

HERITAGE HARBOUR MARKET PLACE COMMUNITY DEVELOPMENT DISTRICT



FINANCIAL STATEMENTS -OCTOBER 31, 2023

FISCAL YEAR 2024

PREPARED BY:

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Heritage Harbour Market Place Community Development District

Balance Sheet - All Funds and Account Groups

as of October 31, 2023

	Governmental Funds			Account Groups		Totals (Memorandum Only)
	General Fund	Debt Service Fund	Capital Projects Fund	General Long Term Debt	General Fixed Assets	
Assets						
Cash and Investments						
Capital Projects Fund-Deferred Cost Account	\$ 158,891	\$ -	\$ -	\$ -	\$ -	\$ 158,891
Debt Service Fund	-	-	-	-	-	-
Revenue Account	-	309,332	-	-	-	309,332
Reserve Account	-	200,000	-	-	-	200,000
Interest Account	-	-	-	-	-	-
Sinking Fund	-	0	-	-	-	0
Due from Other Funds						
General Fund	-	-	-	-	-	-
Debt Service - Series 2005	-	-	-	-	-	-
Capital Projects Fund	-	-	-	-	-	-
Market Valuation Adjustments	-	-	-	-	-	-
Due from Other Governments	-	-	-	-	-	-
Assessments Receivable	-	-	-	-	-	-
Prepaid Expenses	-	-	-	-	-	-
Amount Available in Debt Service Funds	-	-	-	509,332	-	509,332
Amount to be Provided by Debt Service Funds	-	-	-	9,255,668	-	9,255,668
General Fixed Assets	-	-	-	-	4,346,527	4,346,527
Total Assets	\$ 158,891	\$ 509,332	\$ -	\$ 9,765,000	\$ 4,346,527	\$ 14,779,749

Heritage Harbour Market Place Community Development District

Balance Sheet - All Funds and Account Groups

as of October 31, 2023

	Governmental Funds			Account Groups		Totals (Memorandum Only)
	General Fund	Debt Service Fund	Capital Projects Fund	General Long Term Debt	General Fixed Assets	
Liabilities						
Accounts Payable & Payroll Liabilities	\$ 1,397	\$ -	\$ -	\$ -	\$ -	\$ 1,397
Deferred Revenue	-	-	-	-	-	-
Due to Other Governments	-	-	-	-	-	-
Due to Other Funds						
General Fund	-	-	-	-	-	-
Debt Service - Series 2005	-	-	-	-	-	-
Matured Bonds Payable - Series 2005	-	-	-	-	-	-
Matured Interest Payable - Series 2005	-	-	-	-	-	-
Bonds Payable - Series 2005	-	-	-	9,765,000	-	9,765,000
Total Liabilities	\$ 1,397	\$ -	\$ -	\$ 9,765,000	\$ -	\$ 9,766,397
Fund Equity and Other Credits						
Investment in General Fixed Assets	-	-	-	-	4,346,527	4,346,527
Fund Balance						
Restricted						
Beginning: October 1, 2022	-	338,030	-	-	-	338,030
Results from Current Operations	-	171,302	-	-	-	171,302
Unassigned						
Beginning: October 1, 2022	148,523	-	-	-	-	148,523
Results from Current Operations	8,971	-	-	-	-	8,971
Total Fund Equity and Other Credits	157,494	509,332	-	-	4,346,527	5,013,352
Total Liabilities, Fund Equity and Other Credits	\$ 158,891	\$ 509,332	\$ -	\$ 9,765,000	\$ 4,346,527	\$ 14,779,749

Heritage Harbour Market Place Community Development District

General Fund

Statement of Revenue, Expenditures and Changes in Fund Balance for the Period Ending October 31, 2023

	October	Year to Date	Annual Budget	% of Budget
Revenue and Other Sources				
Carryforward	\$ -	\$ -	\$ -	N/A
Miscellaneous Revenue	-	-	-	N/A
Interest				
Interest - General Checking	1	1	-	N/A
Special Assessment Revenue				
Special Assessments - Uniform Method		-	28,398	0%
Special Assessments - Non-Uniform Mthd	27,017	27,017	61,241	44%
Inter-Fund Group Transfers In	-	-	-	N/A
Total Revenue and Other Sources:	\$ 27,018	\$ 27,018	\$ 89,639	30%
Expenditures and Other Uses				
Legislative				
Board of Supervisor's Fees	\$ -	\$ -	\$ 600	0%
Board of Supervisor's - FICA	-	-	46	0%
Executive				
Executive Salaries	3,750	3,750	45,000	8%
Executive Salaries - FICA	287	287	3,443	8%
Executive Salaries - Insurance		-	-	N/A
Financial and Administrative				
Audit Services		-	6,300	0%
Accounting Services		-	2,600	0%
Assessment Roll Preparation		-	-	N/A
Arbitrage Rebate Services		-	500	0%
Other		-	-	N/A
Other Contractual Services				
Recording and Transcription		-	150	0%
Legal Advertising		-	2,400	0%
Trustee Services	5,064	5,064	5,065	100%
Dissemination Agent Services		-	5,000	0%
Property Appraiser Fees		-	-	N/A
Bank Services	75	75	500	15%
Travel and Per Diem		-	-	N/A
Communications & Freight Services				
Telephone		-	-	N/A
Postage, Freight & Messenger		-	50	0%

Heritage Harbour Market Place Community Development District

General Fund

Statement of Revenue, Expenditures and Changes in Fund Balance for the Period Ending October 31, 2023

	October	Year to Date	Annual Budget	% of Budget
Rentals & Leases				
Miscellaneous Equipment Leasing		-	-	N/A
Computer Services and Website				
Development	1,676	1,676	7,560	22%
Insurance	7,195	7,195	7,200	100%
Printing & Binding		-	50	0%
Office Supplies		-	-	N/A
Subscription & Memberships		-	175	0%
Legal Services				
Legal - General Counsel		-	3,000	0%
Legal - Litigation Counsel		-	-	N/A
Comprehensive Planning				
Professional Services-Planning	-	-	-	N/A
Other General Government Services				
Engineering Services - General Fund	-	-	-	N/A
Stormwater Needs Analysis	-	-	-	N/A
Property Owner Refunds	-	-	-	N/A
Payroll Expenses	-	-	-	N/A
Capital Outlay	-	-	-	N/A
Total Expenditures and Other Uses:	\$ 18,048	\$ 18,048	\$ 89,639	20%
Net Increase/ (Decrease) of Fund Balance	8,971	8,971	N/A	
Fund Balance - Beginning	148,523	148,523	149,136	
Fund Balance - Ending	\$ 157,494	\$ 157,494	\$ 149,136	

Heritage Harbour Market Place Community Development District

Debt Service Fund - Series 2005 Bonds

Statement of Revenue, Expenditures and Changes in Fund Balance

for the Period Ending October 31, 2023

	October	Year to Date	Budget	% of Budget
Revenue and Other Sources				
Carryforward	\$ -	\$ -	\$ -	N/A
Interest Income				
Revenue Account	395	395	-	N/A
Reserve Account	879	879	10	8795%
Interest Account		-	-	N/A
Sinking Fund Account		-	-	N/A
Special Assessment Revenue				
Special Assessments - Uniform Method		-	339,420	0%
Special Assessments - Non-Uniform Mthd	170,028	170,028	791,810	21%
Inter-Fund Group Transfers In	-	-	-	N/A
Total Revenue and Other Sources:	\$ 171,302	\$ 171,302	\$ 1,131,240	15%
Expenditures and Other Uses				
Debt Service				
Principal - Mandatory	\$ -	\$ -	\$ 555,000	0%
Principal - Early Redemptions	-	-	-	N/A
Interest Expense	-	-	576,240	0%
Legal Services				
Legal - Foreclosure Counsel	-	-	-	N/A
Operating Transfers Out				
	-	-	-	N/A
Inter-Fund Group Transfers Out				
Trustee Services	-	-	-	N/A
GF-Litigation (Parcel 19/20)	-	-	-	N/A
CPF-Deferred Cost Account	-	-	-	N/A
Total Expenditures and Other Uses:	\$ -	\$ -	\$ 1,131,240	0%
Net Increase/ (Decrease) of Fund Balance	171,302	171,302	-	
Fund Balance - Beginning	338,030	338,030	329,711	
Fund Balance - Ending	<u>\$ 509,332</u>	<u>\$ 509,332</u>	<u>\$ 329,711</u>	

Heritage Harbour Market Place Community Development District

Capital Projects Fund

Statement of Revenue, Expenditures and Changes in Fund Balance

for the Period Ending October 31, 2023

	October	Year to Date	Budget	% of Budget
Revenue and Other Sources				
Carryforward	\$ -	\$ -	\$ -	N/A
Interest Income				
Deferred Cost Account	-	-	-	N/A
Operating Transfers In	-	-	-	N/A
Total Revenue and Other Sources:	\$ -	\$ -	\$ -	N/A
Expenditures and Other Uses				
Flood Control - Stormwater Management				
Engineering Services	\$ -	\$ -	\$ -	N/A
Legal Services	-	-	-	N/A
Operating Transfers Out	-	-	-	N/A
Total Expenditures and Other Uses:	\$ -	\$ -	\$ -	N/A
Net Increase/ (Decrease) of Fund Balance	-	-	-	
Fund Balance - Beginning	-	-	-	
Fund Balance - Ending	\$ -	\$ -	\$ -	