

HERITAGE OAK PARK
Community Development District

Financial Report

March 31, 2024

Prepared by



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HERITAGE OAK PARK
Community Development District

Financial Statements

(Unaudited)

March 31, 2024

Balance Sheet
March 31, 2024

ACCOUNT DESCRIPTION	GENERAL FUND	SERIES 2020 DEBT SERVICE FUND	SERIES 2020 CAPITAL PROJECTS FUND	TOTAL
ASSETS				
Cash - Checking Account	\$ 983,166	\$ -	\$ -	\$ 983,166
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	-	10,131	-	10,131
Investments:				
Money Market Account	377,170	-	-	377,170
Construction Fund	-	-	70,186	70,186
Reserve Fund	-	19,789	-	19,789
Revenue Fund	-	309,063	-	309,063
Prepaid Items	10,265	-	-	10,265
Deposits	8,200	-	-	8,200
TOTAL ASSETS	\$ 1,382,100	\$ 338,983	\$ 70,186	\$ 1,791,269
LIABILITIES				
Accounts Payable	\$ 5,095	\$ -	\$ -	\$ 5,095
Accrued Expenses	13,255	-	-	13,255
Sales Tax Payable	23	-	-	23
Due To Other Funds	10,131	-	-	10,131
TOTAL LIABILITIES	28,504	-	-	28,504
FUND BALANCES				
Nonspendable:				
Prepaid Items	10,265	-	-	10,265
Deposits	8,200	-	-	8,200
Restricted for:				
Debt Service	-	338,983	-	338,983
Capital Projects	-	-	70,186	70,186
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:	691,605	-	-	691,605
TOTAL FUND BALANCES	\$ 1,353,596	\$ 338,983	\$ 70,186	\$ 1,762,765
TOTAL LIABILITIES & FUND BALANCES	\$ 1,382,100	\$ 338,983	\$ 70,186	\$ 1,791,269

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending March 31, 2024

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD	MAR-24 BUDGET	MAR-24 ACTUAL
REVENUES							
Interest - Investments	\$ 4,800	\$ 2,400	\$ 13,203	\$ 10,803	275.06%	\$ 400	\$ 2,064
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%	-	-
Recreational Activity Fees	53,200	26,600	32,400	5,800	60.90%	4,433	7,457
Special Assmnts- Tax Collector	1,147,036	1,065,000	1,064,240	(760)	92.78%	20,100	20,948
Special Assmnts- Discounts	(45,881)	(41,849)	(40,939)	910	89.23%	(420)	(411)
Other Miscellaneous Revenues	3,800	871	871	-	22.92%	871	871
Gate Bar Code/Remotes	1,200	900	871	(29)	72.58%	300	281
Access Cards	600	150	140	(10)	23.33%	63	59
Insurance Reimbursements	-	-	33,824	33,824	0.00%	-	-
TOTAL REVENUES	1,198,255	1,071,072	1,121,988	50,916	93.64%	25,747	31,269
EXPENDITURES							
Administration							
P/R-Board of Supervisors	12,000	6,000	5,800	200	48.33%	1,000	1,000
FICA Taxes	918	459	444	15	48.37%	77	77
ProfServ-Engineering	10,000	-	-	-	0.00%	-	-
ProfServ-Legal Services	6,000	3,000	4,569	(1,569)	76.15%	-	-
ProfServ-Mgmt Consulting	71,628	35,814	35,814	-	50.00%	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	4,000	4,000	-	85.11%	4,000	4,000
Communication/Freight - Gen'l	1,500	750	379	371	25.27%	125	26
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	1,500	93	1,407	3.10%	250	8
Misc-Assessment Collection Cost	22,941	21,560	20,466	1,094	89.21%	420	411
Office Supplies	360	-	-	-	0.00%	-	-
Annual District Filing Fee	175	175	175	-	100.00%	-	-
Total Administration	161,033	99,969	100,520	(551)	62.42%	11,841	11,491
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	750	557	193	37.13%	125	93
Total Other Public Safety	9,600	2,250	7,462	(5,212)	77.73%	125	93
Field							
Contracts-Mgmt Services	139,731	69,866	69,866	-	50.00%	11,644	11,644
Contracts-Lake and Wetland	6,120	3,060	3,060	-	50.00%	510	510
Contracts-Landscape	100,720	50,360	50,360	-	50.00%	8,393	8,393
Contracts-Irrigation	51,640	25,820	25,569	251	49.51%	4,303	4,262
Utility - General	45,600	22,800	25,615	(2,815)	56.17%	3,800	3,948
Utility - Water & Sewer	13,600	7,600	7,512	88	55.24%	1,000	1,092
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	5,997	5,997	-	79.96%	5,997	5,997

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending March 31, 2024

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD	MAR-24 BUDGET	MAR-24 ACTUAL
R&M-Irrigation	31,400	15,700	37,814	(22,114)	120.43%	2,617	8,973
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%	-	-
R&M-Pumps	2,160	2,160	5,555	(3,395)	257.18%	-	-
Misc-Special Projects	10,930	5,487	5,487	-	50.20%	5,487	5,487
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	272,027	307,746	(35,719)	44.66%	43,751	50,306
<u>Road and Street Facilities</u>							
R&M-Parking Lots	1,000	1,000	2,499	(1,499)	249.90%	1,000	2,499
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	1,000	2,499	(1,499)	3.94%	1,000	2,499
<u>Parks and Recreation - General</u>							
Contracts-Mgmt Services	36,681	18,341	18,341	-	50.00%	3,057	3,057
Contracts-Janitorial Services	18,960	9,480	9,760	(280)	51.48%	1,580	1,636
Contracts-Pools	11,134	5,567	5,678	(111)	51.00%	928	1,039
Contracts-Pest Control	1,100	1,100	510	590	46.36%	85	85
Communication - Telephone	8,580	4,290	3,737	553	43.55%	715	600
R&M-Clubhouse	50,000	25,000	9,582	15,418	19.16%	4,167	1,512
R&M-Parks	15,000	7,500	12,903	(5,403)	86.02%	1,250	2,499
R&M-Pools	4,500	2,250	2,351	(101)	52.24%	375	299
R&M-Tennis Courts	2,000	-	-	-	0.00%	-	-
Miscellaneous Services	2,400	1,200	3,425	(2,225)	142.71%	-	-
Holiday Decoration	750	750	756	(6)	100.80%	-	-
Misc-Cable TV Expenses	5,820	2,910	2,937	(27)	50.46%	485	598
Office Supplies	3,000	1,500	1,774	(274)	59.13%	250	485
Op Supplies - General	6,000	3,000	1,146	1,854	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	82,888	72,900	9,988	32.85%	12,892	11,810
<u>Special Recreation Facilities</u>							
Miscellaneous Services	4,500	800	700	100	15.56%	-	-
Misc-Event Expense	21,000	11,987	11,956	31	56.93%	800	775
Misc-Social Committee	26,700	13,350	8,594	4,756	32.19%	-	-
Misc-Trips and Tours	500	-	-	-	0.00%	-	-
Office Supplies	500	167	233	(66)	46.60%	-	-
Total Special Recreation Facilities	53,200	26,304	21,483	4,821	40.38%	800	775
TOTAL EXPENDITURES	1,198,255	484,438	512,610	(28,172)	42.78%	70,409	76,974

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending March 31, 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>MAR-24 BUDGET</u>	<u>MAR-24 ACTUAL</u>
Excess (deficiency) of revenues							
Over (under) expenditures	-	586,634	609,378	22,744	0.00%	(44,662)	(45,705)
Net change in fund balance	\$ -	\$ 586,634	\$ 609,378	\$ 22,744	0.00%	\$ (44,662)	\$ (45,705)
FUND BALANCE, BEGINNING (OCT 1, 2023)	744,218	744,218	744,218				
FUND BALANCE, ENDING	\$ 744,218	\$ 1,330,852	\$ 1,353,596				

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending March 31, 2024

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD	MAR-24 BUDGET	MAR-24 ACTUAL
REVENUES							
Interest - Investments	\$ -	\$ -	\$ 4,701	\$ 4,701	0.00%	\$ -	\$ 868
Special Assmnts- Tax Collector	197,323	183,496	183,064	(432)	92.77%	4,346	3,657
Special Assmnts- Discounts	(7,893)	(7,159)	(7,044)	115	89.24%	(92)	(72)
TOTAL REVENUES	189,430	176,337	180,721	4,384	95.40%	4,254	4,453
EXPENDITURES							
Administration							
Misc-Assessment Collection Cost	3,946	3,630	3,520	110	89.20%	81	72
Total Administration	3,946	3,630	3,520	110	89.20%	81	72
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	35,822	35,712	110	17.90%	81	72
Excess (deficiency) of revenues Over (under) expenditures	(10,070)	140,515	145,009	4,494	-1440.01%	4,173	4,381
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)	\$ 140,515	\$ 145,009	\$ 4,494	-1440.01%	\$ 4,173	\$ 4,381
FUND BALANCE, BEGINNING (OCT 1, 2023)	193,974	193,974	193,974				
FUND BALANCE, ENDING	\$ 183,904	\$ 334,489	\$ 338,983				

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending March 31, 2024

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD	MAR-24 BUDGET	MAR-24 ACTUAL
REVENUES							
Interest - Investments	\$ -	\$ -	\$ 1,824	\$ 1,824	0.00%	\$ -	\$ 291
TOTAL REVENUES	-	-	1,824	1,824	0.00%	-	291
EXPENDITURES							
TOTAL EXPENDITURES	-	-	-	-	0.00%	-	-
Excess (deficiency) of revenues Over (under) expenditures	-	-	1,824	1,824	0.00%	-	291
Net change in fund balance	\$ -	\$ -	\$ 1,824	\$ 1,824	0.00%	\$ -	\$ 291
FUND BALANCE, BEGINNING (OCT 1, 2023)	-	-	68,362				
FUND BALANCE, ENDING	\$ -	\$ -	\$ 70,186				

Notes to the Financial Statements
March 2024

Financial Overview / Highlights

- ▶ Total General Fund revenues are at approximately 93.6% of the Annual Budget.
- ▶ Total General Fund expenditures are at approximately 42.8% 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		10,131	Due from General Fund to Debt Service. Transferring this month.
Prepaid Items		10,265	Entertainment for 2024 and credit card payments.
Deposits		8,200	Deposits with FPL for sprinkler pumps and street lights.
Liabilities			
Accounts Payable		5,095	Invoices for current month but not paid in current month.
Accrued Expenses		13,255	Phone, lake & wetland, irrigation, special projects.
Sales Tax Payable		23	Sales Tax for the gate remotes and access cards.
Due to Other Funds		10,131	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	13,203	275.06%	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	32,400	60.90%	Revenue collected for events less refunds.
Special Assessments-Tax Collector	1,147,036	1,064,240	92.78%	Collections were at 93.2% at this time last year.
Gate Bar Codes/Remotes	1,200	871	72.58%	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.
Auditing Services	4,700	4,000	85.11%	Audit is final.
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
March 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	25,615	56.17%	FPL monthly electric charges slightly more than expected.
Utility - Water & Sewer	13,600	7,512	55.24%	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-Entry Feature	7,500	5,997	79.96%	Labor & materials for rock & dirt replacement.
R&M-Irrigation	31,400	37,814	120.43%	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.
Misc-Special Projects	10,930	5,487	50.20%	Loads of dirt to fill the holes in the wall.
<u>Road & Street</u>				
R&M-Parking Lots	1,000	2,499	249.90%	Remove/replace damaged walkway in parking lot.
<u>Parks & Recreation</u>				
Contracts-Janitorial Services	18,960	9,760	51.48%	Rate increased by \$56 in November. Will increase budget for next year.
Contracts-Pools	11,134	5,678	51.00%	Monthly pool service increased in January by \$37.11/mo.
R&M-Parks	15,000	12,903	86.02%	Remove/replace bocce court sideboards and backboards with Trek composite boards, new picnic benches, new pickleball nets, bocce court re-surfacing material, remove/replace damaged walkway by bocce court .
R&M-Pools	4,500	2,351	52.24%	Pool perfect, acid wash grids, repair equipment lids, install new cool grips for handrails in pool, new acid stenner, replace chlorine chemical feed tube.
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	1,774	59.13%	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	11,956	56.93%	Entertainment and decorations for the events.
Debt Service Fund 203				
Revenues				
Special Assessments-Tax Collector	197,323	183,064	92.77%	Collections were at 93.2% 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

March 31, 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
03/08/24	23,640	482	482	24,605	20,948	3,657
TOTAL	\$ 1,175,335	\$ 47,982	\$ 23,986	\$ 1,247,304	\$ 1,064,240	\$ 183,064
% COLLECTED				92.8%	92.8%	92.8%
TOTAL OUTSTANDING				\$ 97,049	\$ 82,793	\$ 14,256

HERITAGE OAK PARK
Community Development District

Activities Fund Deposits

Deposit

Date	Amount	Poolside 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	Valentine's Day	Rock Fest	Wild West	Laugh Lines	Pajama Party	Luau	
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	\$1,310	\$40	\$40		\$4,377	
03/04/24	Deposit	\$7,457	\$2,315										\$270	\$1,150	\$1,080	\$660	\$320	\$1,662	
Total		\$32,400	\$9,563	\$0	\$242	\$1,010	\$810	\$3,990	\$0	\$870	\$1,680	\$996	\$1,220	\$1,380	\$2,460	\$1,120	\$700	\$320	\$6,039
Expenses		(\$20,550)	(\$4,418)	(\$291)	(\$534)	(\$1,095)	(\$4,313)	\$0	(\$822)	(\$1,890)	(\$913)	(\$516)	(\$700)	(\$2,583)	(\$1,000)	(\$325)	(\$400)	\$0	
Profit / (Loss)		\$11,850	\$5,145	(\$291)	(\$292)	\$259	(\$285)	(\$323)	\$0	\$48	(\$210)	\$83	\$704	\$680	(\$123)	\$120	\$375	(\$80)	\$6,039
Other Expenses		(933.14)																	
Total Profit / (Loss)		\$10,917																	

FY 2020 FY 2021 FY 2022 FY 2023 FY 2024

Revenue	31,238	5,994	40,206	32,172	32,400
Expenses	34,114	8,371	43,202	31,569	21,483
Profit(Loss)	(2,876)	(2,377)	(2,995)	603	10,917

Notes: Revenue and Expenses are per financial statements

Cash and Investment Report
March 31, 2024

<u>ACCOUNT NAME</u>	<u>BANK NAME</u>	<u>YIELD</u>	<u>BALANCE</u>
GENERAL FUND			
Operating Checking Account	BankUnited	0.00%	\$885,452
Operating Checking Account	Valley Bank	5.38%	\$97,714
		Subtotal	\$983,166
Petty Cash - Property Manager	N/A	N/A	\$200
Money Market Account	BankUnited	5.45%	\$377,170
DEBT SERVICE FUND			
Series 2020 Reserve Fund	US Bank	5.25%	\$19,789
Series 2020 Revenue Fund	US Bank	5.25%	\$309,063
		Subtotal	\$328,853
CAPITAL PROJECTS FUND			
Series 2020 Construction Fund	US Bank	5.25%	\$70,186
		Grand Total	\$1,759,575

Bank Account Statement

Heritage Oak Park CDD

Saturday, April 6, 2024

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TLUSK

Bank Account No. 7282
Statement No. 03-24
Statement Date 03/31/2024

GL Balance (LCY)	885,452.12
GL Balance	885,452.12
Positive Adjustments	0.00
<hr/>	
Subtotal	885,452.12
Negative Adjustments	0.00
<hr/>	
Ending G/L Balance	885,452.12

Statement Balance	888,568.90
Outstanding Deposits	0.00
<hr/>	
Subtotal	888,568.90
Outstanding Checks	-3,116.78
<hr/>	
Ending Balance	885,452.12

Posting Date	Document Type	Document No.	Description	Amount	Cleared Amount	Difference
Outstanding Checks						
03/10/2022	Payment	3040	Check for Vendor V00832			-393.75
11/03/2022	Payment	3251	Check for Vendor V00865			-35.00
11/03/2022	Payment	3257	Check for Vendor V00868			-35.00
12/20/2023	Payment	3624	Check for Vendor V00907			-40.00
02/29/2024	Payment	3679	Check for Vendor V00854			-400.00
03/15/2024	Payment	3691	Check for Vendor V00031			-13.03
03/15/2024	Payment	3696	Check for Vendor V00914			-2,200.00
Total Outstanding Checks						-3,116.78

Outstanding Deposits

Total Outstanding Deposits

Bank Account Statement

Heritage Oak Park CDD

Saturday, April 6, 2024

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TLUSK

Bank Account No. 0663
Statement No. 03-24
Statement Date 03/31/2024

GL Balance (LCY)	97,714.37
GL Balance	97,714.37
Positive Adjustments	0.00
<hr/>	
Subtotal	97,714.37
Negative Adjustments	0.00
<hr/>	
Ending G/L Balance	97,714.37

Statement Balance	97,714.37
Outstanding Deposits	0.00
<hr/>	
Subtotal	97,714.37
Outstanding Checks	0.00
<hr/>	
Ending Balance	97,714.37

Posting Date	Document Type	Document No.	Description	Amount	Cleared Amount	Difference
Outstanding Deposits						
Total Outstanding Deposits						

HERITAGE OAK PARK

Community Development District

Payment Register by Fund
For the Period from 03/01/24 to 03/31/24
(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	3682	03/06/24	COVERALL OF FT. MYERS	1160285629	SPECIAL DEEP COMMERCIAL CLEANING SVC	R&M-Clubhouse	546015-57201	\$500.00
001	3682	03/06/24	COVERALL OF FT. MYERS	1160285629	SPECIAL DEEP COMMERCIAL CLEANING SVC	R&M-Parks	546066-57201	\$250.00
001	3682	03/06/24	COVERALL OF FT. MYERS	1160285780	CLEANING SERVICE 03/1-03/31/24	Contracts-Janitorial Services	534026-57201	\$1,636.00
001	3683	03/06/24	DISASTER LAW & CONSULTING LLC	030124	FEMA LEGAL COUNSEL 02/01/24-02/29/24	HURRICANE IAN - DR4673	531023-51401	\$312.50
001	3684	03/06/24	ELITE DEBRIS CLEAN-UP	03012024	LABOR AND MATERIAL FOR ROCK AND DIRT REPLACEMENT	R&M-Entry Feature	546021-53901	\$5,997.00
001	3685	03/06/24	INFRAMARK, LLC	111406	03/24 MANAGEMENT SERVICES	ProfServ-Mgmt Consulting Serv	531027-51201	\$5,969.00
001	3685	03/06/24	INFRAMARK, LLC	111406	03/24 MANAGEMENT SERVICES	Contracts-Mgmt Services	534001-57201	\$3,056.75
001	3685	03/06/24	INFRAMARK, LLC	111406	03/24 MANAGEMENT SERVICES	Contracts-Mgmt Services	534001-53901	\$11,644.25
001	3685	03/06/24	INFRAMARK, LLC	111406	03/24 MANAGEMENT SERVICES	Miscellaneous Services	549001-51301	\$8.33
001	3686	03/06/24	MAINSCAPE	1296318A	REMOVE TREES/STUMP & REPLANT AQUATIC GRASSES	R&M-Trees and Trimming	546099-53901	\$4,358.00
001	3686	03/06/24	MAINSCAPE	1299364	03/24 IRRIGATION MAINT	Contracts-Irrigation	534073-53901	\$4,261.56
001	3686	03/06/24	MAINSCAPE	1299485	03/24 LANDSCAPE MAINTENANCE	Contracts-Landscape	534050-53901	\$8,393.33
001	3687	03/06/24	NATURZONE ENVIRONMENTAL SERVICES	646414	03/24 PEST CONTROL	Contracts-Pest Control	534125-57201	\$85.00
001	3688	03/06/24	PIPEDREAM PLUMBING OF SW FL, INC	101752-2	REPLACE POOL SHOWER VALVE REPIPE VALVE	R&M-Parks	546066-57201	\$471.00
001	3689	03/06/24	SECURITY ALARM CORPORATION	292458	MONITORING FOR 02/08/24-05/07/24	R&M-Clubhouse	546015-57201	\$84.00
001	3690	03/15/24	COPIERS PLUS	SAR-02482763	03/24 COPIES/MAINT AGREEMENT	COPIES	551002-57201	\$0.78
001	3690	03/15/24	COPIERS PLUS	SAR-02482763	03/24 COPIES/MAINT AGREEMENT	MAINTENANCE AGREEMENT	551002-57201	\$45.00
001	3691	03/15/24	FEDEX	8-435-51143	SERVICE FOR 02/29/24	Communication/Freight - Gen'l	541001-51301	\$13.03
001	3692	03/15/24	GRAU & ASSOCIATES	25266	AUDIT FYE 09/30/23	Auditing Services	532002-51301	\$4,000.00
001	3693	03/15/24	JACQUELINE N. WELLS	03112024	CASH TIP FOR WILD WEST LINE DANCE INSTRUCTOR	Misc-Event Expense	549022-57501	\$50.00
001	3694	03/15/24	MAINSCAPE	1299790	02/24 IRRIGATION SERVICE	R&M-Irrigation	546041-53901	\$5,698.74
001	3695	03/15/24	PERSSON, COHEN & MOONEY, P.A.	4791	LEGAL SERVICE FOR 02/24	ProfServ-Legal Services	531023-51401	\$367.50
001	3696	03/15/24	SALA'S HAWAIIAN LLC	03112024	ENTERTAINMENT FOR LU'AU PARTY 04/06/24	Prepaid Items	155000	\$2,200.00
001	3697	03/15/24	TODD PROA	95329526	03/24 MONTHLY POOL SERVICE	Contracts-Pools	534078-57201	\$964.95
001	3697	03/15/24	TODD PROA	95329526	03/24 MONTHLY POOL SERVICE	Pool Perfect	546074-57201	\$63.04
001	3697	03/15/24	TODD PROA	95329306	02/24 MONTHLY POOL SERVICE	Pool Perfect	546074-57201	\$63.04
001	3697	03/15/24	TODD PROA	95329306	02/24 MONTHLY POOL SERVICE	Contracts-Pools	534078-57201	\$964.95
001	3697	03/15/24	TODD PROA	95329090	01/24 MONTHLY POOL SERVICE	Pool Perfect	546074-57201	\$63.04
001	3697	03/15/24	TODD PROA	95329090	01/24 MONTHLY POOL SERVICE	Contracts-Pools	534078-57201	\$964.95
001	3697	03/15/24	TODD PROA	95329263	LABEL ACID & CHLORINE BARRELS, CHECK FOR BLACK ALGAE	R&M-Pools	546074-57201	\$190.00
001	3697	03/15/24	TODD PROA	95329444	REPLACED CHLORINE CHEMICAL FEED TUBE	R&M-Pools	546074-57201	\$46.25
001	3698	03/21/24	BRADLEY A-RAY INC	03142024	REMOVE/REPLACE DAMAGED WALKWAY	Parking Lot Walk	546065-54101	\$2,499.00
001	3698	03/21/24	BRADLEY A-RAY INC	03142024	REMOVE/REPLACE DAMAGED WALKWAY	Bocce Walkway	546066-57201	\$2,499.00
001	3699	03/21/24	MICHELLE RAY	031424	REIMBURSE FOR GODADDY WEBSITE RENEWAL	R&M-Clubhouse	546015-57201	\$1,511.76
001	DD00897	03/04/24	CHARLOTTE COUNTY UTILITIES	02122024-101597 ACH	26307-101597 01/09/24-02/08/24	Utility - Water & Sewer	543021-53901	\$933.42
001	DD00898	03/04/24	CHARLOTTE COUNTY UTILITIES	02122024-080703 ACH	26307-080703 01/09/24-02/08/24	Utility - Water & Sewer	543021-53901	\$72.37
001	DD00903	03/08/24	FPL	022224-59344 ACH	ACCT# 96809-59344 01/23/24-02/22/24	Utility - General	543001-53901	\$117.86
001	DD00904	03/08/24	FPL	022224-32211 ACH	ACCT #94620-32211 01/23/24-02/22/24	Utility - General	543001-53901	\$234.87
001	DD00905	03/08/24	FPL	022224-03218 ACH	ACCT #01784-03218 01/23/24-02/22/24	Utility - General	543001-53901	\$55.77
001	DD00906	03/08/24	FPL	022224-93219 ACH	ACCT #25921-93219 01/23/24-02/22/24	Utility - General	543001-53901	\$269.80
001	DD00907	03/08/24	FPL	022224-74219 ACH	ACCT #89079-74219 01/23/24-02/22/24	Utility - General	543001-53901	\$478.36
001	DD00908	03/08/24	FPL	022224-88335 ACH	ACCT# 87070-88335 01/23/24-02/22/24	Utility - General	543001-53901	\$2,633.96
001	DD00909	03/08/24	FPL	022224-85535 ACH	ACCT #92945-85535 01/23/24-02/22/24	Utility - General	543001-53901	\$84.37
001	DD00910	03/08/24	FPL	022224-28333 ACH	ACCT #36126-28333 01/23/24-02/22/24	Utility - General	543001-53901	\$282.90
001	DD00911	03/08/24	FPL	022224-29333 ACH	ACCT #90419-29333 01/23/24-02/22/24	Utility - General	543001-53901	\$168.04
001	DD00912	03/08/24	FPL	022224-90214 ACH	ACCT #65998-90214 01/23/24-02/22/24	Utility - General	543001-53901	\$138.72
001	DD00913	03/17/24	COMCAST	022624-34227 ACH	ACCT# 853510060124227 03/01/24-03/29/24	Misc-Cable TV Expenses	549039-57201	\$598.17
001	DD00899	03/01/24	PAUL J. FALDUTO , JR	PAYROLL	March 01, 2024 Payroll Posting			\$184.70
001	DD00900	03/01/24	STEPHEN R. HORSMAN	PAYROLL	March 01, 2024 Payroll Posting			\$184.70
001	DD00901	03/01/24	JEANNE M. TETER	PAYROLL	March 01, 2024 Payroll Posting			\$184.70
001	DD00902	03/01/24	VINCENT F. SCOTTO	PAYROLL	March 01, 2024 Payroll Posting			\$184.70
001	DD00916	03/26/24	PAUL J. FALDUTO , JR	PAYROLL	March 26, 2024 Payroll Posting			\$184.70
001	DD00917	03/26/24	STEPHEN R. HORSMAN	PAYROLL	March 26, 2024 Payroll Posting			\$184.70
001	DD00918	03/26/24	CARMEN RUSSO	PAYROLL	March 26, 2024 Payroll Posting			\$184.70
001	DD00919	03/26/24	JEANNE M. TETER	PAYROLL	March 26, 2024 Payroll Posting			\$184.70
001	DD00920	03/26/24	VINCENT F. SCOTTO	PAYROLL	March 26, 2024 Payroll Posting			\$184.70
Fund Total								\$76,962.66

Total Checks Paid	\$76,962.66
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