

Champions Reserve Community Development District

Financial Statements
(Unaudited)

Period Ending
October 31, 2019



Meritus Districts
2005 Pan Am Circle ~ Suite 300 ~ Tampa, Florida 33607
Phone (813) 873-7300 ~ Fax (813) 873-7070

Champions Reserve CDD

Fund Report

As of 10/31/2019
(In Whole Numbers)

	General Fund	Debt Service Fund - Series 2016	General Fixed Assets	General Long-Term Debt	Total
Assets					
Cash--Operating Account	356	0	0	0	356
Due From Developer	0	0	0	0	0
Due From General Fund	0	0	0	0	0
Due From Debt Service	1,947	0	0	0	1,947
Investments - Revenue 2016 (5000)	0	115,096	0	0	115,096
Investments - Interest 2016 (5001)	0	0	0	0	0
Investments - Sinking 2016 (5002)	0	0	0	0	0
Investments - Reserve 2016 (5003)	0	181,313	0	0	181,313
Prepaid Items	0	0	0	0	0
Prepaid General Liability Insurance	0	0	0	0	0
Prepaid Professional Liability Insurance	0	0	0	0	0
Prepaid Trustee Fees	0	0	0	0	0
Prepaid Property Insurance	0	0	0	0	0
Construction Work in Progress	0	0	2,330,568	0	2,330,568
Amount Available-Debt Service	0	0	0	259,497	259,497
Amount To Be Provided--Debt Service	0	0	0	2,469,298	2,469,298
Other	0	0	0	0	0
Total Assets	<u>2,303</u>	<u>296,408</u>	<u>2,330,568</u>	<u>2,728,795</u>	<u>5,358,074</u>
Liabilities					
Accounts Payable	4,914	0	0	0	4,914
Accounts Payable-Other	0	0	0	0	0
Due To General Fund	0	1,947	0	0	1,947
Due To Debt Service Fund	221	0	0	0	221
Accrued Expenses Payable	0	0	0	0	0
Deposits	0	0	0	0	0
Due to Developer	0	0	0	0	0
Other Current Liabilities	0	0	0	0	0
Revenue Bond--Long Term--Series 2016	0	0	0	2,728,795	2,728,795
Unearned Revenues	0	0	0	0	0
Total Liabilities	<u>5,135</u>	<u>1,947</u>	<u>0</u>	<u>2,728,795</u>	<u>2,735,877</u>
Fund Equity & Other Credits					
Fund Balance-All Other Reserves	0	257,771	0	0	257,771
Fund Balance-Unreserved	0	0	0	0	0
Investment in General Fixed Assets	0	0	2,330,568	0	2,330,568
Other	(2,832)	36,691	0	0	33,859
Total Fund Equity & Other Credits	<u>(2,832)</u>	<u>294,461</u>	<u>2,330,568</u>	<u>0</u>	<u>2,622,198</u>
Total Liabilities & Fund Equity	<u>2,303</u>	<u>296,408</u>	<u>2,330,568</u>	<u>2,728,795</u>	<u>5,358,074</u>

Champions Reserve CDD

Statement of R&E

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

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Revenues				
Special Assessments - Service Charges				
O&M Assessments-Tax Roll	50,200	(539)	(50,739)	(101)%
Contribution & Donations From Private Sources				
Developer Contribution	<u>0</u>	<u>10,481</u>	<u>10,481</u>	<u>0 %</u>
Total Revenues	<u>50,200</u>	<u>9,942</u>	<u>(40,258)</u>	<u>(80)%</u>
Expenditures				
Financial & Administrative				
District Manager	27,500	2,292	25,208	92 %
District Engineer	500	0	500	100 %
Disclosure Report	3,000	0	3,000	100 %
Trustee Fees	4,500	2,694	1,806	40 %
Auditing Services	5,500	0	5,500	100 %
Postage, Phone, Faxes, Copies	250	0	250	100 %
Public Officials Insurance	1,378	2,050	(672)	(49)%
Legal Advertising	700	291	410	59 %
Bank Fees	200	89	111	56 %
Dues, Licenses, & Fees	175	175	0	0 %
Web Administration	500	0	500	100 %
Legal Counsel				
District Counsel	1,600	0	1,600	100 %
Other Physical Environment				
Property & Casualty Insurance	<u>4,397</u>	<u>5,184</u>	<u>(787)</u>	<u>(18)%</u>
Total Expenditures	<u>50,200</u>	<u>12,774</u>	<u>37,426</u>	<u>75 %</u>
Excess of Revenues Over (Under) Expenditures	<u>0</u>	<u>(2,832)</u>	<u>(2,832)</u>	<u>0 %</u>
Fund Balance, Beginning of Period	0	0	0	0 %
Fund Balance, End of Period	<u>0</u>	<u>(2,832)</u>	<u>(2,832)</u>	<u>0 %</u>

Champions Reserve CDD

Statement of R&E

200 - Debt Service Fund - Series 2016

From 10/1/2019 Through 10/31/2019

(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Revenues				
Special Assessments - Capital Improvements				
Debt Service Assessments-Tax Roll	177,938	(1,947)	(179,885)	(101)%
Debt Service Assessments-Developer	0	38,601	38,601	0 %
Interest Earnings				
Interest Earnings	<u>0</u>	<u>37</u>	<u>37</u>	<u>0 %</u>
Total Revenues	<u>177,938</u>	<u>36,691</u>	<u>(141,247)</u>	<u>(79)%</u>
Expenditures				
Debt Service Payments				
Interest	127,938	0	127,938	100 %
Principal	<u>50,000</u>	<u>0</u>	<u>50,000</u>	<u>100 %</u>
Total Expenditures	<u>177,938</u>	<u>0</u>	<u>177,938</u>	<u>100 %</u>
Excess of Revenues Over (Under) Expenditures	<u>0</u>	<u>36,691</u>	<u>36,691</u>	<u>0 %</u>
Fund Balance, Beginning of Period	0	257,771	257,771	0 %
Fund Balance, End of Period	<u><u>0</u></u>	<u><u>294,461</u></u>	<u><u>294,461</u></u>	<u><u>0 %</u></u>

Champions Reserve CDD
Reconcile Cash Accounts

Summary

Cash Account: 10101 Cash--Operating Account
Reconciliation ID: 10/31/19
Reconciliation Date: 10/31/2019
Status: Locked

Bank Balance	73.49
Less Outstanding Checks/Vouchers	0.00
Plus Deposits in Transit	282.10
Plus or Minus Other Cash Items	0.00
Plus or Minus Suspense Items	<u>0.00</u>
Reconciled Bank Balance	355.59
Balance Per Books	<u>355.59</u>
Unreconciled Difference	<u><u>0.00</u></u>

Click the Next Page toolbar button to view details.

Champions Reserve CDD
Reconcile Cash Accounts

Detail

Cash Account: 10101 Cash--Operating Account
Reconciliation ID: 10/31/19
Reconciliation Date: 10/31/2019
Status: Locked

Outstanding Deposits

<u>Deposit Number</u>	<u>Document Number</u>	<u>Document Date</u>	<u>Document Description</u>	<u>Document Amount</u>
	CR117	10/31/2019	FY19 Excess Fees - 10.31.19	<u>282.10</u>
Outstanding Deposits				<u>282.10</u>

Champions Reserve CDD
Reconcile Cash Accounts

Detail

Cash Account: 10101 Cash--Operating Account

Reconciliation ID: 10/31/19

Reconciliation Date: 10/31/2019

Status: Locked

Cleared Checks/Vouchers

<u>Document Number</u>	<u>Document Date</u>	<u>Document Description</u>	<u>Document Amount</u>	<u>Payee</u>
0146	10/1/2019	System Generated Check/Voucher	2,297.17	Meritus Districts
0147	10/1/2019	System Generated Check/Voucher	290.50	The Ledger
0148	10/3/2019	System Generated Check/Voucher	1,900.00	ADA Site Compliance
0149	10/3/2019	System Generated Check/Voucher	3,000.00	Meritus Districts
0150	10/10/2019	System Generated Check/Voucher	175.00	Florida Department of Economic Opportunity
0151	10/10/2019	System Generated Check/Voucher	500.00	Grau and Associates
0152	10/17/2019	System Generated Check/Voucher	7,234.00	Egis Insurance Advisors, LLC
0153	10/17/2019	System Generated Check/Voucher	8.55	Meritus Districts
CD033	10/22/2019	Bank Fee	38.00	
CD034	10/31/2019	Bank Fee	<u>51.00</u>	
Cleared Checks/Vouchers			<u>15,494.22</u>	

Champions Reserve CDD
Reconcile Cash Accounts

Detail

Cash Account: 10101 Cash--Operating Account
Reconciliation ID: 10/31/19
Reconciliation Date: 10/31/2019
Status: Locked

Cleared Deposits

<u>Deposit Number</u>	<u>Document Number</u>	<u>Document Date</u>	<u>Document Description</u>	<u>Document Amount</u>
	1509	9/12/2019	Developer Funding - 09.12.19	9,693.48
	141161	9/30/2019	Off Roll - Lot 201	228.00
	141451	9/30/2019	Off Roll - Lot 138	228.00
	61207	10/29/2019	Advance - 10.29.19	<u>850.00</u>
Cleared Deposits				<u><u>10,999.48</u></u>