

Heritage Landing  
Community Development District

Financial Statements  
(Unaudited)

July 31, 2016

Prepared by  
Rizzetta & Company, Inc.  
District Manager

**Heritage Landing Community Development District**

Balance Sheet

As of 7/31/2016

(In Whole Numbers)

	General Fund	Reserve Fund	Debt Service Fund	Total Governmental Funds	General Fixed Assets Account Group	General Long-Term Debt Account Group
<b>Assets</b>						
Cash In Bank	106,974	0	0	106,974	0	0
Investments	1,082,100	0	766,379	1,848,479	0	0
Investments - Reserves	0	270,535	0	270,535	0	0
Accounts Receivable	0	0	0	0	0	0
Prepaid Expenses	2,490	0	0	2,490	0	0
Deposits	1,685	0	0	1,685	0	0
Due From Other Funds	0	0	13,798	13,798	0	0
Amount Available in Debt Service	0	0	0	0	0	780,177
Amount To Be Provided Debt Service	0	0	0	0	0	13,164,823
Fixed Assets	0	0	0	0	11,415,112	0
<b>Total Assets</b>	<u>1,193,248</u>	<u>270,535</u>	<u>780,177</u>	<u>2,243,960</u>	<u>11,415,112</u>	<u>13,945,000</u>
<b>Liabilities</b>						
Accounts Payable	103,063	0	0	103,063	0	0
Accrued Expenses Payable	3,809	0	0	3,809	0	0
Due To Developer	0	0	0	0	0	0
Other Current Liabilities	9,680	0	0	9,680	0	0
Deposits	0	0	0	0	0	0
Due To Other Funds	13,798	0	0	13,798	0	0
Revenue Bonds Payable--Long Term	0	0	0	0	0	13,945,000
<b>Total Liabilities</b>	<u>130,349</u>	<u>0</u>	<u>0</u>	<u>130,349</u>	<u>0</u>	<u>13,945,000</u>
<b>Fund Equity &amp; Other Credits</b>						
Beginning Fund Balance	869,914	235,105	781,309	1,886,327	11,415,112	0
Net Change in Fund Balance	192,986	35,430	(1,132)	227,284	0	0
<b>Total Fund Equity &amp; Other Credits</b>	<u>1,062,900</u>	<u>270,535</u>	<u>780,177</u>	<u>2,113,611</u>	<u>11,415,112</u>	<u>0</u>
<b>Total Liabilities &amp; Fund Equity</b>	<u>1,193,248</u>	<u>270,535</u>	<u>780,177</u>	<u>2,243,960</u>	<u>11,415,112</u>	<u>13,945,000</u>

See Notes to Unaudited Financial Statements

**Heritage Landing Community Development District**

Statement of Revenues and Expenditures

001 - General Fund

From 10/1/2015 Through 7/31/2016

(In Whole Numbers)

	Annual Budget	YTD Budget	YTD Actual	YTD Variance	Percent Annual Budget Remaining
<b>Revenues</b>					
Interest Earnings					
Interest Earnings	0	0	1,578	1,578	0.00%
Special Assessments					
Tax Roll	1,090,884	1,090,884	1,115,029	24,145	(2.21)%
Other Miscellaneous Revenues					
Activity Fees	10,000	8,333	7,971	(363)	20.29%
RV & Boat Storage Fees	19,200	19,200	16,832	(2,368)	12.33%
Camp Heritage Room Rental	6,500	5,417	6,141	724	5.52%
Special Events	0	0	6,143	6,143	0.00%
<b>Total Revenues</b>	<b>1,126,584</b>	<b>1,123,834</b>	<b>1,153,694</b>	<b>29,860</b>	<b>(2.41)%</b>
<b>Expenditures</b>					
Legislative					
Supervisor Fees	12,000	10,000	8,200	1,800	31.66%
Financial & Administrative					
Administrative Services	5,400	4,500	4,500	0	16.66%
District Management	37,009	30,841	30,841	0	16.66%
District Engineer	10,000	8,333	19,232	(10,899)	(92.32)%
Disclosure Report	1,100	917	1,000	(83)	9.09%
Trustees Fees	5,000	5,000	2,714	2,286	45.71%
Financial Consulting Services	10,000	9,167	9,167	0	8.33%
Accounting Services	20,000	16,667	16,667	0	16.66%
Auditing Services	3,200	3,200	3,200	0	0.00%
Arbitrage Rebate Calculation	650	542	500	42	23.07%
Public Officials Liability	3,600	3,600	2,750	850	23.61%
Insurance					
Legal Advertising	2,000	1,667	1,173	493	41.33%
Dues, Licenses & Fees	175	175	175	0	0.00%
Miscellaneous Fees	500	417	407	10	18.68%
Website Hosting, Maintenance & Backup	1,200	1,000	1,000	0	16.66%
Legal Counsel					
District Counsel	18,000	15,000	14,291	709	20.60%
Security Operations					
Security Services and Off Duty Sheriff	68,000	56,667	55,901	765	17.79%
Electric Utility Services					
Utility Services	47,758	39,798	37,063	2,735	22.39%
Street Lights	42,500	35,417	35,435	(18)	16.62%

**Heritage Landing Community Development District**

Statement of Revenues and Expenditures

001 - General Fund

From 10/1/2015 Through 7/31/2016

(In Whole Numbers)

	Annual Budget	YTD Budget	YTD Actual	YTD Variance	Percent Annual Budget Remaining
Garbage/Solid Waste Control Services					
Garbage - Recreation Facility	2,400	2,000	1,938	62	19.25%
Water-Sewer Combination Services					
Utility Services	12,000	10,000	10,034	(34)	16.38%
Stormwater Control					
Aquatic Maintenance	13,000	10,833	9,950	883	23.46%
Fountain Service Repairs & Maintenance	3,000	2,500	2,315	185	22.83%
Other Physical Environment					
General Liability & Property Insurance	33,000	33,000	29,158	3,842	11.64%
Landscape & Irrigation Maintenance	195,000	162,500	162,490	10	16.67%
Irrigation Repairs	15,000	12,500	13,914	(1,414)	7.23%
Operations/Field Inspections	6,000	5,000	5,000	0	16.66%
Landscape Replacement Plants, Shrubs, Trees	20,000	16,667	33,137	(16,471)	(65.68)%
Road & Street Facilities					
Parking Lot Repair & Maintenance	2,500	2,083	0	2,083	100.00%
Parks & Recreation					
Amenity Management Contract	372,447	310,373	305,683	4,689	17.92%
Pool Permits	925	771	925	(154)	0.00%
Maintenance & Repair - Amenity Center	12,000	10,000	14,776	(4,776)	(23.13)%
Cable Television & Internet	3,800	3,167	2,971	196	21.81%
Facility Supplies & Equipment	8,000	6,667	10,710	(4,043)	(33.87)%
Pool/Water Slide/Geyser Chemicals	26,000	21,667	19,291	2,376	25.80%
Pest Control & Termite Bond	3,500	2,917	1,520	1,397	56.57%
Facility A/C & Heating Maintenance & Repair	3,000	2,500	7,816	(5,316)	(160.51)%
Lighting Replacement - Amenity Facilities	3,000	2,500	360	2,140	87.99%
Fitness Equipment Maintenance & Repairs	3,000	2,500	1,352	1,148	54.93%
Fire/Security Alarm System Monitoring & Maintenance	3,000	2,500	8,901	(6,401)	(196.70)%
Furniture Repair/Replacement	3,000	2,500	0	2,500	100.00%

**Heritage Landing Community Development District**

Statement of Revenues and Expenditures

001 - General Fund

From 10/1/2015 Through 7/31/2016

(In Whole Numbers)

	Annual Budget	YTD Budget	YTD Actual	YTD Variance	Percent Annual Budget Remaining
Athletic/Park Court/Field Repairs	17,470	14,558	14,737	(179)	15.64%
RV & Boat Storage Maintenance	19,200	16,000	13,567	2,433	29.34%
Propane Replacement	750	625	225	400	69.96%
Special Events					
Special Events	7,500	6,250	9,526	(3,276)	(27.01)%
Contingency					
Capital Outlay	25,000	20,833	11,749	9,084	53.00%
Miscellaneous Contingency	25,000	20,833	29,998	(9,164)	(19.99)%
Total Expenditures	<u>1,126,584</u>	<u>947,149</u>	<u>966,260</u>	<u>(19,111)</u>	<u>14.23%</u>
Excess of Revenue Over (Under) Expenditures	<u>0</u>	<u>176,685</u>	<u>187,433</u>	<u>10,749</u>	<u>0.00%</u>
Other Financing Sources (Uses)					
Insurance Proceeds	0	0	5,553	5,553	0.00%
Excess of Rev./Other Sources Over (Under) Expend./Other Uses	<u>0</u>	<u>176,685</u>	<u>192,986</u>	<u>16,301</u>	<u>0.00%</u>
Fund Balance, Beginning of Period	0	0	869,914	869,914	0.00%
Fund Balance, End of Period	<u><u>0</u></u>	<u><u>176,685</u></u>	<u><u>1,062,900</u></u>	<u><u>886,215</u></u>	<u><u>0.00%</u></u>

**Heritage Landing Community Development District**

Statement of Revenues and Expenditures

005 - Reserve Fund

From 10/1/2015 Through 7/31/2016

(In Whole Numbers)

	Annual Budget	Current Period Actual	Budget To Actual Variance	Budget Percent Remaining
<b>Revenues</b>				
Interest Earnings				
Interest Earnings	0	430	430	0.00%
Special Assessments				
Tax Roll	35,000	35,000	0	0.00%
Total Revenues	<u>35,000</u>	<u>35,430</u>	<u>430</u>	<u>1.23%</u>
<b>Expenditures</b>				
Parks & Recreation				
Amenity/Pool Reserve	10,000	0	10,000	100.00%
Contingency				
Capital Reserves	25,000	0	25,000	100.00%
Total Expenditures	<u>35,000</u>	<u>0</u>	<u>35,000</u>	<u>100.00%</u>
Excess of Revenues Over(Under) Expenditures	0	35,430	35,430	0.00%
Excess of Rev./Other Sources Over (Under) Expend./Other Uses	0	35,430	35,430	0.00%
Fund Balance, Beginning of Period	0	235,105	235,105	0.00%
Fund Balance, End of Period	<u>0</u>	<u>270,535</u>	<u>270,535</u>	<u>0.00%</u>

**Heritage Landing Community Development District**

Statement of Revenues and Expenditures

200 - Debt Service Fund

From 10/1/2015 Through 7/31/2016

(In Whole Numbers)

	Annual Budget	Current Period Actual	Budget To Actual Variance	Budget Percent Remaining
<b>Revenues</b>				
Interest Earnings				
Interest Earnings	0	1,011	1,011	0.00%
Special Assessments				
Tax Roll	1,021,372	1,021,372	0	0.00%
Total Revenues	<u>1,021,372</u>	<u>1,022,383</u>	<u>1,011</u>	<u>0.10%</u>
<b>Expenditures</b>				
Debt Service				
Interest	531,372	533,515	(2,143)	(0.40)%
Principal	490,000	490,000	0	0.00%
Total Expenditures	<u>1,021,372</u>	<u>1,023,515</u>	<u>(2,143)</u>	<u>(0.21)%</u>
Excess of Revenues Over(Under) Expenditures	0	(1,132)	(1,132)	0.00%
Excess of Rev./Other Sources Over (Under) Expend./Other Uses	0	(1,132)	(1,132)	0.00%
Fund Balance, Beginning of Period	0	781,309	781,309	0.00%
Fund Balance, End of Period	<u>0</u>	<u>780,177</u>	<u>780,177</u>	<u>0.00%</u>

**Heritage Landing Community Development District**  
**Investment Summary**  
**July 31, 2016**

<u>Account</u>	<u>Investment</u>	<u>Balance as of</u> <u>July 31, 2016</u>
State Board of Administration	Local Government Investment Pool	\$ 293
SunTrust Money Market	Business Money Market	35,425
The Bank of Tampa Money Market	Business Money Market	217,933
The Bank of Tampa ICS		
Great Western Bank	Business Money Market	126,204
Bank of China New York, NY	Business Money Market	27
The First National Bank of Syracuse	Business Money Market	118,206
Iberiabank	Business Money Market	245,042
Eagle Bank	Business Money Market	14
The Park National Bank	Business Money Market	18
United Bank	Business Money Market	245,009
Traditional Bank, Inc.	Business Money Market	5
The Bank of Tampa ICS RV Reserve		
Androscoggin Savings Bank	Business Money Market	93,912
United Bank	Business Money Market	11
Regent Bank	Business Money Market	1
	<b>Total General Fund Investments</b>	<b>\$ 1,082,100</b>
The Bank of Tampa ICS Capital Reserve		
Androscoggin Savings Bank	Business Money Market	\$ 151,098
Great Western Bank	Business Money Market	118,801
Northstar Bank	Business Money Market	2
The First National Bank of Syracuse	Business Money Market	600
The Park National Bank	Business Money Market	9
Traditional Bank, Inc.	Business Money Market	4
United Bank	Business Money Market	21
	<b>Total Reserve Fund Investments</b>	<b>\$ 270,535</b>
US Bank Series 2015 Reserve	First American Treasury Obligation Fund Class Z	\$ 510,685
US Bank Series 2015 Revenue	First American Treasury Obligation Fund Class Z	251,823
US Bank Series 2015 Prepayment	First American Treasury Obligation Fund Class Z	3,870
US Bank Series 2015 Redemption	First American Treasury Obligation Fund Class Z	1
	<b>Total Debt Service Fund Investments</b>	<b>\$ 766,379</b>



**Heritage Landing Community Development District**

Summary A/P Ledger

001 - General Fund

From 7/1/2016 Through 7/31/2016

Vendor Name	Invoice Date	Invoice Number	Invoice Description	Current Balance
Amenity Services Group, Inc	5/31/2016	22883	Misc Reimbursements	485.76
Amenity Services Group, Inc	6/30/2016	23393	Lifeguard/Gatekeeping Services 06/16	13,246.73
Amenity Services Group, Inc	6/30/2016	23403	Misc Reimbursements	562.42
Amenity Services Group, Inc	6/30/2016	23417	Misc Reimbursements	1,083.58
Amenity Services Group, Inc	6/30/2016	23450	Additional Labor for Food Truck Friday	484.39
Amenity Services Group, Inc	7/1/2016	23371	Camp Heritage Fees 07/16 1st Half	14,062.48
Amenity Services Group, Inc	7/15/2016	23372	Camp Heritage Fees 07/16 2nd Half	14,062.48
Amenity Services Group, Inc	7/31/2016	23900	Misc Reimbursements	1,750.66
Amenity Services Group, Inc	7/31/2016	23964	Lifeguard/Gatekeeping Services 07/16	15,058.14
Commercial Fitness Products, Inc.	7/21/2016	C607140	Preventative Maintenance on Fitness Equipment 07/16	225.00
Dogwood Signs, Inc.	7/18/2016	3837	Do Not Feed Alligator Signs	104.00
England Thims & Miller, Inc.	7/6/2016	0181659	Engineering Services 06/16	2,935.50
Florida Power & Light Company	7/26/2016	87098-35048 07/16	County Rd 13 N 07/16	3,610.23
Florida Power & Light Company	8/1/2016	FPL Summary 07/16	FPL Summary 07/16	3,871.82
G4S Secure Solutions, Inc.	7/31/2016	7831182	Security Guard Contract 7/16	4,286.34
St. Johns County Utility Department	7/19/2016	503699-115198 07/16	370 Heritage Landing Blvd/Amenity Center 07/16	1,368.62
St. Johns County Utility Department	7/19/2016	533275-126033 07/16	570 Steamboat Landing Dr 07/16	52.72
ValleyCrest Landscape Maintenance	7/10/2016	5080199	Landscape Maintenance for 07/16	16,249.00
ValleyCrest Landscape Maintenance	7/19/2016	5092204	Install Pine Straw-Nature Walk and NS Entry	6,055.00
ValleyCrest Landscape Maintenance	7/28/2016	5097356	Install Shrubs & Boulders	3,507.73
Total 001 - General Fund				103,062.60
Report Balance				103,062.60

**Heritage Landing Community Development District  
Notes to Unaudited Financial Statements  
July 31, 2016**

**Balance Sheet**

1. Trust statement activity has been recorded through 07/31/2016.
2. See EMMA (Electronic Municipal Market Access) at <http://www.emma.msrb.org> for Municipal Disclosures and Market Data.
3. For presentation purposes, the Reserves are shown in a separate fund titled Reserve Fund.