

# South Creek Community Development District

Financial Statements  
(Unaudited)

Period Ending  
October 31, 2021



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

**South Creek CDD**  
**Balance Sheet**  
As of 10/31/2021  
(In Whole Numbers)

	General Fund	Debt Service Fund - Series 2021	Capital Projects Fund - Series 2021	General Fixed Assets	General Long-Term Debt	Total
<b>Assets</b>						
Cash-Operating Account	3,354	0	0	0	0	3,354
Investment - Revenue 2021 (4000)	0	2	0	0	0	2
Investment - Reserve 2021 (4003)	0	162,850	0	0	0	162,850
Investment - Acq & Const 2021 (4005)	0	0	1,500,022	0	0	1,500,022
Investment - Acq & Const Phase One 2021 (4006)	0	0	1,756,483	0	0	1,756,483
Investment - Acq & Const Phase Two 2021 (4007)	0	0	1	0	0	1
Investment - Cost of Issuance 2021 (4008)	0	0	0	0	0	0
Construction Work in Progress	0	0	0	2,296,282	0	2,296,282
Amount To Be Provided-Debt Service	0	0	0	0	5,885,000	5,885,000
<b>Total Assets</b>	<u>3,354</u>	<u>162,852</u>	<u>3,256,506</u>	<u>2,296,282</u>	<u>5,885,000</u>	<u>11,603,995</u>
<b>Liabilities</b>						
Accounts Payable	18,384	0	0	0	0	18,384
Revenue Bonds Payable - Series 2021	0	0	0	0	5,885,000	5,885,000
<b>Total Liabilities</b>	<u>18,384</u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>5,885,000</u>	<u>5,903,384</u>
<b>Fund Equity &amp; Other Credits</b>						
Retained Earnings-All Other Reserves	(13,864)	0	0	0	0	(13,864)
Fund Balance-Unreserved	0	162,852	3,256,493	0	0	3,419,345
Investment in General Fixed Assets	0	0	0	2,296,282	0	2,296,282
Other	(1,165)	1	13	0	0	(1,151)
<b>Total Fund Equity &amp; Other Credits</b>	<u>(15,029)</u>	<u>162,852</u>	<u>3,256,506</u>	<u>2,296,282</u>	<u>0</u>	<u>5,700,611</u>
<b>Total Liabilities and Net Assets</b>	<u>3,354</u>	<u>162,852</u>	<u>3,256,506</u>	<u>2,296,282</u>	<u>5,885,000</u>	<u>11,603,995</u>

**South Creek CDD**  
Statement of Revenues and Expenditures  
001 - General Fund  
From 10/1/2021 Through 10/31/2021

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
<b>Revenues</b>				
Interest Earnings				
Interest Earnings	0.00	0.02	0.02	0.00%
Contributions & Donations From Private Sources				
Developer Contributions	144,875.00	2,296.69	(142,578.31)	(98.41)%
<b>Total Revenues</b>	<u>144,875.00</u>	<u>2,296.71</u>	<u>(142,578.29)</u>	<u>(98.41)%</u>
<b>Expenditures</b>				
<b>Legislative</b>				
Supervisor Fees	5,000.00	600.00	4,400.00	88.00%
<b>Financial &amp; Administrative</b>				
District Manager	16,500.00	1,000.00	15,500.00	93.94%
District Engineer	7,500.00	0.00	7,500.00	100.00%
Disclosure Report	4,200.00	0.00	4,200.00	100.00%
Trustee Fees	4,100.00	0.00	4,100.00	100.00%
Accounting Services	5,250.00	0.00	5,250.00	100.00%
Auditing Services	4,500.00	0.00	4,500.00	100.00%
Postage, Phone, Faxes, Copies	1,000.00	2.55	997.45	99.75%
Public Officials Insurance	2,250.00	0.00	2,250.00	100.00%
Legal Advertising	10,000.00	0.00	10,000.00	100.00%
Bank Fees	500.00	0.00	500.00	100.00%
Dues, Licenses, & Fees	200.00	175.00	25.00	12.50%
Miscellaneous Fees	100.00	0.00	100.00	100.00%
Website Administration	1,125.00	0.00	1,125.00	100.00%
ADA Website Fee	2,900.00	0.00	2,900.00	100.00%
<b>Legal Counsel</b>				
District Counsel	7,500.00	264.50	7,235.50	96.47%
<b>Electric Utility Services</b>				
Electric Utility Services - All Others	11,500.00	0.00	11,500.00	100.00%
Electric Utility Services - Streetlights	16,000.00	0.00	16,000.00	100.00%
<b>Other Physical Environment</b>				
Property & Casualty Insurance	2,750.00	0.00	2,750.00	100.00%
Waterway Management Program	0.00	1,420.00	(1,420.00)	0.00%
Landscape Maintenance-Contract	40,000.00	0.00	40,000.00	100.00%
Irrigation Maintenance	2,000.00	0.00	2,000.00	100.00%
<b>Total Expenditures</b>	<u>144,875.00</u>	<u>3,462.05</u>	<u>141,412.95</u>	<u>97.61%</u>
<b>Fund Balance, Beginning of Period</b>	0.00	(13,864.02)	(13,864.02)	0.00%
<b>Fund Balance, End of Period</b>	<u>0.00</u>	<u>(15,029.36)</u>	<u>(15,029.36)</u>	<u>0.00%</u>

**South Creek CDD**  
Statement of Revenues and Expenditures  
200 - Debt Service Fund - Series 2021  
From 10/1/2021 Through 10/31/2021

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Revenues				
Special Assessments - Capital Improvements				
Debt Service Assmts-Off Roll	321,487.50	0.00	(321,487.50)	(100.00)%
Interest Earnings				
Interest Earnings	0.00	0.67	0.67	0.00%
Total Revenues	<u>321,487.50</u>	<u>0.67</u>	<u>(321,486.83)</u>	<u>(100.00)%</u>
Expenditures				
Debt Service Payments				
Interest	201,487.50	0.00	201,487.50	100.00%
Principal	120,000.00	0.00	120,000.00	100.00%
Total Expenditures	<u>321,487.50</u>	<u>0.00</u>	<u>321,487.50</u>	<u>100.00%</u>
Fund Balance, Beginning of Period	0.00	162,851.74	162,851.74	0.00%
Fund Balance, End of Period	<u>0.00</u>	<u>162,852.41</u>	<u>162,852.41</u>	<u>0.00%</u>

**South Creek CDD**  
Statement of Revenues and Expenditures  
300 - Capital Projects Fund - Series 2021  
From 10/1/2021 Through 10/31/2021

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Revenues				
Interest Earnings				
Interest Earnings	0.00	13.38	13.38	0.00%
Total Revenues	<u>0.00</u>	<u>13.38</u>	<u>13.38</u>	<u>0.00%</u>
Fund Balance, Beginning of Period	0.00	3,256,492.89	3,256,492.89	0.00%
Fund Balance, End of Period	<u>0.00</u>	<u>3,256,506.27</u>	<u>3,256,506.27</u>	<u>0.00%</u>

**South Creek CDD**  
Statement of Revenues and Expenditures  
900 - General Fixed Assets  
From 10/1/2021 Through 10/31/2021

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Fund Balance, Beginning of Period	0.00	2,296,281.89	2,296,281.89	0.00%
Fund Balance, End of Period	<u>0.00</u>	<u>2,296,281.89</u>	<u>2,296,281.89</u>	<u>0.00%</u>

**South Creek CDD  
Reconcile Cash Accounts**

**Summary**

**Cash Account: 10101 Cash-Operating Account**  
**Reconciliation ID: 10/31/2021**  
**Reconciliation Date: 10/31/2021**  
**Status: Locked**

Bank Balance	3,754.39
Less Outstanding Checks/Vouchers	400.00
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	3,354.39
Balance Per Books	<u>3,354.39</u>
Unreconciled Difference	<u><u>0.00</u></u>

**Click the Next Page toolbar button to view details.**

**South Creek CDD  
Reconcile Cash Accounts**

**Detail**

**Cash Account: 10101 Cash-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>
1019	10/8/2021	System Generated Check/Voucher	200.00	Nicholas J. Dister
1020	10/8/2021	System Generated Check/Voucher	200.00	Ryan Motko
Outstanding Checks/Vouchers			400.00	



**South Creek CDD  
Reconcile Cash Accounts**

**Detail**

**Cash Account: 10101 Cash-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>
1018	10/8/2021	System Generated Check/Voucher	175.00	Florida Department of Economic Opportunity
1021	10/8/2021	System Generated Check/Voucher	229.25	Stantec Consulting Services Inc.
Cleared Checks/Vouchers			404.25	

**South Creek CDD  
Reconcile Cash Accounts**

**Detail**

**Cash Account: 10101 Cash-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>
1693038	10/13/2021	Developer Funding - 10.13.21	2,296.69	
CR019	10/29/2021	October Bank Interest	0.02	
Cleared Deposits			2,296.71	