

Hillcrest Preserve Community Development District

February 17, 2026

Agenda Package

TEAMS MEETING INFORMATION

MEETING ID: 224 779 961 996 3 PASSCODE: F7AZ3qT6

[Join the meeting now](#)

2005 PAN AM CIRCLE SUITE 300
TAMPA, FLORIDA 33607

CLEAR PARTNERSHIPS



COLLABORATION



LEADERSHIP



EXCELLENCE



ACCOUNTABILITY



RESPECT

Hillcrest Preserve Community Development District

Board of Supervisors

Carlos de la Ossa, Chairman
Nicholas Dister, Vice-Chairman
Angie Grunwald, Assistant Secretary
Kelly Evans, Assistant Secretary
Ryan Motko, Assistant Secretary

District Staff

Brian Lamb, District Secretary
Jayna Cooper, District Manager
Rollamay Turkoane, District Manager
John Vericker, District Counsel
Tonja Stewart, District Engineer

Regular Meeting Agenda

The Regular Meeting of Hillcrest Preserve Community Development District will be held on **February 17, 2026 at 11:00 a.m. at the SpringHill Suites by Marriott Tampa Suncoast Parkway located at 16615 Crosspointe Run, Land O' Lakes, FL 34638**. For those who intend to call in below is the Teams link information. Please let us know at least 24 hours in advance if you are planning to call into the meeting.

Microsoft Teams meeting; [Join the meeting now](#)

Meeting ID: 224 779 961 996 3 **Passcode:** F7AZ3qT6

Dial-in by phone +1 646-838-1601 **Pin:** 200 322 157#

REGULAR MEETINGS OF THE BOARD OF SUPERVISORS

1. CALL TO ORDER/ROLL CALL
2. PUBLIC COMMENTS

(Each individual has the opportunity to comment and is limited to three (3) minutes for such comment)

3. BUSINESS ITEMS

4. CONSENT AGENDA

- A. Approval of Minutes of January 20, 2026, Regular Meeting
- B. Consideration of the Operation and Maintenance Expenditures January 2026
- C. Acceptance of the Financials and Approval of the Check Register for January 2026

5. STAFF REPORTS

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

6. BOARD MEMBERS COMMENTS

7. ADJOURNMENT

**MINUTES OF MEETING
HILLCREST PRESERVE
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of the Hillcrest Preserve Community Development District was held on Tuesday, January 20, 2026, and called to order at 11:27 a.m. at the SpringHill Suites by Marriott Tampa Suncoast Parkway, located at 16615 Crosspointe Run, Land O' Lakes, Florida 34638.

Present and constituting a quorum were:

Carlos de la Ossa	Chairperson
Nicholas Dister	Vice Chairperson <i>(via phone)</i>
Ryan Motko	Assistant Secretary <i>(via phone)</i>
Kelly Evans	Assistant Secretary
Angie Grunwald	Assistant Secretary

Also present were:

Jayna Cooper	District Manager
Rollamay Turkoane	District Manager
Brian Lamb	VP Developer Services
John Vericker	District Counsel
Kathryn Hopkinson	District Counsel

This is not a certified or verbatim transcript but rather represents the context and summary of the meeting. The full meeting is available in audio format upon request. Contact the District Office for any related costs for an audio copy.

FIRST ORDER OF BUSINESS

Call To Order/Roll Call

Ms. Cooper called the meeting to order, and a quorum was established.

SECOND ORDER OF BUSINESS

Public Comments

There being none, the next order of business followed.

THIRD ORDER OF BUSINESS

Business Items

A. Consideration of Resolution 2026-02 Adopting Even Terms for Landowner Election

On MOTION by Mr. de la Ossa seconded by Ms. Evans, with all in favor, Resolution 2026-02 Adopting Even Terms to Align with November General Election, was adopted. 5-0
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FOURTH ORDER OF BUSINESS

Consent Agenda

A. Approval of Minutes of the December 16, 2025, Regular Meeting

B. Consideration of the Operation and Maintenance Expenditures December 2025

C. Acceptance of the Financials and Approval of the Check Register for December 2025

On MOTION by Mr. de la Ossa seconded by Ms. Evans, with all in favor, the Consent Agenda, was approved. 5-0

FIFTH ORDER OF BUSINESS

Staff Reports

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

There being no reports, the next order of business followed.

SIXTH ORDER OF BUSINESS

Board Members' Comments

There being none, the next order of business followed.

SEVENTH ORDER OF BUSINESS

Adjournment

There being no further business,

On MOTION by Mr. de la Ossa seconded by Ms. Evans, with all in favor, the meeting was adjourned at 11:29 a.m. 5-0

Jayna Cooper/Rollamay Turkoane
District Manager

Carlos de la Ossa
Chairperson

HILLCREST PRESERVE CDD
Summary of Operations and Maintenance Invoices

Vendor	Invoice Date	Invoice/Account Number	Amount	Invoice Total	Vendor Total	Comments/Description
Monthly Contract						
INFRAMARK LLC	1/2/2026	167822	\$750.00			ACCOUNTING SERVICES
INFRAMARK LLC	1/2/2026	167822	\$375.00			ADMINISTRATION
INFRAMARK LLC	1/2/2026	167822	\$2,083.33			DISTRICT MANAGEMENT
INFRAMARK LLC	1/2/2026	167822	\$100.00			FINANCIAL & REVENUE COLLECTION
INFRAMARK LLC	1/2/2026	167822	\$200.00			RECORDING SECRETARY
INFRAMARK LLC	1/2/2026	167822	\$50.00			RENTAL & LEASES
INFRAMARK LLC	1/2/2026	167822	\$50.00			TECHNOLOGY/DATA STORAGE
INFRAMARK LLC	1/2/2026	167822	\$100.00	\$3,708.33		WEBSITE MAINTENANCE/ADMIN
INFRAMARK LLC	1/20/2026	169027	\$2.22		\$3,710.55	POSTAGE
STANTEC CONSULTING SERVICES INC	1/14/2026	2511238	\$645.75			ENGINEERING SERVICES
STRALEY ROBIN VERICKER	1/14/2026	27853	\$823.00			PROFESSIONAL SERVICES
Monthly Contract Subtotal			\$5,179.30			
Regular Services						
ANGIE GRUNWALD	1/20/2026	AG-012026	\$200.00			BOARD 01/20/26
CARLOS DE LA OSSA	1/20/2026	CO-012026	\$200.00			BOARD 01/20/26
GRAU AND ASSOCIATES	1/5/2026	28440	\$1,500.00			AUDIT FYE 09/30/2025
KELLY ANN EVANS	1/20/2026	KE-012026	\$200.00			BOARD 01/20/26
NICHOLAS J. DISTER	1/20/2026	ND-012026	\$200.00			BOARD 01/20/26
RYAN MOTKO	1/20/2026	RM-012026	\$200.00			BOARD 01/20/26
Regular Services Subtotal			\$2,500.00			
TOTAL			\$7,679.30			



INVOICE

2002 West Grand Parkway North
Suite 100
Katy, TX 77449

INVOICE#

167822

DATE

1/2/2026

BILL TO

Hillcrest Preserve Community
Development District
2005 Pan Am Cir Ste 300
Tampa FL 33607-6008
United States

CUSTOMER ID

C3119

NET TERMS

Due On Receipt

PO#**DUE DATE**

1/2/2026

Services provided for the Month of: January 2026

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
Financial & Revenue Collection	1	Ea	100.00		100.00
Recording Secretary	1	Ea	200.00		200.00
Rental & Leases	1	Ea	50.00		50.00
Technology/Data Storage	1	Ea	50.00		50.00
Website Maintenance / Admin	1	Ea	100.00		100.00
Subtotal					3,708.33

Subtotal	\$3,708.33
Tax	\$0.00
Total Due	\$3,708.33

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.



INVOICE

2002 West Grand Parkway North
Suite 100
Katy, TX 77449

INVOICE#

169027

DATE

1/20/2026

BILL TO

Hillcrest Preserve Community
Development District
2005 Pan Am Cir Ste 300
Tampa FL 33607-6008
United States

CUSTOMER ID

C3119

NET TERMS

Due On Receipt

PO#**DUE DATE**

1/20/2026

Services provided for the Month of: December 2025

DESCRIPTION	QTY	UOM	RATE	MARKUP	AMOUNT
Postage	3	Ea	0.74		2.22
Subtotal					2.22

Subtotal	\$2.22
Tax	\$0.00
Total Due	\$2.22

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

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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.



INVOICE

Invoice Number 2511238
Invoice Date January 14, 2026
Customer Number 200769
Project Number 238202295

Bill To

Hillcrest Preserve CDD
Accounts Payable
C/O Inframark
2005 Pan Am Circle Suite 300
Tampa FL 33607
United States

EFT/ACH Remit To (Preferred)

Stantec Consulting Services Inc. (SCSI)
Bank of America
ABA No. : 111000012
Account No: 3752096026
Email Remittance: eff@stantec.com

Alternative Remit To

Stantec Consulting Services Inc.
(SCSI)
13980 Collections Center Drive
Chicago IL 60693
United States
Federal Tax ID
11-2167170

Project Description: Hillcrest Preserve CDD General Consulting

Stantec Project Manager: Stewart, Tonja L
Authorization Amount: \$9,500.00
Authorization Previously Billed: \$634.50
Authorization Budget Remaining: \$8,219.75
Authorization Billed to Date: \$1,280.25
Current Invoice Due: \$645.75
For Period Ending: January 14, 2026

Invoice Email: inframarkcms@payableslockbox.com
Client Contact Email: jayna.cooper@inframark.com

Net Due in 28 Days or in accordance with terms of the contract

Stantec will not change our banking information. If you receive a request noting our banking information has changed, please contact your Stantec Project Manager

INVOICE

Invoice Number

2511238

Project Number

238202295

Top Task 2026

2026 FY Gen Gons

Professional Services

Billing Level

Level 09

	Date	Hours	Rate	Current Amount
Nurse, Vanessa M	2025-12-02	1.00	183.00	183.00
Nurse, Vanessa M	2025-12-08	0.25	183.00	45.75
Nurse, Vanessa M	2025-12-18	1.50	183.00	274.50
Nurse, Vanessa M	2026-01-05	0.75	190.00	142.50
		3.50		645.75

Professional Services Subtotal

3.50 **645.75**

Top Task 2026 Total

645.75

Total Fees & Disbursements

\$645.75

INVOICE TOTAL (USD)

\$645.75

Billing Backup

Date	Project	Task	Employee/Supplier	Quantity	Bill Rate	Bill Amount	Comment	AP Ref. #
2025-12-02	238202295	2026	NURSE, VANESSA M	1.00	183.00	183.00	REQUISITIONS	
2025-12-08	238202295	2026	NURSE, VANESSA M	0.25	183.00	45.75	RESEARCH RE: PREVIOUS PUBLIC FACILITIES REPORT(S) AND MAPPING STATUS	
2025-12-18	238202295	2026	NURSE, VANESSA M	1.00	183.00	183.00	PREPARED PUBLIC FACILITIES REPORT & SENT OUT MAPPING STATUS UPDATE	
2025-12-18	238202295	2026	NURSE, VANESSA M	0.50	183.00	91.50	REQUISITIONS	
2026-01-05	238202295	2026	NURSE, VANESSA M	0.75	190.00	142.50	REQUISITIONS	
Total subTask 2026				3.50		645.75		
Total Top Task 2026				3.50		645.75		
Total Project 238202295				3.50		645.75		

Attendance Confirmation

for
BOARD OF SUPERVISORS

District Name: Hillcrest Preserve CDD

Board Meeting Date: January 20, 2026

	Name	In Attendance Please X	Paid
1	Carlos de la Ossa	x	\$200.00
2	Angie Grunwald	x	\$200.00
3	Kelly Evans	x	\$200.00
4	Nick Dister	x	\$200.00
5	Ryan Motko	x	\$200.00

The supervisors present at the above referenced meeting should be compensated accordingly

Approved for payment:

District Manager Signature

Date

**** PLEASE RETURN SIGNED DOCUMENT TO LORI BINGLE****

REVISED 1/20/2026 12:47

Attendance Confirmation

for
BOARD OF SUPERVISORS

District Name: Hillcrest Preserve CDD

Board Meeting Date: January 20, 2026

Name	In Attendance Please X	Paid
1 Carlos de la Ossa	x	\$200.00
2 Angie Grunwald	x	\$200.00
3 Kelly Evans	x	\$200.00
4 Nick Dister	x	\$200.00
5 Ryan Motko	x	\$200.00

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Approved for payment:

District Manager Signature

Date

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REVISED 1/20/2026 12:47

Grau and Associates

1001 W. Yamato Road, Suite 301
Boca Raton, FL 33431
www.graucpa.com

Phone: 561-994-9299

Fax: 561-994-5823

Hillcrest Preserve Community Development District
2005 Pan Am Circle, Suite 300
Tampa, FL 33607

Invoice No. 28440
Date 01/05/2026

SERVICE	AMOUNT
Audit FYE 09/30/2025	\$ <u>1,500.00</u>
Current Amount Due	\$ <u>1,500.00</u>

0 - 30	31 - 60	61 - 90	91 - 120	Over 120	Balance
1,500.00	0.00	0.00	0.00	0.00	1,500.00

Payment due upon receipt.

Attendance Confirmation
for
BOARD OF SUPERVISORS

District Name: Hillcrest Preserve CDD

Board Meeting Date: January 20, 2026

	Name	In Attendance Please X	Paid
1	Carlos de la Ossa	x	\$200.00
2	Angie Grunwald	x	\$200.00
3	Kelly Evans	x	\$200.00
4	Nick Dister	x	\$200.00
5	Ryan Motko	x	\$200.00

The supervisors present at the above referenced meeting should be compensated accordingly

Approved for payment:

District Manager Signature

Date

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REVISED 1/20/2026 12:47

Attendance Confirmation

for
BOARD OF SUPERVISORS

District Name: Hillcrest Preserve CDD

Board Meeting Date: January 20, 2026

	Name	In Attendance Please X	Paid
1	Carlos de la Ossa	x	\$200.00
2	Angie Grunwald	x	\$200.00
3	Kelly Evans	x	\$200.00
4	Nick Dister	x	\$200.00
5	Ryan Motko	x	\$200.00

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REVISED 1/20/2026 12:47

Attendance Confirmation

for
BOARD OF SUPERVISORS

District Name: Hillcrest Preserve CDD

Board Meeting Date: January 20, 2026

Name	In Attendance Please X	Paid
1 Carlos de la Ossa	x	\$200.00
2 Angie Grunwald	x	\$200.00
3 Kelly Evans	x	\$200.00
4 Nick Dister	x	\$200.00
5 Ryan Motko	x	\$200.00

The supervisors present at the above referenced meeting should be compensated accordingly

Approved for payment:

District Manager Signature

Date

**** PLEASE RETURN SIGNED DOCUMENT TO LORI BINGLE****

REVISED 1/20/2026 12:47

*Hillcrest Preserve
Community
Development
District*

Financial Report

January 31, 2026

CLEAR PARTNERSHIPS



HILLCREST PRESERVE COMMUNITY DEVELOPMENT DISTRICT

Balance Sheet

As of January 31, 2026

(In Whole Numbers)

ACCOUNT DESCRIPTION	GENERAL FUND	DEBT SERVICE FUND SERIES 2024	CAPITAL		TOTAL
			PROJECTS FUND SERIES 2024	GENERAL LONG TERM DEBT FUND	
<u>ASSETS</u>					
Cash - Operating Account	\$ 204,324	\$ -	\$ -	\$ -	\$ 204,324
Accounts Receivable - Off Roll Billing	213,321	-	-	-	213,321
Investments:					
Acquisition & Construction Account	-	-	254,625	-	254,625
Reserve Fund	-	1,298,845	-	-	1,298,845
Revenue Fund	-	18,328	-	-	18,328
Amount To Be Provided	-	-	-	19,465,000	19,465,000
TOTAL ASSETS	\$ 417,645	\$ 1,317,173	\$ 254,625	\$ 19,465,000	\$ 21,454,443
<u>LIABILITIES</u>					
Accounts Payable	\$ -	\$ -	\$ -	\$ -	\$ -
Bonds Payable - Series 2024	-	-	-	19,465,000	19,465,000
TOTAL LIABILITIES	-	-	-	19,465,000	19,465,000
<u>FUND BALANCES</u>					
Restricted for:					
Debt Service	-	1,317,173	-	-	1,317,173
Capital Projects	-	-	254,625	-	254,625
Unassigned:	417,645	-	-	-	417,645
TOTAL FUND BALANCES	417,645	1,317,173	254,625	-	1,989,443
TOTAL LIABILITIES & FUND BALANCES	\$ 417,645	\$ 1,317,173	\$ 254,625	\$ 19,465,000	\$ 21,454,443

HILLCREST PRESERVE COMMUNITY DEVELOPMENT DISTRICT

Statement of Revenues, Expenditures and Changes in Fund Balances

For the Period Ending January 31, 2026

General Fund (001)

(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>
REVENUES				
Interest - Investments	\$ -	\$ 460	\$ 460	0.00%
Special Assmnts- CDD Collected	-	391,372	391,372	0.00%
Developer Estimated Contribution	629,450	-	(629,450)	0.00%
TOTAL REVENUES	629,450	391,832	(237,618)	62.25%

EXPENDITURES

Administration

Supervisor Fees	12,000	3,800	8,200	31.67%
ProfServ-Construction Accounting	6,000	-	6,000	0.00%
ProfServ-Dissemination Agent	5,000	2,625	2,375	52.50%
ProfServ-Field Management	12,000	-	12,000	0.00%
ProfServ-Info Technology	600	200	400	33.33%
ProfServ-Recording Secretary	2,400	800	1,600	33.33%
ProfServ-Trustee Fees	6,500	-	6,500	0.00%
District Counsel	25,000	4,381	20,619	17.52%
District Engineer	9,500	1,280	8,220	13.47%
Administrative Services	4,500	1,500	3,000	33.33%
District Manager	25,000	8,333	16,667	33.33%
Accounting Services	9,000	3,000	6,000	33.33%
Auditing Services	6,000	5,000	1,000	83.33%
Website Compliance	1,800	-	1,800	0.00%
Postage, Phone, Faxes, Copies	500	10	490	2.00%
Rentals & Leases	600	200	400	33.33%
Insurance - General Liability	3,094	3,094	-	100.00%
Public Officials Insurance	2,531	2,206	325	87.16%
Insurance - Crime	500	500	-	100.00%
Property Insurance	10,000	-	10,000	0.00%
Insurance Deductible	2,500	-	2,500	0.00%
Legal Advertising	3,500	141	3,359	4.03%
Bank Fees	200	689	(489)	344.50%
Financial & Revenue Collections	5,000	400	4,600	8.00%
Meeting Expense	500	-	500	0.00%
Website Administration	1,200	400	800	33.33%
Office Supplies	100	-	100	0.00%

HILLCREST PRESERVE COMMUNITY DEVELOPMENT DISTRICT

Statement of Revenues, Expenditures and Changes in Fund Balances

For the Period Ending January 31, 2026

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
Dues, Licenses, Subscriptions	325	175	150	53.85%
Total Administration	155,850	38,734	117,116	24.85%
<u>Electric Utility Services</u>				
Water/Waste	2,400	-	2,400	0.00%
Utility - Electric	9,000	-	9,000	0.00%
StreetLights	90,000	-	90,000	0.00%
Total Electric Utility Services	101,400	-	101,400	0.00%
<u>Landscape Services</u>				
Contracts-Landscape	200,000	-	200,000	0.00%
Contracts-Aquatic Control	9,000	-	9,000	0.00%
ROW Maintenance	50,000	-	50,000	0.00%
Mitigation Maintenance	30,000	-	30,000	0.00%
Total Landscape Services	289,000	-	289,000	0.00%
<u>Other Physical Environment</u>				
Wildlife Control	9,000	-	9,000	0.00%
R&M-Monument, Entrance & Wall	10,000	-	10,000	0.00%
Dog Waste Station Service & Supplies	1,200	-	1,200	0.00%
Mailbox Kiosk R&M	3,000	-	3,000	0.00%
Total Other Physical Environment	23,200	-	23,200	0.00%
<u>Contingency</u>				
Storm Clean	35,000	-	35,000	0.00%
Misc-Contingency	25,000	-	25,000	0.00%
Total Contingency	60,000	-	60,000	0.00%
TOTAL EXPENDITURES	629,450	38,734	590,716	6.15%
Excess (deficiency) of revenues				
Over (under) expenditures	-	353,098	353,098	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2025)		64,547		
FUND BALANCE, ENDING		\$ 417,645		

HILLCREST PRESERVE COMMUNITY DEVELOPMENT DISTRICT

Statement of Revenues, Expenditures and Changes in Fund Balances

For the Period Ending January 31, 2026

Debt Service Fund Series 2024 (200)

(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
REVENUES				
Interest - Investments	\$ -	\$ 18,328	\$ 18,328	0.00%
Special Assmnts- CDD Collected	-	139,615	139,615	0.00%
Developer Estimated Contribution	1,404,099	-	(1,404,099)	0.00%
TOTAL REVENUES	1,404,099	157,943	(1,246,156)	11.25%
EXPENDITURES				
<u>Debt Service</u>				
Principal Debt Retirement	405,000	-	405,000	0.00%
Interest Expense	999,099	495,160	503,939	49.56%
Total Debt Service	1,404,099	495,160	908,939	35.27%
TOTAL EXPENDITURES	1,404,099	495,160	908,939	35.27%
Excess (deficiency) of revenues				
Over (under) expenditures	-	(337,217)	(337,217)	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2025)		1,654,390		
FUND BALANCE, ENDING		\$ 1,317,173		

HILLCREST PRESERVE COMMUNITY DEVELOPMENT DISTRICT

Statement of Revenues, Expenditures and Changes in Fund Balances

For the Period Ending January 31, 2026

Capital Projects Fund Series 2024 (300)

(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
REVENUES				
Interest - Investments	\$ -	\$ 67,007	\$ 67,007	0.00%
Special Assmnts- CDD Collected	-	55,712	55,712	0.00%
TOTAL REVENUES	-	122,719	122,719	0.00%
EXPENDITURES				
Construction In Progress				
Construction in Progress	-	8,794,485	(8,794,485)	0.00%
Total Construction In Progress	-	8,794,485	(8,794,485)	0.00%
TOTAL EXPENDITURES	-	8,794,485	(8,794,485)	0.00%
Excess (deficiency) of revenues Over (under) expenditures	-	(8,671,766)	(8,671,766)	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2025)		8,926,391		
FUND BALANCE, ENDING		\$ 254,625		

Bank Account Statement

Hillcrest Preserve CDD

Bank Account No. 817335

Statement No. 26_01

Statement Date

01/31/2026

G/L Account No. 101001 Balance	204,324.49	Statement Balance	205,170.24
		Outstanding Deposits	0.00
Positive Adjustments	0.00	Subtotal	205,170.24
Subtotal	204,324.49	Outstanding Checks	-845.75
Negative Adjustments	0.00	Ending Balance	204,324.49
Ending G/L Balance	204,324.49		

Posting Date	Document Type	Document No.	Vendor	Description	Amount	Cleared Amount	Difference
Deposits							
							0.00
12/23/2025		JE000136	Accounts Receivable - Off Roll Billing	Off Roll Deposit	178,050.28	178,050.28	0.00
01/31/2026		JE000144	Interest - Investments	Interest Earned	229.55	229.55	0.00
Total Deposits					178,279.83	178,279.83	0.00
Checks							
12/17/2025	Payment	1209	KELLY ANN EVANS	Check for Vendor V00021	-200.00	-200.00	0.00
12/29/2025	Payment	1211	STRALEY ROBIN VERICKER	Check for Vendor V00012	-2,154.13	-2,154.13	0.00
01/09/2026	Payment	1212	GRAU AND ASSOCIATES	Check for Vendor V00030	-1,500.00	-1,500.00	0.00
01/09/2026	Payment	1213	INFRAMARK LLC	Check for Vendor V00013	-3,711.29	-3,711.29	0.00
01/21/2026	Payment	1214	ANGIE GRUNWALD	Check for Vendor V00022	-200.00	-200.00	0.00
01/21/2026	Payment	1215	CARLOS DE LA OSSA	Check for Vendor V00008	-200.00	-200.00	0.00
01/21/2026	Payment	1216	KELLY ANN EVANS	Check for Vendor V00021	-200.00	-200.00	0.00
01/21/2026	Payment	1218	RYAN MOTKO	Check for Vendor V00005	-200.00	-200.00	0.00
01/21/2026	Payment	1219	STRALEY ROBIN VERICKER	Check for Vendor V00012	-823.00	-823.00	0.00
01/27/2026	Payment	1220	INFRAMARK LLC	Check for Vendor V00013	-2.22	-2.22	0.00
01/31/2026		JE000143	Bank Fees	Service Charges	-158.98	-158.98	0.00
Total Checks					-9,349.62	-9,349.62	0.00
Adjustments							
Total Adjustments							
Outstanding Checks							
01/21/2026	Payment	1217	NICHOLAS J. DISTER	Check for Vendor V00007			-200.00

Bank Account Statement

Hillcrest Preserve CDD

Bank Account No. 817335

Statement No. 26_01

Statement Date

01/31/2026

01/27/2026	Payment	1221	STANTEC CONSULTING SERVICES INC	Check for Vendor V00033	-645.75
Total Outstanding Checks					-845.75

Outstanding Deposits

Total Outstanding Deposits

HILLCREST PRESERVE COMMUNITY DEVELOPMENT DISTRICT

Payment Register by Fund

For the Period from 01/01/2026 to 01/31/2026

(Sorted by Check / ACH No.)

Fund No.	Check / ACH No.	Date	Vendor	Payee	Invoice No.	Payment Description	Invoice / GL Description	G/L Account #	Amount Paid
GENERAL FUND - 001									
001	1212	01/09/26	V00030	GRAU AND ASSOCIATES	28440	AUDIT FYE 09/30/2025	Auditing Services	532002-51301	\$1,500.00
001	1213	01/09/26	V00013	INFRAMARK LLC	166686	NOV 25-POSTAGE	POSTAGE	541024-51301	\$2.96
001	1213	01/09/26	V00013	INFRAMARK LLC	167822	DISTRICT MANAGEMENT JAN 2026	ACCOUNTING SERVICES	532001-51301	\$750.00
001	1213	01/09/26	V00013	INFRAMARK LLC	167822	DISTRICT MANAGEMENT JAN 2026	ADMINISTRATION	531148-51301	\$375.00
001	1213	01/09/26	V00013	INFRAMARK LLC	167822	DISTRICT MANAGEMENT JAN 2026	DISTRICT MANAGEMENT	531150-51301	\$2,083.33
001	1213	01/09/26	V00013	INFRAMARK LLC	167822	DISTRICT MANAGEMENT JAN 2026	FINANCIAL & REVENUE COLLECTION	549150-51301	\$100.00
001	1213	01/09/26	V00013	INFRAMARK LLC	167822	DISTRICT MANAGEMENT JAN 2026	RECORDING SECRETARY	531036-51301	\$200.00
001	1213	01/09/26	V00013	INFRAMARK LLC	167822	DISTRICT MANAGEMENT JAN 2026	RENTAL & LEASES	544025-51301	\$50.00
001	1213	01/09/26	V00013	INFRAMARK LLC	167822	DISTRICT MANAGEMENT JAN 2026	TECHNOLOGY/DATA STORAGE	531020-51301	\$50.00
001	1213	01/09/26	V00013	INFRAMARK LLC	167822	DISTRICT MANAGEMENT JAN 2026	WEBSITE MAINTENANCE/ADMIN	549936-51301	\$100.00
001	1214	01/21/26	V00022	ANGIE GRUNWALD	AG-012026	BOARD 01/20/26	Supervisor Fees	511100-51301	\$200.00
001	1215	01/21/26	V00008	CARLOS DE LA OSSA	CO-012026	BOARD 01/20/26	Supervisor Fees	511100-51301	\$200.00
001	1216	01/21/26	V00021	KELLY ANN EVANS	KE-012026	BOARD 01/20/26	Supervisor Fees	511100-51301	\$200.00
001	1217	01/21/26	V00007	NICHOLAS J. DISTER	ND-012026	BOARD 01/20/26	Supervisor Fees	511100-51301	\$200.00
001	1218	01/21/26	V00005	RYAN MOTKO	RM-012026	BOARD 01/20/26	Supervisor Fees	511100-51301	\$200.00
001	1219	01/21/26	V00012	STRALEY ROBIN VERICKER	27853	DEC 25-DISTRICIT COUNSEL THROUGH 12/31/25	PROFESSIONAL SERVICES	531146-51301	\$823.00
001	1220	01/27/26	V00013	INFRAMARK LLC	169027	DEC 25-POSTAGE	POSTAGE	541024-51301	\$2.22
001	1221	01/27/26	V00033	STANTEC CONSULTING SERVICES INC	2511238	ENGINEERING SERVICES THRU 01/14/26	ENGINEERING SERVICES	531147-51301	\$645.75
Fund Total									\$7,682.26

Total Checks Paid	\$7,682.26
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