

**HILLTOP POINT  
COMMUNITY DEVELOPMENT  
DISTRICT**

**MARCH 22, 2024  
AGENDA PACKAGE**



2005 PAN AM CIRLE SUITE 300  
TAMPA FL, 33607

# Hilltop Point Community Development District

## Board of Supervisors

Tatiana Pagan, Chairman  
Stephen Bennett, Vice Chairperson  
John Blakley, Assistant Secretary  
Lee Thompson, Assistant Secretary  
Betty Valenti, Assistant Secretary

## District Staff

Bryan Radcliff, District Manager  
Erin McCormick, District Counsel  
Tonja Stewart, District Engineer

## Meeting Agenda

Friday, March 22, 2024 at 10:15 A.M.

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*All cellular phones and pagers must be turned off during the meeting. Please let us know at least 24 hours in advance if you are planning to call into the meeting*

**Join Teams Meeting;** [Click here to join the meeting](#)

**Meeting ID:** 267 039 395 718 **Passcode:** ss6gUe **Phone #** 1-646-838-1601 **Pin:** 216 684 145#

## REGULAR MEETING OF BOARD OF SUPERVISORS

### 1. CALL TO ORDER/ROLL CALL

### 2. BUSINESS ITEMS

### 3. CONSENT AGENDA

- A. Approval of Minutes of the February 23, 2024 Regular Meeting
- B. Consideration of Operation and Maintenance Expenditures February 2024
- C. Acceptance of the Financials and Approval of the Check Register for February 2024

### 4. STAFF REPORTS

- A. District Counsel
- B. District Manager
  - i. Field Inspections Report
- C. District Engineer

### 5. BOARD OF SUPERVISORS REQUESTS AND COMMENTS

### 6. ADJOURNMENT

\*Next regularly scheduled meeting is April 26, 2024 at 10:15 A.M.

## District Office

Inframark Community Development Services  
2005 Pan Am Circle  
Tampa, Florida 33607  
(813) 873 – 7300

## Meeting Location:

SpringHill Suites by Marriott Tampa Suncoast Parkway  
16615 Crosspointe Run  
Land O'Lakes, FL 34638

**MINUTES OF MEETING  
HILLTOP POINT  
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of Hilltop Point Community Development District was held on Friday, February 23, 2024, and called to order at 10:31 a.m. at the SpringHill Suites by Marriott Tampa Suncoast Parkway located at 16615 Crosspointe Run, Land O'Lakes, FL 34638.

Present and constituting a quorum were:

Lee Thompson	Chairperson
Stephen Bennett	Vice Chairperson
John Blakley	Assistant Secretary
Tatiana Pagan	Assistant Secretary

Also present were:

Bryan Radcliff	District Manager
Erin McCormick	District Counsel
Gary Schwartz	On-site Manager
Mark Rosco	
Arturo Gandarilla	LMP
Bill Conrad	LMP
Alex Figueredo	Attendee

*The following is a summary of the discussions and actions taken.*

**FIRST ORDER OF BUSINESS**

**Call to Order/Roll Call**

Mr. Radcliff called the meeting to order, and a quorum was established.

**SECOND ORDER OF BUSINESS**

**Business Items**

A. Consideration of Pool Service Proposal

The Board reviewed a proposal for pool maintenance at the yet to be opened amenities.

The Board agreed to review additional proposals at a future meeting when a date is confirmed for opening.

B. Consideration of Janitorial Proposals

The Board reviewed a proposal for janitorial services at the yet to be opened amenities.

The Board agreed to review additional proposals at a future meeting when a date is confirmed for opening.

**THIRD ORDER OF BUSINESS**

**Consent Agenda**

A. Approval of Minutes of the January 26, 2024 Regular Meeting

February 23, 2024

HILLTOP POINT CDD

B. Consideration of Operation and Maintenance Expenditures January 2024

C. Acceptance of the Financials and Approval of the Check Register for January 2024

On MOTION by Mr. Lee seconded by Mr. Blakley, with all in favor, the Consent Agenda items A through C were approved. 5-0

#### **FOURTH ORDER OF BUSINESS**

#### **Staff Reports**

##### **A. District Counsel**

Ms. McCormick presented her report to the Board. Updates to the following items were discussed:

License Agreement/Access Gate – Updated the Board on the license agreement for access to an adjacent property in order to maintain district property. A draft of the agreement will be ready for Board approval at the next meeting.

O&M Assessments Adjustment – Updated the Board on recent discussions regarding O&M assessments and the effect the 3-lot reduction will have. A supplement to the DE report will be drafted and taken into consideration during the adoption of the FY 24/25 budget.

##### **B. District Manager**

There being no report, the next item followed.

##### **i. Community Inspections Report**

The Community Inspections Report was presented, a copy of which was included in the agenda package.

##### **C. District Engineer**

None.

#### **FIFTH ORDER OF BUSINESS**

#### **Board of Supervisors' Requests Comments**

None.

#### **SIXTH ORDER OF BUSINESS**

#### **Adjournment**

There being no further business to discuss,

On MOTION by Mr. Thompson seconded by Ms. Pagan with all in favor, the meeting was adjourned at 10:39 a.m.

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Bryan Radcliff  
District Manager

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Tatiana Pagan  
Chairperson



## February 2024 Meeting

**HILLTOP POINT CDD**  
**Summary of Operations and Maintenance Invoices**

Vendor	Invoice/Account Number	Amount	Vendor Total	Comments/Description
<b>Monthly Contract</b>				
INFRAMARK LLC	108894	\$11.32		DISTRICT SERVICES JANUARY 2024
INFRAMARK LLC	110090	\$3,825.00	\$3,836.32	DISTRICT INVOICE FEBRUARY 2024
<b>Monthly Contract Subtotal</b>		<b>\$3,836.32</b>		
<b>Variable Contract</b>				
JOHN C. BLAKLEY	JB 022324	\$200.00		SUPERVISOR FEE - 02/23/24
LEE R. THOMPSON	LT 022324	\$200.00		SUPERVISOR FEE - 02/23/24
<b>Variable Contract Subtotal</b>		<b>\$400.00</b>		
<b>Utilities</b>				
TAMPA ELECTRIC	211030340973 013024	\$25.47		ELECTRIC - 01/09/24-01/24/24
TAMPA ELECTRIC	221008701015 013024	\$1,924.05		ELECTRIC - 12/22/23-01/24/24
TAMPA ELECTRIC	221008701015 021524	\$1,861.95		ELECTRIC - 10/24/23-01/24/24
TAMPA ELECTRIC	221008717698 013024	\$53.73		ELECTRIC - 12/22/23-01/24/24
TAMPA ELECTRIC	221008717698 021524	\$44.41		ELECTRIC - 10/24/23-01/24/24
TAMPA ELECTRIC	221009022809 013024	\$1,078.25	\$4,987.86	ELECTRIC - 10/24/23-01/24/24
<b>Utilities Subtotal</b>		<b>\$4,987.86</b>		
<b>Regular Services</b>				
ADA SITE COMPLIANCE	3146	\$1,500.00		COMPLIANCE
HILLTOP POINT CDD	02082024-01	\$20,323.45		SERIES 2022-1 FY24 TAX DIST ID 01/01-01/31
HILLTOP POINT CDD	02082024-02	\$32,740.40	\$53,063.85	SERIES 2022-2 FY24 TAX DIST ID 01/01-01/31
TAMPA BAY TIMES	328935 021424	\$116.80		CHANGE IN MEETING AD
<b>Regular Services Subtotal</b>		<b>\$54,680.65</b>		
<b>Additional Services</b>				
LANDSCAPE MAINTENANCE PROFESSIONALS INC	181730	\$195.00		CLEAN UP
LANDSCAPE MAINTENANCE PROFESSIONALS INC	181873	\$5,050.00		TREE REMOVAL
LANDSCAPE MAINTENANCE PROFESSIONALS INC	182076	\$2,430.25	\$7,675.25	GROUND MAINT - MARCH 2024
<b>Additional Services Subtotal</b>		<b>\$7,675.25</b>		

<p><b>HILLTOP POINT CDD</b></p> <p><b>Summary of Operations and Maintenance Invoices</b></p>
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Vendor	Invoice/Account Number	Amount	Vendor Total	Comments/Description
TOTAL		\$71,580.08		

Approved (with any necessary revisions noted):

\_\_\_\_\_  
Signature:

Title (Check one):

[ ] Chariman    [ ] Vice Chariman    [ ] Assistant Secretary



# INVOICE

2002 West Grand Parkway North  
Suite 100  
Katy, TX 77449

**BILL TO**  
Hilltop Point CDD  
2005 Pan Am Cir Ste 300  
Tampa FL 33607-6008  
United States

**INVOICE#**  
#108894

**CUSTOMER ID**  
C2413

**PO#**

**DATE**  
1/30/2024

**NET TERMS**  
Net 30

**DUE DATE**  
2/29/2024

Services provided for the Month of: January 2024

DESCRIPTION	QTY	UOM	RATE	MARKUP	AMOUNT
B/W Copies	2	Ea	0.20		0.40
Postage	3	Ea	3.64		10.92
<b>Subtotal</b>					<b>11.32</b>

<b>Subtotal</b>	\$11.32
<b>Tax</b>	\$0.00
<b>Total Due</b>	\$11.32

Remit To : Inframark LLC, PO BOX 733778, Dallas, Texas, 75373-3778

To pay by Credit Card, please contact us at 281-578-4299, 9:00am - 5:30pm EST, Monday – Friday. A surcharge fee may apply.

To pay via ACH or Wire, please refer to our banking information below:  
Account Name: INFRAMARK, LLC

ACH - Bank Routing Number: 111000614 / Account Number: 912593196

Wire - Bank Routing Number: 021000021 / SWIFT Code: CHASUS33 / Account Number: 912593196

Please include the Customer ID and the Invoice Number on your form of payment.



2002 West Grand Parkway North  
Suite 100  
Katy, TX 77449

# INVOICE

**BILL TO**  
Hilltop Point CDD  
2005 Pan Am Cir Ste 300  
Tampa FL 33607-6008  
United States

**INVOICE#**  
#110090

**CUSTOMER ID**  
C2413

**PO#**

**DATE**  
2/6/2024

**NET TERMS**  
Net 30

**DUE DATE**  
3/7/2024

Services provided for the Month of: February 2024

DESCRIPTION	QTY	UOM	RATE	MARKUP	AMOUNT
Accounting Services	1	Ea	750.00		750.00
Administration	1	Ea	375.00		375.00
District Management	1	Ea	2,083.33		2,083.33
Technology/Data Storage	1	Ea	50.00		50.00
Website Maintenance / Admin	1	Ea	100.00		100.00
Dissemination Services	1	Ea	416.67		416.67
Rental & Leases	1	Ea	50.00		50.00
<b>Subtotal</b>					<b>3,825.00</b>

<b>Subtotal</b>	\$3,825.00
<b>Tax</b>	\$0.00
<b>Total Due</b>	<b>\$3,825.00</b>

Remit To : Inframark LLC, PO BOX 733778, Dallas, Texas, 75373-3778

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Please include the Customer ID and the Invoice Number on your form of payment.

Hilltop Point CDD

MEETING DATE: February 23, 2024

JB 022324

DMS Staff Signature \_\_\_\_\_

BRYAN RADZIK

SUPERVISORS	CHECK IF IN ATTENDANCE	STATUS	PAYMENT AMOUNT
Tatiana Pagan	✓	Salary Waived	\$0.00
Stephen Bennett	✓	Salary Waived	\$0.00
John Blakley	✓	Salary Accepted	\$200.00
Lee Thompson	✓	Salary Accepted	\$200.00
Betty Valenti	—	Salary Accepted	\$200.00

Hilltop Point CDD

MEETING DATE: February 23, 2024

LT 022324

DMS Staff Signature \_\_\_\_\_

BRYAN RADZIK

SUPERVISORS	CHECK IF IN ATTENDANCE	STATUS	PAYMENT AMOUNT
Tatiana Pagan	✓	Salary Waived	\$0.00
Stephen Bennett	✓	Salary Waived	\$0.00
John Blakley	✓	Salary Accepted	\$200.00
Lee Thompson	✓	Salary Accepted	\$200.00
Betty Valenti	—	Salary Accepted	\$200.00



**HILLTOP POINT COMMUNITY DEVELOPMENT DISTRICT**  
 HILLTOP POINT COMMUNITY DEVELOPMENT  
 11968 HILLTOP FARMS DR, LFT STN  
 DADE CITY, FL 33525

**Statement Date:** January 30, 2024

**Amount Due:** \$25.47

**Due Date:** February 20, 2024

**Account #:** 211030340973

## Account Summary

**Current Service Period:** January 09, 2024 - January 24, 2024

Previous Amount Due	\$0.00
Payment(s) Received Since Last Statement	\$0.00

<b>Current Month's Charges</b>	<b>\$25.47</b>
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<b>Amount Due by February 20, 2024</b>	<b>\$25.47</b>
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Amount not paid by due date may be assessed a late payment charge and an additional deposit.



Scan here to view your account online.



**DOWNED IS DANGEROUS!**

If you see a downed power line, move a safe distance away and call 911.  
 For more safety tips, visit  
[TampaElectric.com/PowerLineSafety](http://TampaElectric.com/PowerLineSafety)

Learn about your newly redesigned bill and get deeper insights about your usage by visiting [TECOaccount.com](http://TECOaccount.com)



To ensure prompt credit, please return stub portion of this bill with your payment.

**Account #:** 211030340973

**Due Date:** February 20, 2024



**Pay your bill online at TampaElectric.com** FEB 02  
 See reverse side of your paystub for more ways to pay.

Go Paperless, Go Green! Visit [TampaElectric.com/Paperless](http://TampaElectric.com/Paperless) to enroll now.

**Amount Due:** \$25.47

**Payment Amount:** \$ \_\_\_\_\_

662495090316

00000347 FTECO101302423073910 00000 03 01000000 13491 002

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

Mail payment to:  
 TECO  
 P.O. BOX 31318  
 TAMPA, FL 33631-3318

Make check payable to: TECO  
 Please write your account number on the memo line of your check.

6624950903162110303409730000000025479

00000347-0000032- Page 1 of 4





**Service For:**  
11968 HILLTOP FARMS DR  
LFT STN, DADE CITY, FL 33525

Account #: 211030340973  
Statement Date: January 30, 2024  
Charges Due: February 20, 2024

## Meter Read

**Service Period:** Jan 09, 2024 - Jan 24, 2024

**Rate Schedule:** General Service - Non Demand

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000776314	01/24/2024	17		17		0 kWh	1	16 Days

## Charge Details

## Avg kWh Used Per Day



## Important Messages

**Welcome to Tampa Electric!** Please visit [TampaElectric.com/Rates](http://TampaElectric.com/Rates) for information about your electric rates and charges.

**Prorated Bill.** Some charges have been prorated where required to reflect a longer or shorter than normal billing period.

### Electric Charges

Daily Basic Service Charge	16 days @ \$0.75000	\$12.00
Florida Gross Receipt Tax		\$0.31
<b>Electric Service Cost</b>		<b>\$12.31</b>
Franchise Fee		\$0.81
Municipal Public Service Tax		\$1.31
State Tax		\$1.04
<b>Total Electric Cost, Local Fees and Taxes</b>		<b>\$15.47</b>

### Other Fees and Charges

Elec Connection Chrg Same	\$10.00
<b>Total Other Fees and Charges</b>	<b>\$10.00</b>

**Total Current Month's Charges**

**\$25.47**

For more information about your bill and understanding your charges, please visit [TampaElectric.com](http://TampaElectric.com)

## Ways To Pay Your Bill



### Bank Draft

Visit [TECOaccount.com](http://TECOaccount.com) for free recurring or one time payments via checking or savings account.



### In-Person

Find list of Payment Agents at [TampaElectric.com](http://TampaElectric.com)



### Mail A Check

**Payments:**  
TECO  
P.O. Box 31318  
Tampa, FL 33631-3318  
Mail your payment in the enclosed envelope.



### Credit or Debit Card

Pay by credit Card using KUBRA EZ-Pay at [TECOaccount.com](http://TECOaccount.com). Convenience fee will be charged.



### Phone

Toll Free: **866-689-6469**

### All Other Correspondences:

Tampa Electric  
P.O. Box 111  
Tampa, FL 33601-0111

## Contact Us

### Online:

[TampaElectric.com](http://TampaElectric.com)

### Phone:

**Commercial Customer Care:**

866-832-6249

**Residential Customer Care:**

813-223-0800 (Hillsborough)

863-299-0800 (Polk County)

888-223-0800 (All Other Counties)

### Hearing Impaired/TTY:

7-1-1

### Power Outage:

877-588-1010

### Energy-Saving Programs:

813-275-3909

**Please Note:** If you choose to pay your bill at a location not listed on our website or provided by Tampa Electric, you are paying someone who is not authorized to act as a payment agent at Tampa Electric. You bear the risk that this unauthorized party will relay the payment to Tampa Electric and do so in a timely fashion. Tampa Electric is not responsible for payments made to unauthorized agents, including their failure to deliver or timely deliver the payment to us. Such failures may result in late payment charges to your account or service disconnection.





**HILLTOP POINT COMMUNITY DEVELOPMENT  
DISTRICT**  
38375 CLINTON AVE  
DADE CITY, FL 33525

**Statement Date:** January 30, 2024

**Amount Due:** \$3,808.92

**Due Date:** February 20, 2024

**Account #:** 221008701015

**Past Due – Pay Immediately**

## Account Summary

**Current Service Period:** December 22, 2023 - January 24, 2024

Previous Amount Due	\$3,747.69
Payment(s) Received Since Last Statement	-\$1,862.82

<b>Past Due – Pay Immediately</b>	<b>\$1,884.87</b>
<b>Current Month's Charges – Pay by February 20, 2024</b>	<b>\$1,924.05</b>

<b>Amount Due</b>	<b>\$3,808.92</b>
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Amount not paid by due date may be assessed a late payment charge and an additional deposit.



Scan here to view  
your account online.



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DANGEROUS!**

If you see a downed power line, move  
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Go Paperless, Go Green! Visit [TampaElectric.com/Paperless](http://TampaElectric.com/Paperless) to enroll now.

**Account #:** 221008701015

**Due Date:** February 20, 2024

**Amount Due:** \$3,808.92

**Payment Amount:** \$ \_\_\_\_\_

678544421405

**Past Due – \$1,884.87**

**Current – \$1,924.05**

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

Make check payable to: TECO  
Please write your account number on the memo line of your check.

6785444214052210087010150000003808926



**Service For:**  
38375 CLINTON AVE  
DADE CITY, FL 33525

Account #: 221008701015  
Statement Date: January 30, 2024  
Charges Due: February 20, 2024

**Service Period:** Dec 22, 2023 - Jan 24, 2024

**Rate Schedule:** Lighting Service

## Charge Details

## Important Messages



### Electric Charges

#### Lighting Service Items LS-1 (Bright Choices) for 34 days

Lighting Energy Charge	688 kWh @ \$0.03406/kWh	\$23.43
Fixture & Maintenance Charge	43 Fixtures	\$403.34
Lighting Pole / Wire	43 Poles	\$1413.41
Lighting Fuel Charge	688 kWh @ \$0.03806/kWh	\$26.19
Storm Protection Charge	688 kWh @ \$0.03877/kWh	\$26.67
Clean Energy Transition Mechanism	688 kWh @ \$0.00036/kWh	\$0.25
Storm Surcharge	688 kWh @ \$0.00074/kWh	\$0.51
Florida Gross Receipt Tax		\$1.98

**Lighting Charges** **\$1,895.78**



### Other Fees and Charges

Lighting Late Payment Fee \$28.27

**Total Other Fees and Charges** **\$28.27**

**Total Current Month's Charges**

**\$1,924.05**

For more information about your bill and understanding your charges, please visit [TampaElectric.com](https://www.tampaelectric.com)

## Ways To Pay Your Bill



### Bank Draft

Visit [TECOaccount.com](https://TECOaccount.com) for free recurring or one time payments via checking or savings account.



### In-Person

Find list of Payment Agents at [TampaElectric.com](https://TampaElectric.com)



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TECO  
P.O. Box 31318  
Tampa, FL 33631-3318  
Mail your payment in the enclosed envelope.



### Credit or Debit Card

Pay by credit Card using KUBRA EZ-Pay at [TECOaccount.com](https://TECOaccount.com). Convenience fee will be charged.



### Phone

Toll Free: **866-689-6469**

**All Other Correspondences:**  
Tampa Electric  
P.O. Box 111  
Tampa, FL 33601-0111

## Contact Us

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866-832-6249

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863-299-0800 (Polk County)

888-223-0800 (All Other Counties)

### Hearing Impaired/TTY:

7-1-1

### Power Outage:

877-588-1010

### Energy-Saving Programs:

813-275-3909

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**HILLTOP POINT COMMUNITY DEVELOPMENT DISTRICT**  
38375 CLINTON AVE  
DADE CITY, FL 33525

**Statement Date:** February 15, 2024

**Amount Due:** \$1,861.95

**Due Date:** March 07, 2024

**Account #:** 221008701015

**REVISED INVOICE**

## Account Summary

Previous Amount Due	\$1,856.93
Payment(s) Received Since Last Statement	-\$5,604.62
Credit balance after payments and credits	-\$3,747.69
<b>Current Month's Charges</b>	<b>\$5,609.64</b>

**Amount Due by March 07, 2024 \$1,861.95**

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



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your account online.



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To ensure prompt credit, please return stub portion of this bill with your payment.

**Account #:** 221008701015

**Due Date:** March 07, 2024



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Go Paperless, Go Green! Visit [TampaElectric.com/Paperless](http://TampaElectric.com/Paperless) to enroll now.

Received  
FEB 21

**Amount Due:** \$1,861.95

**Payment Amount:** \$ \_\_\_\_\_

600000620787

**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

Make check payable to: TECO  
Please write your account number on the memo line of your check.

6000006207872210087010150000001861956



**Service For:**  
38375 CLINTON AVE  
DADE CITY, FL 33525

Account #: 221008701015  
Statement Date: February 15, 2024  
Charges Due: March 07, 2024

**Service Period:** Oct 24, 2023 - Nov 21, 2023

**Rate Schedule:** Lighting Service

## Charge Details



### Electric Charges

#### Lighting Service Items LS-1 (Bright Choices) for 29 days

Lighting Energy Charge	688 kWh @ \$0.03511/kWh	\$24.16
Fixture & Maintenance Charge	43 Fixtures	\$396.89
Lighting Pole / Wire	43 Poles	\$1385.89
Lighting Fuel Charge	688 kWh @ \$0.05169/kWh	\$35.56
Storm Protection Charge	688 kWh @ \$0.01466/kWh	\$10.09
Clean Energy Transition Mechanism	688 kWh @ \$0.00036/kWh	\$0.25
Storm Surcharge	688 kWh @ \$0.00326/kWh	\$2.24
Florida Gross Receipt Tax		\$1.85

**Lighting Charges** **\$1,856.93**

Billing information continues on next page →

For more information about your bill and understanding your charges, please visit [TampaElectric.com](https://www.tampaelectric.com)

## Ways To Pay Your Bill



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813-223-0800 (Hillsborough)  
863-299-0800 (Polk County)  
888-223-0800 (All Other Counties)

**Hearing Impaired/TTY:**  
7-1-1

**Power Outage:**  
877-588-1010  
**Energy-Saving Programs:**  
813-275-3909

**Please Note:** If you choose to pay your bill at a location not listed on our website or provided by Tampa Electric, you are paying someone who is not authorized to act as a payment agent at Tampa Electric. You bear the risk that this unauthorized party will relay the payment to Tampa Electric and do so in a timely fashion. Tampa Electric is not responsible for payments made to unauthorized agents, including their failure to deliver or timely deliver the payment to us. Such failures may result in late payment charges to your account or service disconnection.



Account #: 221008701015  
Statement Date: February 15, 2024  
Charges Due: March 07, 2024

Service Period: Nov 22, 2023 - Dec 21, 2023

Charge Details



Electric Charges

Lighting Service Items LS-1 (Bright Choices) for 30 days

Lighting Energy Charge	688 kWh @ \$0.03511/kWh	\$24.16
Fixture & Maintenance Charge	43 Fixtures	\$396.89
Lighting Pole / Wire	43 Poles	\$1385.89
Lighting Fuel Charge	688 kWh @ \$0.05169/kWh	\$35.56
Storm Protection Charge	688 kWh @ \$0.01466/kWh	\$10.09
Clean Energy Transition Mechanism	688 kWh @ \$0.00036/kWh	\$0.25
Storm Surcharge	688 kWh @ \$0.00326/kWh	\$2.24
Florida Gross Receipt Tax		\$1.85

Lighting Charges **\$1,856.93**


Billing information continues on next page →



Account #: 221008701015  
Statement Date: February 15, 2024  
Charges Due: March 07, 2024

Service Period: Dec 22, 2023 - Jan 24, 2024

Charge Details

 <b>Electric Charges</b>			
<b>Lighting Service Items LS-1 (Bright Choices) for 34 days</b>			
Lighting Energy Charge	688 kWh @ \$0.03406/kWh		\$23.43
Fixture & Maintenance Charge	43 Fixtures		\$403.34
Lighting Pole / Wire	43 Poles		\$1413.41
Lighting Fuel Charge	688 kWh @ \$0.03806/kWh		\$26.19
Storm Protection Charge	688 kWh @ \$0.03877/kWh		\$26.67
Clean Energy Transition Mechanism	688 kWh @ \$0.00036/kWh		\$0.25
Storm Surcharge	688 kWh @ \$0.00074/kWh		\$0.51
Florida Gross Receipt Tax			\$1.98
<b>Lighting Charges</b>			<b>\$1,895.78</b>

<b>Total Current Month's Charges</b>	<b>\$5,609.64</b>
--------------------------------------	-------------------





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

**Statement Date:** January 30, 2024

**Amount Due:** \$74.91

**Due Date:** February 20, 2024

**Account #:** 221008717698

**Past Due – Pay Immediately**

## Account Summary

**Current Service Period:** December 22, 2023 - January 24, 2024

Previous Amount Due	\$22.67
Payment(s) Received Since Last Statement	\$0.00
Miscellaneous Credits	-\$1.49

**Past Due – Pay Immediately** **\$21.18**

**Current Month's Charges – Pay by February 20, 2024** **\$53.73**

**Amount Due** **\$74.91**

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

## Your Energy Insight



Your average daily kWh used was **0% higher** than it was in your previous period.



Scan here to view your account online.



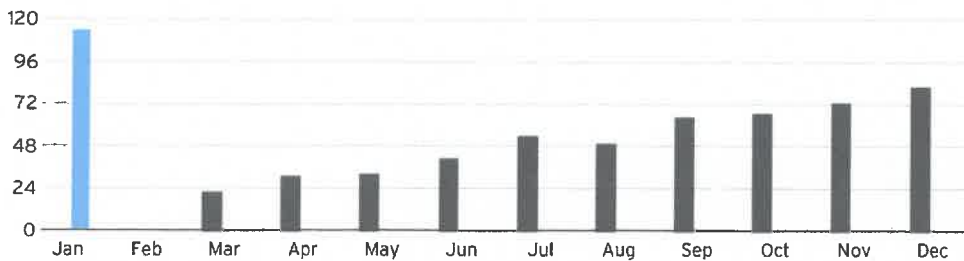
**DOWNED IS DANGEROUS!**

If you see a downed power line, move a safe distance away and call 911.

For more safety tips, visit

[TampaElectric.com/PowerLineSafety](http://TampaElectric.com/PowerLineSafety)

## Monthly Usage (kWh)



Learn about your newly redesigned bill and get deeper insights about your usage by visiting [TECOaccount.com](http://TECOaccount.com)

To ensure prompt credit, please return stub portion of this bill with your payment.



**Pay your bill online at TampaElectric.com**

See reverse side of your paystub for more ways to pay.

Go Paperless, Go Green! Visit [TampaElectric.com/Paperless](http://TampaElectric.com/Paperless) to enroll now.

**Account #:** 221008717698

**Due Date:** February 20, 2024

**Amount Due:** \$74.91

**Payment Amount:** \$ \_\_\_\_\_

678544421407

**Past Due – \$21.18**

**Current – \$53.73**

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

Make check payable to: TECO  
Please write your account number on the memo line of your check.

678544421407221008717698000000074911



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

Account #: 221008717698  
Statement Date: January 30, 2024  
Charges Due: February 20, 2024

## Meter Read

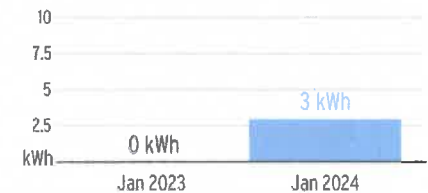
**Service Period:** Dec 22, 2023 - Jan 24, 2024

**Rate Schedule:** General Service - Non Demand

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000809854	01/24/2024	679		565		114 kWh	1	34 Days

## Charge Details

## Avg kWh Used Per Day



## Important Messages

**Annual Deposit Interest Credit.** This billing statement reflects your annual credit of deposit interest. Thank you for being a valued customer. We appreciate the opportunity to serve you.



### Electric Charges

Daily Basic Service Charge	34 days @ \$0.75000	\$25.50
Energy Charge	114 kWh @ \$0.08192/kWh	\$9.34
Fuel Charge	114 kWh @ \$0.03843/kWh	\$4.38
Storm Protection Charge	114 kWh @ \$0.00775/kWh	\$0.88
Clean Energy Transition Mechanism	114 kWh @ \$0.00427/kWh	\$0.49
Storm Surcharge	114 kWh @ \$0.00225/kWh	\$0.26
Florida Gross Receipt Tax		\$1.05

### Electric Service Cost

**\$41.90**

Franchise Fee	\$2.74
Municipal Public Service Tax	\$4.09

### Total Electric Cost, Local Fees and Taxes

**\$48.73**



### Other Fees and Charges

Electric Late Payment Fee	\$5.00
---------------------------	--------

**Total Other Fees and Charges \$5.00**

**Total Current Month's Charges**

**\$53.73**

Billing information continues on next page →

For more information about your bill and understanding your charges, please visit [TampaElectric.com](https://www.tampaelectric.com)

## Ways To Pay Your Bill



### Bank Draft

Visit [TECOaccount.com](https://TECOaccount.com) for free recurring or one time payments via checking or savings account.



### In-Person

Find list of Payment Agents at [TampaElectric.com](https://TampaElectric.com)



### Mail A Check

**Payments:**  
TECO  
P.O. Box 31318  
Tampa, FL 33631-3318  
Mail your payment in the enclosed envelope.



### Credit or Debit Card

Pay by credit Card using KUBRA EZ-Pay at [TECOaccount.com](https://TECOaccount.com). Convenience fee will be charged.



### Phone

Toll Free:  
**866-689-6469**

## Contact Us

### Online:

[TampaElectric.com](https://TampaElectric.com)

### Phone:

**Commercial Customer Care:**

866-832-6249

**Residential Customer Care:**

813-223-0800 (Hillsborough)

863-299-0800 (Polk County)

888-223-0800 (All Other Counties)

### Hearing Impaired/TTY:

7-1-1

### Power Outage:

877-588-1010

### Energy-Saving Programs:

813-275-3909

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

Statement Date: February 15, 2024

Amount Due: \$44.41

Due Date: March 07, 2024  
Account #: 221008717698

REVISED INVOICE

Account Summary

Previous Amount Due	-\$60.43
Payment(s) Received Since Last Statement	-\$22.67
Miscellaneous Credits	-\$1.49
Credit balance after payments and credits	-\$84.59
Current Month's Charges	\$129.00

Amount Due by March 07, 2024 \$44.41

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



Your average daily kWh used was 0% higher than it was in your previous period.



Scan here to view your account online.

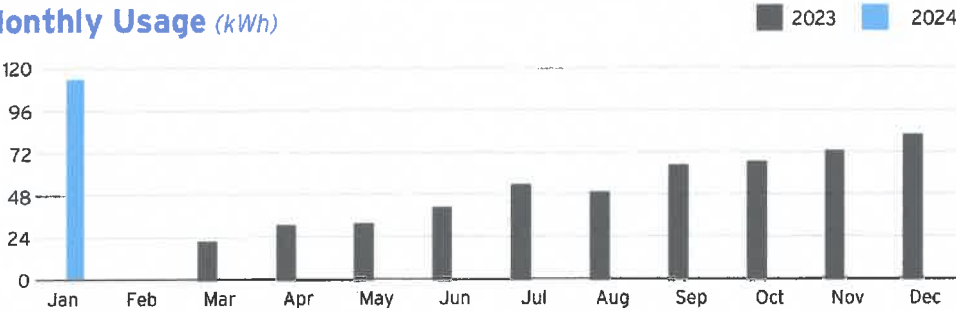


DOWNED IS DANGEROUS!

If you see a downed power line, move a safe distance away and call 911. For more safety tips, visit

TampaElectric.com/PowerLineSafety

Monthly Usage (kWh)



Learn about your newly redesigned bill and get deeper insights about your usage by visiting [TECOaccount.com](https://TECOaccount.com)



To ensure prompt credit, please return stub portion of this bill with your payment.

Account #: 221008717698  
Due Date: March 07, 2024



Pay your bill online at [TampaElectric.com](https://TampaElectric.com)

See reverse side of your paystub for more ways to pay.

Go Paperless, Go Green! Visit [TampaElectric.com/Paperless](https://TampaElectric.com/Paperless) to enroll now.

Amount Due: \$44.41

Payment Amount: \$ \_\_\_\_\_

600000620798

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

Make check payable to: TECO  
Please write your account number on the memo line of your check.

600000620798221008717698000000004416

00000041-0000411-Page 15 of 20



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

Account #: 221008717698  
Statement Date: February 15, 2024  
Charges Due: March 07, 2024

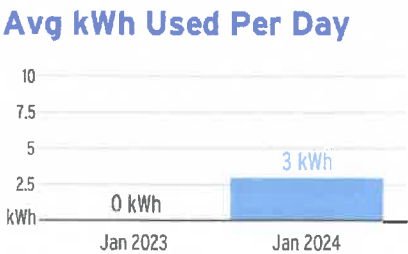
Meter Read

**Service Period:** Oct 24, 2023 - Nov 21, 2023      **Rate Schedule:** General Service - Non Demand

Meter Number	Read Date	Current Reading	Previous Reading	= Total Used	Multiplier	Billing Period
1000809854	11/21/2023	484	412	72 kWh	1	29 Days

Charge Details

<b>Electric Charges</b>		
Daily Basic Service Charge	29 days @ \$0.75000	\$21.75
Energy Charge	72 kWh @ \$0.07990/kWh	\$5.75
Fuel Charge	72 kWh @ \$0.05239/kWh	\$3.77
Storm Protection Charge	72 kWh @ \$0.00400/kWh	\$0.29
Clean Energy Transition Mechanism	72 kWh @ \$0.00427/kWh	\$0.31
Storm Surcharge	72 kWh @ \$0.01061/kWh	\$0.76
Florida Gross Receipt Tax		\$0.84
<b>Electric Service Cost</b>		<b>\$33.47</b>
Franchise Fee		\$2.19
Municipal Public Service Tax		\$3.23
<b>Total Electric Cost, Local Fees and Taxes</b>		<b>\$38.89</b>



Billing information continues on next page →

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Ways To Pay Your Bill

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- In-Person**  
Find list of Payment Agents at [TampaElectric.com](https://TampaElectric.com)
- Mail A Check**  
**Payments:**  
TECO  
P.O. Box 31318  
Tampa, FL 33631-3318  
Mail your payment in the enclosed envelope.  
**All Other Correspondences:**  
Tampa Electric  
P.O. Box 111  
Tampa, FL 33601-0111
- Credit or Debit Card**  
Pay by credit Card using KUBRA EZ-Pay at [TECOaccount.com](https://TECOaccount.com). Convenience fee will be charged.
- Phone**  
Toll Free: **866-689-6469**

Contact Us

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- Phone:**  
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863-299-0800 (Polk County)  
888-223-0800 (All Other Counties)
- Hearing Impaired/TTY:**  
7-1-1  
**Power Outage:**  
877-588-1010  
**Energy-Saving Programs:**  
813-275-3909

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Account #: 221008717698  
Statement Date: February 15, 2024  
Charges Due: March 07, 2024

Meter Read

Service Period: Nov 22, 2023 - Dec 21, 2023



Meter Number	Read Date	Current Reading	Previous Reading	=	Total Used	Multiplier	Billing Period
1000809854	12/21/2023	565	484		81 kWh	1	30 Days

Charge Details

<b>Electric Charges</b>			
Daily Basic Service Charge	30 days @ \$0.75000		\$22.50
Energy Charge	81 kWh @ \$0.07990/kWh		\$6.47
Fuel Charge	81 kWh @ \$0.05239/kWh		\$4.24
Storm Protection Charge	81 kWh @ \$0.00400/kWh		\$0.32
Clean Energy Transition Mechanism	81 kWh @ \$0.00427/kWh		\$0.35
Storm Surcharge	81 kWh @ \$0.01061/kWh		\$0.86
Florida Gross Receipt Tax			\$0.89
<b>Electric Service Cost</b>			<b>\$35.63</b>
Franchise Fee			\$2.33
Municipal Public Service Tax			\$3.42
<b>Total Electric Cost, Local Fees and Taxes</b>			<b>\$41.38</b>

Billing information continues on next page →



Account #: 221008717698  
Statement Date: February 15, 2024  
Charges Due: March 07, 2024

Meter Read

Service Period: Dec 22, 2023 - Jan 24, 2024

Meter Number	Read Date	Current Reading	Previous Reading	=	Total Used	Multiplier	Billing Period
1000809854	01/24/2024	679	565		114 kWh	1	34 Days

Charge Details

<b>Electric Charges</b>		
Daily Basic Service Charge	34 days @ \$0.75000	\$25.50
Energy Charge	114 kWh @ \$0.08192/kWh	\$9.34
Fuel Charge	114 kWh @ \$0.03843/kWh	\$4.38
Storm Protection Charge	114 kWh @ \$0.00775/kWh	\$0.88
Clean Energy Transition Mechanism	114 kWh @ \$0.00427/kWh	\$0.49
Storm Surcharge	114 kWh @ \$0.00225/kWh	\$0.26
Florida Gross Receipt Tax		\$1.05
<b>Electric Service Cost</b>		<b>\$41.90</b>
Franchise Fee		\$2.74
Municipal Public Service Tax		\$4.09
<b>Total Electric Cost, Local Fees and Taxes</b>		<b>\$48.73</b>

Total Current Month's Charges \$129.00

<b>Miscellaneous Credits</b>	
Interest for Cash Security Deposit - Electric	-\$1.49
<b>Total Current Month's Credits</b>	<b>-\$1.49</b>



**HILLTOP POINT COMMUNITY DEVELOPMENT DISTRICT**  
38427 GARRON PLACE  
DADE CITY, FL 33525

**Statement Date:** January 30, 2024

**Amount Due:** \$2,327.80

**Due Date:** February 20, 2024

**Account #:** 221009022809

**Past Due – Pay Immediately**

## Account Summary

**Current Service Period:** December 22, 2023 - January 24, 2024

Previous Amount Due	\$1,249.55
Payment(s) Received Since Last Statement	\$0.00

<b>Past Due – Pay Immediately</b>	<b>\$1,249.55</b>
<b>Current Month's Charges – Pay by February 20, 2024</b>	<b>\$1,078.25</b>

<b>Amount Due</b>	<b>\$2,327.80</b>
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Amount not paid by due date may be assessed a late payment charge and an additional deposit.



Scan here to view  
your account online.



**DOWNED IS  
DANGEROUS!**

If you see a downed power line, move  
a safe distance away and call 911.  
For more safety tips, visit

[TampaElectric.com/PowerLineSafety](http://TampaElectric.com/PowerLineSafety)

Learn about your newly redesigned bill and get deeper insights about your usage by visiting [TECOaccount.com](http://TECOaccount.com)



To ensure prompt credit, please return stub portion of this bill with your payment.

**Account #:** 221009022809

**Due Date:** February 20, 2024



**Pay your bill online at TampaElectric.com**

See reverse side of your paystub for more ways to pay.

Go Paperless, Go Green! Visit [TampaElectric.com/Paperless](http://TampaElectric.com/Paperless) to enroll now.

**Amount Due:** \$2,327.80

**Payment Amount:** \$ \_\_\_\_\_

688420907795

**Past Due – \$1,249.55**  
**Current – \$1,078.25**

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

Make check payable to: TECO  
Please write your account number on the memo line of your check.

6884209077952210090228090000002327807

00000035-0000412-Page 3 of 18



**Service For:**  
38427 GARRON PLACE  
DADE CITY, FL 33525

**Account #:** 221009022809  
**Statement Date:** January 30, 2024  
**Charges Due:** February 20, 2024

**Service Period:** Dec 22, 2023 - Jan 24, 2024

**Rate Schedule:** Lighting Service

## Charge Details

## Important Messages

**Removing Your Envelope.** We've noticed that you have been paying your bill electronically lately. To help cut down on clutter and waste, we are no longer including a remittance envelope with your bill. Should you want to mail in your payment, you can request a payment envelope by calling 813-223-0800 or simply use a regular envelope and address it to TECO P.O. Box 31318, Tampa, Florida 33631-3318.



### Electric Charges

#### Lighting Service Items LS-1 (Bright Choices) for 34 days

Lighting Energy Charge	336 kWh @ \$0.03406/kWh	\$11.44
Fixture & Maintenance Charge	21 Fixtures	\$196.98
Lighting Pole / Wire	21 Poles	\$690.27
Lighting Fuel Charge	336 kWh @ \$0.03806/kWh	\$12.79
Storm Protection Charge	336 kWh @ \$0.03877/kWh	\$13.03
Clean Energy Transition Mechanism	336 kWh @ \$0.00036/kWh	\$0.12
Storm Surcharge	336 kWh @ \$0.00074/kWh	\$0.25
Florida Gross Receipt Tax		\$0.96
Franchise Fee		\$60.64
Municipal Public Service Tax		\$3.03
State Tax		\$70.00

**Lighting Charges** **\$1,059.51**



### Other Fees and Charges

Lighting Late Payment Fee	\$18.74
<b>Total Other Fees and Charges</b>	<b>\$18.74</b>

**Total Current Month's Charges**

**\$1,078.25**

For more information about your bill and understanding your charges, please visit [TampaElectric.com](http://TampaElectric.com)

## Ways To Pay Your Bill



### Bank Draft

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### In-Person

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### Mail A Check

**Payments:**  
TECO  
P.O. Box 31318  
Tampa, FL 33631-3318  
Mail your payment in the enclosed envelope.



### Credit or Debit Card

Pay by credit Card using KUBRA EZ-Pay at [TECOaccount.com](http://TECOaccount.com). Convenience fee will be charged.



### Phone

Toll Free:  
**866-689-6469**

### All Other Correspondences:

Tampa Electric  
P.O. Box 111  
Tampa, FL 33601-0111

## Contact Us

### Online:

[TampaElectric.com](http://TampaElectric.com)

### Phone:

**Commercial Customer Care:**

866-832-6249

**Residential Customer Care:**

813-223-0800 (Hillsborough)

863-299-0800 (Polk County)

888-223-0800 (All Other Counties)

### Hearing Impaired/TTY:

7-1-1

### Power Outage:

877-588-1010

### Energy-Saving Programs:

813-275-3909

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**ADA Site Compliance**  
6400 Boynton Beach Blvd 742721  
Boynton Beach, FL 33474  
accounting@adasitecompliance.com



**Invoice**

BILL TO
Billing:
Inframark

INVOICE #	DATE	TOTAL DUE	DUE DATE	TERMS	ENCLOSED
3146	02/02/2024	\$1,500.00	02/16/2024	14	

DESCRIPTION	QTY/HRS	RATE	AMOUNT
For Hilltop Point CDD: new, compliant and accessible website, quarterly software-based audits, customized accessibility policy, Compliance Shield, and two hours of annual tech support.	1	1,500.00	1,500.00

BALANCE DUE

\$1,500.00

**CHECK REQUEST FORM**  
**Hilltop Point**

**Date:** 2/9/2024

**Invoice#:** 02082024-01

**Vendor#:** V00018

**Vendor Name:** Hilltop Point

**Pay From:** Truist Acct# 4088

**Description:** Series 2022-1 FY 24 Tax Dist ID 01/01-01/31

**Code to:** 201.103200.1000

**Amount:** \$20,323.45

**Requested By:**

2/9/2024

Teresa Farlow



**HILLTOP POINT CDD**  
**DISTRICT CHECK REQUEST**

**Today's Date** 2/8/2024  
**Check Amount** **\$20,323.45**  
**Check Description** Series 2022 -1 FY 24 Tax Dist. ID 01/01-01/31  
  
**Check Amount** **\$32,740.40**  
**Check Description** Series 2022 -2 FY 24 Tax Dist. ID 01/01-01/31  
  
**Payable To** HILLTOP POINT CDD  
  
**Special Instructions** Do not mail. Please give to Eric

(Please attach all supporting documentation: invoices, receipts, etc.)

Eric  
Authorization

DM	
Fund	<u>001</u>
G/L	<u>20702</u>
Object Code	
Chk #	<u>                    </u> Date <u>                    </u>

# HILLTOP POINT CDD

## TAX REVENUE RECEIPTS AND TRANSFER SCHEDULE

Fiscal Year 2024, Tax Year 2023

	Dollar Amounts	Fiscal Year 2024 Percentages	
Net O&M	\$ -	0.00%	0.000000
Net DS 22-1	\$ 155,810.08	38.30%	0.383000
Net DS 22-2	\$ 251,016.04	61.70%	0.617000
Net Total	406,826.12	100.00%	100.00%

97%

Date Received	Amount Received	0.00%	0.00%	38.30%	38.30%	61.70%	61.70%	Proof	Date Transferred / Distribution ID	Notes / CDD check #
		Raw Numbers Operations Revenue	Rounded Operations Revenue	Raw Numbers 2022-1 Debt Service Revenue	Rounded 2022-1 Debt Service Revenue	Raw Numbers 2022-2 Debt Service Revenue	Rounded 2022-2 Debt Service Revenue			
11/14/2023	9,454.87	-	-	3,621.22	3,621.22	5,833.65	5,833.65	(0.00)	11/1-11/8	1124
11/21/2023	2,599.05	-	-	995.44	995.44	1,603.61	1,603.61	-	11/9-11/15	1124
12/6/2023	2,599.05	-	-	995.44	995.44	1,603.61	1,603.61	-	11/22-11/27	1127
12/7/2023	28,896.55	-	-	11,067.38	11,067.38	17,829.17	17,829.17	(0.00)	11/28-12/01	1127
12/15/2023	298,646.33	-	-	114,381.54	114,381.54	184,264.79	184,264.79	-	12/2-12/8	1127
1/11/2024	353.55	-	-	135.41	135.41	218.14	218.14	(0.00)	10/1-12/31 Int	
2/8/2024	53,063.85	-	-	20,323.45	20,323.45	32,740.40	32,740.40	0.00	01/01-01/31	
		-	-	-	-	-	-	-		
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		-	-	-	-	-	-	-		
		-	-	-	-	-	-	-		
<b>TOTAL</b>	<b>395,613.25</b>	-	-	<b>151,519.87</b>	<b>151,519.88</b>	<b>244,093.38</b>	<b>244,093.37</b>	<b>0.00</b>		
<b>Net Total on Roll</b>	406,826.12		-		155,810.08		251,016.04			
<b>Collection Surplus / (Deficit)</b>	(11,212.87)		-		(4,290.20)		(6,922.67)			

## Distribution Details

Funding Agency: HILLTOP POINT CDD (HLPNT)

Date: 01/01/2024 - 01/31/2024

Components: current (tp, re, ca), installment (tp, re, ca), spas (re)

District/Agency	Fund	Roll Yr	Category	Type	Amount	Commission (ZZZ)
HILLTOP POINT (HLPNT)		2023	Real Estate - Current	Discount	\$-1,105.02	\$-22.10
		2023	Real Estate - Current	Tax Due	\$55,251.80	\$1,105.03
HILLTOP POINT CDD (HLPNT)				<b>Total</b>	<b>\$54,146.78</b>	<b>\$1,082.93</b>
				<b>Wire Total</b>	<b>\$53,063.85</b>	

**CHECK REQUEST FORM**  
**Hilltop Point**

<b>Date:</b>	2/9/2024
<b>Invoice#:</b>	02082024-02
<b>Vendor#:</b>	V00018
<b>Vendor Name:</b>	Hilltop Point
<b>Pay From:</b>	Truist Acct# 4088
<b>Description:</b>	Series 2022-2 FY 24 Tax Dist ID 01/01-01/31
<b>Code to:</b>	201.103200.1000
<b>Amount:</b>	<b>\$32,740.40</b>
<b>Requested By:</b>	<div>2/9/2024</div> <div>Teresa Farlow</div>

**HILLTOP POINT CDD**  
**DISTRICT CHECK REQUEST**

<b>Today's Date</b>	<u>2/8/2024</u>
<b>Check Amount</b>	<u><b>\$20,323.45</b></u>
<b>Check Description</b>	<u>Series 2022 -1 FY 24 Tax Dist. ID 01/01-01/31</u>
<b>Check Amount</b>	<u><b>\$32,740.40</b></u>
<b>Check Description</b>	<u>Series 2022 -2 FY 24 Tax Dist. ID 01/01-01/31</u>
<b>Payable To</b>	<u>HILLTOP POINT CDD</u>
<b>Special Instructions</b>	<u>Do not mail. Please give to Eric</u>

(Please attach all supporting documentation: invoices, receipts, etc.)

Eric  
Authorization

DM			
Fund	<u>001</u>		
G/L	<u>20702</u>		
Object Code			
Chk	#	Date	

# HILLTOP POINT CDD

## TAX REVENUE RECEIPTS AND TRANSFER SCHEDULE

Fiscal Year 2024, Tax Year 2023

	Dollar Amounts	Fiscal Year 2024 Percentages	
Net O&M	\$ -	0.00%	0.000000
Net DS 22-1	\$ 155,810.08	38.30%	0.383000
Net DS 22-2	\$ 251,016.04	61.70%	0.617000
Net Total	406,826.12	100.00%	100.00%

97%

Date Received	Amount Received	0.00%	0.00%	38.30%	38.30%	61.70%	61.70%	Proof	Date Transferred / Distribution ID	Notes / CDD check #
		Raw Numbers Operations Revenue	Rounded Operations Revenue	Raw Numbers 2022-1 Debt Service Revenue	Rounded 2022-1 Debt Service Revenue	Raw Numbers 2022-2 Debt Service Revenue	Rounded 2022-2 Debt Service Revenue			
11/14/2023	9,454.87	-	-	3,621.22	3,621.22	5,833.65	5,833.65	(0.00)	11/1-11/8	1124
11/21/2023	2,599.05	-	-	995.44	995.44	1,603.61	1,603.61	-	11/9-11/15	1124
12/6/2023	2,599.05	-	-	995.44	995.44	1,603.61	1,603.61	-	11/22-11/27	1127
12/7/2023	28,896.55	-	-	11,067.38	11,067.38	17,829.17	17,829.17	(0.00)	11/28-12/01	1127
12/15/2023	298,646.33	-	-	114,381.54	114,381.54	184,264.79	184,264.79	-	12/2-12/8	1127
1/11/2024	353.55	-	-	135.41	135.41	218.14	218.14	(0.00)	10/1-12/31 Int	
2/8/2024	53,063.85	-	-	20,323.45	20,323.45	32,740.40	32,740.40	0.00	01/01-01/31	
		-	-	-	-	-	-	-		
		-	-	-	-	-	-	-		
		-	-	-	-	-	-	-		
		-	-	-	-	-	-	-		
		-	-	-	-	-	-	-		
		-	-	-	-	-	-	-		
		-	-	-	-	-	-	-		
		-	-	-	-	-	-	-		
		-	-	-	-	-	-	-		
<b>TOTAL</b>	<b>395,613.25</b>	-	-	<b>151,519.87</b>	<b>151,519.88</b>	<b>244,093.38</b>	<b>244,093.37</b>	<b>0.00</b>		
<b>Net Total on Roll</b>	406,826.12		-		155,810.08		251,016.04			
<b>Collection Surplus / (Deficit)</b>	(11,212.87)		-		(4,290.20)		(6,922.67)			

## Distribution Details

Funding Agency: HILLTOP POINT CDD (HLPNT)

Date: 01/01/2024 - 01/31/2024

Components: current (tp, re, ca), installment (tp, re, ca), spas (re)

District/Agency	Fund	Roll Yr	Category	Type	Amount	Commission (ZZZ)
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		2023	Real Estate - Current	Tax Due	\$55,251.80	\$1,105.03
HILLTOP POINT CDD (HLPNT)				<b>Total</b>	<b>\$54,146.78</b>	<b>\$1,082.93</b>
				<b>Wire Total</b>	<b>\$53,063.85</b>	



Times Publishing Company  
DEPT 3396  
PO BOX 123396  
DALLAS, TX 75312-3396  
Toll Free Phone: 1 (877) 321-7355  
Fed Tax ID 59-0482470

# ADVERTISING INVOICE

Advertising Run Dates		Advertiser Name	
02/14/24		HILLTOP CDD	
Billing Date	Sales Rep	Customer Account	
02/14/2024	Deirdre Bonett	320570	
Total Amount Due		Ad Number	
\$116.80		0000328935	

## PAYMENT DUE UPON RECEIPT

Start	Stop	Ad Number	Product	Placement	Description PO Number	Ins.	Size	Net Amount
02/14/24	02/14/24	0000328935	Times	Legals CLS	Change in Meeting	1	2x48 L	\$112.80
02/14/24	02/14/24	0000328935	Tampabay.com	Legals CLS	Change in Meeting AffidavitMaterial	1	2x48 L	\$0.00 \$4.00

PLEASE DETACH AND RETURN LOWER PORTION WITH YOUR REMITTANCE



DEPT 3396  
PO BOX 123396  
DALLAS, TX 75312-3396  
Toll Free Phone: 1 (877) 321-7355

Advertising Run Dates		Advertiser Name	
02/14/24		HILLTOP CDD	
Billing Date	Sales Rep	Customer Account	
02/14/2024	Deirdre Bonett	320570	
Total Amount Due		Ad Number	
\$116.80		0000328935	

### ADVERTISING INVOICE

Thank you for your business.

DO NOT SEND CASH BY MAIL

PLEASE MAKE CHECK PAYABLE TO: TIMES PUBLISHING COMPANY

REMIT TO:

HILLTOP CDD  
C/O INFRAMARK  
2005 PAN AM CIRCLE, SUITE 300  
TAMPA, FL 33607

Times Publishing Company  
DEPT 3396  
PO BOX 123396  
DALLAS, TX 75312-3396



0000328935-01

**Tampa Bay Times**  
**Published Daily**

STATE OF FLORIDA  
COUNTY OF Pasco

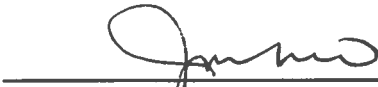
} SS

Before the undersigned authority personally appeared **Deirdre Bonett** who on oath says that he/she is **Legal Advertising Representative** of the **Tampa Bay Times** a daily newspaper printed in St. Petersburg, in Pinellas County, Florida; that the attached copy of advertisement, being a Legal Notice in the matter **RE: Change in Meeting** was published in said newspaper by print in the issues of: **2/14/24** or by publication on the newspaper's website, if authorized, on

Affiant further says the said **Tampa Bay Times** is a newspaper published in **Pasco** County, Florida and that the said newspaper has heretofore been continuously published in said **Pasco** County, Florida each day and has been entered as a second class mail matter at the post office in said **Pasco** County, Florida for a period of one year next preceding the first publication of the attached copy of advertisement, and affiant further says that he/she neither paid not promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in the said newspaper.

  
\_\_\_\_\_  
Signature Affiant

Sworn to and subscribed before me this **02/14/2024**

  
\_\_\_\_\_  
Signature of Notary Public

Personally known       X       or produced identification

Type of identification produced \_\_\_\_\_



**NOTICE OF REGULAR BOARD**  
**"CHANGE IN MEETING LOCATION"**  
**HILLTOP POINT COMMUNITY DEVELOPMENT DISTRICT**

NOTICE IS HEREBY GIVEN that the Board of Supervisors of the Hilltop Point Community Development District will hold a Regular Meeting of the Board to consider any and all business which may properly come before them. The location of the Regular Meeting of the Board of Supervisors of the Hilltop Point Community Development District has been changed to be held at the Residence Inn Northpointe 2101 Northpointe Parkway, Lutz, FL 33558 on the following dates at 10:15 a.m.:

2/23/24  
5/24/24

There may be occasions when one or more Supervisors will participate by telephone. At the above location there will be present a speaker telephone so that interested persons can attend the meeting at the above location and be fully informed of the discussions taking place either in person or by telephone communication. The regular meetings may be continued to a date, time, and place to be specified on the record at such meeting.

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in these meetings is asked to advise the District Office at (813) 873-7300, at least 48 hours before the meetings. 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.

If any person decides to appeal any decision made by the Board with respect to any matter considered at these meetings, such person will need a record of the proceedings and such person may need to ensure that a verbatim record of the proceedings is made, at his or her own expense, and which record includes the testimony and evidence on which the appeal is based.

Bryan Radcliff  
District Manager

Run Date 02/14/2024

0000328935



# Invoice

Corporate Office  
PO Box 267  
Seffner, FL 33583

813-757-6500  
813-757-6501

Date	Invoice #
2/6/2024	181730

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

Property Information

Estimate #
87712

Work Order #

PO / PA #

Description	Qty	Rate	Amount
Provide labor and material to line trim weeds growing out north perimeter retaining wall and apply 1 application of nonselective herbicide.			
Clean-up	1	195.00	195.00
		Total	\$195.00
Questions regarding this invoice? Please e-mail arpayments@lmppro.com or call 813-757-6500 and ask for Accounts Receivable. If paying by credit card, please add a 3% processing fee of the Invoice total. Thank you.	Terms	Due Date	Payments/Credits
	Net 30	3/7/2024	Balance Due
			\$0.00
			\$195.00



# Invoice

Corporate Office  
PO Box 267  
Seffner, FL 33583

813-757-6500  
813-757-6501

Date	Invoice #
2/15/2024	181873

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

Property Information

Estimate #
87727

Work Order #

PO / PA #

Description	Qty	Rate	Amount
Cut down dead Oak trees in common area at Barrel Drive.			
Tree Removal	1	1,900.00	1,900.00
Tree Removal	3	1,050.00	3,150.00
		Total	\$5,050.00
Questions regarding this invoice? Please e-mail arpayments@lmppro.com or call 813-757-6500 and ask for Accounts Receivable. If paying by credit card, please add a 3% processing fee of the Invoice total. Thank you.		Terms	\$0.00
		Due Date	\$0.00
		Net 30	3/16/2024
		Balance Due	\$5,050.00

# Invoice

Date	Invoice #
3/1/2024	182076

## Property Information

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

## Services for the month of March 2024

Description	Qty	Rate	Amount
MONTHLY GROUND MAINTENANCE	1	2,430.25	2,430.25
CONTRACT EFFECTIVE DATE: DECEMBER 1, 2023			

			<b>Total</b>	<b>\$2,430.25</b>
Questions regarding this invoice? Please e-mail arpayments@lmpopro.com or call 813-757-6500 and ask for Accounts Receivable. If paying by credit card, please add a 3% processing fee of the Invoice total. Thank you.	<b>Terms</b>	<b>Due Date</b>	<b>Payments/Credits</b>	<b>\$0.00</b>
	<b>Net 30</b>	<b>3/31/2024</b>	<b>Balance Due</b>	<b>\$2,430.25</b>

# **Hilltop Point Community Development District**

Financial Statements  
(Unaudited)

Period Ending  
February 29, 2024

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 February 29, 2024

(In Whole Numbers)

ACCOUNT DESCRIPTION	GENERAL LONG-TERM DEBT ACCOUNT						TOTAL
	GENERAL	SERIES 2022-1	SERIES 2022-2	SERIES 2022-1	SERIES 2022-2		
	FUND	DEBT SERVICE	DEBT SERVICE	CAPITAL	CAPITAL	GROUP FUND	
ASSETS							
Cash - Operating Account	\$ 57,712	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 57,712
Cash in Transit	-	19,123	32,740	-	-	-	51,863
Due From Developer	13,498	-	-	-	-	-	13,498
Due From Other Funds	-	-	-	99,525	253,949	-	353,474
Investments:							
Acquisition & Construction Account	-	-	-	4,525	134,209	-	138,734
Capitalized Interest Account	-	-	24	-	-	-	24
Interest Account	-	1,558	-	-	-	-	1,558
Prepayment Account	-	59,458	-	-	-	-	59,458
Reserve Fund	-	168,019	445,697	-	-	-	613,716
Revenue Fund	-	142,665	-	-	-	-	142,665
Amount To Be Provided	-	-	-	-	-	8,375,000	8,375,000
TOTAL ASSETS	\$ 71,210	\$ 390,823	\$ 478,461	\$ 104,050	\$ 388,158	\$ 8,375,000	\$ 9,807,702
LIABILITIES							
Accounts Payable	\$ 13,240	\$ 20,323	\$ 32,740	\$ -	\$ -	\$ -	\$ 66,303
Accrued Expenses	590	-	-	-	-	-	590
Deferred Revenue	13,498	-	-	-	-	-	13,498
Bonds Payable - Series 2022A-1	-	-	-	-	-	5,010,000	5,010,000
Bonds Payable - Series 2022A-2	-	-	-	-	-	3,365,000	3,365,000
Due To Other Funds	47,888	84,378	221,208	-	-	-	353,474
TOTAL LIABILITIES	75,216	104,701	253,948	-	-	8,375,000	8,808,865

# HILLTOP POINT COMMUNITY DEVELOPMENT DISTRICT

## Balance Sheet

As of February 29, 2024

(In Whole Numbers)

ACCOUNT DESCRIPTION	GENERAL FUND	SERIES 2022-1 DEBT SERVICE FUND	SERIES 2022-2 DEBT SERVICE FUND	SERIES 2022-1 CAPITAL PROJECT FUND	SERIES 2022-2 CAPITAL PROJECT FUND	GENERAL LONG-TERM DEBT ACCOUNT GROUP FUND	TOTAL
<b>FUND BALANCES</b>							
Restricted for:							
Debt Service	-	286,122	224,513	-	-	-	510,635
Capital Projects	-	-	-	104,050	388,158	-	492,208
Unassigned:	(4,006)	-	-	-	-	-	(4,006)
<b>TOTAL FUND BALANCES</b>	<b>(4,006)</b>	<b>286,122</b>	<b>224,513</b>	<b>104,050</b>	<b>388,158</b>	<b>-</b>	<b>998,837</b>
<b>TOTAL LIABILITIES &amp; FUND BALANCES</b>	<b>\$ 71,210</b>	<b>\$ 390,823</b>	<b>\$ 478,461</b>	<b>\$ 104,050</b>	<b>\$ 388,158</b>	<b>\$ 8,375,000</b>	<b>\$ 9,807,702</b>

**HILLTOP POINT COMMUNITY DEVELOPMENT DISTRICT**  
**Statement of Revenues, Expenditures and Changes in Fund Balances**  
For the Period Ending February 29, 2024  
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
<b><u>REVENUES</u></b>				
Special Assmnts- CDD Collected	390,335	21,071	(369,264)	5.40%
Developer Contribution	-	30,210	30,210	0.00%
<b>TOTAL REVENUES</b>	<b>390,335</b>	<b>51,281</b>	<b>(339,054)</b>	<b>13.14%</b>
<b><u>EXPENDITURES</u></b>				
<b><u>Administration</u></b>				
Supervisor Fees	7,200	2,200	5,000	30.56%
ProfServ-Dissemination Agent	1,250	2,083	(833)	166.64%
ProfServ-Recording Secretary	1,600	600	1,000	37.50%
District Counsel	9,500	7,492	2,008	78.86%
District Engineer	5,400	-	5,400	0.00%
Administrative Services	4,000	1,875	2,125	46.88%
Management & Accounting Services	4,000	-	4,000	0.00%
District Manager	22,000	10,417	11,583	47.35%
Accounting Services	9,500	3,750	5,750	39.47%
Website Compliance	1,800	-	1,800	0.00%
Postage, Phone, Faxes, Copies	500	267	233	53.40%
Rentals & Leases	500	250	250	50.00%
Public Officials Insurance	2,500	2,340	160	93.60%
Legal Advertising	2,500	382	2,118	15.28%
Bank Fees	200	36	164	18.00%
Financial & Revenue Collections	1,000	300	700	30.00%
Website Administration	1,600	500	1,100	31.25%
Information Technology	500	250	250	50.00%
Miscellaneous Expenses	250	-	250	0.00%
Office Supplies	100	-	100	0.00%
Dues, Licenses, Subscriptions	175	175	-	100.00%
<b>Total Administration</b>	<b>76,075</b>	<b>32,917</b>	<b>43,158</b>	<b>43.27%</b>
<b><u>Electric Utility Services</u></b>				
Electricity - Utility Ops	1,500	179	1,321	11.93%
Electricity - Streetlights	42,257	11,511	30,746	27.24%
<b>Total Electric Utility Services</b>	<b>43,757</b>	<b>11,690</b>	<b>32,067</b>	<b>26.72%</b>
<b><u>Stormwater Control</u></b>				
R&M-Boundary Walls/Fences/Monuments	5,000	1,181	3,819	23.62%
Aquatic Maintenance	15,000	-	15,000	0.00%
Aquatic Plant Replacement	7,500	-	7,500	0.00%
<b>Total Stormwater Control</b>	<b>27,500</b>	<b>1,181</b>	<b>26,319</b>	<b>4.29%</b>



**HILLTOP POINT COMMUNITY DEVELOPMENT DISTRICT**  
**Statement of Revenues, Expenditures and Changes in Fund Balances**  
For the Period Ending February 29, 2024  
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
<b><u>Other Physical Environment</u></b>				
Insurance - General Liability	3,200	2,860	340	89.38%
Insurance -Property & Casualty	12,500	-	12,500	0.00%
Landscape - Annuals	7,500	-	7,500	0.00%
Landscape - Mulch	7,500	-	7,500	0.00%
Landscape Maintenance	150,000	19,598	130,402	13.07%
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	15,000	-	15,000	0.00%
<b>Total Other Physical Environment</b>	<b>208,200</b>	<b>22,458</b>	<b>185,742</b>	<b>10.79%</b>
<b><u>Parks and Recreations</u></b>				
Field Services	4,500	-	4,500	0.00%
Dog Waste Station Service & Supplies	1,500	-	1,500	0.00%
<b>Total Parks and Recreations</b>	<b>6,000</b>	<b>-</b>	<b>6,000</b>	<b>0.00%</b>
<b><u>Contingency</u></b>				
Misc-Contingency	28,803	-	28,803	0.00%
<b>Total Contingency</b>	<b>28,803</b>	<b>-</b>	<b>28,803</b>	<b>0.00%</b>
<b>TOTAL EXPENDITURES</b>	<b>390,335</b>	<b>68,246</b>	<b>322,089</b>	<b>17.48%</b>
Excess (deficiency) of revenues				
Over (under) expenditures	-	(16,965)	(16,965)	0.00%
<b>FUND BALANCE, BEGINNING (OCT 1, 2023)</b>		<b>12,959</b>		
<b>FUND BALANCE, ENDING</b>		<b>\$ (4,006)</b>		

**HILLTOP POINT COMMUNITY DEVELOPMENT DISTRICT**  
**Statement of Revenues, Expenditures and Changes in Fund Balances**  
For the Period Ending February 29, 2024  
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
<b><u>REVENUES</u></b>				
Interest - Investments	\$ -	\$ 6,094	\$ 6,094	0.00%
Special Assmnts- Tax Collector	331,868	151,520	(180,348)	45.66%
Special Assmnts- CDD Collected	-	61,013	61,013	0.00%
<b>TOTAL REVENUES</b>	<b>331,868</b>	<b>218,627</b>	<b>(113,241)</b>	<b>65.88%</b>
<b><u>EXPENDITURES</u></b>				
<b><u>Debt Service</u></b>				
Principal Debt Retirement	75,000	-	75,000	0.00%
Interest Expense	256,868	129,296	127,572	50.34%
<b>Total Debt Service</b>	<b>331,868</b>	<b>129,296</b>	<b>202,572</b>	<b>38.96%</b>
<b>TOTAL EXPENDITURES</b>	<b>331,868</b>	<b>129,296</b>	<b>202,572</b>	<b>38.96%</b>
Excess (deficiency) of revenues				
Over (under) expenditures	-	89,331	89,331	0.00%
<b>FUND BALANCE, BEGINNING (OCT 1, 2023)</b>		<b>196,791</b>		
<b>FUND BALANCE, ENDING</b>		<b>\$ 286,122</b>		

**HILLTOP POINT COMMUNITY DEVELOPMENT DISTRICT**  
**Statement of Revenues, Expenditures and Changes in Fund Balances**  
For the Period Ending February 29, 2024  
Series 2022-2 Debt Service Fund (202)  
*(In Whole Numbers)*

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<b><u>REVENUES</u></b>				
Interest - Investments	\$ -	\$ 3,522	\$ 3,522	0.00%
Special Assmnts- Tax Collector	227,161	244,093	16,932	107.45%
Special Assmnts- CDD Collected	-	116,100	116,100	0.00%
<b>TOTAL REVENUES</b>	<b>227,161</b>	<b>363,715</b>	<b>136,554</b>	<b>160.11%</b>
<b><u>EXPENDITURES</u></b>				
<b><u>Debt Service</u></b>				
Principal Debt Retirement	45,000	-	45,000	0.00%
Interest Expense	182,161	91,615	90,546	50.29%
<b>Total Debt Service</b>	<b>227,161</b>	<b>91,615</b>	<b>135,546</b>	<b>40.33%</b>
<b>TOTAL EXPENDITURES</b>	<b>227,161</b>	<b>91,615</b>	<b>135,546</b>	<b>40.33%</b>
Excess (deficiency) of revenues				
Over (under) expenditures	-	272,100	272,100	0.00%
<b>FUND BALANCE, BEGINNING (OCT 1, 2023)</b>		<b>(47,587)</b>		
<b>FUND BALANCE, ENDING</b>		<b>\$ 224,513</b>		

**HILLTOP POINT COMMUNITY DEVELOPMENT DISTRICT**  
**Statement of Revenues, Expenditures and Changes in Fund Balances**  
For the Period Ending February 29, 2024  
Series 2022-1 Capital Project Fund (301)  
*(In Whole Numbers)*

<u>ACCOUNT DESCRIPTION</u>	<u>ANNUAL ADOPTED BUDGET</u>	<u>YEAR TO DATE ACTUAL</u>	<u>VARIANCE (\$) FAV(UNFAV)</u>	<u>YTD ACTUAL AS A % OF ADOPTED BUD</u>
<b><u>REVENUES</u></b>				
Interest - Investments	\$ -	\$ 99	\$ 99	0.00%
<b>TOTAL REVENUES</b>	<b>-</b>	<b>99</b>	<b>99</b>	<b>0.00%</b>
<b><u>EXPENDITURES</u></b>				
<b>TOTAL EXPENDITURES</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>0.00%</b>
Excess (deficiency) of revenues				
Over (under) expenditures	-	99	99	0.00%
<b>FUND BALANCE, BEGINNING (OCT 1, 2023)</b>		<b>103,951</b>		
<b>FUND BALANCE, ENDING</b>		<b><u>\$ 104,050</u></b>		

**HILLTOP POINT COMMUNITY DEVELOPMENT DISTRICT**  
**Statement of Revenues, Expenditures and Changes in Fund Balances**  
For the Period Ending February 29, 2024  
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
<b><u>REVENUES</u></b>				
Interest - Investments	\$ -	\$ 24,353	\$ 24,353	0.00%
<b>TOTAL REVENUES</b>	<b>-</b>	<b>24,353</b>	<b>24,353</b>	<b>0.00%</b>
<b><u>EXPENDITURES</u></b>				
<b><u>Construction In Progress</u></b>				
Construction in Progress	-	1,273,273	(1,273,273)	0.00%
<b>Total Construction In Progress</b>	<b>-</b>	<b>1,273,273</b>	<b>(1,273,273)</b>	<b>0.00%</b>
<b>TOTAL EXPENDITURES</b>	<b>-</b>	<b>1,273,273</b>	<b>(1,273,273)</b>	<b>0.00%</b>
Excess (deficiency) of revenues				
Over (under) expenditures	-	(1,248,920)	(1,248,920)	0.00%
<b>FUND BALANCE, BEGINNING (OCT 1, 2023)</b>		<b>1,637,078</b>		
<b>FUND BALANCE, ENDING</b>		<b>\$ 388,158</b>		

HILLTOP POINT CDD

Bank Reconciliation

Bank Account No. 4088 TRUIST- GF OPERATING  
 Statement No. 02-24  
 Statement Date 2/29/2024

G/L Balance (LCY)	57,712.08	Statement Balance	57,712.08
G/L Balance	57,712.08	Outstanding Deposits	0.00
Positive Adjustments	0.00		
		Subtotal	57,712.08
Subtotal	57,712.08	Outstanding Checks	0.00
Negative Adjustments	0.00	Differences	0.00
Ending G/L Balance	57,712.08	Ending Balance	57,712.08
Difference	0.00		

Posting Date	Document Type	Document No.	Description	Amount	Cleared Amount	Difference
Checks						
2/9/2024	Payment	1134	BETTY VALENTI	200.00	200.00	0.00
2/9/2024	Payment	1135	ERIN MCCORMICK LAW PA	1,093.50	1,093.50	0.00
2/9/2024	Payment	1136	HILLTOP POINT CDD	330,495.48	330,495.48	0.00
2/9/2024	Payment	1137	INFRAMARK LLC	8,552.16	8,552.16	0.00
2/9/2024	Payment	1138	JOHN C. BLAKLEY	200.00	200.00	0.00
2/9/2024	Payment	1139	LANDSCAPE MAINTENANCE	7,290.75	7,290.75	0.00
2/9/2024	Payment	1140	LEE R. THOMPSON	200.00	200.00	0.00
2/9/2024	Payment	1141	STANTEC CONSULTING SERVICES, INC.	742.00	742.00	0.00
2/9/2024	Payment	1142	TAMPA ELECTRIC	2,981.92	2,981.92	0.00
2/9/2024	Payment	1143	YELLOWSTONE LANDSCAPE	2,354.00	2,354.00	0.00
Total Checks				354,109.81	354,109.81	0.00
Deposits						
2/5/2024		JE000271	CK#39535#### - O&M	G/L 1,326.90	1,326.90	0.00
2/7/2024		JE000274	CK#133110##### - Dev Funding	G/L 30,210.13	30,210.13	0.00
2/8/2024		JE000295	Debt Service/ Tax Revenue	G/L 53,063.85	53,063.85	0.00
Total Deposits				84,600.88	84,600.88	0.00

# HILLTOP POINT SITE INSPECTION REPORT.3/6/24, 3:12 PM

Hilltop Point. CDD.

Wednesday, March 6, 2024

Prepared For Board of supervisors.

25 Issues Identified

Gary Schwartz



### **Pindos Drive.**

Assigned To LMP.

Heading East on the street looks good.



### **Pindos Drive.**

Assigned To LMP.

The back of the fence-line is free of weeds and looks good.





### **Pindos Drive.**

Assigned To District manager.

The mailboxes are clean and look good.



### **NE perimeter fence.**

Assigned To LMP.

Looks well maintained.



### NE perimeter fence.

Assigned To LMP.

Treat / remove the weeds beginning to grow.



### Palomino Drive.

Assigned To LMP.

Everything looks good around the utility.





### Palomino pond.

Assigned To LMP.

The dry pond looks good.



### Barrel Drive.

Assigned To LMP

There were two dead tree removals.



### SE perimeter fence.

Assigned To LMP.

The fence-line and the turf are well-maintained.

11:01 3/6/24



### Barrel Drive.

Assigned To LMP.

Looks good.

11:02 3/6/24





### Clinton Ave.

Assigned To District manager.

The entrance façade is clean and looks good.



### Clinton Ave.

Assigned To LMP.

Perimeter fence build heading east on the street.



## Clinton Ave.

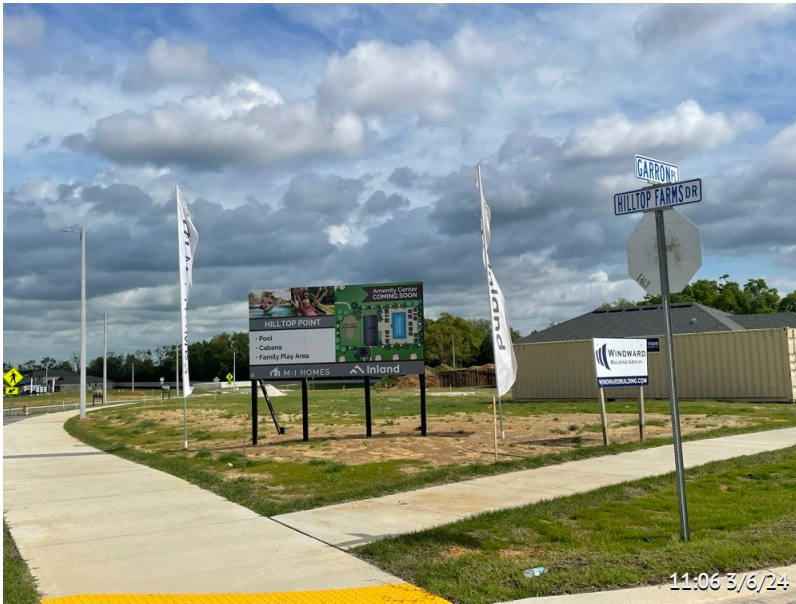
Assigned To District manager.  
The West side entrance.



## Clinton Ave.

Assigned To MI Homes.  
Reported to MI Homes.





### **Hilltop Farms Drive.**

Assigned To District manager.  
Amenity center signage.



### **Garron Place.**

Assigned To District manager.  
The amenity center build in progress.



### **Garron Place.**

Assigned To District manager.

The amenity center pavers are clean and look good.



### **Garron Place.**

Assigned To District manager.

The pool built in progress.





### **Garron Place.**

Assigned To District manager.

The pool pavers are clean and look good.



### **Hilltop Farms Drive pond.**

Assigned To District manager.

The dry pond looks good.



**Hilltop Farms Drive.**

Assigned To District manager.

The dry pond looks good.



**Hilltop Farms Drive.**

Assigned To LMP.

The dry pond looks good.





### North perimeter fence.

Assigned To LMP.

Defense line is clear and looks good.



### Stirrup Drive.

Assigned To LMP.

The dry pond looks good.



### **West perimeter fence.**

Assigned To LMP.

The fence-line is clear and looks good.