

HERITAGE OAK PARK
Community Development District

Financial Report

October 31, 2025

Prepared by



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FINANCIAL STATEMENTS

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HERITAGE OAK PARK
Community Development District

Financial Statements

(Unaudited)

October 31, 2025

Balance Sheet
October 31, 2025

ACCOUNT DESCRIPTION	GENERAL FUND	SERIES 2020 DEBT SERVICE FUND	SERIES 2020 CAPITAL PROJECTS FUND	TOTAL
ASSETS				
Cash - Checking Account	\$ 380,817	\$ -	\$ -	\$ 380,817
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	-	2,818	-	2,818
Investments:				
Money Market Account	625,868	-	-	625,868
Construction Fund	-	-	29,226	29,226
Reserve Fund	-	18,820	-	18,820
Revenue Fund	-	184,062	-	184,062
Prepaid Items	4,405	-	-	4,405
Deposits	8,200	-	-	8,200
TOTAL ASSETS	\$ 1,022,589	\$ 205,700	\$ 29,226	\$ 1,257,515
LIABILITIES				
Accounts Payable	\$ 31,628	\$ -	\$ -	\$ 31,628
Accrued Expenses	1,067	-	-	1,067
Deposits	20	-	-	20
Deferred Revenue	440	-	-	440
Due To Other Funds	2,818	-	-	2,818
TOTAL LIABILITIES	35,973	-	-	35,973
FUND BALANCES				
Nonspendable:				
Prepaid Items	4,405	-	-	4,405
Deposits	8,200	-	-	8,200
Restricted for:				
Debt Service	-	205,700	-	205,700
Capital Projects	-	-	29,226	29,226
Assigned to:				
Operating Reserves	267,913	-	-	267,913
Reserves - A/C	10,000	-	-	10,000
Reserves - Arbor	2,500	-	-	2,500
Reserves - Roads & Streetlights	241,603	-	-	241,603
Reserves - Roof	199,600	-	-	199,600
Reserves - Swimming Pools	35,239	-	-	35,239
Unassigned:	217,156	-	-	217,156
TOTAL FUND BALANCES	\$ 986,616	\$ 205,700	\$ 29,226	\$ 1,221,542
TOTAL LIABILITIES & FUND BALANCES	\$ 1,022,589	\$ 205,700	\$ 29,226	\$ 1,257,515

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending October 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	OCT-25 BUDGET	OCT-25 ACTUAL
REVENUES							
Interest - Investments	\$ 4,800	\$ 400	\$ 2,324	\$ 1,924	48.42%	\$ 400	\$ 2,324
Interlocal Agreement	3,000	-	-	-	0.00%	-	-
Interlocal Agreement-Irrigation	30,000	-	-	-	0.00%	-	-
Room Rentals	500	-	-	-	0.00%	-	-
Recreational Activity Fees	53,200	4,433	750	(3,683)	1.41%	4,433	750
Special Assmnts- Tax Collector	1,216,334	-	-	-	0.00%	-	-
Special Assmnts- Discounts	(48,653)	-	-	-	0.00%	-	-
Other Miscellaneous Revenues	3,800	-	-	-	0.00%	-	-
Gate Bar Code/Remotes	1,200	-	-	-	0.00%	-	-
Access Cards	600	-	-	-	0.00%	-	-
TOTAL REVENUES	1,264,781	4,833	3,074	(1,759)	0.24%	4,833	3,074
EXPENDITURES							
Administration							
P/R-Board of Supervisors	12,000	1,000	1,000	-	8.33%	1,000	1,000
FICA Taxes	918	77	77	-	8.39%	77	77
ProfServ-Engineering	10,000	-	-	-	0.00%	-	-
ProfServ-Legal Services	12,000	1,000	248	752	2.07%	1,000	248
ProfServ-Mgmt Consulting	79,032	6,586	6,586	-	8.33%	6,586	6,586
ProfServ-Special Assessment	12,881	-	-	-	0.00%	-	-
ProfServ-Trustee Fees	3,704	3,704	3,704	-	100.00%	3,704	3,704
Auditing Services	5,100	-	-	-	0.00%	-	-
Communication/Freight - Gen'l	1,500	125	13	112	0.87%	125	13
Insurance - General Liability	16,542	16,542	16,111	431	97.39%	16,542	16,111
R&M-ADA Compliance	1,553	-	-	-	0.00%	-	-
Legal Advertising	1,100	130	127	3	11.55%	130	127
Miscellaneous Services	3,000	250	10	240	0.33%	250	10
Misc-Assessment Collection Cost	24,327	-	-	-	0.00%	-	-
Office Supplies	360	-	-	-	0.00%	-	-
Annual District Filing Fee	175	175	175	-	100.00%	175	175
Total Administration	184,192	29,589	28,051	1,538	15.23%	29,589	28,051
Other Public Safety							
R&M-Gate	3,500	292	249	43	7.11%	292	249
R&M-Gatehouse	1,000	622	622	-	62.20%	622	622
R&M-Security Cameras	2,600	-	-	-	0.00%	-	-
Misc-Programming & Services	1,500	125	124	1	8.27%	125	124
Total Other Public Safety	8,600	1,039	995	44	11.57%	1,039	995
Field							
Contracts-Mgmt Services	167,625	13,969	13,969	-	8.33%	13,969	13,969
Contracts-Lake and Wetland	6,120	510	510	-	8.33%	510	510
Contracts-Landscape	113,718	9,477	9,200	277	8.09%	9,477	9,200
Contracts-Irrigation	53,726	4,477	4,481	(4)	8.34%	4,477	4,481
Utility - General	46,800	3,900	3,516	384	7.51%	3,900	3,516
Utility - Water & Sewer	14,800	1,100	876	224	5.92%	1,100	876
Insurance - General Liability	66,085	66,085	64,364	1,721	97.40%	66,085	64,364
R&M-Drainage	15,000	-	-	-	0.00%	-	-
R&M-Entry Feature	7,000	-	-	-	0.00%	-	-

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending October 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	OCT-25 BUDGET	OCT-25 ACTUAL
R&M-Irrigation	54,000	4,500	6,883	(2,383)	12.75%	4,500	6,883
R&M-Lake	15,000	-	-	-	0.00%	-	-
R&M-Plant Replacement	12,000	-	-	-	0.00%	-	-
R&M-Trees and Trimming	12,500	-	-	-	0.00%	-	-
R&M-Pumps	7,500	540	4,995	(4,455)	66.60%	540	4,995
Misc-Special Projects	11,000	-	-	-	0.00%	-	-
Misc-Hurricane Expense	25,000	-	-	-	0.00%	-	-
Misc-Contingency	50,000	290	290	-	0.58%	290	290
Capital Outlay	30,000	-	-	-	0.00%	-	-
Total Field	707,874	104,848	109,084	(4,236)	15.41%	104,848	109,084
<u>Road and Street Facilities</u>							
R&M-Parking Lots	1,000	-	-	-	0.00%	-	-
R&M-Roads & Alleyways	4,000	26	26	-	0.65%	26	26
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	39,129	-	-	-	0.00%	-	-
Total Road and Street Facilities	87,129	26	26	-	0.03%	26	26
<u>Parks and Recreation - General</u>							
Contracts-Mgmt Services	40,029	3,336	3,336	-	8.33%	3,336	3,336
Contracts-Janitorial Services	19,632	1,636	1,636	-	8.33%	1,636	1,636
Contracts-Pools	12,405	1,004	1,004	-	8.09%	1,004	1,004
Contracts-Pest Control	1,020	85	85	-	8.33%	85	85
Communication - Telephone	8,580	715	624	91	7.27%	715	624
R&M-Clubhouse	45,000	175	174	1	0.39%	175	174
R&M-Parks	15,000	340	337	3	2.25%	340	337
R&M-Pools	4,500	375	63	312	1.40%	375	63
R&M-Tennis Courts	2,000	-	-	-	0.00%	-	-
Miscellaneous Services	2,400	40	39	1	1.63%	40	39
Holiday Decoration	750	-	-	-	0.00%	-	-
Misc-Cable TV Expenses	7,470	604	604	-	8.09%	604	604
Office Supplies	3,000	250	410	(160)	13.67%	250	410
Op Supplies - General	6,000	500	511	(11)	8.52%	500	511
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	223,786	9,060	8,823	237	3.94%	9,060	8,823
<u>Special Recreation Facilities</u>							
Miscellaneous Services	4,500	60	50	10	1.11%	60	50
Misc-Event Expense	21,000	1,400	1,347	53	6.41%	1,400	1,347
Misc-Social Committee	26,700	900	871	29	3.26%	900	871
Misc-Trips and Tours	500	-	-	-	0.00%	-	-
Office Supplies	500	42	73	(31)	14.60%	42	73
Total Special Recreation Facilities	53,200	2,402	2,341	61	4.40%	2,402	2,341
TOTAL EXPENDITURES	1,264,781	146,964	149,320	(2,356)	11.81%	146,964	149,320

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

<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>OCT-25 BUDGET</u>	<u>OCT-25 ACTUAL</u>
Excess (deficiency) of revenues							
Over (under) expenditures	-	(142,131)	(146,246)	(4,115)	0.00%	(142,131)	(146,246)
Net change in fund balance	\$ -	\$ (142,131)	\$ (146,246)	\$ (4,115)	0.00%	\$ (142,131)	\$ (146,246)
FUND BALANCE, BEGINNING (OCT 1, 2025)	1,132,862	1,132,862	1,132,862				
FUND BALANCE, ENDING	\$ 1,132,862	\$ 990,731	\$ 986,616				

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending October 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	OCT-25 BUDGET	OCT-25 ACTUAL
REVENUES							
Interest - Investments	\$ -	\$ -	\$ 684	\$ 684	0.00%	\$ -	\$ 684
Special Assmnts- Tax Collector	197,323	-	-	-	0.00%	-	-
Special Assmnts- Discounts	(7,893)	-	-	-	0.00%	-	-
TOTAL REVENUES	189,430	-	684	684	0.36%	-	684
EXPENDITURES							
Administration							
Misc-Assessment Collection Cost	3,946	-	-	-	0.00%	-	-
Total Administration	3,946	-	-	-	0.00%	-	-
Debt Service							
Principal Debt Retirement	136,094	-	-	-	0.00%	-	-
Interest Expense	54,613	-	-	-	0.00%	-	-
Total Debt Service	190,707	-	-	-	0.00%	-	-
TOTAL EXPENDITURES	194,653	-	-	-	0.00%	-	-
Excess (deficiency) of revenues Over (under) expenditures	(5,223)	-	684	684	-13.10%	-	684
OTHER FINANCING SOURCES (USES)							
Contribution to (Use of) Fund Balance	(5,223)	-	-	-	0.00%	-	-
TOTAL FINANCING SOURCES (USES)	(5,223)	-	-	-	0.00%	-	-
Net change in fund balance	\$ (5,223)	\$ -	\$ 684	\$ 684	-13.10%	\$ -	\$ 684
FUND BALANCE, BEGINNING (OCT 1, 2025)	205,016	205,016	205,016				
FUND BALANCE, ENDING	\$ 199,793	\$ 205,016	\$ 205,700				

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending October 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	OCT-25 BUDGET	OCT-25 ACTUAL
REVENUES							
Interest - Investments	\$ -	\$ -	\$ 98	\$ 98	0.00%	\$ -	\$ 98
TOTAL REVENUES	-	-	98	98	0.00%	-	98
EXPENDITURES							
Construction In Progress							
Construction in Progress	-	-	-	-	0.00%	-	-
Total Construction In Progress	-	-	-	-	0.00%	-	-
TOTAL EXPENDITURES	-	-	-	-	0.00%	-	-
Excess (deficiency) of revenues Over (under) expenditures	-	-	98	98	0.00%	-	98
Net change in fund balance	\$ -	\$ -	\$ 98	\$ 98	0.00%	\$ -	\$ 98
FUND BALANCE, BEGINNING (OCT 1, 2025)	-	-	29,128				
FUND BALANCE, ENDING	\$ -	\$ -	\$ 29,226				

Notes to the Financial Statements
October 2025

Financial Overview / Highlights

- ▶ Total General Fund revenues are at approximately 0.2% of the Annual Budget.
- ▶ Total General Fund expenditures are at approximately 11.8% 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		2,818	Due from General Fund to Debt Service
Prepaid Items		4,405	Entertainment and decorations for Veteran's Day, Christmas, Jimmy Mazz, Canada Night, Valentine's Day, and future events.
Deposits		8,200	Deposits with FPL for sprinkler pumps and street lights.
Liabilities			
Accounts Payable		31,628	Invoices for current month but not paid in current month.
Accrued Expenses		1,067	Monthly pool service and pool perfect.
Due to Other Funds		2,818	Due from General Fund to Debt Service

Variance Analysis

Account Name	Annual Budget	YTD Actual	% of Budget	Explanation
General Fund 001				
Revenues				
Interest Income	4,800	2,324	48.42%	Interest Income on Operating Accounts and Money Market Acct.
Special Assessments-Tax Collector	1,216,334	-	0.00%	Collections will begin in November.
Expenditures				
<u>Administrative</u>				
ProfServ-Trustee Fees	3,704	3,704	100.00%	Trustee fees paid for year.
Insurance-General Liability	16,542	16,111	97.39%	Insurance paid in full for year.
Legal Advertising	1,100	127	11.55%	Ad for FY 2026 meetings.
Annual District Filing Fee	175	175	100.00%	Annual Fee paid for year.
<u>Public Safety</u>				
R&M-Gatehouse	1,000	622	62.20%	Remove and replace drywall to treat mold in guard shack.
<u>Field</u>				
Insurance - General Liability	66,085	64,364	97.40%	Insurance paid in full for year.
R&M-Irrigation	54,000	6,883	12.75%	Monthly irrigation service repairs.
R&M-Pumps	7,500	4,995	66.60%	Repair VFD pump, check valve and pressure inducer.

Notes to the Financial Statements
October 2025

<u>Account Name</u>	<u>Annual Budget</u>	<u>YTD Actual</u>	<u>% of Budget</u>	<u>Explanation</u>
Expenditures (con't)				
<u>Parks & Recreation</u>				
Office Supplies	3,000	410	13.67%	Copier lease and maintenance, copies, office supplies, Office 365 for BOS, hanging file organizer for CDD office, calendar stickers.
Op Supplies - General	6,000	511	8.52%	Misc. cleaning supplies, glass cleaner, squeegees, blade scrapers, trash bags, wall cleaner, toilet paper, paper towels.
<u>Special Recreation Facilities</u>				
Office Supplies	500	73	14.60%	Office365, Canva, laptop accessories, card stock.
Debt Service Fund 203				
Revenues				
Special Assessments-Tax Collector	197,323	-	0.00%	Collections will begin in November.
Expenditures				
<u>Debt Service</u>				
Principal Debt Retirement	136,094	-	0.00%	Next payment to be made in May
Interest Expense	54,613	-	0.00%	Next payment to be made in November

HERITAGE OAK PARK

Community Development District

Supporting Schedules

October 31, 2025

HERITAGE OAK PARK

Community Development District

Activities Fund Deposits

Deposit						
Date		Amount	Poolside Lunch	Morning Coffee Social	Halloween Gods & Goddesses	Craft Fair
10/01/25	Deposit	\$750.00			\$750.00	
	Total	\$750.00	\$0.00	\$0.00	\$750.00	\$0.00
	Expenses	(\$2,218.37)	(\$959.35)	(\$71.62)	(\$1,187.40)	\$0.00
	Profit / (Loss)	(\$1,468.37)	(\$959.35)	(\$71.62)	(\$437.40)	\$0.00
	Other Expenses	(\$122.58)				
	Total Profit / (Loss)	(\$1,590.95)				

Cash and Investment Report
October 31, 2025

<u>ACCOUNT NAME</u>	<u>BANK NAME</u>	<u>YIELD</u>	<u>BALANCE</u>
GENERAL FUND			
Operating Checking Account	BankUnited	0.00%	\$275,697
Operating Checking Account	Valley Bank	4.07%	\$105,119
		Subtotal	\$380,817
Petty Cash - Property Manager	N/A	N/A	\$200
Money Market Account	BankUnited	3.60%	\$625,868
DEBT SERVICE FUND			
Series 2020 Reserve Fund	US Bank	3.75%	\$18,820
Series 2020 Revenue Fund	US Bank	3.75%	\$184,062
		Subtotal	\$202,881
CAPITAL PROJECTS FUND			
Series 2020 Construction Fund	US Bank	3.75%	\$29,226
		Grand Total	\$1,238,992

Bank Account Statement

Heritage Oak Park CDD

Friday, November 7, 2025

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TLUSK

Bank Account No. 7282

Statement No. 10-25

Statement Date 10/31/2025

G/L Account No. 101005 Balance	275,697.35	Statement Balance	277,539.40
		Outstanding Deposits	29.71
Positive Adjustments	0.00	Subtotal	277,569.11
Subtotal	275,697.35	Outstanding Checks	-1,871.76
Negative Adjustments	0.00	Ending Balance	275,697.35
Ending G/L Balance	275,697.35		

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	3918	ROGER STONE	Check for Vendor V00813			-10.00
03/28/2025	Payment	3936	RICHARD AUBERT	Check for Vendor V00943			-38.46
07/03/2025	Payment	3955	JAY SMITH	Check for Vendor V00946			-550.00
10/07/2025	Payment	3966	RICARDO MORALES	Check for Vendor V00950			-600.00
10/27/2025	Payment	3967	DUANE NOLAND	Check for Vendor V00907			-20.00
10/29/2025	Payment	3968	FLORIDACOMMERCE	Check for Vendor V00012			-175.00
Total Outstanding Checks							-1,871.76
Outstanding Deposits							
10/09/2025	Payment	BD00026		Charlotte County Tax			29.71
Total Outstanding Deposits							29.71

Bank Account Statement

Heritage Oak Park CDD

Friday, November 7, 2025

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TLUSK

Bank Account No. 0663
Statement No. 10-25V

Statement Date 10/31/2025

G/L Account No. 101006 Balance	105,119.42	Statement Balance	105,119.42
		Outstanding Deposits	0.00
Positive Adjustments	0.00		
	<hr/>	Subtotal	105,119.42
Subtotal	105,119.42	Outstanding Checks	0.00
Negative Adjustments	0.00		
	<hr/>	Ending Balance	105,119.42
Ending G/L Balance	105,119.42		

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 10/01/25 to 10/31/25

(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	100229	10/03/25	FEDEX	9-010-47409	SERVICE FOR 09/24/25	Communication/Freight - Genl	541001-51301	\$19.75
001	100230	10/03/25	COVERALL OF FT. MYERS	1000331970	CLEANING SERVICE 10/1-10/31/25	Contracts-Janitorial Services	534026-57201	\$1,636.00
001	100231	10/07/25	PERSSON, COHEN & MOONEY, P.A.	6380	LEGAL SERVICE FOR 09/25	ProfServ-Legal Services	531023-51401	\$984.75
001	100232	10/07/25	SOLITUDE LAKE MANAGEMENT	PSI211589	10/25 LAKE & POND MAINTENANCE	Contracts-Lake and Wetland	534021-53901	\$510.00
001	100233	10/07/25	USBANK	7905055	TRUSTEE FEES 09/01/25-08/31/26	Prepaid Items	155000	\$3,704.20
001	100233	10/07/25	USBANK	7905055	TRUSTEE FEES 09/01/25-08/31/26	ProfServ-Trustee Fees	531045-51301	\$336.43
001	100234	10/07/25	MAINSCAPE	1322511	10/25 IRRIGAION MAINT	Contracts-Irrigation	534073-53901	\$4,480.50
001	100235	10/15/25	INFRAMARK LLC	160712	10/25 MANAGEMENT SERVICES	ProfServ-Mgmt Consulting	531027-51201	\$6,586.00
001	100235	10/15/25	INFRAMARK LLC	160712	10/25 MANAGEMENT SERVICES	Contracts-Mgmt Services	534001-57201	\$3,335.75
001	100235	10/15/25	INFRAMARK LLC	160712	10/25 MANAGEMENT SERVICES	Contracts-Mgmt Services	534001-53901	\$13,968.75
001	100236	10/15/25	D.S. FRANKS & ASSOCIATES.	250719	SWFWMD INSPECTION & REPORT-PH II	R&M-Drainage	546019-53901	\$185.00
001	100236	10/15/25	D.S. FRANKS & ASSOCIATES.	250720	SWFWMD INSPECTION & REPORT-PH III	R&M-Drainage	534125-53901	\$185.00
001	100237	10/15/25	MAINSCAPE	1322849	REPLACE 30HP PUMP & VFD IN LAKE	Capital Outlay	564043-53901	\$40,184.92
001	100237	10/15/25	MAINSCAPE	1322687	09/25 IRRIGATION SERVICE	R&M-Irrigation	546041-53901	\$4,374.69
001	100238	10/21/25	FEDEX	9-027-55465	SERVICE FOR 10/07/25	Communication/Freight - Genl	541001-51301	\$13.46
001	100239	10/23/25	PIPEDREAM PLUMBING OF SW FL, INC	102777	PIPE REPAIR-LIBRARY BLDG	R&M-Parks	546066-57201	\$367.00
001	100240	10/23/25	NATURZONE ENVIRONMENTAL SERVICES	780416	07/25 PEST CONTROL	Contracts-Pest Control	534125-57201	\$85.00
001	100240	10/23/25	NATURZONE ENVIRONMENTAL SERVICES	771327	06/25 PEST CONTROL	Contracts-Pest Control	534125-57201	\$85.00
001	100240	10/23/25	NATURZONE ENVIRONMENTAL SERVICES	789466	08/25 PEST CONTROL	Contracts-Pest Control	534125-57201	\$85.00
001	100240	10/23/25	NATURZONE ENVIRONMENTAL SERVICES	798465	09/25 PEST CONTROL	Contracts-Pest Control	534125-57201	\$85.00
001	100240	10/23/25	NATURZONE ENVIRONMENTAL SERVICES	807686	10/25 PEST CONTROL	Contracts-Pest Control	534125-57201	\$85.00
001	300149	10/02/25	GREATAMERICA FINANCIAL SVCS	40205229 ACH	COPIER LEASE FOR 09/25	Office Supplies	551002-57201	\$120.08
001	300150	10/14/25	CENTURYLINK	091925-8717 ACH	ACCT #311078717 09/19/25-10/18/25	Communication - Telephone	541003-57201	\$614.31
001	300151	10/08/25	FPL	092325-3218 ACH	ACCT #01784-03218 08/22/25-09/23/25	Utility - General	543001-53901	\$76.42
001	300152	10/09/25	FPL	092325-8333 ACH	ACCT #36126-28333 08/22/25-09/23/25	Utility - General	543001-53901	\$52.16
001	300153	10/08/25	FPL	092325-9333 ACH	ACCT #90419-29333 08/22/25-09/23/25	Utility - General	543001-53901	\$92.26
001	300154	10/08/25	FPL	092325-2211 ACH	ACCT #94620-32211 08/22/25-09/23/25	Utility - General	543001-53901	\$319.06
001	300155	10/03/25	FPL	092325-3151 ACH	ACCT #72189-53151 08/22/25-09/23/25	Utility - General	543001-53901	\$22.14
001	300156	10/08/25	FPL	092325-9344 ACH	ACCT #96809-59344 08/22/25-09/23/25	Utility - General	543001-53901	\$164.92
001	300157	10/08/25	FPL	092325-4219 ACH	ACCT #89079-74219 08/22/25-09/23/25	Utility - General	543001-53901	\$509.78
001	300158	10/08/25	FPL	092325-5535 ACH	ACCT #92945-85535 08/22/25-09/23/25	Utility - General	543001-53901	\$93.14
001	300159	10/08/25	FPL	092325-8335 ACH	ACCT #87070-88335 08/22/25-09/23/25	Utility - General	543001-53901	\$1,623.11
001	300160	10/08/25	FPL	092325-0214 ACH	ACCT #65998-90214 08/22/25-09/23/25	Utility - General	543001-53901	\$93.20
001	300161	10/08/25	FPL	092325-3219 ACH	ACCT #25921-93219 08/22/25-09/23/25	Utility - General	543001-53901	\$71.87
001	300162	10/17/25	COMCAST	092625-4227 ACH	ACCT# 8535100601234227 09/30/25-10/29/25	Misc-Cable TV Expenses	549039-57201	\$604.20
001	300163	10/21/25	TRUIST BANK	100225-8114 ACH	10/02/25 STATEMENT PURCHASES	Misc-Contingency	549900-53901	\$31.06
001	300163	10/21/25	TRUIST BANK	100225-8114 ACH	10/02/25 STATEMENT PURCHASES	R&M-Parks	546066-57201	\$242.70
001	300163	10/21/25	TRUIST BANK	100225-8114 ACH	10/02/25 STATEMENT PURCHASES	R&M-Parks	546066-57201	\$189.94
001	300163	10/21/25	TRUIST BANK	100225-8114 ACH	10/02/25 STATEMENT PURCHASES	Miscellaneous Services	549001-57201	\$75.09
001	300163	10/21/25	TRUIST BANK	100225-8114 ACH	10/02/25 STATEMENT PURCHASES	Misc-Social Committee	549051-57501	\$49.40
001	300163	10/21/25	TRUIST BANK	100225-8114 ACH	10/02/25 STATEMENT PURCHASES	Office Supplies	551002-57501	\$15.00
001	300163	10/21/25	TRUIST BANK	100225-8114 ACH	10/02/25 STATEMENT PURCHASES	Misc-Social Committee	549051-57501	\$74.79
001	300163	10/21/25	TRUIST BANK	100225-8114 ACH	10/02/25 STATEMENT PURCHASES	R&M-Clubhouse	546015-57201	\$198.72
001	300163	10/21/25	TRUIST BANK	100225-8114 ACH	10/02/25 STATEMENT PURCHASES	Office Supplies	551002-57501	\$13.13
001	300163	10/21/25	TRUIST BANK	100225-8114 ACH	10/02/25 STATEMENT PURCHASES	Misc-Contingency	549900-53901	\$38.85
001	3965	10/03/25	DANIELLE CURLS	DC-092525	MONDAY COFFEE SWEETS REIMBURSEMENT	Misc-Social Committee	549051-57501	\$30.87

HERITAGE OAK PARK COMMUNITY DEVELOPMENT DISTRICT

Payment Register by Fund

For the Period from 10/01/25 to 10/31/25

(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	3966	10/07/25	RICARDO MORALES	RM-100125	NEW YEARS EVE SINGER-DEPOSIT	Prepaid Items	155000-57501	\$600.00
001	3967	10/27/25	DUANE NOLAND	DN 010225	REFUND FOR UGLY SWEATER PARTY	Recreational Activity Fees	347080-57501	\$20.00
001	3968	10/29/25	FLORIDACOMMERCE	92162	DISTRICT FILING FEE FY 2026	Annual District Filing Fee	554007-51301	\$175.00
001	DD01100	10/16/25	HOME DEPOT CREDIT SERVICES	100525-6325-ACH	PURCHASES FOR 09/05/25-10/04/25	Misc-Contingency	549900-53901	\$761.45
001	DD01100	10/16/25	HOME DEPOT CREDIT SERVICES	100525-6325-ACH	PURCHASES FOR 09/05/25-10/04/25	R&M-Clubhouse	546015-57201	\$85.74
001	DD01100	10/16/25	HOME DEPOT CREDIT SERVICES	100525-6325-ACH	PURCHASES FOR 09/05/25-10/04/25	Misc-Contingency	549900-53901	\$24.00
001	DD01100	10/16/25	HOME DEPOT CREDIT SERVICES	100525-6325-ACH	PURCHASES FOR 09/05/25-10/04/25	R&M-Parks	546066-57201	\$2.63
001	DD01100	10/16/25	HOME DEPOT CREDIT SERVICES	100525-6325-ACH	PURCHASES FOR 09/05/25-10/04/25	R&M-Parks	546066-57201	\$32.94
001	DD01100	10/16/25	HOME DEPOT CREDIT SERVICES	100525-6325-ACH	PURCHASES FOR 09/05/25-10/04/25	R&M-Parks	546066-57201	\$35.94
001	DD01100	10/16/25	HOME DEPOT CREDIT SERVICES	100525-6325-ACH	PURCHASES FOR 09/05/25-10/04/25	Op Supplies - General	552001-57201	\$32.94
001	DD01100	10/16/25	HOME DEPOT CREDIT SERVICES	100525-6325-ACH	PURCHASES FOR 09/05/25-10/04/25	R&M-Clubhouse	546015-57201	\$23.12
001	DD01100	10/16/25	HOME DEPOT CREDIT SERVICES	100525-6325-ACH	PURCHASES FOR 09/05/25-10/04/25	Miscellaneous Services	549001-57201	\$14.98
001	DD01100	10/16/25	HOME DEPOT CREDIT SERVICES	100525-6325-ACH	PURCHASES FOR 09/05/25-10/04/25	R&M-Clubhouse	546015-57201	\$206.12
001	DD01101	10/16/25	HOME DEPOT CREDIT SERVICES	CM100525-6325-ACH	Credit Memo 000363	Miscellaneous Services	549001-57201	(\$4.65)
001	DD01102	10/07/25	VALLEY NATIONAL BANK	090825-7986-ACH	09/08/25 STATEMENT PURCHASES	R&M-Clubhouse	546015-57201	\$46.50
001	DD01102	10/07/25	VALLEY NATIONAL BANK	090825-7986-ACH	09/08/25 STATEMENT PURCHASES	R&M-Clubhouse	546015-57201	\$22.80
001	DD01102	10/07/25	VALLEY NATIONAL BANK	090825-7986-ACH	09/08/25 STATEMENT PURCHASES	Misc-Social Committee	549051-57501	\$293.07
001	DD01102	10/07/25	VALLEY NATIONAL BANK	090825-7986-ACH	09/08/25 STATEMENT PURCHASES	Misc-Social Committee	549051-57501	\$56.26
001	DD01102	10/07/25	VALLEY NATIONAL BANK	090825-7986-ACH	09/08/25 STATEMENT PURCHASES	Op Supplies - General	552001-57201	\$26.83
001	DD01102	10/07/25	VALLEY NATIONAL BANK	090825-7986-ACH	09/08/25 STATEMENT PURCHASES	R&M-Clubhouse	546015-57201	\$9.99
001	DD01102	10/07/25	VALLEY NATIONAL BANK	090825-7986-ACH	09/08/25 STATEMENT PURCHASES	Office Supplies	551002-57201	\$16.98
001	DD01102	10/07/25	VALLEY NATIONAL BANK	090825-7986-ACH	09/08/25 STATEMENT PURCHASES	Miscellaneous Services	549001-53901	\$494.99
001	DD01102	10/07/25	VALLEY NATIONAL BANK	090825-7986-ACH	09/08/25 STATEMENT PURCHASES	Office Supplies	551002-57201	\$8.56
001	DD01102	10/07/25	VALLEY NATIONAL BANK	090825-7986-ACH	09/08/25 STATEMENT PURCHASES	Office Supplies	551002-57201	\$14.99
001	DD01102	10/07/25	VALLEY NATIONAL BANK	090825-7986-ACH	09/08/25 STATEMENT PURCHASES	R&M-Clubhouse	546015-57201	\$45.97
001	DD01102	10/07/25	VALLEY NATIONAL BANK	090825-7986-ACH	09/08/25 STATEMENT PURCHASES	Misc-Contingency	549900-53901	\$6.67
001	DD01102	10/07/25	VALLEY NATIONAL BANK	090825-7986-ACH	09/08/25 STATEMENT PURCHASES	Misc-Social Committee	549051-57501	\$45.62
001	DD01102	10/07/25	VALLEY NATIONAL BANK	090825-7986-ACH	09/08/25 STATEMENT PURCHASES	Misc-Social Committee	549051-57501	\$222.69
001	DD01102	10/07/25	VALLEY NATIONAL BANK	090825-7986-ACH	09/08/25 STATEMENT PURCHASES	R&M-Clubhouse	546015-57201	\$32.98
001	DD01102	10/07/25	VALLEY NATIONAL BANK	090825-7986-ACH	09/08/25 STATEMENT PURCHASES	Office Supplies	551002-57201	\$7.99
001	DD01102	10/07/25	VALLEY NATIONAL BANK	090825-7986-ACH	09/08/25 STATEMENT PURCHASES	Op Supplies - General	552001-57201	\$19.22
001	DD01102	10/07/25	VALLEY NATIONAL BANK	090825-7986-ACH	09/08/25 STATEMENT PURCHASES	R&M-Clubhouse	546015-57201	\$33.98
001	DD01102	10/07/25	VALLEY NATIONAL BANK	090825-7986-ACH	09/08/25 STATEMENT PURCHASES	Op Supplies - General	552001-57201	\$14.99
001	DD01102	10/07/25	VALLEY NATIONAL BANK	090825-7986-ACH	09/08/25 STATEMENT PURCHASES	R&M-Clubhouse	546015-57201	\$88.95
001	DD01102	10/07/25	VALLEY NATIONAL BANK	090825-7986-ACH	09/08/25 STATEMENT PURCHASES	Op Supplies - General	552001-57201	\$57.10
001	DD01102	10/07/25	VALLEY NATIONAL BANK	090825-7986-ACH	09/08/25 STATEMENT PURCHASES	Office Supplies	551002-57201	\$15.99
001	DD01102	10/07/25	VALLEY NATIONAL BANK	090825-7986-ACH	09/08/25 STATEMENT PURCHASES	R&M-Clubhouse	546015-57201	\$38.93
001	DD01102	10/07/25	VALLEY NATIONAL BANK	090825-7986-ACH	09/08/25 STATEMENT PURCHASES	Miscellaneous Services	549001-57201	\$0.99
001	DD01102	10/07/25	VALLEY NATIONAL BANK	090825-7986-ACH	09/08/25 STATEMENT PURCHASES	Miscellaneous Services	549001-57501	\$216.63
001	DD01102	10/07/25	VALLEY NATIONAL BANK	090825-7986-ACH	09/08/25 STATEMENT PURCHASES	Office Supplies	551002-57201	\$319.99
001	DD01102	10/07/25	VALLEY NATIONAL BANK	090825-7986-ACH	09/08/25 STATEMENT PURCHASES	Op Supplies - General	552001-57201	\$45.87
001	DD01102	10/07/25	VALLEY NATIONAL BANK	090825-7986-ACH	09/08/25 STATEMENT PURCHASES	Misc-Social Committee	549051-57501	\$122.87
001	DD01102	10/07/25	VALLEY NATIONAL BANK	090825-7986-ACH	09/08/25 STATEMENT PURCHASES	R&M-Clubhouse	546015-57201	\$15.57
001	DD01102	10/07/25	VALLEY NATIONAL BANK	090825-7986-ACH	09/08/25 STATEMENT PURCHASES	Misc-Social Committee	549051-57501	\$17.49
001	DD01102	10/07/25	VALLEY NATIONAL BANK	090825-7986-ACH	09/08/25 STATEMENT PURCHASES	Miscellaneous Services	549001-57501	\$12.98
001	DD01102	10/07/25	VALLEY NATIONAL BANK	090825-7986-ACH	09/08/25 STATEMENT PURCHASES	R&M-Clubhouse	546015-57201	\$11.89
001	DD01102	10/07/25	VALLEY NATIONAL BANK	090825-7986-ACH	09/08/25 STATEMENT PURCHASES	Misc-Contingency	549900-53901	\$62.73
001	DD01102	10/07/25	VALLEY NATIONAL BANK	090825-7986-ACH	09/08/25 STATEMENT PURCHASES	R&M-Clubhouse	546015-57201	\$19.99

HERITAGE OAK PARK COMMUNITY DEVELOPMENT DISTRICT

Payment Register by Fund

For the Period from 10/01/25 to 10/31/25

(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	DD01102	10/07/25	VALLEY NATIONAL BANK	090825-7986-ACH	09/08/25 STATEMENT PURCHASES	Miscellaneous Services	549001-57201	\$15.21
001	DD01102	10/07/25	VALLEY NATIONAL BANK	090825-7986-ACH	09/08/25 STATEMENT PURCHASES	R&M-Clubhouse	546015-57201	\$99.99
001	DD01102	10/07/25	VALLEY NATIONAL BANK	090825-7986-ACH	09/08/25 STATEMENT PURCHASES	Miscellaneous Services	549001-57501	\$9.99
001	DD01102	10/07/25	VALLEY NATIONAL BANK	090825-7986-ACH	09/08/25 STATEMENT PURCHASES	R&M-Gatehouse	546035-52901	\$124.97
001	DD01102	10/07/25	VALLEY NATIONAL BANK	090825-7986-ACH	09/08/25 STATEMENT PURCHASES	Office Supplies	551002-57201	\$8.99
001	DD01102	10/07/25	VALLEY NATIONAL BANK	090825-7986-ACH	09/08/25 STATEMENT PURCHASES	Office Supplies	551002-57201	(\$8.99)
001	DD01102	10/07/25	VALLEY NATIONAL BANK	090825-7986-ACH	09/08/25 STATEMENT PURCHASES	Miscellaneous Services	549001-57201	\$139.00
001	DD01102	10/07/25	VALLEY NATIONAL BANK	090825-7986-ACH	09/08/25 STATEMENT PURCHASES	Miscellaneous Services	549001-57501	\$24.77
001	DD01102	10/07/25	VALLEY NATIONAL BANK	090825-7986-ACH	09/08/25 STATEMENT PURCHASES	Misc-Social Committee	549051-57501	\$12.04
001	DD01102	10/07/25	VALLEY NATIONAL BANK	090825-7986-ACH	09/08/25 STATEMENT PURCHASES	Office Supplies	551002-57501	\$49.19
001	DD01102	10/07/25	VALLEY NATIONAL BANK	090825-7986-ACH	09/08/25 STATEMENT PURCHASES	Office Supplies	551002-57501	\$779.88
001	DD01102	10/07/25	VALLEY NATIONAL BANK	090825-7986-ACH	09/08/25 STATEMENT PURCHASES	Misc-Event Expense	549022-57501	\$21.24
001	DD01102	10/07/25	VALLEY NATIONAL BANK	090825-7986-ACH	09/08/25 STATEMENT PURCHASES	Office Supplies	551002-57501	\$15.00
001	DD01102	10/07/25	VALLEY NATIONAL BANK	090825-7986-ACH	09/08/25 STATEMENT PURCHASES	Miscellaneous Services	549001-57501	\$5.16
001	DD01102	10/07/25	VALLEY NATIONAL BANK	090825-7986-ACH	09/08/25 STATEMENT PURCHASES	Misc-Social Committee	549051-57501	\$41.76
001	DD01102	10/07/25	VALLEY NATIONAL BANK	090825-7986-ACH	09/08/25 STATEMENT PURCHASES	Miscellaneous Services	549001-57501	\$40.00
001	DD01102	10/07/25	VALLEY NATIONAL BANK	090825-7986-ACH	09/08/25 STATEMENT PURCHASES	Miscellaneous Services	549001-57501	\$52.00
001	DD01102	10/07/25	VALLEY NATIONAL BANK	090825-7986-ACH	09/08/25 STATEMENT PURCHASES	Office Supplies	551002-57501	\$7.99
001	DD01102	10/07/25	VALLEY NATIONAL BANK	090825-7986-ACH	09/08/25 STATEMENT PURCHASES	Misc-Event Expense	549022-57501	\$56.69
001	DD01102	10/07/25	VALLEY NATIONAL BANK	090825-7986-ACH	09/08/25 STATEMENT PURCHASES	Misc-Event Expense	549022-57501	\$56.69
Fund Total								\$92,744.23

Total Checks Paid	\$92,744.23
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