

**CYPRESS MILL
COMMUNITY DEVELOPMENT
DISTRICT**

FEBRUARY 08, 2024

AGENDA



2005 PAN AM CIRCLE, SUITE 300
TAMPA. FL 33067

Cypress Mill Community Development District

Board of Supervisors

Kelly Evans, Chairman
Anthony Seabrook, Vice-Chairman
Elissa Martin, Assistant Secretary
Jason Robare, Assistant Secretary
Lori Campagna, Assistant Secretary

District Staff

Gene Roberts, District Manager
Vivek Babbar, District Counsel
Todd Amaden, District Engineer

Public Hearings & Regular Meeting Agenda

Thursday, February 08, 2024, at 9:30 am

Microsoft Teams Meeting: [Click here to join the meeting](#)

Meeting ID: 299 565 828 04 Passcode: C42Pg7 Phone +1 646-838-1601 Pin: 688 086 593#

All cellular phones and pagers must be turned off during the meeting. Please let us know at least 24 hours in advance if you are planning to call into the meeting.

- 1. CALL TO ORDER/ROLL CALL**
- 2. PUBLIC COMMENT ON AGENDA ITEMS** *(Each individual has the opportunity to comment and is limited to three (3) minutes for such comment)*
- 3. RECESS TO PUBLIC HEARING**
- 4. PUBLIC HEARING ON ADOPTING AMENITY RECREATIONAL POLICIES**
 - A. Open the Public Hearing on Adopting Amenity Recreational Policies
 - B. Staff Presentations
 - C. Public Comments
 - D. Close the Public Hearing on Adopting Amenity Recreational Policies
 - E. Consideration of Resolution 2024-03; Amenity Recreational Policies
- 5. PUBLIC HEARING ON ADOPTING PARKING AND TOWING POLICY**
 - A. Open the Public Hearing on Adopting Parking and Towing Policy
 - B. Staff Presentations
 - C. Public Comments
 - D. Close the Public Hearing on Adopting Parking and Towing Policy
 - E. Consideration of Resolution 2024-04; Parking and Towing Policy
- 6. Return to Regular Meeting**
- 7. Attorney's Report – No Report**
- 8. Engineer's Report – No Report**
- 9. Action Items**
 - A. Consideration of Resolution 2024-05; Redesignation of Board Seat Number
 - B. Discussion on Repairing Clubhouse Pool Table
- 10. Consent Agenda**
 - A. Approval of Minutes of the January 11, 2024, Regular Meeting
 - B. Consideration of Operation and Maintenance Expenditures December 2023
 - C. Acceptance of the Financials and Approval of the Check Register for December 2023
- 11. Manager's Report**
 - A. Community Inspection Report
- 12. Adjournment**

*The next regularly scheduled meeting is March 14, 2024, at 9:30 a.m.

District Office

Inframark
2005 Pan Am Circle
Tampa, Florida 33607

Meeting Location:

Inframark
2005 Pan Am Circle
Tampa, Florida 33607

Cypress Mill Community Development District

Recreational Facilities Policies

October 12, 2023

Definitions

“Board” shall mean the District’s Board of Supervisors.

“Clubhouse Manager” – shall mean the person or firm so designated by the Board to manage the Recreational Facilities.

“Clubhouse Staff” – shall mean the Clubhouse Manager, including their employees, or such other individuals so designated by the Board to operate the Recreational Facilities.

“District” shall mean the Cypress Mill Community Development District.

“District Manager” shall mean the professional management company with which the District has contracted to provide management services to the District.

“District’s website” – shall mean <https://www.cypressmillcdd.com/>

“Guest” shall mean any individual who is invited by a Patron and must be accompanied to use the Recreational Facilities by a Patron.

“Non-Resident Annual User Fee” shall mean the fee established by the Board for any person that wishes to become a Non-Resident Member. The amount of the user fee is set forth herein, and that amount is subject to change based on Board action at a noticed public hearing.

“Non-Resident Member” shall mean any individual not owning property in the District who has paid the Non-Resident Annual User Fee to the District for use of the Recreational Facilities.

“Patron” shall mean Residents, Non-Resident Members, and Tenants, including and members of the households of any of the foregoing.

“Recreational Facilities” shall mean the properties and areas owned by the District intended for recreational use, including but limited to, the clubhouse building, pool, parking lot, green space, landscaping/hardscaping, passive parks, together with their appurtenant facilities and areas.

“Renter” shall mean any person who rents certain portions or spaces of the Recreational Facilities for specified events pursuant to the approval of the District staff.

“Resident” shall mean any person, spouse, or registered domestic partner of a person or family owning property within the District.

“Tenant” shall mean any tenant residing in a Resident’s home pursuant to a valid rental or lease agreement.

Enforcement of Policies

The Board, the District Manager, and any Clubhouse Staff shall have full authority to enforce these policies. However, the Chair or Vice-Chair of the Board and the District Manager shall have the authority to waive strict application of any of these policies when prudent, necessary, or in the best interest of the District and its Patrons and their Guests. Such a temporary waiver of any policy shall not constitute a continuous, ongoing waiver of said policy.

Use of Recreational Facilities at Your Own Risk

Patrons and their Guests are welcome to enjoy the Recreational Facilities at their own risk and pursuant to the District's policies. The District does not provide on-site staff dedicated for the purpose of monitoring the use of the Recreational Facilities or safety of the Patrons, Renters, or their Guests. The District will not accept responsibility for any injuries from the use of the Recreational Facilities or damage or theft of personal property. The District assumes no liability for any theft, vandalism and/ or damage that might occur to personal property.

Persons interested in using the Recreational Facilities are encouraged to consult with a physician prior to commencing a physical fitness program.

Access Fobs

1. The District operates an access system for entry into certain Recreational Facilities equipped with access systems to ensure that only Patrons and their Guests enjoy such facilities.
2. The District issues 2 free initial Access fobs to the first owner of the house.
3. If the current Residents sell their property, then they may transfer their Access fobs to the purchaser of their home. If no transfer is made, then the new owners may purchase an access fob from the District for a non-refundable fee of \$25.00 per access fob.
4. Tenants who have proof of a valid rental agreement will be issued Access fobs after they pay the District a non-refundable fee of \$25.00 per access fob.
5. There is a \$25.00 non-refundable fee to replace a lost access fob or to purchase an additional access fob. No more than 3 Access fobs (issued to those 15 years or older) may be held by any household at any time.
6. Under no circumstance should a Patron provide their Access fobs to another person to allow them to utilize the Recreational Facilities. To obtain a access fob, proof of residence (Driver's License, State ID, warrantee deed, utility bill or a vehicle registration) is required.
7. Pursuant to industry best management practices the District purges its access fob database system every 4 years and requires Patrons to visit the clubhouse to re-activate their Access fobs. The District will provide at least 2 months' notice prior to purging the database.

Guests

Each Patron household may bring no more than 4 persons as Guests to the Recreational Facilities at one time.

1. Infants, 1 year old and younger, do not count towards the maximum guest total.
2. Patrons that are 15-17 who are visiting without a Patron at least 18 years of age may only bring 1 Guest that is at least 15 years of age or older.
3. This section does not apply to any Renters, if space has been rented then the number of Patron's attendees shall be limited applicable policies or by the capacity of such space.

General Policies

1. The Board reserves the right to amend, modify, or delete, in part or in their entirety, these policies at a duly-noticed Board meeting and will notify the Patrons of any changes by posting such new policies on the District's website. However, in order to change or modify rates or fees beyond any increases that may be specifically allowed for by the District's policies, the Board must hold a duly-noticed public hearing.
2. All Patrons and their Guests shall abide by and comply with any and all federal, state, and local laws and ordinances while present at or utilizing the Recreational Facilities and shall ensure that any minor for whom they are responsible also complies with the same.
3. Portions of the Recreational Facilities have 24-7 video surveillance, intended solely to ensure the property of the District is protected or to identify any persons who damage District property.
4. All Patrons and their Guests using the Recreational Facilities are expected to conduct themselves in a responsible, courteous, respectful, and safe manner, in compliance with all District policies governing the Recreational Facilities. Violation of the District's Policies and/or misuse or destruction of Recreational Facilities equipment may result in the suspension or termination of privileges with respect to the offending Patron in accordance with the policies set forth herein.
5. Upon the District's insurance carrier's recommendation to ensure that the District mitigates children's exposure to injury, children under 15 years of age must be accompanied by a parent, guardian, or adult Patron, 18 years of age or older. This policy is meant to follow the sound public policy and determination of appropriate age for minors to assume responsibility for their actions in accordance with the State of Florida's requirements for obtaining a Florida's learner's permit.
6. Patrons, Renters, or their Guests shall not bring, serve, or consume alcoholic beverages at the Recreational Facilities without authorization by the Board.
7. The Recreational Facilities are available for use by Patrons and their Guests during normal operating hours to be established and posted by the District.
8. Outdoor grilling is prohibited unless at a pre-approved special event.
9. Patrons and Guests are responsible for cleaning up after themselves and disposing of trash in appropriate containers.

10. Patrons are responsible for any damage, contamination, pollution, or other such action they or their Guests cause to District property and will be responsible for the costs associated with repairing, treating, remediating, or fixing such District property.
11. Patrons are responsible for any and all actions taken by any of their Guests. Violation by a Guest of any of these policies as set forth by the District could result in loss of the privileges and/or membership of that Patron.
12. All Patrons and their Guests may be required to present a valid government issued identification card in order to gain access to the Recreational Facilities.
13. No Patron or Guest wearing a wet bathing suit may sit on the indoor clubhouse furniture.
14. Except for designated parking areas, off-road motorbikes/vehicles (including ATVs and motorized scooters) are prohibited on all property owned, maintained and operated by the District including, but not limited to, the Recreational Facilities.
15. Skateboarding and rollerblading are not permitted on all property owned, maintained and operated by the District including, but not limited to, the Recreational Facilities.
16. There is no trespassing allowed in all designated wetland conservation and/or mitigation areas. Trespassers will be reported to the local authorities.
17. Loitering (the offense of standing idly or prowling in a place, at a time or in a manner not usual for law-abiding individuals, under circumstances that warrant a justifiable and reasonable alarm or immediate concern for the safety of persons or property in the vicinity) is not permitted.
18. Fireworks of any kind are not permitted anywhere at or in the Recreational Facilities or adjacent areas; however, notwithstanding this general prohibition, the Board may approve the use of fireworks over a body of water.
19. Only District contractors, vendors, or authorized personnel are allowed in the service areas of the Recreational Facilities.
20. Except for District contractors, vendors, or authorized personnel, no watercrafts of any kind are allowed in any District stormwater ponds.
21. No fishing or swimming is permitted in any District stormwater ponds.
22. Audio or Video playing devices are not permitted unless they are personal units equipped with headphones. However, Clubhouse Staff is permitted to play music throughout the Recreational Facilities.
23. No signage or advertisements shall be posted or circulated within the Recreational Facilities property or other District property.
24. The Recreational Facilities shall not be used for commercial purposes without written permission from the District Manager or Clubhouse Manager. The term “commercial purposes” shall mean

those activities which involve, in any way, the provision of goods or services for compensation or advertising. Any use of the Recreational Facilities on a regular basis for commercial purposes must be presented to the Board and if approved an agreement will need to be signed and appropriate certificate of insurance may be required.

25. The District Manager or Clubhouse Manager have the right to authorize all programs and activities, including the number of participants, usage of equipment and supplies etc., at the Recreational Facilities, except with respect to user and rental fees that have been established by the Board. The District Manager or Clubhouse Manager also have the right to authorize management sponsored events and programs to better serve the Patrons, and to reserve any Recreational Facilities for said events (if the schedule permits) and to collect revenue for those services provided. This includes, but is not limited to, various athletic events, cultural programs and social events. Should the District be entitled to any of these revenues based on its established rental or usage fees, the District Manager will coordinate the compensation from such programs or events to the District accordingly.
26. For any emergencies, please call 911. Afterwards please report all emergencies and injuries to the Clubhouse Manager as well as the District Manager via the contact information on the District's website.
27. All malfunctioning or broken equipment should immediately be reported to the District Manager via the contact information on the District's website.
28. No person shall remove or relocate any piece of furniture or piece of property in the Recreational Facilities that belongs to the District and/or their vendors and contractors, without prior written authorization.

Designation of Tenant to Use Resident's Membership Privileges

1. Residents who rent or lease out their home shall have the right to designate the Tenant of their home as the beneficial users of the Resident's membership privileges for purposes of Recreational Facilities use.
2. A Tenant who is designated as the beneficial user of the Resident's membership shall be entitled to the same rights and privileges to use the Recreational Facilities as a Resident. If the Resident does not designate the Tenant as a beneficial user of the Resident's membership privileges, the Tenant will be required to pay the Non-Resident Annual User Fee to acquire a membership, unless that Tenant is a Guest.
3. During the period when a Tenant is designated as the beneficial user of the membership, the Resident shall not be entitled to use the Recreational Facilities with respect to that membership.

Pets and Service Animals Policies

Dogs or other pets (with the exception of Service Animals- defined below) are not permitted on or within the Recreational Facilities. A "**Service Animal**" includes dogs or other pets trained to do work or perform tasks for an individual with a disability, including a physical, sensory, psychiatric, intellectual, or other mental disability. A Service Animal must be kept under the control of its handler by leash or harness, unless doing so interferes with the Service Animal's work or tasks or the individual's disability prevents doing so. The District may remove the Service Animal under the following conditions:

1. The Service Animal is out of control and its handler fails to take effective measures to control it
2. The Service Animal is not housebroken; or
3. The Service Animal's behavior poses a direct threat to the health and safety of others.

The District is prohibited from asking about the nature or extent of an individual's disability in order to determine whether an animal is a Service Animal or pet. However, the District may ask whether an animal is a Service Animal required because of a disability and what work or tasks the animal has been trained to perform. Where dogs or other pets are permitted on the grounds, they must be leashed. Owners of any pets are responsible for picking up after their pets as a courtesy to residents.

Pool and Splash Park Policies

1. There is no lifeguard on duty.
2. Swimming is permitted only during posted swimming hours.
3. Pool parties are not permitted.
4. The pool or Splash Park is not to be used during inclement weather (especially if lightning is present).
5. Proper swimwear is required. Loose clothing, especially with strings, is prohibited.
6. Children under 3 years of age and those who are not reliably toilet trained, must wear rubber lined swim diapers and a swimsuit over the swim diaper.
7. The changing of diapers or clothes should only be done in the restrooms.
8. No one with skin disease, nasal or ear discharge, open cut or communicable disease shall be permitted in the pool or Splash Park.
9. Persons that are ill with diarrhea cannot enter the pool or Splash Park .
10. No glass containers are permitted in the fenced in pool area, Splash Park, or bathrooms.
11. No Food or Beverages are permitted in the pool, Splash Park, or on the wet deck.
12. Patrons and their Guests should shower before entering the pool or Splash Park.
13. The pool furniture may not be reserved and is on a first-come basis for usage.
14. Pool furniture must be kept 10 feet from the pools edge at all times.
15. Pool Furniture should not be removed from the fenced in pool area or Splash Park.
16. Umbrellas must be lowered after use.
17. No profanity, loud noises, harassment, diving, flips, back jumps, running, pushing, rough housing, chicken fighting, horseplay, or other dangerous actions is permitted.
18. No swinging on ladders, fences, or railings is permitted.
19. No skates, skateboards, scooters, or bicycles are permitted within the fenced in pool area or Splash Park.
20. Provided they are used in a normal and safe manner, only Coast Guard approved personal floatation devices, lap swimming kickboards, masks, goggles, and water wings and permitted in the pool. All other aquatic toys and equipment are not permitted in the pool. Clubhouse Staff has the final say regarding the use of any and all recreational floatation devices.
21. Swimming lanes must be kept open when in use by lap swimmers, water walking or jogging.
22. Hanging on lane lines or floating lines and interfering with lap-swimming is prohibited.
23. Chemicals used in the pool or Splash Park may affect certain hair or fabric colors. The District is not responsible for these effects.

Playground and Community Park Policies

1. Proper footwear and clothing are required. Loose clothing, especially with strings, is prohibited.
2. Mulch must not be picked up, thrown, or kicked for any reason.
3. No food, drinks, or gum are permitted at the playground.
4. No glass containers are permitted at the playground.
5. No jumping off from any climbing bar or platform.
6. Profanity, rough-housing, and disruptive behavior are prohibited.

Fitness Center Policies:

1. Patrons 15 years of age and older are permitted to use the Fitness Center during designated operating hours.
2. Children that are 13 or 14 years of age are allowed under supervision by a parent or adult Patron, 18 years of age or older.
3. Upon the District's insurance carrier's recommendation to ensure that the District mitigates children's exposure to injury, no children under the age of 13 are allowed in the Fitness Center at any time.
4. Guests may use the Fitness Center if accompanied by an adult Patron, 18 years of age or older.
5. Appropriate clothing and athletic footwear (covering the entire foot) must be worn at all times in the Fitness Center. Appropriate clothing includes t-shirts, shorts, leotards, and/or sweat suits (no jeans or swim suits).
6. Food (including chewing gum) is not permitted within the Fitness Center.
7. Beverages are permitted in the Fitness Center if contained in non-breakable containers with screw top or sealed lids.
8. Each individual is responsible for wiping off fitness equipment after use.
9. Prior to the use of any personal trainer at the Recreational Facilities, the personal trainer must enter into an agreement with the District and provide evidence of acceptable training certificates and insurance.
10. Hand chalk is not permitted to be used in the Fitness Center.
11. No bags, gear, or jackets are permitted on the floor of the Fitness Center or on the fitness equipment.
12. Weights or other fitness equipment may not be removed from the Fitness Center.
13. If other individuals are waiting, use of cardiovascular equipment shall be limited to 30-minute periods and individuals shall alternate between multiple sets on weight equipment.
14. Please return weights and other fitness equipment to the proper location after use.
15. Any fitness program operated and run by Clubhouse Staff may have priority over other users of the Fitness Center.

General Parking Policies:

1. There should be no parking of vessels on any District property.
2. There should be no parking of vehicles on any District property except for on the Parking Lot.
3. Vehicles must not be parked in any way which blocks the normal flow of traffic, or in any way that limits the ability of emergency service workers to respond to situations.
4. Unless authorized in writing by the District, only vehicles that can fit in a standard parking space are permitted to park in the Parking Lot.
 - a. No commercial vehicles (other than vendors currently servicing the District), RVs, boats, trailers, moving trucks, or oversized vehicles are permitted.
5. The Parking Lot is only intended for the parking of vehicles operated by:
 - a. Patrons using the Recreational Facilities during hours of operation
 - b. Visitors for an authorized event under a Private Event Rental Agreement
 - c. Any member of the general public attending a District meeting
 - d. Any residents or visitors for a Homeowners Association meeting
6. The District does not provide any security or monitoring for the Parking Lot and assumes no liability for any theft, vandalism and/ or damage that might occur to personal property and/or to such vehicles.
7. No overnight (between 10:00 pm and 6:00 am) parking is permitted.
8. All vehicles must have valid and proper license plates and registration affixed to their vehicles. Unregistered vehicles may be reported to license inspectors or law enforcement as a violation of Section 320.02, Florida Statutes. Additionally unregistered vehicles may be considered to have been abandoned and reported to law enforcement or code enforcement.
9. Unauthorized parking may result in being towed or reported to the local authorities for trespassing.
10. These policies are in addition to, and exclusive of, various state laws, county regulations, or homeowners' association standards governing parking.

Towing Policies:

1. Any vehicle or vessel that is parked on District property or the Parking Lot in violation of this policy or applicable regulatory requirements may be towed, at the sole expense of the owner, in accordance with applicable laws and regulations (including Section 715.07, Florida Statutes).
2. The District shall keep a logbook of all violations of the District's parking restrictions.
3. Upon discovery of a first-time violation:
 - a. an Authorized Representative shall affix a warning to the vehicle or vessel.
 - i. The warning shall include the date, time, location, violation, and a notice that if the vehicle or vessel is still in violation within 24 hours it shall be subject to towing.
 - b. an Authorized Representative shall take a picture evidencing the warning and the violation.
 - c. then an Authorized Representative shall enter the relevant information (including but not limited to the make, model, color, and license plate) in the logbook and provide the picture to the District's records custodian.
 - d. If an Authorized Representative finds that the vehicle or vessel remains in violation after 24 hours of the warning, they shall:
 - i. take a picture evidencing the failure to move the vehicle or vessel
 - ii. enter the relevant information in the logbook and provide the picture to the District's records custodian.
 - iii. then provide authorization for the Towing Operator to commence towing for only the reported violation and not to patrol for other violations.

4. Upon discovery of a subsequent violation within 2 calendar years of a first-time violation:
 - a. an Authorized Representative shall take a picture evidencing the unauthorized parking
 - b. enter the relevant information in the logbook and provide the picture to the District's records custodian.
 - c. then provide authorization for the Towing Operator to commence towing for only the reported violation and not to patrol for other violations.

Non-Resident Annual User Fee

The residents of the District pay both debt assessments and annual operation and maintenance assessments in exchange for the benefits provided by the District's infrastructure and services, including but not limited to the Recreational Facilities. To be fair and equitable to the residents of the District, any person who wish to enjoy the Recreational Facilities will be required to pay a fair and reasonable user fee that covers a proportional share of the District's administrative expenses, infrastructure expenses, operation and maintenance expenses, and reserve expenses of the Recreational Facilities and the requisite supporting infrastructure. The Board may elect to cap the number of Non-Resident Members to account for size and capacity limitations of the Recreational Facilities.

Anyone who desires to become a Non-Resident Member may purchase an annual membership for use of the Recreational Facilities on a year-to-year basis. The Non-Resident Annual User Fee is \$1,800 per household, payable in advance. The rate for an individual is the same as for a family. Upon purchase of the membership, the Non-Resident Member is entitled to 2 Access fobs for a family unit. Membership becomes effective upon the date full payment of the Non-Resident Annual User Fee and the Non-Resident Member Application are received by the District. The Non-Resident Annual User Fee rate is subject to change from year to year based upon the costs of operation of the Recreational Facilities.

Rental Policies

The meeting rooms portion of the clubhouse may be rented for private events. Only 1 meeting room is available for rental during regular hours of operation. The meeting rooms may be rented during non-regular hours. Rentals may be made by both Patrons and non-Patrons subject to the rates table below. Rentals may not be made by Patrons more than 6 months prior to the event. Rentals made by non-Patrons may be made no more than 3 months in advance of the event. Rentals must be done in person at the clubhouse with the Clubhouse Manager and are processed on a first come first serve basis. Renters interested in doing so should contact the Clubhouse Manager regarding the anticipated date and time of the event to determine availability. Please note that the meeting rooms may be unavailable for private events on the following holidays and on surrounding dates:

Easter Sunday	Memorial Day Weekend	4 th of July
Labor Day Weekend	Thanksgiving	Christmas Eve
Christmas Day	New Year's Eve	

The District retains the right to reserve the Recreational Facilities and additional facilities for District use at any time. Since the revocation of access privileges impacts Patrons more than non-Patrons and since the District may have alternatives to enforce violations of the District's policies against Patrons, the fees associated with renting the space are higher for non-Patrons. These fees are solely intended to ensure that the District is reasonably compensated for renting the space and also are in place to ensure the District can recoup some costs in the event there is damage to the space.

1. **Maximum Rental Duration.** Rentals may be made for up to 6 total hours (including set-up and post-event cleanup)
2. **Rental Fees:** A non-refundable room rental fee will be charged according to the schedule below:

Patron Rates	\$100.00
non-Patron Rates	\$250.00 for up to 20 attendees \$450.00 for 21 attendees or more, up to the maximum designated occupancy

3. **Deposit:** A refundable deposit of \$200.00 is required for any rental.
4. **Rental Process:** Renters interested in renting a room must submit to the Clubhouse Manager, no later than 14 days prior to the event, a completed Meeting Room Rental Application indicating the date of the event, the hours when the event will be held, a description of the event, the number of attendees that will be attending, and whether food or drinks (no alcohol is permitted) will be served. The Clubhouse Manager will determine if a Special Event Agreement (including evaluating if security services are needed to ensure public safety and any applicable costs will be the responsibility of the Renter along with naming the District as an additional insured) will need to be executed prior to use of the meeting rooms. Where determined by the Clubhouse Manager to be required, a properly executed Special Event Agreement, along with all documentation required therein, must be received by the Clubhouse Manager no less than 10 days prior to the date of the event. The Clubhouse Manager will review the Meeting Room Rental Application on a case-by-case basis and has the authority to reasonably deny a request. Denial of a request may be appealed to the Board for consideration.

5. **Payment to the District upon Approval.** Upon approval and no later than 10 days from the rental date Renters should submit a check or money order or pay by credit or debit card (no cash) to the Clubhouse Manager made payable to the Cypress Mill Community Development District for the rental fee (if applicable) and for the deposit (should be separate checks or money orders or separate transactions for credit or debt cards). Failure to submit the applicable payments in time may result in the room not being reserved. Checks will be cashed by the District prior to the event.
6. **Cancellations:** The Renter must provide written notice of cancellation to the Clubhouse Manager at least 10 days prior to the event. If the rental is cancelled less than 10 days prior to the event, 50% of the deposit will be retained as a cancellation fee and the remainder deposit will be returned to the Renter. Rental Fees are not subject to a refund.
7. **Refund of Deposit.** The District will issue a refund for the amount of the deposit following the event provided the Clubhouse Manager determines that there has been no damage to the Recreational Facilities and the premises has been properly cleaned after use. If the premises is not properly cleaned, the deposit will be kept for this purpose. To receive a full refund of the deposit, the following must be completed:
 - a. Ensure that all garbage is removed and placed in the outside receptacles.
 - b. Remove all displays, party favors, or remnants of the event.
 - c. Restore the furniture and other items to their original position.
 - d. Wipe off counters, tabletops, and sink area.
 - e. Replace garbage liner.
 - f. Clean out and wipe down the refrigerator, and all cabinets and appliances used. Clean any windows and doors in the rented room. Floor should be swept clean.
 - g. Restrooms must be checked and cleaned if necessary.
 - h. Ensure that no damage has occurred to the Recreational Facilities.

If additional cleaning is required, the Renter will be liable for any expenses incurred by the District to hire an outside cleaning contractor. Additional cleaning costs shall first be subtracted from the amount of deposit. If the deposit is insufficient to cover all such cleaning costs, the Clubhouse Manager shall bill the Renter for the remaining balance. The Clubhouse Manager shall determine the amount of deposit to return, if any.

8. **Additional Policies:**
 - a. Renters renting the facilities are responsible for ensuring that their attendees adhere to the policies set forth herein.
 - b. Please note all policies remain in force for these special circumstances and the District has final say in these matters.
 - c. The volume of live or recorded music must not violate applicable county noise ordinances.
 - d. Additional liability insurance coverage will be required for certain events the District feels should require additional liability coverage on a case-by-case basis to be reviewed by the District Manager or Board. The District is to be named on these policies as an additional insured party.
 - e. Unless the Renter renting the facilities is a Patron, they shall not use any other portion of the Recreational Facilities.

Suspension and Termination of Privileges

1. **Violations.** The privileges of a Patron to use the Recreational Facilities may be suspended or terminated if the Patron engages in any of the following behavior:
 - a. Submits false information on any application for use of the Recreational Facilities.
 - b. Permits the unauthorized use of an access fob.
 - c. Exhibits unsatisfactory behavior or appearance.
 - d. Fails to pay fees or assessments owed to the District in a proper and timely manner.
 - e. Fails to abide by any policies established for the use of the Recreational Facilities or other policies of the District.
 - f. Treats the District's supervisors, contractors, other representatives, or other Patrons, in an unreasonable or abusive manner.
 - g. Damages or destroys District property.
 - h. Engages in conduct that is improper or likely to endanger the welfare, safety, harmony or reputation of the District, or its supervisors, staff, facility management, contractors, other representatives, or other Patrons.
2. **Documentation of Violations.** The Clubhouse Staff or District Manager shall record all violations, including repeat violations, on written incident reports and shall include the date, time, name of the parties involved, and nature of the violation. The Clubhouse Staff shall file such report with the District Manager within 24 hours of the incident. The District Manager shall maintain all records in accordance with public record laws.
3. **Suspension by the Clubhouse Manager or District Manager**
 - a. The Clubhouse Manager or District Manager may at any time suspend a Patron's privileges to use the Recreational Facilities for committing any of the violations outlined above.
 - b. The Clubhouse Manager or District Manager shall ask the Patron to leave the Recreational Facilities immediately and shall call local law enforcement for assistance if the Patron fails to comply with the request.
 - c. Such suspension shall be for a maximum period of 30 consecutive days.
 - d. In determining the length of any suspension, the Clubhouse Manager or District Manager, shall take into account the nature of the conduct and any prior violations.
4. **Longer Suspension or Termination of Privileges by the Board.**
 - a. The Clubhouse Manager or District Manager may recommend to the Board, or the Board on its own initiative may elect to consider, a longer suspension or termination of a Patron's privileges for committing any of the violations.
 - b. At least 14 days prior to any Board meeting where a longer suspension or termination is to be considered, the District shall send written notice of the meeting by United States mail to the Patron's last known address.
 - c. The Board may take any action deemed by it in its sole discretion to be appropriate under the circumstances to address the violations, including imposing a longer suspension or permanent termination of a Patron's privileges to use the Recreation Facilities.
 - d. In determining the appropriate action to be taken, the Board shall take into account the nature of the violation and any prior violations.
5. **Trespass.** If a Patron subject to a suspension or termination is found on the premises, such Patron may be subject to arrest for trespassing.

6. Appeal of Suspension

- a. A Patron subject to a suspension may appeal the suspension to the District's Board by filing a written request for an appeal, which written request shall be immediately sent to the District's Chairperson with a copy to the District Manager.
- b. The filing of a request for an appeal shall not result in the stay of the suspension.
- c. The District shall consider the appeal at its next Board meeting and shall provide reasonable notice to the Patron of the Board meeting where the appeal will be considered.
- d. At that meeting, the Board shall allow the Patron to appear and present statements and/or evidence on the Patron's behalf, subject to any reasonable restrictions that the Board may impose.
- e. The Board may take any action deemed by it in its sole discretion to be appropriate under the circumstances, including affirming, overturning, or otherwise modifying the suspension, to address the appeal and any violations.
- f. In determining the appropriate action to be taken, the Board shall take into account the nature of the violation and any prior violations.

RESOLUTION 2024-03

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE CYPRESS MILL COMMUNITY DEVELOPMENT DISTRICT ADOPTING RECREATIONAL FACILITIES POLICIES; PROVIDING FOR CONFLICTS; PROVIDING FOR SEVERABILITY; PROVIDING FOR AN EFFECTIVE DATE.

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

WHEREAS, the District maintains and operates certain recreational facilities;

WHEREAS, the Board of Supervisors of the District (the “**Board**”) is authorized by Sections 190.011(15) and 190.035, Florida Statutes, to establish rules and regulations for its amenity facilities;

WHEREAS, the Board held a noticed public hearing on February 8, 2024 to receive public comment on the proposed Recreational Facilities Policies (the “**Amenities Rules**”);

WHEREAS, the proposed rules and regulations are meant to provide for efficient and effective District operations, and for the safety and security of the District and its members; and

WHEREAS, after hearing and considering public comment, the Board has determined that the proposed Amenities Rules should be adopted.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD:

1. **Adoption**. The Board hereby adopts the Amenities Rules and specifically the rules, regulations, code of conduct and other rules included therein, as finalized in the form attached hereto as **Exhibit A**.
2. **Conflicts**. All District resolutions or parts thereof or other adopted policies in actual conflict with this Resolution are, to the extent of such conflict, superseded and repealed.
3. **Severability**. If any section or part of a section of this Resolution is declared invalid or unconstitutional, the validity, force and effect of any other section or part of a section of this Resolution shall not thereby be affected or impaired unless it clearly appears that such other section or part of a section of this Resolution is wholly or necessarily dependent upon the section or part of a section so held to be invalid or unconstitutional.

4. **Effective Date.** This Resolution shall become effective upon adoption.

Passed and adopted on February 8, 2024.

Attest:

**Cypress Mill
Community Development District**

Name: _____
Secretary/Assistant Secretary

Name _____
Chair/Vice Chair of the Board of Supervisors

Towing Authorization Agreement

This Towing Authorization Agreement (this “**Agreement**”) is entered as of January 11, 2024 between the **Cypress Mill Community Development District**, a local unit of special-purpose government organized and established under Chapter 190, Florida Statutes (the “**District**”) whose mailing address is c/o Inframark, 2005 Pan Am Circle, Suite, Tampa, FL 33607 and **Target Recovery Towing Inc.** a Florida profit corporation (“**Towing Operator**”) whose mailing address is c/o Jason Goldstein, 7601 38th Avenue North, St. Petersburg, FL 33710.

Background Information:

The District is the owner of the parking lot located at 15231 Miller Creek Drive, Sun City Center, FL 33573, common areas and other property located near the District (the “**District Property**”). The District desires to authorize the Towing Operator to tow any vehicles or vessels that are parked on District Property in violation of the District’s Towing Policies.

The Towing Operator represents that it is regularly engaged in the business of towing vehicles or vessels, is authorized under Florida law and Hillsborough County regulations, to tow vehicles or vessels, and that the Towing Operator abides by all applicable laws and regulations.

Operative Provisions:

1. **Incorporation of Background Information.** The background information stated above is true and correct and by this reference is incorporated as a material part of this Agreement.
2. **District Authorized Representatives.**
 - a. The District shall designate in writing certain persons, employees, vendors, and other authorized agents who are authorized to inform the Towing Operator of any vehicles or vessels that need to be towed (the “**Authorized Representatives**”). The list of Authorized Representatives may be updated from time to time.
 - b. Prior to directing the Towing Operator to remove any vehicles or vessels, the Authorized Representatives shall verify that:
 - i. the vehicle or vessel is parked on District Property,
 - ii. is in violation of the District’s Towing Policies, and
 - iii. At least 24 hours’ notice has been provided to the owner or other legally authorized person in control of the vehicle or vessel of the violation.
3. **Authorization to Tow.** In accordance with section 715.07(2), Florida Statutes, the District hereby authorizes the Authorized Representatives, only after complying with the District’s Towing Policies and applicable laws and regulations, to provide authorization to the Towing Operator to remove any vehicles or vessels that are parked on District Property in violation of the District’s Towing Policies. The Towing Operator is not authorized to patrol the community for violations of the District’s Towing Policies. The Towing Operator shall photograph or video the vehicle or vessel to sufficiently detail the violation for which the vehicle or vessel is being towed. The photographs or video shall be maintained by the Towing Operator for a minimum of 6 months, and be produced upon request by the District or any law enforcement agency.

4. **Compliance with Laws and Regulations.** The Towing Operator shall comply with necessary economic, operational, safety, insurance, and other compliance requirements imposed by federal, state, county, municipal or regulatory bodies, relating to the contemplated operations and services hereunder (including specifically Sections 715.07 and 713.78, Florida Statutes as they may be amended from time to time). Towing Operator will be responsible for any fines or penalties assessed against District as a result of any the Towing Operator's operations authorized under this Agreement.
5. **Signage.** The Towing Operator shall either provide the signage required by applicable laws and regulations or inspect and certify to the District that any existing signage complies with the applicable laws and regulations.
6. **No Monetary Compensation between the Parties.** Both parties acknowledge and agree that the District has authorized the towing services by the Towing Operator without monetary obligation. No fee will be paid to the Towing Operator by the District for services as outlined in this Agreement, including, but not limited to, the costs associated with the placement of signage or with providing personal notice as required by section 715.07, Florida Statutes. The Towing Operator shall ensure that all fees to be charged for towing and storage shall not exceed the amounts established by Hillsborough County.
7. **Manner of Performance and Care of District Property.** Any towing shall be done, furnished, and performed in a workmanlike manner with the best management practices in the industry. Towing Operator shall use all due care to protect the property of the District, its residents and landowners from damage.
8. **Insurance.** The Towing Operator shall carry commercial general liability insurance of no less than \$1,000,000 and commercial automobile liability insurance of no less than \$1,000,000. The Towing Operator shall deliver to the District proof of insurance referred to herein or a certificate evidencing the coverage provided pursuant to this Agreement and naming the District as "Additional Insured" under such policy. Such insurance policy may not be canceled without a thirty-day written notice to the District. The Towing Operator will maintain Workers Compensation insurance as required by law.
9. **Indemnification.** The Towing Operator, for and on behalf of itself, its agents, employees and assigns, and any person or entity claiming by, through or under them, shall indemnify and agree to defend and hold the District, its supervisors, agents and employees, harmless from any and all claims (including attorneys fees and costs) for loss, damage, injury or death of any nature whatsoever to persons or property, including, but not limited to, personal injury or death resulting in any way from or in any fashion arising from or connected with the Towing Operator's actions.
10. **Relationship Between the Parties.** It is understood that the Towing Operator is an independent contractor and will perform the services contemplated under this Agreement. As an independent contractor, nothing in this Agreement will be deemed to create a partnership, joint venture, or employer-employee relationship between the Towing Operator and the District. The Towing Operator will not have the right to make any contract or commitments for, or on behalf of, the District without the prior written approval of the District.

11. **No Waiver of Sovereign Immunity.** Nothing in this Agreement shall be deemed as a waiver of immunity or limits of liability of the District beyond any statutory limited waiver of immunity or limits of liability which may have been adopted by the Florida Legislature in Section 768.28, Florida Statutes, or other statute, and nothing in this Agreement shall inure to the benefit of any third party for the purpose of allowing any claim which would otherwise be barred under the Doctrine of Sovereign Immunity or by operation of law.
12. **Scrutinized Companies.** Pursuant to Section 287.135, Florida Statutes, Towing Operator represents that in entering into this Agreement, the Towing Operator has not been designated as a “scrutinized company” under the statute and, in the event that the Towing Operator is designated as a “scrutinized company”, the Towing Operator shall immediately notify the District whereupon this Agreement may be terminated by the District.
13. **E-Verification.** Pursuant to Section 448.095(2), Florida Statutes,
 - a. Towing Operator represents that Towing Operator is eligible to contract with the District and is currently in compliance and will remain in compliance, for as long as it has any obligations under this Agreement, with all requirements of the above statute; this includes, but is not limited to, registering with and using the United States Department of Homeland Security’s E-Verify system to verify the work authorization status of all employees hired on or after January 1, 2021.
 - b. If the District has a good faith belief that the Towing Operator has knowingly violated Section 448.09(1), Florida Statutes, the District will terminate this Agreement as required by Section 448.095(2)(c), Florida Statutes.
 - i. If the District has a good faith belief that a subcontractor knowingly violated Section 448.09(1), Florida Statutes, but the Towing Operator otherwise complied with its obligations thereunder, the District shall promptly notify the Towing Operator and the Towing Operator will immediately terminate its contract with the subcontractor.
14. **Public Records.** As required under Section 119.0701, Florida Statutes, Towing Operator shall (a) keep and maintain public records that ordinarily and necessarily would be required by the District in order to perform the service, (b) provide the public with access to public records on the same terms and conditions that the District would provide the records and at a cost that does not exceed the cost provided by law, (c) ensure that public records that are exempt or confidential and exempt from public records disclosure requirements are not disclosed except as authorized by law, (d) meet all requirements for retaining public records and transfer, at no cost, to the District all public records in possession of the Towing Operator upon termination of this Agreement and destroy any duplicate public records that are exempt or confidential and exempt from public records disclosure requirements. All records stored electronically must be provided to the District in a format that is compatible with the information technology systems of the District.

IF THE TOWING OPERATOR HAS QUESTIONS REGARDING THE APPLICATION OF CHAPTER 119, FLORIDA STATUTES, TO THE TOWING OPERATOR’S DUTY TO PROVIDE PUBLIC RECORDS RELATING TO THIS AGREEMENT, CONTACT THE CUSTODIAN OF PUBLIC RECORDS AT (813) 873-7300, OR BY EMAIL AT GENE.ROBERTS@INFRAMARK.COM, OR BY REGULAR MAIL AT 2005 PAN AM CIRCLE, SUITE 300, TAMPA, FLORIDA 33607.

15. **Term**. The initial term of this Agreement shall be for one year from the date of this Agreement. At the end of the initial term, this Agreement shall automatically renew for subsequent one year terms pursuant to the same contract provisions as the initial term, until terminated by either party pursuant to the termination provision below.
16. **Termination**. Either party may terminate this Agreement at any time, without cause, with 24 hours written notice to the other party.
17. **Amendment**. This Agreement may not be altered, changed or amended, except by an instrument in writing, signed by both parties.
18. **Assignment**. This Agreement is not transferrable or assignable by either party without the written approval of both parties.
19. **Controlling Law**. This Agreement is governed under the laws of the State of Florida with venue in Hillsborough County, Florida.
20. **Enforcement of Agreement**. In the event it becomes necessary for either party to institute legal proceedings in order to enforce the terms of this Agreement, the prevailing party will be entitled to all costs, including reasonable attorney's fees at both trial and appellate levels against the non-prevailing party.
21. **Notice**. Whenever any party desires to give notice to the other parties, it must be given by written notice, sent by email, certified United States mail with return receipt requested, or a nationally recognized express transportation company to the addresses listed below. In the event that any party undergoes a change in address or contact information, notice to the other party shall be made.

To the Contractor:

c/o Jason Goldstein
7601 38th Avenue North
St. Petersburg, FL 33710

To the District:

c/o Inframark
2005 Pan Am Circle
Suite 300
Tampa, Florida 33607
Gene.Roberts@Inframark.com

22. **Arm's Length Transaction and Interpretation**. This Agreement has been negotiated fully between the parties as an arm's length transaction. In the case of a dispute concerning the interpretation of any provision of this Agreement, the parties are each deemed to have drafted, chosen, and selected the language, and any doubtful language will not be interpreted or construed against any party.
23. **Severability**. Should any provision of this Agreement be declared or be determined by any court of jurisdiction to be illegal or invalid, the validity of the remaining parts, term or provision shall not be affected thereby, and the illegal part, term or provision shall be deemed not part of this Agreement.

24. **Entire Agreement.** This Agreement contains the entire agreement and neither party is to rely upon any oral representations made by the other party. To the extent that any provisions of this Agreement conflict with the provisions in any exhibit, the provisions in this Agreement will control over provisions in any exhibit.

Target Recovery Towing Inc.


Name: _____
Title: _____

**Cypress Mill
Community Development District**


DocuSigned by:
Kelly Evans
FD0DE1C9D0C24C7
Chair of the Board of Supervisors

24. **Entire Agreement**. This Agreement contains the entire agreement and neither party is to rely upon any oral representations made by the other party. To the extent that any provisions of this Agreement conflict with the provisions in any exhibit, the provisions in this Agreement will control over provisions in any exhibit.

Target Recovery Towing Inc.


Name: Luis Aldea
Title: manager

**Cypress Mill
Community Development District**

DocuSigned by:

Chair of the Board of Supervisors

RESOLUTION NO. 2024-04

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE CYPRESS MILL COMMUNITY DEVELOPMENT DISTRICT ADOPTING A POLICY REGARDING PARKING AND TOWING FROM DISTRICT-OWNED PROPERTY; AUTHORIZING THE ENGAGEMENT OF AN AUTHORIZED TOWING OPERATOR; PROVIDING FOR CONFLICTS AND SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS the Cypress Mill Community Development District (the “**District**”) is a local unit of special-purpose government created and existing pursuant to Chapter 190, Florida Statutes, being situated in Hillsborough County, Florida.

WHEREAS, the District owns and maintains District-owned parking areas, located within the District (the “**District-Owned Property**”);

WHEREAS the Board of Supervisors of the District (the “**Board**”) is authorized by Sections 190.011(15) and 190.012(2)(d), Florida Statutes, to contract with a towing operator to remove vehicles from District-Owned Property if the notice and procedures requirements of section 715.07, Florida Statutes, are followed.

WHEREAS unauthorized vehicles or vessels on the District-Owned Property may pose a danger or cause a hazard to the health, safety, and welfare of the District, its residents, its infrastructure, and the general public;

WHEREAS the District desires to contract with a towing operator that is included on an approved list of towing operators in Hillsborough County, Florida, to tow unauthorized vehicles from District-Owned Property;

WHEREAS the Board held a public meeting to receive public comment on its proposed parking and towing policy.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD:

1. **Incorporation of Recitals.** The above recitals are true and correct and by this reference are incorporated as a material part of this resolution.
2. **Adoption of Parking and Towing Policy.** The Board hereby adopts the Parking and Towing Policy attached hereto as **Exhibit “A”**.
3. **Authorizing the Engagement of an Approved Towing Operator.**
 - a. The Board hereby authorizes the District to enter into an agreement with a company that is authorized to perform towing or wrecker services in compliance with Florida law, applicable Hillsborough County regulations, and the Parking and Towing Policy.
 - b. The District shall coordinate with the towing operator to ensure that the required signage shall be posted on District-Owned Property in the manner required by applicable laws and regulations (including specifically Section 715.07, Florida Statutes).

4. **Conflicts.** This Resolution replaces any prior resolutions, policies, rules, actions or any portion or content included therein in conflict with this resolution.
5. **Severability.** If any section or part of a section of this resolution is declared invalid, unconstitutional, or inconsistent with any law or regulation, the validity, force and effect of any other section or part of a section of this resolution shall not thereby be affected or impaired unless it clearly appears that such part of this resolution is wholly or necessarily dependent upon the section or part of a section so held to be invalid or unconstitutional.
6. **Effective Date.** This Resolution shall become effective upon its passage and shall remain in effect unless rescinded, repealed, replaced, or superseded.

Passed and Adopted on February 08, 2024

Attest:

**Cypress Mill
Community Development District**

Assistant Secretary

Name: _____
Chair of the Board of Supervisors

Exhibit “A”
Parking and Towing Policy

Pool Table Pete

(813) 966-1976

pooltablepete@gmail.com

www.pooltablepete.com



INVOICE

BILL TO

Cypress Mill Club House
15231 Miller Creek Dr
Ruskin, FL 33583

SHIP TO

Cypress Mill Club House
15231 Miller Creek Dr
Ruskin, FL 33583

INVOICE # 1740

DATE 01/18/2024

DATE	ACTIVITY	DESCRIPTION	QTY	RATE	AMOUNT
	8ft championship	Pool Table Felt & installation	1	475.00	475.00T
	Assemble on site	Complete level on the table from the ground up. Leveling frame first and then each individual pieces (3) to insure accurate play.	1	425.00	425.00
	Restore	6 month h warranty on the work as long as no one try's to move the table from its final resting spot. Disassemble pool table and bring back to ware house to fix frame structure (7) spots and 2 legs. Replace the wood framing that was broke with new wood and inserts for bolt to fasten properly.	1	800.00	800.00

SUBTOTAL

1,700.00

TAX

35.63

TOTAL	1,735.63
BALANCE DUE	\$1,735.63

**MINUTES OF MEETING
CYPRESS MILL
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of Cypress Mill Community Development District was held on Thursday, January 11, 2024 and called to order at 9:35 a.m. at the Offices of Inframark located at 2005 Pan Am Circle, Suite 300, Tampa, FL 33607.

Present and constituting a quorum were:

Kelly Evans	Chairperson
Anthony Seabrook	Vice Chairperson
Elissa Martin	Assistant Secretary (via Zoom)
Lori Campagna	Assistant Secretary

Also present were:

Gene Roberts	District Manager
Michael Broadus	District Counsel

Following is a summary of the discussions and actions taken.

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

Mr. Roberts called the meeting to order, and a quorum was established.

SECOND ORDER OF BUSINESS **Public Comments**

There being none, the next order of business followed.

SIXTH ORDER OF BUSINESS **Action Items**

A. Consideration of Resolution 2024-01, Setting Public Hearing for Amenity Recreational Policies

On MOTION by Ms. Campagna seconded by Ms. Evans, with all in favor, Resolution 2024-01, Setting Public Hearing for Amenity Recreational Policies to be held Thursday, February 8, 2024 at 9:30 a.m. at the office of Inframark, located at 2005 Pan Am Circle, Suite 300, Tampa, Florida 33607, was adopted. 4-0

B. Consideration of Resolution 2024-02, Setting Public Hearing for Towing Policy

On MOTION by Ms. Evans seconded by Mr. Seabrook, with all in favor, Resolution 2024-02, Setting Public Hearing for Towing Policy to be held Thursday, February 8, 2024 at 9:30 a.m. at the Offices of Inframark, located at 2005 Pan Am Circle, Suite 300, Tampa Florida 33607, was adopted. 4-0

THIRD ORDER OF BUSINESS

Attorney's Report

- Ms. Evans asked about the Ethics Requirement Course to which Mr. Broadus stated his office should have an online course available by March.

FOURTH ORDER OF BUSINESS

Manager's Report

A. Community Inspection Report

- Mr. Seabrook stated there are still some leaning trees which need to be staked.

SEVENTH ORDER OF BUSINESS

Consent Agenda

A. Approval of Minutes of the December 14, 2023 Regular Meeting

B. Consideration of Operation and Maintenance Expenditures November 2023

C. Acceptance of the Financials and Approval of the Check Register for November 2023

On MOTION by Ms. Evans seconded by Mr. Seabrook, with all in favor, the Consent Agenda, was approved. 4-0

Supervisor Requests:

- Add redesignation of officer seats to February's agenda.
- No Parking on Grass map added to February agenda.
- The HOA should be asked to provide citations to commercial vehicles and trailers parked on CDD property.

FIFTH ORDER OF BUSINESS

Engineer's Report

There being no report, the eighth order of business followed.

EIGHTH ORDER OF BUSINESS

Adjournment

There being no further business,

On MOTION by Ms. Evans seconded by Ms. Campagna, with all in favor, meeting was adjourned. 4-0

Gene Roberts
District Manager

Kelly Evans
Chairperson

CYPRESS MILL CDD
Summary of Operations and Maintenance Invoices

Vendor	Invoice/Account Number	Amount	Vendor Total	Comments/Description
Monthly Contract				
INFRAMARK LLC	105776	\$5.04		DISRICT SERVICES NOVEMBER 2023
INFRAMARK LLC	107112	\$4,748.98	\$4,754.02	DISRICT INVOICE DECEMBER 2023
JNJ CLEANING SERVICES	0310	\$1,735.00		AMENITY CLEANING - DECEMBER 2023
SITEX AQUATICS LLC	7731-B	\$1,065.00		LAKE MAINT. - DECEMBER 2023
STEADFAST CONTRACTORS ALLIANCE	SM-10061	\$1,950.00		LANDSCAPE MAINT.- OCTOBER 2023 - AMENITY
STEADFAST CONTRACTORS ALLIANCE	SM-10568	\$1,950.00		LANDSCAPE MAINT. - DECEMBER 2023
STEADFAST CONTRACTORS ALLIANCE	SM-10592	\$16,321.00	\$20,221.00	LANDSCAPE MAINT. - DECEMBER 2023 - AMENITY
Monthly Contract Subtotal		\$27,775.02		
Variable Contract				
ELISSA MARTIN	EM 121423	\$200.00		SUPERVISOR FEE - 12/14/23
HAROLD ANTHONY SEABROOK	AS 121423	\$200.00		SUPERVISOR FEE - 12/14/23
JASON ROBARE	JR 121423	\$200.00		SUPERVISOR FEE - 12/14/23
MAHONEY LAW GROUP PA.	21110	\$160.00		PROFESSIONAL SERVICES THRU - 10/24/23
Variable Contract Subtotal		\$760.00		
Utilities				
TECO	3471 120723 ACH	\$33.76		ELECTRICITY SERVICE - 11/01/23-12/01/23
TECO	9291 120723 ACH	\$2,901.03	\$2,934.79	ELECTRICITY SERVICE - 11/01/23-12/01/23
Utilities Subtotal		\$2,934.79		
Regular Services				
CYPRESS MILL CDD	11222023-01	\$3,855.25		SERIES 2018 FY24 TAX DIST ID 647
CYPRESS MILL CDD	11222023-02	\$3,570.57		SERIES 2020 FY24 TAX DIST ID 647
CYPRESS MILL CDD	11222023-03	\$2,913.64		SERIES 2023 FY24 TAX DIST ID 647
CYPRESS MILL CDD	12052023-01	\$6,646.40		SERIES 2018 FY24 TAX DIST ID 649
CYPRESS MILL CDD	12052023-02	\$6,155.61		SERIES 2020 FY24 TAX DIST ID 649
CYPRESS MILL CDD	12052023-03	\$5,023.07		SERIES 2023 FY24 TAX DIST ID 649
CYPRESS MILL CDD	12152023-01	\$7,198.00		SERIES 2018 FY24 TAX DIST ID 652
CYPRESS MILL CDD	12152023-02	\$6,666.47		SERIES 2020 FY24 TAX DIST ID 652
CYPRESS MILL CDD	12152023-03	\$5,439.94	\$47,468.95	SERIES 2020 FY24 TAX DIST ID 652
SPEAREM ENTERPRISES	5920	\$225.00		FENCE REPIARS
STEADFAST CONTRACTORS ALLIANCE	SM-10397	\$320.00		IRRIGATION LABOR/PARTS
STEADFAST CONTRACTORS ALLIANCE	SM-10706	\$3,097.00	\$3,417.00	LANDSCAPE ENHANCEMENT
STRALEY ROBIN VERICKER	23920	\$1,625.00		GENERAL CONSULTING - PROFESSIONAL SERVICES THRU - 12/08/23

CYPRESS MILL CDD
Summary of Operations and Maintenance Invoices

Vendor	Invoice/Account Number	Amount	Vendor Total	Comments/Description
Regular Services Subtotal		\$52,735.95		
Additional Services				
ILLUMINATIONS HOLIDAY LIGHTING	3131223	\$3,250.00		REMAINING BAL
Additional Services Subtotal		\$3,250.00		
TOTAL		\$87,455.76		

Approved (with any necessary revisions noted):

 Signature:

Title (Check one):

☐ Chariman ☐ Vice Chariman ☐ Assistant Secretary



2002 West Grand Parkway North
Suite 100
Katy, TX 77449

INVOICE#

#105776

CUSTOMER ID

C2296

PO#

INVOICE

DATE

11/30/2023

NET TERMS

Net 60

DUE DATE

1/29/2024

BILL TO

Cypress Mill CDD
2005 Pan Am Cir Ste 300
Tampa FL 33607-6008
United States

Services provided for the Month of: November 2023

DESCRIPTION	QTY	UOM	RATE	MARKUP	AMOUNT
Postage	8	Ea	0.63		5.04
Subtotal					5.04

Subtotal

\$5.04

Tax

\$0.00

Total Due

\$5.04

Remit To : Inframark LLC, PO BOX 733778, Dallas, Texas, 75373-3778

To pay by Credit Card, please contact us at 281-578-4299, 9:00am - 5:30pm EST, Monday – Friday. A surcharge fee may apply.

To pay via ACH or Wire, please refer to our banking information below:

Account Name: INFRAMARK, LLC

ACH - Bank Routing Number: 111000614 / Account Number: 912593196

Wire - Bank Routing Number: 021000021 / SWIFT Code: CHASUS33 / Account Number: 912593196

Please include the Customer ID and the Invoice Number on your form of payment.



2002 West Grand Parkway North
Suite 100
Katy, TX 77449

INVOICE

INVOICE#

#107112

DATE

12/21/2023

CUSTOMER ID

C2296

NET TERMS

Net 60

PO#**DUE DATE**

2/19/2024

BILL TO

Cypress Mill CDD
2005 Pan Am Cir Ste 300
Tampa FL 33607-6008
United States

Services provided for the Month of: December 2023

DESCRIPTION	QTY	UOM	RATE	MARKUP	AMOUNT
Postage	5	Ea	0.63		3.15
Website Maintenance / Admin	1	Ea	150.00		150.00
Accounting Services	1	Ea	562.50		562.50
Dissemination Services	1	Ea	700.00		700.00
District Management	1	Ea	3,333.33		3,333.33
Subtotal					4,748.98

Subtotal	\$4,748.98
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Tax	\$0.00
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Total Due	\$4,748.98
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Remit To : Inframark LLC, PO BOX 733778, Dallas, Texas, 75373-3778

To pay by Credit Card, please contact us at 281-578-4299, 9:00am - 5:30pm EST, Monday – Friday. A surcharge fee may apply.

To pay via ACH or Wire, please refer to our banking information below:

Account Name: INFRAMARK, LLC

ACH - Bank Routing Number: 111000614 / Account Number: 912593196

Wire - Bank Routing Number: 021000021 / SWIFT Code: CHASUS33 / Account Number: 912593196

Please include the Customer ID and the Invoice Number on your form of payment.

INVOICE

JNJ Amenity Services LLC
7804 davie ray dr
Zephyrhills, FL 33540

services@jnjcleanservices.com
+1 (813) 781-8999



Cypress Mill CDD c/o Inframark

Bill to

Cypress Mill CDD c/o Inframark
2005 Pan Am Circle
Suite 300
Tampa, Florida 33607
United States

Invoice details

Invoice no.: 0310
Invoice date: 12/27/2023
Due date: 01/15/2024

#	Date	Product or service	SKU	Qty	Rate	Amount
1.		Restrooms Clean and sanitize 8 toilets, 2 urinals, 2 showers and 6 sinks. Wipe lockers as needed. Supply all toilet paper, paper towels, hand soap and trash bags. Sweep/vacuum and/or mop.		1	\$815.00	\$815.00
2.		Activity room Wipe down 2 barstool tables, 2 end tables, 2 coffee tables and 1 round glass table. Fluff and fix pillows as needed. Wipe window sills and clean all windows on the inside. Sweep/vacuum and/or mop.		1	\$200.00	\$200.00
3.		Kitchen Clean and sanitize countertops, wipe outside of microwave and refrigerator, replace small trash bin bag as needed, clean glass windows/doors and sweep/vacuum and/or mop.		1	\$100.00	\$100.00
4.		Gym Wipe down machines (as needed), clean all mirrors, windows and glass door (as needed). Vacuum as needed.		1	\$200.00	\$200.00
5.		Lobby/Walkway Sweep, vacuum and/or mop walkway that leads to gym and restrooms and the lobby area. Replace small trash bin bag inside office. Glass doors at entry and glass doors that lead out into pool area get cleaned inside and out. Any glass next to doors also get cleaned inside and out, as needed.		1	\$200.00	\$200.00
6.		Patio Clean glass tables (4 small and two large). Remove and replace trash bags (3) by pool. Clean and disinfect trash bins as needed.		1	\$200.00	\$200.00
7.		Additional trash bags JNJ, as approved by HOA, will provide trash bags for trash cans by the mailboxes and near the dog park and basketball court that are maintained by HOA.		1	\$20.00	\$20.00

Ways to pay



Note to customer

Amenity cleaning services for Cypress Mill - Dec 2023.

Total	\$1,735.00
-------	------------

Pay invoice

INVOICE

Sitex Aquatics, LLC
PO Box 917
Parrish, FL 34219

office@sitexaquatics.com
+1 (813) 564-2322



Cypress Mill HOA

Bill to
Cypress Mill CDD
2005 Pan Am Circle, Suite 120
Tampa, FL 33607

Ship to
Cypress Mill CDD
2005 Pan Am Circle, Suite 120
Tampa, FL 33607

Invoice details
Invoice no.: 7731-B
Terms: Net 30
Invoice date: 12/01/2023
Due date: 12/31/2023

#	Date	Product or service	SKU	Qty	Rate	Amount
1.		LM- Cypress Mill HOA Monthly Lake Maintenance- 11 Waterways		1	\$1,065.00	\$1,065.00
					Total	\$1,065.00



Invoice

Steadfast Contractors Alliance, LLC

30435 Commerce Drive, Suite 102 | San Antonio, FL 33576

844-347-0702 | ar@steadfastalliance.com

Date	Invoice #
10/1/2023	SM-10061

**Please make all Checks payable to:
Steadfast Contractors Alliance
Tax ID: 83-2711799**

Bill To

Cypress Mills CDD
C/O Inframark
2654 Cypress Ridge Blvd
Suite 101

Ship To

SM1039
Cypress Mills CDD Maintenance
Miller Creek Drive
Sun City Center, FL 33573

P.O. No.	W.O. No.	Account #	Cost Code	Terms	Project
				Net 30	SM1039 Cypress Mills CDD Maintenance
Quantity	Description		Rate	Serviced Date	Amount
	Landscape Maintenance @ Cypress Mills Amenity for the month dated on this invoice.				
1	Core Landscape Maintenance		1,700.00		1,700.00
1	Water Management		100.00		100.00
1	Fertilization and Pesticide		150.00		150.00
	Subtotal				1,950.00

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

Total	\$1,950.00
--------------	-------------------

Payments/Credits	\$0.00
-------------------------	---------------

Balance Due	\$1,950.00
--------------------	-------------------



Invoice

Steadfast Contractors Alliance, LLC

30435 Commerce Drive, Suite 102 | San Antonio, FL 33576

844-347-0702 | ar@steadfastalliance.com

Date	Invoice #
12/1/2023	SM-10568

**Please make all Checks payable to:
Steadfast Contractors Alliance
Tax ID: 83-2711799**

Bill To

Cypress Mills CDD
C/O Inframark
2654 Cypress Ridge Blvd
Suite 101

Ship To

SM1039
Cypress Mills CDD Maintenance
Miller Creek Drive
Sun City Center, FL 33573

P.O. No.	W.O. No.	Account #	Cost Code	Terms	Project
				Net 30	SM1039 Cypress Mills CDD Maintenance
Quantity	Description		Rate	Serviced Date	Amount
	Landscape Maintenance @ Cypress Mills Amenity for the month dated on this invoice.				
1	Core Landscape Maintenance		1,700.00		1,700.00
1	Water Management		100.00		100.00
1	Fertilization and Pesticide		150.00		150.00
	Subtotal				1,950.00

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

Total	\$1,950.00
Payments/Credits	\$0.00
Balance Due	\$1,950.00



Steadfast Contractors Alliance, LLC

30435 Commerce Drive, Suite 102 | San Antonio, FL 33576
844-347-0702 | ar@steadfastalliance.com

Invoice

Date	Invoice #
12/1/2023	SM-10592

Please make all Checks payable to:
Steadfast Contractors Alliance
Tax ID: 83-2711799

Bill To
Cypress Mills CDD C/O Inframark 2654 Cypress Ridge Blvd Suite 101

Ship To
SM1039 Cypress Mills CDD Maintenance Miller Creek Drive Sun City Center, FL 33573

P.O. No.	W.O. No.	Account #	Cost Code	Terms	Project
				Net 30	SM1039 Cypress Mills CDD Maintenance
Quantity	Description		Rate	Serviced Date	Amount
	Landscape Maintenance for the month of the date of this invoice.				
1	Core Landscape Maintenance		13,810.00		13,810.00
1	Water Management		966.00		966.00
1	Fertilization and Pesticide		1,545.00		1,545.00
	Subtotal				16,321.00




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

Total	\$16,321.00
Payments/Credits	\$0.00
Balance Due	\$16,321.00

CYPRESS MILL CDD**MEETING DATE: December 14, 2023**

EM 121423

DMS: CR




SUPERVISORS	CHECK IF IN ATTENDANCE	STATUS	PAYMENT AMOUNT
Kelly Evans		Salary Accepted	\$200
Elissa Martin		Salary Accepted	\$200
Jason Robare		Salary Accepted	\$200
Anthony Seabrook		Salary Accepted	\$200
Lori Campagna		Salary Accepted	\$200

CYPRESS MILL CDD

MEETING DATE: December 14, 2023

DMS: CR

AS 121423




SUPERVISORS	CHECK IF IN ATTENDANCE	STATUS	PAYMENT AMOUNT
Kelly Evans		Salary Accepted	\$200
Elissa Martin		Salary Accepted	\$200
Jason Robare		Salary Accepted	\$200
Anthony Seabrook		Salary Accepted	\$200
Lori Campagna		Salary Accepted	\$200

CYPRESS MILL CDD

MEETING DATE: December 14, 2023

JR 121423

DMS: CR

SUPERVISORS	CHECK IF IN ATTENDANCE	STATUS	PAYMENT AMOUNT
Kelly Evans		Salary Accepted	\$200
Elissa Martin		Salary Accepted	\$200
Jason Robare		Salary Accepted	\$200
Anthony Seabrook		Salary Accepted	\$200
Lori Campagna		Salary Accepted	\$200

Mahoney Law Group, P.A.

2240 Belleair Rd
Clearwater, FL 33764 US

INVOICE

BILL TO
Cypress Mill CDD - Club Purchase

INVOICE	21110
DATE	11/28/2023
TERMS	Net 15
DUE DATE	12/13/2023

DATE	ACTIVITY	DESCRIPTION	AMOUNT
10/18/2023	JPM	Review proposed Lennar Amendment and transmit same to V. Babbar.	40.00
10/20/2023	JPM	Call V. Babbar regarding proposed Lennar extension amendment re: post-closing items, and communication with A. Burris re: same.	40.00
10/23/2023	JPM	Follow up with District counsel regarding Lennar extension amendment.	40.00
10/24/2023	JPM	Call with Michael Broadus re: Lennar extension amendment.	40.00
SUBTOTAL			160.00
TAX			0.00
TOTAL			160.00
BALANCE DUE			\$160.00



CYPRESS MILL COMMUNITY DEVELOPMENT
7306 OZELLO TRAIL AVE, A
RUSKIN, FL 33573-0174

Statement Date: December 07, 2023

Amount Due: \$33.76

Due Date: December 28, 2023

Account #: 211029203471

DO NOT PAY. Your account will be drafted on December 28, 2023

Account Summary

Current Service Period: November 01, 2023 - December 01, 2023

Previous Amount Due	\$31.76
Payment(s) Received Since Last Statement	-\$31.76
Current Month's Charges	\$33.76

Amount Due by December 28, 2023 \$33.76

Amount not paid by due date may be assessed a late payment charge and an additional deposit.

Your Energy Insight

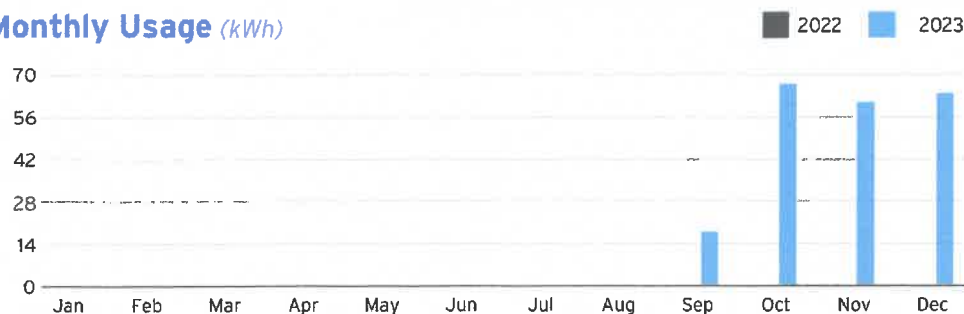


Your average daily kWh used was **0% higher** than it was in your previous period.



Scan here to view your account online.

Monthly Usage (kWh)



Learn about your newly redesigned bill and get deeper insights about your usage by visiting TECOaccount.com



To ensure prompt credit, please return stub portion of this bill with your payment.

Received

DEC 14 2023

Account #: 211029203471

Due Date: December 28, 2023

Amount Due: \$33.76

Payment Amount: \$

625458199057

Your account will be drafted on December 28, 2023



Pay your bill online at TampaElectric.com

See reverse side of your paystub for more ways to pay.

Go Paperless, Go Green! Visit TampaElectric.com/Paperless to enroll now.

00003483 FTECO112082304531110 00000 03 01000000 18073 002
CYPRESS MILL COMMUNITY DEVELOPMENT
2005 PAN AM CIRCLE SUITE 300
TAMPA, FL 33607-6008

Mail payment to:
TECO
P.O. BOX 31318
TAMPA, FL 33631-3318

Make check payable to: TECO
Please write your account number on the memo line of your check.



Service For:
7306 OZELLO TRAIL AVE
A, RUSKIN, FL 33573-0174

Account #: 211029203471
Statement Date: December 07, 2023
Charges Due: December 28, 2023

Meter Read

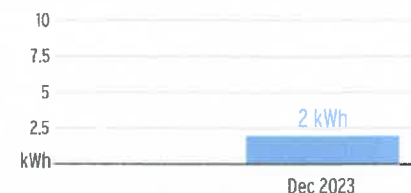
Service Period: Nov 01, 2023 - Dec 01, 2023

Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	Previous Reading	=	Total Used	Multiplier	Billing Period
1000851313	12/01/2023	210	146		64 kWh	1	31 Days

Charge Details

Avg kWh Used Per Day



Important Messages



Electric Charges

Daily Basic Service Charge	31 days @ \$0.75000	\$23.25
Energy Charge	64 kWh @ \$0.07990/kWh	\$5.11
Fuel Charge	64 kWh @ \$0.05239/kWh	\$3.35
Storm Protection Charge	64 kWh @ \$0.00400/kWh	\$0.26
Clean Energy Transition Mechanism	64 kWh @ \$0.00427/kWh	\$0.27
Storm Surcharge	64 kWh @ \$0.01061/kWh	\$0.68
Florida Gross Receipt Tax		\$0.84

Electric Service Cost **\$33.76**

Total Current Month's Charges

\$33.76

For more information about your bill and understanding your charges, please visit TampaElectric.com

Ways To Pay Your Bill

<p>Bank Draft Visit TECOaccount.com for free recurring or one time payments via checking or savings account.</p>	<p>In-Person Find list of Payment Agents at TampaElectric.com</p>	<p>Mail A Check Payments: TECO P.O. Box 31318 Tampa, FL 33631-3318 Mail your payment in the enclosed envelope.</p>	<p>Online: TampaElectric.com</p> <p>Phone: Commercial Customer Care: 866-832-6249 Residential Customer Care: 813-223-0800 (Hillsborough) 863-299-0800 (Polk County) 888-223-0800 (All Other Counties)</p>	<p>Hearing Impaired/TTY: 7-1-1</p> <p>Power Outage: 877-588-1010</p> <p>Energy-Saving Programs: 813-275-3909</p>
<p>Credit or Debit Card Pay by credit Card using KUBRA EZ-Pay at TECOaccount.com. Convenience fee will be charged.</p>	<p>Phone Toll Free: 866-689-6469</p>	<p>All Other Correspondences: Tampa Electric P.O. Box 111 Tampa, FL 33601-0111</p>		

Please Note: If you choose to pay your bill at a location not listed on our website or provided by Tampa Electric, you are paying someone who is not authorized to act as a payment agent at Tampa Electric. You bear the risk that this unauthorized party will relay the payment to Tampa Electric and do so in a timely fashion. Tampa Electric is not responsible for payments made to unauthorized agents, including their failure to deliver or timely deliver the payment to us. Such failures may result in late payment charges to your account or service disconnection.



CYPRESS MILL COMMUNITY DEVELOPMENT
PH3-MILLER CREEK-KING CREEK SOLAR
CYPRESS MILLER CREEK PH 3, SOLAR
RUSKIN, FL 33573

Statement Date: December 07, 2023

Amount Due: \$2,901.03

Due Date: December 28, 2023

Account #: 221008949291

DO NOT PAY. Your account will be drafted on December 28, 2023

Account Summary

Current Service Period: November 01, 2023 - December 01, 2023

Previous Amount Due \$2,901.03

Payment(s) Received Since Last Statement -\$2,901.03

Current Month's Charges \$2,901.03

Amount Due by December 28, 2023 \$2,901.03

Amount not paid by due date may be assessed a late payment charge and an additional deposit.



Scan here to view
your account online.



Learn about your newly redesigned bill and get deeper insights about your usage by visiting TECOaccount.com



To ensure prompt credit, please return stub portion of this bill with your payment.

Account #: 221008949291

Due Date: December 28, 2023



Pay your bill online at TampaElectric.com

See reverse side of your paystub for more ways to pay.

Go Paperless, Go Green! Visit TampaElectric.com/Paperless to enroll now.

Received

DEC 14 2023

Amount Due: \$2,901.03

Payment Amount: \$ _____

656322271769

Your account will be
drafted on December 28, 2023

00003486 FTECO112082304531110 00000 03 01000000 18076 002
CYPRESS MILL COMMUNITY DEVELOPMENT
PH3-MILLER CREEK-KING CREEK SOLAR
2005 PAN AM CIR, STE 300
TAMPA, FL 33607-6008

Mail payment to:
TECO
P.O. BOX 31318
TAMPA, FL 33631-3318

Make check payable to: TECO

Please write your account number on the memo line of your check.



Service For:
CYPRESS MILLER CREEK PH 3
SOLAR, RUSKIN, FL 33573

Account #: 221008949291
Statement Date: December 07, 2023
Charges Due: December 28, 2023

Service Period: Nov 01, 2023 - Dec 01, 2023

Rate Schedule: LS-2 Customer Specified Lighting

Charge Details

Important Messages

Lower bills starting January 2024

The Florida Public Service Commission (PSC) approved Tampa Electric's request for 2024 rates. Effective in January, the typical residential customer's monthly energy bill will decrease by about 11 percent, or \$17.65, to \$143.48 for 1,000 kilowatt-hours (kWh) of use, down from the \$161.13 customers pay today. Commercial and industrial customers will see a decrease between 10 percent and 18 percent, depending on usage. Tampa Electric bills will be below the national average and among the lowest in Florida. Visit TampaElectric.com/RateCommunications to learn more.

Important Rate Information for Lighting Customers

The Florida Public Service Commission (PSC) approved Tampa Electric's request for 2024 rates. Visit TampaElectric.com/RateCommunications to review the new lighting rates, which take effect in January 2024.

	Electric Charges	
	Lighting Service Items LS-2 (Bright Choices) for 31 days	
	Lighting Energy Charge	\$0.00
	Monthly Charge	\$2698.63
	Lighting Fuel Charge	\$0.00
	Storm Protection Charge	\$0.00
	Clean Energy Transition Mechanism	\$0.00
	Storm Surcharge	\$0.00
	Florida Gross Receipt Tax	\$0.00
	State Tax	\$202.40
	Lighting Charges	\$2,901.03

Total Current Month's Charges

\$2,901.03

For more information about your bill and understanding your charges, please visit TampaElectric.com

Ways To Pay Your Bill

Bank Draft Visit TECOaccount.com for free recurring or one time payments via checking or savings account.	In-Person Find list of Payment Agents at TampaElectric.com	Mail A Check Payments: TECO P.O. Box 31318 Tampa, FL 33631-3318 Mail your payment in the enclosed envelope.	Online: TampaElectric.com Phone: Commercial Customer Care: 866-832-6249 Residential Customer Care: 813-223-0800 (Hillsborough) 863-299-0800 (Polk County) 888-223-0800 (All Other Counties)	Hearing Impaired/TTY: 7-1-1 Power Outage: 877-588-1010 Energy-Saving Programs: 813-275-3909
Credit or Debit Card Pay by credit Card using KUBRA EZ-Pay at TECOaccount.com . Convenience fee will be charged.	Phone Toll Free: 866-689-6469	All Other Correspondences: Tampa Electric P.O. Box 111 Tampa, FL 33601-0111		

Please Note: If you choose to pay your bill at a location not listed on our website or provided by Tampa Electric, you are paying someone who is not authorized to act as a payment agent at Tampa Electric. You bear the risk that this unauthorized party will relay the payment to Tampa Electric and do so in a timely fashion. Tampa Electric is not responsible for payments made to unauthorized agents, including their failure to deliver or timely deliver the payment to us. Such failures may result in late payment charges to your account or service disconnection.

CHECK REQUEST FORM
Cypress Mill

Date: 12/11/2023

Invoice#: 11222023-01

Vendor#: V00023

Vendor Name: Cypress Mill

Pay From: Truist Acct# 8876

Description: Series 2018 - FY 24 Tax Dist. ID 647

Code to: 200.103200.1000

Amount: \$3,855.25

Requested By: Teresa Farlow 12/11/2023

CYPRESS MILL CDD

DISTRICT CHECK REQUEST

Today's Date	<u>11/22/2023</u>
Payable To	<u>Cypress Mill CDD</u>
Check Amount	<u>\$3,855.25</u>
Check Description	<u>Series 2018 - FY 24 Tax Dist. ID 647</u>
Check Amount	<u>\$3,570.57</u>
Check Description	<u>Series 2020 - FY 24 Tax Dist. ID 647</u>
Check Amount	<u>\$2,913.64</u>
Check Description	<u>Series 2023 - FY 24 Tax Dist. ID 647</u>
Special Instructions	<u>Do not mail. Please give to Eric</u>

(Please attach all supporting documentation: invoices, receipts, etc.)

Eric

Authorization

DM	
Fund	<u>001</u>
G/L	<u>20702</u>
Object Code	
Chk #	<u> </u> Date <u> </u>

Fiscal Year 2024, Tax Year 2023

98%

W:\DMS\Client Files\Cypress Mill CDD 504\Financial Services\Accounting\Debt Service\FY 2024\CPM FY 2024 DS SCHEDULE

Hillsborough County Tax Collector - Distribution by Agency - CURRENT YEAR - for 11-11-2023 to 11-18-2023 dated 11-22-2023 - Run 11/21/2023 03:34PM

Distribution Category	Distribution ID	Act System Num	Funding Agency	Tax	Fees	Penalty	Interest	Discount	Allocated	Commission	Distributed Amt
Real Estate Current	647	DD0133	WYNNMERE WEST CDD	2,818.26	0.00	0.00	0.00	-104.73	2,513.53	50.27	2,463.26
Real Estate Current	647	DD0134	RESERVE AT PRADERA CDD	18,707.98	0.00	0.00	0.00	-748.34	17,959.64	359.19	17,600.45
Real Estate Current	647	DD0135	CARLTON LAKES CDD	45,326.07	0.00	0.00	0.00	-1,813.04	43,513.03	870.26	42,642.77
Real Estate Current	647	DD0136	SUMMITAT FERN HILL CDD	26,097.00	0.00	0.00	0.00	-1,043.87	25,053.13	501.06	24,552.07
Real Estate Current	647	DD0137	OAKS AT SHADY CREEK CDD	14,648.48	0.00	0.00	0.00	-585.95	14,062.53	281.25	13,781.28
Real Estate Current	647	DD0138	RIVERBEND WEST CDD	2,345.12	0.00	0.00	0.00	-93.81	2,251.31	45.03	2,206.28
Real Estate Current	647	DD0139	WYNNMERE EAST CDD	1,931.81	0.00	0.00	0.00	-77.27	1,854.54	37.09	1,817.45
Real Estate Current	647	DD0140	SOUTH FORK III	60,809.56	0.00	0.00	0.00	-2,424.37	58,185.19	1,163.70	57,021.49
Real Estate Current	647	DD0141	K-BAR II CDD	79,831.02	0.00	0.00	0.00	-3,185.19	76,445.83	1,528.93	74,916.90
Real Estate Current	647	DD0142	WATERSET CENTRAL CDD	59,530.55	0.00	0.00	0.00	-2,381.24	57,149.31	1,142.98	56,006.33
Real Estate Current	647	DD0143	TOUCHSTONE CDD	76,229.33	0.00	0.00	0.00	-3,049.14	73,180.19	1,463.60	71,716.59
Real Estate Current	647	DD0144	VENTANA CDD	55,354.89	0.00	0.00	0.00	-2,214.17	53,140.72	1,062.81	52,077.91
Real Estate Current	647	DD0145	TIMBER CREEK CDD	13,966.20	0.00	0.00	0.00	-558.63	13,407.57	268.16	13,139.41
Real Estate Current	647	DD0146	SHERWOOD MANOR CDD	18,769.47	0.00	0.00	0.00	-750.77	18,018.70	360.38	17,658.32
Real Estate Current	647	DD0147	BOYETTE PARK CDD	15,878.90	0.00	0.00	0.00	-635.20	15,243.70	304.88	14,938.82
Real Estate Current	647	DD0148	SOUTHSHORE BAY CDD	7,459.74	0.00	0.00	0.00	-298.42	7,161.32	143.22	7,018.10
Real Estate Current	647	DD0149	CYPRESS MILL CDD	18,001.40	0.00	0.00	0.00	-706.41	17,294.99	345.90	16,948.09
Real Estate Current	647	DD0150	SPENCER CREEK	5,002.06	0.00	0.00	0.00	-200.09	4,801.97	96.04	4,705.93
Real Estate Current	647	DD0151	SHELL POINT CDD	28,451.53	0.00	0.00	0.00	-1,138.07	27,313.46	546.27	26,767.19
Real Estate Current	647	DD0152	CREEK PRESERVE CDD	19,935.72	0.00	0.00	0.00	-797.44	19,138.28	382.77	18,755.51
Real Estate Installment	647	DD0152	CREEK PRESERVE CDD	1,691.39	0.00	0.00	0.00	-25.37	1,666.02	33.32	1,632.70
Real Estate Current, Real Estate Installment	647	DD0152	CREEK PRESERVE CDD	21,627.11	0.00	0.00	0.00	-822.81	20,804.30	416.09	20,388.21

Hillsborough County Tax Collector - Distribution by Agency - CURRENT YEAR - for 11-27-2023 to 11-30-2023 dated 12-07-2023 - Run 12/06/2023 04:06PM

Distribution Category	Distribution ID	Act System Num	Funding Agency	Tax	Fees	Penalty	Interest	Discount	Allocated	Commission	Distributed Amt
Real Estate Current	651	DD0132	BALLENTRAE HILLSBOROUGH CDD	731,612.14	0.00	0.00	0.00	-29,264.76	702,347.38	14,046.95	688,300.43
Real Estate Current	651	DD0133	WYNNMERE WEST CDD	716,564.45	0.00	0.00	0.00	-28,662.54	687,901.91	13,758.03	674,143.88
Real Estate Current	651	DD0134	RESERVE AT PRADERA CDD	811,515.82	0.00	0.00	0.00	-32,461.18	779,054.64	15,581.09	763,473.55
Real Estate Current	651	DD0135	CARLTON LAKES CDD	1,756,825.00	0.00	0.00	0.00	-70,272.93	1,686,552.07	33,731.04	1,652,821.03
Real Estate Current	651	DD0136	SUMMITAT FERN HILL CDD	608,980.91	0.00	0.00	0.00	-24,358.90	584,622.01	11,692.44	572,929.57
Real Estate Current	651	DD0137	OAKS AT SHADY CREEK CDD	631,977.28	0.00	0.00	0.00	-25,279.62	606,697.66	12,133.95	594,563.71
Real Estate Current	651	DD0138	RIVERBEND WEST CDD	730,534.47	0.00	0.00	0.00	-29,221.04	701,313.43	14,026.27	687,287.16
Real Estate Current	651	DD0139	WYNNMERE EAST CDD	494,552.19	0.00	0.00	0.00	-19,781.48	474,770.71	9,495.41	465,275.30
Real Estate Current	651	DD0140	SOUTH FORK III	2,932,590.18	0.00	0.00	0.00	-117,302.51	2,815,287.67	56,305.76	2,758,981.91
Real Estate Current	651	DD0141	K-BAR II CDD	1,898,582.04	0.00	0.00	0.00	-75,942.38	1,822,639.66	36,452.78	1,786,186.88
Real Estate Current	651	DD0142	WATERSET CENTRAL CDD	2,019,848.65	0.00	0.00	0.00	-80,793.82	1,939,054.83	38,781.10	1,900,273.73
Real Estate Current	651	DD0143	TOUCHSTONE CDD	2,111,325.96	0.00	0.00	0.00	-84,452.27	2,026,873.69	40,537.47	1,986,336.22
Real Estate Current	651	DD0144	VENTANA CDD	2,106,304.62	0.00	0.00	0.00	-84,251.83	2,022,052.79	40,441.05	1,981,611.74
Real Estate Installment	651	DD0144	VENTANA CDD	2,935.11	0.00	0.00	0.00	-66.68	2,868.43	57.37	2,811.06
Real Estate Current, Real Estate Installment	651	DD0144	VENTANA CDD	2,109,239.73	0.00	0.00	0.00	-84,318.51	2,024,921.22	40,498.42	1,984,422.80
Real Estate Current	651	DD0145	TIMBER CREEK CDD	781,471.89	0.00	0.00	0.00	-31,257.95	750,213.94	15,004.28	735,209.66
Real Estate Current	651	DD0146	SHERWOOD MANOR CDD	640,136.16	0.00	0.00	0.00	-25,606.03	614,530.13	12,290.60	602,239.53
Real Estate Current	651	DD0147	BOYETTE PARK CDD	374,034.20	0.00	0.00	0.00	-14,962.43	359,071.77	7,181.44	351,890.33
Real Estate Current	651	DD0148	SOUTHSHORE BAY CDD	36,884.27	0.00	0.00	0.00	-1,475.58	35,408.69	708.17	34,700.52
Real Estate Current	651	DD0149	CYPRESS MILL CDD	2,444,705.00	0.00	0.00	0.00	-97,788.18	2,346,916.82	46,938.33	2,299,978.49
Real Estate Current	651	DD0150	SPENCER CREEK	939,831.28	0.00	0.00	0.00	-37,593.93	902,237.35	18,044.75	884,192.60
Real Estate Current	651	DD0151	SHELL POINT CDD	1,408,002.97	0.00	0.00	0.00	-56,319.63	1,351,683.34	27,033.67	1,324,649.67

CHECK REQUEST FORM
Cypress Mill

Date:	12/11/2023
Invoice#:	11222023-02
Vendor#:	V00023
Vendor Name:	Cypress Mill
Pay From:	Truist Acct# 8876
Description:	Series 2020 - FY 24 Tax Dist. ID 647
Code to:	201.103200.1000
Amount:	\$3,570.57
Requested By:	<div>12/11/2023</div> <div><u>Teresa Farlow</u></div>

CYPRESS MILL CDD

DISTRICT CHECK REQUEST

Today's Date 11/22/2023

Payable To Cypress Mill CDD

Check Amount \$3,855.25

Check Description Series 2018 - FY 24 Tax Dist. ID 647

Check Amount \$3,570.57

Check Description Series 2020 - FY 24 Tax Dist. ID 647

Check Amount \$2,913.64

Check Description Series 2023 - FY 24 Tax Dist. ID 647

Special Instructions Do not mail. Please give to Eric

(Please attach all supporting documentation: invoices, receipts, etc.)

Eric

Authorization

DM	
Fund	<u>001</u>
G/L	<u>20702</u>
Object Code	
Chk #	<u> </u> Date <u> </u>

TAX REVENUE RECEIPTS AND TRANSFER SCHEDULE
Fiscal Year 2024, Tax Year 2023

98%

W:\DMS\Client Files\Cypress Mill CDD 504\Financial Services\Accounting\Debt Service\FY 2024\CPM FY 2024 DS SCHEDULE

Hillsborough County Tax Collector - Distribution by Agency - CURRENT YEAR - for 11-11-2023 to 11-18-2023 dated 11-22-2023 - Run 11/21/2023 03:34PM

Distribution Category	Distribution ID	Act System Num	Funding Agency	Tax	Fees	Penalty	Interest	Discount	Allocated	Commission	Distributed Amt
Real Estate Current	647	DD0133	WYNNMERE WEST CDD	2,618.26	0.00	0.00	0.00	-104.73	2,513.53	50.27	2,463.26
Real Estate Current	647	DD0134	RESERVE AT PRADERA CDD	18,707.98	0.00	0.00	0.00	-748.34	17,959.64	359.19	17,600.45
Real Estate Current	647	DD0135	CARLTON LAKES CDD	45,328.07	0.00	0.00	0.00	-1,813.04	43,513.03	870.26	42,642.77
Real Estate Current	647	DD0136	SUMMITAT FERN HILL CDD	26,097.00	0.00	0.00	0.00	-1,043.87	25,053.13	501.06	24,552.07
Real Estate Current	647	DD0137	OAKS AT SHADY CREEK CDD	14,648.48	0.00	0.00	0.00	-585.95	14,062.53	281.25	13,781.28
Real Estate Current	647	DD0138	RIVERBEND WEST CDD	2,345.12	0.00	0.00	0.00	-93.81	2,251.31	45.03	2,206.28
Real Estate Current	647	DD0139	WYNNMERE EAST CDD	1,931.81	0.00	0.00	0.00	-77.27	1,854.54	37.09	1,817.45
Real Estate Current	647	DD0140	SOUTH FORK III	60,609.56	0.00	0.00	0.00	-2,424.37	58,185.19	1,163.70	57,021.49
Real Estate Current	647	DD0141	K-BAR II CDD	79,631.02	0.00	0.00	0.00	-3,185.19	76,445.83	1,528.93	74,916.90
Real Estate Current	647	DD0142	WATERSET CENTRAL CDD	59,530.55	0.00	0.00	0.00	-2,381.24	57,149.31	1,142.98	56,006.33
Real Estate Current	647	DD0143	TOUCHSTONE CDD	76,229.33	0.00	0.00	0.00	-3,049.14	73,180.19	1,463.60	71,716.59
Real Estate Current	647	DD0144	VENTANA CDD	55,354.89	0.00	0.00	0.00	-2,214.17	53,140.72	1,062.81	52,077.91
Real Estate Current	647	DD0145	TIMBER CREEK CDD	13,966.20	0.00	0.00	0.00	-558.63	13,407.57	268.16	13,139.41
Real Estate Current	647	DD0146	SHERWOOD MANOR CDD	18,789.47	0.00	0.00	0.00	-750.77	18,018.70	360.38	17,658.32
Real Estate Current	647	DD0147	BOYETTE PARK CDD	15,878.90	0.00	0.00	0.00	-635.20	15,243.70	304.88	14,938.82
Real Estate Current	647	DD0148	SOUTHSHORE BAY CDD	7,459.74	0.00	0.00	0.00	-298.42	7,161.32	143.22	7,018.10
Real Estate Current	647	DD0149	CYPRESS MILL CDD	18,001.40	0.00	0.00	0.00	-706.41	17,294.99	345.90	16,949.09
Real Estate Current	647	DD0150	SPENCER CREEK	5,002.06	0.00	0.00	0.00	-200.09	4,801.97	96.04	4,705.93
Real Estate Current	647	DD0151	SHELL POINT CDD	28,451.53	0.00	0.00	0.00	-1,138.07	27,313.46	546.27	26,767.19
Real Estate Current	647	DD0152	CREEK PRESERVE CDD	19,996.72	0.00	0.00	0.00	-797.44	19,138.28	382.77	18,755.51
Real Estate Installment	647	DD0152	CREEK PRESERVE CDD	1,691.39	0.00	0.00	0.00	-25.37	1,666.02	33.32	1,632.70
Real Estate Current, Real Estate Installment	647	DD0152	CREEK PRESERVE CDD	21,627.11	0.00	0.00	0.00	-822.81	20,804.30	416.09	20,388.21

Hillsborough County Tax Collector - Distribution by Agency - CURRENT YEAR - for 11-27-2023 to 11-30-2023 dated 12-07-2023 - Run 12/06/2023 04:06PM

Distribution Category	Distribution ID	Act System Num	Funding Agency	Tax	Fees	Penalty	Interest	Discount	Allocated	Commission	Distributed Amt
Real Estate Current	651	DD0132	BALLENTAE HILLSBOROUGH CDD	731,612.14	0.00	0.00	0.00	-29,264.76	702,347.38	14,046.95	688,300.43
Real Estate Current	651	DD0133	WYNNMERE WEST CDD	716,564.45	0.00	0.00	0.00	-28,662.54	687,901.91	13,756.03	674,143.88
Real Estate Current	651	DD0134	RESERVE AT PRADERA CDD	811,515.82	0.00	0.00	0.00	-32,461.18	779,054.64	15,581.09	763,473.55
Real Estate Current	651	DD0135	CARLTON LAKES CDD	1,756,825.00	0.00	0.00	0.00	-70,272.93	1,686,552.07	33,731.04	1,652,821.03
Real Estate Current	651	DD0136	SUMMITAT FERN HILL CDD	608,980.91	0.00	0.00	0.00	-24,358.90	584,622.01	11,692.44	572,929.57
Real Estate Current	651	DD0137	OAKS AT SHADY CREEK CDD	631,977.28	0.00	0.00	0.00	-25,279.62	606,697.66	12,133.95	594,563.71
Real Estate Current	651	DD0138	RIVERBEND WEST CDD	730,534.47	0.00	0.00	0.00	-29,221.04	701,313.43	14,026.27	687,287.16
Real Estate Current	651	DD0139	WYNNMERE EAST CDD	494,552.19	0.00	0.00	0.00	-19,781.48	474,770.71	9,495.41	465,275.30
Real Estate Current	651	DD0140	SOUTH FORK III	2,932,590.18	0.00	0.00	0.00	-117,302.51	2,815,287.67	56,305.76	2,758,981.91
Real Estate Current	651	DD0141	K-BAR II CDD	1,898,582.04	0.00	0.00	0.00	-75,942.38	1,822,639.66	36,452.78	1,786,186.88
Real Estate Current	651	DD0142	WATERSET CENTRAL CDD	2,019,848.65	0.00	0.00	0.00	-80,793.82	1,939,054.83	38,781.10	1,900,273.73
Real Estate Current	651	DD0143	TOUCHSTONE CDD	2,111,325.96	0.00	0.00	0.00	-84,452.27	2,026,873.69	40,537.47	1,986,336.22
Real Estate Current	651	DD0144	VENTANA CDD	2,106,304.62	0.00	0.00	0.00	-84,251.83	2,022,052.79	40,441.05	1,981,611.74
Real Estate Installment	651	DD0144	VENTANA CDD	2,935.11	0.00	0.00	0.00	-66.68	2,868.43	57.37	2,811.06
Real Estate Current, Real Estate Installment	651	DD0144	VENTANA CDD	2,109,239.73	0.00	0.00	0.00	-84,318.51	2,024,921.22	40,498.42	1,984,422.80
Real Estate Current	651	DD0145	TIMBER CREEK CDD	781,471.89	0.00	0.00	0.00	-31,257.95	750,213.94	15,004.28	735,209.66
Real Estate Current	651	DD0146	SHERWOOD MANOR CDD	640,136.16	0.00	0.00	0.00	-25,606.03	614,530.13	12,290.60	602,239.53
Real Estate Current	651	DD0147	BOYETTE PARK CDD	374,034.20	0.00	0.00	0.00	-14,962.43	359,071.77	7,181.44	351,890.33
Real Estate Current	651	DD0148	SOUTHSHORE BAY CDD	36,884.27	0.00	0.00	0.00	-1,475.58	35,408.69	708.17	34,700.52
Real Estate Current	651	DD0149	CYPRESS MILL CDD	2,444,705.00	0.00	0.00	0.00	-97,788.18	2,346,916.82	46,938.33	2,299,978.49
Real Estate Current	651	DD0150	SPENCER CREEK	939,831.28	0.00	0.00	0.00	-37,593.93	902,237.35	18,044.75	884,192.60
Real Estate Current	651	DD0151	SHELL POINT CDD	1,408,002.97	0.00	0.00	0.00	-56,319.63	1,351,683.34	27,033.67	1,324,649.67

CHECK REQUEST FORM
Cypress Mill

Date: 12/11/2023

Invoice#: 11222023-03

Vendor#: V00023

Vendor Name: Cypress Mill

Pay From: Truist Acct# 8876

Description: Series 2023 - FY 24 Tax Dist. ID 647

Code to: 202.103200.1000

Amount: \$2,913.64

Requested By: Teresa Farlow 12/11/2023

CYPRESS MILL CDD

DISTRICT CHECK REQUEST

Today's Date 11/22/2023

Payable To Cypress Mill CDD

Check Amount **\$3,855.25**

Check Description Series 2018 - FY 24 Tax Dist. ID 647

Check Amount **\$3,570.57**

Check Description Series 2020 - FY 24 Tax Dist. ID 647

Check Amount **\$2,913.64**

Check Description Series 2023 - FY 24 Tax Dist. ID 647

Special Instructions Do not mail. Please give to Eric

(Please attach all supporting documentation: invoices, receipts, etc.)

Eric

Authorization

DM	
Fund	<u>001</u>
G/L	<u>20702</u>
Object Code	
Chk #	<u> </u> Date <u> </u>

TAX REVENUE RECEIPTS AND TRANSFER SCHEDULE
Fiscal Year 2024, Tax Year 2023

98%

W:\DMS\Client Files\Cypress Mill CDD 504\Financial Services\Accounting\Debt Service\FY 2024\CPM FY 2024 DS SCHEDULE

Hillsborough County Tax Collector - Distribution by Agency - CURRENT YEAR - for 11-11-2023 to 11-18-2023 dated 11-22-2023 - Run 11/21/2023 03:34PM

Distribution Category	Distribution ID	Act System Num	Funding Agency	Tax	Fees	Penalty	Interest	Discount	Allocated	Commission	Distributed Amt
Real Estate Current	647	DD0133	WYNNMERE WEST CDD	2,618.26	0.00	0.00	0.00	-104.73	2,513.53	50.27	2,463.26
Real Estate Current	647	DD0134	RESERVE AT PRADERA CDD	18,707.98	0.00	0.00	0.00	-748.34	17,959.64	359.19	17,600.45
Real Estate Current	647	DD0135	CARLTON LAKES CDD	45,326.07	0.00	0.00	0.00	-1,813.04	43,513.03	870.26	42,642.77
Real Estate Current	647	DD0136	SUMMITAT FERN HILL CDD	26,097.00	0.00	0.00	0.00	-1,043.87	25,053.13	501.06	24,552.07
Real Estate Current	647	DD0137	OAKS AT SHADY CREEK CDD	14,648.48	0.00	0.00	0.00	-585.95	14,062.53	281.25	13,781.28
Real Estate Current	647	DD0138	RIVERBEND WEST CDD	2,345.12	0.00	0.00	0.00	-93.81	2,251.31	45.03	2,206.28
Real Estate Current	647	DD0139	WYNNMERE EAST CDD	1,931.81	0.00	0.00	0.00	-77.27	1,854.54	37.09	1,817.45
Real Estate Current	647	DD0140	SOUTH FORK III	60,809.56	0.00	0.00	0.00	-2,424.37	58,185.19	1,163.70	57,021.49
Real Estate Current	647	DD0141	K-BAR II CDD	79,631.02	0.00	0.00	0.00	-3,185.19	76,445.83	1,528.93	74,916.90
Real Estate Current	647	DD0142	WATERSET CENTRAL CDD	59,530.55	0.00	0.00	0.00	-2,381.24	57,149.31	1,142.98	56,006.33
Real Estate Current	647	DD0143	TOUCHSTONE CDD	76,229.33	0.00	0.00	0.00	-3,049.14	73,180.19	1,463.80	71,716.59
Real Estate Current	647	DD0144	VENTANA CDD	55,354.89	0.00	0.00	0.00	-2,214.17	53,140.72	1,062.81	52,077.91
Real Estate Current	647	DD0145	TIMBER CREEK CDD	13,966.20	0.00	0.00	0.00	-558.63	13,407.57	268.16	13,139.41
Real Estate Current	647	DD0146	SHERWOOD MANOR CDD	18,769.47	0.00	0.00	0.00	-750.77	18,018.70	360.38	17,658.32
Real Estate Current	647	DD0147	BOYETTE PARK CDD	15,878.90	0.00	0.00	0.00	-635.20	15,243.70	304.88	14,938.82
Real Estate Current	647	DD0148	SOUTHSHORE BAY CDD	7,459.74	0.00	0.00	0.00	-298.42	7,161.32	143.22	7,018.10
Real Estate Current	647	DD0149	CYPRESS MILL CDD	18,001.40	0.00	0.00	0.00	-706.41	17,294.99	345.90	16,949.09
Real Estate Current	647	DD0150	SPENCER CREEK	5,002.06	0.00	0.00	0.00	-200.09	4,801.97	96.04	4,705.93
Real Estate Current	647	DD0151	SHELL POINT CDD	28,451.53	0.00	0.00	0.00	-1,138.07	27,313.46	546.27	26,767.19
Real Estate Current	647	DD0152	CREEK PRESERVE CDD	19,935.72	0.00	0.00	0.00	-797.44	19,138.28	382.77	18,755.51
Real Estate Installment	647	DD0152	CREEK PRESERVE CDD	1,691.39	0.00	0.00	0.00	-25.37	1,666.02	33.32	1,632.70
Real Estate Current, Real Estate Installment	647	DD0152	CREEK PRESERVE CDD	21,627.11	0.00	0.00	0.00	-822.81	20,804.30	416.09	20,388.21

Hillsborough County Tax Collector - Distribution by Agency - CURRENT YEAR - for 11-27-2023 to 11-30-2023 dated 12-07-2023 - Run 12/06/2023 04:06PM

Distribution Category	Distribution ID	Act System Num	Funding Agency	Tax	Fees	Penalty	Interest	Discount	Allocated	Commission	Distributed Amt
Real Estate Current	651	DD0132	BALLENTRAE HILLSBOROUGH CDD	731,612.14	0.00	0.00	0.00	-29,264.76	702,347.38	14,046.95	688,300.43
Real Estate Current	651	DD0133	WYNNMERE WEST CDD	716,564.45	0.00	0.00	0.00	-28,662.54	687,901.91	13,758.03	674,143.88
Real Estate Current	651	DD0134	RESERVE AT PRADERA CDD	811,515.82	0.00	0.00	0.00	-32,461.18	779,054.64	15,581.09	763,473.55
Real Estate Current	651	DD0135	CARLTON LAKES CDD	1,756,825.00	0.00	0.00	0.00	-70,272.93	1,686,552.07	33,731.04	1,652,821.03
Real Estate Current	651	DD0136	SUMMITAT FERN HILL CDD	608,980.91	0.00	0.00	0.00	-24,358.90	584,622.01	11,692.44	572,929.57
Real Estate Current	651	DD0137	OAKS AT SHADY CREEK CDD	631,977.28	0.00	0.00	0.00	-25,279.62	606,697.66	12,133.95	594,563.71
Real Estate Current	651	DD0138	RIVERBEND WEST CDD	730,534.47	0.00	0.00	0.00	-29,221.04	701,313.43	14,026.27	687,287.16
Real Estate Current	651	DD0139	WYNNMERE EAST CDD	494,552.19	0.00	0.00	0.00	-19,781.48	474,770.71	9,495.41	465,275.30
Real Estate Current	651	DD0140	SOUTH FORK III	2,932,590.18	0.00	0.00	0.00	-117,302.51	2,815,287.67	56,305.76	2,758,981.91
Real Estate Current	651	DD0141	K-BAR II CDD	1,898,582.04	0.00	0.00	0.00	-75,942.38	1,822,639.66	36,452.78	1,786,186.88
Real Estate Current	651	DD0142	WATERSET CENTRAL CDD	2,019,848.65	0.00	0.00	0.00	-80,793.82	1,939,054.83	38,781.10	1,900,273.73
Real Estate Current	651	DD0143	TOUCHSTONE CDD	2,111,325.96	0.00	0.00	0.00	-84,452.27	2,026,873.69	40,537.47	1,986,336.22
Real Estate Current	651	DD0144	VENTANA CDD	2,106,304.62	0.00	0.00	0.00	-84,251.83	2,022,052.79	40,441.05	1,981,611.74
Real Estate Installment	651	DD0144	VENTANA CDD	2,935.11	0.00	0.00	0.00	-66.68	2,868.43	57.37	2,811.06
Real Estate Current, Real Estate Installment	651	DD0144	VENTANA CDD	2,109,239.73	0.00	0.00	0.00	-84,318.51	2,024,921.22	40,498.42	1,984,422.80
Real Estate Current	651	DD0145	TIMBER CREEK CDD	781,471.89	0.00	0.00	0.00	-31,257.95	750,213.94	15,004.28	735,209.66
Real Estate Current	651	DD0146	SHERWOOD MANOR CDD	640,136.16	0.00	0.00	0.00	-25,606.03	614,530.13	12,290.60	602,239.53
Real Estate Current	651	DD0147	BOYETTE PARK CDD	374,034.20	0.00	0.00	0.00	-14,962.43	359,071.77	7,181.44	351,890.33
Real Estate Current	651	DD0148	SOUTHSHORE BAY CDD	36,884.27	0.00	0.00	0.00	-1,475.58	35,408.69	708.17	34,700.52
Real Estate Current	651	DD0149	CYPRESS MILL CDD	2,444,705.00	0.00	0.00	0.00	-97,786.18	2,346,916.82	46,938.33	2,299,978.49
Real Estate Current	651	DD0150	SPENCER CREEK	939,831.28	0.00	0.00	0.00	-37,593.93	902,237.35	18,044.75	884,192.60
Real Estate Current	651	DD0151	SHELL POINT CDD	1,408,002.97	0.00	0.00	0.00	-56,319.63	1,351,683.34	27,033.67	1,324,649.67

CHECK REQUEST FORM
Cypress Mill

Date: 12/11/2023

Invoice#: 12052023-01

Vendor#: V00023

Vendor Name: Cypress Mill

Pay From: Truist Acct# 8876

Description: Series 2018 - FY 24 Tax Dist. ID 649

Code to: 200.103200.1000

Amount: \$6,646.40

Requested By: 12/11/2023
Teresa Farlow

CYPRESS MILL CDD
DISTRICT CHECK REQUEST

Today's Date 12/5/2023

Payable To Cypress Mill CDD

Check Amount \$6,646.40

Check Description Series 2018 - FY 24 Tax Dist. ID 649

Check Amount \$6,155.61

Check Description Series 2020 - FY 24 Tax Dist. ID 649

Check Amount \$5,023.07

Check Description Series 2023 - FY 24 Tax Dist. ID 649

Special Instructions Do not mail. Please give to Eric

(Please attach all supporting documentation: invoices, receipts, etc.)

Eric

Authorization

DM	
Fund	<u>001</u>
G/L	<u>20702</u>
Object Code	
Chk #	<u> </u> Date <u> </u>

Fiscal Year 2024, Tax Year 2023

98%

W:\DMS\Client Files\Cypress Mill CDD 504\Financial Services\Accounting\FY 2024\CPM FY 2024 DS SCHEDULE

Hillsborough County Tax Collector - Distribution by Agency - CURRENT YEAR - for 11-11-2023 to 11-18-2023 dated 11-22-2023 - Run 11/21/2023 03:34PM

Distribution Category	Distribution ID	Act System Num	Funding Agency	Tax	Fees	Penalty	Interest	Discount	Allocated	Commission	Distributed Amt
Real Estate Current	647	DD0133	WYNNMERE WEST CDD	2,618.26	0.00	0.00	0.00	-104.73	2,513.53	50.27	2,463.26
Real Estate Current	647	DD0134	RESERVE AT PRADERA CDD	18,707.98	0.00	0.00	0.00	-748.34	17,959.64	359.19	17,600.45
Real Estate Current	647	DD0135	CARLTON LAKES CDD	45,326.07	0.00	0.00	0.00	-1,813.04	43,513.03	870.26	42,642.77
Real Estate Current	647	DD0136	SUMMITAT FERN HILL CDD	26,097.00	0.00	0.00	0.00	-1,043.87	25,053.13	501.06	24,552.07
Real Estate Current	647	DD0137	OAKS AT SHADY CREEK CDD	14,648.48	0.00	0.00	0.00	-585.95	14,062.53	281.25	13,781.28
Real Estate Current	647	DD0138	RIVERBEND WEST CDD	2,345.12	0.00	0.00	0.00	-93.81	2,251.31	45.03	2,206.28
Real Estate Current	647	DD0139	WYNNMERE EAST CDD	1,931.81	0.00	0.00	0.00	-77.27	1,854.54	37.09	1,817.45
Real Estate Current	647	DD0140	SOUTH FORK III	60,605.56	0.00	0.00	0.00	-2,424.37	58,185.19	1,163.70	57,021.49
Real Estate Current	647	DD0141	K-BAR II CDD	79,631.02	0.00	0.00	0.00	-3,185.19	76,445.83	1,528.93	74,916.90
Real Estate Current	647	DD0142	WATERSET CENTRAL CDD	59,530.55	0.00	0.00	0.00	-2,381.24	57,149.31	1,142.98	56,006.33
Real Estate Current	647	DD0143	TOUCHSTONE CDD	76,229.33	0.00	0.00	0.00	-3,049.14	73,180.19	1,463.60	71,716.59
Real Estate Current	647	DD0144	VENTANA CDD	55,354.89	0.00	0.00	0.00	-2,214.17	53,140.72	1,062.81	52,077.91
Real Estate Current	647	DD0145	TIMBER CREEK CDD	13,966.20	0.00	0.00	0.00	-558.63	13,407.57	268.16	13,139.41
Real Estate Current	647	DD0146	SHERWOOD MANOR CDD	18,769.47	0.00	0.00	0.00	-750.77	18,018.70	360.38	17,658.32
Real Estate Current	647	DD0147	BOYETTE PARK CDD	15,878.90	0.00	0.00	0.00	-635.20	15,243.70	304.88	14,938.82
Real Estate Current	647	DD0148	SOUTHSHORE BAY CDD	7,459.74	0.00	0.00	0.00	-298.42	7,161.32	143.22	7,018.10
Real Estate Current	647	DD0149	CYPRESS MILL CDD	18,001.40	0.00	0.00	0.00	-706.41	17,294.99	345.90	16,949.09
Real Estate Current	647	DD0150	SPENCER CREEK	5,002.06	0.00	0.00	0.00	-200.09	4,801.97	96.04	4,705.93
Real Estate Current	647	DD0151	SHELL POINT CDD	28,451.53	0.00	0.00	0.00	-1,138.07	27,313.46	546.27	26,767.19
Real Estate Current	647	DD0152	CREEK PRESERVE CDD	19,935.72	0.00	0.00	0.00	-797.44	19,138.28	382.77	18,755.51
Real Estate Installment	647	DD0152	CREEK PRESERVE CDD	1,691.39	0.00	0.00	0.00	-25.37	1,666.02	33.32	1,632.70
Real Estate Current, Real Estate Installment	647	DD0152	CREEK PRESERVE CDD	21,627.11	0.00	0.00	0.00	-822.81	20,804.30	416.09	20,388.21

Hillsborough County Tax Collector - Distribution by Agency - CURRENT YEAR - for 11-27-2023 to 11-30-2023 dated 12-07-2023 - Run 12/06/2023 04:06PM

Distribution Category	Distribution ID	Act System Num	Funding Agency	Tax	Fees	Penalty	Interest	Discount	Allocated	Commission	Distributed Amt
Real Estate Current	651	DD0132	BALLENTAE HILLSBOROUGH CDD	731,612.14	0.00	0.00	0.00	-29,264.76	702,347.38	14,046.95	688,300.43
Real Estate Current	651	DD0133	WYNNMERE WEST CDD	716,564.45	0.00	0.00	0.00	-28,662.54	687,901.91	13,758.03	674,143.88
Real Estate Current	651	DD0134	RESERVE AT PRADERA CDD	811,515.82	0.00	0.00	0.00	-32,461.18	779,054.64	15,581.09	763,473.55
Real Estate Current	651	DD0135	CARLTON LAKES CDD	1,756,825.00	0.00	0.00	0.00	-70,272.93	1,686,552.07	33,731.04	1,652,821.03
Real Estate Current	651	DD0136	SUMMITAT FERN HILL CDD	608,980.91	0.00	0.00	0.00	-24,358.90	584,622.01	11,692.44	572,929.57
Real Estate Current	651	DD0137	OAKS AT SHADY CREEK CDD	631,977.28	0.00	0.00	0.00	-25,279.62	606,697.66	12,133.95	594,563.71
Real Estate Current	651	DD0138	RIVERBEND WEST CDD	730,534.47	0.00	0.00	0.00	-29,221.04	701,313.43	14,026.27	687,287.16
Real Estate Current	651	DD0139	WYNNMERE EAST CDD	494,552.19	0.00	0.00	0.00	-19,781.48	474,770.71	9,495.41	465,275.30
Real Estate Current	651	DD0140	SOUTH FORK III	2,332,590.18	0.00	0.00	0.00	-117,302.51	2,815,287.67	56,305.76	2,758,981.91
Real Estate Current	651	DD0141	K-BAR II CDD	1,898,582.04	0.00	0.00	0.00	-75,942.38	1,822,639.66	36,452.78	1,786,186.88
Real Estate Current	651	DD0142	WATERSET CENTRAL CDD	2,019,848.65	0.00	0.00	0.00	-80,793.82	1,939,054.83	38,781.10	1,900,273.73
Real Estate Current	651	DD0143	TOUCHSTONE CDD	2,111,325.96	0.00	0.00	0.00	-84,452.27	2,026,873.69	40,537.47	1,986,336.22
Real Estate Current	651	DD0144	VENTANA CDD	2,106,304.62	0.00	0.00	0.00	-84,251.83	2,022,052.79	40,441.05	1,981,611.74
Real Estate Installment	651	DD0144	VENTANA CDD	2,935.11	0.00	0.00	0.00	-66.68	2,868.43	57.37	2,811.06
Real Estate Current, Real Estate Installment	651	DD0144	VENTANA CDD	2,109,239.73	0.00	0.00	0.00	-84,318.51	2,024,921.22	40,498.42	1,984,422.80
Real Estate Current	651	DD0145	TIMBER CREEK CDD	781,471.89	0.00	0.00	0.00	-31,257.95	750,213.94	15,004.28	735,209.66
Real Estate Current	651	DD0146	SHERWOOD MANOR CDD	640,136.16	0.00	0.00	0.00	-25,606.03	614,530.13	12,290.60	602,239.53
Real Estate Current	651	DD0147	BOYETTE PARK CDD	374,034.20	0.00	0.00	0.00	-14,962.43	359,071.77	7,181.44	351,890.33
Real Estate Current	651	DD0148	SOUTHSHORE BAY CDD	36,884.27	0.00	0.00	0.00	-1,475.58	35,408.69	708.17	34,700.52
Real Estate Current	651	DD0149	CYPRESS MILL CDD	2,444,705.00	0.00	0.00	0.00	-97,788.18	2,346,916.82	46,938.33	2,299,978.49
Real Estate Current	651	DD0150	SPENCER CREEK	939,831.28	0.00	0.00	0.00	-37,593.93	902,237.35	18,044.75	884,192.60
Real Estate Current	651	DD0151	SHELL POINT CDD	1,408,002.97	0.00	0.00	0.00	-56,319.63	1,351,683.34	27,033.67	1,324,649.67

CHECK REQUEST FORM
Cypress Mill

Date: 12/11/2023

Invoice#: 12052023-02

Vendor#: V00023

Vendor Name: Cypress Mill

Pay From: Truist Acct# 8876

Description: Series 2020 - FY 24 Tax Dist. ID 649

Code to: 201.103200.1000

Amount: \$6,155.61

Requested By: 12/11/2023
Teresa Farlow

CYPRESS MILL CDD

DISTRICT CHECK REQUEST

Today's Date	<u>12/5/2023</u>
Payable To	<u>Cypress Mill CDD</u>
Check Amount	<u>\$6,646.40</u>
Check Description	<u>Series 2018 - FY 24 Tax Dist. ID 649</u>
Check Amount	<u>\$6,155.61</u>
Check Description	<u>Series 2020 - FY 24 Tax Dist. ID 649</u>
Check Amount	<u>\$5,023.07</u>
Check Description	<u>Series 2023 - FY 24 Tax Dist. ID 649</u>
Special Instructions	<u>Do not mail. Please give to Eric</u>

(Please attach all supporting documentation: invoices, receipts, etc.)

Eric

Authorization

DM			
Fund	<u>001</u>		
G/L	<u>20702</u>		
Object Code			
Chk	#	Date	

Fiscal Year 2024, Tax Year 2023

98%

W:\DMS\Client Files\Cypress Mill CDD 504\Financial Services\Accounting\Debt Service\FY 2024\CPM FY 2024 DS SCHEDULE

Hillsborough County Tax Collector - Distribution by Agency - CURRENT YEAR - for 11-11-2023 to 11-18-2023 dated 11-22-2023 - Run 11/21/2023 03:34PM

Distribution Category	Distribution ID	Act System Num	Funding Agency	Tax	Fees	Penalty	Interest	Discount	Allocated	Commission	Distributed Amt
Real Estate Current	647	DD0133	WYNNMERE WEST CDD	2,618.26	0.00	0.00	0.00	-104.73	2,513.53	50.27	2,463.26
Real Estate Current	647	DD0134	RESERVE AT PRADERA CDD	18,707.98	0.00	0.00	0.00	-748.34	17,959.64	359.19	17,600.45
Real Estate Current	647	DD0135	CARLTON LAKES CDD	45,326.07	0.00	0.00	0.00	-1,813.04	43,513.03	870.26	42,642.77
Real Estate Current	647	DD0136	SUMMITAT FERN HILL CDD	26,097.00	0.00	0.00	0.00	-1,043.87	25,053.13	501.06	24,552.07
Real Estate Current	647	DD0137	OAKS AT SHADY CREEK CDD	14,648.48	0.00	0.00	0.00	-585.95	14,062.53	281.25	13,781.28
Real Estate Current	647	DD0138	RIVERBEND WEST CDD	2,345.12	0.00	0.00	0.00	-93.81	2,251.31	45.03	2,206.28
Real Estate Current	647	DD0139	WYNNMERE EAST CDD	1,931.81	0.00	0.00	0.00	-77.27	1,854.54	37.09	1,817.45
Real Estate Current	647	DD0140	SOUTH FORK III	60,609.56	0.00	0.00	0.00	-2,424.37	58,185.19	1,163.70	57,021.49
Real Estate Current	647	DD0141	K-BAR II CDD	79,631.02	0.00	0.00	0.00	-3,185.19	76,445.83	1,528.93	74,916.90
Real Estate Current	647	DD0142	WATERSET CENTRAL CDD	59,530.55	0.00	0.00	0.00	-2,381.24	57,149.31	1,142.98	56,006.33
Real Estate Current	647	DD0143	TOUCHSTONE CDD	76,229.33	0.00	0.00	0.00	-3,049.14	73,180.19	1,463.60	71,716.59
Real Estate Current	647	DD0144	VENTANA CDD	55,354.89	0.00	0.00	0.00	-2,214.17	53,140.72	1,062.81	52,077.91
Real Estate Current	647	DD0145	TIMBER CREEK CDD	13,966.20	0.00	0.00	0.00	-558.63	13,407.57	268.16	13,139.41
Real Estate Current	647	DD0146	SHERWOOD MANOR CDD	18,769.47	0.00	0.00	0.00	-750.77	18,018.70	360.38	17,658.32
Real Estate Current	647	DD0147	BOYETTE PARK CDD	15,878.90	0.00	0.00	0.00	-635.20	15,243.70	304.88	14,938.82
Real Estate Current	647	DD0148	SOUTHSHORE BAY CDD	7,459.74	0.00	0.00	0.00	-298.42	7,161.32	143.22	7,018.10
Real Estate Current	647	DD0149	CYPRESS MILL CDD	18,001.40	0.00	0.00	0.00	-706.41	17,294.99	345.90	16,949.09
Real Estate Current	647	DD0150	SPENCER CREEK	5,002.06	0.00	0.00	0.00	-200.09	4,801.97	96.04	4,705.93
Real Estate Current	647	DD0151	SHELL POINT CDD	28,451.53	0.00	0.00	0.00	-1,138.07	27,313.46	546.27	26,767.19
Real Estate Current	647	DD0152	CREEK PRESERVE CDD	19,935.72	0.00	0.00	0.00	-797.44	19,138.28	382.77	18,755.51
Real Estate Installment	647	DD0152	CREEK PRESERVE CDD	1,691.39	0.00	0.00	0.00	-25.37	1,666.02	33.32	1,632.70
Real Estate Current, Real Estate Installment	647	DD0152	CREEK PRESERVE CDD	21,627.11	0.00	0.00	0.00	-822.81	20,804.30	416.09	20,388.21

Hillsborough County Tax Collector - Distribution by Agency - CURRENT YEAR - for 11-27-2023 to 11-30-2023 dated 12-07-2023 - Run 12/06/2023 04:06PM

Distribution Category	Distribution ID	Act System Num	Funding Agency	Tax	Fees	Penalty	Interest	Discount	Allocated	Commission	Distributed Amt
Real Estate Current	651	DD0132	BALLENTRAE HILLSBOROUGH CDD	731,612.14	0.00	0.00	0.00	-29,264.76	702,347.38	14,046.95	688,300.43
Real Estate Current	651	DD0133	WYNNMERE WEST CDD	716,564.45	0.00	0.00	0.00	-28,662.54	687,901.91	13,758.03	674,143.88
Real Estate Current	651	DD0134	RESERVE AT PRADERA CDD	811,515.82	0.00	0.00	0.00	-32,461.18	779,054.64	15,581.09	763,473.55
Real Estate Current	651	DD0135	CARLTON LAKES CDD	1,756,825.00	0.00	0.00	0.00	-70,272.93	1,686,552.07	33,731.04	1,652,821.03
Real Estate Current	651	DD0136	SUMMITAT FERN HILL CDD	608,980.91	0.00	0.00	0.00	-24,358.90	584,622.01	11,692.44	572,929.57
Real Estate Current	651	DD0137	OAKS AT SHADY CREEK CDD	631,977.28	0.00	0.00	0.00	-25,279.62	606,697.66	12,133.95	594,563.71
Real Estate Current	651	DD0138	RIVERBEND WEST CDD	730,534.47	0.00	0.00	0.00	-29,221.04	701,313.43	14,026.27	687,287.16
Real Estate Current	651	DD0139	WYNNMERE EAST CDD	494,552.19	0.00	0.00	0.00	-19,781.48	474,770.71	9,495.41	465,275.30
Real Estate Current	651	DD0140	SOUTH FORK III	2,932,590.18	0.00	0.00	0.00	-117,302.51	2,815,287.67	56,305.76	2,758,981.91
Real Estate Current	651	DD0141	K-BAR II CDD	1,898,582.04	0.00	0.00	0.00	-75,942.38	1,822,639.66	36,452.78	1,786,186.88
Real Estate Current	651	DD0142	WATERSET CENTRAL CDD	2,019,948.65	0.00	0.00	0.00	-80,793.82	1,939,054.83	38,781.10	1,900,273.73
Real Estate Current	651	DD0143	TOUCHSTONE CDD	2,111,325.96	0.00	0.00	0.00	-84,452.27	2,026,873.69	40,537.47	1,986,336.22
Real Estate Current	651	DD0144	VENTANA CDD	2,106,304.62	0.00	0.00	0.00	-84,251.83	2,022,052.79	40,441.05	1,981,611.74
Real Estate Installment	651	DD0144	VENTANA CDD	2,935.11	0.00	0.00	0.00	-66.68	2,868.43	57.37	2,811.06
Real Estate Current, Real Estate Installment	651	DD0144	VENTANA CDD	2,109,239.73	0.00	0.00	0.00	-84,318.51	2,024,921.22	40,498.42	1,984,422.80
Real Estate Current	651	DD0145	TIMBER CREEK CDD	781,471.89	0.00	0.00	0.00	-31,257.95	750,213.94	15,004.28	735,209.66
Real Estate Current	651	DD0146	SHERWOOD MANOR CDD	640,136.16	0.00	0.00	0.00	-25,606.03	614,530.13	12,290.60	602,239.53
Real Estate Current	651	DD0147	BOYETTE PARK CDD	374,034.20	0.00	0.00	0.00	-14,962.43	359,071.77	7,181.44	351,890.33
Real Estate Current	651	DD0148	SOUTHSHORE BAY CDD	36,884.27	0.00	0.00	0.00	-1,475.58	35,408.69	708.17	34,700.52
Real Estate Current	651	DD0149	CYPRESS MILL CDD	2,444,705.00	0.00	0.00	0.00	-97,788.18	2,346,916.82	46,938.33	2,299,978.49
Real Estate Current	651	DD0150	SPENCER CREEK	939,831.28	0.00	0.00	0.00	-37,593.93	902,237.35	18,044.75	884,192.60
Real Estate Current	651	DD0151	SHELL POINT CDD	1,408,002.97	0.00	0.00	0.00	-56,319.63	1,351,683.34	27,033.67	1,324,649.67

CHECK REQUEST FORM
Cypress Mill

Date: 12/11/2023

Invoice#: 12052023-03

Vendor#: V00023

Vendor Name: Cypress Mill

Pay From: Truist Acct# 8876

Description: Series 2023 - FY 24 Tax Dist. ID 649

Code to: 202.103200.1000

Amount: \$5,023.07

Requested By: Teresa Farlow 12/11/2023

CYPRESS MILL CDD

DISTRICT CHECK REQUEST

Today's Date 12/5/2023

Payable To Cypress Mill CDD

Check Amount \$6,646.40

Check Description Series 2018 - FY 24 Tax Dist. ID 649

Check Amount \$6,155.61

Check Description Series 2020 - FY 24 Tax Dist. ID 649

Check Amount \$5,023.07

Check Description Series 2023 - FY 24 Tax Dist. ID 649

Special Instructions Do not mail. Please give to Eric

(Please attach all supporting documentation: invoices, receipts, etc.)

Eric

Authorization

DM	
Fund	<u>001</u>
G/L	<u>20702</u>
Object Code	
Chk #	<u> </u> Date <u> </u>

TAX REVENUE RECEIPTS AND TRANSFER SCHEDULE

98%

W:\DMS\Client Files\Cypress Mill CDD 504\Financial Services\Accounting\Debt Service\FY 2024\CPM FY 2024 DS SCHEDULE

Hillsborough County Tax Collector - Distribution by Agency - CURRENT YEAR - for 11-11-2023 to 11-18-2023 dated 11-22-2023 - Run 11/21/2023 03:34PM

Distribution Category	Distribution ID	Act System Num	Funding Agency	Tax	Fees	Penalty	Interest	Discount	Allocated	Commission	Distributed Amt
Real Estate Current	647	DD0133	WYNNMERE WEST CDD	2,618.26	0.00	0.00	0.00	-104.73	2,513.53	50.27	2,463.26
Real Estate Current	647	DD0134	RESERVE AT PRADERA CDD	18,707.98	0.00	0.00	0.00	-748.34	17,959.64	359.19	17,600.45
Real Estate Current	647	DD0135	CARLTON LAKES CDD	45,326.07	0.00	0.00	0.00	-1,813.04	43,513.03	870.26	42,642.77
Real Estate Current	647	DD0136	SUMMITAT FERN HILL CDD	26,097.00	0.00	0.00	0.00	-1,043.87	25,053.13	501.06	24,552.07
Real Estate Current	647	DD0137	OAKS AT SHADY CREEK CDD	14,648.48	0.00	0.00	0.00	-585.95	14,062.53	281.25	13,781.28
Real Estate Current	647	DD0138	RIVERBEND WEST CDD	2,345.12	0.00	0.00	0.00	-93.81	2,251.31	45.03	2,206.28
Real Estate Current	647	DD0139	WYNNMERE EAST CDD	1,931.81	0.00	0.00	0.00	-77.27	1,854.54	37.09	1,817.45
Real Estate Current	647	DD0140	SOUTH FORK III	60,609.56	0.00	0.00	0.00	-2,424.37	58,185.19	1,163.70	57,021.49
Real Estate Current	647	DD0141	K-BAR II CDD	79,631.02	0.00	0.00	0.00	-3,185.19	76,445.83	1,528.93	74,916.90
Real Estate Current	647	DD0142	WATERSET CENTRAL CDD	59,530.55	0.00	0.00	0.00	-2,381.24	57,149.31	1,142.98	56,006.33
Real Estate Current	647	DD0143	TOUCHSTONE CDD	76,229.33	0.00	0.00	0.00	-3,049.14	73,180.19	1,463.60	71,716.59
Real Estate Current	647	DD0144	VENTANA CDD	55,354.89	0.00	0.00	0.00	-2,214.17	53,140.72	1,062.81	52,077.91
Real Estate Current	647	DD0145	TIMBER CREEK CDD	13,966.20	0.00	0.00	0.00	-558.63	13,407.57	268.16	13,139.41
Real Estate Current	647	DD0146	SHERWOOD MANOR CDD	18,769.47	0.00	0.00	0.00	-750.77	18,018.70	360.38	17,658.32
Real Estate Current	647	DD0147	BOYETTE PARK CDD	15,878.90	0.00	0.00	0.00	-635.20	15,243.70	304.88	14,938.82
Real Estate Current	647	DD0148	SOUTHSHORE BAY CDD	7,459.74	0.00	0.00	0.00	-298.42	7,161.32	143.22	7,018.10
Real Estate Current	647	DD0149	CYPRESS MILL CDD	18,001.40	0.00	0.00	0.00	-706.41	17,294.99	345.90	16,949.09
Real Estate Current	647	DD0150	SPENCER CREEK	5,002.06	0.00	0.00	0.00	-200.09	4,801.97	96.04	4,705.93
Real Estate Current	647	DD0151	SHELL POINT CDD	28,451.53	0.00	0.00	0.00	-1,138.07	27,313.46	546.27	26,767.19
Real Estate Current	647	DD0152	CREEK PRESERVE CDD	19,935.72	0.00	0.00	0.00	-797.44	19,138.28	382.77	18,755.51
Real Estate Installment	647	DD0152	CREEK PRESERVE CDD	1,691.39	0.00	0.00	0.00	-25.37	1,666.02	33.32	1,632.70
Real Estate Current, Real Estate Installment	647	DD0152	CREEK PRESERVE CDD	21,627.11	0.00	0.00	0.00	-822.81	20,804.30	416.09	20,388.21

Hillsborough County Tax Collector - Distribution by Agency - CURRENT YEAR - for 11-27-2023 to 11-30-2023 dated 12-07-2023 - Run 12/06/2023 04:06PM

Distribution Category	Distribution ID	Act System Num	Funding Agency	Tax	Fees	Penalty	Interest	Discount	Allocated	Commission	Distributed Amt
Real Estate Current	651	DD0132	BALLENTRAE HILLSBOROUGH CDD	731,612.14	0.00	0.00	0.00	-29,264.76	702,347.38	14,046.95	688,300.43
Real Estate Current	651	DD0133	WYNNMERE WEST CDD	716,564.45	0.00	0.00	0.00	-26,662.54	687,901.91	13,758.03	674,143.88
Real Estate Current	651	DD0134	RESERVE AT PRADERA CDD	811,515.82	0.00	0.00	0.00	-32,461.18	779,054.64	15,581.09	763,473.55
Real Estate Current	651	DD0135	CARLTON LAKES CDD	1,756,825.00	0.00	0.00	0.00	-70,272.93	1,686,552.07	33,731.04	1,652,821.03
Real Estate Current	651	DD0136	SUMMITAT FERN HILL CDD	608,980.91	0.00	0.00	0.00	-24,358.90	584,622.01	11,692.44	572,929.57
Real Estate Current	651	DD0137	OAKS AT SHADY CREEK CDD	631,977.28	0.00	0.00	0.00	-25,279.62	606,697.66	12,133.95	594,563.71
Real Estate Current	651	DD0138	RIVERBEND WEST CDD	730,534.47	0.00	0.00	0.00	-29,221.04	701,313.43	14,026.27	687,287.16
Real Estate Current	651	DD0139	WYNNMERE EAST CDD	494,552.19	0.00	0.00	0.00	-19,781.48	474,770.71	9,495.41	465,275.30
Real Estate Current	651	DD0140	SOUTH FORK III	2,932,590.18	0.00	0.00	0.00	-117,302.51	2,815,287.67	56,305.76	2,758,981.91
Real Estate Current	651	DD0141	K-BAR II CDD	1,898,582.04	0.00	0.00	0.00	-75,942.38	1,822,639.66	36,452.78	1,786,186.88
Real Estate Current	651	DD0142	WATERSET CENTRAL CDD	2,019,848.65	0.00	0.00	0.00	-80,793.82	1,939,054.83	38,781.10	1,900,273.73
Real Estate Current	651	DD0143	TOUCHSTONE CDD	2,111,325.96	0.00	0.00	0.00	-84,452.27	2,026,873.69	40,537.47	1,986,336.22
Real Estate Current	651	DD0144	VENTANA CDD	2,106,304.62	0.00	0.00	0.00	-84,251.83	2,022,052.79	40,441.05	1,981,611.74
Real Estate Installment	651	DD0144	VENTANA CDD	2,935.11	0.00	0.00	0.00	-66.68	2,868.43	57.37	2,811.06
Real Estate Current, Real Estate Installment	651	DD0144	VENTANA CDD	2,109,239.73	0.00	0.00	0.00	-84,318.51	2,024,921.22	40,498.42	1,984,422.80
Real Estate Current	651	DD0145	TIMBER CREEK CDD	781,471.89	0.00	0.00	0.00	-31,257.95	750,213.94	15,004.28	735,209.66
Real Estate Current	651	DD0146	SHERWOOD MANOR CDD	640,136.16	0.00	0.00	0.00	-25,606.03	614,530.13	12,290.60	602,239.53
Real Estate Current	651	DD0147	BOYETTE PARK CDD	374,034.20	0.00	0.00	0.00	-14,962.43	359,071.77	7,181.44	351,890.33
Real Estate Current	651	DD0148	SOUTHSHORE BAY CDD	36,884.27	0.00	0.00	0.00	-1,475.58	35,408.69	708.17	34,700.52
Real Estate Current	651	DD0149	CYPRESS MILL CDD	2,444,705.00	0.00	0.00	0.00	-97,788.18	2,346,916.82	46,938.33	2,299,978.49
Real Estate Current	651	DD0150	SPENCER CREEK	939,831.28	0.00	0.00	0.00	-37,593.93	902,237.35	18,044.75	884,192.60
Real Estate Current	651	DD0151	SHELL POINT CDD	1,488,002.97	0.00	0.00	0.00	-56,319.63	1,351,683.34	27,033.67	1,324,649.67

CHECK REQUEST FORM
Cypress Mill

Date: 12/15/2023

Invoice#: 12152023-01

Vendor#: V00023

Vendor Name: Cypress Mill

Pay From: Truist Acct# 8876

Description: Series 2018 - FY 24 Tax Dist. ID 652

Code to: 200.103200.1000

Amount: \$7,198.00

Requested By: 12/15/2023
Teresa Farlow

CYPRESS MILL CDD

DISTRICT CHECK REQUEST

Today's Date	<u>12/15/2023</u>
Payable To	<u>Cypress Mill CDD</u>
Check Amount	<u>\$7,198.00</u>
Check Description	<u>Series 2018 - FY 24 Tax Dist. ID 652</u>
Check Amount	<u>\$6,666.47</u>
Check Description	<u>Series 2020 - FY 24 Tax Dist. ID 652</u>
Check Amount	<u>\$5,439.94</u>
Check Description	<u>Series 2023 - FY 24 Tax Dist. ID 652</u>
Special Instructions	<u>Do not mail. Please give to Eric</u>

(Please attach all supporting documentation: invoices, receipts, etc.)

Eric

Authorization

DM			
Fund	<u>001</u>		
G/L	<u>20702</u>		
Object Code			
Chk	#	_____	Date _____

TAX REVENUE RECEIPTS AND TRANSFER SCHEDULE

99%

W:\DMS\Client Files\Cypress Mill CDD 504\Financial Services\Accounting\Debt Service\FY 2024\CPM FY 2024 DS SCHEDULE

Hillsborough County Tax Collector - Distribution by Agency - CURRENT YEAR - for 12-01-2023 to 12-10-2023 dated 12-15-2023 - Run 12/14/2023 03:38PM

Distribution Category	Distribution ID	Act System Num	Funding Agency	Tax	Fees	Penalty	Interest	Discount	Allocated	Commission	Distributed Amt
Real Estate Current	652	DD0147	BOYETTE PARK CDD	6,029.40	0.00	0.00	0.00	-241.20	5,788.20	115.76	5,872.44
Real Estate Installment	652	DD0147	BOYETTE PARK CDD	221.21	0.00	0.00	0.00	-6.64	214.57	4.29	210.28
Real Estate Current, Real Estate Installment	652	DD0147	BOYETTE PARK CDD	6,250.61	0.00	0.00	0.00	-247.84	6,002.77	120.05	5,882.72
Real Estate Current	652	DD0148	SOUTHSHORE BAY CDD	73,354.11	0.00	0.00	0.00	-2,926.24	70,427.87	1,408.55	69,019.32
Real Estate Installment	652	DD0148	SOUTHSHORE BAY CDD	403.58	0.00	0.00	0.00	-6.38	397.20	7.95	389.25
Real Estate Current, Real Estate Installment	652	DD0148	SOUTHSHORE BAY CDD	73,757.69	0.00	0.00	0.00	-2,932.62	70,825.07	1,416.50	69,408.57
Real Estate Current	652	DD0149	CYPRESS MILL CDD	23,007.02	0.00	0.00	0.00	-920.28	22,086.74	441.74	21,645.00
Real Estate Current	652	DD0151	SHELL POINT CDD	13,976.16	0.00	0.00	0.00	-559.04	13,417.12	268.34	13,148.78
Real Estate Installment	652	DD0151	SHELL POINT CDD	1,497.45	0.00	0.00	0.00	-56.98	1,440.47	28.81	1,411.66
Real Estate Current, Real Estate Installment	652	DD0151	SHELL POINT CDD	15,473.61	0.00	0.00	0.00	-616.02	14,857.59	297.15	14,560.44
Real Estate Current	652	DD0152	CREEK PRESERVE CDD	24,128.62	0.00	0.00	0.00	-944.34	23,184.28	463.69	22,720.59
Real Estate Current	652	DD0153	BELMONT II CDD	31,258.57	0.00	0.00	0.00	-1,161.11	30,097.46	601.95	29,495.51
Real Estate Installment	652	DD0153	BELMONT II CDD	1,104.46	0.00	0.00	0.00	-33.13	1,071.33	21.43	1,049.90
Real Estate Current, Real Estate Installment	652	DD0153	BELMONT II CDD	32,363.03	0.00	0.00	0.00	-1,194.24	31,168.79	623.38	30,545.41
Real Estate Current	652	DD0154	FISHHAWK RANCH CDD	84,737.00	0.00	0.00	0.00	-3,054.76	81,682.24	1,633.66	80,048.58
Real Estate Installment	652	DD0154	FISHHAWK RANCH CDD	10,990.20	0.00	0.00	0.00	-329.67	10,660.53	213.20	10,447.33
Real Estate Current, Real Estate Installment	652	DD0154	FISHHAWK RANCH CDD	95,727.20	0.00	0.00	0.00	-3,384.43	92,342.77	1,846.86	90,495.91
Real Estate Current	652	DD0155	LYNWOOD CDD	7,520.91	0.00	0.00	0.00	-300.84	7,220.07	144.40	7,075.67
Real Estate Installment	652	DD0155	LYNWOOD CDD	675.67	0.00	0.00	0.00	-20.27	655.40	13.11	642.29
Real Estate Current, Real Estate Installment	652	DD0155	LYNWOOD CDD	8,196.58	0.00	0.00	0.00	-321.11	7,875.47	157.51	7,717.96

CHECK REQUEST FORM
Cypress Mill

Date: 12/15/2023

Invoice#: 12152023-02

Vendor#: V00023

Vendor Name: Cypress Mill

Pay From: Truist Acct# 8876

Description: Series 2020 - FY 24 Tax Dist. ID 652

Code to: 201.103200.1000

Amount: \$6,666.47

Requested By: 12/15/2023
Teresa Farlow

CYPRESS MILL CDD

DISTRICT CHECK REQUEST

Today's Date 12/15/2023

Payable To Cypress Mill CDD

Check Amount \$7,198.00

Check Description Series 2018 - FY 24 Tax Dist. ID 652

Check Amount \$6,666.47

Check Description Series 2020 - FY 24 Tax Dist. ID 652

Check Amount \$5,439.94

Check Description Series 2023 - FY 24 Tax Dist. ID 652

Special Instructions Do not mail. Please give to Eric

(Please attach all supporting documentation: invoices, receipts, etc.)

Eric

Authorization

DM	
Fund	<u>001</u>
G/L	<u>20702</u>
Object Code	
Chk #	_____ Date _____

Fiscal Year 2024, Tax Year 2023

99%

W:\DMS\Client Files\Cypress Mill CDD 504\Financial Services\Accounting\Debt Service\FY 2024\CPM FY 2024 DS SCHEDULE

Hillsborough County Tax Collector - Distribution by Agency - CURRENT YEAR - for 12-01-2023 to 12-10-2023 dated 12-15-2023 - Run 12/14/2023 03:38PM

Distribution Category	Distribution ID	Act System Num	Funding Agency	Tax	Fees	Penalty	Interest	Discount	Allocated	Commission	Distributed Amt
Real Estate Current	652	DD0147	BOYETTE PARK CDD	6,029.40	0.00	0.00	0.00	-241.20	5,788.20	115.76	5,672.44
Real Estate Installment	652	DD0147	BOYETTE PARK CDD	221.21	0.00	0.00	0.00	-6.64	214.57	4.29	210.28
Real Estate Current, Real Estate Installment	652	DD0147	BOYETTE PARK CDD	6,250.61	0.00	0.00	0.00	-247.84	6,002.77	120.05	5,882.72
Real Estate Current	652	DD0148	SOUTHSHORE BAY CDD	73,354.11	0.00	0.00	0.00	-2,926.24	70,427.87	1,408.55	69,019.32
Real Estate Installment	652	DD0148	SOUTHSHORE BAY CDD	403.58	0.00	0.00	0.00	-6.38	397.20	7.95	389.25
Real Estate Current, Real Estate Installment	652	DD0148	SOUTHSHORE BAY CDD	73,757.69	0.00	0.00	0.00	-2,932.62	70,825.07	1,416.50	69,408.57
Real Estate Current	652	DD0149	CYPRESS MILL CDD	23,007.02	0.00	0.00	0.00	-920.28	22,086.74	441.74	21,645.00
Real Estate Current	652	DD0151	SHELL POINT CDD	13,976.16	0.00	0.00	0.00	-559.04	13,417.12	268.34	13,148.78
Real Estate Installment	652	DD0151	SHELL POINT CDD	1,497.45	0.00	0.00	0.00	-58.98	1,440.47	28.81	1,411.65
Real Estate Current, Real Estate Installment	652	DD0151	SHELL POINT CDD	15,473.61	0.00	0.00	0.00	-616.02	14,857.59	297.15	14,560.44
Real Estate Current	652	DD0152	CREEK PRESERVE CDD	24,128.62	0.00	0.00	0.00	-944.34	23,184.28	463.69	22,720.59
Real Estate Current	652	DD0153	BELMONT II CDD	31,258.57	0.00	0.00	0.00	-1,161.11	30,097.46	601.95	29,495.51
Real Estate Installment	652	DD0153	BELMONT II CDD	1,104.46	0.00	0.00	0.00	-33.13	1,071.33	21.43	1,049.90
Real Estate Current, Real Estate Installment	652	DD0153	BELMONT II CDD	32,363.03	0.00	0.00	0.00	-1,194.24	31,168.79	623.38	30,545.41
Real Estate Current	652	DD0154	FISHHAWK RANCH CDD	84,737.00	0.00	0.00	0.00	-3,054.76	81,682.24	1,633.66	80,048.58
Real Estate Installment	652	DD0154	FISHHAWK RANCH CDD	10,980.20	0.00	0.00	0.00	-329.67	10,650.53	213.20	10,447.33
Real Estate Current, Real Estate Installment	652	DD0154	FISHHAWK RANCH CDD	95,727.20	0.00	0.00	0.00	-3,384.43	92,342.77	1,846.86	90,495.91
Real Estate Current	652	DD0155	LYNWOOD CDD	7,520.91	0.00	0.00	0.00	-300.84	7,220.07	144.40	7,075.67
Real Estate Installment	652	DD0155	LYNWOOD CDD	675.67	0.00	0.00	0.00	-20.27	655.40	13.11	642.29
Real Estate Current, Real Estate Installment	652	DD0155	LYNWOOD CDD	8,196.58	0.00	0.00	0.00	-321.11	7,875.47	157.51	7,717.96

CHECK REQUEST FORM
Cypress Mill

Date: 12/15/2023

Invoice#: 12152023-03

Vendor#: V00023

Vendor Name: Cypress Mill

Pay From: Truist Acct# 8876

Description: Series 2020 - FY 24 Tax Dist. ID 652

Code to: 202.103200.1000

Amount: \$5,439.94

Requested By: 12/15/2023
Teresa Farlow

CYPRESS MILL CDD

DISTRICT CHECK REQUEST

Today's Date	<u>12/15/2023</u>
Payable To	<u>Cypress Mill CDD</u>
Check Amount	<u>\$7,198.00</u>
Check Description	<u>Series 2018 - FY 24 Tax Dist. ID 652</u>
Check Amount	<u>\$6,666.47</u>
Check Description	<u>Series 2020 - FY 24 Tax Dist. ID 652</u>
Check Amount	<u>\$5,439.94</u>
Check Description	<u>Series 2023 - FY 24 Tax Dist. ID 652</u>
Special Instructions	<u>Do not mail. Please give to Eric</u>

(Please attach all supporting documentation: invoices, receipts, etc.)

Eric

Authorization

DM			
Fund	<u>001</u>		
G/L	<u>20702</u>		
Object Code			
Chk	#		Date

Fiscal Year 2024, Tax Year 2023

99%

W:\DMS\Client Files\Cypress Mill CDD 504\Financial Services\Accounting\Debt Service\FY 2024\CPM FY 2024 DS SCHEDULE

Hillsborough County Tax Collector - Distribution by Agency - CURRENT YEAR - for 12-01-2023 to 12-10-2023 dated 12-16-2023 - Run 12/14/2023 03:38PM

Distribution Category	Distribution ID	Act System Num	Funding Agency	Tax	Fees	Penalty	Interest	Discount	Allocated	Commision	Distributed Amt
Real Estate Current	652	DD0147	BOYETTE PARK CDD	6,029.40	0.00	0.00	0.00	-241.20	5,788.20	115.76	5,672.44
Real Estate Installment	652	DD0147	BOYETTE PARK CDD	221.21	0.00	0.00	0.00	-6.64	214.57	4.29	210.28
Real Estate Current, Real Estate Installment	652	DD0147	BOYETTE PARK CDD	6,250.61	0.00	0.00	0.00	-247.84	6,002.77	120.05	5,882.72
Real Estate Current	652	DD0148	SOUTHSHORE BAY CDD	73,354.11	0.00	0.00	0.00	-2,926.24	70,427.87	1,408.55	68,019.32
Real Estate Installment	652	DD0148	SOUTHSHORE BAY CDD	403.58	0.00	0.00	0.00	-6.38	397.20	7.95	389.25
Real Estate Current, Real Estate Installment	652	DD0148	SOUTHSHORE BAY CDD	73,757.69	0.00	0.00	0.00	-2,932.62	70,825.07	1,416.50	69,408.57
Real Estate Current	652	DD0149	CYPRESS MILL CDD	23,007.02	0.00	0.00	0.00	-920.28	22,086.74	441.74	21,645.00
Real Estate Current	652	DD0151	SHELL POINT CDD	13,976.16	0.00	0.00	0.00	-559.04	13,417.12	268.34	13,148.78
Real Estate Installment	652	DD0151	SHELL POINT CDD	1,497.45	0.00	0.00	0.00	-56.98	1,440.47	28.81	1,411.66
Real Estate Current, Real Estate Installment	652	DD0151	SHELL POINT CDD	15,473.61	0.00	0.00	0.00	-616.02	14,857.59	297.15	14,560.44
Real Estate Current	652	DD0152	CREEK PRESERVE CDD	24,128.62	0.00	0.00	0.00	-944.34	23,184.28	463.69	22,720.59
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Real Estate Installment	652	DD0153	BELMONT II CDD	1,104.46	0.00	0.00	0.00	-33.13	1,071.33	21.43	1,048.90
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Real Estate Current	652	DD0154	FISHHAWK RANCH CDD	84,737.00	0.00	0.00	0.00	-3,054.76	81,682.24	1,633.66	80,048.58
Real Estate Installment	652	DD0154	FISHHAWK RANCH CDD	10,990.20	0.00	0.00	0.00	-329.67	10,660.53	213.20	10,447.33
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Real Estate Installment	652	DD0155	LYNWOOD CDD	675.67	0.00	0.00	0.00	-20.27	655.40	13.11	642.29
Real Estate Current, Real Estate Installment	652	DD0155	LYNWOOD CDD	8,196.58	0.00	0.00	0.00	-321.11	7,875.47	157.51	7,717.96

INVOICE

Spearem Enterprises, LLC
7842 Land O' Lakes Blvd. #335
Land O' Lakes, FL 34638

spearem.jmb@gmail.com
+1 (813) 997-8101



Cypress Mill

Bill to
Cypress Mill
Inframark
2005 Pan Am Circle, Suite 300
Tampa , FL 33607

Ship to
Cypress Mill
Inframark
2005 Pan Am Circle, Suite 300
Tampa , FL 33607

Invoice details
Invoice no.: 5920
Terms: Net 15
Invoice date: 12/14/2023
Due date: 12/29/2023

#	Date	Product or service	SKU	Qty	Rate	Amount
1.		Labor repair 2 sections of vinyl privacy fence along Beth shields way		1	\$225.00	\$225.00

Total **\$225.00**

Note to customer

Thank You! We Appreciate Your Business.



Steadfast Contractors Alliance, LLC

30435 Commerce Drive, Suite 102 | San Antonio, FL 33576
844-347-0702 | ar@steadfastalliance.com

Invoice

Date	Invoice #
10/31/2023	SM-10397

Please make all Checks payable to:
Steadfast Contractors Alliance
Tax ID: 83-2711799

Bill To
Cypress Mills CDD C/O Inframark 2654 Cypress Ridge Blvd Suite 101

Ship To
SM1039 Cypress Mills CDD Maintenance Miller Creek Drive Sun City Center, FL 33573

P.O. No.	W.O. No.	Account #	Cost Code	Terms	Project
				Net 30	SM1039 Cypress Mills CDD Maintenance
Quantity	Description		Rate	Serviced Date	Amount
1	During our monthly inspection, our technician found multiple breaks throughout the property. Ozello Trail Clock: Inspection completed Zone 60 (1) Broken/missing Rotor at Dog park Amenity Center Clock: (Commons) Zone 11 (1) Clogged nozzle Zone 18 adjusted (4) heads for proper spray pattern Zone 21 Straighten (1) Head along sidewalk Zone 31 Straighten (1) Rotor Zone 59 (2) Clogged nozzles Main clock entrance: Zone 1 (1) 6" Pop up spray (2) nozzles Zone 5 (1) Broken Drip 3/4" Tee Zone 14 uncovered (3) heads Zone 17 (1) Broken bubbler Zone 18 unclog (1) pop up spray Zone 19 adjust spray pattern Zone 22 adjust Spray pattern		0.00		0.00

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

Total
Payments/Credits
Balance Due



Steadfast Contractors Alliance, LLC

30435 Commerce Drive, Suite 102 | San Antonio, FL 33576
844-347-0702 | ar@steadfastalliance.com

Invoice

Date	Invoice #
10/31/2023	SM-10397

Please make all Checks payable to:
Steadfast Contractors Alliance
Tax ID: 83-2711799

Bill To
Cypress Mills CDD C/O Inframark 2654 Cypress Ridge Blvd Suite 101

Ship To
SM1039 Cypress Mills CDD Maintenance Miller Creek Drive Sun City Center, FL 33573

P.O. No.	W.O. No.	Account #	Cost Code	Terms	Project
				Net 30	SM1039 Cypress Mills CDD Maintenance
Quantity	Description		Rate	Serviced Date	Amount
1	Irrigation Parts (1) 4" Rotor (1) 3/4" Gray Spiral barb elbow (1) 6" Pop up spray (2) Nozzles (1) Bubbler PCB-50R (1) 1/2" Spiral barb elbow black (1) 3/4" FPT x Barb Tee drip (2) Drip coupling (2') Drip pipe		150.00		150.00
2	Irrigation Labor		85.00		170.00

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

Total	\$320.00
Payments/Credits	\$0.00
Balance Due	\$320.00



Steadfast Contractors Alliance, LLC
30435 Commerce Drive, Suite 102 | San Antonio, FL 33576
844-347-0702 | ar@steadfastalliance.com

Invoice

Date	Invoice #
12/11/2023	SM-10706

Please make all Checks payable to:
Steadfast Contractors Alliance
Tax ID: 83-2711799

Bill To
Cypress Mills CDD C/O Inframark 2654 Cypress Ridge Blvd Suite 101

Ship To
SM1039 Cypress Mills CDD Maintenance Miller Creek Drive Sun City Center, FL 33573

P.O. No.	W.O. No.	Account #	Cost Code	Terms	Project
	SM-E-2254		Jason Combee	Net 30	SM1039 Cypress Mills CDD Maintenance
Quantity	Description		Rate	Serviced Date	Amount
	Landscape Enhancement Service @ Cypress Mills CDD - Winter annual rotation.				
1,008	Seasonal Mix - 4"		2.75		2,772.00
8	Potting Soil - Bagged		25.00		200.00
1	Irrigation		125.00		125.00

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

Total	\$3,097.00
Payments/Credits	\$0.00
Balance Due	\$3,097.00

Straley Robin Vericker

1510 W. Cleveland Street

Tampa, FL 33606

Telephone (813) 223-9400

Federal Tax Id. - 20-1778458

Cypress Mill Community Development District
2005 Pan Am Circle
Suite 300
Tampa, FL 33607

December 18, 2023
Client: 001503
Matter: 000001
Invoice #: 23920

Page: 1

RE: General

For Professional Services Rendered Through December 08, 2023

SERVICES

Date	Person	Description of Services	Hours	Amount
10/23/2023	MB	REVIEW CORRESPONDENCE FROM DISTRICT MANAGER REGARDING DESTRUCTION OF DISTRICT PROPERTY; ANALYZE DISTRICT PLAT BOOK; ANALYZE DISTRICT AERIAL MAP; ANALYZE PHOTOGRAPHS OF DISTRICT VEGETATION DAMAGE; ANALYZE RESIDENT PROPERTY RECORDS; PREPARE CEASE AND DESIST LETTER FOR 18047 TURNING LEAF CIRCLE.	1.1	\$357.50
10/24/2023	MB	CONFERENCE CALL WITH REAL ESTATE COUNSEL REGARDING DEVELOPER EXTENSION AGREEMENT; ANALYZE PROPOSED DEVELOPER EXTENSION AGREEMENT; ANALYZE FILE CORRESPONDENCE.	0.4	\$130.00
11/6/2023	MB	REVIEW CORRESPONDENCE FROM DISTRICT REAL ESTATE COUNSEL; ANALYZE FILE CORRESPONDENCE; CORRESPONDENCE REGARDING DISTRICT BOARD MEETING.	0.4	\$130.00
11/8/2023	MB	REVIEW DISTRICT BOARD MEETING PACKAGE; ANALYZE DISTRICT AQUATICS REPORT; ANALYZE DISTRICT FINANCIALS; ANALYZE PROPOSED DISTRICT RECREATIONAL FACILITY POLICIES.	0.8	\$260.00
11/9/2023	MB	PREPARATION FOR AND ATTENDANCE AT DISTRICT BOARD MEETING.	1.4	\$455.00
11/20/2023	MB	REVIEW CORRESPONDENCE FROM DISTRICT MANAGER REGARDING DISTRICT VANDALISM; ANALYZE CORRESPONDENCE FROM DISTRICT ON SITE MANAGER REGARDING DISTRICT FENCE DAMAGE; ANALYZE DISTRICT WEBSITE; PREPARE DISTRICT TEMPLATE LETTER FOR RESIDENT DAMAGE TO DISTRICT PROPERTY.	0.9	\$292.50

December 18, 2023
Client: 001503
Matter: 000001
Invoice #: 23920

Page: 2

SERVICES

Date	Person	Description of Services	Hours	Amount
		Total Professional Services	5.0	\$1,625.00
		Total Services	\$1,625.00	
		Total Disbursements	\$0.00	
		Total Current Charges		\$1,625.00
		Previous Balance		\$1,655.00
		PAY THIS AMOUNT		\$3,280.00

Please Include Invoice Number on all Correspondence

Outstanding Invoices

Invoice Number	Invoice Date	Services	Disbursements	Interest	Tax	Total
23852	November 07, 2023	\$1,655.00	\$0.00	\$0.00	\$0.00	\$3,280.00
Total Remaining Balance Due						\$3,280.00

AGED ACCOUNTS RECEIVABLE

0-30 Days	31-60 Days	61-90 Days	Over 90 Days
\$1,625.00	\$1,655.00	\$0.00	\$0.00

ILLUMINATIONS HOLIDAY LIGHTING

Invoice 3131223

8606 Herons Cove PI
Tampa, FL 33647
Tim Gay

(813) 334-4827

TO:

Cypress Mill CDD
2005 Pan Am Cir, Suite 120
Tampa, FL 33607
Attn: Gene Roberts

(813) 397-5120 x324

JOB DESCRIPTION
Holiday lighting and decorations for Cypress Mill

ITEMIZED ESTIMATE: TIME AND MATERIALS		AMOUNT
Front Entrance		\$5,000.00
Install clear C9s across the top of entrance sign		
Install 3 x 48" wreaths with lights and bows on red post (outside/ inside both signs)		
Install clear, warm white mini lights in 10 Palm trees in surrounding entrance sign		
Clubhouse		
Install warm white, LED mini lights in 5 palms on the front side of clubhouse		1,500.00
Maintenance throughout holiday season		
TOTAL		\$6,500.00
Requires 50% Deposit		
DEPOSIT PAID		\$3,250.00
BALANCE DUE		\$3,250.00

* Price includes rental of materials, lift, labor, installation, service and removal.

* Remaining balance of project due upon receipt of invoice after installation.

*** MAKE CHECK PAYABLE TO: ILLUMINATIONS HOLIDAY LIGHTING**

Tim Gay
PREPARED BY

12/16/2023
DATE

Cypress Mill Community Development District

Financial Statements
(Unaudited)

Period Ending
December 31, 2023

Prepared by:



2005 Pan Am Circle ~ Suite 300 ~ Tampa, Florida 33607
Phone (813) 873-7300 ~ Fax (813) 873-7070

CYPRESS MILL COMMUNITY DEVELOPMENT DISTRICT

Balance Sheet

As of December 31, 2023

(In Whole Numbers)

ACCOUNT DESCRIPTION	GENERAL FUND	SERIES 2018 DEBT SERVICE FUND	SERIES 2020 DEBT SERVICE FUND	SERIES 2023 DEBT SERVICE FUND	SERIES 2018 CAPITAL PROJECTS FUND	SERIES 2020 CAPITAL PROJECTS FUND	SERIES 2023 CAPITAL PROJECT FUNDS	GENERAL FIXED ASSETS FUND	GENERAL LONG-TERM DEBT FUND	TOTAL
ASSETS										
Cash - Operating Account	\$ 2,331,444	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,331,444
Cash in Transit	-	20,688	18,844	7,937	-	-	-	-	-	47,469
Accounts Receivable - Other	14,230	-	-	-	-	-	-	-	-	14,230
Due From Other Funds	-	523,945	-	402,065	98	589,919	-	-	-	1,516,027
Investments:										
Acquisition & Construction Account	-	-	-	-	-	-	20,210	-	-	20,210
Construction Fund	-	-	-	-	-	-	253,537	-	-	253,537
Cost of Issuance Fund	-	-	-	-	-	-	25,903	-	-	25,903
Operations & Maintenance A-1	-	-	-	-	-	-	153,035	-	-	153,035
Prepayment Account	-	100	965	-	-	-	-	-	-	1,065
Reserve Fund	-	138,969	258,250	210,625	-	-	-	-	-	607,844
Revenue Fund	-	71,434	154,227	671	-	-	-	-	-	226,332
Deposits	8,302	-	-	-	-	-	-	-	-	8,302
Fixed Assets										
Construction Work In Process	-	-	-	-	-	-	-	16,066,939	-	16,066,939
Amount Avail In Debt Services	-	-	-	-	-	-	-	-	730,440	730,440
Amount To Be Provided	-	-	-	-	-	-	-	-	22,929,560	22,929,560
TOTAL ASSETS	\$ 2,353,976	\$ 755,136	\$ 432,286	\$ 621,298	\$ 98	\$ 589,919	\$ 452,685	\$ 16,066,939	\$ 23,660,000	\$ 44,932,337
LIABILITIES										
Accounts Payable	\$ 36,172	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 36,172
Accounts Payable - Other	6,246	-	-	-	-	-	-	-	-	6,246
Due To Developer	-	348,895	273,642	-	-	-	-	-	-	622,537
Bonds Payable	-	-	-	-	-	-	-	-	17,080,000	17,080,000
Bonds Payable - Series 2023	-	-	-	-	-	-	-	-	6,580,000	6,580,000
Due To Other Funds	1,403,895	-	109,166	-	-	-	2,966	-	-	1,516,027
TOTAL LIABILITIES	1,446,313	348,895	382,808	-	-	-	2,966	-	23,660,000	25,840,982

CYPRESS MILL COMMUNITY DEVELOPMENT DISTRICT

Balance Sheet

As of December 31, 2023

(In Whole Numbers)

		SERIES 2018	SERIES 2020	SERIES 2023	SERIES 2018	SERIES 2020	SERIES 2023			
	GENERAL	DEBT SERVICE	DEBT SERVICE	DEBT SERVICE	CAPITAL	CAPITAL	CAPITAL	GENERAL	GENERAL	
ACCOUNT DESCRIPTION	FUND	FUND	FUND	FUND	PROJECTS	PROJECTS	PROJECT FUNDS	FIXED ASSETS	LONG-TERM	TOTAL
<u>FUND BALANCES</u>										
Restricted for:										
Debt Service	-	406,241	49,478	621,298	-	-	-	-	-	1,077,017
Capital Projects	-	-	-	-	98	589,919	449,719	-	-	1,039,736
Unassigned:	907,663	-	-	-	-	-	-	16,066,939	-	16,974,602
TOTAL FUND BALANCES	907,663	406,241	49,478	621,298	98	589,919	449,719	16,066,939	-	19,091,355
TOTAL LIABILITIES & FUND BALANCES	\$ 2,353,976	\$ 755,136	\$ 432,286	\$ 621,298	\$ 98	\$ 589,919	\$ 452,685	\$ 16,066,939	\$ 23,660,000	\$ 44,932,337

CYPRESS MILL COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending December 31, 2023
General Fund (001)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
REVENUES				
Special Assmnts- Tax Collector	\$ 955,613	\$ 939,653	\$ (15,960)	98.33%
TOTAL REVENUES	955,613	939,653	(15,960)	98.33%

EXPENDITURES

Administration

Supervisor Fees	12,000	2,000	10,000	16.67%
ProfServ-Trustee Fees	12,300	4,041	8,259	32.85%
Disclosure Report	12,600	2,100	10,500	16.67%
District Counsel	7,500	3,440	4,060	45.87%
District Engineer	5,000	338	4,662	6.76%
District Manager	41,200	10,000	31,200	24.27%
Accounting Services	9,270	1,688	7,582	18.21%
Auditing Services	8,100	-	8,100	0.00%
Website Compliance	1,500	1,500	-	100.00%
Postage, Phone, Faxes, Copies	2,500	18	2,482	0.72%
Public Officials Insurance	3,458	2,788	670	80.62%
Legal Advertising	2,000	-	2,000	0.00%
Bank Fees	300	-	300	0.00%
Website Hosting	618	-	618	0.00%
Website Administration	1,854	450	1,404	24.27%
Office Supplies	200	-	200	0.00%
Dues, Licenses, Subscriptions	575	1,202	(627)	209.04%
Total Administration	120,975	29,565	91,410	24.44%

Utility Services

Utility - Electric	135,200	42,422	92,778	31.38%
Electricity-Office Bldg	20,000	4,933	15,067	24.67%
Total Utility Services	155,200	47,355	107,845	30.51%

Water-Sewer Comb Services

Utility - Water	7,000	-	7,000	0.00%
Total Water-Sewer Comb Services	7,000	-	7,000	0.00%

CYPRESS MILL COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending December 31, 2023
General Fund (001)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<u>Other Physical Environment</u>				
Waterway Management	13,419	3,195	10,224	23.81%
Insurance -Property & Casualty	13,800	9,603	4,197	69.59%
R&M-Mulch	52,000	-	52,000	0.00%
Landscape Maintenance	215,000	61,560	153,440	28.63%
R&M-Hardscape Cleaning	7,500	-	7,500	0.00%
Plant Replacement Program	25,000	-	25,000	0.00%
Landscape- Storm Clean Up & Tree Removal	2,500	-	2,500	0.00%
Miscellaneous Maintenance	7,500	7,835	(335)	104.47%
Irrigation Maintenance	20,000	825	19,175	4.13%
Total Other Physical Environment	356,719	83,018	273,701	23.27%
<u>Maintenance: Other</u>				
Payroll - Amenities	77,200	13,051	64,149	16.91%
Payroll Taxes	34,716	-	34,716	0.00%
Fire Alarm Monitoring	1,000	-	1,000	0.00%
Management Services	39,603	-	39,603	0.00%
Pest Control	1,000	-	1,000	0.00%
Contracts-Security Camera	12,000	-	12,000	0.00%
Contracts-Pools	20,000	-	20,000	0.00%
Janitorial Services	20,000	3,545	16,455	17.73%
R&M-General	4,000	-	4,000	0.00%
R&M-Court Maintenance	2,500	-	2,500	0.00%
R&M-Gate	1,500	-	1,500	0.00%
R&M-Pools	2,000	-	2,000	0.00%
R&M-Fitness Equipment	3,000	-	3,000	0.00%
R&M-Pressure Washing	2,600	-	2,600	0.00%
Facility A/C & Heating Maintenance & Repair	2,000	-	2,000	0.00%
Lighting Repairs & Maintenance	1,000	-	1,000	0.00%
R&M-Security Cameras	1,000	-	1,000	0.00%
Trash Services	2,000	-	2,000	0.00%
Landscape Miscellaneous	3,500	-	3,500	0.00%
Building Maintenance & Repairs	4,500	-	4,500	0.00%
Misc-Access Cards	2,100	-	2,100	0.00%
Holiday Decoration	10,000	6,500	3,500	65.00%
Special Events	2,500	-	2,500	0.00%
Cleaning Supplies	1,000	-	1,000	0.00%
Furniture	3,000	-	3,000	0.00%
Capital Reserve	50,000	-	50,000	0.00%
Total Maintenance: Other	303,719	23,096	280,623	7.60%

CYPRESS MILL COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending December 31, 2023
General Fund (001)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<u>Road and Street Facilities</u>				
Sidewalk & Pavement Repair	2,000	-	2,000	0.00%
Total Road and Street Facilities	<u>2,000</u>	<u>-</u>	<u>2,000</u>	<u>0.00%</u>
<u>Parks and Recreation</u>				
Park Facility Management	10,000	222	9,778	2.22%
Total Parks and Recreation	<u>10,000</u>	<u>222</u>	<u>9,778</u>	<u>2.22%</u>
TOTAL EXPENDITURES	955,613	183,256	772,357	19.18%
Excess (deficiency) of revenues				
Over (under) expenditures	-	756,397	756,397	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2023)		151,266		
FUND BALANCE, ENDING		<u>\$ 907,663</u>		

CYPRESS MILL COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending December 31, 2023
Series 2018 Debt Service Fund (200)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<u>REVENUES</u>				
Interest - Investments	\$ -	\$ 6,584	\$ 6,584	0.00%
Special Assmnts- Tax Collector	553,875	552,822	(1,053)	99.81%
TOTAL REVENUES	553,875	559,406	5,531	101.00%
<u>EXPENDITURES</u>				
<u>Debt Service</u>				
Principal Debt Retirement	170,000	165,000	5,000	97.06%
Interest Expense	383,875	195,238	188,637	50.86%
Total Debt Service	553,875	360,238	193,637	65.04%
TOTAL EXPENDITURES	553,875	360,238	193,637	65.04%
Excess (deficiency) of revenues				
Over (under) expenditures	-	199,168	199,168	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2023)		207,073		
FUND BALANCE, ENDING		\$ 406,241		

CYPRESS MILL COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending December 31, 2023
Series 2020 Debt Service Fund (201)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<u>REVENUES</u>				
Interest - Investments	\$ -	\$ 7,647	\$ 7,647	0.00%
Special Assmnts- Tax Collector	516,009	512,002	(4,007)	99.22%
TOTAL REVENUES	516,009	519,649	3,640	100.71%
<u>EXPENDITURES</u>				
<u>Debt Service</u>				
Principal Debt Retirement	195,000	-	195,000	0.00%
Principal Prepayments	-	5,000	(5,000)	0.00%
Interest Expense	321,009	150,466	170,543	46.87%
Total Debt Service	516,009	155,466	360,543	30.13%
TOTAL EXPENDITURES	516,009	155,466	360,543	30.13%
Excess (deficiency) of revenues				
Over (under) expenditures	-	364,183	364,183	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2023)		(314,705)		
FUND BALANCE, ENDING		\$ 49,478		

CYPRESS MILL COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending December 31, 2023
Series 2023 Debt Service Fund (202)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<u>REVENUES</u>				
Interest - Investments	\$ -	\$ 3,637	\$ 3,637	0.00%
Special Assmnts- Tax Collector	329,010	407,036	78,026	123.72%
TOTAL REVENUES	329,010	410,673	81,663	124.82%
<u>EXPENDITURES</u>				
<u>Debt Service</u>				
Principal Debt Retirement	105,000	-	105,000	0.00%
Interest Expense	224,010	65,885	158,125	29.41%
Total Debt Service	329,010	65,885	263,125	20.03%
TOTAL EXPENDITURES	329,010	65,885	263,125	20.03%
Excess (deficiency) of revenues				
Over (under) expenditures	-	344,788	344,788	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2023)		276,510		
FUND BALANCE, ENDING		\$ 621,298		

CYPRESS MILL COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending December 31, 2023
Series 2018 Capital Projects Fund (300)
(In Whole Numbers)

<u>ACCOUNT DESCRIPTION</u>	<u>ANNUAL ADOPTED BUDGET</u>	<u>YEAR TO DATE ACTUAL</u>	<u>VARIANCE (\$) FAV(UNFAV)</u>	<u>YTD ACTUAL AS A % OF ADOPTED BUD</u>
<u>REVENUES</u>				
TOTAL REVENUES	-	-	-	0.00%
<u>EXPENDITURES</u>				
TOTAL EXPENDITURES	-	-	-	0.00%
Excess (deficiency) of revenues				
Over (under) expenditures	-	-	-	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2023)		98		
FUND BALANCE, ENDING		<u>\$ 98</u>		

CYPRESS MILL COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending December 31, 2023
Series 2020 Capital Projects Fund (301)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<u>REVENUES</u>				
TOTAL REVENUES	-	-	-	0.00%
<u>EXPENDITURES</u>				
TOTAL EXPENDITURES	-	-	-	0.00%
Excess (deficiency) of revenues				
Over (under) expenditures	-	-	-	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2023)		589,919		
FUND BALANCE, ENDING		<u>\$ 589,919</u>		

CYPRESS MILL COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending December 31, 2023
Series 2023 Capital Project Funds (302)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<u>REVENUES</u>				
Interest - Investments	\$ -	\$ 9,925	\$ 9,925	0.00%
TOTAL REVENUES	-	9,925	9,925	0.00%
<u>EXPENDITURES</u>				
TOTAL EXPENDITURES	-	-	-	0.00%
Excess (deficiency) of revenues				
Over (under) expenditures	-	9,925	9,925	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2023)		439,794		
FUND BALANCE, ENDING		\$ 449,719		

CYPRESS MILL COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending December 31, 2023
General Fixed Assets Fund (900)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<u>REVENUES</u>				
TOTAL REVENUES	-	-	-	0.00%
<u>EXPENDITURES</u>				
TOTAL EXPENDITURES	-	-	-	0.00%
Excess (deficiency) of revenues				
Over (under) expenditures	-	-	-	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2023)		16,066,939		
FUND BALANCE, ENDING		<u>\$ 16,066,939</u>		

CYPRESS MILL CDD

Bank Reconciliation

Bank Account No.	8876	TRUIST - GF Operating
Statement No.	12-23	
Statement Date	12/31/2023	

G/L Balance (LCY)	2,331,444.42	Statement Balance	2,384,755.37
G/L Balance	2,331,444.42	Outstanding Deposits	0.00
Positive Adjustments	0.00		
		Subtotal	2,384,755.37
Subtotal	2,331,444.42	Outstanding Checks	53,310.95
Negative Adjustments	0.00	Differences	0.00
Ending G/L Balance	2,331,444.42	Ending Balance	2,331,444.42
Difference	0.00		

Posting Date	Document Type	Document No.	Description	Amount	Cleared Amount	Difference
Checks						
11/21/2023	Payment	1651	CYPRESS MILL CDD	27,434.97	27,434.97	0.00
12/7/2023	Payment	1652	ELISSA MARTIN	200.00	200.00	0.00
12/7/2023	Payment	1654	JASON ROBARE	200.00	200.00	0.00
12/14/2023	Payment	1656	GRAU AND ASSOCIATES	600.00	600.00	0.00
12/14/2023	Payment	1657	HOMERIVER GROUP	13,050.84	13,050.84	0.00
12/14/2023	Payment	1658	INFRAMARK LLC	5,788.08	5,788.08	0.00
12/14/2023	Payment	1659	JNJ CLEANING SERVICES	1,735.00	1,735.00	0.00
12/14/2023	Payment	1660	LANDMARK ENGINEERING & SURVEYING	337.50	337.50	0.00
12/14/2023	Payment	1661	MAHONEY LAW GROUP PA.	160.00	160.00	0.00
12/14/2023	Payment	1662	SITEX AQUATICS LLC	2,130.00	2,130.00	0.00
12/14/2023	Payment	1663	STEADFAST CONTRACTORS ALLIANCE	38,242.00	38,242.00	0.00
12/14/2023	Payment	1664	STRALEY ROBIN VERICKER	1,655.00	1,655.00	0.00
12/21/2023	Payment	1676	SPEAREM ENTERPRISES	225.00	225.00	0.00
12/29/2023	Payment	DD131	Payment of Invoice 000750	2,901.03	2,901.03	0.00
12/29/2023	Payment	DD132	Payment of Invoice 000751	33.76	33.76	0.00
12/15/2023		JE000424	Correction to 12/15 Debt Service entry	10,000.00	10,000.00	0.00
Total Checks				104,693.18	104,693.18	0.00
Deposits						
12/5/2023		JE000388	Tax Revenue/ Debt Service	G/L Ac 29,219.99	29,219.99	0.00
12/7/2023		JE000389	Tax Revenue/ Debt Service	G/L Ac 2,299,978.49	2,299,978.49	0.00
12/15/2023		JE000390	Tax Revenue/ Debt Service	G/L Ac 31,645.00	31,645.00	0.00
Total Deposits				2,360,843.48	2,360,843.48	0.00
Outstanding Checks						
12/7/2023	Payment	1653	HAROLD ANTHONY SEABROOK	200.00	0.00	200.00
12/21/2023	Payment	1672	CYPRESS MILL CDD	47,468.95	0.00	47,468.95
12/21/2023	Payment	1673	ELISSA MARTIN	200.00	0.00	200.00
12/21/2023	Payment	1674	HAROLD ANTHONY SEABROOK	200.00	0.00	200.00
12/21/2023	Payment	1675	JASON ROBARE	200.00	0.00	200.00
12/21/2023	Payment	1677	STEADFAST CONTRACTORS ALLIANCE	3,417.00	0.00	3,417.00

CYPRESS MILL CDD

Bank Reconciliation

Posting Date	Document Type	Document No.	Description	Amount	Cleared Amount	Difference
12/21/2023	Payment	1678	STRALEY ROBIN VERICKER	1,625.00	0.00	1,625.00
Total Outstanding Checks.....				53,310.95		53,310.95

CYPRESS MILL CDD

Field Inspection - February 2024

Wednesday, January 31, 2024

Prepared For Cypress Mill Board Of Supervisors

21 Items Identified



Item 1

Assigned To Steadfast

Up front, annuals still look good.

Bougainvilleas are slightly declining.

Recommend fertilization.



Item 2

Assigned To Steadfast

Fresh mulch and turf look great.



Item 3

Assigned To Sitex

First pond looks good. Muhly grasses have been trimmed.



Item 4

Assigned To Steadfast

Still waiting for enhancement proposals for around the clubhouse. Jasmine and Podocarpus look good.



Item 5

Assigned To Sitex

Pond by the clubhouse looks good.



Item 6

Assigned To Steadfast

Old jasmine has been pulled from the fence.



Item 7

Assigned To Steadfast

Mowing/edging missed at the corner of Bagley Cove Ct and Buckford Landing PL.



Item 8

Assigned To Steadfast

Overgrown patches of weeds at the Wash Island pocket park.



Item 9

Assigned To Steadfast

Fallen tree at the corner of Camp Island Ave and Hunter Springs Pl needs to be uprighted.



Item 10

Assigned To Steadfast

Muhly grass needs trimming at the Beth Shields Way monument.



Item 11

Assigned To Steadfast

Some weed detailing needed at Beth Shields Way and 19th Ave NE.



Item 12

Assigned To Steadfast

Pocket park between Jenkins Vista and Ozello Trail looks good. Dead Holly tree still needs to be removed.



Item 13

Assigned To Sitex

Some shoreline weeds in the pond between Ozello Trail Ave and King Creek Dr.



Item 14

Assigned To Steadfast

The north end of the central park looks good.



Item 15

Assigned To Steadfast
Dog park looks good.



Item 16

Assigned To Steadfast
The pocket park between Ozello
Trail Ave and Paradise Island Ct
looks good.



Item 17

Assigned To Sitex

The pond at the end of Gomez Rocks Ct looks good. Healthy Lily Pads and happy ducks.



Item 18

Assigned To Steadfast

The Gomez Rocks Ct pocket park looks good.



Item 19

Assigned To Steadfast

Goldmounds need trimming at the King Creek Dr pocket park.



Item 20

Assigned To Sitex

The western pond between King Creek Dr and Ozello Trail Ave looks good.



Item 21

Assigned To Steadfast

The far northwest pond has some shoreline weeds that are dying off, and needs to be string trimmed further down the edge.