

# Timber Creek Community Development District

Financial Statements  
(Unaudited)

Period Ending  
April 30, 2021



Meritus Districts  
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# Timber Creek CDD

## Balance Sheet

As of 4/30/2021  
(In Whole Numbers)

	General Fund	Debt Service Fund -- Series 2018	Debt Service Fund - Series 2020	Capital Projects Fund -- Series 2018	Capital Projects Fund - Series 2020	General Fixed Assets Account Group	General Long-Term Debt	Total
<b>Assets</b>								
Cash-Operating Account	230,620	0	0	0	0	0	0	230,620
Bank-Investment Revenue 2018 (8000)	0	305,935	0	0	0	0	0	305,935
Bank-Investment Interest 2018 (8001)	0	169,922	0	0	0	0	0	169,922
Bank-Investment Reserve 2018 (8003)	0	233,375	0	0	0	0	0	233,375
Bank-Investment Sinking 2018 (8002)	0	0	0	0	0	0	0	0
Bank-Investment Constr Genl 2018 (8005)	0	0	0	12	0	0	0	12
Bank-Investment Constr Phase I 2018 (8006)	0	0	0	9	0	0	0	9
Bank-Investment Constr Amenity 2018 (8007)	0	0	0	0	0	0	0	0
Bank-Investment Costs of Issu 2018 (8008)	0	0	0	0	0	0	0	0
Bank-Investment Revenue 2020 (5000)	0	0	10,151	0	0	0	0	10,151
Bank-Investment Interest 2020 (5001)	0	0	9,250	0	0	0	0	9,250
Bank-Investment Sinking 2020 (5002)	0	0	5,000	0	0	0	0	5,000
Bank-Investment Reserve 2020 (5003)	0	0	5,000	0	0	0	0	5,000
Bank-Investment Prepayment (5004)	0	0	0	0	0	0	0	0
Bank-Investment Acqui & Construction 2020 (5005)	0	0	0	0	14	0	0	14
Bank-Investment Cost of Insurance 2020 (5006)	0	0	0	0	0	0	0	0
Due From Developer	0	0	0	0	0	0	0	0
Prepaid Professional Liability Insurance	0	0	0	0	0	0	0	0
Prepaid General Liability Insurance	0	0	0	0	0	0	0	0
Prepaid Trustees Fees	673	0	0	0	0	0	0	673
Construction Work-In-Progress	0	0	0	0	0	6,774,838	0	6,774,838
Amount Available-Debt Service	0	0	0	0	0	0	311,222	311,222
Amount To Be Provided-Debt Service	0	0	0	0	0	0	7,008,778	7,008,778
<b>Total Assets</b>	<b>231,293</b>	<b>709,232</b>	<b>29,401</b>	<b>21</b>	<b>14</b>	<b>6,774,838</b>	<b>7,320,000</b>	<b>15,064,799</b>
<b>Liabilities</b>								
Accounts Payable	4,214	0	0	0	0	0	0	4,214
Accounts Payable Other	0	0	0	0	0	0	0	0
Due To Debt Service Fund	0	0	0	0	0	0	0	0
Accrued Expenses Payable	0	0	0	0	0	0	0	0
Revenue Bonds Payable Series 2018	0	0	0	0	0	0	6,950,000	6,950,000
Revenue Bonds Payable Series 2020	0	0	0	0	0	0	370,000	370,000
<b>Total Liabilities</b>	<b>4,214</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>7,320,000</b>	<b>7,324,214</b>

Fund Equity & Other Credits

# Timber Creek CDD

## Balance Sheet

As of 4/30/2021

(In Whole Numbers)

	General Fund	Debt Service Fund -- Series 2018	Debt Service Fund - Series 2020	Capital Projects Fund -- Series 2018	Capital Projects Fund - Series 2020	General Fixed Assets Account Group	General Long-Term Debt	Total
Fund Balance-All Other Reserves	0	531,662	14,627	218	14	0	0	546,521
Fund Balance-Unreserved	89,524	0	0	0	0	0	0	89,524
Investment In General Fixed Assets	0	0	0	0	0	6,774,838	0	6,774,838
Unearned Revenue	0	0	0	0	0	0	0	0
Other	137,609	177,570	14,774	(197)	0	0	0	329,756
Total Fund Equity & Other Credits	<u>227,133</u>	<u>709,232</u>	<u>29,401</u>	<u>21</u>	<u>14</u>	<u>6,774,838</u>	<u>0</u>	<u>7,740,639</u>
Total Liabilities & Fund Equity	<u><u>231,347</u></u>	<u><u>709,232</u></u>	<u><u>29,401</u></u>	<u><u>21</u></u>	<u><u>14</u></u>	<u><u>6,774,838</u></u>	<u><u>7,320,000</u></u>	<u><u>15,064,853</u></u>

# Timber Creek CDD

## Statement of Revenues and Expenditures

001 - General Fund  
From 10/1/2020 Through 4/30/2021  
(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				
O&M Assmts - Tax Roll	242,675	244,137	1,462	1 %
Interest Earnings				
Interest Earnings	0	931	931	0 %
<b>Total Revenues</b>	<u>242,675</u>	<u>245,068</u>	<u>2,393</u>	<u>1 %</u>
<b>Expenditures</b>				
Legislative				
Supervisor Fees	6,000	400	5,600	93 %
Financial & Administrative				
District Management	27,000	14,500	12,500	46 %
District Engineer	4,000	355	3,645	91 %
Disclosure Report	8,400	900	7,500	89 %
Trustees Fees	6,750	5,051	1,699	25 %
Auditing Services	7,200	52	7,148	99 %
Postage, Phone, Faxes, Copies	150	391	(241)	(161)%
Public Officials Insurance	2,500	2,421	79	3 %
Legal Advertising	2,000	2,289	(289)	(14)%
Bank Fees	200	0	200	100 %
Dues, Licenses & Fees	175	175	0	0 %
Office Supplies	100	104	(4)	(4)%
Website Administration	1,800	1,050	750	42 %
ADA Website Compliance	1,500	1,500	0	0 %
Legal Counsel				
District Counsel	3,500	1,250	2,251	64 %
Utility Services				
Street Lights	50,000	0	50,000	100 %
Other Electric Services	8,000	24,829	(16,829)	(210)%
Water Utility Service	8,000	1,884	6,116	76 %
Garbage/Solid Waste Control Services				
Garbage Collection	2,400	0	2,400	100 %
Other Physical Environment				
Mulch	6,000	0	6,000	100 %
Pool Maintenance	9,000	2,600	6,400	71 %
Waterway Management System	6,000	5,585	415	7 %
Irrigation Maintenance	5,000	850	4,150	83 %
General, Property & Casualty Insurance	6,000	12,385	(6,385)	(106)%
Club Facility Maintenance	10,000	3,605	6,395	64 %
Landscape Maintenance	50,000	16,940	33,060	66 %
Miscellaneous Repairs & Maintenance	5,000	3,199	1,801	36 %
Plant Replacement Program	0	675	(675)	0 %

## Timber Creek CDD

### Statement of Revenues and Expenditures

001 - General Fund

From 10/1/2020 Through 4/30/2021

(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Landscape Maintenance Other	6,000	4,470	1,530	26 %
Total Expenditures	242,675	107,459	135,216	56 %
Excess Revenues Over (Under) Expenditures	0	137,609	137,609	0 %
Fund Balance, Beginning of Period				
Fund Balance-Unreserved	0	80,863	80,863	0 %
Total Fund Balance, Beginning of Period	0	80,863	80,863	0 %
Fund Balance, End of Period	0	218,472	218,472	0 %

## Timber Creek CDD

### Statement of Revenues and Expenditures

201 - Debt Service Fund -- Series 2018

From 10/1/2020 Through 4/30/2021

(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Revenues				
Special Assessments - Capital Improvement				
DS Assessments - Tax Roll	464,844	469,952	5,108	1 %
Interest Earnings				
Interest Earnings	0	15	15	0 %
Total Revenues	<u>464,844</u>	<u>469,967</u>	<u>5,123</u>	<u>1 %</u>
Expenditures				
Debt Service Payments				
Interest Payments	339,844	172,397	167,447	49 %
Principal Payments	<u>125,000</u>	<u>120,000</u>	<u>5,000</u>	<u>4 %</u>
Total Expenditures	<u>464,844</u>	<u>292,397</u>	<u>172,447</u>	<u>37 %</u>
Excess Revenues Over (Under) Expenditures	<u>0</u>	<u>177,570</u>	<u>177,570</u>	<u>0 %</u>
Fund Balance, Beginning of Period				
Fund Balance-All Other Reserves	0	454,490	454,490	0 %
Total Fund Balance, Beginning of Period	<u>0</u>	<u>454,490</u>	<u>454,490</u>	<u>0 %</u>
Fund Balance, End of Period	<u><u>0</u></u>	<u><u>632,060</u></u>	<u><u>632,060</u></u>	<u><u>0 %</u></u>

## Timber Creek CDD

### Statement of Revenues and Expenditures

202 - Debt Service Fund - Series 2020

From 10/1/2020 Through 4/30/2021

(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
<b>Revenues</b>				
Special Assessments - Capital Improvement				
DS Assessments - Tax Roll	23,375	24,024	649	3 %
Interest Earnings				
Interest Earnings	0	1	1	0 %
<b>Total Revenues</b>	<u>23,375</u>	<u>24,024</u>	<u>649</u>	<u>3 %</u>
<b>Expenditures</b>				
Debt Service Payments				
Interest Payments	18,375	9,250	9,125	50 %
Principal Payments	5,000	0	5,000	100 %
<b>Total Expenditures</b>	<u>23,375</u>	<u>9,250</u>	<u>14,125</u>	<u>60 %</u>
<b>Other Financing Sources</b>				
Interfund Transfer				
Interfund Transfer	0	0	(0)	0 %
<b>Total Other Financing Sources</b>	<u>0</u>	<u>0</u>	<u>(0)</u>	<u>0 %</u>
<b>Excess Revenues Over (Under) Expenditures</b>	<u>0</u>	<u>14,774</u>	<u>14,774</u>	<u>0 %</u>
<b>Fund Balance, Beginning of Period</b>				
Fund Balance-All Other Reserves				
	0	14,627	14,627	0 %
<b>Total Fund Balance, Beginning of Period</b>	<u>0</u>	<u>14,627</u>	<u>14,627</u>	<u>0 %</u>
<b>Fund Balance, End of Period</b>	<u><u>0</u></u>	<u><u>29,401</u></u>	<u><u>29,401</u></u>	<u><u>0 %</u></u>

## Timber Creek CDD

### Statement of Revenues and Expenditures

301 - Capital Projects Fund -- Series 2018

From 10/1/2020 Through 4/30/2021

(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Expenditures				
Other Physical Environment				
Improvements Other Than Buildings	0	197	(197)	0 %
Total Expenditures	<u>0</u>	<u>197</u>	<u>(197)</u>	<u>0 %</u>
Excess Revenues Over (Under) Expenditures	<u>0</u>	<u>(197)</u>	<u>(197)</u>	<u>0 %</u>
Fund Balance, Beginning of Period				
Fund Balance-All Other Reserves	0	218	218	0 %
Total Fund Balance, Beginning of Period	<u>0</u>	<u>218</u>	<u>218</u>	<u>0 %</u>
Fund Balance, End of Period	<u><u>0</u></u>	<u><u>21</u></u>	<u><u>21</u></u>	<u><u>0 %</u></u>



## Timber Creek CDD

### Statement of Revenues and Expenditures

302 - Capital Projects Fund - Series 2020

From 10/1/2020 Through 4/30/2021

(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Other Financing Sources				
Interfund Transfer				
Interfund Transfer	0	(0)	0	0 %
Total Other Financing Sources	0	(0)	0	0 %
Excess Revenues Over (Under) Expenditures	0	0	0	0 %
Fund Balance, Beginning of Period				
Fund Balance-All Other Reserves				
	0	14	14	0 %
Total Fund Balance, Beginning of Period	0	14	14	0 %
Fund Balance, End of Period	0	14	14	0 %

Timber Creek CDD  
Reconcile Cash Accounts

Summary

Cash Account: 10101 Cash-Operating Account  
Reconciliation ID: 04/30/2021  
Reconciliation Date: 4/30/2021  
Status: Locked

Bank Balance	230,619.53
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	230,619.53
Balance Per Books	<u>230,619.53</u>
Unreconciled Difference	<u><u>0.00</u></u>

Click the Next Page toolbar button to view details.

**Timber Creek CDD  
Reconcile Cash Accounts**

**Detail**

**Cash Account: 10101 Cash-Operating Account**

**Reconciliation ID: 04/30/2021**

**Reconciliation Date: 4/30/2021**

**Status: Locked**

**Cleared Checks/Vouchers**

<u>Document Number</u>	<u>Document Date</u>	<u>Document Description</u>	<u>Document Amount</u>	<u>Payee</u>
270	10/19/2020	System Generated Check/Voucher	259.57	Optimal Outsource
270	10/19/2020	System Generated Check/Voucher	(259.57)	Optimal Outsource
330	3/11/2021	System Generated Check/Voucher	200.00	Nicholas J. Dister
334	3/25/2021	System Generated Check/Voucher	280.00	Action Security, Inc.
336	4/1/2021	System Generated Check/Voucher	204.40	BOCC - Hillsborough County Water Resource Services
337	4/1/2021	System Generated Check/Voucher	2,259.78	Meritus Districts
338	4/1/2021	System Generated Check/Voucher	585.00	Neptune Multi Services LLC
339	4/1/2021	System Generated Check/Voucher	25.00	Spearem Enterprises, LLC
340	4/1/2021	System Generated Check/Voucher	274.50	Straley Robin Vericker
341	4/6/2021	Series 2018 FY21 Tax Dist ID 522	1,165.48	Timber Creek CDD
342	4/6/2021	Series 2020 FY21 Tax Dist ID 522	59.93	Timber Creek CDD
343	4/15/2021	System Generated Check/Voucher	239.67	Bright House Networks
344	4/15/2021	System Generated Check/Voucher	3,709.53	Tampa Electric
345	4/15/2021	System Generated Check/Voucher	2,693.75	US Bank
346	4/22/2021	System Generated Check/Voucher	390.60	Brandon Lock & Safe, Inc.
347	4/22/2021	System Generated Check/Voucher	1,170.00	Neptune Multi Services LLC
348	4/22/2021	System Generated Check/Voucher	259.57	Optimal Outsource
349	4/22/2021	System Generated Check/Voucher	380.00	Sitex Aquatics
350	4/22/2021	System Generated Check/Voucher	196.50	Stantec Consulting Services Inc.
351	4/22/2021	System Generated Check/Voucher	2,420.00	DBA Cornestone Solutions Group
Cleared Checks/Vouchers			16,513.71	
			16,513.71	

Timber Creek CDD  
Reconcile Cash Accounts

Detail

Cash Account: 10101 Cash-Operating Account  
Reconciliation ID: 04/30/2021  
Reconciliation Date: 4/30/2021  
Status: Locked

Cleared Deposits

<u>Document Number</u>	<u>Document Date</u>	<u>Document Description</u>	<u>Document Amount</u>	<u>Deposit Number</u>
CR133	4/6/2021	Tax Distribution - 04.06.21	<u>1,831.35</u>	
Cleared Deposits			<u>1,831.35</u>	