

# Spencer Creek Community Development District

Financial Statements  
(Unaudited)

Period Ending  
June 30, 2024

Prepared by:



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**SPENCER CREEK COMMUNITY DEVELOPMENT DISTRICT**

**Balance Sheet**

As of June 30, 2024

*(In Whole Numbers)*

ACCOUNT DESCRIPTION	GENERAL FUND	SERIES 2019			TOTAL
		SERIES 2019 DEBT SERVICE FUND	CAPITAL PROJECTS FUND	GENERAL FIXED ASSETS FUND	
<b>ASSETS</b>					
Cash - Operating Account	\$ 143,869	\$ -	\$ -	\$ -	\$ 143,869
Cash in Transit	-	7,395	-	-	7,395
Accounts Receivable - Other	3,283	-	-	-	3,283
Due From Other Funds	-	10,001	27	-	10,028
Investments:					
Prepayment Account	-	30	-	-	30
Reserve Fund	-	268,006	-	-	268,006
Revenue Fund	-	225,061	-	-	225,061
Prepaid Items	30	-	-	-	30
Utility Deposits - TECO	7,549	-	-	-	7,549
Fixed Assets					
Construction Work In Process	-	-	-	7,513,667	7,513,667
Amount Avail In Debt Services	-	-	-	738,545	738,545
Amount To Be Provided	-	-	-	6,983,401	6,983,401
<b>TOTAL ASSETS</b>	<b>\$ 154,731</b>	<b>\$ 510,493</b>	<b>\$ 27</b>	<b>\$ 7,513,667</b>	<b>\$ 15,900,864</b>
<b>LIABILITIES</b>					
Accounts Payable	\$ 25,200	\$ 7,395	\$ -	\$ -	\$ 32,595
Bonds Payable	-	-	-	7,721,947	7,721,947
Due To Other Funds	10,028	-	-	-	10,028
<b>TOTAL LIABILITIES</b>	<b>35,228</b>	<b>7,395</b>	<b>-</b>	<b>7,721,947</b>	<b>7,764,570</b>

**SPENCER CREEK COMMUNITY DEVELOPMENT DISTRICT**

**Balance Sheet**

As of June 30, 2024

*(In Whole Numbers)*

ACCOUNT DESCRIPTION	GENERAL FUND	SERIES 2019			GENERAL LONG-TERM DEBT FUND	TOTAL
		SERIES 2019 DEBT SERVICE FUND	CAPITAL PROJECTS FUND	GENERAL FIXED ASSETS FUND		
<b><u>FUND BALANCES</u></b>						
Nonspendable:						
Prepaid Items	30	-	-	-	-	30
Restricted for:						
Debt Service	-	503,098	-	-	-	503,098
Capital Projects	-	-	27	-	-	27
Unassigned:	119,473	-	-	7,513,667	(1)	7,633,139
<b>TOTAL FUND BALANCES</b>	<b>119,503</b>	<b>503,098</b>	<b>27</b>	<b>7,513,667</b>	<b>(1)</b>	<b>8,136,294</b>
<b>TOTAL LIABILITIES &amp; FUND BALANCES</b>	<b>\$ 154,731</b>	<b>\$ 510,493</b>	<b>\$ 27</b>	<b>\$ 7,513,667</b>	<b>\$ 7,721,946</b>	<b>\$ 15,900,864</b>

**SPENCER CREEK COMMUNITY DEVELOPMENT DISTRICT**  
**Statement of Revenues, Expenditures and Changes in Fund Balances**  
For the Period Ending June 30, 2024  
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
<b>REVENUES</b>				
Interest - Investments	\$ -	\$ 2,465	\$ 2,465	0.00%
Rental Income	-	50	50	0.00%
Special Assmnts- Tax Collector	397,939	399,266	1,327	100.33%
Other Miscellaneous Revenues	-	600	600	0.00%
<b>TOTAL REVENUES</b>	<b>397,939</b>	<b>402,381</b>	<b>4,442</b>	<b>101.12%</b>
<b>EXPENDITURES</b>				
<b><u>Administration</u></b>				
Supervisor Fees	12,000	6,600	5,400	55.00%
Payroll-Part Time	35,000	-	35,000	0.00%
ProfServ-Trustee Fees	4,100	6,276	(2,176)	153.07%
Disclosure Report	4,200	3,150	1,050	75.00%
District Counsel	5,000	7,483	(2,483)	149.66%
District Engineer	5,000	266	4,734	5.32%
District Manager	30,000	23,598	6,402	78.66%
Accounting Services	12,000	6,750	5,250	56.25%
Auditing Services	4,100	-	4,100	0.00%
Website Compliance	1,500	1,500	-	100.00%
Email Hosting Vendor	600	-	600	0.00%
Annual Mailing	500	-	500	0.00%
Postage, Phone, Faxes, Copies	500	400	100	80.00%
Public Officials Insurance	2,819	2,788	31	98.90%
Legal Advertising	2,500	1,972	528	78.88%
Bank Fees	250	-	250	0.00%
Website Administration	1,500	1,125	375	75.00%
Dues, Licenses, Subscriptions	175	175	-	100.00%
<b>Total Administration</b>	<b>121,744</b>	<b>62,083</b>	<b>59,661</b>	<b>50.99%</b>
<b><u>Electric Utility Services</u></b>				
Utility - Electric	55,000	45,844	9,156	83.35%
<b>Total Electric Utility Services</b>	<b>55,000</b>	<b>45,844</b>	<b>9,156</b>	<b>83.35%</b>
<b><u>Water-Sewer Comb Services</u></b>				
Utility - Water	6,000	2,479	3,521	41.32%
<b>Total Water-Sewer Comb Services</b>	<b>6,000</b>	<b>2,479</b>	<b>3,521</b>	<b>41.32%</b>

**SPENCER CREEK COMMUNITY DEVELOPMENT DISTRICT**  
**Statement of Revenues, Expenditures and Changes in Fund Balances**  
For the Period Ending June 30, 2024  
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
<b><u>Other Physical Environment</u></b>				
Waterway Management	9,180	6,885	2,295	75.00%
Field Manager	12,000	7,400	4,600	61.67%
Amenity Center Cleaning & Supplies	9,000	4,550	4,450	50.56%
Contracts-Pools	11,640	8,730	2,910	75.00%
Amenity Center Pest Control	1,000	-	1,000	0.00%
Security Monitoring Services	1,500	1,392	108	92.80%
Telephone, Cable & Internet Service	1,800	773	1,027	42.94%
Insurance -Property & Casualty	18,000	21,821	(3,821)	121.23%
R&M-Other Landscape	2,000	-	2,000	0.00%
R&M-Pools	1,000	275	725	27.50%
Repairs & Maintenance	10,000	-	10,000	0.00%
Amenity Maintenance & Repairs	7,500	3,118	4,382	41.57%
R&M-Monument, Entrance & Wall	1,500	217	1,283	14.47%
Landscape Maintenance	104,075	76,197	27,878	73.21%
R&M-Security Cameras	3,000	-	3,000	0.00%
Plant Replacement Program	2,000	-	2,000	0.00%
R&M - Amenity Center	-	812	(812)	0.00%
Mulch & Tree Trimming	10,000	-	10,000	0.00%
Irrigation Maintenance	1,500	3,175	(1,675)	211.67%
Entry System-Key Fob	2,500	-	2,500	0.00%
Pool/Clubhouse Security	6,000	-	6,000	0.00%
<b>Total Other Physical Environment</b>	<b>215,195</b>	<b>135,345</b>	<b>79,850</b>	<b>62.89%</b>
<b>TOTAL EXPENDITURES</b>	<b>397,939</b>	<b>245,751</b>	<b>152,188</b>	<b>61.76%</b>
Excess (deficiency) of revenues				
Over (under) expenditures	-	156,630	156,630	0.00%
<b>FUND BALANCE, BEGINNING (OCT 1, 2023)</b>		<b>(37,127)</b>		
<b>FUND BALANCE, ENDING</b>		<b>\$ 119,503</b>		

**SPENCER CREEK COMMUNITY DEVELOPMENT DISTRICT**  
**Statement of Revenues, Expenditures and Changes in Fund Balances**  
For the Period Ending June 30, 2024  
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
<b><u>REVENUES</u></b>				
Interest - Investments	\$ -	\$ 20,075	\$ 20,075	0.00%
Special Assmnts- Tax Collector	532,606	536,084	3,478	100.65%
<b>TOTAL REVENUES</b>	<b>532,606</b>	<b>556,159</b>	<b>23,553</b>	<b>104.42%</b>
<b><u>EXPENDITURES</u></b>				
<b><u>Debt Service</u></b>				
Principal Debt Retirement	150,000	150,000	-	100.00%
Interest Expense	382,606	385,419	(2,813)	100.74%
<b>Total Debt Service</b>	<b>532,606</b>	<b>535,419</b>	<b>(2,813)</b>	<b>100.53%</b>
<b>TOTAL EXPENDITURES</b>	<b>532,606</b>	<b>535,419</b>	<b>(2,813)</b>	<b>100.53%</b>
Excess (deficiency) of revenues Over (under) expenditures	-	20,740	20,740	0.00%
<b>FUND BALANCE, BEGINNING (OCT 1, 2023)</b>		<b>482,358</b>		
<b>FUND BALANCE, ENDING</b>		<b>\$ 503,098</b>		

**SPENCER CREEK COMMUNITY DEVELOPMENT DISTRICT**  
**Statement of Revenues, Expenditures and Changes in Fund Balances**  
For the Period Ending June 30, 2024  
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
<b><u>REVENUES</u></b>				
<b>TOTAL REVENUES</b>	-	-	-	<b>0.00%</b>
<b><u>EXPENDITURES</u></b>				
<b>TOTAL EXPENDITURES</b>	-	-	-	<b>0.00%</b>
Excess (deficiency) of revenues Over (under) expenditures	-	-	-	0.00%
<b>FUND BALANCE, BEGINNING (OCT 1, 2023)</b>		<b>27</b>		
<b>FUND BALANCE, ENDING</b>		<b>\$ 27</b>		

**SPENCER CREEK COMMUNITY DEVELOPMENT DISTRICT**  
**Statement of Revenues, Expenditures and Changes in Fund Balances**  
For the Period Ending June 30, 2024  
General Fixed Assets Fund (900)  
*(In Whole Numbers)*

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<b><u>REVENUES</u></b>				
<b>TOTAL REVENUES</b>	-	-	-	<b>0.00%</b>
<b><u>EXPENDITURES</u></b>				
<b>TOTAL EXPENDITURES</b>	-	-	-	<b>0.00%</b>
Excess (deficiency) of revenues Over (under) expenditures	-	-	-	0.00%
<b>FUND BALANCE, BEGINNING (OCT 1, 2023)</b>		<b>7,513,667</b>		
<b>FUND BALANCE, ENDING</b>		<b><u>\$ 7,513,667</u></b>		



**SPENCER CREEK COMMUNITY DEVELOPMENT DISTRICT**  
**Statement of Revenues, Expenditures and Changes in Fund Balances**  
For the Period Ending June 30, 2024  
General Long-Term Debt Fund (950)  
*(In Whole Numbers)*

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<b><u>REVENUES</u></b>				
<b>TOTAL REVENUES</b>	-	-	-	<b>0.00%</b>
<b><u>EXPENDITURES</u></b>				
<b>TOTAL EXPENDITURES</b>	-	-	-	<b>0.00%</b>
Excess (deficiency) of revenues Over (under) expenditures	-	-	-	0.00%
<b>FUND BALANCE, BEGINNING (OCT 1, 2023)</b>		<b>(1)</b>		
<b>FUND BALANCE, ENDING</b>		<b><u>\$ (1)</u></b>		

# Bank Account Statement

Spencer Creek CDD

Wednesday, July 24, 2024

Page 1  
JSCIORTINO

**Bank Account No.** 9015  
**Statement No.** 06-24  
**Statement Date** 06/30/2024

<b>GL Balance (LCY)</b>	143,869.30
<b>GL Balance</b>	143,869.30
<b>Positive Adjustments</b>	0.00
<b>Subtotal</b>	143,869.30
<b>Negative Adjustments</b>	0.00
<b>Ending G/L Balance</b>	143,869.30

<b>Statement Balance</b>	144,099.33
<b>Outstanding Deposits</b>	-30.03
<b>Subtotal</b>	144,069.30
<b>Outstanding Checks</b>	-200.00
<b>Ending Balance</b>	143,869.30

Posting Date	Document Type	Document No.	Description	Amount	Cleared Amount	Difference
<b>Deposits</b>						
06/14/2024		TAX COLL	Hillsborough County Tax Collector	12,903.21	12,903.21	0.00
<b>Total Deposits</b>				12,903.21	12,903.21	0.00
<b>Checks</b>						
05/30/2024	Payment	1478	Check for Vendor V00005	-1,112.50	-1,112.50	0.00
05/30/2024	Payment	1479	Check for Vendor V00013	-650.00	-650.00	0.00
05/30/2024	Payment	1480	Check for Vendor V00014	-1,715.00	-1,715.00	0.00
05/30/2024	Payment	1481	Check for Vendor V00028	-4,256.13	-4,256.13	0.00
06/06/2024	Payment	1482	Check for Vendor V00003	-275.00	-275.00	0.00
06/06/2024	Payment	1483	Check for Vendor V00025	-4,725.00	-4,725.00	0.00
06/06/2024	Payment	1484	Check for Vendor V00040	-970.00	-970.00	0.00
06/10/2024	Payment	1485	Check for Vendor V00044	-812.00	-812.00	0.00
06/21/2024	Payment	1487	Check for Vendor V00039	-200.00	-200.00	0.00
06/17/2024	Payment	DD187	Payment of Invoice 000837	-726.83	-726.83	0.00
06/17/2024	Payment	DD188	Payment of Invoice 000838	-4,821.88	-4,821.88	0.00
06/17/2024	Payment	DD189	Payment of Invoice 000839	-25.15	-25.15	0.00
06/17/2024	Payment	DD190	Payment of Invoice 000841	-24.62	-24.62	0.00
06/17/2024	Payment	DD191	Payment of Invoice 000819	-1,330.38	-1,330.38	0.00
06/17/2024	Payment	DD192	Payment of Invoice 000850	-139.97	-139.97	0.00
<b>Total Checks</b>				-21,784.46	-21,784.46	0.00
<b>Outstanding Checks</b>						
06/21/2024	Payment	1486	Check for Vendor V00017			-200.00
<b>Total Outstanding Checks</b>						-200.00
<b>Outstanding Deposits</b>						
05/28/2024		JE000313	TECO ELECTRIC 9039 PAID BY CHECK &			-30.03

# Bank Account Statement

Spencer Creek CDD

Wednesday, July 24, 2024

Page 2

JSCIORTINO

**Bank Account No.** 9015  
**Statement No.** 06-24  
**Statement Date** 06/30/2024

**Total Outstanding Deposits**

-30.03