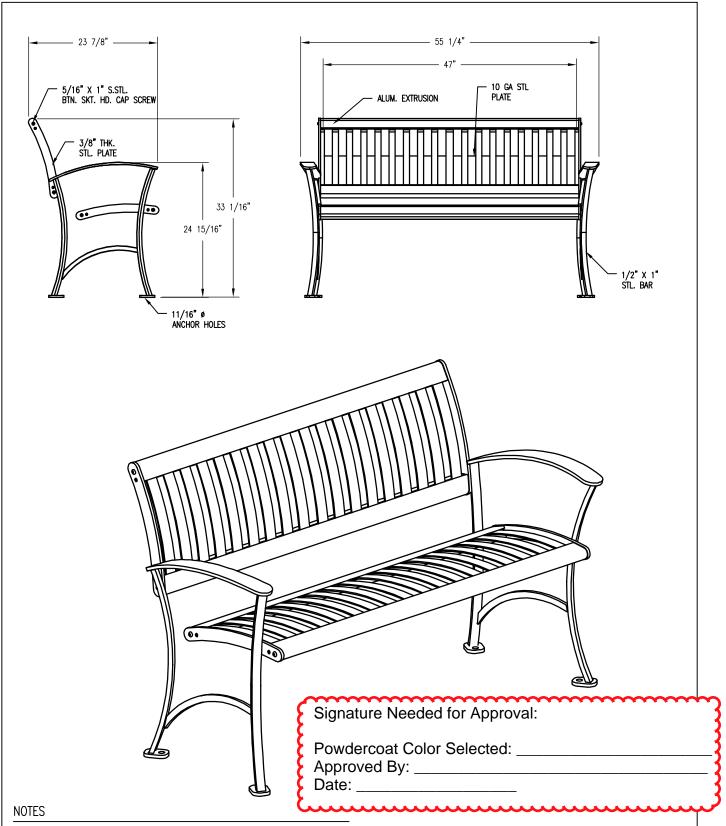
**RUST** 

Signature Needed for Approval: Please note selections on individual pages and sign.

Please note that due to variations in photographic reproductions, natural wood grains and colors shown throughout may not be exact. Please contact your local DulMor Representative for color and material samples.







- 1.) ALL STL. MEMBERS COATED W/ ZINC RICH EPOXY THEN FINISHED W/ POLYESTER POWDER COATING.
- 2.) 1/2" X 3 3/4" EXPANSION ANCHOR BOLTS PROVIDED.

	BENCH	DATE DRAWN : 7/11/14  DRAWN BY : JSB  DATE REV. : 11/18/15	REV.	DRAWING NUMBER	480-40VS	SHEET
DuMor, inc.	B217011	REV. BY : JSB	מ		,55 1515	1 OF 2

- 1.) DURING ASSEMBLY PROCEDURE;
  DO NOT COMPLETELY TIGHTEN HARDWARE.
- 2.) THE ACTUAL PARTS WILL NOT BE NUMBERED. NUMBERS ONLY APPLY TO DRAWING.
- 3.) UPON COMPLETION OF ASSEMBLY SQUARE ALL COMPONENTS THEN TIGHTEN ALL HARDWARE.
- 4.) MOUNT AND ANCHOR AS SPECIFIED.

#### TOOLS REQ'D

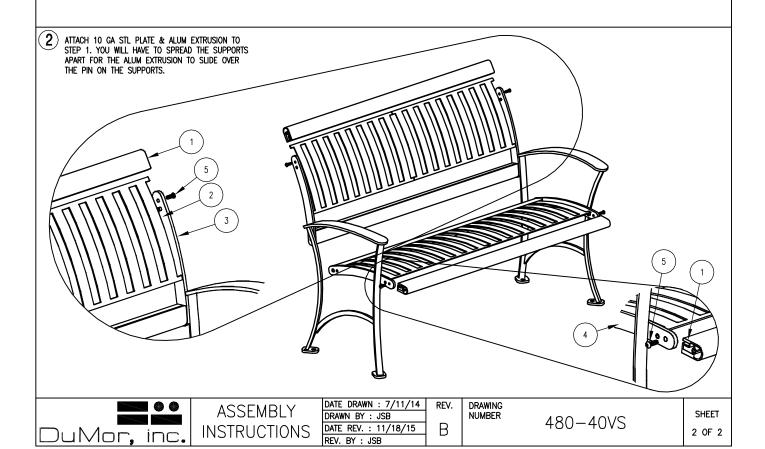
3/4" WRENCH 3/16" ALLEN WRENCH 1/2" MASONRY DRILL BIT DRILL

	PARTS LIST							
ITEM	QTY	PART NO	DESCRIPTION					
1	4	0-460-40-03	47 3/4" ALUM EXTRUSION					
2	4	0-460-60VS-01	10 GA STL PLATE					
3	1	0-480-00L-01	LEFT STL BENCH SUPT					
4	1	0-480-00R-01	RIGHT STL SEAT SUPPORT					
5	8	1-12-116	5/16" X 1" SS BTN SKT HD CAP SCR					

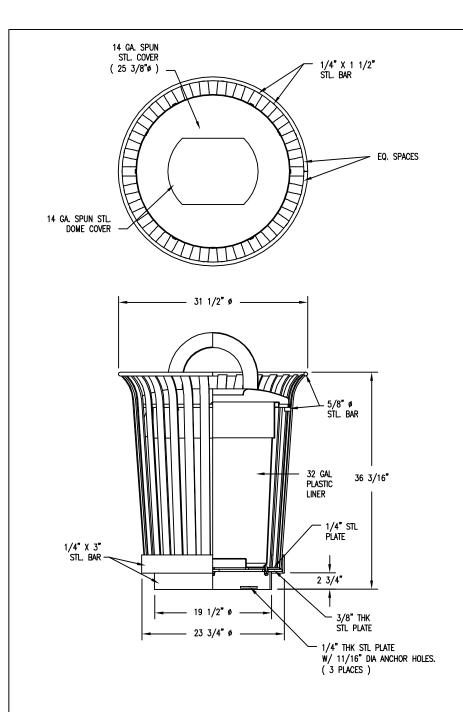
KITS PROVIDED

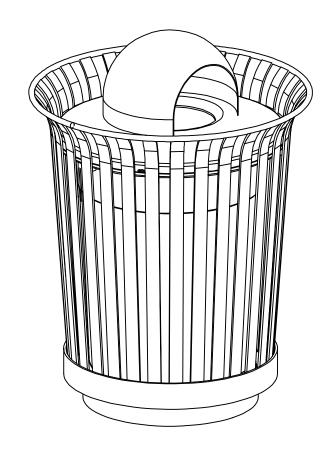
		11110	111011020
ITEM	QTY PART NO		DESCRIPTION
6	1	K-ANC0860-4	1/2" X 3 3/4" SS ANCHOR KIT (4PC)
7	1	K-BC0524-8	5/16" CAP HARDWARE KIT (8PC)

ATTACH ALUM EXTRUSION TO SUPPORTS. TIGHTEN HARDWARE ON ONE SIDE ONLY AND LOOSELY ATTACH THE OTHER SIDE ( SUPPORT )



REV. BY : JSB





Signature Needed for Approval:
Powdercoat Color Selected: Approved By:
Date:

- 1.) ALL STL. MEMBERS COATED W/ ZINC RICH EPOXY THEN FINISHED W/ POLYESTER POWDER COATING.
- 2.) 1/2" X 3 3/4" EXPANSION ANCHOR BOLTS PROVIDED.



RECEPTACLE

DATE DRAWN: 10/20/97
DRAWN BY: AWH
DATE REV.: 12/28/12
REV. BY: JSB

REV. DRAWING NUMBER

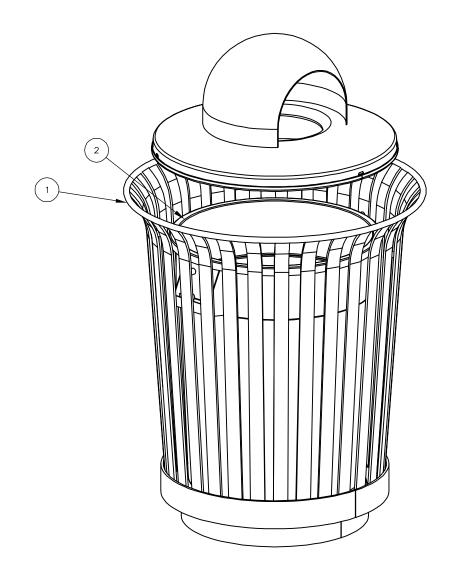
84-32 CVR-30-DM

SHEET 1 OF 2

- 1.) DURING ASSEMBLY PROCEDURE; DO NOT COMPLETELY TIGHTEN HARDWARE.
- 2.) THE ACTUAL PARTS WILL NOT BE NUMBERED. NUMBERS ONLY APPLY TO DRAWING.
- 3.) UPON COMPLETION OF ASSEMBLY SQUARE ALL COMPONENTS THEN TIGHTEN ALL HARDWARE.
- 4.) MOUNT AND ANCHOR AS SPECIFIED.

#### TOOLS REQ'D

3/4" WRENCH
PLIERS ( FOR ATTACHING COVER )
1/2" MASONRY DRILL BIT
DRILL



## PARTS LIST

0-84-30

ĸ	ITS.	RF	1 11 1	ı	- 1	1

		<b>+ +</b>
$\square$ u $M$ c	∩ <b>,</b> i	nc.

ASSEMBLY INSTRUCTIONS

DATE DRAWN : 11/22/13

DRAWN BY : ESS

DATE REV. : 00/00/00

REV. BY : XXX

REV. DI

ITEM

1

2 1 49–30

DRAWING NUMBER 84

QTY

1

84-32 SHEET 2 OF 2

DESCRIPTION

30 GAL STL RECEPT ASSEMBLY

32 GAL PL LINER W/ HANDLE, BLK



#### DuMor, Inc. Standard Warranty

ALL PRODUCTS MANUFACTURED BY DUMOR, INC., ARE WARRANTIED AGAINST DEFECT IN MATERIALS AND/OR WORKMANSHIP AND IN ACCORDANCE WITH OUR PUBLISHED SPECIFICATIONS FOR A PERIOD OF FIVE YEARS. DUMOR, INC. FURTHER WARRANTS OUR PRODUCTS AS FOLLOWS:

- LIMITED TWENTY-YEAR WARRANTY AGAINST STRUCTURAL FAILURE OF ALL STEEL BENCH FRAMES OR COMPLETE STEEL BENCH ASSEMBLIES, TABLE FRAMES, LITTER RECEPTACLE FRAMES, STEEL PLANTERS AND ALL CAST IRON AND ALUMINUM BENCH SUPPORTS.
- LIMITED TEN-YEAR WARRANTY AGAINST STRUCTURAL FAILURE OF RECYCLED PLASTIC—IT IS FURTHER WARRANTIED NOT TO DEGRADE, SPLIT, CRACK, OR SPLINTER DURING THIS PERIOD.
- LIMITED FIVE-YEAR WARRANTY AGAINST FINISH FAILURE ON ALL POWDER COATED PRODUCTS. PRODUCTS INSTALLED WITHIN 500 YARDS OF A SALTWATER SHORELINE WILL ONLY BE COVERED FOR A PERIOD OF ONE YEAR. PRODUCTS INSTALLED IN DIRECT CONTACT WITH SALTWATER, IRRIGATION SYSTEM WATER, CHLORINATED WATER FOR POOLS, OR THAT ARE SUBJECT TO EXCESSIVE SALT SPRAY/MIST ARE NOT COVERED BY OUR STANDARD WARRANTY.

THE ABOVE WARRANTIES COMMENCE ON THE DATE OF INVOICE ISSUED FROM DUMOR, INC. SHOULD ANY FAILURE OCCUR WITHIN THE WARRANTY PERIOD, DUMOR, INC. SHALL, UPON WRITTEN NOTIFICATION FROM CUSTOMER, CORRECT THE PART(S) EITHER BY REPAIRING THE DEFECTIVE PART(S) OR BY SUPPLYING A NEW PART(S) WITHIN 60 DAYS OF RECEIPT OF THE WRITTEN NOTIFICATION. DUMOR, INC., SHALL, AT ITS EXPENSE, DELIVER THE REPAIRED OR NEW PART(S) TO THE JOB SITE. HOWEVER, DUMOR, INC., SHALL NOT BE RESPONSIBLE FOR PROVIDING LABOR OR INCURRING THE COST OF LABOR TO REMOVE THE DEFECTIVE PART(S) AND INSTALL THE REPAIRED OR NEW PART(S). ALL REPLACEMENT PARTS SHALL BE GUARANTEED FOR THE BALANCE OF THE ORIGINAL WARRANTY PERIOD.

THE WARRANTY IS VALID ONLY IF THE PRODUCTS HAVE BEEN ASSEMBLED AND INSTALLED PER DUMOR, INC., STANDARD INSTALLATION AND ASSEMBLY INSTRUCTIONS PROVIDED WITH EACH SHIPMENT AND IF THE PRODUCTS HAVE BEEN PROPERLY MAINTAINED AND INSPECTED ANNUALLY. THIS WARRANTY DOES NOT COVER CLAIMS FOR ITEMS HAVING BEEN SUBJECTED TO MISUSE, NEGLECT, ACCIDENT, VANDALISM OR THAT HAVE BEEN MODIFIED, ALTERED OR REPAIRED BY ANYONE OTHER THAN DUMOR, INC.; ITS AUTHORIZED REPRESENTATIVE; OR OTHERS DESIGNATED BY DUMOR, INC., TO MODIFY, ALTER, OR REPAIR THE PRODUCT.

THIS WARRANTY DOES NOT COVER COSMETIC ITEMS, NOR DOES IT COVER CLAIMS DUE TO CHECKING, SPLITTING AND WARPING, WHICH ARE NATURAL TENDENCIES OF WOOD PRODUCTS.

THIS WARRANTY IS EXCLUSIVE AND IS IN LIEU OF ALL OTHER WARRANTIES, EXPRESS OR IMPLIED, INCLUDING, BUT NOT LIMITED TO, ANY WARRANTY OF MERCHANTABILITY OR FITNESS. IN ADDITION, NO OTHER WARRANTY, ORAL, WRITTEN OR IMPLIED, MAY BE SUBSTITUTED FOR THE WARRANTY STATED ABOVE. TO THE EXTENT PERMITTED BY LAW, DUMOR, INC., SHALL NOT BE LIABLE FOR ANY INCIDENTAL OR CONSEQUENTIAL DAMAGES. ALL CLAIMS MADE UNDER THE TERMS OF THIS WARRANTY MUST BE RECEIVED IN WRITING ALONG WITH A COPY OF THE ORIGINAL INVOICE.

CLAIMS MUST BE SENT TO DUMOR, INC., ATTENTION CUSTOMER SERVICE, P. O. BOX 142, MIFFLINTOWN, PA 17059-0142 OR EMAILED TO <u>CUSTOMERSERVICE@DUMOR.COM</u>.

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

			-	
n	V	O	I	ce

Date	Invoice #		
6/1/2023	INV0000080645		

#### Bill To:

Town of Kindred CDD 3434 Colwell Avenue Suite 200 Tampa FL 33614

	Services for the month of		ıs		ient Number
	June	Upon R			0157
Description Association Commission		Qty	Rate		Amount
Accounting Services Administrative Services		1.00 1.00	\$1,67	5.00	\$1,675.00
Financial & Revenue Collections		1.00		'5.00 '5.00	\$375.00 \$375.00
Management Services		1.00	\$1,87		\$1,875.00
Website Compliance & Management		1.00	ψ1,07 \$10	0.00	\$100.00
vvebsite compilarios a management		1.00	Ψισ	0.00	Ψ100.00
				K	05/26/23 05/26/23
				1/	05/26/23
		Subtota			\$4,400.00
		Jubiola			ψ.,
		Total			0.4.400.00
		Total			\$4,400.00

## Robin Alan Longway LLC

Certified Building Contractor-Lic.1256490

1060 Beckstrom Dr Oviedo, Florida 32765

#### **INVOICE**

Date	Invoice No.
04/29/23	305
Terms	Due Date
Net 30	05/01/23

#### **BILL TO**

Town of Kindred CDD 3434 Colwell Ave Suite. 200 Tampa FI

#### PROPERTY

Kindred 1450 Diamond Loop Dr Kissimmee, FL 32738

Amount Due	Enclosed
\$6,950.00	

Please detach top portion and return with your payment.

QTY ITEM	UNIT PRICE	EXT PRICE	SALES TAX	LINE TOTAL
#19352 - Town of Kindred	11	\$6,950.00	\$0.00	\$6,950.00
(23) individual Concrete sidewalk (15 foot ) repour of concrete 60 s	0 0 11			
(1) Pot hole fixed	34it	\$6,950.00		\$6,950.00

Total: \$6,950.00



#### **Special Notes**



(23) Applications of sidewalk grinding Ranging from 2' to 1/2' raises



(1) Pot hole fixed



## S.A.I.

#### Security And Investigations, Inc.

5764 N Orange Blossom Trail Ste #142 Orlando Florida 32810 321-960-6672

#### Invoice 1431

Date June 9, 2023

Town of Kindred CDD c/o Rizzetta & Company 3434 Colwell Ave. Ste 200 Tampa, FL 33614

#### **DUE DATE** Upon Receipt

HOURS	ITEM	DESCRIPTION	RATE	AMOUNT
78.16	Patrol Services	Provide Uniformed Professional Presence	\$19.25	\$1,504.58
		Fri 5/26/23 - Thurs 6/1/23		
	5/26/2023	11:30am – 7:30pm Saint Flina 8hrs		
	5/27/2023	11:00am – 7:00pm D. Haynes 8hrs		
		12:00pm – 7:00pm Jaylin 7hrs		
	5/28/2023	11:00am – 4:30pm D Haynes 5.5hrs		
		4:40pm – 7:30pm Jaylin 2.66hrs		
		12:30pm – 7:30pm Sylver 7hrs		
15.00	5/29/2023	12:00pm – 7:00pm Jaylin 7hrs	\$24.75	\$371.25
		11:30am – 7:30pm Sylver 8hrs	HOLIDAY	
	5/30/2023	11:30am – 7:30pm Sylver 8hrs		
		11:30am – 7:30pm Carmen 8hrs		
	5/31/2023	11:30am – 7:30pm Sylver 8hrs		
	6/1/2023	11:30pm – 7:30pm Sylver 8hrs		
		11:30am – 7:30pm Saint Flina 8hrs		
88.00	Patrol Services	Provide Uniformed Professional Presence	\$19.25	\$1,694.00
		Fri 6/2/23 - Thurs 6/8/23	" - " -	π - <b>,</b> σ τ τ τ σ
	6/2/2023	11:30am – 7:30pm Saint Flina 8hrs		
	6/3/2023	11:30am – 7:30pm Mitchell 8hrs		
	6/4/2023	11:30am – 7:30pm Mitchell 8hrs		
		11:30am – 7:30pm Sylver 8hrs		
	6/5/2023	11:30am – 7:30pm Sylver 8hrs		
	6/6/2023	11:30am – 7:30pm Sylver 8hrs		
		11:30am – 8:00pm Mitchell 8.5hrs		
	6/7/2023	11:30am – 7:30pm Sylver 8hrs		
		12:30pm – 8:00pm Saint Flina 7.5hrs		
	6/8/2023	12:00pm – 8:00pm Saint Flina 8hrs		
		11:30am – 7:30pm Sylver 8hrs		
		8529 South Park Circle#330	<b>D</b> E(	CEIVE
		Orlando, FL 32819	1 06	6/09/23
Paymeno	d due upon receipt	CERT R	ESELLER TOTAL	3569.83
Security	License B1000018		TAX EXEMPT	
Investiga	tion #A1000018			3569.83



## S.A.I.

#### Security And Investigations, Inc.

5764 N Orange Blossom Trail Ste #142 Orlando Florida 32810 321-960-6672

#### **Invoice 1430**

Date June 4, 2023

Town of Kindred CDD c/o Rizzetta & Company 3434 Colwell Ave. Ste 200 Tampa, FL 33614

**DUE DATE** Upon Receipt

HOURS	ITEM	DESCRIPTION	RATE	AMOUNT
99.75	Patrol Services	Provide Uniformed Professional Presence	\$19.25	\$1,920.19
		Fri 5/12/23 - Thurs 5/18/23		
	5/12/2023	12:00pm – 7:15pm Jaylin 7.25hrs		
	5/13/2023	1:30pm – 7:30pm A Young 6hrs		
		12:00pm – 7:30pm Jaylin 7.5hrs		
	5/14/2023	12:00pm – 7:00pm Jaylin 7hrs		
		11:30pm – 7:30pm Sylver 8hrs		
	5/15/2023	11:30am – 7:30pm Cruz 8hrs		
		11:30am – 7:30pm Sylver 8hrs		
	5/16/2023	11:30am – 7:30pm Sylver 8hrs		
		11:30am – 7:30pm Cruz 8hrs		
	5/17/2023	11:30am – 7:30pm Sylver 8hrs		
		11:30am – 7:30pm Saint Flina 8hrs		
	5/18/2023	11:30pm – 7:30pm Sylver 8hrs		
		11:30am – 7:30pm Saint Flina 8hrs		
84.00	Patrol Services	Provide Uniformed Professional Presence	\$19.25	\$1,617.00
		Fri 5/19/23 - Thurs 5/25/23		
	5/19/2023	11:30am – 7:30pm Saint Flina 8hrs		
	5/20/2023	12:00pm – 7:00pm A Young 7hrs		
		11:30am – 7:30pm Saint Flina 8hrs		
	5/21/2023	12:00pm – 5:00pm Jaylin 5hrs		
		11:30am – 7:30pm Sylver 8hrs		
	5/22/2023	11:30am – 7:30pm Sylver 8hrs		
	5/23/2023	11:30am – 7:30pm Sylver 8hrs		
		11:30am – 7:30pm Cruz 8hrs		
	5/24/2023	11:30am – 7:30pm Sylver 8hrs		
	5/25/2023	11:30am – 7:30pm Saint Flina 8hrs		
		11:30am – 7:30pm Sylver 8hrs		
		8529 South Park Circle#330		EIVE
		Orlando, FL 32819	- 06/0	05/23
-	d due upon receipt	CERT R	RESELLER TOTAL	3537.19
	License B1000018		TAX EXEMPT	
Investiga	ation #A1000018			3537.19

## Spectrum ENTERPRISE

TOWN OF KINDRED CDD 1450 DIAMOND LOOP DR BLDG CBHS KISSIMMEE, FL 34744

Summary Services from 05/25/2023 throug details on following pages	h 06/24/2023
Previous Statement Balance	\$315.09
Payments	\$-315.09
05/08/2023	\$-315.09
Previous Statement Balance Subtotal	\$0.00
Adjustments	\$0.00
Prorated Charges	\$0.00
Recurring Charges	\$297.89
One Time Charges	\$0.00
Taxes, Fees & Surcharges	\$22.20
Current Charges Subtotal	\$320.09
BALANCE DUE	\$320.09

Thank you for choosing Spectrum Enterprise. We value you as our client and appreciate your prompt payment.

**Note**: Payments made after 05/11/2023 may not be reflected in the Payments section of this statement. They will appear on the following month's statement.

Invoice Number:

168536301052123 168536301

Account Number: Invoice Date:

Due Date:

05/21/23 AUTOPAY

MAY 2 5 2023

HOW TO CONTACT US

For Sales, Support, or Billing questions, please contact us at: 1-888-812-2591

Spectrum has an important message regarding upcoming changes to your account, please see the Billing Information section for more Information.

#### PAYMENT OPTIONS

Checks:

Charter Communications Box 223085 Pittsburgh PA 15251-2085

#### ACH/Wire Transfers:

Bank Name: Mellon Bank
ABA Number: 043000261
Account Name: Charter Communications
Account Number: 0001215564
Email remit information to:
DL-CASHMGMT-FL@CHARTER.COM

#### Credit Cards:

http://enterprise.spectrum.com/billpay

This account has been set up as AutoPay, please do not submit a payment.

Please detach and enclose this coupon with your payment.

## Spectrum ENTERPRISE

1900 BLUE CREST LN SAN ANTONIO, TX 78247 6810 0225 NO RP 21 05212023 YNNNNNNN 01 009078 0020

TOWN OF KINDRED CDD C/O RIZZETTA & COMPAN, INC 3434 COLWELL AVE STE 200 TAMPA FL 33614-8390

վիսիրիկվերիրությունիներիներիրություներ

#### ACCOUNT NUMBER 168536301

AMOUNT PAID	\$
BALANCE DUE	\$320.09
CURRENT CHARGES SUBTOTAL	 \$320.09
PREVIOUS BALANCE SUBTOTAL	 \$0.00
DUE DATE	 AUTOPAY

CHARTER COMMUNICATIONS BOX 223085 PITTSBURGH, PA 15251-2085

գտայրությունիրիցիկթինիորդություն



Page 2 of 2 Invoice Number: Account Number: Invoice Date: Due Date:

TOWN OF KINDRED CDD 168536301052123 168536301 05/21/23 ALITOPAY



Contact Us at 1-888-812-2591

6810 0225 NO RP 21 05212023 YNNNNNN 01 009078 0020

**Charge Details** Previous Statement Balance \$315.09 **Payments** \$-315.09 05/08/2023 \$-315.09 **Previous Statement Balance Subtotal** \$0.00 Adjustments \$0.00 Prorated Charges \$0.00 Recurring Charges \$297.89 Digital Receiver 5 @ \$10.99 \$54.95 Spectrum Business TV \$44.99 **Bundle Discount** \$-5.00 5 Static IP Addresses \$24.99 Business Wifi \$7.99 Spectrum Business Internet \$129.99 Spectrum Internet Bundle Discount \$-40:00 First Directory Listing \$0.00 Spectrum Business Voice 2 @ \$49.99 \$99.98 Voice Discount 2 @ (\$10.00) \$-20.00 One Time Charges \$0.00 Taxes, Fees & Surcharges \$22.20 Broadcast TV Surcharge \$22.20 Current Charges Subtotal \$320.09 **BALANCE DUE** 

#### **Billing Information**

Late Fee: You may be assessed a late fee for any amounts which are not paid when due. The late fee shall be the lesser of one and one-half percent (1.5%) per month or the highest rate chargeable by

\$320,09

Taxes and Fees: Effective April 1, 2023 the Federal Universal Service Fund decreased to 29%.

The following taxes, fees and surcharges are included in the price of the applicable services: Florida Local CST \$4.16, Federal USF \$4.04, Florida State CST \$3.40, Florida CST \$1.74, E911 Fee \$0.80, TRS Surcharge \$0.20, Sales Tax \$0.07

#### IMPORTANT ACCOUNT INFORMATION

The SpectrumEnterprise.net client portal puts account management at your finger tips. In SpectrumEnterprise.net, you can:

- View and pay your bill.
- Track the status of trouble tickets or report new service
- View the details of your Spectrum Enterprise services and access reports.

Visit enterprise spectrum.com/clientportal to learn more.

Spectrum Voice Provider - Spectrum Advanced Services, LLC

IMPORTANT BILLING NOTICE: To ensure Spectrum Enterprise continues to provide your organization with faster internet speeds, enhanced TV programming and an exceptional client experience, some products and services will undergo a pricing adjustment this

As a reminder, the discounted rate for one or more of your services has come to an end. Your new monthly rate will be as follows, plus any standard monthly charges you are currently paying for any equipment, as well as applicable taxes and fees

- Spectrum Business TV \$39.99



Down to Earth Landscape & Irrigation 2701 Maitland Center Pkwy. Suite 200 Maitland FL 32751 (321) 263-2700 Ext 3333



August 2022 INV133653

#### Customer

Town of Kindred CDD Rizzetta & Company 3434 Colwell Avenue, Suite 200 Tampa FL 33614 cddinvoice@rizzetta.com (407) 472-2471

Project/Job	Invoice Date	Due Date	Terms	PO#
Phase 2B Request to mow pond - Estimate 34671	8/24/2022	9/23/2022	Net 30	

Item Qty Rate Amount

#### Scope of Work

Per conference call on 7/21/22, Down To Earth will mow the pond and perimeter and bill the CDD.

The attorneys for the CDD are working on the legalities and the CDD may request us to charge a percent to another vendor. Sunscape agreed the pond isn't ready for turnover, however the CDD asked Down To Earth to maintain the pond area on a regular basis.

This cost will be reoccurring, until the pond is graded/sodded to an acceptable level

Mowing				
Fuel Surcharge (details at dtelandscape.com/fuel) - Each	1	\$168.00	\$168.00	
Mowing of Phase 2b and perimeter - Each	1	\$2,800.00	\$2,800.00	
		Sub Total	\$2,968.00	

\$2,968.00	Subtotal
\$0.00	Payments/Credits
\$2,968.00	Balance Due



Payment terms are net 30 days, with late payments subject to a 18% per annum interest rate applied daily on the overdue balance. A processing fee of 2.75% will be added to all credit card payments.



Toho Water Authority P.O. Box 30527 Tampa, Florida, 33630-3527 www.tohowater.com TOWN OF KINDRED COMMUNITY DEVELOPMENT DISTRICT

Service Address: 1700 BLOCK EVEN COPINGER TERRACE Account Number: 0026043

Past Due Amount:
Current Charges:
Total Amount Due:

002604313-033284889 \$90.55 \$21.67

\$112.22

Customer Service: (8am - 5pm) 407-944-5000

Meter	Number of	Previous Meter Reading		Current Mete	Water	
Number	Days	Date	Reading	Date	Reading	Usage
16006572	31	05/01/2023	2134	06/01/2023	2134	0

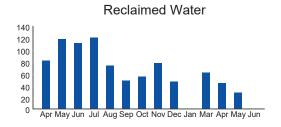
Previous Balance \$90.55 **Balance Forward** \$90.55

Current Transaction(s)
Reclaimed Base Charge \$21.67

Current Transaction Total \$21.67

Total Amount Due \$112.22





Please return this portion with your payment - Do not send cash through the mail.



Toho Water Authority P.O. Box 30527 Tampa, Florida, 33630-3527 www.tohowater.com Account Number 002604313-033284889

Past due balances are subject to immediate interruption of service.

Past Due	Current	Current Charges				
Due Now	Amount Due by 06/28/23	Late Charge after 06/28/23	Amount Due			
\$90.55	\$21.67	\$5.00	\$112.22			

**Please Remit to** 

TOHO WATER AUTHORITY

PO BOX 30527 TAMPA, FL 33630-3527

«ԻՐԻՐԻ ՈՒՐԻԿԻՈՒԿուԿԻՄԻ ՈՒՐԻԿՈՒՈՒՄԻՈՒՄ

#### 

TOWN OF KINDRED COMMUNITY DEVELOPMENT DISTRICT C/O RIZZETTA & COMPANY 3434 COLWELL AVE STE 200 TAMPA FL 33614-8390





Toho Water Authority P.O. Box 30527 Tampa, Florida 33630-3527 www.tohowater.com TOWN OF KINDRED COMMUNITY DEVELOPMENT DISTRICT

Service Address: 1700 BLOCK EVEN COPINGER TERRACE

Account Number: Past Due Amount: Current Charges: Total Amount Due: 002604313-033284889 \$0.00

\$90.55

\$90.55

Bringing you life's most precious resource

Customer Service: (8am - 5pm) 407-944-5000

Meter	Number of	Previous Mete	er Reading	Current Meter Reading		Water	
Number	Days	Date	Reading	Date	Reading	Usage	
16006572	30	04/01/2023	2106	05/01/2023	2134	28	

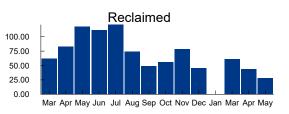
Previous Balance \$129.91 Payment(s) Received \$-129.91 Balance Forward \$0.00

Current Transaction(s)

Reclaimed Base Charge \$21.67
Reclaimed Usage \$68.88

Current Transaction Total \$90.55

Total Amount Due \$90.55



Please return this portion with your payment - Do not send cash through the mail



Toho Water Authority
P.O. Box 30527
Tampa, Florida 33630-3527
www.tohowater.com

Bringing you life's most precious resource

Past due balances are subject to immediate interruption of service

		Current	Charges	Total
Account Number	Past Due Due Now	Amount Due by 05/30/23	Late Charge after 05/30/23	Amount Due
002604313-033284889	\$0.00	\$90.55	\$5.00	\$90.55

**Please Remit to** 

Toho Water Authority
P. O. Box 30527
Tampa, Florida 33630-3527



TOWN OF KINDRED COMMUNITY DEVELOPMENT DISTRICT C/O RIZZETTA & COMPANY 8529 S PARK CIRCLE STE 330 ORLANDO FL 32819



### Service Slip/Invoice

 INVOICE:
 711162504

 DATE:
 6/14/2023

 ORDER:
 711162504

Bill To: [71120408]

Town of Kindred Community Developme Janet

3434 Colwell Ave

Suite 200

Tampa, FL 33614-8390

Work Location:

[71120408] 407-472-2471

Town Of Kindred Community Developme Janet

1450 Diamond Loop Dr Kindred, FL 34744-6020

Work Date	Time	Target Pest	Technicia	an	Time In
6/14/2023	08:47 AM				
Purch	ase Order	Terms	Last Service	Map Code	Time Out
			6/14/2023		

Service	Description		Price
PC MTHLY COMM	Pest Monthly Commercial		\$73.00
		SUBTOTAL	\$73.00
Monthly service for interior an Service kitchen bathroom area	d exterior a in the dining area section treat around the exterior and move some	TAX	\$0.00
spiderwebs and wasp nest.		TOTAL	\$73.00



14/0-

TECHNICIAN SIGNATURE

Falcon CUSTOMER SIGNATURE



**Invoice** 

**INVOICE #: 711162504** 

WORK DATE: 06/14/2023

BILL-TO 71120408

Town of Kindred Community Developme Janet

3434 Colwell Ave Suite 200

Tampa, FL 33614-8390

Phone: 813-994-1001 x7070 Alt. Phone: 407-472-2471 LOCATION 71120408

Town Of Kindred Community Developme

Janet

1450 Diamond Loop Dr Kindred, FL 34744-6020

Phone: 407-472-2471

Alt. Phone: 813-994-1001 x7070

**Time In:** 6/14/2023 8:47:00 AM **Time Out:** 6/14/2023 9:30:00 AM

**Customer Signature** 

Falcon

**Technician Signature** 

Tyrone Johnson

License #:

<b>Purchase Order</b>	Terms	Service Description	Quantity	Amount
None	NET 15	Pest Monthly Commercial	1.00	73.00
			Subtotal	73.00
			Tax	0.00
			Total Due:	73.00

#### **TECHNICIANS**

Tyrone Johnson

RECEIVE D

#### **GENERAL COMMENTS / INSTRUCTIONS**

Monthly service for interior and exterior

Service kitchen bathroom area in the dining area section treat around the exterior and move some spiderwebs and wasp nest.

CONDITIONS / OBSERVATIONS	Reported	Severity	Responsibility	Reviewed
None Noted.				

Material		Lot #	EPA#	A.I. %	A.I. Conc.	Active Ingredient	Finished Qty	Undiluted Qty
BorActin			73079-4	99.0000%	99.0000	Orthoboric Acid	0.1000 Ounce	0.1000 Ounce
Target Pests:	Cockroaches							
Material		Lot #	EPA #	A.I. %	A.I. Conc.	Active Ingredient	Finished Qty	Undiluted Qty
INSECT MONITOR			n/a	0.0000%	1.0000	n/a	10.0000 Each	10.0000 Each
Target Pests:	Cockroaches							
Material		Lot #	EPA #	A.I. %	A.I. Conc.	Active Ingredient	Finished Qty	Undiluted Qty
MicroCare Pressurized	d Insecticide.		499-539	3.0000%	n/a	Pyrethrins; Piperonyl Butoxide	0.3000 Seconds	0.3600 Milliliters
Target Pests:	Spider							
Material		Lot #	EPA#	A.I. %	A.I. Conc.	Active Ingredient	Finished Qty	Undiluted Qty
Temprid FX (Conc).			432-1544	31.5000%	0.0500	Imidacloprid; B-Cyfluthrin	0.4000 Gallon	2.1333 Milliliters
Target Pests:	Ants							

Reminder: Please call Truly Nolen Branch 711 at 407-241-1400 with any questions. Thank you.

Warning: Pesticides can be harmful. Keep children and pets away from pesticide applications until dry, dissipated or aerated. For more information contact Truly Nolen Exterminating at 407-241-1400.

Printed: 06/15/2023 Page: 1/2



#### **Invoice**

**INVOICE #: 711162504** 

WORK DATE: 06/14/2023

PRODUCTS APPLICATION SUMMARY Material Lot # A.I. % A.I. Conc. **Active Ingredient Finished Qty Undiluted Qty** 1021-2593 0.5500% 0.5500 0.2000 Grams 0.2000 Grams Vendetta Plus Cockroach Gel Bait. Abamectin B1, Pyriproxfen Target Pests: Cockroaches **Finished Qty Undiluted Qty** Material Lot # EPA# A.I. % A.I. Conc. Active Ingredient Wasp Freeze II. 499-550 0.1000% Prallethrin 0.2000 Seconds 4.7400 Milliliters n/a

Target Pests: Wasps

PEST ACTIVITY # Areas # Devices Pest Totals

None Noted.

#### **DEVICE INSPECTION SUMMARY**

Reminder: Please call Truly Nolen Branch 711 at 407-241-1400 with any questions. Thank you. Warning: Pesticides can be harmful. Keep children and pets away from pesticide applications until dry, dissipated or aerated. For more information contact Truly Nolen Exterminating at 407-241-1400.

Printed: 06/15/2023 Page: 2/2



### Service Slip/Invoice

 INVOICE:
 711162505

 DATE:
 6/14/2023

 ORDER:
 711162505

Bill To: [71120408]

Town of Kindred Community Developme Janet

3434 Colwell Ave

Suite 200

Tampa, FL 33614-8390

Work Location:

[71120408] 407-472-2471

Town Of Kindred Community Developme Janet 1450 Diamond Loop Dr

Kindred, FL 34744-6020

Vork Date 6/14/2023	<b>Time</b> 09:31 AM	Target Pest	Technician		Time I
	ise Order	Terms	Last Service Map Code		Time O
T diona	ioo Oraoi	Torrito	6/14/2023		Timo
Se	ervice		Description		Price
MOSQT CO M		Mosquito Commercial	Monthly		\$73.00
IOSQ1 CO IVI		Mosquito Commerciai	Worlding		
				SUBTOTAL	\$73.00
onthly service	for mosquito treat	all around the pool area ar	nd around the exterior of the building.	TAX	\$0.00
				TOTAL	\$73.00
				DEC	EIVE
				06/15	5/23
					,
				4	
				A.h.	
				TECHNICIAN SIGN	IATURE
				Falcon	
				CUSTOMER SIGN	ATURE



**Invoice** 

**INVOICE #: 711162505** 

Time In:

Time Out:

WORK DATE: 06/14/2023

BILL-TO 71120408

Town of Kindred Community Developme Janet

3434 Colwell Ave Suite 200

Tampa, FL 33614-8390

Phone: 813-994-1001 x7070 Alt. Phone: 407-472-2471 LOCATION 71120408

Town Of Kindred Community Developme

Janet

1450 Diamond Loop Dr Kindred, FL 34744-6020

> Phone: 407-472-2471 Alt. Phone: 813-994-1001 x7070

6/14/2023 9:31:00 AM

6/14/2023 9:32:00 AM

Falcon

Technician Signature

**Customer Signature** 

Tyrone Johnson License #:

**Purchase Order Service Description** Quantity **Amount Terms** NET 15 None Mosquito Commercial Monthly 1.00 73.00 Subtotal 73.00 Tax 0.00 **Total Due:** 73.00

#### **TECHNICIANS**

Tyrone Johnson

RECEIVE D

#### **GENERAL COMMENTS / INSTRUCTIONS**

Monthly service for mosquito treat all around the pool area and around the exterior of the building.

CONDITIONS / OBSERVATIONS Reported Severity Responsibility Reviewed

None Noted.

PRODUCTS APPLICATION SUMMARY

MaterialLot #EPA #A.I. %A.I. Conc.Active IngredientFinished QtyUndiluted QtyTemprid FX (Conc).432-154431.5000%0.0500Imidacloprid; B-Cyfluthrin4.2000 Gallon22.4000 Milliliters

Target Pests: Ants

PEST ACTIVITY # Areas # Devices Pest Totals

None Noted.

#### **DEVICE INSPECTION SUMMARY**

Reminder: Please call  $\,$  Truly Nolen Branch 711 at 407-241-1400 with any questions. Thank you.

Warning: Pesticides can be harmful. Keep children and pets away from pesticide applications until dry, dissipated or aerated. For more information contact Truly Nolen Exterminating at 407-241-1400.

Printed: 06/15/2023 Page: 1/1



12276 San Jose Blvd. Suite 747 Jacksonville, FL 32223

www.unitedlandservices.com

#### **INVOICE**

Date	Invoice No.
02/23/23	16042
Terms	Due Date
Net 30	03/25/23

#### **BILL TO**

Town of Kindred C/O Rizzetta and Company 3434 Colwell Ave Suite 200 Tampa, FL 33614

#### PROPERTY

Kindred 1450 Diamond Loop Dr Kissimmee, FL 32738

Amount Due	Enclosed
\$34,677.00	\$34,677.00

Please detach top portion and return with your payment.

QTY ITEM	UNIT PRICE	EXT PRICE	SALES TAX	LINE TOTAL
#19352 - Town of Kindred 1 February 2023		\$34,677.00	\$0.00	\$34,677.00
Total		\$34,677.00	\$0.00	\$34,677.00





12276 San Jose Blvd Suite 747 Jacksonville, FL 32223

#### Invoice 26769

Date	PO#
05/08/23	
Due Date	Terms

Property Address
Kindred
1450 Diamond Loop Dr
Kissimmee, FL 32738

Item	Qty/UOM	Rate	Ext. Price	Amount
Draw anti-climan reviews anti-	Devless and where vahials demand in			#224_44

Property Improvements - Replace sod where vehicle damaged in median on Cross Prairie pkwy, 2 areas

\$231.44

Thank you for your business.

REMIT PAYMENT TO: United Land Services 12276 San Jose Blvd Suite 747 Jacksonville FL 32223 

 Subtotal
 \$231.44

 Sales Tax
 \$0.00

 Total
 \$231.44

 Credits/Payments
 (\$0.00)

 Balance Due
 \$231.44

Job #33432 - Kindred 1 Sod Replacement Cross Prairie Parkway From Car Damage



12276 San Jose Blvd Suite 747 Jacksonville, FL 32223

#### Invoice 28846

Date	PO#
05/23/23	
Due Date	Terms
6/22/23	Net 30

Property Address
Kindred
1450 Diamond Loop Dr
Kissimmee, FL 32738

Item	Qty/UOM	Rate	Ext. Price	Amount
Irrigation Repair				\$1,167.00



Thank you for your business.

REMIT PAYMENT TO: United Land Services 12276 San Jose Blvd Suite 747 Jacksonville FL 32223 

 Subtotal
 \$1,167.00

 Sales Tax
 \$0.00

 Total
 \$1,167.00

 Credits/Payments
 (\$0.00)

 Balance Due
 \$1,167.00



12276 San Jose Blvd. Suite 747 Jacksonville, FL 32223

#### **INVOICE**

Date	Invoice No.
06/01/23	29602
Terms	Due Date
Net 30	07/01/23

#### **BILL TO**

Chris Witherington (Customer) Buccaneer Landscape PO Box 2453 Pinellas Park, FL 33780

#### PROPERTY

Kindred 1450 Diamond Loop Dr Kissimmee, FL 32738

Amount Due	Enclosed
\$29,627.00	

Please detach top portion and return with your payment.

QTY ITEM	UNIT PRICE	EXT PRICE	SALES TAX	LINE TOTAL
#19352 - Town of Kindred 1 June 2023		\$29,627.00	\$0.00	\$29,627.00
Total		\$29,627,00	\$0.00	\$29,627,00





WASTE CONNECTIONS OF FLORIDA. ORLANDO HAULING 1099 MILLER DR ALTAMONTE SPRINGS, FL 32701

Page 1 of 1

For invoice inquiries, call: (407) 261-5000 Customer No.: 6460-133920

#### **INVOICE**

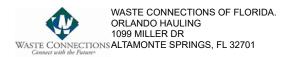
SERVICE DATE	CODE	DESCRIPTION			REFERENCE	QUANTITY	AMOUNT
	(0001)		CINDRED CDD OND LOOP DR, KISSIMMEE F	L			
6/25/23	10 8.00 YD		vice Charge - Jul 31/23			1.00	\$316.42
						\$316.42	
						KEO OF	EIVE 126/23
	Invoice I	Date	Invoice #	Reference	•	Tota	This Invoice
Account Status	Jun-25	5-23	1452399	#00550525			\$316.42
,	Current \$316.42		<b>31 - 60 Days</b> \$0.00	<b>61 - 90 days</b> \$0.00	<b>Over 90 Days</b> \$0.00	Total Acco	unt Balance \$316.42

Remarks:

\*\*\*\*To avoid late fees, payments must be posted to your account within 30 days of your invoice date.\*\*\*\*

Bank returned checks will be electronically re-presented to your bank and you may be responsible for a resulting processing fee.

#### PLEASE RETURN THIS PORTION WITH PAYMENT. DO NOT ATTACH CHECK TO STUB.



#### ADDRESS SERVICE REQUESTED

To ensure proper credit, please include customer number on check.

\*\*\*DUE UPON RECEIPT\*\*\*

TOWN OF KINDRED CDD C/O RIZZETTA & COMPANY 8529 S PARK CIR STE # 330 ORLANDO, FL 32819

	you know that you can pay your invoice online? se visit <a href="https://wcicustomer.com">https://wcicustomer.com</a>								
INVOICE DATE	PAY THIS AMOUNT	CUSTOMER#							
06/25/2023	\$316.42	6460-133920							
INVOICE NO.	AMOUNT PAID.	CHECK NUMBER							
1452399	\$316.42								

Remit To: Waste Connections of Florida PO Box 535233 Pittsburgh, PA 15253-5233



# Town of Kindred Community Development District

**Approved Proposed Budget for Fiscal Year 2023-2024** 

#### **TABLE OF CONTENTS**

	<u>Page</u>
General Fund Budget for Fiscal Year 2023-2024	1
Debt Service Fund Budget for Fiscal Year 2023-2024	3
Assessment Charts for Fiscal Year 2023-2024	4
General Fund Budget Account Category Descriptions	6
Reserve Fund Budget Account Category Descriptions	12
Debt Service Fund Budget Account Category Descriptions	13

## Proposed Budget Town of Kindred Community Development District General Fund Fiscal Year 2023/2024

	Chart of Accounts Classification	th	ual YTD rough 6/30/23		rojected Annual Totals 122/2023	Вι	Annual udget for 022/2023	var	rojected Budget iance for 122/2023		Budget for 2023/2024	lı (D	Budget ncrease ecrease) 2022/2023	Comments
1														
2	REVENUES													
3	Chariel Accessments									_				
5	Special Assessments Tax Roll*	¢ 1	,235,633	¢ 1	054 101		1 224 020	Ф	(160,020)	Ф	1,294,050.14	¢	70.020	
6	TAX NOII	ΨΙ	,233,033	Ψ	1,034,101		1,224,030	Ψ	(103,323)	Ψ	1,294,030.14	Ψ	10,020	
7	Other Miscellaneous Revenues													
8	Miscellaneous Revenues	\$	9,757	\$	13,009	\$	-	\$	13,009	\$	5,000	\$	5,000	
9			,		,				,					
10	Other Misc. Revenue	\$	3,776	\$	5,035	\$	-	\$	5,035	\$				
11	TOTAL REVENUES	\$ 1,	,249,166	\$ 1	,072,145	\$ '	1,224,030	\$	(151,885)	44	1,299,050.14	\$	75,020	
12														
13	Balance Forward from Prior Year	\$	-			\$	-	\$	-	\$	-	\$	-	
14														
15	TOTAL REVENUES AND BALANCE FORWARD	\$ 1,	,249,166	\$ 1	,072,145	\$ '	1,224,030	\$	(151,885)	44	1,299,050	\$	75,020	
16														
17	*Allocation of assessments between the Tax Ro	II and	d Off Roll	are	estimates	oni	y and sub	ject	to change	pr	rior to			
18	certification.													
19														
20	EXPENDITURES - ADMINISTRATIVE													
21														
22	Legislatiive													
23	Supervisor Fees	\$	2,400	\$	3,200	\$	-	\$	(3,200)	\$	9,600	\$	9.600	4 New Supervisors
24	Financial & Administrative	Ť	,		-,	Ť			(-,,	Ť	.,	·	-,	
25	Administrative Services	\$	3,375	\$	4,500	\$	4,500	\$	-	\$	4,680	\$	180	4 % Increase
26	District Management	\$	16,875	\$	22,500	\$	22,500	\$	-	\$			900	4 % Increase
27	District Engineer	\$	811	\$	10,000	\$	10,000		-	\$	10,000		-	
28	Disclosure Report	\$	6,000	\$	6,000	\$	6,000	\$	-	\$	6,000	\$	-	Required per bond indenture.
29	Trustees Fees	φ.	0.000	Φ.	0.000		0.000	φ.		6	0.000	Φ.		
30	Assessment Roll	\$	8,620 5,000	\$	8,620 5,000	\$	8,620 5,000	\$	-	\$	8,620 5,200	\$	200	4 % Increase
31	Financial & Revenue Collections	\$	3,375	\$	4,500	\$		\$	-	\$	5,200			4 % Increase
32	Accounting Services	\$	15,075	\$	20,100	\$		\$	-	\$	20,904			4 % Increase
33	Auditing Services	\$	485	\$	4,100	\$	4,100		-	\$				Pending Audit RFP
34	Arbitrage Rebate Calculation	\$	-	\$	1,000	\$		\$	-	\$				\$500 per bond issuance
35	Miscellaneous Mailings	\$	-	\$	400	\$	400	\$	-	\$	400			
36	Public Officials Liability Insurance	\$	2,487	\$	1,941	\$		\$	1,415	\$	3,308		(48)	
37	Legal Advertising	\$	2,622	\$	3,496	\$	2,500	\$	- '	\$	4,500	\$	2,000	
38	Dues, Licenses & Fees	\$	175	\$	175	\$	451	\$	276	\$	175		,	DEO Fees
39	Website Hosting, Maintenance, Backup	\$	2,053	\$	3,638	\$	3,638	\$	-	\$	2,738		(901)	Campus Suites Agreement and Technology Agreement
40	Legal Counsel													
41	District Counsel	\$	12,589	\$	16,785	\$	20,000	\$	3,215	\$	20,000	\$		
42														
	Administrative Subtotal	\$	81,942	\$	115,955	\$	116,665	\$	710	\$	129,825	\$	13,159	
44	EXPENDITURES. FIELD OPERATIONS	-												
	EXPENDITURES - FIELD OPERATIONS													
46	Security Operations													
47	Security Operations													
48	Security Services and Patrols	<u></u>	00.070	Φ.	04.074		20 502		(4.400)	6	50.050	Φ.	05.540	SAI - 8 hours a day x \$ 19.25 per hour 7 days a week. Est. 2912
	Security & Fire Manitoring Services	\$	23,978	\$	31,971	\$	30,508	Ф	(1,463)	\$	56,056	Ф	25,548	hours per year Security Alarm monitoring @ \$659.40 yr. & @ \$90 qtr.plus Envera \$
49	Security & Fire Monitoring Services	\$	5,185	\$	6,913	\$	1,500	\$	(5,413)	\$	6,841	\$	5,341	Security Alarm monitoring @ \$659.40 yr. & @ \$90 qtr.pius Envera \$ 485.12 per month.
50	Electric Utility Services	<u> </u>										\$	-	

## Proposed Budget Town of Kindred Community Development District General Fund Fiscal Year 2023/2024

	Chart of Accounts Classification	t	etual YTD hrough 06/30/23	20	Projected Annual Totals 2022/2023		Annual Budget for 2022/2023		Projected Budget variance for 2022/2023		Budget for 2023/2024		Budget ncrease Decrease) 2022/2023	Comments
51	Utility Services	\$	67,030	\$	89,373	\$	102,500	\$	13,127	\$	102,500	\$	-	Est.
52	Street Lights	\$	50,027	\$	66,703	\$	76,000	\$	9,297	\$	76,000	\$	-	
53	Garbage/Solid Waste Control Services											\$	-	
54	Garbage - Recreation Facility	\$	2,361	\$	3,148	\$	3,000	\$	(148)	\$	3,000	\$	-	8 cuyd dumpster
55	Water-Sewer Combination Services											\$	-	
56	Utility Services	\$	66,478	\$	88,637	\$	115,000	\$	26,363	\$	90,000	\$	(25,000)	
57	Stormwater Control											\$	-	
58	Aquatic Maintenance	\$	21,277	\$	28,369	\$	10,200	\$	(18,169)	\$	16,600	\$	6,400	\$550 per month - Aquatic Weed Control plus allowance for bank repairs
59	Other Physical Environment											\$	-	
60	General Liability/Property Insurance	\$	23,727	\$	23,727	\$	29,934	\$	6,207	\$	39,554	\$	9,620	Projected Egis Insurance Estimated Increase
61	Entry & Walls Maintenance	\$	-	\$	-	\$	550	\$	550	\$	550	\$	-	
62	Landscape Maintenance	\$	267,775	\$	357,033	\$	338,546	\$	(18,487)	<b>69</b>	394,137	\$	55,591	New agreement as of Jan 1, 2023 with United Land Services Oct thru December \$ 96,381 and \$ 297,756 for Jan thru September
63	Landscape Inspections	\$	13,500	\$	18,000	\$	17,922	\$	-	\$	18,720	\$	798	Sunscape Consulting
64	Irrigation Repairs	\$	10.008	\$	13.344	\$	40.000	\$	26.656	\$	40.000	\$		
65	Landscape - Mulch	\$	-	\$	-	\$	23,000		23,000	\$	23,000	\$	-	Not included in existing agreement
66	Landscape Replacement Plants, Shrubs, Trees	\$	15,716	\$	20,955	\$	62,434	\$	41,479	\$	62,434	\$		The moladed in existing agreement
67	Landscape Irrigation - Maintenance	\$	-	\$	-	\$	25,000	\$		\$	02,404	\$	(25,000)	
68	Parks & Recreation	Ψ		Ψ		Ψ	25,000	Ψ		Ψ		\$	(23,000)	
69	Management Contract	\$	46,390	\$	61,853	2	67,196	2	5.343	\$	70,556	\$	3 360	For on-site amenity/lifestyle staffing- Inc. Included
70	Pool Permits	\$	325	\$	433	\$	325	\$	- /		325	\$		\$325 annually.
71	Pest Control	\$	1,314		1,752	\$	1,700		( /		1,752	\$	52	φ020 diffidally.
72	Fitness Equipment Maintenance & Repairs	\$	1,443		1,924	\$	9,500		7,576	\$	9,500	\$		
73	Clubhouse - Facility Janitorial Service	\$	51,920	\$	69,227	\$	20,000		,	1	28,600	\$	8,600	
	Pool/Fountain Service Contract	T	0.,020	Ť	00,22.	Ť	20,000	Ψ.	(10,221)	Ť	20,000	Ť	0,000	
74		\$	31,415	\$	41,887	\$	43,200	\$	1,313	\$	37,420	\$	(5.780)	Pool maintenance \$ 3000 per month. Fountain quarterly maintenance.
75	Pool Repairs	\$	1,374		1,832	\$	5,000		3,168	\$	5,000	\$	-	
76	Fountain Repairs	\$	2,029	\$	13,000	\$	15,000	\$	2,000	\$	15,000	\$	-	
77	Facility A/C & Heating Maintenance & Repair	\$	3,000	\$	4,000	\$	5,500	\$	1,500	\$	5,200	\$	(300)	
78	Sidewalk Maintenance & Repair	\$	17,666	\$	23,555	\$	32,000	\$	8,445	\$	30,000	\$	(2,000)	
70	Furniture Repair/Replacement		,		,		,		,					Increased to include costs for replacement of pool cushions and
79		\$	-	\$	-	\$	2,750	\$	2,750	\$	7,000	\$	4,250	clubhouse tables
80	Playground Equipment and Maintenance	\$	-	\$	-	\$	2,000	\$	2,000	\$	2,000	\$	-	
81	Athletic/Park Court/Field Repairs	\$	-	\$	-	\$	1,000		1,000	\$	1,000	\$	-	Utilize for misc. repairs, net replacements, etc.
82	Cable Television, Internet & Telephone	\$	2,804	\$	3,739	\$	3,400	\$	(339)	\$	3,781	\$	381	Spectrum @ \$ 315.09 per month
83	Access Control Maintenance & Repair	\$	6,030	\$	8,040	\$	5,700	\$	(2,340)		5,700	\$		Access control repairs- doors, gates, access system
84	Dog Waste Station Supplies	\$	209	\$	279	\$	500	\$	221	\$	500	\$		Supplies purchased thru Amazon and coded to line # 77
85	Special Events											\$	-	
86	Special Events/Lifestyle	\$	-	\$	-	\$	1,500	\$	1,500	\$	1,500	\$	-	
87	Contingency													
88	Miscellaneous Contingency	\$	12,740	\$	16,987	\$	15,000	\$	_	\$	15.000	\$		Holiday Lighting to be paid from this line item.
89	Field Operations Subtotal	\$	745.721	\$	996.680		1.107.365	\$	87.749	\$	1.169.226	\$	61.861	
90		۳	, 1	۳	200,000	-	.,,	*	51,145	_	1,100,220	*	51,001	
91	Contingency for County TRIM Notice													
92														
	TOTAL EXPENDITURES	\$	827,663	\$	1,112,636	\$	1,224,030	\$	88,459	\$	1,299,050.14	\$	75,020	
94														
95	EXCESS OF REVENUES OVER	\$	421,503	\$	(40,491)	\$	(0)	\$	(63,426)	\$	-	\$	0	

## Town of Kindred Community Development District Debt Service Fiscal Year 2023/2024

Chart of Accounts Classification	Series 2016	Series 2017	Budget for 2023/2024
REVENUES			
Special Assessments			
Net Special Assessments (1)	\$227,066.40	\$275,457.60	\$502,524.00
TOTAL REVENUES	\$227,066.40	\$275,457.60	\$502,524.00
EXPENDITURES			
Administrative			
Debt Service Obligation	\$227,066.40	\$275,457.60	\$502,524.00
Administrative Subtotal	\$227,066.40	\$275,457.60	\$502,524.00
TOTAL EXPENDITURES	\$227,066.40	\$275,457.60	\$502,524.00
EXCESS OF REVENUES OVER EXPENDITURES	\$0.00	\$0.00	\$0.00

Osceola County Collection Costs (2%) and Early Payment Discounts (4%): 6.0%

Gross assessments: \$534,600.00

#### Notes:

Tax Roll Collection Costs (2%) and Early Payment Discounts (4%) are a total 6.0% of Tax Roll. Budgeted net of tax roll assessments. See Assessment Table.

<sup>(1)</sup> Maximum Annual Debt Sservice less any Prepaid Assessments received.

### TOWN OF KINDRED COMMUNITY DEVELOPMENT DISTRICT

### FISCAL YEAR 2023/2024 O&M & DEBT SERVICE ASSESSMENT SCHEDULE

 2023/2024 O&M Budget
 \$1,294,050.14

 Collection Costs @
 2%
 \$27,532.98

 Early Payment Discount @
 4%
 \$55,065.96

 2023/2024 Total:
 \$1,376,649.08

**2022/2023 O&M Budget** \$1,224,030.05 **2023/2024 O&M Budget** \$1,294,050.14

Total Difference: \$70,020.09

	PER UNIT ANNUA	PER UNIT ANNUAL ASSESSMENT		ease / Decrease
	2022/2023	2023/2024	\$	%
Series 2016 Debt Service - Townhome	\$330.00	\$330.00	\$0.00	0.00%
Operations/Maintenance - Townhome	\$655.50	\$693.00	\$37.50	5.72%
Total	\$985.50	\$1,023.00	\$37.50	3.81%
Series 2016 Debt Service - Single Family	\$660.00	\$660.00	\$0.00	0.00%
Operations/Maintenance - Single Family	\$1,638.76	\$1,732.51	\$93.75	5.72%
Total	\$2,298.76	\$2,392.51	\$93.75	4.08%
Series 2017 Debt Service - Townhome	\$330.00	\$330.00	\$0.00	0.00%
Operations/Maintenance - Townhome	\$655.50	\$693.00	\$37.50	5.72%
Total	\$985.50	\$1,023.00	\$37.50	3.81%
Series 2017 Debt Service - Single Family	\$660.00	\$660.00	\$0.00	0.00%
Operations/Maintenance - Single Family	\$1,638.76	\$1,732.51	\$93.75	5.72%
Total	\$2,298.76	\$2,392.51	\$93.75	4.08%

#### TOWN OF KINDRED COMMUNITY DEVELOPMENT DISTRICT

### FISCAL YEAR 2023/2024 O&M AND DEBT SERVICE ASSESSMENT SCHEDULE

TOTAL O&M BUDGET \$1,294,050.14

COLLECTION COSTS @ 2% \$27,532.98

EARLY PAYMENT DISCOUNT @ 4% \$55,065.96

TOTAL O&M ASSESSMENT \$1,376,649.08

_	UNITS ASSESSED			ALLOCATION OF O&M ASSESSMENT			
LOT SIZE	<u>0&amp;M</u>	SERIES 2016 DEBT SERVICE (1)	SERIES 2017 DEBT SERVICE (2)	EAU FACTOR	EAU FACTOR TOTAL EAU'S % TOTAL EAU		
SERIES 2016							
Townhome	58	58	0	0.40	23	2.92%	\$40,194.13
Single Family	337	337	0	1.00	337	42.41%	\$583,854.44
SERIES 2017							
Townhome	106	0	106	0.40	42	5.34%	\$73,458.24
Single Family	392	0	391	1.00	392	49.33%	\$679,142.26
 Total	893	395	497		794.60	100.00%	\$1,376,649.08

	PER UNIT AS	SESSMENTS	
<u>0&amp;M</u>	SERIES 2016 DEBT SERVICE	SERIES 2017 DEBT SERVICE <sup>(4)</sup>	Total (5)
\$693.00	\$330.00	\$0.00	\$1,023.00
\$1,732.51	\$660.00	\$0.00	\$2,392.51
\$693.00	\$0.00	\$330.00	\$1,023.00
\$1,732.51	\$0.00	\$660.00	\$2,392.51

LESS: Osceola County Collection Costs (2%) and Early Payment Discounts (4%):

(\$82,598.94)

Net Revenue to be Collected:

\$1,294,050.14

<sup>(1)</sup> Reflects the total number of lots with Series 2016 debt outstanding.

<sup>(2)</sup> Reflects the total number of lots with Series 2017 debt outstanding.

<sup>(3)</sup> Annual debt service assessment per lot adopted in connection with the Series 2016 bond issue. Annual assessment includes principal, interest, Osceola County collection costs and

<sup>(4)</sup> Annual debt service assessment per lot adopted in connection with the Series 2017 bond issue. Annual assessment includes principal, interest, Osceola County collection costs and

<sup>(5)</sup> Annual assessment that will appear on November 2023 Osceola County property tax bill. Amount shown includes all applicable collection costs (2%) and early payment discounts (up to 4% if paid early).

# GENERAL FUND BUDGET ACCOUNT CATEGORY DESCRIPTION

The General Fund Budget Account Category Descriptions are subject to change at any time depending on its application to the District. Please note, not all General Fund Budget Account Category Descriptions are applicable to the District indicated above. Uses of the descriptions contained herein are intended for general reference.

### **REVENUES:**

**Interest Earnings:** The District may earn interest on its monies in the various operating accounts.

**Tax Roll:** The District levies Non-Ad Valorem Special Assessments on all of the assessable property within the District to pay for operating expenditures incurred during the Fiscal Year. The assessments may be collected in two ways. The first is by placing them on the County's Tax Roll, to be collected with the County's Annual Property Tax Billing. This method is only available to land properly platted within the time limits prescribed by the County.

**Off Roll:** For lands not on the tax roll and that is by way of a direct bill from the District to the appropriate property owner.

**Miscellaneous Revenues:** The District may receive monies for the sale or provision of electronic access cards, entry decals etc.

**Facilities Rentals:** The District may receive monies for the rental of certain facilities by outside sources, for such items as office space, snack bar/restaurants etc.

## **EXPENDITURES – ADMINISTRATIVE:**

**Supervisor Fees:** The District may compensate its supervisors within the appropriate statutory limits of \$200.00 maximum per meeting within an annual cap of \$4,800.00 per supervisor.

**Administrative Services:** The District will incur expenditures for the day to today operation of District matters. These services include support for the District Management function, recording and preparation of meeting minutes, records retention and maintenance in accordance with Chapter 119, Florida Statutes, and the District's adopted Rules of Procedure, preparation and delivery of agenda, overnight deliveries, facsimiles and phone calls.

**District Management:** The District as required by statute, will contract with a firm to provide for management and administration of the District's day to day needs. These services include the conducting of board meetings, workshops, overall administration of District functions, all required state and local filings, preparation of annual budget, purchasing, risk management, preparing various resolutions and all other secretarial duties requested by the District throughout the year is also reflected in this amount.

**District Engineer:** The District's engineer provides general engineering services to the District. Among these services are attendance at and preparation for monthly board meetings, review of construction invoices and all other engineering services requested by the district throughout the year.

**Disclosure Report:** The District is required to file quarterly and annual disclosure reports, as required in the District's Trust Indenture, with the specified repositories. This is contracted out to a third party in compliance with the Trust Indenture.

**Trustee's Fees:** The District will incur annual trustee's fees upon the issuance of bonds for the oversight of the various accounts relating to the bond issues.

**Assessment Roll:** The District will contract with a firm to maintain the assessment roll and annually levy a Non-Ad Valorem assessment for operating and debt service expenses.

Financial & Revenue Collections: Services include all functions necessary for the timely billing and collection and reporting of District assessments in order to ensure adequate funds to meet the District's debt service and operations and maintenance obligations. These services include, but are not limited to, assessment roll preparation and certification, direct billings and funding request processing as well as responding to property owner questions regarding District assessments. This line item also includes the fees incurred for a Collection Agent to collect the funds for the principal and interest payment for its short-term bond issues and any other bond related collection needs. These funds are collected as prescribed in the Trust Indenture. The Collection Agent also provides for the release of liens on property after the full collection of bond debt levied on particular properties.

**Accounting Services:** Services include the preparation and delivery of the District's financial statements in accordance with Governmental Accounting Standards, accounts payable and accounts receivable functions, asset tracking, investment tracking, capital program administration and requisition processing, filing of annual reports required by the State of Florida and monitoring of trust account activity.

**Auditing Services:** The District is required annually to conduct an audit of its financial records by an Independent Certified Public Accounting firm, once it reaches certain revenue and expenditure levels, or has issued bonds and incurred debt.

**Arbitrage Rebate Calculation:** The District is required to calculate the interest earned from bond proceeds each year pursuant to the Internal Revenue Code of 1986. The Rebate Analyst is required to verify that the District has not received earnings higher than the yield of the bonds.

**Public Officials Liability Insurance:** The District will incur expenditures for public officials' liability insurance for the Board and Staff.

**Legal Advertising:** The District will incur expenditures related to legal advertising. The items for which the District will advertise include, but are not limited to meeting schedules, special meeting notices, and public hearings, bidding etc. for the District based on statutory guidelines

Bank Fees: The District will incur bank service charges during the year.

**Dues, Licenses & Fees:** The District is required to pay an annual fee to the Department of Economic Opportunity, along with other items which may require licenses or permits, etc.

**Miscellaneous Fees:** The District could incur miscellaneous throughout the year, which may not fit into any standard categories.

Website Hosting, Maintenance and Email: The District may incur fees as they relate to the development and ongoing maintenance of its own website along with possible email services if requested.

**District Counsel:** The District's legal counsel provides general legal services to the District. Among these services are attendance at and preparation for monthly board meetings, review of operating and maintenance contracts and all other legal services requested by the district throughout the year.

## **EXPENDITURES - FIELD OPERATIONS:**

**Security Services and Patrols:** The District may wish to contract with a private company to provide security for the District.

**Streetlights:** The District may have expenditures relating to streetlights throughout the community. These may be restricted to main arterial roads or in some cases to all streetlights within the District's boundaries.

**Garbage - Recreation Facility:** The District will incur expenditures related to the removal of garbage and solid waste.

**Water-Sewer Utility Services:** The District will incur water/sewer utility expenditures related to district operations.

**Aquatic Maintenance:** Expenses related to the care and maintenance of the lakes and ponds for the control of nuisance plant and algae species.

**Fountain Service Repairs & Maintenance:** The District may incur expenses related to maintaining the fountains within throughout the Parks & Recreational areas

**General Liability Insurance:** The District will incur fees to insure items owned by the District for its general liability needs

**Property Insurance:** The District will incur fees to insure items owned by the District for its property needs

**Entry and Walls Maintenance:** The District will incur expenditures to maintain the entry monuments and the fencing.

**Landscape Maintenance:** The District will incur expenditures to maintain the rights-of-way, median strips, recreational facilities including pond banks, entryways, and similar planting areas within the District. These services include but are not limited to monthly landscape maintenance, fertilizer, pesticides, annuals, mulch, and irrigation repairs.

**Irrigation Maintenance:** The District will incur expenditures related to the maintenance of the irrigation systems.

**Irrigation Repairs:** The District will incur expenditures related to repairs of the irrigation systems.

Landscape Replacement: Expenditures related to replacement of turf, trees, shrubs etc.

**Field Services:** The District may contract for field management services to provide landscape maintenance oversight.

**Miscellaneous Fees:** The District may incur miscellaneous expenses that do not readily fit into defined categories in field operations.

**Sidewalk Repair & Maintenance:** Expenses related to sidewalks located in the right of way of streets the District may own if any.

**General Liability Insurance:** The District will incur fees to insure items owned by the District for its general liability needs

**Property Insurance:** The District will incur fees to insure items owned by the District for its property needs

**Entry and Walls Maintenance:** The District will incur expenditures to maintain the entry monuments and the fencing.

**Landscape Maintenance:** The District will incur expenditures to maintain the rights-of-way, median strips, recreational facilities including pond banks, entryways, and similar planting areas within the District. These services include but are not limited to monthly landscape maintenance, fertilizer, pesticides, annuals, mulch, and irrigation repairs.

**Irrigation Maintenance:** The District will incur expenditures related to the maintenance of the irrigation systems.

**Irrigation Repairs:** The District will incur expenditures related to repairs of the irrigation systems.

Landscape Replacement: Expenditures related to replacement of turf, trees, shrubs etc.

**Field Services:** The District may contract for field management services to provide landscape maintenance oversight.

**Miscellaneous Fees:** The District may incur miscellaneous expenses that do not readily fit into defined categories in field operations.

**Sidewalk Repair & Maintenance:** Expenses related to sidewalks located in the right of way of streets the District may own if any.

**Employees - Salaries:** The District may incur expenses for employees/staff members needed for the recreational facilities such as Clubhouse Staff.

**Employees - P/R Taxes:** This is the employer's portion of employment taxes such as FICA etc.

**Employee - Workers' Comp:** Fees related to obtaining workers compensation insurance.

**Management Contract:** The District may contract with a firm to provide for the oversight of its recreation facilities.

Maintenance & Repair: The District may incur expenses to maintain its recreation facilities.

**Facility Supplies:** The District may have facilities that required various supplies to operate.

**Gate Maintenance & Repairs:** Any ongoing gate repairs and maintenance would be included in this line item.

**Telephone, Fax, Internet:** The District may incur telephone, fax and internet expenses related to the recreational facilities.

**Office Supplies:** The District may have an office in its facilities which require various office related supplies.

**Clubhouse - Facility Janitorial Service:** Expenses related to the cleaning of the facility and related supplies.

**Pool Service Contract:** Expenses related to the maintenance of swimming pools and other water features.

**Pool Repairs:** Expenses related to the repair of swimming pools and other water features.

**Security System Monitoring & Maintenance:** The District may wish to install a security system for the clubhouse

**Clubhouse Miscellaneous Expense:** Expenses which may not fit into a defined category in this section of the budget

Athletic/Park Court/Field Repairs: Expense related to any facilities such as tennis, basketball etc.

**Trail/Bike Path Maintenance:** Expenses related to various types of trail or pathway systems the District may own, from hard surface to natural surfaces.

**Special Events:** Expenses related to functions such as holiday events for the public enjoyment

**Miscellaneous Fees:** Monies collected and allocated for fees that the District could incur throughout the year, which may not fit into any standard categories.

**Miscellaneous Contingency:** Monies collected and allocated for expenses that the District could incur throughout the year, which may not fit into any standard categories.

**Capital Outlay:** Monies collected and allocated for various projects as they relate to public improvements.

# RESERVE FUND BUDGET ACCOUNT CATEGORY DESCRIPTION

The Reserve Fund Budget Account Category Descriptions are subject to change at any time depending on its application to the District. Please note, not all Reserve Fund Budget Account Category Descriptions are applicable to the District indicated above. Uses of the descriptions contained herein are intended for general reference.

### **REVENUES:**

**Tax Roll:** The District levies Non-Ad Valorem Special Assessments on all of the assessable property within the District to pay for operating expenditures incurred during the Fiscal Year. The assessments may be collected in two ways. The first is by placing them on the County's Tax Roll, to be collected with the County's Annual Property Tax Billing. This method is only available to land properly platted within the time limits prescribed by the County.

**Off Roll:** For lands not on the tax roll and that is by way of a direct bill from the District to the appropriate property owner.

**Developer Contributions:** The District may enter into a funding agreement and receive certain prescribed dollars from the Developer to off-set expenditures of the District.

**Miscellaneous Revenues:** The District may receive monies for the sale or provision of electronic access cards, entry decals etc.

## **EXPENDITURES:**

**Capital Reserve:** Monies collected and allocated for the future repair and replacement of various capital improvements such as club facilities, swimming pools, athletic courts, roads, etc.

**Capital Outlay:** Monies collected and allocated for various projects as they relate to public improvements.

## <u>DEBT SERVICE FUND BUDGET</u> ACCOUNT CATEGORY DESCRIPTION

The Debt Service Fund Budget Account Category Descriptions are subject to change at any time depending on its application to the District. Please note, not all Debt Service Fund Budget Account Category Descriptions are applicable to the District indicated above. Uses of the descriptions contained herein are intended for general reference.

## **REVENUES:**

**Special Assessments:** The District may levy special assessments to repay the debt incurred by the sale of bonds to raise working capital for certain public improvements. The assessments may be collected in the same fashion as described in the Operations and Maintenance Assessments.

## **EXPENDITURES – ADMINISTRATIVE:**

**Bank Fees:** The District may incur bank service charges during the year.

**Debt Service Obligation:** This would a combination of the principal and interest payment to satisfy the annual repayment of the bond issue debt.

### **RESOLUTION 2023-16**

THE ANNUAL APPROPRIATION RESOLUTION OF THE TOWN OF KINDRED COMMUNITY DEVELOPMENT DISTRICT ("DISTRICT") RELATING TO THE ANNUAL APPROPRIATIONS AND ADOPTING THE BUDGETS FOR THE FISCAL YEAR BEGINNING OCTOBER 1, 2023, AND ENDING SEPTEMBER 30, 2024; AUTHORIZING BUDGET AMENDMENTS; AND PROVIDING AN EFFECTIVE DATE.

**WHEREAS**, the District Manager has, prior to the fifteenth (15<sup>th</sup>) day in June 2023, submitted to the Board of Supervisors ("Board") of the Town of Kindred Community Development District ("District") proposed budgets ("Proposed Budget") for the fiscal year beginning October 1, 2023, and ending September 30, 2024 ("Fiscal Year 2023/2024") along with an explanatory and complete financial plan for each fund of the District, pursuant to the provisions of Section 190.008(2)(a), *Florida Statutes*; and

WHEREAS, at least sixty (60) days prior to the adoption of the Proposed Budget, the District filed a copy of the Proposed Budget with the local governing authorities having jurisdiction over the area included in the District pursuant to the provisions of Section 190.008(2)(b), Florida Statutes; and

WHEREAS, the Board set a public hearing thereon and caused notice of such public hearing to be given by publication pursuant to Section 190.008(2)(a), Florida Statutes; and

**WHEREAS**, the District Manager posted the Proposed Budget on the District's website at least two days before the public hearing; and

WHEREAS, Section 190.008(2)(a), Florida Statutes, requires that, prior to October 1<sup>st</sup> of each year, the Board, by passage of the Annual Appropriation Resolution, shall adopt a budget for the ensuing fiscal year and appropriate such sums of money as the Board deems necessary to defray all expenditures of the District during the ensuing fiscal year; and

WHEREAS, the District Manager has prepared a Proposed Budget, whereby the budget shall project the cash receipts and disbursements anticipated during a given time period, including reserves for contingencies for emergency or other unanticipated expenditures during the fiscal year.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE TOWN OF KINDRED COMMUNITY DEVELOPMENT DISTRICT:

### SECTION 1. BUDGET

a. The Board has reviewed the Proposed Budget, a copy of which is on file with the office of the District Manager and at the District's Local Records Office, and hereby approves certain amendments thereto, as shown in Section 2 below.

- b. The Proposed Budget, attached hereto as **Exhibit "A,"** as amended by the Board, is hereby adopted in accordance with the provisions of Section 190.008(2)(a), *Florida Statutes* (**"Adopted Budget"**), and incorporated herein by reference; provided, however, that the comparative figures contained in the Adopted Budget may be subsequently revised as deemed necessary by the District Manager to reflect actual revenues and expenditures.
- c. The Adopted Budget, as amended, shall be maintained in the office of the District Manager and at the District's Local Records Office and identified as "The Budget for the Town of Kindred Community Development District for the Fiscal Year Ending September 30, 2024."
- d. The Adopted Budget shall be posted by the District Manager on the District's official website within thirty (30) days after adoption, and shall remain on the website for at least 2 years.

### SECTION 2. APPROPRIATIONS

2023/2024, the sum of \$otherwise, which sum is deemed by the B	ut of the revenues of the District, for Fiscal Yea to be raised by the levy of assessments and/o goard to be necessary to defray all expenditures of the ded and appropriated in the following fashion:
TOTAL GENERAL FUND	\$
DEBT SERVICE FUND (SERIES 2016)	\$
DEBT SERVICE FUND (SERIES 2017)	\$

### **SECTION 3. BUDGET AMENDMENTS**

Pursuant to Section 189.016, *Florida Statutes*, the District at any time within Fiscal Year 2023/2024 or within 60 days following the end of the Fiscal Year 2023/2024 may amend its Adopted Budget for that fiscal year as follows:

- a. A line-item appropriation for expenditures within a fund may be decreased or increased by motion of the Board recorded in the minutes, and approving the expenditure, if the total appropriations of the fund do not increase.
- b. The District Manager or Treasurer may approve an expenditure that would increase or decrease a line-item appropriation for expenditures within a fund if the total appropriations of the fund do not increase and if either (i) the aggregate

change in the original appropriation item does not exceed the greater of \$15,000 or 15% of the original appropriation, or (ii) such expenditure is authorized by separate disbursement or spending resolution.

c. Any other budget amendments shall be adopted by resolution and consistent with Florida law.

The District Manager or Treasurer must ensure that any amendments to the budget under paragraph c. above are posted on the District's website within 5 days after adoption and remain on the website for at least 2 years.

**SECTION 4. EFFECTIVE DATE.** This Resolution shall take effect immediately upon adoption.

PASSED AND ADOPTED this 10<sup>th</sup> day of August 2023.

ATTEST:	TOWN OF KINDRED COMMUNITY
	DEVELOPMENT DISTRICT
Secretary/Assistant Secretary	Chairperson, Board of Supervisors

### **RESOLUTION 2023-17**

A RESOLUTION OF THE BOARD OF SUPERVISORS OF TOWN OF KINDRED COMMUNITY DEVELOPMENT DISTRICT MAKING A DETERMINATION OF BENEFIT AND IMPOSING SPECIAL ASSESSMENTS FOR FISCAL YEAR 2023/2024; PROVIDING FOR THE COLLECTION AND ENFORCEMENT OF SPECIAL ASSESSMENTS; CERTIFYING AN ASSESSMENT ROLL; PROVIDING FOR AMENDMENTS TO THE ASSESSMENT ROLL; PROVIDING A SEVERABILITY CLAUSE; AND PROVIDING AN EFFECTIVE DATE.

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

WHEREAS, the District is located in Osceola County, Florida ("County"); and

**WHEREAS,** the District has constructed or acquired various infrastructure improvements and provides certain services in accordance with the District's adopted capital improvement plan and Chapter 190, *Florida Statutes*; and

WHEREAS, the Board of Supervisors ("Board") of the District hereby determines to undertake various operations and maintenance and other activities described in the District's budget ("Adopted Budget") for the fiscal year beginning October 1, 2023, and ending September 30, 2024 ("Fiscal Year 2023/2024"), attached hereto as Exhibit "A", and incorporated by reference herein; and

WHEREAS, the District must obtain sufficient funds to provide for the operation and maintenance of the services and facilities provided by the District as described in the Adopted Budget; and

**WHEREAS,** the provision of such services, facilities, and operations is a benefit to lands within the District; and

**WHEREAS,** Chapter 190, *Florida Statutes*, provides that the District may impose special assessments on benefitted lands within the District; and

WHEREAS, it is in the best interests of the District to proceed with the imposition of the special assessments for operations and maintenance in the amount set forth in the Adopted Budget; and

**WHEREAS,** the District has previously levied an assessment for debt service, which the District desires to collect for Fiscal Year 2023/2024; and

WHEREAS, Chapter 197, Florida Statutes, provides a mechanism pursuant to which such special assessments may be placed on the tax roll and collected by the local tax collector ("Uniform Method"), and the District has previously authorized the use of the Uniform Method by, among other things, entering into agreements with the Property Appraiser and Tax Collector of the County for that purpose; and

WHEREAS, it is in the best interests of the District to adopt the Assessment Roll of the Town of Kindred Community Development District ("Assessment Roll") attached to this Resolution as Exhibit "B" and incorporated as a material part of this Resolution by this reference, and to certify the Assessment Roll to the County Tax Collector pursuant to the Uniform Method; and

WHEREAS, it is in the best interests of the District to permit the District Manager to amend the Assessment Roll, certified to the County Tax Collector by this Resolution, as the Property Appraiser updates the property roll for the County, for such time as authorized by Florida law.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE TOWN OF KINDRED COMMUNITY DEVELOPMENT DISTRICT:

**SECTION 1. BENEFIT & ALLOCATION FINDINGS.** The Board hereby finds and determines that the provision of the services, facilities, and operations as described in **Exhibit "A"** confers a special and peculiar benefit to the lands within the District, which benefit exceeds or equals the cost of the assessments. The allocation of the assessments to the specially benefitted lands, as shown in **Exhibits "A" and "B,"** is hereby found to be fair and reasonable.

**SECTION 2.** Assessment Imposition. Pursuant to Chapters 190 and 197, Florida Statutes, and using the procedures authorized by Florida law for the levy and collection of special assessments, a special assessment for operation and maintenance is hereby imposed and levied on benefitted lands within the District, and in accordance with **Exhibits "A" and "B."** The lien of the special assessments for operations and maintenance imposed and levied by this Resolution shall be effective upon passage of this Resolution. Moreover, pursuant to Section 197.3632(4), Florida Statutes, the lien amount shall serve as the "maximum rate" authorized by law for operation and maintenance assessments.

**SECTION 3. COLLECTION.** The collection of the operation and maintenance special assessments and previously levied debt service assessments shall be at the same time and in the same manner as County taxes in accordance with the Uniform Method, as indicated on **Exhibits** "A" and "B." The decision to collect special assessments by any particular method – e.g., on the tax roll or by direct bill – does not mean that such method will be used to collect special assessments in future years, and the District reserves the right in its sole discretion to select collection methods in any given year, regardless of past practices.

**SECTION 4.** Assessment Roll. The Assessment Roll, attached to this Resolution as **Exhibit "B,"** is hereby certified to the County Tax Collector and shall be collected by the County Tax Collector in the same manner and time as County taxes. The proceeds therefrom shall be paid to the District.

**SECTION 5. ASSESSMENT ROLL AMENDMENT.** The District Manager shall keep apprised of all updates made to the County property roll by the Property Appraiser after the date of this Resolution, and shall amend the Assessment Roll in accordance with any such updates, for such time as authorized by Florida law, to the County property roll. After any amendment of the Assessment Roll, the District Manager shall file the updates in the District records.

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

**SECTION 7. EFFECTIVE DATE.** This Resolution shall take effect upon the passage and adoption of this Resolution by the Board.

PASSED AND ADOPTED this 10<sup>th</sup> day of August 2023.

ATTEST:	TOWN OF KINDRED COMMUNITY DEVELOPMENT DISTRICT
Secretary / Assistant Secretary	Chairperson, Board of Supervisors

**Exhibit A**: FY 2023 Budget

**Exhibit B:** FY 2023 Assessment Roll

## SECOND ADDENDUM TO THE CONTRACT FOR PROFESSIONAL DISTRICT SERVICES

This Second Addendum to the Contract for Professional District Services (this "Addendum"), is made and entered into as of the 1<sup>st</sup> day of October, 2023 (the "Effective Date"), by and between Town of Kindred Community Development District, a local unit of special purpose government established pursuant to Chapter 190, Florida Statutes, located in Osceola County, Florida (the "District"), and Rizzetta & Company, Inc., a Florida corporation (the "Consultant").

### **RECITALS**

**WHEREAS**, the District and the Consultant entered into the Contract for Professional District Services dated October 1, 2018 (the "**Contract**"), incorporated by reference herein; and

**WHEREAS**, the District and the Consultant desire to amend **Exhibit B** - Schedule of Fees of the Fees and Expenses, section of the Contract as further described in this Addendum; and

**WHEREAS**, the District and the Consultant each has the authority to execute this Addendum and to perform its obligations and duties hereunder, and each party has satisfied all conditions precedent to the execution of this Addendum so that this Addendum constitutes a legal and binding obligation of each party hereto.

**NOW**, **THEREFORE**, based upon good and valuable consideration and the mutual covenants of the parties, the receipt of which and sufficiency of which is hereby acknowledged, the District and the Consultant agree to the changes to amend **Exhibit B** - Schedule of Fees attached.

The amended **Exhibit B** - Schedule of Fees are hereby ratified and confirmed. All other terms and conditions of the Contract remain in full force and effect.

**IN WITNESS WHEREOF** the undersigned have executed this Addendum as of the Effective Date.

(Remainder of this page is left blank intentionally)

Therefore, the Consultant and the District each intend to enter this Addendum, understand the terms set forth herein, and hereby agree to those terms.

ACCEPTED BY:	
RIZZETTA & COMPANY, INC.	
BY:	
PRINTED NAME:	William J. Rizzetta
TITLE:	President
DATE:	
Town of Kindred Communi	TY DEVELOPMENT DISTRICT
BY:	
PRINTED NAME:	
TITLE:	Chairman/Vice Chairman
DATE:	
ATTEST:	
V B	/ice Chairman/Assistant Secretary Board of Supervisors
F	Print Name

Exhibit B – Schedule of Fees

# **EXHIBIT B**Schedule of Fees

### **STANDARD ON-GOING SERVICES:**

Standard On-Going Services will be billed in advance monthly pursuant to the following schedule:

	MONTHLY	ANNUALLY
Management:	\$1,950.00	\$23,400
Administrative:	\$390.00	\$4,680
Accounting:	\$1,742.00	\$20,904
Financial & Revenue Collections: Assessment Roll <sup>(1)</sup>	\$433.33	\$5,200 \$5,200
Total Standard On-Going Services:	\$4,515.33	\$59,384

<sup>(1)</sup> Assessment Roll is paid in one lump-sum at the time the roll is completed.

Short Term Bond Debt Payoff Requests & Long Term Bond Debt Partial Payoff Requests One Lot Per Occurrence \$ 125 Two – Five Lots Per Occurrence \$ 200 Six – Ten Lots Per Occurrence \$ 300	ADDITIONAL SERVICES:	FREQUENCY	RATE
attendance and drafting of minutes) Estoppel Requests (billed to requestor):  One Lot (on tax roll) Two+ Lots (on tax roll) Per Occurrence S 100 Two-Five Lots (direct billed by the District) Ten+ Lots (direct billed by the District) Per Occurrence S 100 Per Occurrence S 200 Per Occurrence S 200 Per Occurrence S 250 Per Occurrence S 250 Per Occurrence S 250 Per Occurrence S 250 Per Occurrence S 100/Lot Per Occurrence S 250 Per Occurrence S 100 Per Occurrence S 200 Per Occurrence S 200 Per Occurrence S 100 Per Occurrence S 200 Per Occurrence S 200 Six - Ten Lots Per Occurrence S 125 Per Occurrence S 125 Per Occurrence S 200 S 300		Hourly	\$ 175.00
One Lot (on tax roll) Two+ Lots (on tax roll) One Lot (direct billed by the District) Two-Five Lots (direct billed by the District) Six-Nine Lots (direct billed by the District) Ten+ Lots (direct billed by the District) Fer Occurrence Six-Nine Lots (direct billed by the District) Ten+ Lots (direct billed by the District) Fer Occurrence Six-Nine Lots (direct billed by the District) Fer Occurrence Fer Occurrence Six-Nine Lots Six-Nine Lots Fer Occurrence Six-Nine Lots Six-Nine Lots Fer Occurrence Six-Nine Lots Six-Nine	attendance and drafting of minutes)	Hourly	\$ 175.00
One Lot (direct billed by the District) Per Occurrence \$ 100 Two-Five Lots (direct billed by the District) Per Occurrence \$ 150 Six-Nine Lots (direct billed by the District) Per Occurrence \$ 200 Ten+ Lots (direct billed by the District) Per Occurrence \$ 250 Long Term Bond Debt Payoff Requests Per Occurrence \$ 100/Lot Two+ Lots Per Occurrence Upon Request Short Term Bond Debt Payoff Requests & Long Term Bond Debt Payoff Requests & Cone Lot Per Occurrence \$ 125 Two - Five Lots Per Occurrence \$ 200 Six - Ten Lots Per Occurrence \$ 300	One Lot (on tax roll)	Per Occurrence	\$ 100
Two-Five Lots (direct billed by the District) Per Occurrence \$ 150 Six-Nine Lots (direct billed by the District) Per Occurrence \$ 200 Ten+ Lots (direct billed by the District) Per Occurrence \$ 250 Long Term Bond Debt Payoff Requests Per Occurrence \$ 100/Lot Two+ Lots Per Occurrence Upon Request Short Term Bond Debt Payoff Requests & Long Term Bond Debt Partial Payoff Requests One Lot Per Occurrence \$ 125 Two - Five Lots Per Occurrence \$ 200 Six - Ten Lots Per Occurrence \$ 300	Two+ Lots (on tax roll)	Per Occurrence	\$ 125
Six-Nine Lots (direct billed by the District) Ten+ Lots (direct billed by the District) Per Occurrence S 200 Per Occurrence \$ 250  Long Term Bond Debt Payoff Requests Two+ Lots Per Occurrence Per Occurrence Upon Request Short Term Bond Debt Payoff Requests & Long Term Bond Debt Partial Payoff Requests One Lot Two - Five Lots Six - Ten Lots Per Occurrence \$ 200 Per Occurrence \$ 300	One Lot (direct billed by the District)	Per Occurrence	\$ 100
Ten+ Lots (direct billed by the District)  Long Term Bond Debt Payoff Requests Two+ Lots  Short Term Bond Debt Payoff Requests & Long Term Bond Debt Payoff Requests & Long Term Bond Debt Partial Payoff Requests One Lot Two – Five Lots Six – Ten Lots  Per Occurrence \$ 250 Per Occurrence \$ 100/Lot Per Occurrence \$ 125 Per Occurrence \$ 200 Six – Ten Lots  Per Occurrence \$ 300		Per Occurrence	\$ 150
Long Term Bond Debt Payoff Requests Per Occurrence \$ 100/Lot Two+ Lots Per Occurrence Upon Requests Short Term Bond Debt Payoff Requests & Long Term Bond Debt Partial Payoff Requests One Lot Per Occurrence \$ 125 Two – Five Lots Per Occurrence \$ 200 Six – Ten Lots Per Occurrence \$ 300		Per Occurrence	
Two+ Lots Per Occurrence Upon Request Short Term Bond Debt Payoff Requests & Long Term Bond Debt Partial Payoff Requests One Lot Per Occurrence \$ 125 Two – Five Lots Per Occurrence \$ 200 Six – Ten Lots Per Occurrence \$ 300		Per Occurrence	•
Short Term Bond Debt Payoff Requests & Long Term Bond Debt Partial Payoff Requests One Lot Per Occurrence \$ 125 Two – Five Lots Per Occurrence \$ 200 Six – Ten Lots Per Occurrence \$ 300			•
Long Term Bond Debt Partial Payoff Requests One Lot Per Occurrence \$ 125 Two – Five Lots Per Occurrence \$ 200 Six – Ten Lots Per Occurrence \$ 300		Per Occurrence	Upon Request
Two – Five Lots Per Occurrence \$ 200 Six – Ten Lots Per Occurrence \$ 300	Long Term Bond Debt Partial Payoff Requests		
Six – Ten Lots Per Occurrence \$ 300		Per Occurrence	•
•		Per Occurrence	-
		Per Occurrence	•
Eleven – Fifteen Lots Per Occurrence \$ 400		_	•
Sixteen+ Lots Per Occurrence \$ 500			•
			Upon Request
		_	Upon Request
			Upon Request
			Upon Request
			Upon Request
· · · ·			Upon Request
		•	Upon Request
		,	Upon Request
		•	Upon Request
		•	Upon Request
			Upon Request
			Upon Request
		•	Upon Request Upon Request

## **PUBLIC RECORDS REQUESTS FEES:**

Public Records Requests will be billed hourly to the District pursuant to the current hourly rates shown below:

JOB TITLE:	HOURLY RATE:
Senior Manager	\$ 52.00
District Manager	\$ 40.00
Accounting & Finance Staff	\$ 28.00
Administrative Support Staff	\$ 21.00

## **Financial Report**

September 30, 2022

Town of Kindred

Community

Development District

		Page
I.	Financial Section:	
	Independent Auditor's Report	1
	Management's Discussion and Analysis	3
	Financial Statements:	
	Government-Wide Financial Statements:	
	Statement of Net Position	7
	Statement of Activities	8
	Fund Financial Statements:	
	Balance Sheet - Governmental Funds	9
	Statement of Revenues, Expenditures and Changes in Fund Balances -	
	Governmental Funds	10
	Reconciliation of the Statement of Revenues, Expenditures and	
	Changes in Fund Balances of Governmental Funds	
	to the Statement of Activities	11
	Statement of Revenues, Expenditures and Changes in Fund Balance -	
	Budget and Actual - General Fund	12
	Notes to Financial Statements	13
II.	Compliance Section:	
	Independent Auditor's Report on Internal Control over Financial Reporting and	
	on Compliance and Other Matters Based on an Audit of Financial Statements	
	Performed in Accordance with Government Auditing Standards	22
	Management Letter	23
	Independent Auditor's Report on Compliance with the Requirements of	
	Section 218.415, Florida Statutes	25





### INDEPENDENT AUDITOR'S REPORT

To the Board of Supervisors

Town of Kindred Community Development District

## Report on the Audit of the Financial Statements Opinions

We have audited the financial statements of the governmental activities, and each major fund of the *Town of Kindred Community Development District* (the "District"), as of and for the year ended September 30, 2022, and the related notes to the financial statements, which collectively comprise the District's basic financial statements as listed in the table of contents.

In our opinion, the accompanying financial statements present fairly, the respective financial position of the governmental activities, and each major fund of the District as of September 30, 2022, and the respective changes in financial position thereof and the respective budgetary comparison for the General Fund for the year then ended in accordance with accounting principles generally accepted in the United States of America.

### **Basis for Opinions**

We conducted our audit in accordance with auditing standards generally accepted in the United States of America (GAAS) and the standards applicable to financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States. Our responsibilities under those standards are further described in the Auditor's Responsibilities for the Audit of the Financial Statements section of our report. We are required to be independent of the District and to meet our other ethical responsibilities, in accordance with the relevant ethical requirements related to our audit. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinions.

### Responsibilities of Management for the Financial Statements

The District's management is responsible for the preparation and fair presentation of the financial statements in accordance with accounting principles generally accepted in the United States of America; and for the design, implementation, and maintenance of internal control relevant to the preparation and fair presentation of financial statements that are free from material misstatement, whether due to fraud or error.

In preparing the financial statements, management is required to evaluate whether there are conditions or events, considered in the aggregate, that raise substantial doubt about the District's ability to continue as a going concern for twelve months beyond the financial statement date, including any currently known information that may raise substantial doubt shortly thereafter.

### Auditor's Responsibility for the Audit of Financial Statements

Our objectives are to obtain reasonable assurance about whether the financial statements as a whole are free from material misstatement, whether due to fraud or error, and to issue an auditor's report that includes our opinions. Reasonable assurance is a high level of assurance but is not absolute assurance and therefore is not a guarantee that an audit conducted in accordance with GAAS will always detect a material misstatement when it exists. The risk of not detecting a material misstatement resulting from fraud is higher than one resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control. Misstatements are considered material if there is a substantial likelihood that, individually or in the aggregate, they would influence the judgement made by a reasonable user based on the financial statements.

In performing an audit in accordance with GAAS, we:

- Exercise professional judgment and maintain professional skepticism throughout the audit.
- Identify and assess the risks of material misstatement of the financial statements, whether due to fraud or error, and design and perform audit procedures responsive to those risks. Such procedures include examining, on a test basis, evidence regarding the amounts and disclosures in the financial statements.
- Obtain an understanding of internal control relevant to the audit in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the District's internal control. Accordingly, no such opinion is expressed.

- Evaluate the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management, as well as evaluate the overall presentation of the financial statements.
- Conclude whether, in our judgement, there are conditions or events, considered in the aggregate, that raise substantial doubt about the District's ability to continue as a going concern for a reasonable period of time.

We are required to communicate with those charged with governance regarding, among other matters, the planned scope and timing of the audit, significant audit findings, and certain internal control related matters that we identified during the audit.

### **Required Supplementary Information**

Accounting principles generally accepted in the United States of America require that the management's discussion and analysis starting on page 3, be presented to supplement the basic financial statements. Such information is the responsibility of management and, although not a part of the basic financial statements, is required by the Governmental Accounting Standards Board, who considers it to be an essential part of financial reporting for placing the basic financial statements in an appropriate operational, economic or historical context. We have applied certain limited procedures to the required supplementary information in accordance with auditing standards generally accepted in the United States of America, which consisted of inquiries of management about the methods of preparing the information and comparing the information for consistency with management's responses to our inquiries, the basic financial statements, and other knowledge we obtained during our audit of the basic financial statements. We do not express an opinion or provide any assurance on the information because the limited procedures do not provide us with sufficient evidence to express an opinion or provide any assurance.

### Other Reporting Required by Government Auditing Standards

In accordance with *Government Auditing Standards*, we have also issued a report dated June 29, 2023, on our consideration of the District's internal control over financial reporting and our tests of its compliance with certain provisions of laws, regulations, contracts, grant agreements and other matters. The purpose of that report is solely to describe the scope of our testing of internal control over financial reporting and compliance and the results of that testing, and not to provide an opinion on the effectiveness of internal control over financial reporting or on compliance. That report is an integral part of an audit performed in accordance with *Government Auditing Standards* in considering the District's internal control over financial reporting and compliance.



Orlando, Florida June 29, 2023 Our discussion and analysis of *Town of Kindred Community Development District* (the "District") financial accomplishments provide an overview of the District's financial activities for the year ended September 30, 2022. Please read it in conjunction with the District's Independent Auditor's Report, financial statements and accompanying notes.

This information is being presented to provide additional information regarding the activities of the District and to meet the disclosure requirements of Government Accounting Standards Board Statement (GASB) No. 34, *Basic Financial Statements - and Management's Discussion and Analysis - for State and Local Governments* issued June 1999.

### **Financial Highlights**

- The assets of the District exceeded its liabilities at September 30, 2022 by \$279,150, a decrease in net position of \$195,044.
- At September 30, 2022, the District's governmental funds reported fund balances of \$488,270, an increase of \$9,815.

### Overview of the Financial Statements

This discussion and analysis are intended to serve as an introduction to *Town of Kindred Community Development District's* financial statements. The District's financial statements are comprised of three components: 1) government-wide financial statements, 2) fund financial statements and 3) notes to financial statements.

### **Government-Wide Financial Statements**

The government-wide financial statements are designed to provide readers with a broad overview of the District's finances, in a manner similar to a private-sector business.

The statement of net position presents information on all of the District's assets and liabilities, with the difference between the two reported as net position. Over time, increases or decreases in net position may serve as a useful indicator of whether the financial position of the District is improving or deteriorating.

The statement of activities presents information showing how the government's net position changed during the most recent fiscal year. All changes in net position are reported as soon as the underlying event giving rise to the change occurs, regardless of the timing of related cash flows. Thus, revenues and expenses are reported in this statement for some items that will result in cash flows in future fiscal periods.

The government-wide financial statements include all governmental activities that are principally supported by special assessment revenues. The District does not have any business-type activities. The governmental activities of the District include general government, maintenance and operations, public safety, and parks and recreation related functions.

### **Fund Financial Statements**

A fund is a grouping of related accounts that is used to maintain control over resources that have been segregated for specific activities or objectives. The District, like other state and local governments, uses fund accounting to ensure and demonstrate compliance with finance-related legal requirements. The District has one fund category: Governmental Funds.

Governmental funds are used to account for essentially the same functions reported as governmental activities in the government-wide financial statements. However, unlike the government-wide financial statements, governmental fund financial statements focus on near-term inflows and outflows of spendable resources, as well as on balances of spendable resources available at the end of the fiscal year. Such information may be useful in evaluating a District's near-term financing requirements.

### Governmental Funds

Because the focus of governmental funds is narrower than that of the government-wide financial statements, it is useful to compare the information presented for governmental funds with similar information presented for governmental activities in the government-wide financial statements. By doing so, readers may better understand the long-term impact of the government's near-term financing decisions. Both the governmental fund balance sheet and the governmental fund statement of revenues, expenditures and changes in fund balances provide a reconciliation to facilitate this comparison between governmental funds and governmental activities.

The District maintains three individual governmental funds. Information is presented separately in the governmental fund balance sheet and the governmental fund statement of revenues, expenditures and changes in fund balances for the general fund, debt service fund and capital projects fund, all of which are considered to be major funds.

The District adopts an annual appropriated budget for its general fund. A budgetary comparison schedule has been provided for the general fund to demonstrate compliance with the budget.

### **Notes to Financial Statements**

The notes provide additional information that is essential to a full understanding of the data provided in the government-wide and fund financial statements.

### **Government-Wide Financial Analysis**

Statement of Net Position

The District's net position was \$279,150 at September 30, 2022. The analysis that follows focuses on the net position of the District's governmental activities.

	September 30, 2022	September 30, 2021
Assets, excluding capital assets	\$ 642,302	\$ 639,274
Capital assets, net of depreciation	 7,223,465	 7,583,665
Total assets	 7,865,767	 8,222,939
Liabilities, excluding long-term liabilities	297,741	307,048
Long-term liabilities	7,288,876	7,441,697
Total liabilities	7,586,617	7,748,745
Net Position:		
Net investment in capital assets	184,417	391,796
Restricted for debt service	98,569	81,162
Restricted for capital projects	1,236	1,236
Unrestricted	(5,072)	 -
Total net position	\$ 279,150	\$ 474,194

The following is a summary of the District's governmental activities for the fiscal years ended September 30, 2022 and 2021.

	2022	2021
Revenues:		
Program revenues	\$ 1,571,589	\$ 1,550,222
General revenues	12,009	 6,381
Total revenues	1,583,598	 1,556,603
Expenses:		
General government	113,427	117,061
Maintenance and operations	1,092,829	997,756
Public safety	29,971	28,380
Parks and recreation	196,806	173,325
Interest on long-term debt	345,609	 351,395
Total expenses	1,778,642	1,667,917
Change in net position	(195,044)	(111,314)
Net position, beginning	474,194	585,508
Net position, ending	\$ 279,150	\$ 474,194

As noted above and in the statement of activities, the cost of all governmental activities during the year ended September 30, 2022 was \$1,778,642. The majority of these costs are maintenance and operations and interest on long-term debt.

### Financial Analysis of the Government's Funds

The District uses fund accounting to ensure and demonstrate compliance with finance related legal requirements. The focus of the District's governmental funds is to provide information on near-term inflows, outflows and balances of spendable resources. Such information is useful in assessing the District's financing requirements. In particular, unassigned fund balance may serve as a useful measure of a government's net resources available for spending at the end of the fiscal year. At September 30, 2022, the District's governmental funds reported combined ending fund balances of \$488,270. Of this total, \$54,061 is non-spendable, \$492,106 is restricted for debt service, \$1,236 is restricted for capital projects, and the remainder of (\$59,133) is an unassigned deficit.

The fund balance of the general fund decreased \$5,072 due to an increase in expenditures. The debt service fund balance increased by \$14,887 due to receiving more assessment revenue. The capital projects fund balance remained the same.

### **General Fund Budgetary Highlights**

An operating budget was adopted and maintained by the governing board for the District pursuant to the requirements of Florida Statutes. The budget to actual comparison for the general fund, including the original budget and final adopted budget, is shown on page 12. The budget is adopted using the same basis of accounting that is used in preparation of the fund financial statements. There were no budget amendments during the year. The legal level of budgetary control is at the fund level.

### **Capital Asset and Debt Administration**

### Capital Assets

At September 30, 2022, the District had \$7,223,465 invested in capital assets. More detailed information about the District's capital assets is presented in the notes to financial statements.

### Capital Debt

At September 30, 2022, the District had \$7,220,000 in bonds outstanding. More detailed information about the District's capital debt is presented in the notes to financial statements.

### **Requests for Information**

If you have questions about this report or need additional financial information, contact the *Town of Kindred Community Development District's* Accounting Department at 3434 Colwell Avenue, Suite 200, Tampa, Florida 33614.



	Governmental Activities		
Assets			
Cash	\$	94,899	
Deposits		51,025	
Prepaid costs		3,036	
Restricted assets:			
Temporarily restricted investments		493,342	
Capital assets:			
Capital assets not being depreciated		325,500	
Capital assets being depreciated, net		6,897,965	
Total assets		7,865,767	
Liabilities			
Accounts payable and accrued expenses		130,010	
Accrued interest payable		143,709	
Unearned revenue		24,022	
Noncurrent liabilities:		.,.	
Due within one year		155,000	
Due in more than one year		7,133,876	
Total liabilities		7,586,617	
Net Position			
Net investment in capital assets		184,417	
Restricted for debt service		98,569	
Restricted for capital projects		1,236	
Unrestricted		(5,072)	
Total net position	\$	279,150	

		Program Revenue						Net (Expense) Revenue and Changes in Net Position		
				Shormon for		Operating	Capita	al Grants	Con	······································
Functions/Programs		Expenses	(	Charges for Services	Co	Grants and ontributions	Conti	and ributions	GO	vernmental Activities
Governmental Activities:										
General government	\$	113,427	\$	83,740	\$	-	\$	-	\$	(29,687)
Maintenance and operations Public safety		1,092,829 29,971		806,804 22,127		-		-		(286,025) (7,844)
Parks and recreation		196,806		143,081		-		-		(53,725)
Interest on long-term debt		345,609		515,808		29				170,228
Total governmental activities	\$	1,778,642	\$	1,571,560	\$	29	\$	-		(207,053)
			Ge	neral Revenu	ies:					
Miscellaneous								12,009		
Total general revenues								12,009		
Change in net position  Net position, beginning								(195,044)		
									474,194	
Net position, ending							\$	279,150		

Acceta		General	De	ebt Service		Capital Projects	G	Total overnmental Funds
Assets Cash	\$	94,899	\$	-	\$	-	\$	94,899
Investments		-		492,106		1,236		493,342
Deposits		51,025		-		-		51,025
Prepaid costs	_	3,036	_	-	_			3,036
Total assets	\$	148,960	\$	492,106	\$	1,236	\$	642,302
Liabilities and Fund Balances Liabilities:								
Accounts payable and accrued expenses	\$	130,010	\$	-	\$	-	\$	130,010
Unearned revenue		24,022						24,022
Total liabilities		154,032						154,032
Fund Balances:  Nonspendable - prepaids and deposits  Restricted for:		54,061		-		-		54,061
Debt service		_		492,106		_		492,106
Capital projects		-		-		1,236		1,236
Unassigned		(59,133)		-		-		(59,133)
Total fund balances		(5,072)		492,106		1,236		488,270
Total liabilities and fund balances	\$	148,960	\$	492,106	\$	1,236		
Amounts reported for governmental activities in the statement of net position are different because:  Capital assets used in governmental activities are not financial resources and therefore are not reported in the funds.								7,223,465
Long-term liabilities are not due and payable in the curren	t peri	od and there	fore a	re not report	ed in	the funds.		
Accrued interest payable				(143,709)				
Bonds payable				(7,288,876)				(7,432,585)
Net Position of Governmental Activities								\$ 279,150

Year Ended September 30, 2022

		General	D	ebt Service		Capital Projects		Total Governmental Funds
Revenues	Φ.	1 055 750	Φ.	F0/ 07F	Φ.		Φ.	1 5 / 0 7 0 7
Special assessments propayments	\$	1,055,752	\$	506,975 8,833	\$	-	\$	1,562,727 8,833
Special assessments - prepayments Investment and miscellaneous income		12,009		o,oss 29		-		0,033 12,038
investment and miscellaneous income								
Total revenues		1,067,761		515,837		-		1,583,598
Expenditures Current:								
General government		113,427		-		-		113,427
Public safety		29,971		-		-		29,971
Maintenance and operations		732,629		-		-		732,629
Parks and recreation		196,806		-		-		196,806
Debt Service:								
Interest		-		350,950		-		350,950
Principal		-		150,000		-		150,000
Total expenditures		1,072,833		500,950		-		1,573,783
Excess (Deficit) of Revenues Over								
Expenditures		(5,072)		14,887		-		9,815
Net change in fund balances		(5,072)		14,887		-		9,815
Fund balances, beginning of year				477,219		1,236		478,455
Fund balances, end of year	\$	(5,072)	\$	492,106	\$	1,236	\$	488,270

## Town of Kindred Community Development District Reconciliation of the Statement of Revenues, Expenditures and Changes in Fund Balances of

Year Ended September 30, 2022

Governmental Funds to the Statement of Activities

Amounts reported for Governmental Activities in the Statement of Activities are different because:	
Net Change in Fund Balances - total governmental funds	\$ 9,815
Governmental funds report outlays for capital assets as expenditures because such outlays use current financial resources; however, in the statement of net position the cost of those assets is recorded as capital assets. Depreciation of capital assets is not recognized in the governmental fund statements but is reported as an expense in the statement of activities.	
Depreciation expense	(360,200)
Repayments of long-term liabilities are reported as expenditures in governmental funds, while repayments reduce long-term liabilities in the statement of net position.	150,000
Some expenses reported in the statement of activities do not require the use of current financial resources and, therefore, are not reported as expenditures in governmental funds.	
Change in accrued interest 2,520	
Amortization of bond premium 2,821	 5,341
Change in Net Position of Governmental Activities	\$ (195,044)

	Budgeted	d Amo	ounts	Ac	tual Amounts	Variance with Final Budget Positive (Negative)
	Original		Final			
Revenues						
Special assessments	\$ 1,047,820	\$	1,047,820	\$	1,055,752	\$ 7,932
Investment and miscellaneous income	 5,000		5,000		12,009	 7,009
Total revenues	1,052,820		1,052,820		1,067,761	 14,941
Expenditures Current:						
General government	116,239		116,239		113,427	2,812
Maintenance and operations	692,002		692,002		732,629	(40,627)
Public safety	32,008		32,008		29,971	2,037
Parks and recreation	212,571		212,571		196,806	 15,765
Total expenditures	1,052,820		1,052,820		1,072,833	 (20,013)
Net change in fund balance	-		-		(5,072)	(5,072)
Fund balance, beginning	<u>-</u>					-
Fund balance, ending	\$ -	\$	-	\$	(5,072)	\$ (5,072)



## NOTE 1 SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES

## Reporting Entity

Town of Kindred Community Development District, (the "District") was established on January 4, 2016 by the Osceola County, Florida Ordinance No. 2016-07 pursuant to the Uniform Community Development District Act of 1980, otherwise known as Chapter 190, Florida Statutes. The Act provides, among other things, the power to manage basic services for community development, the power to borrow money and issue bonds, and the power to levy and assess non-ad valorem assessments for the financing and delivery of capital infrastructure. The District was established for the purpose of financing and managing the acquisition, construction, maintenance and operation of a portion of the infrastructure necessary for community development within the District.

The District is governed by the Board of Supervisors (the "Board"), which is composed of five members. The Board of Supervisors of the District exercises all powers granted to the District pursuant to Chapter 190, Florida Statutes. At September 30, 2022, all the Board of Supervisors are affiliated with the Developer.

The Board has final responsibility for:

- 1. Allocating and levying assessments.
- 2. Approving budgets.
- 3. Exercising control over facilities and properties.
- 4. Controlling the use of funds generated by the District.
- 5. Approving the hiring and firing of key personnel.
- Financing improvements.

The financial statements were prepared in accordance with Governmental Accounting Standards Board ("GASB") Statements 14, 39, and 61. Under the provisions of those standards, the financial reporting entity consists of the primary government, organizations for which the District Board of Supervisors is considered to be financially accountable, and other organizations for which the nature and significance of their relationship with the District are such that, if excluded, the financial statements of the District would be considered incomplete or misleading. There are no entities considered to be component units of the District; therefore, the financial statements include only the operations of the District.

## Government-Wide and Fund Financial Statements

The financial statements include both government-wide and fund financial statements.

The government-wide financial statements (i.e., the statement of net position and the statement of activities) report information on all of the non-fiduciary activities of the primary government. For the most part, the effect of interfund activity has been removed from these statements.

The statement of activities demonstrates the degree to which the direct expenses of a given function or segment is offset by program revenues. *Direct expenses* are those that are clearly identifiable with a specific function or segment. *Program revenues* include 1) charges to customers who purchase, use, or directly benefit from goods, services, or privileges provided by a given function or segment, 2) grants, contributions and investment earnings that are restricted to meeting the operational or capital requirements of a particular function or segment and 3) operating-type special assessments that are treated as charges for services (including assessments for maintenance and debt service). Other items not included among program revenues are reported instead as *general revenues*.

## NOTE 1 SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (CONTINUED)

## Measurement Focus, Basis of Accounting and Financial Statement Presentation

The government-wide financial statements are reported using the *economic resources measurement* focus and the *accrual basis of accounting*. Revenues are recorded when earned and expenses are recorded when a liability is incurred, regardless of the timing of related cash flows. Assessments are recognized as revenues in the year for which they are levied. Grants and similar items are recognized as revenues as soon as all eligibility requirements imposed by the provider have been met.

Governmental fund financial statements are reported using the *current financial resources measurement focus* and the modified *accrual basis of accounting.* Revenues are recognized as soon as they are both measurable and available. Revenues are considered to be *available* when they are collectible within the current period or soon enough thereafter to pay liabilities of the current period. For this purpose, the District considers revenues to be available if they are collected within 60 days of the end of the current fiscal period, except for Developer receivables for retainage, which are collected from the Developer when the amount is due to the contractor. Expenditures are recorded when a liability is incurred, as under accrual accounting. However, debt service expenditures are recorded only when payment is due.

Assessments, including debt service assessments and operation and maintenance assessments, are non-ad valorem assessments imposed on all lands located within the District and benefited by the District's activities. Operation and maintenance special assessments are levied by the District prior to the start of the fiscal year which begins October 1st and ends on September 30th. These assessments are imposed upon all benefited lands located in the District. Debt service special assessments are imposed upon certain lots and lands as described in each resolution imposing the special assessment for each series of bonds issued by the District. Certain debt service assessments are collected upon the closing of those lots subject to short term debt and are used to prepay a portion of the bonds outstanding.

Assessments and interest associated with the current fiscal period are all considered to be susceptible to accrual and so have been recognized as revenues of the current fiscal period. Only the portion of assessments receivable due within the current fiscal period is considered to be susceptible to accrual as revenue of the current period. All other revenue items are considered to be measurable and available only when cash is received by the District.

The District reports the following major governmental funds:

*General Fund* - Is the District's primary operating fund. It is used to account for and report all financial resources not accounted for and reported in another fund.

Debt Service Fund - Accounts for the accumulation of resources for the annual payment of principal and interest on long-term debt.

Capital Project Fund - Accounts for the financial resources to be used for the acquisition or construction of major infrastructure within the District.

As a general rule, the effect of interfund activity has been eliminated from the government-wide financial statements. When both restricted and unrestricted resources are available for use, it is the District's policy to use restricted resources first, then unrestricted resources as they are needed.

## Assets, Liabilities, Deferred Outflows/Inflows of Resources and Net Position/Fund Balance

**Restricted Assets** 

These assets represent cash and investments set aside pursuant to bond covenants.

**Deposits and Investments** 

The District's cash and cash equivalents are considered to be cash on hand and demand deposits.

Investments of the District are reported at fair value and are categorized within the fair value hierarchy established in accordance with GASB Statement No. 72, Fair Value Measurement and Application. The District's investments consist of investments authorized in accordance with Section 218.415, Florida Statutes.

## NOTE 1 SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (CONTINUED)

#### Prepaid Items

Inventory and prepaid items are recorded as expenditures when consumed rather than when purchased in both government-wide and fund financial statements

### Capital Assets

Capital assets, which include property, plant, equipment and public infrastructure assets (e.g., roads, sidewalks and similar items), are reported in the applicable governmental activities column in the government-wide financial statements. Capital assets are defined by the District as assets with an initial, individual cost of more than \$5,000 and an estimated useful life in excess of two years. Such assets are recorded at historical cost or estimated historical cost if purchased or constructed. Donated capital assets are recorded at acquisition value at the date of donation.

The costs of normal maintenance and repairs that do not add to the value of the asset or materially extend assets lives are not capitalized. Major outlays for capital assets and improvements are capitalized as projects are constructed.

Property, plant and equipment of the District are depreciated using the straight-line method over the following estimated useful lives:

Assets	Years
Recreational facilities	30
Stormwater	25
Roadways	20
Landscape and streetscape	15
Security cameras	5

## Long Term Obligations

In the government-wide financial statements, long-term debt and other long-term obligations are reported as liabilities in the statement of net position. Bond premiums and discounts are deferred and amortized over the life of the bonds using the straight-line method. Bond issuance costs are reported as expenses. Bonds payable are reported net of premiums or discounts.

In the fund financial statements, governmental fund types recognize bond premiums and discounts, as well as bond issuance costs, during the current period. The face amount of debt issuad is reported as other financing sources. Premiums received on debt issuances are reported as other financing sources while discounts on debt issuances are reported as other financing uses. Issuance costs, whether or not withheld from the actual debt proceeds received, are reported as expenditures.

### Deferred Outflows/Inflows of Resources

In addition to assets, the statement of financial position will sometimes report a separate section for deferred outflows of resources. This separate financial statement element, deferred outflows of resources, represents a consumption of net position that applies to a future period(s) and so will not be recognized as an outflow of resources (expense/expenditure) until then. The District does not have any item that qualifies for reporting in this category for the year ended September 30, 2022.

In addition to liabilities, the statement of financial position will sometimes report a separate section for deferred inflows of resources. This separate financial statement element, deferred inflows of resources, represents an acquisition of net position that applies to a future period(s) and so will not be recognized as an inflow of resources (revenue) until that time. The District does not have any item that qualifies for reporting in this category for the year ended September 30, 2022.

## NOTE 1 SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (CONTINUED)

## Net Position Flow Assumption

Sometimes the District will fund outlays for a particular purpose from both restricted and unrestricted resources. In order to calculate the amounts to report as restricted net position and unrestricted net position in the government-wide financial statements, a flow assumption must be made about the order in which the resources are considered to be applied. It is the District's policy to consider restricted net position to have been depleted before unrestricted net position is applied.

## Fund Balance Flow Assumptions

Sometimes the District will fund outlays for a particular purpose from both restricted and unrestricted resources (total of committed, assigned, and unassigned fund balance). In order to calculate the amounts to report as restricted, committed, assigned, and unassigned fund balance in the governmental fund financial statements a flow assumption must be made about the order in which the resources are considered to be applied. It is the District's policy to consider restricted fund balance to have been depleted before using any of the components of unrestricted fund balance. Further, when the components of unrestricted fund balance can be used for the same purpose, committed fund balance is depleted first, followed by assigned fund balance. Unassigned fund balance is applied last.

## Fund Balance Policies

Fund balance of governmental funds is reported in various categories based on the nature of any limitations requiring the use of resources for specific purposes. The District itself can establish limitations on the use of resources through either commitment (committed fund balance) or an assignment (assigned fund balance).

The committed fund balance classification includes fund balance amounts that can be used only for the specific purposes determined by a formal action of the government's highest level of decision-making authority. The Board of Supervisors is the highest level of decision-making authority for the government that can, by adoption of an ordinance or resolution prior to the end of the fiscal year, commit fund balance. Once adopted, the limitation imposed by the ordinance or resolution remains in place until a similar action is taken to remove or revise the limitation.

Amounts in the assigned fund balance classification are intended to be used by the government for specific purposes but do not meet the criteria to be classified as committed. The Board of Supervisors has authorized the District Manager to assign amounts for specific purposes. The Board of Supervisors may also assign fund balance as it does when appropriating fund balance to cover a gap between estimated revenue and appropriations in the subsequent year's appropriated budget. Unlike commitments, assignments generally only exist temporarily. In other words, an additional action does not normally have to be taken for the removal of an assignment. Conversely, as discussed above an additional action is essential to either remove or revise a commitment.

#### Other Disclosures

#### Use of Estimates

The preparation of financial statements in conformity with generally accepted accounting principles requires management to make estimates and assumptions that affect the reported amounts of assets and liabilities, and disclosure of contingent assets and liabilities at the date of the financial statements, and the reported amounts of revenues and expenditures during the reporting period. Actual results could differ from those estimates.

## New GASB Statements Implemented

In fiscal year 2022, the District has not implemented any new accounting standards with a material effect on the District's financial statements.

## NOTE 2 STEWARDSHIP, COMPLIANCE AND ACCOUNTABILITY

## **Budgetary Information**

The District is required to establish a budgetary system and an approved annual budget for the General Fund. Annual budgets are adopted on a basis consistent with accounting principles generally accepted in the United States of America. All annual appropriations lapse at the fiscal year end. The legal level of budgetary control is at the fund level. Any budget amendments that exceed \$15,000 or 15% of the original appropriation amount for a line item at the fund level, must be approved by the Board of Supervisors. Budget amendments not meeting that threshold may be authorized by the District's Treasurer or the District Manager, in accordance with the appropriation resolution of the District.

The District follows these procedures in establishing the budgetary data reflected in the financial statements.

- 1. Each year the District Manager submits to the District Board a proposed operating budget for the fiscal year commencing the following October 1.
- 2. A public hearing is conducted to obtain comments.
- 3. Prior to October 1, the budget is legally adopted by the District Board.
- 4. The budgets are adopted on a basis consistent with accounting principles generally accepted in the United States of America.

## **Excess Expenditures Over Appropriations**

Expenditures in the General Fund for the year ended September 30, 2022 exceeded appropriations.

## NOTE 3 DEPOSITS AND INVESTMENTS

## **Deposits**

The District's cash balances were entirely covered by federal depository insurance or by a collateral pool pledged to the State Treasurer. Florida Statutes Chapter 280, "Florida Security for Public Deposits Act", requires all qualified depositories to deposit with the Treasurer or another banking institution eligible collateral equal to various percentages of the average daily balance for each month of all public deposits in excess of any applicable deposit insurance held. The percentage of eligible collateral (generally, U.S. Governmental and agency securities, state or local government debt, or corporate bonds) to public deposits is dependent upon the depository's financial history and its compliance with Chapter 280. In the event of a failure of a qualified public depository, the remaining public depositories would be responsible for covering any resulting losses.

#### Investments

The District categorizes its fair value measurements within the fair value hierarchy established by generally accepted accounting principles. The fair value is the price that would be received to sell an asset, or paid to transfer a liability, in an orderly transaction between market participants at the measurement date. The hierarchy is based on the valuation inputs used to measure the fair value of the asset.

Under GASB 72, assets or liabilities are classified into one of three levels. Level 1 is the most reliable and is based on quoted prices for identical assets, or liabilities, in an active market. Level 2 uses significant other observable inputs when obtaining quoted prices for identical or similar assets, or liabilities, in markets that are not active. Level 3 is the least reliable, and uses significant unobservable inputs that uses the best information available under the circumstances, which includes the District's own data in measuring unobservable inputs.

Instead of establishing a written investment policy, the District elected to limit investments to those approved by Florida Statutes and the District Trust Indenture. Authorized District investments include, but are not limited to:

- 1. The Local Government Surplus Funds Trust Fund (SBA);
- 2. Securities and Exchange Commission registered money market funds with the highest credit quality rating from a nationally recognized rating agency;
- 3. Interest-bearing time deposits or savings accounts in qualified public depositories;
- 4. Direct obligations of the U.S. Treasury.

## NOTE 3 DEPOSITS AND INVESTMENTS (CONTINUED)

Investments made by the District at September 30, 2022 are summarized below.

			Weighted Average
Investment Type	Fair Value	Credit Rating	Maturity
U.S. Bank Money Market	\$ 493,342	N/A	N/A

## Credit Risk:

For investments, credit risk is generally the risk that an issuer of an investment will not fulfill its obligation to the holder of the investment. Investments in U.S. Government securities and agencies must be backed by the full faith and credit of the United States Government. Short term bond funds shall be rated by a nationally recognized ratings agency and shall maintain the highest credit quality rating. Investment ratings by investment type are included in the preceding summary of investments.

## Custodial Credit Risk:

In the case of deposits, this is the risk that, in the event of a bank failure, the District's deposits may not be returned to it. The District's investment policy requires that bank deposits be secured as provided by Chapter 280, Florida Statutes. This law requires local governments to deposit funds only in financial institutions designated as qualified public depositories by the Chief Financial Officer of the State of Florida, and creates the Public Deposits Trust Fund, a multiple financial institution pool with the ability to assess its member financial institutions for collateral shortfalls if a default or insolvency has occurred. At September 30, 2022, all of the District's bank deposits were in qualified public depositories.

For an investment, this is the risk that, in the event of the failure of the counterparty, the government will not be able to recover the value of its investments or collateral securities that are in the possession of an outside party. At September 30, 2022, none of the investments listed are exposed to custodial credit risk because their existence is not evidenced by securities that exist in physical or book entry form.

### Concentration of Credit Risk:

The District places no limit on the amount the District may invest in any one issuer.

## Interest Rate Risk:

The District does not have a formal policy that limits investment maturities as a means of managing exposure to fair value losses arising from increasing interest rates. The District manages its exposure to declines in fair values by investing primarily in pooled investments that have a weighted average maturity of less than three months.

## NOTE 4 CAPITAL ASSETS

Capital asset activity for the year ended September 30, 2022 was as follows:

	Beginning Balance	Additions	Disposals	Ending Balance
Governmental Activities Capital assets not being depreciated:				
Land	\$ 325,500	\$ -	\$ -	\$ 325,500
Total capital assets not being depreciated	325,500			325,500
Capital assets being depreciated:				
Roadway	1,956,518	-	-	1,956,518
Stormwater	3,759,299	-	-	3,759,299
Recreational facilities	1,174,500	-	-	1,174,500
Landscape and streetscape	1,073,303	-	-	1,073,303
Security cameras	6,494			6,494
Total capital assets being depreciated	7,970,114			7,970,114
Less accumulated depreciation for:				
Roadway	(130,435)	(97,826)	-	(228,261)
Stormwater	(300,300)	(150,371)	-	(450,671)
Recreational facilities	(137,025)	(39,150)	-	(176,175)
Landscape and streetscape	(143,107)	(71,554)	-	(214,661)
Security cameras	(1,082)	(1,299)		(2,381)
Total accumulated depreciation	(711,949)	(360,200)		(1,072,149)
Total capital assets being depreciated, net	7,258,165	(360,200)		6,897,965
Governmental activities capital assets, net	\$ 7,583,665	\$ (360,200)	\$ -	\$ 7,223,465

Depreciation expense for 2022 was charged to physical environment.

## NOTE 5 LONG-TERM LIABILITIES

## Series 2016 Special Assessment Revenue Bonds - Public Offering

In September 2016, the District issued \$3,500,000 of Special Assessment Revenue Bonds, Series 2016, consisting of \$605,000 Term Bonds due May 1, 2026 with an interest rate of 4.0%, \$1,025,000 Term Bonds due May 1, 2036 with an interest rate of 4.625% and \$1,870,000 Term Bonds due May 1, 2047 with an interest rate of 5.0%. The Bonds were issued to finance the acquisition and construction of certain improvements for the benefit of the property within the District. Interest is paid semiannually on each May 1 and November 1. Principal on the Series 2016 Bonds is due serially commencing on May 1, 2018 through May 1, 2047.

The Series 2016 Bonds are subject to redemption at the option of the District prior to maturity at a redemption price as set forth in the Bond Indenture. The Bonds are subject to extraordinary mandatory redemption prior to maturity in the manner determined by the Bond Indenture.

The Bond Indenture requires that the District maintain adequate funds in a reserve account to meet the debt service reserve requirements as defined in the Indenture. At September 30, 2022 the reserve requirement was met.

## NOTE 5 LONG-TERM LIABILITIES (CONTINUED)

The Bond Indenture has certain restrictions and requirements relating principally to the use of proceeds to pay for the infrastructure improvements and the procedures to be followed by the District on assessments to property owners. The District agreed to levy special assessments in annual amounts adequate to provide payment of debt service. Payment of principal and interest on the 2016 Bonds is secured by a pledge of and a first lien upon the pledged special assessment revenue.

As of September 30, 2022, total principal and interest remaining on the Series 2016 Special Assessment Revenue Bonds was \$5,611,036. Principal and interest of \$220,506 was paid for the year ended September 30, 2022. Total special assessment revenue pledged was \$228,725.

### Series 2017 Special Assessment Revenue Bonds - Public Offering

In September 2017, the District issued \$4,330,000 of Special Assessment Revenue Bonds, Series 2017, consisting of \$755,000 Term Bonds due May 1, 2027 with an interest rate of 4.0%, \$1,255,000 Term Bonds due May 1, 2037 with an interest rate of 4.625% and \$2,320,000 Term Bonds due May 1, 2048 with an interest rate of 5%. The Bonds were issued to finance the acquisition and construction of certain improvements for the benefit of the property within the District. Interest is paid semiannually on each May 1 and November 1. Principal on the Series 2017 Bonds is due serially commencing on May 1, 2019 through May 1, 2048.

The Series 2017 Bonds are subject to redemption at the option of the District prior to maturity at a redemption price as set forth in the Bond Indenture. The Bonds are subject to extraordinary mandatory redemption prior to maturity in the manner determined by the Bond Indenture.

The Bond Indenture requires that the District maintain adequate funds in a reserve account to meet the debt service reserve requirements as defined in the Indenture. At September 30, 2022 the reserve requirement was met.

The Bond Indenture has certain restrictions and requirements relating principally to the use of proceeds to pay for the infrastructure improvements and the procedures to be followed by the District on assessments to property owners. The District agreed to levy special assessments in annual amounts adequate to provide payment of debt service. Payment of principal and interest on the 2017 Bonds is secured by a pledge of and a first lien upon the pledged special assessment revenue.

As of September 30, 2022, total principal and interest remaining on the Series 2017 Special Assessment Revenue Bonds was \$7,200,419. Principal and interest paid was \$280,444 for the year ended September 30, 2022. Total special assessment revenue pledged was \$287,083.

Long-term liability activity for the year ended September 30, 2022 was as follows:

	Beginning Balance	Additions	Reductions	Ending Balance	Due Within One Year
Governmental activities			,		
Bonds Payable:					
Series 2016	\$ 3,260,000	\$ -	\$ (65,000)	\$ 3,195,000	\$ 70,000
Add: Premium	41,175	-	(1,647)	39,528	-
Series 2017	4,110,000	-	(85,000)	4,025,000	85,000
Add: Premium	30,522	-	(1,174)	29,348	-
Governmental activity long-					
term liabilities	\$ 7,441,697	\$ -	\$ (152,821)	\$ 7,288,876	\$ 155,000

## NOTE 5 LONG-TERM LIABILITIES (CONTINUED)

At September 30, 2022, the scheduled debt service requirements on the bonds payable were as follows:

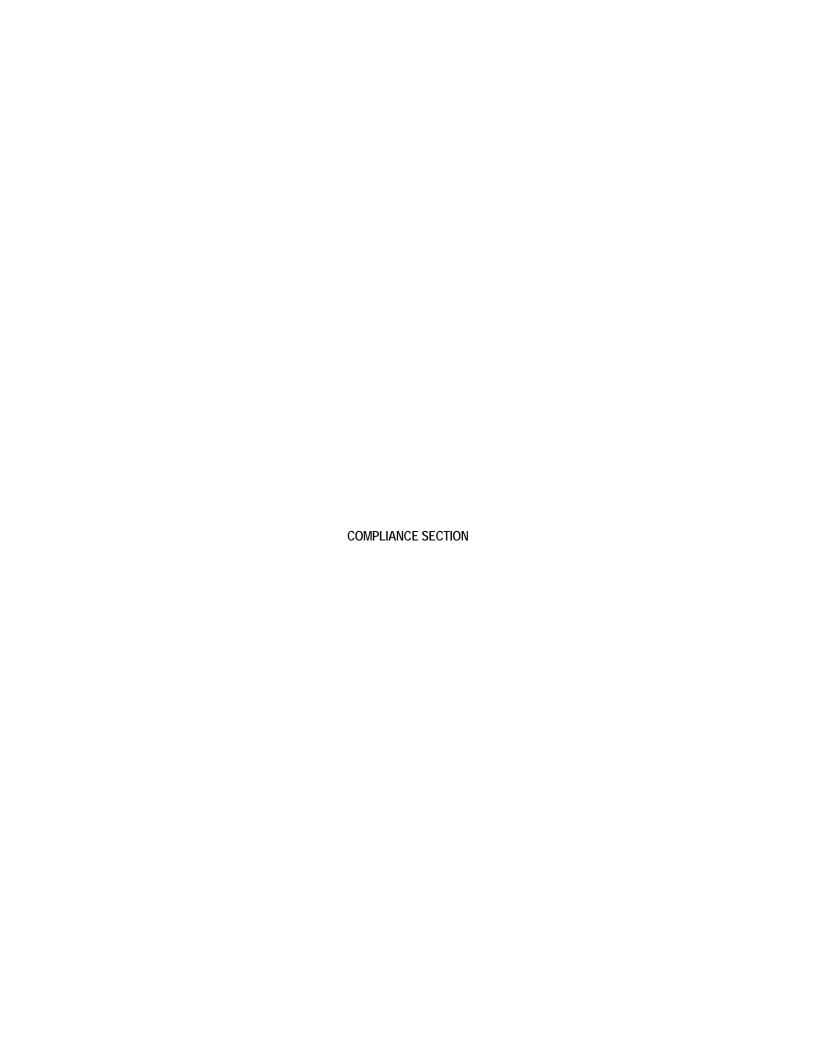
	 Governmental Activities						
Year Ending September 30,	 Principal		Interest				
2023	\$ 155,000	\$	344,900				
2024	160,000		338,700				
2025	165,000		332,300				
2026	175,000		325,699				
2027	180,000		318,700				
2028-2032	1,025,000		1,464,812				
2033-2037	1,305,000		1,202,344				
2038-2042	1,665,000		856,000				
2043-2047	2,130,000		395,000				
2048	 260,000		13,000				
	\$ 7,220,000	\$	5,591,455				

## NOTE 6 MANAGEMENT COMPANY

The District has contracted with a management company to perform management services, which include financial and accounting services. Certain employees of the management company also serve as officers (Board appointed non-voting positions) of the District. Under the agreements, the District compensates the management company for management, accounting, financial reporting and other administrative costs.

## NOTE 7 RISK MANAGEMENT

The District is exposed to various risks of loss related to torts; theft of, damage to, and destruction of assets; errors and omissions; and natural disasters. These risks are covered by commercial insurance from independent third parties. The District has not filed any claims under this commercial coverage during the last three years.







## INDEPENDENT AUDITOR'S REPORT ON INTERNAL CONTROL OVER FINANCIAL REPORTING AND ON COMPLIANCE AND OTHER MATTERS BASED ON AN AUDIT OF FINANCIAL STATEMENTS PERFORMED IN ACCORDANCE WITH GOVERNMENT AUDITING STANDARDS

To the Board of Supervisors

Town of Kindred Community Development District

We have audited, in accordance with auditing standards generally accepted in the United States of America and the standards applicable to financial audits contained in Government Auditing Standards issued by the Comptroller General of the United States, the financial statements of the governmental activities and each major fund of *Town of Kindred Community Development District* (the "District") as of and for the year ended September 30, 2022, and the related notes to the financial statements, which collectively comprise the District's financial statements and have issued our report thereon dated June 29, 2023.

## Report on Internal Control Over Financial Reporting

In planning and performing our audit of the financial statements, we considered the District's internal control over financial reporting (internal control) as a basis for designing procedures that are appropriate in the circumstances for the purpose of expressing opinions on the financial statements, but not for the purpose of expressing an opinion on the effectiveness of the District's internal control. Accordingly, we do not express an opinion on the effectiveness of the District's internal control.

A *deficiency in internal control* exists when the design or operation of a control does not allow management or employees, in the normal course of performing their assigned functions, to prevent, or detect and correct misstatements on a timely basis. A *material weakness* is a deficiency, or a combination of deficiencies, in internal control such that there is a reasonable possibility that a material misstatement of the entity's financial statements will not be prevented, or detected and corrected on a timely basis. A *significant deficiency* is a deficiency, or a combination of deficiencies, in internal control that is less severe than a material weakness, yet important enough to merit attention by those charged with governance.

Our consideration of internal control was for the limited purpose described in the first paragraph of this section and was not designed to identify all deficiencies in internal control that might be material weaknesses or significant deficiencies. Given these limitations, during our audit, we did not identify any deficiencies in internal control that we consider to be material weaknesses. However, material weaknesses may exist that have not been identified.

#### Report on Compliance and Other Matters

As part of obtaining reasonable assurance about whether the District's financial statements are free from material misstatement, we performed tests of its compliance with certain provisions of laws, regulations, contracts and grant agreements, noncompliance with which could have a direct and material effect on the financial statements. However, providing an opinion on compliance with those provisions was not an objective of our audit and, accordingly, we do not express such an opinion. The results of our tests disclosed no instances of noncompliance or other matters that are required to be reported under *Government Auditing Standards*.

## Purpose of this Report

The purpose of this report is solely to describe the scope of our testing of internal control and compliance and the results of that testing, and not to provide an opinion on the effectiveness of the District's internal control or on compliance. This report is an integral part of an audit performed in accordance with Government Auditing Standards in considering the District's internal control and compliance. Accordingly, this communication is not suitable for any other purpose.



Orlando, Florida June 29, 2023



934 North Magnolia Avenue, Suite 100 Orlando, Florida 32803 407-843-5406 www.mcdirmitdavis.com

## MANAGEMENT LETTER

Board of Supervisors

Town of Kindred Community Development District

## Report on the Financial Statements

We have audited the financial statements of the *Town of Kindred Community Development District*, (the "District") as of and for the fiscal year September 30, 2022, and have issued our report thereon dated June 29, 2023.

## Auditor's Responsibility

We conducted our audit in accordance with auditing standards generally accepted in the United States of America; the standards applicable to financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States and Chapter 10.550, Rules of the Auditor General.

### Other Reporting Requirements

We have issued our Independent Auditor's Report on Internal Control over Financial Reporting and Compliance and Other Matters Based on an Audit of Financial Statements Performed in Accordance with *Government Auditing Standards* and Independent Auditor's Report on an examination conducted in accordance with *AICPA Professional Standards*, AT-C Section 315, regarding compliance requirements in accordance with Chapter 10.550, Rules of the Auditor General. Disclosures in those reports, which are dated June 29, 2023, should be considered in conjunction with this management letter.

## **Prior Audit Findings**

Section 10.554(1)(i.)1., Rules of the Auditor General, requires that we determine whether or not corrective actions have been taken to address findings and recommendations made in the preceding annual financial audit report. There were no findings or recommendations made in the preceding annual financial audit report.

## Official Title and Legal Authority

Section 10.554(1)(i)4., Rules of the Auditor General, requires that the name or official title and legal authority for the primary government and each component unit of the reporting entity be disclosed in this management letter, unless disclosed in the notes to the financial statements. This information has been disclosed in the notes to the financial statements.

#### **Financial Condition and Management**

Section 10.554(1)(i)5.a. and 10.556(7), Rules of the Auditor General, require us to apply appropriate procedures and communicate the results of our determination as to whether or not the District has met one or more of the conditions described in Section 218.503(1), Florida Statutes, and to identify the specific condition(s) met. In connection with our audit, we determined that the District did not meet any of the conditions described in Section 218.503(1), Florida Statutes.

Pursuant to Sections 10.554(1)(i)5.b. and 10.556(8), Rules of the Auditor General, we applied financial condition assessment procedures for the District. It is management's responsibility to monitor the District's financial condition, and our financial condition assessment was based in part on representations made by management and the review of financial information provided by same.

Section 10.554(1)(i)2., Rules of the Auditor General, requires that we communicate any recommendations to improve financial management. In connection with our audit, we did not have any such recommendations.

## Specific Information (Unaudited)

As required by Section 218.39(3)(c), Florida Statutes, and Section 10.554(1)(i)6, Rules of the Auditor General, the District reported:

- a. The total number of District employees compensated in the last pay period of the District's fiscal year as zero.
- b. The total number of independent contractors to whom nonemployee compensation was paid in the last month of the District's fiscal year as 2.
- c. All compensation earned by or awarded to employees, whether paid or accrued, regardless of contingency as zero.
- d. All compensation earned by or awarded to nonemployee independent contractors, whether paid or accrued, regardless of contingency as \$780.

- e. Each construction project with a total cost of at least \$65,000 approved by the District that is scheduled to begin on or after October 1 of the fiscal year being reported, together with the total expenditures for such project as none.
- f. A budget variance based on the budget adopted under Section 189.016(4), Florida Statutes, before the beginning of the fiscal year being reported if the District amends a final budget under Section 189.016(6), Florida Statutes, as included in the general fund budget statement.

As required by Section 218.39(3)(c), Florida Statutes, and Section 10.554(1)(i)7, Rules of the Auditor General, the district reported:

a. The rate or rates of non-ad valorem special assessments imposed by the District as:

	O&M	Debt Service
Townhome	\$ 561.14	\$330
Single Family	\$1,402.85	\$660

- b. The total amount of special assessments collected by or on behalf of the District: \$1,562,727.
- c. The total amount of outstanding bonds issued by the District and the terms of such bonds as disclosed in the notes.

### **Additional Matters**

Section 10.554(1)(i)3., Rules of the Auditor General, requires us to communicate noncompliance with provisions of contracts or grant agreements, or abuse, that have occurred, or are likely to have occurred, that have an effect on the financial statements that is less than material but which warrants the attention of those charged with governance. In connection with our audit, we did not note any such findings.

## Purpose of this Letter

Our management letter is intended solely for the information and use of the Legislative Auditing Committee, members of the Florida Senate and the Florida House of Representatives, the Florida Auditor General, Federal and other granting agencies, the Board of Supervisors, and applicable management, and is not intended to be and should not be used by anyone other than these specified parties.

McDismit Davis

Orlando, Florida June 29, 2023



## INDEPENDENT AUDITOR'S REPORT ON COMPLIANCE WITH THE REQUIREMENTS OF SECTION 218.415, FLORIDA STATUTES

To the Board of Supervisors

Town of Kindred Community Development District

We have examined *the Town of Kindred Community Development District's* (the "District") compliance with the requirements of Section 218.415, Florida Statutes, during the year ended September 30, 2022. Management is responsible for the District's compliance with those requirements. Our responsibility is to express an opinion on District's compliance based on our examination.

Our examination was conducted in accordance with attestation standards established by the American Institute of Certified Public Accountants and the standards applicable to attestation engagements contained in *Government Auditing Standards issued by the Comptroller General of the United States,* and, accordingly, included examining, on a test basis, evidence about the District's compliance with those requirements and performing such other procedures as we considered necessary in the circumstances. We believe that our examination provides a reasonable basis for our opinion. Our examination does not provide a legal determination on the District's compliance with specified requirements.

In our opinion, the District complied, in all material respects, with the aforementioned requirements for the year ended September 30, 2022.

McDismit Davis

Orlando, Florida June 29, 2023



## Town of Kindred 1 plant replacements Red Canyon drive

**Date** 7/27/2023

Customer Town of Kindred c/o Rizzetta and Company | 3434 Colwell Ave, Suite 200 | Tampa, FL

33614

Property Kindred | 1450 Diamond Loop Dr | Kissimmee, FL 32738

PO#

Fill in plant replacements along Red Canyon Dr, Monument fountains. Replace 2 palm trees

## **Default Group**

## **Property Improvements**

Items	Quantity	Unit	Price/Unit	Price
Demo / Debris Removal / Site Prep/Tree straighten	25.00	Hr	\$45.00	\$1,125.00
3g Carissa Holly Installed	235.00	3g	\$15.00	\$3,525.00
3g Indian Hawthorne Installed	15.00	3g	\$15.00	\$225.00
3g llax Schilling Installed	20.00	3g	\$15.00	\$300.00
3g Fountain grass Installed	18.00	3g	\$15.00	\$270.00
Sabal Palm (10-16CT) Installed	3.00	10-16 CT	\$546.92	\$1,640.77
		Property In	nprovements:	\$7,085.77

**PROJECT TOTAL:** \$7,085.77

## **Terms & Conditions**

Ву		Ву	
	Daniel Srein		
Date	7/27/2023	Date	
	United Land Services	Kindred	

## **2023 Hurricane & Storm Cleanup Rates**



Dear Valued Customer,

In preparation for hurricane season and the potential for storm damage at your property we would like to inform you of our processes and pricing in regards to storm cleanup. In the event that our region is impacted by a storm, United Land Services is able and ready to handle any and all necessary storm cleanup related work. We address the cleanup & remediation process in a three phase approach:

## Phase 1

- Phase 1 to begin immediately following the storm once safe and legal for our team to do so at labor prices listed. Main goal is to create as safe an environment as possible.
- Clear main entrances of any obstructions inhibiting traffic.
- Clear secondary roadways of any obstructions inhibiting traffic.
- Clear parking areas located at common areas and common area structures.
- Clear sidewalks, walking paths and thoroughfares in common areas.

## Phase 2

- Assessment of total clean-up needed and associated total costs of Phases 1-3.
- Removal of any debris generated and stockpiled from Phase 1 upon approval.
- Clearing and removal of debris from common area parks, dog parks and playgrounds upon approval.

## Phase 3

- Clear and remove debris from turf and landscape areas.
- Post storm tree work to remove "hangers", hazard wood and damaged and hazardous trees remaining.

## **Rates**

Crew Leader—\$55.00 hr

Laborer—\$55.00/hr

**Debris Removal**—\$19.00 per CY

Equipment (Lifts, trucks, chippers, loaders, skid steer, etc.)—\$ 150.00/hr

\*All rates charged portal to portal

Property Info
Property
Pre Approval Amount \$
Name (Primary)
Phone (Primary)
Email (Primary)
Name (Alternate)
Phone (Alternate)
Email (Alternate)

## POOL AREA ATTENDANT PROPOSAL

THIS Proposal is made on June 26, 2023, by Dallos Services

Inc. (the "Service Company"), whose address is 199 Westmoreland Cir Kissimmee Fl 34744 to the Kindred CDD (the "Customer") whose address is 8529 Southpark Cir, Orlando Fl 32819

WHEREAS Service Company is a company engaged in the business of servicing and maintaining building exteriors, interiors as determined by management, grounds and equipment and is willing to provide such services to Customer as per the terms herein.

WHEREAS Customer desires to have the Service Company furnish maintenance on the following:

## **Pool Area Attendant**

Pool area attendant Duties are as follows:

## 1. Pool Attendant Services.

Service Company will prepare a schedule or be willing to follow one as required by the management to maintain and service the following;

**Trash Disposal**: Ensuring that the pool area remains free of litter and waste by regularly collecting and disposing of trash in designated bins. At the end of their shift, they will dispose the trash bags out of 5 trashcans and throw in our dumpsters and replace with fresh bags. The trashcans at the mailboxes will be checked for any overflow of trash and at the end of their shift, if needed, be changed.

**Pool Chairs Standard**: Regularly inspecting pool chairs, including cleaning, and addressing any minor repairs as necessary. This will help to ensure the safety and comfort of our residents and visitors.

**Continuous Availability**: Being capable of working long hours on their feet, the pool attendants will be present throughout the designated operating hours, providing assistance, checking the bathrooms for toilet paper, soap, paper towels and any noticeable mess, guidance, and a friendly presence to homeowners and guests.

**Rules and Regulation**: Ensuring the pool guests are following the rules & gazebos in the surrounding areas are up kept.

Any other activity required for the proper maintenance of the community and directed by the management company.

## Additional Services:

Report all violations by owners/ tenants to the administration management . Violation list will be provided by administration.

Also, any request for maintenance should be approved by the administration office.

## 2. Excluded Services

Unless authorized in writing by the Customer, the Service Company shall not be required to make any of the following:

Other safety tests or installations that require an extra building permit, whether recommended or directed by governmental authorities or by insurance companies.

Plumbing of main lines of water.

Electrical repairs of 220 volts. Contactors and motors.

Chemical tests to pool conditions

If the services described in this provision are authorized by the Customer, and if the Service Company agrees to perform them, an additional reasonable charge may be charged for the service.

## 3. Trained Employees

Trained personnel directly employed and supervised by the Service Company will perform all services required by the terms of this Contract. The Service Company agrees that each of its employees will be properly trained within a reasonable time and will use expected care in the performance of his or her duties.

## 4. Working Hours

- (a) The services required of the Service Company under this Contract, shall be performed during the regular working hours of its regular working days, consisting of the hours required by the Customer, except Federally recognized holidays.
- (b) If the Customer requests that the Service Company perform any of its services at times other than during its regular working hours, then for the services performed outside the regular working hours ("emergency calls"), the Customer shall be charged a minimum of 4 hours per emergency call adjusted periodically to compensate for changes in the cost of labor.
- (c) If required to work during major holidays recognized by the management office (new year, memorial Day, Labor Day, Independence Day, thanksgiving, memorial or Christmas observed by the management company) the hourly rate will be calculated to 1.5x or one time and half per hour. Working Hours will be determined by the management office as needed with the

accorded hours including 7 Days per week for a total of 56 hours per week per each pool area. Any changes required to this can be accommodate upon request.

## 5. Contract Price

- (a) The Customer shall pay the Service Company at the rate of \$18.50 per hour for each worker for the regular services to be performed under this proposal of 56 hours a week that can vary depending on the season and request of the Customer.
- (b) The amount specified in (a) above shall be adjusted annually to reflect any changes in the costs of the labor, parts, equipment, and materials supplied by the Service Company under thisContract. 4 percentage of the contract price shall be increased on each anniversary of the commencement date of services.
- (c) (d) Amounts due to Service Company will be billed to Customer on a weekly basis and will be due and payable within 15 days thereafter.
- (d) All materials and consumables bought and used in service of the Customer by the Service Company will be billed in the invoice and a memo of the use of such, including but not limited to materials used in repairs, gloves, garbage bags, tools to be bought and become property of the Customer, uniforms if need to be in accordance to the image of the Customer and any other consumables.

## 6. Term of Contract proposed

The term of this Contract shall commence and shall continue in full force if the Proposal were accepted and in effect until it is terminated. Either party, by giving 30 days' written notice to the other party, may terminate this Contract either at the completion of the first 1 years of service under this Contract or at the end of any subsequent year. In any event, this Contract shall be in effect for a minimum of 1 year.

## 7. Miscellaneous Provisions

(a) **Applicable Law:** This Contract shall be construed under and in accordance with the laws of the Florida, and all obligations of the parties created under this Contract are performable in Osceola

County, Florida.

- (b) **Parties Bound:** This Contract shall be binding on and inure to the benefit of the parties to this Contract and their respective heirs, executors, administrators, legal representatives, successors and assigns as permitted by this Contract.
- (c) **Legal Construction:** In the event, any one or more of the provisions contained in this Contract shall for any reason be held invalid, illegal, or unenforceable in any respect, that invalidity, illegality, or unenforceability shall not affect any other provision. This Contract shall be construed as if the invalid, illegal, or unenforceable provision had never been contained in it.
- (d) **Prior Contracts Superseded:** This Contract constitutes the sole and only Contract of the parties and supersedes any prior understandings or written or oral Contracts between the parties respecting the subject matter of this Contract.
- (e) **Amendments.** This Contract may be amended by the parties only by a written Contract.
- (f) **Assignment**. A party may assign or transfer this Contract without the prior written consent of the non-assigning party.
- (g) **Employer Liability Exclusion:** The Customer will not be liable for any injury suffered by a worker during the execution of the job.

## 8. Signatures

This Contract shall be signed on behalf of Dallos Services Inc. by Javier Dallos, its President, and on behalf of Kindred CDD by a authorized representative.

This Maintenance Contract is executed and agreed to by:

June 26, 2023

Javier ballos
dallos.services@gmail.com



Dear Belinda Blandon,

On behalf of JAN-PRO, it is our privilege to submit our cleaning and disinfecting proposal to you today. Like never before, the cleaning and disinfecting services we provide to our clients is important for the health and well-being of those we are fortunate enough to serve.

We hope that the proposal we have prepared for you will allow us to differentiate our service offering and highlight the benefits our customers receive when they decide to partner with us. As a brand, JAN-PRO is proud to partner with the over 35,000 business that entrust their businesses to us each night across the globe.

Our primary focus is to combine the knowledge and experience we have gathered in the over 25 years we have succeeded in business. Today, like no time in our company's history has what we do for our clients mattered more. As a result, we have developed and more importantly deploy a three-step process to deliver best in class services to our customers.

We call it the JAN-PRO Clean, Disinfect and Protect Program.

- JAN-PRO Clean: This will provide you a business specific and comprehensive cleaning schedule to ensure that all areas of your business have been properly cleaned through the month of service.
- JAN-PRO Disinfect: EnviroShield is our 360° disinfection process. We use our electrostatic spray machine that meet all of the CDC standards and guidelines for disinfecting utilizing an EPA Registered Disinfectant for protection against SARS-CoV-2 and other noted viruses/bacteria lurking around our workspaces. Whether we are helping our clients combat against the risks of the current pandemic or the common flu and cold, our EnviroShield solution and application process has you covered.
- JAN-PRO Protect: When you combine a comprehensive cleaning schedule with EnviroShield your business will be promoting a clean, healthy and protected environment that staff, customers or visitors will appreciate.

Whether you judge us by our reputation, the commitment of our franchise owners, our unique cleaning processes or our written service guarantee we hope that you will find JAN-PRO a worthy service partner for your organization.

Yours Sincerely,

Pamela Carter Director of Sales



## **ABOUT US**



At JAN-PRO, we mean clean.

owner-operators every time - guaranteed.

Trust JAN-PRO for a consistent clean from the same reliable



## THE RIGHT COMMERCIAL CLEANING PARTNER

# At JAN-PRO Cleaning & Disinfecting, our reputation sets us apart. We're proud of the relationships we've built and the accomplishments we've achieved:

- #1 Commercial Cleaning Franchise in 2021 for 13 straight years by Entrepreneur magazine
- #1 Fastest-Growing Franchise in 2021 by Entrepreneur magazine
- #2 Fastest-Growing Franchise in 2020 by Entrepreneur magazine
- Ranked as a Top Global Franchise in 2020 for 8 years in a row by Entrepreneur magazine
- Ranked as a Top 200 Franchise in 2018 and for 9 years by Franchise Business Review magazine
- . Top 100 Global Franchises for 2018 by Franchise Direct
- Ranked as a Top Franchise for Veterans in 2020 by Entrepreneur magazine

## JAN-PRO Systems International was founded in 1991 by a veteran. We created our VetConnection<sup>SM</sup> program to serve those who have served our country:

- The VetConnection<sup>SM</sup> program is the 1st franchise commercial cleaning program designed specifically around veterans' needs, including veteran discounts and additional incentives on equipment and supplies.
- The VetConnection<sup>SM</sup> program helps put veterans in business where they can apply their team skills and other disciplines.

# As a leader in our industry, we're committed to advancing the leaders of tomorrow through the JAN-PRO Your Family First Scholarship® program:

- The JAN-PRO Your Family First Scholarship® program has awarded over \$350,000 in scholarships to almost 250 students.
- Through our partnership with Scholarship America, the nation's leading nonprofit scholarship and educational support organization, we help fund college tuition for eligible JAN-PRO Systems International candidates.













## **OUR PROCESS**



The JAN-PRO Process is designed to guarantee customer satisfaction through quality, technology, and measurement for a consistent clean from the same reliable owner-operators — every time.

## STEP 1:

# JAN-PRO Signature Clean® Services = Quality Commitment

Every JAN-PRO professional goes through the most in-depth certification in the industry, ours.

## Our 5-week certification program includes:

- · How to work safely in public areas
- How to maintain bacteria-free surfaces
- How to work faster & greener
- · How to dust offices without disturbing them
- The importance of chemical dwell time
- · Treatments for hard floors
- Thorough carpet-cleaning techniques
- OSHA safety protocols

Our owner-operators are uniformed, bonded, and insured — so you can trust us to get the job done safely and professionally.



## **OUR PROCESS**

## STEP 2:

# JAN-PRO Technics® Technology = Quality Delivered

The JAN-PRO Technics® technology is the science behind our services. We deliver quality using the most advanced products and equipment, including:

- Hospital-strength disinfectants for the broadest kill range of surface bacteria
- HEPA-rated backpack vacuums that filter out 99.9% of particles from the air
- Microfiber cloths and mops that trap dirt more efficiently and effectively
- Eco-friendly cleaning chemicals that cover a greater area while using less product
- The best safety equipment available

## STEP 3:

# JAN-PRO Tracker® Inspections = Quality Measured

We mean clean – but it's only clean when we confirm it's clean. With our JAN-PRO Tracker® inspections, we routinely check our work and benchmark our results:

- First, we assess your cleaning needs and decide where to focus our expertise.
- After the initial period (usually 30 days), a JAN-PRO field service consultant inspects your property using our 50-point checklist — so no spot, nook, or cranny is overlooked.
- Adjustments are made if needed, and the inspections continue on a regular schedule.





## **OUR GUARANTEE**





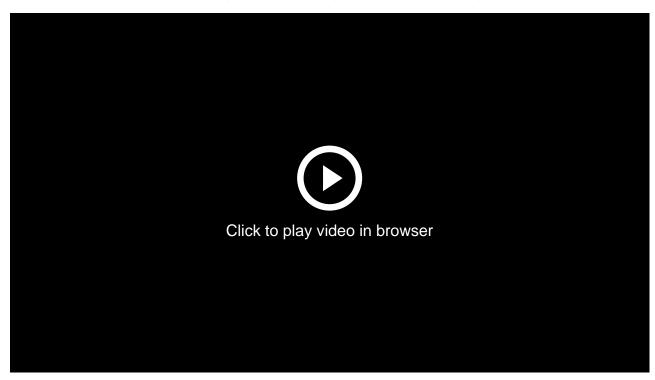
## **ENVIROSHIELD®**

# Put JAN-PRO's EnviroShield® system to work for you!

At JAN-PRO Cleaning & Disinfecting, we've paved the way in commercial cleaning since 1991 – thanks in part to innovative technology like our proprietary EnviroShield® system which provides disinfection with an eco-friendly, hospital-grade disinfectant that other systems can't reach.



For more information on cleaning and disinfecting check out our spotlight video!





## How It Works

- The EnviroShield® system uses a disinfectant that is EPA-rated as the safest in its class while being powerful enough to kill 99.9% of harmful bacteria, viruses, and fungi.
- EnviroShield® equipment features an electrostatic nozzle designed for specific areas and applications.
- Electrostatic technology applies a positive charge to microscopic droplets, ensuring 100% surface contact.
- The positive charge causes the disinfectant to cling to and fully cover every surface it touches — thus providing disinfection.

## Why It Works

- EnviroShield®'s disinfectant is safe enough for everyday use and won't cause skin, eye, or respiratory issues when used as directed.
- It is environmentally-friendly, and won't leave behind any residue or odor
- The unique sprayer allows us to treat areas and surfaces other cleaning systems can't reach.



60% of illnesses that result in absence from work are contracted from equipment in the office.



The level of bacteria on an elevator button is 3x higher than the amount found on public toilet seats.



Desks are 100x less hygienic than the average kitchen table yet 60% eat at their desk.

The typical worker's hands come in contact with 10 million bacteria per day. JAN-PRO's EnviroShield® system protects you from 99.9% of them.



32% of people admit to not washing their hands after using the restroom.



Touching a hand rail is like shaking hands with 10,000 people.



Nearly 22 million school days are lost each year due to the common cold.



Add more

protection with



## Cleaning Time:

## Day(s) of the Week:

## Daily

## Porter Service:

- Trash Disposal: Ensuring that the pool area remains free of litter and waste by regularly collecting.
- Dispose of trash in designated bins. At the end of their shift, they will dispose the trash bags.
- The trashcans at the mailboxes will be checked for any overflow of trash and at the end of their shift, if needed, be changed.
- Pool Chairs Standard: Regularly inspecting pool chairs, including cleaning, and addressing any minor repairs, as necessary. Minor repairs to be established prior to starting. This will help to ensure the safety and comfort of our residents and visitors.

## Rules and Regulation:

- Ensuring the pool guests are following the rules
   gazebos in the surrounding areas are up kept.
- Any other activity required for the proper maintenance of the community and directed by the management company to include report all violations by owners/ tenants to the administration management. Violation list will be provided by administration.

## **Restrooms:**

- Wash all floors with germicidal disinfectant and remove all spots and stains.
- Wash and polish all mirrors and bright work.
- · Wash and wipe dry all plumbing fixtures.
- Wash and disinfect all toilet seats, both sides.
- Scour, wash and disinfect all basins and bowls.
- Empty paper towel trash receptacles and dispose in building trash receptacle. Replace trash liners.
- Fill soap dispensers and paper towel dispensers.
- Fill toilet tissue dispensers.
- Clean and wash receptacles and dispensers.
- Remove fingerprints and spots from walls.
- Remove all unauthorized marks and writing from walls, etc.
- Report all maintenance problems to building manager (dripping faucets, broken fixture handles, etc.)
- NOTE: Masking deodorants will not be used in lieu of disinfectants.

#### Office Facilities (cont'd)

## Weekly

## All Areas:

- Dust and spot clean walls and baseboards.
- · Clean door jambs.
- Disinfect and thoroughly clean all telephones.
- · Wipe clean all bright work.
- Remove fingerprints from all painted surfaces near light switches, entrance doors, etc.

## Restrooms:

 Pour germicidal/water mix down floor drains to eliminate odors.

## Monthly

#### All Areas:

High dust lighting and ventilating ducts.

## Restrooms:

- Dust and clean walls. Washed tiled walls and partitions.
- High dust wall, light fixtures and ventilation grilles.



- 1. This Agreement is made with Rizzetta ("CLIENT"), for the purposes of outlining the general terms and conditions under which the <u>Jan-Pro Cleaning & Disinfecting</u> business ("SERVICE PROVIDER") will provide services to CLIENT at the location identified in Exhibit A of this Agreement. SERVICE PROVIDER is the certified franchise business owner authorized to provide services under the Jan-Pro Cleaning & Disinfecting Brand identified by the Service Coordinator. SERVICE PROVIDER has contracted with Service Coordinator to provide certain administrative and support services, including invoicing and collection for services provided by SERVICE PROVIDER, and other account coordination services.
- 2. <u>Services</u>. SERVICE PROVIDER will provide the recurring services requested by CLIENT per the cleaning schedule and at the frequencies requested by CLIENT as set forth in Exhibit A. SERVICE PROVIDER may provide additional services on a per occurrence basis upon CLIENT request at rates set forth in this Agreement or otherwise negotiated.
- 3. <u>Supplies</u>. SERVICE PROVIDER will provide all tools and equipment, as well as all chemicals, cleaning supplies and labor to perform the services requested by CLIENT. SERVICE PROVIDER will supervise its own personnel and follow the reasonable and lawful cleaning requirements of CLIENT for any specific matters that need to be addressed at the cleaning site. CLIENT will provide all kitchen and/or restroom paper products, hand soap, trash can liners, and other consumables.
- 4. Payment Terms. Client will be invoiced at the beginning of each month for the recurring janitorial services, with payment terms at net 30 days. All additional services are invoiced as incurred, with payment terms at net 15 days. A finance charge of 1.5% per month (minimum \$15.00) will be assessed on all delinquent accounts over 60 days. SERVICE PROVIDER hereby directs that CLIENT pay invoices for services delivered by SERVICE PROVIDER to Service Coordinator.
- 5. <u>Term of Agreement</u>. This Agreement begins on the first date of service specified in Exhibit A and continues for a period of one year. This Agreement automatically renews for a period of one year at the end of the then current term, unless either party gives written notice of non-renewal at least 30 days before the expiration date.
- 6. <u>Service Excellence</u>. Service Provider has contracted with Service Coordinator to facilitate communication of service-related issues to Service Provider and Service Coordinator also monitors service related issues for the purpose of ensuring protection of the Jan-Pro Cleaning & Disinfecting brand and adherence to brand standards for use of the brand.
- 7. <u>Termination and Transfer of Services.</u> This Agreement may be terminated by CLIENT for non-performance of services only. CLIENT must provide written notice specifying in detail the nature of any non-performance. SERVICE PROVIDER will have 5 working days to cure a specific issue. If SERVICE PROVIDER is unable to cure, CLIENT may request in writing to Service Coordinator (with a copy to SERVICE PROVIDER) that the Service Coordinator find a replacement SERVICE PROVIDER. Service Coordinator will work with the Service Provider and Client to transfer the account to a new Service Provider. If despite these efforts, CLIENT elects to terminate for non-performance, CLIENT will notify the SERVICE PROVIDER and the Service Coordinator in writing and this Agreement will terminate 30 days after the date of the notice.
- 8. <u>Solicitation</u>. **CLIENT** agrees that during the term of this Agreement and for 90 days after the termination of this Agreement, Client will not solicit for services or employment (whether directly or indirectly) any Service Provider owner or employee of Service Provider who provided services to Client hereunder or any employee of Service Coordinator, unless services are provided under the Jan-Pro Cleaning & Disinfecting brand.
- 9. Payment Default. If CLIENT fails to make payment under this Agreement, the Service Coordinator will provide written notice of delinquency to CLIENT, and CLIENT shall have 10 days from the date of such notice to remit all outstanding balances, after which time, the SERVICE PROVIDER may suspend or terminate services for non-payment without further notice. Suspension or termination on such grounds shall not relieve CLIENT of its obligation to pay for services rendered up to and including the date of suspension or termination. If CLIENT breaches this Agreement by non-payment, CLIENT shall be responsible for reimbursing SERVICE PROVIDER for all costs of enforcing CLIENT's obligations hereunder, including without limitation, lost profits and/or revenues, costs and expenses of collection, reasonable attorney fees, paralegal fees, and collection agency fees, if any. SERVICE PROVIDER may contract with Service Coordinator to provide collection services, the fees for which CLIENT will be responsible for as set forth above.

- 10. Holidays. CLIENT agrees that it will not require services of SERVICE PROVIDER on certain federally recognized holidays: New Year's Day, Memorial Day, Fourth of July, Labor Day, Thanksgiving, and Christmas; provided however, that if CLIENT requests SERVICE PROVIDER to provide services on such holidays, SERVICE PROVIDER has the sole discretion as to whether SERVICE PROVIDER and/or its employees will provide services on such holidays or an alternate day, without any claim of breach hereunder if SERVICE PROVIDER declines. SERVICE PROVIDER may require an additional fee to provide services on such holidays.
- 11. <u>Insurance</u>. **CLIENT'S** insurance requirements shall be satisfied by way of **SERVICE PROVIDER** maintaining commercial general liability insurance of \$1,000,000 per occurrence, \$2,000,000 in the aggregate, workers' compensation insurance of \$1,000,000, and janitorial bonding of \$50,000.
- 12. <u>Limitation of Damages</u>. In no event shall either party, or its directors, employees, partners, agents, suppliers, franchisor or affiliates, be liable for any indirect, incidental, special, consequential or punitive damages, including without limitation, loss of profits, data, use, goodwill, or other intangible losses, resulting from the services provided by Service Provider or the conduct of Service Provider. IN NO EVENT SHALL THE AGGREGATE LIABILITY OF SERVICE PROVIDER, ARISING OUT OF OR RELATING TO THE CLIENT"S RECEIPT OF THE SERVICES TO BE PROVIDED HEREIN EXCEED ANY COMPENSATION CLIENT PAID TO SERVICE PROVIDER (OR ITS DESIGNEE INCLUDING SERVICE COORDINATOR) FOR PROVIDING THE SERVICES DESCRIBED HEREIN DURING THE 12 MONTHS PRECEDING THE EVENT GIVING RISE TO A CLAIM.
- 13. <u>Choice of Law.</u> **CLIENT** and **SERVICE PROVIDER** mutually agree that this Agreement shall be interpreted under the laws of the State of Florida, and that any civil action regarding this Agreement (be it filed by **CLIENT** or **SERVICE PROVIDER**) shall only be filed in the District or Circuit Courts of Orange County, Florida.
- 14. Entire Agreement. SERVICE PROVIDER and CLIENT agree that this Agreement constitutes the full, complete, and entire understanding and agreement among them concerning their obligations and related matters discussed herein, and supersedes any and all prior negotiations, understandings or agreements. Except as otherwise specifically provided herein, any and all prior understandings and agreements between SERVICE PROVIDER and CLIENT, with respect to the subject matter of this Agreement, are merged into this Agreement.

CLIENT and SERVICE PROVIDER agree to the terms of this Janitorial Service Agreement.

Rizzetta	Jan-Pro of Central Florida	
Signed:	Signed:	
	Print: SIGNATURE Pamela Carter	
Print: SIGNATURE Belinda Blandon	Pamela Carter Title:	
Date:	Date:	



## **PRICING AGREEMENT:**

**CLIENT:** 

CLEANING LOCATION:	1450 Diamond Loop Drive,
DESCRIPTION OF CLEANABLE AREA:	Kissimmee, Florida. 34744 SEE ATTACHED SCOPE OF WORK
Description	Subtotal Per Month
☐ Porter Service:	\$6067
8 Hours Per Day, 7 Days Per Week	
Does not include state sales tax in subtotal	
☐ Porter Service:	\$5,688
7.5 Hours Per Day, 7 Days Per Week	
Does not include state sales tax in subtotal	
□ Porter Service:	\$3,792
5 Hours Per Day, 7 Days Per Week	
Does not include state sales tax in subtotal	
Subtotal Per Month	\$0
+ C+ C-I T /7 F0/)	
est. County Sales Tax (7.5%)	\$0
Total Per Month	\$0 \$0
	\$0
Total Per Month  Service may be provided on Major Holidays at a  Service Start Date/Janitorial Agreement Effective	rate of \$37.50 per hour plus state sales tax.
Total Per Month  Service may be provided on Major Holidays at a  Service Start Date/Janitorial Agreement Effective Payments: JAN-PRO accepts check, ACH and all	rate of \$37.50 per hour plus state sales tax.  e Date: major credit cards. Credit card payments will require an
Total Per Month  Service may be provided on Major Holidays at a  Service Start Date/Janitorial Agreement Effective Payments: JAN-PRO accepts check, ACH and all additional 4% convenience fee.	rate of \$37.50 per hour plus state sales tax.  e Date: major credit cards. Credit card payments will require an ally extended by JAN-PRO at its sole discretion.
Total Per Month  Service may be provided on Major Holidays at a Service Start Date/Janitorial Agreement Effective Payments: JAN-PRO accepts check, ACH and all additional 4% convenience fee.  NOTE: Pricing is valid for 30 days from the proposal date unless specificated HOLIDAYS (Days not serviced): New Year's, Labor Day, Memorial Day, That By executing this Agreement, the parties agree to the service of the proposal date unless specificated the service of the parties agree to the parti	rate of \$37.50 per hour plus state sales tax.  2 Date: major credit cards. Credit card payments will require an ally extended by JAN-PRO at its sole discretion. nksgiving Day, Independence Day & Christmas Day to be bound by these terms and the conditions set forth in
Total Per Month  Service may be provided on Major Holidays at a Service Start Date/Janitorial Agreement Effective Payments: JAN-PRO accepts check, ACH and all additional 4% convenience fee.  NOTE: Pricing is valid for 30 days from the proposal date unless specificated HOLIDAYS (Days not serviced): New Year's, Labor Day, Memorial Day, Tha	rate of \$37.50 per hour plus state sales tax.  2 Date: major credit cards. Credit card payments will require an ally extended by JAN-PRO at its sole discretion. nksgiving Day, Independence Day & Christmas Day to be bound by these terms and the conditions set forth in
Total Per Month  Service may be provided on Major Holidays at a Service Start Date/Janitorial Agreement Effective Payments: JAN-PRO accepts check, ACH and all additional 4% convenience fee.  NOTE: Pricing is valid for 30 days from the proposal date unless specificated Holidays (Days not serviced): New Year's, Labor Day, Memorial Day, That By executing this Agreement, the parties agree to the accompanying Janitorial Services Agreement.	rate of \$37.50 per hour plus state sales tax.  Date: major credit cards. Credit card payments will require an  ally extended by JAN-PRO at its sole discretion.  nksgiving Day, Independence Day & Christmas Day  to be bound by these terms and the conditions set forth in t.
Service may be provided on Major Holidays at a Service Start Date/Janitorial Agreement Effective Payments: JAN-PRO accepts check, ACH and all additional 4% convenience fee.  NOTE: Pricing is valid for 30 days from the proposal date unless specificated HOLIDAYS (Days not serviced): New Year's, Labor Day, Memorial Day, That By executing this Agreement, the parties agree to the accompanying Janitorial Services Agreement Rizzetta	rate of \$37.50 per hour plus state sales tax.  Date: major credit cards. Credit card payments will require an  ally extended by JAN-PRO at its sole discretion.  nksgiving Day, Independence Day & Christmas Day  to be bound by these terms and the conditions set forth in t.  JP Orlando, LLC. dba JAN-PRO of Central Flo  Sign:  Print:
Service may be provided on Major Holidays at a Service Start Date/Janitorial Agreement Effective Payments: JAN-PRO accepts check, ACH and all additional 4% convenience fee.  NOTE: Pricing is valid for 30 days from the proposal date unless specificated HOLIDAYS (Days not serviced): New Year's, Labor Day, Memorial Day, That By executing this Agreement, the parties agree to the accompanying Janitorial Services Agreement Rizzetta  Sign:	rate of \$37.50 per hour plus state sales tax.  Date: major credit cards. Credit card payments will require an  ally extended by JAN-PRO at its sole discretion.  nksgiving Day, Independence Day & Christmas Day  to be bound by these terms and the conditions set forth in t.  JP Orlando, LLC. dba JAN-PRO of Central Flo  Sign:

Rizzetta

## **ESTIMATE**



## **Prepared For**

Town Of Kindred CDD 1450 Diamond Loop Kindred, Fl 34774 (407) 433-8450

## **HP Home Maintenance Solutions LLC**

Estimate # 76

Date 07/31/2023

2812 Shelburne Way Saint Cloud , Florida 34772 Phone: (407) 412-3731

Email: hphomemaintenancesolutions@gmail.com Web: Www.hphomemaintenancesolutions.com

**Description** Total

Pool Services \$4,900.00

Services for pools (2) and Monument Fountains (4), Four times per week, and Backwash 2 times per week or as needed.

Vacuum pool 3 times per week or as needed.

- •Brush pool as needed,
- Chemicals included.
- •Repairs are extra with the approval of any member of the CDD committee,
- •Emergency calls have a minimum service charge of \$180

 Subtotal
 \$4,900.00

 Total
 \$4,900.00

#### **Notes:**

Cancelation of this contract with 30 days in writing. Invoice are due every month

By signing this document, the customer agrees t document.	o the services and conditions outlined in this
	Town Of Kindred CDD



## **Certified Pool & Spa Operator Certification**

for

## **Hector Pastrana**

as an Operator of Aquatic Facilities issued by the

#### **Pool & Hot Tub Alliance**

on

Certification Date: 4/1/2023 Expiration Date: 4/30/2028 Certification Number: 591156

Jon T. Matzelle



Sabeena Hickman, CAE President & CEO Pool & Hot Tub Alliance



For verification, telephone PHTA at 719-540-9119 or email service giphta org

#### **Hector Pastrana**

Certified: 4/1/2023 Certification Number: 591156 Instructor Name: Jon T. Matzelle Expires: 4/30/2028

Clanatura



The Certified Pool & Spa Operator (CPO) Certification

Program is the most recognized operator fraining program and includes 14-16 hours of instruction in pool and spa chemistry, testing, treatment, filtration, maintenance, automatic feeding equipment; and government requirements. CPO Certification is valid for 5 years.

(719) 540-9119 | service-a-phta.org



phta.org

#### **RESOLUTION 2023-18**

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE TOWN OF KINDRED COMMUNITY DEVELOPMENT DISTRICT DESIGNATING DATES, TIME AND LOCATION FOR REGULAR MEETINGS OF THE BOARD OF SUPERVISORS OF THE DISTRICT, AND PROVIDING FOR AN EFFECTIVE DATE

WHEREAS, Town of Kindred Community Development District (hereinafter the "District") is a local unit of special-purpose government created and existing pursuant to Chapter 190, Florida Statutes, being situated entirely within Osceola County, Florida; and

WHEREAS, the District's Board of Supervisors (hereinafter the "Board") is statutorily authorized to exercise the powers granted to the District; and

WHEREAS, all meetings of the Board shall be open to the public and governed by the provisions of Chapter 286, Florida Statutes; and

WHEREAS, the Board is statutorily required to file annually, with the local governing authority and the Florida Department of Economic Opportunity, a schedule of its regular meetings.

## NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE TOWN OF KINDRED COMMUNITY DEVELOPMENT DISTRICT:

<u>Section 1</u>. Regular meetings of the Board of Supervisors of the District shall be held as provided on the schedule attached as Exhibit "A".

<u>Section 2</u>. In accordance with Section 189.015(1), Florida Statutes, the District's Secretary is hereby directed to file annually, with Osceola County, a schedule of the District's regular meetings.

<u>Section 3</u>. This Resolution shall become effective immediately upon its adoption.

TOWN OF KINDRED COMMUNITY

PASSED AND ADOPTED THIS 10<sup>TH</sup> DAY OF AUGUST, 2022.

	DEVELOPMENT DISTRICT
ATTEST:	CHAIRMAN / VICE CHAIRMAN
SECRETARY / ASSISTANT SECRETARY	_

## **EXHIBIT "A"**

## TOWN OF KINDRED COMMUNITY DEVELOPMENT DISTRICT BOARD OF SUPERVISORS MEETING DATES FOR FISCAL YEAR 2023/2024

October, 2023 December, 2023	
February, 2024	
April, 2024	
June, 2024	
August, 2024	
All meetings will convene at	_a./p.m., at the
-	•

#### **RESOLUTION 2023-19**

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE TOWN OF KINDRED COMMUNITY DEVELOPMENT DISTRICT REDESIGNATING THE SECRETARY OF THE DISTRICT, AND PROVIDING FOR AN EFFECTIVE DATE

WHEREAS, the Town of Kindred Community Development District (the "District") is a local unit of special-purpose government organized and existing in accordance with Chapter 190, Florida Statutes, and situated entirely within Osceola County, Florida; and

WHEREAS, the Board of Supervisors (hereinafter the "Board") previously designated Bill Rizzetta as Secretary pursuant to Resolution 2023-12; and

## NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE TOWN OF KINDRED COMMUNITY DEVELOPMENT DISTRICT:

<u>Section 1.</u> <u>Scott Brizendine</u> is appointed Secretary.

<u>Section 2</u>. This Resolution shall become effective immediately upon its adoption.

TOWN OF KINDRED COMMUNITY

PASSED AND ADOPTED THIS 10th DAY OF AUGUST, 2023.

	DEVELOPMENT DISTRICT
ATTEST:	CHAIRMAN/VICE CHAIRMAN
ASSISTANT SECRETARY	



#### **UPCOMING DATES TO REMEMBER**

- Next Meeting: To be discussed.
- FY 2023-2024 Audit Completion Deadline: June 2023
- Next Election (Seats 1,2, and 5): November 2024

District Manager's Report August 3

2023

FINANCIAL SUMMARY	6/30/2023
-------------------	-----------

General Fund Cash & Investment Balance \$425,458

Debt Service Fund Investment Balance \$502,961

Capital Projects Fund Investment Balance \$1,242

Total Cash and Investment Balances \$929,661

General Fund Expense Variance: \$104,974 Under Budget

OWN OF KINDRED C



<u>Landscape report:</u> The trimming of hedges and trees on the nature trails needs to be addressed. During a walkthrough with Paul, and our Vendor from HP Home Solutions, we noticed a lot of tree branches and hedges were not maintained as required. We will follow up with United in next week's Landscape walkthrough with Sunscape.

<u>Sidewalk Hazards:</u> During the same walkthrough we noticed several low points in the sidewalks holding water. Also pockets in conservation areas that have poor drainage are promoting weed growth. District Management recommends that the District Engineer conduct an asset review so that any major items of concern can be addressed by the District.

<u>Pond Maintenance Follow up:</u> We noticed grass clippings in the water and some vegetation growth.

<u>Meeting schedule and location:</u> We will need for the Board to discuss the meeting schedule provided and confirm the location of the meetings and time.



# MARY JANE ARRINGTON OSCEOLA COUNTY SUPERVISOR OF ELECTIONS

April 25, 2023

Mr. Richard Hernandez
District Manager
Town of Kindred Community Development District
8529 South Park Circle
Suite 330
Orlando, FL 32819

RE: Town of Kindred Community Development District - Registered Voters

Dear Mr. Hernandez:

Thank you for your letter requesting confirmation of the number of registered voters within the Town of Kindred Community Development District as of April 15, 2023.

The number of registered voters within the Town of Kindred CDD is 1,605 as of April 15, 2023.

If I can be of further assistance, please contact me at 407.742.6000.

Respectfully yours,

Mary Jane Arrington
Supervisor of Elections

