

Creek Preserve Community Development District

Financial Statements
(Unaudited)

Period Ending
November 30, 2021



District Management Services, LLC
2005 Pan Am Circle ~ Suite 300 ~ Tampa, Florida 33607
Phone (813) 873-7300 ~ Fax (813) 873-7070

Creek Preserve CDD
Balance Sheet
As of 11/30/2021
(In Whole Numbers)

	General Fund	Debt Service Fund - Series 2019	Debt Service Fund - Series 2020	Capital Projects Fund Series 2019	Capital Projects Fund Series 2020	General Fixed Assets - Account Group	General Long Term Debt	Total
Assets								
Cash - Operating Account	216,980	0	0	0	0	0	0	216,980
Revenue Series 2019 7000	0	168,746	0	0	0	0	0	168,746
Interest Series 2019 7001	0	0	0	0	0	0	0	0
Sinking Fund Series 2019 7002	0	0	0	0	0	0	0	0
Reserve Series 2019 7003	0	899,390	0	0	0	0	0	899,390
Acq & Con-General Series 2019 7005	0	0	0	59	0	0	0	59
Acq & Con-Amenity Series 2019 7006	0	0	0	35,662	0	0	0	35,662
Acq & Con-Master Series 2019 7007	0	0	0	0	0	0	0	0
Costs Of Issuance Series 2019 7008	0	0	0	0	0	0	0	0
Revenue Series 2020 2000	0	0	3,031	0	0	0	0	3,031
Interest Series 2020 2001	0	0	0	0	0	0	0	0
Sinking Fund Series 2020 2002	0	0	0	0	0	0	0	0
Reserve Series 2020 2003	0	0	30,591	0	0	0	0	30,591
Acq & Con-General Series 2020 2005	0	0	0	0	4	0	0	4
Costs Of Issuance Series 2020 2006	0	0	0	0	0	0	0	0
Accounts Receivable	(2,079)	0	0	0	0	0	0	(2,079)
Accounts Receivable - Other	(622)	0	0	0	0	0	0	(622)
Due From Developer	1,499	0	0	0	0	0	0	1,499
Prepaid Gernerall Liability Insurance	0	0	0	0	0	0	0	0
Prepaid Public Officials Insurance	0	0	0	0	0	0	0	0
Prepaid Trustee Fees	2,357	0	0	0	0	0	0	2,357
Deposits	80	0	0	0	0	0	0	80
Construction Work in Progress	0	0	0	0	0	13,506,714	0	13,506,714
Amount Available DS	0	0	0	0	0	0	1,205,921	1,205,921
Amount To Be Provided - Debt Service	0	0	0	0	0	0	13,644,079	13,644,079
Total Assets	<u>218,215</u>	<u>1,068,136</u>	<u>33,622</u>	<u>35,721</u>	<u>4</u>	<u>13,506,714</u>	<u>14,850,000</u>	<u>29,712,410</u>
Liabilities								
Accounts Payable	45,546	0	0	0	0	0	0	45,546
Accounts Payable - Other	2	0	0	0	0	0	0	2
Due To Debt Service Fund	168,744	0	0	0	0	0	0	168,744
Accrued Expenses	0	0	0	0	0	0	0	0
Contracts Payable	0	0	0	0	0	0	0	0

Creek Preserve CDD
 Balance Sheet
 As of 11/30/2021
 (In Whole Numbers)

	General Fund	Debt Service Fund - Series 2019	Debt Service Fund - Series 2020	Capital Projects Fund Series 2019	Capital Projects Fund Series 2020	General Fixed Assets - Account Group	General Long Term Debt	Total
Revenue Bond Payable Series 2019	0	0	0	0	0	0	13,830,000	13,830,000
Revenue Bond Payable Series 2020	0	0	0	0	0	0	1,020,000	1,020,000
Total Liabilities	<u>214,292</u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>14,850,000</u>	<u>15,064,292</u>
Fund Equity & Other Credits								
Unavailable Revenue	0	0	0	0	0	0	0	0
Fund Balance - All Other Reserves	11,202	0	0	0	0	0	0	11,202
Fund Balance - Unreserved	0	1,112,492	77,565	35,711	3	0	0	1,225,771
Investments In General Fixed Assets	0	0	0	0	0	13,506,714	0	13,506,714
Other	(7,278)	(44,356)	(43,943)	9	0	0	0	(95,568)
Total Fund Equity & Other Credits	<u>3,923</u>	<u>1,068,136</u>	<u>33,622</u>	<u>35,721</u>	<u>4</u>	<u>13,506,714</u>	<u>0</u>	<u>14,648,118</u>
Total Liabilities & Fund Equity	<u>218,215</u>	<u>1,068,136</u>	<u>33,622</u>	<u>35,721</u>	<u>4</u>	<u>13,506,714</u>	<u>14,850,000</u>	<u>29,712,410</u>

Creek Preserve CDD
Statement of Revenues and Expenditures
001 - General Fund
From 10/1/2021 Through 11/30/2021
(In Whole Numbers)

	Total Budget - Original	Current Period Actual	YTD Budget Variance - Original	Percent Total Budget Remaining - Original
Revenues				
Special Assessments - Service Charges				
Operations & Maintenance Assessments - Tax Roll	0	47,646	47,646	0 %
Operations & Maintenance Assessments - Off Roll	233,068	0	(233,068)	(100)%
Interest Earnings				
Interest Earnings	<u>0</u>	<u>39</u>	<u>39</u>	<u>0 %</u>
Total Revenues	<u>233,068</u>	<u>47,684</u>	<u>(185,384)</u>	<u>(80)%</u>
Expenditures				
Legislative				
Supervisor Fees	4,000	0	4,000	100 %
Financial & Administrative				
District Manager	30,000	7,200	22,800	76 %
District Engineer	5,000	0	5,000	100 %
Disclosure Report	7,200	600	6,600	92 %
Trustee Fees	8,200	673	7,527	92 %
Auditing Services	6,000	58	5,942	99 %
Postage, Phone, Faxes, Copies	250	22	228	91 %
Public Officials Insurance	2,599	0	2,599	100 %
Legal Advertising	2,000	0	2,000	100 %
Bank Fees	250	15	235	94 %
Dues, Licenses, & Fees	175	175	0	0 %
Website Administration	2,000	500	1,500	76 %
Email Hosting Vendor	500	0	500	100 %
ADA Website Compliance	1,500	0	1,500	100 %
Legal Council				
District Counsel	4,500	64	4,436	99 %
Electric Utility Services				
Electric Utility Services	85,000	25,453	59,547	70 %
Garbage Collection				
Garbage Collection	900	0	900	100 %
Water Utility Services				
Water Utility Services	500	0	500	100 %
Other Physical Environment				
Waterway Management Program - Contract	15,092	3,078	12,014	80 %
Waterway Improvements & Repairs	1,000	520	480	48 %
General Liability & Property Casualty Insurance	3,177	0	3,177	100 %
Entrance, Monument & Wall Maintenance & Repair	750	0	750	100 %
Landscape Maintenance - Contract	40,000	16,354	23,646	59 %
Plant Replacement Program	750	0	750	100 %
Mulch & Tree Trimming	1,000	0	1,000	100 %
Irrigation Maintenance	2,500	0	2,500	100 %
Pool Maintenance - contract	4,000	0	4,000	100 %
Pool Maintenance - Other	665	0	665	100 %
Amenity Center Pest Control	400	0	400	100 %
Amenity Center Cleaning & Supplies	2,160	250	1,910	88 %
Amenity Center Maintenance & Repair	<u>1,000</u>	<u>0</u>	<u>1,000</u>	<u>100 %</u>
Total Expenditures	<u>233,068</u>	<u>54,963</u>	<u>178,105</u>	<u>76 %</u>
Excess Revenue Over (Under) Expenses	<u>0</u>	<u>(7,278)</u>	<u>(7,278)</u>	<u>0 %</u>
Fund Balance, Beginning of Period				
Fund Balance - All Other Reserves	0	3,384	3,384	0 %

Creek Preserve CDD
 Statement of Revenues and Expenditures
 001 - General Fund
 From 10/1/2021 Through 11/30/2021
 (In Whole Numbers)

	Total Budget - Original	Current Period Actual	YTD Budget Variance - Original	Percent Total Budget Remaining - Original
Total Fund Balance, Beginning of Period	<u>0</u>	<u>3,384</u>	<u>3,384</u>	<u>0 %</u>
Fund Balance, End of Period	<u>0</u>	<u>(3,895)</u>	<u>(3,895)</u>	<u>0 %</u>

Creek Preserve CDD
Statement of Revenues and Expenditures
200 - Debt Service Fund - Series 2019
From 10/1/2021 Through 11/30/2021
(In Whole Numbers)

	Total Budget - Original	Current Period Actual	YTD Budget Variance - Original	Percent Total Budget Remaining - Original
Revenues				
Special Assessments - Capital Improvements				
Debt Service Assessments - Tax Roll	0	168,744	168,744	0 %
Debt Service Assessments - Off Roll	898,103	360,793	(537,309)	(60)%
Interest Earnings				
Interest Earnings	<u>0</u>	<u>11</u>	<u>11</u>	<u>0 %</u>
Total Revenues	<u>898,103</u>	<u>529,548</u>	<u>(368,554)</u>	<u>(41)%</u>
Expenditures				
Debt Service Payments				
Interest Payment	638,103	323,895	314,208	49 %
Principal Payment	<u>260,000</u>	<u>250,000</u>	<u>10,000</u>	<u>4 %</u>
Total Expenditures	<u>898,103</u>	<u>573,895</u>	<u>324,208</u>	<u>36 %</u>
Other Financing Sources				
Interfund Transfer				
Interfund Transfer	<u>0</u>	<u>(9)</u>	<u>(9)</u>	<u>0 %</u>
Total Other Financing Sources	<u>0</u>	<u>(9)</u>	<u>(9)</u>	<u>0 %</u>
Excess Revenue Over (Under) Expenses	<u>0</u>	<u>(44,356)</u>	<u>(44,356)</u>	<u>0 %</u>
Fund Balance, Beginning of Period				
Fund Balance - Unreserved	<u>0</u>	<u>1,112,492</u>	<u>1,112,492</u>	<u>0 %</u>
Total Fund Balance, Beginning of Period	<u>0</u>	<u>1,112,492</u>	<u>1,112,492</u>	<u>0 %</u>
Fund Balance, End of Period	<u>0</u>	<u>1,068,136</u>	<u>1,068,136</u>	<u>0 %</u>

Creek Preserve CDD
Statement of Revenues and Expenditures
201 - Debt Service Fund - Series 2020
From 10/1/2021 Through 11/30/2021
(In Whole Numbers)

	Total Budget - Original	Current Period Actual	YTD Budget Variance - Original	Percent Total Budget Remaining - Original
Revenues				
Special Assessments - Capital Improvements				
Debt Service Assessments - Off Roll	57,231	0	(57,231)	(100)%
Interest Earnings				
Interest Earnings	<u>0</u>	<u>1</u>	<u>1</u>	<u>0 %</u>
Total Revenues	<u>57,231</u>	<u>1</u>	<u>(57,230)</u>	<u>(101)%</u>
Expenditures				
Debt Service Payments				
Interest Payment	37,231	18,944	18,288	49 %
Principal Payment	<u>20,000</u>	<u>25,000</u>	<u>(5,000)</u>	<u>(25)%</u>
Total Expenditures	<u>57,231</u>	<u>43,944</u>	<u>13,288</u>	<u>23 %</u>
Other Financing Sources				
Interfund Transfer				
Interfund Transfer	<u>0</u>	<u>(0)</u>	<u>(0)</u>	<u>0 %</u>
Total Other Financing Sources	<u>0</u>	<u>(0)</u>	<u>(0)</u>	<u>0 %</u>
Excess Revenue Over (Under) Expenses	<u>0</u>	<u>(43,943)</u>	<u>(43,943)</u>	<u>0 %</u>
Fund Balance, Beginning of Period				
Fund Balance - Unreserved	<u>0</u>	<u>77,565</u>	<u>77,565</u>	<u>0 %</u>
Total Fund Balance, Beginning of Period	<u>0</u>	<u>77,565</u>	<u>77,565</u>	<u>0 %</u>
Fund Balance, End of Period	<u>0</u>	<u>33,622</u>	<u>33,622</u>	<u>0 %</u>

Creek Preserve CDD
Statement of Revenues and Expenditures
300 - Capital Projects Fund Series 2019
From 10/1/2021 Through 11/30/2021
(In Whole Numbers)

	Total Budget - Original	Current Period Actual	YTD 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	9	9	0 %
Total Other Financing Sources	0	9	9	0 %
Excess Revenue Over (Under) Expenses	0	9	9	0 %
Fund Balance, Beginning of Period				
Fund Balance - Unreserved	0	35,711	35,711	0 %
Total Fund Balance, Beginning of Period	0	35,711	35,711	0 %
Fund Balance, End of Period	0	35,721	35,721	0 %

Creek Preserve CDD
Statement of Revenues and Expenditures
301 - Capital Projects Fund Series 2020
From 10/1/2021 Through 11/30/2021
(In Whole Numbers)

	Total Budget - Original	Current Period Actual	YTD Budget Variance - Original	Percent Total Budget Remaining - Original
Other Financing Sources				
Interfund Transfer				
Interfund Transfer	0	0	0	0 %
Total Other Financing Sources	0	0	0	0 %
Excess Revenue Over (Under) Expenses	0	0	0	0 %
Fund Balance, Beginning of Period				
Fund Balance - Unreserved	0	3	3	0 %
Total Fund Balance, Beginning of Period	0	3	3	0 %
Fund Balance, End of Period	0	4	4	0 %

Creek Preserve CDD
Reconcile Cash Accounts

Summary

Cash Account: 10101 Cash - Operating Account
Reconciliation ID: 11/30/2021
Reconciliation Date: 11/30/2021
Status: Locked

Bank Balance	12,902.26
Less Outstanding Checks/Vouchers	0.00
Plus Deposits in Transit	204,077.93
Plus or Minus Other Cash Items	0.00
Plus or Minus Suspense Items	<u>0.00</u>
Reconciled Bank Balance	216,980.19
Balance Per Books	<u>216,980.19</u>
Unreconciled Difference	<u><u>0.00</u></u>

Click the Next Page toolbar button to view details.

Creek Preserve CDD
Reconcile Cash Accounts

Detail

Cash Account: 10101 Cash - Operating Account
Reconciliation ID: 11/30/2021
Reconciliation Date: 11/30/2021
Status: Locked

Outstanding Deposits

<u>Document Number</u>	<u>Document Date</u>	<u>Document Description</u>	<u>Document Amount</u>	<u>Deposit Number</u>
CR126	11/30/2021	Tax Distribution - 11.30.21	<u>204,077.93</u>	
Outstanding Deposits			<u>204,077.93</u>	

Creek Preserve CDD
Reconcile Cash Accounts

Detail

Cash Account: 10101 Cash - Operating Account

Reconciliation ID: 11/30/2021

Reconciliation Date: 11/30/2021

Status: Locked

Cleared Checks/Vouchers

<u>Document Number</u>	<u>Document Date</u>	<u>Document Description</u>	<u>Document Amount</u>	<u>Payee</u>
1159	8/19/2021	System Generated Check/Voucher	200.00	Ryan Motko
1176	11/2/2021	System Generated Check/Voucher	2,773.90	Meritus Districts
1177	11/5/2021	System Generated Check/Voucher	29.00	Grau and Associates
1178	11/15/2021	System Generated Check/Voucher	29.00	Grau and Associates
CD014	11/30/2021	November Bank Fee	<u>15.00</u>	
Cleared Checks/Vouchers			<u>3,046.90</u>	

Creek Preserve CDD
Reconcile Cash Accounts

Detail

Cash Account: 10101 Cash - Operating Account

Reconciliation ID: 11/30/2021

Reconciliation Date: 11/30/2021

Status: Locked

Cleared Deposits

<u>Document Number</u>	<u>Document Date</u>	<u>Document Description</u>	<u>Document Amount</u>	<u>Deposit Number</u>
CR124-1	11/23/2021	HLLS TAX LICENS DIST ID550 DN022152	6,715.55	
CR124-2	11/24/2021	HLLS TAX LICENS DIST ID551 DN022152	0.00	
CR127	11/24/2021	Tax Distribution - 11.24.21	<u>5,596.28</u>	
Cleared Deposits			<u>12,311.83</u>	