

Hilltop Point Community Development District

Financial Statements
(Unaudited)

Period Ending
May 31, 2024

Prepared by:



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HILLTOP POINT COMMUNITY DEVELOPMENT DISTRICT

Balance Sheet As of May 31, 2024 (In Whole Numbers)

ACCOUNT DESCRIPTION	GENERAL							TOTAL
	GENERAL FUND	SERIES 2022-1	SERIES 2022-2	SERIES 2022-1	SERIES 2022-2	LONG-TERM		
		DEBT SERVICE FUND	DEBT SERVICE FUND	CAPITAL PROJECT FUND	CAPITAL PROJECT FUND	DEBT ACCOUNT GROUP FUND		
ASSETS								
Cash - Operating Account	\$ 12,139	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	12,139
Cash in Transit	-	63,290	8,441	-	-	-	-	71,731
Due From Developer	13,498	-	-	-	-	-	-	13,498
Due From Other Funds	18,856	-	-	99,525	253,949	-	-	372,330
Investments:								
Acquisition & Construction Account	-	-	-	4,584	31,204	-	-	35,788
Capitalized Interest Account	-	-	24	-	-	-	-	24
Interest Account	-	7	-	-	-	-	-	7
Prepayment Account	-	4,458	-	-	-	-	-	4,458
Reserve Fund	-	168,019	346,536	-	-	-	-	514,555
Revenue Fund	-	36,413	-	-	-	-	-	36,413
Amount To Be Provided	-	-	-	-	-	8,375,000	-	8,375,000
TOTAL ASSETS	\$ 44,493	\$ 272,187	\$ 355,001	\$ 104,109	\$ 285,153	\$ 8,375,000	\$ -	9,435,943
LIABILITIES								
Accounts Payable	\$ 1,200	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	1,200
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	-	109,941	262,389	-	-	-	-	372,330
TOTAL LIABILITIES	15,288	109,941	262,389	-	-	8,375,000	-	8,762,618
FUND BALANCES								
Restricted for:								
Debt Service	-	162,246	92,612	-	-	-	-	254,858
Capital Projects	-	-	-	104,109	285,153	-	-	389,262
Unassigned:	29,205	-	-	-	-	-	-	29,205
TOTAL FUND BALANCES	29,205	162,246	92,612	104,109	285,153	-	-	673,325
TOTAL LIABILITIES & FUND BALANCES	\$ 44,493	\$ 272,187	\$ 355,001	\$ 104,109	\$ 285,153	\$ 8,375,000	\$ -	9,435,943

HILLTOP POINT COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending May 31, 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
<u>REVENUES</u>				
Special Assmnts- Tax Collector	\$ -	\$ 13,681	\$ 13,681	0.00%
Special Assmnts- CDD Collected	390,335	32,934	(357,401)	8.44%
Developer Contribution	-	79,272	79,272	0.00%
TOTAL REVENUES	390,335	125,887	(264,448)	32.25%
<u>EXPENDITURES</u>				
<u>Administration</u>				
Supervisor Fees	7,200	3,600	3,600	50.00%
ProfServ-Dissemination Agent	1,250	2,917	(1,667)	233.36%
ProfServ-Recording Secretary	1,600	600	1,000	37.50%
District Counsel	9,500	17,366	(7,866)	182.80%
District Engineer	5,400	-	5,400	0.00%
Administrative Services	4,000	2,625	1,375	65.63%
Management & Accounting Services	4,000	-	4,000	0.00%
District Manager	22,000	14,583	7,417	66.29%
Accounting Services	9,500	5,250	4,250	55.26%
Website Compliance	1,800	1,500	300	83.33%
Postage, Phone, Faxes, Copies	500	291	209	58.20%
Rentals & Leases	500	350	150	70.00%
Public Officials Insurance	2,500	2,340	160	93.60%
Legal Advertising	2,500	382	2,118	15.28%
Bank Fees	200	71	129	35.50%
Financial & Revenue Collections	1,000	300	700	30.00%
Misc-Ad Valorem Taxes	-	4,780	(4,780)	0.00%
Website Administration	1,600	700	900	43.75%
Information Technology	500	350	150	70.00%
Miscellaneous Expenses	250	131	119	52.40%
Office Supplies	100	-	100	0.00%
Dues, Licenses, Subscriptions	175	(522)	697	-298.29%
Total Administration	76,075	57,614	18,461	75.73%
<u>Electric Utility Services</u>				
Electricity - Utility Ops	1,500	673	827	44.87%
Electricity - Streetlights	42,257	20,423	21,834	48.33%
Total Electric Utility Services	43,757	21,096	22,661	48.21%

HILLTOP POINT COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending May 31, 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
<u>Stormwater Control</u>				
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%
Total Stormwater Control	27,500	1,181	26,319	4.29%
<u>Other Physical Environment</u>				
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	26,889	123,111	17.93%
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%
Total Other Physical Environment	208,200	29,749	178,451	14.29%
<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	28,803	-	28,803	0.00%
Total Contingency	28,803	-	28,803	0.00%
TOTAL EXPENDITURES	390,335	109,640	280,695	28.09%
Excess (deficiency) of revenues				
Over (under) expenditures	-	16,247	16,247	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2023)		12,958		
FUND BALANCE, ENDING		\$ 29,205		

HILLTOP POINT COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending May 31, 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
<u>REVENUES</u>				
Interest - Investments	\$ -	\$ 10,535	\$ 10,535	0.00%
Special Assmnts- Tax Collector	331,868	209,570	(122,298)	63.15%
Special Assmnts- CDD Collected	-	133,943	133,943	0.00%
TOTAL REVENUES	331,868	354,048	22,180	106.68%
<u>EXPENDITURES</u>				
<u>Debt Service</u>				
Principal Debt Retirement	75,000	130,000	(55,000)	173.33%
Interest Expense	256,868	258,593	(1,725)	100.67%
Total Debt Service	331,868	388,593	(56,725)	117.09%
TOTAL EXPENDITURES	331,868	388,593	(56,725)	117.09%
Excess (deficiency) of revenues				
Over (under) expenditures	-	(34,545)	(34,545)	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2023)		196,791		
FUND BALANCE, ENDING		\$ 162,246		

HILLTOP POINT COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending May 31, 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
<u>REVENUES</u>				
Interest - Investments	\$ -	\$ 8,236	\$ 8,236	0.00%
Special Assmnts- Tax Collector	227,161	244,093	16,932	107.45%
Special Assmnts- CDD Collected	-	116,100	116,100	0.00%
TOTAL REVENUES	227,161	368,429	141,268	162.19%
<u>EXPENDITURES</u>				
<u>Debt Service</u>				
Principal Debt Retirement	45,000	-	45,000	0.00%
Interest Expense	182,161	228,230	(46,069)	125.29%
Total Debt Service	227,161	228,230	(1,069)	100.47%
TOTAL EXPENDITURES	227,161	228,230	(1,069)	100.47%
Excess (deficiency) of revenues				
Over (under) expenditures	-	140,199	140,199	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2023)		(47,587)		
FUND BALANCE, ENDING		\$ 92,612		

HILLTOP POINT COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending May 31, 2024
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>				
Interest - Investments	\$ -	\$ 158	\$ 158	0.00%
TOTAL REVENUES	-	158	158	0.00%
<u>EXPENDITURES</u>				
TOTAL EXPENDITURES	-	-	-	0.00%
Excess (deficiency) of revenues				
Over (under) expenditures	-	158	158	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2023)		103,951		
FUND BALANCE, ENDING		<u>\$ 104,109</u>		

HILLTOP POINT COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending May 31, 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
<u>REVENUES</u>				
Interest - Investments	\$ -	\$ 26,162	\$ 26,162	0.00%
TOTAL REVENUES	-	26,162	26,162	0.00%
<u>EXPENDITURES</u>				
<u>Construction In Progress</u>				
Construction in Progress	-	1,378,087	(1,378,087)	0.00%
Total Construction In Progress	-	1,378,087	(1,378,087)	0.00%
TOTAL EXPENDITURES	-	1,378,087	(1,378,087)	0.00%
Excess (deficiency) of revenues				
Over (under) expenditures	-	(1,351,925)	(1,351,925)	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2023)		1,637,078		
FUND BALANCE, ENDING		\$ 285,153		

Bank Account Statement

Hilltop Point CDD

Tuesday, June 4, 2024

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Bank Account Statement: Bank Account No.: 4088, Statement No.: 05-24

Currency Code

Statement Date	05/31/24	Statement Balance	12,139.36
Balance Last Statement	21,018.81	Outstanding Bank Transactions	0.00
Statement Ending Balance	12,139.36	Subtotal	12,139.36
		Outstanding Checks	0.00
G/L Balance at 05/31/24	12,139.36	Bank Account Balance	12,139.36

Transaction Date	Type	Document No.	Description	Value Date	Applied Entries	Applied Amount	Statement Amount
Statement No. 05-24							
04/30/24	Bank Account Ledger Entry	1159	Check for Vendor V00004		1	-150.00	-150.00
04/30/24	Bank Account Ledger Entry	1160	Check for Vendor V00015		1	-3,222.22	-3,222.22
05/06/24	Bank Account Ledger Entry	BD00006	Deposit No. BD00006		1	1,326.90	1,326.90
05/07/24	Bank Account Ledger Entry	DD402	Payment of Invoice 000390		1	-214.13	-214.13
05/07/24	Bank Account Ledger Entry	DD403	Payment of Invoice 000407		1	-1,191.41	-1,191.41
05/07/24	Bank Account Ledger Entry	DD404	Payment of Invoice 000408		1	-1,198.72	-1,198.72
05/07/24	Bank Account Ledger Entry	DD405	Payment of Invoice 000409		1	-1,198.72	-1,198.72
05/10/24	Bank Account Ledger Entry	1161	Check for Vendor V00010		1	-200.00	-200.00
05/10/24	Bank Account Ledger Entry	1162	Check for Vendor V00011		1	-200.00	-200.00
05/10/24	Bank Account Ledger Entry	1163	Check for Vendor V00014		1	-3,825.00	-3,825.00
05/10/24	Bank Account Ledger Entry	1164	Check for Vendor V00015		1	-76.99	-76.99
05/10/24	Bank Account Ledger Entry	1165	Check for Vendor V00020		1	-200.00	-200.00
05/10/24	Bank Account Ledger Entry	1166	Check for Vendor V00025		1	-2,430.25	-2,430.25
05/20/24	Bank Account Ledger Entry	BD00007	Deposit No. BD00007		1	1,326.90	1,326.90
05/29/24	Bank Account Ledger Entry	BD00008	Deposit No. BD00008		1	2,574.19	2,574.19
Total						-8,879.45	-8,879.45