

Creek Preserve Community Development District

Financial Statements
(Unaudited)

Period Ending
March 31, 2022



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 3/31/2022
(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	51,472	0	0	0	0	0	0	51,472
Revenue Series 2019 7000	0	828,024	0	0	0	0	0	828,024
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
Prepayment Series 2019 7004	0	22,632	0	0	0	0	0	22,632
Acq & Con-General Series 2019 7005	0	0	0	13	0	0	0	13
Acq & Con-Amenity Series 2019 7006	0	0	0	1	0	0	0	1
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	(6,114)	0	0	0	0	0	0	(6,114)
Accounts Receivable - Other	(1,958)	0	0	0	0	0	0	(1,958)
Due From Developer	0	0	0	0	0	0	0	0
Prepaid Gerneral 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	1,010	0	0	0	0	0	0	1,010
Deposits	80	0	0	0	0	0	0	80
Construction Work in Progress	0	0	0	0	0	13,542,438	0	13,542,438
Amout 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	44,489	1,750,046	33,622	14	4	13,542,438	14,850,000	30,220,613
Liabilities								
Accounts Payable	7,195	0	0	0	0	0	0	7,195
Accounts Payable - Other	0	0	0	0	0	0	0	0
Due To Debt Service Fund	0	0	0	0	0	0	0	0
Accrued Expenses	0	0	0	0	0	0	0	0

Creek Preserve CDD
Balance Sheet
As of 3/31/2022
(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
Contracts Payable	0	0	0	0	0	0	0	0
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>7,195</u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>14,850,000</u>	<u>14,857,195</u>
Fund Equity & Other Credits								
Unavailable Revenue	0	0	0	0	0	0	0	0
Fund Balance - All Other Reserves	6,338	0	0	0	0	0	0	6,338
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	13,542,438	0	13,542,438
Other	30,956	637,554	(43,943)	(35,697)	1	0	0	588,871
Total Fund Equity & Other Credits	<u>37,294</u>	<u>1,750,046</u>	<u>33,622</u>	<u>14</u>	<u>4</u>	<u>13,542,438</u>	<u>0</u>	<u>15,363,418</u>
Total Liabilities & Fund Equity	<u>44,489</u>	<u>1,750,046</u>	<u>33,622</u>	<u>14</u>	<u>4</u>	<u>13,542,438</u>	<u>14,850,000</u>	<u>30,220,613</u>

Creek Preserve CDD
Statement of Revenues and Expenditures
001 - General Fund
From 10/1/2021 Through 3/31/2022
(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	207,557	207,557	0 %
Operations & Maintenance Assessments - Off Roll	233,068	29,745	(203,323)	(87)%
Interest Earnings				
Interest Earnings	0	39	39	0 %
Contributions & Donations From Private Sources				
Developer Contributions	0	75,568	75,568	0 %
Total Revenues	<u>233,068</u>	<u>312,909</u>	<u>79,841</u>	<u>34 %</u>
Expenditures				
Legislative				
Supervisor Fees	4,000	0	4,000	100 %
Financial & Administrative				
District Manager	30,000	37,200	(7,200)	(24)%
District Engineer	5,000	136	4,864	97 %
Disclosure Report	7,200	10,800	(3,600)	(50)%
Trustee Fees	8,200	1,684	6,516	79 %
Auditing Services	6,000	2,558	3,442	57 %
Postage, Phone, Faxes, Copies	250	160	90	36 %
Public Officials Insurance	2,599	2,446	153	6 %
Legal Advertising	2,000	0	2,000	100 %
Bank Fees	250	45	205	82 %
Dues, Licenses, & Fees	175	175	0	0 %
Website Administration	2,000	900	1,100	55 %
Email Hosting Vendor	500	0	500	100 %
ADA Website Compliance	1,500	0	1,500	100 %
Legal Council				
District Counsel	4,500	506	3,995	89 %
Electric Utility Services				
Electric Utility Services	85,000	52,501	32,499	38 %
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	6,156	8,936	59 %
Waterway Improvements & Repairs	1,000	6,328	(5,328)	(533)%
General Liability & Property Casualty Insurance	3,177	6,400	(3,223)	(101)%
Entrance, Monument & Wall Maintenance & Repair	750	29,659	(28,909)	(3,854)%
Landscape Maintenance - Contract	40,000	109,013	(69,013)	(173)%
Plant Replacement Program	750	3,077	(2,327)	(310)%
Mulch & Tree Trimming	1,000	0	1,000	100 %
Irrigation Maintenance	2,500	11,460	(8,960)	(358)%
Pool Maintenance - contract	4,000	0	4,000	100 %
Pool Maintenance - Other	665	125	540	81 %
Amenity Center Pest Control	400	125	275	69 %
Amenity Center Cleaning & Supplies	2,160	500	1,660	77 %
Amenity Center Maintenance & Repair	1,000	0	1,000	100 %
Total Expenditures	<u>233,068</u>	<u>281,953</u>	<u>(48,885)</u>	<u>(21)%</u>
Excess Revenue Over (Under) Expenses	<u>0</u>	<u>30,956</u>	<u>30,956</u>	<u>0 %</u>
Fund Balance, Beginning of Period				

Creek Preserve CDD
 Statement of Revenues and Expenditures
 001 - General Fund
 From 10/1/2021 Through 3/31/2022
 (In Whole Numbers)

	Total Budget - Original	Current Period Actual	YTD Budget Variance - Original	Percent Total Budget Remaining - Original
Fund Balance - All Other Reserves	0	6,338	6,338	0 %
Total Fund Balance, Beginning of Period	0	6,338	6,338	0 %
Fund Balance, End of Period	0	37,294	37,294	0 %

Creek Preserve CDD
Statement of Revenues and Expenditures
200 - Debt Service Fund - Series 2019
From 10/1/2021 Through 3/31/2022
(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	828,016	828,016	0 %
Debt Service Prepayments	0	22,632	22,632	0 %
Debt Service Assessments - Off Roll	898,103	360,793	(537,309)	(60)%
Interest Earnings				
Interest Earnings	0	35	35	0 %
Total Revenues	<u>898,103</u>	<u>1,211,476</u>	<u>313,374</u>	<u>35 %</u>
Expenditures				
Debt Service Payments				
Interest Payment	638,103	323,895	314,208	49 %
Principal Payment	260,000	250,000	10,000	4 %
Total Expenditures	<u>898,103</u>	<u>573,895</u>	<u>324,208</u>	<u>36 %</u>
Other Financing Sources				
Interfund Transfer				
Interfund Transfer	0	(27)	(27)	0 %
Total Other Financing Sources	<u>0</u>	<u>(27)</u>	<u>(27)</u>	<u>0 %</u>
Excess Revenue Over (Under) Expenses	<u>0</u>	<u>637,554</u>	<u>637,554</u>	<u>0 %</u>
Fund Balance, Beginning of Period				
Fund Balance - Unreserved	0	1,112,492	1,112,492	0 %
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>1,750,046</u>	<u>1,750,046</u>	<u>0 %</u>

Creek Preserve CDD
Statement of Revenues and Expenditures
201 - Debt Service Fund - Series 2020
From 10/1/2021 Through 3/31/2022
(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>(1)</u>	<u>(1)</u>	<u>0 %</u>
Total Other Financing Sources	<u>0</u>	<u>(1)</u>	<u>(1)</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 3/31/2022
(In Whole Numbers)

	Total Budget - Original	Current Period Actual	YTD Budget Variance - Original	Percent Total Budget Remaining - Original
Revenues				
Interest Earnings				
Interest Earnings	0	1	1	0 %
Total Revenues	0	1	1	0 %
Expenditures				
Other Physical Environment				
Investments Other Than Buildings	0	35,724	(35,724)	0 %
Total Expenditures	0	35,724	(35,724)	0 %
Other Financing Sources				
Interfund Transfer				
Interfund Transfer	0	27	27	0 %
Total Other Financing Sources	0	27	27	0 %
Excess Revenue Over (Under) Expenses	0	(35,697)	(35,697)	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	14	14	0 %

Creek Preserve CDD
Statement of Revenues and Expenditures
301 - Capital Projects Fund Series 2020
From 10/1/2021 Through 3/31/2022
(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	1	1	0 %
Total Other Financing Sources	0	1	1	0 %
Excess Revenue Over (Under) Expenses	0	1	1	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: 03/31/2022
Reconciliation Date: 3/31/2022
Status: Locked

Bank Balance	68,416.70
Less Outstanding Checks/Vouchers	16,944.81
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	51,471.89
Balance Per Books	<u>51,471.89</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: 03/31/2022

Reconciliation Date: 3/31/2022

Status: Locked

Outstanding Checks/Vouchers

<u>Document Number</u>	<u>Document Date</u>	<u>Document Description</u>	<u>Document Amount</u>	<u>Payee</u>
1233	3/24/2022	System Generated Check/Voucher	9,000.80	Tampa Electric
1234	3/31/2022	System Generated Check/Voucher	4,470.51	Meritus Districts
1235	3/31/2022	System Generated Check/Voucher	304.50	Straley Robin Vericker
1236	3/31/2022	System Generated Check/Voucher	3,169.00	Yellowstone Landscape
Outstanding Checks/Vouchers			16,944.81	
			16,944.81	

Creek Preserve CDD
Reconcile Cash Accounts

Detail

Cash Account: 10101 Cash - Operating Account
Reconciliation ID: 03/31/2022
Reconciliation Date: 3/31/2022
Status: Locked

Outstanding Deposits

<u>Document Number</u>	<u>Document Date</u>	<u>Document Description</u>	<u>Document Amount</u>	<u>Deposit Number</u>
CR149	3/31/2022	NCOMING WIRE TRANSFER WIRE REF# 20220331-00015783 -3.31.22	(6,173.48)	
CR152	3/31/2022	NCOMING WIRE TRANSFER WIRE REF# 20220331-00015783 -3.31.22	6,173.48	
Outstanding Deposits			0.00	

Creek Preserve CDD
Reconcile Cash Accounts

Detail

Cash Account: 10101 Cash - Operating Account

Reconciliation ID: 03/31/2022

Reconciliation Date: 3/31/2022

Status: Locked

Cleared Checks/Vouchers

<u>Document Number</u>	<u>Document Date</u>	<u>Document Description</u>	<u>Document Amount</u>	<u>Payee</u>
1223	2/24/2022	System Generated Check/Voucher	4,494.35	Meritus Districts
1224	2/24/2022	System Generated Check/Voucher	3,416.39	Tampa Electric
1225	3/3/2022	System Generated Check/Voucher	125.00	Action Security, Inc.
1226	3/3/2022	System Generated Check/Voucher	1,000.00	Grau and Associates
1227	3/3/2022	System Generated Check/Voucher	32.00	Straley Robin Vericker
1228	3/3/2022	System Generated Check/Voucher	3,169.00	Yellowstone Landscape
1232	3/4/2022	Series 2019 FY22 Tax Dist ID 566	32,171.22	Creek Preserve CDD
1229	3/10/2022	System Generated Check/Voucher	1,539.00	Cypress Creek Aquatics, Inc.
1230	3/10/2022	System Generated Check/Voucher	650.00	Neptune Multi Services LLC
1231	3/10/2022	System Generated Check/Voucher	4,350.00	Tree Farm 2, Inc. dba Cornerstone Solutions Group
CD019	3/21/2022	SERVICE CHARGES - PRIOR PERIOD 3.21.22	15.00	
Cleared Checks/Vouchers			50,961.96	

Creek Preserve CDD
Reconcile Cash Accounts

Detail

Cash Account: 10101 Cash - Operating Account

Reconciliation ID: 03/31/2022

Reconciliation Date: 3/31/2022

Status: Locked

Cleared Deposits

<u>Document Number</u>	<u>Document Date</u>	<u>Document Description</u>	<u>Document Amount</u>	<u>Deposit Number</u>
CR146	3/4/2022	Tax Distribution - 3/04/2022	39,974.58	
CR149	3/31/2022	NCOMING WIRE TRANSFER WIRE REF# 20220331-00015783 -3.31.22	6,173.48	
			<hr/>	
Cleared Deposits			46,148.06	
			<hr/> <hr/>	