

Country Walk
Community Development District

Financial Statements
(Unaudited)

November 30, 2016

Prepared by
Rizzetta & Company, Inc.
District Manager

Country Walk Community Development District

Balance Sheet

As of 11/30/2016

(In Whole Numbers)

	General Fund	Reserve Fund	Debt Service Fund	Total Governmental Funds	General Fixed Assets Account Group	General Long-Term Debt Account Group
Assets						
Cash In Bank	343,129	0	0	343,129	0	0
Investments	300,532	0	228,018	528,550	0	0
Investments - Reserves	0	1,040,744	0	1,040,744	0	0
Accounts Receivable	809,807	0	399,798	1,209,605	0	0
Prepaid Expenses	0	0	0	0	0	0
Deposits	15,437	0	0	15,437	0	0
Due From Other Funds	0	0	92,910	92,910	0	0
Amount Available-Debt Service Fund	0	0	0	0	0	720,726
Amount To Be Provided-Debt Service	0	0	0	0	0	5,679,274
Fixed Assets	0	0	0	0	5,760,593	0
Total Assets	1,468,904	1,040,744	720,726	3,230,375	5,760,593	6,400,000
Liabilities						
Accounts Payable	16,224	0	0	16,224	0	0
Accrued Expenses Payable	1,094	0	0	1,094	0	0
Other Current Liabilities	0	0	0	0	0	0
Due To Other Funds	92,910	0	0	92,910	0	0
Revenue Bonds Payable-Long-Term	0	0	0	0	0	6,400,000
Total Liabilities	110,228	0	0	110,228	0	6,400,000
Fund Equity & Other Credits						
Beginning Fund Balance	1,029,972	540,520	422,137	1,992,629	5,760,593	0
Net Change in Fund Balance	328,704	500,224	298,589	1,127,518	0	0
Total Fund Equity & Other Credits	1,358,676	1,040,744	720,726	3,120,146	5,760,593	0
Total Liabilities & Fund Equity	1,468,904	1,040,744	720,726	3,230,375	5,760,593	6,400,000

See Notes to Unaudited Financial Statements

Country Walk Community Development District

Statement of Revenues and Expenditures

001 - General Fund

From 10/1/2016 Through 11/30/2016

(In Whole Numbers)

	Annual Budget	YTD Budget	YTD Actual	YTD Variance	Percent Annual Budget Remaining
Revenues					
Interest Earnings					
Interest Earnings	0	0	240	240	0.00%
Special Assessments					
Tax Roll	998,000	998,000	1,008,009	10,009	(1.00)%
Other Miscellaneous Revenues					
Miscellaneous	0	0	3,575	3,575	0.00%
MP IV Shared Sheriff's Payment	0	0	11,152	11,152	0.00%
Total Revenues	998,000	998,000	1,022,976	24,976	(2.50)%
Expenditures					
Legislative					
Supervisor Fees	13,000	2,167	2,000	167	84.61%
Financial & Administrative					
Administrative Services	5,400	900	900	0	83.33%
District Management	34,435	5,739	5,739	0	83.33%
District Engineer	15,000	2,500	3,786	(1,286)	74.76%
Disclosure Report	1,500	0	0	0	100.00%
Trustees Fees	5,500	5,500	1,886	3,614	65.71%
Tax Collector/Property Appraiser Fees	150	150	0	150	100.00%
Financial Consulting Services	5,000	5,000	833	4,167	83.33%
Accounting Services	20,000	3,333	3,333	0	83.33%
Auditing Services	3,600	0	0	0	100.00%
Arbitrage Rebate Calculation	650	650	0	650	100.00%
Assessment Roll	5,000	5,000	5,000	0	0.00%
Public Officials Liability Insurance	2,500	2,500	2,002	498	19.92%
Legal Advertising	500	83	0	83	100.00%
Dues, Licenses & Fees	750	750	175	575	76.66%
Website Hosting, Maintenance, Backup (and Email)	2,100	350	350	0	83.33%
Legal Counsel					
District Counsel	12,500	2,083	1,791	292	85.67%
Law Enforcement					
Police Liability & Workers Compensation	0	0	1,107	(1,107)	0.00%
Deputy	47,000	7,833	13,589	(5,756)	71.08%
Electric Utility Services					
Utility Services	30,000	5,000	4,962	38	83.45%
Street Lights	80,000	13,333	12,737	596	84.07%
Garbage/Solid Waste Control					

Country Walk Community Development District

Statement of Revenues and Expenditures

001 - General Fund

From 10/1/2016 Through 11/30/2016

(In Whole Numbers)

	Annual Budget	YTD Budget	YTD Actual	YTD Variance	Percent Annual Budget Remaining
Garbage-Recreation Facility	1,000	167	114	53	88.60%
Solid Waste Assessment	1,000	167	0	167	100.00%
Water-Sewer Combination Services					
Utility Services	5,500	917	1,181	(264)	78.53%
Stormwater Control					
Aquatic Maintenance	23,000	3,833	3,776	57	83.58%
Lake/Pond Bank Maintenance	10,000	1,667	0	1,667	100.00%
Fountain Service Repairs & Maintenance	2,500	417	0	417	100.00%
Mitigation Area Monitoring & Maintenance	20,000	3,333	0	3,333	100.00%
Aquatic Plant Replacement	5,000	833	0	833	100.00%
Stormwater Assessment	1,200	200	4,597	(4,397)	(283.05)%
Other Physical Environment					
Field Operations	6,000	1,000	1,000	0	83.33%
Landscape Replacement Plants, Shrubs, Trees	20,000	3,333	18,900	(15,567)	5.50%
Property Insurance	25,000	25,000	18,546	6,454	25.81%
Rust Prevention	4,740	790	790	0	83.33%
Entry & Walls Maintenance	5,000	833	0	833	100.00%
Landscape Maintenance	210,000	35,000	30,684	4,316	85.38%
Tree Trimming Services	10,000	1,667	450	1,217	95.50%
Irrigation Repairs	20,000	3,333	204	3,129	98.97%
Holiday Decorations	5,000	5,000	2,500	2,500	50.00%
Road & Street Facilities					
Street Light & Landscape Light Maintenance	2,500	417	0	417	100.00%
Sidewalk Repair & Maintenance	2,500	417	0	417	100.00%
Parking Lot Repair & Maintenance	7,500	1,250	4,640	(3,390)	38.13%
Parks & Recreation					
Management Contract	143,737	23,956	22,247	1,709	84.52%
Maintenance & Repair	15,000	2,500	9,892	(7,392)	34.05%
Telephone, Fax, Internet	3,500	583	620	(37)	82.27%
Clubhouse - Facility Janitorial Service	6,000	1,000	0	1,000	100.00%
Computer Support, Maintenance, & Repair	1,000	167	112	55	88.80%
Office Supplies	3,000	500	0	500	100.00%
Clubhouse Facility Janitorial Supplies	5,000	833	1,429	(596)	71.41%

Country Walk Community Development District

Statement of Revenues and Expenditures

001 - General Fund

From 10/1/2016 Through 11/30/2016

(In Whole Numbers)

	Annual Budget	YTD Budget	YTD Actual	YTD Variance	Percent Annual Budget Remaining
Furniture Repair/Replacement	15,000	2,500	0	2,500	100.00%
Dog Waste Station Supplies	1,400	233	233	1	83.37%
Athletic/Park Court/Field Repairs	1,500	250	0	250	100.00%
Pool Service Contract	10,800	1,800	2,975	(1,175)	72.45%
Pool Repairs	5,000	833	730	103	85.40%
Playground Equipment & Maintenance	5,000	833	0	833	100.00%
Security System Monitoring & Maintenance	5,500	917	851	65	84.51%
Fitness Equipment Maintenance & Repairs	2,000	333	0	333	100.00%
Special Events					
Special Events	15,000	2,500	6,495	(3,995)	56.70%
Contingency					
Capital Outlay	70,000	11,667	0	11,667	100.00%
Capital Improvements	0	0	1,116	(1,116)	0.00%
Miscellaneous Contingency	17,538	2,923	0	2,923	100.00%
Total Expenditures	<u>998,000</u>	<u>206,775</u>	<u>194,272</u>	<u>12,503</u>	<u>80.53%</u>
Excess of Revenues Over (Under) Expenditures	<u>0</u>	<u>791,225</u>	<u>828,704</u>	<u>37,479</u>	<u>0.00%</u>
Other Financing Sources (Uses)					
Interfund Transfer	0	0	(500,000)	(500,000)	0.00%
Exc. of Rev/Other Sources Over/(Under) Exp/Other Uses	<u>0</u>	<u>791,225</u>	<u>328,704</u>	<u>(462,521)</u>	<u>0.00%</u>
Fund Balance, Beginning of Period	0	0	1,029,972	1,029,972	0.00%
Fund Balance, End of Period	<u><u>0</u></u>	<u><u>791,225</u></u>	<u><u>1,358,676</u></u>	<u><u>567,451</u></u>	<u><u>0.00%</u></u>

Country Walk Community Development District

Statement of Revenues and Expenditures

Reserve Fund - 005

From 10/1/2016 Through 11/30/2016

(In Whole Numbers)

	<u>Annual Budget</u>	<u>Current Period Actual</u>	<u>Budget to Actual Variance</u>	<u>Budget Percentage Remaining</u>
Revenues				
Interest Earnings				
Interest Earnings	0	224	224	0.00%
Total Revenues	<u>0</u>	<u>224</u>	<u>224</u>	<u>0.00%</u>
Excess of Revenues Over (Under) Expenditures	<u>0</u>	<u>224</u>	<u>224</u>	<u>0.00%</u>
Other Financing Sources (Uses)				
Interfund Transfer	0	500,000	500,000	0.00%
Exc. of Rev/Other Sources Over/(Under) Exp/Other Uses	<u>0</u>	<u>500,224</u>	<u>500,224</u>	<u>0.00%</u>
Fund Balance, Beginning of Period	0	540,520	540,520	0.00%
Fund Balance, End of Period	<u><u>0</u></u>	<u><u>1,040,744</u></u>	<u><u>1,040,744</u></u>	<u><u>0.00%</u></u>

Country Walk Community Development District

Statement of Revenues and Expenditures

Debt Service Fund - 200

From 10/1/2016 Through 11/30/2016

(In Whole Numbers)

	<u>Annual Budget</u>	<u>Current Period Actual</u>	<u>Budget to Actual Variance</u>	<u>Budget Percentage Remaining</u>
Revenues				
Interest Earnings				
Interest Earnings	0	153	153	0.00%
Special Assessments				
Tax Roll	495,055	492,707	(2,348)	(0.47)%
Total Revenues	<u>495,055</u>	<u>492,861</u>	<u>(2,194)</u>	<u>(0.44)%</u>
Expenditures				
Debt Service				
Interest	225,055	124,272	100,783	44.78%
Principal	270,000	70,000	200,000	74.07%
Total Expenditures	<u>495,055</u>	<u>194,272</u>	<u>300,783</u>	<u>60.76%</u>
Excess of Revenues Over (Under) Expenditures	<u>0</u>	<u>298,589</u>	<u>298,589</u>	<u>0.00%</u>
Exc. of Rev/Other Sources Over/(Under) Exp/Other Uses	<u>0</u>	<u>298,589</u>	<u>298,589</u>	<u>0.00%</u>
Fund Balance, Beginning of Period	0	422,137	422,137	0.00%
Fund Balance, End of Period	<u>0</u>	<u>720,726</u>	<u>720,726</u>	<u>0.00%</u>

Country Walk CDD
Investment Summary
November 30, 2016

<u>Account</u>	<u>Investment</u>	<u>Balance as of</u> <u>November 30, 2016</u>
SunTrust	Money Market	\$ 8,247
The Bank of Tampa	Money Market	126,447
	Sub Total	<hr/> 134,694
The Bank of Tampa ICS - Bond Excess		
Flushing Bank	Money Market	102,780
Iberiabank	Money Market	1
	Sub Total	<hr/> 102,781
The Bank of Tampa ICS - Operating		
Bank of North Carolina	Money Market	19
Flushing Bank	Money Market	44,393
Western Alliance Bank	Money Market	18,645
	Sub Total	<hr/> 63,057
Total General Fund Investments		<hr/> \$ 300,532 <hr/>
The Bank of Tampa ICS - Cap Reserve		
Bank of China, New York, NY	Money Market	\$ 226,424
Bank of North Carolina	Money Market	245,021
Flushing Bank	Money Market	97,866
Pinnacle Bank	Money Market	245,040
Western Alliance Bank	Money Market	226,393
Total Reserve Fund Investments		<hr/> \$ 1,040,744 <hr/>
US Bank Series 2015 Prepayment	First American Treasury Obligation Fund Class Z	\$ 3,198
US Bank Series 2015 Revenue	First American Treasury Obligation Fund Class Z	40,037
US Bank Series 2015 Reserve A1	First American Treasury Obligation Fund Class Z	168,946
US Bank Series 2015 Reserve A2	First American Treasury Obligation Fund Class Z	15,837
Total Debt Service Fund Investments		<hr/> \$ 228,018 <hr/>

Country Walk Community Development District

Summary A/R Ledger

001 - General Fund

From 11/1/2016 Through 11/30/2016

<u>Invoice Date</u>	<u>Customer Name</u>	<u>Invoice Number</u>	<u>Current Balance</u>
10/1/2016	Pasco County Tax Collector	FY16-17	<u>809,807.38</u>
		Total 001 - General Fund	809,807.38

Country Walk Community Development District

Summary A/R Ledger

200 - Debt Service Fund

From 11/1/2016 Through 11/30/2016

<u>Invoice Date</u>	<u>Customer Name</u>	<u>Invoice Number</u>	<u>Current Balance</u>
10/1/2016	Pasco County Tax Collector	FY16-17	<u>399,797.75</u>
		Total 200 - Debt Service Fund	<u>399,797.75</u>
Report Balance			<u><u>1,209,605.13</u></u>

Country Walk Community Development District

Summary A/P Ledger

001 - General Fund

From 11/1/2016 Through 11/30/2016

Vendor Name	Invoice Date	Invoice Number	Invoice Description	Current Balance
Del-Air Heating, Air-Conditioning & Refrigeration, Inc.	10/28/2016	0100754236	Commercial Filter Change	176.00
Fitness Logic	11/29/2016	71357	Quarterly General Maintenance 11/16	120.00
Louis Torres	11/25/2016	672	Installation of Celing Fans	545.00
Mike Fasano, Tax Collector	11/30/2016	36MW-2016	Solid Waste Assessment 16-26-20-0070-00900-0000 FY16/17	1,172.15
Pasco County Utilities Services	11/22/2016	01169215 11/16	#0489145 - 30400 Country Point Blvd 11/16	628.14
Poop 911 Tampa	11/25/2016	1513318	Weekly Dog Park Waste Removal 11/16	116.35
Rizzetta Amenity Services, Inc.	11/30/2016	INV00000000003388	Out of Pocket Expenses 11/16	101.00
Straley Robin Vericker	11/21/2016	13911	Legal Services 10/16	918.40
Suntrust Bank	12/2/2016	36MW-2012-2015	Mike Fasano Tax Collector: Parcel 16-26-20-0070-00900-0000	3,424.56
Withlacoochee River Electric Cooperative, Inc	12/12/2016	10270434 11/16	Summary Billing 11/16	9,022.69
			Total 001 - General Fund	16,224.29
Report Balance				16,224.29

Country Walk Community Development District
Notes to Unaudited Financial Statements
November 30, 2016

Balance Sheet

1. Trust statement activity has been recorded through 11/30/16.
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.

Summary A/R Ledger – Payment Terms

4. Payment terms for landowner assessments are (a) defined in the FY16-17 Assessment Resolution adopted by the Board of Supervisors, (b) pursuant to Florida Statutes, Chapter 197 for assessments levied via the county tax roll.

Summary A/R Ledger – Subsequent Collections

5. General Fund – Payment for Invoice FY16-17 in the amount of \$732,969.14 was received in December 2016.
6. Debt Service Fund – Payment for Invoice FY16-17 in the amount of \$361,863.11 was received in December 2016.