

EAST HOMESTEAD
COMMUNITY DEVELOPMENT DISTRICT
COMBINED BALANCE SHEET
April 30, 2017

	<u>Major Funds</u>			<u>Total Governmental Funds</u>
	<u>General</u>	<u>Debt Service</u>	<u>Capital Projects</u>	
ASSETS:				
Cash	\$974	---	---	\$974
Petty Cash	\$500	---	---	\$500
Assessments Receivable	\$16,438	\$28,100	---	\$44,538
Due from Other Funds	\$65,289	\$28	---	\$65,317
Investment - State Board	\$2,326,246	---	---	\$2,326,246
Investments:				
Series 2011B				
Reserve B	---	\$100,769	---	\$100,769
Revenue B	---	\$155,448	---	\$155,448
Prepayment B	---	\$147,548	---	\$147,548
Deferred B	---	---	\$11,860	\$11,860
Series 2013				
Reserve A	---	\$399,309	---	\$399,309
Revenue A	---	\$553,873	---	\$553,873
Interest A	---	\$291,401	---	\$291,401
Sinking	---	\$2	---	\$2
Construction A	---	---	\$806,317	\$806,317
Series 2015				
Reserve A	---	\$139,044	---	\$139,044
Revenue A	---	\$1,388,425	---	\$1,388,425
Deposits-Electric	\$14,869	---	---	\$14,869
TOTAL ASSETS	<u>\$2,424,317</u>	<u>\$3,203,948</u>	<u>\$818,178</u>	<u>\$6,446,443</u>
LIABILITIES:				
Accounts Payable	\$16,494	---	---	\$16,494
Due to Other Funds	\$28	---	\$65,289	\$65,317
TOTAL LIABILITIES	<u>\$16,522</u>	<u>\$0</u>	<u>\$65,289</u>	<u>\$81,811</u>
FUND BALANCES:				
Nonspendable:				
Deposits and prepaid items	\$14,869	---	0.00	\$14,869
Restricted:				
Debt Service	---	\$3,203,948	---	\$3,203,948
Capital Projects	---	---	\$752,889	\$752,889
Unassigned	\$2,392,926	---	---	\$2,392,926
TOTAL FUND BALANCES	<u>\$2,407,795</u>	<u>\$3,203,948</u>	<u>\$752,889</u>	<u>\$6,364,631</u>
TOTAL LIABILITIES & FUND BALANCES	<u>\$2,424,317</u>	<u>\$3,203,948</u>	<u>\$818,178</u>	<u>\$6,446,443</u>

EAST HOMESTEAD
COMMUNITY DEVELOPMENT DISTRICT
GENERAL FUND

Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending April 30, 2017

	ADOPTED BUDGET	PRORATED BUDGET THRU 4/30/17	ACTUAL THRU 4/30/17	VARIANCE
REVENUES:				
Maintenance Assessments	\$1,294,884	\$1,294,884	\$1,257,408	(\$37,477)
Developer Contributions	\$6,055	\$6,055	\$6,055	\$0
Interest Income	\$1,500	\$875	\$11,861	\$10,986
Clubhouse Income	\$10,000	\$5,833	\$20,583	\$14,750
TOTAL REVENUES	\$1,312,439	\$1,307,648	\$1,295,907	(\$11,741)

EXPENDITURES:				
ADMINISTRATIVE:				
Supervisors Fee	\$12,000	\$7,000	\$7,000	\$0
Fica Expense	\$918	\$536	\$536	\$0
Engineering	\$5,000	\$2,917	\$2,043	\$874
Attorney	\$30,000	\$17,500	\$16,973	\$527
Annual Audit	\$5,700	\$5,700	\$5,700	\$0
Trustee Fees	\$12,399	\$7,544	\$7,544	\$0
Dissemination Agent	\$2,500	\$1,458	\$1,458	\$0
Arbitrage	\$2,400	\$1,200	\$1,200	\$0
Assessment Roll	\$2,000	\$2,000	\$2,000	\$0
Management Fees	\$42,970	\$25,066	\$25,066	(\$0)
Computer Time	\$1,000	\$583	\$583	\$0
Telephone	\$200	\$117	\$43	\$74
Postage	\$1,100	\$642	\$364	\$277
Printing & Binding	\$1,800	\$1,050	\$1,116	(\$66)
Rentals & Leases	\$2,400	\$1,400	\$1,400	\$0
Insurance	\$7,759	\$7,759	\$7,194	\$565
Legal Advertising	\$600	\$350	\$132	\$218
Other Current Charges	\$1,000	\$583	\$588	(\$5)
Website Management	\$2,500	\$1,458	\$1,458	\$0
Office Supplies	\$300	\$175	\$143	\$32
Dues, Licenses	\$175	\$175	\$175	(\$1)
TOTAL ADMINISTRATIVE	\$134,720	\$85,212	\$82,717	\$2,495

FIELD:				
Field Management	\$22,168	\$12,931	\$12,931	\$0
Parking Lot Monitoring Fees	\$9,684	\$5,649	\$6,456	(\$807)
Electricity	\$22,500	\$13,125	\$12,307	\$818
Landscape Maintenance	\$284,401	\$165,901	\$169,485	(\$3,585)
Landscape Materials	\$25,000	\$25,000	\$40,229	(\$15,229)
Irrigation Maint & Repairs	\$10,000	\$5,833	\$3,235	\$2,598
Janitorial Supplies	\$19,000	\$11,083	\$0	\$11,083
Lake Maintenance	\$10,000	\$5,833	\$5,192	\$642
Pressure Washing	\$11,000	\$9,600	\$9,600	\$0
Lights Repair and Maintenance	\$7,500	\$4,375	\$565	\$3,810
Monuments Maintenance/Repairs	\$12,000	\$7,000	\$90	\$6,910
Sign/Decor Maintenance	\$5,000	\$2,917	\$200	\$2,717
Stormwater Services	\$7,000	\$4,083	\$0	\$4,083
Holiday Lighting	\$14,000	\$14,000	\$38,698	(\$24,698)
Special Projects	\$58,084	\$33,882	\$460	\$33,422
Contingency	\$17,000	\$9,917	\$5,830	\$4,087
TOTAL FIELD	\$534,336	\$331,130	\$305,278	\$25,851

EAST HOMESTEAD
COMMUNITY DEVELOPMENT DISTRICT
GENERAL FUND

Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending April 30, 2017

	ADOPTED BUDGET	PRORATED BUDGET THRU 4/30/17	ACTUAL THRU 4/30/17	VARIANCE
CLUBHOUSE				
Access Control	\$2,400	\$1,400	\$1,620	(\$220)
Alarm Monitoring	\$2,500	\$1,458	\$678	\$781
Air Conditioning Maint Contract	\$4,500	\$2,625	\$2,870	(\$245)
Fitness Equipment Maintenance	\$3,000	\$1,750	\$6,129	(\$4,379)
Electric	\$65,420	\$38,162	\$32,217	\$5,944
Cable/Internet Services	\$2,480	\$1,447	\$1,857	(\$411)
Insurance	\$24,191	\$24,191	\$23,300	\$891
Landscape Maintenance	\$40,710	\$23,748	\$16,748	\$7,000
Landscape Replacement	\$10,000	\$5,833	\$2,621	\$3,213
License, Music	\$1,300	\$758	\$1,345	(\$587)
Irrigation Maintenance	\$2,100	\$1,225	\$0	\$1,225
Office Equipment Maintenance	\$2,000	\$1,167	\$0	\$1,167
Janitorial Supplies	\$6,500	\$3,792	\$1,832	\$1,960
Management Fees	\$12,000	\$7,000	\$7,000	\$0
Office Supplies/Clubhouse Supplies	\$4,000	\$2,333	\$2,364	(\$31)
Onsite Club Management Fees	\$190,000	\$110,833	\$105,787	\$5,046
Pest Control	\$2,500	\$1,458	\$935	\$523
Pool & Spa Maintenance	\$55,000	\$32,083	\$25,000	\$7,083
Permits	\$1,850	\$1,079	\$0	\$1,079
Pool Monitoring	\$17,700	\$10,325	\$11,800	(\$1,475)
Printing and Postage	\$2,500	\$1,458	\$0	\$1,458
Repairs and Maintenance	\$30,000	\$17,500	\$35,001	(\$17,501)
Special Events	\$6,000	\$3,500	\$1,866	\$1,634
Security-Roving Guard	\$2,000	\$1,167	\$0	\$1,167
Telephone	\$2,200	\$1,283	\$1,592	(\$309)
Trash Collection	\$6,000	\$3,500	\$3,838	(\$338)
Water & Sewer	\$2,500	\$1,458	\$1,033	\$426
Contingency	\$9,225	\$5,381	\$8,579	(\$3,198)
Replacements	\$44,162	\$25,761	\$0	\$25,761
Capital Reserve	\$88,645	\$51,710	\$0	\$51,710
TOTAL CLUBHOUSE	\$643,383	\$385,386	\$296,011	\$89,376
TOTAL EXPENDITURES	\$1,312,439	\$801,728	\$684,006	\$117,722
EXCESS REVENUES (EXPENDITURES)	\$0		\$611,901	
FUND BALANCE - Beginning	\$0		\$1,795,894	
FUND BALANCE - Ending	<u>\$0</u>		<u>\$2,407,795</u>	

EAST HOMESTEAD

COMMUNITY DEVELOPMENT DISTRICT

DEBT SERVICE FUND - SERIES 2011B

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending April 30, 2017

	ADOPTED BUDGET	PRORATED THRU 4/30/17	ACTUAL THRU 4/30/17	VARIANCE
REVENUES:				
Interest Income	\$0	\$0	\$1,050	\$1,050
Special Assessments - Direct B	\$366,680	\$366,680	\$350,807	(\$15,874)
Special Assessments - Prepayments	\$0	\$0	\$437,620	\$437,620
TOTAL REVENUES	\$366,680	\$366,680	\$789,476	\$422,796
EXPENDITURES:				
Series 2011B				
Interest - 11/1	\$184,513	\$184,513	\$184,513	\$0
Interest - 2/1	\$0	\$0	\$13,141	(\$13,141)
Interest - 5/1	\$182,881	\$0	\$0	\$0
Special Call - 11/1	\$45,000	\$45,000	\$160,000	(\$115,000)
Special Call - 2/1	\$0	\$0	\$725,000	(\$725,000)
TOTAL EXPENDITURES	\$412,394	\$229,513	\$1,082,653	(\$853,141)
EXCESS REVENUES (EXPENDITURES)	(\$45,713)		(\$293,177)	
FUND BALANCE - Beginning	\$45,713		\$696,942	
FUND BALANCE - Ending	\$0		\$403,765	

EAST HOMESTEAD
COMMUNITY DEVELOPMENT DISTRICT
DEBT SERVICE FUND - SERIES 2013
Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending April 30, 2017

	ADOPTED BUDGET	PRORATED THRU 4/30/17	ACTUAL THRU 4/30/17	VARIANCE
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REVENUES:

Interest Income	\$0	\$0	\$1,807	\$1,807
Special Assessments A	\$811,685	\$811,685	\$792,473	(\$19,212)
TOTAL REVENUES	\$811,685	\$811,685	\$794,281	(\$17,405)

EXPENDITURES:

Series 2013

Interest - 11/1	\$295,622	\$295,622	\$295,622	(\$0)
Principal - 11/01	\$205,000	\$205,000	\$205,000	\$0
Interest - 05/1	\$291,394	\$0	\$0	\$0
TOTAL EXPENDITURES	\$792,016	\$500,622	\$500,622	(\$0)

OTHER FINANCING SOURCES/(USES):

Dissemination	(\$1,250)	(\$729)	\$0	\$729
Arbitrage	(\$1,200)	(\$700)	\$0	\$700
Trustee Fees	(\$4,128)	(\$2,408)	\$0	\$2,408
TOTAL OTHER FINANCING SOURCES & (USES)	(\$6,578)	(\$3,837)	\$0	\$3,837

EXCESS REVENUES (EXPENDITURES)	\$13,092	\$293,659
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FUND BALANCE - Beginning	\$558,947	\$961,297
FUND BALANCE - Ending	\$572,038	\$1,254,956

EAST HOMESTEAD
COMMUNITY DEVELOPMENT DISTRICT
DEBT SERVICE FUND - SERIES 2015
Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending April 30, 2017

	ADOPTED BUDGET	PRORATED THRU 4/30/17	ACTUAL THRU 4/30/17	VARIANCE
REVENUES:				
Interest Income	\$0	\$0	\$2,049	\$2,049
Special Assessments A	\$1,389,817	\$1,389,817	\$1,356,931	(\$32,886)
TOTAL REVENUES	\$1,389,817	\$1,389,817	\$1,358,980	(\$30,837)
EXPENDITURES:				
Series 2015				
Interest - 11/1	\$405,769	\$405,769	\$405,769	\$0
Interest - 05/1	\$405,769	\$0	\$0	\$0
Principal - 11/01	\$585,000	\$0	\$0	\$0
TOTAL EXPENDITURES	\$1,396,538	\$405,769	\$405,769	\$0
EXCESS REVENUES (EXPENDITURES)	(\$6,721)		\$953,211	
FUND BALANCE - Beginning	\$450,402		\$592,015	
FUND BALANCE - Ending	\$443,681		\$1,545,226	

**EAST HOMESTEAD
COMMUNITY DEVELOPMENT DISTRICT
Long Term Debt Report
FY 2017**

<i>Series 2011B, Special Assessment Bonds</i>		
Interest Rate;	7.25%	
Maturity Date:	5/1/2021	
Bonds outstanding - 9/30/2016		\$5,090,000.00
Less:	November 1, 2016 (Special Call)	(\$160,000.00)
Current Bonds Outstanding		\$4,205,000.00

<i>Series 2013, Special Assessment Bonds</i>		
Interest Rate:	4.125%	
Maturity Date:	11/1/2023	\$1,890,000.00
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 - 9/30/2016		\$11,410,000.00
Less:	November 01, 2016 (Mandatory)	(\$205,000.00)
Current Bonds Outstanding		\$11,205,000.00

<i>Series 2015, Special Assessment Bonds</i>		
Interest Rate:	3.750%	
Maturity Date:	5/1/2020	\$2,470,000.00
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 - 9/30/2016		\$17,995,000.00
Less:	May 1, 2017 (Mandatory)	\$0.00
Current Bonds Outstanding		\$17,995,000.00

Total Current Bonds Outstanding		\$33,405,000.00
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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 April 30, 2017

	ADOPTED BUDGET	PRORATED THRU 4/30/17	ACTUAL THRU 4/30/17	VARIANCE
REVENUES:				
Interest Income	\$0	\$0	\$22	\$22
TOTAL REVENUES	\$0	\$0	\$22	\$22
EXPENDITURES:				
Capital Outlay A	\$0	\$0	\$0	\$0
Capital Outlay B	\$0	\$0	\$0	\$0
TOTAL EXPENDITURES	\$0	\$0	\$0	\$0
EXCESS REVENUES (EXPENDITURES)			\$22	
FUND BALANCE - Beginning			\$11,838	
FUND BALANCE - Ending			\$11,860	

EAST HOMESTEAD

COMMUNITY DEVELOPMENT DISTRICT CAPITAL PROJECTS FUND - SERIES 2013

Statement of Revenues, Expenditures and Changes in Fund Balance
For The Period Ending April 30, 2017

	ADOPTED BUDGET	PRORATED THRU 4/30/17	ACTUAL THRU 4/30/17	VARIANCE
REVENUES:				
Interest Income	\$0	\$0	\$1,433	\$1,433
TOTAL REVENUES	\$0	\$0	\$1,433	\$1,433
EXPENDITURES:				
Capital Outlay A	\$0	\$0	\$48,989	(\$48,989)
TOTAL EXPENDITURES	\$0	\$0	\$48,989	(\$48,989)
EXCESS REVENUES (EXPENDITURES)			(\$47,556)	
FUND BALANCE - Beginning			\$788,585	
FUND BALANCE - Ending			\$741,029	

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

1. Recap of Capital Project Fund Activity Through April 30, 2017

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	\$1,186,620.80
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)
Adjusted Balance in Construction Account at April 30, 2017		<u>\$11,860.26</u>

2. Funds Available For Construction at April 30, 2017

Book Balance of Construction Fund at April 30, 2017	\$11,860.26
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3. Investments - US Bank

April 30, 2017	Type	Yield	Due	Maturity	Principal
Construction Fund:	Overnight	0.010%			\$11,860.26
				ADJ: Outstanding Requisitions	\$0.00
				Balance at 4/30/17	<u>\$11,860.26</u>

East Homestead

Community Development District

Series 2013 Special Assessment Revenue Bonds

1. Recap of Capital Project Fund Activity Through April 30, 2017

Opening Balance in Construction Account	\$11,129,398.95
Source of Funds: Interest Earned	\$3,176.88
Interfund Transfer In	(\$3,739.57)
Use of Funds:	
Disbursements: Clubhouse Purchase	(\$9,017,616.57)
Public ROW Improvements	(\$345,024.79)
Lake Fountains	(\$25,400.00)
Clubhouse Improvements	(\$305,126.21)
Clubhouse Equipment	(\$142,361.86)
Miscellaneous	(\$23,302.00)
Cost of Issuance	(\$525,059.63)
Adjusted Balance in Construction Account at April 30, 2017	\$744,945.20

2. Funds Available For Construction at April 30, 2017

Book Balance of Construction Fund at April 30, 2017	\$744,945.20
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3. Investments - Wells Fargo Bank

April 30, 2017	<u>Type</u>	<u>Yield</u>	<u>Due</u>	<u>Maturity</u>	<u>Principal</u>
Construction Fund:	Overnight	0.010%			\$806,317.45
				ADJ: Deposit/Prepaid	\$0.00
				ADJ: Outstanding Requisitions	(\$61,372.25)
				Balance at 4/30/17	\$744,945.20