

# Corkscrew Farms Community Development District

Financial Statements  
(Unaudited)

Period Ending  
November 30, 2021



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



# Corkscrew Farms CDD

## Balance Sheet

As of 11/30/2021

(In Whole Numbers)

	General Fund	Debt Service Fund - Series 2016	Debt Service Fund - Series 2017	General Fixed Assets	General Long-Term Debt	Total
Due To Debt Service Fund	(177,149)	0	0	0	0	(177,149)
Accrued Expenses Payable	0	0	0	0	0	0
Due To Developer	0	0	0	0	0	0
Other Current Liabilities	0	0	0	0	0	0
Bonds Payable - Series 2016	0	0	0	0	10,510,000	10,510,000
Bond Payable - Series 2017	0	0	0	0	15,040,000	15,040,000
Total Liabilities	<u>(165,489)</u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>25,550,000</u>	<u>25,384,511</u>
Fund Equity & Other Credits						
Unearned Revenues	0	0	0	0	0	0
Fund Balance-All Other Reserves	0	1,083,214	1,885,273	0	0	2,968,487
Fund Balance-Unreserved	14,934	0	0	0	0	14,934
Investment in General Fixed Assets	0	0	0	41,958,312	0	41,958,312
Other	3,929	(325,136)	(335,493)	0	0	(656,699)
Total Fund Equity & Other Credits	<u>18,864</u>	<u>758,078</u>	<u>1,549,780</u>	<u>41,958,312</u>	<u>0</u>	<u>44,285,034</u>
Total Liabilities & Fund Equity	<u><u>(146,625)</u></u>	<u><u>758,078</u></u>	<u><u>1,549,780</u></u>	<u><u>41,958,312</u></u>	<u><u>25,550,000</u></u>	<u><u>69,669,546</u></u>

# Corkscrew Farms CDD

## Statement of Revenues & Expenditures

General Fund - 001

From 10/1/2021 Through 11/30/2021

(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
<b>Revenues</b>				
Special Assessments - Service Charges				
Discounts & Collection Fees	(104,375)	0	104,375	(100)%
Operations & Maintenance-Tax Roll	197,585	20,264	(177,321)	(90)%
<b>Total Revenues</b>	<b>93,210</b>	<b>20,264</b>	<b>(72,946)</b>	<b>(78)%</b>
<b>Expenditures</b>				
Financial & Administrative				
District Manager	34,000	5,667	28,333	83 %
District Engineer	9,000	625	8,375	93 %
Disclosure Report	4,200	300	3,900	93 %
Trustee Fees	10,700	5,983	4,717	44 %
Auditing Services	6,600	58	6,542	99 %
Postage, Phone, Faxes, Copies	150	15	135	90 %
Public Officials Insurance	2,724	0	2,724	100 %
Legal Advertising	1,000	349	651	65 %
Bank Fees	100	0	100	100 %
Dues, Licenses, & Fees	1,500	1,500	0	0 %
Office Supplies	126	0	126	100 %
Web Administration	1,500	250	1,250	83 %
ADA Website Compliance	1,500	1,500	0	0 %
Legal Counsel				
District Counsel	9,600	88	9,513	99 %
Other Physical Environment				
Property & Casualty Insurance	8,260	0	8,260	100 %
Reserves				
Undesignated Reserves	2,250	0	2,250	100 %
<b>Total Expenditures</b>	<b>93,210</b>	<b>16,335</b>	<b>76,875</b>	<b>82 %</b>
Excess of Revenues Over (Under) Expenditures	0	3,929	3,929	0 %
Fund Balance, Beginning of Period	0	12,565	12,565	0 %
Fund Balance, End of Period	0	16,495	16,495	0 %

# Corkscrew Farms CDD

## Statement of Revenues & Expenditures

Debt Service Fund - Series 2016 - 200

From 10/1/2021 Through 11/30/2021

(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	739,550	156,066	(583,484)	(79)%
Interest Earnings				
Interest Earnings	<u>0</u>	<u>11</u>	<u>11</u>	<u>0 %</u>
Total Revenues	<u>739,550</u>	<u>156,077</u>	<u>(583,473)</u>	<u>(79)%</u>
Expenditures				
Debt Service Payments				
Interest	504,550	256,213	248,338	49 %
Principal	<u>235,000</u>	<u>225,000</u>	<u>10,000</u>	<u>4 %</u>
Total Expenditures	<u>739,550</u>	<u>481,213</u>	<u>258,338</u>	<u>35 %</u>
Excess of Revenues Over (Under) Expenditures	<u>0</u>	<u>(325,136)</u>	<u>(325,136)</u>	<u>0 %</u>
Fund Balance, Beginning of Period	0	1,083,214	1,083,214	0 %
Fund Balance, End of Period	<u>0</u>	<u>758,078</u>	<u>758,078</u>	<u>0 %</u>

# Corkscrew Farms CDD

## Statement of Revenues & Expenditures

Debt Service Fund - Series 2017 - 201

From 10/1/2021 Through 11/30/2021

(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	1,041,669	193,934	(847,734)	(81)%
Debt Service Prepayments	0	566,169	566,169	0 %
Debt Service Assessments-Off Roll	0	205,000	205,000	0 %
Interest Earnings				
Interest Earnings	0	20	20	0 %
Total Revenues	1,041,669	965,123	(76,546)	(7)%
Expenditures				
Debt Service Payments				
Interest	781,669	395,616	386,053	49 %
Prepayment	0	255,000	(255,000)	0 %
Principal	260,000	650,000	(390,000)	(150)%
Total Expenditures	1,041,669	1,300,616	(258,947)	(25)%
Excess of Revenues Over (Under) Expenditures	0	(335,493)	(335,493)	0 %
Fund Balance, Beginning of Period	0	1,885,273	1,885,273	0 %
Fund Balance, End of Period	0	1,549,780	1,549,780	0 %

# Corkscrew Farms CDD

## Statement of Revenues & Expenditures

Capital Project Fund - Series 2016 - 300

From 10/1/2021 Through 11/30/2021

(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>
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  
Reconcile Cash Accounts

Summary

Cash Account: 10102 Cash--Busey Operating Account  
Reconciliation ID: 11/30/2021  
Reconciliation Date: 11/30/2021  
Status: Locked

Bank Balance	382,046.31
Less Outstanding Checks/Vouchers	351,994.11
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	30,052.20
Balance Per Books	<u>30,052.20</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: 10102 Cash--Busey Operating Account  
Reconciliation ID: 11/30/2021  
Reconciliation Date: 11/30/2021  
Status: Locked

Outstanding Checks/Vouchers

<u>Document Number</u>	<u>Document Date</u>	<u>Document Description</u>	<u>Document Amount</u>	<u>Payee</u>
1027	3/4/2021	System Generated Check/Voucher	1,470.00	Coleman, Yovanovich & Koester, P.
1065	10/7/2021	Series 2017 FY21 Tax Dist ID Excess Fees	72.17	Corkscrew Farms CDD
1066	10/7/2021	Series 2016 FY21 Tax Dist ID Excess Fees	58.08	Corkscrew Farms CDD
1061	11/5/2021	System Generated Check/Voucher	175.00	Florida Dept of Economic Opportunity
1067	11/9/2021	Series 2016 FY22 Tax Dist ID 1	13,450.08	Corkscrew Farms CDD
1068	11/9/2021	Series 2017 FY22 Tax Dist ID 1	16,713.67	Corkscrew Farms CDD
1070	11/20/2021	Series 2016 FY22 Tax Dist ID	142,557.70	Corkscrew Farms CDD
1071	11/20/2021	Series 2017 FY22 Tax Dist ID	177,148.55	Corkscrew Farms CDD
1069	11/22/2021	System Generated Check/Voucher	348.86	News-Press Media Group
Outstanding Checks/Vouchers			351,994.11	
			351,994.11	

Corkscrew Farms CDD  
Reconcile Cash Accounts

Detail

Cash Account: 10102 Cash--Busey Operating Account

Reconciliation ID: 11/30/2021

Reconciliation Date: 11/30/2021

Status: Locked

Cleared Checks/Vouchers

<u>Document Number</u>	<u>Document Date</u>	<u>Document Description</u>	<u>Document Amount</u>	<u>Payee</u>
1057	11/2/2021	System Generated Check/Voucher	625.00	Barraco and Associates
1058	11/2/2021	System Generated Check/Voucher	87.50	Coleman, Yovanovich & Koester, P.
1059	11/2/2021	System Generated Check/Voucher	3,261.04	Meritus Districts
1060	11/5/2021	System Generated Check/Voucher	1,500.00	ADA Site Compliance
1062	11/5/2021	System Generated Check/Voucher	29.00	Grau and Associates
1063	11/5/2021	System Generated Check/Voucher	5,040.63	U.S. Bank
1064	11/15/2021	System Generated Check/Voucher	29.00	Grau and Associates
Cleared Checks/Vouchers			10,572.17	
			10,572.17	

Corkscrew Farms CDD  
Reconcile Cash Accounts

Detail

Cash Account: 10102 Cash--Busey Operating Account  
Reconciliation ID: 11/30/2021  
Reconciliation Date: 11/30/2021  
Status: Locked

Cleared Deposits

<u>Document Number</u>	<u>Document Date</u>	<u>Document Description</u>	<u>Document Amount</u>	<u>Deposit Number</u>
CR307	11/9/2021	Tax Distribution - 11.09.21	31,855.70	
CR309	11/20/2021	Tax Distribution - 11.20.21	<u>337,639.17</u>	
Cleared Deposits			<u><u>369,494.87</u></u>	