

HERITAGE OAK PARK
Community Development District

Financial Report

February 29, 2024

Prepared by



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HERITAGE OAK PARK
Community Development District

Financial Statements

(Unaudited)

February 29, 2024

Balance Sheet
February 29, 2024

ACCOUNT DESCRIPTION	GENERAL FUND	SERIES 2020 DEBT SERVICE FUND	SERIES 2020 CAPITAL PROJECTS FUND	TOTAL
ASSETS				
Cash - Checking Account	\$ 1,030,716	\$ -	\$ -	\$ 1,030,716
Cash On Hand/Petty Cash	200	-	-	200
Accounts Receivable - Other	3,099	-	-	3,099
Allow -Doubtful Accounts	(1,328)	-	-	(1,328)
Assessments Receivable	1,328	-	-	1,328
Due From Other Funds	-	6,618	-	6,618
Investments:				
Money Market Account	375,539	-	-	375,539
Construction Fund	-	-	69,895	69,895
Reserve Fund	-	19,789	-	19,789
Revenue Fund	-	308,196	-	308,196
Prepaid Items	5,838	-	-	5,838
Deposits	8,200	-	-	8,200
TOTAL ASSETS	\$ 1,423,592	\$ 334,603	\$ 69,895	\$ 1,828,090
LIABILITIES				
Accounts Payable	\$ 11,154	\$ -	\$ -	\$ 11,154
Accrued Expenses	5,640	-	-	5,640
Accrued Wages Payable	800	-	-	800
Accrued Taxes Payable	61	-	-	61
Sales Tax Payable	18	-	-	18
Due To Other Funds	6,618	-	-	6,618
TOTAL LIABILITIES	24,291	-	-	24,291
FUND BALANCES				
Nonspendable:				
Prepaid Items	5,838	-	-	5,838
Deposits	8,200	-	-	8,200
Restricted for:				
Debt Service	-	334,603	-	334,603
Capital Projects	-	-	69,895	69,895
Assigned to:				
Operating Reserves	240,922	-	-	240,922
Reserves - Arbor	2,500	-	-	2,500
Reserves - Roads & Streetlights	210,865	-	-	210,865
Reserves - Roof	160,000	-	-	160,000
Reserves - Swimming Pools	29,239	-	-	29,239
Unassigned:	741,737	-	-	741,737
TOTAL FUND BALANCES	\$ 1,399,301	\$ 334,603	\$ 69,895	\$ 1,803,799
TOTAL LIABILITIES & FUND BALANCES	\$ 1,423,592	\$ 334,603	\$ 69,895	\$ 1,828,090

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending February 29, 2024

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD	FEB-24 BUDGET	FEB-24 ACTUAL
REVENUES							
Interest - Investments	\$ 4,800	\$ 2,000	\$ 11,138	\$ 9,138	232.04%	\$ 400	\$ 1,949
Interlocal Agreement	3,000	1,500	1,500	-	50.00%	-	-
Interlocal Agreement-Irrigation	30,000	15,000	15,000	-	50.00%	-	-
Room Rentals	500	500	878	378	175.60%	-	262
Recreational Activity Fees	53,200	22,167	24,943	2,776	46.89%	4,433	13,021
Special Assmnts- Tax Collector	1,147,036	1,049,000	1,043,292	(5,708)	90.96%	41,000	40,778
Special Assmnts- Discounts	(45,881)	(41,449)	(40,528)	921	88.33%	(1,200)	(1,198)
Other Miscellaneous Revenues	3,800	-	-	-	0.00%	-	-
Gate Bar Code/Remotes	1,200	600	590	(10)	49.17%	-	-
Access Cards	600	88	82	(6)	13.67%	-	-
Insurance Reimbursements	-	-	33,824	33,824	0.00%	-	13,117
TOTAL REVENUES	1,198,255	1,049,406	1,090,719	41,313	91.03%	44,633	67,929
EXPENDITURES							
Administration							
P/R-Board of Supervisors	12,000	5,000	4,800	200	40.00%	1,000	800
FICA Taxes	918	383	367	16	39.98%	77	61
ProfServ-Engineering	10,000	-	-	-	0.00%	-	-
ProfServ-Legal Services	6,000	2,500	4,569	(2,069)	76.15%	500	680
ProfServ-Mgmt Consulting	71,628	29,845	29,845	-	41.67%	5,969	5,969
ProfServ-Special Assessment	12,142	12,142	12,142	-	100.00%	-	-
ProfServ-Trustee Fees	3,704	3,704	3,704	-	100.00%	-	-
Auditing Services	4,700	-	-	-	0.00%	-	-
Communication/Freight - Gen'l	1,500	625	353	272	23.53%	125	73
Insurance - General Liability	9,312	9,312	12,077	(2,765)	129.69%	-	-
R&M-ADA Compliance	1,553	1,553	1,553	-	100.00%	-	-
Legal Advertising	1,100	-	(696)	696	-63.27%	-	-
Miscellaneous Services	3,000	1,250	85	1,165	2.83%	250	8
Misc-Assessment Collection Cost	22,941	20,200	20,055	145	87.42%	800	792
Office Supplies	360	-	-	-	0.00%	-	-
Annual District Filing Fee	175	175	175	-	100.00%	-	-
Total Administration	161,033	86,689	89,029	(2,340)	55.29%	8,721	8,383
Other Public Safety							
R&M-Gate	3,500	500	405	95	11.57%	-	-
R&M-Gatehouse	1,000	1,000	6,500	(5,500)	650.00%	-	-
R&M-Security Cameras	3,600	-	-	-	0.00%	-	-
Misc-Programming & Services	1,500	625	464	161	30.93%	125	93
Total Other Public Safety	9,600	2,125	7,369	(5,244)	76.76%	125	93
Field							
Contracts-Mgmt Services	139,731	58,221	58,221	-	41.67%	11,644	11,644
Contracts-Lake and Wetland	6,120	2,550	2,550	-	41.67%	510	510
Contracts-Landscape	100,720	41,967	41,967	-	41.67%	8,393	8,393
Contracts-Irrigation	51,640	21,517	21,308	209	41.26%	4,303	4,262
Utility - General	45,600	19,000	21,667	(2,667)	47.52%	3,800	4,487
Utility - Water & Sewer	13,600	6,600	6,420	180	47.21%	1,000	1,006
Insurance - General Liability	49,137	49,137	56,871	(7,734)	115.74%	-	-
R&M-Drainage	15,000	-	-	-	0.00%	-	-
R&M-Entry Feature	7,500	-	-	-	0.00%	-	-

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending February 29, 2024

<u>ACCOUNT DESCRIPTION</u>	<u>ANNUAL ADOPTED BUDGET</u>	<u>YEAR TO DATE BUDGET</u>	<u>YEAR TO DATE ACTUAL</u>	<u>VARIANCE (\$) FAV(UNFAV)</u>	<u>YTD ACTUAL AS A % OF ADOPTED BUD</u>	<u>FEB-24 BUDGET</u>	<u>FEB-24 ACTUAL</u>
R&M-Irrigation	31,400	13,083	28,841	(15,758)	91.85%	-	-
R&M-Lake	21,750	-	-	-	0.00%	-	-
R&M-Plant Replacement	12,000	-	-	-	0.00%	-	-
R&M-Trees and Trimming	12,500	5,583	5,583	-	44.66%	5,033	5,033
R&M-Pumps	2,160	2,160	5,555	(3,395)	257.18%	-	-
Misc-Special Projects	10,930	-	-	-	0.00%	-	-
Misc-Hurricane Expense	50,000	1,500	1,500	-	3.00%	-	-
Misc-Contingency	93,780	1,260	1,260	-	1.34%	-	-
Capital Outlay	25,560	5,697	5,697	-	22.29%	-	-
Total Field	689,128	228,275	257,440	(29,165)	37.36%	34,683	35,335
<u>Road and Street Facilities</u>							
R&M-Parking Lots	1,000	-	-	-	0.00%	-	-
R&M-Roads & Alleyways	4,000	-	-	-	0.00%	-	-
R&M-Sidewalks	15,000	-	-	-	0.00%	-	-
R&M-Streetlights	10,000	-	-	-	0.00%	-	-
Misc-Contingency	3,000	-	-	-	0.00%	-	-
Cap Outlay - Sidewalk Impr	10,000	-	-	-	0.00%	-	-
Cap Outlay - Streetlight Impr	5,000	-	-	-	0.00%	-	-
Reserve - Roads & Streetlights	15,369	-	-	-	0.00%	-	-
Total Road and Street Facilities	63,369	-	-	-	0.00%	-	-
<u>Parks and Recreation - General</u>							
Contracts-Mgmt Services	36,681	15,284	15,284	-	41.67%	3,057	3,057
Contracts-Janitorial Services	18,960	7,900	8,124	(224)	42.85%	1,580	1,636
Contracts-Pools	11,134	4,639	4,639	-	41.67%	928	928
Contracts-Pest Control	1,100	1,100	425	675	38.64%	-	-
Communication - Telephone	8,580	3,575	3,137	438	36.56%	715	609
R&M-Clubhouse	50,000	20,833	8,070	12,763	16.14%	4,167	691
R&M-Parks	15,000	6,250	10,404	(4,154)	69.36%	1,250	1,421
R&M-Pools	4,500	1,875	2,052	(177)	45.60%	375	63
R&M-Tennis Courts	2,000	-	-	-	0.00%	-	-
Miscellaneous Services	2,400	2,400	3,425	(1,025)	142.71%	-	-
Holiday Decoration	750	750	756	(6)	100.80%	-	-
Misc-Cable TV Expenses	5,820	2,425	2,339	86	40.19%	485	479
Office Supplies	3,000	1,250	1,289	(39)	42.97%	250	201
Op Supplies - General	6,000	2,000	1,146	854	19.10%	-	-
Cap Outlay - Equipment	8,000	-	-	-	0.00%	-	-
Cap Outlay - Clubhouse	15,000	-	-	-	0.00%	-	-
Reserve - A/C	5,000	-	-	-	0.00%	-	-
Reserve - Roof	25,000	-	-	-	0.00%	-	-
Reserve - Swimming Pools	3,000	-	-	-	0.00%	-	-
Total Parks and Recreation - General	221,925	70,281	61,090	9,191	27.53%	12,807	9,085
<u>Special Recreation Facilities</u>							
Miscellaneous Services	4,500	1,875	700	1,175	15.56%	-	-
Misc-Event Expense	21,000	8,750	11,181	(2,431)	53.24%	1,750	4,150
Misc-Social Committee	26,700	11,125	8,594	2,531	32.19%	2,225	136
Misc-Trips and Tours	500	-	-	-	0.00%	-	-
Office Supplies	500	167	233	(66)	46.60%	-	-
Total Special Recreation Facilities	53,200	21,917	20,708	1,209	38.92%	3,975	4,286
TOTAL EXPENDITURES	1,198,255	409,287	435,636	(26,349)	36.36%	60,311	57,182

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending February 29, 2024

<u>ACCOUNT DESCRIPTION</u>	<u>ANNUAL ADOPTED BUDGET</u>	<u>YEAR TO DATE BUDGET</u>	<u>YEAR TO DATE ACTUAL</u>	<u>VARIANCE (\$) FAV(UNFAV)</u>	<u>YTD ACTUAL AS A % OF ADOPTED BUD</u>	<u>FEB-24 BUDGET</u>	<u>FEB-24 ACTUAL</u>
Excess (deficiency) of revenues							
Over (under) expenditures	-	640,119	655,083	14,964	0.00%	(15,678)	10,747
Net change in fund balance	\$ -	\$ 640,119	\$ 655,083	\$ 14,964	0.00%	\$ (15,678)	\$ 10,747
FUND BALANCE, BEGINNING (OCT 1, 2023)	744,218	744,218	744,218				
FUND BALANCE, ENDING	\$ 744,218	\$ 1,384,337	\$ 1,399,301				

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending February 29, 2024

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD	FEB-24 BUDGET	FEB-24 ACTUAL
REVENUES							
Interest - Investments	\$ -	\$ -	\$ 3,835	\$ 3,835	0.00%	\$ -	\$ 722
Special Assmnts- Tax Collector	197,323	179,550	179,407	(143)	90.92%	6,997	6,959
Special Assmnts- Discounts	(7,893)	(7,007)	(6,972)	35	88.33%	(244)	(206)
TOTAL REVENUES	189,430	172,543	176,270	3,727	93.05%	6,753	7,475
EXPENDITURES							
Administration							
Misc-Assessment Collection Cost	3,946	3,591	3,449	142	87.40%	140	135
Total Administration	3,946	3,591	3,449	142	87.40%	140	135
Debt Service							
Principal Debt Retirement	131,171	-	-	-	0.00%	-	-
Interest Expense	64,383	32,192	32,192	-	50.00%	-	-
Total Debt Service	195,554	32,192	32,192	-	16.46%	-	-
TOTAL EXPENDITURES	199,500	35,783	35,641	142	17.87%	140	135
Excess (deficiency) of revenues Over (under) expenditures	(10,070)	136,760	140,629	3,869	-1396.51%	6,613	7,340
OTHER FINANCING SOURCES (USES)							
Contribution to (Use of) Fund Balance	(10,070)	-	-	-	0.00%	-	-
TOTAL FINANCING SOURCES (USES)	(10,070)	-	-	-	0.00%	-	-
Net change in fund balance	\$ (10,070)	\$ 136,760	\$ 140,629	\$ 3,869	-1396.51%	\$ 6,613	\$ 7,340
FUND BALANCE, BEGINNING (OCT 1, 2023)	193,974	193,974	193,974				
FUND BALANCE, ENDING	\$ 183,904	\$ 330,734	\$ 334,603				

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending February 29, 2024

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD	FEB-24 BUDGET	FEB-24 ACTUAL
REVENUES							
Interest - Investments	\$ -	\$ -	\$ 1,533	\$ 1,533	0.00%	\$ -	\$ 309
TOTAL REVENUES	-	-	1,533	1,533	0.00%	-	309
EXPENDITURES							
TOTAL EXPENDITURES	-	-	-	-	0.00%	-	-
Excess (deficiency) of revenues Over (under) expenditures	-	-	1,533	1,533	0.00%	-	309
Net change in fund balance	\$ -	\$ -	\$ 1,533	\$ 1,533	0.00%	\$ -	\$ 309
FUND BALANCE, BEGINNING (OCT 1, 2023)	-	-	68,362				
FUND BALANCE, ENDING	\$ -	\$ -	\$ 69,895				

Notes to the Financial Statements
February 2024

Financial Overview / Highlights

- ▶ Total General Fund revenues are at approximately 91.0% of the Annual Budget.
- ▶ Total General Fund expenditures are at approximately 36.4% of the Annual Budget.

Balance Sheet

Account Name	Annual Budget	YTD Actual	Explanation
Assets			
Accounts Receivable-Other		3,099	Expenditures waiting on reimbursements.
Allowance-Doubtful Accounts		(1,328)	Allowance for assessments uncollected from FY 2013.
Assessments Receivable		1,328	Assessments uncollected from FY 2013.
Due From Other Funds		6,618	Due from General Fund to Debt Service. Transferring this month.
Prepaid Items		5,838	Entertainment for 2024 and credit card payments.
Deposits		8,200	Deposits with FPL for sprinkler pumps and street lights.
Liabilities			
Accounts Payable		11,154	Invoices for current month but not paid in current month.
Accrued Expenses		5,640	Legal service, irrigation, pool service.
Sales Tax Payable		18	Sales Tax for the sports bar/lodge rental.
Due to Other Funds		6,618	Due from General Fund to Debt Service. Transferring this month.

Variance Analysis

Account Name	Annual Budget	YTD Actual	% of Budget	Explanation
General Fund 001				
Revenues				
Interest Income	4,800	11,138	232.04%	Interest Income on Operating Accounts and Money Market Acct.
Interlocal Agreement	3,000	1,500	50.00%	Thru 2nd quarter agreement received.
Interlocal Agreement-Irrigation	30,000	15,000	50.00%	Thru 2nd quarter agreement received.
Room Rentals	500	878	175.60%	Rental of Sports Bar and Lounge less Sales Tax paid.
Recreational Activity Fee	53,200	24,943	46.89%	Revenue collected for events less refunds.
Special Assessments-Tax Collector	1,147,036	1,043,292	90.96%	Collections were at 92.1% at this time last year.
Gate Bar Codes/Remotes	1,200	590	49.17%	Gate Openers less sales tax paid.
Insurance Reimbursements	-	33,824	N/A	Reimbursement for Guard Shack repairs and Hurricane Ian.
Expenditures				
<u>Administrative</u>				
ProfServ-Legal Services	6,000	4,569	76.15%	Legal services include preparing for FEMA/FDEM reports and new FEMA attorney.
ProfServ-Special Assessment	12,142	12,142	100.00%	Assessment roll preparation fees paid for year.
ProfServ-Trustee Fees	3,704	3,704	100.00%	Trustee fees paid for year.
Insurance-General Liability	9,312	12,077	129.69%	Insurance paid in full for year includes additional updated policy.
R&M-ADA Compliance	1,553	1,553	100.00%	Webhosting paid in full for the year.
Legal Advertising	1,100	(696)	-63.27%	Credit issued for ad paid last year.
<u>Public Safety</u>				
R&M-Gatehouse	1,000	6,500	650.00%	Remove and replace drywall to treat mold in guard shack.

Notes to the Financial Statements
February 2024

Variance Analysis (continued)

<u>Account Name</u>	<u>Annual Budget</u>	<u>YTD Actual</u>	<u>% of Budget</u>	<u>Explanation</u>
Expenditures (continued)				
<u>Field</u>				
Utility - General	45,600	21,667	47.52%	FPL monthly electric charges slightly more than expected.
Utility - Water & Sewer	13,600	6,420	47.21%	Monthly water / sewer utilities includes annual fire protection fee (\$1,600).
Insurance - General Liability	49,137	56,871	115.74%	Insurance paid in full for year includes additional updated policy.
R&M-Irrigation	31,400	28,841	91.85%	Monthly irrigation service and miscellaneous repairs including main line repair.
R&M-Trees and Trimming	12,500	5,583	44.66%	Remove trees & stumps and replant aquatic grasses.
R&M-Pumps	2,160	5,555	257.18%	Quarterly VFD pump maint, repair Bent Oak pump and pipe, recharge well #1 pump station pump repair.
 <u>Parks & Recreation</u>				
Contracts-Janitorial Services	18,960	8,124	42.85%	Rate increased by \$56 in November. Will increase budget for next year.
R&M-Parks	15,000	10,404	69.36%	Remove/replace bocce court sideboards and backboards with Trek composite boards, new picnic benches, new pickleball nets, bocce court re-surfacing material .
R&M-Pools	4,500	2,052	45.60%	Pool perfect, acid wash grids, repair equipment lids, install new cool grips for handrails in pool, new acid stenner.
Miscellaneous Services	2,400	3,425	142.71%	Coffee for holiday decorating committee, Holiday luncheons and gift cards, employee birthday celebration, computer speaker, miscellaneous supplies.
Holiday Decoration	750	756	100.80%	Holiday decorations purchased for the 2023 Holiday season.
Office Supplies	3,000	1,289	42.97%	Copier lease and maintenance, copies, office supplies, Office 365 for Board tablets, business cards, iCloud storage, battery back-up for office.
 <u>Special Recreation Facilities</u>				
Misc-Event Expense	21,000	11,181	53.24%	Entertainment and decorations for the events.
 Debt Service Fund 203				
Revenues				
Special Assessments-Tax Collector	197,323	179,407	90.92%	Collections were at 92.1% at this time last year.
 Expenditures				
<u>Debt Service</u>				
Principal Debt Retirement	131,171	-	0.00%	Next payment will be made in May.
Interest Expense	64,383	32,192	50.00%	Next payment will be made in May.

HERITAGE OAK PARK

Community Development District

Supporting Schedules

February 29, 2024

HERITAGE OAK PARK
Community Development District

**Non-Ad Valorem Special Assessments - Charlotte County Tax Collector
Monthly Collection Distributions
For the Fiscal Year Ending September 30, 2024**

Date Received	Net Amount Received	Discount / (Penalties) Amount	Collection Costs	Gross Amount Received	ALLOCATION	
					General Fund Assessments	Debt Service Fund Assessments
Assessments Levied				\$1,344,353	\$1,147,033	\$197,320
Allocation %				100%	85%	15%
11/03/23	\$ 36,274	\$ 1,511	\$ 740	\$ 38,526	\$ 32,847	\$ 5,679
11/09/23	14,583	608	298	15,488	13,230	2,258
11/16/23	9,153	381	187	9,722	8,270	1,451
11/22/23	167,937	6,997	3,427	178,362	152,155	26,207
12/01/23	224,524	9,355	4,582	238,461	203,424	35,037
12/08/23	191,517	7,980	3,909	203,405	173,650	29,756
12/15/23	368,608	15,359	7,523	391,489	334,074	57,415
01/11/24	93,693	3,904	1,912	99,509	84,864	14,644
02/08/24	45,405	1,404	927	47,736	40,778	6,959
TOTAL	\$ 1,151,695	\$ 47,500	\$ 23,504	\$ 1,222,699	\$ 1,043,292	\$ 179,407
% COLLECTED				91.0%	91.0%	90.9%
TOTAL OUTSTANDING				\$ 121,654	\$ 103,741	\$ 17,913

HERITAGE OAK PARK
Community Development District

Activities Fund Deposits

Deposit

Date	Amount	Poolsid e Lunch	Morning Coffee Social	Craft Fair	Chillin Like a Villain	Yacht Club Party	Holiday Party	Rum Tasting	New Years Eve	Memory Lane Party	Canada Day	Bonfire Party	Valen tine's Day	Luau	Rock Fest	Wild West	Laugh Lines	
11/03/23	Deposit	\$2,586	\$1,401	\$105	\$1,010	\$70	\$0											
12/04/23	Deposit	\$6,486	\$1,654	\$137		\$740	\$3,840	\$100	\$15									
12/11/03	Deposit	(\$140)						(\$140)										
01/11/24	Deposit	\$2,991	\$1,189				\$150	\$40	\$855	\$255	\$372	\$130						
02/16/24	Deposit	\$13,021	\$3,005							\$1,425	\$624	\$1,090	\$1,110	\$4,377	\$1,310	\$40	\$40	
Total		\$24,943	\$7,248	\$0	\$242	\$1,010	\$810	\$3,990	\$0	\$870	\$1,680	\$996	\$1,220	\$1,110	\$4,377	\$1,310	\$40	\$40
Expenses		(\$19,775)	(\$4,418)	(\$291)	(\$534)	(\$751)	(\$1,095)	(\$4,313)	\$0	(\$822)	(\$1,890)	(\$913)	(\$516)	(\$700)	\$0	(\$2,583)	(\$950)	\$0
Profit / (Loss)		\$5,168	\$2,830	(\$291)	(\$292)	\$259	(\$285)	(\$323)	\$0	\$48	(\$210)	\$83	\$704	\$410	\$4,377	(\$1,273)	(\$910)	\$40
Other Expenses		(933.14)																
Total Profit / (Loss)		\$4,235																

FY 2020 FY 2021 FY 2022 FY 2023 FY 2024

Revenue	31,238	5,994	40,206	32,172	24,943
Expenses	34,114	8,371	43,202	31,569	20,708
Profit(Loss)	(2,876)	(2,377)	(2,995)	603	4,235

Notes: Revenue and Expenses are per financial statements

Cash and Investment Report
February 29, 2024

<u>ACCOUNT NAME</u>	<u>BANK NAME</u>	<u>YIELD</u>	<u>BALANCE</u>
GENERAL FUND			
Operating Checking Account	BankUnited	0.00%	\$933,434
Operating Checking Account	Valley Bank	5.38%	\$97,282
		Subtotal	\$1,030,716
Petty Cash - Property Manager	N/A	N/A	\$200
Money Market Account	BankUnited	5.45%	\$375,539
DEBT SERVICE FUND			
Series 2020 Reserve Fund	US Bank	5.25%	\$19,789
Series 2020 Revenue Fund	US Bank	5.25%	\$308,196
		Subtotal	\$327,985
CAPITAL PROJECTS FUND			
Series 2020 Construction Fund	US Bank	5.25%	\$69,895
		Grand Total	\$1,804,335

Heritage Oak Park CDD

Bank Reconciliation

Bank Account No. 7282 BankUnited GF
 Statement No. 02-24
 Statement Date 2/29/2024

G/L Balance (LCY)	933,433.83	Statement Balance	939,282.93
G/L Balance	933,433.83	Outstanding Deposits	104.86
Positive Adjustments	0.00		
	<hr/>		
Subtotal	933,433.83	Subtotal	939,387.79
Negative Adjustments	0.00	Outstanding Checks	5,953.96
	<hr/>	Differences	0.00
Ending G/L Balance	933,433.83	Ending Balance	933,433.83
Difference	0.00		

Posting Date	Document Type	Document No.	Description	Amount	Cleared Amount	Difference
Outstanding Checks						
3/10/2022	Payment	3040	PRECISION GATE & SECURITY, INC	393.75	0.00	393.75
11/3/2022	Payment	3251	JULLIAN DIBLASI	35.00	0.00	35.00
11/3/2022	Payment	3257	PATRICIA BENJAMIN	35.00	0.00	35.00
12/20/2023	Payment	3624	DUANE NOLAND	40.00	0.00	40.00
2/7/2024	Payment	3650	FIREPRO	333.60	0.00	333.60
2/22/2024	Payment	3668	BOBBY CARLSON	950.00	0.00	950.00
2/27/2024	Payment	3671	ARIEL ABIMELEC JOYA DURAN	300.00	0.00	300.00
2/27/2024	Payment	3672	COVERALL OF FT. MYERS	1,636.00	0.00	1,636.00
2/27/2024	Payment	3673	ELITE DEBRIS CLEAN-UP	700.00	0.00	700.00
2/27/2024	Payment	3674	FEDEX	13.00	0.00	13.00
2/29/2024	Payment	3675	CENTURYLINK	608.62	0.00	608.62
2/29/2024	Payment	3676	FPL	22.15	0.00	22.15
2/29/2024	Payment	3677	JACQUELINE N. WELLS	82.65	0.00	82.65
2/29/2024	Payment	3678	MAINSCAPE	375.00	0.00	375.00
2/29/2024	Payment	3679	MIKE MORRIS	400.00	0.00	400.00
2/29/2024	Payment	3680	FEDEX	15.24	0.00	15.24
2/29/2024	Payment	3681	INFRAMARK, LLC	13.95	0.00	13.95
Total Outstanding Checks.....				5,953.96		5,953.96

Heritage Oak Park CDD

Bank Reconciliation

Bank Account No. 0663 Valley Bank
Statement No. 02-24
Statement Date 2/29/2024

G/L Balance (LCY)	97,281.79	Statement Balance	97,281.79
G/L Balance	97,281.79	Outstanding Deposits	0.00
Positive Adjustments	0.00		
	<hr/>		
Subtotal	97,281.79	Subtotal	97,281.79
Negative Adjustments	0.00	Outstanding Checks	0.00
	<hr/>	Differences	0.00
Ending G/L Balance	97,281.79	Ending Balance	97,281.79
Difference	0.00		

Posting Date	Document Type	Document No.	Description	Amount	Cleared Amount	Difference
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HERITAGE OAK PARK
Community Development District

Payment Register by Fund
For the Period from 02/01/24 to 02/29/24
(Sorted by Check / ACH No.)

Fund No.	Check / ACH No.	Date	Payee	Invoice No.	Payment Description	Invoice / GL Description	G/L Account #	Amount Paid
GENERAL FUND - 001								
001	3649	02/01/24	SUN NEWSPAPERS	100423-22267	NOTICE OF RESCHEDULED MEETING IN OCTOBER	Legal Advertising	548002-51301	\$75.79
001	3650	02/07/24	FIREPRO	10-16029	FIRE EXTINGUISHER MAINTENANCE	R&M-Clubhouse	546015-57201	\$333.60
001	3651	02/07/24	FPL	012324-53151 CHK	ACCT #72189-53151 12/21/23-01/23/24	Utility - General	543001-53901	\$22.18
001	3652	02/07/24	INFRAMARK, LLC	109096	01/24 VARIABLE CHARGES-POSTAGE	Communication/Freight - Gen'l	541001-51301	\$16.38
001	3653	02/07/24	MAINSCAPE	1298238	02/24 IRRIGATION MAINT	Contracts-Irrigation	534073-53901	\$4,261.56
001	3653	02/07/24	MAINSCAPE	1298366	02/24 LANDSCAPE MAINTENANCE	Contracts-Landscape	534050-53901	\$8,393.33
001	3654	02/07/24	NATURZONE ENVIRONMENTAL SERVICES	638554	02/24 PEST CONTROL	Contracts-Pest Control	534125-57201	\$85.00
001	3655	02/07/24	PERSSON, COHEN & MOONEY, P.A.	4669	LEGAL SERVICE FOR 01/24	ProfServ-Legal Services	531023-51401	\$514.50
001	3656	02/07/24	SECURITY ALARM CORPORATION	293936	ER LIGHT - CLUBHOUSE	R&M-Clubhouse	546015-57201	\$60.00
001	3657	02/08/24	GREATAMERICA FINANCIAL SVCS	35744200	COPIER LEASE FOR 01/24	Office Supplies	551002-57201	\$104.86
001	3658	02/08/24	JASON DESIMONE	01112024	VALENTINES DAY PARTY PLUS TIP FOR SERVICES	Misc-Event Expense	549022-57501	\$700.00
001	3659	02/12/24	FEDEX	8-399-64990	SERVICE FOR 02/01/04	Communication/Freight - Gen'l	541001-51301	\$15.14
001	3660	02/12/24	INFRAMARK, LLC	109999	02/24 MANAGEMENT SERVICES	ProfServ-Mgmt Consulting Serv	531027-51201	\$5,969.00
001	3660	02/12/24	INFRAMARK, LLC	109999	02/24 MANAGEMENT SERVICES	Contracts-Mgmt Services	534001-57201	\$3,056.75
001	3660	02/12/24	INFRAMARK, LLC	109999	02/24 MANAGEMENT SERVICES	Contracts-Mgmt Services	534001-53901	\$11,644.25
001	3660	02/12/24	INFRAMARK, LLC	109999	02/24 MANAGEMENT SERVICES	Miscellaneous Services	549001-51301	\$8.33
001	3661	02/12/24	JACQUELINE WELLS	49051-020624	REIMBURSEMENT FOR MONDAY COFFEE PASTRIES	Misc-Social Committee	549051-57501	\$53.08
001	3662	02/13/24	HOME DEPOT CREDIT SERVICES	111523-6325	PURCHASES 10/05/23-11/04/23	Bleach, Dawn	552001-57201	\$30.91
001	3662	02/13/24	HOME DEPOT CREDIT SERVICES	111523-6325	PURCHASES 10/05/23-11/04/23	New Echo Handheld Blower	564043-53901	\$169.00
001	3662	02/13/24	HOME DEPOT CREDIT SERVICES	111523-6325	PURCHASES 10/05/23-11/04/23	Poolside Lunch	549022-57501	\$87.92
001	3662	02/13/24	HOME DEPOT CREDIT SERVICES	111523-6325	PURCHASES 10/05/23-11/04/23	Maintenance Supplies	549900-53901	\$17.84
001	3662	02/13/24	HOME DEPOT CREDIT SERVICES	01052024-6325	PURCHASES 12/05/23-01/04/24	Poolside Lunch	549022-57501	\$65.94
001	3663	02/15/24	FEDEX	8-407-62972	SERVICE FOR 02/08/24	Communication/Freight - Gen'l	541001-51301	\$15.17
001	3665	02/15/24	MAINSCAPE	1298621	01/24 IRRIGATION SERVICE	R&M-Irrigation	546041-53901	\$6,984.12
001	3666	02/15/24	NATURZONE ENVIRONMENTAL SERVICES	623257	12/23 PEST CONTROL	Contracts-Pest Control	534125-57201	\$85.00
001	3667	02/15/24	THE SUN	02132024-1766	NEWSPAPER 13 WEEKS	R&M-Clubhouse	546015-57201	\$106.76
001	3668	02/22/24	BOBBY CARLSON	02152024	WILD WEST PARTY ENTERTAINMENT FEE 02/25/23	Misc-Event Expense	549022-57501	\$950.00
001	3669	02/22/24	COPIERS PLUS	SAR-02482703	02/24 COPIES/MAINT AGREEMENT	COPIES	551002-57201	\$50.77
001	3669	02/22/24	COPIERS PLUS	SAR-02482703	02/24 COPIES/MAINT AGREEMENT	MAINTENANCE AGREEMENT	551002-57201	\$45.00
001	3670	02/22/24	SOLITUDE LAKE MANAGEMENT	PSI033268	DEC23 LAKE & POND MAINTENANCE	Contracts-Lake and Wetland	534021-53901	\$510.00
001	3670	02/22/24	SOLITUDE LAKE MANAGEMENT	PSI047366	FEB24 LAKE & POND MAINTENANCE	Contracts-Lake and Wetland	534021-53901	\$510.00
001	3671	02/27/24	ARIEL ABIMELEC JOYA DURAN	025	OAK TREE LIMB REMOVAL	R&M-Trees and Trimming	546099-53901	\$300.00
001	3672	02/27/24	COVERALL OF FT. MYERS	1160285616	CLEANING SERVICE 02/1-02/29/24	Contracts-Janitorial Services	534026-57201	\$1,636.00
001	3673	02/27/24	ELITE DEBRIS CLEAN-UP	12272023	REMOVE/REPLACE BACK BOARD ON BOCCE COURT	R&M-Parks	546066-57201	\$700.00
001	3674	02/27/24	FEDEX	8-414-72862	SERVICE FOR 02/13/24	Communication/Freight - Gen'l	541001-51301	\$13.00
001	3675	02/29/24	CENTURYLINK	021924-78717	ACCT# 311078717 02/19/24-03/18/24	Communication - Telephone	541003-57201	\$608.62
001	3676	02/29/24	FPL	022224-53151 CHK	ACCT# 72189-53151 01/23/24-02/22/24	Utility - General	543001-53901	\$22.15
001	3677	02/29/24	JACQUELINE N. WELLS	02262024	REIMB FOR ROCK FEST FOOD	Misc-Social Committee	549051-57501	\$82.65
001	3678	02/29/24	MAINSCAPE	1299127	RMV 3 DEAD OAK TREES IN ISLAND ON PEACHLAND GATE	R&M-Trees and Trimming	546099-53901	\$375.00
001	3679	02/29/24	MIKE MORRIS	022624	PAJAMA PARTY ENTERTAINMENT 03/30/24	Prepaid Items	155000	\$400.00
001	3680	02/29/24	FEDEX	8-421-62062	SERVICE FOR 02/22/24	Communication/Freight - Gen'l	541001-51301	\$15.24
001	3681	02/29/24	INFRAMARK, LLC	110779	02/24 VARIABLE CHARGES-POSTAGE	Communication/Freight - Gen'l	541001-51301	\$13.95
001	DD00885	02/17/24	COMCAST	01262024-4227 ACH	ACCT# 85351006012340227 01/30/24-02/29/24	Misc-Cable TV Expenses	549039-57201	\$479.15
001	DD00886	02/04/24	VALLEY NATIONAL BANK	01082024-7986 ACH	01/08/24 STATEMENT PURCHASES	Poolside Lunch	549022-57501	\$49.21
001	DD00886	02/04/24	VALLEY NATIONAL BANK	01082024-7986 ACH	01/08/24 STATEMENT PURCHASES	Poolside Lunch	549051-57501	\$270.66
001	DD00886	02/04/24	VALLEY NATIONAL BANK	01082024-7986 ACH	01/08/24 STATEMENT PURCHASES	Cricut Access Standard	549001-57501	\$9.99
001	DD00886	02/04/24	VALLEY NATIONAL BANK	01082024-7986 ACH	01/08/24 STATEMENT PURCHASES	Poolside Lunch	549051-57501	\$34.96
001	DD00886	02/04/24	VALLEY NATIONAL BANK	01082024-7986 ACH	01/08/24 STATEMENT PURCHASES	Battery Back up for Office	551002-57201	\$146.39
001	DD00886	02/04/24	VALLEY NATIONAL BANK	01082024-7986 ACH	01/08/24 STATEMENT PURCHASES	Replaced Ruined Items	549001-57201	\$126.15
001	DD00886	02/04/24	VALLEY NATIONAL BANK	01082024-7986 ACH	01/08/24 STATEMENT PURCHASES	OP Supplies	552001-57201	\$39.98
001	DD00886	02/04/24	VALLEY NATIONAL BANK	01082024-7986 ACH	01/08/24 STATEMENT PURCHASES	Employee Holiday Gift Cards	549001-57201	\$1,778.67
001	DD00886	02/04/24	VALLEY NATIONAL BANK	01082024-7986 ACH	01/08/24 STATEMENT PURCHASES	Employee Holiday Gift Cards Issue	549001-57201	(\$759.88)
001	DD00886	02/04/24	VALLEY NATIONAL BANK	01082024-7986 ACH	01/08/24 STATEMENT PURCHASES	Employee Holiday Gift Cards	549001-57201	\$1,011.45
001	DD00886	02/04/24	VALLEY NATIONAL BANK	01082024-7986 ACH	01/08/24 STATEMENT PURCHASES	Gate Remotes	546034-52901	\$230.41
001	DD00886	02/04/24	VALLEY NATIONAL BANK	01082024-7986 ACH	01/08/24 STATEMENT PURCHASES	Tape	552001-57201	\$22.18
001	DD00886	02/04/24	VALLEY NATIONAL BANK	01082024-7986 ACH	01/08/24 STATEMENT PURCHASES	iCloud Storage	549001-57201	\$0.99
001	DD00886	02/04/24	VALLEY NATIONAL BANK	01082024-7986 ACH	01/08/24 STATEMENT PURCHASES	Holiday Decorations	549027-57201	\$46.49

HERITAGE OAK PARK
Community Development District

Payment Register by Fund
For the Period from 02/01/24 to 02/29/24
(Sorted by Check / ACH No.)

Fund No.	Check / ACH No.	Date	Payee	Invoice No.	Payment Description	Invoice / GL Description	G/L Account #	Amount Paid
001	DD00886	02/04/24	VALLEY NATIONAL BANK	01082024-7986 ACH	01/08/24 STATEMENT PURCHASES	Food for Holiday Party-Balance	549051-57501	\$2,158.00
001	DD00886	02/04/24	VALLEY NATIONAL BANK	01082024-7986 ACH	01/08/24 STATEMENT PURCHASES	Monday Coffee	549051-57501	\$37.84
001	DD00886	02/04/24	VALLEY NATIONAL BANK	01082024-7986 ACH	01/08/24 STATEMENT PURCHASES	ACT Calendar-Nov	549001-57501	\$100.00
001	DD00886	02/04/24	VALLEY NATIONAL BANK	01082024-7986 ACH	01/08/24 STATEMENT PURCHASES	Craft Show Bingo	549022-57501	\$45.00
001	DD00886	02/04/24	VALLEY NATIONAL BANK	01082024-7986 ACH	01/08/24 STATEMENT PURCHASES	Employee Holiday Gift Cards	549001-57201	\$759.88
001	DD00886	02/04/24	VALLEY NATIONAL BANK	01082024-7986 ACH	01/08/24 STATEMENT PURCHASES	Monday Coffee	549051-57501	\$49.13
001	DD00886	02/04/24	VALLEY NATIONAL BANK	01082024-7986 ACH	01/08/24 STATEMENT PURCHASES	Tickets for Memory Lane Party	549022-57501	\$44.23
001	DD00886	02/04/24	VALLEY NATIONAL BANK	01082024-7986 ACH	01/08/24 STATEMENT PURCHASES	Champagne for NYE Party	549051-57501	\$120.66
001	DD00886	02/04/24	VALLEY NATIONAL BANK	01082024-7986 ACH	01/08/24 STATEMENT PURCHASES	Decorations for NYE Party	549022-57501	\$1.34
001	DD00886	02/04/24	VALLEY NATIONAL BANK	01082024-7986 ACH	01/08/24 STATEMENT PURCHASES	ACT Calendar-Jan	549001-57501	\$90.00
001	DD00886	02/04/24	VALLEY NATIONAL BANK	01082024-7986 ACH	01/08/24 STATEMENT PURCHASES	Tickets for Canada Party	549022-57501	\$15.70
001	DD00886	02/04/24	VALLEY NATIONAL BANK	01082024-7986 ACH	01/08/24 STATEMENT PURCHASES	Tickets for Memory Lane Party	549022-57501	\$45.27
001	DD00886	02/04/24	VALLEY NATIONAL BANK	01082024-7986 ACH	01/08/24 STATEMENT PURCHASES	Tickets for Bonfire	549022-57501	\$15.68
001	DD00887	02/07/24	FPL	012324-59344 ACH	ACCT #96809-59344 12/21/23-01/23/24	Utility - General	543001-53901	\$122.87
001	DD00888	02/07/24	FPL	012324-90214 ACH	ACCT #65998-90214 12/21/23-01/23/24	Utility - General	543001-53901	\$121.87
001	DD00889	02/07/24	FPL	012324-74219 ACH	ACCT #89079-74219 12/21/23-01/23/24	Utility - General	543001-53901	\$520.77
001	DD00890	02/07/24	FPL	012324-32211 ACH	ACCT #94620-32211 12/21/23-01/23/24	Utility - General	543001-53901	\$304.77
001	DD00891	02/07/24	FPL	012324-29333 ACH	ACCT #90419-29333 12/21/23-01/23/24	Utility - General	543001-53901	\$185.53
001	DD00892	02/07/24	FPL	012324-85535 ACH	ACCT #92945-85535 12/21/23-01/23/24	Utility - General	543001-53901	\$84.56
001	DD00893	02/08/24	FPL	012324-88335 ACH	ACCT #87070-88335 12/21/23-01/23/24	Utility - General	543001-53901	\$2,947.14
001	DD00894	02/07/24	FPL	012324-93219 ACH	ACCT #25921-93219 12/21/23-01/23/24	Utility - General	543001-53901	\$232.00
001	DD00895	02/07/24	FPL	012324-03218 ACH	ACCT #01784-03218 12/21/23-01/23/24	Utility - General	543001-53901	\$115.99
001	DD00896	02/07/24	FPL	012324-28333 ACH	ACCT #36126-28333 12/21/23-01/23/24	Utility - General	543001-53901	\$332.70
							Fund Total	\$61,046.52
SERIES 2020 DEBT SERVICE FUND - 203								
203	3664	02/15/24	HERITAGE OAK PARK	020524-DSXFR 2020	FY 2024 ASSESSMENT RECEIPTS	Due to Other Funds	131000	\$164,906.88
							Fund Total	\$164,906.88

Total Checks Paid	\$225,953.40
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