

**HILLTOP POINT
COMMUNITY DEVELOPMENT DISTRICT
BOARD OF SUPERVISORS
REGULAR MEETING
FEBRUARY 17, 2023**

**HILLTOP POINT
COMMUNITY DEVELOPMENT DISTRICT AGENDA
FRIDAY, FEBRUARY 17, 2023 AT 10:15 a.m.
SPRINGHILL SUITES BY MARRIOTT TAMPA SUNCOAST PARKWAY
LOCATED AT 16615 CROSSPOINTE RUN, LAND O' LAKES, FL 34638**

District Board of Supervisors	Chair Supervisor Supervisor Supervisor Supervisor	Betty Valenti Lee Thompson John Blakley Vacant Vacant
District Manager	Inframark	Bryan Radcliff
District Attorney	Erin McCormick Law, PA	Erin McCormick
District Engineer	Stantec, Inc	Tonja Stewart

All cellular phones and pagers must be turned off while in the meeting room

The District Agenda is comprised of four different sections:

The meeting will begin at **10:15 a.m.**

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this meeting is asked to advise the District Office at (813) 873-7300, at least 48 hours before the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at 7-1-1 who can aid you in contacting the District Office.

Any person who decides to appeal any decision made by the Board with respect to any matter considered at the meeting is advised that this same person will need a record of the proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which the appeal is to be based.

February 17, 2023
Board of Supervisors
Hilltop Point Community Development District

Dear Board Members:

The Regular Meeting of the Hilltop Point Community Development District will be held on **February 17, 2023 at 10:15 a.m. at the SpringHill Suites by Marriott Tampa Suncoast Parkway located at 16615 Crosspointe Run, Land O'Lakes, FL 34638**. Please let us know at least 24 hours in advance if you are planning to call into the meeting. Following is the Agenda for the Meeting:

Call In Number: 1-866-906-9330

Access Code: 4863181

1. CALL TO ORDER/ROLL CALL

2. AUDIENCE QUESTIONS AND COMMENTS ON AGENDA ITEMS

3. VENDOR AND STAFF REPORTS

- A. District Counsel
- B. District Manager
- C. District Engineer

4. BUSINESS ITEMS

- A. Acceptance of Board Resignation – Supervisor Malcuit, Seat 2.....Tab 01
- B. Appointment of Supervisor to Open Board Seat
 - i. Administer Oath of Office
 - ii. Confirmation of Board Compensation
- C. Consideration of Resolution 2023-03; Redesignating Officers.....Tab 02
- D. Ratification of Sharp Design Studio Work Order – ANSI Forms.....Tab 03
- E. General Matters of the District

5. CONSENT AGENDA ITEMS

- A. Consideration of Regular Meeting Minutes December 16, 2022.....Tab 04
- B. Consideration of Operations and Maintenance Expenditures November 2022.....Tab 05
- C. Review of Financial Reports for Month Ending November 30, 2022.....Tab 06

6. BOARD MEMBERS COMMENTS

7. PUBLIC COMMENTS

8. ADJOURNMENT

We look forward to speaking with you at the meeting. In the meantime, if you have any questions, please do not hesitate to call us at (813) 873-7300.

Sincerely,



January 12, 2023

To: Board of Supervisors
Hilltop Point Community Development District

Please accept my resignation as a supervisor and officer of Hilltop Point Community Development District effective January 11, 2023.

A handwritten signature in blue ink, reading "Keith Malcuit", is written over a horizontal line.

Keith Malcuit

RESOLUTION 2023-03

**A RESOLUTION OF THE BOARD OF SUPERVISORS
DESIGNATING THE OFFICERS OF HILLTOP POINT
COMMUNITY DEVELOPMENT DISTRICT AND
PROVIDING FOR AN EFFECTIVE DATE.**

WHEREAS, Hilltop Point Community Development District (the “District”), is a local unit of special-purpose government created and existing pursuant to Chapter 190, Florida Statutes, being situated entirely within the City of Dade City; and

WHEREAS, the initial supervisors have taken and subscribed to the oath of office per F.S. 190.006(4); and

WHEREAS, the Board of Supervisors (hereinafter the “Board”) now desires to organize by designating the Officers of the District per F.S. 190.006(6).

**NOW, THEREFORE, BE IT RESOLVED BY THE BOARD
OF SUPERVISORS OF HILLTOP POINT COMMUNITY
DEVELOPMENT DISTRICT:**

1. The following persons are elected to the offices shown, to wit:

_____	Chair
_____	Vice-Chair
<u>Brian Lamb</u>	Secretary
<u>Eric Davidson</u>	Treasurer
<u>Bryan Radcliff</u>	Assistant Secretary
_____	Assistant Secretary
_____	Assistant Secretary
_____	Assistant Secretary

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

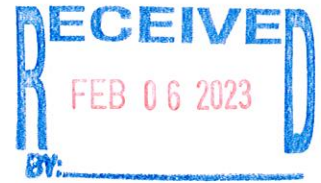
PASSED AND ADOPTED THIS 17th DAY OF FEBRUARY, 2023.

ATTEST:

**HILLTOP POINT COMMUNITY
DEVELOPMENT DISTRICT**

Secretary / Assistant Secretary

Chair/Vice-Chair



WORK ORDER

EFFECTIVE DATE: Monday, January 30, 2023

Client Name:	Hilltop Point (Clinton Avenue) CDD	Requested by: (Name, E-mail, Phone, Address)	Stephen Bennett smbennett@mihomes.com (813)393-5767 4343 Anchor Plaza Park, Suite 200 Tampa, FL 33634
Plan #/ Project Name:	Hilltop Point Amenity – ANSI Forms	SDS Job Number:	21-2391-002

FEE SUMMARY:

Description (<i>Scope of Work</i>)	Quantity	Rate	Totals
ANSI Form: form requested by the AHJ/GC – residential form typically filled out by the pool contractor but will be filled out by the engineer to expedite the process.	1	-	\$750.00

Total this Proposal – NOT TO EXCEED: \$750.00

Note:

- If hourly or reimbursable expenses exceed the values listed in the proposal, an additional proposal for the fees will be sent to the client for approval.
- The above fee schedule is in addition to any reimbursable charges found in the original signed agreement.
- Sharp Design Studio, LLC will not commence work on the above stated Project until this work order is signed and returned via the contact information listed below.
- This agreement is governed by the signed proposal for the aforementioned project.




WORK ORDER

Accepted By:

Stephen Bennett

Land Project Manager
M/I Homes of Tampa, Inc.



Signature (on behalf of Company)
2-6-23

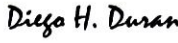
Date

DocuSigned by:



Donald F. Sharp
President/Owner
Sharp Design Studio

DocuSigned by:



Diego H. Duran, AIA, NCARB
Vice President of Architecture
Sharp Design Studio

HILLTOP POINT COMMUNITY DEVELOPMENT DISTRICT

December 16, 2022, Minutes of the Regular Meeting

MINUTES OF THE REGULAR MEETING

The Regular Meeting of the Board of Supervisors for the Hilltop Point Community Development District was held on **Friday, December 16, 2022, at 10:15 a.m.** at the Long Lake Reserve Amenity Center located at 19617 Breynia Dr., Lutz, FL 33558.

1. CALL TO ORDER

Bryan Radcliff called the Regular Meeting of the Board of Supervisors of the Hilltop Point Community Development District to order on **Friday, December 16, 2022, at 10:15 a.m.**

Board Members Present and Constituting a Quorum:

Keith Malcuit	Vice-Chair
Lee Thompson	Supervisor
John Blakley	Supervisor

Staff Members Present:

Bryan Radcliff	District Manager, Inframark
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There were no members of the general public present.

2. AUDIENCE QUESTIONS OR COMMENT ON AGENDA ITEMS

There were no public comments on agenda items.

3. VENDOR AND STAFF REPORTS

- A. District Counsel
- B. District Manager
- C. District Engineer

There were no staff reports on behalf of the manager and engineer.

4. BUSINESS ITEMS

A. Acceptance of Board Resignation – Supervisor Wood, Seat 5

The Board accepted the resignation of Melissa Wood from Seat 5 of the Board of Supervisors for Cobblestone CDD.

MOTION TO:	Accepted the resignation letter from Melissa Wood.
MADE BY:	Supervisor Thompson
SECONDED BY:	Supervisor Blakley
DISCUSSION:	None further
RESULT:	Called to Vote: Motion PASSED
	3/0 - Motion Passed Unanimously

B. Consideration of Resolution 2023-02; Adopting Amended FY 2023 Meeting Schedule

The Board reviewed and approved Resolution 2023-02; Adopting Amended FY 2023 Meeting Schedule.

MOTION TO:	Approved Resolution 2023-02 as stated.
MADE BY:	Supervisor Thompson
SECONDED BY:	Supervisor Malcuit
DISCUSSION:	None further
RESULT:	Called to Vote: Motion PASSED 3/0 - Motion Passed Unanimously

C. Consideration of First Amendment to the Management Services Master Agreement

The Board reviewed and approved the First Amendment to the Management Services Master Agreement.

MOTION TO:	Approved the First Amendment to the Management Services Master Agreement.
MADE BY:	Supervisor Thompson
SECONDED BY:	Supervisor Malcuit
DISCUSSION:	None further
RESULT:	Called to Vote: Motion PASSED 3/0 - Motion Passed Unanimously

D. Ratification of the Consulting Agreement - Sharp Designs

The Board Ratified the Consulting Agreement with Sharp Designs.

MOTION TO:	Ratified the Consulting Agreement with Sharp Designs.
MADE BY:	Supervisor Blakley
SECONDED BY:	Supervisor Thompson
DISCUSSION:	None further
RESULT:	Called to Vote: Motion PASSED 3/0 - Motion Passed Unanimously

E. Approval of the Construction Agreement - Windward Homes

The Board reviewed and approved the Construction Agreement with Windward Homes.

MOTION TO:	Approved the Construction Agreement with Windward Homes.
MADE BY:	Supervisor Malcuit
SECONDED BY:	Supervisor Thompson
DISCUSSION:	None further
RESULT:	Called to Vote: Motion PASSED 3/0 - Motion Passed Unanimously

F. General Matters of the District

There were no general matters of the District at this time.

5. CONSENT AGENDA ITEM

- A. Consideration of Board of Supervisors Meeting Minutes October 21, 2022**
- B. Consideration of Operations and Maintenance Expenditures October 2022**
- C. Review of Financial Statements for Month Ending October 31, 2022**

The Board reviewed the minutes from the meeting held on 10/21/2022, the Operations & Maintenance Expenditures from October and the Financial Statements for the month ending 10/31/2022. The Board Approved all consent agenda items.

MOTION TO:	Approve the Consent Agenda Item A through C.
MADE BY:	Supervisor Malcuit
SECONDED BY:	Supervisor Thompson
DISCUSSION:	None further
RESULT:	Called to Vote: Motion PASSED 3/0 - Motion Passed Unanimously

6. BOARD MEMBERS' COMMENTS

There were no Board member comments currently.

7. PUBLIC COMMENTS

There were no public comments.

8. ADJOURNMENT

MOTION TO:	Adjourn the meeting at 10:25 A.M.
MADE BY:	Supervisor Thompson
SECONDED BY:	Supervisor Malcuit
DISCUSSION:	None further
RESULT:	Called to Vote: Motion PASSED
	3/0 - Motion Passed Unanimously

**Please note the entire meeting is available on disc.*

**These minutes were done in summary format.*

**Each person who decides to appeal any decision made by the Board with respect to any matter considered at the meeting is advised that person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.*

Meeting minutes were approved at a meeting by vote of the Board of Supervisors at a publicly noticed meeting held on _____.

Signature

Signature

Printed Name

Printed Name

Title:

☐ **Secretary**
☐ **Assistant Secretary**

Title:

☐ **Chairman**
☐ **Vice Chairman**

Official District Seal

Recorded by Records Administrator

Signature

Date

HILLTOP POINT CDD Summary of Operations and Maintenance Invoices

Vendor	Invoice/Account Number	Amount	Vendor Total	Comments/Description
Monthly Contract		\$0.00		
Monthly Contract Subtotal		\$0.00		
Variable Contract				
JOHN C. BLAKLEY	JB 092322	\$200.00		SUPERVISOR FEE 09/23/22
LEE R. THOMPSON	LT 092322	\$200.00		SUPERVISOR FEE 11/14/22
Variable Contract Subtotal		\$400.00		
Utilities				
TAMPA ELECTRIC	221008683908 102722	\$22.31		SERVICE 09/23/22-10/21/22
TAMPA ELECTRIC	221008717680 102722	\$28.53		SERVICE 09/23/22-10/21/22
TAMPA ELECTRIC	221008717698 102722	\$28.67	\$79.51	SERVICE 09/23/22-10/21/22
Utilities Subtotal		\$79.51		
Regular Services		\$0.00		
Regular Services Subtotal		\$0.00		
Additional Services				
YELLOWSTONE LANDSCAPE	TM 449308	\$1,428.55		BASIC ENHANCEMENT WORK -10/31/22
Additional Services Subtotal		\$1,428.55		
TOTAL		\$1,908.06		

Approved (with any necessary revisions noted):

<p style="text-align: center;">HILLTOP POINT CDD Summary of Operations and Maintenance Invoices</p>

Vendor	Invoice/Account Number	Amount	Vendor Total	Comments/Description

Signature: _____

Title (Check one):

☐ Chariman ☐ Vice Chariman ☐ Assistant Secretary

Hilltop Point CDD

MEETING DATE: September 23, 2022

DMS Staff Signature

Bryan Under 272

SUPERVISORS	CHECK IF IN ATTENDANCE	STATUS	PAYMENT AMOUNT
Betty Valenti	✓	Salary Waived	\$0
Keith Malcuit	✓	Salary Waived	\$0
Lee Thompson	✓	Salary Accepted	\$200
John Blakley	✓	Salary Accepted	\$200
		Salary Waived	\$0

JB092322

Hilltop Point CDD

MEETING DATE: September 23, 2022

DMS Staff Signature _____

Bryan ROBERT

SUPERVISORS	CHECK IF IN ATTENDANCE	STATUS	PAYMENT AMOUNT
Betty Valenti	✓	Salary Waived	\$0
Keith Malcuit	✓	Salary Waived	\$0
Lee Thompson	✓	Salary Accepted	\$200
John Blakley	✓	Salary Accepted	\$200
		Salary Waived	\$0

LT 092322



ACCOUNT INVOICE

tampaelectric.com



HILLTOP POINT COMMUNITY DEVELOPMENT DISTRICT
12373 CARL LOOP, PUMP
DADE CITY, FL 33525-6051

Statement Date: 10/27/2022

Account: 221008683908

Past Due – Pay Immediately **\$23.24**

Current month's charges: **\$22.31**

Total amount due: **\$45.55**

Payment Due By: **11/17/2022**

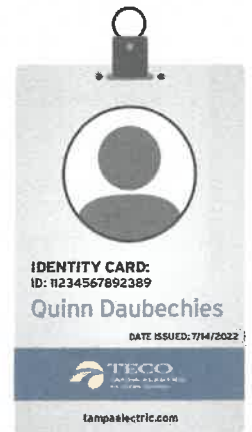
Your Account Summary

Previous Amount Due	\$23.24
Payment(s) Received Since Last Statement	\$0.00
Past Due – Pay Immediately	\$23.24
Current Month's Charges	\$22.31
Total Amount Due	\$45.55

SAFETY TIP:

Ask for identification

Please remember, if someone visits your home or business and claims to be an employee of Tampa Electric, ask to see his or her company badge.



Amount not paid by due date may be assessed a late payment charge and an additional deposit.

Save Energy. Save Money.

It's never been easier with help from our many rebate programs for business.
tampaelectric.com/bizsave

To ensure prompt credit, please return stub portion of this bill with your payment. Make checks payable to TECO.



WAYS TO PAY YOUR BILL



See reverse side for more information

Account: 221008683908

Past Due – Pay Immediately **\$23.24**

Current month's charges: **\$22.31**

Total amount due: **\$45.55**

Payment Due By: **11/17/2022**

Amount Enclosed \$

676075062179



HILLTOP POINT COMMUNITY DEVELOPMENT DISTRICT
2005 PAN AM CIR, STE 300
TAMPA, FL 33607-6008

MAIL PAYMENT TO:
TECO
P.O. BOX 31318
TAMPA, FL 33631-3318

6760750621792210086839080000000045555

Account: 221008683908
Statement Date: 10/27/2022
Current month's charges due 11/17/2022

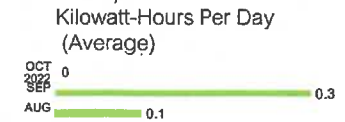
Details of Charges – Service from 09/23/2022 to 10/21/2022

Service for: 12373 CARL LOOP, PUMP, DADE CITY, FL 33525-6051

Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000871451	10/21/2022	11		11		0 kWh	1	29 Days
Daily Basic Service Charge						29 days @ \$0.75000		
Florida Gross Receipt Tax						\$21.75		
Electric Service Cost						\$0.56		
Total Current Month's Charges						\$22.31		
						\$22.31		

Tampa Electric Usage History



00003013-0006353-Page 7 of 12

Important Messages

Don't get "tricked" by scammers.

October is National Cybersecurity Awareness Month. Scammers never stop and are always looking for new ways to take advantage of those who let their guard down. The latest tactic – scammers are now requesting payment through mobile applications. Visit tampaelectric.com and click on the Cybersecurity Awareness Month tile to learn more.





ACCOUNT INVOICE

tampaelectric.com



HILLTOP POINT COMMUNITY DEVELOPMENT DISTRICT
12142 FARRIER DR, LFT STAT
DADE CITY, FL 33525

Statement Date: 10/27/2022

Account: 221008717680

Past Due – Pay Immediately \$331.83

Current month's charges: \$28.53
Total amount due: \$360.36
Payment Due By: 11/17/2022

Your Account Summary

Previous Amount Due	\$333.26
Payment(s) Received Since Last Statement	\$0.00
Miscellaneous Credits	-\$1.43
Past Due – Pay Immediately	\$331.83
Current Month's Charges	\$28.53
Total Amount Due	\$360.36

SAFETY TIP:

Ask for identification

Please remember, if someone visits your home or business and claims to be an employee of Tampa Electric, ask to see his or her company badge.



Amount not paid by due date may be assessed a late payment charge and an additional deposit.

Save Energy. Save Money.

It's never been easier with help from our many rebate programs for business.
tampaelectric.com/bizsave

To ensure prompt credit, please return stub portion of this bill with your payment. Make checks payable to TECO.



WAYS TO PAY YOUR BILL



See reverse side for more information

Account: 221008717680

Past Due – Pay Immediately \$331.83

Current month's charges: \$28.53
Total amount due: \$360.36
Payment Due By: 11/17/2022

Amount Enclosed \$

676075062181



HILLTOP POINT COMMUNITY DEVELOPMENT DISTRICT
2005 PAN AM CIR, STE 300
TAMPA, FL 33607-6008

MAIL PAYMENT TO:
TECO
P.O. BOX 31318
TAMPA, FL 33631-3318

Account: 221008717680
Statement Date: 10/27/2022
Current month's charges due 11/17/2022

Details of Charges – Service from 09/23/2022 to 10/21/2022

Service for: 12142 FARRIER DR, LFT STAT, DADE CITY, FL 33525

Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000809852	10/21/2022	17		0		17 kWh	1	29 Days
Daily Basic Service Charge						29 days @ \$0.75000		\$21.75
Energy Charge						17 kWh @ \$0.07089/kWh		\$1.21
Fuel Charge						17 kWh @ \$0.04126/kWh		\$0.70
Storm Protection Charge						17 kWh @ \$0.00315/kWh		\$0.05
Clean Energy Transition Mechanism						17 kWh @ \$0.00402/kWh		\$0.07
Florida Gross Receipt Tax								\$0.61
Electric Service Cost								\$24.39
Franchise Fee								\$1.60
Municipal Public Service Tax								\$2.54
Total Electric Cost, Local Fees and Taxes								\$28.53
Total Current Month's Charges								\$28.53
Miscellaneous Credits								
Sales Tax Credit								-\$1.43
Total Current Month's Credits								-\$1.43

Tampa Electric Usage History



Important Messages

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HILLTOP POINT COMMUNITY DEVELOPMENT DISTRICT
12433 HILLTOP FARMS DR, LFT STAT
DADE CITY, FL 33525

Statement Date: 10/27/2022

Account: 221008717698

Past Due – Pay Immediately \$331.83

Current month's charges: \$28.67

Total amount due: \$360.50

Payment Due By: 11/17/2022

Your Account Summary

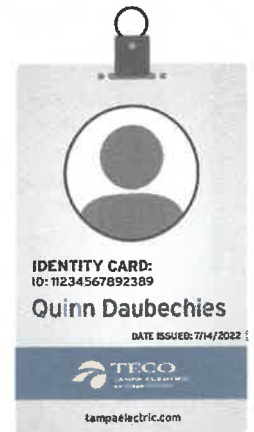
Previous Amount Due	\$333.26
Payment(s) Received Since Last Statement	\$0.00
Miscellaneous Credits	-\$1.43
Past Due – Pay Immediately	\$331.83
Current Month's Charges	\$28.67
Total Amount Due	\$360.50

00003013-0006350-Page 1 of 12

SAFETY TIP:

Ask for identification

Please remember, if someone visits your home or business and claims to be an employee of Tampa Electric, ask to see his or her company badge.



Amount not paid by due date may be assessed a late payment charge and an additional deposit.

Save Energy. Save Money.

It's never been easier with help from our many rebate programs for business.
tampaelectric.com/bizsave

To ensure prompt credit, please return stub portion of this bill with your payment. Make checks payable to TECO.



WAYS TO PAY YOUR BILL



See reverse side for more information

Account: 221008717698

Past Due – Pay Immediately \$331.83

Current month's charges: \$28.67

Total amount due: \$360.50

Payment Due By: 11/17/2022

Amount Enclosed \$

676075062182

00003013 02 AB 0.49 33607 FTECO11027222104410 00000 04 01000000 006 00 23930 006

HILLTOP POINT COMMUNITY DEVELOPMENT DISTRICT
2005 PAN AM CIR, STE 300
TAMPA, FL 33607-6008

MAIL PAYMENT TO:
TECO
P.O. BOX 31318
TAMPA, FL 33631-3318

Account: 221008717698
Statement Date: 10/27/2022
Current month's charges due 11/17/2022

Details of Charges – Service from 09/23/2022 to 10/21/2022

Service for: 12433 HILLTOP FARMS DR, LFT STAT, DADE CITY, FL 33525

Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000809854	10/21/2022	18		0		18 kWh	1	29 Days

Daily Basic Service Charge	29 days @ \$0.75000	\$21.75
Energy Charge	18 kWh @ \$0.07089/kWh	\$1.28
Fuel Charge	18 kWh @ \$0.04126/kWh	\$0.74
Storm Protection Charge	18 kWh @ \$0.00315/kWh	\$0.06
Clean Energy Transition Mechanism	18 kWh @ \$0.00402/kWh	\$0.07
Florida Gross Receipt Tax		\$0.61
Electric Service Cost		\$24.51
Franchise Fee		\$1.61
Municipal Public Service Tax		\$2.55

Tampa Electric Usage History

Kilowatt-Hours Per Day
(Average)



Total Electric Cost, Local Fees and Taxes **\$28.67**

Total Current Month's Charges **\$28.67**

Miscellaneous Credits

Sales Tax Credit **-\$1.43**

Total Current Month's Credits **-\$1.43**

Important Messages

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October is National Cybersecurity Awareness Month. Scammers never stop and are always looking for new ways to take advantage of those who let their guard down. The latest tactic – scammers are now requesting payment through mobile applications. Visit tampaelectric.com and click on the Cybersecurity Awareness Month tile to learn more.





INVOICE

INVOICE #	INVOICE DATE
TM 449308	10/31/2022
TERMS	PO NUMBER
Net 30	

Bill To:

Hilltop Point CDD
c/o Inframark
2005 Pan Am Circle
Suite 300
Tampa, FL 33607

Remit To:

Yellowstone Landscape
PO Box 101017
Atlanta, GA 30392-1017

Property Name: Hilltop Point CDD

Invoice Due Date: November 30, 2022

Invoice Amount: \$1,428.55

Description	Current Amount
-------------	----------------

Basic Enhancement Work Order (FL)



Should you have any questions or inquiries please call (386) 437-6211.



Landscape Enhancement

\$1,428.55

Excellence

Invoice Total

\$1,428.55

IN COMMERCIAL LANDSCAPING

Should you have any questions or inquiries please call (386) 437-6211.

Hilltop Point Community Development District

Financial Statements
(Unaudited)

Period Ending
November 30, 2022

Prepared by:



2005 Pan Am Circle ~ Suite 300 ~ Tampa, Florida 33607
Phone (813) 873-7300 ~ Fax (813) 873-7070

HILLTOP POINT COMMUNITY DEVELOPMENT DISTRICT

Balance Sheet

As of November 30, 2022

(In Whole Numbers)

ACCOUNT DESCRIPTION	GENERAL FUND	SERIES 2022-1 CAPITAL PROJECT FUND	SERIES 2022-2 CAPITAL PROJECT FUND	TOTAL
<u>ASSETS</u>				
Cash - Operating Account	\$ 2,876	\$ -	\$ -	\$ 2,876
Investments:				
Capitalized Interest Account	-	1	7	8
TOTAL ASSETS	\$ 2,876	\$ 1	\$ 7	\$ 2,884
<u>LIABILITIES</u>				
Accounts Payable	\$ 22,772	\$ -	\$ -	\$ 22,772
TOTAL LIABILITIES	22,772	-	-	22,772
<u>FUND BALANCES</u>				
Restricted for:				
Capital Projects	-	1	7	8
Unassigned:	(19,896)	-	-	(19,896)
TOTAL FUND BALANCES	(19,896)	1	7	(19,888)
TOTAL LIABILITIES & FUND BALANCES	\$ 2,876	\$ 1	\$ 7	\$ 2,884

HILLTOP POINT COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending November 30, 2022
General Fund (001)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<u>REVENUES</u>				
Special Assmnts- CDD Collected	\$ 310,575	\$ 2,654	\$ (307,921)	0.85%
TOTAL REVENUES	310,575	2,654	(307,921)	0.85%
<u>EXPENDITURES</u>				
<u>Administration</u>				
Supervisor Fees	-	400	(400)	0.00%
ProfServ-Dissemination Agent	1,250	-	1,250	0.00%
ProfServ-Recording Secretary	1,600	400	1,200	25.00%
District Counsel	9,500	-	9,500	0.00%
District Engineer	9,500	-	9,500	0.00%
Administrative Services	3,000	750	2,250	25.00%
Management & Accounting Services	4,000	-	4,000	0.00%
District Manager	16,667	4,167	12,500	25.00%
Accounting Services	9,500	1,500	8,000	15.79%
Website Compliance	1,800	-	1,800	0.00%
Postage, Phone, Faxes, Copies	500	5	495	1.00%
Rentals & Leases	500	100	400	20.00%
Public Officials Insurance	2,500	-	2,500	0.00%
Legal Advertising	3,500	205	3,295	5.86%
Bank Fees	200	44	156	22.00%
Financial & Revenue Collections	2,333	200	2,133	8.57%
Website Administration	1,600	200	1,400	12.50%
Information Technology	400	100	300	25.00%
Miscellaneous Expenses	250	-	250	0.00%
Office Supplies	100	-	100	0.00%
Dues, Licenses, Subscriptions	175	175	-	100.00%
Total Administration	68,875	8,246	60,629	11.97%
<u>Electric Utility Services</u>				
Electricity - Utility Ops	1,500	144	1,356	9.60%
Electricity - Streetlights	30,000	-	30,000	0.00%
Total Electric Utility Services	31,500	144	31,356	0.46%
<u>Stormwater Control</u>				
R&M-Boundary Walls/Fences/Monuments	15,000	-	15,000	0.00%
Landscape- Storm Clean Up & Tree Removal	5,000	-	5,000	0.00%
Aquatic Maintenance	7,500	-	7,500	0.00%
Total Stormwater Control	27,500	-	27,500	0.00%
<u>Other Physical Environment</u>				
Insurance - General Liability	3,200	-	3,200	0.00%
Insurance -Property & Casualty	12,500	-	12,500	0.00%

HILLTOP POINT COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending November 30, 2022
General Fund (001)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
Landscape - Annuals	7,500	-	7,500	0.00%
Landscape - Mulch	7,500	-	7,500	0.00%
Landscape Maintenance	130,000	6,137	123,863	4.72%
Plant Replacement Program	5,000	-	5,000	0.00%
Irrigation Maintenance	6,000	-	6,000	0.00%
Entry & Walls Maintenance	1,500	-	1,500	0.00%
Miscellaneous Services	1,000	-	1,000	0.00%
Total Other Physical Environment	174,200	6,137	168,063	3.52%
<u>Parks and Recreations</u>				
Field Services	4,500	-	4,500	0.00%
Dog Waste Station Service & Supplies	1,500	-	1,500	0.00%
Total Parks and Recreations	6,000	-	6,000	0.00%
<u>Contingency</u>				
Misc-Contingency	2,500	-	2,500	0.00%
Total Contingency	2,500	-	2,500	0.00%
TOTAL EXPENDITURES	310,575	14,527	296,048	4.68%
Excess (deficiency) of revenues				
Over (under) expenditures	-	(11,873)	(11,873)	0.00%
Net change in fund balance	\$ -	\$ (11,873)	\$ (11,873)	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2022)	(8,023)	(8,023)		
FUND BALANCE, ENDING	\$ (8,023)	\$ (19,896)		

HILLTOP POINT COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending November 30, 2022
Series 2022-1 Debt Service Fund (201)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<u>REVENUES</u>				
Interest - Investments	\$ -	\$ 1	\$ 1	0.00%
Special Assmnts- CDD Collected	335,318	-	(335,318)	0.00%
TOTAL REVENUES	335,318	1	(335,317)	0.00%
<u>EXPENDITURES</u>				
<u>Debt Service</u>				
Principal Debt Retirement	131,021	-	131,021	0.00%
Interest Expense	204,297	-	204,297	0.00%
Total Debt Service	335,318	-	335,318	0.00%
TOTAL EXPENDITURES	335,318	-	335,318	0.00%
Excess (deficiency) of revenues				
Over (under) expenditures	-	1	1	0.00%
<u>OTHER FINANCING SOURCES (USES)</u>				
Operating Transfers-Out	-	(1)	(1)	0.00%
TOTAL FINANCING SOURCES (USES)	-	(1)	(1)	0.00%
Net change in fund balance	\$ -	\$ -	\$ -	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2022)	-	-		
FUND BALANCE, ENDING	\$ -	\$ -		

HILLTOP POINT COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending November 30, 2022
Series 2022-1 Capital Project Fund (301)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<u>REVENUES</u>				
TOTAL REVENUES	-	-	-	0.00%
<u>EXPENDITURES</u>				
TOTAL EXPENDITURES	-	-	-	0.00%
Excess (deficiency) of revenues				
Over (under) expenditures	-	-	-	0.00%
<u>OTHER FINANCING SOURCES (USES)</u>				
Interfund Transfer - In	-	1	1	0.00%
TOTAL FINANCING SOURCES (USES)	-	1	1	0.00%
Net change in fund balance	\$ -	\$ 1	\$ 1	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2022)	-	-		
FUND BALANCE, ENDING	\$ -	\$ 1		

HILLTOP POINT COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending November 30, 2022
Series 2022-2 Capital Project Fund (302)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<u>REVENUES</u>				
Interest - Investments	\$ -	\$ 7	\$ 7	0.00%
TOTAL REVENUES	-	7	7	0.00%
<u>EXPENDITURES</u>				
TOTAL EXPENDITURES	-	-	-	0.00%
Excess (deficiency) of revenues				
Over (under) expenditures	-	7	7	0.00%
Net change in fund balance	\$ -	\$ 7	\$ 7	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2022)	-	-		
FUND BALANCE, ENDING	\$ -	\$ 7		

HILLTOP POINT CDD

Bank Reconciliation

Bank Account No. 4088 TRUIST- GF OPERATING
Statement No. 11-22
Statement Date 11/30/2022

G/L Balance (LCY)	2,875.91	Statement Balance	2,925.91
G/L Balance	2,875.91	Outstanding Deposits	0.00
Positive Adjustments	0.00		
		Subtotal	2,925.91
Subtotal	2,875.91	Outstanding Checks	50.00
Negative Adjustments	0.00	Differences	0.00
Ending G/L Balance	2,875.91	Ending Balance	2,875.91
Difference	0.00		

Posting Date	Document Type	Document No.	Description		Amount	Cleared Amount	Difference
Checks							
10/24/2022	Payment	1037	TAMPA BAY TIMES		205.00	205.00	0.00
11/16/2022	Payment	1039	JOHN C. BLAKLEY		200.00	200.00	0.00
11/16/2022	Payment	1040	LEE R. THOMPSON		200.00	200.00	0.00
11/16/2022	Payment	1041	TAMPA ELECTRIC		79.51	79.51	0.00
11/21/2022		JE000023	service charge		21.84	21.84	0.00
Total Checks					706.35	706.35	0.00
Deposits							
11/9/2022		JE000024	off-roll: deposit to O&M account	G/L	2,653.80	2,653.80	0.00
Total Deposits					2,653.80	2,653.80	0.00
Outstanding Checks							
10/1/2022		JE000019	Outstanding check# 1013; Ballantrae		50.00	0.00	50.00
Total Outstanding Checks.....					50.00		50.00