

Corkscrew Farms Community Development District

Financial Statements
(Unaudited)

Period Ending
April 30, 2020



Meritus Districts
2005 Pan Am Circle ~ Suite 300 ~ Tampa, FL 33607-1775
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Corkscrew Farms CDD

Balance Sheet

As of 4/30/2020
(In Whole Numbers)

	General Fund	Debt Service Fund - Series 2016	Capital Project Fund - Series 2016	General Fixed Assets	General Long-Term Debt	Total
Bonds Payable - Series 2016	0	0	0	0	13,330,000	13,330,000
Bond Payable - Series 2017	0	0	0	0	23,900,000	23,900,000
Total Liabilities	1,535	0	0	0	37,230,000	37,231,535
Fund Equity & Other Credits						
Fund Balance-All Other Reserves	0	1,516,390	(110,060)	0	0	3,650,125
Fund Balance-Unreserved	(2,368)	0	0	0	0	(2,368)
Investment in General Fixed Assets	0	0	0	41,876,818	0	41,876,818
Other	46,567	374,202	0	0	0	1,675,660
Total Fund Equity & Other Credits	44,198	1,890,591	(110,060)	41,876,818	0	47,200,234
Total Liabilities & Fund Equity	45,733	1,890,591	(110,060)	41,876,818	37,230,000	84,431,769

Corkscrew Farms CDD

Statement of Revenues & Expenditures

001 - General Fund
From 10/1/2019 Through 4/30/2020
(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Revenues				
Special Assessments - Service Charges				
Discounts & Collection Fees	(112,022)	0	112,022	(100)%
Operations & Maintenance-Tax Roll	205,232	95,482	(109,750)	(53)%
Contributions & Donations From Private Sources				
Developer Contribution	0	5,216	5,216	0 %
Total Revenues	<u>93,210</u>	<u>100,699</u>	<u>7,489</u>	<u>8 %</u>
Expenditures				
Financial & Administrative				
District Manager	34,000	19,833	14,167	42 %
District Engineer	9,500	4,181	5,320	56 %
Disclosure Report	8,400	0	8,400	100 %
Trustee Fees	8,800	7,869	931	11 %
Auditing Services	6,500	7,446	(946)	(15)%
Postage, Phone, Faxes, Copies	150	17	133	89 %
Public Officials Insurance	2,500	2,358	142	6 %
Legal Advertising	2,500	327	2,173	87 %
Bank Fees	300	0	300	100 %
Dues, Licenses, & Fees	260	1,500	(1,240)	(477)%
Web Administration	1,500	2,375	(875)	(58)%
Legal Counsel				
District Counsel	10,000	1,263	8,738	87 %
Other Physical Environment				
Property & Casualty Insurance	7,000	6,964	36	1 %
Reserves				
Undesignated Reserves	1,800	0	1,800	100 %
Total Expenditures	<u>93,210</u>	<u>54,132</u>	<u>39,078</u>	<u>42 %</u>
Excess of Revenues Over (Under) Expenditures	0	46,567	46,567	0 %
Fund Balance, Beginning of Period	0	(2,368)	(2,368)	0 %
Fund Balance, End of Period	<u>0</u>	<u>44,198</u>	<u>44,198</u>	<u>0 %</u>

Corkscrew Farms CDD

Statement of Revenues & Expenditures

200 - Debt Service Fund - Series 2016

From 10/1/2019 Through 4/30/2020

(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Revenues				
Special Assessments - Capital Improvements				
Debt Service Assessments-Tax Roll	921,175	759,035	(162,140)	(18)%
Debt Service Prepayments	0	658,665	658,665	0 %
Debt Service Assessments-Off Roll	0	150,050	150,050	0 %
Interest Earnings				
Interest Earnings	0	7,688	7,688	0 %
Total Revenues	<u>921,175</u>	<u>1,575,439</u>	<u>654,264</u>	<u>71 %</u>
Expenditures				
Debt Service Payments				
Interest	646,176	331,359	314,817	49 %
Principal	275,000	850,000	(575,000)	(209)%
Total Expenditures	<u>921,176</u>	<u>1,181,359</u>	<u>(260,183)</u>	<u>(28)%</u>
Other Financing Sources				
Interfund Transfer				
Interfund Transfer	0	(19,877)	(19,877)	0 %
Total Other Financing Sources	<u>0</u>	<u>(19,877)</u>	<u>(19,877)</u>	<u>0 %</u>
Excess of Revenues Over (Under) Expenditures	(1)	374,202	374,203	(37,420,289)%
Fund Balance, Beginning of Period	0	1,516,390	1,516,390	0 %
Fund Balance, End of Period	<u>(1)</u>	<u>1,890,591</u>	<u>1,890,592</u>	<u>(189,059,246)%</u>

Corkscrew Farms CDD

Statement of Revenues & Expenditures

201 - Debt Service Fund - Series 2017

From 10/1/2019 Through 4/30/2020

(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Revenues				
Special Assessments - Capital Improvements				
Debt Service Assessments-Tax Roll	1,542,381	943,211	(599,170)	(39)%
Debt Service Prepayments	0	704,785	704,785	0 %
Debt Service Assessments-Off Roll	0	174,000	174,000	0 %
Interest Earnings				
Interest Earnings	0	165,995	165,995	0 %
Total Revenues	1,542,381	1,987,991	445,610	29 %
Expenditures				
Financial & Administrative				
Trustee Fees	0	160,000	(160,000)	0 %
Debt Service Payments				
Interest	1,182,382	592,978	589,404	50 %
Principal	360,000	0	360,000	100 %
Total Expenditures	1,542,382	752,978	789,404	51 %
Other Financing Sources				
Interfund Transfer				
Interfund Transfer	0	19,877	19,877	0 %
Total Other Financing Sources	0	19,877	19,877	0 %
Excess of Revenues Over (Under) Expenditures	(1)	1,254,890	1,254,891	(125,489,108)%
Fund Balance, Beginning of Period	0	2,243,536	2,243,536	0 %
Fund Balance, End of Period	(1)	3,498,426	3,498,427	(349,842,669)%

Corkscrew Farms CDD

Statement of Revenues & Expenditures

300 - Capital Project Fund - Series 2016

From 10/1/2019 Through 4/30/2020

(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Excess of Revenues Over (Under) Expenditures	0	0	0	0 %
Fund Balance, Beginning of Period	0	(110,060)	(110,060)	0 %
Fund Balance, End of Period	<u>0</u>	<u>(110,060)</u>	<u>(110,060)</u>	<u>0 %</u>

Corkscrew Farms CDD

Statement of Revenues & Expenditures

301 - Capital Project Fund - Series 2017

From 10/1/2019 Through 4/30/2020

(In Whole Numbers)

	<u>Total Budget - Original</u>	<u>Current Period Actual</u>	<u>Total Budget Variance - Original</u>	<u>Percent Total Budget Remaining - Original</u>
Revenues				
Interest Earnings				
Interest Earnings	<u>0</u>	<u>2</u>	<u>2</u>	<u>0 %</u>
Total Revenues	<u>0</u>	<u>2</u>	<u>2</u>	<u>0 %</u>
Excess of Revenues Over (Under) Expenditures	<u>0</u>	<u>2</u>	<u>2</u>	<u>0 %</u>
Fund Balance, Beginning of Period	0	259	259	0 %
Fund Balance, End of Period	<u>0</u>	<u>261</u>	<u>261</u>	<u>0 %</u>

Corkscrew Farms CDD
Reconcile Cash Accounts

Summary

Cash Account: 10101 Cash--Operating Account
Reconciliation ID: 04/30/2020
Reconciliation Date: 4/30/2020
Status: Locked

Bank Balance	43,859.61
Less Outstanding Checks/Vouchers	0.00
Plus Deposits in Transit	0.00
Plus or Minus Other Cash Items	0.00
Plus or Minus Suspense Items	<u>0.00</u>
Reconciled Bank Balance	43,859.61
Balance Per Books	<u>43,859.61</u>
Unreconciled Difference	<u><u>0.00</u></u>

Click the Next Page toolbar button to view details.

Corkscrew Farms CDD
Reconcile Cash Accounts

Detail

Cash Account: 10101 Cash--Operating Account

Reconciliation ID: 04/30/2020

Reconciliation Date: 4/30/2020

Status: Locked

Cleared Checks/Vouchers

<u>Document Number</u>	<u>Document Date</u>	<u>Document Description</u>	<u>Document Amount</u>	<u>Payee</u>
1203	4/1/2020	System Generated Check/Voucher	175.00	Coleman, Yovanovich & Koester, P.
1204	4/1/2020	System Generated Check/Voucher	2,958.33	Meritus Districts
1205	4/7/2020	System Generated Check/Voucher	390.00	Barraco and Associates
1206	4/13/2020	System Generated Check/Voucher	1,900.00	Grau and Associates
1207	4/15/2020	Series 2016 FY20 Tax Dist ID 8	2,718.25	Corkscrew Farms CDD
1208	4/15/2020	Series 2017 FY20 Tax Dist ID 8	3,377.82	Corkscrew Farms CDD
Cleared Checks/Vouchers			11,519.40	
			11,519.40	

Corkscrew Farms CDD
Reconcile Cash Accounts

Detail

Cash Account: 10101 Cash--Operating Account
Reconciliation ID: 04/30/2020
Reconciliation Date: 4/30/2020
Status: Locked

Cleared Deposits

<u>Deposit Number</u>	<u>Document Number</u>	<u>Document Date</u>	<u>Document Description</u>	<u>Document Amount</u>
	CR186	4/15/2020	Tax Distribution - 04.15.20	<u>6,438.02</u>
Cleared Deposits				<u>6,438.02</u>