South Creek Community Development District

Financial Statements (Unaudited)

Period Ending December 31, 2024

Prepared by:

Balance Sheet

As of December 31, 2024 (In Whole Numbers)

		SE	RIES 2021	SI	ERIES 2024	5	SERIES 2021 CAPITAL		SERIES 2024 CAPITAL		GENERAL	G	ENERAL	
	GENERAL	DEB	T SERVICE	DE	BT SERVICE		PROJECTS		PROJECTS	F	IXED ASSETS	LO	NG-TERM	
ACCOUNT DESCRIPTION	 FUND		FUND		FUND		FUND	_	FUND	_	FUND	DE	BT FUND	 TOTAL
<u>ASSETS</u>														
Cash - Operating Account	\$ 436,970	\$	-	\$	-	\$	-	9	\$ -	\$	-	\$	-	\$ 436,970
Cash in Transit	-		5,558		79,855		-		-		-		-	85,413
Accounts Receivable - HOA	37		-		-		-		-		-		-	37
Due From Developer	37,149		-		-		-		-		-		-	37,149
Due From Other Funds	-		296,249		-		-		2,329		-		-	298,578
Investments:														
Acq. & Construction - Amenity	-		-		-		89		-		-		-	89
Acq. & Construction - Other	-		-		-		-		3,118		-		-	3,118
Acq. & Construction Account (Phase 1)	-		-		-		12		-		-		-	12
Acq. & Construction Account (Phase 2)	-		-		-		-		10,032		-		-	10,032
Reserve Fund	-		162,850		-		-		-		-		-	162,850
Reserve Fund (A-2)	-		-		39,928		-		-		-		-	39,928
Revenue Fund	-		45,762		68,015		-		-		-		-	113,777
Fixed Assets														
Construction Work In Process	-		-		-		-		-		2,296,282		-	2,296,282
Amount To Be Provided	-		-		-		-		-		-		6,733,088	6,733,088
TOTAL ASSETS	\$ 474,156	\$	510,419	\$	187,798	\$	101	Ş	\$ 15,479	\$	2,296,282	\$	6,733,088	\$ 10,217,323

Balance Sheet

As of December 31, 2024 (In Whole Numbers)

	G	SENERAL	ERIES 2021 BT SERVICE	ERIES 2024 EBT SERVICE		SERIES 2021 CAPITAL PROJECTS	CAPITAL PROJECTS	F	GENERAL FIXED ASSETS	LONG	ERAL -TERM	
ACCOUNT DESCRIPTION		FUND	 FUND	 FUND	_	FUND	FUND	_	FUND	DEBT	FUND	TOTAL
LIABILITIES												
Accounts Payable	\$	55,103	\$ -	\$ -	\$	-	\$ -	\$	-	\$	-	\$ 55,103
Accounts Payable - Other		2,640	-	-		-	-		-		-	2,640
Bonds Payable		-	-	-		-	-		-	5,	562,088	5,562,088
Bonds Payable - Series 2024		-	-	-		-	-		-	1,	171,000	1,171,000
Due To Other Funds		214,831	-	82,184		-	-		-		-	297,015
Deferred Inflow of Resources		24,843	-	-		-	-		-		-	24,843
TOTAL LIABILITIES		297,417	-	82,184		-	-		-	6,	733,088	7,112,689
FUND BALANCES												
Restricted for:												
Debt Service		-	510,419	105,614		-	-		-		-	616,033
Capital Projects		-	-	-		101	15,479		-		-	15,580
Unassigned:		176,739	-	-		-	-		2,296,282		-	2,473,021
TOTAL FUND BALANCES		176,739	510,419	105,614		101	15,479		2,296,282		-	3,104,634
TOTAL LIABILITIES & FUND BALANCES	\$	474,156	\$ 510,419	\$ 187,798	\$	101	\$ 15,479	\$	2,296,282	\$ 6,	733,088	\$ 10,217,323

Statement of Revenues, Expenditures and Changes in Fund Balances

For the Period Ending December 31, 2024 General Fund (001) (In Whole Numbers)

Special Assmrts-CDD Collected 65,371 65,371 - 100,000	ACCOUNT DESCRIPTION		ANNUAL ADOPTED BUDGET		R TO DATE		RIANCE (\$) V(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
Special Assmnts- Tax Collector	REVENUES							
Special Assmrts-CDD Collected 65,371 65,371 - 100,000		\$	288.598	\$	193.373	\$	(95.225)	67.00%
Cither Miscellaneous Revenues - 25 25 0.000 TOTAL REVENUES 353,969 258,769 (95,200) 73,109 EXPENDITURES	•	•	·	*	•	*	(,==-) -	100.00%
TOTAL REVENUES 353,969 258,769 (95,200) 73,105			-		•		25	0.00%
Administration Supervisor Fees 10,000 3,000 7,000 30.000 ProfServ-Construction 6,100 - 6,100 0.005 ProfServ-Dissemination Agent 10,200 2,550 7,650 25.00 ProfServ-Trustee Fees 6,400 - 6,400 0.005 District Counsel 4,000 12,832 (8,832) 320,800 District Engineer 2,500 4,382 (1,882) 175,285 District Manager 25,000 26,625 (1,625) 106,509 Auditing Services 5,250 - 5,250 0.00 Website Compliance 1,500 - 1,500 0.00 Website Compliance 1,500 - 1,500 0.00 Postage, Phone, Faxes, Copies 250 - 250 0.00 Clubhouse Internet, TV, Phone 1,200 302 898 25,179 Public Officials Insurance 2,754 2,754 2,754 - 100,00 Insurance Deductible 2,	TOTAL REVENUES		353,969					73.10%
Supervisor Fees 10,000 3,000 7,000 30.000 ProfServ-Construction 6,100 - 6,100 0.005 ProfServ-Dissemination Agent 10,200 2,550 7,650 25.000 ProfServ-Trustee Fees 6,400 - 6,400 0.005 District Counsel 4,000 12,832 (8,832) 320,800 District Engineer 2,500 4,382 (1,882) 175,285 District Manager 25,000 26,625 (1,625) 106,605 Auditing Services 5,250 - 5,250 0.00 Website Compliance 1,500 - 1,500 0.00 Postage, Phone, Faxes, Copies 250 - 250 0.00 Clubhouse Internet, TV, Phone 1,200 302 898 25,179 Public Officials Insurance 2,754 2,754 - 100,00 Insurance Deductible 2,500 - 2,500 0.00 Bank Fees 100 5,720 4,720 <t< td=""><td><u>EXPENDITURES</u></td><td></td><td></td><td></td><td></td><td></td><td></td><td></td></t<>	<u>EXPENDITURES</u>							
Supervisor Fees 10,000 3,000 7,000 30.000 ProfServ-Construction 6,100 - 6,100 0.005 ProfServ-Dissemination Agent 10,200 2,550 7,650 25.000 ProfServ-Trustee Fees 6,400 - 6,400 0.005 District Counsel 4,000 12,832 (8,832) 320,800 District Engineer 2,500 4,382 (1,882) 175,285 District Manager 25,000 26,625 (1,625) 106,605 Auditing Services 5,250 - 5,250 0.00 Website Compliance 1,500 - 1,500 0.00 Postage, Phone, Faxes, Copies 250 - 250 0.00 Clubhouse Internet, TV, Phone 1,200 302 898 25,179 Public Officials Insurance 2,754 2,754 - 100,00 Insurance Deductible 2,500 - 2,500 0.00 Bank Fees 100 5,720 4,720 <t< td=""><td>Administration</td><td></td><td></td><td></td><td></td><td></td><td></td><td></td></t<>	Administration							
ProfServ-Construction 6,100 - 6,100 0.003 ProfServ-Dissemination Agent 10,200 2,550 7,650 25,003 ProfServ-Trustee Fees 6,400 - 6,400 0.003 District Counsel 4,000 12,832 (8,832) 320,803 District Engineer 2,500 4,382 (1,825) 106,503 District Manager 25,000 26,625 (1,625) 106,503 Auditing Services 5,250 - 5,250 0.003 Website Compliance 1,500 - 1,500 0.003 Postage, Phone, Faxes, Copies 250 - 250 0.003 Clubhouse Internet, TV, Phone 1,200 302 898 25.175 Public Officials Insurance 2,754 2,754 - 2,500 0.003 Insurance Deductible 2,500 - 2,500 0.003 0.003 0.003 0.003 0.003 0.003 0.003 0.003 0.003 0.003 0.003 0			10.000		3.000		7.000	30.00%
ProfServ-Dissemination Agent 10,200 2,550 7,650 25,000 ProfServ-Trustee Fees 6,400 - 6,400 0,000 District Counsel 4,000 12,832 (8,832) 320,800 District Engineer 2,500 4,382 (1,882) 175,285 District Manager 25,000 26,625 (1,625) 106,500 Auditing Services 5,250 - 5,250 0.000 Website Compliance 1,500 - 1,500 0.000 Postage, Phone, Faxes, Copies 250 - 250 0.000 Clubhouse Internet, TV, Phone 1,200 302 898 25,175 Public Officials Insurance 2,754 2,754 - 100,000 Insurance Deductible 2,500 - 2,500 0.000 Legal Advertising 1,000 5,720 (4,720) 572,000 Bank Fees 100 0 1 100 0.000 Website Administration 1,500 375			·		-		•	0.00%
ProfServ-Trustee Fees 6,400 - 6,400 0.000 District Counsel 4,000 12,832 (8,832) 320,809 District Engineer 2,500 4,882 (1,882) 175,286 District Manager 25,000 26,625 (1,625) 106,509 Auditing Services 5,250 - 5,250 0.000 Website Compliance 1,500 - 1,500 0.000 Postage, Phone, Faxes, Copies 250 - 250 0.000 Clubhouse Internet, TV, Phone 1,200 302 898 25,179 Public Officials Insurance 2,754 2,754 - 2,500 0.000 Insurance Deductible 2,500 - 2,500 0.000 0.000 Legal Advertising 1,000 5,720 (4,720) 572,000 0.000 Website Administration 1,500 375 1,125 25,000 0.000 0.000 0.000 0.000 0.000 0.000 0.000 0.000 0.000<	ProfServ-Dissemination Agent		·		2,550		•	25.00%
District Counsel 4,000 12,832 (8,832) 320,806 District Engineer 2,500 4,382 (1,882) 175,289 District Manager 25,000 26,625 (1,625) 106,505 Auditing Services 5,250 - 5,250 0.006 Website Compliance 1,500 - 1,500 0.009 Postage, Phone, Faxes, Copies 250 - 250 0.009 Clubhouse Internet, TV, Phone 1,200 302 898 25,175 Public Officials Insurance 2,754 2,754 - 100,000 Insurance Deductible 2,500 - 2,500 0.009 Legal Advertising 1,000 5,720 (4,720) 572,009 Bank Fees 100 - 100 0.009 Website Administration 1,500 375 1,125 25,000 Dues, Licenses, Subscriptions 600 175 425 29,175 Total Administration 80,854 58,715 22,139	•		·		-		•	0.00%
District Engineer 2,500 4,382 (1,882) 175.285 District Manager 25,000 26,625 (1,625) 106.505 Auditing Services 5,250 - 5,250 0.005 Website Compliance 1,500 - 1,500 0.005 Postage, Phone, Faxes, Copies 250 - 250 0.005 Clubhouse Internet, TV, Phone 1,200 302 898 25.175 Public Officials Insurance 2,754 2,754 - 100.005 Insurance Deductible 2,500 - 2,500 0.005 Legal Advertising 1,000 5,720 (4,720) 572.005 Bank Fees 100 - 100 0.005 Website Administration 1,500 375 1,125 25.005 Dues, Licenses, Subscriptions 600 175 425 29.175 Total Administration 80,854 58,715 22,139 72.625 Electric Utility Services 5,000 2,130 2,870 <td>District Counsel</td> <td></td> <td>·</td> <td></td> <td>12,832</td> <td></td> <td>•</td> <td>320.80%</td>	District Counsel		·		12,832		•	320.80%
District Manager	District Engineer		·		•			175.28%
Auditing Services 5,250 - 5,250 0.009 Website Compliance 1,500 - 1,500 0.009 Postage, Phone, Faxes, Copies 250 - 250 0.009 Clubhouse Internet, TV, Phone 1,200 302 898 25,179 Public Officials Insurance 2,754 2,754 - 100,009 Insurance Deductible 2,500 - 2,500 0.009 Legal Advertising 1,000 5,720 (4,720) 572,009 Bank Fees 100 - 100 0.009 Website Administration 1,500 375 1,125 25,009 Dues, Licenses, Subscriptions 600 175 425 29,179 Total Administration 80,854 58,715 22,139 72,629 Electric Utility Services Utility - Electric 5,000 2,130 2,870 42,609 Utility - StreetLights 50,000 7,789 42,211 15,589 Total Electric Utility Services Utility Services Utility - Water 1,000 1,011 (11) 101,109 Mater Utility Services Utility - Water 1,000 1,011 (11) 101,109 Other Physical Environment Waterway Management 9,000 1,785 7,215 19,839 ProfServ - Field Management Onsite Staff 12,000 3,000 9,000 25,009 Amenity Center Cleaning & Supplies 1,000 1,010 (10) 101,009	District Manager		25,000		26,625			106.50%
Postage, Phone, Faxes, Copies 250 - 250 0.000 Clubhouse Internet, TV, Phone 1,200 302 898 25.179 Public Officials Insurance 2,754 2,754 - 100.000 Insurance Deductible 2,500 - 2,500 0.000 Legal Advertising 1,000 5,720 (4,720) 572.000 Bank Fees 100 - 100 0.000 Website Administration 1,500 375 1,125 25.000 Dues, Licenses, Subscriptions 600 175 425 29.179 Total Administration 80,854 58,715 22,139 72.629 Electric Utility Services Utility - Electric 5,000 2,130 2,870 42.609 Utility - StreetLights 50,000 7,789 42,211 15.589 Total Electric Utility Services 55,000 9,919 45,081 18.039 Water Utility Services 1,000 1,011 (11) 101.109 Other Physical Environme			5,250		-			0.00%
Clubhouse Internet, TV, Phone 1,200 302 898 25.175 Public Officials Insurance 2,754 2,754 - 100.009 Insurance Deductible 2,500 - 2,500 0.009 Legal Advertising 1,000 5,720 (4,720) 572.009 Bank Fees 100 - 100 0.009 Website Administration 1,500 375 1,125 25.009 Dues, Licenses, Subscriptions 600 175 425 29.179 Total Administration 80,854 58,715 22,139 72.629 Electric Utility Services Utility - Electric 5,000 2,130 2,870 42.609 Utility - StreetLights 50,000 7,789 42,211 15.589 Total Electric Utility Services 55,000 9,919 45,081 18.039 Water Utility - Water 1,000 1,011 (11) 101.109 Total Water Utility Services 1,000 1,011 (11) 101.109 Other Physical En	Website Compliance		·		-		•	0.00%
Public Officials Insurance 2,754 2,754 - 100.00 Insurance Deductible 2,500 - 2,500 0.00 Legal Advertising 1,000 5,720 (4,720) 572.00 Bank Fees 100 - 100 0.00 Website Administration 1,500 375 1,125 25.00 Dues, Licenses, Subscriptions 600 175 425 29.179 Total Administration 80,854 58,715 22,139 72.629 Electric Utility Services Utility - Electric 5,000 2,130 2,870 42.609 Utility - StreetLights 50,000 7,789 42,211 15.589 Total Electric Utility Services 55,000 9,919 45,081 18.039 Water Utility - Water 1,000 1,011 (11) 101.109 Total Water Utility Services 1,000 1,011 (11) 101.109 Other Physical Environment 9,000 1,785 7,215 19.839 ProfServ - Field Mana			·		-		•	0.00%
Insurance Deductible	Clubhouse Internet, TV, Phone		1,200		302		898	25.17%
Legal Advertising 1,000 5,720 (4,720) 572,000 Bank Fees 100 - 100 0.000 Website Administration 1,500 375 1,125 25,000 Dues, Licenses, Subscriptions 600 175 425 29,179 Total Administration 80,854 58,715 22,139 72,629 Electric Utility Services Utility - Electric 5,000 2,130 2,870 42,609 Utility - StreetLights 50,000 7,789 42,211 15,589 Total Electric Utility Services 55,000 9,919 45,081 18,039 Water Utility Services 1,000 1,011 (11) 101,109 Other Physical Environment 1,000 1,011 (11) 101,109 Waterway Management 9,000 1,785 7,215 19,839 ProfServ - Field Management Onsite Staff 12,000 3,000 9,000 25,009 Amenity Center Cleaning & Supplies 1,000 1,010 (10) 101,009	Public Officials Insurance		2,754		2,754		_	100.00%
Bank Fees 100 - 100 0.00 Website Administration 1,500 375 1,125 25.00 Dues, Licenses, Subscriptions 600 175 425 29.17 Total Administration 80,854 58,715 22,139 72.629 Electric Utility Services Utility - Electric 5,000 2,130 2,870 42.609 Utility - StreetLights 50,000 7,789 42,211 15.589 Total Electric Utility Services 55,000 9,919 45,081 18.039 Water Utility Services 1,000 1,011 (11) 101.109 Total Water Utility Services 1,000 1,011 (11) 101.109 Other Physical Environment Waterway Management 9,000 1,785 7,215 19.839 ProfServ - Field Management Onsite Staff 12,000 3,000 9,000 25.009 Amenity Center Cleaning & Supplies 1,000 1,010 (10) 101.009	Insurance Deductible		2,500		-		2,500	0.00%
Bank Fees 100 - 100 0.00 Website Administration 1,500 375 1,125 25.00 Dues, Licenses, Subscriptions 600 175 425 29.17 Total Administration 80,854 58,715 22,139 72.62 Electric Utility Services Utility - Electric 5,000 2,130 2,870 42.60 Utility - StreetLights 50,000 7,789 42,211 15.58 Total Electric Utility Services 55,000 9,919 45,081 18.03 Water Utility Services 1,000 1,011 (11) 101.10 Total Water Utility Services 1,000 1,011 (11) 101.10 Other Physical Environment Waterway Management 9,000 1,785 7,215 19.83 ProfServ - Field Management Onsite Staff 12,000 3,000 9,000 25.00 Amenity Center Cleaning & Supplies 1,000 1,010 (10) 101.00	Legal Advertising		1,000		5,720		(4,720)	572.00%
Dues, Licenses, Subscriptions 600 175 425 29.179 Total Administration 80,854 58,715 22,139 72.629 Electric Utility Services Utility - Electric 5,000 2,130 2,870 42.609 Utility - StreetLights 50,000 7,789 42,211 15.589 Total Electric Utility Services 55,000 9,919 45,081 18.039 Water Utility Services 1,000 1,011 (11) 101.109 Total Water Utility Services 1,000 1,011 (11) 101.109 Other Physical Environment Waterway Management 9,000 1,785 7,215 19.839 ProfServ - Field Management Onsite Staff 12,000 3,000 9,000 25.009 Amenity Center Cleaning & Supplies 1,000 1,010 (10) 101.009	Bank Fees		100		-			0.00%
Dues, Licenses, Subscriptions 600 175 425 29.179 Total Administration 80,854 58,715 22,139 72.629 Electric Utility Services Utility - Electric 5,000 2,130 2,870 42.609 Utility - StreetLights 50,000 7,789 42,211 15.589 Total Electric Utility Services 55,000 9,919 45,081 18.039 Water Utility Services 1,000 1,011 (11) 101.109 Total Water Utility Services 1,000 1,011 (11) 101.109 Other Physical Environment Waterway Management 9,000 1,785 7,215 19.839 ProfServ - Field Management Onsite Staff 12,000 3,000 9,000 25.009 Amenity Center Cleaning & Supplies 1,000 1,010 (10) 101.009	Website Administration		1,500		375		1,125	25.00%
Total Administration 80,854 58,715 22,139 72.629 Electric Utility Services Utility - Electric 5,000 2,130 2,870 42.609 Utility - StreetLights 50,000 7,789 42,211 15.589 Total Electric Utility Services 55,000 9,919 45,081 18.039 Water Utility Services 1,000 1,011 (11) 101.109 Total Water Utility Services 1,000 1,011 (11) 101.109 Other Physical Environment Waterway Management 9,000 1,785 7,215 19.839 Prof Serv - Field Management Onsite Staff 12,000 3,000 9,000 25.009 Amenity Center Cleaning & Supplies 1,000 1,010 (10) 101.009	Dues, Licenses, Subscriptions				175			29.17%
Utility - Electric 5,000 2,130 2,870 42.609 Utility - StreetLights 50,000 7,789 42,211 15.589 Total Electric Utility Services 55,000 9,919 45,081 18.039 Water Utility Services 1,000 1,011 (11) 101.109 Total Water Utility Services 1,000 1,011 (11) 101.109 Other Physical Environment 9,000 1,785 7,215 19.839 Prof Serv - Field Management Onsite Staff 12,000 3,000 9,000 25.009 Amenity Center Cleaning & Supplies 1,000 1,010 (10) 101.009	Total Administration							72.62%
Utility - StreetLights 50,000 7,789 42,211 15.589 Total Electric Utility Services 55,000 9,919 45,081 18.039 Water Utility Services Utility - Water 1,000 1,011 (11) 101.109 Total Water Utility Services 1,000 1,011 (11) 101.109 Other Physical Environment Waterway Management 9,000 1,785 7,215 19.839 ProfServ - Field Management Onsite Staff 12,000 3,000 9,000 25.009 Amenity Center Cleaning & Supplies 1,000 1,010 (10) 101.009	Electric Utility Services							
Water Utility Services 55,000 9,919 45,081 18.039 Water Utility Services Utility - Water 1,000 1,011 (11) 101.109 Total Water Utility Services 1,000 1,011 (11) 101.109 Other Physical Environment Waterway Management 9,000 1,785 7,215 19.839 ProfServ - Field Management Onsite Staff 12,000 3,000 9,000 25.009 Amenity Center Cleaning & Supplies 1,000 1,010 (10) 101.009	Utility - Electric		5,000		2,130		2,870	42.60%
Water Utility Services Utility - Water 1,000 1,011 (11) 101.109 Total Water Utility Services 1,000 1,011 (11) 101.109 Other Physical Environment Waterway Management 9,000 1,785 7,215 19.839 ProfServ - Field Management Onsite Staff 12,000 3,000 9,000 25.009 Amenity Center Cleaning & Supplies 1,000 1,010 (10) 101.009	Utility - StreetLights		50,000		7,789		42,211	15.58%
Utility - Water 1,000 1,011 (11) 101.109 Total Water Utility Services 1,000 1,011 (11) 101.109 Other Physical Environment Waterway Management 9,000 1,785 7,215 19.839 ProfServ - Field Management Onsite Staff 12,000 3,000 9,000 25.009 Amenity Center Cleaning & Supplies 1,000 1,010 (10) 101.009	Total Electric Utility Services		55,000		9,919		45,081	18.03%
Utility - Water 1,000 1,011 (11) 101.109 Total Water Utility Services 1,000 1,011 (11) 101.109 Other Physical Environment Waterway Management 9,000 1,785 7,215 19.839 ProfServ - Field Management Onsite Staff 12,000 3,000 9,000 25.009 Amenity Center Cleaning & Supplies 1,000 1,010 (10) 101.009	Water Utility Services							
Total Water Utility Services 1,000 1,011 (11) 101.109 Other Physical Environment Waterway Management 9,000 1,785 7,215 19.839 ProfServ - Field Management Onsite Staff 12,000 3,000 9,000 25.009 Amenity Center Cleaning & Supplies 1,000 1,010 (10) 101.009	<u> </u>		1.000		1.011		(11)	101.10%
Waterway Management 9,000 1,785 7,215 19.839 ProfServ - Field Management Onsite Staff 12,000 3,000 9,000 25.009 Amenity Center Cleaning & Supplies 1,000 1,010 (10) 101.009	-							101.10%
Waterway Management 9,000 1,785 7,215 19.839 ProfServ - Field Management Onsite Staff 12,000 3,000 9,000 25.009 Amenity Center Cleaning & Supplies 1,000 1,010 (10) 101.009	Other Physical Environment							
ProfServ - Field Management Onsite Staff 12,000 3,000 9,000 25.000 Amenity Center Cleaning & Supplies 1,000 1,010 (10) 101.000			a 000		1 705		7 215	10 830/
Amenity Center Cleaning & Supplies 1,000 1,010 (10) 101.009								
			·				•	
Contacts-taniforal Services / Oof - / Oof - / Oof - / Oof	Contracts-Janitorial Services		7,000		1,010		7,000	0.00%

Statement of Revenues, Expenditures and Changes in Fund Balances

For the Period Ending December 31, 2024 General Fund (001) (In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
Contracts-Pools	15,000	-	15,000	0.00%
Contracts - Landscape	75,000	20,964	54,036	27.95%
Amenity Center Pest Control	1,200	1,010	190	84.17%
Janitorial Services & Supplies	1,500	-	1,500	0.00%
Insurance - General Liability	3,365	2,500	865	74.29%
Insurance -Property & Casualty	30,000	9,071	20,929	30.24%
R&M-Other Landscape	3,000	6,460	(3,460)	215.33%
R&M-Pools	500	-	500	0.00%
R&M-Sidewalks	1,000	-	1,000	0.00%
Amenity Maintenance & Repairs	5,000	554	4,446	11.08%
R&M-Monument, Entrance & Wall	1,000	3,965	(2,965)	396.50%
Landscape - Annuals	4,000	-	4,000	0.00%
Landscape - Mulch	2,000	-	2,000	0.00%
Waterway Improvements & Repairs	1,000	-	1,000	0.00%
R&M-Security Cameras	1,000	-	1,000	0.00%
Plant Replacement Program	4,000	-	4,000	0.00%
Security System Monitoring & Maint.	5,050	-	5,050	0.00%
Shared Maintenance Costs	5,000	-	5,000	0.00%
Miscellaneous Maintenance	1,500	2,600	(1,100)	173.33%
Landscape Miscellaneous	2,000	-	2,000	0.00%
Irrigation Maintenance	5,000	3,961	1,039	79.22%
Mitigation Area Monitoring & Maintenance	1,000	-	1,000	0.00%
Misc-Access Cards	2,500	-	2,500	0.00%
Janitorial Supplies	1,500	-	1,500	0.00%
Dog Waste Station Supplies	3,000	-	3,000	0.00%
Amenities Furniture & Fixtures	1,000		1,000	0.00%
Total Other Physical Environment	205,115	56,880	148,235	27.73%
TOTAL EXPENDITURES	341,969	126,525	215,444	37.00%
Excess (deficiency) of revenues				
Over (under) expenditures	12,000	132,244	120,244	1102.03%
OTHER FINANCING SOURCES (USES)				
Contribution to (Use of) Fund Balance	12,000	-	(12,000)	0.00%
TOTAL FINANCING SOURCES (USES)	12,000		(12,000)	0.00%
Net change in fund balance	\$ 12,000	\$ 132,244	\$ 96,244	1102.03%

44,495

176,739

FUND BALANCE, BEGINNING (OCT 1, 2024)

FUND BALANCE, ENDING

Statement of Revenues, Expenditures and Changes in Fund Balances

For the Period Ending December 31, 2024 Series 2021 Debt Service Fund (200) (In Whole Numbers)

ACCOUNT DESCRIPTION		ANNUAL ADOPTED BUDGET	YE	AR TO DATE ACTUAL		ARIANCE (\$) AV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
DEVENUES							
REVENUES Interest - Investments	Φ.		Φ.	2.524	Φ.	2.524	0.000/
	\$	-	\$	3,524	\$	3,524	0.00%
Special Assmnts- Tax Collector		325,700		219,180		(106,520)	67.30%
Special Assmnts- CDD Collected		-		6,846		6,846	0.00%
Developer Contribution		-		79,855		79,855	0.00%
TOTAL REVENUES		325,700		309,405		(16,295)	95.00%
EXPENDITURES Debt Service							
Principal Debt Retirement		130,000		-		130,000	0.00%
Interest Expense		192,463		97,003		95,460	50.40%
Total Debt Service		322,463		97,003		225,460	30.08%
TOTAL EXPENDITURES		322,463		97,003		225,460	30.08%
Excess (deficiency) of revenues							
Over (under) expenditures		3,237		212,402		209,165	6561.69%
OTHER FINANCING SOURCES (USES)							
Contribution to (Use of) Fund Balance		3,237		-		(3,237)	0.00%
TOTAL FINANCING SOURCES (USES)		3,237		-		(3,237)	0.00%
Net change in fund balance	\$	3,237	\$	212,402	\$	202,691	6561.69%
FUND BALANCE, BEGINNING (OCT 1, 2024)				298,017			
FUND BALANCE, ENDING			\$	510,419			

Statement of Revenues, Expenditures and Changes in Fund Balances

For the Period Ending December 31, 2024 Series 2024 Debt Service Fund (201) (In Whole Numbers)

ACCOUNT DESCRIPTION	A	ANNUAL ADOPTED BUDGET	AR TO DATE ACTUAL	RIANCE (\$) V(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
REVENUES					
Interest - Investments	\$	-	\$ 985	\$ 985	0.00%
Special Assmnts- CDD Collected		79,855	79,855	-	100.00%
TOTAL REVENUES		79,855	80,840	985	101.23%
EXPENDITURES					
Debt Service					
Principal Debt Retirement		25,000	25,000	-	100.00%
Interest Expense		61,680	 31,121	 30,559	50.46%
Total Debt Service		86,680	 56,121	 30,559	64.75%
TOTAL EXPENDITURES		86,680	56,121	30,559	64.75%
Excess (deficiency) of revenues					
Over (under) expenditures		(6,825)	 24,719	 31,544	-362.18%
OTHER FINANCING SOURCES (USES)					
Contribution to (Use of) Fund Balance		(6,825)	-	6,825	0.00%
TOTAL FINANCING SOURCES (USES)		(6,825)	-	6,825	0.00%
Net change in fund balance	\$	(6,825)	\$ 24,719	\$ 45,194	-362.18%
FUND BALANCE, BEGINNING (OCT 1, 2024)			80,895		
FUND BALANCE, ENDING			\$ 105,614		

Statement of Revenues, Expenditures and Changes in Fund Balances

For the Period Ending December 31, 2024 Series 2021 Capital Projects Fund (300) (In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED	Y	EAR TO DATE		IANCE (\$)	YTD ACTUAL AS A % OF
ACCOUNT DESCRIPTION	 BUDGET		ACTUAL	FAV	(UNFAV)	ADOPTED BUD
<u>REVENUES</u>						
Interest - Investments	\$ -	\$	331	\$	331	0.00%
TOTAL REVENUES	-		331		331	0.00%
<u>EXPENDITURES</u>						
Construction In Progress						
Construction in Progress	 		37,756		(37,756)	0.00%
Total Construction In Progress	 -		37,756		(37,756)	0.00%
TOTAL EXPENDITURES	-		37,756		(37,756)	0.00%
Excess (deficiency) of revenues						
Over (under) expenditures	 -		(37,425)		(37,425)	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2024)			37,526			
FUND BALANCE, ENDING		\$	101			

Statement of Revenues, Expenditures and Changes in Fund Balances

For the Period Ending December 31, 2024 Series 2024 Capital Projects Fund (301) (In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	ΥI	EAR TO DATE	ARIANCE (\$) AV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
ACCOUNT BESCRIPTION	 BODOLI		AOTOAL	 AV(ONI AV)	ADOI 1ED BOD
REVENUES					
Interest - Investments	\$ -	\$	11,479	\$ 11,479	0.00%
TOTAL REVENUES	-		11,479	11,479	0.00%
EXPENDITURES					
Construction In Progress					
Construction in Progress	 -		1,011,989	 (1,011,989)	0.00%
Total Construction In Progress	 <u>-</u>		1,011,989	 (1,011,989)	0.00%
TOTAL EXPENDITURES	-		1,011,989	(1,011,989)	0.00%
Excess (deficiency) of revenues					
Over (under) expenditures	 -		(1,000,510)	 (1,000,510)	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2024)			1,015,989		
FUND BALANCE, ENDING		\$	15,479		

Statement of Revenues, Expenditures and Changes in Fund Balances

For the Period Ending December 31, 2024 General Fixed Assets Fund (900) (In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
REVENUES				
TOTAL REVENUES	-	-	-	0.00%
<u>EXPENDITURES</u>				
TOTAL EXPENDITURES	-	-	-	0.00%
Excess (deficiency) of revenues Over (under) expenditures			<u>-</u> _	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2024)		2,296,282		
FUND BALANCE, ENDING		\$ 2,296,282		

Bank Account Statement

South Creek CDD

Bank Account No. 5561

 Statement No.
 12_24
 Statement Date
 12/31/2024

G/L Account No. 101001 Balance	436,970.16	Statement Balance	441,892.66
		Outstanding Deposits	0.00
Positive Adjustments	0.00	Subtotal	441,892.66
Subtotal	436,970.16	Outstanding Checks	-4,922.50
Negative Adjustments	0.00	En Pour Balance	426.070.16
Ending G/L Balance	436,970.16	Ending Balance	436,970.16

Posting Date	Document Type	Document No.	Vendor	Description	Amount	Cleared Amount	Difference
Deposits							
12/02/2024	Payment	BD00003		Deposit No. BD00003	145,225.64	145,225.64	0.00 0.00
12/03/2024	,	JE000477	Special Assmnts- Tax Collector	Tax Revenue/Debt Service	5,661.21	5,661.21	0.00
12/06/2024		JE000478	Special Assmnts- Tax Collector	Tax Revenue/Debt Service	334,209.02	334,209.02	0.00
12/17/2024		JE000479	Special Assmnts- Tax Collector	Tax Revenue/Debt Service	55,440.33	55,440.33	0.00
Total Deposit	s				540,536.20	540,536.20	0.00
Checks							
							0.00
11/11/2024	Payment	1346	CITY-WIDE CLEANING LLC	Check for Vendor V00038	-200.00	-200.00	0.00
11/13/2024	Payment	1353	RYAN MOTKO	Check for Vendor V00021	-200.00	-200.00	0.00
11/27/2024	Payment	DD176	TECO	Payment of Invoice 000749	-74.96	-74.96	0.00
11/27/2024	Payment	DD177	TECO	Payment of Invoice 000753	-3,894.48	-3,894.48	0.00
12/09/2024	Payment	1355	MONICA ALVEREZ	Check for Vendor V00050	-600.00	-600.00	0.00
12/09/2024	Payment	1356	SOUTH CREEK CDD FIELDS	Check for Vendor V00017	-83,999.68	-83,999.68	0.00
12/09/2024	Payment	100000	CONSULTING GROUP, LLC	Inv: 3430, Inv: 3441	-300.00	-300.00	0.00
12/09/2024	Payment	100001	STEADFAST CONTRACTORS ALLIANCE DISCLOSURE	Inv: SM-13628, Inv: SE- 25293, Inv: SM-13748, Inv: SM-13791	-12,437.67	-12,437.67	0.00
12/09/2024	Payment	100002	TECHNOLOGIES SERVIES, LLC	Inv: 1295	-500.00	-500.00	0.00
12/09/2024	Payment	1357	AYSHA TORRES	Check for Vendor V00052	-600.00	-600.00	0.00
12/09/2024	Payment	1358	SOUTH CREEK CDD	Check for Vendor V00017	-2,701.41	-2,701.41	0.00
12/11/2024	Payment	1359	CARLOS DE LA OSSA	Check for Vendor V00027	-200.00	-200.00	0.00
12/11/2024	Payment	1360	KELLY ANN EVANS	Check for Vendor V00016	-200.00	-200.00	0.00
12/11/2024	Payment	1361	LORI A. CAMPAGNA	Check for Vendor V00029	-200.00	-200.00	0.00
12/11/2024	Payment	1362	NICHOLAS J. DISTER	Check for Vendor V00012	-200.00	-200.00	0.00

Bank Account Statement

South Creek CDD

Bank Account No.	5561
Statement No	12 24

Statement No.		2_24			Statement Date	12/31/2024	
12/17/2024	Payment	1364	BOCC - HILLSBOROUGH	Check for Vendor V00028	-974.73	- 974.73	0.00
12, 17, 202 1	' ayınıcını	1301	COUNTY	Check for Vehicor Vocals	3, 11, 3	37 11.73	0.00
12/17/2024	Payment	1365	NEPTUNE MULTI SERVICES LLC	Check for Vendor V00053	-4,565.00	-4,565.00	0.00
12/23/2024	Payment	300000	TECO	Inv: 6141-111924 ACH	-94.24	-94.24	0.00
12/23/2024	Payment	300002	TECO	Inv: 4853-120624 ACH	-69.56	-69.56	0.00
12/23/2024	Payment	300003	TECO	Inv: 0243-120624 ACH	- 352.14	-352.14	0.00
12/23/2024	Payment	300004	CHARTER COMMUNICATION	Inv: 2972133120624 ACH	-74.99	-74.99	0.00
12/27/2024	Payment	100006	CITY-WIDE CLEANING LLC	Inv: 19023	-200.00	-200.00	0.00
12/27/2024	Payment	100007	JNJ CLEANING SERVICES LLC	Inv: 0436, Inv: 0468	-1,620.00	-1,620.00	0.00
12/31/2024	Payment	300005	TECO BOCC -	Inv: 211032690243 110624	-277.73	-277.73	0.00
12/10/2024	Payment	DD179	HILLSBOROUGH COUNTY	Payment of Invoice 000807	-18.55	-18.55	0.00
Total Checks					-114,555.14	-114,555.14	0.00
A -1:							

Adjustments

Total Adjustments

10/01/2022		JE000018		Outstanding Check# 1063;	-200.00
08/27/2024	Payment	1312	NANCY C MILLAN	Check for Vendor V00024	-757.08
11/13/2024	Payment	1351	LORI A. CAMPAGNA	Check for Vendor V00029	-200.00
12/11/2024	Payment	1363	RYAN MOTKO	Check for Vendor V00021	-200.00
12/23/2024	Payment	300001	TECO	Inv: 0243 100724 ACH	-494.27
12/27/2024	Payment	100003	STEADFAST CONTRACTORS ALLIANCE	Inv: SM-14055, Inv: SM- 14132	-1,958.15
12/27/2024	Payment	100004	TIMES PUBLISHING COM	Inv: TB311198 121824	-308.00
12/27/2024	Payment	100005	STANTEC CONSULTING SERVICES	Inv: 2315206	-805.00
Total Outsta		-4,922.50			

Outstanding Deposits

Total Outstanding Deposits