

Belmond Reserve Community Development District

Financial Statements
(Unaudited)

Period Ending
September 30, 2021



Meritus Corporation
2005 Pan Am Circle ~ Suite 300 ~ Tampa, Florida 33607
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Belmond Reserve CDD

Balance Sheet

As of 9/30/2021

(In Whole Numbers)

	General Fund	Debt Service Fund - Series 2020	Capital Projects Fund - Series 2020	General Fixed Assets	General Long-Term Debt	Total
Assets						
Cash-Operating Account	11,083	0	0	0	0	11,083
Investment - Revenue 2020 (2000)	0	6	0	0	0	6
Investment - Interest 2020 (2001)	0	0	0	0	0	0
Investment - Reserve 2020 (2003)	0	593,550	0	0	0	593,550
Investment - Construction 2020 (2005)	0	0	43,096	0	0	43,096
Investment - Amenity 2020 (2006)	0	0	210,246	0	0	210,246
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	8,996,587	0	8,996,587
Amount To Be Provided-Debt Service	0	0	0	0	10,410,000	10,410,000
Total Assets	<u>11,083</u>	<u>593,556</u>	<u>253,341</u>	<u>8,996,587</u>	<u>10,410,000</u>	<u>20,264,567</u>
Liabilities						
Accounts Payable	12,197	0	0	0	0	12,197
Accrued Expenses Payable	0	0	0	0	0	0
Revenue Bonds Payable - Series 2020	0	0	0	0	10,410,000	10,410,000
Total Liabilities	<u>12,197</u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>10,410,000</u>	<u>10,422,197</u>
Fund Equity & Other Credits Contributed Capital						
Fund Balance-Unreserved	0	0	0	0	0	0
Investment in General Fixed Assets	0	0	0	8,996,587	0	8,996,587
Other	(1,114)	593,556	253,341	0	0	845,783
Total Fund Equity & Other Credits Contributed Capital	<u>(1,114)</u>	<u>593,556</u>	<u>253,341</u>	<u>8,996,587</u>	<u>0</u>	<u>9,842,370</u>
Total Liabilities & Fund Equity	<u>11,083</u>	<u>593,556</u>	<u>253,341</u>	<u>8,996,587</u>	<u>10,410,000</u>	<u>20,264,567</u>

Belmond Reserve CDD
Statement of Revenues and Expenditures
001 - General Fund
From 10/1/2020 Through 9/30/2021
(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Revenues				
Contributions & Donations From Private Sources				
Developer Contributions	0	42,158	42,158	0 %
Landowner Direct Funding	172,745	0	(172,745)	(100)%
Total Revenues	<u>172,745</u>	<u>42,158</u>	<u>(130,587)</u>	<u>(76)%</u>
Expenditures				
Legislative				
Supervisor Fees	6,000	2,400	3,600	60 %
Financial & Administrative				
District Manager	36,000	12,000	24,000	67 %
District Engineer	5,000	3,697	1,303	26 %
Disclosure Report	4,200	900	3,300	79 %
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	54	446	89 %
Public Officials Insurance	3,750	2,250	1,500	40 %
Legal Advertising	10,000	2,641	7,359	74 %
Bank Fees	250	150	100	40 %
Dues, Licenses, & Fees	175	175	0	0 %
Miscellaneous Fees	125	0	125	100 %
Office Supplies	0	30	(30)	0 %
ADA Website Compliance	1,500	1,500	0	0 %
Website Maintenance	3,000	0	3,000	100 %
Legal Counsel				
District Counsel	5,000	3,798	1,202	24 %
Electric Utility Services				
Electric Utility Services - Streetlights	37,500	366	37,134	99 %
Electric Utility Services - All Others	1,600	136	1,464	92 %
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	10,425	3,575	26 %
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 %
Capital Outlay	0	1,531	(1,531)	0 %
Total Expenditures	<u>172,745</u>	<u>44,803</u>	<u>127,942</u>	<u>74 %</u>
Other Financing Sources				
Interfund Transfer				
Interfund Transfer	0	1,531	1,531	0 %
Total Other Financing Sources	<u>0</u>	<u>1,531</u>	<u>1,531</u>	<u>0 %</u>
Excess of Revenues Over (Under) Expenditures	<u>0</u>	<u>(1,114)</u>	<u>(1,114)</u>	<u>0 %</u>
Fund Balance, End of Period	<u>0</u>	<u>(1,114)</u>	<u>(1,114)</u>	<u>0 %</u>

Belmond Reserve CDD
Statement of Revenues and Expenditures
200 - Debt Service Fund - Series 2020
From 10/1/2020 Through 9/30/2021
(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Revenues				
Interest Earnings				
Interest Earnings	0	29	29	0 %
Total Revenues	<u>0</u>	<u>29</u>	<u>29</u>	<u>0 %</u>
Expenditures				
Debt Service Payments				
Interest	0	216,796	(216,796)	0 %
Total Expenditures	<u>0</u>	<u>216,796</u>	<u>(216,796)</u>	<u>0 %</u>
Other Financing Sources				
Debt Proceeds				
Bond Proceeds	0	810,346	810,346	0 %
Interfund Transfer				
Interfund Transfer	0	(24)	(24)	0 %
Total Other Financing Sources	<u>0</u>	<u>810,322</u>	<u>810,322</u>	<u>0 %</u>
Excess of Revenues Over (Under) Expenditures	<u>0</u>	<u>593,556</u>	<u>593,556</u>	<u>0 %</u>
Fund Balance, End of Period	<u>0</u>	<u>593,556</u>	<u>593,556</u>	<u>0 %</u>

Belmond Reserve CDD
Statement of Revenues and Expenditures
300 - Capital Projects Fund - Series 2020
From 10/1/2020 Through 9/30/2021
(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Revenues				
Interest Earnings				
Interest Earnings	0	146	146	0 %
Contributions & Donations From Private Sources				
Developer Contributions	0	1,531	1,531	0 %
Total Revenues	<u>0</u>	<u>1,677</u>	<u>1,677</u>	<u>0 %</u>
Expenditures				
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	8,996,587	(8,996,587)	0 %
Total Expenditures	<u>0</u>	<u>9,346,482</u>	<u>(9,346,482)</u>	<u>0 %</u>
Other Financing Sources				
Interfund Transfer				
Interfund Transfer	0	24	24	0 %
Debt Proceeds				
Bond Proceeds	0	9,599,654	9,599,654	0 %
Interfund Transfer				
Interfund Transfer	0	(1,531)	(1,531)	0 %
Total Other Financing Sources	<u>0</u>	<u>9,598,147</u>	<u>9,598,147</u>	<u>0 %</u>
Excess of Revenues Over (Under) Expenditures	<u>0</u>	<u>253,341</u>	<u>253,341</u>	<u>0 %</u>
Fund Balance, End of Period	<u>0</u>	<u>253,341</u>	<u>253,341</u>	<u>0 %</u>

Belmond Reserve CDD
Reconcile Cash Accounts

Summary

Cash Account: 10101 Cash-Operating Account
Reconciliation ID: 09/31/2021
Reconciliation Date: 9/30/2021
Status: Locked

Bank Balance	11,282.57
Less Outstanding Checks/Vouchers	200.00
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	11,082.57
Balance Per Books	<u>11,082.57</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: 09/31/2021
Reconciliation Date: 9/30/2021
Status: Locked

Outstanding Checks/Vouchers

<u>Document Number</u>	<u>Document Date</u>	<u>Document Description</u>	<u>Document Amount</u>	<u>Payee</u>
1047	7/22/2021	System Generated Check/Voucher	200.00	Ryan Motko
Outstanding Checks/Vouchers			200.00	

Belmond Reserve CDD
Reconcile Cash Accounts

Detail

Cash Account: 10101 Cash-Operating Account

Reconciliation ID: 09/31/2021

Reconciliation Date: 9/30/2021

Status: Locked

Cleared Checks/Vouchers

<u>Document Number</u>	<u>Document Date</u>	<u>Document Description</u>	<u>Document Amount</u>	<u>Payee</u>
1046	7/22/2021	System Generated Check/Voucher	200.00	Nicholas J. Dister
1053	8/26/2021	System Generated Check/Voucher	1,531.18	Ferguson Waterworks
1053	8/26/2021	System Generated Check/Voucher	(1,531.18)	Ferguson Waterworks
1054	9/16/2021	System Generated Check/Voucher	1,027.62	Meritus Districts
1055	9/16/2021	System Generated Check/Voucher	511.00	Stantec Consulting Services Inc.
1056	9/16/2021	System Generated Check/Voucher	487.50	Straley Robin Vericker
1057	9/16/2021	System Generated Check/Voucher	1,050.00	Yellowstone Landscape
1058	9/23/2021	System Generated Check/Voucher	365.66	TECO
1059	9/23/2021	System Generated Check/Voucher	1,875.00	Yellowstone Landscape
Cleared Checks/Vouchers			5,516.78	
			5,516.78	

Belmond Reserve CDD
Reconcile Cash Accounts

Detail

Cash Account: 10101 Cash-Operating Account
Reconciliation ID: 09/31/2021
Reconciliation Date: 9/30/2021
Status: Locked

Cleared Deposits

<u>Document Number</u>	<u>Document Date</u>	<u>Document Description</u>	<u>Document Amount</u>	<u>Deposit Number</u>
1051	9/3/2021	Developer Funding - 08.24.21	5,774.46	
0090340206	9/15/2021	Developer funding 09/15/2021	3,454.63	
CR035-1	9/23/2021	Developer Funding 09/23/2021	3,486.14	
CR035-2	9/23/2021	Developer Funding 09/23/2021	2,088.60	
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Cleared Deposits			14,803.83	
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