

Ventana Community Development District

Financial Statements
(Unaudited)

Period Ending
November 30, 2020



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

Ventana CDD

Balance Sheet

As of 11/30/2020
(In Whole Numbers)

	General Fund	Debt Service Fund - Series 2018	Capital Projects Fund - Series 2018	General Fixed Assets	General Long-Term Debt	Total
Assets						
Cash--Operating Account (Suntrust)	17,740	0	0	0	0	17,740
Investment-Revenue 2018 (6000)	0	42,328	0	0	0	42,328
Investment-Interest 2018 (6001)	0	0	0	0	0	0
Investment-Sinking 2018 (6002)	0	0	0	0	0	0
Investment-Reserve 2018 (6003)	0	798,863	0	0	0	798,863
Investment-Construction 2018 (6005)	0	0	23	0	0	23
Investment-Amenity 2018 (6006)	0	0	315,745	0	0	315,745
Investment-Cost of Issuance 2018 (6007)	0	0	0	0	0	0
Accounts Receivable - Other	0	0	114,985	0	0	114,985
Assessments Receivable - Tax Roll	0	0	0	0	0	0
Prepaid Items	0	0	0	0	0	0
Prepaid General Liability Insurance	0	0	0	0	0	0
Prepaid D & O Insurance	0	0	0	0	0	0
Prepaid Trustee Fees	1,383	0	0	0	0	1,383
Deposits	93	0	0	0	0	93
Construction Work in Progress	0	0	0	13,551,528	0	13,551,528
Amount Avail-Debt Service	0	0	0	0	1,123,917	1,123,917
Amount To Be Provided-Debt Service	0	0	0	0	15,051,083	15,051,083
Other	0	0	0	0	0	0
Total Assets	19,216	841,191	430,754	13,551,528	16,175,000	31,017,689
Liabilities						
Accounts Payable	8,893	0	0	0	0	8,893
Accounts Payable-Other	0	0	0	0	0	0
Retainage Payable	0	0	49,481	0	0	49,481
Due To Debt Service Fund	0	0	0	0	0	0
Accrued Expenses Payable	0	0	0	0	0	0
Due To Developer	0	0	0	0	0	0
Other Current Liabilities	0	0	0	0	0	0
Revenue Bonds Payable - 2018	0	0	0	0	16,175,000	16,175,000
Total Liabilities	8,893	0	49,481	0	16,175,000	16,233,374
Fund Equity & Other Credits						
Retained Earnings-All Other Reserves	0	1,129,190	442,932	0	0	1,572,122
Fund Balance-Unreserved	76,943	0	0	0	0	76,943
Investment in General Fixed Assets	0	0	0	13,551,528	0	13,551,528
Other	(66,620)	(287,999)	(61,660)	0	0	(416,279)
Total Fund Equity & Other Credits	10,323	841,191	381,273	13,551,528	0	14,784,314

Ventana CDD

Balance Sheet

As of 11/30/2020
(In Whole Numbers)

	General Fund	Debt Service Fund - Series 2018	Capital Projects Fund - Series 2018	General Fixed Assets	General Long-Term Debt	Total
Total Liabilities & Fund Equity	<u>19,216</u>	<u>841,191</u>	<u>430,754</u>	<u>13,551,528</u>	<u>16,175,000</u>	<u>31,017,689</u>

Ventana CDD
Statement of Revenues & Expenditures

001 - General Fund
From 10/1/2020 Through 11/30/2020
(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 Assmts-Tax Roll	452,455	11,249	(441,206)	(98)%
Contributions & Donations From Private Sources				
Developer Contributions	39,461	0	(39,461)	(100)%
Total Revenues	<u>491,916</u>	<u>11,249</u>	<u>(480,667)</u>	<u>(98)%</u>
Expenditures				
Legislative				
Supervisor Fees	4,000	0	4,000	100 %
Financial & Administrative				
District Manager	45,000	24,850	20,150	45 %
District Engineer	3,000	984	2,016	67 %
Disclosure Report	8,400	0	8,400	100 %
Trustee Fees	8,000	691	7,309	91 %
Accounting Services	4,500	0	4,500	100 %
Auditing Services	6,500	0	6,500	100 %
Postage, Phone, Faxes, Copies	500	303	197	39 %
Public Officials Insurance	2,475	2,363	112	5 %
Legal Advertising	2,200	1,039	1,161	53 %
Bank Fees	250	0	250	100 %
Dues, Licenses, & Fees	175	175	0	0 %
Email Hosting Vendor	600	0	600	100 %
Website Maintenance	1,500	250	1,250	83 %
ADA Website Compliance	1,500	0	1,500	100 %
Legal Counsel				
District Counsel	7,000	1,160	5,840	83 %
Electric Utility Services				
Electric Utility Services	100,000	6,036	93,964	94 %
Garbage/Solid Waste Control Services				
Garbage Collection	5,700	0	5,700	100 %
Water-Sewer Combination Services				
Water Utility Services	10,000	362	9,638	96 %
Other Physical Environment				
Onsite Staffing	20,000	0	20,000	100 %
Property & Casualty Insurance	12,000	19,323	(7,323)	(61)%
Aquatic Management Contract	9,912	1,652	8,260	83 %
Entry & Walls Maintenance	1,500	300	1,200	80 %
Landscape Maintenance-Contract	171,104	15,120	155,984	91 %
Mulch/Tree Trimming	23,000	0	23,000	100 %
Waterway Improvement & Repairs	1,000	520	480	48 %
Plant Replacement & Annuals	10,000	0	10,000	100 %
Irrigation Maintenance	5,000	0	5,000	100 %
Pool Maintenance - Contract	14,400	2,400	12,000	83 %
Pool Repairs	1,000	0	1,000	100 %
Amenity Center Facility Maintenance	5,000	340	4,660	93 %
Amenity Center Cleaning & Supplies	5,500	0	5,500	100 %
Amenity Center Pest Control	1,200	0	1,200	100 %
Total Expenditures	<u>491,916</u>	<u>77,869</u>	<u>414,047</u>	<u>84 %</u>
Excess of Revenues Over (Under) Expenditures	<u>0</u>	<u>(66,620)</u>	<u>(66,620)</u>	<u>0 %</u>
Fund Balance, Beginning of Period	0	76,943	76,943	0 %

Ventana CDD
Statement of Revenues & Expenditures

001 - General Fund
From 10/1/2020 Through 11/30/2020
(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Fund Balance, End of Period	<u>0</u>	<u>10,323</u>	<u>10,323</u>	<u>0%</u>

Ventana CDD
Statement of Revenues & Expenditures

200 - Debt Service Fund - Series 2018
From 10/1/2020 Through 11/30/2020
(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Revenues				
Special Assessments - Capital Improvements				
DS Assmts-Tax Roll	1,061,856	26,483	(1,035,373)	(98)%
DS Assmts-Off Roll	0	86,587	86,587	0 %
Interest Earnings				
Interest Earnings	<u>0</u>	<u>9</u>	<u>9</u>	<u>0 %</u>
Total Revenues	<u>1,061,856</u>	<u>113,079</u>	<u>(948,777)</u>	<u>(89)%</u>
Expenditures				
Debt Service Payments				
Interest	796,856	401,078	395,778	50 %
Principal	<u>265,000</u>	<u>0</u>	<u>265,000</u>	<u>100 %</u>
Total Expenditures	<u>1,061,856</u>	<u>401,078</u>	<u>660,778</u>	<u>62 %</u>
Excess of Revenues Over (Under) Expenditures	<u>0</u>	<u>(287,999)</u>	<u>(287,999)</u>	<u>0 %</u>
Fund Balance, Beginning of Period	0	1,129,190	1,129,190	0 %
Fund Balance, End of Period	<u><u>0</u></u>	<u><u>841,191</u></u>	<u><u>841,191</u></u>	<u><u>0 %</u></u>

Ventana CDD

Statement of Revenues & Expenditures

300 - Capital Projects Fund - Series 2018

From 10/1/2020 Through 11/30/2020

(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Revenues				
Interest Earnings				
Interest Earnings	0	4	4	0 %
Total Revenues	0	4	4	0 %
Expenditures				
Other Physical Environment				
Improvements Other Than Buildings	0	61,663	(61,663)	0 %
Total Expenditures	0	61,663	(61,663)	0 %
Excess of Revenues Over (Under) Expenditures	0	(61,660)	(61,660)	0 %
Fund Balance, Beginning of Period	0	442,932	442,932	0 %
Fund Balance, End of Period	0	381,273	381,273	0 %

Ventana CDD
Statement of Revenues & Expenditures

900 - General Fixed Assets
 From 10/1/2020 Through 11/30/2020
 (In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Fund Balance, Beginning of Period	0	13,551,528	13,551,528	0 %
Fund Balance, End of Period	0	13,551,528	13,489,865	0 %

Ventana CDD
Reconcile Cash Accounts

Summary

Cash Account: 10101 Cash--Operating Account (Suntrust)
Reconciliation ID: 11/30/20
Reconciliation Date: 11/30/2020
Status: Locked

Bank Balance	35,992.68
Less Outstanding Checks/Vouchers	18,252.25
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	17,740.43
Balance Per Books	<u>17,740.43</u>
Unreconciled Difference	<u><u>0.00</u></u>

Click the Next Page toolbar button to view details.

Ventana CDD
Reconcile Cash Accounts

Detail

Cash Account: 10101 Cash--Operating Account (Suntrust)

Reconciliation ID: 11/30/20

Reconciliation Date: 11/30/2020

Status: Locked

Outstanding Checks/Vouchers

<u>Document Number</u>	<u>Document Date</u>	<u>Document Description</u>	<u>Document Amount</u>	<u>Payee</u>
1209	10/19/2020	System Generated Check/Voucher	303.00	Optimal Outsource
1229	11/24/2020	Series 2018 FY21 Tax Dist ID 503	17,949.25	Ventana CDD
Outstanding Checks/Vouchers			18,252.25	

**Ventana CDD
Reconcile Cash Accounts**

Detail

**Cash Account: 10101 Cash--Operating Account (Suntrust)
Reconciliation ID: 11/30/20
Reconciliation Date: 11/30/2020
Status: Locked**

Cleared Checks/Vouchers

<u>Document Number</u>	<u>Document Date</u>	<u>Document Description</u>	<u>Document Amount</u>	<u>Payee</u>
1212	10/19/2020	Overpayment of O&M's for FY19	3,315.26	Pulte Group
1219	10/27/2020	Series 2018 FY20 Tax Dist ID Excess Fees	5,273.41	Ventana CDD
1213	11/1/2020	System Generated Check/Voucher	1,200.00	AquaPRO Pool Solutions
1214	11/1/2020	System Generated Check/Voucher	214.20	Water Resource Services
1215	11/1/2020	System Generated Check/Voucher	13,181.83	Meritus Districts
1216	11/1/2020	System Generated Check/Voucher	300.00	Spareem Enterprises, LLC
1217	11/1/2020	System Generated Check/Voucher	456.00	Straley Robin Vericker
1218	11/1/2020	System Generated Check/Voucher	1,039.00	Tampa Bay Times
1220	11/5/2020	System Generated Check/Voucher	826.00	First Choice Aquatic Weed
1221	11/5/2020	System Generated Check/Voucher	1,040.00	Neptune Services
1222	11/5/2020	System Generated Check/Voucher	984.25	Stantec
1223	11/12/2020	System Generated Check/Voucher	26.00	Grau and Associates
1224	11/12/2020	System Generated Check/Voucher	16,000.00	Meritus Districts
1225	11/12/2020	System Generated Check/Voucher	4,302.69	Tampa Electric
1226	11/12/2020	System Generated Check/Voucher	7,560.00	Cornestone Solution Group
1227	11/16/2020	Series 2018 FY21 Tax Dist ID 502	8,533.27	Ventana CDD
1228	11/19/2020	System Generated Check/Voucher	1,725.48	Tampa Electric
Cleared Checks/Vouchers			65,977.39	
			65,977.39	

Ventana CDD
Reconcile Cash Accounts

Detail

Cash Account: 10101 Cash--Operating Account (Suntrust)

Reconciliation ID: 11/30/20

Reconciliation Date: 11/30/2020

Status: Locked

Cleared Deposits

<u>Document Number</u>	<u>Document Date</u>	<u>Document Description</u>	<u>Document Amount</u>	<u>Deposit Number</u>
CR096	11/16/2020	Tax Distribution - 11.16.20	12,157.99	
CR097	11/24/2020	Tax Distribution - 11.24.20	<u>25,573.66</u>	
Cleared Deposits			<u>37,731.65</u>	