

**EAST HOMESTEAD**  
**COMMUNITY DEVELOPMENT DISTRICT**  
**COMBINED BALANCE SHEET**  
September 30, 2016

	Major Funds			Total Governmental Funds
	General	Debt Service	Capital Projects	
<b>ASSETS:</b>				
Cash	\$108,534	---	---	\$108,534
Petty Cash	\$500	---	---	\$500
Due from Other Funds	\$25,800	\$7	---	\$25,807
Investment - State Board	\$1,689,386	---	---	\$1,689,386
Investments:				
<b>Series 2011B</b>				
Reserve B	---	\$116,178	---	\$116,178
Revenue B	---	\$1,406	---	\$1,406
Prepayment B	---	\$406,868	---	\$406,868
Deferred B	---	---	\$11,836	\$11,836
<b>Series 2013</b>				
Reserve A	---	\$399,141	---	\$399,141
Revenue A	---	\$562,691	---	\$562,691
Interest A	---	\$5	---	\$5
Sinking	---	\$1	---	\$1
Construction A	---	---	\$804,683	\$804,683
<b>Series 2015</b>				
Reserve A	---	\$138,982	---	\$138,982
Interest A	---	\$2	---	\$2
Revenue A	---	\$452,150	---	\$452,150
Deposits-Electric	\$14,369	---	---	\$14,369
Prepaid Expenses	\$30,494	---	\$9,500	\$39,994
<b>TOTAL ASSETS</b>	<u>\$1,869,082</u>	<u>\$2,077,431</u>	<u>\$826,019</u>	<u>\$4,772,532</u>
<b>LIABILITIES:</b>				
Accounts Payable	\$46,620	---	---	\$46,620
Due to Other Funds	\$7	---	\$25,800	\$25,807
<b>TOTAL LIABILITIES</b>	<u>\$46,628</u>	<u>\$0</u>	<u>\$25,800</u>	<u>\$72,428</u>
<b>FUND BALANCES:</b>				
Nonspendable:				
Deposits and prepaid items	\$44,863	---	9,500.00	\$54,363
Restricted:				
Debt Service	---	\$2,077,431	---	\$2,077,431
Capital Projects	---	---	\$790,719	\$790,719
Assigned	\$59,047	---	---	\$59,047
Unassigned	\$1,718,544	---	---	\$1,718,544
<b>TOTAL FUND BALANCES</b>	<u>\$1,822,455</u>	<u>\$2,077,431</u>	<u>\$800,219</u>	<u>\$4,700,104</u>
<b>TOTAL LIABILITIES &amp; FUND BALANCES</b>	<u>\$1,869,082</u>	<u>\$2,077,431</u>	<u>\$826,019</u>	<u>\$4,772,532</u>

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

Statement of Revenues, Expenditures, and Changes in Fund Balance  
For The Period Ending September 30, 2016

	ADOPTED BUDGET	PRORATED BUDGET THRU 9/30/16	ACTUAL THRU 9/30/16	VARIANCE
<b>REVENUES:</b>				
Maintenance Assessments	\$1,182,685	\$1,182,685	\$1,193,904	\$11,219
Developer Contributions	\$0	\$0	\$6,055	\$6,055
Interest Income	\$1,500	\$1,500	\$9,516	\$8,016
Clubhouse Income	\$10,000	\$10,000	\$29,809	\$19,809
Insurance Proceeds	\$0	\$0	\$27,194	\$27,194
<b>TOTAL REVENUES</b>	<b>\$1,194,185</b>	<b>\$1,194,185</b>	<b>\$1,266,478</b>	<b>\$72,293</b>

**EXPENDITURES:**

**ADMINISTRATIVE:**

Supervisors Fee	\$12,000	\$12,000	\$8,800	\$3,200
Fica Expense	\$918	\$918	\$673	\$245
Engineering	\$5,000	\$5,000	\$2,235	\$2,765
Attorney	\$30,000	\$30,000	\$22,732	\$7,268
Annual Audit	\$5,600	\$5,600	\$5,600	\$0
Trustee Fees	\$9,326	\$9,326	\$12,399	(\$3,073)
Dissemination Agent	\$2,500	\$2,500	\$2,500	\$0
Arbitrage	\$2,400	\$2,400	\$2,400	\$0
Assessment Roll	\$2,000	\$2,000	\$2,000	\$0
Management Fees	\$42,970	\$42,970	\$42,970	(\$0)
Computer Time	\$1,000	\$1,000	\$1,000	\$0
Telephone	\$200	\$200	\$83	\$117
Postage	\$650	\$650	\$1,528	(\$878)
Printing & Binding	\$1,500	\$1,500	\$2,051	(\$551)
Rentals & Leases	\$2,400	\$2,400	\$2,400	\$0
Insurance	\$7,823	\$7,823	\$7,053	\$770
Legal Advertising	\$600	\$600	\$691	(\$91)
Other Current Charges	\$1,000	\$1,000	\$830	\$170
Website Management	\$2,500	\$2,500	\$2,500	\$0
Office Supplies	\$300	\$300	\$262	\$38
Dues, Licenses	\$175	\$175	\$175	\$0
<b>TOTAL ADMINISTRATIVE</b>	<b>\$130,862</b>	<b>\$130,862</b>	<b>\$120,883</b>	<b>\$9,979</b>

**FIELD:**

Field Management	\$22,158	\$22,158	\$22,168	(\$10)
Parking Lot Monitoring Fees	\$9,684	\$9,684	\$8,877	\$807
Electricity	\$12,000	\$12,000	\$20,439	(\$8,439)
Landscape Maintenance	\$234,000	\$234,000	\$235,678	(\$1,678)
Landscape Materials	\$25,000	\$25,000	\$55,895	(\$30,895)
Irrigation Maint & Repairs	\$10,000	\$10,000	\$2,494	\$7,506
Janitorial Services	\$19,000	\$19,000	\$0	\$19,000
Lake Maintenance	\$10,000	\$10,000	\$8,900	\$1,100
Pressure Washing	\$10,000	\$10,000	\$10,750	(\$750)
Lights Repair and Maintenance	\$5,000	\$5,000	\$6,662	(\$1,662)
Monuments Maintenance/Repairs	\$12,000	\$12,000	\$1,336	\$10,664
Sign/Decor Maintenance	\$9,600	\$9,600	\$7,449	\$2,151
Stormwater Services	\$7,000	\$7,000	\$3,925	\$3,075
Holiday Lighting	\$14,000	\$14,000	\$8,108	\$5,892
Special Projects	\$100,930	\$100,930	\$0	\$100,930
Contingency	\$17,000	\$17,000	\$3,169	\$13,831
<b>TOTAL FIELD</b>	<b>\$517,372</b>	<b>\$517,372</b>	<b>\$395,850</b>	<b>\$121,522</b>

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

Statement of Revenues, Expenditures, and Changes in Fund Balance  
For The Period Ending September 30, 2016

	ADOPTED BUDGET	PRORATED BUDGET THRU 9/30/16	ACTUAL THRU 9/30/16	VARIANCE
<b>CLUBHOUSE</b>				
Access Control	\$2,000	\$2,000	\$2,390	(\$390)
Alarm Monitoring	\$1,500	\$1,500	\$1,321	\$179
Air Conditioning Maint Contract	\$1,500	\$1,500	\$4,220	(\$2,720)
Fitness Equipment Maintenance	\$2,000	\$2,000	\$3,597	(\$1,597)
Electric	\$52,000	\$52,000	\$63,956	(\$11,956)
Cable/Internet Services	\$3,600	\$3,600	\$2,412	\$1,188
Insurance	\$25,919	\$25,919	\$24,342	\$1,577
Landscape Maintenance	\$28,710	\$28,710	\$27,068	\$1,643
Landscape Replacement	\$6,200	\$6,200	\$15,812	(\$9,612)
Irrigation Maintenance	\$2,100	\$2,100	\$0	\$2,100
Office Equipment Maintenance	\$2,000	\$2,000	\$0	\$2,000
Janitorial Supplies	\$5,000	\$5,000	\$5,428	(\$428)
Management Fees	\$12,000	\$12,000	\$12,000	\$0
Office Supplies/Clubhouse Supplies	\$6,500	\$6,500	\$2,703	\$3,797
Onsite Club Management Fees	\$176,070	\$176,070	\$175,373	\$698
Pest Control	\$2,500	\$2,500	\$895	\$1,605
Pool & Spa Maintenance	\$55,000	\$55,000	\$54,671	\$329
Permits	\$600	\$600	\$1,781	(\$1,181)
Pool Monitoring	\$17,700	\$17,700	\$16,225	\$1,475
Printing and Postage	\$5,000	\$5,000	\$0	\$5,000
Repairs and Maintenance	\$5,000	\$5,000	\$42,597	(\$37,597)
Special Events	\$6,000	\$6,000	\$1,095	\$4,905
Security-Roving Guard	\$2,000	\$2,000	\$1,512	\$488
Telephone	\$1,500	\$1,500	\$2,215	(\$715)
Trash Collection	\$3,000	\$3,000	\$6,870	(\$3,870)
Water & Sewer	\$2,500	\$2,500	\$1,866	\$634
Contingency	\$9,225	\$9,225	\$41,356	(\$32,131)
Replacements	\$21,604	\$21,604	\$727	\$20,877
Operating Reserve	\$146,271	\$146,271	\$0	\$146,271
<b>TOTAL CLUBHOUSE</b>	<b>\$604,999</b>	<b>\$604,999</b>	<b>\$512,432</b>	<b>\$92,567</b>
<b>TOTAL EXPENDITURES</b>	<b>\$1,253,233</b>	<b>\$1,253,233</b>	<b>\$1,029,164</b>	<b>\$224,068</b>
<b>EXCESS REVENUES (EXPENDITURES)</b>	<b>(\$59,047)</b>		<b>\$237,314</b>	
<b>FUND BALANCE - Beginning</b>	<b>\$59,047</b>		<b>\$1,585,141</b>	
<b>FUND BALANCE - Ending</b>	<b>\$0</b>		<b>\$1,822,455</b>	

# EAST HOMESTEAD

## COMMUNITY DEVELOPMENT DISTRICT

### DEBT SERVICE FUND - SERIES 2011B

Statement of Revenues, Expenditures, and Changes in Fund Balance  
For The Period Ending September 30, 2016

	ADOPTED BUDGET	PRORATED THRU 9/30/16	ACTUAL THRU 9/30/16	VARIANCE
<b>REVENUES:</b>				
Interest Income	\$0	\$0	\$808	\$808
Special Assessments - Direct B	\$490,124	\$490,124	\$476,272	(\$13,852)
Special Assessments - Prepayments	\$0	\$0	\$1,609,021	\$1,609,021
<b>TOTAL REVENUES</b>	<b>\$490,124</b>	<b>\$490,124</b>	<b>\$2,086,101</b>	<b>\$1,595,977</b>
<b>EXPENDITURES:</b>				
<b>Series 2011B</b>				
Interest - 11/1	\$248,131	\$248,131	\$248,131	(\$0)
Interest - 2/1	\$0	\$0	\$5,891	(\$5,891)
Interest - 5/1	\$248,131	\$248,131	\$221,306	\$26,825
Interest - 8/1	\$0	\$0	\$6,616	(\$6,616)
Special Call - 11/1	\$0	\$0	\$415,000	(\$415,000)
Special Call - 2/1	\$0	\$0	\$325,000	(\$325,000)
Special Call - 5/1	\$0	\$0	\$650,000	(\$650,000)
Special Call - 8/1	\$0	\$0	\$365,000	(\$365,000)
<b>TOTAL EXPENDITURES</b>	<b>\$496,263</b>	<b>\$496,263</b>	<b>\$2,236,944</b>	<b>(\$1,740,681)</b>
<b>EXCESS REVENUES (EXPENDITURES)</b>	<b>(\$6,138)</b>		<b>(\$150,843)</b>	
<b>FUND BALANCE - Beginning</b>	<b>\$6,138</b>		<b>\$675,295</b>	
<b>FUND BALANCE - Ending</b>	<b>\$0</b>		<b>\$524,452</b>	

**EAST HOMESTEAD**  
**COMMUNITY DEVELOPMENT DISTRICT**  
**DEBT SERVICE FUND - SERIES 2013**  
Statement of Revenues, Expenditures, and Changes in Fund Balance  
For The Period Ending September 30, 2016

	ADOPTED BUDGET	PRORATED THRU 9/30/16	ACTUAL THRU 9/30/16	VARIANCE
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**REVENUES:**

Interest Income	\$0	\$0	\$1,358	\$1,358
Special Assessments A	\$811,685	\$811,685	\$821,074	\$9,388
<b>TOTAL REVENUES</b>	<b>\$811,685</b>	<b>\$811,685</b>	<b>\$822,432</b>	<b>\$10,746</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	\$295,622	\$295,622	\$0
<b>TOTAL EXPENDITURES</b>	<b>\$790,266</b>	<b>\$790,266</b>	<b>\$790,266</b>	<b>(\$0)</b>

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

Dissemination	(\$1,250)	(\$1,250)	\$0	\$1,250
Arbitrage	(\$1,200)	(\$1,200)	(\$1,200)	\$0
Trustee Fees	(\$4,128)	(\$4,128)	(\$3,994)	\$135
<b>TOTAL OTHER FINANCING SOURCES &amp; (USES)</b>	<b>(\$6,578)</b>	<b>(\$6,578)</b>	<b>(\$5,194)</b>	<b>\$1,385</b>

<b>EXCESS REVENUES (EXPENDITURES)</b>			<b>\$26,973</b>	
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FUND BALANCE - Beginning	\$534,813		\$934,110	
FUND BALANCE - Ending	\$549,655	\$549,655	\$961,083	\$961,083

# EAST HOMESTEAD

## COMMUNITY DEVELOPMENT DISTRICT

### DEBT SERVICE FUND - SERIES 2015

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending September 30, 2016

	ADOPTED BUDGET	PRORATED THRU 9/30/16	ACTUAL THRU 9/30/16	VARIANCE
<b>REVENUES:</b>				
Interest Income	\$0	\$0	\$1,294	\$1,294
Special Assessments A	\$1,389,817	\$1,389,817	\$1,405,902	\$16,086
<b>TOTAL REVENUES</b>	<b>\$1,389,817</b>	<b>\$1,389,817</b>	<b>\$1,407,196</b>	<b>\$17,380</b>
<b>EXPENDITURES:</b>				
<i>Series 2015</i>				
Interest - 11/1	\$416,269	\$416,269	\$518,023	(\$101,755)
Interest - 05/1	\$416,269	\$416,269	\$416,269	\$0
Principal - 11/01	\$560,000	\$560,000	\$560,000	\$0
<b>TOTAL EXPENDITURES</b>	<b>\$1,392,538</b>	<b>\$1,392,538</b>	<b>\$1,494,292</b>	<b>(\$101,755)</b>
<b>EXCESS REVENUES (EXPENDITURES)</b>	<b>(\$2,721)</b>		<b>(\$87,096)</b>	
<b>FUND BALANCE - Beginning</b>	<b>\$503,549</b>		<b>\$678,992</b>	
<b>FUND BALANCE - Ending</b>	<b>\$500,828</b>		<b>\$591,896</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)
	February 1, 2016 (Special Call)	(\$325,000.00)
	May 1, 2016 (Special Call)	(\$650,000.00)
	August 1, 2016 (Special Call)	(\$365,000.00)
<b>Current Bonds Outstanding</b>		<b>\$5,090,000.00</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)	(\$560,000.00)
<b>Current Bonds Outstanding</b>		<b>\$17,995,000.00</b>

<b>Total Current Bonds Outstanding</b>		<b>\$34,495,000.00</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 September 30, 2016

	ADOPTED BUDGET	PRORATED THRU 9/30/16	ACTUAL THRU 9/30/16	VARIANCE
<b><u>REVENUES:</u></b>				
Interest Income	\$0	\$0	\$17	\$17
<b>TOTAL REVENUES</b>	<b>\$0</b>	<b>\$0</b>	<b>\$17</b>	<b>\$17</b>
<b><u>EXPENDITURES:</u></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><u>OTHER FINANCING SOURCES/(USES):</u></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>\$17</b>	
<b>FUND BALANCE - Beginning</b>			<b>\$11,819</b>	
<b>FUND BALANCE - Ending</b>			<b>\$11,836</b>	

# EAST HOMESTEAD

## COMMUNITY DEVELOPMENT DISTRICT CAPITAL PROJECTS FUND - SERIES 2013

Statement of Revenues, Expenditures and Changes in Fund Balance  
For The Period Ending September 30, 2016

	ADOPTED BUDGET	PRORATED THRU 9/30/16	ACTUAL THRU 9/30/16	VARIANCE
<b>REVENUES:</b>				
Interest Income	\$0	\$0	\$1,248	\$1,248
<b>TOTAL REVENUES</b>	<b>\$0</b>	<b>\$0</b>	<b>\$1,248</b>	<b>\$1,248</b>
<b>EXPENDITURES:</b>				
Capital Outlay A	\$0	\$0	\$139,856	(\$139,856)
<b>TOTAL EXPENDITURES</b>	<b>\$0</b>	<b>\$0</b>	<b>\$139,856</b>	<b>(\$139,856)</b>
<b>EXCESS REVENUES (EXPENDITURES)</b>			<b>(\$138,608)</b>	
FUND BALANCE - Beginning			\$926,991	
FUND BALANCE - Ending			\$788,383	

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

**1. Recap of Capital Project Fund Activity Through September 30, 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	\$1,186,596.08
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 September 30, 2016</b>		<b><u><u>\$11,835.54</u></u></b>

**2. Funds Available For Construction at September 30, 2016**

Book Balance of Construction Fund at September 30, 2016 \$11,835.54

**3. Investments - US Bank**

<u>September 30, 2016</u>	<u>Type</u>	<u>Yield</u>	<u>Due</u>	<u>Maturity</u>	<u>Principal</u>
Construction Fund:	Overnight	0.010%			\$11,835.54
					ADJ: Outstanding Requisitions <u>\$0.00</u>
					Balance at 9/30/16 <b><u><u>\$11,835.54</u></u></b>

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

**1. Recap of Capital Project Fund Activity Through September 30, 2016**

Opening Balance in Construction Account	\$11,129,398.95
Source of Funds: Interest Earned	\$1,542.68
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	(\$285,453.96)
Clubhouse Equipment	(\$142,361.86)
Miscellaneous	(\$23,302.00)
Cost of Issuance	(\$525,059.63)
<b>Adjusted Balance in Construction Account at September 30, 2016</b>	<b><u><u>\$788,383.25</u></u></b>

**2. Funds Available For Construction at September 30, 2016**

Book Balance of Construction Fund at September 30, 2016	\$788,383.25
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**3. Investments - Wells Fargo Bank**

<u>September 30, 2016</u>	<u>Type</u>	<u>Yield</u>	<u>Due</u>	<u>Maturity</u>	<u>Principal</u>
Construction Fund:	Overnight	0.010%			\$804,683.25
				ADJ: Deposit/Prepaid	\$9,500.00
				ADJ: Outstanding Requisitions	(\$25,800.00)
				Balance at 9/30/16	<b><u><u>\$788,383.25</u></u></b>