

HERITAGE OAK PARK

Community Development District

Annual Operating and Debt Service Budget

Fiscal Year 2019

Version 1 - Proposed Budget
(Printed on 04/05/18 6:00pm)

Prepared by:



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HERITAGE OAK PARK
Community Development District

Operating Budgets
Fiscal Year 2019

Summary of Revenues, Expenditures and Changes in Fund Balances
Fiscal Year 2019 Proposed Budget

ACCOUNT DESCRIPTION	ACTUAL	ADOPTED	ACTUAL	PROJECTED	TOTAL	ANNUAL
	FY 2017	BUDGET FY 2018	THRU MAR-2018	APR - SEP-2018	PROJECTED FY 2018	BUDGET FY 2019
REVENUES						
Interest - Investments	\$ 5,780	\$ 5,000	\$ 2,410	\$ 2,311	\$ 4,721	\$ 5,000
Interlocal Agreement	3,000	3,000	1,500	1,500	3,000	3,000
Room Rentals	1,549	500	407	225	632	500
Recreational Activity Fees	39,654	41,500	24,480	16,000	40,480	41,500
Special Assmnts- Tax Collector	681,462	723,875	671,076	52,797	723,873	736,678
Special Assmnts- Discounts	(24,871)	(28,955)	(25,775)	(438)	(26,213)	(29,467)
Other Miscellaneous Revenues	1,305	600	750	300	1,050	600
Gate Bar Code/Remotes	646	1,000	506	332	838	1,000
TOTAL REVENUES	708,525	746,520	675,354	73,027	748,381	758,811
EXPENDITURES						
<i>Administrative</i>						
P/R-Board of Supervisors	14,000	12,000	5,600	6,000	11,600	12,000
FICA Taxes	1,071	918	428	459	887	918
ProfServ-Engineering	160	1,000	-	440	440	1,000
ProfServ-Legal Services	4,568	3,000	1,523	1,000	2,523	3,000
ProfServ-Mgmt Consulting Serv	58,969	60,738	30,369	30,369	60,738	62,560
ProfServ-Special Assessment	9,873	10,169	10,169	-	10,169	10,474
Auditing Services	5,500	5,750	-	5,750	5,750	5,750
Communication/Freight - Gen'l	763	900	395	450	845	900
Insurance - General Liability	8,750	9,625	10,910	-	10,910	12,001
Legal Advertising	1,804	1,100	365	735	1,100	1,100
Miscellaneous Services	510	1,200	153	600	753	1,200
Misc-Bank Charges	2,116	2,400	920	1,050	1,970	2,400
Misc-Assessmnt Collection Cost	4,692	14,478	12,906	1,057	13,963	14,734
Office Supplies	577	360	-	180	180	360
Annual District Filing Fee	175	175	175	-	175	175
Total Administrative	113,528	123,813	73,913	48,090	122,003	128,572
<i>Other Public Safety</i>						
Contracts-Mgmt Services	7,500	7,725	3,863	3,862	7,725	7,957
R&M-Gate	4,384	3,000	1,992	1,200	3,192	3,000
R&M-Gatehouse	-	1,200	102	600	702	1,200
R&M-Security Cameras	535	2,000	100	600	700	2,000
Total Other Public Safety	12,419	13,925	6,057	6,262	12,319	14,157

Summary of Revenues, Expenditures and Changes in Fund Balances
Fiscal Year 2019 Proposed Budget

ACCOUNT DESCRIPTION	ACTUAL	ADOPTED	ACTUAL	PROJECTED	TOTAL	ANNUAL
	FY 2017	BUDGET FY 2018	THRU MAR-2018	APR - SEP-2018	PROJECTED FY 2018	BUDGET FY 2019
Field						
Contracts-Mgmt Services	107,514	110,739	55,370	55,369	110,739	114,061
Contracts-Lake and Wetland	6,120	6,120	3,060	3,060	6,120	6,120
Contracts-Landscape	79,628	82,016	41,998	41,998	83,996	86,515
Utility - General	34,598	37,200	18,399	18,600	36,999	37,200
Utility - Water & Sewer	11,995	12,000	3,112	4,900	8,012	12,000
Insurance - General Liability	29,101	32,011	26,941	-	26,941	29,635
R&M-Drainage	13,100	10,000	10,027	-	10,027	10,000
R&M-Entry Feature / Wall	2,768	7,000	120	3,500	3,620	7,000
R&M-Lake	1,114	2,100	916	1,050	1,966	2,100
R&M-Plant Replacement	2,034	3,500	-	3,500	3,500	3,500
R&M-Trees and Trimming	7,921	6,000	1,750	4,250	6,000	6,000
R&M - Wall	850	-	-	-	-	-
Misc-Special Projects	9,669	10,930	8,430	2,500	10,930	10,930
Misc-Hurricane Expense	32,476	-	58,424	-	58,424	-
Misc-Contingency	2,152	5,000	3,373	1,627	5,000	5,000
Total Field	341,040	324,616	231,920	140,354	372,274	330,061
Road and Street Facilities						
R&M-Parking Lots	-	250	-	250	250	250
R&M-Roads & Alleyways	10,854	7,000	1,726	5,274	7,000	7,000
R&M-Sidewalks	1,743	3,960	-	3,960	3,960	3,960
R&M-Streetlights	19,025	9,500	3,927	5,573	9,500	9,500
Misc-Contingency	-	3,000	-	3,000	3,000	3,000
Capital Outlay - Sidewalk Impr	-	10,000	3,847	6,153	10,000	10,000
Capital Outlay - Streetlight Impr	-	15,200	-	15,200	15,200	15,200
Reserve - Roads & Streetlights	26,709	5,369	-	-	-	5,369
Total Road and Street Facilities	58,331	54,279	9,500	39,410	48,910	54,279

Summary of Revenues, Expenditures and Changes in Fund Balances
Fiscal Year 2019 Proposed Budget

ACCOUNT DESCRIPTION	ACTUAL	ADOPTED	ACTUAL	PROJECTED	TOTAL	ANNUAL
	FY 2017	BUDGET FY 2018	THRU MAR-2018	APR - SEP-2018	PROJECTED FY 2018	BUDGET FY 2019
<i>Parks and Recreation - General</i>						
Contracts-Mgmt Services	34,252	59,307	29,654	29,653	59,307	61,086
Contracts-Janitorial Services	14,695	16,560	8,280	8,280	16,560	16,560
Contracts-Pools	10,800	10,800	5,400	5,400	10,800	10,800
Contracts-Pest Control	1,048	1,100	1,048	-	1,048	1,100
Communication - Telephone	6,960	7,320	3,607	3,720	7,327	7,320
R&M-Clubhouse	60,633	18,000	15,486	9,000	24,486	18,000
R&M-Parks	10,997	6,600	7,626	3,300	10,926	6,600
R&M-Pools	4,270	6,000	1,035	3,000	4,035	6,000
R&M - Tennis Courts	-	20,000	5,643	12,000	17,643	20,000
Miscellaneous Services	2,238	2,400	1,645	1,200	2,845	2,400
Misc-Holiday Décor	812	500	469	-	469	500
Misc-Cable TV Expenses	881	940	491	491	982	1,016
Office Supplies	2,776	2,160	1,797	1,080	2,877	2,160
OpSupplies - General	2,525	2,700	875	1,350	2,225	2,700
Cap Outlay - Equipment	6,408	5,000	12,224	-	12,224	5,000
Cap Outlay-Clubhouse	-	21,500	39,914	-	39,914	21,500
Reserve - Roof	-	5,000	-	-	-	5,000
Reserve - Swimming Pools	-	2,500	-	-	-	2,500
Total Parks and Recreation - General	159,295	188,387	135,194	78,474	213,668	190,242
<i>Special Recreation Facilities</i>						
Miscellaneous Services	5,229	4,500	1,519	1,800	3,319	4,500
Misc-Event Expense	9,877	12,000	19,693	12,000	31,693	12,000
Misc-Social Committee	20,304	24,000	7,716	12,000	19,716	24,000
Misc-Trips and Tours	-	500	-	400	400	500
Office Supplies	618	500	596	251	847	500
Total Special Recreation Facilities	36,028	41,500	29,524	26,451	55,975	41,500
TOTAL EXPENDITURES	720,641	746,520	486,108	339,040	825,149	758,811
Excess (deficiency) of revenues						
Over (under) expenditures	(12,116)	-	189,246	(266,013)	(76,768)	-
OTHER FINANCING SOURCES (USES)						
Operating Transfers-Out	(50,000)	-	-	-	-	-
Contribution to (Use of) Fund Balance	-	-	-	-	-	-
TOTAL OTHER SOURCES (USES)	(50,000)	-	-	-	-	-
Net change in fund balance	(62,116)	-	189,246	(266,013)	(76,768)	-
FUND BALANCE, BEGINNING	782,738	720,622	720,622	-	720,622	643,854
FUND BALANCE, ENDING	\$ 720,622	\$ 720,622	\$ 909,868	\$ (266,013)	\$ 643,854	\$ 643,854

Exhibit "A"
Allocation of Fund Balances

AVAILABLE FUNDS

	<u>Amount</u>
Beginning Fund Balance - Fiscal Year 2019	\$ 643,854
Net Change in Fund Balance - Fiscal Year 2019	-
Reserves - Fiscal Year 2019 Additions	12,869
Total Funds Available (Estimated) - 9/30/2019	656,723

ALLOCATION OF AVAILABLE FUNDS

Nonspendable Fund Balance

Deposits - FPL Utilities	<u>8,175</u>
Subtotal	<u>8,175</u>

Assigned Fund Balance

Operating Reserve - First Quarter Operating Capital		181,589	(1)
Reserve - Recreation Facilities - Prior Years		9,191	(2)
Reserve - Roads & Streetlights - Prior Years	333,055		(2)
Reserve - Roads & Streetlights - FY 2018	5,369		(3)
Reserve - Roads & Streetlights - Current Budget Year	5,369	343,793	(4)
Reserve - Arbor - FY 2018		<u>2,500</u>	(3)
Reserve - Roof - Prior Years	75,000		(2)
Reserve - Roof - FY 2018	5,000		(3)
Reserve - Roof - Current Budget Year	5,000	85,000	(4)
Reserve - Swimming Pools - Prior Years	21,475		(2)
Reserve - Swimming Pools - FY 2018	2,500		(3)
Reserve - Swimming Pools - Current Budget Year	2,500	26,475	(4)
Subtotal		<u>648,548</u>	

Total Allocation of Available Funds	656,723
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Total Unassigned (undesignated) Cash	<u><u>\$ 0</u></u>
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Notes

- (1) Should represent approximately 3 months of operating expenditures, but is reduced by (\$4,897) to keep total Unassigned(undesignated) Cash from being negative
- (2) Represents Reserves from Prior Years thru FY 2017
- (3) Represents Reserves for FY 2018
- (4) Represents Reserves for Current Budget Year FY 2019

Budget Narrative
Fiscal Year 2019

REVENUES

Interest-Investments

The District earns interest on the monthly average collected balance for their operating accounts, money market accounts and certificates of deposits.

Interlocal Agreement

The District has an Interlocal agreement with Heritage Oak Park Community Association for the use of District office and supplies.

Room Rentals

The District earns income when the clubhouse is rented for an event.

Recreational Activity Fees

This is the revenue from the events that the activities department holds throughout the year.

Special Assessments-Tax Collector

The District will levy a Non-Ad Valorem assessment on all the assessable property within the District in order to pay for the operating expenditures during the Fiscal Year.

Special Assessments-Discounts

Per Section 197.162, Florida Statutes, discounts are allowed for early payment of assessments. The budgeted amount for the fiscal year is calculated at 4% of the anticipated Non-Ad Valorem assessments.

Other Miscellaneous Revenues

The District earns miscellaneous income for providing services for the District, i.e. copies of pool keys, mailbox locks and keys, faxes, etc.

Gate Bar Code/Remotes

The District receives amounts for gate remotes that operate the gates of the District.

EXPENDITURES

Administrative

P/R-Board of Supervisors

Chapter 190 of the Florida Statutes allows for members of the Board of Supervisors to be compensated \$200 per meeting at which they are in attendance. The amount for the Fiscal Year is based upon all supervisors attending all of the meetings.

Professional Services-Engineering

The District's engineer provides general engineering services to the District, i.e. attendance and preparation for monthly board meetings when requested, review of invoices, and other specifically requested assignments.

Budget Narrative
Fiscal Year 2019

EXPENDITURES

Administrative (continued)

Professional Services-Legal Services

The District's attorney provides general legal services to the District, i.e., attendance and preparation for monthly Board meetings, review of contracts, review of agreements and resolutions, and other research as directed or requested by the Board of Supervisors and the District Manager.

Professional Services-Management Consulting Services

The District receives Management, Accounting and Administrative services as part of a Management Agreement with Inframark Infrastructure Management Services, Inc. Also included are costs for Information Technology charges to process all of the District's financial activities, i.e. accounts payable, financial statements, budgets, etc., on a main frame computer owned by Inframark in accordance with the management contract and the charge for rentals. The budgeted amount for the fiscal year is based on the contracted fees outlined in Exhibit "A" of the Management Agreement.

Professional Services-Special Assessment

This is the Administrative fees to prepare the District's special assessment roll.

Auditing Services

The District is required to conduct an annual audit of its financial records by an Independent Certified Public Accounting Firm. The budgeted amount for the fiscal year is based on contracted fees from an existing engagement letter.

Communication/Freight - General

This includes telephone, fax transmissions, printing, copies, mailing of agenda packages, checks for vendors, postage and any other required correspondence.

Insurance-General Liability

The District's General Liability & Public Officials Liability Insurance policy is with Public Risk Insurance Agency, Inc. They specialize in providing insurance coverage to governmental agencies. The budgeted amount allows for a projected increase in the premium.

Legal Advertising

The District is required to advertise various notices for monthly Board meetings and other public hearings in a newspaper of general circulation.

Miscellaneous Services

This is for any miscellaneous charges that the District may incur during the fiscal year.

Miscellaneous-Bank Charges

This includes monthly bank charges for the maintenance of the operating accounts.

Miscellaneous-Assessment Collection Costs

The District reimburses the Charlotte County Tax Collector for her or his necessary administrative costs. Per the Florida Statutes, administrative costs shall include, but not be limited to, those costs associated with personnel, forms, supplies, data processing, computer equipment, postage, and programming. The District also compensates the Tax Collector for the actual cost of collection or 2% on the amount of special assessments collected and remitted, whichever is greater. The budget for collection costs was based on a maximum of 2% of the anticipated assessment collections.

Office Supplies

Supplies used in the preparation and binding of agenda packages, required mailings, and other special projects.

Budget Narrative
Fiscal Year 2019

EXPENDITURES

Administrative (continued)

Annual District Filing Fee

The District is required to pay an annual fee of \$175 to the Department of Community Affairs.

Other Public Safety

Contracts – Management Services

This includes payroll, workers comp, FUTA/SUTA taxes and payroll charges for the contracted Public Safety personnel.

R&M - Gate

This represents the repairs and maintenance of the gates. This also includes the purchase of new gate transmitters.

R&M - Gatehouse

This represents normal repairs and maintenance of the gatehouse.

R&M - Security Cameras

This is for miscellaneous repairs and maintenance on the new security cameras that were installed at the clubhouse and at the front and at the rear gates.

Field

Contracts – Management Services

This includes payroll, workers comp, FUTA/SUTA taxes and payroll charges for the contracted Field personnel.

Contracts – Lakes and Wetland

The District has a contract for the aquatic maintenance of the lakes in the District.

Contracts - Landscape

This line item includes mowing, edging, pruning, fertilization, semi-annual leaf pickup, irrigation repairs and maintenance, and pest and weed control of the common areas.

Utility - General

This is for the electricity for the District.

Utility – Water & Sewer

This is for the water & sewer usage for the District, plus annual fire protection fee of \$1,600.

Insurance – General Liability

The general liability insurance is with Preferred Governmental Insurance Trust who specializes in providing insurance coverage for governmental agencies.

R&M – Drainage

This is for the upkeep and maintenance of the drainage areas around the District.

Budget Narrative
Fiscal Year 2019

EXPENDITURES

Field (continued)

R&M – Entry Feature

This is for the upkeep and maintenance of the walls and fences of the District.

R&M - Lake

This includes any maintenance to the lakes of the District.

R&M – Plant Replacement

This includes landscape enhancements throughout the District.

R&M – Trees & Trimming

This includes any tree maintenance for the trees in the District.

Miscellaneous – Special Projects

This is for any special projects that may arise in the Field for the District.

Miscellaneous - Contingency

This is for any contingencies that may arise in the Field for the District.

Road and Street Facilities

R&M – Parking Lots

This represents repairs and maintenance of the parking lots around the District.

R&M – Roads & Alleyways

This represents miscellaneous repairs of the roads and alleyways of the District.

R&M – Sidewalks

This represents the cost of maintaining the sidewalks within the District

R&M – Streetlights

This includes any repairs and maintenance to the streetlights in the District.

Miscellaneous - Contingency

This is a contingency in case an unexpected cost may arise in for the roads and streets.

Capital Outlay – Sidewalk Improvement

This is for the sidewalks along the lake.

Capital Outlay – Streetlight Improvement

This is for the eight new poles and streetlights for the District.

Reserve – Roads & Streetlights

This is for the reserve that will be for installing new streetlights around the District.

Budget Narrative
Fiscal Year 2019

EXPENDITURES

Parks and Recreation – General

Contracts – Management Services

This includes payroll, workers comp, FUTA/SUTA taxes and payroll charges for the contracted Parks and Rec personnel.

Contracts – Janitorial Services

This includes any cleaning that may be incurred by the District for cleaning of the recreational center.

Contracts – Pools

This is for the monthly pool maintenance service contract.

Contracts – Pest Control

The District has a contract for pest control for the recreational center, guard house and other buildings owned by the District.

Communication – Telephone

This includes the telephone usage for the Clubhouse Manager.

R&M - Clubhouse

This represents repairs and maintenance of the recreational center that may be required during the year.

R&M - Parks

This includes bocce ball court maintenance and other park maintenance that may be required in the District.

R&M - Pools

This includes any pool maintenance that may be incurred by the District's recreational center pool.

R&M – Tennis Courts

This includes tennis court maintenance including repairing cracks and resurfacing the courts.

Miscellaneous Services

This includes any miscellaneous services that are needed to run the recreational center.

Miscellaneous - Cable TV Expenses

This includes the cable TV expenses in the recreational center.

Miscellaneous – Holiday Decorations

This is for the decorations that will be displayed around the District during the Holidays.

Office Supplies

This includes any office supplies that are needed to run the recreational center.

Operating Supplies - General

This includes any general maintenance supplies that are needed for the recreational center and the parks.

Capital Outlay – Equipment

This is for purchasing treadmills and exercise equipment that needs to be replaced.

Budget Narrative
Fiscal Year 2019

EXPENDITURES

Parks and Recreation – General (continued)

Capital Outlay – Clubhouse

This is for the capital items for the clubhouse that needed to be replaced which include the kitchen (\$7,500), sports bar window replacement (\$5,000), toilets (\$4,000) and proximity cards (\$5,000).

Reserve – Roof

This is for the reserve for the roof of the clubhouse that will need to be replaced.

Reserve – Swimming Pool

This is for the reserve for the swimming pool and pool equipment that may need upgrading.

Special Recreation Facilities

Miscellaneous Services

This includes bank charges and miscellaneous expenditures for the Activities Dept plus any expense for gifts and donations.

Miscellaneous – Event Expense

These are the expenditures from event planning to the decorations for the event.

Miscellaneous – Social Committee

These are the food and drink expenditures for the events requiring food which include the poolside lunch and the Monday coffee social.

Miscellaneous – Trips and Tours

These are the expenditures for the transportation used for the trips and tours.

Office Supplies

These are the expenditures for the office supplies necessary for the Activities Director.

Summary of Revenues, Expenditures and Changes in Fund Balances
Fiscal Year 2019 Proposed Budget

ACCOUNT DESCRIPTION	ACTUAL FY 2017	ADOPTED BUDGET FY 2018	ACTUAL THRU MAR-2018	PROJECTED APR - SEP-2018	TOTAL PROJECTED FY 2018	ANNUAL BUDGET FY 2019
REVENUES						
Interest - Investments	\$ 22	\$ 24	\$ 11	\$ 13	\$ 24	\$ 24
Special Assmnts- Tax Collector	92,973	84,719	78,540	6,179	84,719	86,877
Special Assmnts- Discounts	(3,395)	(3,389)	(3,017)	(43)	(3,060)	(3,475)
Other Miscellaneous Revenues	-	3,500	-	1,500	1,500	3,500
TOTAL REVENUES	89,600	84,854	75,534	7,649	83,183	86,926
EXPENDITURES						
<i>Administrative</i>						
Misc-Assessmnt Collection Cost	640	1,694	1,510	124	1,634	1,738
Total Administrative	640	1,694	1,510	124	1,634	1,738
<i>Field</i>						
Contracts-Irrigation	45,000	45,000	23,514	23,514	47,028	47,028
R&M-Irrigation	67,782	36,000	40,659	18,000	58,659	36,000
R&M-Pumps	19,481	2,160	6,530	1,620	8,150	2,160
Capital Outlay	31,893	-	-	-	-	-
Total Field	164,156	83,160	70,703	43,134	113,837	85,188
TOTAL EXPENDITURES	164,796	84,854	72,213	43,258	115,471	86,926
Excess (deficiency) of revenues Over (under) expenditures	(75,196)	-	3,321	(35,608)	(32,287)	-
OTHER FINANCING SOURCES (USES)						
Interfund Transfer - In	50,000	-	-	-	-	-
Contribution to (Use of) Fund Balance	-	-	-	-	-	-
TOTAL OTHER SOURCES (USES)	50,000	-	-	-	-	-
Net change in fund balance	(25,196)	-	3,321	(35,608)	(32,287)	-
FUND BALANCE, BEGINNING	3,022	(22,174)	(22,174)	-	(22,174)	(54,461)
FUND BALANCE, ENDING	\$ (22,174)	\$ (22,174)	\$ (18,853)	\$ (35,608)	\$ (54,461)	\$ (54,461)

Exhibit "B"
Allocation of Fund Balances

AVAILABLE FUNDS

	<u>Amount</u>
Beginning Fund Balance - Fiscal Year 2019	\$ 4,098
Net Change in Fund Balance - Fiscal Year 2019	-
Reserves - Fiscal Year 2019 Additions	-
Total Funds Available (Estimated) - 9/30/2019	4,098

ALLOCATION OF AVAILABLE FUNDS

Assigned Fund Balance

Operating Reserve - First Quarter Operating Capital	4,098 ⁽¹⁾
	<u>Subtotal</u> <u>4,098</u>
Total Allocation of Available Funds	4,098

Total Unassigned (undesignated) Cash	<u><u>\$ 0</u></u>
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Notes

(1) Should represent approximately 3 months of operating expenditures, but is reduced by (\$17,633.89) to keep total Unassigned(undesignated) Cash from being negative

Budget Narrative
Fiscal Year 2019

REVENUES

Interest-Investments

The District earns interest on the monthly average collected balance for their operating accounts, money market accounts and certificates of deposits.

Special Assessments-Tax Collector

The District will levy a Non-Ad Valorem assessment on all the assessable property within the District in order to pay for the operating expenditures during the Fiscal Year.

Special Assessments-Discounts

Per Section 197.162, Florida Statutes, discounts are allowed for early payment of assessments. The budgeted amount for the fiscal year is calculated at 4% of the anticipated Non-Ad Valorem assessments.

Other Miscellaneous Revenues

This is for the revenue collected for irrigation reimbursement.

EXPENDITURES

Administrative

Miscellaneous-Assessment Collection Costs

The District reimburses the Charlotte County Tax Collector for her or his necessary administrative costs. Per the Florida Statutes, administrative costs shall include, but not be limited to, those costs associated with personnel, forms, supplies, data processing, computer equipment, postage, and programming. The District also compensates the Tax Collector for the actual cost of collection or 2% on the amount of special assessments collected and remitted, whichever is greater. The budget for collection costs was based on a maximum of 2% of the anticipated assessment collections.

Field

Contracts - Irrigation

This includes monthly monitoring of the irrigation systems throughout the District.

R&M - Irrigation

This includes any repairs and maintenance to the irrigation system.

R&M - Pumps

This is for quarterly pump maintenance contract.

Capital Outlay

This is for the new 30HP 230 volt 3 phase submersible pump.

HERITAGE OAK PARK
Community Development District

Debt Service Budget
Fiscal Year 2019

Summary of Revenues, Expenditures and Changes in Fund Balances
Fiscal Year 2019 Proposed Budget

ACCOUNT DESCRIPTION	ACTUAL FY 2017	ADOPTED BUDGET FY 2018	ACTUAL THRU MAR-2018	PROJECTED APR - SEP-2018	TOTAL PROJECTED FY 2018	ANNUAL BUDGET FY 2019
REVENUES						
Interest - Investments	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Special Assmnts- Tax Collector	214,897	214,897	199,223	15,674	214,897	214,897
Special Assmnts- Discounts	(7,836)	(8,596)	(7,770)	(157)	(7,927)	(8,596)
TOTAL REVENUES	207,061	206,301	191,453	15,518	206,971	206,301
EXPENDITURES						
<i>Administrative</i>						
Misc-Assessmnt Collection Cost	1,480	4,298	3,819	313	4,132	4,298
Total Administrative	1,480	4,298	3,819	313	4,132	4,298
<i>Debt Service</i>						
Principal Debt Retirement	172,192	179,804	-	179,804	179,804	187,752
Interest Expense	32,505	24,913	12,580	12,333	24,913	16,965
Total Debt Service	204,697	204,717	12,580	192,137	204,717	204,717
TOTAL EXPENDITURES	206,177	209,015	16,399	192,450	208,849	209,015
Excess (deficiency) of revenues Over (under) expenditures	884	(2,714)	175,054	(176,933)	(1,879)	(2,714)
OTHER FINANCING SOURCES (USES)						
Contribution to (Use of) Fund Balance	-	(2,714)	-	-	-	(2,714)
TOTAL OTHER SOURCES (USES)	-	(2,714)	-	-	-	(2,714)
Net change in fund balance	884	(2,714)	175,054	(176,933)	(1,879)	(2,714)
FUND BALANCE, BEGINNING	51,487	52,371	52,371	-	52,371	50,492
FUND BALANCE, ENDING	\$ 52,371	\$ 49,657	\$ 227,425	\$ (176,933)	\$ 50,492	\$ 47,778

SunTrust Loan

Compound Period Exact Days
Nominal Annual Rate 4.36 %
Effective Annual Rate Undefined %
Periodic Rate 0.0121 %
Daily Rate 0.01211 %

AMORTIZATION SCHEDULE - US Rule 360 Day Year

Date	Payment	Interest	Principal	Balance
11/01/2018	8,552	8,552	-	383,780
05/01/2019	196,165	8,413	187,752	196,028
11/01/2019	4,368	4,368	-	196,028
05/01/2020	200,349	4,321	196,028	-
	409,434	25,654	383,780	

HERITAGE OAK PARK
Community Development District

Supporting Budget Schedule
Fiscal Year 2019

**Comparison of Assessment Rates
Fiscal Year 2019 vs. Fiscal Year 2018**

Product	General Fund			Irrigation Fund			Debt Service 2008			Total Assessments per Unit			Units
	FY 2019	FY 2018	Percent Change	FY 2019	FY 2018	Percent Change	FY 2019	FY 2018	Percent Change	FY 2019	FY 2018	Percent Change	
SF	\$1,063.03	\$1,044.55	1.8%	\$125.36	\$122.25	2.5%	\$355.65	\$355.65	0.0%	\$1,544.04	\$1,522.45	1.4%	39
MF	\$1,063.03	\$1,044.55	1.8%	\$125.36	\$122.25	2.5%	\$309.96	\$309.96	0.0%	\$1,498.35	\$1,476.76	1.5%	654
													693