

HERITAGE OAK PARK
Community Development District

Financial Report

April 30, 2024

Prepared by



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HERITAGE OAK PARK
Community Development District

Financial Statements

(Unaudited)

April 30, 2024

Balance Sheet
April 30, 2024

ACCOUNT DESCRIPTION	GENERAL FUND	SERIES 2020 DEBT SERVICE FUND	SERIES 2020 CAPITAL PROJECTS FUND	TOTAL
ASSETS				
Cash - Checking Account	\$ 968,968	\$ -	\$ -	\$ 968,968
Cash On Hand/Petty Cash	200	-	-	200
Accounts Receivable - Other	3,132	-	-	3,132
Allow -Doubtful Accounts	(1,328)	-	-	(1,328)
Assessments Receivable	1,328	-	-	1,328
Due From Other Funds	-	10,792	-	10,792
Investments:				
Money Market Account	378,756	-	-	378,756
Construction Fund	-	-	70,498	70,498
Reserve Fund	-	19,313	-	19,313
Revenue Fund	-	321,134	-	321,134
Prepaid Items	15,925	-	-	15,925
Deposits	8,200	-	-	8,200
TOTAL ASSETS	\$ 1,375,181	\$ 351,239	\$ 70,498	\$ 1,796,918
LIABILITIES				
Accounts Payable	\$ 23,673	\$ -	\$ -	\$ 23,673
Accrued Expenses	14,267	-	-	14,267
Sales Tax Payable	30	-	-	30
Due To Other Funds	10,792	-	-	10,792
TOTAL LIABILITIES	48,762	-	-	48,762
FUND BALANCES				
Nonspendable:				
Prepaid Items	15,925	-	-	15,925
Deposits	8,200	-	-	8,200
Restricted for:				
Debt Service	-	351,239	-	351,239
Capital Projects	-	-	70,498	70,498
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:	658,768	-	-	658,768
TOTAL FUND BALANCES	\$ 1,326,419	\$ 351,239	\$ 70,498	\$ 1,748,156
TOTAL LIABILITIES & FUND BALANCES	\$ 1,375,181	\$ 351,239	\$ 70,498	\$ 1,796,918

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending April 30, 2024

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD	APR-24 BUDGET	APR-24 ACTUAL
REVENUES							
Interest - Investments	\$ 4,800	\$ 2,800	\$ 15,205	\$ 12,405	316.77%	\$ 400	\$ 2,006
Interlocal Agreement	3,000	2,250	1,500	(750)	50.00%	750	-
Interlocal Agreement-Irrigation	30,000	15,000	15,000	-	50.00%	-	-
Room Rentals	500	500	1,162	662	232.40%	-	285
Recreational Activity Fees	53,200	31,033	36,996	5,963	69.54%	4,433	4,595
Interest - Tax Collector	-	-	172	172	0.00%	-	172
Special Assmnts- Tax Collector	1,147,036	1,129,603	1,128,484	(1,119)	98.38%	65,603	64,244
Special Assmnts- Discounts	(45,881)	(45,881)	(41,569)	4,312	90.60%	(932)	(630)
Other Miscellaneous Revenues	3,800	-	871	871	22.92%	-	-
Gate Bar Code/Remotes	1,200	-	871	871	72.58%	-	-
Access Cards	600	-	140	140	23.33%	-	-
Insurance Reimbursements	-	-	33,824	33,824	0.00%	-	-
TOTAL REVENUES	1,198,255	1,135,305	1,192,656	57,351	99.53%	70,254	70,672
EXPENDITURES							
Administration							
P/R-Board of Supervisors	12,000	7,000	6,800	200	56.67%	1,000	1,000
FICA Taxes	918	536	520	16	56.64%	77	77
ProfServ-Engineering	10,000	-	-	-	0.00%	-	-
ProfServ-Legal Services	6,000	5,187	5,187	-	86.45%	618	618
ProfServ-Mgmt Consulting	71,628	41,783	41,783	-	58.33%	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	4,700	4,900	(200)	104.26%	700	900
Communication/Freight - Gen'l	1,500	875	449	426	29.93%	125	70
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	101	101	-	3.37%	8	8
Misc-Assessment Collection Cost	22,941	22,592	21,738	854	94.76%	1,032	1,272
Office Supplies	360	-	-	-	0.00%	-	-
Annual District Filing Fee	175	175	175	-	100.00%	-	-
Total Administration	161,033	109,660	110,433	(773)	68.58%	9,529	9,914
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	875	650	225	43.33%	125	93
Total Other Public Safety	9,600	2,375	7,555	(5,180)	78.70%	125	93
Field							
Contracts-Mgmt Services	139,731	81,510	81,510	-	58.33%	11,644	11,644
Contracts-Lake and Wetland	6,120	3,570	3,570	-	58.33%	510	510
Contracts-Landscape	100,720	58,753	58,753	-	58.33%	8,393	8,393
Contracts-Irrigation	51,640	30,123	29,831	292	57.77%	4,303	4,262
Utility - General	45,600	26,600	29,086	(2,486)	63.79%	3,800	3,471
Utility - Water & Sewer	13,600	8,600	8,653	(53)	63.63%	1,000	1,141
Insurance - General Liability	49,137	49,137	56,871	(7,734)	115.74%	-	-
R&M-Drainage	15,000	370	370	-	2.47%	370	370
R&M-Entry Feature	7,500	5,997	5,997	-	79.96%	-	-

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending April 30, 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>APR-24 BUDGET</u>	<u>APR-24 ACTUAL</u>
R&M-Irrigation	31,400	18,317	46,497	(28,180)	148.08%	2,617	8,683
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%	-	-
Misc-Hurricane Expense	50,000	1,500	1,500	-	3.00%	-	-
Misc-Contingency	93,780	1,478	1,478	-	1.58%	219	219
Capital Outlay	25,560	5,697	5,697	-	22.29%	-	-
Total Field	689,128	304,882	346,438	(41,556)	50.27%	32,856	38,693
<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	625	625	-	6.25%	625	625
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	15,369	34,462	(19,093)	224.23%	15,369	34,462
Total Road and Street Facilities	63,369	16,994	37,586	(20,592)	59.31%	16,994	37,586
<u>Parks and Recreation - General</u>							
Contracts-Mgmt Services	36,681	21,397	21,397	-	58.33%	3,057	3,057
Contracts-Janitorial Services	18,960	11,060	11,396	(336)	60.11%	1,580	1,636
Contracts-Pools	11,134	6,495	6,643	(148)	59.66%	928	965
Contracts-Pest Control	1,100	595	595	-	54.09%	85	85
Communication - Telephone	8,580	5,005	4,352	653	50.72%	715	614
R&M-Clubhouse	50,000	29,167	9,606	19,561	19.21%	4,167	24
R&M-Parks	15,000	8,750	12,982	(4,232)	86.55%	1,250	79
R&M-Pools	4,500	2,625	2,414	211	53.64%	375	63
R&M-Tennis Courts	2,000	-	-	-	0.00%	-	-
Miscellaneous Services	2,400	1,400	3,425	(2,025)	142.71%	-	-
Holiday Decoration	750	750	756	(6)	100.80%	-	-
Misc-Cable TV Expenses	5,820	3,395	3,502	(107)	60.17%	485	566
Office Supplies	3,000	1,750	1,943	(193)	64.77%	250	169
Op Supplies - General	6,000	3,500	1,146	2,354	19.10%	-	-
Cap Outlay - Equipment	8,000	2,474	2,474	-	30.93%	2,474	2,474
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	98,363	82,631	15,732	37.23%	15,366	9,732
<u>Special Recreation Facilities</u>							
Miscellaneous Services	4,500	800	700	100	15.56%	-	-
Misc-Event Expense	21,000	14,200	14,156	44	67.41%	2,220	2,200
Misc-Social Committee	26,700	10,800	10,723	77	40.16%	2,220	2,129
Misc-Trips and Tours	500	-	-	-	0.00%	-	-
Office Supplies	500	292	233	59	46.60%	-	-
Total Special Recreation Facilities	53,200	26,092	25,812	280	48.52%	4,440	4,329
TOTAL EXPENDITURES	1,198,255	558,366	610,455	(52,089)	50.95%	79,310	100,347

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending April 30, 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>APR-24 BUDGET</u>	<u>APR-24 ACTUAL</u>
Excess (deficiency) of revenues							
Over (under) expenditures	-	576,939	582,201	5,262	0.00%	(9,056)	(29,675)
Net change in fund balance	\$ -	\$ 576,939	\$ 582,201	\$ 5,262	0.00%	\$ (9,056)	\$ (29,675)
FUND BALANCE, BEGINNING (OCT 1, 2023)	744,218	744,218	744,218				
FUND BALANCE, ENDING	\$ 744,218	\$ 1,321,157	\$ 1,326,419				

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending April 30, 2024

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD	APR-24 BUDGET	APR-24 ACTUAL
REVENUES							
Interest - Investments	\$ -	\$ -	\$ 6,164	\$ 6,164	0.00%	\$ -	\$ 1,462
Interest - Tax Collector	-	-	30	30	0.00%	-	30
Special Assmnts- Tax Collector	197,323	194,200	194,155	(45)	98.39%	11,100	11,091
Special Assmnts- Discounts	(7,893)	(7,893)	(7,152)	741	90.61%	(634)	(108)
TOTAL REVENUES	189,430	186,307	193,197	6,890	101.99%	10,466	12,475
EXPENDITURES							
Administration							
Misc-Assessment Collection Cost	3,946	3,884	3,740	144	94.78%	222	220
Total Administration	3,946	3,884	3,740	144	94.78%	222	220
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	36,076	35,932	144	18.01%	222	220
Excess (deficiency) of revenues Over (under) expenditures	(10,070)	150,231	157,265	7,034	-1561.72%	10,244	12,255
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)	\$ 150,231	\$ 157,265	\$ 7,034	-1561.72%	\$ 10,244	\$ 12,255
FUND BALANCE, BEGINNING (OCT 1, 2023)	193,974	193,974	193,974				
FUND BALANCE, ENDING	\$ 183,904	\$ 344,205	\$ 351,239				

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending April 30, 2024

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD	APR-24 BUDGET	APR-24 ACTUAL
REVENUES							
Interest - Investments	\$ -	\$ -	\$ 2,136	\$ 2,136	0.00%	\$ -	\$ 312
TOTAL REVENUES	-	-	2,136	2,136	0.00%	-	312
EXPENDITURES							
TOTAL EXPENDITURES	-	-	-	-	0.00%	-	-
Excess (deficiency) of revenues							
Over (under) expenditures	-	-	2,136	2,136	0.00%	-	312
Net change in fund balance	\$ -	\$ -	\$ 2,136	\$ 2,136	0.00%	\$ -	\$ 312
FUND BALANCE, BEGINNING (OCT 1, 2023)	-	-	68,362				
FUND BALANCE, ENDING	\$ -	\$ -	\$ 70,498				

Notes to the Financial Statements
April 2024

Financial Overview / Highlights

- ▶ Total General Fund revenues are at approximately 99.5% of the Annual Budget.
- ▶ Total General Fund expenditures are at approximately 50.9% of the Annual Budget.

Balance Sheet

Account Name	Annual Budget	YTD Actual	Explanation
Assets			
Accounts Receivable-Other		3,132	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		10,792	Due from General Fund to Debt Service. Transferring this month.
Prepaid Items		15,925	Entertainment for 2024 & 2025 and credit card payments.
Deposits		8,200	Deposits with FPL for sprinkler pumps and street lights.
Liabilities			
Accounts Payable		23,673	Invoices for current month but not paid in current month.
Accrued Expenses		14,267	Utilities, irrigation, gate program and cleaning service.
Sales Tax Payable		30	Sales Tax for the sports bar/lodge rentals.
Due to Other Funds		10,792	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	15,205	316.77%	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	1,162	232.40%	Rental of Sports Bar and Lounge less Sales Tax paid.
Recreational Activity Fee	53,200	36,996	69.54%	Revenue collected for events less refunds.
Special Assessments-Tax Collector	1,147,036	1,128,484	98.38%	Collections were at 99.1% 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	5,187	86.45%	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	4,900	104.26%	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
April 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	29,086	63.79%	FPL monthly electric charges slightly more than expected.
Utility - Water & Sewer	13,600	8,653	63.63%	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	46,497	148.08%	Monthly irrigation service and miscellaneous repairs including main line repair.
R&M-Pumps	2,160	5,555	257.18%	Quarterly VFD pump maint, repair Bent Oak pump and pipe, recharge well #1 pump station repair.
<u>Road & Street</u>				
R&M-Parking Lots	1,000	2,499	249.90%	Remove/replace damaged walkway in parking lot.
Reserves-Roads & Streetlights	15,369	34,462	224.23%	Overlay parking and restripe.
<u>Parks & Recreation</u>				
Contracts-Janitorial Services	18,960	11,396	60.11%	Rate increased by \$56 in November. Will increase budget for next year.
Contracts-Pools	11,134	6,643	59.66%	Monthly pool service increased in January by \$37.11/mo.
R&M-Parks	15,000	12,982	86.55%	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, fitness equipment repair .
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.
Misc-Cable TV Expenses	5,820	3,502	60.17%	Comcast cable increased services due to change in equipment. Budget will be increased next year.
Office Supplies	3,000	1,943	64.77%	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	14,156	67.41%	Entertainment and decorations for the events.
Debt Service Fund 203				
Revenues				
Special Assessments-Tax Collector	197,323	194,155	98.39%	Collections were at 99.1% 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

April 30, 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
04/05/24	30,384	307	620	31,311	26,711	4,599
04/18/24	42,721	432	872	44,024	37,533	6,492
TOTAL	\$ 1,248,440	\$ 48,721	\$ 25,478	\$ 1,322,639	\$ 1,128,484	\$ 194,155
% COLLECTED				98.4%	98.4%	98.4%
TOTAL OUTSTANDING				\$ 21,714	\$ 18,549	\$ 3,166

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	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		\$320	\$4,377
03/04/24	Deposit	\$7,457	\$2,315										\$270	\$1,150	\$1,080	\$660	\$320	\$1,662	
04/05/24	Deposit	\$3,520	\$3,230													\$100		\$190	
04/09/24	Refund	(\$137)																(\$137)	
04/30/24	Deposit	\$1,213	\$1,137															\$76	
Total		\$36,996	\$13,930	\$0	\$242	\$1,010	\$810	\$3,990	\$0	\$870	\$1,680	\$996	\$1,220	\$1,380	\$2,460	\$1,120	\$800	\$320	\$6,168
Expenses		(\$24,879)	(\$4,418)	(\$291)	(\$534)	(\$751)	(\$1,095)	(\$4,313)	\$0	(\$822)	(\$1,890)	(\$913)	(\$516)	(\$700)	(\$2,583)	(\$1,000)	(\$325)	(\$400)	(\$4,329)
Profit / (Loss)		\$12,116	\$9,511	(\$291)	(\$292)	\$259	(\$285)	(\$323)	\$0	\$48	(\$210)	\$83	\$704	\$680	(\$123)	\$120	\$475	(\$80)	\$1,839
Other Expenses		(933.14)																	
Total Profit / (Loss)		\$11,183																	

FY 2020 FY 2021 FY 2022 FY 2023 FY 2024

Revenue	31,238	5,994	40,206	32,172	36,996
Expenses	34,114	8,371	43,202	31,569	25,812
Profit(Loss)	(2,876)	(2,377)	(2,995)	603	11,183

Notes: Revenue and Expenses are per financial statements

Cash and Investment Report
April 30, 2024

<u>ACCOUNT NAME</u>	<u>BANK NAME</u>	<u>YIELD</u>	<u>BALANCE</u>
GENERAL FUND			
Operating Checking Account	BankUnited	0.00%	\$870,834
Operating Checking Account	Valley Bank	5.38%	\$98,135
		Subtotal	\$968,968
Petty Cash - Property Manager	N/A	N/A	\$200
Money Market Account	BankUnited	5.45%	\$378,756
DEBT SERVICE FUND			
Series 2020 Reserve Fund	US Bank	5.25%	\$19,313
Series 2020 Revenue Fund	US Bank	5.25%	\$321,134
		Subtotal	\$340,447
CAPITAL PROJECTS FUND			
Series 2020 Construction Fund	US Bank	5.25%	\$70,498
		Grand Total	\$1,758,869

Bank Account Statement

Heritage Oak Park CDD

Wednesday, May 8, 2024

Page No.: 1

TLUSK

Bank Account No. 7282
Statement No. 04-24
Statement Date 04/30/24

GL Balance (LCY)	870,833.52
GL Balance	870,833.52
Positive Adjustments	0.00
<hr/>	
Subtotal	870,833.52
Negative Adjustments	0.00
<hr/>	
Ending G/L Balance	870,833.52

Statement Balance	872,621.78
Outstanding Deposits	0.00
<hr/>	
Subtotal	872,621.78
Outstanding Checks	-1,788.26
<hr/>	
Ending Balance	870,833.52

Posting Date	Document Type	Document No.	Description	Amount	Cleared Amount	Difference
Outstanding Checks						
12/20/23	Payment	3624	Check for Vendor V00907			-40.00
04/10/24	Payment	3727	Payment of Invoice 016252			-900.00
04/19/24	Payment	3747	Payment of Invoice 016291			-24.08
04/24/24	Payment	3756	Payment of Invoice 016269			-76.00
04/30/24	Payment	3757	Payment of Invoice 016301			-38.18
04/30/24	Payment	3758	Payment of Invoice 016305			-480.00
04/30/24	Payment	3759	Payment of Invoice 016292			-160.00
04/30/24	Payment	3760	Payment of Invoice 014670			-35.00
04/30/24	Payment	3761	Payment of Invoice 014673			-35.00
Total Outstanding Checks						-1,788.26

Bank Account Statement

Heritage Oak Park CDD

Tuesday, May 7, 2024

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TLUSK

Bank Account No. 0663
Statement No. 03-25
Statement Date 04/30/2024

GL Balance (LCY)	98,134.86
GL Balance	98,134.86
Positive Adjustments	0.00
<hr/>	
Subtotal	98,134.86
Negative Adjustments	0.00
<hr/>	
Ending G/L Balance	98,134.86

Statement Balance	98,134.86
Outstanding Deposits	0.00
<hr/>	
Subtotal	98,134.86
Outstanding Checks	0.00
<hr/>	
Ending Balance	98,134.86

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 04/01/2024 to 04/30/2024

(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	3708	04/04/24	MICHELE SNYDER	032724	CATERING FOR LUAU PARTY	Misc-Social Committee	549051-57501	\$2,129.09
001	3709	04/04/24	COPIERS PLUS	00S100-SAR-024655	12/23 COPIES/MAINT AGREEMENT	COPIES	551002-57201	\$49.40
001	3709	04/04/24	COPIERS PLUS	00S100-SAR-024655	12/23 COPIES/MAINT AGREEMENT	MAINTENANCE AGREEMENT	551002-57201	\$45.00
001	3726	04/10/24	FEDEX	8-449-84678	SERVICE FOR 03/15/24	Communication/Freight - Gen'l	541001-51301	\$12.95
001	3727	04/10/24	GRAU & ASSOCIATES	25462	AUDIT FYE 09/30/23	Auditing Services	532002-51301	\$900.00
001	3728	04/10/24	MAINSCAPE	1300287	04/24 IRRIGATION MAINT	Contracts-Irrigation	534073-53901	\$4,261.56
001	3729	04/10/24	MAINSCAPE	1300398	04/24 LANDSCAPE MAINTENANCE	Contracts-Landscape	534050-53901	\$8,393.33
001	3730	04/10/24	MAINSCAPE	1300628	EXTRA LOAD OF FILL DIRT FOR THE WALL	Misc-Special Projects	549053-53901	\$987.00
001	3731	04/10/24	MAINSCAPE	1300629	EMERGENCY IRRIG CALL-IRRIG LEAK AT 19315 HERITAGE	R&M-Irrigation	546041-53901	\$275.00
001	3732	04/10/24	MAINSCAPE	1300630	FILL DIRT FOR THE HOLES IN THE WALL	Misc-Special Projects	549053-53901	\$4,500.00
001	3733	04/10/24	MAINSCAPE	1300728	03/24 IRRIGATION SERVICE	R&M-Irrigation	546041-53901	\$5,999.30
001	3735	04/10/24	FPL	032224-53151 CHK	ACCT #72189-53151 SVC PRD 02/22/24-03/22/24	Utility - General	543001-53901	\$21.89
001	3736	04/10/24	CENTURYLINK	031924-8717	ACCT #311078717 03/19/24-04/18/24	Communication - Telephone	541003-57201	\$611.77
001	3738	04/10/24	SOLITUDE LAKE MANAGEMENT	PSI053812	MAR24 LAKE & POND MAINTENANCE	Contracts-Lake and Wetland	534021-53901	\$510.00
001	3739	04/10/24	DISASTER LAW & CONSULTING LLC	04022024	FEMA LEGAL COUNSEL 03/01/24-03/31/24	HURRICANE IAN - DR4673	531023-51401	\$250.00
001	3740	04/10/24	NATURZONE ENVIRONMENTAL SRVCS	654581	04/24 PEST CONTROL	Contracts-Pest Control	534125-57201	\$85.00
001	3741	04/19/24	FEDEX	8-456-59809	SERVICE FOR 03/21/24	Communication/Freight - Gen'l	541001-51301	\$19.05
001	3742	04/19/24	SUNLAND PAVING CO., INC.	27171	OVERLAY PARKING AND RESTRIPE	Reserve - Roads & Streetlights	568136-54101	\$34,462.00
001	3743	04/19/24	ELECTRICAL SOLUTIONS OF SW	9848	SVC CALL TO REPLACE FUSES IN STREETLIGHT ON WATER	Condo Area Light	546095-54101	\$350.00
001	3744	04/19/24	ELECTRICAL SOLUTIONS OF SW	9850	RPL 2 PHOTOCELLS ON RED OAK STREETLIGHTS	R&M-Streetlights	546095-54101	\$275.00
001	3745	04/19/24	GREATAMERICA FINANCIAL SVCS	36152063	COPIER LEASE FOR 03/24	Office Supplies	551002-57201	\$104.86
001	3746	04/19/24	TODD PROA	95329727	04/24 MONTHLY POOL SERVICE	Pool Perfect	546074-57201	\$63.04
001	3746	04/19/24	TODD PROA	95329727	04/24 MONTHLY POOL SERVICE	Contracts-Pools	534078-57201	\$964.95
001	3747	04/19/24	DENNIS NEWHARD	040924	REIMBURSEMENT FOR BOCCCE PLAQUES	R&M-Parks	546066-57201	\$24.08
001	3748	04/19/24	MICHELLE RAY	10159416277	REIMBURSEMENT FOR FIRST AID KIT	R&M-Clubhouse	546015-57201	\$24.24
001	3749	04/19/24	SHERRI MARKS	SM40124	REFUND FOR LUAU PARTY TICKET	Recreational Activity Fees	347080	\$38.00
001	3750	04/19/24	PHILIP GARTLAND	40124	REFUND FOR MEAL FOR LUAU PARTY	Recreational Activity Fees	347080	\$23.00
001	3751	04/19/24	GYM EQUIPMENT REPAIR AND SALE	04092024	FITNESS EQUIPMENT REPAIR	R&M-Parks	546066-57201	\$449.00
001	3752	04/19/24	GYM EQUIPMENT REPAIR AND SALE	04112024	NEW WORKOUT BENCH AND ELLIPTICAL-DEPOSIT	Cap Outlay - Equipment	564006-57201	\$2,474.38
001	3755	04/24/24	JASON DESIMONE	041024	DEPOSIT FOR 2025 VALENTINES DAY PARTY	Prepaid Items	155000	\$100.00
001	3756	04/24/24	DENNIS LERCH	04052024	REFUND FOR LUAU PARTY	Recreational Activity Fees	347080	\$76.00
001	3757	04/30/24	FEDEX	8-471-21019	SERVICE FOR 04/04/24 AND 04/10/24	Communication/Freight - Gen'l	541001-51301	\$38.18
001	3758	04/30/24	KENNETH W JAMES	K-041024	ENTERTAINMENT FOR MAY 25, 2024 PARTY-BALANCE DUE	Prepaid Items	155000	\$480.00
001	3759	04/30/24	NICHOLE MARTIN	04102024	BALANCE DUE FROM SECURITY DEPOSIT	Private Event Issue	347080	\$160.00
001	3760	04/30/24	JULLIAN DIBLASI	FAIR-10252022	CRAFT FAIR REFUND	Refund for Craft Fair	347080	\$35.00
001	3761	04/30/24	PATRICIA BENJAMIN	FAIR-10252022	CRAFT FAIR REFUND	Refund for Craft Fair	347080	\$35.00
001	DD00914	04/02/24	CHARLOTTE COUNTY UTILITIES	031224-080703 ACH	26307-080703 02/08/24-03/08/24	Utility - Water & Sewer	543021-53901	\$72.37
001	DD00915	04/02/24	CHARLOTTE COUNTY UTILITIES	031224-101597 ACH	26307-101597 02/08/24-03/08/24	Utility - Water & Sewer	543021-53901	\$1,019.45
001	DD00921	04/05/24	GREATAMERICA FINANCIAL SVCS	36031691	COPIER LEASE FOR 02/24	LEASE	551002-57201	\$115.19
001	DD00921	04/05/24	GREATAMERICA FINANCIAL SVCS	36031691	COPIER LEASE FOR 02/24 ORIGINATION FEE	One-Time Origination Fee	551002-57201	\$125.00
001	DD00922	04/06/24	FPL	032224-03218 ACH	ACCT #01781-03218 SVC PRD 02/22/24-03/22/24	Utility - General	543001-53901	\$45.01
001	DD00923	04/06/24	FPL	032224-32211 ACH	ACCT #94620-32211 SVC PRD 02/22/24-03/22/24	Utility - General	543001-53901	\$345.07
001	DD00924	04/06/24	FPL	032224-59344 ACH	ACCT #96809-59344 SVC PRD 02/22/24-03/22/24	Utility - General	543001-53901	\$125.39
001	DD00925	04/06/24	FPL	032224-29333 ACH	ACCT #90419-29333 SVC PRD 02/22/24-03/22/24	Utility - General	543001-53901	\$178.10
001	DD00926	04/06/24	FPL	032224-93219 ACH	ACCT #25921-93219 SVC PRD 02/22/24-03/22/24	Utility - General	543001-53901	\$259.86
001	DD00927	04/06/24	FPL	032224-28333 ACH	ACCT #36126-28333 SVC PRD 02/22/24-03/22/24	Utility - General	543001-53901	\$317.66
001	DD00928	04/06/24	FPL	032224-90214 ACH	ACCT #65998-90214 SVC PRD 02/22/24-03/22/24	Utility - General	543001-53901	\$148.41
001	DD00929	04/06/24	FPL	032224-88335 ACH	ACCT #87070-88335 SVC PRD 02/22/24-03/22/24	Utility - General	543001-53901	\$1,975.86
001	DD00930	04/06/24	FPL	032224-74219 ACH	ACCT #89079-74219 SVC PRD 02/22/24-03/22/24	Utility - General	543001-53901	\$446.16
001	DD00931	04/06/24	FPL	032224-85535 ACH	ACCT #92945-85535 SVC PRD 02/22/24-03/22/24	Utility - General	543001-53901	\$84.37
001	DD00934	04/22/24	COMCAST	34227-032624 ACH	ACCT #8535100601234227 03/30/24-04/29/24	Misc-Cable TV Expenses	549039-57201	\$565.51
Fund Total								\$75,050.48

HERITAGE OAK PARK COMMUNITY DEVELOPMENT DISTRICT

Payment Register by Fund

For the Period from 04/01/2024 to 04/30/2024

(Sorted by Check / ACH No.)

Fund No.	Check / ACH No.	Date	Payee	Invoice No.	Payment Description	Invoice / GL Description	G/L Account #	Amount Paid
SERIES 2020 DEBT SERVICE FUND - 203								
203	3737	04/10/24	HERITAGE OAK PARK	040824-DSXFR 2020	FY 2024 ASSESSMENT RECEIPTS	Due to Other Funds	131000	\$10,132.04
							Fund Total	\$10,132.04

Total Checks Paid	\$85,182.52
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