HERITAGE HARBOR NORTH COMMUNITY DEVELOPMENT DISTRICT



FINANCIAL STATEMENTS - SEPEMBER 30, 2024

FISCAL YEAR 2024

PREPARED BY:

Balance Sheet - All Funds and Account Groups as of September 30, 2024

Governmental Funds

	Gen	eral Fund		Debt Serv	ice Fu	nds	(Capital Pro	jects Fu	ınd		•		
	Ор	erations	Se	ries 2014	Se	ries 2017	Serie	s 2014	Seri	ies 2017	General Long Term Debt	General Fixed Assets	(Mem	Totals orandum Only)
Assets														
Cash and Investments														
General Fund - Invested Cash	\$	170,269	\$	-	\$	-	\$	-	\$	-	\$ -	\$ -	\$	170,269
Capital Projects Fund														
Construction Account		-		-		-		-		-	-	-		-
Deferred Cost Account		-		-		-		-		-	-	-		-
Cost of Issuance		-		-		-		-		-	-	-		-
Debt Service Funds														
Revenue Account		-		289,906		347,721		-		-	-	-		637,627
Excess Revenue - Subordinated Bonds		-		-		-		-		-	-	-		-
Excess Reserve		-		-		-		-		-	-	-		-
Reserve Account		-		259,275		11,110		-		-	-	-		270,385
Prepayment Account		-		1,636		13,403		-		-	-	-		15,038
Interest Accounts		-		0		2		-		-	-	-		2
Sinking Fund Accounts		-		-		-		-		-	-	-		-
Due from Other Funds														
General Fund		-		-		-		-		-	-	-		-
Debt Service Fund - Series 2014		-		-		-		-		-	-	-		-
Debt Service Fund - Series 2017		-				-								-
Due from Other Governments				-		-		-		-	-	-		-
Accrued Interest Receivable		-		-		-		-		-	-	-		-
Accounts Receivable		-		-		-		-		-	-	-		-
Prepaid Expenses		-		-		-		-		-	-	-		-
Amount Available in Debt Service Funds		-		-		-		-		-	923,053	-		923,053
Amount to be Provided by Debt Service Funds		-		-		-		-		-	20,186,947	-		20,186,947
General Fixed Assets		-		-		-				-	-	8,201,874		8,201,874
Total Assets	\$	170,269	\$	550,816	\$	372,237	\$	-	\$	-	\$ 21,110,000	\$ 8,201,874	\$	30,405,196

Balance Sheet - All Funds and Account Groups as of September 30, 2024

Governmental Funds

	General Fund	Debt Serv	vice Funds	Capital Pr	ojects Fund			
	Operations	Series 2014	Series 2017	Series 2014	Series 2017	General Long Term Debt	General Fixed Assets	Totals (Memorandum Only)
Liabilities								
Accounts Payable & Payroll Liabilities	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Due to Other Governments	-	-	-	-	-	-	-	-
Due to Other Funds								
General Fund	-	-	-	-	-	-	-	-
Debt Service Fund - Series 2017	-	-	-	-	-	-	-	-
Debt Service Fund - Series 2014	-	-	-	-	-	-	-	-
Bonds Payable - Series 2014	-	-	-	-	-	6,650,000		6,650,000
Bonds Payable - Series 2017	-	-	-	-	-	14,460,000	-	14,460,000
Total Liabilities	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 21,110,000	\$ -	\$ 21,110,000
Fund Equity and Other Credits								
Investment in General Fixed Assets	-	-	-	-	-	-	8,201,874	8,201,874
Fund Balance								
Restricted								
Beginning: October 1, 2023	-	518,262	394,207	-	-	-	-	912,468
Results from Current Operations	-	32,555	(21,970)	-	-	-	-	10,585
Unassigned								
Beginning: October 1, 2023	150,826	-	-	-	-	-	-	150,826
Results from Current Operations	19,442	-	-	-	-	-	-	19,442
Total Fund Equity and Other Credits	170,269	550,816	372,237	-	-	-	8,201,874	9,295,196
Total Liabilities, Fund Equity and Other Credits	\$ 170,269	550,816	\$ 372,237	\$ -	\$ -	\$ 21,110,000	\$ 8,201,874	\$ 30,405,196

General Fund

Statement of Revenue, Expenditures and Changes in Fund Balance for the period Ending September 30, 2024

																					Annual	% of
	0	tober	N	ovember	D	ecember	J	anuary	Fe	bruary	March	April	May	June	July	Α	ugust	Sep	tember	Year to Date	Budget	Budget
Revenue and Other Sources																						
Carryforward	\$	-	\$	-	\$	-	\$	-	\$	-	\$ -	\$ -	\$ -	\$ -	\$ -	\$	-	\$	-	-	\$ -	N/A
Miscellaneous Revenue																				-	-	N/A
Interest																						
Interest - General Checking		1		1		2		2		2										8	10	78%
Special Assessment Revenue																						
Special Assessments - Uniform Method				3,055		89,730		12,567		4,039	2,211	3,123	1,644	1,367			27			117,763	117,457	100%
Special Assessments - Non-Uniform Mthd		-		-		-		-		-	-	-	-	-	-		-		-	-	-	N/A
Total Revenue and Other Sources:	\$	1	\$	3,057	\$	89,731	\$	12,569	\$	4,040	\$ 2,211	\$ 3,123	\$ 1,644	\$ 1,367	\$ -	\$	27	\$	-	117,771	\$ 117,467	100%
Expenditures and Other Uses																						
Legislative																						
Board of Supervisor's Fees	\$	-	\$	-	\$	-	\$	-	\$	1,000	\$ -	\$ -	\$ 1,000	\$ -	\$ -	\$	-	\$	1,000	3,000	\$ 3,000	100%
Board of Supervisor's - FICA										77			77						77	230	230	100%
Executive																						
Executive Salaries		3,369		3,369		3,369		3,369		3,369	3,369	3,369	3,369	3,369	3,369		3,369		3,369	40,425	40,425	100%
Executive Salaries - FICA		312		312		312		312		312	312	312	312	312	312		312		312	3,743	3,092	121%
Executive Salaries - Insurance																				-	-	0%
Financial and Administrative																						
Audit Services						4,400														4,400	5,000	88%
Accounting Services				480		455		575		755	460	600	460	545	455		385		637	5,807	3,500	166%
Assessment Roll Preparation		708		708		708		708		708	708	708	708	708	708		708		708	8,500	8,500	100%
Arbitrage Rebate Services										500				500						1,000	1,000	100%
Manager Services																				-	-	N/A
Professional Services																						
District Manager Services																				-	-	N/A
Other Contractual Services																						
Recording and Transcription																			186	186	200	93%
Legal Advertising													350	90					126	567	1,500	38%
Trustee Services						4,760							6,262							11,021	11,900	93%
Bond Amortization Schedules														250						250	-	N/A
Dissemination Agent Services								100						2,000						2,100	2,000	105%
Property Appraiser Fees																				-	-	N/A
Bank Services		371		408		340		314		(887)	(570)									(25)	800	-3%
Travel and Per Diem		-		-		-		-		-	-	-	-	-	-		-		-	-	-	N/A

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General Fund Statement of Revenue, Expenditures and Changes in Fund Balance for the period Ending September 30, 2024

	October	Ne	ovember	De	cember	Ja	inuary	Febru	ary	Ma	rch		April	M	ay	Ju	ıne		July	Αι	igust	Se	ptember	Year to Date	Annual Budget	% of Budget
Communications & Freight Services													-													
Telephone																								-	-	N/A
Postage, Freight & Messenger									331						83		11						76	500	100	500%
Rentals & Leases																								-		
Miscellaneous Equipment Leasing																								-	-	N/A
Computer Services	1,679)	100								200												300	2,279	7,900	29%
Insurance	7,195	;																						7,195	7,200	100%
Printing & Binding															426									426	100	426%
Office Supplies																								-	-	N/A
Subscription & Memberships			175																					175	175	100%
Legal Services																										
Legal - General Counsel			175		35				245		385						1,139		716				1,560	4,255	1,500	284%
Other General Government Services																										
Engineering Services - General Fund																								-	750	0%
Stormwater Needs Analysis																								-	-	N/A
Other Current Charges-Manatee Cty Taxes			1,779		(867)						188								1,196					2,295	-	N/A
Payroll Services																								-	-	N/A
Capital Outlay																										
Operating Transfers Out			-																					-	-	N/A
Reserves																										
Operation Reserve (Addition)			-		-		-		-		-		-		-		-		-		-		-	-	18,595	0%
Total Expenditures and Other Uses:	\$ 13,634	\$	7,506	\$	13,512	\$	5,378	\$ 6	,409	\$	5,051	\$	4,989	\$ 1	13,046	\$	8,924	\$	6,755	\$	4,774	\$	8,350	98,328	\$ 117,467	84%
Net Increase/ (Decrease) of Fund Balance	(13,633	3)	(4,450)		76,220		7,191	(2	369)	(2,840)		(1,866)	(1	1,402)		(7,557)		(6,755)		(4,747)		(8,350)	19,442	-	
Fund Balance - Beginning	150,826	j	137,194		132,744	2	208,964	216	,154	2:	13,786		210,946	20	09,080	1	97,678		190,120	1	183,365		178,618	150,826	160,634	
Fund Balance - Ending	\$ 137,194	\$	132,744	\$	208,964	\$ 2	216,154	\$ 213	786	\$ 21	0,946	\$:	209,080	\$ 19	7,678	\$ 19	90,120	\$:	183,365	\$ 1	78,618	\$	170,269	170,269	\$ 160,634	

Debt Service Fund - Series 2014 Bonds Statement of Revenue, Expenditures and Changes in Fund Balance for the period Ending September 30, 2024

																										% of
	C	ctober	N	lovember	 ecember	 January	F	ebruary		March	_	April		May	 June		July	_	August	Se	eptember	Ye	ar to Date		Budget	Budget
Revenue and Other Sources																										
Carryforward	\$	-	\$	-	\$ -	\$ -	\$	-	Ş	-	Ş	-	Ş	-	\$ -	Ş	-	Ş	-	Ş	-	Ş	-	Ş	-	N/A
Interest Income																										
Capitalized Interest		-		-	-	-		-		-		-		-	-		-		-		-		-		-	N/A
Revenue Account		1,131		1,179	391	1,399		2,239		2,322		2,611		2,576	1,186		1,184		1,263		1,276		18,759		15	125058%
Reserve Account		1,140		1,179	1,133	1,163		1,153		1,079		1,154		1,116	1,154		1,116		1,153		1,153		13,693		-	N/A
Interest Account																							-		-	N/A
Sinking Fund																							-		-	N/A
Prepayment Account		7		7	7	7		7		7		7		7	7		7		7		7		84		-	N/A
Special Assessment Revenue																										
Special Assessments - Uniform Method				13,535	397,505	55,671		17,892		9,797		13,834		7,284	6,056		-		121				521,695		520,102	100%
Special Assessments - Non-Uniform Mthd		-		-	-	-		-		-		-		-	-		-		-		-		-		-	N/A
Special Assessments - Prepayments		-		-	-	-		-		-		-		-	-		-		-		-		-		-	N/A
Other Financing Sources																										
Debt Proceeds		-		-	-	-		-		-		-		-	-		-		-		-		-		-	N/A
Inter-Fund Group Transfers In		-		-	-	-		-		-		-		-	-		-		-		-		-		-	N/A
Total Revenue and Other Sources:	\$	2,278	\$	15,900	\$ 399,036	\$ 58,241	\$	21,291	\$	13,205	\$	17,606	\$	10,983	\$ 8,403	\$	2,307	\$	2,544	\$	2,436	\$	554,230	\$	520,117	107%
•																										
Expenditures and Other Uses																										
Debt Service																										
Principal - Mandatory	\$	-	\$	-	\$ -	\$ -	\$	-	\$	-	\$	-	\$	175,000	\$ -	\$	-	\$	-	\$	-	\$	175,000	\$	175,000	100%
Principal - Early Redemptions		-		-	-	-		-		-		-		-	-		-		-		-		-		-	N/A
Interest Expense		-		173,338	-	-		-		-		-		173,338	-		-		-		-		346,675		346,675	100%
Inter-Fund Group Transfers Out		-		-	-	-		-		-		-		-	-		-		-		-		-		-	N/A
Total Expenditures and Other Uses:	\$	-	\$	173,338	\$ -	\$ -	\$	-	\$	-	\$	-	\$	348,338	\$ -	\$	-	\$	-	\$	-	\$	521,675	\$	521,675	100%
Net Increase/ (Decrease) of Fund Balance		2,278		(157,438)	399,036	58,241		21,291		13,205		17,606		(337,355)	8,403		2,307		2,544		2,436		32,555		(1,558)	
Fund Balance - Beginning		518,262		520,539	363,101	762,137		820,379		841,670		854,875		872,481	535,126		543,529		545,836		548,380		518,262		504,164	
Fund Balance - Ending	\$	520,539	\$	363,101	\$ 762,137	\$ 820,379	\$	841,670	\$	854,875	\$	872,481	\$	535,126	\$ 543,529	\$	545,836	\$	548,380	\$	550,816	\$	550,816	\$	502,606	
•																										

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Debt Service Fund - Series 2017 Bonds Statement of Revenue, Expenditures and Changes in Fund Balance for the period Ending September 30, 2024

	0.	tober	N	ovember	December	January		February	N/	larch		April		May		June		July	,	August	Son	tember	V	ear to Date	Budget	% of Budget
Revenue and Other Sources		tobei		Overriber	December	January		rebluary		iaicii		Арін	_	iviay		Julie	_	July		lugust	Эср	terriber		ai to bate	 Duuget	Duuget
Carryforward	\$	_	\$	-	\$ -	\$	- !	\$ -	\$	-	\$	_	\$	_	\$	_	\$	_	\$	-	\$	-	\$	_	\$ -	N/A
Interest Income																										
Revenue Account		1,398		1,488	24	2,61	4	4,812		5,082		5,753		5,678		1,362		1,392		1,522		1,536		32,664	-	N/A
Reserve Account		67		87	65	6	7	67		62		67		65		67		65		67		67		811	15	5406%
Interest Account		1		223	1		1	1		1		1		1		0		0		0		0		229	-	N/A
Sinking Fund		-																						-	-	N/A
Prepayment Account		-																						-	-	N/A
Excess Revenue		-																						-	-	N/A
Excess Reserve		17			0		0	0		0		0		0		0		0		0		0		19	-	N/A
Gain (loss) on Investments		-																						-	-	N/A
Special Assessment Revenue																										
Special Assessments - Uniform Method		-		35,547	1,043,986	146,21	3	46,990		25,730		36,333		19,129		15,906		-		318		-		1,370,152	1,366,212	100%
Special Assessments - Non-Uniform Mthd		-		-	-		-	-		-		-		-		-		-		-		-		-	-	N/A
Special Assessments - Prepaid		-		-	-		-	-		-		-		9,525		-		-		-		-		9,525	-	N/A
Debt Proceeds		-		-	-		-	-		-		-		-		-		-		-		-		-	-	N/A
Inter-Fund Group Transfers In		-		-	-		-	-		-		-		-		-		-		-		-		-	-	N/A
Total Revenue and Other Sources:	\$	1,483	\$	37,345	\$ 1,044,077	\$ 148,89	6	\$ 51,870	\$	30,875	\$	42,154	\$	34,398	\$	17,335	\$	1,457	\$	1,907	\$	1,603	\$	1,413,399	\$ 1,366,227	103%
Expenditures and Other Uses																										
Debt Service																										
Principal - Mandatory	\$	-	\$	5,000	\$ -	\$	- !	\$ -	\$	-	\$	-	\$	825,000	\$	-	\$	-	\$	-	\$	-	\$	830,000	\$ 750,000	111%
Principal - Early Redemptions		-														-		-		-		-		-		N/A
Interest Expense		-		302,750										302,619		-		-		-		-		605,369	605,500	100%
Special Items		-		-	-		-	-		-		-		-		-		-		-		-		-	-	N/A
Inter-Fund Group Transfers Out		-		-	-		-	-		-		-		-		-		-		-		-		-	-	N/A
Total Expenditures and Other Uses:	\$	-	\$	307,750	\$ -	\$	- :	\$ -	\$	-	\$	-	\$	1,127,619	\$	-	\$	-	\$	-	\$	-	\$	1,435,369	\$ 1,355,500	106%
Net Increase/ (Decrease) of Fund Balance		1,483		(270,405)	1,044,077	148,89	6	51,870	30	,875.39		42,154	((1,093,221)		17,335		1,457		1,907		1,603		(21,969.93)	10,727	
Fund Balance - Beginning		394,207		395,689	125,284	1,169,36		1,318,257		370,126		,401,002	_	1,443,156		349,935		367,270		368,726		370,634	_	394,207	 363,637	
Fund Balance - Ending	\$	395,689	\$	125,284	\$ 1,169,361	\$ 1,318,25	7 :	\$ 1,370,126	\$ 1,4	401,002	\$ 1	,443,156	\$	349,935	\$	367,270	\$	368,726	\$	370,634	\$	372,237	\$	372,237	\$ 374,364	
Interest Expense Special Items Inter-Fund Group Transfers Out Total Expenditures and Other Uses: Net Increase/ (Decrease) of Fund Balance Fund Balance - Beginning		1,483 394,207		307,750 (270,405) 395,689	1,044,077 125,284	148,89 1,169,36	6	51,870 1,318,257	30),875.39 370,126	1	42,154 .,401,002		1,127,619 (1,093,221) 1,443,156	\$	17,335 349,935		1,457 367,270		1,907 368,726		370,634		1,435,369 (21,969.93) 394,207	1,355,500 10,727 363,637	100% N/A N/A

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Capital Projects Fund - Series 2014 Bonds Statement of Revenue, Expenditures and Changes in Fund Balance for the period Ending September 30, 2024

	Octob	er	Nove	ember	De	cember	J	anuary	Februar	v	/larch	April	ĺ	,	Vlay	June		July		Αι	ıgust	9	September	. у	ear to Date		Budget		% of Budget
Revenue and Other Sources								,	 	<u>, </u>	 	 	_		,	 					-8					-			
Carryforward	\$	-	\$	-	\$	-	\$	-	\$	-	\$	\$	-	\$	-	\$	-	\$	-	\$	-	\$		- ¢	-	\$		-	N/A
Interest Income																													
Construction Account		-		-		-		-		-			-		-		-		-		-			-	-			-	N/A
Cost of Issuance		-		-		-		-		-			-		-		-		-		-			-	-			-	N/A
Other Financing Sources																													
Debt Proceeds		-		-		-		-		-			-		-		-		-		-			-	-			-	N/A
Inter-Fund Group Transfers In		-		-		-		-		-			-		-		-		-		-			-	-			-	N/A
Total Revenue and Other Sources:	\$	-	\$	-	\$	-	\$	-	\$	-	\$	\$	-	\$	-	\$	-	\$	-	\$	-	\$		- \$	-	\$		-	N/A
Expenditures and Other Uses																													
Financial and Administrative																													
Special Assessment Methodology	\$	-	\$	-	\$	-	\$	-	\$	-	\$	\$	-	\$	-	\$	-	\$	-	\$	-	\$		- ¢	-	\$		-	N/A
District Manager Services		-		-		-		-		-			-		-		-		-		-			-	-			-	N/A
Underwriters' Services		-		-		-		-		-			-		-		-		-		-			-	-			-	N/A
Other Contractual Services																													
Trustee Services		-		-		-		-		-			-		-		-		-		-			-	-			-	N/A
Printing & Binding		-		-		-		-		-			-		-		-		-		-		-	-	-			-	N/A
Legal Services		-		-		-		-		-			-		-		-		-		-			-	-			-	N/A
Flood Control - Stormwater Management																													
Engineering Services		-		-		-		-		-			-		-		-		-		-			-	-			-	N/A
Legal Services		-		-		-		-		-			-		-		-		-		-			-	-			-	N/A
Capital Outlay		-		-		-		-		-			-		-		-		-		-			-	-			-	N/A
Other Financing Uses																													
Original Issue Discount		-		-		-		-		-			-		-		-		-		-			-	-			-	N/A
Inter-Fund Group Transfers Out		-		-		-		-		-			-		-		-		-		-			-	-			-	N/A
Total Expenditures and Other Uses:	\$	-	\$	-	\$	-	\$	-	\$	-	\$	\$	-	\$	-	\$	-	\$	-	\$	-	\$		- \$	-	\$		-	N/A
Net Increase/ (Decrease) of Fund Balance		-		-		-		-		_			-		-		-		_		_			-				_	
Fund Balance - Beginning		-		-		-		-		-	-		-		-	-			-		-		-		-			-	
Fund Balance - Ending	\$	-		-		-		-			-		-		-	-			-		-		-		-	\$		-	

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Capital Projects Fund - Series 2017 Bonds Statement of Revenue, Expenditures and Changes in Fund Balance for the period Ending September 30, 2024

	Octobe	r	Novemb	er	Decem	ber	Janu	ary	Feb	ruary	March		Ap	ril	May		Jui	ne	July		Augus	t	Septe	ember	Year	r to Date	e	Budget	% Bud	of lget
Revenue and Other Sources																														
Carryforward	\$	-	\$	-	\$	-	\$	-	\$	-	\$	-	\$	-	\$	-	\$	-	\$	- \$	5	-	\$	-	\$	-	\$	-		N/A
Interest Income																														
Deferred Cost Account		-		-		-		-		-		-		-		-		-		-		-		-		-		-		N/A
Debt Proceeds		-		-		-		-		-		-		-		-		-		-		-		-		-		-		N/A
Inter-Fund Group Transfers In		-		-		-		-		-		-		-		-		-		-		-		-		-		-		N/A
Total Revenue and Other Sources:	\$	-	\$	-	\$	-	\$	-	\$	-	\$	-	\$	-	\$	-	\$	-	\$	- 5	5	-	\$	-	\$	-	\$	-		N/A
Expenditures and Other Uses																														
Professional Services																														
District Manager Services	\$	-	\$	-	\$	-	\$	-	\$	-	\$	-	\$	-	\$	-	\$	-	\$	- 5	5	-	\$	-	\$	-	\$	-		N/A
Underwriter's Services		-		-		-		-		-		-		-												-		-		N/A
Rating Agency & Verification Agency		-		-		-		-		-		-		-												-		-		N/A
Other Contractual Services																														
Trustee Services		-		-		-		-		-		-		-		-		-		-						-		-		N/A
Printing & Binding		-		-		-		-		-		-		-		-		-		-						-		-		N/A
Legal Services																						-		-						
Legal - General Counsel		-		-		-		-		-		-		-		-		-		-		-		-		-		-		N/A
Inter-Fund Group Transfers Out		-		-		-		-		-		-		-		-		-		-		-		-		-		-		N/A
Total Expenditures and Other Uses:	\$	-	\$	-	\$	-	\$	-	\$	-	\$	-	\$	-	\$	-	\$	-	\$	- \$	5	-	\$	-	\$	-	\$	-		N/A
Net Increase/ (Decrease) of Fund Balance		_				_		-		-		_		_		_		-				_		_		-		-		
Fund Balance - Beginning		-		-		-		-		-		-		_		-		-		-		-		-		-		-		
Fund Balance - Ending	\$	-	\$	-	\$	_	\$	-	\$	-	\$	Ξ	\$	-	\$	_	\$	-	\$	- 5	<u> </u>	-	\$	-	\$	-	\$		•	

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