

Avelar Creek Community Development District

Financial Statements
(Unaudited)

Period Ending
March 31, 2019



Meritus Corporation
2005 Pan Am Circle ~ Suite 300 ~ Tampa, Florida 33607
Phone (813) 873-7300 ~ Fax (813) 873-7070

Avelar Creek CDD

Balance Sheet

As of 3/31/2019

(In Whole Numbers)

	General Fund	Debt Service Fund Series 2016	General Fixed Assets Account Group	General Long-Term Debt Account Group	TOTAL
Assets					
Cash-Operating Account	220,192	0	0	0	220,192
Investment - Revenue 2016 (1000)	0	296,556	0	0	296,556
Investment - Interest 2016 (1001)	0	0	0	0	0
Investment - Sinking 2016 (1003)	0	0	0	0	0
Investment - Reserve 2016 (1004)	0	144,675	0	0	144,675
Investment - Prepayment 2016 (1005)	0	255	0	0	255
Assessments Receivable - Tax Roll	0	0	0	0	0
Prepaid Expenses	0	0	0	0	0
Prepaid Insurance - Gen Liab	0	0	0	0	0
Prepaid Insurance - Professional Liability	0	0	0	0	0
Prepaid - Trustee Fees	0	0	0	0	0
Deposits - Electric	6,335	0	0	0	6,335
Deposits - Water	1,520	0	0	0	1,520
Land	0	0	933,218	0	933,218
Buildings	0	0	220,000	0	220,000
Improvements Other Than Buildings	0	0	8,344,302	0	8,344,302
Furniture, Fixtures & Equipment	0	0	55,087	0	55,087
Cost of Issuance	0	0	0	0	0
Other Fixed Assets	0	0	125,000	0	125,000
Amount Available-Debt Service	0	0	0	439,471	439,471
Amount To Be Provided-Debt Service	0	0	0	3,325,529	3,325,529
Other	0	0	0	0	0
Total Assets	228,047	441,485	9,677,607	3,765,000	14,112,139
Liabilities					
Accounts Payable	6,147	0	0	0	6,147
Accounts Payable - Other	0	0	0	0	0
Due To Debt Service Fund	0	0	0	0	0
Deferred Revenue	0	0	0	0	0
Accrued Expenses Payable	0	0	0	0	0
Sales Tax Payable	0	0	0	0	0
Deposits	1,050	0	0	0	1,050
Revenue Bonds Payable-2016	0	0	0	3,765,000	3,765,000
Other	0	0	0	0	0
Total Liabilities	7,197	0	0	3,765,000	3,772,197
Fund Equity & Other Credits Contributed Capital					
Fund Balance-All Other Reserves	0	220,729	0	0	220,729
Fund Balance-Unreserved	75,401	0	0	0	75,401
Investment In General Fixed Assets	0	0	9,677,607	0	9,677,607

Avelar Creek CDD

Balance Sheet

As of 3/31/2019

(In Whole Numbers)

	<u>General Fund</u>	<u>Debt Service Fund Series 2016</u>	<u>General Fixed Assets Account Group</u>	<u>General Long-Term Debt Account Group</u>	<u>TOTAL</u>
Other	<u>145,448</u>	<u>220,756</u>	<u>0</u>	<u>0</u>	<u>366,204</u>
Total Fund Equity & Other Credits Contributed Capital	<u>220,850</u>	<u>441,485</u>	<u>9,677,607</u>	<u>0</u>	<u>10,339,942</u>
Total Liabilities & Fund Equity	<u><u>228,047</u></u>	<u><u>441,485</u></u>	<u><u>9,677,607</u></u>	<u><u>3,765,000</u></u>	<u><u>14,112,139</u></u>

Avelar Creek CDD
Statement of Revenues and Expenditures

General Fund - 001
From 10/1/2018 Through 3/31/2019
(In Whole Numbers)

	Annual Budget	Current Period Actual	Current Period Budget Variance - Original	Percent Total Budget Remaining - Original
Revenues				
Special Assessments - Service Charges				
Operations & Maintenance Assmts-Tax Roll	356,942	358,117	1,175	0 %
Interest Earnings				
Interest Earnings	150	21	(129)	(86)%
Other Revenues				
Rental Revenue	1,445	465	(980)	(68)%
Undesignated Reserves	14,888	0	(14,888)	(100)%
Total Revenues	<u>373,425</u>	<u>358,603</u>	<u>(14,822)</u>	<u>(4)%</u>
Expenditures				
Legislative				
Supervisor Fees	6,000	1,600	4,400	73 %
Financial & Administrative				
Field Manager	12,000	6,825	5,175	43 %
District Manager	24,000	12,770	11,231	47 %
Recording Secretary	5,000	1,956	3,044	61 %
District Engineer	2,000	75	1,925	96 %
Disclosure Report	2,000	0	2,000	100 %
Trustees Fees	5,500	4,041	1,459	27 %
Accounting Services	26,000	11,180	14,820	57 %
Auditing Services	3,800	3,823	(23)	(1)%
Arbitrage Rebate Calculation	650	0	650	100 %
Postage, Phone, Faxes, Copies	700	179	521	74 %
Rentals & Leases	2,400	1,250	1,150	48 %
Public Officials Insurance	2,250	2,250	0	0 %
Legal Advertising	1,200	0	1,200	100 %
Bank Fees	350	41	309	88 %
Dues, Licenses & Fees	350	416	(66)	(19)%
Miscellaneous Fees	2,200	1,367	833	38 %
Office Supplies	0	101	(101)	0 %
Technology Services	1,500	815	685	46 %
Website Administration	1,200	3,700	(2,500)	(208)%
Legal Counsel				
District Counsel	1,000	0	1,000	100 %
Electric Utility Services				
Electric Utility Services	42,650	16,370	26,280	62 %
Garbage/Solid Waste Control Services				
Garbage Collection	1,500	915	585	39 %
Water-Sewer Combination Services				
Water Utility Services	12,000	7,332	4,668	39 %
Other Physical Environment				
Waterway Management Program - Contract	7,500	3,750	3,750	50 %
Waterway Management Program - Other	2,000	3,100	(1,100)	(55)%
Property & Casualty Insurance	8,000	9,796	(1,796)	(22)%
Landscape Maintenance - Contract	79,800	39,900	39,900	50 %
Miscellaneous Landscape	10,000	9,950	50	1 %
Plant Replacement Program	5,000	4,971	29	1 %
Irrigation Maintenance	6,800	644	6,156	91 %
Road & Street Facilities				
Pavement and Signage Repairs	3,000	1,834	1,166	39 %
Parks & Recreation				
Staff	20,000	10,000	10,000	50 %
Security Patrol	25,000	14,079	10,921	44 %
Clubhouse Phone	1,500	1,354	146	10 %

Avelar Creek CDD
Statement of Revenues and Expenditures

General Fund - 001
From 10/1/2018 Through 3/31/2019
(In Whole Numbers)

	Annual Budget	Current Period Actual	Current Period Budget Variance - Original	Percent Total Budget Remaining - Original
Club Facility Maintenance	8,500	21,728	(13,228)	(156)%
Pool Maintenance - Contract	8,400	4,200	4,200	50 %
Pool Maintenance - Other	3,000	2,311	689	23 %
Clubhouse Supplies	750	0	750	100 %
Holiday Lighting	2,000	0	2,000	100 %
Special Events	4,000	3,709	291	7 %
Park/Bridge Maintenance	4,000	1,067	2,933	73 %
Security System	500	0	500	100 %
Furniture, Fixtures & Equipment	3,400	3,755	(355)	(10)%
Reserves				
Capital Asset Reserves	14,025	0	14,025	100 %
Total Expenditures	<u>373,425</u>	<u>213,154</u>	<u>160,271</u>	<u>43 %</u>
Subtotal: Rev Over / (Under) Exp	0	145,448	145,448	0 %
Subtotal (OFS): Rev Over / (Under) Exp	<u>0</u>	<u>0</u>	<u>0</u>	<u>0 %</u>
Total: Revenues Over / Under Expenditures	<u><u>0</u></u>	<u><u>145,448</u></u>	<u><u>145,448</u></u>	<u><u>0 %</u></u>
Fund Balance, Beginning of Period	0	75,401	75,401	0 %
Fund Balance, End of Period	<u>0</u>	<u>220,850</u>	<u>220,850</u>	<u>0 %</u>

Avelar Creek CDD
Statement of Revenues and Expenditures

Debt Service Fund Series 2016 - 201
From 10/1/2018 Through 3/31/2019
(In Whole Numbers)

	Annual Budget	Current Period Actual	Current Period Budget Variance - Original	Percent Total Budget Remaining - Original
Revenues				
Special Assessments - Capital Improvements				
Debt Service Assmts-Tax Roll	288,450	287,580	(870)	(0)%
Interest Earnings				
Interest Earnings	<u>0</u>	<u>426</u>	<u>426</u>	<u>0 %</u>
Total Revenues	<u>288,450</u>	<u>288,006</u>	<u>(444)</u>	<u>(0)%</u>
Subtotal: Rev Over / (Under) Exp	288,450	288,006	(444)	(0)%
Exp - Other Financing Sources				
Debt Service Payments				
Interest Payments	123,450	62,250	61,200	50 %
Principal Payments	<u>165,000</u>	<u>5,000</u>	<u>160,000</u>	<u>97 %</u>
Total Exp - Other Financing Sources	<u>288,450</u>	<u>67,250</u>	<u>221,200</u>	<u>77 %</u>
Subtotal (OFS): Rev Over / (Under) Exp	<u>(288,450)</u>	<u>(67,250)</u>	<u>221,200</u>	<u>(77)%</u>
Total: Revenues Over / Under Expenditures	<u><u>0</u></u>	<u><u>220,756</u></u>	<u><u>220,756</u></u>	<u><u>0 %</u></u>
Fund Balance, Beginning of Period				
	0	220,729	220,729	0 %
Fund Balance, End of Period	<u>0</u>	<u>441,485</u>	<u>441,485</u>	<u>0 %</u>

Avelar Creek CDD

Statement of Revenues and Expenditures

General Fixed Assets Account Group - 900

From 10/1/2018 Through 3/31/2019

(In Whole Numbers)

	Annual Budget	Current Period Actual	Current Period Budget Variance - Original	Percent Total Budget Remaining - Original
Subtotal: Rev Over / (Under) Exp	0	0	0	0 %
Total: Revenues Over / Under Expenditures	<u>0</u>	<u>0</u>	<u>0</u>	<u>0 %</u>
Fund Balance, Beginning of Period	0	9,677,607	9,677,607	0 %
Fund Balance, End of Period	<u>0</u>	<u>9,677,607</u>	<u>9,677,607</u>	<u>0 %</u>

Avelar Creek CDD
Reconcile Cash Accounts

Summary

Cash Account: 10101 Cash-Operating Account
Reconciliation ID: 03/31/19
Reconciliation Date: 3/31/2019
Status: Locked

Bank Balance	221,668.61
Less Outstanding Checks/Vouchers	1,476.50
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	220,192.11
Balance Per Books	<u>220,192.11</u>
Unreconciled Difference	<u><u>0.00</u></u>

Click the Next Page toolbar button to view details.

Avelar Creek CDD
Reconcile Cash Accounts

Detail

Cash Account: 10101 Cash-Operating Account

Reconciliation ID: 03/31/19

Reconciliation Date: 3/31/2019

Status: Locked

Outstanding Checks/Vouchers

<u>Document Number</u>	<u>Document Date</u>	<u>Document Description</u>	<u>Document Amount</u>	<u>Payee</u>
4774	3/14/2019	System Generated Check/Voucher	381.50	Chris's Plumbing Service, Inc.
4779	3/20/2019	System Generated Check/Voucher	1,095.00	Maguire Services, Inc.
Outstanding Checks/Vouchers			1,476.50	

Avelar Creek CDD
Reconcile Cash Accounts

Detail

Cash Account: 10101 Cash-Operating Account

Reconciliation ID: 03/31/19

Reconciliation Date: 3/31/2019

Status: Locked

Cleared Checks/Vouchers

<u>Document Number</u>	<u>Document Date</u>	<u>Document Description</u>	<u>Document Amount</u>	<u>Payee</u>
4760	2/21/2019	System Generated Check/Voucher	229.00	Spearem Enterprises, LLC
4762	3/1/2019	System Generated Check/Voucher	7,636.82	Meritus Districts
4763	3/1/2019	System Generated Check/Voucher	110.00	Suzanna M. Kimball
4764	3/1/2019	System Generated Check/Voucher	141.89	Waste Management Inc. of Florida
4765	3/7/2019	System Generated Check/Voucher	625.00	First Choice Aquatic
4766	3/7/2019	System Generated Check/Voucher	516.84	Board of County Commissioners
4767	3/7/2019	System Generated Check/Voucher	497.20	Board of County Commissioners
4768	3/7/2019	System Generated Check/Voucher	83.33	Global Solution partners
4769	3/7/2019	System Generated Check/Voucher	6,650.00	Landscape Maintenance Professionals, Inc.
4770	3/7/2019	System Generated Check/Voucher	380.00	Spearem Enterprises, LLC
4771	3/7/2019	System Generated Check/Voucher	110.00	Suzanna M. Kimball
4772	3/7/2019	System Generated Check/Voucher	50.98	Tampa Electric
4773	3/7/2019	System Generated Check/Voucher	85.00	The Perfect Klean
4775	3/14/2019	System Generated Check/Voucher	227.51	Frontier Communications
4776	3/14/2019	System Generated Check/Voucher	110.00	Suzanna M. Kimball
4777	3/14/2019	System Generated Check/Voucher	3,223.04	Tampa Electric
4778	3/14/2019	System Generated Check/Voucher	700.00	Zebra Cleaning Team, Inc.
4780	3/20/2019	System Generated Check/Voucher	110.00	Suzanna M. Kimball
CD036	3/31/2019	March Bank Activity	<u>5,336.83</u>	
Cleared Checks/Vouchers			<u><u>26,823.44</u></u>	

Avelar Creek CDD
Reconcile Cash Accounts

Detail

Cash Account: 10101 Cash-Operating Account

Reconciliation ID: 03/31/19

Reconciliation Date: 3/31/2019

Status: Locked

Cleared Deposits

<u>Deposit Number</u>	<u>Document Number</u>	<u>Document Date</u>	<u>Document Description</u>	<u>Document Amount</u>
	6195	3/28/2019	Clubhouse Rental - Morrow	100.00
	880	3/28/2019	Clubhouse Rental - Acosta	65.00
	CR339	3/29/2019	Interest	<u>3.91</u>
Cleared Deposits				<u><u>168.91</u></u>

03/31/2019



Account Statement

AVELAR CREEK CDD
 2005 PAN AM CIR STE 120
 TAMPA FL 33607-2380

Questions? Please call
 1-800-786-8787

Account Summary	Account Type	Account Number	Statement Period
	PUBLIC FUNDS ADVANTAGE PLUS		03/01/2019 - 03/31/2019

Description	Amount	Description	Amount
Beginning Balance	\$248,323.14	Average Balance	\$230,442.27
Deposits/Credits	\$201.45	Average Collected Balance	\$230,426.30
Checks	\$21,486.61	Number of Days in Statement Period	31
Withdrawals/Debits	\$5,369.37	Annual Percentage Yield Earned	.02%
Ending Balance	\$221,668.61	Interest Paid Year to Date	\$12.88

Overdraft Protection
 Account Number: _____ Protected By: Not enrolled
 For more information about SunTrust's Overdraft Services, visit www.suntrust.com/overdraft.

Deposits/Credits	Date	Amount	Serial #	Description	Date	Amount	Serial #	Description	
	03/29	165.00		DEPOSIT					
	03/04	32.54		CHECK CARD CREDIT TR DATE 03/01 TARGET 00022350 RIVERVIEW FL					
	03/29	3.91		INTEREST PAID THIS STATEMENT THRU 03/31					
Deposits/Credits: 3				Total Items Deposited: 2					

Checks	Check Number	Amount	Date Paid	Check Number	Amount	Date Paid	Check Number	Amount	Date Paid
	4760	229.00	03/05	4767	497.20	03/15	4773	85.00	03/12
	*4762	7,636.82	03/04	4768	83.33	03/18	*4775	227.51	03/22
	4763	110.00	03/07	4769	6,650.00	03/11	4776	110.00	03/20
	4764	141.89	03/06	4770	380.00	03/18	4777	3,223.04	03/20
	4765	625.00	03/12	4771	110.00	03/13	4778	700.00	03/22
	4766	516.84	03/15	4772	50.98	03/12	*4780	110.00	03/28

Checks: 18
 * Indicates break in check number sequence. Check may have been processed electronically and listed as an Electronic/ACH transaction.

Withdrawals/Debits	Date Paid	Amount	Serial #	Description
	03/01	80.24		CHECK CARD PURCHASE TR DATE 02/28 MARSHALLS #1202RIVERVIEW FL
	03/04	84.90		CHECK CARD PURCHASE TR DATE 03/01 HANDY.COM - MAR01 8558468730 NY
	03/04	45.41		CHECK CARD PURCHASE TR DATE 03/01 TARGET 00022350 RIVERVIEW FL
	03/04	24.68		CHECK CARD PURCHASE TR DATE 03/02 ADVANCE AUTO PARTS #95 RIVERVIEW FL
	03/04	64.00		POINT OF SALE DEBIT TR DATE 03/02 PUBLIX SUPER M RIVERVIEW FL P1523104
	03/04	46.00		CHECK CARD PURCHASE TR DATE 03/03 PUBLIX #1523 RIVERVIEW FL
	03/05	120.00		RECURRING CHECK CARD PURCHASE TR DATE 03/04 HANDY.COM - APR26 8558468730 NY
	03/08	153.54		POINT OF SALE DEBIT TR DATE 03/07 WM SUPERCENTER # GIBSONTON FL 53000072
	03/11	15.98		CHECK CARD PURCHASE TR DATE 03/08 PUBLIX #1523 RIVERVIEW FL

03/31/2019



Account
 Statement

Withdrawals/ Debits	Date Paid	Amount	Serial #	Description
	03/11	2,943.23		POINT OF SALE DEBIT TR DATE 03/09 LOWE'S #1911 RIVERVIEW FL 001
	03/11	56.30		POINT OF SALE DEBIT TR DATE 03/09 7-ELEVEN RIVERVIEW FL 00MSQM01
	03/11	109.52		POINT OF SALE DEBIT TR DATE 03/09 MARSHALLS 1312 RIVERVIEW FL 21618001
	03/11	107.90		CHECK CARD PURCHASE TR DATE 03/09 PUBLIX #1523 RIVERVIEW FL
	03/11	43.66		CHECK CARD PURCHASE TR DATE 03/09 MARCOS PIZZA - 8369 RIVERVIEW FL
	03/11	82.93		CHECK CARD PURCHASE TR DATE 03/10 TARGET 00022350 RIVERVIEW FL
	03/14	30.36		CHECK CARD PURCHASE TR DATE 03/13 TST* NY NY PIZZA RIVERVIEW FL
	03/15	15.89		CHECK CARD PURCHASE TR DATE 03/14 STEAK-N-SHAKE#0597 Q99 RIVERVIEW FL
	03/15	29.43		POINT OF SALE DEBIT TR DATE 03/14 PUBLIX SUPER MARRIVERVIEW FL P1523102
	03/18	17.01		CHECK CARD PURCHASE TR DATE 03/15 CVS/PHARMACY #03638 RIVERVIEW FL
	03/18	111.59		POINT OF SALE DEBIT TR DATE 03/15 LOWE'S #1911 RIVERVIEW FL 001
	03/18	66.10		POINT OF SALE DEBIT TR DATE 03/16 LOWE'S #1911 RIVERVIEW FL 001
	03/20	54.95		CHECK CARD PURCHASE TR DATE 03/19 PUBLIX #1523 RIVERVIEW FL
	03/20	54.95		CHECK CARD PURCHASE TR DATE 03/19 PUBLIX #1523 RIVERVIEW FL
	03/20	4.33		CHECK CARD PURCHASE TR DATE 03/19 PUBLIX #1523 RIVERVIEW FL
	03/21	51.51		CHECK CARD PURCHASE TR DATE 03/20 WAL-MART #5214 KISSIMMEE FL
	03/25	1.56		CHECK CARD PURCHASE TR DATE 03/22 MORENO BAKERYBRANDON FL
	03/25	4.89		CHECK CARD PURCHASE TR DATE 03/22 MORENO BAKERYBRANDON FL
	03/25	61.69		POINT OF SALE DEBIT TR DATE 03/22 RIVERVIEW FRESH MARKET RIVERVIEW FL 47883601
	03/25	68.30		CHECK CARD PURCHASE TR DATE 03/22 MARSHALLS #1202RIVERVIEW FL
	03/25	65.04		CHECK CARD PURCHASE TR DATE 03/23 BUSCH GARDENS ADMNSTAMPA FL
	03/25	100.88		POINT OF SALE DEBIT TR DATE 03/25 Wal-Mart Super Center GIBSONTON FL 53000064
	03/25	250.88		POINT OF SALE DEBIT TR DATE 03/25 Wal-Mart Super Center GIBSONTON FL 53000064
	03/25	41.99		POINT OF SALE DEBIT TR DATE 03/25 WM SUPERCENTER # GIBSONTON FL 53000046
	03/27	20.01		POINT OF SALE DEBIT TR DATE 03/26 CAUSEWAYBRANDON FL 21054801
	03/27	40.18		POINT OF SALE DEBIT TR DATE 03/26 PUBLIX SUPER MARRIVERVIEW FL P1523109
	03/27	24.54		POINT OF SALE DEBIT TR DATE 03/27 WAWA STORE 5167 RIVERVIEW FL 03508201
	03/28	58.80		CHECK CARD PURCHASE TR DATE 03/27 PUBLIX #1523 RIVERVIEW FL
	03/28	8.00		POINT OF SALE DEBIT TR DATE 03/28 RIVERVIEW MART RIVERVIEW FL 41426101
	03/28	30.90		POINT OF SALE DEBIT TR DATE 03/28 RIVERVIEW FRESH MARKET RIVERVIEW FL 47883601
	03/29	64.67		CHECK CARD PURCHASE TR DATE 03/28 PUBLIX #1523 RIVERVIEW FL

03/31/2019



Account
 Statement

Withdrawals/ Debits	Date Paid	Amount	Serial #	Description
	03/29	104.12		CHECK CARD PURCHASE TR DATE 03/28
	03/29	8.51		MARSHALLS #1202RIVERVIEW FL POINT OF SALE DEBIT TR DATE 03/28 DOLLAR TREE RIVERVIEW FL 88537001
Withdrawals/Debits: 42				

Balance Activity History	Date	Balance	Collected Balance	Date	Balance	Collected Balance
	03/01	248,242.90	248,242.90	03/15	227,648.98	227,648.98
03/04	240,373.63	240,373.63	03/18	226,990.95	226,990.95	
03/05	240,024.63	240,024.63	03/20	223,543.68	223,543.68	
03/06	239,882.74	239,882.74	03/21	223,492.17	223,492.17	
03/07	239,772.74	239,772.74	03/22	222,564.66	222,564.66	
03/08	239,619.20	239,619.20	03/25	221,969.43	221,969.43	
03/11	229,609.68	229,609.68	03/27	221,884.70	221,884.70	
03/12	228,848.70	228,848.70	03/28	221,677.00	221,677.00	
03/13	228,738.70	228,738.70	03/29	221,668.61	221,503.61	
03/14	228,708.34	228,708.34				

The Ending Daily Balances provided do not reflect pending transactions or holds that may have been outstanding when your transactions posted that day. If your available balance wasn't sufficient when transactions posted, fees may have been assessed.