

Creek Preserve Community Development District

Financial Statements
(Unaudited)

Period Ending
August 31, 2023

Prepared by:



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CREEK PRESERVE COMMUNITY DEVELOPMENT DISTRICT

Balance Sheet

As of August 31, 2023

(In Whole Numbers)

ACCOUNT DESCRIPTION	GENERAL FUND	SERIES 2019 DEBT SERVICE FUND	SERIES 2020 DEBT SERVICE FUND	SERIES 2019 CAPITAL PROJECTS FUND	SERIES 2020 CAPITAL PROJECTS FUND	GENERAL FIXED ASSET FUND	GENERAL LONG-TERM DEBT FUND	TOTAL
ASSETS								
Cash - Operating Account	\$ 96,309	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 96,309
Accounts Receivable	2,111	-	-	-	-	-	-	2,111
Accounts Receivable - Other	1,298	-	-	-	-	-	-	1,298
Due From Other Funds	-	13,149	-	82	-	-	-	13,231
Investments:								
Acq. & Construction - Amenity	-	-	-	1	-	-	-	1
Construction Fund	-	-	-	1,019	1,213	-	-	2,232
Interest Account	-	-	7	-	-	-	-	7
Prepayment Account	-	118	-	-	-	-	-	118
Reserve Fund	-	448,984	30,591	-	-	-	-	479,575
Revenue Fund	-	614,476	57,316	-	-	-	-	671,792
Sinking fund	-	-	2	-	-	-	-	2
Deposits	80	-	-	-	-	-	-	80
Fixed Assets								
Construction Work In Process	-	-	-	-	-	13,995,762	-	13,995,762
Amount Avail In Debt Services	-	-	-	-	-	-	1,205,921	1,205,921
Amount To Be Provided	-	-	-	-	-	-	13,281,412	13,281,412
TOTAL ASSETS	\$ 99,798	\$ 1,076,727	\$ 87,916	\$ 1,102	\$ 1,213	\$ 13,995,762	\$ 14,487,333	\$ 29,749,851
LIABILITIES								
Accounts Payable	\$ 28,632	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 28,632
Loan Payable	125,000	-	-	-	-	-	-	125,000
Bonds Payable	-	-	-	-	-	-	14,487,333	14,487,333
Due To Other Funds	7,614	-	4,560	-	1,057	-	-	13,231
TOTAL LIABILITIES	161,246	-	4,560	-	1,057	-	14,487,333	14,654,196

CREEK PRESERVE COMMUNITY DEVELOPMENT DISTRICT

Balance Sheet

As of August 31, 2023

(In Whole Numbers)

ACCOUNT DESCRIPTION	GENERAL FUND	SERIES 2019	SERIES 2020	SERIES 2019	SERIES 2020	GENERAL FIXED ASSET FUND	GENERAL	TOTAL
		DEBT SERVICE FUND	DEBT SERVICE FUND	CAPITAL PROJECTS FUND	CAPITAL PROJECTS FUND		LONG-TERM DEBT FUND	
<u>FUND BALANCES</u>								
Restricted for:								
Debt Service	-	1,076,727	83,356	-	-	-	-	1,160,083
Capital Projects	-	-	-	1,102	156	-	-	1,258
Unassigned:	(61,448)	-	-	-	-	13,995,762	-	13,934,314
TOTAL FUND BALANCES	(61,448)	1,076,727	83,356	1,102	156	13,995,762	-	15,095,655
TOTAL LIABILITIES & FUND BALANCES	\$ 99,798	\$ 1,076,727	\$ 87,916	\$ 1,102	\$ 1,213	\$ 13,995,762	\$ 14,487,333	\$ 29,749,851

CREEK PRESERVE COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending August 31, 2023
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
<u>REVENUES</u>				
Special Assmnts- Tax Collector	\$ 541,948	\$ 547,069	\$ 5,121	100.94%
Other Miscellaneous Revenues	-	700	700	0.00%
TOTAL REVENUES	541,948	547,769	5,821	101.07%
<u>EXPENDITURES</u>				
<u>Administration</u>				
Supervisor Fees	12,000	8,600	3,400	71.67%
ProfServ-Trustee Fees	8,200	14,614	(6,414)	178.22%
Disclosure Report	7,200	3,600	3,600	50.00%
District Counsel	4,500	22,442	(17,942)	498.71%
District Engineer	5,000	1,621	3,379	32.42%
District Manager	30,000	26,531	3,469	88.44%
Auditing Services	6,100	500	5,600	8.20%
Website Compliance	1,500	1,500	-	100.00%
Email Hosting Vendor	500	771	(271)	154.20%
Postage, Phone, Faxes, Copies	250	1,281	(1,031)	512.40%
Public Officials Insurance	2,773	2,629	144	94.81%
Legal Advertising	2,000	5,728	(3,728)	286.40%
Bank Fees	250	804	(554)	321.60%
Website Administration	2,000	3,171	(1,171)	158.55%
Dues, Licenses, Subscriptions	175	175	-	100.00%
Total Administration	82,448	93,967	(11,519)	113.97%
<u>Electric Utility Services</u>				
Utility - Electric	135,000	98,033	36,967	72.62%
Total Electric Utility Services	135,000	98,033	36,967	72.62%
<u>Water Utility Services</u>				
Utility - Water	3,000	-	3,000	0.00%
Total Water Utility Services	3,000	-	3,000	0.00%
<u>Garbage/Solid Waste Services</u>				
Garbage Collection	4,200	-	4,200	0.00%
Total Garbage/Solid Waste Services	4,200	-	4,200	0.00%

CREEK PRESERVE COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending August 31, 2023
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
<u>Other Physical Environment</u>				
Waterway Management	25,000	17,021	7,979	68.08%
ProfServ - Field Management Onsite Staff	12,000	11,400	600	95.00%
Amenity Center Cleaning & Supplies	8,000	4,110	3,890	51.38%
Contracts-Pools	14,500	11,075	3,425	76.38%
Amenity Center Pest Control	1,800	-	1,800	0.00%
Insurance -Property & Casualty	25,000	15,982	9,018	63.93%
R&M-Pools	1,000	2,288	(1,288)	228.80%
R&M-Monument, Entrance & Wall	3,000	-	3,000	0.00%
Waterway Improvements & Repairs	5,000	-	5,000	0.00%
Landscape Maintenance	145,000	119,681	25,319	82.54%
Plant Replacement Program	5,000	4,471	529	89.42%
Security System Monitoring & Maint.	20,000	24,668	(4,668)	123.34%
R&M - Amenity Center	3,500	4,870	(1,370)	139.14%
Mulch & Tree Trimming	15,000	-	15,000	0.00%
Miscellaneous Maintenance	15,000	26,547	(11,547)	176.98%
Irrigation Maintenance	5,000	9,171	(4,171)	183.42%
Holiday Decoration	8,500	-	8,500	0.00%
Capital Improvements	5,000	575	4,425	11.50%
Total Other Physical Environment	317,300	251,859	65,441	79.38%
TOTAL EXPENDITURES	541,948	443,859	98,089	81.90%
Excess (deficiency) of revenues				
Over (under) expenditures	-	103,910	103,910	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2022)		(165,358)		
FUND BALANCE, ENDING		\$ (61,448)		

CREEK PRESERVE COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending August 31, 2023
Series 2019 Debt Service Fund (200)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<u>REVENUES</u>				
Interest - Investments	\$ -	\$ 38,209	\$ 38,209	0.00%
Special Assmnts- Tax Collector	898,028	905,549	7,521	100.84%
TOTAL REVENUES	898,028	943,758	45,730	105.09%
<u>EXPENDITURES</u>				
<u>Debt Service</u>				
Principal Debt Retirement	270,000	265,000	5,000	98.15%
Interest Expense	628,028	631,878	(3,850)	100.61%
Total Debt Service	898,028	896,878	1,150	99.87%
TOTAL EXPENDITURES	898,028	896,878	1,150	99.87%
Excess (deficiency) of revenues Over (under) expenditures	-	46,880	46,880	0.00%
<u>OTHER FINANCING SOURCES (USES)</u>				
Operating Transfers-Out	-	(777)	(777)	0.00%
TOTAL FINANCING SOURCES (USES)	-	(777)	(777)	0.00%
Net change in fund balance	<u>\$ -</u>	<u>\$ 46,103</u>	<u>\$ 46,103</u>	<u>0.00%</u>
FUND BALANCE, BEGINNING (OCT 1, 2022)		1,030,624		
FUND BALANCE, ENDING		<u>\$ 1,076,727</u>		

CREEK PRESERVE COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending August 31, 2023
Series 2020 Debt Service Fund (201)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<u>REVENUES</u>				
Interest - Investments	\$ -	\$ 2,831	\$ 2,831	0.00%
Special Assmnts- Tax Collector	56,706	61,208	4,502	107.94%
TOTAL REVENUES	56,706	64,039	7,333	112.93%
<u>EXPENDITURES</u>				
<u>Debt Service</u>				
Principal Debt Retirement	20,000	20,000	-	100.00%
Interest Expense	36,706	36,969	(263)	100.72%
Total Debt Service	56,706	56,969	(263)	100.46%
TOTAL EXPENDITURES	56,706	56,969	(263)	100.46%
Excess (deficiency) of revenues Over (under) expenditures	-	7,070	7,070	0.00%
<u>OTHER FINANCING SOURCES (USES)</u>				
Operating Transfers-Out	-	(53)	(53)	0.00%
TOTAL FINANCING SOURCES (USES)	-	(53)	(53)	0.00%
Net change in fund balance	<u>\$ -</u>	<u>\$ 7,017</u>	<u>\$ 7,017</u>	<u>0.00%</u>
FUND BALANCE, BEGINNING (OCT 1, 2022)		76,339		
FUND BALANCE, ENDING		<u>\$ 83,356</u>		

CREEK PRESERVE COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending August 31, 2023
Series 2019 Capital Projects Fund (300)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<u>REVENUES</u>				
Interest - Investments	\$ -	\$ 323	\$ 323	0.00%
TOTAL REVENUES	-	323	323	0.00%
<u>EXPENDITURES</u>				
TOTAL EXPENDITURES	-	-	-	0.00%
Excess (deficiency) of revenues Over (under) expenditures	-	323	323	0.00%
<u>OTHER FINANCING SOURCES (USES)</u>				
Interfund Transfer - In	-	777	777	0.00%
TOTAL FINANCING SOURCES (USES)	-	777	777	0.00%
Net change in fund balance	<u>\$ -</u>	<u>\$ 1,100</u>	<u>\$ 1,100</u>	<u>0.00%</u>
FUND BALANCE, BEGINNING (OCT 1, 2022)		2		
FUND BALANCE, ENDING		<u>\$ 1,102</u>		

CREEK PRESERVE COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending August 31, 2023
Series 2020 Capital Projects Fund (301)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<u>REVENUES</u>				
Interest - Investments	\$ -	\$ 21	\$ 21	0.00%
TOTAL REVENUES	-	21	21	0.00%
<u>EXPENDITURES</u>				
TOTAL EXPENDITURES	-	-	-	0.00%
Excess (deficiency) of revenues Over (under) expenditures	-	21	21	0.00%
<u>OTHER FINANCING SOURCES (USES)</u>				
Interfund Transfer - In	-	53	53	0.00%
TOTAL FINANCING SOURCES (USES)	-	53	53	0.00%
Net change in fund balance	<u>\$ -</u>	<u>\$ 74</u>	<u>\$ 74</u>	<u>0.00%</u>
FUND BALANCE, BEGINNING (OCT 1, 2022)		82		
FUND BALANCE, ENDING		<u>\$ 156</u>		

CREEK PRESERVE COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending August 31, 2023
General Fixed Asset Fund (900)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<u>REVENUES</u>				
TOTAL REVENUES	-	-	-	0.00%
<u>EXPENDITURES</u>				
TOTAL EXPENDITURES	-	-	-	0.00%
Excess (deficiency) of revenues				
Over (under) expenditures	-	-	-	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2022)		13,995,762		
FUND BALANCE, ENDING		<u>\$ 13,995,762</u>		

CREEK PRESERVE CDD

Bank Reconciliation

Bank Account No. 9031 TRUIST - GF Operating
 Statement No. 08-23
 Statement Date 8/31/2023

G/L Balance (LCY)	96,308.91	Statement Balance	96,508.91
G/L Balance	96,308.91	Outstanding Deposits	0.00
Positive Adjustments	0.00		
	<hr/>		
Subtotal	96,308.91	Subtotal	96,508.91
Negative Adjustments	0.00	Outstanding Checks	200.00
	<hr/>	Differences	0.00
Ending G/L Balance	96,308.91	Ending Balance	96,308.91
Difference	0.00		

Posting Date	Document Type	Document No.	Description	Amount	Cleared Amount	Difference
Checks						
8/3/2023	Payment	1462	ACTION SECURITY, INC	125	125.00	0.00
8/3/2023	Payment	1463	TIMES PUBLISHING COMPANY	420.5	420.50	0.00
8/3/2023	Payment	1464	YELLOWSTONE LANDSCAPE	10903	10,903.00	0.00
8/3/2023	Payment	1465	ZEBRA CLEANING TEAM	1200	1,200.00	0.00
8/8/2023	Payment	1466	CREEK PRESERVE CDD	10.76	10.76	0.00
8/11/2023	Payment	1467	CYPRESS CREEK AQUATICS, INC.	1539	1,539.00	0.00
8/11/2023	Payment	1468	MARCIA POLLARD-HAMPTON	200	200.00	0.00
8/11/2023	Payment	1469	NEPTUNE MULTI SERVICES LLC	400	400.00	0.00
8/17/2023	Payment	1470	OPTIMAL OUTSOURCE	770.87	770.87	0.00
8/17/2023	Payment	1471	TECH STREET GLOBAL SECURITY LLC	2784	2,784.00	0.00
8/24/2023	Payment	1472	JOCELYN D. CHERRY	200	200.00	0.00
8/24/2023	Payment	1473	LEO F. RYAN, JR.	200	200.00	0.00
8/24/2023	Payment	1474	LIZ K. CAMACHO-GONZALEZ	200	200.00	0.00
8/24/2023	Payment	1476	TONYA ELLIS	200	200.00	0.00
8/8/2023	Payment	DD119	Payment of Invoice 000589	38.41	38.41	0.00
8/8/2023	Payment	DD120	Payment of Invoice 000590	7874.78	7,874.78	0.00
8/8/2023	Payment	DD121	Payment of Invoice 000591	809.99	809.99	0.00
Total Checks				27,876.31	27,876.31	0.00
Outstanding Checks						
8/24/2023	Payment	1475	MARCIA POLLARD-HAMPTON	200.00	0.00	200.00
Total Outstanding Checks.....				200.00		200.00