Corkscrew Farms Community Development District

Financial Statements (Unaudited)

Period Ending August 31, 2020



Meritus Districts 2005 Pan Am Circle ~ Suite 300 ~ Tampa, FL 33607-1775 Phone (813) 873-7300 ~ Fax (813) 873-7070

Balance Sheet
As of 8/31/2020
(In Whole Numbers)

	General Fund	Debt Service Fund - Series 2016	Debt Service Fund - Series 2017	Capital Project Fund - Series 2016	Capital Project Fund - Series 2017	General Fixed Assets	General Long-Term Debt	Total
Assets								
CashOperating Account	24,634	0	0	0	0	0	0	24,634
Revenue - Series 2016 #3000	0	479,074	0	0	0	0	0	479,074
Interest - Series 2016 #3001	0	0	0	0	0	0	0	0
Sinking - Series 2016 #3002	0	0	0	0	0	0	0	0
Principal - Series 2016	0	0	0	0	0	0	0	0
Reserve - Series 2016 #3004	0	650,710	0	0	0	0	0	650,710
Prepayment - Series 2016 #3005	0	179,917	0	0	0	0	0	179,917
Capital Int- Series 2016 #3007	0	0	0	0	0	0	0	0
Const/Aquis - Series 2016 #3006	0	0	0	0	0	0	0	0
Cost of Issuance - Series 2016	0	0	0	0	0	0	0	0
Revenue - Series 2017 #2000	0	0	823,217	0	0	0	0	823,217
Interest - Series 2017 #2001	0	0	0	0	0	0	0	0
Reserve - Series 2017 #2003	0	0	1,115,667	0	0	0	0	1,115,667
Prepayment - Series 2017 #2004	0	0	1,143,881	0	0	0	0	1,143,881
Const/Aquis - Series 2017 #2005	0	0	0	0	262	0	0	262
Capitalized Interest - Series 2017 #2006	0	0	0	0	0	0	0	0
Costs of Issuance - Series 2017 #2007	0	0	0	0	0	0	0	0
Due from Developer	0	0	0	0	0	0	0	0
Due From General Fund	0	0	0	0	0	0	0	0
Prepaid Items	0	0	0	0	0	0	0	0
Prepaid General Liabililty Insurance	0	0	0	0	0	0	0	0
Prepaid D & O Insurance	0	0	0	0	0	0	0	0
Prepaid Trustee Fees	1,886	0	0	0	0	0	0	1,886
Prepaid Property Insurance	0	0	0	0	0	0	0	0
Construction Work in Progress	0	0	0	0	0	41,876,818	0	41,876,818
Amount Available-Debt Service	0	0	0	0	0	0	4,067,671	4,067,671
Amount To Be Provided-Debt Service	0	0	0	0	0	0	30,257,329	30,257,329
Other	0	0	0	0	0	0	0	0
Total Assets	26,520	1,309,702	3,082,764	0	262	41,876,818	34,325,000	80,621,065
Liabilities								
Accounts Payable	490	0	0	0	0	0	0	490
Accounts Payable-Other	0	0	0	0	0	0	0	0
Due To Debt Service Fund	0	0	0	0	0	0	0	0
Accrued Expenses Payable	0	0	0	0	0	0	0	0

Balance Sheet
As of 8/31/2020
(In Whole Numbers)

	General Fund	Debt Service Fund - Series 2016	Debt Service Fund - Series 2017	Capital Project Fund - Series 2016	Capital Project Fund - Series 2017	General Fixed Assets	General Long-Term Debt	Total
Other Current Liabilities	0	0	0	0	0	0	0	0
Bonds Payable - Series 2016	0	0	0	0	0	0	12,465,000	12,465,000
Bond Payable - Series 2017	0	0	0	0	0	0	21,860,000	21,860,000
Total Liabilities	490	0	0	0	0	0	34,325,000	34,325,490
Fund Equity & Other Credits								
Unearned Revenues	0	0	0	0	0	0	0	0
Fund Balance-All Other Reserves	0	1,516,390	2,243,536	0	259	0	0	3,760,185
Fund Balance-Unreserved	1	0	0	0	0	0	0	1
Investment in General Fixed Assets	0	0	0	0	0	41,876,818	0	41,876,818
Other	26,029	(206,688)	839,229	0	2	0	0	658,572
Total Fund Equity & Other Credits	26,030	1,309,702	3,082,764	0	262	41,876,818	0	46,295,575
Total Liabilities & Fund Equity	26,520	1,309,702	3,082,764	0	262	41,876,818	34,325,000	80,621,065

Statement of Revenues & Expenditures

001 - General Fund From 10/1/2019 Through 8/31/2020 (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 Operations & Maintenance-Tax Roll	(112,022) 205,232	0 95,975	112,022 (109,256)	(100)% (53)%
Contributions & Donations From Private Sources				
Developer Contribution	0_	5,216	5,216	0 %
Total Revenues	93,210	101,192	7,982	9 %
Expenditures				
Financial & Administrative				
District Manager	34,000	31,167	2,833	8 %
District Engineer	9,500	5,069	4,431	47 %
Disclosure Report	8,400	3,150	5,250	63 %
Trustee Fees	8,800	10,226	(1,426)	(16)%
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	1,623	877	35 %
Bank Fees	300	0	300	100 %
Dues, Licenses, & Fees	260	1,500	(1,240)	(477)%
Web Administration	1,500	2,875	(1,375)	(92)%
Legal Counsel				
District Counsel	10,000	2,768	7,233	72 %
Other Physical Environment				
Property & Casualty Insurance	7,000	6,964	36	1 %
Reserves				
Undesignated Reserves	1,800	0	1,800	100 %
Total Expenditures	93,210	75,163	18,047_	19 %
Excess of Revenues Over (Under) Expenditures	0	26,029	26,029	0 %
Fund Balance, Beginning of Period				
	0	(2,368)	(2,368)	0 %
Fund Balance, End of Period	0	23,661	23,661	0 %

Statement of Revenues & Expenditures

200 - Debt Service Fund - Series 2016 From 10/1/2019 Through 8/31/2020 (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	762,957	(158,218)	(17)%
Debt Service Prepayments	0	931,638	931,638	0 %
Debt Service Assessments-Off Roll	0	164,115	164,115	0 %
Interest Earnings				
Interest Earnings	0	8,379	8,379	0 %
Total Revenues	921,175	1,867,089	945,914	103 %
Expenditures				
Debt Service Payments				
Interest	646,176	643,900	2,276	0 %
Principal	275,000	1,410,000	(1,135,000)	(413)%
Total Expenditures	921,176	2,053,900	(1,132,724)	(123)%
Other Financing Sources				
Interfund Transfer				
Interfund Transfer	0	14,264	14,264	0 %
Interfund Transfer				
Interfund Transfer	0	(34,141)	(34,141)	0 %
Total Other Financing Sources	0	(19,877)	(19,877)	0%
Excess of Revenues Over (Under) Expenditures	(1)	(206,688)	(206,687)	20,668,706 %
Fund Balance, Beginning of Period	0	1,516,390	1,516,390	0 %
Fund Balance, End of Period	(1)	1,309,702	1,309,703	(130,970,251)%

Statement of Revenues & Expenditures

201 - Debt Service Fund - Series 2017 From 10/1/2019 Through 8/31/2020 (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	948,084	(594,297)	(39)%
Debt Service Prepayments	0	2,928,773	2,928,773	0 %
Debt Service Assessments-Off Roll	0	174,000	174,000	0 %
Interest Earnings				
Interest Earnings	0	17,587	17,587	0 %
Total Revenues	1,542,381	4,068,444	2,526,063	164 %
Expenditures				
Debt Service Payments				
Interest	1,182,382	1,194,092	(11,710)	(1)%
Principal	360,000	2,055,000	(1,695,000)	(471)%
Total Expenditures	1,542,382	3,249,092	(1,706,710)	(111)%
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)	839,229	839,230	(83,922,984)%
Fund Balance, Beginning of Period				
, .g g	0	2,243,536	2,243,536	0 %
Fund Balance, End of Period	(1)	3,082,764	3,082,765	(308,276,545)%

Statement of Revenues & Expenditures

300 - Capital Project Fund - Series 2016 From 10/1/2019 Through 8/31/2020 (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				
ů ů	0	(110,060)	(110,060)	0 %
Fund Balance, End of Period	0	(110,060)	(110,060)	0 %

Statement of Revenues & Expenditures

301 - Capital Project Fund - Series 2017 From 10/1/2019 Through 8/31/2020 (In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Revenues				
Interest Earnings				
Interest Earnings	0	2	2	0 %
Total Revenues	0	2	2	0 %
Excess of Revenues Over (Under) Expenditures	0	2	2	0 %
Fund Balance, Beginning of Period				
. aa za.a, zegiiiiiig oi ronoa	0	259	259	0 %
Fund Balance, End of Period	0	262	262	0 %

Corkscrew Farms CDD Reconcile Cash Accounts

Summary

Cash Account: 10101 Cash--Operating Account

Reconciliation ID: 08/31/2020 Reconciliation Date: 8/31/2020

Status: Locked

Bank Balance	24,634.15
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	0.00
Reconciled Bank Balance	24,634.15
Balance Per Books	24,634.15
Unreconciled Difference	0.00

Click the Next Page toolbar button to view details.

Corkscrew Farms CDD Reconcile Cash Accounts

Detail

Cash Account: 10101 Cash--Operating Account

Reconciliation ID: 08/31/2020 Reconciliation Date: 8/31/2020

Status: Locked

Cleared Checks/Vouchers

Document Number	Document Date	Document Description	Document Amount	Payee
1223	8/1/2020	System Generated Check/Voucher	2,958.33	Meritus Districts
1224	8/20/2020	System Generated Check/Voucher	1,050.00	Meritus Districts
1225	8/20/2020	System Generated Check/Voucher	844.52	News-Press Media Group
Cleared Checks/Vouch	ners		4,852.85	