

Corkscrew Farms Community Development District

Financial Statements
(Unaudited)

Period Ending
September 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 9/30/2021

(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	0	0	0	0	0	0	0	0
Other Current Liabilities	0	0	0	0	0	0	0	0
Bonds Payable - Series 2016	0	0	0	0	0	0	10,735,000	10,735,000
Bond Payable - Series 2017	0	0	0	0	0	0	15,945,000	15,945,000
Total Liabilities	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>26,680,000</u>	<u>26,680,000</u>
Fund Equity & Other Credits								
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	41,958,312	0	41,958,312
Other	10,552	(363,161)	(1,805,858)	(0)	(262)	0	0	(2,158,728)
Total Fund Equity & Other Credits	<u>25,269</u>	<u>1,083,214</u>	<u>1,885,273</u>	<u>0</u>	<u>0</u>	<u>41,958,312</u>	<u>0</u>	<u>44,952,069</u>
Total Liabilities & Fund Equity	<u><u>25,269</u></u>	<u><u>1,083,214</u></u>	<u><u>1,885,273</u></u>	<u><u>0</u></u>	<u><u>0</u></u>	<u><u>41,958,312</u></u>	<u><u>26,680,000</u></u>	<u><u>71,632,069</u></u>

Corkscrew Farms CDD

Statement of Revenues & Expenditures

General Fund - 001

From 10/1/2020 Through 9/30/2021

(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	(104,375)	0	104,375	(100)%
Operations & Maintenance-Tax Roll	94,371	95,240	870	1 %
Operation & Maintenance-Off Roll	103,215	0	(103,215)	(100)%
Total Revenues	93,210	95,240	2,030	2 %
Expenditures				
Financial & Administrative				
District Manager	34,000	34,000	0	0 %
District Engineer	10,000	8,780	1,220	12 %
Disclosure Report	4,200	525	3,675	88 %
Trustee Fees	8,800	10,697	(1,897)	(22)%
Auditing Services	5,500	6,400	(900)	(16)%
Postage, Phone, Faxes, Copies	150	444	(294)	(196)%
Public Officials Insurance	2,500	2,476	24	1 %
Legal Advertising	0	3,892	(3,892)	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	1,500	(1,500)	0 %
ADA Website Compliance	0	1,500	(1,500)	0 %
Legal Counsel				
District Counsel	10,000	5,353	4,648	46 %
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	84,689	8,521	9 %
Excess of Revenues Over (Under) Expenditures	0	10,552	10,552	0 %
Fund Balance, Beginning of Period	0	12,349	12,349	0 %
Fund Balance, End of Period	0	22,900	22,900	0 %

Corkscrew Farms CDD

Statement of Revenues & Expenditures

Debt Service Fund - Series 2016 - 200

From 10/1/2020 Through 9/30/2021

(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	1,117,025	757,113	(359,912)	(32)%
Debt Service Prepayments	0	1,062,547	1,062,547	0 %
Debt Service Assessments-Off Roll	0	123,235	123,235	0 %
Interest Earnings				
Interest Earnings	0	1,088	1,088	0 %
Contributions & Donations From Private Sources				
Developer Contribution	0	15,194	15,194	0 %
Total Revenues	<u>1,117,025</u>	<u>1,959,177</u>	<u>842,152</u>	<u>75 %</u>
Expenditures				
Debt Service Payments				
Interest	797,025	577,144	219,881	28 %
Principal	320,000	1,730,000	(1,410,000)	(441)%
Total Expenditures	<u>1,117,025</u>	<u>2,307,144</u>	<u>(1,190,119)</u>	<u>(107)%</u>
Other Financing Sources				
Interfund Transfer				
Interfund Transfer	0	(15,194)	(15,194)	0 %
Total Other Financing Sources	<u>0</u>	<u>(15,194)</u>	<u>(15,194)</u>	<u>0 %</u>
Excess of Revenues Over (Under) Expenditures	<u>0</u>	<u>(363,161)</u>	<u>(363,161)</u>	<u>0 %</u>
Fund Balance, Beginning of Period	<u>0</u>	<u>1,446,375</u>	<u>1,446,375</u>	<u>0 %</u>
Fund Balance, End of Period	<u><u>0</u></u>	<u><u>1,083,214</u></u>	<u><u>1,083,214</u></u>	<u><u>0 %</u></u>

Corkscrew Farms CDD

Statement of Revenues & Expenditures

Debt Service Fund - Series 2017 - 201

From 10/1/2020 Through 9/30/2021

(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	1,384,013	940,823	(443,190)	(32)%
Debt Service Prepayments	0	4,139,987	4,139,987	0 %
Debt Service Assessments-Off Roll	0	57,000	57,000	0 %
Interest Earnings				
Interest Earnings	0	2,870	2,870	0 %
Total Revenues	<u>1,384,013</u>	<u>5,140,680</u>	<u>3,756,667</u>	<u>271 %</u>
Expenditures				
Debt Service Payments				
Interest	1,384,012	1,031,800	352,212	25 %
Principal	0	5,915,000	(5,915,000)	0 %
Total Expenditures	<u>1,384,012</u>	<u>6,946,800</u>	<u>(5,562,788)</u>	<u>(402)%</u>
Other Financing Sources				
Interfund Transfer				
Interfund Transfer	0	262	262	0 %
Total Other Financing Sources	<u>0</u>	<u>262</u>	<u>262</u>	<u>0 %</u>
Excess of Revenues Over (Under) Expenditures	<u>1</u>	<u>(1,805,858)</u>	<u>(1,805,859)</u>	<u>(180,585,861)%</u>
Fund Balance, Beginning of Period	<u>0</u>	<u>3,691,131</u>	<u>3,691,131</u>	<u>0 %</u>
Fund Balance, End of Period	<u><u>1</u></u>	<u><u>1,885,273</u></u>	<u><u>1,885,272</u></u>	<u><u>188,527,231 %</u></u>

Corkscrew Farms CDD

Statement of Revenues & Expenditures

Capital Project Fund - Series 2016 - 300

From 10/1/2020 Through 9/30/2021

(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Revenues				
Interest Earnings				
Interest Earnings	0	1	1	0 %
Contributions & Donations From Private Sources				
Developer Contribution	0	66,300	66,300	0 %
Total Revenues	0	66,301	66,301	0 %
Expenditures				
Other Physical Environment				
Improvements Other Than Buildings	0	81,494	(81,494)	0 %
Total Expenditures	0	81,494	(81,494)	0 %
Other Financing Sources				
Interfund Transfer				
Interfund Transfer	0	15,194	15,194	0 %
Total Other Financing Sources	0	15,194	15,194	0 %
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	0	(110,060)	(110,060)	0 %

Corkscrew Farms CDD

Statement of Revenues & Expenditures

Capital Project Fund - Series 2017 - 301

From 10/1/2020 Through 9/30/2021

(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: 09/30/2021
Reconciliation Date: 9/30/2021
Status: Locked

Bank Balance	28,522.60
Less Outstanding Checks/Vouchers	4,667.50
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	23,855.10
Balance Per Books	<u>23,855.10</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: 09/30/2021

Reconciliation Date: 9/30/2021

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.
1054	9/23/2021	System Generated Check/Voucher	3,197.50	Barraco and Associates
Outstanding Checks/Vouchers			4,667.50	

Corkscrew Farms CDD
Reconcile Cash Accounts

Detail

Cash Account: 10102 Cash--Busey Operating Account

Reconciliation ID: 09/30/2021

Reconciliation Date: 9/30/2021

Status: Locked

Cleared Checks/Vouchers

<u>Document Number</u>	<u>Document Date</u>	<u>Document Description</u>	<u>Document Amount</u>	<u>Payee</u>
1052	8/26/2021	System Generated Check/Voucher	1,654.21	News-Press Media Group
1053	9/2/2021	System Generated Check/Voucher	2,960.28	Meritus Districts
1055	9/23/2021	System Generated Check/Voucher	1,257.50	Coleman, Yovanovich & Koester, P.
Cleared Checks/Vouchers			<u>5,871.99</u>	

Corkscrew Farms CDD
Reconcile Cash Accounts

Detail

Cash Account: 10102 Cash--Busey Operating Account
Reconciliation ID: 09/30/2021
Reconciliation Date: 9/30/2021
Status: Locked

Cleared 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>
Cleared Other Cash Items			<u>0.00</u>