

# HERITAGE HARBOUR MARKETPLACE COMMUNITY DEVELOPMENT DISTRICT

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## REGULAR MEETING AGENDA

JUNE 3, 2021

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PREPARED BY:

JPWARD & ASSOCIATES, LLC, 2301 NORTHEAST 37<sup>TH</sup> STREET, FORT LAUDERDALE, FL 33308

T: 954-658-4900 E: [JimWard@JPWardAssociates.com](mailto:JimWard@JPWardAssociates.com)

# HERITAGE HARBOUR MARKETPLACE COMMUNITY DEVELOPMENT DISTRICT

May 27, 2021

Board of Supervisors

Heritage Harbour Marketplace Community Development District

Dear Board Members:

This Public Hearing of the Board of Supervisors of the Heritage Harbour Marketplace Community Development District will be held on **Thursday, June 3, 2021 at 2:15 P.M.** at the **River Strand Golf and Country Clubhouse, 7155 Grand Estuary Trail, Bradenton, Florida 34212.**

The venue for this meeting is the River Strand Golf and Country Clubhouse and was specifically chosen such that the District will be able to meet the social distance guidelines for this meeting for Board Members/Staff, while accommodating an additional five (5) audience members.

**Please ensure that all in attendance bring and wear masks during the meeting.**

With the limitation for people in the meeting room, the District is requesting that audience members please use the WebEx link and telephone number below to join the Board Meeting.

The venue is requiring the District to enforce the limitation on attendance for audience members.

The following WebEx link and telephone number are provided to join/watch the meeting.

**Weblink:**

<https://districts.webex.com/districts/j.php?MTID=m85446a90eb9591cd4d767cb76618ce67>

Access Code: **173 474 3916**

Event password: **HHMmeeting**

**Call in information if you choose not to use the web link:**

Phone: **408-418-9388** and enter the access code **173 474 3916** to join the meeting.

The link to the meeting will also be posted on the District's web site:  
[www.HeritageHarbourMarketplacecdd.org](http://www.HeritageHarbourMarketplacecdd.org).

The Agenda is as Follows:

1. Call to Order & Roll Call.
2. Consideration of Minutes:
  - I. April 1, 2021 – Public Hearing Minutes
3. Consideration of Resolution 2021-6, a Resolution of the Board of Supervisors of the Heritage Harbour Marketplace Community Development District ratifying, confirming, and approving the execution and recordation of the consent to and Notice of Heritage Harbour Market Place Community Development District’s allocation of Debt Assessments.
4. Staff Reports
  - I. District Attorney
  - II. District Engineer
  - III. District Manager
    - a) Report of Number of Registered Voters as of April 15, 2021
    - b) Financial Statement for period ending March 31, 2021 (unaudited)
    - c) Financial Statement for period ending April 30, 2021 (unaudited)
5. Supervisor’s Requests and Audience Comments
6. Adjournment

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The Second Order of Business is the consideration of the Minutes from the Heritage Harbour Marketplace, Board of Supervisors April 1, 2021 Regular Meeting.

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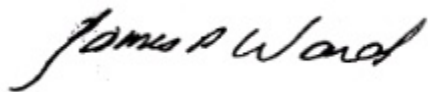
The Third Order of Business is the Consideration of Resolution 2021-6, a Resolution of the Board of Supervisors of the Heritage Harbour Marketplace Community Development District ratifying, confirming, and approving the execution and recordation of the consent to and Notice of Heritage Harbour Market Place Community Development District’s allocation of Debt Assessments.

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If you have any questions and/or comments before the meeting, please do not hesitate to contact me directly at (954) 658-4900.

Sincerely,

**Heritage Harbour Marketplace Community Development District**



**James P. Ward**  
District Manager



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**MINUTES OF MEETING  
HERITAGE HARBOUR MARKET PLACE  
COMMUNITY DEVELOPMENT DISTRICT**

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The Public Hearing and Regular Meeting of the Board of Supervisors of the Heritage Harbour Market Place Community Development District was held on Thursday, April 1, 2021 at 2:15 p.m., at the River Strand Golf and Country Club, 7155 Grand Estuary Trail, Bradenton, Florida 34212.

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**Present and constituting a quorum:**

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Danielle Graef	Vice Chairperson
Dan Hulgas	Assistant Secretary
Bill Riley	Assistant Secretary

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**Absent:**

Russell Smith	Chairperson
Bill Nesbitt	Assistant Secretary

**Also present were:**

James P. Ward	District Manager
Wes Haber	District Counsel
Racquel McIntosh	Grau and Associates

**Audience:**

All resident's names were not included with the minutes. If a resident did not identify themselves or the audio file did not pick up the name, the name was not recorded in these minutes.

**PORTIONS OF THIS MEETING WERE TRANSCRIBED VERBATIM. ALL VERBATIM PORTIONS WERE TRANSCRIBED IN *ITALICS*.**

**FIRST ORDER OF BUSINESS**

**Call to Order/Roll Call**

District Manager James P. Ward called the meeting to order at approximately 2:38 p.m. He called roll and all Members of the Board were present, with the exception of Supervisor Smith and Supervisor Nesbitt, constituting a quorum.

**SECOND ORDER OF BUSINESS**

**Consideration of Minutes**

**February 4, 2021 Regular Meeting**

Mr. Ward asked if there were any additions, corrections, or deletions to the Minutes. Hearing none, he called for a motion to approve the February 4, 2021 Regular Meeting Minutes.

48 **On MOTION made by Mr. Bill Riley, seconded by Ms. Danielle Graef,**  
49 **and with all in favor, the February 4, 2020 Regular Meeting Minutes**  
50 **were approved.**

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53 **THIRD ORDER OF BUSINESS**

**PUBLIC HEARING**

54  
55 **a. PUBLIC HEARING – FISCAL YEAR 2022 BUDGET**

56  
57 **I. Public Comment and Testimony**

58 Mr. Ward called for a motion to open the Public Hearing.

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60  
61 **On MOTION made by Mr. Bill Riley, seconded by Mr. Danielle Graef,**  
62 **and with all in favor, the Public Hearing was opened.**

63  
64 Mr. Ward stated this was the opportunity for any members of the public present by  
65 phone or video conference to ask questions or make comments with respect to the  
66 Budget. He asked if there were any public comments or questions with respect to the  
67 Fiscal Year 2022 Budget; hearing none, he called for a motion to close the public  
68 hearing.

69  
70 **On MOTION made by Mr. Bill Riley, seconded by Ms. Danielle Graef,**  
71 **and with all in favor, the Public Hearing was closed.**

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73 **II. Board Comment**

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75 Mr. Ward asked if there were any Board comments or questions. He noted he reviewed the  
76 budget with the Board at the previous meeting. There were no questions or comments.

77  
78 **III. Consideration of Resolution 2021-3 adopting the annual appropriation and Budget for Fiscal**  
79 **Year 2022**

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81 Mr. Ward called for a motion for Resolution 2021-3 relating to the annual appropriations,  
82 adopting the Budget for the Fiscal Year beginning October 1, 2021 and ending September 30,  
83 2022.

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85 **On MOTION made by Mr. Bill Riley, seconded by Ms. Danielle Graef,**  
86 **and with all in favor, Resolution 2021-3 was adopted, and the Chair**  
87 **was authorized to sign.**

88  
89 **b. FISCAL YEAR 2022 IMPOSING SPECIAL ASSESSMENTS; ADOPTING AN ASSESSMENT ROLL AND**  
90 **APPROVING THE GENERAL FUND SPECIAL ASSESSMENT METHODOLOGY**

92 Mr. Ward indicated this public hearing was related to the imposition of the special assessments for  
93 the general fund, certification of an assessment roll, and approval of the special assessment  
94 methodology for the District.

95  
96 **I. Public Comment and Testimony**

97  
98 Mr. Ward called for a motion to open the Public Hearing.  
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100 **On MOTION made by Mr. Bill Riley, seconded by Ms. Danielle Graef,**  
101 **and with all in favor, the Public Hearing was opened.**

102  
103 Mr. Ward asked if there were any public comments or questions; hearing none, he  
104 called for a motion to close the Public Hearing.  
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106 **On MOTION made by Mr. Bill Riley, seconded by Ms. Danielle Graef,**  
107 **and with all in favor, the Public Hearing was closed.**

108  
109 **II. Board Comment**

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111 *Mr. Ward: The assessments are levied in exactly the same way in which they were levied in the*  
112 *prior year. That's essentially based on the acreage of the parcel. If you have any questions with*  
113 *respect to your imposition or your assessments, I will be happy to answer them. He asked if*  
114 *there were any questions; there were none.*  
115

116 **III. Consideration of Resolution 2021-4 imposing special assessments, adopting an assessment roll**  
117 **and approving the general fund special assessment methodology**

118  
119 Mr. Ward called for a motion.  
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121 **On MOTION made by Mr. Bill Riley, seconded by Ms. Danielle Graef,**  
122 **and with all in favor, Resolution 2021-4 was adopted, and the Chair**  
123 **was authorized to sign.**

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126 **FOURTH ORDER OF BUSINESS**

**Consideration of Resolution 2021-5**

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128 **Consideration of Resolution 2021-5 designating the dates, time, and location for regular meetings of**  
129 **the Board of Supervisors of the District**

130  
131 Mr. Ward stated Resolution 2021-5 set the Board Meeting dates, times and locations for Fiscal Year  
132 2021 Board Meetings. He noted the Meetings were set for the first Thursday of each month at 1:00  
133 p.m. at the River Strand Golf and Country Club, 7155 Grand Estuary Trail, Bradenton, Florida 34212. He  
134 commented the HHM CDD Board would likely meet twice next year (March and May). He noted the  
135 dates, times and locations were not fixed and could be changed. He explained this Resolution allowed  
136 him to advertise once for the meetings in toto as opposed to advertising for each meeting individually.  
137 He asked if there were any questions; hearing none, he called for a motion.  
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**On MOTION made by Mr. Bill Riley, seconded by Ms. Danielle Graef, and with all in favor, Resolution 2021-5 was adopted, and the Chair was authorized to sign.**

**FIFTH ORDER OF BUSINESS**

**Consideration of Acceptance**

**Consideration of the Acceptance of the Audited Financial Statements for the Fiscal Year ended September 30, 2020**

Mr. Ward indicated Racquel McIntosh with Grau and Associates would present the Audited Financial Statements.

Ms. Racquel McIntosh with Grau and Associates reviewed the Audited Financial Statements for the Fiscal Year ended September 30, 2020. She stated page 1 reflected the Independent Auditor’s Opinion. She indicated Grau and Associates had an unmodified/clean opinion of the Financial Statements, which meant Grau believed the Financial Statements were presented fairly in all respects. She stated page 9 was the Balance Sheet for the General and Debt Service Funds. She reported the total fund balance for the fiscal year ended was \$464,937 dollars; the majority of this was in the Debt Service Fund (approximately \$330,000 dollars) and the General Fund had just over \$135,000 dollars. She noted the General Fund contained some assigned funds (\$11,000 dollars) which were to be used to balance the fiscal year 2021 budget, and the remainder of the fund balance in the General Fund was unassigned and available for spending at the Board’s discretion while the Debt Service fund was restricted for use for the debt issued. She stated on page 11 of the report was the Statement of Revenues, Expenditures, and Changes in Fund Balances: revenues exceeded expenditures for the fiscal year ended September 30, 2020. She noted in the General Fund this came in at \$10,594 dollars and in the Debt Service Fund this was \$18,430 dollars. She indicated the notes to the financial statements did not change significantly for the year. She noted on page 19, for the Series 2005 bonds, the District still had \$11.8 million dollars outstanding. She reported on page 21 was the Budget to Actual Report for the General Fund. She stated the Board adopted a Budget of \$88,695 dollars in revenues and appropriations; revenues came in at \$86,900 dollars, and expenditures came in at \$76,300 dollars; therefore, the District was in compliance with the Budget Statute. She stated on page 23 was Grau’s report on the District’s Internal Control over Financial Reporting and Compliance which reflected Grau did not detect any material weaknesses or significant deficiencies in the Internal Controls, nor did Grau have any compliance related findings or other findings related to Internal Controls. She reported Grau also had an unmodified opinion regarding the District’s Compliance with Florida Statute 218.415 which meant Grau believed the District complied in all material respects with the requirements of Florida Statue 218.415. She stated page 27 of the report indicated there were no current or prior year findings for the Fiscal Year ended September 30, 2020. She asked if there were any questions; there were none.

**On MOTION made by Mr. Bill Riley, seconded by Ms. Danielle Graef, and with all in favor, Audited Financial Statements for the Fiscal Year ended September 30, 2020 were accepted for purposes of inclusion in the record.**

**SIXTH ORDER OF BUSINESS**

**Staff Reports**



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**Staff Reports**

**I. District Attorney**

No report.

**II. District Engineer**

No report.

**III. District Manager**

- a) **Financial Statement for period ending January 31, 2021 (unaudited)**
- b) **Financial Statement for period ending February 28, 2021 (unaudited)**

No report.

**SEVENTH ORDER OF BUSINESS**

**Supervisor's Requests and Audience Comments**

Mr. Ward asked if there were any Supervisor's requests; there were none.

He asked if there were any audience questions or comments; there were none.

**EIGHTH ORDER OF BUSINESS**

**Adjournment**

Mr. Ward adjourned the meeting at approximately 2:50 p.m.

**On MOTION made by Mr. Bill Riley, seconded by Ms. Danielle Graef,  
and with all in favor, the Meeting was adjourned.**

Heritage Harbour Market Place  
Community Development District

\_\_\_\_\_  
James P. Ward, Secretary

\_\_\_\_\_  
Russell Smith, Chairperson

**RESOLUTION 2021-6**

**A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE HERITAGE HARBOUR MARKETPLACE COMMUNITY DEVELOPMENT DISTRICT RATIFYING, CONFIRMING AND APPROVING THE EXECUTION AND RECORDATION OF THE CONSENT TO AND NOTICE OF HERITAGE HARBOUR MARKET PLACE COMMUNITY DEVELOPMENT DISTRICT'S ALLOCATION OF DEBT ASSESSMENTS; AND PROVIDING FOR AN EFFECTIVE DATE.**

**WHEREAS**, the Heritage Harbour Market Place Community Development District ("District") is a local unit of special-purpose government created and existing pursuant to Chapter 190, *Florida Statutes* ("Act"), being situated entirely within Manatee County, Florida; and

**WHEREAS**, the owners of the property (the "property Owners") described by parcel identification numbers 1442304759, 1442304559, 1442304709, 1442304659, and 1442304609 (collectively the "Property") developed the Property in such a way that the property described by parcel identification number 1442304759 has been developed into a common area parking lot (the "Common Area"); and

**WHEREAS**, the District and the Property Owners desired to allocate the District Debt Assessments levied against the Property against only the developable portions of the Property and not on the Common Area (the "Assessment Allocation"); and

**WHEREAS**, in connection with the Assessment Allocation, the District and the Property Owners executed and recorded that certain *Consent to and Notice of Heritage Harbour Market Place Community Development District's Allocation of Debt Assessments* (the "Consent and Notice"), a copy of which is attached hereto as Exhibit A and incorporated herein by reference; and

**WHEREAS**, the District desires to ratify, confirm, and approve the execution and recordation of the Consent and Notice.

**NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE HERITAGE HARBOUR MARKET PLACE COMMUNITY DEVELOPMENT DISTRICT:**

**SECTION 1.** The execution and recordation of the Consent and Notice is hereby ratified, confirmed and approved.

**SECTION 2.** This Resolution shall become effective immediately upon its adoption.

**PASSED AND ADOPTED** this 3rd day of June 2021.

**ATTEST:**

**HERITAGE HARBOUR MARKET PLACE  
COMMUNITY DEVELOPMENT DISTRICT**

\_\_\_\_\_  
James P. Ward, Secretary

\_\_\_\_\_  
Russell Smith, Chairperson

## Exhibit A

Inst. Number: 202141069130 Page 1 of 6 Date: 5/24/2021 Time: 3:59 PM  
Angelina "Angel" Colonneso Clerk of Courts, Manatee County, Florida Doc Mort: 0.00 Int Tax: 0.00 Doc Deed: 0.00

Prepared by and return to:  
**Wesley S. Haber, Esquire**  
Hopping Green & Sams, P.A.  
119 South Monroe Street, Suite 300  
Tallahassee, FL 32301

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(Above Space for Recorder's Use Only)

### CONSENT TO AND NOTICE OF HERITAGE HARBOUR MARKET PLACE COMMUNITY DEVELOPMENT DISTRICT'S ALLOCATION OF DEBT ASSESSMENTS

**PLEASE TAKE NOTICE** that the Board of Supervisors of the Heritage Harbour Market Place Community Development District (the "**District**") in accordance with Chapters 170, 190, and 197, Florida Statutes, adopted Resolution Nos. 2005-08 and 2005-12 (the "**Assessment Resolutions**") levying non ad-valorem special assessments constituting a governmental lien on real property within the boundaries of the District. In addition to other property located within the District's boundary, the Assessment Resolutions levied assessments on Parcel 26 as designated on the *Heritage Harbour Land Condominium*, recorded in Condominium Book 41, Pages 17 through 19 of the Public Records of Manatee County, Florida (the "**Property**") and is comprised, in part, of the following property identification numbers: 1442304759, 1442304559, 1442304709, 1442304659, and 1442304609 (the "**PID Numbers**"). The District and the below signed property owners hereby declare, acknowledge, and agree as follows:

1. The District issued its \$16,755,000 Capital Improvement Revenue Bonds, Series 2005 (the "**Bonds**") and levied special debt assessments to secure the Bonds.
2. In connection with the issuance of the Bonds, the District adopted and approved that certain *Adopted Master Assessment Methodology Heritage Harbour Marketplace Community Development District* (the "**Master Report**") dated September 21, 2005, as supplemented by that certain *Supplemental Assessment Report for the Series 2005 Bonds Heritage Harbour Marketplace Community Development District* (the "**Supplemental Report**" dated October 10, 2005 (collectively, the "**Methodology Report**"), which allocated \$1,261,803.03 ("**Initial Debt**") of the total par debt from the Bonds, and debt assessments securing the Initial Debt (the "**Debt Assessments**") to the Property.
3. The Methodology Report allocated the Debt Assessments on the Property on an equal acreage basis on all 9.26 acres that make up the Property.
4. Subsequent to the issuance of the Bonds, the Property has been assigned the PID Numbers, which include the following acres and types of property: PID Number 1442304759 - 7.9 acres of common area property; PID Number 1442304559 - .49 acres of developable property; PID Number 1442304709 - .20 acres of developable property; PID Number

1442304659 - .15 acres of developable property; and PID Number 1442304609 - .51 acres of developable property.

5. PID Number 1442304759 (the "**Common Area PID Number**") has been developed into a common area parking lot where members of the public desiring to visit the developable property identified on the remaining PID Numbers (the "**Developable PID Numbers**") can park for free. As a result, the Debt Assessments originally allocated to the Common Area PID Number have been assigned to the Developable PID Numbers. The outstanding amount of principal Debt Assessments allocated to the Developable PID Numbers for the Fiscal Year commencing on October 1, 2021 is set forth in more detail on **Exhibit A** (the "**Debt Allocation**").

6. The below signed property owners (the "**Property Owners**") hereby confirm, acknowledge, and agree that the Debt Assessments, including the Debt Allocation, were imposed pursuant to the Assessment Resolutions, which were duly adopted by the Board of Supervisors of the District and all proceedings undertaken by the District with respect thereto, including, but not limited to the Debt Allocation, have been in accordance with applicable Florida law, that the District has taken all action necessary to levy and impose the Debt Assessments, and the Debt Assessments, as allocated in the Debt Allocation, are legal, valid and binding first liens co-equal with the lien of all state, county, district and municipal taxes, and superior in dignity to all other liens, titles and claims, until paid.


7. The Property Owners further confirm, acknowledge, and agree that should the property within the Common Area PID Number ever be used for developable purposes instead of common area property, the District shall have the right to reallocate the Debt Assessments such that a proportionate share of the Debt Assessments allocated to the Developable PID Numbers will be allocated to the portion of the property within the Common Area PID being used for developable purposes based on the number of such acres being developed.

8. This Notice is intended to supplement and shall in no way impact the validity and effectiveness of any prior declaration of consent recorded against the Property related to the Debt Assessments. Moreover, this notice shall have no impact on the remaining assessable property located within the District's boundaries. Such remaining assessable property shall have its debt assessments allocated and levied in the manner as originally set forth in the Assessment Methodology, as may be amended.


THE DECLARATIONS CONTAINED HEREIN SHALL RUN WITH THE LAND DESCRIBED HEREIN AND SHALL BE BINDING ON THE PROPERTY OWNERS AND ON ALL PERSONS (INCLUDING CORPORATIONS, ASSOCIATIONS, TRUSTS AND OTHER LEGAL ENTITIES) TAKING TITLE TO ALL OR ANY PART OF THE PROPERTY, AND THEIR SUCCESSORS IN INTEREST. BY TAKING SUCH TITLE, SUCH PERSONS SHALL BE DEEMED TO HAVE CONSENTED AND AGREE TO THE PROVISIONS OF THIS NOTICE AND BY TAKING SUCH TITLE, SUCH PERSONS SHALL BE ESTOPPED FROM CONTESTING, IN COURT OR OTHERWISE, THE VALIDITY, LEGALITY AND ENFORCEABILITY OF THIS NOTICE OR THE DEBT ASSESSMENTS.

**IN WITNESS WHEREOF**, this Consent to and Notice of Allocation of Heritage Harbour Market Place Community Development District's Debt Assessments has been executed on the 17 day of May, 2021, and recorded in the Official Records of Manatee County, Florida.

**HERITAGE HARBOUR MARKET PLACE  
COMMUNITY DEVELOPMENT DISTRICT**

  
Witness  
Cori Dissinger  
Print Name

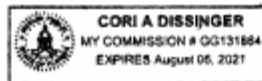
  
District Manager

  
Witness  
Miguel Giraldo  
Print Name

**STATE OF FLORIDA**

**COUNTY OF Broward**

The foregoing instrument was acknowledged before me this 17 day of May, 2021, by James P. Ward, District Manager of the Heritage Harbour Market Place Community Development District, who  is personally known to me or [ ] who has produced \_\_\_\_\_ as identification and did not take an oath.




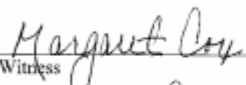
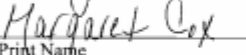
  
Print Name: Cori Dissinger  
Notary Public, State of Florida


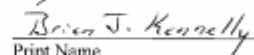
Commission No.: GG 131864  
My Commission Expires: 06/06/2021

**BROWNSTAR PROPERTIES, LLC,  
a Florida limited liability company**

**KNS Development Corporation, as Member  
Manager**

  
By: Fred M. Starling  
Its: President

  
Witness  
  
Print Name

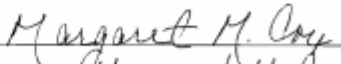
  
Witness  
  
Print Name

STATE OF FLORIDA

COUNTY OF SARASOTA

The foregoing instrument was acknowledged before me this 17th day of May, 2021, by Fred M. Starling, as President of KNS Development Corporation, as Member Manager of Brownstar Properties, LLC, who  is personally known to me or  who has produced \_\_\_\_\_ as identification and did not take an oath.



  
Print Name: Margaret M. Cox  
Notary Public, State of Florida

Commission No.: \_\_\_\_\_  
My Commission Expires: \_\_\_\_\_

**HERITAGE HARBOUR LAND  
CONDOMINIUM ASSOCIATION, INC.,  
a Florida not for profit corporation**

[Signature]  
By: Fred M. Starling  
Its: President

[Signature]  
Witness  
Margaret Coy  
Print Name

[Signature]  
Witness  
Brian J. Kennedy  
Print Name

**STATE OF FLORIDA**

**COUNTY OF SALASCA**

The foregoing instrument was acknowledged before me this 17th day of May, 2021, by Fred M. Starling, as President of Heritage Harbour Land Condominium Association, Inc., who [] is personally known to me or [ ] who has produced \_\_\_\_\_ as identification and did not take an oath.



[Signature]  
Print Name: Margaret M. Cox  
Notary Public, State of Florida

Commission No.: \_\_\_\_\_  
My Commission Expires: \_\_\_\_\_

**Exhibit A  
 Debt Allocation**

*Parcel 26 - Split for FY 2021 and beyond*

**PID 1442304789 is common parking lot - acreage allocated to remaining PIDs**

Total Parcel 26 Acres 9.26  
 Acres in PID 1442304759 7.91

Parcel ID	PID	Orig Ac	% Allocated	Common Allocated	NEW AC Allocated	Revised Par Outstanding at 09 30 2021	Par before Removing Parking Lot	
Parcel A	1442304559	0.49	56.50%	2.87	3.36	\$ 317,890.36	\$ 46,344.71	
Parcel D	1442304709	0.2	14.81%	1.17	1.37	\$ 129,751.17	\$ 18,916.21	
Parcel C	1442304659	0.19	11.11%	0.88	1.03	\$ 97,313.37	\$ 14,187.16	
Parcel B	1442304609	0.51	37.78%	2.99	3.50	\$ 330,865.47	\$ 48,236.33	
<b>Totals:</b>		<b>1.35</b>	<b>100%</b>	<b>7.91</b>	<b>9.26</b>	<b>\$ 875,820.37</b>	<b>\$ 127,684.40</b>	
							<b>Par on the Parking Lot</b>	<b>\$ 748,135.98</b>
							<b>Allocation of Par to Parcels A-D</b>	<b>\$ 748,135.98</b>



# MICHAEL BENNETT • SUPERVISOR OF ELECTIONS • MANATEE COUNTY

600 301 Boulevard West, Suite 108, Bradenton, Florida 34205-7946  
PO Box 1000, Bradenton, Florida 34206-1000



Phone: 941-741-3823 • Fax: 941-741-3820 • [VoteManatee.com](http://VoteManatee.com) • [Info@VoteManatee.com](mailto:Info@VoteManatee.com)

April 15, 2021

Heritage Harbour Marketplace  
Attn: Cori Dissinger  
J.P. Ward & Associates, LLC  
2301 NE 37<sup>th</sup> St  
Fort Lauderdale FL 33308

Dear Cori Dissinger,

We are in receipt of your request for the number of registered voters in the Heritage Harbour Market Place Community Development District of April 15, 2021. According to our records, there were 0 persons registered in the Heritage Harbour Market Place Community Development District as of that date.

I hope this information is helpful to you. If I can be of any further assistance to you, please do not hesitate to contact my office at your earliest convenience.

Sincerely,

Michael Bennett  
Supervisor of Elections

MB/sas

# HERITAGE HARBOUR MARKET PLACE COMMUNITY DEVELOPMENT DISTRICT

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## FINANCIAL STATEMENTS - MARCH, 2021

FISCAL YEAR 2021

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PREPARED BY:

JPWARD & ASSOCIATES, LLC, 2301 NORTHEAST 37<sup>TH</sup> STREET, FORT LAUDERDALE, FL 33308

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## Heritage Harbour Market Place Community Development District

### Balance Sheet - All Funds and Account Groups as of March 31, 2021

	Governmental Funds			Account Groups		Totals (Memorandum Only)
	General Fund	Debt Service Fund	Capital Projects Fund	General Long Term Debt	General Fixed Assets	
<b>Assets</b>						
<b>Cash and Investments</b>						
General Fund - Invested Cash	\$ 119,126	\$ -	\$ -	\$ -	\$ -	\$ 119,126
Capital Projects Fund-Deferred Cost Account	-	-	-	-	-	-
<b>Debt Service Fund</b>						
Revenue Account	-	799,842	-	-	-	799,842
Reserve Account	-	200,000	-	-	-	200,000
Interest Account	-	0	-	-	-	0
<b>Due from Other Funds</b>						
General Fund	-	-	-	-	-	-
Debt Service - Series 2005	-	-	-	-	-	-
Capital Projects Fund	-	-	-	-	-	-
<b>Market Valuation Adjustments</b>						
<b>Due from Other Governments</b>						
<b>Accounts Receivable</b>						
<b>Prepaid Expenses</b>						
Amount Available in Debt Service Funds	-	-	-	999,842	-	999,842
Amount to be Provided by Debt Service Funds	-	-	-	10,310,158	-	10,310,158
General Fixed Assets	-	-	-	-	4,346,527	4,346,527
<b>Total Assets</b>	<b>\$ 119,126</b>	<b>\$ 999,842</b>	<b>\$ -</b>	<b>\$ 11,310,000</b>	<b>\$ 4,346,527</b>	<b>\$ 16,775,495</b>

## Heritage Harbour Market Place Community Development District

### Balance Sheet - All Funds and Account Groups

as of March 31, 2021

	Governmental Funds			Account Groups		Totals (Memorandum Only)
	General Fund	Debt Service Fund	Capital Projects Fund	General Long Term Debt	General Fixed Assets	
<b>Liabilities</b>						
Accounts Payable & Payroll Liabilities	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
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	-	-	-	11,310,000	-	11,310,000
<b>Total Liabilities</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 11,310,000</b>	<b>\$ -</b>	<b>\$ 11,310,000</b>
<b>Fund Equity and Other Credits</b>						
Investment in General Fixed Assets	-	-	-	-	4,346,527	4,346,527
<b>Fund Balance</b>						
<b>Restricted</b>						
Beginning: October 1, 2020	-	329,831	-	-	-	329,831
Results from Current Operations	-	670,011	-	-	-	670,011
<b>Unassigned</b>						
Beginning: October 1, 2020	135,107	-	-	-	-	135,107
Results from Current Operations	(15,981)	-	-	-	-	(15,981)
<b>Total Fund Equity and Other Credits</b>	<b>119,126</b>	<b>999,842</b>	<b>-</b>	<b>-</b>	<b>4,346,527</b>	<b>5,465,495</b>
<b>Total Liabilities, Fund Equity and Other Credits</b>	<b>\$ 119,126</b>	<b>\$ 999,842</b>	<b>\$ -</b>	<b>\$ 11,310,000</b>	<b>\$ 4,346,527</b>	<b>\$ 16,775,495</b>

**Heritage Harbour Market Place Community Development District**

**General Fund**

**Statement of Revenue, Expenditures and Changes in Fund Balance  
for the Period Ending March 31, 2021**

	October	November	December	January	February	March	Year to Date	Annual Budget	% of Budget
<b>Revenue and Other Sources</b>									
Carryforward	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	N/A
Miscellaneous Revenue	-	-	-	-	-	-	-	-	N/A
<b>Interest</b>									
Interest - General Checking	1	1	2	1	1	1	8	300	3%
<b>Special Assessment Revenue</b>									
Special Assessments - Uniform Method	137	95	26,353	-	-	-	26,585	27,575	96%
Special Assessments - Non-Uniform Mthd	-	-	-	-	-	-	-	58,517	0%
Inter-Fund Group Transfers In	-	-	-	-	-	-	-	-	N/A
<b>Total Revenue and Other Sources:</b>	<b>\$ 138</b>	<b>\$ 96</b>	<b>\$ 26,355</b>	<b>\$ 1</b>	<b>\$ 1</b>	<b>\$ 1</b>	<b>\$ 26,592</b>	<b>\$ 86,392</b>	<b>31%</b>
<b>Expenditures and Other Uses</b>									
<b>Legislative</b>									
Board of Supervisor's Fees	\$ -	\$ -	\$ -	\$ -	\$ 400	\$ -	\$ 400	\$ 1,200	33%
Board of Supervisor's - FICA	-	-	-	-	31	-	31	92	33%
<b>Executive</b>									
Executive Salaries	4,038	2,692	2,692	2,692	2,692	2,692	17,500	41,000	43%
Executive Salaries - FICA	309	206	206	206	206	206	1,339	2,675	50%
Executive Salaries - Insurance	-	-	-	-	-	-	-	-	N/A
<b>Financial and Administrative</b>									
Audit Services	-	-	-	-	1,500	-	1,500	5,700	26%
Accounting Services	-	225	214	440	240	150	1,269	3,500	36%
Assessment Roll Preparation	-	-	-	-	-	-	-	-	N/A
Arbitrage Rebate Services	-	-	-	-	-	-	-	500	0%
Other	-	-	-	-	-	-	-	-	N/A
<b>Other Contractual Services</b>									
Recording and Transcription	-	-	-	-	-	-	-	250	0%
Legal Advertising	-	-	-	-	-	-	-	2,400	0%

**Heritage Harbour Market Place Community Development District**

**General Fund**

**Statement of Revenue, Expenditures and Changes in Fund Balance  
for the Period Ending March 31, 2021**

	October	November	December	January	February	March	Year to Date	Annual Budget	% of Budget
Trustee Services	-	-	5,064	-	-	-	5,064	5,810	87%
Dissemination Agent Services	5,000	-	-	-	-	-	5,000	5,000	100%
Property Appraiser Fees	-	-	-	-	-	-	-	-	N/A
Bank Services	31	33	32	31	31	32	190	400	48%
<b>Travel and Per Diem</b>	-	-	-	-	-	-	-	-	N/A
<b>Communications &amp; Freight Services</b>									
Telephone	-	-	-	-	-	-	-	-	N/A
Postage, Freight & Messenger	-	-	-	-	31	19	50	300	17%
<b>Rentals &amp; Leases</b>									
Miscellaneous Equipment Leasing	-	-	-	-	-	-	-	-	N/A
Computer Services and Website Development	609	609	50	1,167	609	609	3,651	7,560	48%
<b>Insurance</b>	6,218	-	-	-	-	-	6,218	6,000	104%
<b>Printing &amp; Binding</b>	-	-	-	-	186	-	186	100	186%
<b>Office Supplies</b>	-	-	-	-	-	-	-	-	N/A
<b>Subscription &amp; Memberships</b>	175	-	-	-	-	-	175	175	100%
<b>Legal Services</b>									
Legal - General Counsel	-	-	-	-	-	-	-	4,000	0%
Legal - Litigation Counsel	-	-	-	-	-	-	-	-	N/A
<b>Comprehensive Planning</b>									
Professional Services-Planning	-	-	-	-	-	-	-	-	N/A
<b>Other General Government Services</b>									
Engineering Services - General Fund	-	-	-	-	-	-	-	-	N/A
Property Owner Refunds	-	-	-	-	-	-	-	-	N/A
<b>Payroll Expenses</b>	-	-	-	-	-	-	-	-	N/A
<b>Capital Outlay</b>	-	-	-	-	-	-	-	-	N/A
<b>Total Expenditures and Other Uses:</b>	<b>\$ 16,380</b>	<b>\$ 3,764</b>	<b>\$ 8,258</b>	<b>\$ 4,537</b>	<b>\$ 5,926</b>	<b>\$ 3,708</b>	<b>\$ 42,573</b>	<b>\$ 86,662</b>	<b>49%</b>
Net Increase/ (Decrease) of Fund Balance	(16,242)	(3,668)	18,097	(4,535)	(5,925)	(3,707)	(15,981)	N/A	
Fund Balance - Beginning	135,107	118,865	115,196	133,293	128,758	122,833	135,107	127,077	
Fund Balance - Ending	<u>\$ 118,865</u>	<u>\$ 115,196</u>	<u>\$ 133,293</u>	<u>\$ 128,758</u>	<u>\$ 122,833</u>	<u>\$ 119,126</u>	<u>\$ 119,126</u>	<u>\$ 127,077</u>	

**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 March 31, 2021

	October	November	December	January	February	March	Year to Date	Budget	% of Budget
<b>Revenue and Other Sources</b>									
<b>Carryforward</b>	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	N/A
<b>Interest Income</b>									
Revenue Account	1	1	-	0	1	1	5	-	N/A
Reserve Account	1	1	1	1	1	1	5	1,500	0%
Interest Account	-	0	0	-	-	-	0	-	N/A
<b>Special Assessment Revenue</b>									
Special Assessments - Uniform Method	1,681	1,165	323,620	-	-	-	326,466	338,511	96%
Special Assessments - Non-Uniform Mthd	200,009	-	-	-	-	473,367	673,375	789,669	85%
<b>Inter-Fund Group Transfers In</b>									
<b>Total Revenue and Other Sources:</b>	<b>\$ 201,691</b>	<b>\$ 1,168</b>	<b>\$ 323,621</b>	<b>\$ 1</b>	<b>\$ 2</b>	<b>\$ 473,369</b>	<b>\$ 999,851</b>	<b>\$ 1,129,680</b>	<b>89%</b>
<b>Expenditures and Other Uses</b>									
<b>Debt Service</b>									
Principal - Mandatory	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 470,000	0%
Principal - Early Redemptions	-	-	-	-	-	-	-	-	N/A
Interest Expense	-	329,840	-	-	-	-	329,840	659,680	50%
<b>Legal Services</b>									
Legal - Foreclosure Counsel	-	-	-	-	-	-	-	-	N/A
<b>Operating Transfers Out</b>									
<b>Inter-Fund Group Transfers Out</b>	-	-	-	-	-	-	-	-	N/A
Trustee Services	-	-	-	-	-	-	-	-	N/A
GF-Litigation (Parcel 19/20)	-	-	-	-	-	-	-	-	N/A
CPF-Deferred Cost Account	-	-	-	-	-	-	-	-	N/A
<b>Total Expenditures and Other Uses:</b>	<b>\$ -</b>	<b>\$ 329,840</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 329,840</b>	<b>\$ 1,129,680</b>	<b>29%</b>
Net Increase/ (Decrease) of Fund Balance	201,691	(328,672)	323,621	1	2	473,369	670,011	-	
Fund Balance - Beginning	329,831	531,522	202,850	526,470	526,471	526,473	329,831	310,701	
Fund Balance - Ending	<u>\$ 531,522</u>	<u>\$ 202,850</u>	<u>\$ 526,470</u>	<u>\$ 526,471</u>	<u>\$ 526,473</u>	<u>\$ 999,842</u>	<u>\$ 999,842</u>	<u>\$ 310,701</u>	

**Heritage Harbour Market Place Community Development District**

**Capital Projects Fund**

**Statement of Revenue, Expenditures and Changes in Fund Balance  
for the Period Ending March 31, 2021**

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



# HERITAGE HARBOUR MARKET PLACE COMMUNITY DEVELOPMENT DISTRICT

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## FINANCIAL STATEMENTS - APRIL, 2021

FISCAL YEAR 2021

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PREPARED BY:

JPWARD & ASSOCIATES, LLC, 2301 NORTHEAST 37<sup>TH</sup> STREET, FORT LAUDERDALE, FL 33308

T: 954-658-4900 E: [JimWard@JPWardAssociates.com](mailto:JimWard@JPWardAssociates.com)

## Heritage Harbour Market Place Community Development District

### Balance Sheet - All Funds and Account Groups

as of April 30, 2021

	Governmental Funds			Account Groups		Totals (Memorandum Only)
	General Fund	Debt Service Fund	Capital Projects Fund	General Long Term Debt	General Fixed Assets	
<b>Assets</b>						
<b>Cash and Investments</b>						
General Fund - Invested Cash	\$ 109,012	\$ -	\$ -	\$ -	\$ -	\$ 109,012
Capital Projects Fund-Deferred Cost Account	-	-	-	-	-	-
<b>Debt Service Fund</b>						
Revenue Account	-	4	-	-	-	4
Reserve Account	-	200,000	-	-	-	200,000
Interest Account	-	329,840	-	-	-	329,840
Sinking Fund	-	470,000	-	-	-	470,000
<b>Due from Other Funds</b>						
General Fund	-	-	-	-	-	-
Debt Service - Series 2005	-	-	-	-	-	-
Capital Projects Fund	-	-	-	-	-	-
<b>Market Valuation Adjustments</b>	-	-	-	-	-	-
<b>Due from Other Governments</b>	-	-	-	-	-	-
<b>Accounts Receivable</b>	-	-	-	-	-	-
<b>Prepaid Expenses</b>	-	-	-	-	-	-
<b>Amount Available in Debt Service Funds</b>	-	-	-	999,844	-	999,844
<b>Amount to be Provided by Debt Service Funds</b>	-	-	-	10,310,156	-	10,310,156
<b>General Fixed Assets</b>	-	-	-	-	4,346,527	4,346,527
<b>Total Assets</b>	<b>\$ 109,012</b>	<b>\$ 999,844</b>	<b>\$ -</b>	<b>\$ 11,310,000</b>	<b>\$ 4,346,527</b>	<b>\$ 16,765,383</b>

**Heritage Harbour Market Place Community Development District**

**Balance Sheet - All Funds and Account Groups**

as of April 30, 2021

	Governmental Funds			Account Groups		Totals (Memorandum Only)
	General Fund	Debt Service Fund	Capital Projects Fund	General Long Term Debt	General Fixed Assets	
<b>Liabilities</b>						
<b>Accounts Payable &amp; Payroll Liabilities</b>	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>Deferred Revenue</b>	-	-	-	-	-	-
<b>Due to Other Governments</b>	-	-	-	-	-	-
<b>Due to Other Funds</b>						
General Fund	-	-	-	-	-	-
Debt Service - Series 2005	-	-	-	-	-	-
<b>Matured Bonds Payable - Series 2005</b>	-	-	-	-	-	-
<b>Matured Interest Payable - Series 2005</b>	-	-	-	-	-	-
<b>Bonds Payable - Series 2005</b>	-	-	-	11,310,000	-	11,310,000
<b>Total Liabilities</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 11,310,000</b>	<b>\$ -</b>	<b>\$ 11,310,000</b>
<b>Fund Equity and Other Credits</b>						
<b>Investment in General Fixed Assets</b>	-	-	-	-	4,346,527	4,346,527
<b>Fund Balance</b>						
<b>Restricted</b>						
Beginning: October 1, 2020	-	329,831	-	-	-	329,831
Results from Current Operations	-	670,013	-	-	-	670,013
<b>Unassigned</b>						
Beginning: October 1, 2020	135,107	-	-	-	-	135,107
Results from Current Operations	(26,095)	-	-	-	-	(26,095)
<b>Total Fund Equity and Other Credits</b>	<b>109,012</b>	<b>999,844</b>	<b>-</b>	<b>-</b>	<b>4,346,527</b>	<b>5,455,383</b>
<b>Total Liabilities, Fund Equity and Other Credits</b>	<b>\$ 109,012</b>	<b>\$ 999,844</b>	<b>\$ -</b>	<b>\$ 11,310,000</b>	<b>\$ 4,346,527</b>	<b>\$ 16,765,383</b>

**Heritage Harbour Market Place Community Development District**

**General Fund  
Statement of Revenue, Expenditures and Changes in Fund Balance  
for the Period Ending April 30, 2021**

	October	November	December	January	February	March	April	Year to Date	Annual Budget	% of Budget
<b>Revenue and Other Sources</b>										
Carryforward	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	N/A
Miscellaneous Revenue	-	-	-	-	-	-	-	-	-	N/A
<b>Interest</b>										
Interest - General Checking	1	1	2	1	1	1	1	9	300	3%
<b>Special Assessment Revenue</b>										
Special Assessments - Uniform Method	137	95	26,353	-	-	-	-	26,585	27,575	96%
Special Assessments - Non-Uniform Mthd	-	-	-	-	-	-	-	-	58,517	0%
<b>Inter-Fund Group Transfers In</b>										
Inter-Fund Group Transfers In	-	-	-	-	-	-	-	-	-	N/A
<b>Total Revenue and Other Sources:</b>	<b>\$ 138</b>	<b>\$ 96</b>	<b>\$ 26,355</b>	<b>\$ 1</b>	<b>\$ 1</b>	<b>\$ 1</b>	<b>\$ 1</b>	<b>\$ 26,593</b>	<b>\$ 86,392</b>	<b>31%</b>
<b>Expenditures and Other Uses</b>										
<b>Legislative</b>										
Board of Supervisor's Fees	\$ -	\$ -	\$ -	\$ -	\$ 400	\$ -	\$ 400	\$ 800	\$ 1,200	67%
Board of Supervisor's - FICA	-	-	-	-	31	-	31	61	92	67%
<b>Executive</b>										
Executive Salaries	4,038	2,692	2,692	2,692	2,692	2,692	4,038	21,538	41,000	53%
Executive Salaries - FICA	309	206	206	206	206	206	309	1,648	2,675	62%
Executive Salaries - Insurance	-	-	-	-	-	-	-	-	-	N/A
<b>Financial and Administrative</b>										
Audit Services	-	-	-	-	1,500	-	4,300	5,800	5,700	102%
Accounting Services	-	225	214	440	240	150	221	1,490	3,500	43%
Assessment Roll Preparation	-	-	-	-	-	-	-	-	-	N/A
Arbitrage Rebate Services	-	-	-	-	-	-	-	-	500	0%
Other	-	-	-	-	-	-	-	-	-	N/A
<b>Other Contractual Services</b>										
Recording and Transcription	-	-	-	-	-	-	-	-	250	0%
Legal Advertising	-	-	-	-	-	-	-	-	2,400	0%
Trustee Services	-	-	5,064	-	-	-	-	5,064	5,810	87%
Dissemination Agent Services	5,000	-	-	-	-	-	-	5,000	5,000	100%
Property Appraiser Fees	-	-	-	-	-	-	-	-	-	N/A
Bank Services	31	33	32	31	31	32	33	224	400	56%
<b>Travel and Per Diem</b>										
Travel and Per Diem	-	-	-	-	-	-	-	-	-	N/A
<b>Communications &amp; Freight Services</b>										
Telephone	-	-	-	-	-	-	-	-	-	N/A
Postage, Freight & Messenger	-	-	-	-	31	19	-	50	300	17%
<b>Rentals &amp; Leases</b>										
Miscellaneous Equipment Leasing	-	-	-	-	-	-	-	-	-	N/A
Computer Services and Website Development	609	609	50	1,167	609	609	609	4,260	7,560	56%
<b>Insurance</b>										
Insurance	6,218	-	-	-	-	-	-	6,218	6,000	104%
<b>Printing &amp; Binding</b>										
Printing & Binding	-	-	-	-	186	-	174	361	100	361%
<b>Office Supplies</b>										
Office Supplies	-	-	-	-	-	-	-	-	-	N/A
<b>Subscription &amp; Memberships</b>										
Subscription & Memberships	175	-	-	-	-	-	-	175	175	100%
<b>Legal Services</b>										
Legal - General Counsel	-	-	-	-	-	-	-	-	4,000	0%
Legal - Litigation Counsel	-	-	-	-	-	-	-	-	-	N/A
<b>Comprehensive Planning</b>										
Professional Services-Planning	-	-	-	-	-	-	-	-	-	N/A
<b>Other General Government Services</b>										
Engineering Services - General Fund	-	-	-	-	-	-	-	-	-	N/A
Property Owner Refunds	-	-	-	-	-	-	-	-	-	N/A
<b>Payroll Expenses</b>										
Payroll Expenses	-	-	-	-	-	-	-	-	-	N/A
<b>Capital Outlay</b>										
Capital Outlay	-	-	-	-	-	-	-	-	-	N/A
<b>Total Expenditures and Other Uses:</b>	<b>\$ 16,380</b>	<b>\$ 3,764</b>	<b>\$ 8,258</b>	<b>\$ 4,537</b>	<b>\$ 5,926</b>	<b>\$ 3,708</b>	<b>\$ 10,115</b>	<b>\$ 52,688</b>	<b>\$ 86,662</b>	<b>61%</b>
<b>Net Increase/ (Decrease) of Fund Balance</b>	<b>(16,242)</b>	<b>(3,668)</b>	<b>18,097</b>	<b>(4,535)</b>	<b>(5,925)</b>	<b>(3,707)</b>	<b>(10,114)</b>	<b>(26,095)</b>		<b>N/A</b>
Fund Balance - Beginning	135,107	118,865	115,196	133,293	128,758	122,833	119,126	135,107	127,077	
Fund Balance - Ending	\$ 118,865	\$ 115,196	\$ 133,293	\$ 128,758	\$ 122,833	\$ 119,126	\$ 109,012	\$ 109,012	\$ 127,077	

**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 April 30, 2021

	October	November	December	January	February	March	April	Year to Date	Budget	% of Budget
<b>Revenue and Other Sources</b>										
Carryforward	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	N/A
<b>Interest Income</b>										
Revenue Account	1	1	-	0	1	1	1	6	-	N/A
Reserve Account	1	1	1	1	1	1	1	6	1,500	0%
Interest Account	-	0	0	-	-	-	-	0	-	N/A
<b>Special Assessment Revenue</b>										
Special Assessments - Uniform Method	1,681	1,165	323,620	-	-	-	-	326,466	338,511	96%
Special Assessments - Non-Uniform Mthd	200,009	-	-	-	-	473,367	-	673,375	789,669	85%
<b>Inter-Fund Group Transfers In</b>										
<b>Total Revenue and Other Sources:</b>	<b>\$ 201,691</b>	<b>\$ 1,168</b>	<b>\$ 323,621</b>	<b>\$ 1</b>	<b>\$ 2</b>	<b>\$ 473,369</b>	<b>\$ 2</b>	<b>\$ 999,853</b>	<b>\$ 1,129,680</b>	<b>89%</b>
<b>Expenditures and Other Uses</b>										
<b>Debt Service</b>										
Principal - Mandatory	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 470,000	0%
Principal - Early Redemptions	-	-	-	-	-	-	-	-	-	N/A
Interest Expense	-	329,840	-	-	-	-	-	329,840	659,680	50%
<b>Legal Services</b>										
Legal - Foreclosure Counsel	-	-	-	-	-	-	-	-	-	N/A
<b>Operating Transfers Out</b>										
<b>Inter-Fund Group Transfers Out</b>										
Trustee Services	-	-	-	-	-	-	-	-	-	N/A
GF-Litigation (Parcel 19/20)	-	-	-	-	-	-	-	-	-	N/A
CPF-Deferred Cost Account	-	-	-	-	-	-	-	-	-	N/A
<b>Total Expenditures and Other Uses:</b>	<b>\$ -</b>	<b>\$ 329,840</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 329,840</b>	<b>\$ 1,129,680</b>	<b>29%</b>
Net Increase/ (Decrease) of Fund Balance	201,691	(328,672)	323,621	1	2	473,369	2	670,013	-	
Fund Balance - Beginning	329,831	531,522	202,850	526,470	526,471	526,473	999,842	329,831	310,701	
Fund Balance - Ending	<u>\$ 531,522</u>	<u>\$ 202,850</u>	<u>\$ 526,470</u>	<u>\$ 526,471</u>	<u>\$ 526,473</u>	<u>\$ 999,842</u>	<u>\$ 999,844</u>	<u>\$ 999,844</u>	<u>\$ 310,701</u>	

**Heritage Harbour Market Place Community Development District**

**Capital Projects Fund**

**Statement of Revenue, Expenditures and Changes in Fund Balance**

for the Period Ending April 30, 2021

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