

**EAST HOMESTEAD**  
**COMMUNITY DEVELOPMENT DISTRICT**  
**COMBINED BALANCE SHEET**  
January 31, 2016

	<u>Major Funds</u>			<u>Total Governmental Funds</u>
	<u>General</u>	<u>Debt Service</u>	<u>Capital Projects</u>	
<b>ASSETS:</b>				
Cash	\$946,243	---	---	\$946,243
Petty Cash	\$500	---	---	\$500
Due from Other Funds	\$28,861	\$40,633	---	\$69,494
Investment - State Board	\$1,431,551	---	---	\$1,431,551
Investments:				
<b>Series 2011B</b>				
Reserve B	---	\$140,378	---	\$140,378
Interest B	---	\$5,891	---	\$5,891
Revenue B	---	\$6,628	---	\$6,628
Prepayment B	---	\$760,875	---	\$760,875
Deferred B	---	---	\$11,819	\$11,819
<b>Series 2013</b>				
Reserve A	---	\$399,184	---	\$399,184
Revenue A	---	\$767,267	---	\$767,267
Interest A	---	\$1	---	\$1
Sinking	---	\$1	---	\$1
Construction A	---	---	\$946,783	\$946,783
<b>Series 2015</b>				
Reserve A	---	\$138,989	---	\$138,989
Interest A	---	\$2	---	\$2
Revenue A	---	\$1,266,722	---	\$1,266,722
Deposits-Electric	\$14,369	---	---	\$14,369
<b>TOTAL ASSETS</b>	<u>\$2,421,524</u>	<u>\$3,526,571</u>	<u>\$958,603</u>	<u>\$6,906,698</u>
<b>LIABILITIES:</b>				
Accounts Payable	\$63,573	---	---	\$63,573
Due to Other Funds	\$35,372	\$5,262	\$28,861	\$69,494
<b>TOTAL LIABILITIES</b>	<u>\$98,945</u>	<u>\$5,262</u>	<u>\$28,861</u>	<u>\$133,067</u>
<b>FUND BALANCES:</b>				
Nonspendable:				
Deposits and prepaid items	\$14,369	---	---	\$14,369
Restricted:				
Debt Service	---	\$3,521,309	---	\$3,521,309
Capital Projects	---	---	\$929,742	\$929,742
Assigned	\$59,047	---	---	\$59,047
Unassigned	\$2,249,163	---	---	\$2,249,163
<b>TOTAL FUND BALANCES</b>	<u>\$2,322,579</u>	<u>\$3,521,309</u>	<u>\$929,742</u>	<u>\$6,773,630</u>
<b>TOTAL LIABILITIES &amp; FUND BALANCES</b>	<u>\$2,421,524</u>	<u>\$3,526,571</u>	<u>\$958,603</u>	<u>\$6,906,698</u>

**EAST HOMESTEAD**  
**COMMUNITY DEVELOPMENT DISTRICT**  
**GENERAL FUND**

Statement of Revenues, Expenditures, and Changes in Fund Balance  
For The Period Ending January 31, 2016

	ADOPTED BUDGET	PRORATED BUDGET THRU 1/31/16	ACTUAL THRU 1/31/16	VARIANCE
<b>REVENUES:</b>				
Maintenance Assessments	\$1,182,685	\$1,075,990	\$1,075,990	\$0
Interest Income	\$1,500	\$500	\$1,681	\$1,181
Clubhouse Income	\$10,000	\$3,333	\$6,002	\$2,669
<b>TOTAL REVENUES</b>	<b>\$1,194,185</b>	<b>\$1,079,823</b>	<b>\$1,083,674</b>	<b>\$3,851</b>

<b>EXPENDITURES:</b>				
<b>ADMINISTRATIVE:</b>				
Supervisors Fee	\$12,000	\$4,000	\$3,200	\$800
Fica Expense	\$918	\$306	\$245	\$61
Engineering	\$5,000	\$1,667	\$360	\$1,307
Attorney	\$30,000	\$10,000	\$6,771	\$3,229
Annual Audit	\$5,600	\$5,600	\$5,600	\$0
Trustee Fees	\$9,326	\$3,109	\$0	\$3,109
Dissemination Agent	\$2,500	\$833	\$833	\$0
Arbitrage	\$2,400	\$800	\$0	\$800
Assessment Roll	\$2,000	\$2,000	\$2,000	\$0
Management Fees	\$42,970	\$14,323	\$14,323	(\$0)
Computer Time	\$1,000	\$333	\$333	\$0
Telephone	\$200	\$67	\$33	\$34
Postage	\$650	\$217	\$212	\$4
Printing & Binding	\$1,500	\$500	\$656	(\$156)
Rentals & Leases	\$2,400	\$800	\$800	\$0
Insurance	\$7,823	\$7,823	\$7,053	\$770
Legal Advertising	\$600	\$200	\$0	\$200
Other Current Charges	\$1,000	\$333	\$338	(\$4)
Website Management	\$2,500	\$833	\$833	\$0
Office Supplies	\$300	\$100	\$96	\$4
Dues, Licenses	\$175	\$175	\$175	\$0
<b>TOTAL ADMINISTRATIVE</b>	<b>\$130,862</b>	<b>\$54,019</b>	<b>\$43,862</b>	<b>\$10,157</b>

<b>FIELD:</b>				
Field Management	\$22,158	\$7,386	\$7,396	(\$10)
Parking Lot Monitoring Fees	\$9,684	\$3,228	\$3,228	\$0
Electricity	\$12,000	\$4,000	\$7,306	(\$3,306)
Landscape Maintenance	\$234,000	\$78,000	\$83,499	(\$5,499)
Landscape Materials	\$25,000	\$8,333	\$7,202	\$1,131
Irrigation Maint & Repairs	\$10,000	\$3,333	\$0	\$3,333
Janitorial Services	\$19,000	\$6,333	\$0	\$6,333
Lake Maintenance	\$10,000	\$3,333	\$2,967	\$367
Pressure Washing	\$10,000	\$10,000	\$10,750	(\$750)
Lights Repair and Maintenance	\$5,000	\$1,667	\$4,685	(\$3,018)
Monuments Maintenance/Repairs	\$12,000	\$4,000	\$436	\$3,564
Sign/Decor Maintenance	\$9,600	\$3,200	\$200	\$3,000
Stormwater Services	\$7,000	\$2,333	\$0	\$2,333
Holiday Lighting	\$14,000	\$4,054	\$4,054	\$0
Special Projects	\$100,930	\$33,643	\$0	\$33,643
Contingency	\$17,000	\$5,667	\$194	\$5,473
<b>TOTAL FIELD</b>	<b>\$517,372</b>	<b>\$178,511</b>	<b>\$131,917</b>	<b>\$46,595</b>

**EAST HOMESTEAD**  
**COMMUNITY DEVELOPMENT DISTRICT**  
**GENERAL FUND**

Statement of Revenues, Expenditures, and Changes in Fund Balance  
For The Period Ending January 31, 2016

	ADOPTED BUDGET	PRORATED BUDGET THRU 1/31/16	ACTUAL THRU 1/31/16	VARIANCE
<b>CLUBHOUSE</b>				
Access Control	\$2,000	\$667	\$533	\$134
Alarm Monitoring	\$1,500	\$500	\$294	\$206
Air Conditioning Maint Contract	\$1,500	\$500	\$1,820	(\$1,320)
Fitness Equipment Maintenance	\$2,000	\$667	\$1,115	(\$448)
Electric	\$52,000	\$17,333	\$26,073	(\$8,740)
Cable/Internet Services	\$3,600	\$1,200	\$588	\$612
Insurance	\$25,919	\$25,919	\$23,039	\$2,880
Landscape Maintenance	\$28,710	\$9,570	\$9,570	\$0
Landscape Replacement	\$6,200	\$2,067	\$1,015	\$1,052
Irrigation Maintenance	\$2,100	\$700	\$0	\$700
Office Equipment Maintenance	\$2,000	\$667	\$0	\$667
Janitorial Supplies	\$5,000	\$1,667	\$1,675	(\$9)
Management Fees	\$12,000	\$4,000	\$4,000	\$0
Office Supplies/Clubhouse Supplies	\$6,500	\$2,167	\$576	\$1,591
Onsite Club Management Fees	\$176,070	\$58,690	\$45,827	\$12,863
Pest Control	\$2,500	\$833	\$255	\$578
Pool & Spa Maintenance	\$55,000	\$18,333	\$15,600	\$2,733
Pool Permit	\$600	\$200	\$0	\$200
Pool Monitoring	\$17,700	\$5,900	\$5,900	\$0
Printing and Postage	\$5,000	\$1,667	\$0	\$1,667
Repairs and Maintenance	\$5,000	\$1,667	\$13,523	(\$11,857)
Special Events	\$6,000	\$2,000	\$263	\$1,737
Security-Roving Guard	\$2,000	\$667	\$1,404	(\$737)
Telephone	\$1,500	\$500	\$722	(\$222)
Trash Collection	\$3,000	\$1,000	\$2,501	(\$1,501)
Water & Sewer	\$2,500	\$833	\$639	\$194
Contingency	\$9,225	\$3,075	\$13,525	(\$10,450)
Replacements	\$21,604	\$7,201	\$0	\$7,201
Operating Reserve	\$146,271	\$48,757	\$0	\$48,757
<b>TOTAL CLUBHOUSE</b>	<b>\$604,999</b>	<b>\$218,946</b>	<b>\$170,457</b>	<b>\$48,489</b>
<b>TOTAL EXPENDITURES</b>	<b>\$1,253,233</b>	<b>\$451,476</b>	<b>\$346,235</b>	<b>\$105,241</b>
<b>EXCESS REVENUES (EXPENDITURES)</b>	<b>(\$59,047)</b>		<b>\$737,438</b>	
FUND BALANCE - Beginning	\$59,047		\$1,585,141	
FUND BALANCE - Ending	<u>\$0</u>		<u>\$2,322,579</u>	

**EAST HOMESTEAD**  
**COMMUNITY DEVELOPMENT DISTRICT**  
**DEBT SERVICE FUND - SERIES 2011B**  
*Statement of Revenues, Expenditures, and Changes in Fund Balance*  
*For The Period Ending January 31, 2016*

	ADOPTED BUDGET	PRORATED THRU 1/31/16	ACTUAL THRU 1/31/16	VARIANCE
<b>REVENUES:</b>				
Interest Income	\$0	\$0	\$26	\$26
Special Assessments - Direct B	\$490,124	\$254,175	\$254,175	\$0
Special Assessments - Prepayments	\$0	\$0	\$647,406	\$647,406
<b>TOTAL REVENUES</b>	<b>\$490,124</b>	<b>\$254,175</b>	<b>\$901,608</b>	<b>\$647,432</b>
<b>EXPENDITURES:</b>				
<i>Series 2011B</i>				
Interest - 11/1	\$248,131	\$248,131	\$248,131	(\$0)
Interest - 5/1	\$248,131	\$0	\$0	\$0
Special Call - 11/1	\$0	\$0	\$415,000	(\$415,000)
<b>TOTAL EXPENDITURES</b>	<b>\$496,263</b>	<b>\$248,131</b>	<b>\$663,131</b>	<b>(\$415,000)</b>
<b>EXCESS REVENUES (EXPENDITURES)</b>	<b>(\$6,138)</b>		<b>\$238,476</b>	
<b>FUND BALANCE - Beginning</b>	<b>\$6,138</b>		<b>\$675,295</b>	
<b>FUND BALANCE - Ending</b>	<b>\$0</b>		<b>\$913,772</b>	

**EAST HOMESTEAD**  
**COMMUNITY DEVELOPMENT DISTRICT**  
**DEBT SERVICE FUND - SERIES 2013**  
Statement of Revenues, Expenditures, and Changes in Fund Balance  
For The Period Ending January 31, 2016

ADOPTED BUDGET	PRORATED THRU 1/31/16	ACTUAL THRU 1/31/16	VARIANCE
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**REVENUES:**

Interest Income	\$0	\$0	\$46	\$46
Special Assessments A	\$811,685	\$739,981	\$739,981	\$0
<b>TOTAL REVENUES</b>	<b>\$811,685</b>	<b>\$739,981</b>	<b>\$740,028</b>	<b>\$46</b>

**EXPENDITURES:**

**Series 2013**

Interest - 11/1	\$299,644	\$299,644	\$299,644	(\$0)
Principal - 11/01	\$195,000	\$195,000	\$195,000	\$0
Interest - 05/1	\$295,622	\$0	\$0	\$0
<b>TOTAL EXPENDITURES</b>	<b>\$790,266</b>	<b>\$494,644</b>	<b>\$494,644</b>	<b>(\$0)</b>

**OTHER FINANCING SOURCES/(USES):**

Dissemination	(\$1,250)	(\$417)	\$0	(\$417)
Arbitrage	(\$1,200)	(\$400)	\$0	(\$400)
Trustee Fees	(\$4,128)	(\$1,376)	\$0	(\$1,376)
<b>TOTAL OTHER FINANCING SOURCES &amp; (USES)</b>	<b>(\$6,578)</b>	<b>(\$2,193)</b>	<b>\$0</b>	<b>(\$2,193)</b>

<b>EXCESS REVENUES (EXPENDITURES)</b>	<b>\$14,842</b>	<b>\$245,384</b>
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<b>FUND BALANCE - Beginning</b>	<b>\$534,813</b>	<b>\$934,110</b>
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<b>FUND BALANCE - Ending</b>	<b>\$549,655</b>	<b>\$1,179,494</b>
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**EAST HOMESTEAD**  
**COMMUNITY DEVELOPMENT DISTRICT**  
**DEBT SERVICE FUND - SERIES 2015**  
Statement of Revenues, Expenditures, and Changes in Fund Balance  
For The Period Ending January 31, 2016

	ADOPTED BUDGET	PRORATED THRU 1/31/16	ACTUAL THRU 1/31/16	VARIANCE
<b>REVENUES:</b>				
Interest Income	\$0	\$0	\$25	\$25
Special Assessments A	\$1,389,817	\$1,267,050	\$1,267,050	\$0
<b>TOTAL REVENUES</b>	<b>\$1,389,817</b>	<b>\$1,267,050</b>	<b>\$1,267,075</b>	<b>\$25</b>
<b>EXPENDITURES:</b>				
<b>Series 2015</b>				
Interest - 11/1	\$416,269	\$416,269	\$518,023	(\$101,755)
Principal - 11/01	\$416,269	\$0	\$0	\$0
Interest - 05/1	\$560,000	\$0	\$0	\$0
<b>TOTAL EXPENDITURES</b>	<b>\$1,392,538</b>	<b>\$416,269</b>	<b>\$518,023</b>	<b>(\$101,755)</b>
<b>EXCESS REVENUES (EXPENDITURES)</b>	<b>(\$2,721)</b>		<b>\$749,052</b>	
<b>FUND BALANCE - Beginning</b>	<b>\$503,549</b>		<b>\$678,992</b>	
<b>FUND BALANCE - Ending</b>	<b>\$500,828</b>		<b>\$1,428,044</b>	

**EAST HOMESTEAD  
COMMUNITY DEVELOPMENT DISTRICT  
Long Term Debt Report  
FY 2016**

<i>Series 2011B, Special Assessment Bonds</i>		
Interest Rate:	7.25%	
Maturity Date:	5/1/2021	
Bonds outstanding - 9/30/2015		\$6,845,000.00
Less:	November 1, 2015 (Special Call)	(\$415,000.00)
<b>Current Bonds Outstanding</b>		<b>\$6,430,000.00</b>

<i>Series 2013, Special Assessment Bonds</i>		
Interest Rate:	4.125%	
Maturity Date:	11/1/2023	\$2,085,000.00
Interest Rate:	5.00%	
Maturity Date:	11/1/2033	\$3,555,000.00
Interest Rate:	5.625%	
Maturity Date:	11/1/2043	\$5,965,000.00
Bonds outstanding - 9/30/2015		\$11,605,000.00
Less:	November 01, 2015 (Mandatory)	(\$195,000.00)
<b>Current Bonds Outstanding</b>		<b>\$11,410,000.00</b>

<i>Series 2015, Special Assessment Bonds</i>		
Interest Rate:	3.750%	
Maturity Date:	5/1/2020	\$3,030,000.00
Interest Rate:	4.25%	
Maturity Date:	5/1/2025	\$3,705,000.00
Interest Rate:	4.750%	
Maturity Date:	5/1/2036	\$11,820,000.00
Bonds outstanding - 9/30/2015		\$18,555,000.00
Less:	May 1, 2016 (Mandatory)	\$0.00
<b>Current Bonds Outstanding</b>		<b>\$18,555,000.00</b>

<b>Total Current Bonds Outstanding</b>		<b>\$36,395,000.00</b>
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# EAST HOMESTEAD

## COMMUNITY DEVELOPMENT DISTRICT CAPITAL PROJECTS FUND - SERIES 2006

Statement of Revenues, Expenditures, and Changes in Fund Balance  
For The Period Ending January 31, 2016

	ADOPTED BUDGET	PRORATED THRU 1/31/16	ACTUAL THRU 1/31/16	VARIANCE
<b>REVENUES:</b>				
Interest Income	\$0	\$0	\$1	\$1
<b>TOTAL REVENUES</b>	<b>\$0</b>	<b>\$0</b>	<b>\$1</b>	<b>\$1</b>
<b>EXPENDITURES:</b>				
Capital Outlay A	\$0	\$0	\$0	\$0
Capital Outlay B	\$0	\$0	\$0	\$0
<b>TOTAL EXPENDITURES</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>
<b>OTHER FINANCING SOURCES/(USES):</b>				
Interfund Transfer	\$0	\$0	\$0	\$0
<b>TOTAL OTHER FINANCING SOURCES &amp; (USES)</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>
<b>EXCESS REVENUES (EXPENDITURES)</b>			<b>\$1</b>	
<b>FUND BALANCE - Beginning</b>			<b>\$11,819</b>	
<b>FUND BALANCE - Ending</b>			<b>\$11,819</b>	



# EAST HOMESTEAD

## COMMUNITY DEVELOPMENT DISTRICT CAPITAL PROJECTS FUND - SERIES 2013

Statement of Revenues, Expenditures and Changes in Fund Balance  
For The Period Ending January 31, 2016

	ADOPTED BUDGET	PRORATED THRU 1/31/16	ACTUAL THRU 1/31/16	VARIANCE
<b><u>REVENUES:</u></b>				
Interest Income	\$0	\$0	\$57	\$57
<b>TOTAL REVENUES</b>	<b>\$0</b>	<b>\$0</b>	<b>\$57</b>	<b>\$57</b>
<b><u>EXPENDITURES:</u></b>				
Capital Outlay A	\$0	\$0	\$9,125	(\$9,125)
<b>TOTAL EXPENDITURES</b>	<b>\$0</b>	<b>\$0</b>	<b>\$9,125</b>	<b>(\$9,125)</b>
<b>EXCESS REVENUES (EXPENDITURES)</b>			<b>(\$9,068)</b>	
FUND BALANCE - Beginning			\$926,991	
FUND BALANCE - Ending			\$917,923	

**East Homestead**  
**Community Development District**  
**Series 2006A/B Special Assessment Revenue Bonds**

**1. Recap of Capital Project Fund Activity Through January 31, 2016**

Opening Balance in Construction Account	2006A	\$8,519,403.00
	2006B	\$23,039,700.90
Source of Funds: Interest Earned	2006A	\$103,245.16
	2006B	\$1,186,580.00
Interfund Transfer In	2006A	\$30,225.69
	2006B	\$90,257.98
Use of Funds:		
Disbursements: Land		(\$11,859,028.02)
Earthwork/Demolition		(\$7,333,763.86)
Survey		(\$329,457.81)
Storm Drain		(\$2,244,976.53)
Water/Sewer		(\$5,468,187.03)
Permits		(\$715,057.16)
Lift Stations		(\$566,512.68)
Force Main		(\$210,299.54)
Pavement		(\$380,407.75)
Guardrail		(\$22,949.20)
Irrigation		(\$67,278.62)
Maint Bond		(\$107,427.05)
Concrete		(\$387,025.85)
Lighting		(\$252,948.44)
Lakes		(\$51,886.24)
Landscaping		(\$1,718,522.14)
Entrance		(\$504,497.35)
Cost of Issuance		(\$737,368.10)
<b>Adjusted Balance in Construction Account at January 31, 2016</b>		<b><u><u>\$11,819.46</u></u></b>

**2. Funds Available For Construction at January 31, 2016**

Book Balance of Construction Fund at January 31, 2016	\$11,819.46
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**3. Investments - US Bank**

January 31, 2016	Type	Yield	Due	Maturity	Principal
Construction Fund:	Overnight	0.010%			\$11,819.46
				ADJ: Outstanding Requisitions	\$0.00
				Balance at 1/31/16	<b><u><u>\$11,819.46</u></u></b>

**East Homestead**  
**Community Development District**  
Series 2013 Special Assessment Revenue Bonds

**1. Recap of Capital Project Fund Activity Through January 31, 2016**

Opening Balance in Construction Account	\$11,129,398.95
Source of Funds: Interest Earned	\$351.03
Interfund Transfer In	(\$3,739.57)
Use of Funds:	
Disbursements: Clubhouse Purchase	(\$9,017,616.57)
Public ROW Improvements	(\$345,024.79)
Lake Fountains	\$0.00
Clubhouse Improvements	(\$188,189.96)
Clubhouse Equipment	(\$117,894.86)
Miscellaneous	(\$14,302.00)
Cost of Issuance	(\$525,059.63)
<b>Adjusted Balance in Construction Account at January 31, 2016</b>	<b>\$917,922.60</b>

**2. Funds Available For Construction at January 31, 2016**

Book Balance of Construction Fund at January 31, 2016	\$917,922.60
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**3. Investments - Wells Fargo Bank**

January 31, 2016	<u>Type</u>	<u>Yield</u>	<u>Due</u>	<u>Maturity</u>	<u>Principal</u>
Construction Fund:	Overnight	0.010%			\$946,783.10
				ADJ: Outstanding Requisitions	(\$28,860.50)
				Balance at 1/31/16	<b>\$917,922.60</b>