

# Spencer Creek Community Development District

Financial Statements  
(Unaudited)

Period Ending  
July 31, 2021



District Management Services, LLC  
2005 Pan Am Circle ~ Suite 300 ~ Tampa, Florida 33607  
Phone (813) 873-7300 ~ Fax (813) 873-7070

Spencer Creek CDD

Balance Sheet

As of 7/31/2021

(In Whole Numbers)

	General Fund	Debt Service Fund Series 2019	Capital Projects Fund Series 2019	General Fixed Assets -Account Group	General Long Term Debt	Total
<b>Assets</b>						
Cash - Operating Account	47,837	0	0	0	0	47,837
Revenue Series 2019 7000	0	1	0	0	0	1
Interest Series 2019 7001	0	0	0	0	0	0
Sinking Fund Series 2019 7002	0	0	0	0	0	0
Reserve Series 2019 7003	0	268,006	0	0	0	268,006
Acquisition & Construction S2019 7005	0	0	9	0	0	9
Cost of Issuance S2019 7006	0	0	0	0	0	0
General Account Series 2019 7007	0	0	0	0	0	0
Accounts Receivable - Other	0	0	0	0	0	0
Due From Developer	0	0	0	0	0	0
Prepaid Expenses	0	0	0	0	0	0
Prepaid General Liability Insurance	0	0	0	0	0	0
Prepaid Public Officials Insurance	0	0	0	0	0	0
Prepaid Trustee Fees	2,694	0	0	0	0	2,694
Construction Work In Progress	0	0	0	7,513,667	0	7,513,667
Amount Available - Debt Service	0	0	0	0	738,545	738,545
Amount To Be Provided - Debt Service	0	0	0	0	7,321,455	7,321,455
<b>Total Assets</b>	<b>50,531</b>	<b>268,008</b>	<b>9</b>	<b>7,513,667</b>	<b>8,060,000</b>	<b>15,892,214</b>
<b>Liabilities</b>						
Accounts Payable	0	0	0	0	0	0
Due To Debt Service Fund	0	0	0	0	0	0
Accrued Expenses Payable	0	0	0	0	0	0
Due To Developer	5,170	0	0	0	0	5,170
Revenue Bond Payable Series 2019	0	0	0	0	8,060,000	8,060,000
<b>Total Liabilities</b>	<b>5,170</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>8,060,000</b>	<b>8,065,170</b>
<b>Fund Equity &amp; Other Credits</b>						
Fund Balance - All Other Reserves	0	536,746	251,995	0	0	788,740
Retained Earnings - Reserved	0	0	0	0	0	0
Fund Balance - Unreserved	(7,731)	0	0	0	0	(7,731)
Investments In General Fixed Assets	0	0	0	7,513,667	0	7,513,667
Other	53,092	(268,738)	(251,986)	0	0	(467,632)
<b>Total Fund Equity &amp; Other Credits</b>	<b>45,360</b>	<b>268,008</b>	<b>9</b>	<b>7,513,667</b>	<b>0</b>	<b>7,827,044</b>
<b>Total Liabilities &amp; Fund Equity</b>	<b>50,531</b>	<b>268,008</b>	<b>9</b>	<b>7,513,667</b>	<b>8,060,000</b>	<b>15,892,214</b>

**Spencer Creek CDD**  
Statement of Revenues and Expenditures  
001 - General Fund  
From 10/1/2020 Through 7/31/2021  
(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
<b>Revenues</b>				
Special Assessments - Service Charges				
Operations & Maintenance	81,123	81,998	874	1 %
Assessments - Off Roll				
Contributions & Donations From Private Sources				
Developer Contributions	179,139	20,544	(158,594)	(89)%
<b>Total Revenues</b>	<b>260,262</b>	<b>102,542</b>	<b>(157,720)</b>	<b>(61)%</b>
<b>Expenditures</b>				
Legislative				
Supervisor Fees	0	600	(600)	0 %
Financial & Administrative				
District Manager	30,000	15,000	15,000	50 %
District Engineer	3,000	654	2,346	78 %
Disclosure Report	8,400	900	7,500	89 %
Trustee Fees	8,000	3,367	4,633	58 %
Accounting Services	9,000	0	9,000	100 %
Auditing Services	5,400	3,926	1,474	27 %
Postage, Phone, Faxes, Copies	500	73	427	85 %
Public Officials Insurance	2,537	2,421	116	5 %
Legal Advertising	2,500	1,056	1,444	58 %
Bank Fees	250	15	235	94 %
Dues, Licenses, & Fees	175	298	(123)	(70)%
Website Administration	1,500	1,250	250	17 %
Email Hosting Vendor	600	0	600	100 %
ADA Website Compliance	1,500	1,500	0	0 %
Legal Council				
District Counsel	5,000	2,325	2,676	54 %
Utility Services				
Electric Services - All Others	55,000	0	55,000	100 %
Water - Sewer Combination Services				
Water Utility Services	6,000	0	6,000	100 %
Other Physical Environment				
Waterway Management System	6,000	11,060	(5,060)	(84)%
General Liability & Property Casualty Insurance	7,500	2,960	4,540	61 %
Monument, Entrance & Wall Maintenance & Repair	1,000	0	1,000	100 %
Landscape Maintenance - Contract	86,600	2,046	84,554	98 %
Plant Replacement Program	2,000	0	2,000	100 %
Mulch & Tree Trimming	10,000	0	10,000	100 %
Irrigation Maintenance	1,500	0	1,500	100 %
Pool Maintenance - Contrat	2,750	0	2,750	100 %
Pool Maintenance - Other	500	0	500	100 %
Amenity Center Pest Control	300	0	300	100 %
Amenity Center Cleaning & Supplies	1,750	0	1,750	100 %
Amenity Center Maintenance & Repair	1,000	0	1,000	100 %

**Spencer Creek CDD**  
Statement of Revenues and Expenditures  
001 - General Fund  
From 10/1/2020 Through 7/31/2021  
(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Total Expenditures	<u>260,262</u>	<u>49,450</u>	<u>210,812</u>	<u>82 %</u>
Excess Revenues Over (Under) Expenses	<u>0</u>	<u>53,092</u>	<u>53,092</u>	<u>0 %</u>
Fund Balance, Beginning of Period	<u>0</u>	<u>(7,731)</u>	<u>(7,731)</u>	<u>0 %</u>
Fund Balance, End of Period	<u>0</u>	<u>45,360</u>	<u>45,360</u>	<u>0 %</u>

**Spencer Creek CDD**  
Statement of Revenues and Expenditures  
200 - Debt Service Fund Series 2019  
From 10/1/2020 Through 7/31/2021  
(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Revenues				
Special Assessments - Capital Improvements				
Debt Service Assessmetns - Off Roll	533,638	535,433	1,795	0 %
Interest Earnings				
Interest Earnings	0	26	26	0 %
Total Revenues	<u>533,638</u>	<u>535,459</u>	<u>1,821</u>	<u>0 %</u>
Expenditures				
Debt Service Payments				
Interest Payment	398,638	401,169	(2,531)	(1)%
Principal Payment	135,000	135,000	0	0 %
Total Expenditures	<u>533,638</u>	<u>536,169</u>	<u>(2,531)</u>	<u>(0)%</u>
Other Financing Sources				
Interfund Transfer				
Interfund Transfer	0	(268,028)	(268,028)	0 %
Total Other Financing Sources	<u>0</u>	<u>(268,028)</u>	<u>(268,028)</u>	<u>0 %</u>
Excess Revenues Over (Under) Expenses	0	(268,738)	(268,738)	0 %
Fund Balance, Beginning of Period	0	536,746	536,746	0 %
Fund Balance, End of Period	<u>0</u>	<u>268,008</u>	<u>268,008</u>	<u>0 %</u>

**Spencer Creek CDD**  
Statement of Revenues and Expenditures  
300 - Capital Projects Fund Series 2019  
From 10/1/2020 Through 7/31/2021  
(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Revenues				
Interest Earnings				
Interest Earnings	0	8	8	0 %
Total Revenues	0	8	8	0 %
Expenditures				
Other Physical Environment				
Investments Other Than Buildings	0	520,022	(520,022)	0 %
Total Expenditures	0	520,022	(520,022)	0 %
Other Financing Sources				
Interfund Transfer				
Interfund Transfer	0	268,028	268,028	0 %
Total Other Financing Sources	0	268,028	268,028	0 %
Excess Revenues Over (Under) Expenses	0	(251,986)	(251,986)	0 %
Fund Balance, Beginning of Period	0	251,995	251,995	0 %
Fund Balance, End of Period	0	9	9	0 %

**Spencer Creek CDD**  
 Statement of Revenues and Expenditures  
 900 - General Fixed Assets -Account Group  
 From 10/1/2020 Through 7/31/2021  
 (In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Fund Balance, Beginning of Period	0	7,513,667	7,513,667	0 %
Fund Balance, End of Period	0	7,513,667	6,993,645	0 %

Spencer Creek CDD  
Reconcile Cash Accounts

Summary

Cash Account: 10101 Cash - Operating Account  
Reconciliation ID: 07/31/2021  
Reconciliation Date: 7/31/2021  
Status: Locked

Bank Balance	47,836.88
Less Outstanding Checks/Vouchers	0.00
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	47,836.88
Balance Per Books	<u>47,836.88</u>
Unreconciled Difference	<u><u>0.00</u></u>

Click the Next Page toolbar button to view details.



Spencer Creek CDD  
Reconcile Cash Accounts

Detail

Cash Account: 10101 Cash - Operating Account

Reconciliation ID: 07/31/2021

Reconciliation Date: 7/31/2021

Status: Locked

Cleared Checks/Vouchers

<u>Document Number</u>	<u>Document Date</u>	<u>Document Description</u>	<u>Document Amount</u>	<u>Payee</u>
1110	7/1/2021	System Generated Check/Voucher	1,636.76	Meritus Districts
1111	7/8/2021	System Generated Check/Voucher	1,900.00	Grau and Associates
1112	7/15/2021	System Generated Check/Voucher	682.00	HC Property Maintenance
1113	7/15/2021	System Generated Check/Voucher	765.00	Sitex Aquatics
1114	7/15/2021	System Generated Check/Voucher	418.50	Straley Robin Vericker
1115	7/22/2021	System Generated Check/Voucher	30.00	Alphagraphics Tampa 671
Cleared Checks/Vouchers			<u>5,432.26</u>	