

**Financial Report**

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May 31, 2017

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Prepared by:



**Meadow Pointe  
Community Development District**

**Financial Statements**

(Unaudited)

*May 31, 2017*

**Balance Sheet**  
May 31, 2017

ACCOUNT DESCRIPTION	GENERAL FUND	RESIDENTIAL SERVICES FUND	TOTAL
<b>ASSETS</b>			
Cash - Checking Account	\$ 165,897	\$ -	\$ 165,897
Cash On Hand/Petty Cash	300	-	300
Accounts Receivable	35	-	35
Due From Other Funds	-	167,918	167,918
Investments:			
Certificates of Deposit - 12 Months	201,601	-	201,601
Money Market Account	986,519	-	986,519
Utility Deposits - TECO	24,605	-	24,605
<b>TOTAL ASSETS</b>	<b>\$ 1,378,957</b>	<b>\$ 167,918</b>	<b>\$ 1,546,875</b>
<b>LIABILITIES</b>			
Accounts Payable	\$ 3,864	\$ 278	\$ 4,142
Accrued Expenses	12,355	12,597	24,952
Sales Tax Payable	73	-	73
Due To Other Funds	167,918	-	167,918
<b>TOTAL LIABILITIES</b>	<b>184,210</b>	<b>12,875</b>	<b>197,085</b>
<b>FUND BALANCES</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>	669,310	112,326	781,636
<b>TOTAL FUND BALANCES</b>	<b>\$ 1,194,747</b>	<b>\$ 155,043</b>	<b>\$ 1,349,790</b>
<b>TOTAL LIABILITIES &amp; FUND BALANCES</b>	<b>\$ 1,378,957</b>	<b>\$ 167,918</b>	<b>\$ 1,546,875</b>

**Statement of Revenues, Expenditures and Changes in Fund Balances**  
For the Period Ending May 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	\$ 2,000	\$ 3,730	\$ 1,730	124.33%
Interest - Tax Collector	-	-	29	29	0.00%
Special Assmnts- Tax Collector	1,063,609	1,063,609	1,058,845	(4,764)	99.55%
Special Assmnts- Discounts	(42,544)	(42,544)	(40,687)	1,857	95.64%
Other Miscellaneous Revenues	150	100	451	351	300.67%
Access Cards	1,000	667	1,173	506	117.30%
Amenities Revenue	19,600	13,067	11,631	(1,436)	59.34%
<b>TOTAL REVENUES</b>	<b>1,044,815</b>	<b>1,036,899</b>	<b>1,035,172</b>	<b>(1,727)</b>	<b>99.08%</b>
<b>EXPENDITURES</b>					
<b>Administration</b>					
P/R-Board of Supervisors	24,000	16,000	15,600	400	65.00%
FICA Taxes	1,836	1,224	1,193	31	64.98%
ProfServ-Engineering	10,000	6,667	1,603	5,064	16.03%
ProfServ-Legal Services	10,000	6,667	3,260	3,407	32.60%
ProfServ-Mgmt Consulting Serv	61,680	41,120	43,948	(2,828)	71.25%
ProfServ-Property Appraiser	150	150	150	-	100.00%
ProfServ-Recording Secretary	1,500	1,000	-	1,000	0.00%
Auditing Services	5,100	5,100	5,200	(100)	101.96%
Postage and Freight	2,000	1,333	499	834	24.95%
Insurance - General Liability	32,986	24,740	30,083	(5,343)	91.20%
Printing and Binding	2,500	1,667	239	1,428	9.56%
Legal Advertising	1,000	667	189	478	18.90%
Miscellaneous Services	100	67	30	37	30.00%
Misc-Assessmnt Collection Cost	21,272	21,272	20,363	909	95.73%
Misc-Taxes	3,300	3,300	1,406	1,894	42.61%
Annual District Filing Fee	175	175	175	-	100.00%
<b>Total Administration</b>	<b>177,599</b>	<b>131,149</b>	<b>123,938</b>	<b>7,211</b>	<b>69.79%</b>
<b>Field</b>					
Contracts-Landscape	144,019	96,013	96,012	1	66.67%
Contracts-Landscape Consultant	6,660	4,440	4,480	(40)	67.27%
Utility - General	17,000	11,333	2,171	9,162	12.77%
R&M-General	36,000	24,000	6,145	17,855	17.07%
R&M-Irrigation	10,000	6,667	3,900	2,767	39.00%
R&M-Lake	25,000	16,667	18,062	(1,395)	72.25%
R&M-Landscape Renovations	10,000	6,667	2,100	4,567	21.00%
R&M-Mulch	12,000	8,000	15,530	(7,530)	129.42%
Cap Outlay-Machinery and Equip	5,000	3,333	-	3,333	0.00%
<b>Total Field</b>	<b>265,679</b>	<b>177,120</b>	<b>148,400</b>	<b>28,720</b>	<b>55.86%</b>

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

<u>ACCOUNT DESCRIPTION</u>	<u>ANNUAL ADOPTED BUDGET</u>	<u>YEAR TO DATE BUDGET</u>	<u>YEAR TO DATE ACTUAL</u>	<u>VARIANCE (\$) FAV(UNFAV)</u>	<u>YTD ACTUAL AS A % OF ADOPTED BUD</u>
<b><u>Road and Street Facilities</u></b>					
Electricity - Streetlighting	146,000	97,333	84,314	13,019	57.75%
<b>Total Road and Street Facilities</b>	<b>146,000</b>	<b>97,333</b>	<b>84,314</b>	<b>13,019</b>	<b>57.75%</b>
<b><u>Parks and Recreation - General</u></b>					
Payroll-Salaries	165,000	110,000	97,999	12,001	59.39%
FICA Taxes	12,623	8,415	7,497	918	59.39%
Life and Health Insurance	14,000	9,333	1,223	8,110	8.74%
Workers' Compensation	10,000	6,667	1,774	4,893	17.74%
Communication - Telephone	5,500	3,667	3,385	282	61.55%
Utility - General	39,000	26,000	16,379	9,621	42.00%
R&M-General	33,000	22,000	17,047	4,953	51.66%
R&M-Mulch	4,000	2,667	-	2,667	0.00%
Misc-News Letters	8,600	5,733	4,210	1,523	48.95%
Op Supplies - General	48,000	32,000	33,390	(1,390)	69.56%
Subscriptions and Memberships	800	533	705	(172)	88.13%
Capital Outlay	247,786	165,191	128,228	36,963	51.75%
Reserve - Buildings	1,000	1,000	-	1,000	0.00%
Reserve - Entry Features	12,728	12,728	28,123	(15,395)	220.95%
Reserve - Parking Lots/Courts	1,000	1,000	-	1,000	0.00%
Reserve - Swimming Pools	-	-	4,990	(4,990)	0.00%
<b>Total Parks and Recreation - General</b>	<b>603,037</b>	<b>406,934</b>	<b>344,950</b>	<b>61,984</b>	<b>57.20%</b>
<b>TOTAL EXPENDITURES</b>	<b>1,192,315</b>	<b>812,536</b>	<b>701,602</b>	<b>110,934</b>	<b>58.84%</b>
Excess (deficiency) of revenues					
Over (under) expenditures	(147,500)	224,363	333,570	109,207	-226.15%
<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)	\$ 224,363	\$ 333,570	\$ 109,207	-226.15%
<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>\$ 1,085,540</b>	<b>\$ 1,194,747</b>		

**Statement of Revenues, Expenditures and Changes in Fund Balances**  
For the Period Ending May 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	189,458	188,609	(849)	99.55%
Special Assmnts- Discounts	(7,578)	(7,578)	(7,247)	331	95.63%
<b>TOTAL REVENUES</b>	<b>181,880</b>	<b>181,880</b>	<b>181,362</b>	<b>(518)</b>	<b>99.72%</b>
<b>EXPENDITURES</b>					
<b>Administration</b>					
ProfServ-Administrative	2,100	1,400	1,400	-	66.67%
ProfServ-Legal Services	18,800	12,533	4,309	8,224	22.92%
Misc-Assessmnt Collection Cost	3,789	3,789	3,627	162	95.72%
Office Supplies	1,400	933	1,793	(860)	128.07%
<b>Total Administration</b>	<b>26,089</b>	<b>18,655</b>	<b>11,129</b>	<b>7,526</b>	<b>42.66%</b>
<b>Garbage/Solid Waste Services</b>					
Utility - Refuse Removal	151,166	100,777	100,777	-	66.67%
<b>Total Garbage/Solid Waste Services</b>	<b>151,166</b>	<b>100,777</b>	<b>100,777</b>	<b>-</b>	<b>66.67%</b>
<b>TOTAL EXPENDITURES</b>	<b>177,255</b>	<b>119,432</b>	<b>111,906</b>	<b>7,526</b>	<b>63.13%</b>
Excess (deficiency) of revenues Over (under) expenditures	4,625	62,448	69,456	7,008	1501.75%
<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	\$ 62,448	\$ 69,456	\$ 7,008	1501.75%
<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>\$ 148,035</b>	<b>\$ 155,043</b>		

**Meadow Pointe  
Community Development District**

**Supporting Schedules**

*May 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
04/07/17	\$ 26,309	\$ -	\$ 537	\$ 26,846	\$ 22,787	\$ 4,059
05/15/17	\$ 3,223	\$ -	\$ 66	\$ 3,289	\$ 2,792	\$ 497
<b>TOTAL</b>	<b>\$ 1,175,529</b>	<b>\$ 47,935</b>	<b>\$ 23,991</b>	<b>\$ 1,247,454</b>	<b>\$ 1,058,845</b>	<b>\$ 188,609</b>
% COLLECTED				100%	100%	100%
<b>TOTAL OUTSTANDING</b>				<b>\$ 5,614</b>	<b>\$ 4,765</b>	<b>\$ 849</b>



# Meadow Pointe

Community Development District

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## Cash and Investment Report

May 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	154,680
Checking Account - Operating	Regions	0.00%	n/a	11,217
		<b>Subtotal</b>		<u>165,897</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	15,848
Money Market Account	Bank United	0.45%	n/a	970,671
		<b>Subtotal</b>		<u>986,519</u>
		<b>Total</b>		<u>\$ 1,354,317</u>

# Meadow Pointe

Community Development District

## Cash Receipts Schedule

May 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
04/06/17	Tax Collector	26,309		26,309	See tax collection worksheet
04/17/17	Parking/Key Fobs/Party/Agreements	1,074	1,074		
04/18/17	Sales tax collection allowance	6	6		
05/05/17	Parking/Key Fobs/Party/Agreements	1,160	1,160		
05/15/17	Tax Collector	3,223		3,223	See tax collection worksheet
05/16/17	Party Refund	(50)	(50)		
05/16/17	Meadow Pointe II	311		311	Reimbursement for Tampa Electric
05/18/17	Sales tax collection allowance	2	2		
<b>Total</b>		<b>1,198,792</b>	<b>13,255</b>	<b>1,185,538</b>	

# Meadow Pointe

Community Development District

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## Reserve Schedule

May 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