

**SOUTH CREEK
COMMUNITY DEVELOPMENT
DISTRICT**

JANUARY 09, 2025

AGENDA PACKAGE

[Join the meeting now](#)

Meeting ID: 215 817 490 035 **Passcode:** 45UmMF

Dial-in by phone +1 646-838-1601 **Pin:** 227 773 399#



2005 PAN AM CIRCLE, SUITE 300
TAMPA. FL 33067

South Creek Community Development District

Agenda Page 2

Board of Supervisors

Kelly Evans, Chairman
Carlos de la Ossa, Vice Chairperson
Ryan Motko, Assistant Secretary
Nicholas Dister, Assistant Secretary
Lori Campagna, Assistant Secretary

Jayna Cooper, District Manager
John Vericker, District Counsel
Tonja Stewart, District Engineer
Gary Schwartz, Field Manager

Regular Meeting Agenda

Thursday, January 9, 2025 at 2:00 p.m.

The Regular Meeting of the **South Creek Community Development District** will be held **January 9, 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: 215 817 490 035 **Passcode:** 45UmMF
Dial-in by phone +1 646-838-1601 **Pin:** 227 773 399#

- 1. CALL TO ORDER/ROLL CALL**
- 2. PUBLIC COMMENTS**
- 3. BUSINESS ITEMS**
- 4. CONSENT AGENDA**
 - A. Approval of Minutes of the December 5, 2024; Regular Meeting
 - B. Consideration of Operation and Maintenance Expenditures November 2024
 - C. Acceptance of the Financials and Approval of the Check Register for November 2024
- 5. STAFF REPORTS**
 - A. District Counsel
 - B. District Engineer
 - C. District Manager
 - i. Field Inspections Report
 - ii. Aquatics Report
- 6. BOARD OF SUPERVISORS REQUESTS AND COMMENTS**
- 7. ADJOURNMENT**

*Next regularly scheduled meeting is **February 6, 2025 at 2:00 p.m.**

Fourth Order of Business

**MINUTES OF MEETING
SOUTH CREEK
COMMUNITY DEVELOPMENT DISTRICT**

1 The regular meeting of the Board of Supervisors of South Creek Community
2 Development District was held on Thursday, December 5, 2024, and called to order at 2:28 pm
3 at the Offices of Inframark located at 2005 Pan Am Circle, Suite 300, Tampa, Florida 33607.

4
5 Present and constituting a quorum were:

6		
7	Kelly Evans	Chairperson
8	Carlos de la Ossa	Vice Chairperson
9	Ryan Motko	Assistant Secretary
10	Nicholas Dister	Assistant Secretary
11	Lori Campagna	Assistant Secretary

12
13 Also present were:

14		
15	Jayna Cooper	District Manager
16	John Vericker	District Counsel
17	Tyson Waag	District Engineer
18	Kathryn Hopkinson	District Counsel
19	Mark Vega	Regional Director
20	Angel Montagna	Vice President
21	Chris Tarase	President
22	Michael Perez	District Manager

23
24 *The following is a summary of the discussions and actions taken.*

25
26 **FIRST ORDER OF BUSINESS**

Call to Order/Roll Call

27 Ms. Cooper called the meeting to order, and a quorum was established.

28
29 **SECOND ORDER OF BUSINESS**

Public Comment on Agenda Items

30 There being no reports, the next item followed

31
32 **THIRD ORDER OF BUSINESS**

Business Items

33 **A. Consideration of Oak Tree Replacement Proposal**

34 Discussion ensued – Board directed District Manager to pursue Oak Tree replacement
35 under warranty.

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37 **B. Consideration of Landscape Proposals for Mulch, Sod, and Plant Replacement**

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On MOTION by Mr. de la Ossa seconded by Ms. Evans, with all 41 in favor, SM-E-2596, Blue Daze Replacement was approved. 5-0
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On MOTION by Ms. Evans seconded by Mr. de la Ossa, with all 44 in favor, SM-E-2600, Mulch was approved. 5-0
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On MOTION by Mr. de la Ossa seconded by Ms. Campagna, with all in favor, SM-E-1746, Bahia Sod was approved. 5-0

FOURTH ORDER OF BUSINESS **Consent Agenda**
A. Approval of Minutes of the November 7, 2024, Regular Meeting
B. Consideration of Operation and Maintenance October 2024
C. Acceptance of the Financials and Approval of the Check Register for October 2024

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**
There being no reports, the next item followed.
- B. District Engineer**
There being no reports, the next item followed.
- C. District Manager**
 - i. Field Inspections Report**
 - ii. Aquatics Report**
The Field Inspections and Aquatics reports were presented, copies of which are included in the agenda package.

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

There being no reports, the next item followed

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 2:39 pm. 5-0

Jayna Cooper
District Manager

Kelly Evans
Chairperson

SOUTH CREEK CDD
Summary of Operations and Maintenance Invoices

Vendor	Invoice Date	Invoice/Account Number	Amount	Invoice Total	Comments/Description
Monthly Contract					
CHARTER COMMUNICATION	11/6/2024	0624 110624 ACH	\$58.53	\$58.53	INTERNET
INFRAMARK LLC	11/5/2024	136691	\$850.00		DISTRICT INVOICE
INFRAMARK LLC	11/5/2024	136691	\$1,375.00		DISTRICT INVOICE
INFRAMARK LLC	11/5/2024	136691	\$1,000.00		DISTRICT INVOICE
INFRAMARK LLC	11/5/2024	136691	\$125.00	\$3,350.00	DISTRICT INVOICE
INFRAMARK LLC	11/14/2024	137487	\$0.15	\$0.15	DISTRICT INVOICE
STEADFAST CONTRACTORS ALLIANCE	11/1/2024	SM-13628	\$6,709.67	\$6,709.67	LANDSCAPE
STEADFAST CONTRACTORS ALLIANCE	11/1/2024	SE-25293	\$595.00	\$595.00	ROUTINE AQUATICS
TECO	11/6/2024	4853 110624 ACH	\$74.96	\$74.96	ELECTRIC
Monthly Contract Subtotal			\$10,788.31	\$10,788.31	
Variable Contract					
CARLOS DE LA OSSA	11/7/2024	CDLO 110724	\$200.00	\$200.00	SUPERVISOR FEE
KELLY ANN EVANS	11/7/2024	KE 110724	\$200.00	\$200.00	SUPERVISOR FEE
LORI A. CAMPAGNA	11/7/2024	LC 110724	\$200.00	\$200.00	SUPERVISOR FEE
NICHOLAS J. DISTER	11/7/2024	ND 110724	\$200.00	\$200.00	SUPERVISOR FEE
RYAN MOTKO	11/7/2024	RM 110724	\$200.00	\$200.00	SUPERVISOR FEE
Variable Contract Subtotal			\$1,000.00	\$1,000.00	
Utilities					
BOCC - HILLSBOROUGH COUNTY	10/18/2024	5140 101824 ACH	\$17.36	\$17.36	WATER
TECO	11/6/2024	211032690243 110624	\$277.73	\$277.73	ELECTRIC
TECO	9/20/2024	6141 092024 ACH	\$113.70	\$113.70	ELECTRIC
TECO	10/7/2024	0321 100724 ACH	\$3,894.48	\$3,894.48	ELECTRIC
TECO	10/7/2024	0243 100724 ACH	\$494.27	\$494.27	ELECTRIC
TECO	10/21/2024	6141 102124 ACH	\$80.88	\$80.88	ELECTRIC
Utilities Subtotal			\$4,878.42	\$4,878.42	
Regular Services					

SOUTH CREEK CDD
Summary of Operations and Maintenance Invoices

Vendor	Invoice Date	Invoice/Account Number	Amount	Invoice Total	Comments/Description
CITY-WIDE CLEANING LLC	10/20/2024	18963	\$200.00	\$200.00	MONTHLY SERV
DISCLOSURE TECHNOLOGIES SERVICES, LLC	10/11/2024	1295	\$500.00	\$500.00	DUES
FIELDS CONSULTING GROUP, LLC	11/12/2024	3441	\$125.00	\$125.00	SIGNS
FIELDS CONSULTING GROUP, LLC	10/28/2024	3430	\$175.00	\$175.00	SIGNS
FL DEPT OF HEALTH	10/30/2024	29-BID-7615342	\$275.00	\$275.00	PERMIT
FLORIDA COMMERCE	10/1/2024	91432	\$175.00	\$175.00	DUES
STEADFAST CONTRACTORS ALLIANCE	10/31/2024	SM-13748	\$323.00	\$323.00	IRRIGATION
Regular Services Subtotal			\$1,773.00	\$1,773.00	
Additional Services					
INFRAMARK LLC	11/14/2024	137487	\$553.87	\$553.87	DISTRICT INVOICE
STEADFAST CONTRACTORS ALLIANCE	11/11/2024	SM-13791	\$4,810.00	\$4,810.00	HURRICANE MILTON CLEAN UP
Additional Services Subtotal			\$5,363.87	\$5,363.87	
TOTAL			\$23,803.60	\$23,803.60	

November 6, 2024
 Invoice Number: 2972133110624
 Account Number: **8337 12 029 2972133**
 Security Code: **5857**
 Service At: 13851 BUTTRESS OAKS WAY
 RIVERVIEW FL 33578-6275

Auto Pay Notice

Contact Us

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

Summary *Service from 11/06/24 through 12/05/24
 details on following pages*

Previous Balance	79.98
Payments Received -Thank You!	-88.94
Adjustments	-7.50
Remaining Balance	-\$16.46
Spectrum Business™ Internet	74.99
Other Charges	0.00
Current Charges	\$74.99
<i>YOUR AUTO PAY WILL BE PROCESSED 11/23/24</i>	
Total Due by Auto Pay	\$58.53

NEWS AND INFORMATION

Enjoy 50+ channels of popular news, sports, and entertainment TV at a special low price. Ideal for waiting rooms, lobbies and break rooms. **Call 1-855-350-3545 today!**

Easily work from anywhere on any device with the ability to call, file share, video conference, and more with one advanced business communication solution. **Call 1-855-317-6337 today!**

KEEP YOUR BUSINESS CONNECTED! Add Wireless Internet Backup so your business can stay connected through outages from weather and construction. **Call 1-855-249-2149 today.**



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 NO RP 06 11072024 NNNNNNNN 01 001067 0004

SOUTH CREEK AMENITY
 2005 PAN AM CIR STE 300
 TAMPA FL 33607-6008

November 6, 2024

SOUTH CREEK AMENITY

Invoice Number: 2972133110624
 Account Number: 8337 12 029 2972133
 Service At: 13851 BUTTRESS OAKS WAY
 RIVERVIEW FL 33578-6275

Total Due by Auto Pay \$58.53



CHARTER COMMUNICATIONS
 PO BOX 7186
 PASADENA CA 91109-7186



833712029297213300058537

Invoice Number: 2972133110624
Account Number: 8337 12 029 2972133
Security Code: 5857

SOUTH CREEK AMENITY

Contact Us

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

8633 2390 NO RP 06 11072024 NNNNNNNN 01 001067 0004

Charge Details

Previous Balance		79.98
Check Payment-thank You	10/16	-88.94

Payments received after 11/06/24 will appear on your next bill.

Adjustments

Milton Outage Credit - Adjustment	10/25	-7.50
Adjustments Total		-\$7.50

Remaining Balance **-\$16.46**

Service from 11/06/24 through 12/05/24

Spectrum Business™ Internet

Security Suite	0.00
Domain Name	0.00
Vanity Email	0.00
Spectrum Business Internet Ultra	199.99
Promotional Discount	-135.00
Business WiFi	10.00
	\$74.99

Spectrum Business™ Internet Total **\$74.99**

Other Charges

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

Current Charges **\$74.99**

Total Due by Auto Pay **\$58.53**

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.



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 5:00pm

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**.





INVOICE

2002 West Grand Parkway North
Suite 100
Katy, TX 77449

INVOICE#
136691

DATE
11/5/2024

CUSTOMER ID
C2311

NET TERMS
Net 30

PO#

DUE DATE
12/5/2024

BILL TO
South Creek CDD
2005 Pan Am Cir Ste 300
Tampa FL 33607-6008
United States

Services provided for the Month of: November 2024

DESCRIPTION	QTY	UOM	RATE	MARKUP	AMOUNT
Dissemination Services	1	Ea	850.00		850.00
District Management	1	Ea	1,375.00		1,375.00
Field Management	1	Ea	1,000.00		1,000.00
Website Maintenance / Admin	1	Ea	125.00		125.00
Subtotal					3,350.00

Subtotal	\$3,350.00
Tax	\$0.00
Total Due	\$3,350.00

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

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

To pay via ACH or Wire, please refer to our banking information below:
Account Name: INFRAMARK, LLC

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

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

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



INVOICE

2002 West Grand Parkway North
Suite 100
Katy, TX 77449

INVOICE#	137487
CUSTOMER ID	C2311
PO#	

DATE	11/14/2024
NET TERMS	Net 30
DUE DATE	12/14/2024

BILL TO
 South Creek CDD
 2005 Pan Am Cir Ste 300
 Tampa FL 33607-6008
 United States

Services provided for the Month of: October 2024

DESCRIPTION	QTY	UOM	RATE	MARKUP	AMOUNT
Jana Cooper- 10-14-24 MINUTEKEY : Copy of Clubhouse IT Room Key: \$4.92, 9-30-24 CROWDER BROS. HARDWARE : Copies of keys for amenity center: \$23.32, 9-25-24 AMAZON MKTPL : Tables, chairs, lockboxes for new amenity center: \$491.35 Gary Schwartz- Walmart Charges: \$34.28	1	Ea	553.87		553.87
B/W Copies	1	Ea	0.15		0.15
Subtotal					554.02

Subtotal	\$554.02
Tax	\$0.00
Total Due	\$554.02

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

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

To pay via ACH or Wire, please refer to our banking information below:
Account Name: INFRAMARK, LLC

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

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

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

Invoice



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

Date	Invoice #
11/1/2024	SM-13628

**Please make all Checks payable to:
 Steadfast Maintenance
 Tax ID: 47-4754045**

Bill To
South Creek CDD C/O Inframark 2654 Cypress Ridge Blvd Suite 101 Wesley Chapel, FL 33544

Ship To
SM1054 South Creek CDD 10441 Alder Green Dr Riverview, FL 33578

P.O. No.	W.O. No.	Account #	Cost Code	Terms	Project
				Net 30	SM1054 South Creek CDD Maintenance

Quantity	Description	Rate	Serviced Date	Amount
	Landscape Maintenance for the month of the date of this invoice.			0.00
	Phase 1			
1	General Maintenance Services	2,205.00		2,205.00
1	Irrigation Wet Check	150.00		150.00
1	Fertilization Plan	166.67		166.67
	Phase 2			
1	Landscape Maintenance	2,100.00		2,100.00
1	Irrigation Wet Check	250.00		250.00
1	Fertilization and Pesticide	188.00		188.00
	2024 Addendum			
1	Landscape Maintenance	1,400.00		1,400.00
1	Irrigation Wet Check	125.00		125.00
1	Fertilization Plan	125.00		125.00

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

Total	\$6,709.67
Payments/Credits	\$0.00
Balance Due	\$6,709.67

Invoice



Steadfast Environmental, LLC

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

Date	Invoice #
11/1/2024	SE-25293

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

Bill To
South Creek CDD c/o Angie Grunwald, District Manager Inframark Infrastructure Management 2654 Cypress Ridge Blvd., Suite 101 Wesley Chapel, FL 33544

Ship To

P.O. No.	W.O. No.	Account #	Cost Code	Terms	Project
				Net 30	SE1214 South Creek CDD RAM
Quantity	Description	U/M	Rate	Serviced Date	Amount
1	Routine Aquatic Maintenance (Pond Spraying) for the month dated on this invoice.		545.00		545.00
1	Routine Aquatic Maintenance (Pond Spraying) - Addendum for Additional Pond		50.00		50.00

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

Project Total Balance \$595.00 **Customer Total Balance** \$10,037.50

Total	\$595.00
Payments/Credits	\$0.00
Balance Due	\$595.00



SOUTH CREEK COMMUNITY DEVELOPMENT
10317 ALDER GREEN DR, WELL
RIVERVIEW, FL 33578-6275

Amount Due: \$74.96

Due Date: November 27, 2024
Account #: 211024964853

DO NOT PAY. Your account will be drafted on November 27, 2024

Account Summary

Current Service Period: October 02, 2024 - October 31, 2024	
Previous Amount Due	\$78.61
Payment(s) Received Since Last Statement	-\$78.61
Current Month's Charges	\$74.96
Amount Due by November 27, 2024	\$74.96

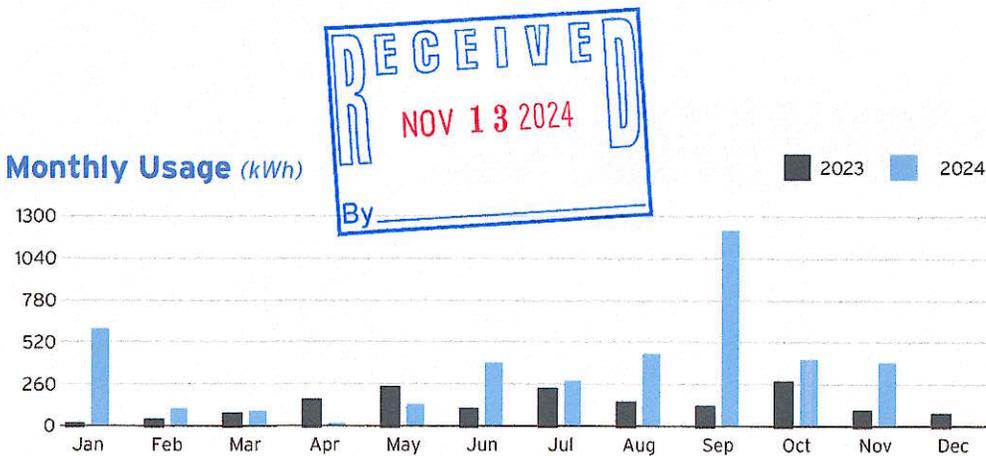
Amount not paid by due date may be assessed a late payment charge and an additional deposit.

Your Energy Insight

- Your average daily kWh used was **333.33% higher** 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.

00001268-0002730-Page 1 of 8



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

SCAM

Don't Get Scammed!

Scammers strike when you're distracted. Learn their tricks and report suspicious calls or texts at TampaElectric.com/Scam.



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

Account #: 211024964853
Due Date: November 27, 2024

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: \$74.96

Payment Amount: \$ _____

637804057851

Your account will be drafted on November 27, 2024

00001268 FTECO111072401095110 00000 04 00000000 18289 004
SOUTH CREEK COMMUNITY DEVELOPMENT
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:
10317 ALDER GREEN DR
WELL, RIVERVIEW, FL 33578-6275

Account #: 211024964853
Statement Date: November 06, 2024
Charges Due: November 27, 2024

Meter Read

Meter Location: IRRIGATION/WELL

Service Period: Oct 02, 2024 - Oct 31, 2024

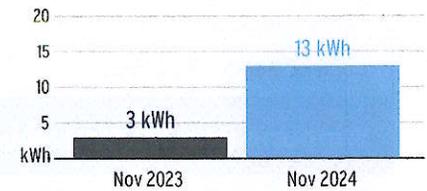
Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	Previous Reading	Total Used	Multiplier	Billing Period
1000846368	10/31/2024	8,095	7,699	396 kWh	1	30 Days

Charge Details

Electric Charges		
Daily Basic Service Charge	30 days @ \$0.75000	\$22.50
Energy Charge	396 kWh @ \$0.08192/kWh	\$32.44
Fuel Charge	396 kWh @ \$0.03157/kWh	\$12.50
Storm Protection Charge	396 kWh @ \$0.00775/kWh	\$3.07
Clean Energy Transition Mechanism	396 kWh @ \$0.00427/kWh	\$1.69
Storm Surcharge	396 kWh @ \$0.00225/kWh	\$0.89
Florida Gross Receipt Tax		\$1.87
Electric Service Cost		\$74.96

Avg kWh Used Per Day



Important Messages

Removing Your Envelope. We've noticed that you have been paying your bill electronically lately. To help cut down on clutter and waste, we are no longer including a remittance envelope with your bill. Should you want to mail in your payment, you can request a payment envelope by calling 813-223-0800 or simply use a regular envelope and address it to TECO P.O. Box 31318, Tampa, Florida 33631-3318.

Quarterly fuel source update

Tampa Electric's diverse fuel mix for the 12-month period ending September 2024 includes 82% natural gas, 10% solar, 7% purchased power, and 1% coal.

Total Current Month's Charges

\$74.96

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
- 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.

SOUTH CREEK CDD

MEETING DATE: November 7, 2024

DMS: Jayna Cooper

SUPERVISORS	CHECK IF IN ATTENDANCE	STATUS	PAYMENT AMOUNT
Kelly Evans	✓	Salary accepted	\$200.00
Carlos de la Ossa	✓	Salary Accepted	\$200.00
Lori Campagna	✓	Salary Accepted	\$200.00
Nick Dister *	✓	Salary Accepted	\$200.00
Ryan Motko	✓	Salary Accepted	\$200.00

SOUTH CREEK CDD

MEETING DATE: November 7, 2024

DMS: Jayna Cooper

SUPERVISORS	CHECK IF IN ATTENDANCE	STATUS	PAYMENT AMOUNT
Kelly Evans	✓	Salary accepted	\$200.00
Carlos de la Ossa	✓	Salary Accepted	\$200.00
Lori Campagna	✓	Salary Accepted	\$200.00
Nick Dister *	✓	Salary Accepted	\$200.00
Ryan Motko	✓	Salary Accepted	\$200.00

SOUTH CREEK CDD

MEETING DATE: November 7, 2024

DMS: Jayna Cooper

SUPERVISORS	CHECK IF IN ATTENDANCE	STATUS	PAYMENT AMOUNT
Kelly Evans	✓	Salary accepted	\$200.00
Carlos de la Ossa	✓	Salary Accepted	\$200.00
Lori Campagna	✓	Salary Accepted	\$200.00
Nick Dister *	✓	Salary Accepted	\$200.00
Ryan Motko	✓	Salary Accepted	\$200.00

SOUTH CREEK CDD

MEETING DATE: November 7, 2024

DMS: Jayna Cooper

SUPERVISORS	CHECK IF IN ATTENDANCE	STATUS	PAYMENT AMOUNT
Kelly Evans	✓	Salary accepted	\$200.00
Carlos de la Ossa	✓	Salary Accepted	\$200.00
Lori Campagna	✓	Salary Accepted	\$200.00
Nick Dister *	✓	Salary Accepted	\$200.00
Ryan Motko	✓	Salary Accepted	\$200.00

SOUTH CREEK CDD

MEETING DATE: November 7, 2024

DMS: Jayna Cooper

SUPERVISORS	CHECK IF IN ATTENDANCE	STATUS	PAYMENT AMOUNT
Kelly Evans	✓	Salary accepted	\$200.00
Carlos de la Ossa	✓	Salary Accepted	\$200.00
Lori Campagna	✓	Salary Accepted	\$200.00
Nick Dister *	✓	Salary Accepted	\$200.00
Ryan Motko	✓	Salary Accepted	\$200.00



Hillsborough County Florida

CUSTOMER NAME SOUTH CREEK CDD	ACCOUNT NUMBER 6591965140	BILL DATE 10/18/2024	DUE DATE 11/08/2024
---	-------------------------------------	--------------------------------	-------------------------------



Service Address: 10496 SHADY PRESERVE DR - DOG PARK MTR

S-Page 1 of 1

METER NUMBER	PREVIOUS DATE	PREVIOUS READ	PRESENT DATE	PRESENT READ	CONSUMPTION	READ TYPE	METER DESCRIPTION
702128900	09/18/2024	7200	10/18/2024	7206	6 GAL	ACTUAL	WATER

Service Address Charges

Customer Service Charge	\$5.63
Purchase Water Pass-Thru	\$0.02
Water Base Charge	\$11.70
Water Usage Charge	\$0.01

Summary of Account Charges

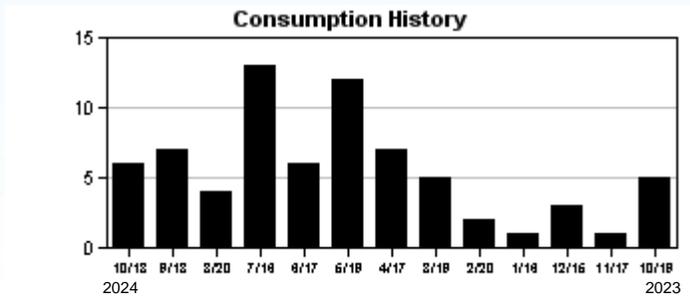
Previous Balance	\$17.36
Net Payments - Thank You	\$-17.36
Total Account Charges	\$17.36
AMOUNT DUE	\$17.36

Important Message

This account has ACH payment method

BOCC approved rate increases are effective Oct. 1, 2024. Residential customers using 6,000 gallons of water monthly will have an average bill increase of approximately \$5.67 per month. Visit HCFLGov.net/Water, Water Rates & Fees tab for details

Effective Oct. 1, 2024, Hillsborough County Water Resources will no longer hand-deliver final notices for unpaid bills to customers. Instead, customers will receive a final notice postcard through the U.S. Mail.



Hillsborough County Florida

Make checks payable to: **BOCC**
ACCOUNT NUMBER: 6591965140



ELECTRONIC PAYMENTS BY CHECK OR

Automated Payment Line: (813) 276 8526
 Internet Payments: HCFLGov.net/WaterBill
 Additional Information: HCFLGov.net/Water

THANK YOU!



SOUTH CREEK CDD
 C/O MERITUS CORP
 2005 PAN AM CIR STE 300
 TAMPA FL 33607-6008

1,984 8

DUE DATE	11/08/2024
AMOUNT DUE	\$17.36
AMOUNT PAID	

0065919651409 00000017368



SOUTH CREEK COMMUNITY DEVELOPMENT
13851 BUTTRESS OAKS WAY, J528-PERM
RIVERVIEW, FL 33578

Statement Date: November 06, 2024
Agency: Page 21

Amount Due: \$277.73

Due Date: November 27, 2024
Account #: 211032690243

Account Summary

Current Service Period: October 02, 2024 - October 31, 2024	
Previous Amount Due	\$494.27
Payment(s) Received Since Last Statement	-\$494.27
Current Month's Charges	\$277.73
Amount Due by November 27, 2024	\$277.73

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

Your Energy Insight

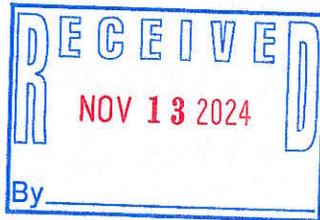


Your average daily kWh used was **14.71% lower** than it was in your previous period.

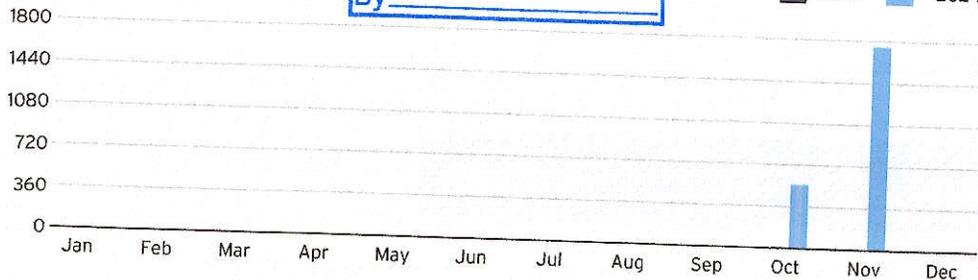


Scan here to view your account online.

00001266-0002732-Page 5 of 8



Monthly Usage (kWh)



SCAM

Don't Get Scammed!

Scammers strike when you're distracted. Learn their tricks and report suspicious calls or texts at TampaElectric.com/Scam.

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 #: 211032690243
Due Date: November 27, 2024

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: \$277.73

Payment Amount: \$ _____

615581886738



SOUTH CREEK COMMUNITY DEVELOPMENT
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.

6155818867382110326902430000000277730



Service For:
 13851 BUTTRESS OAKS WAY
 J528-PERM, RIVERVIEW, FL 33578

Account #: 211032009
 Statement Date: November 06, 2024
 Charges Due: November 27, 2024

Meter Read

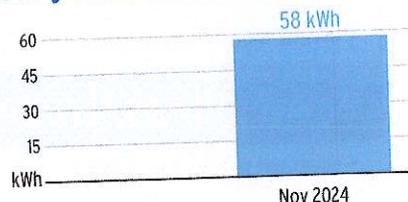
Service Period: Oct 02, 2024 - Oct 31, 2024

Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	Previous Reading	= Total Used	Multiplier	Billing Period
1000342031	10/31/2024	5,768	4,025	1,743 kWh	1	30 Days

Charge Details

Avg kWh Used Per Day



Important Messages

Quarterly fuel source update
 Tampa Electric's diverse fuel mix for the 12-month period ending September 2024 includes 82% natural gas, 10% solar, 7% purchased power, and 1% coal.

Electric Charges		
Daily Basic Service Charge	30 days @ \$0.75000	\$22.50
Energy Charge	1,743 kWh @ \$0.08192/kWh	\$142.79
Fuel Charge	1,743 kWh @ \$0.03157/kWh	\$55.03
Storm Protection Charge	1,743 kWh @ \$0.00775/kWh	\$13.51
Clean Energy Transition Mechanism	1,743 kWh @ \$0.00427/kWh	\$7.44
Storm Surcharge	1,743 kWh @ \$0.00225/kWh	\$3.92
Florida Gross Receipt Tax		\$6.29
Electric Service Cost		\$251.48
State Tax		\$21.25
Total Electric Cost, Local Fees and Taxes		\$272.73

Other Fees and Charges	
Electric Late Payment Fee	\$5.00
Total Other Fees and Charges	\$5.00

Total Current Month's Charges \$277.73

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

Ways To Pay Your Bill

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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

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.

00001268-0002732-Page 6 of 8



SOUTH CREEK COMMUNITY DEVELOPMENT
 10498 SHADY PRESERVE DR
 RIVERVIEW, FL 33578-7678

Statement Date: September 20, 2024
 Agenda Page 24

Amount Due: \$113.70

Due Date: October 11, 2024
Account #: 221008846141

DO NOT PAY. Your account will be drafted on October 11, 2024

Account Summary

Current Service Period: August 15, 2024 - September 16, 2024	
Previous Amount Due	\$58.22
Payment(s) Received Since Last Statement	-\$58.22
Current Month's Charges	\$113.70
Amount Due by October 11, 2024	\$113.70

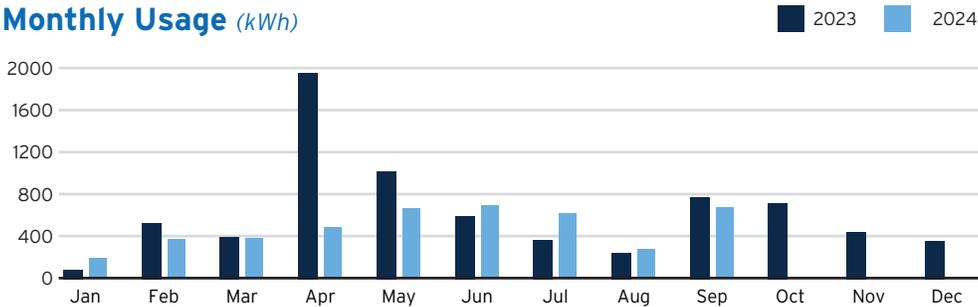
Amount not paid by due date may be assessed a late payment charge and an additional deposit.

Your Energy Insight

- Your average daily kWh used was **16.67% lower** than the same period last year.
- Your average daily kWh used was **122.22% 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

SEE HOW YOU CAN SAVE

with tips from our energy experts.



TampaElectric.com/BizSavingsTips



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

Account #: 221008846141
Due Date: October 11, 2024



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: \$113.70

Payment Amount: \$ _____

605705340181

Your account will be drafted on October 11, 2024

SOUTH CREEK COMMUNITY DEVELOPMENT
 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:
10498 SHADY PRESERVE DR
RIVERVIEW, FL 33578-7678

Account #: 221008846141
Statement Date: September 20, 2024
Charges Due: October 11, 2024

Meter Read

Service Period: Aug 15, 2024 - Sep 16, 2024

Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000877781	09/16/2024	11,607		10,933		674 kWh	1	33 Days

Charge Details

Electric Charges			
Daily Basic Service Charge	33 days @ \$0.75000		\$24.75
Energy Charge	674 kWh @ \$0.08192/kWh		\$55.21
Fuel Charge	674 kWh @ \$0.03157/kWh		\$21.28
Storm Protection Charge	674 kWh @ \$0.00775/kWh		\$5.22
Clean Energy Transition Mechanism	674 kWh @ \$0.00427/kWh		\$2.88
Storm Surcharge	674 kWh @ \$0.00225/kWh		\$1.52
Florida Gross Receipt Tax			\$2.84
Electric Service Cost			\$113.70

Total Current Month's Charges \$113.70

Avg kWh Used Per Day



Important Messages

Removing Your Envelope. We've noticed that you have been paying your bill electronically lately. To help cut down on clutter and waste, we are no longer including a remittance envelope with your bill. Should you want to mail in your payment, you can request a payment envelope by calling 813-223-0800 or simply use a regular envelope and address it to TECO P.O. Box 31318, Tampa, Florida 33631-3318.

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

Ways To Pay Your Bill

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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

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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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SOUTH CREEK COMMUNITY DEVELOPMENT
10441 ALDER GREEN DR, SOLAR
RIVERVIEW, FL 33578-6276

Statement Date: October 07, 2024
Agenda Page 26

Amount Due: \$3,894.48
Due Date: October 28, 2024
Account #: 221008480321

DO NOT PAY. Your account will be drafted on October 28, 2024

Account Summary

Table with account summary: Previous Amount Due (\$3,894.48), Payment(s) Received Since Last Statement (-\$3,894.48), Current Month's Charges (\$3,894.48), Amount Due by October 28, 2024 (\$3,894.48)

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

QR code and text: Scan here to view your account online.

SAFETY TIP: Ask for identification

Please remember, if someone visits your home or business and claims to be an employee of Tampa Electric, ask to see his or her company badge.



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 #: 221008480321
Due Date: October 28, 2024

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: \$3,894.48
Payment Amount: \$ _____

679779146185

Your account will be drafted on October 28, 2024

SOUTH CREEK COMMUNITY DEVELOPMENT
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:
10441 ALDER GREEN DR
SOLAR, RIVERVIEW, FL 33578-6276

Account #: 221008480321
Statement Date: October 07, 2024
Charges Due: October 28, 2024

Service Period: Aug 31, 2024 - Oct 01, 2024

Rate Schedule: LS-2 Customer Specified Lighting

Charge Details

Table with 2 columns: Charge Item and Amount. Includes Electric Charges, Lighting Service Items LS-2 (Bright Choices) for 32 days, and a total of \$444.08.

Billing information continues 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

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Service For:
10441 ALDER GREEN DR
SOLAR, RIVERVIEW, FL 33578-6276

Account #: 221008480321
Statement Date: October 07, 2024
Charges Due: October 28, 2024

Service Period: Aug 31, 2024 - Oct 01, 2024

Rate Schedule: LS-2 Customer Specified Lighting

Charge Details

	Electric Charges	
	Lighting Service Items LS-2 (Bright Choices) for 32 days	
	Lighting Energy Charge	\$0.00
	Monthly Charge	\$2042.75
	Lighting Fuel Charge	\$0.00
	Storm Protection Charge	\$0.00
	Clean Energy Transition Mechanism	\$0.00
	Storm Surcharge	\$0.00
	Florida Gross Receipt Tax	\$0.00
	Lighting Charges	\$2,042.75

Billing information continues on next page →



Service For:
10441 ALDER GREEN DR
SOLAR, RIVERVIEW, FL 33578-6276

Account #: 221008480321
Statement Date: October 07, 2024
Charges Due: October 28, 2024

Service Period: Aug 31, 2024 - Oct 01, 2024

Rate Schedule: LS-2 Customer Specified Lighting

Charge Details

	Electric Charges	
	Lighting Service Items LS-2 (Bright Choices) for 32 days	
	Lighting Energy Charge	\$0.00
	Monthly Charge	\$1407.65
	Lighting Fuel Charge	\$0.00
	Storm Protection Charge	\$0.00
	Clean Energy Transition Mechanism	\$0.00
	Storm Surcharge	\$0.00
	Florida Gross Receipt Tax	\$0.00
	Lighting Charges	\$1,407.65

Total Current Month's Charges \$3,894.48



Service For:
10441 ALDER GREEN DR
SOLAR, RIVERVIEW, FL 33578-6276

Account #: 221008480321
Statement Date: October 07, 2024
Charges Due: October 28, 2024

Important Messages

Removing Your Envelope. We've noticed that you have been paying your bill electronically lately. To help cut down on clutter and waste, we are no longer including a remittance envelope with your bill. Should you want to mail in your payment, you can request a payment envelope by calling 813-223-0800 or simply use a regular envelope and address it to TECO P.O. Box 31318, Tampa, Florida 33631-3318.



SOUTH CREEK COMMUNITY DEVELOPMENT
 13851 BUTTRESS OAKS WAY, J528-PERM
 RIVERVIEW, FL 33578

Statement Date: October 07, 2024
 Agenda Page 31

Amount Due:	\$494.27
Due Date: October 28, 2024	
Account #: 211032690243	

Account Summary

Current Service Period: September 24, 2024 - October 01, 2024	
Previous Amount Due	\$0.00
Payment(s) Received Since Last Statement	\$0.00
Current Month's Charges	\$494.27
Amount Due by October 28, 2024	\$494.27

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



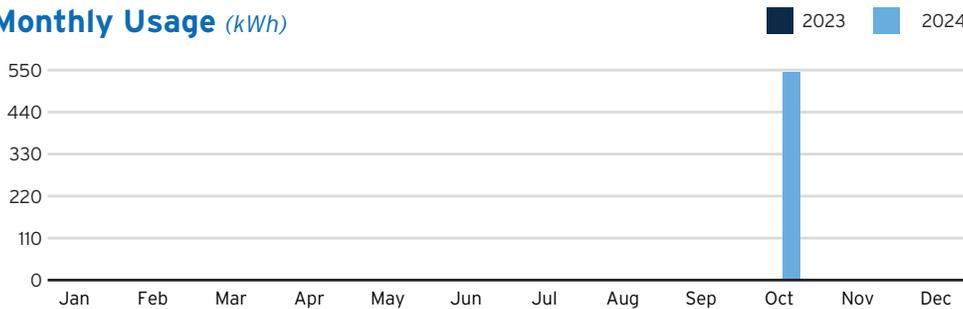
Scan here to view your account online.

SAFETY TIP: Ask for identification

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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 #: 211032690243
Due Date: October 28, 2024

 **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:	\$494.27
Payment Amount:	\$ _____

656322442258

SOUTH CREEK COMMUNITY DEVELOPMENT
 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.

6563224422582110326902430000000494272



Service For:
 13851 BUTTRESS OAKS WAY
 J528-PERM, RIVERVIEW, FL 33578

Account #: 211032690243
Statement Date: October 07, 2024
Charges Due: October 28, 2024

Meter Read

Service Period: Sep 24, 2024 - Oct 01, 2024

Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000342031	10/01/2024	4,025		3,479		546 kWh	1	8 Days

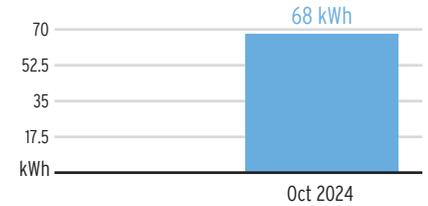
Charge Details

Electric Charges		
Daily Basic Service Charge	8 days @ \$0.75000	\$6.00
Energy Charge	546 kWh @ \$0.08192/kWh	\$44.73
Fuel Charge	546 kWh @ \$0.03157/kWh	\$17.24
Storm Protection Charge	546 kWh @ \$0.00775/kWh	\$4.23
Clean Energy Transition Mechanism	546 kWh @ \$0.00427/kWh	\$2.33
Storm Surcharge	546 kWh @ \$0.00225/kWh	\$1.23
Florida Gross Receipt Tax		\$1.94
Electric Service Cost		\$77.70
State Tax		\$6.57
Total Electric Cost, Local Fees and Taxes		\$84.27

Other Fees and Charges	
Electric Security Deposit	\$400.00
Elec Connection Chrg Subsq	\$10.00
Total Other Fees and Charges	\$410.00

Total Current Month's Charges \$494.27

Avg kWh Used Per Day



Important Messages

Welcome to Tampa Electric! Please visit TampaElectric.com/Rates for information about your electric rates and charges.

Prorated Bill. Some charges have been prorated where required to reflect a longer or shorter than normal billing period.

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

Ways To Pay Your Bill

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Bank Draft
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In-Person
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- 
Credit or Debit Card
 Pay by credit Card using KUBRA EZ-Pay at TECOaccount.com. Convenience fee will be charged.
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Phone
 Toll Free: **866-689-6469**
- All Other Correspondences:**
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- Power Outage:** 877-588-1010
- Energy-Saving Programs:** 813-275-3909

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SOUTH CREEK COMMUNITY DEVELOPMENT
 10498 SHADY PRESERVE DR
 RIVERVIEW, FL 33578-7678

Statement Date: October 21, 2024
 Agenda Page 33

Amount Due: \$80.88

Due Date: November 11, 2024
Account #: 221008846141

DO NOT PAY. Your account will be drafted on November 11, 2024

Account Summary

Current Service Period: September 17, 2024 - October 15, 2024	
Previous Amount Due	\$113.70
Payment(s) Received Since Last Statement	-\$113.70
Current Month's Charges	\$80.88
Amount Due by November 11, 2024	\$80.88

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 **34.78% lower** than the same period last year.
- Your average daily kWh used was **25% lower** than it was in your previous period.



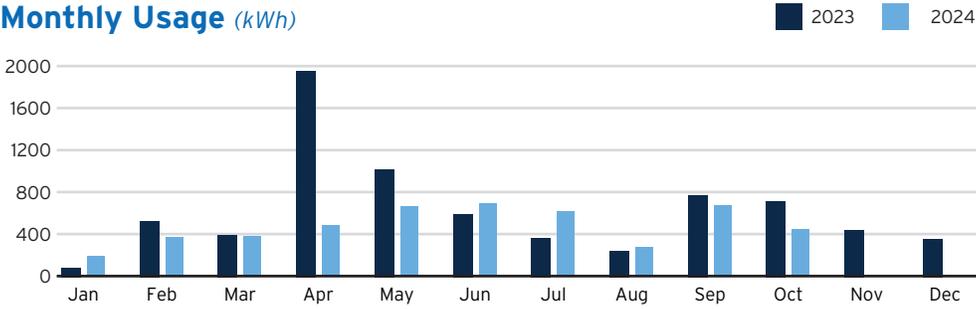
Scan here to view your account online.

SAFETY TIP:
Ask for identification

Please remember, if someone visits your home or business and claims to be an employee of Tampa Electric, ask to see his or her company badge.



Monthly Usage (kWh)



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



Account #: 221008846141
Due Date: November 11, 2024

Pay your bill online at TampaElectric.com
 See reverse side of your paystub for more ways to pay.

Amount Due: \$80.88

Payment Amount: \$ _____

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

681013714267
 Your account will be drafted on November 11, 2024

SOUTH CREEK COMMUNITY DEVELOPMENT
 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:
10498 SHADY PRESERVE DR
RIVERVIEW, FL 33578-7678

Account #: 221008846141
Statement Date: October 21, 2024
Charges Due: November 11, 2024

Meter Read

Service Period: Sep 17, 2024 - Oct 15, 2024

Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000877781	10/15/2024	12,054		11,607		447 kWh	1	29 Days

Charge Details

Electric Charges		
Daily Basic Service Charge	29 days @ \$0.75000	\$21.75
Energy Charge	447 kWh @ \$0.08192/kWh	\$36.62
Fuel Charge	447 kWh @ \$0.03157/kWh	\$14.11
Storm Protection Charge	447 kWh @ \$0.00775/kWh	\$3.46
Clean Energy Transition Mechanism	447 kWh @ \$0.00427/kWh	\$1.91
Storm Surcharge	447 kWh @ \$0.00225/kWh	\$1.01
Florida Gross Receipt Tax		\$2.02
Electric Service Cost		\$80.88

Total Current Month's Charges \$80.88

Avg kWh Used Per Day



Important Messages

Removing Your Envelope. We've noticed that you have been paying your bill electronically lately. To help cut down on clutter and waste, we are no longer including a remittance envelope with your bill. Should you want to mail in your payment, you can request a payment envelope by calling 813-223-0800 or simply use a regular envelope and address it to TECO P.O. Box 31318, Tampa, Florida 33631-3318.

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.



11749 Crestridge Loop
Trinity, FL 34655



Invoice

Date	Invoice #
11/12/2024	3441

Bill To
Inframark South Creek CDD Attn: Jayna Cooper 2005 Pan Am Circle #300 Tampa, FL 33607

P.O. No.	Terms

Item	Description	Qty	Rate	Amount
Printing & Reprod...	"Playground Rules" (18x24) .080 metal sign with full color print and gloss lamination. Rounded corners. Includes install on fence with (2) chainlink fence washers.	1	125.00	125.00

Subtotal	\$125.00
Sales Tax (7.0%)	\$0.00
Total	\$125.00
Payments/Credits	\$0.00
Balance Due	\$125.00

Phone #	Fax #	E-mail
(727) 480-6514		fieldsconsultinggroup@yahoo.com



11749 Crestridge Loop
Trinity, FL 34655



Invoice

Date	Invoice #
10/28/2024	3430

Bill To
Inframark South Creek CDD Attn: Jayna Cooper 2005 Pan Am Circle #300 Tampa, FL 33607

P.O. No.	Terms

Item	Description	Qty	Rate	Amount
Printing & Reprod...	"Pool Rules" (30x30) 3mm maxmetal sign with full color print and gloss lamination. Rounded corners. Includes installation on fence or wall. **Install when inspecting storm damaged signs*** Address: 13851 Buttress Oaks Way (Riverview)	1	175.00	175.00

Subtotal	\$175.00
Sales Tax (7.0%)	\$0.00
Total	\$175.00
Payments/Credits	\$0.00
Balance Due	\$175.00

Phone #	Fax #	E-mail
(727) 480-6514		fieldsconsultinggroup@yahoo.com



State of Florida
Department of Health
Notification of Fees Due

Identification Number: 29-60-2736803
For: Swimming Pools Public Pool > 25000 Gallons

Billing Code: 29-BID-7615342
Fee Amount: \$275.00

To: South Creek CDD
2005 Pan Am Cirs Ste 300
Tampa, FL 33607

Total Amount Due: \$275.00

Payment Due 11/28/2024 Upon Receipt

Notice: This bill is due and payable in full upon receipt and must be received by the local office by the Payment Due date.

[Please detach this portion and return with your payment]

Please verify all information, making changes as necessary, sign and return to Hillsborough County

Account Information for: 29-60-2736803
Facility Name: South Creek Amenity Pool
Location Address 1: 13851 Buttress Oaks Way
Location Address 2:
City: Riverview
State: FL
Zip Code: 33578

County Mailing Address 1: P O Box 5135
County Mailing Address 2:
County Mailing City: Tampa
County Mailing State: FL
County Mailing Zip Code: 33675

Owner Name: South Creek CDD
Owner Address 1: 2005 Pan Am Cirs Ste 300
Owner Address 2: Tampa, FL 33607
Owner City: Tampa
Owner State: FL
Owner Zip Code: 33607
Work Phone:
Home Phone: (813) 873-7300

Facility Contact Name: South Creek CDD
Work Phone:
Home Phone: (813) 873-7300

Signature: Date:

[Environmental Health Division - Account Information Copy]



State of Florida
Department of Health
Notification of Fees Due

Identification Number: 29-60-2736803
For: Swimming Pools Public Pool > 25000 Gallons

Billing Code: 29-BID-7615342
Fee Amount: \$275.00

To: South Creek CDD
2005 Pan Am Cirs Ste 300
Tampa, FL 33607

Total Amount Due: \$275.00
Payment Due 11/28/2024 Upon Receipt

Please return the entire bottom portion with your payment. The top portion (only) should be retained for your records.
[Business Office - Cashiering & Accounting Copy]

FloridaCommerce, Special District Accountability Program

Fiscal Year 2024 - 2025 Special District State Fee Invoice and Profile Update

Required by sections 189.064 and 189.018, Florida Statutes, and Chapter 73C-24, Florida Administrative Code

Date Invoiced: 10/01/2024				Invoice No: 91432
Annual Fee: \$175.00	1st Late Fee: \$0.00	2nd Late Fee: \$0.00	Received: \$0.00	Total Due, Postmarked by 12/02/2024: \$175.00

STEP 1: Review the following profile and make any needed changes.

1. Special District's Name, Registered Agent's Name and Registered Office Address:

001590

South Creek Community Development District

Mr. Brian Lamb

Meritus

2005 Pan Am Circle, Suite 300

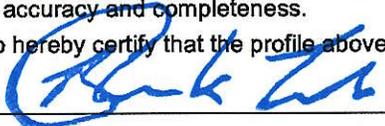
Tampa, Florida 33607



- 2. Telephone:** 813-873-7300 Ext:
- 3. Fax:** 813-837-7070
- 4. Email:** brian.lamb@inframark.com
- 5. Status:** Independent
- 6. Governing Body:** Elected
- 7. Website Address:** SouthCreekCDD.com
- 8. County(ies):** Hillsborough
- 9. Special Purpose(s):** Community Development
- 10. Boundary Map on File:** 01/26/2021
- 11. Creation Document on File:** 01/26/2021
- 12. Date Established:** 01/13/2021
- 13. Creation Method:** Local Ordinance
- 14. Local Governing Authority:** Hillsborough County
- 15. Creation Document(s):** County Ordinance 21-1
- 16. Statutory Authority:** Chapter 190, Florida Statutes
- 17. Authority to Issue Bonds:** Yes
- 18. Revenue Source(s):** Assessments

STEP 2: Sign and date to certify accuracy and completeness.

By signing and dating below, I do hereby certify that the profile above (changes noted if necessary) is accurate and complete:

Registered Agent's Signature:  Date 10/14/24

STEP 3: Pay the annual state fee or certify eligibility for zero annual fee.

a. Pay the Annual Fee: Pay the annual fee by following the instructions at www.FloridaJobs.org/SpecialDistrictFee.

b. Or, Certify Eligibility for the Zero Fee: By initialing both of the following items, I, the above signed registered agent, do hereby certify that to the best of my knowledge and belief, **BOTH** of the following statements and those on any submissions to the Department are true, correct, complete, and made in good faith. I understand that any information I give may be verified.

1. ___ This special district is not a component unit of a general purpose local government as determined by the special district and its Certified Public Accountant; and,
2. ___ This special district is in compliance with its Fiscal Year 2022 - 2023 Annual Financial Report (AFR) filing requirement with the Florida Department of Financial Services (DFS) and that AFR reflects \$3,000 or less in annual revenues or, is a special district not required to file a Fiscal Year 2022 - 2023 AFR with DFS and has included an income statement with this document verifying \$3,000 or less in revenues for the current fiscal year.

Department Use Only: Approved: ___ Denied: ___ Reason: _____

STEP 4: Make a copy of this document for your records.

STEP 5: Email this document to SpecialDistricts@Commerce.fl.gov or mail it to FloridaCommerce, Bureau of Budget Management, 107 East Madison Street, MSC #120, Tallahassee, FL 32399-4124. Direct questions to 850.717.8430.



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

Date	Invoice #
10/31/2024	SM-13748

**Please make all Checks payable to:
 Steadfast Maintenance
 Tax ID: 47-4754045**

Bill To
South Creek CDD C/O Inframark 2654 Cypress Ridge Blvd Suite 101 Wesley Chapel, FL 33544

Ship To
SM1054 South Creek CDD 10441 Alder Green Dr Riverview, FL 33578

P.O. No.	W.O. No.	Account #	Cost Code	Terms	Project
				Net 30	SM1054 South Creek CDD Maintenance
Quantity	Description		Rate	Serviced Date	Amount
	Irrigation Service Request It was reported to us of a broken lateral line behind the dog park at phase 2 due to a tree that uprooted from Hurricane Milton leaving the line exposed. Our tech made the repair and backfilled the area back up.		0.00	10/25/2024	0.00
1	Irrigation Parts 1-1/2"tee 1-1/2" coupling 1-1/2 Street L 1-tree bubbler 5 feet flex tubing		45.50	10/25/2024	45.50
1	Irrigation Labor		210.00	10/25/2024	210.00
	During the monthly inspection our tech found 3 broken bubblers and 2 clogged nozzles. All repairs have been made and working properly.		0.00	10/30/2024	0.00
1	Irrigation Parts 3 bubblers 2 nozzles		25.00	10/30/2024	25.00
0.5	Irrigation Labor		85.00	10/30/2024	42.50

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

Total	\$323.00
Payments/Credits	\$0.00
Balance Due	\$323.00

Invoice



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

Date	Invoice #
11/11/2024	SM-13791

**Please make all Checks payable to:
 Steadfast Maintenance
 Tax ID: 47-4754045**

Bill To
South Creek CDD C/O Inframark 2654 Cypress Ridge Blvd Suite 101 Wesley Chapel, Fl 33544

Ship To
SM1054 South Creek CDD 10441 Alder Green Dr Riverview, FL 33578

P.O. No.	W.O. No.	Account #	Cost Code	Terms	Project
			Milton Storm	Net 30	SM1054 South Creek CDD Maintenance

Quantity	Description	Rate	Serviced Date	Amount
29	Hurricane Milton cleanup Storm and tree staking. Price includes labor & materials to re-stand trees	55.00		1,595.00
8	Debris clean up and staged along 301 for phase; debris clean up and staged for phase I on Buttress Oaks	50.00		400.00
1	Amenity center pool inaccessible - Lull equipment used to hoist and stake 3 palms and stake with new lumber and support straps	2,815.00		2,815.00

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

Total	\$4,810.00
Payments/Credits	\$0.00
Balance Due	\$4,810.00

South Creek Community Development District

Financial Statements
(Unaudited)

Period Ending
Nov 30, 2024

Prepared by:

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

SOUTH CREEK COMMUNITY DEVELOPMENT DISTRICT

Balance Sheet

As of October 31, 2024

(In Whole Numbers)

ACCOUNT DESCRIPTION	SERIES 2021		SERIES 2024		SERIES 2021	SERIES 2024	GENERAL	GENERAL	TOTAL
	GENERAL	DEBT SERVICE	DEBT SERVICE	CAPITAL	CAPITAL	FIXED ASSETS	LONG-TERM		
	FUND	FUND	FUND	PROJECTS	PROJECTS	FUND	DEBT FUND		
ASSETS									
Cash - Operating Account	\$ 17,532	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 17,532
Cash in Transit	-	(1,288)	-	-	-	-	-	-	(1,288)
Accounts Receivable - HOA	37	-	-	-	-	-	-	-	37
Due From Developer	37,149	-	-	-	-	-	-	-	37,149
Due From Other Funds	-	6,802	-	-	2,321	-	-	-	9,123
Investments:									
Acq. & Construction - Amenity	-	-	-	19,000	-	-	-	-	19,000
Acq. & Construction - Other	-	-	-	-	953,901	-	-	-	953,901
Acq. & Construction Account (Phase 1)	-	-	-	18,525	-	-	-	-	18,525
Acq. & Construction Account (Phase 2)	-	-	-	1	59,767	-	-	-	59,768
Interest Account	-	-	2,028	-	-	-	-	-	2,028
Reserve Fund	-	162,850	-	-	-	-	-	-	162,850
Reserve Fund (A-2)	-	-	40,285	-	-	-	-	-	40,285
Revenue Fund	-	132,395	40,902	-	-	-	-	-	173,297
Fixed Assets									
Construction Work In Process	-	-	-	-	-	2,296,282	-	-	2,296,282
Amount To Be Provided	-	-	-	-	-	-	6,733,088	-	6,733,088
TOTAL ASSETS	\$ 54,718	\$ 300,759	\$ 83,215	\$ 37,526	\$ 1,015,989	\$ 2,296,282	\$ 6,733,088	\$ -	\$ 10,521,577
LIABILITIES									
Accounts Payable	\$ 38,444	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 38,444
Accounts Payable - Other	2,640	-	-	-	-	-	-	-	2,640
Bonds Payable	-	-	-	-	-	-	5,562,088	-	5,562,088
Bonds Payable - Series 2024	-	-	-	-	-	-	1,171,000	-	1,171,000
Due To Other Funds	5,239	-	2,321	-	-	-	-	-	7,560
Deferred Inflow of Resources	24,843	-	-	-	-	-	-	-	24,843
TOTAL LIABILITIES	71,166	-	2,321	-	-	-	6,733,088	-	6,806,575

SOUTH CREEK COMMUNITY DEVELOPMENT DISTRICT

Balance Sheet

As of October 31, 2024

(In Whole Numbers)

ACCOUNT DESCRIPTION	GENERAL FUND	SERIES 2021 DEBT SERVICE FUND	SERIES 2024 DEBT SERVICE FUND	SERIES 2021	SERIES 2024	GENERAL FIXED ASSETS FUND	GENERAL LONG-TERM DEBT FUND	TOTAL
				CAPITAL PROJECTS FUND	CAPITAL PROJECTS FUND			
FUND BALANCES								
Restricted for:								
Debt Service	-	300,759	80,894	-	-	-	-	381,653
Capital Projects	-	-	-	37,526	1,015,989	-	-	1,053,515
Unassigned:	(16,448)	-	-	-	-	2,296,282	-	2,279,834
TOTAL FUND BALANCES	(16,448)	300,759	80,894	37,526	1,015,989	2,296,282	-	3,715,002
TOTAL LIABILITIES & FUND BALANCES	\$ 54,718	\$ 300,759	\$ 83,215	\$ 37,526	\$ 1,015,989	\$ 2,296,282	\$ 6,733,088	\$ 10,521,577

SOUTH CREEK COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending October 31, 2024
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>REVENUES</u>				
Special Assmnts- Tax Collector	\$ 288,598	\$ 1,589	\$ (287,009)	0.55%
Special Assmnts- CDD Collected	65,371	-	(65,371)	0.00%
TOTAL REVENUES	353,969	1,589	(352,380)	0.45%
<u>EXPENDITURES</u>				
<u>Administration</u>				
Supervisor Fees	10,000	1,000	9,000	10.00%
ProfServ-Construction	6,100	-	6,100	0.00%
ProfServ-Dissemination Agent	10,200	850	9,350	8.33%
ProfServ-Trustee Fees	6,400	-	6,400	0.00%
District Counsel	4,000	3,545	455	88.63%
District Engineer	2,500	3,577	(1,077)	143.08%
District Manager	25,000	23,875	1,125	95.50%
Auditing Services	5,250	-	5,250	0.00%
Website Compliance	1,500	-	1,500	0.00%
Postage, Phone, Faxes, Copies	250	-	250	0.00%
Clubhouse Internet, TV, Phone	1,200	89	1,111	7.42%
Public Officials Insurance	2,754	2,754	-	100.00%
Insurance Deductible	2,500	-	2,500	0.00%
Legal Advertising	1,000	820	180	82.00%
Bank Fees	100	-	100	0.00%
Website Administration	1,500	125	1,375	8.33%
Dues, Licenses, Subscriptions	600	175	425	29.17%
Total Administration	80,854	36,810	44,044	45.53%
<u>Electric Utility Services</u>				
Utility - Electric	5,000	1,181	3,819	23.62%
Utility - StreetLights	50,000	3,894	46,106	7.79%
Total Electric Utility Services	55,000	5,075	49,925	9.23%
<u>Water Utility Services</u>				
Utility - Water	1,000	17	983	1.70%
Total Water Utility Services	1,000	17	983	1.70%

SOUTH CREEK COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
 For the Period Ending October 31, 2024
 General Fund (001)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<u>Other Physical Environment</u>				
Waterway Management	9,000	595	8,405	6.61%
ProfServ - Field Management Onsite Staff	12,000	1,000	11,000	8.33%
Amenity Center Cleaning & Supplies	1,000	-	1,000	0.00%
Contracts-Janitorial Services	7,000	-	7,000	0.00%
Contracts-Pools	15,000	-	15,000	0.00%
Contracts - Landscape	75,000	6,710	68,290	8.95%
Amenity Center Pest Control	1,200	-	1,200	0.00%
Janitorial Services & Supplies	1,500	-	1,500	0.00%
Insurance - General Liability	3,365	2,500	865	74.29%
Insurance -Property & Casualty	30,000	9,071	20,929	30.24%
R&M-Other Landscape	3,000	-	3,000	0.00%
R&M-Pools	500	-	500	0.00%
R&M-Sidewalks	1,000	-	1,000	0.00%
Amenity Maintenance & Repairs	5,000	-	5,000	0.00%
R&M-Monument, Entrance & Wall	1,000	-	1,000	0.00%
Landscape - Annuals	4,000	-	4,000	0.00%
Landscape - Mulch	2,000	-	2,000	0.00%
Waterway Improvements & Repairs	1,000	-	1,000	0.00%
R&M-Security Cameras	1,000	-	1,000	0.00%
Plant Replacement Program	4,000	-	4,000	0.00%
Security System Monitoring & Maint.	5,050	-	5,050	0.00%
Shared Maintenance Costs	5,000	-	5,000	0.00%
Miscellaneous Maintenance	1,500	755	745	50.33%
Landscape Miscellaneous	2,000	-	2,000	0.00%
Irrigation Maintenance	5,000	-	5,000	0.00%
Mitigation Area Monitoring & Maintenance	1,000	-	1,000	0.00%
Misc-Access Cards	2,500	-	2,500	0.00%
Janitorial Supplies	1,500	-	1,500	0.00%
Dog Waste Station Supplies	3,000	-	3,000	0.00%
Amenities Furniture & Fixtures	1,000	-	1,000	0.00%
Total Other Physical Environment	205,115	20,631	184,484	10.06%
TOTAL EXPENDITURES	341,969	62,533	279,436	18.29%

SOUTH CREEK COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
 For the Period Ending October 31, 2024
 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
Excess (deficiency) of revenues				
Over (under) expenditures	12,000	(60,944)	(72,944)	-507.87%
<u>OTHER FINANCING SOURCES (USES)</u>				
Contribution to (Use of) Fund Balance	12,000	-	(12,000)	0.00%
TOTAL FINANCING SOURCES (USES)	12,000	-	(12,000)	0.00%
Net change in fund balance	<u>\$ 12,000</u>	<u>\$ (60,944)</u>	<u>\$ (96,944)</u>	<u>-507.87%</u>
FUND BALANCE, BEGINNING (OCT 1, 2024)		44,496		
FUND BALANCE, ENDING		<u>\$ (16,448)</u>		

SOUTH CREEK COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending October 31, 2024
Series 2021 Debt Service Fund (200)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
REVENUES				
Special Assmnts- Tax Collector	\$ 325,700	\$ 2,741	\$ (322,959)	0.84%
TOTAL REVENUES	325,700	2,741	(322,959)	0.84%
EXPENDITURES				
Debt Service				
Principal Debt Retirement	130,000	-	130,000	0.00%
Interest Expense	192,463	-	192,463	0.00%
Total Debt Service	322,463	-	322,463	0.00%
TOTAL EXPENDITURES	322,463	-	322,463	0.00%
Excess (deficiency) of revenues Over (under) expenditures	3,237	2,741	(496)	84.68%
OTHER FINANCING SOURCES (USES)				
Contribution to (Use of) Fund Balance	3,237	-	(3,237)	0.00%
TOTAL FINANCING SOURCES (USES)	3,237	-	(3,237)	0.00%
Net change in fund balance	<u>\$ 3,237</u>	<u>\$ 2,741</u>	<u>\$ (6,970)</u>	<u>84.68%</u>
FUND BALANCE, BEGINNING (OCT 1, 2024)		298,018		
FUND BALANCE, ENDING		<u>\$ 300,759</u>		

SOUTH CREEK COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
 For the Period Ending October 31, 2024
 Series 2024 Debt Service Fund (201)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
REVENUES				
Special Assmnts- CDD Collected	\$ 79,855	\$ -	\$ (79,855)	0.00%
TOTAL REVENUES	79,855	-	(79,855)	0.00%
EXPENDITURES				
Debt Service				
Principal Debt Retirement	25,000	-	25,000	0.00%
Interest Expense	61,680	-	61,680	0.00%
Total Debt Service	86,680	-	86,680	0.00%
TOTAL EXPENDITURES	86,680	-	86,680	0.00%
Excess (deficiency) of revenues Over (under) expenditures	(6,825)	-	6,825	0.00%
OTHER FINANCING SOURCES (USES)				
Contribution to (Use of) Fund Balance	(6,825)	-	6,825	0.00%
TOTAL FINANCING SOURCES (USES)	(6,825)	-	6,825	0.00%
Net change in fund balance	<u>\$ (6,825)</u>	<u>\$ -</u>	<u>\$ 20,475</u>	<u>0.00%</u>
FUND BALANCE, BEGINNING (OCT 1, 2024)		80,894		
FUND BALANCE, ENDING		<u>\$ 80,894</u>		

SOUTH CREEK COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
 For the Period Ending October 31, 2024
 Series 2021 Capital Projects Fund (300)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
REVENUES				
TOTAL REVENUES	-	-	-	0.00%
EXPENDITURES				
TOTAL EXPENDITURES	-	-	-	0.00%
Excess (deficiency) of revenues				
Over (under) expenditures	-	-	-	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2024)		37,526		
FUND BALANCE, ENDING		<u>\$ 37,526</u>		

SOUTH CREEK COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
 For the Period Ending October 31, 2024
 Series 2024 Capital Projects Fund (301)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
REVENUES				
TOTAL REVENUES	-	-	-	0.00%
EXPENDITURES				
TOTAL EXPENDITURES	-	-	-	0.00%
Excess (deficiency) of revenues				
Over (under) expenditures	-	-	-	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2024)		1,015,989		
FUND BALANCE, ENDING		<u>\$ 1,015,989</u>		

SOUTH CREEK COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
 For the Period Ending October 31, 2024
 General Fixed Assets Fund (900)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
REVENUES				
TOTAL REVENUES	-	-	-	0.00%
EXPENDITURES				
TOTAL EXPENDITURES	-	-	-	0.00%
Excess (deficiency) of revenues Over (under) expenditures	-	-	-	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2024)		2,296,282		
FUND BALANCE, ENDING		<u>\$ 2,296,282</u>		

Bank Account Statement

South Creek CDD

Bank Account No. 5561
Statement No. 10-24

Statement Date 10/31/2024

G/L Account No. 101001 Balance	17,531.57	Statement Balance	27,897.92
		Outstanding Deposits	0.00
Positive Adjustments	0.00		
Subtotal	17,531.57	Subtotal	27,897.92
Negative Adjustments	0.00	Outstanding Checks	-10,366.35
Ending G/L Balance	17,531.57	Ending Balance	17,531.57

Posting Date	Document Type	Document No.	Description	Amount	Cleared Amount	Difference
Deposits						
10/31/2024		JE000433	FY24 Excess Fees	4,330.12	4,330.12	0.00
Total Deposits				4,330.12	4,330.12	0.00
Checks						
10/03/2024	Payment	1324	Check for Vendor V00019	-3,472.78	-3,472.78	0.00
10/03/2024	Payment	1325	Check for Vendor V00004	-8,394.67	-8,394.67	0.00
10/03/2024	Payment	1326	Check for Vendor V00009	-865.00	-865.00	0.00
10/03/2024	Payment	1327	Check for Vendor V00026	-1,550.00	-1,550.00	0.00
10/03/2024	Payment	1328	Check for Vendor V00007	-2,196.00	-2,196.00	0.00
10/07/2024	Payment	1329	Check for Vendor V00044	-88.94	-88.94	0.00
10/10/2024	Payment	DD167	Payment of Invoice 000697	-17.36	-17.36	0.00
10/21/2024	Payment	1331	Check for Vendor V00027	-200.00	-200.00	0.00
10/21/2024	Payment	1334	Check for Vendor V00016	-200.00	-200.00	0.00
10/21/2024	Payment	1335	Check for Vendor V00029	-200.00	-200.00	0.00
10/21/2024	Payment	1338	Check for Vendor V00005	-3,576.50	-3,576.50	0.00
10/21/2024	Payment	1339	Check for Vendor V00004	-7,304.67	-7,304.67	0.00
10/21/2024	Payment	1340	Check for Vendor V00007	-1,699.00	-1,699.00	0.00
10/25/2024	Payment	1342	Check for Vendor V00004	-293.35	-293.35	0.00
10/28/2024	Payment	DD170	Payment of Invoice 000721	-78.61	-78.61	0.00
10/28/2024	Payment	DD171	Payment of Invoice 000751	-113.70	-113.70	0.00
10/28/2024	Payment	DD172	Payment of Invoice 000752	-3,894.48	-3,894.48	0.00
10/31/2024	Payment	DD173	Payment of Invoice 000731	-17.36	-17.36	0.00
10/23/2024	Payment	DD174	Payment of Invoice 000724	-79.98	-79.98	0.00
10/02/2024		JE000436	Spectrum ACH for Internate	-88.95	-88.95	0.00
Total Checks				-34,331.35	-34,331.35	0.00
Adjustments						
Total Adjustments						
Outstanding Checks						
10/01/2022		JE000018	Outstanding Check# 1063; Kelly Ann Evans			-200.00

Bank Account Statement

South Creek CDD

Bank Account No. 5561

Statement No. 10-24

Statement Date

10/31/2024

08/09/2024	Payment	1308	Check for Vendor V00021	-200.00
08/27/2024	Payment	1312	Check for Vendor V00024	-757.08
09/12/2024	Payment	1320	Check for Vendor V00021	-200.00
10/07/2024	Payment	1330	Check for Vendor V00038	-200.00
10/21/2024	Payment	1332	Check for Vendor V00038	-200.00
10/21/2024	Payment	1336	Check for Vendor V00012	-200.00
10/21/2024	Payment	1337	Check for Vendor V00021	-200.00
10/25/2024	Payment	1341	Check for Vendor V00019	-3,350.00
10/25/2024	Payment	1343	Check for Vendor V00009	-3,545.00
10/25/2024	Payment	1344	Check for Vendor V00022	-494.27
10/25/2024	Payment	1345	Check for Vendor V00007	-820.00
Total Outstanding Checks				-10,366.35

Outstanding Deposits

Total Outstanding Deposits

SOUTH CREEK COMMUNITY DEVELOPMENT DISTRICT

Balance Sheet
 As of November 30, 2024
 (In Whole Numbers)

ACCOUNT DESCRIPTION	SERIES 2021		SERIES 2024		SERIES 2021		SERIES 2024		GENERAL		TOTAL
	GENERAL FUND	DEBT SERVICE FUND	DEBT SERVICE FUND	CAPITAL PROJECTS FUND	CAPITAL PROJECTS FUND	FIXED ASSETS FUND	GENERAL LONG-TERM DEBT FUND				
ASSETS											
Cash - Operating Account	\$ 10,385	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	10,385
Cash in Transit	-	5,558	-	-	-	-	-	-	-	-	5,558
Accounts Receivable - HOA	37	-	-	-	-	-	-	-	-	-	37
Due From Developer	37,149	-	-	-	-	-	-	-	-	-	37,149
Due From Other Funds	-	13,648	-	-	-	2,329	-	-	-	-	15,977
Investments:											
Acq. & Construction - Amenity	-	-	-	77	-	-	-	-	-	-	77
Acq. & Construction Account (Phase 2)	-	-	-	-	9,962	-	-	-	-	-	9,962
Interest Account	-	-	2,028	-	-	-	-	-	-	-	2,028
Reserve Fund	-	162,850	-	-	-	-	-	-	-	-	162,850
Reserve Fund (A-2)	-	-	39,928	-	-	-	-	-	-	-	39,928
Revenue Fund	-	134,808	41,940	-	-	-	-	-	-	-	176,748
Fixed Assets											
Construction Work In Process	-	-	-	-	-	-	2,296,282	-	-	-	2,296,282
Amount To Be Provided	-	-	-	-	-	-	-	6,733,088	-	-	6,733,088
TOTAL ASSETS	\$ 47,571	\$ 316,864	\$ 83,896	\$ 77	\$ 12,291	\$ 2,296,282	\$ 6,733,088	\$ -	\$ -	\$ -	\$ 9,490,069
LIABILITIES											
Accounts Payable	\$ 42,024	\$ 6,846	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	48,870
Accounts Payable - Other	2,640	-	-	-	-	-	-	-	-	-	2,640
Bonds Payable	-	-	-	-	-	-	-	5,562,088	-	-	5,562,088
Bonds Payable - Series 2024	-	-	-	-	-	-	-	1,171,000	-	-	1,171,000
Due To Other Funds	12,085	-	2,329	-	-	-	-	-	-	-	14,414
Deferred Inflow of Resources	24,843	-	-	-	-	-	-	-	-	-	24,843
TOTAL LIABILITIES	81,592	6,846	2,329	-	-	-	-	6,733,088	-	-	6,823,855

SOUTH CREEK COMMUNITY DEVELOPMENT DISTRICT

Balance Sheet

As of November 30, 2024

(In Whole Numbers)

ACCOUNT DESCRIPTION	GENERAL	SERIES 2021	SERIES 2024	SERIES 2021	SERIES 2024	GENERAL	GENERAL	TOTAL
	FUND	DEBT SERVICE FUND	DEBT SERVICE FUND	CAPITAL PROJECTS FUND	CAPITAL PROJECTS FUND	FIXED ASSETS FUND	LONG-TERM DEBT FUND	
FUND BALANCES								
Restricted for:								
Debt Service	-	310,018	81,567	-	-	-	-	391,585
Capital Projects	-	-	-	77	12,291	-	-	12,368
Unassigned:	(34,021)	-	-	-	-	2,296,282	-	2,262,261
TOTAL FUND BALANCES	(34,021)	310,018	81,567	77	12,291	2,296,282	-	2,666,214
TOTAL LIABILITIES & FUND BALANCES	\$ 47,571	\$ 316,864	\$ 83,896	\$ 77	\$ 12,291	\$ 2,296,282	\$ 6,733,088	\$ 9,490,069

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending November 30, 2024
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>REVENUES</u>				
Special Assmnts- Tax Collector	\$ 288,598	\$ 7,655	\$ (280,943)	2.65%
Special Assmnts- CDD Collected	65,371	-	(65,371)	0.00%
Other Miscellaneous Revenues	-	25	25	0.00%
TOTAL REVENUES	353,969	7,680	(346,289)	2.17%
<u>EXPENDITURES</u>				
<u>Administration</u>				
Supervisor Fees	10,000	2,000	8,000	20.00%
ProfServ-Construction	6,100	-	6,100	0.00%
ProfServ-Dissemination Agent	10,200	1,700	8,500	16.67%
ProfServ-Trustee Fees	6,400	-	6,400	0.00%
District Counsel	4,000	3,545	455	88.63%
District Engineer	2,500	3,577	(1,077)	143.08%
District Manager	25,000	25,250	(250)	101.00%
Auditing Services	5,250	-	5,250	0.00%
Website Compliance	1,500	-	1,500	0.00%
Postage, Phone, Faxes, Copies	250	-	250	0.00%
Clubhouse Internet, TV, Phone	1,200	227	973	18.92%
Public Officials Insurance	2,754	2,754	-	100.00%
Insurance Deductible	2,500	-	2,500	0.00%
Legal Advertising	1,000	820	180	82.00%
Bank Fees	100	-	100	0.00%
Website Administration	1,500	250	1,250	16.67%
Dues, Licenses, Subscriptions	600	175	425	29.17%
Total Administration	80,854	40,298	40,556	49.84%
<u>Electric Utility Services</u>				
Utility - Electric	5,000	1,614	3,386	32.28%
Utility - StreetLights	50,000	7,789	42,211	15.58%
Total Electric Utility Services	55,000	9,403	45,597	17.10%
<u>Water Utility Services</u>				
Utility - Water	1,000	17	983	1.70%
Total Water Utility Services	1,000	17	983	1.70%
<u>Other Physical Environment</u>				
Waterway Management	9,000	1,190	7,810	13.22%
ProfServ - Field Management Onsite Staff	12,000	2,000	10,000	16.67%
Amenity Center Cleaning & Supplies	1,000	200	800	20.00%
Contracts-Janitorial Services	7,000	-	7,000	0.00%

Statement of Revenues, Expenditures and Changes in Fund Balances
 For the Period Ending November 30, 2024
 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
Contracts-Pools	15,000	-	15,000	0.00%
Contracts - Landscape	75,000	13,419	61,581	17.89%
Amenity Center Pest Control	1,200	1,010	190	84.17%
Janitorial Services & Supplies	1,500	-	1,500	0.00%
Insurance - General Liability	3,365	2,500	865	74.29%
Insurance -Property & Casualty	30,000	9,071	20,929	30.24%
R&M-Other Landscape	3,000	4,810	(1,810)	160.33%
R&M-Pools	500	-	500	0.00%
R&M-Sidewalks	1,000	-	1,000	0.00%
Amenity Maintenance & Repairs	5,000	554	4,446	11.08%
R&M-Monument, Entrance & Wall	1,000	-	1,000	0.00%
Landscape - Annuals	4,000	-	4,000	0.00%
Landscape - Mulch	2,000	-	2,000	0.00%
Waterway Improvements & Repairs	1,000	-	1,000	0.00%
R&M-Security Cameras	1,000	-	1,000	0.00%
Plant Replacement Program	4,000	-	4,000	0.00%
Security System Monitoring & Maint.	5,050	-	5,050	0.00%
Shared Maintenance Costs	5,000	-	5,000	0.00%
Miscellaneous Maintenance	1,500	1,400	100	93.33%
Landscape Miscellaneous	2,000	-	2,000	0.00%
Irrigation Maintenance	5,000	323	4,677	6.46%
Mitigation Area Monitoring & Maintenance	1,000	-	1,000	0.00%
Misc-Access Cards	2,500	-	2,500	0.00%
Janitorial Supplies	1,500	-	1,500	0.00%
Dog Waste Station Supplies	3,000	-	3,000	0.00%
Amenities Furniture & Fixtures	1,000	-	1,000	0.00%
Total Other Physical Environment	205,115	36,477	168,638	17.78%
TOTAL EXPENDITURES	341,969	86,195	255,774	25.21%
Excess (deficiency) of revenues				
Over (under) expenditures	12,000	(78,515)	(90,515)	-654.29%
OTHER FINANCING SOURCES (USES)				
Contribution to (Use of) Fund Balance	12,000	-	(12,000)	0.00%
TOTAL FINANCING SOURCES (USES)	12,000	-	(12,000)	0.00%
Net change in fund balance	<u>\$ 12,000</u>	<u>\$ (78,515)</u>	<u>\$ (114,515)</u>	<u>-654.29%</u>
FUND BALANCE, BEGINNING (OCT 1, 2024)		44,494		
FUND BALANCE, ENDING		<u>\$ (34,021)</u>		

Statement of Revenues, Expenditures and Changes in Fund Balances
 For the Period Ending November 30, 2024
 Series 2021 Debt Service Fund (200)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<u>REVENUES</u>				
Interest - Investments	\$ -	\$ 2,413	\$ 2,413	0.00%
Special Assmnts- Tax Collector	325,700	9,588	(316,112)	2.94%
TOTAL REVENUES	325,700	12,001	(313,699)	3.68%
<u>EXPENDITURES</u>				
<u>Debt Service</u>				
Principal Debt Retirement	130,000	-	130,000	0.00%
Interest Expense	192,463	-	192,463	0.00%
Total Debt Service	322,463	-	322,463	0.00%
TOTAL EXPENDITURES	322,463	-	322,463	0.00%
Excess (deficiency) of revenues Over (under) expenditures	3,237	12,001	8,764	370.74%
<u>OTHER FINANCING SOURCES (USES)</u>				
Contribution to (Use of) Fund Balance	3,237	-	(3,237)	0.00%
TOTAL FINANCING SOURCES (USES)	3,237	-	(3,237)	0.00%
Net change in fund balance	<u>\$ 3,237</u>	<u>\$ 12,001</u>	<u>\$ 2,290</u>	<u>370.74%</u>
FUND BALANCE, BEGINNING (OCT 1, 2024)		298,017		
FUND BALANCE, ENDING		<u>\$ 310,018</u>		

Statement of Revenues, Expenditures and Changes in Fund Balances
 For the Period Ending November 30, 2024
 Series 2024 Debt Service Fund (201)
 (In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
REVENUES				
Interest - Investments	\$ -	\$ 672	\$ 672	0.00%
Special Assmnts- CDD Collected	79,855	-	(79,855)	0.00%
TOTAL REVENUES	79,855	672	(79,183)	0.84%
EXPENDITURES				
Debt Service				
Principal Debt Retirement	25,000	-	25,000	0.00%
Interest Expense	61,680	-	61,680	0.00%
Total Debt Service	86,680	-	86,680	0.00%
TOTAL EXPENDITURES	86,680	-	86,680	0.00%
Excess (deficiency) of revenues Over (under) expenditures	(6,825)	672	7,497	-9.85%
OTHER FINANCING SOURCES (USES)				
Contribution to (Use of) Fund Balance	(6,825)	-	6,825	0.00%
TOTAL FINANCING SOURCES (USES)	(6,825)	-	6,825	0.00%
Net change in fund balance	<u>\$ (6,825)</u>	<u>\$ 672</u>	<u>\$ 21,147</u>	<u>-9.85%</u>
FUND BALANCE, BEGINNING (OCT 1, 2024)		80,895		
FUND BALANCE, ENDING		<u>\$ 81,567</u>		

Statement of Revenues, Expenditures and Changes in Fund Balances
 For the Period Ending November 30, 2024
 Series 2021 Capital Projects Fund (300)
(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	\$ -	\$ 307	\$ 307	0.00%
TOTAL REVENUES	-	307	307	0.00%
<u>EXPENDITURES</u>				
<u>Construction In Progress</u>				
Construction in Progress	-	37,756	(37,756)	0.00%
Total Construction In Progress	-	37,756	(37,756)	0.00%
TOTAL EXPENDITURES	-	37,756	(37,756)	0.00%
Excess (deficiency) of revenues				
Over (under) expenditures	-	(37,449)	(37,449)	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2024)		37,526		
FUND BALANCE, ENDING		\$ 77		

Statement of Revenues, Expenditures and Changes in Fund Balances
 For the Period Ending November 30, 2024
 Series 2024 Capital Projects Fund (301)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
REVENUES				
Interest - Investments	\$ -	\$ 8,291	\$ 8,291	0.00%
TOTAL REVENUES	-	8,291	8,291	0.00%
EXPENDITURES				
Construction In Progress				
Construction in Progress	-	1,011,989	(1,011,989)	0.00%
Total Construction In Progress	-	1,011,989	(1,011,989)	0.00%
TOTAL EXPENDITURES	-	1,011,989	(1,011,989)	0.00%
Excess (deficiency) of revenues				
Over (under) expenditures	-	(1,003,698)	(1,003,698)	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2024)		1,015,989		
FUND BALANCE, ENDING		\$ 12,291		

Statement of Revenues, Expenditures and Changes in Fund Balances
 For the Period Ending November 30, 2024
 General Fixed Assets Fund (900)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<u>REVENUES</u>				
TOTAL REVENUES	-	-	-	0.00%
<u>EXPENDITURES</u>				
TOTAL EXPENDITURES	-	-	-	0.00%
Excess (deficiency) of revenues Over (under) expenditures	-	-	-	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2024)		2,296,282		
FUND BALANCE, ENDING		<u>\$ 2,296,282</u>		

Bank Account Statement

South Creek CDD

Bank Account No. 5561
Statement No. 11_24

Statement Date 11/30/2024

G/L Account No. 101001 Balance	10,385.08	Statement Balance	15,911.60
		Outstanding Deposits	0.00
Positive Adjustments	0.00		
Subtotal	10,385.08	Subtotal	15,911.60
Negative Adjustments	0.00	Outstanding Checks	-5,526.52
Ending G/L Balance	10,385.08	Ending Balance	10,385.08

Posting Date	Document Type	Document No.	Description	Amount	Cleared Amount	Difference
Deposits						
11/14/2024	Payment	BD00001	Deposit No. BD00001	25.00	25.00	0.00
11/06/2024		JE000434	Special Assmnts- Tax Revenue/Debt	2,156.06	2,156.06	0.00
11/14/2024		JE000435	Truist Bank	5,095.10	5,095.10	0.00
11/22/2024		JE000445	Tax Revenue/Debt Service	5,661.20	5,661.20	0.00
Total Deposits				12,937.36	12,937.36	0.00
Checks						
08/09/2024	Payment	1308	Check for Vendor V00021	-200.00	-200.00	0.00
09/12/2024	Payment	1320	Check for Vendor V00021	-200.00	-200.00	0.00
10/07/2024	Payment	1330	Check for Vendor V00038	-200.00	-200.00	0.00
10/21/2024	Payment	1332	Check for Vendor V00038	-200.00	-200.00	0.00
10/21/2024	Payment	1336	Check for Vendor V00012	-200.00	-200.00	0.00
10/21/2024	Payment	1337	Check for Vendor V00021	-200.00	-200.00	0.00
10/25/2024	Payment	1341	Check for Vendor V00019	-3,350.00	-3,350.00	0.00
10/25/2024	Payment	1343	Check for Vendor V00009	-3,545.00	-3,545.00	0.00
10/25/2024	Payment	1344	Check for Vendor V00022	-494.27	-494.27	0.00
10/25/2024	Payment	1345	Check for Vendor V00007	-820.00	-820.00	0.00
11/11/2024	Payment	1347	Check for Vendor V00046	-275.00	-275.00	0.00
11/11/2024	Payment	1348	Check for Vendor V00003	-175.00	-175.00	0.00
11/13/2024	Payment	1349	Check for Vendor V00027	-200.00	-200.00	0.00
11/13/2024	Payment	1350	Check for Vendor V00016	-200.00	-200.00	0.00
11/13/2024	Payment	1352	Check for Vendor V00012	-200.00	-200.00	0.00
11/12/2024	Payment	1354	Check for Vendor V00006	-14,325.00	-14,325.00	0.00
11/27/2024	Payment	DD175	Payment of Invoice 000756	-58.53	-58.53	0.00
11/27/2024	Payment	DD178	Payment of Invoice 000757	-80.88	-80.88	0.00
Total Checks				-24,923.68	-24,923.68	0.00

Adjustments

Total Adjustments

Outstanding Checks

Bank Account Statement

South Creek CDD

Bank Account No. 5561

Statement No. 11_24

Statement Date

11/30/2024

10/01/2022		JE000018	Outstanding Check# 1063; Kelly Ann Evans	-200.00
08/27/2024	Payment	1312	Check for Vendor V00024	-757.08
11/11/2024	Payment	1346	Check for Vendor V00038	-200.00
11/13/2024	Payment	1351	Check for Vendor V00029	-200.00
11/13/2024	Payment	1353	Check for Vendor V00021	-200.00
11/27/2024	Payment	DD176	Payment of Invoice 000749	-74.96
11/27/2024	Payment	DD177	Payment of Invoice 000753	-3,894.48
Total Outstanding Checks				-5,526.52

Outstanding Deposits

Total Outstanding Deposits

Fifth Order of Business

SOUTH CREEK DECEMBER INSPECTION REPORT. 12/2/24, 9:03 PM

South Creek CDD.

Monday, December 2, 2024

Prepared For Board of supervisors.

49 Opportunities Identified

Gary Schwartz





Alder Green.

Assigned To Steadfast.

The community entrance is clean and well maintained.



301.

Assigned To Steadfast.

Heading North on the sidewalk.



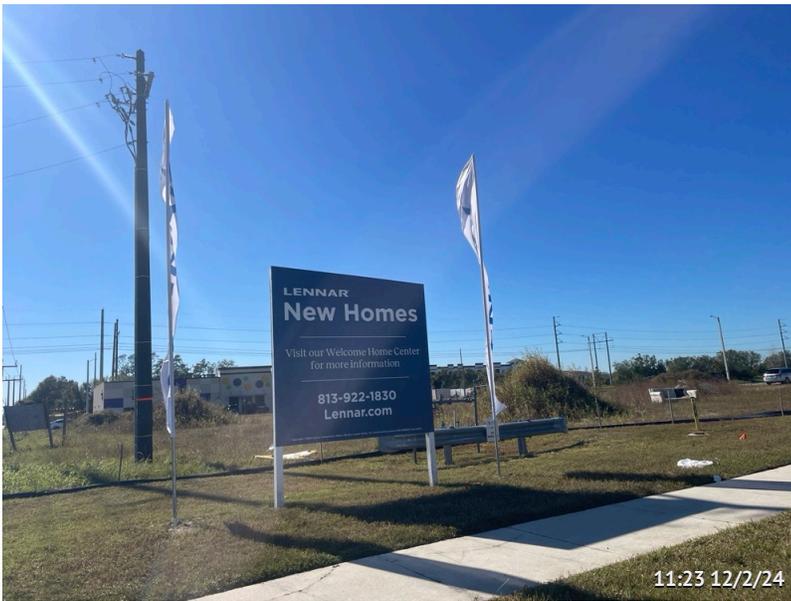
Alder Green.

Assigned To Steadfast.
Heading West on the North
sidewalk.



Alder Green.

Assigned To Steadfast.
The Awabuki Viburnum fertility is
beginning to improve.



Alder Green.

Assigned To Steadfast.

South view.



Alder Green.

Assigned To Steadfast.

Heading West on the South sidewalk.



Alder Green.

Assigned To Steadfast.

Trim the palm hanger.



Pond # 1.

Assigned To Steadfast.

The pond is well maintained.



Alder Green.

Assigned To District manager.
The utility station is well maintained.



Pond # 2

Assigned To Steadfast.
The pond is well maintained.



Alder Green.

Assigned To District manager.

The mailboxes are well maintained.



Buttress Oaks.

Assigned To Steadfast.

The playground is clean and well maintained.



Buttress Oaks.

Assigned To Steadfast.

Steadfast submitted an estimate to remove and replace the dead palm trees.



Buttress Oaks.

Assigned To Steadfast.

Trim the ornamental grass off the curbing.



Buttress Oaks.

Assigned To District manager.

The amenity center is clean and well maintained.



Buttress Oaks.

Assigned To Steadfast.

The amenity center parking lot is clean & well maintained.



Buttress Oaks.

Assigned To Steadfast.

Keep a hard eye on the viability of the palm tree as it is exhibiting signs of shock from the re-standing of the tree.



Buttress Oaks.

Assigned To Blue Life.

The pool is clear, blue, and well maintained.



Buttress Oaks.

Assigned To District manager.

The pool furniture is clean and well maintained.



Buttress Oaks.

Assigned To District manager.

The damaged fence is scheduled to be repaired.



Buttress Oaks.

Assigned To Steadfast.
Steadfast will replace the missing plant.



Purple Leaf.

Assigned To District manager.
Future site development.



Alder Green.

Assigned To District manager.
Site development in progress.



Buttress Oaks.

Assigned To Steadfast.
Heading South on the street.



Buttress Oaks.

Assigned To Steadfast.
Trim the palm fronds off the
entrance wall.



Simmons Loop.

Assigned To Steadfast.
Heading East on the sidewalk.



301 & Shady Preserve.

Assigned To Steadfast.

Heading North on the sidewalk.



Shady Preserve.

Assigned To District manager.

Steadfast submitted an estimate to replace the Blue Daze perennial plants with an alternate plant material. Mulch is needed.



Shady Preserve.

Assigned To Steadfast.

Trim the ornamental grass lower for sign clearance.



Shady Preserve.

Assigned To Steadfast.

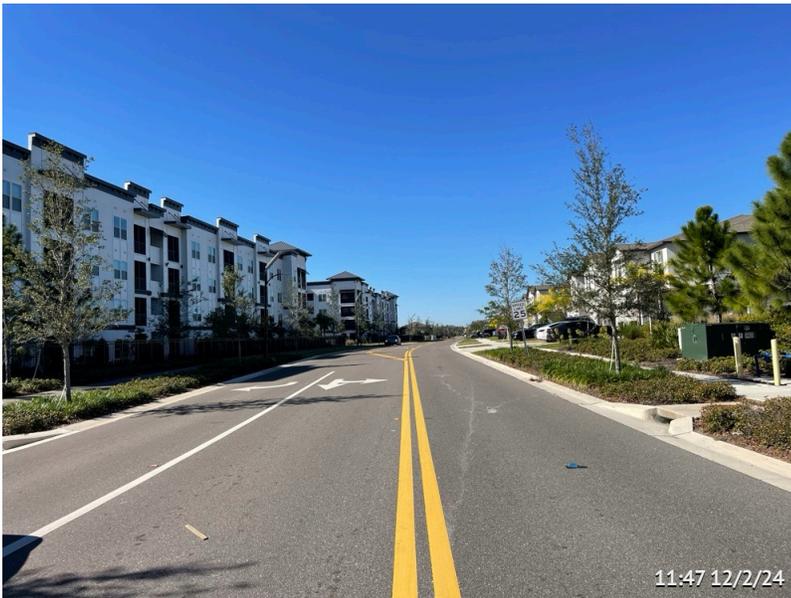
Heading North on the East sidewalk.



Shady Preserve.

Assigned To Steadfast.

Steadfast submitted an estimate to replace the dead Blue Daze perennial plants with turf on the North & South sides of the entrance.



Shady Preserve.

Assigned To Steadfast.

Heading West on the street.



Shady Preserve.

Assigned To Steadfast.

The South entrance sign is clean and well maintained. Steadfast submitted an estimate to replace the dead Blue Daze perennial plants with an alternate plant material.



Shady Preserve.

Assigned To Steadfast.

Heading West on the South sidewalk.



Shady Preserve.

Assigned To Steadfast.

Trim the ornamental grass off the sidewalk.



Shady Preserve.

Assigned To Steadfast.

Trim the plant material off the sidewalk.



Shady Preserve.

Assigned To Steadfast.

The dog park is clean and well maintained.



Shady Preserve.

Assigned To Steadfast.

There are indications on the leaves of the Indian Hawthorne plants that indicate a pest issue. Send the agronomy division to treat the plants.



Shady Preserve.

Assigned To Steadfast.

The mailboxes are clean and well maintained.



Shady Preserve.

Assigned To District manager.

The damaged fence is scheduled to be repaired.



Pond # 3.

Assigned To Steadfast.

The pond is well maintained.



Blue Plume.

Assigned To Steadfast.

The pocket park is well-maintained,
and the Bahia turf is not irrigated.



Pond # 6.

Assigned To Steadfast.
The pond is receding.



Poseidon Way.

Assigned To Steadfast.
Remove the tree stump.



Poseidon Way.

Assigned To Steadfast.

Heading South on the sidewalk.



Pond # 4.

Assigned To Steadfast.

The pond is well maintained.



Pond # 5.

Assigned To Steadfast.

The pond is well maintained.



Carrara Manor.

Assigned To Steadfast.

The utility station is well maintained.



Poseidon Way.

Assigned To Steadfast.

The pocket park is well maintained.



South Creek CDD Aquatics

Inspection Date:

12/30/2024 11:53 AM

Prepared by:

Lee Smith

Account Manager

STEADFAST OFFICE:

WWW.STEADFASTENV.COM
813-836-7940

SITE: 1

Condition: Excellent Great Good Poor Mixed Condition Improving



Comments:

Pond is in excellent condition.

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

SITE: 2

Condition: Excellent Great Good Poor Mixed Condition Improving



Comments:

No algae growth here. Only thing to note was minor torpedo grass growth within the beneficiais. Will be addressed.

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

Inspection Report

SITE: 3

Condition: Excellent Great Good Poor Mixed Condition Improving



Comments:

Surface algae was present around the perimeter of this pond in minor amounts. Technician will target during the next visit.

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

SITE: 4

Condition: Excellent Great Good Poor Mixed Condition Improving



Comments:

Only thing to note here was also some minor surface algae growth along the shoreline. Routine maintenance and monitoring will occur here.

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

SITE: 5

Condition: Excellent Great Good Poor Mixed Condition Improving



Comments:

Waterway is clear of algae. Still some nuisance grasses present along the shoreline that need to be addressed. Our technician will continue to apply the proper treatments here to combat this growth.

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

SITE: 6

Condition: Excellent Great Good Poor Mixed Condition Improving



Comments:

Excellent condition. No nuisance vegetation observed.

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

SITE: 7

Condition: Excellent Great Good Poor Mixed Condition Improving



Comments:

Some surface algae was observed on one side of this pond. Great condition otherwise. Routine maintenance and monitoring will occur here.

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

SITE:

Condition: Excellent Great Good Poor Mixed Condition Improving

Comments:

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

SITE:

Condition: Excellent Great Good Poor Mixed Condition Improving

Comments:

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

SITE:

Condition: Excellent Great Good Poor Mixed Condition Improving

Comments:

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

MANAGEMENT SUMMARY

With January on the way, winter intensifies. Mornings and night temperatures have decreased, with the occasional higher daytime temperature. The growth rate for both algae and nuisance plants are slowing as a result, giving technicians the ability to make headway in more overgrown areas. Rainfall events have been few and far between, and with only the occasional isolated event; the water levels of most ponds have decreased as winter progresses. Decreased rainfall provides assistance in the growth of algae, as well as decreased nighttime temperatures extending the time it takes for treated algae to decay (beyond the usual 7-10 day period). Additionally, most types of vegetation that enter a dormant period will do so during winter's shortened light-cycles. It may look as though many types of vegetation are "dead" or "dying" but are simply awaiting the return of spring, where these species will return to life.

On this visit, nearly all ponds noted were in great condition. Algae was practically non-existent, with only very minor amounts present. Nuisance grasses were still present in minor amounts as well and will continue to be treated and monitored. Some forms of vegetation that are present in the ponds are going dormant due to the decreasing temperatures. Our technician will continue to apply the proper treatments to combat any new or existing growth.

RECOMMENDATIONS

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

Administer treatments to any nuisance grasses growing along exposed shorelines and within beneficial plants.

Continue to apply treatment to overgrown littoral areas.

Avoid over treating ponds, to prevent fish kills or toxic blooms.

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

Thank you for choosing Steadfast Environmental!

MAINTENANCE AREA



SOUTH CREEK CDD

Shady Preserve Drive, Riverview

Gate Code:

