

**BERRY BAY
COMMUNITY DEVELOPMENT
DISTRICT**

OCTOBER 02, 2025

AGENDA PACKAGE



2005 PAN AM CIRCLE, SUITE 300
TAMPA, FL 33067

Berry Bay Community Development District

Board of Supervisors

Carlos de la Ossa, Chair
Nicholas Dister, Vice-Chairman
Ryan Motko, Assistant Secretary
Kelly Evans, Assistant Secretary
Chloe Firebaugh, Assistant Secretary

District Staff

Jayna Cooper, District Manager
John Vericker, District Counsel
Tonja Stewart, District Engineer
Arturo Gandarilla, Field Manager
Brooke Chapman, Clubhouse Manager

Regular Meeting Agenda

Thursday, October 02, 2025 at 2:00 p.m.

The Regular Meeting of the **Berry Bay Community Development District** will be held **October 02, 2025 at 2:00 p.m. at the Offices of Inframark located at 2005 Pan Am Circle, Suite 300, Tampa, FL 33607**. Please let us know at least 24 hours in advance if you are planning to call into the meeting. Following is the Agenda for the Meeting:

[Join the meeting now](#)

Meeting ID: 240 062 334 037 6 **Passcode:** wU2Sy36X

Dial-in by phone +1 646-838-1601 **Pin:** 311 963 193#

THE REGULAR MEETING OF BOARD OF SUPERVISORS

1. CALL TO ORDER/ROLL CALL

2. PUBLIC COMMENTS

(Each individual has the opportunity to comment and is limited to three (3) minutes for such comment)

3. BUSINESS ITEMS

A. Consideration of Resolution 2026-01; Designation of Officers

4. CONSENT AGENDA

A. Approval of Minutes of the September 04, 2025, Regular Meeting

B. Consideration of Operation and Maintenance August 2025

C. Acceptance of the Financials and Approval of the Check Register for August 2025

D. Ratification of Sunrise Landscape Proposal #27873 – Liquid Fertilizer / Soil Penetrant Application (\$4,850.00)

E. Ratification of Down to Earth Addendum - Hurricane and Storm Cleanup

5. STAFF REPORTS

A. District Counsel

B. District Engineer

C. District Manager

i. Field Inspections Report

6. BOARD OF SUPERVISORS REQUESTS AND COMMENTS

7. ADJOURNMENT

RESOLUTION 2026-01

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE BERRY BAY COMMUNITY DEVELOPMENT DISTRICT DESIGNATING THE OFFICERS OF THE DISTRICT AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the Berry Bay Community Development District (“**District**”) is a local unit of special-purpose government created and existing pursuant to Chapter 190, *Florida Statutes*, being situated entirely within Hillsborough County, Florida; and

WHEREAS, pursuant to Chapter 190, *Florida Statutes*, the Board of Supervisors (“**Board**”), shall organize by electing one of its members as Chair and by electing a Secretary, and such other officers as the Board may deem necessary.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE BERRY BAY COMMUNITY DEVELOPMENT DISTRICT:

1. District Officers. The District officers are as follows:

_____ is appointed Chairperson.
_____ is appointed Vice-Chairperson.
_____ is appointed Assistant Secretary.
_____ is appointed Assistant Secretary.
_____ is appointed Assistant Secretary.
_____ is appointed Secretary.
_____ is appointed Treasurer.
_____ is appointed Assistant Treasurer.

2. Conflicts. All Resolutions or parts of Resolutions in conflict herewith are hereby repealed to the extent of such conflict.

3. Effective Date. This Resolution shall become effective immediately upon its adoption.

Adopted this 2nd day of October, 2025.

Attest:

Berry Bay Community Development District

Secretary/Assistant Secretary

Chair of the Board of Supervisors

**MINUTES OF MEETING
BERRY BAY
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of Berry Bay Community Development District was held on Thursday September 4, 2025, at 2:00 p.m. at the Offices of Inframark located at 2005 Pan Am Circle, Suite 300, Tampa, Florida 33607.

Present and constituting a quorum were:

Carlos de la Ossa	Chairperson
Nicholas Dister	Vice Chairperson <i>(via phone)</i>
Ryan Motko	Assistant Secretary
Kelly Evans	Assistant Secretary
Chloe Firebaugh	Assistant Secretary <i>(via phone)</i>

Also present were:

Jayna Cooper	District Manager
Kathryn Hopkinson	District Counsel
John Vericker	District Counsel
Tyson Waag	District Engineer <i>(via phone)</i>
Brooke Chapman	On-Site Manager
Paul Young	Field Manager
Residents	

This is not a certified or verbatim transcript but rather represents the context and summary of the meeting. The full meeting is available in audio format upon request. Contact the District Office for any related costs for an audio copy.

FIRST ORDER OF BUSINESS

Call to Order/Roll Call

Ms. Cooper 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.

THIRD ORDER OF BUSINESS

Business Items

A. Consideration of Goals & Objectives

On MOTION by Mr. de la Ossa seconded by Ms. Evans, with all in favor, Goals & Objectives, were approved. 5-0

B. Consideration of FY 2025-2026 Operations and Maintenance Budget Funding Agreement

On MOTION by Mr. de la Ossa seconded by Ms. Evans, with all in favor, FY 2025-2026 Operations and Maintenance Budget Funding Agreement, in the amount of \$155,406.00, were approved. 5-0

C. Discussion of Landscaping RFP

- 1. ASI Landscapes – A Yardnique Company**
- 2. BrightView Landscape Services**
- 3. Down to Earth**
- 4. Fieldstone**
- 5. Juniper Landscaping**
- 6. Red Tree Landscape Systems**
- 7. United Land Services**
- 8. Russell Landscape**
- 9. Sunrise Landscape**
- 10. Pine Lake**

Ms. Cooper explained the RFP process and stated the matrix of the scores along with the sheet, have been emailed to the Board.

Mr. de la Ossa requested a MOTION to recess at 2:11 pm ET..

On MOTION by Mr. de la Ossa seconded by Mr. Motko, with all in favor, recess request, was approved. 5-0

Let the record reflect recess terminated at 2:22pm ET.

Scores tallied reflected *Down to Earth* with the highest score at 283, results as follows:

ASI Landscapes – A Yardnique Company	203
BrightView Landscape Services	214
Down to Earth	283
Fieldstone	227
Juniper Landscaping	243
Red Tree Landscape Systems	259
United Land Services	186
Russell Landscape	199
Sunrise Landscape	226
Pine Lake	221

On MOTION by Mr. de la Ossa seconded by Ms. Evans, with all in favor, to terminate service with *Sunrise Landscape*, was approved. 5-0

On MOTION by Mr. de la Ossa seconded by Mr. Motko, with all in favor, to enter into an agreement with *Down to Earth*, was approved. 5-0

FOURTH ORDER OF BUSINESS**Consent Agenda**

- A. Approval of Minutes of the August 07, 2025, Public Hearing & Regular Meeting**
- B. Consideration of Operation and Maintenance July 2025**
- C. Acceptance of the Financials and Approval of the Check Register for July 2025**
- D. Ratification of Sunrise Landscape Proposal #27370 – Two New Ponds Mowing Week of September 1 (\$525.00)**
- E. Ratification of Sunrise Landscape Proposal #27368 – Cleanup Along Railing on Berry Grove Blvd Exit Side (\$510.00)**
- F. Ratification of Coastal Fence Services LLC Proposal – Post Replace from Aluminum to Steel Post (\$2,048.00)**

On MOTION by Mr. de la Ossa seconded by Ms. Evans, with all in favor, the Consent Agenda, was approved. 5-0

FIFTH ORDER OF BUSINESS**Staff Reports**

- A. District Counsel**
- B. District Engineer**
- C. District Manager**

There being no reports, the next item followed.

- i. Field Inspections Report**
- ii. Lake Maintenance Service Report**

The Field Inspections and Lake Maintenance Service Reports were presented, copies of which were included in the agenda package. Ms. Firebaugh questioned the 30-day notice to *Sunrise Landscaping* and the proposals and Mr. de la Ossa commented on the lights at the entrance of the community. Discussion ensued.

SIXTH ORDER OF BUSINESS**Board of Supervisors' Requests and Comments**

- Ms. Firebaugh commented on the wall easement voted on, in the previous meeting.

SEVENTH ORDER OF BUSINESS**Adjournment**

There being no further business,

On MOTION by Mr. de la Ossa seconded by Ms. Evans, with all in favor, the meeting was adjourned at 2:27 pm. 5-0

Jayna Cooper
District Manager

Carlos de la Ossa
Chairperson

BERRY BAY CDD
Summary of Operations and Maintenance Invoices

Vendor	Invoice Date	Invoice/Account Number	Amount	Invoice Total	Comments/Description
Monthly Contract					
AQUATIC WEED CONTROL	8/1/2025	112111	\$2,139.00	\$2,139.00	AQUATIC MAINTENANCE
CHARTER COMMUNICATIONS ACH	7/31/2025	2748863073125	\$99.99	\$99.99	INTERNET- 07/31/25 - 08/30/25
CITY-WIDE CLEANING LLC	8/10/2025	19559	\$835.00	\$835.00	CLEANING SERVICES
CITY-WIDE CLEANING LLC	8/10/2025	19558	\$335.00	\$335.00	DOG STATION SERVICES
JOBE PEST SERVICES	8/26/2025	5856	\$140.00	\$140.00	PEST CONTROL
SUNRISE LANDSCAPE	8/1/2025	14 41815	\$28,545.08	\$28,545.08	LANDSCAPE MAINTENANCE
SUNRISE LANDSCAPE	7/31/2025	14 41381	\$355.58	\$355.58	IRRIGATION REPAIRS JULY 2025
SWINE SOLUTIONS	8/24/2025	641	\$1,550.00	\$1,550.00	TRAPPING FEE
Monthly Contract Subtotal			\$33,999.65	\$33,999.65	
Variable Contract					
STANTEC CONSULTING SERV INC	8/14/2025	2442474	\$760.00	\$760.00	ENGINEERING SERVICES
STANTEC CONSULTING SERV INC	8/20/2025	2440637	\$510.25	\$510.25	ENGINEERING SERVICES
STRALEY ROBIN VERICKER	8/15/2025	26964	\$3,030.00	\$3,030.00	DISTRICT COUNSEL
Variable Contract Subtotal			\$4,300.25	\$4,300.25	
Utilities					
BOCC ACH	8/18/2025	081825-7985	\$222.97	\$222.97	WATER
TECO ACH	8/12/2025	081225-2187	\$23.41	\$23.41	ELECTRIC
TECO ACH	8/12/2025	081225-3916	\$16.96	\$16.96	ELECTRIC
TECO ACH	8/12/2025	081225-3150	\$1,474.13	\$1,474.13	ELECTRIC
TECO ACH	8/12/2025	081225-2960	\$1,025.36	\$1,025.36	ELECTRIC
TECO ACH	8/12/2025	081225-3334	\$512.68	\$512.68	ELECTRIC
TECO ACH	8/12/2025	081225-0294	\$139.82	\$139.82	ELECTRIC
TECO ACH	8/12/2025	081225-3802	\$1,444.82	\$1,444.82	ELECTRIC
TECO ACH	8/5/2025	080525-6104 ACH	\$11,807.23	\$11,807.23	ELECTRIC
TECO ACH	8/5/2025	080525 6104	\$10,880.95		ELECTRIC SERVICE
TECO ACH	8/5/2025	080525 6104	\$4.28		INTEREST FOR CASH SECURITY DEPOSIT
TECO ACH	8/5/2025	080525 6104	\$922.00	\$11,807.23	DEPOSIT REFUND
Utilities Subtotal			\$28,474.61	\$28,474.61	
Regular Services					
AQUATIC WEED CONTROL	7/31/2025	112779	\$2,967.00	\$2,967.00	MIDGE FLY TREATMENTS - 2 OF 4 TREATMENTS

BERRY BAY CDD
Summary of Operations and Maintenance Invoices

Vendor	Invoice Date	Invoice/Account Number	Amount	Invoice Total	Comments/Description
BLUE LIFE POOL SERVICE LLC	8/1/2025	19891	\$2,000.00	\$2,000.00	POOL SERVICE AUGUST 2025
CARLOS DE LA OSSA	8/7/2025	CO-080725	\$200.00	\$200.00	BOARD 8/7/25
JOBE PEST SERVICES	7/30/2025	5781	\$140.00	\$140.00	PEST CONTROL
KELLY ANN EVANS	8/7/2025	KE-080725	\$200.00	\$200.00	BOARD 8/7/25
NICHOLAS J. DISTER	8/7/2025	ND-080725	\$200.00	\$200.00	BOARD 8/7/25
RYAN MOTKO	8/7/2025	RM-080725	\$200.00	\$200.00	BOARD 8/7/25
SUNRISE LANDSCAPE	7/31/2025	14 41380	\$350.00	\$350.00	IRRIGATION REPAIRS 07/24/25
Regular Services Subtotal			\$6,257.00	\$6,257.00	
Additional Services					
SUNRISE LANDSCAPE	8/13/2025	14 42657	\$2,600.00	\$2,600.00	NEW POND MOWING INITIAL CUT
SUNRISE LANDSCAPE	8/13/2025	14 42658	\$200.00	\$200.00	TEMPORARY IRRIGATION FOR ANNUALS NORTH OF ENTRANCE
SUNRISE LANDSCAPE	8/25/2025	14 42901	\$525.00	\$525.00	TWO NEW PONDS MOWING
Additional Services Subtotal			\$3,325.00	\$3,325.00	
TOTAL			\$76,356.51	\$76,356.51	

July 31, 2025
Invoice Number: 2748863073125
Account Number: 8337 12 029 2748863
Security Code: 7173
Service At: 5380 NIGHT TIDE LN
WIMAUMA FL 33598

Auto Pay Notice

Contact Us

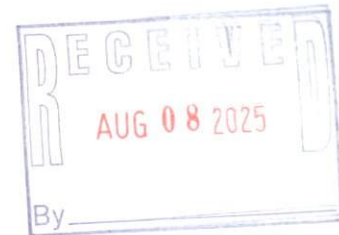
Visit us at SpectrumBusiness.net
Or, call us at 855-252-0675

Summary Service from 07/31/25 through 08/30/25
details on following pages

Previous Balance	99.99
Payments Received -Thank You!	-99.99
Remaining Balance	\$0.00
Spectrum Business™ Internet	99.99
Other Charges	0.00
Current Charges	\$99.99
YOUR AUTO PAY WILL BE PROCESSED 08/18/25	
Total Due by Auto Pay	\$99.99

NEWS AND INFORMATION

IMPORTANT BILLING UPDATE. Your current Promotional Discount is about to expire. As a valued customer, we are pleased to provide you with a new Promotional Discount off of our standard rates. The new Promotional Discount will be effective with your next statement.



Thank you for choosing Spectrum Business.
We appreciate your prompt payment and value you as a customer.

Auto Pay. Thank you for signing up for auto pay. Please note your payment may be drafted and posted to your Spectrum Business account the day after your transaction is scheduled to be processed by your bank.



4145 S. FALKENBURG RD RIVERVIEW FL 33578-8652
8633 2390 DY RP 31 08012025 NNNNNNNN 01 000277 0001

BERRY BAY CDD
2005 PAN AM CIR STE 300
TAMPA FL 33607-6008

July 31, 2025

BERRY BAY CDD

Invoice Number: 2748863073125
Account Number: 8337 12 029 2748863
Service At: 5380 NIGHT TIDE LN
WIMAUMA FL 33598

Total Due by Auto Pay \$99.99



CHARTER COMMUNICATIONS
PO BOX 7186
PASADENA CA 91109-7186



833712029274886300099994

Invoice Number: BERRY BAY CDD
 Account Number: 2748863073125
 Security Code: 8337 12 029 2748863
 7173

**Contact Us**Visit us at SpectrumBusiness.netOr, call us at **855-252-0675**

8633 2390 DY RP 31 08012025 NNNNNNNN 01 000277 0001

Charge Details

Previous Balance		99.99
EFT Payment	07/18	-99.99
Remaining Balance		\$0.00

Payments received after 07/31/25 will appear on your next bill.

Service from 07/31/25 through 08/30/25

Spectrum Business™ Internet

Security Suite	0.00
Domain Name	0.00
Vanity Email	0.00
Spectrum Business Internet	130.00
Promotional Discount	-40.01

Your promotional price will expire on 08/30/25

Business WiFi	10.00
	\$99.99

Spectrum Business™ Internet Total **\$99.99****Other Charges**

Payment Processing	5.00
Auto Pay Discount	-5.00
Other Charges Total	\$0.00

Current Charges **\$99.99****Total Due by Auto Pay** **\$99.99****Billing Information**

Tax and Fees - This statement reflects the current taxes and fees for your area (including sales, excise, user taxes, etc.). These taxes and fees may change without notice. Visit spectrum.net/taxesandfees for more information.

Spectrum Terms and Conditions of Service - In accordance with the Spectrum Business Services Agreement, Spectrum services are billed on a monthly basis. Spectrum does not provide credits for monthly subscription services that are cancelled prior to the end of the current billing month.

Terms & Conditions - Spectrum's detailed standard terms and conditions for service are located at spectrum.com/policies.

Notice - Nonpayment of any portion of your cable television, high-speed data, and/or Digital Phone service could result in disconnection of any of your Spectrum provided services.

Insufficient Funds Payment Policy - Charter may charge an insufficient funds processing fee for all returned checks and bankcard charge-backs. If your check, bankcard (debit or credit) charge, or other instrument or electronic transfer transaction used to pay us is dishonored, refused or returned for any reason, we may electronically debit your account for the payment, plus an insufficient funds processing fee as set forth in your terms of service or on your Video Services rate card (up to the amount allowable by law and any applicable sales tax). Your bank account may be debited as early as the same day payment is dishonored, refused or returned. If your bank account is not debited, the returned check amount (plus fee) must be replaced by cash, cashier's check or money order.

Billing Practices - Spectrum Business mails monthly, itemized invoices for all monthly services in advance. A full payment is required on or before the due date indicated on this invoice. Payments made after the indicated due date may result in a late payment processing charge. Failure to pay could result in the disconnection of all your Spectrum Business service(s). Disconnection of Business Voice service may also result in the loss of your phone number.

Changing Business Locations - Please contact Spectrum Business before moving your Business Voice modem to a new address. To establish service at your new location or return equipment, please contact Spectrum Business at least twenty-one (21) business days prior to your move.

Past Due Fee / Late Fee Reminder - A late fee will be assessed for past due charges for service.

Continued on the next page....

Local Spectrum Store: 12970 S US Hwy 301, Suite 105, Riverview FL 33579 Store Hours: Mon thru Sat - 10:00am to 8:00pm; Sun - 12:00pm to 7:00pm

Local Spectrum Store: 872 Brandon Town Center Mall, Brandon FL 33511 Store Hours: Mon thru Sat - 10:00am to 8:00pm and Sun - 12:00pm to 5:00pm

For questions or concerns, please call **1-866-519-1263**.

City-Wide Cleaning LLC

P.O. Box 262142

Tampa, FL 33685

(813) 624-4479

INVOICE NO. 19559

TO:

Berry Bay Abkhaz

2005 Pen Am. C11

Tampa, Fla

C/o Berg Bay Truck

DATE:

8/26/21

[illegible]

City-Wide Cleaning LLC

P.O. Box 262142

Tampa, FL 33685

(813) 624-4479

INVOICE NO. 19558

TO:

Berry Bay CDD
2005 Jan Am
Tampa, FL
c/o Berry Bay

DATE:

5/10/25

[illegible]

JobePestServices
 3179 Marine Grass drive
 wimauma, fl 33598
 (407) 759-8692

INVOICE



Berry bay CDD
 Berry bay CDD
 2005 Pan Am Circle ste 300
 Tampa, Florida 33607

SERVICE ADDRESS
 Berry bay CDD
 5380 Night Tide Lane
 Wimauma, Florida 33598

PRIMARY CONTACT
 Berry bay CDD
 (813) 334-5882 Mobile

ACCOUNT# 5043

INVOICE 5856

08/26/2025

ITEM	COST	QTY	PRICE
Commercial Monthly			
Commercial monthly	\$140.00	1	\$140.00
Terms	Subtotal		\$140.00
Payment is due on receipt.	Total		\$140.00
Notes	Amount Paid		\$0.00
Thank you for your business. Your exterior of the clubhouse was treated today. A liquid residual barrier was applied to your to the building and the pool area along with a granular application. Playground, picnic area, mailbox and recreation areas was treated. Thank you for your business	Amount Due		\$140.00
	Account Balance		\$0.00
	Balance Due		\$140.00

MATERIAL / EPA #	UNIT	DILUTION	METHOD	LOCATION	TARGET	CUSTOM MATERIAL
Duraflex zc 6% 53883-426	3 gal					
Intice 10% 73079-6	2 lb					



5100 W Kennedy Blvd
Ste 325
Tampa, FL 33609

Invoice 14 41815

PO#	Date
	08/01/2025
Sales Rep	Terms
Niles Badgerow	Net 30

Bill To
Berry Bay CDD 2005 Pan Am Circle Suite 300 Tampa, FL 33607

Property Address
Berry Bay CDD 4982 Eagle Rock Dr Wimauma, FL 33598

Item	Qty	Rate	Ext. Price	Amount
#26523 - Landscape Maintenance Contract - August 25' August 2025				\$28,545.08

Total	\$28,545.08
Credits/Payments	(\$0.00)
Balance Due	\$28,545.08

Current	1-30 Days Past Due	31-60 Days Past Due	61-90 Days Past Due	90+ Days Past Due
\$29,250.66	\$0.00	\$15,000.00	\$0.00	\$0.00



5100 W Kennedy Blvd
Ste 325
Tampa, FL 33609

Invoice 14 41381

PO#	Date
	07/31/2025
Sales Rep	Terms
Niles Badgerow	Net 30

Bill To
Berry Bay CDD 2005 Pan Am Circle Suite 300 Tampa, FL 33607

Property Address
Berry Bay CDD 4982 Eagle Rock Dr Wimauma, FL 33598

Item	Qty	Rate	Ext. Price	Amount
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#26305 - July Irrigation Repairs

- July Irrigation Repairs**

- Timer 1
- zone 13 - 1 spray, 1 nozzle
- zone 12 - 1 spray, 1 nozzle, 1 lateral line
- zone 11 - 1 spray, 1 nozzle
- zone 26 - 3 sprays, 3 nozzles
- zone 30 - 1 spray 1 nozzle
- zone 70 - 1 rotor
- Pool timer
- zone 191 - 1 spray, 1 nozzle
- zone 171 - 1 spray, 1 nozzle
- zone 184 - 1 spray, 1 nozzle
- zone 163 - 3 sprays, 3 nozzles
- zone 11 - 1 spray, 1 nozzle
- zone 18 - 1 spray, 1 nozzle
- zone 158 - 1 spray, 1 nozzle
- zone 160 - 1 nozzle
- zone 74 - 1 spray, 1 nozzle

Proposal Pricing is valid for 30 days from the proposal date.

Irrigation Repairs - 07/23/2025		\$355.58
Labor - 07/23/25	2.47	
Irrigation Parts (Material)	17.00	
6" HUNTER PRO SPRAY POP-UP NSI	16.00	
BLACK CAP (Material)		

HUNTER PGP ULTRA ROTOR PC/FC W/3.0 1.00
NOZZ (Material)

Total	\$355.58
Credits/Payments	<u>(\$0.00)</u>
Balance Due	\$355.58

Current	1-30 Days Past Due	31-60 Days Past Due	61-90 Days Past Due	90+ Days Past Due
\$705.58	\$0.00	\$15,000.00	\$0.00	\$0.00

Swine Solutions

12013 Rose Ln
Riverview, FL 33569 US
Thomas@swinesolutionsfl.com
https://www.SwineSolutionsFL.com

INVOICE

BILL TO
Berry Bay CDD
2005 Pan Am Circle
Ste 300
Tampa
FL
33607

INVOICE 641
DATE 08/24/2025
TERMS Net 30
DUE DATE 09/23/2025

DATE	SERVICE	DESCRIPTION	QTY	RATE	AMOUNT
	Monthly Trapping Service	Monthly Trapping Service		1,550.00	1,550.00
BALANCE DUE					\$1,550.00



INVOICE

Page 1 of 2

Invoice Number	2442474
Invoice Date	August 14, 2025
Customer Number	156811
Project Number	238202115

Bill To

Berry Bay Community
Development District
Accounts Payable
c/o Meritus Districts
2005 Pan Am Circle Suite 120
Tampa FL 33607
United States

EFT/ACH Remit To (Preferred)

Stantec Consulting Services Inc. (SCSI)
Bank of America
ABA No. : 111000012
Account No: 3752096026
Email Remittance: eft@stantec.com

Alternative Remit To

Stantec Consulting Services Inc.
(SCSI)
13980 Collections Center Drive
Chicago IL 60693
United States
Federal Tax ID
11-2167170

Project Description: Berry Bay CDD

Stantec Project Manager:	Stewart, Tonja L
Authorization Amount:	\$3,115.00
Authorization Previously Billed:	\$2,308.50
Authorization Budget Remaining:	\$46.50
Authorization Billed to Date:	\$3,068.50
Current Invoice Due:	\$760.00
For Period Ending:	August 8, 2025

Email Invoice: InframarkCMS@payableslockbox.com
CC: michael.perez@inframark.com

Net Due in 30 Days or in accordance with terms of the contract

Stantec will not change our banking information. If you receive a request noting our banking information has changed, please contact your Stantec Project Manager

INVOICE

Page 2 of 2

Invoice Number

2442474

Project Number

238202115

Top Task 2025**2025 FY General Consulting****Professional Services****Billing Level**

Level 10

	Date	Hours	Rate	Current Amount
Waag, R Tyson (Tyson)	2025-01-27	0.75	190.00	142.50
Waag, R Tyson (Tyson)	2025-01-29	0.50	190.00	95.00
Waag, R Tyson (Tyson)	2025-01-30	0.25	190.00	47.50
Waag, R Tyson (Tyson)	2025-03-06	0.50	190.00	95.00
Waag, R Tyson (Tyson)	2025-03-07	0.75	190.00	142.50
Waag, R Tyson (Tyson)	2025-03-11	0.50	190.00	95.00
Waag, R Tyson (Tyson)	2025-03-12	0.50	190.00	95.00
Waag, R Tyson (Tyson)	2025-03-17	0.25	190.00	47.50
		4.00		760.00
Professional Services Subtotal		4.00		760.00

Top Task 2025 Total**760.00**

Total Fees & Disbursements

\$760.00

INVOICE TOTAL (USD)**\$760.00**

Billing Backup

Date	Project	Task	Expnd Type	Employee/Supplier	Quantity	Bill Rate	Bill Amount	Comment	AP Ref. #
2025-01-27	238202115	2025	Direct - Regular	WAAG, R TYSON (TYSON)	0.75	190.00	142.50	EMAIL CORRESPONDENCE WITH DM REGARDING DAMAGED FLARED END STRUCTURE. EMAIL CORRESPONDENCE WITH VENDORS FOR REPAIR PROPOSALS.	
2025-01-29	238202115	2025	Direct - Regular	WAAG, R TYSON (TYSON)	0.50	190.00	95.00	REVIEW EMAIL CORRESPONDENCE FROM DM AND SCHEDULE SITE VISIT FOR CONCRETE SPILL.	
2025-01-30	238202115	2025	Direct - Regular	WAAG, R TYSON (TYSON)	0.25	190.00	47.50	EMAIL CORRESPONDENCE WITH VENDORS REGARDING REPAIR PROPOSALS.	
2025-03-06	238202115	2025	Direct - Regular	WAAG, R TYSON (TYSON)	0.50	190.00	95.00	REVIEW AGENDA AND MEETING ATTENDANCE.	
2025-03-07	238202115	2025	Direct - Regular	WAAG, R TYSON (TYSON)	0.75	190.00	142.50	EMAIL CORRESPONDENCE WITH DM AND REVIEW CROSSCREEK PROPOSAL.	
2025-03-11	238202115	2025	Direct - Regular	WAAG, R TYSON (TYSON)	0.50	190.00	95.00	REVIEW PROPOSALS FOR FLARED END REPAIR.	
2025-03-12	238202115	2025	Direct - Regular	WAAG, R TYSON (TYSON)	0.50	190.00	95.00	RESPOND TO DM REGARDING FLARED END PROPOSALS. TEAM COORDINATION MEETING.	
2025-03-17	238202115	2025	Direct - Regular	WAAG, R TYSON (TYSON)	0.25	190.00	47.50	EMAIL CORRESPONDENCE WITH CONTRACTOR REGARDING OUTSTANDING REPAIR PROPOSALS.	
Total Project 238202115					4.00		\$760.00		



INVOICE

Page 1 of 2

Invoice Number	2440637
Invoice Date	August 20, 2025
Customer Number	156811
Project Number	238201896

Bill To

Berry Bay Community
Development District
Accounts Payable
c/o Inframark
210 North University Drive, Suite
702
Coral Springs FL 33071
United States

EFT/ACH Remit To (Preferred)

Stantec Consulting Services Inc. (SCSI)
Bank of America
ABA No. : 111000012
Account No: 3752096026
Email Remittance: eft@stantec.com

Alternative Remit To

Stantec Consulting Services Inc.
(SCSI)
13980 Collections Center Drive
Chicago IL 60693
United States
Federal Tax ID
11-2167170

Project Description: Berry Bay II CDD

Stantec Project Manager:	Stewart, Tonja L
Authorization Amount:	\$24,500.00
Authorization Previously Billed:	\$10,285.00
Authorization Budget Remaining:	\$13,704.75
Authorization Billed to Date:	\$10,795.25
Current Invoice Due:	\$510.25
For Period Ending:	August 8, 2025

Invoice:	InframarkCMS@payableslockbox.com
CC:	angie.grunwald@inframark.com

Net Due in 30 Days or in accordance with terms of the contract

Stantec will not change our banking information. If you receive a request noting our banking information has changed, please contact your Stantec Project Manager

INVOICE

Page 2 of 2

Invoice Number

2440637

Project Number

238201896

Top Task 2025

2025 FY General Consulting

Professional Services

Billing Level

	Date	Hours	Rate	Current Amount
Level 07				
Nurse, Vanessa M	2025-07-10	0.75	183.00	137.25
		0.75		137.25
Level 09				
Nurse, Vanessa M	2025-07-15	0.25	183.00	45.75
Nurse, Vanessa M	2025-07-22	0.25	183.00	45.75
Nurse, Vanessa M	2025-08-07	0.50	183.00	91.50
		1.00		183.00
Level 10				
Waag, R Tyson (Tyson)	2025-07-10	0.50	190.00	95.00
Waag, R Tyson (Tyson)	2025-08-06	0.25	190.00	47.50
Waag, R Tyson (Tyson)	2025-08-07	0.25	190.00	47.50
		1.00		190.00
Professional Services Subtotal		2.75		510.25

Top Task 2025 Total

510.25

Total Fees & Disbursements

\$510.25

INVOICE TOTAL (USD)

\$510.25

Billing Backup

Date	Project	Task	Expnd Type	Employee/Supplier	Quantity	Bill Rate	Bill Amount	Comment	AP Ref. #
2025-07-10	238201896	2025	Direct - Regular	NURSE, VANESSA M	0.75	183.00	137.25	REQUISITIONS	
2025-07-15	238201896	2025	Direct - Regular	NURSE, VANESSA M	0.25	183.00	45.75	REQUISITIONS	
2025-07-22	238201896	2025	Direct - Regular	NURSE, VANESSA M	0.25	183.00	45.75	PROJECT MANAGER SUPPORT	
2025-08-07	238201896	2025	Direct - Regular	NURSE, VANESSA M	0.50	183.00	91.50	REQUISITIONS	
2025-07-10	238201896	2025	Direct - Regular	WAAG, R TYSON (TYSON)	0.50	190.00	95.00	MONTHLY BOARD MEETING PREPARATION AND ATTENDANCE VIA TEAMS	
2025-08-06	238201896	2025	Direct - Regular	WAAG, R TYSON (TYSON)	0.25	190.00	47.50	MONTHLY BOARD MEETING PREPARATION.	
2025-08-07	238201896	2025	Direct - Regular	WAAG, R TYSON (TYSON)	0.25	190.00	47.50	MONTHLY BOARD MEETING ATTENDANCE (BUDGET MEETING AND REGULAR AGENDA).	
Total Project 238201896					2.75		\$510.25		

Straley Robin Vericker

1510 W. Cleveland Street

Tampa, FL 33606

Telephone (813) 223-9400

Federal Tax Id. - 20-1778458

Berry Bay CDD
Inframark
2005 Pan Am Circle, Ste 300
Tampa, FL 33607

August 15, 2025

Client: 001543

Matter: 000001

Invoice #: 26964

Page: 1

RE: General

For Professional Services Rendered Through July 31, 2025

SERVICES

Date	Person	Description of Services	Hours	Amount
7/2/2025	KCH	PREPARE TERMINATION NOTICE TO THE POOL ATTENDANT EFFECTIVE JULY 7, 2025.	0.6	\$225.00
7/3/2025	KCH	REVIEW AGENDA PACKAGE.	0.4	\$150.00
7/7/2025	KCH	FINALIZE NO FISHING POLICY; FINALIZE RESOLUTION ADOPTING NO FISHING POLICY.	0.8	\$300.00
7/8/2025	CAW	REVIEW REVISED RETAINING WALL EASEMENT FROM M/I HOMES AND LEGAL AND SKETCH OF EASEMENT AREA; REVIEW EMAIL CORRESPONDENCE REGARDING PROPOSED CHANGE TO ENTRANCE ROAD; REVIEW TITLE REPORT FOR VILLAGE C PLAT.	1.3	\$487.50
7/9/2025	JMV	REVIEW AGENDA PACKGE AND PREPARE FOR CDD BOARD MEETING.	0.3	\$121.50
7/9/2025	CAW	EMAIL CORRESPONDENCE WITH C. FIREBAUGH REGARDING RETAINING WALL EASEMENT TIMING.	0.2	\$75.00
7/10/2025	JMV	PREPARE FOR AND ATTEND CDD BOARD MEETING.	0.5	\$202.50
7/10/2025	KCH	PREPARE FOR AND ATTEND BOS MEETING IN PERSON; PREPARE RESOLUTION APPROVING COST FOR AMENITY USE BY NON-RESIDENTS; PREPARE ADVERTISEMENT FOR PUBLIC HEARING ON AMENITY COST FOR NON-RESIDENTS.	1.6	\$600.00
7/11/2025	KCH	PREPARE ADDENDUM TO LANDSCAPE MAINTENANCE AGREEMENT WITH CORNERSTONE FOR HURRICANE/STORM EMERGENCY CLEAN-UP.	0.7	\$262.50
7/15/2025	KCH	PREPARE SERVICES AGREEMENT FOR POOL MONITOR WITH SIGNAL 88.	1.0	\$375.00
7/18/2025	VKB	PREPARE FOR AND ATTEND OPS MEETING VIA TEAMS.	0.2	\$81.00

SERVICES

Date	Person	Description of Services	Hours	Amount
7/31/2025	KCH	REVIEW AGENDA PACKAGE.	0.4	\$150.00
Total Professional Services			8.0	\$3,030.00
Total Services			\$3,030.00	
Total Disbursements			\$0.00	
Total Current Charges				\$3,030.00
Previous Balance				\$3,459.00
Less Payments				(\$3,459.00)
PAY THIS AMOUNT				\$3,030.00

Please Include Invoice Number on all Correspondence



Hillsborough
County Florida

CUSTOMER NAME	ACCOUNT NUMBER	BILL DATE	DUE DATE
BERRY BAY CDD	1356327985	08/18/2025	09/08/2025

Service Address: 5380 NIGHT TIDE LN

S-Page 1 of 1

METER NUMBER	PREVIOUS DATE	PREVIOUS READ	PRESENT DATE	PRESENT READ	CONSUMPTION	READ TYPE	METER DESCRIPTION
701329402	07/18/2025	801037	08/17/2025	814001	12964 GAL	ACTUAL	WATER

Service Address Charges

Customer Service Charge	\$6.03
Purchase Water Pass-Thru	\$39.15
Water Base Charge	\$20.91
Water Usage Charge	\$21.75
Sewer Base Charge	\$50.60
Sewer Usage Charge	\$84.53

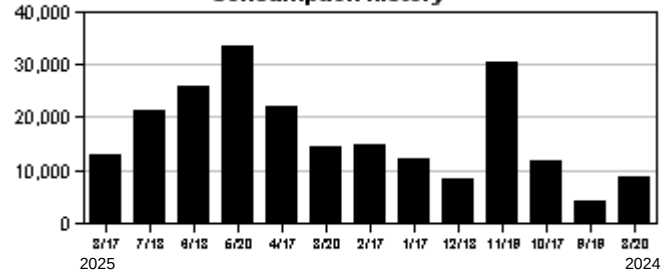
Summary of Account Charges

Previous Balance	\$324.47
Net Payments - Thank You	\$-324.47
Total Account Charges	\$222.97
AMOUNT DUE	\$222.97

Notice

* DO NOT PAY * YOU ARE ENROLLED IN OUR AUTO PAY PROGRAM. THE TOTAL AMOUNT OF THIS BILL WILL BE DEDUCTED FROM YOUR BANK ACCOUNT 7 DAYS FROM THE BILLING DATE. IF YOU HAVE A DISPUTE, PLEASE CALL (813) 272-6680 PRIOR TO THAT DATE.

Consumption History



Hillsborough
County Florida

Make checks payable to: **BOCC**

ACCOUNT NUMBER: 1356327985



ELECTRONIC PAYMENTS BY CHECK OR

Automated Payment Line: (813) 276 8526

Internet Payments: HCFLGov.net/WaterBill

Additional Information: HCFLGov.net/Water



THANK YOU!



BERRY BAY CDD
2005 PAN AM CIR STE 300
TAMPA FL 33607-6008

825 0

DUE DATE

09/08/2025

**Auto Pay Scheduled
DO NOT PAY**



0013563279853 00000222976



BERRY BAY COMMUNITY DEVELOPMENT
DISTRICT
C/O MERITUS CORP
4812 BERRY GROVE BLVD
WIMAUMA, FL 33598

Statement Date: August 12, 2025

Amount Due: \$23.41

Due Date: September 02, 2025
Account #: 221008882187

DO NOT PAY. Your account will be drafted on September 02, 2025

Account Summary

Current Service Period: July 09, 2025 - August 06, 2025

Previous Amount Due	\$25.96
Payment(s) Received Since Last Statement	-\$25.96

Current Month's Charges	\$23.41
-------------------------	---------

Amount Due by September 02, 2025	\$23.41
----------------------------------	---------

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

Your Energy Insight

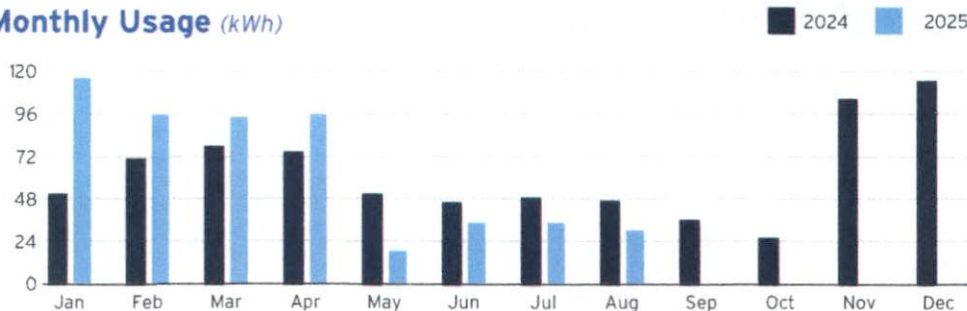
Your average daily kWh used was **50% lower** than the same period last year.

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



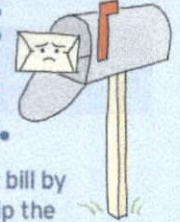
Scan here to view your account online.

Monthly Usage (kWh)



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

Let's be honest.
You don't need me anymore.



You can get your bill by email or text, skip the stamp and pay securely online. Move on to paperless billing.

Log in at TECOaccount.com and select "ON" to enroll.



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

Account #: 221008882187

Due Date: September 02, 2025



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.

Amount Due: \$23.41

Payment Amount: \$ _____

626693134754

Your account will be drafted on September 02, 2025

BERRY BAY COMMUNITY DEVELOPMENT DISTRICT
C/O MERITUS CORP
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:
4812 BERRY GROVE BLVD
WIMAUMA, FL 33598

Account #: 221008882187
Statement Date: August 12, 2025
Charges Due: September 02, 2025

Meter Read

Meter Location: ENTRY MONUMENT

Service Period: Jul 09, 2025 - Aug 06, 2025

Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	Previous Reading	= Total Used	Multiplier	Billing Period
1000251621	08/06/2025	1,899	1,869	30 kWh	1	29 Days

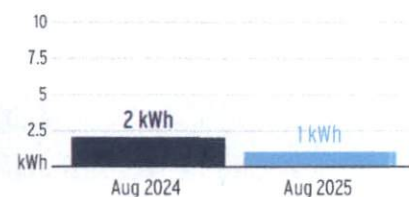
Charge Details



Electric Charges

Daily Basic Service Charge	29 days @ \$0.63000	\$18.27
Energy Charge	30 kWh @ \$0.08641/kWh	\$2.59
Fuel Charge	30 kWh @ \$0.03391/kWh	\$1.02
Storm Protection Charge	30 kWh @ \$0.00577/kWh	\$0.17
Clean Energy Transition Mechanism	30 kWh @ \$0.00418/kWh	\$0.13
Storm Surcharge	30 kWh @ \$0.02121/kWh	\$0.64
Florida Gross Receipt Tax		\$0.59
Electric Service Cost		\$23.41

Avg kWh Used Per Day



Important Messages

Moving? Save time and reduce stress!

Start, stop or transfer your Tampa Electric service 24 hours a day, seven days a week - when it's convenient for you! Choose your service dates, sign up for energy-saving programs and free services, receive your new account number, select a convenient payment method and more. Visit TECOaccount.com/Welcome; it's fast, easy and secure.

Quarterly Fuel Source

Tampa Electric's diverse fuel mix for the 12-month period ending June 2025 includes Natural Gas 79%, Purchased Power 11%, Solar 10% and Coal 0%.

Total Current Month's Charges

\$23.41

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.

All Other

Correspondences:
Tampa Electric
P.O. Box 111
Tampa, FL 33601-0111



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

Contact Us

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

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.



BERRY BAY COMMUNITY DEVELOPMENT
DISTRICT
C/O MERITUS CORP
3043 JUNIPER COVE ST
WIMAUMA, FL 33598

Statement Date: August 12, 2025

Amount Due: \$16.96

Due Date: September 02, 2025

Account #: 221009423916

DO NOT PAY. Your account will be drafted on September 02, 2025

Account Summary

Current Service Period: July 09, 2025 - August 06, 2025

Previous Amount Due	\$18.44
Payment(s) Received Since Last Statement	-\$18.44

Current Month's Charges	\$16.96
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Amount Due by September 02, 2025	\$16.96
----------------------------------	---------

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

Your Energy Insight

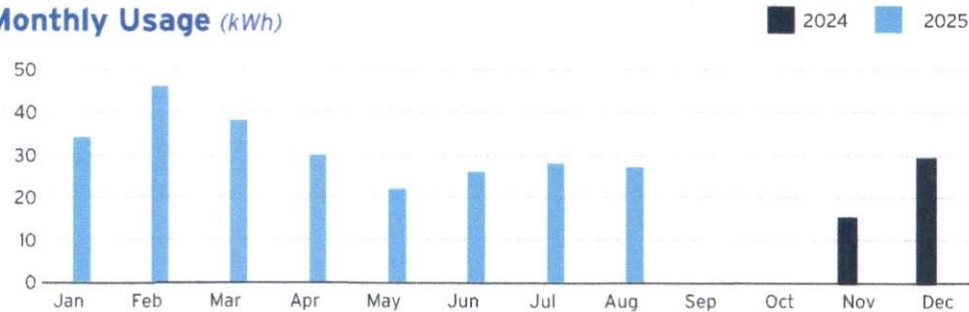


Your average daily kWh used was
0% higher than it was in your
previous period.



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

WHAT'S RAISING YOUR ELECTRIC BILL?

Many factors can raise electric costs, including rate changes, hot weather, storms and your energy use and efficiency. We want you to know what's contributing to higher electric bills, how we're helping and what you can do to save.

TampaElectric.com/2025Bills



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.

BERRY BAY COMMUNITY DEVELOPMENT DISTRICT
C/O MERITUS CORP
2005 PAN AM CIR, STE 300
TAMPA, FL 33607-6008

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

Account #: 221009423916

Due Date: September 02, 2025

Amount Due: \$16.96

Payment Amount: \$ _____

697062119153

Your account will be
drafted on September 02, 2025

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:
3043 JUNIPER COVE ST
WIMAUMA, FL 33598

Account #: 221009423916
Statement Date: August 12, 2025
Charges Due: September 02, 2025

Meter Read

Service Period: Jul 09, 2025 - Aug 06, 2025

Rate Schedule: Residential Service

Meter Number	Read Date	Current Reading	- Previous Reading	= Total Used	Multiplier	Billing Period
1000941219	08/06/2025	295	268	27 kWh	1	29 Days

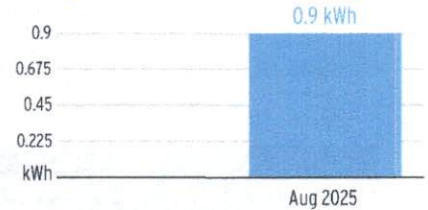
Charge Details



Electric Charges

Daily Basic Service Charge	29 days @ \$0.43000	\$12.47
Energy Charge	27 kWh @ \$0.08924/kWh	\$2.41
Fuel Charge	27 kWh @ \$0.03044/kWh	\$0.82
Storm Protection Charge	27 kWh @ \$0.00722/kWh	\$0.19
Clean Energy Transition Mechanism	27 kWh @ \$0.00406/kWh	\$0.11
Storm Surcharge	27 kWh @ \$0.01995/kWh	\$0.54
Florida Gross Receipt Tax		\$0.42
Electric Service Cost		\$16.96

Avg kWh Used Per Day



Important Messages

Moving? Save time and reduce stress!
Start, stop or transfer your Tampa Electric service 24 hours a day, seven days a week - when it's convenient for you! Choose your service dates, sign up for energy-saving programs and free services, receive your new account number, select a convenient payment method and more. Visit TECOaccount.com/Welcome; it's fast, easy and secure.

Quarterly Fuel Source

Tampa Electric's diverse fuel mix for the 12-month period ending June 2025 includes Natural Gas 79%, Purchased Power 11%, Solar 10% and Coal 0%.

Total Current Month's Charges

\$16.96

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



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P.O. Box 31318
Tampa, FL 33631-3318
Mail your payment in the enclosed envelope.



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Phone

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866-689-6469

All Other Correspondences:
Tampa Electric
P.O. Box 111
Tampa, FL 33601-0111

Contact Us

Online:

TampaElectric.com

Phone:

Commercial Customer Care:

866-832-6249

Residential Customer Care:

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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

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BERRY BAY COMMUNITY DEVELOPMENT
DISTRICT
C/O MERITUS CORP
5380 NIGHT TIDE LN
WIMAUMA, FL 33598

Statement Date: August 12, 2025

Amount Due: \$1,474.13

Due Date: September 02, 2025

Account #: 221008893150

DO NOT PAY. Your account will be drafted on September 02, 2025

Account Summary

Current Service Period: July 09, 2025 - August 06, 2025

Previous Amount Due	\$1,455.31
Payment(s) Received Since Last Statement	-\$1,455.31

Current Month's Charges	\$1,474.13
-------------------------	------------

Amount Due by September 02, 2025	\$1,474.13
----------------------------------	------------

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

Your Energy Insight

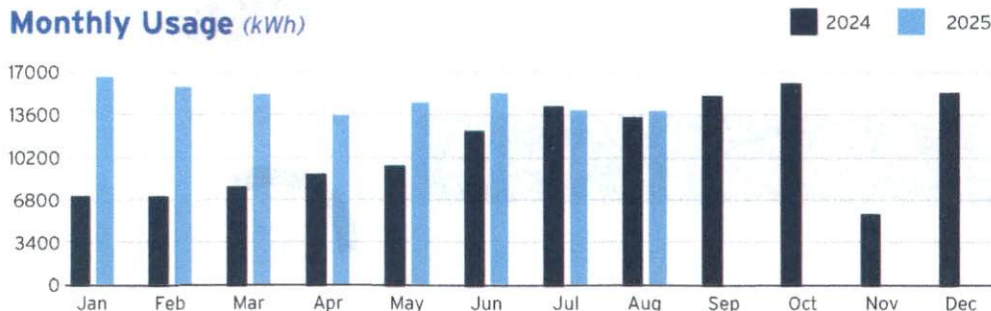
Your average daily kWh used was **4.37% higher** than the same period last year.

Your peak billing demand was **7.14% higher** than the same period last year.



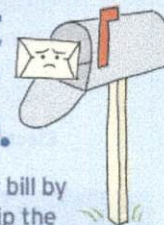
Scan here to view your account online.

Monthly Usage (kWh)



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

Let's be honest.
You don't need me anymore.



You can get your bill by email or text, skip the stamp and pay securely online. Move on to paperless billing.

Log in at TECOaccount.com and select "ON" to enroll.



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

Account #: 221008893150

Due Date: September 02, 2025



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.

Amount Due: \$1,474.13

Payment Amount: \$ _____

626693134755

Your account will be drafted on September 02, 2025

BERRY BAY COMMUNITY DEVELOPMENT DISTRICT
C/O MERITUS CORP
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:
5380 NIGHT TIDE LN
WIMAUMA, FL 33598

Account #: 221008893150
Statement Date: August 12, 2025
Charges Due: September 02, 2025

Meter Read

Service Period: Jul 09, 2025 - Aug 06, 2025

Rate Schedule: General Service Demand - Standard

Meter Number	Read Date	Current Reading	Previous Reading	= Total Used	Multiplier	Billing Period
1000758597	08/06/2025	46,986	33,114	13,872 kWh	1	29 Days
1000758597	08/06/2025	30.08	0	30.08 kW	1	29 Days

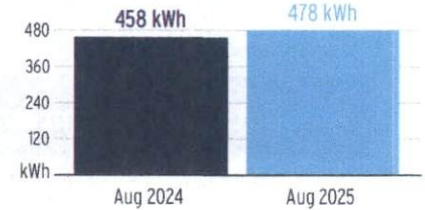
Charge Details



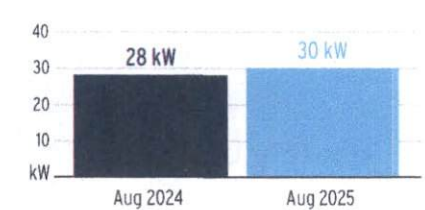
Electric Charges

Daily Basic Service Charge	29 days @ \$1.06000	\$30.74
Billing Demand Charge	30 kW @ \$18.07000/kW	\$542.10
Energy Charge	13,872 kWh @ \$0.00773/kWh	\$107.23
Fuel Charge	13,872 kWh @ \$0.03391/kWh	\$470.40
Capacity Charge	30 kW @ \$0.30000/kW	\$9.00
Storm Protection Charge	30 kW @ \$2.08000/kW	\$62.40
Energy Conservation Charge	30 kW @ \$0.93000/kW	\$27.90
Environmental Cost Recovery	13,872 kWh @ \$0.00068/kWh	\$9.43
Clean Energy Transition Mechanism	30 kW @ \$1.15000/kW	\$34.50
Storm Surcharge	13,872 kWh @ \$0.01035/kWh	\$143.58
Florida Gross Receipt Tax		\$36.85
Electric Service Cost		\$1,474.13

Avg kWh Used Per Day



Billing Demand (kW)



Load Factor



Decreasing the proportion of your electricity utilized at peak will improve your load factor.

Total Current Month's Charges

\$1,474.13

For more information about your bill and understanding your charges, please visit [TampaElectric.com](https://www.tampaelectric.com)

Ways To Pay Your Bill



Bank Draft

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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.



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

Contact Us

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

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BERRY BAY COMMUNITY DEVELOPMENT
DISTRICT
C/O MERITUS CORP
BERRY GROVE BLVD PH2 VILLAGE F
WIMAUMA, FL 33598

Statement Date: August 12, 2025

Amount Due: \$1,025.36

Due Date: September 02, 2025

Account #: 221008992960

DO NOT PAY. Your account will be drafted on September 02, 2025

Account Summary

Current Service Period: July 09, 2025 - August 06, 2025

Previous Amount Due	\$1,025.36
Payment(s) Received Since Last Statement	-\$1,025.36

Current Month's Charges	\$1,025.36
-------------------------	------------

Amount Due by September 02, 2025	\$1,025.36
----------------------------------	------------

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



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your account online.

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anymore.

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email or text, skip the
stamp and pay securely online.
Move on to paperless billing.

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and select "ON" to enroll.

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

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

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



Account #: 221008992960

Due Date: September 02, 2025

Amount Due: \$1,025.36

Payment Amount: \$ _____

626693134757

Your account will be
drafted on September 02, 2025

BERRY BAY COMMUNITY DEVELOPMENT DISTRICT
C/O MERITUS CORP
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:
BERRY GROVE BLVD PH2 VILLAGE F
WIMAUMA, FL 33598

Account #: 221008992960
Statement Date: August 12, 2025
Charges Due: September 02, 2025

Service Period: Jul 09, 2025 - Aug 06, 2025

Rate Schedule: Lighting Service

Charge Details



Electric Charges

Lighting Service Items LS-1 (Bright Choices) for 29 days

Lighting Energy Charge	418 kWh @ \$0.03412/kWh	\$14.26
Fixture & Maintenance Charge	22 Fixtures	\$365.42
Lighting Pole / Wire	22 Poles	\$623.04
Lighting Fuel Charge	418 kWh @ \$0.03363/kWh	\$14.06
Storm Protection Charge	418 kWh @ \$0.00559/kWh	\$2.34
Clean Energy Transition Mechanism	418 kWh @ \$0.00043/kWh	\$0.18
Storm Surcharge	418 kWh @ \$0.01230/kWh	\$5.14
Florida Gross Receipt Tax		\$0.92

Lighting Charges

\$1,025.36

Total Current Month's Charges

\$1,025.36

Important Messages

Moving? Save time and reduce stress!
Start, stop or transfer your Tampa Electric service 24 hours a day, seven days a week - when it's convenient for you! Choose your service dates, sign up for energy-saving programs and free services, receive your new account number, select a convenient payment method and more. Visit TECOaccount.com/Welcome; it's fast, easy and secure.

Quarterly Fuel Source

Tampa Electric's diverse fuel mix for the 12-month period ending June 2025 includes Natural Gas 79%, Purchased Power 11%, Solar 10% and Coal 0%.

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

Ways To Pay Your Bill



Bank Draft

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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.



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

Contact Us

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

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BERRY BAY COMMUNITY DEVELOPMENT
DISTRICT
C/O MERITUS CORP
BERRY GROVE AND MARINE
WIMAUMA, FL 33598

Statement Date: August 12, 2025

Amount Due: \$512.68

Due Date: September 02, 2025

Account #: 221008963334

DO NOT PAY. Your account will be drafted on September 02, 2025

Account Summary

Current Service Period: July 09, 2025 - August 06, 2025

Previous Amount Due \$512.68

Payment(s) Received Since Last Statement -\$512.68

Current Month's Charges \$512.68

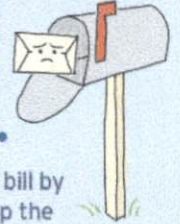
Amount Due by September 02, 2025 \$512.68

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



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anymore.



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Move on to paperless billing.

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and select "ON" to enroll.

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 #: 221008963334

Due Date: September 02, 2025



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.

Amount Due: \$512.68

Payment Amount: \$ _____

626693134756

Your account will be
drafted on September 02, 2025

BERRY BAY COMMUNITY DEVELOPMENT DISTRICT
C/O MERITUS CORP
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:
BERRY GROVE AND MARINE
WIMAUMA, FL 33598

Account #: 221008963334
Statement Date: August 12, 2025
Charges Due: September 02, 2025

Service Period: Jul 09, 2025 - Aug 06, 2025

Rate Schedule: Lighting Service

Charge Details



Electric Charges

Lighting Service Items LS-1 (Bright Choices) for 29 days

Lighting Energy Charge	209 kWh @ \$0.03412/kWh	\$7.13
Fixture & Maintenance Charge	11 Fixtures	\$182.71
Lighting Pole / Wire	11 Poles	\$311.52
Lighting Fuel Charge	209 kWh @ \$0.03363/kWh	\$7.03
Storm Protection Charge	209 kWh @ \$0.00559/kWh	\$1.17
Clean Energy Transition Mechanism	209 kWh @ \$0.00043/kWh	\$0.09
Storm Surcharge	209 kWh @ \$0.01230/kWh	\$2.57
Florida Gross Receipt Tax		\$0.46

Lighting Charges

\$512.68

Total Current Month's Charges

\$512.68

Important Messages

Moving? Save time and reduce stress!

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Quarterly Fuel Source

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00000036-00000842-Page 8 of 34

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Ways To Pay Your Bill



Bank Draft

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In-Person

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Mail A Check

Payments:
TECO
P.O. Box 31318
Tampa, FL 33631-3318
Mail your payment in the enclosed envelope.



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

Contact Us

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

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BERRY BAY COMMUNITY DEVELOPMENT
DISTRICT
C/O MERITUS CORP
BERRY BAY PH2 VILLAGE 12
WIMAUMA, FL 33598

Statement Date: August 12, 2025

Amount Due: \$139.82

Due Date: September 02, 2025
Account #: 211032420294

DO NOT PAY. Your account will be drafted on September 02, 2025

Account Summary

Current Service Period: July 09, 2025 - August 06, 2025

Previous Amount Due	\$139.82
Payment(s) Received Since Last Statement	-\$139.82
Current Month's Charges	\$139.82

Amount Due by September 02, 2025 \$139.82

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



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and select "ON" to enroll.

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

Account #: 211032420294

Due Date: September 02, 2025



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.

Amount Due: \$139.82

Payment Amount: \$ _____

650149838692

Your account will be
drafted on September 02, 2025

BERRY BAY COMMUNITY DEVELOPMENT DISTRICT
C/O MERITUS CORP
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:
BERRY BAY PH2 VILLAGE 12
WIMAUMA, FL 33598

Account #: 211032420294
Statement Date: August 12, 2025
Charges Due: September 02, 2025

Service Period: Jul 09, 2025 - Aug 06, 2025

Rate Schedule: Lighting Service

Charge Details



Electric Charges

Lighting Service Items LS-1 (Bright Choices) for 29 days

Lighting Energy Charge	57 kWh @ \$0.03412/kWh	\$1.94
Fixture & Maintenance Charge	3 Fixtures	\$49.83
Lighting Pole / Wire	3 Poles	\$84.96
Lighting Fuel Charge	57 kWh @ \$0.03363/kWh	\$1.92
Storm Protection Charge	57 kWh @ \$0.00559/kWh	\$0.32
Clean Energy Transition Mechanism	57 kWh @ \$0.00043/kWh	\$0.02
Storm Surcharge	57 kWh @ \$0.01230/kWh	\$0.70
Florida Gross Receipt Tax		\$0.13

Lighting Charges

\$139.82

Total Current Month's Charges

\$139.82

Important Messages

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Quarterly Fuel Source

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Ways To Pay Your Bill



Bank Draft

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In-Person

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TECO
P.O. Box 31318
Tampa, FL 33631-3318
Mail your payment in the enclosed envelope.



Credit or Debit Card

Pay by credit Card using KUBRA EZ-Pay at TECOaccount.com. Convenience fee will be charged.



Phone

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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

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BERRY BAY COMMUNITY DEVELOPMENT
DISTRICT
C/O MERITUS CORP
BERRY BAY PH 3 JUNIPER COVE
WIMAUMA, FL 33598

Statement Date: August 12, 2025

Amount Due: \$1,444.82

Due Date: September 02, 2025

Account #: 221008993802

DO NOT PAY. Your account will be drafted on September 02, 2025

Account Summary

Current Service Period: July 09, 2025 - August 06, 2025

Previous Amount Due	\$1,444.82
Payment(s) Received Since Last Statement	-\$1,444.82

Current Month's Charges	\$1,444.82
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Amount Due by September 02, 2025	\$1,444.82
----------------------------------	------------

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



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BERRY BAY COMMUNITY DEVELOPMENT DISTRICT
C/O MERITUS CORP
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.

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

Account #: 221008993802

Due Date: September 02, 2025

Amount Due: \$1,444.82

Payment Amount: \$ _____

626693134758

Your account will be
drafted on September 02, 2025



Service For:
BERRY BAY PH 3 JUNIPER COVE
WIMAUMA, FL 33598

Account #: 221008993802
Statement Date: August 12, 2025
Charges Due: September 02, 2025

Service Period: Jul 09, 2025 - Aug 06, 2025

Rate Schedule: Lighting Service

Charge Details



Electric Charges

Lighting Service Items LS-1 (Bright Choices) for 29 days

Lighting Energy Charge	589 kWh @ \$0.03412/kWh	\$20.10
Fixture & Maintenance Charge	31 Fixtures	\$514.91
Lighting Pole / Wire	31 Poles	\$877.92
Lighting Fuel Charge	589 kWh @ \$0.03363/kWh	\$19.81
Storm Protection Charge	589 kWh @ \$0.00559/kWh	\$3.29
Clean Energy Transition Mechanism	589 kWh @ \$0.00043/kWh	\$0.25
Storm Surcharge	589 kWh @ \$0.01230/kWh	\$7.24
Florida Gross Receipt Tax		\$1.30

Lighting Charges

\$1,444.82

Total Current Month's Charges

\$1,444.82

Important Messages

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In-Person

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P.O. Box 31318
Tampa, FL 33631-3318
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Tampa Electric
P.O. Box 111
Tampa, FL 33601-0111



Credit or Debit Card

Pay by credit Card using KUBRA EZ-Pay at TECOaccount.com. Convenience fee will be charged.



Phone

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813-223-0800 (Hillsborough)

863-299-0800 (Polk County)

888-223-0800 (All Other Counties)

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7-1-1

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BERRY BAY COMMUNITY DEVELOPMENT DISTRICT
C/O MERITUS CORP
2005 PAN AM CIR, STE 300
TAMPA, FL 33607-6008

Statement Date: August 05, 2025

Amount Due: \$11,807.23

Due Date: August 19, 2025

Account #: 321000026104

DO NOT PAY. Your account will be drafted on August 19, 2025

Account Summary

Previous Amount Due	\$10,820.84
Payment(s) Received Since Last Statement	-\$9,898.84
Miscellaneous Credits	-\$926.28
Credit Balance After Payments and Credits	-\$4.28
Current Month's Charges	\$11,811.51

Amount Due by August 19, 2025 \$11,807.23

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

Your Locations With The Highest Usage



5161 PLUMERIA DR,
WIMAUMA, FL 33598

**2,972
KWH**



Scan here to interact with your bill online.

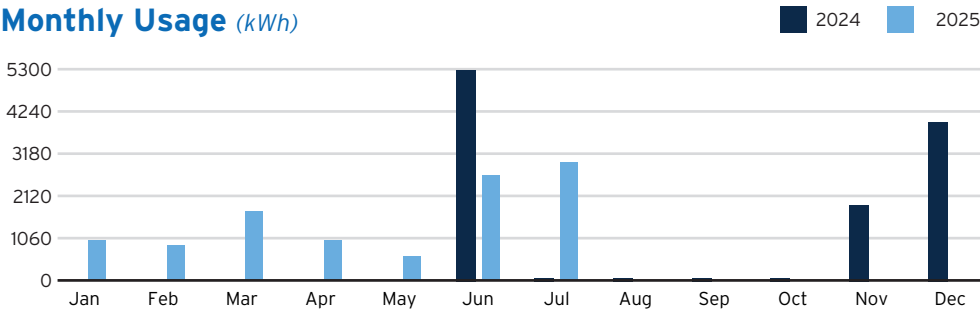


DOWNED IS DANGEROUS!

If you see a downed power line, move a safe distance away and call 911.

Visit [TampaElectric.com/Safety](https://www.tampaelectric.com/safety) for more safety tips.

Monthly Usage (kWh)



Learn about your newly redesigned bill and get deeper insights about your usage by visiting [TECOaccount.com](https://www.tecoaccount.com)



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

Account #: 321000026104

Due Date: August 19, 2025



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](https://www.tampaelectric.com/paperless) to enroll now.

Amount Due: \$11,807.23

Payment Amount: \$ _____

700375003561

Your account will be
drafted on August 19, 2025

BERRY BAY COMMUNITY DEVELOPMENT DISTRICT
C/O MERITUS CORP
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.

Summary of Charges by Service Address

Account Number: 321000026104

Energy Usage From Last Month

Increased Same Decreased

Service Address: US HWY 301 S, WIMAUMA, FL 33598	Sub-Account Number: 211026770647	Amount: \$1,455.72
Service Address: US HWY 301 AND SAFFOLD RD PH2, WIMAUMA, FL 33598	Sub-Account Number: 221008266993	Amount: \$2,331.92
Service Address: US HWY 301 AND SAFFOLD RD PH 1, WIMAUMA, FL 33598	Sub-Account Number: 221008339733	Amount: \$1,129.70
Service Address: SAFFOLD RD AND US HWY 301 S, WIMAUMA, FL 33598	Sub-Account Number: 221008339741	Amount: \$557.22
Service Address: US HWY 301 S VILLAGE K, WIMAUMA, FL 33598	Sub-Account Number: 221008339758	Amount: \$751.78
Service Address: US HWY 301 S VILLAGE M, WIMAUMA, FL 33598	Sub-Account Number: 221008339766	Amount: \$1,603.80
Service Address: US HWY 301 S VILLAGE E, WIMAUMA, FL 33598	Sub-Account Number: 221008348866	Amount: \$501.19
Continued on next page →		

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7-1-1
Power Outage:
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Energy-Saving Programs:
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Summary of Charges by Service Address

Account Number: 321000026104

Energy Usage From Last Month

 Increased  Same  Decreased

Service Address: US HWY 301 S VILLAGE L, WIMAUMA, FL 33598

Sub-Account Number: 221008348874

Amount: \$1,603.80

Service Address: US HWY 301 S VILLAGE G, WIMAUMA, FL 33598

Sub-Account Number: 221008439970

Amount: \$1,353.20

Service Address: 5161 PLUMERIA DR, WIMAUMA, FL 33598						Sub-Account Number: 221008657597			
Meter	Read Date	Current	-	Previous	=	Total Used	Multiplier	Billing Period	Amount
1000861704	07/08/2025	24,866		21,894		2,972 kWh	1	32 Days	\$523.18
									12.7%

Total Current Month's Charges

\$11,811.51



Sub-Account #: 211026770647
Statement Date: 07/31/2025

Service Address: US HWY 301 S, WIMAUMA, FL 33598

Service Period: 06/07/2025 - 07/08/2025 Rate Schedule: Lighting Service

Charge Details



Electric Charges

Lighting Service Items LS-1 (Bright Choices) for 32 days			
Lighting Energy Charge	171 kWh @ \$0.03412/kWh		\$5.83
Fixture & Maintenance Charge	9 Fixtures		\$149.49
Lighting Pole / Wire	42 Poles		\$1189.44
Lighting Fuel Charge	171 kWh @ \$0.03363/kWh		\$5.75
Storm Protection Charge	171 kWh @ \$0.00559/kWh		\$0.96
Clean Energy Transition Mechanism	171 kWh @ \$0.00043/kWh		\$0.07
Storm Surcharge	171 kWh @ \$0.01230/kWh		\$2.10
Florida Gross Receipt Tax			\$0.38
State Tax			\$101.70
Lighting Charges			\$1,455.72

Current Month's Electric Charges \$1,455.72

Billing information continues on next page →



Sub-Account #: 221008266993
Statement Date: 07/31/2025

Service Address: US HWY 301 AND SAFFOLD RD PH2, WIMAUMA, FL 33598

Service Period: 06/06/2025 - 07/07/2025 **Rate Schedule:** Lighting Service

Charge Details

 Electric Charges		
Lighting Service Items LS-1 (Bright Choices) for 32 days		
Lighting Energy Charge	1665 kWh @ \$0.03412/kWh	\$56.81
Fixture & Maintenance Charge	45 Fixtures	\$541.80
Lighting Pole / Wire	45 Poles	\$1479.15
Lighting Fuel Charge	1665 kWh @ \$0.03363/kWh	\$55.99
Storm Protection Charge	1665 kWh @ \$0.00559/kWh	\$9.31
Clean Energy Transition Mechanism	1665 kWh @ \$0.00043/kWh	\$0.72
Storm Surcharge	1665 kWh @ \$0.01230/kWh	\$20.48
Florida Gross Receipt Tax		\$3.67
State Tax		\$163.99
Lighting Charges		\$2,331.92

Current Month's Electric Charges **\$2,331.92**

Billing information continues on next page →



Sub-Account #: 221008339733
Statement Date: 07/31/2025

Service Address: US HWY 301 AND SAFFOLD RD PH 1, WIMAUMA, FL 33598

Service Period: 06/06/2025 - 07/07/2025 **Rate Schedule:** Lighting Service

Charge Details



Electric Charges

Lighting Service Items LS-1 (Bright Choices) for 32 days			
Lighting Energy Charge	982 kWh @ \$0.03412/kWh		\$33.51
Fixture & Maintenance Charge	28 Fixtures		\$350.83
Lighting Pole / Wire	28 Poles		\$612.59
Lighting Fuel Charge	982 kWh @ \$0.03363/kWh		\$33.02
Storm Protection Charge	982 kWh @ \$0.00559/kWh		\$5.49
Clean Energy Transition Mechanism	982 kWh @ \$0.00043/kWh		\$0.42
Storm Surcharge	982 kWh @ \$0.01230/kWh		\$12.08
Florida Gross Receipt Tax			\$2.17
State Tax			\$79.59
Lighting Charges			\$1,129.70

Current Month's Electric Charges	\$1,129.70
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Billing information continues on next page →



Sub-Account #: 221008339741
Statement Date: 07/31/2025

Service Address: SAFFOLD RD AND US HWY 301 S, WIMAUMA, FL 33598

Service Period: 06/07/2025 - 07/08/2025 **Rate Schedule:** Lighting Service

Charge Details

 Electric Charges		
Lighting Service Items LS-1 (Bright Choices) for 32 days		
Lighting Energy Charge	270 kWh @ \$0.03412/kWh	\$9.21
Fixture & Maintenance Charge	10 Fixtures	\$211.10
Lighting Pole / Wire	10 Poles	\$283.20
Lighting Fuel Charge	270 kWh @ \$0.03363/kWh	\$9.08
Storm Protection Charge	270 kWh @ \$0.00559/kWh	\$1.51
Clean Energy Transition Mechanism	270 kWh @ \$0.00043/kWh	\$0.12
Storm Surcharge	270 kWh @ \$0.01230/kWh	\$3.32
Florida Gross Receipt Tax		\$0.60
State Tax		\$39.08
Lighting Charges		\$557.22

Current Month's Electric Charges **\$557.22**

Billing information continues on next page →



Sub-Account #: 221008339758
Statement Date: 07/31/2025

Service Address: US HWY 301 S VILLAGE K, WIMAUMA, FL 33598

Service Period: 06/06/2025 - 07/07/2025 **Rate Schedule:** Lighting Service

Charge Details

 Electric Charges		
Lighting Service Items LS-1 (Bright Choices) for 32 days		
Lighting Energy Charge	285 kWh @ \$0.03412/kWh	\$9.72
Fixture & Maintenance Charge	15 Fixtures	\$249.15
Lighting Pole / Wire	15 Poles	\$424.80
Lighting Fuel Charge	285 kWh @ \$0.03363/kWh	\$9.58
Storm Protection Charge	285 kWh @ \$0.00559/kWh	\$1.59
Clean Energy Transition Mechanism	285 kWh @ \$0.00043/kWh	\$0.12
Storm Surcharge	285 kWh @ \$0.01230/kWh	\$3.51
Florida Gross Receipt Tax		\$0.63
State Tax		\$52.68
Lighting Charges		\$751.78

Current Month's Electric Charges **\$751.78**

Billing information continues on next page →



Sub-Account #: 221008339766
Statement Date: 07/31/2025

Service Address: US HWY 301 S VILLAGE M, WIMAUMA, FL 33598

Service Period: 06/06/2025 - 07/07/2025 **Rate Schedule:** Lighting Service

Charge Details



Electric Charges

Lighting Service Items LS-1 (Bright Choices) for 32 days			
Lighting Energy Charge	608 kWh @ \$0.03412/kWh		\$20.74
Fixture & Maintenance Charge	32 Fixtures		\$531.52
Lighting Pole / Wire	32 Poles		\$906.24
Lighting Fuel Charge	608 kWh @ \$0.03363/kWh		\$20.45
Storm Protection Charge	608 kWh @ \$0.00559/kWh		\$3.40
Clean Energy Transition Mechanism	608 kWh @ \$0.00043/kWh		\$0.26
Storm Surcharge	608 kWh @ \$0.01230/kWh		\$7.48
Florida Gross Receipt Tax			\$1.34
State Tax			\$112.37
Lighting Charges			\$1,603.80

Current Month's Electric Charges	\$1,603.80
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Billing information continues on next page →



Sub-Account #: 221008348866
Statement Date: 07/31/2025

Service Address: US HWY 301 S VILLAGE E, WIMAUMA, FL 33598

Service Period: 06/07/2025 - 07/08/2025 **Rate Schedule:** Lighting Service

Charge Details

 Electric Charges		
Lighting Service Items LS-1 (Bright Choices) for 32 days		
Lighting Energy Charge	190 kWh @ \$0.03412/kWh	\$6.48
Fixture & Maintenance Charge	10 Fixtures	\$166.10
Lighting Pole / Wire	10 Poles	\$283.20
Lighting Fuel Charge	190 kWh @ \$0.03363/kWh	\$6.39
Storm Protection Charge	190 kWh @ \$0.00559/kWh	\$1.06
Clean Energy Transition Mechanism	190 kWh @ \$0.00043/kWh	\$0.08
Storm Surcharge	190 kWh @ \$0.01230/kWh	\$2.34
Florida Gross Receipt Tax		\$0.42
State Tax		\$35.12
Lighting Charges		\$501.19

Current Month's Electric Charges **\$501.19**

Billing information continues on next page →



Sub-Account #: 221008348874
Statement Date: 07/31/2025

Service Address: US HWY 301 S VILLAGE L, WIMAUMA, FL 33598

Service Period: 06/07/2025 - 07/08/2025 **Rate Schedule:** Lighting Service

Charge Details



Electric Charges

Lighting Service Items LS-1 (Bright Choices) for 32 days			
Lighting Energy Charge	608 kWh @ \$0.03412/kWh		\$20.74
Fixture & Maintenance Charge	32 Fixtures		\$531.52
Lighting Pole / Wire	32 Poles		\$906.24
Lighting Fuel Charge	608 kWh @ \$0.03363/kWh		\$20.45
Storm Protection Charge	608 kWh @ \$0.00559/kWh		\$3.40
Clean Energy Transition Mechanism	608 kWh @ \$0.00043/kWh		\$0.26
Storm Surcharge	608 kWh @ \$0.01230/kWh		\$7.48
Florida Gross Receipt Tax			\$1.34
State Tax			\$112.37
Lighting Charges			\$1,603.80

Current Month's Electric Charges **\$1,603.80**

Billing information continues on next page →



Sub-Account #: 221008439970
Statement Date: 07/31/2025

Service Address: US HWY 301 S VILLAGE G, WIMAUMA, FL 33598

Service Period: 06/07/2025 - 07/08/2025 **Rate Schedule:** Lighting Service

Charge Details

 Electric Charges		
Lighting Service Items LS-1 (Bright Choices) for 32 days		
Lighting Energy Charge	513 kWh @ \$0.03412/kWh	\$17.50
Fixture & Maintenance Charge	27 Fixtures	\$448.47
Lighting Pole / Wire	27 Poles	\$764.64
Lighting Fuel Charge	513 kWh @ \$0.03363/kWh	\$17.25
Storm Protection Charge	513 kWh @ \$0.00559/kWh	\$2.87
Clean Energy Transition Mechanism	513 kWh @ \$0.00043/kWh	\$0.22
Storm Surcharge	513 kWh @ \$0.01230/kWh	\$6.31
Florida Gross Receipt Tax		\$1.13
State Tax		\$94.81
Lighting Charges		\$1,353.20

Current Month's Electric Charges \$1,353.20

Billing information continues on next page →



Sub-Account #: 221008657597
Statement Date: 07/31/2025

Service Address: 5161 PLUMERIA DR, WIMAUMA, FL 33598

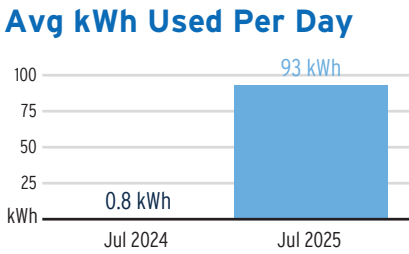
Meter Read

Meter Location: IRRIGATION
Service Period: 06/07/2025 - 07/08/2025 Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000861704	07/08/2025	24,866		21,894		2,972 kWh	1	32 Days

Charge Details

 Electric Charges		
Daily Basic Service Charge	32 days @ \$0.63000	\$20.16
Energy Charge	2,972 kWh @ \$0.08641/kWh	\$256.81
Fuel Charge	2,972 kWh @ \$0.03391/kWh	\$100.78
Storm Protection Charge	2,972 kWh @ \$0.00577/kWh	\$17.15
Clean Energy Transition Mechanism	2,972 kWh @ \$0.00418/kWh	\$12.42
Storm Surcharge	2,972 kWh @ \$0.02121/kWh	\$63.04
Florida Gross Receipt Tax		\$12.06
Electric Service Cost		\$482.42
State Tax		\$40.76
Total Electric Cost, Local Fees and Taxes		\$523.18



Current Month's Electric Charges \$523.18

Total Current Month's Charges \$11,811.51

 Miscellaneous Credits	
Deposit Refund	-\$922.00
During our annual review of accounts, we found that your account is over-secured. We have credited a portion of your deposit to better reflect your typical usage.	
Interest for Cash Security Deposit	-\$4.28
Total Current Month's Credits	-\$926.28



BERRY BAY COMMUNITY DEVELOPMENT DISTRICT
C/O MERITUS CORP
2005 PAN AM CIR, STE 300
TAMPA, FL 33607-6008

Statement Date: August 05, 2025

Amount Due: \$11,807.23

Due Date: August 19, 2025

Account #: 321000026104

DO NOT PAY. Your account will be drafted on August 19, 2025

Account Summary

Previous Amount Due	\$10,820.84
Payment(s) Received Since Last Statement	-\$9,898.84
Miscellaneous Credits	-\$926.28
Credit Balance After Payments and Credits	-\$4.28
Current Month's Charges	\$11,811.51

Amount Due by August 19, 2025 \$11,807.23

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

Your Locations With The Highest Usage



5161 PLUMERIA DR,
WIMAUMA, FL 33598

**2,972
KWH**



Scan here to interact with your bill online.

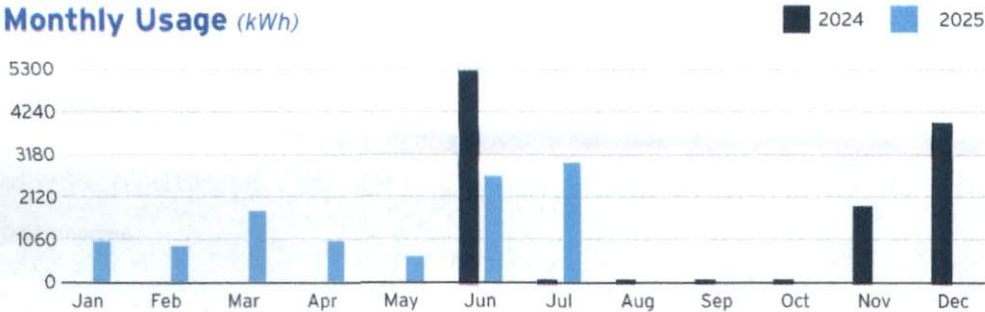


DOWNED IS DANGEROUS!

If you see a downed power line, move a safe distance away and call 911.

Visit [TampaElectric.com/Safety](https://www.tampaelectric.com/Safety) for more safety tips.

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.

Account #: 321000026104

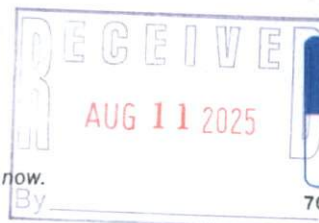
Due Date: August 19, 2025



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.



Amount Due: \$11,807.23

Payment Amount: \$ _____

700375003561

Your account will be drafted on August 19, 2025

00000014 FTECO508052523305010 00000 01 00000000 14 007

BERRY BAY COMMUNITY DEVELOPMENT DISTRICT
C/O MERITUS CORP
2005 PAN AM CIR, STE 300
TAMPA, FL 33607-2359

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.

Summary of Charges by Service Address

Account Number: 321000026104

Energy Usage From Last Month

 Increased
  Same
  Decreased

Service Address: US HWY 301 S, WIMAUMA, FL 33598

Sub-Account Number: 211026770647

Amount: \$1,455.72

Service Address: US HWY 301 AND SAFFOLD RD PH2, WIMAUMA, FL 33598

Sub-Account Number: 221008266993

Amount: \$2,331.92

Service Address: US HWY 301 AND SAFFOLD RD PH 1, WIMAUMA, FL 33598

Sub-Account Number: 221008339733

Amount: \$1,129.70

Service Address: SAFFOLD RD AND US HWY 301 S, WIMAUMA, FL 33598

Sub-Account Number: 221008339741

Amount: \$557.22

Service Address: US HWY 301 S VILLAGE K, WIMAUMA, FL 33598

Sub-Account Number: 221008339758

Amount: \$751.78

Service Address: US HWY 301 S VILLAGE M, WIMAUMA, FL 33598

Sub-Account Number: 221008339766

Amount: \$1,603.80

Service Address: US HWY 301 S VILLAGE E, WIMAUMA, FL 33598

Sub-Account Number: 221008348866

Amount: \$501.19

Continued on next page →

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.



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

Contact Us

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

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.

Summary of Charges by Service Address

Account Number: 321000026104

Energy Usage From Last Month

☒ Increased
 ☐ Same
 ☐ Decreased

Service Address: US HWY 301 S VILLAGE L, WIMAUMA, FL 33598

Sub-Account Number: 221008348874

Amount: \$1,603.80

Service Address: US HWY 301 S VILLAGE G, WIMAUMA, FL 33598

Sub-Account Number: 221008439970

Amount: \$1,353.20

Service Address: 5161 PLUMERIA DR, WIMAUMA, FL 33598

Sub-Account Number: 221008657597

Meter	Read Date	Current	-	Previous	=	Total Used	Multiplier	Billing Period	Amount
1000861704	07/08/2025	24,866		21,894		2,972 kWh	1	32 Days	\$523.18
									☒ 12.7%

Total Current Month's Charges

\$11,811.51

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Sub-Account #: 211026770647
Statement Date: 07/31/2025

Service Address: US HWY 301 S, WIMAUMA, FL 33598

Service Period: 06/07/2025 - 07/08/2025

Rate Schedule: Lighting Service

Charge Details



Electric Charges

Lighting Service Items LS-1 (Bright Choices) for 32 days

Lighting Energy Charge	171 kWh @ \$0.03412/kWh	\$5.83
Fixture & Maintenance Charge	9 Fixtures	\$149.49
Lighting Pole / Wire	42 Poles	\$1189.44
Lighting Fuel Charge	171 kWh @ \$0.03363/kWh	\$5.75
Storm Protection Charge	171 kWh @ \$0.00559/kWh	\$0.96
Clean Energy Transition Mechanism	171 kWh @ \$0.00043/kWh	\$0.07
Storm Surcharge	171 kWh @ \$0.01230/kWh	\$2.10
Florida Gross Receipt Tax		\$0.38
State Tax		\$101.70
Lighting Charges		\$1,455.72

Current Month's Electric Charges

\$1,455.72

Billing information continues on next page →



Sub-Account #: 221008266993
Statement Date: 07/31/2025

Service Address: US HWY 301 AND SAFFOLD RD PH2, WIMAUMA, FL 33598

Service Period: 06/06/2025 - 07/07/2025

Rate Schedule: Lighting Service

Charge Details



Electric Charges

Lighting Service Items LS-1 (Bright Choices) for 32 days

Lighting Energy Charge	1665 kWh @ \$0.03412/kWh	\$56.81
Fixture & Maintenance Charge	45 Fixtures	\$541.80
Lighting Pole / Wire	45 Poles	\$1479.15
Lighting Fuel Charge	1665 kWh @ \$0.03363/kWh	\$55.99
Storm Protection Charge	1665 kWh @ \$0.00559/kWh	\$9.31
Clean Energy Transition Mechanism	1665 kWh @ \$0.00043/kWh	\$0.72
Storm Surcharge	1665 kWh @ \$0.01230/kWh	\$20.48
Florida Gross Receipt Tax		\$3.67
State Tax		\$163.99

Lighting Charges **\$2,331.92**

Current Month's Electric Charges

\$2,331.92

Billing information continues on next page →





Sub-Account #: 221008339733
Statement Date: 07/31/2025

Service Address: US HWY 301 AND SAFFOLD RD PH 1, WIMAUMA, FL 33598

Service Period: 06/06/2025 - 07/07/2025

Rate Schedule: Lighting Service

Charge Details



Electric Charges

Lighting Service Items LS-1 (Bright Choices) for 32 days

Lighting Energy Charge	982 kWh @ \$0.03412/kWh	\$33.51
Fixture & Maintenance Charge	28 Fixtures	\$350.83
Lighting Pole / Wire	28 Poles	\$612.59
Lighting Fuel Charge	982 kWh @ \$0.03363/kWh	\$33.02
Storm Protection Charge	982 kWh @ \$0.00559/kWh	\$5.49
Clean Energy Transition Mechanism	982 kWh @ \$0.00043/kWh	\$0.42
Storm Surcharge	982 kWh @ \$0.01230/kWh	\$12.08
Florida Gross Receipt Tax		\$2.17
State Tax		\$79.59

Lighting Charges **\$1,129.70**

Current Month's Electric Charges

\$1,129.70

Billing information continues on next page →



Sub-Account #: 221008339741
Statement Date: 07/31/2025

Service Address: SAFFOLD RD AND US HWY 301 S, WIMAUMA, FL 33598

Service Period: 06/07/2025 - 07/08/2025

Rate Schedule: Lighting Service

Charge Details



Electric Charges

Lighting Service Items LS-1 (Bright Choices) for 32 days

Lighting Energy Charge	270 kWh @ \$0.03412/kWh	\$9.21
Fixture & Maintenance Charge	10 Fixtures	\$211.10
Lighting Pole / Wire	10 Poles	\$283.20
Lighting Fuel Charge	270 kWh @ \$0.03363/kWh	\$9.08
Storm Protection Charge	270 kWh @ \$0.00559/kWh	\$1.51
Clean Energy Transition Mechanism	270 kWh @ \$0.00043/kWh	\$0.12
Storm Surcharge	270 kWh @ \$0.01230/kWh	\$3.32
Florida Gross Receipt Tax		\$0.60
State Tax		\$39.08

Lighting Charges **\$557.22**

Current Month's Electric Charges

\$557.22

Billing information continues on next page →

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Sub-Account #: 221008339758
Statement Date: 07/31/2025

Service Address: US HWY 301 S VILLAGE K, WIMAUMA, FL 33598

Service Period: 06/06/2025 - 07/07/2025

Rate Schedule: Lighting Service

Charge Details



Electric Charges

Lighting Service Items LS-1 (Bright Choices) for 32 days

Lighting Energy Charge	285 kWh @ \$0.03412/kWh	\$9.72
Fixture & Maintenance Charge	15 Fixtures	\$249.15
Lighting Pole / Wire	15 Poles	\$424.80
Lighting Fuel Charge	285 kWh @ \$0.03363/kWh	\$9.58
Storm Protection Charge	285 kWh @ \$0.00559/kWh	\$1.59
Clean Energy Transition Mechanism	285 kWh @ \$0.00043/kWh	\$0.12
Storm Surcharge	285 kWh @ \$0.01230/kWh	\$3.51
Florida Gross Receipt Tax		\$0.63
State Tax		\$52.68

Lighting Charges **\$751.78**

Current Month's Electric Charges

\$751.78

Billing information continues on next page →



Sub-Account #: 221008339766
Statement Date: 07/31/2025

Service Address: US HWY 301 S VILLAGE M, WIMAUMA, FL 33598

Service Period: 06/06/2025 - 07/07/2025

Rate Schedule: Lighting Service

Charge Details



Electric Charges

Lighting Service Items LS-1 (Bright Choices) for 32 days

Lighting Energy Charge	608 kWh @ \$0.03412/kWh	\$20.74
Fixture & Maintenance Charge	32 Fixtures	\$531.52
Lighting Pole / Wire	32 Poles	\$906.24
Lighting Fuel Charge	608 kWh @ \$0.03363/kWh	\$20.45
Storm Protection Charge	608 kWh @ \$0.00559/kWh	\$3.40
Clean Energy Transition Mechanism	608 kWh @ \$0.00043/kWh	\$0.26
Storm Surcharge	608 kWh @ \$0.01230/kWh	\$7.48
Florida Gross Receipt Tax		\$1.34
State Tax		\$112.37

Lighting Charges **\$1,603.80**

Current Month's Electric Charges

\$1,603.80

Billing information continues on next page →

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Sub-Account #: 221008348866
Statement Date: 07/31/2025

Service Address: US HWY 301 S VILLAGE E, WIMAUMA, FL 33598

Service Period: 06/07/2025 - 07/08/2025

Rate Schedule: Lighting Service

Charge Details



Electric Charges

Lighting Service Items LS-1 (Bright Choices) for 32 days

Lighting Energy Charge	190 kWh @ \$0.03412/kWh	\$6.48
Fixture & Maintenance Charge	10 Fixtures	\$166.10
Lighting Pole / Wire	10 Poles	\$283.20
Lighting Fuel Charge	190 kWh @ \$0.03363/kWh	\$6.39
Storm Protection Charge	190 kWh @ \$0.00559/kWh	\$1.06
Clean Energy Transition Mechanism	190 kWh @ \$0.00043/kWh	\$0.08
Storm Surcharge	190 kWh @ \$0.01230/kWh	\$2.34
Florida Gross Receipt Tax		\$0.42
State Tax		\$35.12

Lighting Charges

\$501.19

Current Month's Electric Charges

\$501.19

Billing information continues on next page →



Sub-Account #: 221008348874
Statement Date: 07/31/2025

Service Address: US HWY 301 S VILLAGE L, WIMAUMA, FL 33598

Service Period: 06/07/2025 - 07/08/2025

Rate Schedule: Lighting Service

Charge Details



Electric Charges

Lighting Service Items LS-1 (Bright Choices) for 32 days

Lighting Energy Charge	608 kWh @ \$0.03412/kWh	\$20.74
Fixture & Maintenance Charge	32 Fixtures	\$531.52
Lighting Pole / Wire	32 Poles	\$906.24
Lighting Fuel Charge	608 kWh @ \$0.03363/kWh	\$20.45
Storm Protection Charge	608 kWh @ \$0.00559/kWh	\$3.40
Clean Energy Transition Mechanism	608 kWh @ \$0.00043/kWh	\$0.26
Storm Surcharge	608 kWh @ \$0.01230/kWh	\$7.48
Florida Gross Receipt Tax		\$1.34
State Tax		\$112.37

Lighting Charges **\$1,603.80**

Current Month's Electric Charges

\$1,603.80

Billing information continues on next page →

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Sub-Account #: 221008439970
Statement Date: 07/31/2025

Service Address: US HWY 301 S VILLAGE G, WIMAUMA, FL 33598

Service Period: 06/07/2025 - 07/08/2025

Rate Schedule: Lighting Service

Charge Details



Electric Charges

Lighting Service Items LS-1 (Bright Choices) for 32 days

Lighting Energy Charge	513 kWh @ \$0.03412/kWh	\$17.50
Fixture & Maintenance Charge	27 Fixtures	\$448.47
Lighting Pole / Wire	27 Poles	\$764.64
Lighting Fuel Charge	513 kWh @ \$0.03363/kWh	\$17.25
Storm Protection Charge	513 kWh @ \$0.00559/kWh	\$2.87
Clean Energy Transition Mechanism	513 kWh @ \$0.00043/kWh	\$0.22
Storm Surcharge	513 kWh @ \$0.01230/kWh	\$6.31
Florida Gross Receipt Tax		\$1.13
State Tax		\$94.81

Lighting Charges

\$1,353.20

Current Month's Electric Charges

\$1,353.20

Billing information continues on next page →



Sub-Account #: 221008657597
Statement Date: 07/31/2025

Service Address: 5161 PLUMERIA DR, WIMAUMA, FL 33598

Meter Read

Meter Location: IRRIGATION

Service Period: 06/07/2025 - 07/08/2025

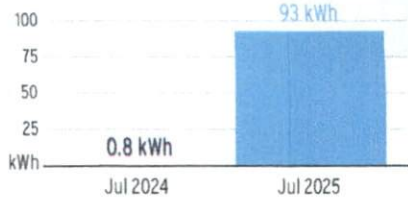
Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000861704	07/08/2025	24,866		21,894		2,972 kWh	1	32 Days

Charge Details

	Electric Charges		
Daily Basic Service Charge	32 days @ \$0.63000		\$20.16
Energy Charge	2,972 kWh @ \$0.08641/kWh		\$256.81
Fuel Charge	2,972 kWh @ \$0.03391/kWh		\$100.78
Storm Protection Charge	2,972 kWh @ \$0.00577/kWh		\$17.15
Clean Energy Transition Mechanism	2,972 kWh @ \$0.00418/kWh		\$12.42
Storm Surcharge	2,972 kWh @ \$0.02121/kWh		\$63.04
Florida Gross Receipt Tax			\$12.06
Electric Service Cost			\$482.42
State Tax			\$40.76
Total Electric Cost, Local Fees and Taxes			\$523.18

Avg kWh Used Per Day



Current Month's Electric Charges	\$523.18
----------------------------------	----------

Total Current Month's Charges	\$11,811.51
-------------------------------	-------------

	Miscellaneous Credits	
Deposit Refund		-\$922.00
During our annual review of accounts, we found that your account is over-secured. We have credited a portion of your deposit to better reflect your typical usage.		
Interest for Cash Security Deposit		-\$4.28
Total Current Month's Credits		-\$926.28

00000014-0000084-Page 13 of 14



BLUE LIFE POOL SERVICE
PO Box 1628
Land O Lakes, FL 34639-1628
USA
+18135975009
accounts@bluelifepools.com
www.bluelifepools.com

Invoice



BILL TO
BERRY BAY 5380 NIGHT TIDE LN WIMAUMA, FL 33598

SHIP TO
BERRY BAY 5380 NIGHT TIDE LN WIMAUMA, FL 33598

INVOICE #	DATE	TOTAL DUE	DUE DATE	TERMS	ENCLOSED
19891	08/01/2025	\$2,000.00	08/31/2025	Net 30	

DATE	ITEM	DESCRIPTION	QTY	RATE	AMOUNT
	CLEANING	REGULAR POOL SERVICE	1	2,000.00	2,000.00

SUBTOTAL	2,000.00
TAX	0.00
TOTAL	2,000.00
BALANCE DUE	\$2,000.00

Pay invoice

Attendance Confirmation
for
BOARD OF SUPERVISORS

District Name:	Berry Bay CDD
Board Meeting Date:	August 07, 2025

	Name	In Attendance Please X	Paid
1	Carlos de la Ossa	X	\$200
2	Nick Dister		X
3	Ryan Motko	X	\$200
4	Kelly Evans	X	\$200
5	Chloe Firebaugh	x	\$200

The supervisors present at the above referenced meeting should be compensated accordingly

Approved for payment:

Jayna Cooper	08/07/2025
District Manager Signature	Date

**** PLEASE RETURN SIGNED DOCUMENT TO LORI BINGLE****

JobePestServices
 3179 Marine Grass drive
 wimauma, fl 33598
 (407) 759-8692

INVOICE



Berry bay CDD
 Berry bay CDD
 2005 Pan Am Circle ste 300
 Tampa, Florida 33607

SERVICE ADDRESS
 Berry bay CDD
 5380 Night Tide Lane
 Wimauma, Florida 33598

PRIMARY CONTACT
 Berry bay CDD
 8133345882 Mobile

ACCOUNT# 5043

INVOICE 5781

07/30/2025

ITEM	COST	QTY	PRICE
Commercial Monthly			
Commercial monthly	\$140.00	1	\$140.00
Terms	Subtotal		\$140.00
Payment is due on receipt.	Total		\$140.00
Notes	Amount Paid		\$0.00
Your exterior of the clubhouse was treated today A liquid residual barrier was applied to your to the building and the pool area along with a granular application. Playground, picnic area, mailbox and recreation areas was treated Thank you for your business	Amount Due		\$140.00
	Account Balance		\$0.00
	Balance Due		\$140.00

MATERIAL / EPA #	UNIT	DILUTION	METHOD	LOCATION	TARGET	CUSTOM MATERIAL
Duraflex zc 6% 53883-426	3 gal					
Intice 10% 73079-6	2 lb					

Attendance Confirmation
for
BOARD OF SUPERVISORS

District Name:	Berry Bay CDD
Board Meeting Date:	August 07, 2025

	Name	In Attendance Please X	Paid
1	Carlos de la Ossa	X	\$200
2	Nick Dister		X
3	Ryan Motko	X	\$200
4	Kelly Evans	X	\$200
5	Chloe Firebaugh	x	\$200

The supervisors present at the above referenced meeting should be compensated accordingly

Approved for payment:

Jayna Cooper	08/07/2025
District Manager Signature	Date

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Attendance Confirmation
for
BOARD OF SUPERVISORS

District Name:

Berry Bay CDD

Board Meeting Date:

August 07, 2025

	Name	In Attendance Please X	Paid
1	Carlos de la Ossa	X	\$200
2	Nick Dister	X	\$200
3	Ryan Motko	X	\$200
4	Kelly Evans	X	\$200
5	Chloe Firebaugh	x	\$200

The supervisors present at the above referenced meeting should be compensated accordingly

Approved for payment:

Jayna Cooper

08/07/2025

District Manager Signature

Date

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Attendance Confirmation
for
BOARD OF SUPERVISORS

District Name:	Berry Bay CDD
Board Meeting Date:	August 07, 2025

	Name	In Attendance Please X	Paid
1	Carlos de la Ossa	X	\$200
2	Nick Dister		X
3	Ryan Motko	X	\$200
4	Kelly Evans	X	\$200
5	Chloe Firebaugh	x	\$200

The supervisors present at the above referenced meeting should be compensated accordingly

Approved for payment:

Jayna Cooper	08/07/2025
District Manager Signature	Date

**** PLEASE RETURN SIGNED DOCUMENT TO LORI BINGLE****



5100 W Kennedy Blvd
Ste 325
Tampa, FL 33609

Bill To

Berry Bay CDD
2005 Pan Am Circle
Suite 300
Tampa, FL 33607

Invoice 14 41380

PO#	Date
	07/31/2025
Sales Rep	Terms
Niles Badgerow	Net 30

Property Address

Berry Bay CDD
4982 Eagle Rock Dr
Wimauma, FL 33598

Item	Qty	Rate	Ext. Price	Amount
------	-----	------	------------	--------

#26266 - Replace bad decoder zone 130 @ park

Replace shorted decoder at park by pump zone 130

Irrigation Repairs - 07/24/2025

\$350.00

Total	\$350.00
Credits/Payments	(\$0.00)
Balance Due	\$350.00

Current	1-30 Days Past Due	31-60 Days Past Due	61-90 Days Past Due	90+ Days Past Due
\$705.58	\$0.00	\$15,000.00	\$0.00	\$0.00



5100 W Kennedy Blvd
Ste 325
Tampa, FL 33609

Bill To

Berry Bay CDD
2005 Pan Am Circle
Suite 300
Tampa, FL 33607

Invoice 14 42657

PO#	Date
	08/13/2025
Sales Rep	Terms
Niles Badgerow	Net 30

Property Address

Berry Bay CDD
4982 Eagle Rock Dr
Wimauma, FL 33598

Item	Qty	Rate	Ext. Price	Amount
------	-----	------	------------	--------

#26502 - New Pond Mowing Initial Cut

Proposal Pricing is valid for 30 days from the proposal date.

Labor and equipment to perform initial mow for 2 ponds in new construction are. Grass is very long and will need to be mowed twice to get to a normal height. Subsequent mows will be added to the maintenance contract.

Requested by Jayna and Arturo.





EM - Installation - 08/01/2025

\$2,600.00

Total	\$2,600.00
Credits/Payments	<u>(\$0.00)</u>
Balance Due	\$2,600.00

Current	1-30 Days Past Due	31-60 Days Past Due	61-90 Days Past Due	90+ Days Past Due
\$32,050.66	\$0.00	\$15,000.00	\$0.00	\$0.00



5100 W Kennedy Blvd
Ste 325
Tampa, FL 33609

Invoice 14 42658

PO#	Date
	08/13/2025
Sales Rep	Terms
Niles Badgerow	Net 30

Bill To
Berry Bay CDD 2005 Pan Am Circle Suite 300 Tampa, FL 33607

Property Address
Berry Bay CDD 4982 Eagle Rock Dr Wimauma, FL 33598

Item	Qty	Rate	Ext. Price	Amount
------	-----	------	------------	--------

#26665 - add temporary irrigation to annuals north of entrance

add 1/2" line for temporary irrigation to the north side of the entrance (annuals).

Irrigation Repairs - 08/04/2025

\$200.00

Total	\$200.00
Credits/Payments	(\$0.00)
Balance Due	\$200.00

Current	1-30 Days Past Due	31-60 Days Past Due	61-90 Days Past Due	90+ Days Past Due
\$32,050.66	\$0.00	\$15,000.00	\$0.00	\$0.00



5100 W Kennedy Blvd
Ste 325
Tampa, FL 33609

Invoice 14 42901

PO#	Date
	08/25/2025
Sales Rep	Terms
Niles Badgerow	Net 30

Bill To
Berry Bay CDD 2005 Pan Am Circle Suite 300 Tampa, FL 33607

Property Address
Berry Bay CDD 4982 Eagle Rock Dr Wimauma, FL 33598

Item	Qty	Rate	Ext. Price	Amount
------	-----	------	------------	--------

#27068 - Two New ponds mowing

Proposal Pricing is valid for 30 days from the proposal date.

Labor and equipment to mow two new ponds in new construction area.

EM - Installation - 08/19/2025 \$525.00

Total	\$525.00
Credits/Payments	(\$0.00)
Balance Due	\$525.00

Current	1-30 Days Past Due	31-60 Days Past Due	61-90 Days Past Due	90+ Days Past Due
\$3,325.00	\$0.00	\$15,000.00	\$0.00	\$0.00

Berry Bay Community Development District

Financial Statements
(Unaudited)

Period Ending
August 31, 2025

Prepared by:



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

BERRY BAY COMMUNITY DEVELOPMENT DISTRICT

Balance Sheet

As of August 31, 2025

(In Whole Numbers)

					SERIES 2021	SERIES 2024	GENERAL	GENERAL		
					CAPITAL	CAPITAL	FIXED ASSETS	LONG-TERM		
					PROJECTS	PROJECTS	ACCOUNT	DEBT		
ACCOUNT DESCRIPTION	GENERAL	SERIES 2021	SERIES 2023	SERIES 2024				ACCOUNT		TOTAL
	FUND	DEBT SERVICE	DEBT SERVICE	DEBT SERVICE	FUND	FUND	GROUP FUND	GROUP FUND		
		FUND	FUND	FUND						
ASSETS										
Cash - Operating Account	\$ 270,480	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 270,480
Accounts Receivable	4,725	-	-	-	-	-	-	-	-	4,725
Due From Developer	2,232	-	-	-	-	-	-	-	-	2,232
Due From Other Funds	125,582	57,615	-	1,181	-	-	-	-	-	184,378
Investments:										
Acquisition & Construction Account	-	-	-	-	19,057	115,264	-	-	-	134,321
Construction Fund Custody	-	-	-	-	72,662	-	-	-	-	72,662
Reserve Fund	-	497,689	223,038	81,233	-	-	-	-	-	801,960
Revenue Fund	-	398,044	281,435	42,763	-	-	-	-	-	722,242
Fixed Assets										
Equipment and Furniture	-	-	-	-	-	-	122,485	-	-	122,485
Construction Work In Process	-	-	-	-	-	-	18,293,605	-	-	18,293,605
Amount Avail In Debt Services	-	-	-	-	-	-	-	497,448	-	497,448
Amount To Be Provided	-	-	-	-	-	-	-	22,509,918	-	22,509,918
TOTAL ASSETS	\$ 403,019	\$ 953,348	\$ 504,473	\$ 125,177	\$ 91,719	\$ 115,264	\$ 18,416,090	\$ 23,007,366	\$	\$ 43,616,456
LIABILITIES										
Accounts Payable	\$ 7,231	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 7,231
Accounts Payable - Other	2,000	-	-	-	-	-	-	-	-	2,000
Bonds Payable	-	-	-	-	-	-	-	16,672,366	-	16,672,366
Bonds Payable - Series 2023	-	-	-	-	-	-	-	6,335,000	-	6,335,000
Due To Other Funds	-	-	153,670	-	29,527	1,181	-	-	-	184,378
TOTAL LIABILITIES	9,231	-	153,670	-	29,527	1,181	-	23,007,366	-	23,200,975

BERRY BAY COMMUNITY DEVELOPMENT DISTRICT

Balance Sheet

As of August 31, 2025

(In Whole Numbers)

					SERIES 2021	SERIES 2024	GENERAL	GENERAL	
					CAPITAL	CAPITAL	FIXED ASSETS	LONG-TERM	
					PROJECTS	PROJECTS	ACCOUNT	DEBT	
								ACCOUNT	
ACCOUNT DESCRIPTION	GENERAL	SERIES 2021	SERIES 2023	SERIES 2024					TOTAL
	FUND	DEBT SERVICE	DEBT SERVICE	DEBT SERVICE	FUND	FUND	GROUP FUND	GROUP FUND	
		FUND	FUND	FUND					
FUND BALANCES									
Restricted for:									
Debt Service	-	953,348	350,803	125,177	-	-	-	-	1,429,328
Capital Projects	-	-	-	-	62,192	114,083	-	-	176,275
Unassigned:	393,788	-	-	-	-	-	18,416,090	-	18,809,878
TOTAL FUND BALANCES	393,788	953,348	350,803	125,177	62,192	114,083	18,416,090	-	20,415,481
TOTAL LIABILITIES & FUND BALANCES	\$ 403,019	\$ 953,348	\$ 504,473	\$ 125,177	\$ 91,719	\$ 115,264	\$ 18,416,090	\$ 23,007,366	\$ 43,616,456

BERRY BAY COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending August 31, 2025
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				
Interest - Tax Collector	\$ -	\$ 3,566	\$ 3,566	0.00%
Rental Income	-	3,550	3,550	0.00%
Special Assmnts- Tax Collector	778,872	1,103,159	324,287	141.64%
Special Assmnts- CDD Collected	322,203	78	(322,125)	0.02%
Other Miscellaneous Revenues	-	1,525	1,525	0.00%
Insurance Reimbursements	-	6,833	6,833	0.00%
TOTAL REVENUES	1,101,075	1,118,711	17,636	101.60%

EXPENDITURES

Administration

Supervisor Fees	12,000	8,800	3,200	73.33%
Trustees Fees	4,100	8,547	(4,447)	208.46%
Disclosure Report	11,400	33,150	(21,750)	290.79%
District Counsel	10,000	28,356	(18,356)	283.56%
District Engineer	5,000	18,249	(13,249)	364.98%
District Management	36,000	24,000	12,000	66.67%
Accounting Services	12,000	8,000	4,000	66.67%
Auditing Services	4,900	10,500	(5,600)	214.29%
Website ADA Compliance	1,500	1,500	-	100.00%
Postage, Phone, Faxes, Copies	250	240	10	96.00%
Insurance - General Liability	3,483	-	3,483	0.00%
Public Officials Insurance	2,851	-	2,851	0.00%
Insurance -Property & Casualty	36,841	37,097	(256)	100.69%
Legal Advertising	2,500	2,029	471	81.16%
Mailings	2,500	5,931	(3,431)	237.24%
Bank Fees	250	1,399	(1,149)	559.60%
Website Admin Services	1,500	1,000	500	66.67%
Onsite Office Supplies	200	175	25	87.50%
Dues, Licenses & Fees	500	3,154	(2,654)	630.80%
Total Administration	147,775	192,127	(44,352)	130.01%

Electric Utility Services

Amenity Internet	1,200	992	208	82.67%
Water/Waste	3,000	3,107	(107)	103.57%
Electric Utility Services	40,000	22,398	17,602	56.00%
Street Lights	172,759	138,770	33,989	80.33%
Total Electric Utility Services	216,959	165,267	51,692	76.17%

BERRY BAY COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending August 31, 2025
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>				
Pool Monitor	12,000	2,060	9,940	17.17%
ProfServ-Field Management	12,000	8,000	4,000	66.67%
Waterway Management	2,500	2,117	383	84.68%
Janitorial - Contract	18,000	8,006	9,994	44.48%
Contracts-Pools	24,000	31,332	(7,332)	130.55%
Debris Cleanup	9,000	9,221	(221)	102.46%
Contracts - Landscape	342,541	416,383	(73,842)	121.56%
Amenity Pest Control	1,800	1,260	540	70.00%
Security	6,000	2,082	3,918	34.70%
Onsite Staff	70,000	52,889	17,111	75.56%
Tree Trimming	10,000	9,051	949	90.51%
Entrance Monuments, Gates, Walls R&M	10,000	18,161	(8,161)	181.61%
Landscape - Annuals	18,000	-	18,000	0.00%
Landscape - Mulch	35,000	6,603	28,397	18.87%
Landscape Maintenance	7,000	38,819	(31,819)	554.56%
Amenity Camera R&M	2,000	-	2,000	0.00%
Landscaping - Plant Replacement Program	30,000	36,094	(6,094)	120.31%
Amenity R&M	10,000	4,215	5,785	42.15%
Sidewalk, Pavement, Signage R&M	2,000	-	2,000	0.00%
Garbage Collection	3,000	-	3,000	0.00%
MISC Contingency	10,000	29,088	(19,088)	290.88%
Irrigation Maintenance	30,000	18,888	11,112	62.96%
Aquatics - Contract	28,000	38,253	(10,253)	136.62%
Aquatic Plant Replacement	5,000	-	5,000	0.00%
Access Control R&M	5,000	548	4,452	10.96%
Special Events	10,000	1,588	8,412	15.88%
Holiday Lighting & Decorations	10,000	-	10,000	0.00%
Janitorial Supplies	1,500	1,135	365	75.67%
Op Supplies - Pool Chemicals	3,000	-	3,000	0.00%
Dog Waste Station Supplies	4,000	2,628	1,372	65.70%
Amenity Furniture R&M	5,000	89	4,911	1.78%
Total Other Physical Environment	736,341	738,510	(2,169)	100.29%
TOTAL EXPENDITURES	1,101,075	1,095,904	5,171	99.53%
Excess (deficiency) of revenues				
Over (under) expenditures	-	22,807	22,807	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2024)		370,981		
FUND BALANCE, ENDING		\$ 393,788		

BERRY BAY COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending August 31, 2025
Series 2021 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	\$ -	\$ 39,434	\$ 39,434	0.00%
Special Assmnts- Tax Collector	995,377	997,216	1,839	100.18%
TOTAL REVENUES	995,377	1,036,650	41,273	104.15%
<u>EXPENDITURES</u>				
<u>Debt Service</u>				
Principal Debt Retirement	380,000	380,000	-	100.00%
Interest Expense	616,919	616,919	-	100.00%
Total Debt Service	996,919	996,919	-	100.00%
TOTAL EXPENDITURES	996,919	996,919	-	100.00%
Excess (deficiency) of revenues Over (under) expenditures	(1,542)	39,731	41,273	-2576.59%
<u>OTHER FINANCING SOURCES (USES)</u>				
Operating Transfers-Out	-	(8,188)	(8,188)	0.00%
Contribution to (Use of) Fund Balance	(1,542)	-	1,542	0.00%
TOTAL FINANCING SOURCES (USES)	(1,542)	(8,188)	(6,646)	531.00%
Net change in fund balance	\$ (1,542)	\$ 31,543	\$ 36,169	-2045.59%
FUND BALANCE, BEGINNING (OCT 1, 2024)		921,805		
FUND BALANCE, ENDING		\$ 953,348		

BERRY BAY COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending August 31, 2025
Series 2023 Debt Service Fund (203)
(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	\$ -	\$ 28,603	\$ 28,603	0.00%
Special Assmnts- Tax Collector	-	446,964	446,964	0.00%
Special Assmnts- CDD Collected	446,075	-	(446,075)	0.00%
TOTAL REVENUES	446,075	475,567	29,492	106.61%
<u>EXPENDITURES</u>				
<u>Debt Service</u>				
Principal Debt Retirement	95,000	95,000	-	100.00%
Interest Expense	351,494	351,494	-	100.00%
Total Debt Service	446,494	446,494	-	100.00%
TOTAL EXPENDITURES	446,494	446,494	-	100.00%
Excess (deficiency) of revenues				
Over (under) expenditures	(419)	29,073	29,492	-6938.66%
<u>OTHER FINANCING SOURCES (USES)</u>				
Operating Transfers-Out	-	(223,038)	(223,038)	0.00%
Contribution to (Use of) Fund Balance	(419)	-	419	0.00%
TOTAL FINANCING SOURCES (USES)	(419)	(223,038)	(222,619)	53231.03%
Net change in fund balance	\$ (419)	\$ (193,965)	\$ (192,708)	46292.36%
FUND BALANCE, BEGINNING (OCT 1, 2024)		544,768		
FUND BALANCE, ENDING		\$ 350,803		

BERRY BAY COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending August 31, 2025
Series 2024 Debt Service Fund (204)
(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	\$ -	\$ 2,961	\$ 2,961	0.00%
Special Assmnts- CDD Collected	-	141,668	141,668	0.00%
TOTAL REVENUES	-	144,629	144,629	0.00%
<u>EXPENDITURES</u>				
<u>Debt Service</u>				
Principal Debt Retirement	-	35,000	(35,000)	0.00%
Interest Expense	-	64,347	(64,347)	0.00%
Total Debt Service	-	99,347	(99,347)	0.00%
TOTAL EXPENDITURES	-	99,347	(99,347)	0.00%
Excess (deficiency) of revenues Over (under) expenditures	-	45,282	45,282	0.00%
<u>OTHER FINANCING SOURCES (USES)</u>				
Bond Proceeds	-	81,233	81,233	0.00%
Operating Transfers-Out	-	(1,338)	(1,338)	0.00%
TOTAL FINANCING SOURCES (USES)	-	79,895	79,895	0.00%
Net change in fund balance	\$ -	\$ 125,177	\$ 125,177	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2024)		-		
FUND BALANCE, ENDING		\$ 125,177		

BERRY BAY COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending August 31, 2025
Series 2021 Capital Projects Fund (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	\$ -	\$ 3,205	\$ 3,205	0.00%
TOTAL REVENUES	-	3,205	3,205	0.00%
<u>EXPENDITURES</u>				
TOTAL EXPENDITURES	-	-	-	0.00%
Excess (deficiency) of revenues				
Over (under) expenditures	-	3,205	3,205	0.00%
<u>OTHER FINANCING SOURCES (USES)</u>				
Interfund Transfer - In	-	8,188	8,188	0.00%
TOTAL FINANCING SOURCES (USES)	-	8,188	8,188	0.00%
Net change in fund balance	\$ -	\$ 11,393	\$ 11,393	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2024)		50,799		
FUND BALANCE, ENDING		\$ 62,192		

BERRY BAY COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending August 31, 2025
Series 2023 Capital Projects Fund (303)
(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>				
<u>Construction In Progress</u>				
Construction in Progress	-	223,038	(223,038)	0.00%
Total Construction In Progress	-	223,038	(223,038)	0.00%
TOTAL EXPENDITURES	-	223,038	(223,038)	0.00%
Excess (deficiency) of revenues				
Over (under) expenditures	-	(223,038)	(223,038)	0.00%
<u>OTHER FINANCING SOURCES (USES)</u>				
Interfund Transfer - In	-	223,038	223,038	0.00%
TOTAL FINANCING SOURCES (USES)	-	223,038	223,038	0.00%
Net change in fund balance	\$ -	\$ -	\$ -	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2024)		-		
FUND BALANCE, ENDING		\$ -		

BERRY BAY COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending August 31, 2025
Series 2024 Capital Projects Fund (304)
(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	\$ -	\$ 22,379	\$ 22,379	0.00%
TOTAL REVENUES	-	22,379	22,379	0.00%
<u>EXPENDITURES</u>				
<u>Administration</u>				
Trustees Fees	-	12,200	(12,200)	0.00%
Disclosure Report	-	2,500	(2,500)	0.00%
District Counsel	-	130,475	(130,475)	0.00%
District Management	-	38,500	(38,500)	0.00%
Cost of Issuance	-	9,250	(9,250)	0.00%
Total Administration	-	192,925	(192,925)	0.00%
<u>Construction In Progress</u>				
Construction in Progress	-	2,016,215	(2,016,215)	0.00%
Total Construction In Progress	-	2,016,215	(2,016,215)	0.00%
TOTAL EXPENDITURES	-	2,209,140	(2,209,140)	0.00%
Excess (deficiency) of revenues				
Over (under) expenditures	-	(2,186,761)	(2,186,761)	0.00%
<u>OTHER FINANCING SOURCES (USES)</u>				
Interfund Transfer - In	-	1,338	1,338	0.00%
Bond Proceeds	-	2,299,506	2,299,506	0.00%
TOTAL FINANCING SOURCES (USES)	-	2,300,844	2,300,844	0.00%
Net change in fund balance	\$ -	\$ 114,083	\$ 114,083	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2024)		-		
FUND BALANCE, ENDING		\$ 114,083		

Bank Account Statement

Berry Bay CDD

Bank Account No. 6498
Statement No. 25_08

Statement Date 08/31/2025

G/L Account No. 101001 Balance	270,479.88	Statement Balance	291,316.73
		Outstanding Deposits	0.00
Positive Adjustments	0.00	Subtotal	291,316.73
Subtotal	270,479.88	Outstanding Checks	-20,836.85
Negative Adjustments	0.00	Ending Balance	270,479.88
Ending G/L Balance	270,479.88		

Posting Date	Document Type	Document No.	Vendor	Description	Amount	Cleared Amount	Difference
Deposits							
							0.00
08/01/2025		JE000922	Dues, Licenses & Fees	Truist CC Reversal	114.12	114.12	0.00
08/01/2025		JE000923	Water/Waste	water adj Reversal JE	324.47	324.47	0.00
08/31/2025		JE000926	Interest - Investments	Interest Earned	0.40	0.40	0.00
08/07/2025	Payment	BD00039	Rental Income	Deposit No. BD00039	375.00	375.00	0.00
Total Deposits					813.99	813.99	0.00
Checks							
							0.00
06/11/2025	Payment	832	RYAN MOTKO	Check for Vendor V00024	-200.00	-200.00	0.00
07/09/2025	Payment	849	CITY-WIDE CLEANING LLC	Check for Vendor V00065	-1,160.00	-1,160.00	0.00
07/14/2025	Payment	859	KELLY ANN EVANS	Check for Vendor V00019	-200.00	-200.00	0.00
07/30/2025	Payment	865	AQUATIC WEED CONTROL	Check for Vendor V00008	-548.00	-548.00	0.00
07/30/2025	Payment	866	BUSINESS OBSERVER	Check for Vendor V00095	-172.81	-172.81	0.00
07/30/2025	Payment	867	CITY-WIDE CLEANING LLC	Check for Vendor V00065	-1,380.00	-1,380.00	0.00
07/30/2025	Payment	869	MOTION PICTURE LICENSING CORPORATON	Check for Vendor V00097	-1,989.91	-1,989.91	0.00
07/30/2025	Payment	870	STANTEC CONSULTING SERV INC	Check for Vendor V00004	-2,785.00	-2,785.00	0.00
07/30/2025	Payment	871	SWINE SOLUTIONS	Check for Vendor V00039	-1,550.00	-1,550.00	0.00
08/06/2025	Payment	872	AQUATIC WEED CONTROL	Check for Vendor V00008	-2,967.00	-2,967.00	0.00
08/06/2025	Payment	873	BLUE LIFE POOL SERVICE LLC	Check for Vendor V00057	-2,350.00	-2,350.00	0.00
08/06/2025	Payment	874	JOBE PEST SERVICES	Check for Vendor V00075	-140.00	-140.00	0.00
08/06/2025	Payment	875	SUNRISE LANDSCAPE	Check for Vendor V00044	-29,250.66	-29,250.66	0.00

Bank Account Statement

Berry Bay CDD

Bank Account No. 6498

Statement No. 25_08

Statement Date

08/31/2025

08/06/2025	Payment	876	THE POOL ATTENDANT COMPANY	Check for Vendor V00098	-2,060.40	-2,060.40	0.00
08/08/2025	Payment	300034	BOCC ACH CHARTER	Inv: 071825 1356327985	-324.47	-324.47	0.00
08/11/2025	Payment	300035	COMMUNICATION S ACH	Inv: 2748863073125	-99.99	-99.99	0.00
08/12/2025	Payment	877	AQUATIC WEED CONTROL	Check for Vendor V00008	-2,139.00	-2,139.00	0.00
08/12/2025	Payment	878	CARLOS DE LA OSSA	Check for Vendor V00038	-200.00	-200.00	0.00
08/12/2025	Payment	879	KELLY ANN EVANS	Check for Vendor V00019	-200.00	-200.00	0.00
08/13/2025	Payment	881	NICHOLAS J. DISTER	Check for Vendor V00016	-200.00	-200.00	0.00
08/20/2025	Payment	300043	TECO ACH	Inv: 080525-6104 ACH	-11,807.23	-11,807.23	0.00
08/04/2025	Payment	300044	TECO ACH	Inv: 071425 2187	-25.96	-25.96	0.00
08/04/2025	Payment	300045	TECO ACH	Inv: 071425 3916	-18.44	-18.44	0.00
08/04/2025	Payment	300046	TECO ACH	Inv: 071425 0294	-139.82	-139.82	0.00
08/04/2025	Payment	300047	TECO ACH	Inv: 071425 3150	-1,455.31	-1,455.31	0.00
08/04/2025	Payment	300048	TECO ACH	Inv: 071425 3334	-512.68	-512.68	0.00
08/20/2025	Payment	300049	TECO ACH	Inv: 071425 2960	-1,025.36	-1,025.36	0.00
08/04/2025	Payment	300050	TECO ACH	Inv: 071425 3802	-1,444.82	-1,444.82	0.00
08/27/2025		JE000925	Bank Fees	Truist Bank	-531.24	-531.24	0.00
08/27/2025	Payment	883	STRALEY ROBIN VERICKER	Check for Vendor V00011	-3,030.00	-3,030.00	0.00
08/29/2025	Payment	300052	BOCC ACH	Inv: 081825-7985	-222.97	-222.97	0.00
08/31/2025		JE000927	Dues, Licenses & Fees	Truist CC Reversal	-114.12	-114.12	0.00
08/31/2025		JE000928	Misc-County Tax Bill	Truist Bank adj. JE	-762.61	-762.61	0.00
Total Checks					-71,007.80	-71,007.80	0.00

Adjustments

Total Adjustments

Outstanding Checks

07/14/2025	Payment	861	RYAN MOTKO	Check for Vendor V00024		-200.00	
07/30/2025	Payment	868	INFRAMARK LLC	Check for Vendor V00023		-22.44	
08/12/2025	Payment	880	RYAN MOTKO	Check for Vendor V00024		-200.00	
08/18/2025	Payment	300036	TECO ACH	Inv: 081225-2187		-23.41	
08/18/2025	Payment	300037	TECO ACH	Inv: 081225-3916		-16.96	
08/18/2025	Payment	300038	TECO ACH	Inv: 081225-3150		-1,474.13	
08/18/2025	Payment	300039	TECO ACH	Inv: 081225-2960		-1,025.36	
08/18/2025	Payment	300040	TECO ACH	Inv: 081225-3334		-512.68	
08/18/2025	Payment	300041	TECO ACH	Inv: 081225-0294		-139.82	
08/18/2025	Payment	300042	TECO ACH	Inv: 081225-3802		-1,444.82	
08/20/2025	Payment	300051	TECO ACH	Inv: 080525 6104		-11,807.23	
08/27/2025	Payment	882	CITY-WIDE CLEANING LLC	Check for Vendor V00065		-1,170.00	
08/27/2025	Payment	884	SUNRISE LANDSCAPE	Check for Vendor V00044		-2,800.00	
Total Outstanding Checks						-20,836.85	

Bank Account Statement

Berry Bay CDD

Bank Account No.	6498	Statement Date	08/31/2025
Statement No.	25_08		

Outstanding Deposits

Total Outstanding Deposits

BERRY BAY COMMUNITY DEVELOPMENT DISTRICT

Payment Register by Fund

For the Period from 08/01/2025 to 08/31/2025

(Sorted by Check / ACH No.)

Fund No.	Check / ACH No.	Date	Vendor	Payee	Invoice No.	Payment Description	Invoice / GL Description	G/L Account #	Amount Paid
GENERAL FUND - 001									
001	300034	08/08/25	V00060	BOCC ACH	071825 1356327985	WATER 06/18/25-07/18/25	WATER	543021-53100	\$324.47
001	300035	08/11/25	V00059	CHARTER COMMUNICATIONS ACH	2748863073125	SERVICIE 07/31/25 - 08/30/25	INTERNET- 07/31/25 - 08/30/25	546516-53908	\$99.99
001	300036	08/18/25	V00026	TECO ACH	081225-2187	ELECTRIC 07/09/25-08/06/25	ELECTRIC	543041-53100	\$23.41
001	300037	08/18/25	V00026	TECO ACH	081225-3916	ELECTRIC 07/09/25-08/06/25	ELECTRIC	543041-53100	\$16.96
001	300038	08/18/25	V00026	TECO ACH	081225-3150	ELECTRIC 07/09/25-08/06/25	ELECTRIC	543041-53100	\$1,474.13
001	300039	08/18/25	V00026	TECO ACH	081225-2960	ELECTRIC 07/09/25-08/06/25	ELECTRIC	543041-53100	\$1,025.36
001	300040	08/18/25	V00026	TECO ACH	081225-3334	ELECTRIC 07/09/25-08/06/25	ELECTRIC	543041-53100	\$512.68
001	300041	08/18/25	V00026	TECO ACH	081225-0294	ELECTRIC 07/09/25-08/06/25	ELECTRIC	543041-53100	\$139.82
001	300042	08/18/25	V00026	TECO ACH	081225-3802	ELECTRIC 07/09/25-08/06/25	ELECTRIC	543041-53100	\$1,444.82
001	300043	08/20/25	V00026	TECO ACH	080525-6104 ACH	ELECTRIC 06/07/25-07/08/25	ELECTRIC	543062-53100	\$11,807.23
001	300044	08/04/25	V00026	TECO ACH	071425 2187	ELECTRIC 06/07/25-07/08/25	ELECTRIC	543041-53100	\$25.96
001	300045	08/04/25	V00026	TECO ACH	071425 3916	ELECTRIC 06/07/25-07/08/25	ELECTRIC	543041-53100	\$18.44
001	300046	08/04/25	V00026	TECO ACH	071425 0294	ELECTRIC 06/07/25-07/08/25	ELECTRIC	543041-53100	\$139.82
001	300047	08/04/25	V00026	TECO ACH	071425 3150	ELECTRIC 06/07/25-07/08/25	ELECTRIC	543041-53100	\$1,455.31
001	300048	08/04/25	V00026	TECO ACH	071425 3334	ELECTRIC 06/07/25-07/08/25	ELECTRIC	543041-53100	\$512.68
001	300049	08/20/25	V00026	TECO ACH	071425 2960	ELECTRIC 06/07/25-07/08/25	ELECTRIC	543041-53100	\$1,025.36
001	300050	08/04/25	V00026	TECO ACH	071425 3802	ELECTRIC 06/07/25-07/08/25	ELECTRIC	543041-53100	\$1,444.82
001	300051	08/20/25	V00026	TECO ACH	080525 6104	ELECTRIC 06/07/25 - 07/08/25	ELECTRIC SERVICE	543041-53100	\$10,880.95
001	300051	08/20/25	V00026	TECO ACH	080525 6104	ELECTRIC 06/07/25 - 07/08/25	INTEREST FOR CASH SECURITY DEPOSIT	543041-53100	\$4.28
001	300051	08/20/25	V00026	TECO ACH	080525 6104	ELECTRIC 06/07/25 - 07/08/25	DEPOSIT REFUND	543041-53100	\$922.00
001	300052	08/29/25	V00060	BOCC ACH	081825-7985	WATER 07/18/25-08/17/25	WATER	543021-53100	\$222.97
001	872	08/06/25	V00008	AQUATIC WEED CONTROL	112779	MIDGE FLY TREATMENTS - 2 OF 4 TREATMENTS	Aquatics - Contract	546995-53908	\$2,967.00
001	873	08/06/25	V00057	BLUE LIFE POOL SERVICE LLC	18772	Trouble shooting to find Pump was bad	POOL SERVICE	534078-53908	\$350.00
001	873	08/06/25	V00057	BLUE LIFE POOL SERVICE LLC	19891	POOL SERVICE AUGUST 2025	Contracts-Pools	534078-53908	\$2,000.00
001	874	08/06/25	V00075	JOBE PEST SERVICES	5781	PEST CONTROL	Amenity Pest Control	534181-53908	\$140.00
001	875	08/06/25	V00044	SUNRISE LANDSCAPE	14 41815	LANDSCAPE CONTRACT AUGUST 2025	LANDSCAPE MAINTENANCE	534171-53908	\$28,545.08
001	875	08/06/25	V00044	SUNRISE LANDSCAPE	14 41380	IRRIGATION REPAIRS 07/24/25	Contracts - Landscape	534171-53908	\$350.00
001	875	08/06/25	V00044	SUNRISE LANDSCAPE	14 41381	IRRIGATION REPAIRS JULY 2025	IRRIGATION REPAIRS JULY 2025	534171-53908	\$355.58
001	876	08/06/25	V00098	THE POOL ATTENDANT COMPANY	A25-33607-2	POOL MONITORING SERVICES	Pool Monitor	512030-53908	\$2,060.40
001	877	08/12/25	V00008	AQUATIC WEED CONTROL	112111	AQUATIC MAINTENANCE AUGUST 2025	AQUATIC MAINTENANCE	546995-53908	\$2,139.00
001	878	08/12/25	V00038	CARLOS DE LA OSSA	CO-080725	BOARD 8/7/25	Supervisor Fees	511100-51101	\$200.00
001	879	08/12/25	V00019	KELLY ANN EVANS	KE-080725	BOARD 8/7/25	Supervisor Fees	511100-51101	\$200.00
001	880	08/12/25	V00024	RYAN MOTKO	RM-080725	BOARD 8/7/25	Supervisor Fees	511100-51101	\$200.00
001	881	08/13/25	V00016	NICHOLAS J. DISTER	ND-080725	BOARD 8/7/25	Supervisor Fees	511100-51101	\$200.00
001	882	08/27/25	V00065	CITY-WIDE CLEANING LLC	19559	CLEANING SERVICES AUGUST 2025	CLEANING SERVICES	534349-53908	\$835.00
001	882	08/27/25	V00065	CITY-WIDE CLEANING LLC	19558	DOG BAGS AND LINERS AUGUST	DOG STATION SERVICES	552160-53908	\$335.00
001	883	08/27/25	V00011	STRALEY ROBIN VERICKER	26964	DISTRICT COUNSEL THROUGH JULY 31, 2025	DISTRICT COUNSEL	531146-51301	\$3,030.00
001	884	08/27/25	V00044	SUNRISE LANDSCAPE	14 42657	NEW POND MOWING INITIAL CUT	Contracts - Landscape	534171-53908	\$2,600.00
001	884	08/27/25	V00044	SUNRISE LANDSCAPE	14 42658	TEMPORARY IRRIGATION FOR ANNUALS NORTH OF ENTRANCE	Landscape Maintenance	546300-53908	\$200.00
Fund Total									\$80,228.52

Total Checks Paid	\$80,228.52
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**Proposal Prepared for:**

Berry Bay CDD
4982 Eagle Rock Dr
Wimauma, Florida 33598
Contact: Gary Schwartz
Email: Gary.Schwartz@Inframark.com

Prepared by:

Niles Badgerow
Email:
nbadgerow@sunriselandscape.com
Proposal Date: 9/4/2025
Proposal #: 27873

Liquid Fertilizer / Soil Penetrant Application

A proposal to apply liquid fertilizer (0-0-8 Blackout compliant) and Dispatch (Soil Penetrant / Adjuvant) throughout the Berry Bay community.

Proposal Pricing is valid for 30 days from the proposal date.

EH - Turf Fertilization App

Items	Quantity	Unit
Labor - Horticulture	31.00	HR
Gator Perform Black-Out 0-0-8	19,090.00	1 FL OZ
Dispatch Wetting Agent	182.00	1 FL OZ

EH - Turf Fertilization App: \$4,850.00

PROJECT TOTAL: \$4,850.00

Terms and Conditions:

1. **Services:** For any Additional Work, terms and pricing must be proposed in a change order with such change order executed by both parties. Any such change order will become a part of this Agreement, with the executed change order controlling to the extent of any conflict between such executed change order and this Agreement.
2. **Terms:** Association/Owner shall pay any invoice within thirty (30) days following receipt thereof, and hereby agrees to pay interest at a rate equal to the lesser of 1.5% per month or the highest legal rate on all accounts not received within 45 days of invoice date. Further, the Association/Owner shall be responsible for any collection costs incurred by the Contractor in the collection of sums past due under this Agreement, including attorneys' fees and costs incurred. Without prejudice to the Contractor's other rights and remedies, the Contractor may halt any further work and services if the Association/Owner has failed to pay sums due hereunder.
3. **Insurance:** Contractor will maintain adequate general liability insurance, broad form contractual liability insurance, and worker's compensation to meet its legal requirements throughout the term of this Agreement. The contractor shall furnish a Certificate of Insurance describing coverage in effect and naming the Association/Owner as an additional insured on any general liability insurance. Association/Owner shall maintain its own liability insurance providing coverage for bodily injury, death, and property damage to any invitee of the Property, and property damage insurance against fire, vandalism, and other perils covering the value of the Property.
4. **Property Damage:** Association/Owner is responsible for notifying the Contractor of any underground utilities or irrigation systems and other Property conditions. The Contractor is not responsible for any damage, including irrigation components, cable lines, power lines, etc. that may occur in the installation process without prior knowledge of location or whereabouts. The Contractor is not responsible for the condition of the landscape due to drought, freeze, or storm damage. In the event of any damage, Association/Owner and administrative representative of the Contractor must allow forty-eight (48) hours for the Contractor to inspect said damage, and the Contractor shall establish the cause at its reasonable discretion. If the damage was caused by the negligence of the Contractor, the Contractor may, at its option, either repair or pay for the repair of any such damage, but only to the extent caused by the Contractor's negligence. The cost of the repairs performed by others that have been accepted by the Contractor shall be billed to the Contractor directly and will not be deducted from sums owed to the Contractor by the Owner.
5. **Limitation of Liability:** The contractor assumes no liability for damages caused by conditions beyond the Contractor's control. The Contractor shall have no liability for any defects in materials provided by others and shall have no liability for any damages of any kind beyond ninety (90) days following the completion of any Services or Additional Work (as applicable). IN NO EVENT SHALL THE CONTRACTOR OR ITS SUBSIDIARIES, AFFILIATES, SHAREHOLDERS, DIRECTORS, OFFICERS, AGENTS, SERVANTS, SUBCONTRACTORS, OR EMPLOYEES BE LIABLE UNDER THIS AGREEMENT FOR INDIRECT, CONSEQUENTIAL, SPECIAL, INCIDENTAL, STATUTORY, PUNITIVE, OR EXEMPLARY DAMAGES, INCLUDING, WITHOUT LIMITATION, LOST PROFITS, LOSS OF TIME, SHUTDOWN OR SLOWDOWN COSTS, LOSS OF BUSINESS OPPORTUNITIES, DAMAGE TO GOODWILL OR REPUTATION, OR OTHER ECONOMIC LOSS, REGARDLESS OF WHETHER SUCH LIABILITY IS BASED ON BREACH OF CONTRACT, TORT, STRICT LIABILITY OR OTHERWISE, AND EVEN IF ADVISED OF THE POSSIBILITY OF SUCH DAMAGES OR SUCH DAMAGES COULD HAVE BEEN REASONABLY FORESEEN.
6. **Catastrophic or Natural Events:** Work schedules may be interrupted by weather conditions to the point that scheduled activities, i.e., planting, pruning, edging, etc., may be temporarily halted, with no liability to the Contractor. Acceptable horticultural practices call for minimal pruning of freeze-damaged material until the threat of future freezes has passed. Special clean-ups and/or pruning due to storms, freezes, human-initiated events by other than the Contractor, or other Acts of God are not included and will require extra charge based on time, material, and disposal fees as per the fee and costs lists included herein. If a catastrophic or manmade event were to occur and all or part of the property become un-maintainable as this Agreement outlines, all services for the Association/Owner and the appropriate compensation to the Contractor (as determined by the Contractor in good faith) will be suspended until

such time they can be resumed. If only part of the property were damaged, the contract payments and services provided would be prorated accordingly by the Contractor in good faith. Work schedules may also be halted or interrupted as a result of government orders or recommendations, including, without any limitation, government orders and recommendations related to the COVID-19 pandemic, all without liability to the Contractor.

7. Severability and Waiver: If any section, subsection, sentence, clause, phrase, or word of this Contract be and is, for any other reason held or declared by a court of competent jurisdiction to be inoperative or void, such holdings shall not affect the remaining portions of this agreement. It shall be construed to have been the intent of the parties hereto to have agreed without such inoperative or invalid part being contained herein so that the remainder of this contract, after exclusion of such inoperative or invalid part, shall be deemed and held to be as valid as if such excluded part had never been included herein. The failure of either party hereto to insist, in any one or more instances, upon the performance of any of the terms, covenants, or conditions of this agreement, or to exercise any right herein, shall not be construed as a waiver or relinquishment of such terms, covenant, condition or right as respects further performance. Any provision of this Agreement which by its terms survives termination of this Agreement (for example, without limitation, Sections 6 and 11), shall so survive.
8. Amendments: No change, modification, amendment, or addition of or to this Agreement shall be valid unless in writing and signed by authorized representatives of both parties.
9. Choice of Law and Forum; Attorney's Fees: The parties hereby agree that this Agreement, the construction of its terms, and the determination of the rights and duties of the parties hereto shall be governed by and construed in accordance with the laws of the State of Florida and that any action or suit arising out of or relating to this Agreement will be brought solely in any state or federal court located in Hillsborough County, Florida. Both parties hereby submit to the exclusive jurisdiction and venue of any such court. In any such action or suit, in addition to any other relief awarded, the prevailing party shall be entitled to collect from the losing party, the prevailing party's reasonable attorney's fees and costs. THE PARTIES FURTHER AGREE, TO THE EXTENT PERMITTED BY APPLICABLE LAW, TO WAIVE ANY RIGHT TO TRIAL BY JURY WITH RESPECT TO ANY CLAIM, COUNTERCLAIM, OR ACTION ARISING FROM THE TERMS OF THIS AGREEMENT.
10. Liens: Association/Owner's failure to timely pay the amounts due Contractor under this Agreement may result in a claim of lien against the Property under Chapter 713, Florida Statutes.

By



Niles Badgerow

Date

9/4/2025

Sunrise Landscaping Contrs

By



Date

9/9/25

Berry Bay CDD

Hurricane and Storm Clean-Up Addendum to the Landscape Maintenance Services Agreement

This Hurricane and Storm Clean-Up Addendum to the Landscape Maintenance and Irrigation Services Agreement (this “**Storm Addendum**”) is made and entered into as of October 5, 2025, by and between the **Berry Bay Community Development District** (the “**District**”) and **SSS Down to Earth OPCO LLC d/b/a Down to Earth**, a Florida limited liability company (the “**Contractor**”).

Background Information:

The District and the Contractor entered into a Landscape Maintenance and Irrigation Services Agreement dated October 5, 2025 (the “**Agreement**”). Unless otherwise expressly defined herein, capitalized terms used herein have the meanings assigned to them in the Agreement. The District and the Contractor desire to pre-authorize hurricane and storm clean-up expectations and pricing. The Contractor submitted a proposal for such clean-up services which have been incorporated into this Storm Addendum. The District and the Contractor each has the authority to execute this Storm Addendum and to perform its obligations and duties hereunder, and each party has satisfied all conditions precedent to the execution of this Storm Addendum so that this Storm Addendum constitutes a legal and binding obligation of each party hereto.

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

1. **Incorporation of Background Information.** The background information stated above is true and correct and by this reference is incorporated by reference as a material part of this Storm Addendum.
2. **Pre-Authorized Hurricane and Storm Clean-Up Services.** Contractor agrees to provide pre-authorized hurricane and storm clean-up services as further described in the attached **Exhibit A**.
 - a. Contractor shall provide all labor and equipment necessary for these services.
 - b. Phase 1: Emergency services to clear roadways, driveways, and walkways for first responders.
 - c. Phase 2: Complete clean-up, staking, and specific rebuilds as requested, so that recurring maintenance can begin.
 - d. Phase 3: Property rebuild.
3. **Additional Compensation for Emergency Clean-Up Services.** Contractor shall perform the additional emergency clean-up services for the prices as further described on the attached Hurricane Price List (**Exhibit A**).
4. **Ratification of all Other Terms of the Agreement.** Except as hereby modified, the terms and conditions (including compensation) of the Agreement are hereby ratified and confirmed.

IN WITNESS WHEREOF the undersigned have executed this Storm Addendum effective as of the date written above.

SSS Down to Earth OPCO LLC d/b/a Down to Earth

DocuSigned by:

By: Tom Lazzaro
 Name: Tom Lazzaro
 Title: CEO

**Berry Bay
Community Development District**

Signed by:

Carlos de la Ossa
 CC0CB251E795481...
 Carlos de la Ossa
 Chair of the Board of Supervisors

WE ARE HERE FOR YOU!

Let us help you
Weather the Storm.



Have Peace of Mind With
Pre-Authorized Storm Clean-Up

When you approve a clean-up plan, we are on the ground canvassing your property to assess damage as soon as the storm has passed. We quickly dispatch the appropriate teams to address your needs, prioritizing safety first:

Our record over the years and our ICARE values have proven that we will do everything we can to alleviate the stress caused by inclement weather in a **3-phase approach**:

Phase 1: Emergency services to clear roadways, driveways, and walkways for first responders.

Phase 2: Complete clean-up, staking, and specific rebuilds as requested, so that recurring maintenance can begin.

Phase 3: Property rebuild: Normal enhancement rates would apply.

Normal Maintenance operations can typically resume the week following clean-up for all but the most severely impacted properties. Utilizing our network of vendor partners and leveraging our Construction Division, we can bring resources to address the situation.

2025



Hurricane season is upon us again. No matter what the weather may bring, your Down to Earth team is looking out for you.

To ensure we can provide you with a swift response following severe weather, we recommend the following:

Pre-Authorize Storm Clean-Up

See our 3-phase approach below.

Keep Us Apprised of your Insurance Requirements

Let us know of any requirements your insurance carrier may have for documenting damages or corrective actions resulting from a storm. Our team will take photos of damages and keep track of manpower, equipment, and work provided in our repairs.

Let Us Know How to Reach You

Communications can be vulnerable in case of a storm. Remember to keep your contact information updated.

Prepare Your Trees

Reduce the risk of damage and injury by pruning weak branches and opening canopies. Schedule an assessment with our team to ensure your trees are ready.

Hurricane Price List

General Labor	\$80 / per man / per hour (\$110 per man hour OT)
Bucket Truck & Chipper	\$200 / per man / per hour (\$250 per man hour OT)
Loader & Operator Large	\$270 / per hour (\$320 per hour OT)
Loader/ Operator Dump	\$270 / per hour (\$320 per hour OT)
Dump Fees	Market Rate (~\$110 per cubic yard)
Arbor Crew with Dump Truck & Chipper	\$180 / per man / per hour (\$230 per hour OT)
Irrigation Repair	\$110 / per person/ per hour (\$150 per hour OT)
Lodge Pole & Stalking Rope	\$35 / unit
Banding Kits (4X2)	\$40 / unit
Crane	Priced per request

*Please note: All prices and availability for landscape materials are subject to change and can vary depending on market conditions which are beyond our immediate control. Disruption in normal maintenance services will not result in credits. However, schedules will be adjusted to catch up maintenance services as conditions allow over time unless otherwise agreed in advance. Additional proposals may be required for additional cleanup or arbor care.



Payments are progress billed, and due immediately for all severe hurricane and/or severe weather-related charges.



BERRY BAY CDD

FIELD INSPECTION- SUNRISE LANDCARE

Thursday, September 18, 2025

Prepared For Board Of Supervisors

15 Items Identified

Arturo Gandarilla

DISTRICT FIELD COORDINATOR

Completed

Not completed/ No response

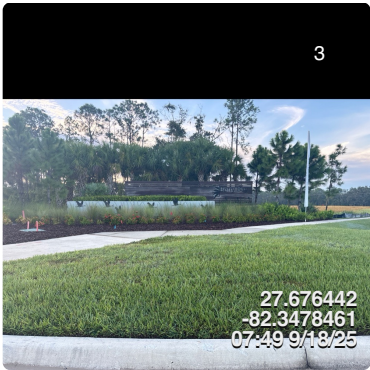
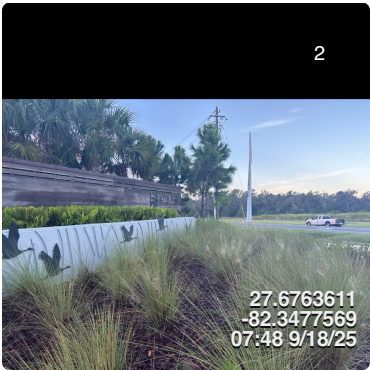
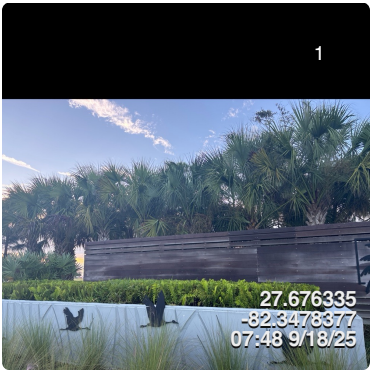
Monitoring/Scheduled

Item 1- Berry Grove Blvd

Due By: Friday, October 3, 2025

Assigned To: Sunrise Landcare

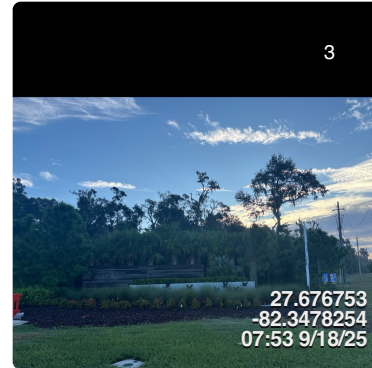
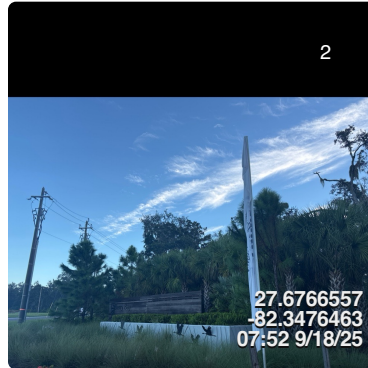
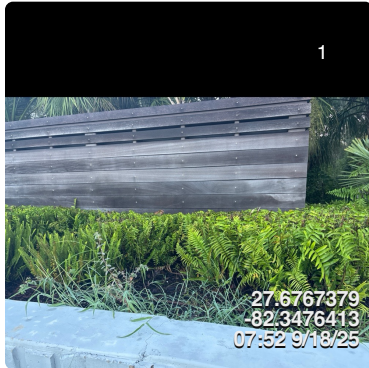
Photos 1 through 4 show that the monument at the entrance of Berry Bay is well maintained. There are, however, some weeds present within the fern bed. Aside from this, the plant material appears healthy, and the overall color is good.



Item 2- Berry Grove Blvd

Assigned To: Sunrise Landcare

Photos 1 through 4 show that the plant material around the monument is very well maintained. The overall color is good, and the beds are generally weed free, with the exception of a few weeds in the fern bed."

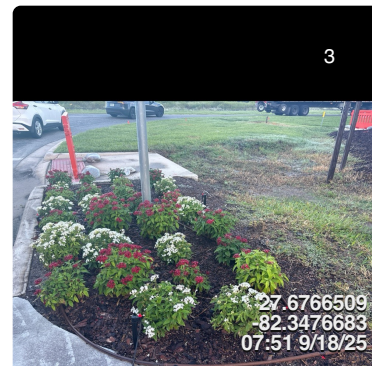
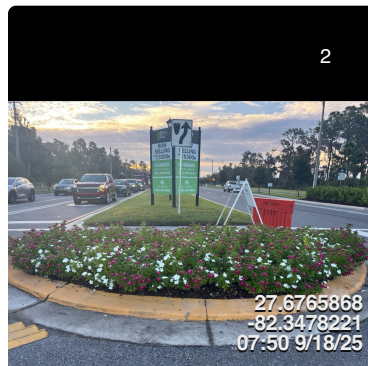
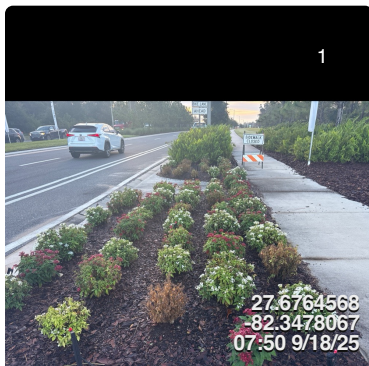


Item 3- Berry Grove Blvd

Due By: Friday, October 3, 2025

Assigned To: Sunrise Rush Clinic Care

Photos 1 through 3 show that the flowers at the entrance have good color. However, there are a few annuals that appear stressed, brown, or dead and need to be replaced."

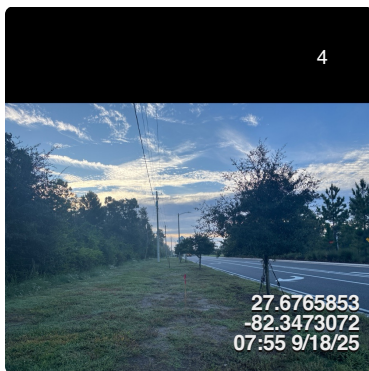
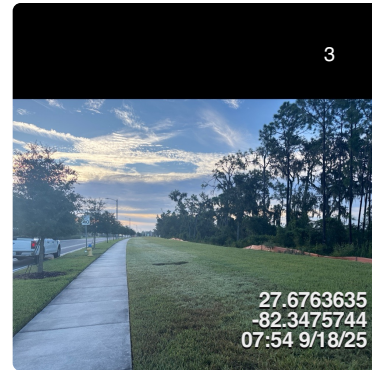
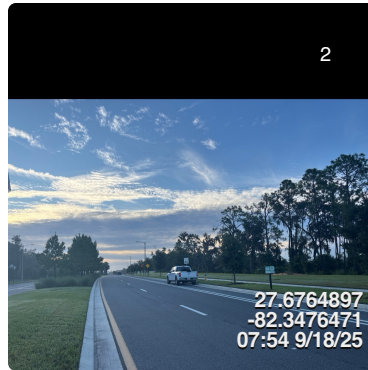
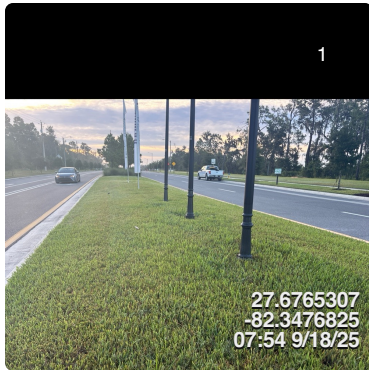


Flowers are scheduled to be replaced on 9-26-25

Item 4- Berry Grove Blvd

Assigned To: Sunrise Landcare

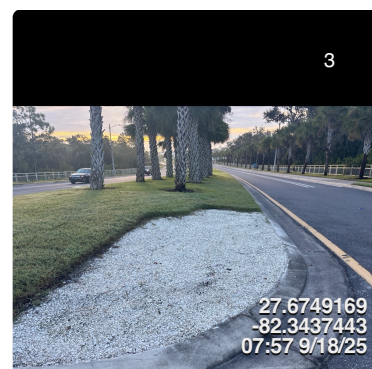
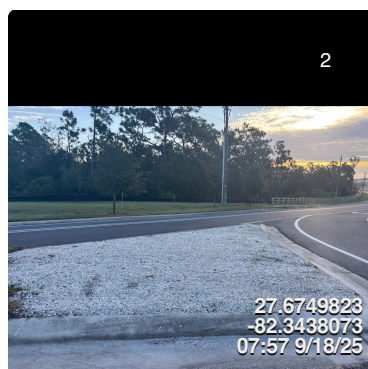
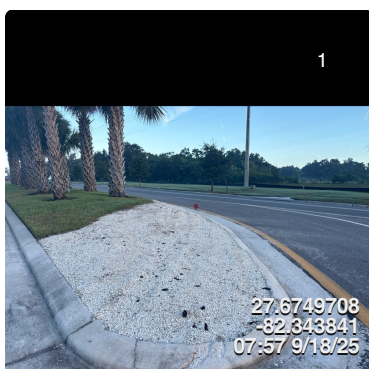
“Photos 1 through 4 show that the turf is green and healthy, the sidewalks are well-edged, the roadways are clean, and the trees appear green and healthy. Photo 4 highlights an area that, although still under construction, is being well maintained by Sunrise.”



Item 5- Berry Grove Blvd

Assigned To: Sunrise Landcare

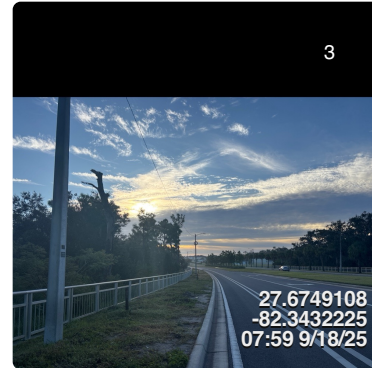
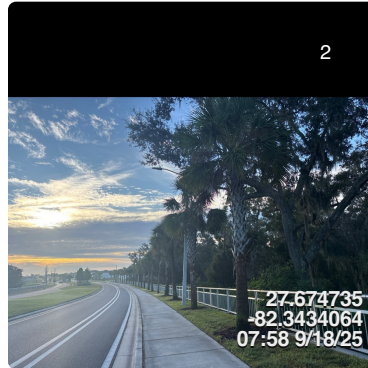
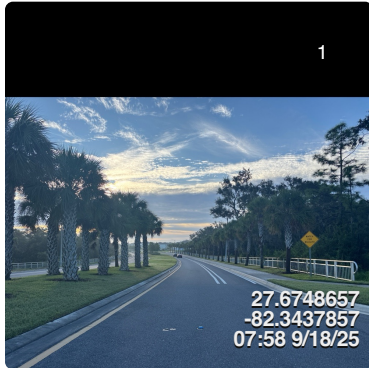
The shell beds are well maintained.



Item 6- Berry Grove Blvd

Assigned To: Sunrise Landcare

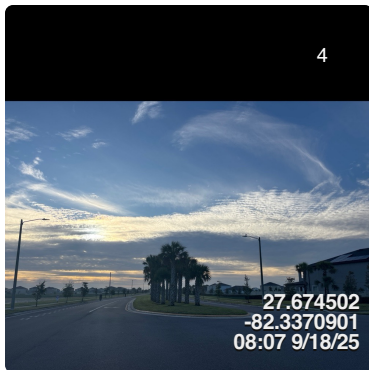
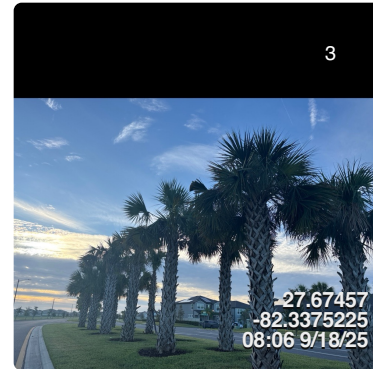
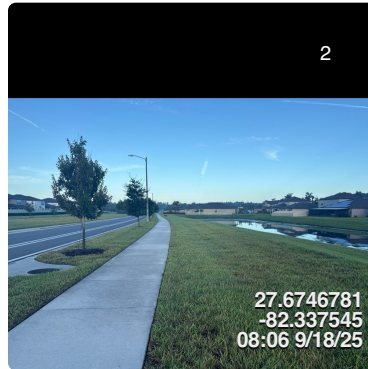
Photos 1 through 4 show that the turf fertility is good, and the palm trees are in good condition. The sidewalks are well-edged and well-maintained. Photo 3 highlights an area that is still under construction, Sunrise is keeping it well maintained."



Item 7- Berry Grove Blvd & Marine Grass Dr.

Assigned To: Sunrise Landcare

Photos 1 through 4 show that the overall conditions of the turf, palm trees, curbs, and sidewalks are all being well maintained."



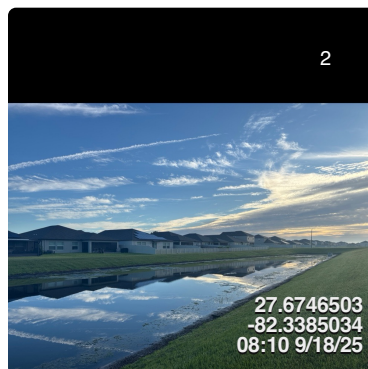
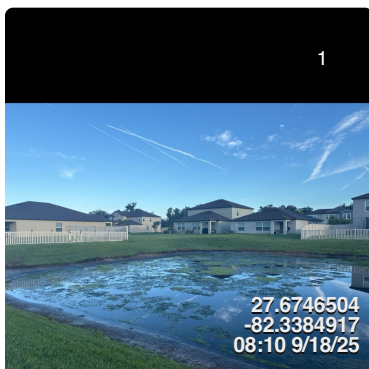
The liquid application were done on 9-25-25 & 9-26-25 this will help areas that stressing out.

Item 8- Pond 4

Due By: Friday, October 3, 2025

Assigned To: Aquatic Weed Control

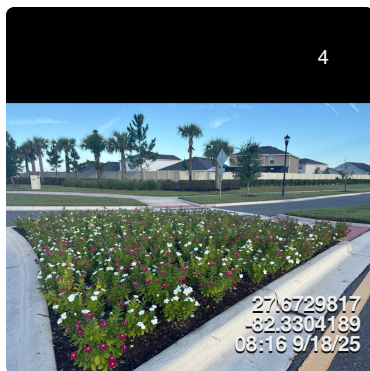
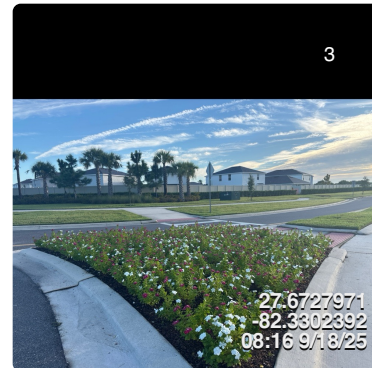
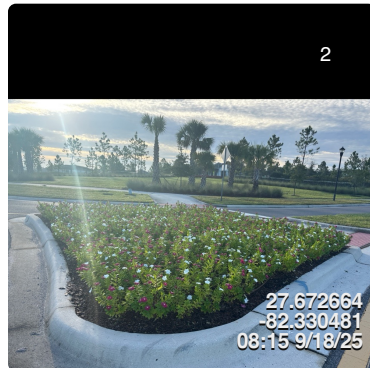
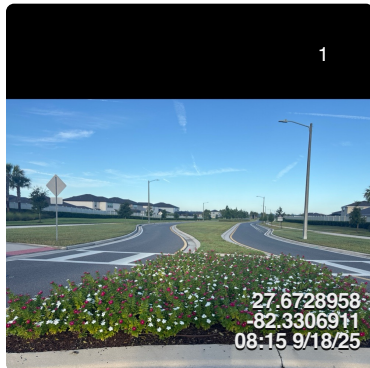
The pond was treated for filamentous algae has now died off. Slender spike rush is also present this should be treated as soon as possible



Item 9- Annuals At Berry Roundabout

Assigned To: Sunrise Landcare

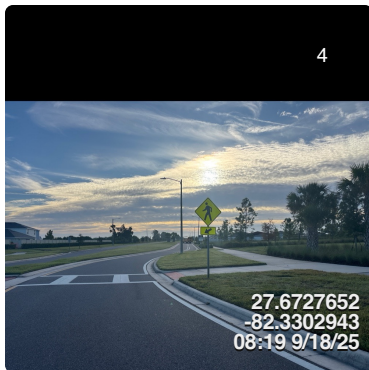
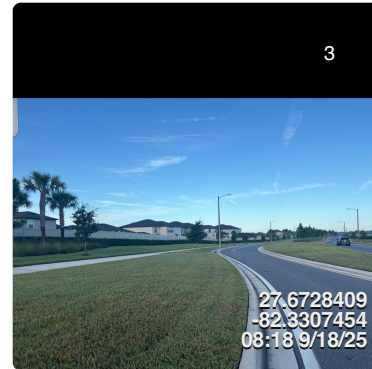
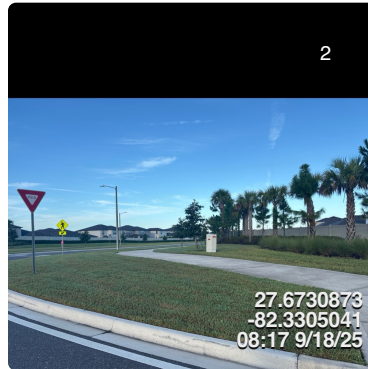
“Photos 1 through 4 show that the annuals at the Berry Roundabout have good color and are being well maintained.”



Item 10- Berry Grove Blvd

Assigned To: Sunrise Landcare

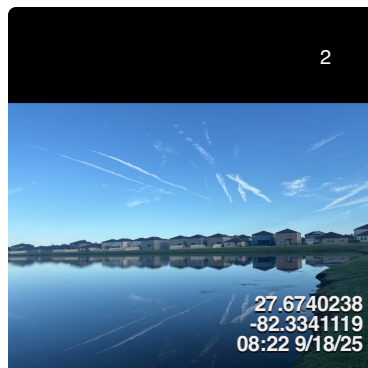
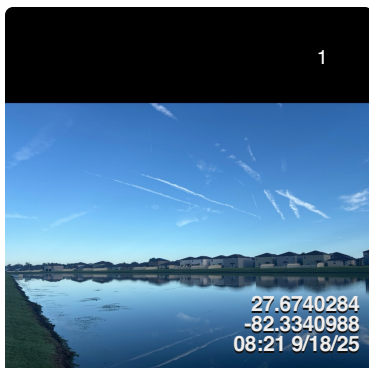
“Photos 1 through 4 show the overall conditions of the turf, palm trees, trees, curbs, and sidewalks, all of which are being well maintained and kept clean.



Item 11- Pond 5

Assigned To: Aquatic Weed Control

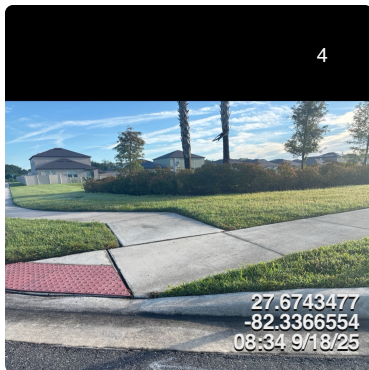
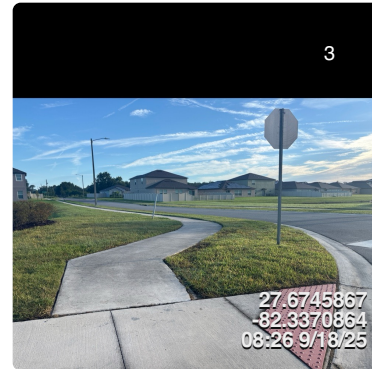
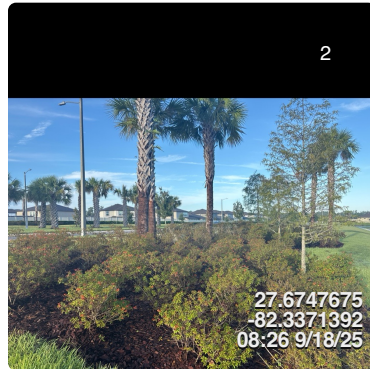
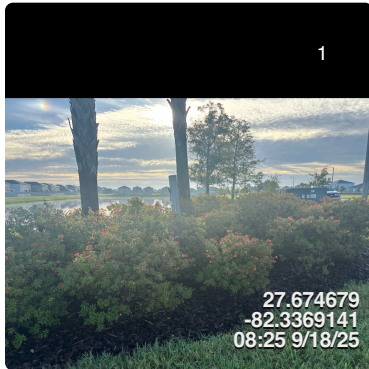
The pond was treated for filamentous **algae**, which has now died off. **The pond does have some trash that needs to be removed on next service date.**



Item 12- Marine Grass

Assigned To: Sunrise Landcare

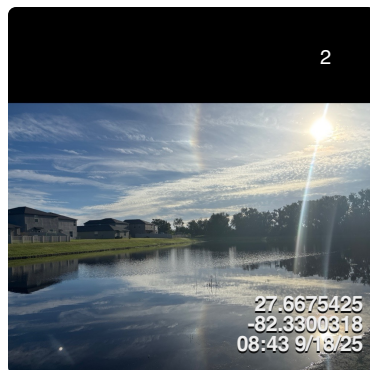
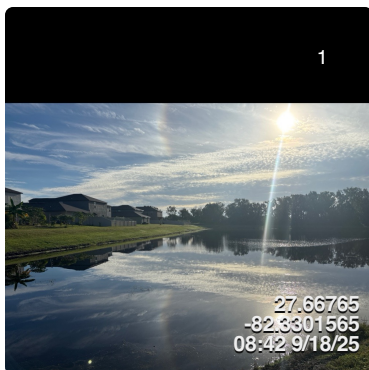
“Photos 1 through 4 show that the plant material is well maintained and healthy, the turf fertility is good, sidewalks and curbs are properly edged, and the area is clean.



Item 13- Pond 9

Assigned To: Aquatic Weed Control

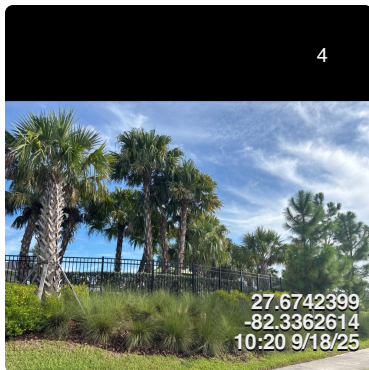
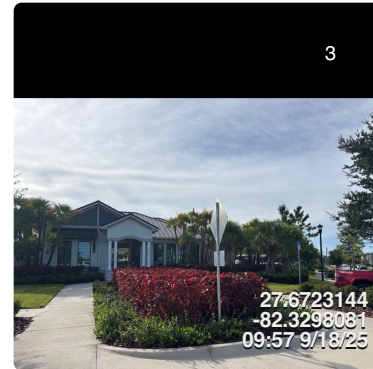
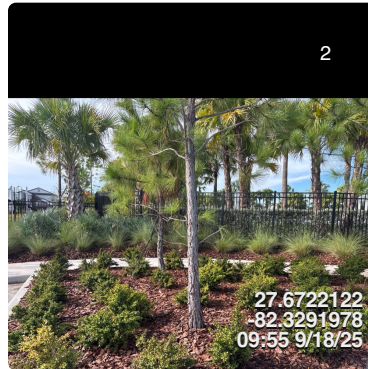
The pond was treated for filamentous algae, which has now died off however there is some slender spike rush present that will need to be treated as soon as possible.



Item 14- Clubhouse

Assigned To: Sunrise

Photos 1 through 4 show that the plant material around the clubhouse is overall well maintained, with good fertility.



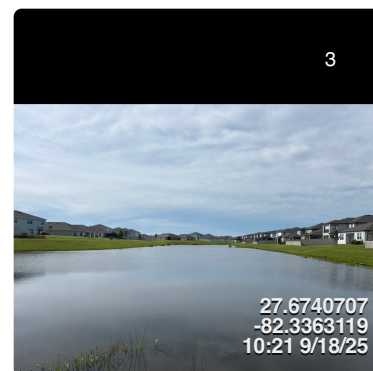
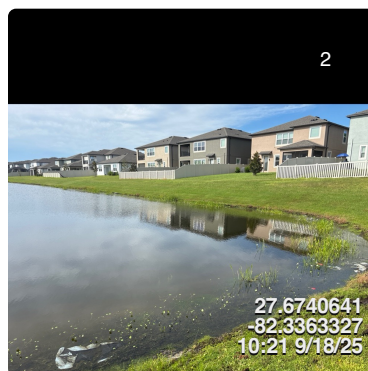
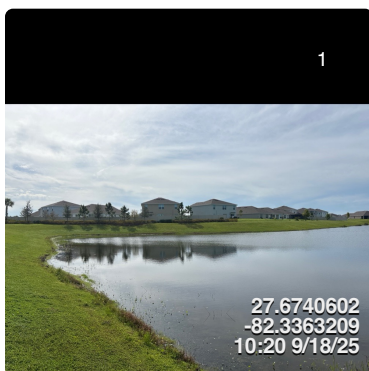
Sunrise has removed some dead plant material around the clubhouse,

Item 15- Pond 15

Due By: Friday, October 3, 2025

Assigned To: Aquatic Weed Control

The pond has water pennywort and lots of trash.





Landscape Quality Audit

Berry Bay CDD

September 2, 2025

Introduction Summary

Berry Bay Landscape Quality Audit September 2, 2025



Turf

Turf along Berry Grove Blvd



Turf and Curb edging Berry Grove Blvd



Turf in Pocket Park



Ponds are all well maintained



Turf at Clubhouse entrance



Ornamental/Shrub Beds

We are keeping the grasses off the walks every detail visit



Entry beds, need to be weeded. They aren't bad but we need to stay on top of it



Shrubs along Berry Grove Blvd are neat and well maintained



Shrubs along Berry Grove Blvd

Walter's Viburnum in Clubhouse parking lot look good. Some dead shrubs have been removed.



Copper Leaf at Clubhouse entry neat and well trimmed



Trees

Oak trees along Juniper Cove



Pines in center median on Berry Grove Blvd have been elevated creating a neater appearance



Dead oak on King Fern will be removed Thursday



Palms on Berry Grove Blvd



Palms on outside of Clubhouse need pruning. Will send proposal



Annual Beds

Annuals at Roundabout look great.



BB13.jpg



Center front entry bed flowers look good



Need to replace a few flowers at exit side bed. Will do this week



Horticulture

Fertilizer blackout ends in one month. Will fert turf early October.



Turf will be fertilized in early October



Hard Surfaces

Hard edging done weekly



Shell areas are being sprayed regularly



Enhancement Opportunities

Proposal has been sent for adding new plants in front entry beds. On hold until mid to late October



Proposal has been sent for new sod on Juniper Cove



Palm pruning needed on outside of clubhouse and everywhere on property



Maintenance Issues (To Be Addressed)

Elevate pines at exit side monument



Weed and clean entry beds at monument



Remove suckers and elevate oaks along Juniper Cove



Keep Copperleaf at Clubhouse neatly trimmed



Additional Observations

There are still turf issues throughout the community. Proposals have been sent to address poor soil quality and some sod needs to be replaced



Palm stumps (2) will be removed this week and holes filled. Palms are under warranty



Flower rotation will be needed after hurricane season ends



Oak stumps (2) will be removed this week and holes filled

