

# Belmond Reserve Community Development District

Financial Statements  
(Unaudited)

Period Ending  
January 31, 2021



Meritus Corporation  
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**Belmond Reserve CDD**

Balance Sheet

As of 1/31/2021

(In Whole Numbers)

	General Fund	Debt Service Fund - Series 2020	Capital Projects Fund - Series 2020	General Fixed Assets	General Long-Term Debt	Total
<b>Assets</b>						
Cash-Operating Account	485	0	0	0	0	485
Investment - Revenue 2020 (2000)	0	2	0	0	0	2
Investment - Interest 2020 (2001)	0	216,796	0	0	0	216,796
Investment - Reserve 2020 (2003)	0	593,550	0	0	0	593,550
Investment - Construction 2020 (2005)	0	0	3,582,557	0	0	3,582,557
Investment - Amenity 2020 (2006)	0	0	763,410	0	0	763,410
Investment - Cost of Issuance 2020 (2007)	0	0	0	0	0	0
Due From Developer	0	0	0	0	0	0
Construction Work in Progress	0	0	0	4,903,876	0	4,903,876
Amount To Be Provided-Debt Service	0	0	0	0	10,410,000	10,410,000
<b>Total Assets</b>	<u>485</u>	<u>810,348</u>	<u>4,345,967</u>	<u>4,903,876</u>	<u>10,410,000</u>	<u>20,470,676</u>
<b>Liabilities</b>						
Accounts Payable	4,200	0	0	0	0	4,200
Accrued Expenses Payable	0	0	0	0	0	0
Revenue Bonds Payable - Series 2020	0	0	0	0	10,410,000	10,410,000
<b>Total Liabilities</b>	<u>4,200</u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>10,410,000</u>	<u>10,414,200</u>
<b>Fund Equity &amp; Other Credits Contributed Capital</b>						
Fund Balance-Unreserved	571	0	0	0	0	571
Investment in General Fixed Assets	0	0	0	4,903,876	0	4,903,876
Other	(4,286)	810,348	4,345,967	0	0	5,152,030
<b>Total Fund Equity &amp; Other Credits Contributed Capital</b>	<u>(3,715)</u>	<u>810,348</u>	<u>4,345,967</u>	<u>4,903,876</u>	<u>0</u>	<u>10,056,476</u>
<b>Total Liabilities &amp; Fund Equity</b>	<u>485</u>	<u>810,348</u>	<u>4,345,967</u>	<u>4,903,876</u>	<u>10,410,000</u>	<u>20,470,676</u>

**Belmond Reserve CDD**  
Statement of Revenues and Expenditures  
001 - General Fund  
From 10/1/2020 Through 1/31/2021  
(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
<b>Revenues</b>				
Contributions & Donations From Private Sources				
Developer Contributions	0	6,175	6,175	0 %
Landowner Direct Funding	172,745	0	(172,745)	(100)%
<b>Total Revenues</b>	<u>172,745</u>	<u>6,175</u>	<u>(166,570)</u>	<u>(96)%</u>
<b>Expenditures</b>				
Legislative				
Supervisor Fees	6,000	0	6,000	100 %
Financial & Administrative				
District Manager	36,000	4,000	32,000	89 %
District Engineer	5,000	1,152	3,848	77 %
Disclosure Report	4,200	0	4,200	100 %
Trustee Fees	4,200	0	4,200	100 %
Accounting Services	9,000	0	9,000	100 %
Auditing Services	5,000	0	5,000	100 %
Postage, Phone, Faxes, Copies	500	5	496	99 %
Public Officials Insurance	3,750	2,250	1,500	40 %
Legal Advertising	10,000	0	10,000	100 %
Bank Fees	250	60	190	76 %
Dues, Licenses, & Fees	175	175	0	0 %
Miscellaneous Fees	125	0	125	100 %
ADA Website Compliance	1,500	0	1,500	100 %
Website Maintenance	3,000	0	3,000	100 %
Legal Counsel				
District Counsel	5,000	69	4,931	99 %
Electric Utility Services				
Electric Utility Services - Streetlights	37,500	0	37,500	100 %
Electric Utility Services - All Others	1,600	0	1,600	100 %
Water-Sewer Combination Services				
Water Utility Services	10,000	0	10,000	100 %
Other Physical Environment				
General, Property & Casualty Insurance	5,850	2,750	3,100	53 %
Waterway Management System	5,095	0	5,095	100 %
Landscape Maintenance	14,000	0	14,000	100 %
Miscellaneous Landscape	1,500	0	1,500	100 %
Plant Replacement Program	2,500	0	2,500	100 %
Irrigation Maintenance	1,000	0	1,000	100 %
<b>Total Expenditures</b>	<u>172,745</u>	<u>10,461</u>	<u>162,284</u>	<u>94 %</u>
Excess of Revenues Over (Under) Expenditures	<u>0</u>	<u>(4,286)</u>	<u>(4,286)</u>	<u>0 %</u>
Fund Balance, Beginning of Period	0	571	571	0 %
Fund Balance, End of Period	<u>0</u>	<u>(3,715)</u>	<u>(3,715)</u>	<u>0 %</u>

**Belmond Reserve CDD**  
Statement of Revenues and Expenditures  
200 - Debt Service Fund - Series 2020  
From 10/1/2020 Through 1/31/2021  
(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Revenues				
Interest Earnings				
Interest Earnings	0	9	9	0 %
Total Revenues	<u>0</u>	<u>9</u>	<u>9</u>	<u>0 %</u>
Other Financing Sources				
Debt Proceeds				
Bond Proceeds	0	810,346	810,346	0 %
Interfund Transfer				
Interfund Transfer	0	(6)	(6)	0 %
Total Other Financing Sources	<u>0</u>	<u>810,339</u>	<u>810,339</u>	<u>0 %</u>
Excess of Revenues Over (Under) Expenditures	<u>0</u>	<u>810,348</u>	<u>810,348</u>	<u>0 %</u>
Fund Balance, End of Period	<u><u>0</u></u>	<u><u>810,348</u></u>	<u><u>810,348</u></u>	<u><u>0 %</u></u>

**Belmond Reserve CDD**  
Statement of Revenues and Expenditures  
300 - Capital Projects Fund - Series 2020  
From 10/1/2020 Through 1/31/2021  
(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
<b>Revenues</b>				
Interest Earnings				
Interest Earnings	0	78	78	0 %
Total Revenues	<u>0</u>	<u>78</u>	<u>78</u>	<u>0 %</u>
<b>Expenditures</b>				
Financial & Administrative				
District Manager	0	37,000	(37,000)	0 %
District Engineer	0	10,000	(10,000)	0 %
Trustee Fees	0	5,675	(5,675)	0 %
Original Issue Discount(Premium)	0	(48,230)	48,230	0 %
Miscellaneous Fees	0	1,250	(1,250)	0 %
Legal Counsel				
District Counsel	0	46,500	(46,500)	0 %
Underwriting Counsel	0	43,500	(43,500)	0 %
Legal Counsel	0	46,000	(46,000)	0 %
Underwriters Discount	0	208,200	(208,200)	0 %
Other Physical Environment				
Improvements Other Than Buildings	0	4,903,876	(4,903,876)	0 %
Total Expenditures	<u>0</u>	<u>5,253,771</u>	<u>(5,253,771)</u>	<u>0 %</u>
<b>Other Financing Sources</b>				
Interfund Transfer				
Interfund Transfer	0	6	6	0 %
Debt Proceeds				
Bond Proceeds	0	9,599,654	9,599,654	0 %
Total Other Financing Sources	<u>0</u>	<u>9,599,661</u>	<u>9,599,661</u>	<u>0 %</u>
Excess of Revenues Over (Under) Expenditures	<u>0</u>	<u>4,345,967</u>	<u>4,345,967</u>	<u>0 %</u>
Fund Balance, End of Period	<u><u>0</u></u>	<u><u>4,345,967</u></u>	<u><u>4,345,967</u></u>	<u><u>0 %</u></u>

Belmond Reserve CDD  
Reconcile Cash Accounts

Summary

Cash Account: 10101 Cash-Operating Account  
Reconciliation ID: 01/31/21  
Reconciliation Date: 1/31/2021  
Status: Locked

Bank Balance	484.67
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	484.67
Balance Per Books	<u>484.67</u>
Unreconciled Difference	<u><u>0.00</u></u>

Click the Next Page toolbar button to view details.

Belmond Reserve CDD  
Reconcile Cash Accounts

Detail

Cash Account: 10101 Cash-Operating Account  
Reconciliation ID: 01/31/21  
Reconciliation Date: 1/31/2021  
Status: Locked

Cleared Checks/Vouchers

<u>Document Number</u>	<u>Document Date</u>	<u>Document Description</u>	<u>Document Amount</u>	<u>Payee</u>
CD013	1/29/2021	Bank Fee	15.00	
Cleared Checks/Vouchers			15.00	
			15.00	