

Corkscrew Farms Community Development District

Financial Statements
(Unaudited)

Period Ending
October 31, 2021



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

Balance Sheet

As of 10/31/2021

(In Whole Numbers)

	General Fund	Debt Service Fund - Series 2016	Debt Service Fund - Series 2017	General Fixed Assets	General Long-Term Debt	Total
Assets						
Cash--Operating Account	0	0	0	0	0	0
Cash--Busey Operating Account	21,654	0	0	0	0	21,654
Revenue - Series 2016 #3000	0	524,865	0	0	0	524,865
Interest - Series 2016 #3001	0	0	0	0	0	0
Sinking - Series 2016 #3002	0	0	0	0	0	0
Principal - Series 2016	0	0	0	0	0	0
Reserve - Series 2016 #3004	0	554,665	0	0	0	554,665
Prepayment - Series 2016 #3005	0	3,747	0	0	0	3,747
Capital Int- Series 2016 #3007	0	0	0	0	0	0
Const/Aquis - Series 2016 #3006	0	0	0	0	0	0
Cost of Issuance - Series 2016	0	0	0	0	0	0
Revenue - Series 2017 #2000	0	0	650,776	0	0	650,776
Interest - Series 2017 #2001	0	0	0	0	0	0
Sinking - Series 2017 #2002	0	0	0	0	0	0
Reserve - Series 2017 #2003	0	0	785,062	0	0	785,062
Prepayment - Series 2017 #2004	0	0	1,220,606	0	0	1,220,606
Const/Aquis - Series 2017 #2005	0	0	0	0	0	0
Capitalized Interest - Series 2017 #2006	0	0	79	0	0	79
Costs of Issuance - Series 2017 #2007	0	0	0	0	0	0
Accounts Receivable - Other	0	0	0	0	0	0
Assessment Receivable - Other	0	0	0	0	0	0
Assessments Receivable - Tax Roll	0	0	0	0	0	0
Due from Developer	0	0	0	0	0	0
Due From General Fund	0	0	0	0	0	0
Prepaid Items	0	0	0	0	0	0
Prepaid General Liability Insurance	0	0	0	0	0	0
Prepaid D & O Insurance	0	0	0	0	0	0
Prepaid Trustee Fees	943	0	0	0	0	943
Prepaid Property Insurance	0	0	0	0	0	0
Construction Work in Progress	0	0	0	41,958,312	0	41,958,312
Amount Available-Debt Service	0	0	0	0	4,067,671	4,067,671
Amount To Be Provided-Debt Service	0	0	0	0	22,612,329	22,612,329
Other	0	0	0	0	0	0
Total Assets	22,596	1,083,278	2,656,523	41,958,312	26,680,000	72,400,709
Liabilities						
Accounts Payable	7,428	0	0	0	0	7,428
Accounts Payable-Other	0	0	0	0	0	0
Due To Debt Service Fund	130	0	0	0	0	130

Corkscrew Farms CDD

Balance Sheet

As of 10/31/2021

(In Whole Numbers)

	General Fund	Debt Service Fund - Series 2016	Debt Service Fund - Series 2017	General Fixed Assets	General Long-Term Debt	Total
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	10,735,000	10,735,000
Bond Payable - Series 2017	0	0	0	0	15,945,000	15,945,000
Total Liabilities	<u>7,558</u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>26,680,000</u>	<u>26,687,558</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	25,269	0	0	0	0	25,269
Investment in General Fixed Assets	0	0	0	41,958,312	0	41,958,312
Other	(10,231)	63	771,250	0	0	761,082
Total Fund Equity & Other Credits	<u>15,038</u>	<u>1,083,278</u>	<u>2,656,523</u>	<u>41,958,312</u>	<u>0</u>	<u>45,713,151</u>
Total Liabilities & Fund Equity	<u><u>22,596</u></u>	<u><u>1,083,278</u></u>	<u><u>2,656,523</u></u>	<u><u>41,958,312</u></u>	<u><u>26,680,000</u></u>	<u><u>72,400,709</u></u>

Corkscrew Farms CDD

Statement of Revenues & Expenditures

General Fund - 001

From 10/1/2021 Through 10/31/2021

(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	197,585	639	(196,946)	(100)%
Total Revenues	93,210	639	(92,571)	(99)%
Expenditures				
Financial & Administrative				
District Manager	34,000	2,833	31,167	92 %
District Engineer	9,000	625	8,375	93 %
Disclosure Report	4,200	0	4,200	100 %
Trustee Fees	10,700	5,512	5,188	48 %
Auditing Services	6,600	0	6,600	100 %
Postage, Phone, Faxes, Copies	150	12	138	92 %
Public Officials Insurance	2,724	0	2,724	100 %
Legal Advertising	1,000	0	1,000	100 %
Bank Fees	100	0	100	100 %
Dues, Licenses, & Fees	1,500	175	1,325	88 %
Office Supplies	126	0	126	100 %
Web Administration	1,500	125	1,375	92 %
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 %
Total Expenditures	93,210	10,870	82,340	88 %
Excess of Revenues Over (Under) Expenditures	0	(10,231)	(10,231)	0 %
Fund Balance, Beginning of Period	0	22,900	22,900	0 %
Fund Balance, End of Period	0	12,669	12,669	0 %

Corkscrew Farms CDD

Statement of Revenues & Expenditures

Debt Service Fund - Series 2016 - 200

From 10/1/2021 Through 10/31/2021

(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	739,550	58	(739,492)	(100)%
Interest Earnings				
Interest Earnings	<u>0</u>	<u>5</u>	<u>5</u>	<u>0 %</u>
Total Revenues	<u>739,550</u>	<u>63</u>	<u>(739,487)</u>	<u>(100)%</u>
Expenditures				
Debt Service Payments				
Interest	504,550	0	504,550	100 %
Principal	<u>235,000</u>	<u>0</u>	<u>235,000</u>	<u>100 %</u>
Total Expenditures	<u>739,550</u>	<u>0</u>	<u>739,550</u>	<u>100 %</u>
Excess of Revenues Over (Under) Expenditures	<u>0</u>	<u>63</u>	<u>63</u>	<u>0 %</u>
Fund Balance, Beginning of Period	0	1,083,214	1,083,214	0 %
Fund Balance, End of Period	<u><u>0</u></u>	<u><u>1,083,278</u></u>	<u><u>1,083,278</u></u>	<u><u>0 %</u></u>

Corkscrew Farms CDD

Statement of Revenues & Expenditures

Debt Service Fund - Series 2017 - 201

From 10/1/2021 Through 10/31/2021

(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	1,041,669	72	(1,041,597)	(100)%
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	9	9	0 %
Total Revenues	<u>1,041,669</u>	<u>771,250</u>	<u>(270,419)</u>	<u>(26)%</u>
Expenditures				
Debt Service Payments				
Interest	781,669	0	781,669	100 %
Principal	260,000	0	260,000	100 %
Total Expenditures	<u>1,041,669</u>	<u>0</u>	<u>1,041,669</u>	<u>100 %</u>
Excess of Revenues Over (Under) Expenditures	0	771,250	771,250	0 %
Fund Balance, Beginning of Period	0	1,885,273	1,885,273	0 %
Fund Balance, End of Period	<u>0</u>	<u>2,656,523</u>	<u>2,656,523</u>	<u>0 %</u>

Corkscrew Farms CDD

Statement of Revenues & Expenditures

Capital Project Fund - Series 2016 - 300

From 10/1/2021 Through 10/31/2021

(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
Reconcile Cash Accounts

Summary

Cash Account: 10102 Cash--Busey Operating Account
Reconciliation ID: 10/31/2021
Reconciliation Date: 10/31/2021
Status: Locked

Bank Balance	23,123.61
Less Outstanding Checks/Vouchers	1,470.00
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	21,653.61
Balance Per Books	<u>21,653.61</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: 10102 Cash--Busey Operating Account
Reconciliation ID: 10/31/2021
Reconciliation Date: 10/31/2021
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.
Outstanding Checks/Vouchers			1,470.00	

Corkscrew Farms CDD
Reconcile Cash Accounts

Detail

Cash Account: 10102 Cash--Busey Operating Account

Reconciliation ID: 10/31/2021

Reconciliation Date: 10/31/2021

Status: Locked

Cleared Checks/Vouchers

<u>Document Number</u>	<u>Document Date</u>	<u>Document Description</u>	<u>Document Amount</u>	<u>Payee</u>
1054	9/23/2021	System Generated Check/Voucher	3,197.50	Barraco and Associates
1056	10/1/2021	System Generated Check/Voucher	2,970.68	Meritus Districts
Cleared Checks/Vouchers			6,168.18	

Corkscrew Farms CDD
Reconcile Cash Accounts

Detail

Cash Account: 10102 Cash--Busey Operating Account
Reconciliation ID: 10/31/2021
Reconciliation Date: 10/31/2021
Status: Locked

Cleared Deposits

<u>Document Number</u>	<u>Document Date</u>	<u>Document Description</u>	<u>Document Amount</u>	<u>Deposit Number</u>
CR305	10/7/2021	Tax Distribution - 10.07.21	137.56	
CR306	10/29/2021	Unused Revenue - 10.29.21	<u>631.63</u>	
Cleared Deposits			<u>769.19</u>	