HERITAGE OAK PARK

Community Development District

Financial Report

March 31, 2025

Prepared by

INFRAMARK
INFRASTRUCTURE MANAGEMENT SERVICES

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HERITAGE OAK PARK
Community Development District

Financial Statements

(Unaudited)

March 31, 2025

Balance Sheet
March 31, 2025

ACCOUNT DESCRIPTION	GENERAL FUND	SERIES 2020 DEBT SERVICE FUND	SERIES 2020 CAPITAL PROJECTS FUND	TOTAL
ASSETS				
Cash - Checking Account	$ 478,553	$ -	$ -	$ 478,553
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	-	3,665	-	3,665
Investments:				
Money Market Account	905,923	-	-	905,923
Construction Fund	-	-	73,692	73,692
Reserve Fund	-	19,069	-	19,069
Revenue Fund	-	321,284	-	321,284
Prepaid Items	488	-	-	488
Deposits	8,200	-	-	8,200
TOTAL ASSETS	**$ 1,396,463**	**$ 344,018**	**$ 73,692**	**$ 1,814,173**
LIABILITIES				
Accounts Payable	$ 37,731	$ -	$ -	$ 37,731
Accrued Expenses	10,893	-	-	10,893
Sales Tax Payable	5	-	-	5
Due To Other Funds	3,665	-	-	3,665
TOTAL LIABILITIES	**52,294**	**-**	**-**	**52,294**
FUND BALANCES				
Nonspendable:				
Prepaid Items	488	-	-	488
Deposits	8,200	-	-	8,200
Restricted for:				
Debt Service	-	344,018	-	344,018
Capital Projects	-	-	73,692	73,692
Assigned to:				
Operating Reserves	253,590	-	-	253,590
Reserves - A/C	5,000	-	-	5,000
Reserves - Arbor	2,500	-	-	2,500
Reserves - Roads & Streetlights	226,234	-	-	226,234
Reserves - Roof	185,000	-	-	185,000
Reserves - Swimming Pools	32,239	-	-	32,239
Unassigned:	630,918	-	-	630,918
TOTAL FUND BALANCES	**$ 1,344,169**	**$ 344,018**	**$ 73,692**	**$ 1,761,879**
TOTAL LIABILITIES & FUND BALANCES	**$ 1,396,463**	**$ 344,018**	**$ 73,692**	**$ 1,814,173**

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending March 31, 2025

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE ($) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD	MAR-25 BUDGET	MAR-25 ACTUAL
REVENUES							
Interest - Investments	$ 4,800	$ 2,400	$ 13,302	$ 10,902	277.13%	$ 400	$ 3,435
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	1,526	1,026	305.20%	-	-
Recreational Activity Fees	53,200	24,600	22,312	(2,288)	41.94%	6,833	6,676
Interest - Tax Collector	-	-	1,509	1,509	0.00%	-	-
Special Assmnts- Tax Collector	1,147,033	1,050,000	1,049,601	(399)	91.51%	22,500	22,113
Special Assmnts- Discounts	(45,881)	(40,849)	(40,413)	436	88.08%	(440)	(434)
Other Miscellaneous Revenues	3,800	-	-	-	0.00%	-	-
Gate Bar Code/Remotes	1,200	420	393	(27)	32.75%	60	56
Access Cards	600	75	70	(5)	11.67%	13	12
Insurance Reimbursements	-	-	9,630	9,630	0.00%	-	8,000
TOTAL REVENUES	**1,198,252**	**1,053,646**	**1,074,430**	**20,784**	**89.67%**	**29,366**	**39,858**
EXPENDITURES							
Administration							
P/R-Board of Supervisors	12,000	6,000	5,600	400	46.67%	1,000	800
FICA Taxes	918	459	428	31	46.62%	77	61
ProfServ-Engineering	10,000	-	-	-	0.00%	-	-
ProfServ-Legal Services	6,000	3,000	7,748	(4,748)	129.13%	500	1,812
ProfServ-Mgmt Consulting	73,779	36,890	38,119	(1,229)	51.67%	6,148	6,394
ProfServ-Special Assessment	12,506	12,506	12,142	364	97.09%	-	-
ProfServ-Trustee Fees	3,704	3,704	3,704	-	100.00%	-	-
Auditing Services	5,100	5,100	5,000	100	98.04%	-	-
Communication/Freight - Gen'l	1,500	750	272	478	18.13%	125	14
Insurance - General Liability	15,500	15,500	15,038	462	97.02%	-	-
R&M-ADA Compliance	1,053	1,053	1,553	(500)	147.48%	-	-
Legal Advertising	1,100	500	463	37	42.09%	-	116
Miscellaneous Services	3,000	200	177	23	5.90%	150	131
Misc-Assessment Collection Cost	22,941	20,560	20,184	376	87.98%	450	434
Office Supplies	360	-	-	-	0.00%	-	-
Annual District Filing Fee	175	-	-	-	0.00%	-	-
Total Administration	169,636	106,222	110,428	(4,206)	65.10%	8,450	9,762
Other Public Safety							
R&M-Gate	3,500	650	517	133	14.77%	292	250
R&M-Gatehouse	1,000	15	12	3	1.20%	-	-
R&M-Security Cameras	2,600	-	-	-	0.00%	-	-
Misc-Programming & Services	1,500	550	513	37	34.20%	225	221
Total Other Public Safety	8,600	1,215	1,042	173	12.12%	517	471
Field							
Contracts-Mgmt Services	162,744	81,372	81,372	-	50.00%	13,562	13,562
Contracts-Lake and Wetland	6,120	3,060	3,060	-	50.00%	510	510
Contracts-Landscape	103,742	51,871	61,072	(9,201)	58.87%	8,645	17,846
Contracts-Irrigation	52,673	26,337	26,081	256	49.51%	4,389	4,347
Utility - General	45,600	22,800	22,082	718	48.43%	3,945	3,869
Utility - Water & Sewer	13,600	7,600	8,131	(531)	59.79%	1,000	1,089
Insurance - General Liability	65,402	65,402	57,465	7,937	87.86%	-	-
R&M-Drainage	15,000	-	-	-	0.00%	-	-
R&M-Entry Feature	7,000	6,838	6,838	-	97.69%	3,200	3,200

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending March 31, 2025

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE ($) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD	MAR-25 BUDGET	MAR-25 ACTUAL
R&M-Irrigation	33,000	16,500	32,601	(16,101)	98.79%	2,750	4,500
R&M-Lake	21,750	-	-	-	0.00%	-	-
R&M-Plant Replacement	12,000	-	-	-	0.00%	-	-
R&M-Trees and Trimming	12,500	4,650	4,650	-	37.20%	-	-
R&M-Pumps	2,160	-	-	-	0.00%	-	-
Misc-Special Projects	10,930	-	-	-	0.00%	-	-
Misc-Hurricane Expense	25,000	-	-	-	0.00%	-	-
Misc-Contingency	63,780	51,808	51,808	-	81.23%	45,668	45,668
Capital Outlay	30,745	7,850	7,850	-	25.53%	7,850	7,850
Total Field	683,746	346,088	363,010	(16,922)	53.09%	91,519	102,441
Road and Street Facilities							
R&M-Parking Lots	1,000	-	-	-	0.00%	-	-
R&M-Roads & Alleyways	4,000	762	762	-	19.05%	39	39
R&M-Sidewalks	15,000	-	-	-	0.00%	-	-
R&M-Streetlights	10,000	4,008	4,008	-	40.08%	-	-
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	4,770	4,770	-	7.53%	39	39
Parks and Recreation - General							
Contracts-Mgmt Services	38,865	19,433	19,433	-	50.00%	3,239	3,239
Contracts-Janitorial Services	19,632	9,816	9,816	-	50.00%	1,636	1,636
Contracts-Pools	11,134	5,567	5,906	(339)	53.04%	928	1,004
Contracts-Pest Control	1,020	510	510	-	50.00%	85	85
Communication - Telephone	8,580	4,290	3,704	586	43.17%	715	610
R&M-Clubhouse	45,000	9,050	8,861	189	19.69%	1,950	1,865
R&M-Parks	15,000	1,600	1,575	25	10.50%	750	668
R&M-Pools	4,500	2,450	2,342	108	52.04%	250	136
R&M-Tennis Courts	2,000	310	310	-	15.50%	-	-
Miscellaneous Services	2,400	1,200	2,496	(1,296)	104.00%	200	316
Holiday Decoration	750	-	-	-	0.00%	-	-
Misc-Cable TV Expenses	5,820	2,910	3,504	(594)	60.21%	485	604
Office Supplies	3,000	1,500	1,491	9	49.70%	375	359
Op Supplies - General	6,000	1,700	1,635	65	27.25%	509	509
Cap Outlay - Equipment	8,000	-	-	-	0.00%	-	-
Cap Outlay - Clubhouse	15,000	5,429	5,429	-	36.19%	-	-
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	219,701	65,765	67,012	(1,247)	30.50%	11,122	11,031
Special Recreation Facilities							
Miscellaneous Services	4,500	2,250	2,201	49	48.91%	375	308
Misc-Event Expense	21,000	10,500	10,415	85	49.60%	3,450	3,382
Misc-Social Committee	26,700	9,350	8,889	461	33.29%	2,600	2,592
Misc-Trips and Tours	500	-	-	-	0.00%	-	-
Office Supplies	500	250	410	(160)	82.00%	42	118
Total Special Recreation Facilities	53,200	22,350	21,915	435	41.19%	6,467	6,400
TOTAL EXPENDITURES	**1,198,252**	**546,410**	**568,177**	**(21,767)**	**47.42%**	**118,114**	**130,144**

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending March 31, 2025

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE ($) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD	MAR-25 BUDGET	MAR-25 ACTUAL
Excess (deficiency) of revenues Over (under) expenditures	-	507,236	506,253	(983)	0.00%	(88,748)	(90,286)
Net change in fund balance	$ -	$ 507,236	$ 506,253	$ (983)	0.00%	$ (88,748)	$ (90,286)
FUND BALANCE, BEGINNING (OCT 1, 2024)	**837,916**	**837,916**	**837,916**				
FUND BALANCE, ENDING	**$ 837,916**	**$ 1,345,152**	**$ 1,344,169**				

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending March 31, 2025

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE ($) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD	MAR-25 BUDGET	MAR-25 ACTUAL
REVENUES							
Interest - Investments	$ -	$ -	$ 5,056	$ 5,056	0.00%	$ -	$ 1,056
Interest - Tax Collector	-	-	260	260	0.00%	-	-
Special Assmnts- Tax Collector	197,323	180,796	180,549	(247)	91.50%	3,946	3,815
Special Assmnts- Discounts	(7,893)	(7,059)	(6,952)	107	88.08%	(80)	(75)
TOTAL REVENUES	**189,430**	**173,737**	**178,913**	**5,176**	**94.45%**	**3,866**	**4,796**
EXPENDITURES							
Administration							
Misc-Assessment Collection Cost	3,946	3,616	3,472	144	87.99%	79	75
Total Administration	3,946	3,616	3,472	144	87.99%	79	75
Debt Service							
Principal Debt Retirement	133,610	-	-	-	0.00%	-	-
Interest Expense	59,543	29,771	29,771	-	50.00%	-	-
Total Debt Service	193,153	29,771	29,771	-	15.41%	-	-
TOTAL EXPENDITURES	**197,099**	**33,387**	**33,243**	**144**	**16.87%**	**79**	**75**
Excess (deficiency) of revenues Over (under) expenditures	(7,669)	140,350	145,670	5,320	-1899.47%	3,787	4,721
OTHER FINANCING SOURCES (USES)							
Contribution to (Use of) Fund Balance	(7,669)	-	-	-	0.00%	-	-
TOTAL FINANCING SOURCES (USES)	**(7,669)**	**-**	**-**	**-**	**0.00%**	**-**	**-**
Net change in fund balance	$ (7,669)	$ 140,350	$ 145,670	$ 5,320	-1899.47%	$ 3,787	$ 4,721
FUND BALANCE, BEGINNING (OCT 1, 2024)	**198,348**	**198,348**	**198,348**				
FUND BALANCE, ENDING	**$ 190,679**	**$ 338,698**	**$ 344,018**				

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending March 31, 2025

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE ($) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD	MAR-25 BUDGET	MAR-25 ACTUAL
REVENUES							
Interest - Investments	$ -	$ -	$ 1,634	$ 1,634	0.00%	$ -	$ 239
TOTAL REVENUES	**-**	**-**	**1,634**	**1,634**	**0.00%**	**-**	**239**
EXPENDITURES							
TOTAL EXPENDITURES	**-**	**-**	**-**	**-**	**0.00%**	**-**	**-**
Excess (deficiency) of revenues Over (under) expenditures	-	-	1,634	1,634	0.00%	-	239
Net change in fund balance	$ -	$ -	$ 1,634	$ 1,634	0.00%	$ -	$ 239
FUND BALANCE, BEGINNING (OCT 1, 2024)	**-**	**-**	**72,058**				
FUND BALANCE, ENDING	**$ -**	**$ -**	**$ 73,692**				

Notes to the Financial Statements
March 2025

Financial Overview / Highlights

- ► Total General Fund revenues are at approximately 89.7% of the Annual Budget.
- ► Total General Fund expenditures are at approximately 47.4% 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		3,665	Due from General Fund to Debt Service (to be transferred in April)
Prepaid Items		488	Entertainment for FY 2025
Deposits		8,200	Deposits with FPL for sprinkler pumps and street lights.
Liabilities			
Accounts Payable		37,731	Invoices for current month but not paid in current month.
Accrued Expenses		10,893	Irrigation services, electric and phone.
Sales Tax Payable		5	Sales Tax for the gate remotes and access cards.
Due to Other Funds		3,665	Due from General Fund to Debt Service (to be transferred in April)

Variance Analysis

Account Name	Annual Budget	YTD Actual	% of Budget	Explanation
General Fund 001				
Revenues				
Interest Income	4,800	13,302	277.13%	Interest Income on Operating Accounts and Money Market Acct.
Room Rentals	500	1,526	305.20%	Rental of Sports Bar and Lounge less Sales Tax paid.
Special Assessments-Tax Collector	1,147,033	1,049,601	91.51%	Collections were at 92.8% at this time last year.
Insurance Reimbursements	-	9,630	N/A	Reimbursement for accident damage and light pole damage from February 2024.
Expenditures				
Administrative				
ProfServ-Legal Services	6,000	7,748	129.13%	Legal services include preparing for FEMA/FDEM reports and new FEMA attorney.
ProfServ-Mgmt Consulting Serv	73,779	38,119	51.67%	Fees increased in November due to revised agreement.
ProfServ-Special Assessment	12,506	12,142	97.09%	Assessment roll preparation fees paid for year.
ProfServ-Trustee Fees	3,704	3,704	100.00%	Trustee fees paid for year.
Auditing Services	5,100	5,000	98.04%	Audit is final and paid in full.
Insurance-General Liability	15,500	15,038	97.02%	Insurance paid in full for year.
R&M-ADA Compliance	1,053	1,553	147.48%	Webhosting paid in full for the year.
Field				
Contracts-Landscape	103,742	61,072	58.87%	Changed landscaper in March plus fee increased.
Utility - Water & Sewer	13,600	8,131	59.79%	Monthly water / sewer utilities includes annual fire protection fee ($1,600).
Insurance - General Liability	65,402	57,465	87.86%	Insurance paid in full for year.
R&M-Entry Feature	7,000	6,838	97.69%	Replaced bushes with flowers, pressure clean perimeter wall, perimeter fence rip rap.
R&M-Irrigation	33,000	32,601	98.79%	Monthly irrigation service repairs.
Misc-Contingency	63,780	51,808	81.23%	Misc supplies, power washer fuel, golf cart batteries, clean-up service for crash site, repair sidewalks around the lake (to be reimbursed by capital projects).

Notes to the Financial Statements
March 2025

Account Name	Annual Budget	YTD Actual	% of Budget	Explanation
Expenditures (con't)				
Parks & Recreation				
Contracts-Pools	11,134	5,906	53.04%	Monthly pool service increased more than expected. Need to increase budget next year.
R&M-Pools	4,500	2,342	52.04%	Pool perfect, handrail covers, installed sweeper nozzle, solenoid valve replaced, repairs to pool heater & autofil tray, replace main drain grate & gutter grate, test kit.
Miscellaneous Services	2,400	2,496	104.00%	Coffee for meetings, iCloud storage, FSU Ethics training for BOS, additional iPad chargers, clock, Holiday gift cards for staff.
Misc-Cable TV Expenses	5,820	3,504	60.21%	Comcast cable increased services due to change in equipment plus a 12% increase in January. Budget will be increased next year.
Cap Outlay-Clubhouse	15,000	5,429	36.19%	Purchased new ice machine and freezer.
Debt Service Fund 203				
Revenues				
Special Assessments-Tax Collector	197,323	180,549	91.50%	Collections were at 92.8% at this time last year.
Expenditures				
Debt Service				
Principal Debt Retirement	133,610	-	0.00%	Next payment to be made in May
Interest Expense	59,543	29,771	50.00%	Next payment to be made in May

HERITAGE OAK PARK

Community Development District

Supporting Schedules

March 31, 2025

Non-Ad Valorem Special Assessments - Charlotte County Tax Collector
Monthly Collection Distributions
For the Fiscal Year Ending September 30, 2025

					ALLOCATION	
Date Received	**Net Amount Received**	**Discount / (Penalties) Amount**	**Collection Costs**	**Gross Amount Received**	**General Fund Assessments**	**Debt Service Fund Assessments**
Assessments Levied				$1,344,353	$1,147,033	$197,320
Allocation %				100%	85%	15%
11/07/24	$ 40,735	$ 1,697	$ 831	$ 43,264	$ 36,907	$ 6,357
11/14/24	14,583	608	298	15,488	13,230	2,258
11/21/24	10,937	456	223	11,616	9,923	1,693
11/27/24	60,232	2,510	1,229	63,971	54,577	9,394
12/05/24	206,715	8,613	4,219	219,547	187,233	32,314
12/12/24	218,899	9,121	4,467	232,487	198,457	34,030
12/19/24	423,568	17,649	8,644	449,860	383,697	66,163
01/09/25	121,036	5,043	2,470	128,550	109,775	18,775
02/06/25	37,514	1,160	766	39,439	33,690	5,749
03/07/25	24,911	508	508	25,928	22,113	3,815
TOTAL	**$ 1,159,130**	**$ 47,365**	**$ 23,656**	**$ 1,230,150**	**$ 1,049,601**	**$ 180,549**
% COLLECTED				91.5%	91.5%	91.5%
TOTAL OUTSTANDING				**$ 114,203**	**$ 97,431**	**$ 16,771**

HERITAGE OAK PARK
Community Development District

Activities Fund Deposits

Deposit

Date		Amount	Poolside Lunch	Morning Coffee Social	Haunted Halloween	Craft Fair	Fall Foliage	Friends giving	Ugly Sweater	NYE Party	HOP Hoedown	Canada Day	Rusty Trumpet Band	Valen tine's	Comic Magic Show	Rock Fest	St. Patty's Day
10/31/24	Deposit	$120			$120												
11/08/24	Deposit	$2,381	$1,161		$720	$240	$100	$160									
11/16/24	Deposit	$865			($30)	$895											
12/06/24	Deposit	$4,180	$1,168			$45	$240	$690	$2,037								
01/02/25	Refund	($530)							($530)								
01/23/25	Deposit	$1,644	$1,201						$53	$390							
02/06/25	Deposit	$6,977	$2,289								$1,410	$1,008	$1,220	$920	$130		
03/03/25	Deposit	$6,676	$2,387											$550	$1,300	$2,355	$84
	Total	**$22,312**	**$8,205**	**$0**	**$810**	**$1,180**	**$340**	**$850**	**$1,560**	**$390**	**$1,410**	**$1,008**	**$1,220**	**$1,470**	**$1,430**	**$2,355**	**$84**
Expenses		($19,304)	($6,321)	($697)	($552)	($685)	($731)	($50)	($1,444)	($597)	($1,169)	($1,058)	($1,125)	($800)	($900)	($2,500)	($675)
Profit / (Loss)		**$3,009**	**$1,884**	**($697)**	**$258**	**$495**	**($391)**	**$800**	**$116**	**($207)**	**$241**	**($50)**	**$95**	**$670**	**$530**	**($145)**	**($591)**
Other Expenses		($2,612)															
Total Profit / (Loss)		**$397**															

	FY 2021	FY 2022	FY 2023	FY 2024	FY 2025
Reserve Balance-Beginning	-	-	-		
Revenue	5,994	40,206	32,172	43,492	22,312
Expenses	8,371	43,202	31,569	49,686	21,915
Profit(Loss)	(2,377)	(2,995)	603	(6,194)	397

Notes: Revenue and Expenses are per financial statements

Cash and Investment Report
March 31, 2025

ACCOUNT NAME	BANK NAME	YIELD	BALANCE
GENERAL FUND			
Operating Checking Account	BankUnited	0.00%	$375,994
Operating Checking Account	Valley Bank	4.33%	$102,559
		Subtotal	**$478,553**
Petty Cash - Property Manager	N/A	N/A	$200
Money Market Account	BankUnited	4.06%	$905,923
DEBT SERVICE FUND			
Series 2020 Reserve Fund	US Bank	4.25%	$19,069
Series 2020 Revenue Fund	US Bank	4.25%	$321,284
		Subtotal	**$340,352**
CAPITAL PROJECTS FUND			
Series 2020 Construction Fund	US Bank	4.25%	$73,692
		Grand Total	**$1,798,721**

Bank Account Statement

Heritage Oak Park CDD

Bank Account No.	7282		
Statement No.	03-25	**Statement Date**	03/31/2025

G/L Account No. 101005 Balance	375,993.97	**Statement Balance**	382,160.28
		Outstanding Deposits	0.00
Positive Adjustments	0.00	**Subtotal**	382,160.28
Subtotal	375,993.97	**Outstanding Checks**	-6,166.31
Negative Adjustments	0.00	**Ending Balance**	375,993.97
Ending G/L Balance	375,993.97		

Posting Date	Document Type	Document No.	Vendor	Description	Amount	Cleared Amount	Difference
Outstanding Checks							
04/30/2024	Payment	3760	JULLIAN DIBLASI	Payment of Invoice 014670			-35.00
09/12/2024	Payment	100018	SUN NEWSPAPERS	Inv: 3930500			-366.08
12/05/2024	Payment	100066	THE SUN	Inv: 3939686			-77.22
01/08/2025	Payment	3904	DUANE NOLAND	Check for Vendor V00907			-20.00
01/08/2025	Payment	3918	ROGER STONE	Check for Vendor V00813			-10.00
03/03/2025	Payment	3932	PAUL FALDUTO	Check for Vendor V00451			-252.80
03/25/2025	Payment	100127	COVERALL OF FT. MYERS	Inv: 1000093298			-1,636.00
03/25/2025	Payment	100128	DOUBLE M LAND SOLUTIONS	Inv: 031325			-3,200.00
03/25/2025	Payment	100129	SECURITY ALARM CORPORATION	Inv: 317318			-480.00
03/26/2025	Payment	3934	MICHELLE RAY	Check for Vendor V00565			-43.25
03/26/2025	Payment	3935	PAUL FALDUTO	Check for Vendor V00451			-7.50
03/28/2025	Payment	3936	RICHARD AUBERT	Check for Vendor V00943			-38.46
Total Outstanding Checks							-6,166.31
Outstanding Deposits							
Total Outstanding Deposits							

Bank Account Statement

Heritage Oak Park CDD

Bank Account No.	0663		
Statement No.	03-25V	**Statement Date**	03/31/2025

G/L Account No. 101006 Balance	102,558.67	**Statement Balance**	102,558.67
		Outstanding Deposits	0.00
Positive Adjustments	0.00	**Subtotal**	102,558.67
Subtotal	102,558.67	**Outstanding Checks**	0.00
Negative Adjustments	0.00	**Ending Balance**	102,558.67
Ending G/L Balance	102,558.67		

Posting Date	Document Type	Document No.	Vendor	Description	Amount	Cleared Amount	Difference

Outstanding Deposits

Total Outstanding Deposits

HERITAGE OAK PARK COMMUNITY DEVELOPMENT DISTRICT

Payment Register by Fund

For the Period from 03/01/25 to 03/31/25

(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	100114	03/10/25	TODD PROA	95332409	RPL GUTTER GRATE/TEST KIT	R&M-Pools	546074-57201	$342.50
001	100115	03/10/25	PERSSON, COHEN & MOONEY, P.A.	5797	LEGAL SERVICE FOR 02/25	ProfServ-Legal Services	531023-51401	$1,696.80
001	100116	03/10/25	SOLITUDE LAKE MANAGEMENT	PSI148921	03/25 LAKE & POND MAINTENANCE	Contracts-Lake and Wetland	534021-53901	$510.00
001	100117	03/10/25	NATURZONE ENVIRONMENTAL SRVCS	745532	03/25 PEST CONTROL	Contracts-Pest Control	534125-57201	$85.00
001	100118	03/10/25	INFRAMARK LLC	144973	03/25 MANAGEMENT SERVICES	ProfServ-Mgmt Consulting	531027-51201	$6,394.18
001	100118	03/10/25	INFRAMARK LLC	144973	03/25 MANAGEMENT SERVICES	Contracts-Mgmt Services	534001-57201	$3,238.75
001	100118	03/10/25	INFRAMARK LLC	144973	03/25 MANAGEMENT SERVICES	Contracts-Mgmt Services	534001-53901	$13,562.00
001	100119	03/10/25	MAINSCAPE	1313575	03/25 LANDSCAPE MAINTENANCE	Contracts-Landscape	534050-53901	$8,645.17
001	100119	03/10/25	MAINSCAPE	1312382	02/25 LANDSCAPE MAINTENANCE	Contracts-Landscape	534050-53901	$8,645.17
001	100119	03/10/25	MAINSCAPE	1313441	03/25 IRRIGATION MAINT	Contracts-Irrigation	534073-53901	$4,346.79
001	100119	03/10/25	MAINSCAPE	1311078	01/25 IRRIGATION MAINT	Contracts-Irrigation	534073-53901	$4,346.79
001	100119	03/10/25	MAINSCAPE	1311240	01/25 LANDSCAPE MAINTENANCE	Contracts-Landscape	534050-53901	$8,645.17
001	100119	03/10/25	MAINSCAPE	1312683	01/25 IRRIGATION SERVICE	R&M-Irrigation	546041-53901	$6,978.93
001	100119	03/10/25	MAINSCAPE	1312466	02/25 IRRIGATION MAINT	Contracts-Irrigation	534073-53901	$4,346.79
001	100120	03/11/25	MAINSCAPE	1314114	FEB25 IRRIGATION SERVICE	R&M-Irrigation	546041-53901	$4,660.24
001	100121	03/11/25	SUN NEWSPAPERS	030425-2267	NOTICE OF BUDGET WORKSHOPS	Legal Advertising	548002-51301	$115.83
001	100122	03/14/25	TODD PROA	95331973	INSTALL NEW CHEMICAL PINCH TUBE	R&M-Pools	546074-57201	$73.37
001	100122	03/14/25	TODD PROA	95332012	01/25 MONTHLY POOL SERVICE	Pool Perfect	546074-57201	$63.04
001	100122	03/14/25	TODD PROA	95332012	01/25 MONTHLY POOL SERVICE	Contracts-Pools	534078-57201	$1,003.55
001	100122	03/14/25	TODD PROA	95332426	03/25 MONTHLY POOL SERVICE	Pool Perfect	546074-57201	$63.04
001	100122	03/14/25	TODD PROA	95332426	03/25 MONTHLY POOL SERVICE	Contracts-Pools	534078-57201	$1,003.55
001	100123	03/19/25	FEDEX	8-794-97409	SERVICE FOR 03/03/25	Communication/Freight - Gen'l	541001-51301	$13.74
001	100124	03/19/25	ARIEL ABIMELEC JOYA DURAN	159	03/25 LANDSCAPE MAINTENANCE	Contracts-Landscape	534050-53901	$9,200.50
001	100125	03/19/25	DOLPHIN FIRE SPRINKLERS	3998	REPLACE FIRE BACKFLOW PREVENTER	Capital Outlay	564043-53901	$7,850.00
001	100126	03/19/25	BRADLEY A-RAY INC	031025	REPAIR SIDEWALKS AROUND THE LAKE	To Be Reimb By REQ From Cap Projects	549900-53901	$10,990.00
001	100127	03/25/25	COVERALL OF FT. MYERS	1000093298	CLEANING SERVICE 03/1-03/31/25	Contracts-Janitorial Services	534026-57201	$1,636.00
001	100128	03/25/25	DOUBLE M LAND SOLUTIONS	031325	PERIMETER FENCE RIP RAP	R&M-Entry Feature	546021-53901	$3,200.00
001	100129	03/25/25	SECURITY ALARM CORPORATION	317318	HID 1326LGSMV ProxCard II 1326 Clamshell Smart Card	Fitness Access Cards	546066-57201	$480.00
001	300034	03/07/25	FPL	022225-4219 ACH	ACCT #89079-74219 01/23/25-02/22/25	Utility - General	543001-53901	$466.81
001	300035	03/07/25	FPL	022225-8335 ACH	ACCT #87070-88335 01/23/25-02/22-25	Utility - General	543001-53901	$2,254.53
001	300036	03/07/25	FPL	022225-3218 ACH	ACCT #01784-03218 01/23/25-02/22/25	Utility - General	543001-53901	$86.62
001	300037	03/07/25	FPL	022225-0214 ACH	ACCT #65998-90214 01/23/22-02/22-25	Utility - General	543001-53901	$88.64
001	300038	03/07/25	FPL	022225-5535 ACH	ACCT #92945-85535 01/23/25-02/22/25	Utility - General	543001-53901	$93.14
001	300039	03/07/25	FPL	022225-9344 ACH	ACCT #96809-59344 01/23/25-02/22/25	Utility - General	543001-53901	$121.57
001	300040	03/07/25	FPL	022225-9333 ACH	ACCT #90419-29333 01/23/25-02/22/25	Utility - General	543001-53901	$130.21
001	300041	03/07/25	FPL	022225-3219 ACH	ACCT #25921-93219 01/23/25-02/22/25	Utility - General	543001-53901	$149.17
001	300042	03/07/25	FPL	022225-8333 ACH	ACCT #36126-28333 01/23/25-02/22/25	Utility - General	543001-53901	$230.73
001	300043	03/07/25	FPL	022225-2211 ACH	ACCT #94620-32211 01/23/25-02/22/25	Utility - General	543001-53901	$246.04
001	300044	03/17/25	COMCAST	022625-4227 ACH	ACCT# 8535100601234227 03/01/25-03/29/25	Misc-Cable TV Expenses	549039-57201	$604.19
001	300045	03/04/25	VALLEY NATIONAL BANK	020725-7986 ACH	02/07/25 STATEMENT PURCHASES	Poolside Lunch	549051-57501	$48.46
001	300045	03/04/25	VALLEY NATIONAL BANK	020725-7986 ACH	02/07/25 STATEMENT PURCHASES	Hoe Down Decorations	549022-57501	$18.99
001	300045	03/04/25	VALLEY NATIONAL BANK	020725-7986 ACH	02/07/25 STATEMENT PURCHASES	Liquid Nails for Road Reflectors	546081-54101	$9.16
001	300045	03/04/25	VALLEY NATIONAL BANK	020725-7986 ACH	02/07/25 STATEMENT PURCHASES	Large Ice Packs	549001-57201	$19.95
001	300045	03/04/25	VALLEY NATIONAL BANK	020725-7986 ACH	02/07/25 STATEMENT PURCHASES	Trash Bags	552001-57201	$68.64
001	300045	03/04/25	VALLEY NATIONAL BANK	020725-7986 ACH	02/07/25 STATEMENT PURCHASES	Monday Coffee	549051-57501	$47.84
001	300045	03/04/25	VALLEY NATIONAL BANK	020725-7986 ACH	02/07/25 STATEMENT PURCHASES	Poolside Lunch	549051-57501	$344.78
001	300045	03/04/25	VALLEY NATIONAL BANK	020725-7986 ACH	02/07/25 STATEMENT PURCHASES	Cricut Access Standard	549001-57501	$9.99
001	300045	03/04/25	VALLEY NATIONAL BANK	020725-7986 ACH	02/07/25 STATEMENT PURCHASES	Toilet Paper	552001-57201	$26.83
001	300045	03/04/25	VALLEY NATIONAL BANK	020725-7986 ACH	02/07/25 STATEMENT PURCHASES	Kitchen Supplies	549001-57201	$31.36
001	300045	03/04/25	VALLEY NATIONAL BANK	020725-7986 ACH	02/07/25 STATEMENT PURCHASES	Kitchen Supplies	546015-57201	$9.99
001	300045	03/04/25	VALLEY NATIONAL BANK	020725-7986 ACH	02/07/25 STATEMENT PURCHASES	Poolside Lunch	549051-57501	$80.49
001	300045	03/04/25	VALLEY NATIONAL BANK	020725-7986 ACH	02/07/25 STATEMENT PURCHASES	Lodge Chair Glides	546015-57201	$39.98
001	300045	03/04/25	VALLEY NATIONAL BANK	020725-7986 ACH	02/07/25 STATEMENT PURCHASES	Spray Cleanser	552001-57201	$33.99
001	300045	03/04/25	VALLEY NATIONAL BANK	020725-7986 ACH	02/07/25 STATEMENT PURCHASES	Notebooks for Bridge	551002-57501	$13.98
001	300045	03/04/25	VALLEY NATIONAL BANK	020725-7986 ACH	02/07/25 STATEMENT PURCHASES	Poolside Lunch	549051-57501	$131.34
001	300045	03/04/25	VALLEY NATIONAL BANK	020725-7986 ACH	02/07/25 STATEMENT PURCHASES	Clorox Disinfecting Wipes	552001-57201	$14.98
001	300045	03/04/25	VALLEY NATIONAL BANK	020725-7986 ACH	02/07/25 STATEMENT PURCHASES	Plates - Returned	549001-57201	$124.84

HERITAGE OAK PARK COMMUNITY DEVELOPMENT DISTRICT

Payment Register by Fund

For the Period from 03/01/25 to 03/31/25

(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	300045	03/04/25	VALLEY NATIONAL BANK	020725-7986 ACH	02/07/25 STATEMENT PURCHASES	Poolside Lunch	549051-57501	$134.90
001	300045	03/04/25	VALLEY NATIONAL BANK	020725-7986 ACH	02/07/25 STATEMENT PURCHASES	Wireless Keyboard & Mouse	551002-57501	$44.26
001	300045	03/04/25	VALLEY NATIONAL BANK	020725-7986 ACH	02/07/25 STATEMENT PURCHASES	Rusty Trumpet Decorations	549022-57501	$15.98
001	300045	03/04/25	VALLEY NATIONAL BANK	020725-7986 ACH	02/07/25 STATEMENT PURCHASES	Rusty Trumpet Decorations	549022-57501	$78.95
001	300045	03/04/25	VALLEY NATIONAL BANK	020725-7986 ACH	02/07/25 STATEMENT PURCHASES	New Fire Monitoring Cellular System	546015-57201	$1,255.00
001	300045	03/04/25	VALLEY NATIONAL BANK	020725-7986 ACH	02/07/25 STATEMENT PURCHASES	Multiple Events-Music	549001-57501	$9.99
001	300045	03/04/25	VALLEY NATIONAL BANK	020725-7986 ACH	02/07/25 STATEMENT PURCHASES	AA Batteries	546015-57201	$19.99
001	300045	03/04/25	VALLEY NATIONAL BANK	020725-7986 ACH	02/07/25 STATEMENT PURCHASES	Poolside Lunch	549051-57501	$31.99
001	300045	03/04/25	VALLEY NATIONAL BANK	020725-7986 ACH	02/07/25 STATEMENT PURCHASES	Monday Coffee	549051-57501	$15.28
001	300045	03/04/25	VALLEY NATIONAL BANK	020725-7986 ACH	02/07/25 STATEMENT PURCHASES	Poolside Lunch	549051-57501	$458.66
001	300045	03/04/25	VALLEY NATIONAL BANK	020725-7986 ACH	02/07/25 STATEMENT PURCHASES	iCloud Storage	549001-57201	$0.99
001	300045	03/04/25	VALLEY NATIONAL BANK	020725-7986 ACH	02/07/25 STATEMENT PURCHASES	Poolside Lunch	549051-57501	$287.20
001	300045	03/04/25	VALLEY NATIONAL BANK	020725-7986 ACH	02/07/25 STATEMENT PURCHASES	Rusty Trumpet Decorations	549022-57501	$12.95
001	300045	03/04/25	VALLEY NATIONAL BANK	020725-7986 ACH	02/07/25 STATEMENT PURCHASES	Returned Poolside Lunch	549051-57501	($37.99)
001	300045	03/04/25	VALLEY NATIONAL BANK	020725-7986 ACH	02/07/25 STATEMENT PURCHASES	Return Road Reflectors	546081-54101	$29.99
001	300045	03/04/25	VALLEY NATIONAL BANK	020725-7986 ACH	02/07/25 STATEMENT PURCHASES	Plates - Return (1)	549001-57201	($24.88)
001	300045	03/04/25	VALLEY NATIONAL BANK	020725-7986 ACH	02/07/25 STATEMENT PURCHASES	New Work Phone Case and Screen Protector	549001-57201	$22.97
001	300045	03/04/25	VALLEY NATIONAL BANK	020725-7986 ACH	02/07/25 STATEMENT PURCHASES	Envelopes	551002-57201	$6.79
001	300045	03/04/25	VALLEY NATIONAL BANK	020725-7986 ACH	02/07/25 STATEMENT PURCHASES	Poolside Lunch	549051-57501	$24.99
001	300045	03/04/25	VALLEY NATIONAL BANK	020725-7986 ACH	02/07/25 STATEMENT PURCHASES	Pens	551002-57501	$7.17
001	300045	03/04/25	VALLEY NATIONAL BANK	020725-7986 ACH	02/07/25 STATEMENT PURCHASES	Poolside Lunch	549051-57501	$44.93
001	300045	03/04/25	VALLEY NATIONAL BANK	020725-7986 ACH	02/07/25 STATEMENT PURCHASES	First Aid Kit Replacements	549001-57201	$25.73
001	300045	03/04/25	VALLEY NATIONAL BANK	020725-7986 ACH	02/07/25 STATEMENT PURCHASES	Clorox Disinfecting Wipes	552001-57201	$37.28
001	300045	03/04/25	VALLEY NATIONAL BANK	020725-7986 ACH	02/07/25 STATEMENT PURCHASES	Poolside Lunch	549051-57501	$186.57
001	300045	03/04/25	VALLEY NATIONAL BANK	020725-7986 ACH	02/07/25 STATEMENT PURCHASES	Paper Towels, Toilet Paper	552001-57201	$231.85
001	300045	03/04/25	VALLEY NATIONAL BANK	020725-7986 ACH	02/07/25 STATEMENT PURCHASES	Kitchen Supplies	546015-57201	$36.16
001	300045	03/04/25	VALLEY NATIONAL BANK	020725-7986 ACH	02/07/25 STATEMENT PURCHASES	Horseshoe Stakes	546066-57201	$150.00
001	300045	03/04/25	VALLEY NATIONAL BANK	020725-7986 ACH	02/07/25 STATEMENT PURCHASES	Poolside Lunch	549051-57501	$18.90
001	300045	03/04/25	VALLEY NATIONAL BANK	020725-7986 ACH	02/07/25 STATEMENT PURCHASES	Poolside Lunch	549051-57501	$34.26
001	300045	03/04/25	VALLEY NATIONAL BANK	020725-7986 ACH	02/07/25 STATEMENT PURCHASES	Poolside Lunch	549051-57501	$2.89
001	300045	03/04/25	VALLEY NATIONAL BANK	020725-7986 ACH	02/07/25 STATEMENT PURCHASES	Monday Coffee	549051-57501	$18.18
001	300045	03/04/25	VALLEY NATIONAL BANK	020725-7986 ACH	02/07/25 STATEMENT PURCHASES	Jan ACT Calendars	549001-57201	$287.79
001	300045	03/04/25	VALLEY NATIONAL BANK	020725-7986 ACH	02/07/25 STATEMENT PURCHASES	Rusty Trumpet Decorations	549022-57501	$80.12
001	3929	03/03/25	ANDREW HEBDEN	AH 022125	REIMBURSEMENT FOR CANADA NIGHT	Canada Night Decorations & Music	549022-57501	$700.77
001	3929	03/03/25	ANDREW HEBDEN	AH 022125	REIMBURSEMENT FOR CANADA NIGHT	Canada Night Food	549051-57501	$275.00
001	3930	03/03/25	ANGELA BENISH	AB 022125	REIMBURSEMENT FOR CANADA NIGHT	Canada Night Cupcakes	549051-57501	$82.40
001	3931	03/03/25	CENTURYLINK	021925-8717	ACCT #311078717 02/19/25-03/18/25	Communication - Telephone	541003-57201	$610.49
001	3932	03/03/25	PAUL FALDUTO	PF 022125	REIMBURSEMENT FOR POOLSIDE LUNCH	Poolside Lunch	549051-57501	$252.80
001	3933	03/10/25	ELITE DEBRIS CLEAN-UP	1	EMERGENCY CRASH SITE CLEANUP	CLEANUP/FENCE REPAIR/DISPOSAL	549900-53901	$4,500.00
001	3934	03/26/25	MICHELLE RAY	031825	REIMBURSEMENT FOR MONDAY COFFEE	Coffee Social Treats	549051-57501	$43.25
001	3935	03/26/25	PAUL FALDUTO	031825	REIMBURSEMENT FOR POOLSIDE LUNCH	Poolside Lunch	549051-57501	$7.50
001	3936	03/28/25	RICHARD AUBERT	031825-RA	REIMBURSEMENT FOR BOCCE COURT MATERIALS	R&M-Parks	546066-57201	$38.46
001	DD01079	03/01/25	TRUIST BANK	010225-8114 ACH	01/02/25 STATEMENT PURCHASES	Trash Bags, Toilet Paper	552001-57201	$95.47
001	DD01079	03/01/25	TRUIST BANK	010225-8114 ACH	01/02/25 STATEMENT PURCHASES	Poolside Lunch	549051-57501	$260.09
001	DD01079	03/01/25	TRUIST BANK	010225-8114 ACH	01/02/25 STATEMENT PURCHASES	Fuel	549900-53901	$29.13
001	DD01079	03/01/25	TRUIST BANK	010225-8114 ACH	01/02/25 STATEMENT PURCHASES	Canva	551002-57501	$15.00
001	DD01079	03/01/25	TRUIST BANK	010225-8114 ACH	01/02/25 STATEMENT PURCHASES	Monday Coffee	549051-57501	$42.92
001	DD01079	03/01/25	TRUIST BANK	010225-8114 ACH	01/02/25 STATEMENT PURCHASES	Poolside Lunch	549051-57501	$218.50
001	DD01079	03/01/25	TRUIST BANK	010225-8114 ACH	01/02/25 STATEMENT PURCHASES	Poolside Lunch	549051-57501	$24.43
001	DD01079	03/01/25	TRUIST BANK	010225-8114 ACH	01/02/25 STATEMENT PURCHASES	RING - Cameras for Lodge Dec24-Dec25	546015-57201	$106.99
001	DD01079	03/01/25	TRUIST BANK	010225-8114 ACH	01/02/25 STATEMENT PURCHASES	Copiers Plus-Copy Machine	551002-57201	$52.00
001	DD01079	03/01/25	TRUIST BANK	010225-8114 ACH	01/02/25 STATEMENT PURCHASES	D Batteries	546015-57201	$17.98
001	DD01079	03/01/25	TRUIST BANK	010225-8114 ACH	01/02/25 STATEMENT PURCHASES	Poolside Lunch	549051-57501	$42.76
001	DD01079	03/01/25	TRUIST BANK	010225-8114 ACH	01/02/25 STATEMENT PURCHASES	Disputed Sam's Club Golf Cart Batteries	549900-53901	($788.28)
001	DD01079	03/01/25	TRUIST BANK	010225-8114 ACH	01/02/25 STATEMENT PURCHASES	Reversed Charges	549001-57201	($44.05)
							Fund Total	**$127,817.59**

Total Checks Paid	**$127,817.59**