

# Creek Preserve Community Development District

Financial Statements  
(Unaudited)

Period Ending  
May 31, 2022



Inframark LLC  
2005 Pan Am Circle ~ Suite 300 ~ Tampa, Florida 33607  
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**Creek Preserve CDD**  
Balance Sheet  
As of 5/31/2022  
(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
<b>Assets</b>								
Cash - Operating Account	1,537	0	0	0	0	0	0	1,537
Revenue Series 2019 7000	0	566,711	0	0	0	0	0	566,711
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	0	0	0	0	0	0	0
Acq & Con-General Series 2019 7005	0	0	0	22	0	0	0	22
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	45,596	0	0	0	0	45,596
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	2,011	0	0	0	0	0	0	2,011
Accounts Receivable - Other	1,200	0	0	0	0	0	0	1,200
Due From Developer	6,144	0	0	0	0	0	0	6,144
Prepaid Gernal 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	4,108	0	0	0	0	0	0	4,108
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
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	13,281,412	13,281,412
<b>Total Assets</b>	<b>15,079</b>	<b>1,466,101</b>	<b>76,187</b>	<b>24</b>	<b>4</b>	<b>13,542,438</b>	<b>14,487,333</b>	<b>29,587,166</b>
<b>Liabilities</b>								
Accounts Payable	22,519	0	0	0	0	0	0	22,519
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 5/31/2022  
(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	13,485,949	13,485,949
Revenue Bond Payable Series 2020	0	0	0	0	0	0	1,001,384	1,001,384
<b>Total Liabilities</b>	<u>22,519</u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>14,487,333</u>	<u>14,509,852</u>
<b>Fund Equity &amp; Other Credits</b>								
Unavailable Revenue	0	0	0	0	0	0	0	0
Fund Balance - All Other Reserves	(7,818)	0	0	0	0	0	0	(7,818)
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	379	353,610	(1,378)	(35,688)	1	0	0	316,924
<b>Total Fund Equity &amp; Other Credits</b>	<u>(7,439)</u>	<u>1,466,101</u>	<u>76,187</u>	<u>24</u>	<u>4</u>	<u>13,542,438</u>	<u>0</u>	<u>15,077,315</u>
<b>Total Liabilities &amp; Fund Equity</b>	<u>15,079</u>	<u>1,466,101</u>	<u>76,187</u>	<u>24</u>	<u>4</u>	<u>13,542,438</u>	<u>14,487,333</u>	<u>29,587,166</u>

**Creek Preserve CDD**  
Statement of Revenues and Expenditures  
001 - General Fund  
From 10/1/2021 Through 5/31/2022  
(In Whole Numbers)

	Total Budget - Original	Current Period Actual	YTD Budget Variance - Original	Percent Total Budget Remaining - Original
<b>Revenues</b>				
Special Assessments - Service Charges				
Operations & Maintenance Assessments - Tax Roll	0	222,134	222,134	0 %
Operations & Maintenance Assessments - Off Roll	233,068	0	(233,068)	(100)%
Interest Earnings				
Interest Earnings	0	39	39	0 %
Contributions & Donations From Private Sources				
Developer Contributions	0	105,314	105,314	0 %
<b>Total Revenues</b>	<u>233,068</u>	<u>327,486</u>	<u>94,418</u>	<u>41 %</u>
<b>Expenditures</b>				
Legislative				
Supervisor Fees	4,000	0	4,000	100 %
Financial & Administrative				
District Manager	30,000	31,100	(1,100)	(4)%
District Engineer	5,000	136	4,864	97 %
Disclosure Report	7,200	5,400	1,800	25 %
Trustee Fees	8,200	2,357	5,843	71 %
Auditing Services	6,000	5,058	942	16 %
Postage, Phone, Faxes, Copies	250	365	(115)	(46)%
Public Officials Insurance	2,599	2,446	153	6 %
Legal Advertising	2,000	1,237	764	38 %
Bank Fees	250	60	190	76 %
Dues, Licenses, & Fees	175	175	0	0 %
Website Administration	2,000	1,333	667	33 %
Email Hosting Vendor	500	0	500	100 %
ADA Website Compliance	1,500	1,500	0	0 %
Legal Council				
District Counsel	4,500	1,430	3,070	68 %
Electric Utility Services				
Electric Utility Services	85,000	60,024	24,976	29 %
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	7,695	7,397	49 %
Waterway Improvements & Repairs	1,000	9,557	(8,557)	(856)%
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	140,009	(100,009)	(250)%
Plant Replacement Program	750	3,077	(2,327)	(310)%
Mulch & Tree Trimming	1,000	0	1,000	100 %
Irrigation Maintenance	2,500	12,490	(9,990)	(400)%
Pool Maintenance - contract	4,000	3,167	834	21 %
Pool Maintenance - Other	665	675	(10)	(2)%
Amenity Center Pest Control	400	125	275	69 %
Amenity Center Cleaning & Supplies	2,160	625	1,535	71 %
Amenity Center Maintenance & Repair	1,000	1,008	(8)	(1)%
<b>Total Expenditures</b>	<u>233,068</u>	<u>327,108</u>	<u>(94,040)</u>	<u>(40)%</u>
Excess Revenue Over (Under) Expenses	<u>0</u>	<u>379</u>	<u>379</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 5/31/2022  
(In Whole Numbers)

	Total Budget - Original	Current Period Actual	YTD Budget Variance - Original	Percent Total Budget Remaining - Original
Fund Balance - All Other Reserves	0	(7,818)	(7,818)	0 %
Total Fund Balance, Beginning of Period	0	(7,818)	(7,818)	0 %
Fund Balance, End of Period	0	(7,439)	(7,439)	0 %

**Creek Preserve CDD**  
Statement of Revenues and Expenditures  
200 - Debt Service Fund - Series 2019  
From 10/1/2021 Through 5/31/2022  
(In Whole Numbers)

	Total Budget - Original	Current Period Actual	YTD Budget Variance - Original	Percent Total Budget Remaining - Original
<b>Revenues</b>				
Special Assessments - Capital Improvements				
Debt Service Assessments - Tax Roll	0	888,115	888,115	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	52	52	0 %
<b>Total Revenues</b>	<u>898,103</u>	<u>1,271,592</u>	<u>373,489</u>	<u>42 %</u>
<b>Expenditures</b>				
Debt Service Payments				
Interest Payment	638,103	642,946	(4,844)	(1)%
Principal Payment	260,000	275,000	(15,000)	(6)%
<b>Total Expenditures</b>	<u>898,103</u>	<u>917,946</u>	<u>(19,844)</u>	<u>(2)%</u>
<b>Other Financing Sources</b>				
Interfund Transfer				
Interfund Transfer	0	(36)	(36)	0 %
<b>Total Other Financing Sources</b>	<u>0</u>	<u>(36)</u>	<u>(36)</u>	<u>0 %</u>
<b>Excess Revenue Over (Under) Expenses</b>	<u>0</u>	<u>353,610</u>	<u>353,610</u>	<u>0 %</u>
<b>Fund Balance, Beginning of Period</b>				
Fund Balance - Unreserved	0	1,112,492	1,112,492	0 %
<b>Total Fund Balance, Beginning of Period</b>	<u>0</u>	<u>1,112,492</u>	<u>1,112,492</u>	<u>0 %</u>
<b>Fund Balance, End of Period</b>	<u>0</u>	<u>1,466,101</u>	<u>1,466,101</u>	<u>0 %</u>

**Creek Preserve CDD**  
Statement of Revenues and Expenditures  
201 - Debt Service Fund - Series 2020  
From 10/1/2021 Through 5/31/2022  
(In Whole Numbers)

	Total Budget - Original	Current Period Actual	YTD Budget Variance - Original	Percent Total Budget Remaining - Original
<b>Revenues</b>				
Special Assessments - Capital Improvements				
Debt Service Assessments - Off Roll	57,231	61,181	3,949	7 %
Interest Earnings				
Interest Earnings	<u>0</u>	<u>2</u>	<u>2</u>	<u>0 %</u>
Total Revenues	<u>57,231</u>	<u>61,182</u>	<u>3,951</u>	<u>7 %</u>
<b>Expenditures</b>				
Debt Service Payments				
Interest Payment	37,231	37,559	(328)	(1)%
Principal Payment	<u>20,000</u>	<u>25,000</u>	<u>(5,000)</u>	<u>(25)%</u>
Total Expenditures	<u>57,231</u>	<u>62,559</u>	<u>(5,328)</u>	<u>(9)%</u>
<b>Other Financing Sources</b>				
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>(1,378)</u>	<u>(1,378)</u>	<u>0 %</u>
<b>Fund Balance, Beginning of Period</b>				
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>76,187</u>	<u>76,187</u>	<u>0 %</u>

**Creek Preserve CDD**  
Statement of Revenues and Expenditures  
300 - Capital Projects Fund Series 2019  
From 10/1/2021 Through 5/31/2022  
(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	36	36	0 %
Total Other Financing Sources	0	36	36	0 %
Excess Revenue Over (Under) Expenses	0	(35,688)	(35,688)	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	24	24	0 %



**Creek Preserve CDD**  
Statement of Revenues and Expenditures  
301 - Capital Projects Fund Series 2020  
From 10/1/2021 Through 5/31/2022  
(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: 05/31/2022  
Reconciliation Date: 5/31/2022  
Status: Locked

Bank Balance	2,871.39
Less Outstanding Checks/Vouchers	1,334.46
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	1,536.93
Balance Per Books	<u>1,536.93</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: 05/31/2022

Reconciliation Date: 5/31/2022

Status: Locked

Outstanding Checks/Vouchers

<u>Document Number</u>	<u>Document Date</u>	<u>Document Description</u>	<u>Document Amount</u>	<u>Payee</u>
1258	5/26/2022	System Generated Check/Voucher	97.96	Charter Communications
1259	5/26/2022	System Generated Check/Voucher	1,236.50	Times Publishing Company
Outstanding Checks/Vouchers			1,334.46	

Creek Preserve CDD  
Reconcile Cash Accounts

Detail

Cash Account: 10101 Cash - Operating Account

Reconciliation ID: 05/31/2022

Reconciliation Date: 5/31/2022

Status: Locked

Cleared Checks/Vouchers

<u>Document Number</u>	<u>Document Date</u>	<u>Document Description</u>	<u>Document Amount</u>	<u>Payee</u>
1246	4/28/2022	System Generated Check/Voucher	1,500.00	ADA Site Compliance
1247	4/28/2022	System Generated Check/Voucher	349.45	Straley Robin Vericker
1248	4/28/2022	System Generated Check/Voucher	6,910.00	Tree Farm 2, Inc. dba Cornerstone Solutions Group
1249	4/28/2022	System Generated Check/Voucher	3,771.25	U. S. Bank
1250	4/28/2022	System Generated Check/Voucher	910.00	Yellowstone Landscape
1251	4/28/2022	System Generated Check/Voucher	1,966.50	Zebra Cleaning Team Inc.
1252	5/4/2022	System Generated Check/Voucher	2,500.00	Grau and Associates
1253	5/5/2022	Series 2019 FY22 Tax Dist ID 572	44,772.64	Creek Preserve CDD
1254	5/16/2022	System Generated Check/Voucher	125.00	Action Security, Inc.
1255	5/16/2022	System Generated Check/Voucher	1,539.00	Cypress Creek Aquatics, Inc.
1256	5/16/2022	System Generated Check/Voucher	910.00	Neptune Multi Services LLC
1257	5/16/2022	System Generated Check/Voucher	10,585.00	Yellowstone Landscape
29 BID 5800210	5/24/2022	pool permit expires 06/30/22	150.00	State of Florida Department of Health
29 BID 5899334	5/24/2022	pool permit expires 06/30/23	275.35	State of Florida Department of Health
Cleared Checks/Vouchers			76,264.19	
			76,264.19	

Creek Preserve CDD  
Reconcile Cash Accounts

Detail

Cash Account: 10101 Cash - Operating Account  
Reconciliation ID: 05/31/2022  
Reconciliation Date: 5/31/2022  
Status: Locked

Cleared Deposits

<u>Document Number</u>	<u>Document Date</u>	<u>Document Description</u>	<u>Document Amount</u>	<u>Deposit Number</u>
CR154	5/5/2022	Tax Distribution - 5/5/2022	<u>55,632.56</u>	
Cleared Deposits			<u>55,632.56</u>	