

Avelar Creek Community Development District

Financial Statements
(Unaudited)

Period Ending
May 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 5/31/2019

(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	166,630	0	0	0	166,630
Investment - Revenue 2016 (1000)	0	68,092	0	0	68,092
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	36	0	0	36
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	3,155,529	3,155,529
Other	0	0	0	0	0
Total Assets	174,485	212,802	9,677,607	3,595,000	13,659,894
Liabilities					
Accounts Payable	5,396	0	0	0	5,396
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	3,595,000	3,595,000
Other	0	0	0	0	0
Total Liabilities	6,446	0	0	3,595,000	3,601,446
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 5/31/2019

(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>92,638</u>	<u>(7,927)</u>	<u>0</u>	<u>0</u>	<u>84,711</u>
Total Fund Equity & Other Credits Contributed Capital	<u>168,039</u>	<u>212,802</u>	<u>9,677,607</u>	<u>0</u>	<u>10,058,448</u>
Total Liabilities & Fund Equity	<u><u>174,485</u></u>	<u><u>212,802</u></u>	<u><u>9,677,607</u></u>	<u><u>3,595,000</u></u>	<u><u>13,659,894</u></u>

Avelar Creek CDD
Statement of Revenues and Expenditures

General Fund - 001
From 10/1/2018 Through 5/31/2019
(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	362,190	5,248	1 %
Interest Earnings				
Interest Earnings	150	27	(123)	(82)%
Other Revenues				
Rental Revenue	1,445	619	(826)	(57)%
Undesignated Reserves	14,888	0	(14,888)	(100)%
Total Revenues	<u>373,425</u>	<u>362,836</u>	<u>(10,589)</u>	<u>(3)%</u>
Expenditures				
Legislative				
Supervisor Fees	6,000	2,400	3,600	60 %
Financial & Administrative				
Field Manager	12,000	9,100	2,900	24 %
District Manager	24,000	17,026	6,974	29 %
Recording Secretary	5,000	2,608	2,392	48 %
District Engineer	2,000	825	1,175	59 %
Disclosure Report	2,000	0	2,000	100 %
Trustees Fees	5,500	4,041	1,459	27 %
Accounting Services	26,000	14,907	11,093	43 %
Auditing Services	3,800	3,823	(23)	(1)%
Arbitrage Rebate Calculation	650	0	650	100 %
Postage, Phone, Faxes, Copies	700	230	470	67 %
Rentals & Leases	2,400	1,667	733	31 %
Public Officials Insurance	2,250	2,250	0	0 %
Legal Advertising	1,200	376	824	69 %
Bank Fees	350	41	309	88 %
Dues, Licenses & Fees	350	792	(442)	(126)%
Miscellaneous Fees	2,200	1,533	667	30 %
Technology Services	1,500	1,087	413	28 %
Website Administration	1,200	3,950	(2,750)	(229)%
Legal Counsel				
District Counsel	1,000	0	1,000	100 %
Electric Utility Services				
Electric Utility Services	42,650	22,929	19,721	46 %
Garbage/Solid Waste Control Services				
Garbage Collection	1,500	1,199	301	20 %
Water-Sewer Combination Services				
Water Utility Services	12,000	9,920	2,080	17 %
Other Physical Environment				
Waterway Management Program - Contract	7,500	5,000	2,500	33 %
Waterway Management Program - Other	2,000	3,610	(1,610)	(81)%
Property & Casualty Insurance	8,000	9,796	(1,796)	(22)%
Landscape Maintenance - Contract	79,800	53,200	26,600	33 %
Miscellaneous Landscape	10,000	10,974	(974)	(10)%
Plant Replacement Program	5,000	6,849	(1,849)	(37)%
Irrigation Maintenance	6,800	3,388	3,412	50 %
Road & Street Facilities				
Pavement and Signage Repairs	3,000	2,745	255	8 %
Parks & Recreation				
Staff	20,000	13,333	6,667	33 %
Security Patrol	25,000	17,149	7,851	31 %
Clubhouse Phone	1,500	1,812	(312)	(21)%
Club Facility Maintenance	8,500	12,509	(4,009)	(47)%

Avelar Creek CDD
Statement of Revenues and Expenditures

General Fund - 001
From 10/1/2018 Through 5/31/2019
(In Whole Numbers)

	Annual Budget	Current Period Actual	Current Period Budget Variance - Original	Percent Total Budget Remaining - Original
Pool Maintenance - Contract	8,400	5,600	2,800	33 %
Pool Maintenance - Other	3,000	3,411	(411)	(14)%
Clubhouse Supplies	750	1,858	(1,108)	(148)%
Holiday Lighting	2,000	1,052	948	47 %
Special Events	4,000	12,386	(8,386)	(210)%
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>270,198</u>	<u>103,227</u>	<u>28 %</u>
Subtotal: Rev Over / (Under) Exp	0	92,638	92,638	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>92,638</u></u>	<u><u>92,638</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>168,039</u>	<u>168,039</u>	<u>0 %</u>

Avelar Creek CDD
Statement of Revenues and Expenditures

Debt Service Fund Series 2016 - 201
From 10/1/2018 Through 5/31/2019
(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	290,850	2,400	1 %
Interest Earnings				
Interest Earnings	<u>0</u>	<u>648</u>	<u>648</u>	<u>0 %</u>
Total Revenues	<u>288,450</u>	<u>291,498</u>	<u>3,048</u>	<u>1 %</u>
Subtotal: Rev Over / (Under) Exp	288,450	291,498	3,048	1 %
Exp - Other Financing Sources				
Debt Service Payments				
Interest Payments	123,450	124,425	(975)	(1)%
Principal Payments	<u>165,000</u>	<u>175,000</u>	<u>(10,000)</u>	<u>(6)%</u>
Total Exp - Other Financing Sources	<u>288,450</u>	<u>299,425</u>	<u>(10,975)</u>	<u>(4)%</u>
Subtotal (OFS): Rev Over / (Under) Exp	<u>(288,450)</u>	<u>(299,425)</u>	<u>(10,975)</u>	<u>4 %</u>
Total: Revenues Over / Under Expenditures	<u><u>0</u></u>	<u><u>(7,927)</u></u>	<u><u>(7,927)</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>212,802</u>	<u>212,802</u>	<u>0 %</u>

Avelar Creek CDD
Statement of Revenues and Expenditures

General Fixed Assets Account Group - 900
 From 10/1/2018 Through 5/31/2019
 (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	0	0	0	0 %
 Fund Balance, Beginning of Period	 0	 9,677,607	 9,677,607	 0 %
Fund Balance, End of Period	0	9,677,607	9,677,607	0 %

Avelar Creek CDD
Reconcile Cash Accounts

Summary

Cash Account: 10101 Cash-Operating Account
Reconciliation ID: 05/31/19
Reconciliation Date: 5/31/2019
Status: Locked

Bank Balance	167,286.84
Less Outstanding Checks/Vouchers	656.50
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	166,630.34
Balance Per Books	<u>166,630.34</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: 05/31/19

Reconciliation Date: 5/31/2019

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.
4833	5/23/2019	System Generated Check/Voucher	275.00	Florida Department of Health in Hillsborough County
Outstanding Checks/Vouchers			656.50	

**Avelar Creek CDD
Reconcile Cash Accounts**

Detail

Cash Account: 10101 Cash-Operating Account

Reconciliation ID: 05/31/19

Reconciliation Date: 5/31/2019

Status: Locked

Cleared Checks/Vouchers

<u>Document Number</u>	<u>Document Date</u>	<u>Document Description</u>	<u>Document Amount</u>	<u>Payee</u>
CD029	10/31/2018	October Bank Activity	0.00	
CD034	1/31/2019	January Bank Activity	0.00	
CD036	3/31/2019	March Bank Activity	0.00	
4800	4/11/2019	System Generated Check/Voucher	200.00	Michael Dignan
4809	4/25/2019	System Generated Check/Voucher	99.30	HomeTeam Pest Defense, LLC
4811	4/25/2019	System Generated Check/Voucher	376.00	Times Publishing Company
4812	5/1/2019	System Generated Check/Voucher	1,100.00	AquaPRO Pool Solutions
4813	5/1/2019	System Generated Check/Voucher	310.00	First Choice Aquatic
4814	5/1/2019	System Generated Check/Voucher	83.33	Global Solution partners
4815	5/1/2019	System Generated Check/Voucher	6,650.00	Landscape Maintenance Professionals, Inc.
4816	5/1/2019	System Generated Check/Voucher	7,624.50	Meritus Districts
4817	5/1/2019	System Generated Check/Voucher	344.50	Nicholas Ryder
4818	5/1/2019	System Generated Check/Voucher	110.00	Suzanna M. Kimball
4819	5/1/2019	System Generated Check/Voucher	141.89	Waste Management Inc. of Florida
4824	5/6/2019	Series 2016 FY19 Tax Dist ID 415	229.50	Avelar Creek CDD
4820	5/9/2019	System Generated Check/Voucher	700.15	Board of County Commissioners
4821	5/9/2019	System Generated Check/Voucher	485.44	Board of County Commissioners
4822	5/9/2019	System Generated Check/Voucher	110.00	Suzanna M. Kimball
4823	5/9/2019	System Generated Check/Voucher	52.27	Tampa Electric
FDR042019	5/14/2019	Sales Tax Payment - April	20.76	Florida Department of Revenue
4825	5/16/2019	System Generated Check/Voucher	625.00	First Choice Aquatic
4826	5/16/2019	System Generated Check/Voucher	743.46	Bales Security
4827	5/16/2019	System Generated Check/Voucher	1,927.25	Carson's Lawn & Lanscaping Services
4828	5/16/2019	System Generated Check/Voucher	229.19	Frontier Communications
4829	5/16/2019	System Generated Check/Voucher	750.00	Johnson Engineering, Inc.
4830	5/16/2019	System Generated Check/Voucher	110.00	Suzanna M. Kimball
4831	5/16/2019	System Generated Check/Voucher	3,290.37	Tampa Electric

Avelar Creek CDD
Reconcile Cash Accounts

Detail

Cash Account: 10101 Cash-Operating Account

Reconciliation ID: 05/31/19

Reconciliation Date: 5/31/2019

Status: Locked

Cleared Checks/Vouchers

<u>Document Number</u>	<u>Document Date</u>	<u>Document Description</u>	<u>Document Amount</u>	<u>Payee</u>
4832	5/16/2019	System Generated Check/Voucher	700.00	Zebra Cleaning Team, Inc.
4834	5/23/2019	System Generated Check/Voucher	99.30	HomeTeam Pest Defense, LLC
CD052	5/31/2019	May Bank Activity	<u>167.86</u>	
Cleared Checks/Vouchers			<u>27,280.07</u>	

Avelar Creek CDD
Reconcile Cash Accounts

Detail

Cash Account: 10101 Cash-Operating Account
Reconciliation ID: 05/31/19
Reconciliation Date: 5/31/2019
Status: Locked

Cleared Deposits

<u>Deposit Number</u>	<u>Document Number</u>	<u>Document Date</u>	<u>Document Description</u>	<u>Document Amount</u>
	CR346	5/6/2019	Tax Distribution - 05.06.19	515.29
	1100	5/18/2019	Clubhouse Rental - Sanchez	75.00
	CR349	5/31/2019	Interest	<u>2.98</u>
Cleared Deposits				<u><u>593.27</u></u>

05/31/2019



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		05/01/2019 - 05/31/2019

Description	Amount	Description	Amount
Beginning Balance	\$193,973.64	Average Balance	\$175,656.19
Deposits/Credits	\$593.27	Average Collected Balance	\$175,653.77
Checks	\$27,091.45	Number of Days in Statement Period	31
Withdrawals/Debits	\$188.62	Annual Percentage Yield Earned	.02%
Ending Balance	\$167,286.84	Interest Paid Year to Date	\$19.19

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	
	05/30	75.00		DEPOSIT					
	05/07	515.29		ELECTRONIC/ACH CREDIT HLLS TAX LICENS DIST ID415 DN022094					
	05/31	2.98		INTEREST PAID THIS STATEMENT THRU 05/31					
Deposits/Credits: 3				Total Items Deposited: 1					

Checks	Check Number	Amount	Date Paid	Check Number	Amount	Date Paid	Check Number	Amount	Date Paid
	4800	200.00	05/23	4818	110.00	05/08	4826	743.46	05/20
	*4809	99.30	05/01	4819	141.89	05/08	4827	1,927.25	05/22
	*4811	376.00	05/02	4820	700.15	05/16	4828	229.19	05/22
	4812	1,100.00	05/06	4821	485.44	05/16	4829	750.00	05/21
	4813	310.00	05/07	4822	110.00	05/14	4830	110.00	05/21
	4814	83.33	05/06	4823	52.27	05/14	4831	3,290.37	05/21
	4815	6,650.00	05/06	4824	229.50	05/21	4832	700.00	05/20
	4816	7,624.50	05/03	4825	625.00	05/21	*4834	99.30	05/30
	4817	344.50	05/07						

Checks: 25
 * 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
	05/15	20.76		ELECTRONIC/ACH DEBIT FLA DEPT REVENUE C0178652265
	05/24	120.00		RECURRING CHECK CARD PURCHASE TR DATE 05/23 HANDY.COM - MAY24 8558468730 NY
	05/28	47.86		POINT OF SALE DEBIT TR DATE 05/25 Wal-Mart Super Center SARASOTA FL 11710046
Withdrawals/Debits: 3				

Balance Activity History	Date	Balance	Collected Balance	Date	Balance	Collected Balance
	05/01	193,874.34	193,874.34	05/07	177,901.30	177,901.30
	05/02	193,498.34	193,498.34	05/08	177,649.41	177,649.41
	05/03	185,873.84	185,873.84	05/14	177,487.14	177,487.14
	05/06	178,040.51	178,040.51	05/15	177,466.38	177,466.38

05/31/2019



Account
 Statement

Balance Activity History	Date	Balance	Collected Balance	Date	Balance	Collected Balance
	05/16	176,280.79	176,280.79	05/24	167,356.02	167,356.02
	05/20	174,837.33	174,837.33	05/28	167,308.16	167,308.16
	05/21	169,832.46	169,832.46	05/30	167,283.86	167,208.86
	05/22	167,676.02	167,676.02	05/31	167,286.84	167,286.84
	05/23	167,476.02	167,476.02			

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.