

**Financial Report**

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March 31, 2017

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Prepared by:



**Meadow Pointe  
Community Development District**

**Financial Statements**

(Unaudited)

*March 31, 2017*

**Balance Sheet**  
March 31, 2017

ACCOUNT DESCRIPTION	GENERAL FUND	RESIDENTIAL SERVICES FUND	TOTAL
<b><u>ASSETS</u></b>			
Cash - Checking Account	\$ 211,070	\$ -	\$ 211,070
Cash On Hand/Petty Cash	300	-	300
Accounts Receivable	133	-	133
Due From Other Funds	-	189,730	189,730
Investments:			
Certificates of Deposit - 12 Months	201,601	-	201,601
Money Market Account	1,110,146	-	1,110,146
Utility Deposits - TECO	24,605	-	24,605
<b>TOTAL ASSETS</b>	<b>\$ 1,547,855</b>	<b>\$ 189,730</b>	<b>\$ 1,737,585</b>
<b><u>LIABILITIES</u></b>			
Accounts Payable	\$ 5,634	\$ -	\$ 5,634
Accrued Expenses	16,788	12,772	29,560
Sales Tax Payable	260	-	260
Due To Other Funds	189,730	-	189,730
<b>TOTAL LIABILITIES</b>	<b>212,412</b>	<b>12,772</b>	<b>225,184</b>
<b><u>FUND BALANCES</u></b>			
<b>Nonspendable:</b>			
Deposits	24,605	-	24,605
<b>Assigned to:</b>			
Operating Reserves	234,000	42,717	276,717
Reserves - Buildings	41,355	-	41,355
Reserves - Entry Features	136,036	-	136,036
Reserves - Parking Lots/Courts	31,249	-	31,249
Reserves - Swimming Pools	58,192	-	58,192
<b>Unassigned:</b>	810,006	134,241	944,247
<b>TOTAL FUND BALANCES</b>	<b>\$ 1,335,443</b>	<b>\$ 176,958</b>	<b>\$ 1,512,401</b>
<b>TOTAL LIABILITIES &amp; FUND BALANCES</b>	<b>\$ 1,547,855</b>	<b>\$ 189,730</b>	<b>\$ 1,737,585</b>

**Statement of Revenues, Expenditures and Changes in Fund Balances**  
For the Period Ending March 31, 2017

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<b>REVENUES</b>					
Interest - Investments	\$ 3,000	\$ 1,500	\$ 2,357	\$ 857	78.57%
Interest - Tax Collector	-	-	29	29	0.00%
Special Assmnts- Tax Collector	1,063,609	1,027,738	1,033,266	5,528	97.15%
Special Assmnts- Discounts	(42,544)	(41,110)	(40,687)	423	95.64%
Other Miscellaneous Revenues	150	75	332	257	221.33%
Access Cards	1,000	500	897	397	89.70%
Amenities Revenue	19,600	9,800	9,833	33	50.17%
<b>TOTAL REVENUES</b>	<b>1,044,815</b>	<b>998,503</b>	<b>1,006,027</b>	<b>7,524</b>	<b>96.29%</b>
<b>EXPENDITURES</b>					
<b>Administration</b>					
P/R-Board of Supervisors	24,000	12,000	11,600	400	48.33%
FICA Taxes	1,836	918	887	31	48.31%
ProfServ-Engineering	10,000	5,000	1,540	3,460	15.40%
ProfServ-Legal Services	10,000	5,000	3,140	1,860	31.40%
ProfServ-Mgmt Consulting Serv	61,680	30,840	35,081	(4,241)	56.88%
ProfServ-Property Appraiser	150	-	-	-	0.00%
ProfServ-Recording Secretary	1,500	750	-	750	0.00%
Auditing Services	5,100	2,550	5,200	(2,650)	101.96%
Postage and Freight	2,000	1,000	325	675	16.25%
Insurance - General Liability	32,986	24,740	30,083	(5,343)	91.20%
Printing and Binding	2,500	1,250	164	1,086	6.56%
Legal Advertising	1,000	500	189	311	18.90%
Miscellaneous Services	100	50	20	30	20.00%
Misc-Assessmnt Collection Cost	21,272	20,555	19,852	703	93.32%
Misc-Taxes	3,300	3,300	1,536	1,764	46.55%
Annual District Filing Fee	175	175	175	-	100.00%
<b>Total Administration</b>	<b>177,599</b>	<b>108,628</b>	<b>109,792</b>	<b>(1,164)</b>	<b>61.82%</b>
<b>Field</b>					
Contracts-Landscape	144,019	72,010	72,009	1	50.00%
Contracts-Landscape Consultant	6,660	3,330	3,360	(30)	50.45%
Utility - General	17,000	8,500	1,211	7,289	7.12%
R&M-General	36,000	18,000	2,220	15,780	6.17%
R&M-Irrigation	10,000	5,000	2,660	2,340	26.60%
R&M-Lake	25,000	12,500	14,022	(1,522)	56.09%
R&M-Landscape Renovations	10,000	5,000	2,100	2,900	21.00%
R&M-Mulch	12,000	6,000	-	6,000	0.00%
Cap Outlay-Machinery and Equip	5,000	2,500	-	2,500	0.00%
<b>Total Field</b>	<b>265,679</b>	<b>132,840</b>	<b>97,582</b>	<b>35,258</b>	<b>36.73%</b>

**Statement of Revenues, Expenditures and Changes in Fund Balances**  
For the Period Ending March 31, 2017

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<b><u>Road and Street Facilities</u></b>					
Electricity - Streetlighting	146,000	73,000	64,730	8,270	44.34%
<b>Total Road and Street Facilities</b>	<b>146,000</b>	<b>73,000</b>	<b>64,730</b>	<b>8,270</b>	<b>44.34%</b>
<b><u>Parks and Recreation - General</u></b>					
Payroll-Salaries	165,000	82,500	72,355	10,145	43.85%
FICA Taxes	12,623	6,311	5,535	776	43.85%
Life and Health Insurance	14,000	7,000	1,223	5,777	8.74%
Workers' Compensation	10,000	5,000	1,774	3,226	17.74%
Communication - Telephone	5,500	2,750	2,478	272	45.05%
Utility - General	39,000	19,500	10,137	9,363	25.99%
R&M-General	33,000	16,500	13,475	3,025	40.83%
R&M-Mulch	4,000	2,000	-	2,000	0.00%
Misc-News Letters	8,600	4,300	3,837	463	44.62%
Op Supplies - General	48,000	24,000	24,674	(674)	51.40%
Subscriptions and Memberships	800	400	-	400	0.00%
Capital Outlay	247,786	123,893	112,933	10,960	45.58%
Reserve - Buildings	1,000	1,000	-	1,000	0.00%
Reserve - Entry Features	12,728	12,728	11,236	1,492	88.28%
Reserve - Parking Lots/Courts	1,000	1,000	-	1,000	0.00%
<b>Total Parks and Recreation - General</b>	<b>603,037</b>	<b>308,882</b>	<b>259,657</b>	<b>49,225</b>	<b>43.06%</b>
<b>TOTAL EXPENDITURES</b>	<b>1,192,315</b>	<b>623,350</b>	<b>531,761</b>	<b>91,589</b>	<b>44.60%</b>
Excess (deficiency) of revenues					
Over (under) expenditures	(147,500)	375,153	474,266	99,113	-321.54%
<b><u>OTHER FINANCING SOURCES (USES)</u></b>					
Contribution to (Use of) Fund Balance	(147,500)	-	-	-	0.00%
<b>TOTAL FINANCING SOURCES (USES)</b>	<b>(147,500)</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>0.00%</b>
Net change in fund balance	\$ (147,500)	\$ 375,153	\$ 474,266	\$ 99,113	-321.54%
<b>FUND BALANCE, BEGINNING (OCT 1, 2016)</b>	<b>861,177</b>	<b>861,177</b>	<b>861,177</b>		
<b>FUND BALANCE, ENDING</b>	<b>\$ 713,677</b>	<b>\$ 1,236,330</b>	<b>\$ 1,335,443</b>		

**Statement of Revenues, Expenditures and Changes in Fund Balances**  
For the Period Ending March 31, 2017

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<b>REVENUES</b>					
Interest - Investments	\$ -	\$ -	\$ -	\$ -	0.00%
Special Assmnts- Tax Collector	189,458	183,068	184,053	985	97.15%
Special Assmnts- Discounts	(7,578)	(7,323)	(7,247)	76	95.63%
<b>TOTAL REVENUES</b>	<b>181,880</b>	<b>175,745</b>	<b>176,806</b>	<b>1,061</b>	<b>97.21%</b>
<b>EXPENDITURES</b>					
<b>Administration</b>					
ProfServ-Administrative	2,100	1,050	1,050	-	50.00%
ProfServ-Legal Services	18,800	9,400	4,226	5,174	22.48%
Misc-Assessmnt Collection Cost	3,789	3,662	3,536	126	93.32%
Office Supplies	1,400	700	1,040	(340)	74.29%
<b>Total Administration</b>	<b>26,089</b>	<b>14,812</b>	<b>9,852</b>	<b>4,960</b>	<b>37.76%</b>
<b>Garbage/Solid Waste Services</b>					
Utility - Refuse Removal	151,166	75,583	75,583	-	50.00%
<b>Total Garbage/Solid Waste Services</b>	<b>151,166</b>	<b>75,583</b>	<b>75,583</b>	<b>-</b>	<b>50.00%</b>
<b>TOTAL EXPENDITURES</b>	<b>177,255</b>	<b>90,395</b>	<b>85,435</b>	<b>4,960</b>	<b>48.20%</b>
Excess (deficiency) of revenues Over (under) expenditures	4,625	85,350	91,371	6,021	1975.59%
<b>OTHER FINANCING SOURCES (USES)</b>					
Contribution to (Use of) Fund Balance	4,625	-	-	-	0.00%
<b>TOTAL FINANCING SOURCES (USES)</b>	<b>4,625</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>0.00%</b>
Net change in fund balance	\$ 4,625	\$ 85,350	\$ 91,371	\$ 6,021	1975.59%
<b>FUND BALANCE, BEGINNING (OCT 1, 2016)</b>	<b>85,587</b>	<b>85,587</b>	<b>85,587</b>		
<b>FUND BALANCE, ENDING</b>	<b>\$ 90,212</b>	<b>\$ 170,937</b>	<b>\$ 176,958</b>		

**Meadow Pointe  
Community Development District**

**Supporting Schedules**

*March 31, 2017*

# Meadow Pointe

Community Development District

**Non-Ad Valorem Special Assessments**  
**(Pasco County Tax Collector - Monthly Collection Distributions)**  
**For the Fiscal Year Ending September 30, 2017**

Date Received	Net Amount Received	Discount / (Penalties) Amount	Collection Costs	Gross Amount Received	ALLOCATION	
					General Fund Assessments	Residential Services Fund Assessments
Assessments Levied				\$1,253,069	\$ 1,063,610	\$ 189,458
Allocation %				100%	84.88%	15.12%
11/15/16	\$ 7,736	\$ 418	\$ 158	\$ 8,312	\$ 7,055	\$ 1,257
11/23/16	\$ 65,015	\$ 2,764	\$ 1,327	\$ 69,106	\$ 58,658	\$ 10,449
12/01/16	\$ 296,643	\$ 12,612	\$ 6,054	\$ 315,308	\$ 267,635	\$ 47,673
12/05/16	\$ 474,426	\$ 20,170	\$ 9,682	\$ 504,278	\$ 428,033	\$ 76,244
12/12/16	\$ 204,902	\$ 8,652	\$ 4,182	\$ 217,736	\$ 184,815	\$ 32,921
12/21/16	\$ 49,664	\$ 2,075	\$ 1,014	\$ 52,752	\$ 44,776	\$ 7,976
01/09/17	\$ 28,763	\$ 908	\$ 587	\$ 30,258	\$ 25,683	\$ 4,575
02/10/17	\$ 11,148	\$ 245	\$ 228	\$ 11,620	\$ 9,863	\$ 1,757
03/06/17	\$ 7,701	\$ 92	\$ 157	\$ 7,950	\$ 6,748	\$ 1,202
<b>TOTAL</b>	<b>\$ 1,145,997</b>	<b>\$ 47,935</b>	<b>\$ 23,388</b>	<b>\$ 1,217,320</b>	<b>\$ 1,033,266</b>	<b>\$ 184,053</b>
% COLLECTED				97%	97%	97%
<b>TOTAL OUTSTANDING</b>				<b>\$ 35,749</b>	<b>\$ 30,344</b>	<b>\$ 5,405</b>



# Meadow Pointe

Community Development District

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## Cash and Investment Report

March 31, 2017

<u>ACCOUNT NAME</u>	<u>BANK NAME</u>	<u>YIELD</u>	<u>MATURITY</u>	<u>BALANCE</u>
<b>GENERAL FUND</b>				
Checking Account - Operating	Centerstate	0.00%	n/a	202,324
Checking Account - Operating	Regions	0.00%	n/a	8,747
		<b>Subtotal</b>		<u>211,070</u>
Petty Cash		0.00%	n/a	300
Certificate of Deposit - 12 month	BankUnited	0.80%	10/11/17	201,601
Money Market Account	Stonegate	0.25%	n/a	15,845
Money Market Account	Bank United	0.45%	n/a	1,094,300
		<b>Subtotal</b>		<u>1,110,146</u>
		<b>Total</b>		<u>\$ 1,523,117</u>

# Meadow Pointe

Community Development District

## Cash Receipts Schedule

March 31, 2017

<u>Date</u>	<u>Source</u>	<u>Miscellaneous</u>			<u>Description</u>
		<u>Amount</u>	<u>Income</u>	<u>Other</u>	
10/03/16	Tennis/Parking/Key Fobs/Party	1,206	1,206		
10/24/16	Tennis/Parking/Key Fobs/Party	1,159	1,159		
11/04/16	Tax Collector	3,075		3,075	FY 2016 excess fees
11/04/16	Party Refund	(93)	(93)		
11/04/16	Parking/Key Fobs/Party/Agreements	1,640	1,640		
11/15/16	Tax Collector	7,751		7,751	See tax collection worksheet
11/17/16	Sales tax collection allowance	3	3		
11/23/16	Tax Collector	65,013		65,013	See tax collection worksheet
11/23/16	Tax Collector	3		3	Interest
12/01/16	Tax Collector	296,643		296,643	See tax collection worksheet
12/01/16	Party Refund	(50)	(50)		
12/05/16	Tax Collector	474,426		474,426	See tax collection worksheet
12/06/16	Parking Permits	(530)	(530)		
12/09/16	Tennis/Parking/Key Fobs/Party	1,530	1,530		
12/12/16	Tax Collector	204,902		204,902	See tax collection worksheet
12/19/16	Sales tax collection allowance	3	3		
12/21/16	Tax Collector	49,664		49,664	See tax collection worksheet
12/28/16	Parking/Key Fobs/Party/Agreements	643	643		
12/31/16	Write off uncollectible returned check	(5)	(5)		
01/09/17	Tax Collector	28,763		28,763	See tax collection worksheet
01/12/17	State Farm	2,800		2,800	Reimbursement for brick wall damage
01/17/17	Sales tax collection allowance	3	3		
01/19/17	Tampa Electric	608		608	Refund
01/31/17	Parking/Key Fobs/Party/Agreements	1,586	1,586		
01/31/17	Parking Permits	(70)	(70)		
02/08/17	Federal Express	14		14	Reimbursement for duplicate payment
02/10/17	Tax Collector	11,148		11,148	See tax collection worksheet
02/16/17	Sales tax collection allowance	3	3		
02/22/17	Federal Express	12		12	Reimbursement for duplicate payment
03/01/17	Tennis/Parking/Key Fobs/Party	1,768	1,768		
03/06/17	Tax Collector	7,701		7,701	See tax collection worksheet
03/29/17	Parking/Key Fobs/Party/Agreements/Fair	2,468	2,468		
03/31/17	Party Refund	(200)	(200)		
03/31/17	Preferred Government Insurance Trust	3,173		3,173	Final workers' compensation audit
<b>Total</b>		<b>1,166,757</b>	<b>11,063</b>	<b>1,155,694</b>	

# Meadow Pointe

Community Development District

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## Reserve Schedule

March 31, 2017

	Date	Deposit	Expense	Balance
(1)	June 2013	\$24,000		\$138,738
(2)	July 2013		\$5,500	\$133,238
(3)	September 2013		\$7,460	\$125,778
(4)	October 2013		\$5,735	\$120,044
(5)	November 2013		\$8,626	\$111,418
(6)	June 2014	\$38,500	\$32,500	\$117,418
(7)	June 2015		\$7,300	\$110,118
(8)	September 2015	\$15,000		\$125,118
(9)	September 2016	\$162,000	\$9,050	\$278,068
(10)	December 2016		\$11,236	\$266,832
	<b>TOTAL</b>	<b>\$642,167</b>	<b>\$384,927</b>	<b>\$266,832</b>

NOTE: Months will not be shown in which there are no deposits or expenses.

- (1) FY 2013 funding
- (2) A/C Repairs, Inc.
- (3) The Pool Works
- (4) The Pool Works
- (5) The Pool Works
- (5) Ryman Construction
- (6) FY 2014 funding per Board motion 7/10/2014
- (7) Ryman Construction
- (8) FY 2015 funding
- (9) FY 2016 funding and Wentra Construction
- (10) Wentra Construction