

# Corkscrew Farms Community Development District

Financial Statements  
(Unaudited)

Period Ending  
May 31, 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 5/31/2021

(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
Accrued Expenses Payable	0	0	0	0	0	0	0	0
Due To Developer	5,216	0	0	0	0	0	0	5,216
Other Current Liabilities	0	0	0	0	0	0	0	0
Bonds Payable - Series 2016	0	0	0	0	0	0	10,795,000	10,795,000
Bond Payable - Series 2017	0	0	0	0	0	0	17,095,000	17,095,000
<b>Total Liabilities</b>	<u>5,216</u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>27,890,000</u>	<u>27,895,216</u>
<b>Fund Equity &amp; Other Credits</b>								
Unearned Revenues	0	0	0	0	0	0	0	0
Fund Balance-All Other Reserves	0	1,446,375	3,691,131	0	262	0	0	5,137,767
Fund Balance-Unreserved	14,718	0	0	0	0	0	0	14,718
Investment in General Fixed Assets	0	0	0	0	0	41,876,818	0	41,876,818
Other	33,017	(306,144)	(1,242,436)	0	(262)	0	0	(1,515,825)
<b>Total Fund Equity &amp; Other Credits</b>	<u>47,734</u>	<u>1,140,231</u>	<u>2,448,695</u>	<u>0</u>	<u>0</u>	<u>41,876,818</u>	<u>0</u>	<u>45,513,478</u>
<b>Total Liabilities &amp; Fund Equity</b>	<u><u>52,951</u></u>	<u><u>1,140,231</u></u>	<u><u>2,448,695</u></u>	<u><u>0</u></u>	<u><u>0</u></u>	<u><u>41,876,818</u></u>	<u><u>27,890,000</u></u>	<u><u>73,408,694</u></u>

# Corkscrew Farms CDD

## Statement of Revenues & Expenditures

General Fund - 001

From 10/1/2020 Through 5/31/2021

(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	94,371	94,894	523	1 %
Operation & Maintenance-Off Roll	103,215	0	(103,215)	(100)%
Total Revenues	93,210	94,894	1,684	2 %
<b>Expenditures</b>				
Financial & Administrative				
District Manager	34,000	22,667	11,333	33 %
District Engineer	10,000	4,033	5,968	60 %
Disclosure Report	4,200	525	3,675	88 %
Trustee Fees	8,800	8,812	(12)	(0)%
Auditing Services	5,500	6,400	(900)	(16)%
Postage, Phone, Faxes, Copies	150	427	(277)	(185)%
Public Officials Insurance	2,500	2,476	24	1 %
Legal Advertising	0	2,011	(2,011)	0 %
Bank Fees	300	0	300	100 %
Dues, Licenses, & Fees	260	1,500	(1,240)	(477)%
Office Supplies	0	113	(113)	0 %
Web Administration	0	1,000	(1,000)	0 %
ADA Website Compliance	0	1,500	(1,500)	0 %
Legal Counsel				
District Counsel	10,000	2,905	7,095	71 %
Other Physical Environment				
Property & Casualty Insurance	15,000	7,509	7,491	50 %
Reserves				
Undesignated Reserves	2,500	0	2,500	100 %
Total Expenditures	93,210	61,877	31,333	34 %
Excess of Revenues Over (Under) Expenditures	0	33,017	33,017	0 %
Fund Balance, Beginning of Period	0	12,349	12,349	0 %
Fund Balance, End of Period	0	45,365	45,365	0 %

# Corkscrew Farms CDD

## Statement of Revenues & Expenditures

Debt Service Fund - Series 2016 - 200

From 10/1/2020 Through 5/31/2021

(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	1,117,025	754,360	(362,665)	(32)%
Debt Service Prepayments	0	1,062,547	1,062,547	0 %
Debt Service Assessments-Off Roll	0	122,418	122,418	0 %
Interest Earnings				
Interest Earnings	0	956	956	0 %
Total Revenues	1,117,025	1,940,281	823,256	74 %
Expenditures				
Debt Service Payments				
Interest	797,025	576,425	220,600	28 %
Principal	320,000	1,670,000	(1,350,000)	(422)%
Total Expenditures	1,117,025	2,246,425	(1,129,400)	(101)%
Excess of Revenues Over (Under) Expenditures	0	(306,144)	(306,144)	0 %
Fund Balance, Beginning of Period	0	1,446,375	1,446,375	0 %
Fund Balance, End of Period	0	1,140,231	1,140,231	0 %

# Corkscrew Farms CDD

## Statement of Revenues & Expenditures

Debt Service Fund - Series 2017 - 201

From 10/1/2020 Through 5/31/2021

(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
<b>Revenues</b>				
Special Assessments - Capital Improvements				
Debt Service Assessments-Tax Roll	1,384,013	937,401	(446,612)	(32)%
Debt Service Prepayments	0	3,542,853	3,542,853	0 %
Debt Service Assessments-Off Roll	0	57,000	57,000	0 %
Interest Earnings				
Interest Earnings	0	2,582	2,582	0 %
<b>Total Revenues</b>	<u>1,384,013</u>	<u>4,539,836</u>	<u>3,155,823</u>	<u>228 %</u>
<b>Expenditures</b>				
Debt Service Payments				
Interest	1,384,012	1,017,534	366,478	26 %
Principal	0	4,765,000	(4,765,000)	0 %
<b>Total Expenditures</b>	<u>1,384,012</u>	<u>5,782,534</u>	<u>(4,398,522)</u>	<u>(318)%</u>
<b>Other Financing Sources</b>				
Interfund Transfer				
Interfund Transfer	0	262	262	0 %
<b>Total Other Financing Sources</b>	<u>0</u>	<u>262</u>	<u>262</u>	<u>0 %</u>
<b>Excess of Revenues Over (Under) Expenditures</b>	<u>1</u>	<u>(1,242,436)</u>	<u>(1,242,437)</u>	<u>(124,243,684)%</u>
<b>Fund Balance, Beginning of Period</b>	0	3,691,131	3,691,131	0 %
<b>Fund Balance, End of Period</b>	<u>1</u>	<u>2,448,695</u>	<u>2,448,694</u>	<u>244,869,408 %</u>

# Corkscrew Farms CDD

## Statement of Revenues & Expenditures

Capital Project Fund - Series 2016 - 300

From 10/1/2020 Through 5/31/2021

(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

## Statement of Revenues & Expenditures

Capital Project Fund - Series 2017 - 301

From 10/1/2020 Through 5/31/2021

(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Revenues				
Interest Earnings				
Interest Earnings	0	0	0	0 %
Total Revenues	0	0	0	0 %
Other Financing Sources				
Interfund Transfer				
Interfund Transfer	0	(262)	(262)	0 %
Total Other Financing Sources	0	(262)	(262)	0 %
Excess of Revenues Over (Under) Expenditures	0	(262)	(262)	0 %
Fund Balance, Beginning of Period	0	262	262	0 %
Fund Balance, End of Period	0	0	0	0 %



Corkscrew Farms CDD  
Reconcile Cash Accounts

Summary

Cash Account: 10102 Cash--Busey Operating Account  
Reconciliation ID: 05/31/2021  
Reconciliation Date: 5/31/2021  
Status: Locked

Bank Balance	55,178.96
Less Outstanding Checks/Vouchers	5,527.89
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	49,651.07
Balance Per Books	<u>49,651.07</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: 05/31/2021

Reconciliation Date: 5/31/2021

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.
1038	5/14/2021	Series 2017 FY21 Tax Dist ID 9	2,248.47	Corkscrew Farms CDD
1039	5/14/2021	Series 2016 FY21 Tax Dist ID 9	1,809.42	Corkscrew Farms CDD
Outstanding Checks/Vouchers			5,527.89	

Corkscrew Farms CDD  
Reconcile Cash Accounts

Detail

Cash Account: 10102 Cash--Busey Operating Account  
Reconciliation ID: 05/31/2021  
Reconciliation Date: 5/31/2021  
Status: Locked

Outstanding Other Cash Items

<u>Document Number</u>	<u>Document Date</u>	<u>Document Description</u>	<u>Document Amount</u>
001	9/30/2020	Year End Adjustments	<u>0.00</u>
Outstanding Other Cash Items			<u>0.00</u>

Corkscrew Farms CDD  
Reconcile Cash Accounts

Detail

Cash Account: 10102 Cash--Busey Operating Account

Reconciliation ID: 05/31/2021

Reconciliation Date: 5/31/2021

Status: Locked

Cleared Checks/Vouchers

<u>Document Number</u>	<u>Document Date</u>	<u>Document Description</u>	<u>Document Amount</u>	<u>Payee</u>
1036	5/1/2021	System Generated Check/Voucher	245.00	Coleman, Yovanovich & Koester, P.
1037	5/1/2021	System Generated Check/Voucher	2,959.94	Meritus Districts
Cleared Checks/Vouchers			3,204.94	

Corkscrew Farms CDD  
Reconcile Cash Accounts

Detail

Cash Account: 10102 Cash--Busey Operating Account  
Reconciliation ID: 05/31/2021  
Reconciliation Date: 5/31/2021  
Status: Locked

Cleared Deposits

<u>Document Number</u>	<u>Document Date</u>	<u>Document Description</u>	<u>Document Amount</u>	<u>Deposit Number</u>
CR288	5/14/2021	Tax Distribution - 05.14.21	<u>4,285.50</u>	
Cleared Deposits			<u>4,285.50</u>	