

# South Fork III Community Development District

Financial Statements  
(Unaudited)

Period Ending  
January 31, 2019



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



## South Fork III CDD

### Balance Sheet

As of 1/31/2019

(In Whole Numbers)

	General Fund	Debt Service Fund - Series 2016	Debt Service Fund - Series 2018	Capital Projects Fund - Series 2016	Capital Projects Fund - Series 2018	General Fixed Assets	General Long-Term Debt	Total
Total Liabilities	<u><del>12,186</del></u>	<u><del>0</del></u>	<u><del>0</del></u>	<u><del>0</del></u>	<u><del>0</del></u>	<u><del>0</del></u>	<u><del>20,180,000</del></u>	<u><del>20,192,186</del></u>
Fund Equity & Other Credits								
Fund Balance-All Other Reserves	0	929,850	1,212,750	17,440	2,058,642	0	0	4,218,683
Fund Balance-Unreserved	377	0	0	0	0	0	0	377
Investment in General Fixed Assets	0	0	0	0	0	16,078,958	0	16,078,958
Other	<u>84,650</u>	<u>244,355</u>	<u>(353,536)</u>	<u>(17,436)</u>	<u>(992,383)</u>	<u>0</u>	<u>0</u>	<u>(1,034,350)</u>
Total Fund Equity & Other Credits	<u>85,027</u>	<u>1,174,205</u>	<u>859,214</u>	<u>5</u>	<u>1,066,259</u>	<u>16,078,958</u>	<u>0</u>	<u>19,263,668</u>
Total Liabilities & Fund Equity	<u>97,213</u>	<u>1,174,205</u>	<u>859,214</u>	<u>5</u>	<u>1,066,259</u>	<u>16,078,958</u>	<u>20,180,000</u>	<u>39,455,855</u>

## South Fork III CDD

### Income Statement

001 - General Fund  
From 10/1/2018 Through 1/31/2019  
(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
<b>Revenues</b>				
Special Assessments - Service Charges				
O&M Assessments - Tax Roll	213,730	182,842	(30,889)	(14)%
O&M Assessments - Off Roll	159,098	33,150	(125,948)	(79)%
Interest Earnings				
Interest Earnings	0	7	7	0 %
Other Miscellaneous Revenues				
Miscellaneous	<u>0</u>	<u>20</u>	<u>20</u>	<u>0 %</u>
<b>Total Revenues</b>	<u><b>372,828</b></u>	<u><b>216,019</b></u>	<u><b>(156,809)</b></u>	<u><b>(42)%</b></u>
<b>Expenditures</b>				
Financial & Administrative				
District Manager	60,000	24,238	35,762	60 %
District Engineer	10,000	1,015	8,985	90 %
Disclosure Report	8,200	0	8,200	100 %
Trustee Fees	8,800	2,241	6,559	75 %
Accounting Services	2,250	0	2,250	100 %
Auditing Services	8,500	1,500	7,000	82 %
Postage, Phone, Faxes, Copies	1,100	2,024	(924)	(84)%
Public Officials Insurance	3,040	0	3,040	100 %
Legal Advertising	1,600	946	655	41 %
Bank Fees	400	41	359	90 %
Dues, Licenses, & Fees	280	175	105	38 %
Office Supplies	400	212	188	47 %
Legal Counsel				
District Counsel	15,000	2,073	12,927	86 %
Electric Utility Services				
Electric Utility Services	80,000	28,952	51,048	64 %
Garbage/Solid Waste Control Services				
Garbage Collection	800	0	800	100 %
Water-Sewer Combination Services				
Water Utility Services	4,000	3,690	310	8 %
Other Physical Environment				
Public Officials Insurance	0	2,327	(2,327)	0 %
Property & Casualty Insurance	10,358	14,902	(4,544)	(44)%
Waterway Management Program	13,500	4,412	9,088	67 %
Landscape Maintenance - Contract	99,500	31,827	67,673	68 %
Landscape Maintenance - Other	7,500	350	7,150	95 %
Plant Replacement Program	4,000	0	4,000	100 %
Irrigation Maintenance	5,600	476	5,124	92 %
Pool Maintenance	16,000	4,800	11,200	70 %
Club Facility Maintenance	<u>12,000</u>	<u>5,168</u>	<u>6,832</u>	<u>57 %</u>
<b>Total Expenditures</b>	<u><b>372,828</b></u>	<u><b>131,369</b></u>	<u><b>241,459</b></u>	<u><b>65 %</b></u>
Excess of Revenues Over (Under) Expenditures	<u>0</u>	<u>84,650</u>	<u>84,650</u>	<u>0 %</u>
Fund Balance, Beginning of Period	0	377	377	0 %
Fund Balance, End of Period	<u>0</u>	<u>85,027</u>	<u>85,027</u>	<u>0 %</u>

## South Fork III CDD

### Income Statement

200 - Debt Service Fund - Series 2016

From 10/1/2018 Through 1/31/2019

(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
<b>Revenues</b>				
Special Assessments - Capital Improvements				
DS Assessments - Tax Roll	609,169	521,479	(87,690)	(14)%
DS Assessments - Prepayments	0	5,051	5,051	0 %
DS Assessments - Off Roll	0	2,979	2,979	0 %
Interest Earnings				
Interest Earnings	0	830	830	0 %
<b>Total Revenues</b>	<b>609,169</b>	<b>530,339</b>	<b>(78,830)</b>	<b>(13)%</b>
<b>Expenditures</b>				
Debt Service Payments				
Interest Payment	469,169	235,984	233,185	50 %
Principal Payment	140,000	50,000	90,000	64 %
<b>Total Expenditures</b>	<b>609,169</b>	<b>285,984</b>	<b>323,185</b>	<b>53 %</b>
Excess of Revenues Over (Under) Expenditures	0	244,355	244,355	0 %
Fund Balance, Beginning of Period	0	929,850	929,850	0 %
Fund Balance, End of Period	0	1,174,205	1,174,205	0 %

## South Fork III CDD

### Income Statement

202 - Debt Service Fund - Series 2018

From 10/1/2018 Through 1/31/2019

(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
<b>Revenues</b>				
Special Assessments - Capital Improvements				
DS Assessments - Tax Roll	580,213	0	(580,213)	(100)%
Interest Earnings				
Interest Earnings	<u>0</u>	<u>1,039</u>	<u>1,039</u>	<u>0 %</u>
<b>Total Revenues</b>	<u>580,213</u>	<u>1,039</u>	<u>(579,174)</u>	<u>(100)%</u>
<b>Expenditures</b>				
Debt Service Payments				
Interest Payment	<u>580,213</u>	<u>354,574</u>	<u>225,639</u>	<u>39 %</u>
<b>Total Expenditures</b>	<u>580,213</u>	<u>354,574</u>	<u>225,639</u>	<u>39 %</u>
<b>Excess of Revenues Over (Under) Expenditures</b>	<u>0</u>	<u>(353,536)</u>	<u>(353,536)</u>	<u>0 %</u>
<b>Fund Balance, Beginning of Period</b>	0	1,212,750	1,212,750	0 %
<b>Fund Balance, End of Period</b>	<u>0</u>	<u>859,214</u>	<u>859,214</u>	<u>0 %</u>

## South Fork III CDD

### Income Statement

300 - Capital Projects Fund - Series 2016

From 10/1/2018 Through 1/31/2019

(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	13	13	0 %
Total Revenues	0	13	13	0 %
<b>Expenditures</b>				
Other Physical Environment				
Improvements Other Than Buildings	0	17,449	(17,449)	0 %
Total Expenditures	0	17,449	(17,449)	0 %
Excess of Revenues Over (Under) Expenditures	0	(17,436)	(17,436)	0 %
Fund Balance, Beginning of Period	0	17,440	17,440	0 %
Fund Balance, End of Period	0	5	5	0 %

## South Fork III CDD

### Income Statement

302 - Capital Projects Fund - Series 2018

From 10/1/2018 Through 1/31/2019

(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	1,687	1,687	0 %
Total Revenues	0	1,687	1,687	0 %
<b>Expenditures</b>				
Other Physical Environment				
Improvements Other Than Buildings	0	994,070	(994,070)	0 %
Total Expenditures	0	994,070	(994,070)	0 %
Excess of Revenues Over (Under) Expenditures	0	(992,383)	(992,383)	0 %
Fund Balance, Beginning of Period	0	2,058,642	2,058,642	0 %
Fund Balance, End of Period	0	1,066,259	1,066,259	0 %



# South Fork III CDD

## Income Statement

900 - General Fixed Assets  
From 10/1/2018 Through 1/31/2019  
(In Whole Numbers)

	<u>Total Budget - Original</u>	<u>Current Period Actual</u>	<u>Total Budget Variance - Original</u>	<u>Percent Total Budget Remaining - Original</u>
Fund Balance, Beginning of Period	0	16,078,958	16,078,958	0 %
Fund Balance, End of Period	<u>0</u>	<u>16,078,958</u>	<u>15,067,438</u>	<u>0 %</u>

South Fork III CDD  
Reconcile Cash Accounts

Summary

Cash Account: 10101 Cash-Operating Account (Suntrust)

Reconciliation ID: 01/31/19

Reconciliation Date: 1/31/2019

Status: Locked

Bank Balance	90,897.49
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	90,897.49
Balance Per Books	<u>90,897.49</u>
Unreconciled Difference	<u><u>0.00</u></u>

Click the Next Page toolbar button to view details.

South Fork III CDD  
Reconcile Cash Accounts

Detail

Cash Account: 10101 Cash-Operating Account (Suntrust)

Reconciliation ID: 01/31/19

Reconciliation Date: 1/31/2019

Status: Locked

Cleared Checks/Vouchers

<u>Document Number</u>	<u>Document Date</u>	<u>Document Description</u>	<u>Document Amount</u>	<u>Payee</u>
1443	12/12/2018	System Generated Check/Voucher	1,950.00	ADA Site Compliance
1457	12/12/2018	System Generated Check/Voucher	46.00	Grau and Associates
1465	12/26/2018	System Generated Check/Voucher	7,103.69	Tampa Electric
1466	1/1/2019	System Generated Check/Voucher	6,066.56	Meritus Districts
1467	1/3/2019	System Generated Check/Voucher	100.28	Kaesar & Blair Authorized Dealer
1468	1/3/2019	System Generated Check/Voucher	10.00	Meritus Districts
1469	1/4/2019	Series 2016 FY19 Tax Dist ID 400	73,254.31	South Fork III CDD
1470	1/10/2019	System Generated Check/Voucher	1,103.00	First Choice Aquatic
1471	1/10/2019	System Generated Check/Voucher	1,500.00	Grau and Associates
1472	1/10/2019	System Generated Check/Voucher	797.36	Nicholas Ryder
1473	1/10/2019	System Generated Check/Voucher	622.36	Tampa Electric
1474	1/16/2019	System Generated Check/Voucher	7,746.50	Ameriscape Services
1475	1/16/2019	System Generated Check/Voucher	10,008.00	EGIS Insurance Advisors LLC
1476	1/16/2019	System Generated Check/Voucher	1,200.00	Zebra Cleaning Team, Inc.
1477	1/24/2019	System Generated Check/Voucher	30.54	IPFS Corporation
1478	1/24/2019	System Generated Check/Voucher	79.97	Bright House Networks
1479	1/24/2019	System Generated Check/Voucher	840.00	The Perfect Klean
1480	1/24/2019	Series 2016 FY19 Tax Dist ID Dec Int	113.07	South Fork III CDD
Cleared Checks/Vouchers			112,571.64	

South Fork III CDD  
Reconcile Cash Accounts

Detail

Cash Account: 10101 Cash-Operating Account (Suntrust)

Reconciliation ID: 01/31/19

Reconciliation Date: 1/31/2019

Status: Locked

Cleared Deposits

<u>Deposit Number</u>	<u>Document Number</u>	<u>Document Date</u>	<u>Document Description</u>	<u>Document Amount</u>
	CR127	1/3/2019	Tax Distribution - 01.03.19	98,938.83
	CR129	1/17/2019	Interest Distribution - 01.17.19	152.71
	581005204	1/24/2019	Off Roll - 50' Lots(71 Lots)	32,241.81
	581005206	1/24/2019	Off Roll - Lot 125 155	908.22
	CR131	1/31/2019	Interest	<u>2.17</u>
Cleared Deposits				<u><u>132,243.74</u></u>

01/31/2019



# Account Statement

SOUTH FORK III CDD  
 2005 PAN AM CIR STE 120  
 TAMPA FL 33607-2380

Questions? Please call  
 1-800-786-8787

As of January 2, 2019 changes will be made to Rules and Regulations for Deposit Accounts and Funds Availability Policy. The changes will be reflected in the January 2, 2019 versions and can be viewed or obtained online at [www.suntrust.com/disclosures](http://www.suntrust.com/disclosures), by requesting a copy at 800.SUNTRUST or by visiting a SunTrust branch.

Account Summary	Account Type	Account Number	Statement Period
	PUBLIC FUNDS ADVANTAGE PLUS		01/01/2019 - 01/31/2019

  

Description	Amount	Description	Amount
Beginning Balance	\$71,225.39	Average Balance	\$131,186.53
Deposits/Credits	\$132,243.74	Average Collected Balance	\$127,978.47
Checks	\$112,571.64	Number of Days in Statement Period	31
Withdrawals/Debits	\$0.00	Annual Percentage Yield Earned	.02%
Ending Balance	\$90,897.49	Interest Paid Year to Date	\$2.17

**Overdraft Protection**

Account Number: \_\_\_\_\_ Protected By: Not enrolled

For more information about SunTrust's Overdraft Services, visit [www.suntrust.com/overdraft](http://www.suntrust.com/overdraft).

Deposits/Credits	Date	Amount	Serial #	Description	Date	Amount	Serial #	Description
	01/25	33,150.03		DEPOSIT				
	01/07	98,938.83		ELECTRONIC/ACH CREDIT				
	01/17	152.71		HLLS TAX LICENS DIST ID400 DN022140				
	01/31	2.17		ELECTRONIC/ACH CREDIT				
				HLLS TAX LICENS DIST181230 DN022140				
				INTEREST PAID THIS STATEMENT THRU 01/31				
Deposits/Credits:	4			Total Items Deposited:	2			

Checks	Check Number	Amount	Date Paid	Check Number	Amount	Date Paid	Check Number	Amount	Date Paid
	1443	1,950.00	01/11	1469	73,254.31	01/30	1475	10,008.00	01/24
	*1457	46.00	01/08	1470	1,103.00	01/15	1476	1,200.00	01/22
	*1465	7,103.69	01/02	1471	1,500.00	01/17	1477	30.54	01/31
	1466	6,066.56	01/03	1472	797.36	01/15	1478	79.97	01/31
	1467	100.28	01/08	1473	622.36	01/15	1479	840.00	01/29
	1468	10.00	01/07	1474	7,746.50	01/18	1480	113.07	01/30

Checks: 18  
 \* Indicates break in check number sequence. Check may have been processed electronically and listed as an Electronic/ACH transaction.

Balance Activity History	Date	Balance	Collected Balance	Date	Balance	Collected Balance
	01/01	71,225.39	71,225.39	01/17	151,017.68	151,017.68
	01/02	64,121.70	64,121.70	01/18	143,271.18	143,271.18
	01/03	58,055.14	58,055.14	01/22	142,071.18	142,071.18
	01/07	156,983.97	156,983.97	01/24	132,063.18	132,063.18
	01/08	156,837.69	156,837.69	01/25	165,213.21	132,063.21
	01/11	154,887.69	154,887.69	01/28	165,213.21	165,213.21
	01/15	152,364.97	152,364.97	01/29	164,373.21	164,373.21

01/31/2019



Account  
Statement

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Balance Activity History	Date	Balance	Collected Balance	Date	Balance	Collected Balance
	01/30	91,005.83	91,005.83	01/31	90,897.49	90,897.49

The Ending Daily Balances provided do not reflect pending transactions or holds that may have been outstanding when your transactions posted that day. If your available balance wasn't sufficient when transactions posted, fees may have been assessed.