

# Summit at Fern Hill Community Development District

Financial Statements  
(Unaudited)

Period Ending  
February 28, 2021



Meritus Districts  
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# Summit at Fern Hill Community Development District

## Balance Sheet

As of 2/28/2021  
(In Whole Numbers)

	General Fund	Debt Service - Series 2016	Debt Service - Series 2018	Capital Projects - Series 2018	General Fixed Assets Account Group	General Long-Term Debt	Total
<b>Assets</b>							
Cash-Operating Account	328,850	0	0	0	0	0	328,850
Investments - Revenue 2016 # 0000	0	269,947	0	0	0	0	269,947
Investments - Interest 2016 # 0001	0	0	0	0	0	0	0
Investments - Sinking 2016 # 0002	0	0	0	0	0	0	0
Investments - Reserve 2016 # 0003	0	123,178	0	0	0	0	123,178
Investments - Prepayment 2016 # 0004	0	0	0	0	0	0	0
Investments - Construction 2016 # 0005	0	0	0	0	0	0	0
Investments - Revenue 2018 #1000	0	0	151,306	0	0	0	151,306
Investments - Interest 2018 #1001	0	0	0	0	0	0	0
Investments - Sinking 2018 #1002	0	0	0	0	0	0	0
Investments - Reserve 2018 # 1003	0	0	69,325	0	0	0	69,325
Investments - Construction 2018 #1005	0	0	0	43	0	0	43
Investments - COI 2018 # 1006	0	0	0	0	0	0	0
Accounts Receivable - Other	0	0	0	0	0	0	0
Due From Developer	0	0	0	0	0	0	0
Assessments Receivable - Tax Roll	0	0	0	0	0	0	0
Assessments Receivable - Off Roll	0	0	0	0	0	0	0
Due From General Fund	0	0	0	0	0	0	0
Prepaid Items	0	0	0	0	0	0	0
Prepaid General Liability Insurance	0	0	0	0	0	0	0
Prepaid Public Officials Insurance	0	0	0	0	0	0	0
Prepaid Trustee Fees	336	0	0	0	0	0	336
Deposits	3,240	0	0	0	0	0	3,240
Equipment & Furniture	0	0	0	0	439,065	0	439,065
Construction Work In Progress	0	0	0	0	4,882,476	0	4,882,476
Amount Available-Debt Service	0	0	0	0	0	229,390	229,390
Amount To Be Provided-Debt Service	0	0	0	0	0	5,416,610	5,416,610
Other	0	0	0	0	0	0	0
<b>Total Assets</b>	<b>332,426</b>	<b>393,125</b>	<b>220,631</b>	<b>43</b>	<b>5,321,541</b>	<b>5,646,000</b>	<b>11,913,766</b>
<b>Liabilities</b>							
Accounts Payable	20,022	0	0	0	0	0	20,022
Accounts Payable Other	0	0	0	0	0	0	0
Due To Debt Service Fund	0	0	0	0	0	0	0
Deferred Revenue	0	0	0	0	0	0	0
Accrued Expenses Payable	0	0	0	0	0	0	0
Deposits	0	0	0	0	0	0	0
Revenue Bonds Payable-LT-2016	0	0	0	0	0	3,559,000	3,559,000
Revenue Bond Payable - Series 2018	0	0	0	0	0	2,087,000	2,087,000

Summit at Fern Hill Community Development District

**Balance Sheet**

As of 2/28/2021  
(In Whole Numbers)

	General Fund	Debt Service - Series 2016	Debt Service - Series 2018	Capital Projects - Series 2018	General Fixed Assets Account Group	General Long-Term Debt	Total
Total Liabilities	<u>20,022</u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>5,646,000</u>	<u>5,666,022</u>
Fund Equity & Other Credits							
Fund Balance-All Other Reserves	0	232,464	131,717	43	0	0	364,224
Fund Balance-Unreserved	138,415	0	0	0	0	0	138,415
Investment In General Fixed Assets	0	0	0	0	5,321,541	0	5,321,541
Other	<u>173,988</u>	<u>160,661</u>	<u>88,915</u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>423,564</u>
Total Fund Equity & Other Credits	<u>312,404</u>	<u>393,125</u>	<u>220,631</u>	<u>43</u>	<u>5,321,541</u>	<u>0</u>	<u>6,247,744</u>
Total Liabilities & Fund Equity	<u>332,426</u>	<u>393,125</u>	<u>220,631</u>	<u>43</u>	<u>5,321,541</u>	<u>5,646,000</u>	<u>11,913,766</u>

# Summit at Fern Hill Community Development District

## Statement of Revenues and Expenditures

001 - General Fund  
From 10/1/2020 Through 2/28/2021  
(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 Assmts - Tax Roll	297,755	302,647	4,892	2 %
Interest Earnings				
Interest Earnings	0	117	117	0 %
Other Miscellaneous Revenues				
Clubhouse Rental Rev	0	50	50	0 %
<b>Total Revenues</b>	<u>297,755</u>	<u>302,814</u>	<u>5,059</u>	<u>2 %</u>
<b>Expenditures</b>				
Legislative				
Supervisor Fees	6,000	1,200	4,800	80 %
Financial & Administrative				
District Manager	33,750	14,063	19,688	58 %
District Engineer	2,250	0	2,250	100 %
Disclosure Report	8,400	8,400	0	0 %
Trustees Fees	8,500	3,368	5,132	60 %
Auditing Services	6,000	52	5,948	99 %
Postage, Phone, Faxes, Copies	200	295	(95)	(48)%
Public Officials Insurance	2,500	2,422	78	3 %
Legal Advertising	1,500	992	508	34 %
Bank Fees	400	123	277	69 %
Dues, Licenses & Fees	175	175	0	0 %
Office Supplies	200	0	200	100 %
Website Administration	600	1,667	(1,067)	(178)%
ADA Website Fee	1,800	1,100	700	39 %
Legal Counsel				
District Counsel	6,000	4,920	1,080	18 %
Electric Utility Services				
Electric Utility Services	40,000	11,320	28,680	72 %
Water-Sewer Combination Services				
Water Utility Services	6,000	3,151	2,849	47 %
Other Physical Environment				
Waterway Management Program	10,000	2,225	7,775	78 %
Property & Casualty Insurance	6,500	6,019	481	7 %
Club Facility Maintenance	15,000	16,355	(1,355)	(9)%
Landscape Maintenance - Contract	100,000	37,717	62,283	62 %
Landscape Maintenance - Other	15,000	2,513	12,487	83 %
Plant Replacement Program	2,500	1,915	585	23 %
Irrigation Maintenance	3,500	780	2,720	78 %
Pool Maintenance	10,000	4,205	5,795	58 %
Park Facility Maintenance	5,000	3,851	1,149	23 %
Reserve				
Capital Reserve	5,980	0	5,980	100 %
<b>Total Expenditures</b>	<u>297,755</u>	<u>128,826</u>	<u>168,929</u>	<u>57 %</u>
Excess Revenues Over (Under) Expenditures	0	173,988	173,988	0 %
Fund Balance, Beginning of Period	0	138,415	138,415	0 %
<b>Fund Balance, End of Balance</b>	<u>0</u>	<u>312,404</u>	<u>312,404</u>	<u>0 %</u>

# Summit at Fern Hill Community Development District

## Statement of Revenues and Expenditures

200 - Debt Service - Series 2016  
 From 10/1/2020 Through 2/28/2021  
 (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 Assmts - Tax Roll	242,524	245,121	2,597	1 %
Interest Earnings				
Interest Earnings	0	5	5	0 %
<b>Total Revenues</b>	<u>242,524</u>	<u>245,126</u>	<u>2,602</u>	<u>1 %</u>
<b>Expenditures</b>				
Debt Service Payments				
Interest Payment	167,524	84,465	83,059	50 %
Principal Payment	75,000	0	75,000	100 %
<b>Total Expenditures</b>	<u>242,524</u>	<u>84,465</u>	<u>158,059</u>	<u>65 %</u>
Excess Revenues Over (Under) Expenditures	0	160,661	160,661	0 %
Fund Balance, Beginning of Period	0	232,464	232,464	0 %
Fund Balance, End of Balance	<u>0</u>	<u>393,125</u>	<u>393,125</u>	<u>0 %</u>

# Summit at Fern Hill Community Development District

## Statement of Revenues and Expenditures

201 - Debt Service - Series 2018  
 From 10/1/2020 Through 2/28/2021  
 (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 Assmts - Tax Roll	138,090	140,316	2,226	2 %
Interest Earnings				
Interest Earnings	0	3	3	0 %
<b>Total Revenues</b>	<u>138,090</u>	<u>140,320</u>	<u>2,230</u>	<u>2 %</u>
<b>Expenditures</b>				
Debt Service Payments				
Interest Payment	102,090	51,405	50,685	50 %
Principal Payment	36,000	0	36,000	100 %
<b>Total Expenditures</b>	<u>138,090</u>	<u>51,405</u>	<u>86,685</u>	<u>63 %</u>
Excess Revenues Over (Under) Expenditures	0	88,915	88,915	0 %
Fund Balance, Beginning of Period	0	131,717	131,717	0 %
<b>Fund Balance, End of Balance</b>	<u>0</u>	<u>220,631</u>	<u>220,631</u>	<u>0 %</u>

Summit at Fern Hill Community Development District

**Statement of Revenues and Expenditures**

301 - Capital Projects - Series 2018

From 10/1/2020 Through 2/28/2021

(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>
Excess Revenues Over (Under) Expenditures	0	0	0	0 %
Fund Balance, Beginning of Period	0	43	43	0 %
Fund Balance, End of Balance	<u>0</u>	<u>43</u>	<u>43</u>	<u>0 %</u>

Summit at Fern Hill Community Development District  
Reconcile Cash Accounts

Summary

Cash Account: 10101 Cash-Operating Account  
Reconciliation ID: 02/28/2021  
Reconciliation Date: 2/28/2021  
Status: Locked

Bank Balance	328,849.51
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	328,849.51
Balance Per Books	<u>328,849.51</u>
Unreconciled Difference	<u><u>0.00</u></u>

Click the Next Page toolbar button to view details.



**Summit at Fern Hill Community Development District  
Reconcile Cash Accounts**

**Detail**

**Cash Account: 10101 Cash-Operating Account**

**Reconciliation ID: 02/28/2021**

**Reconciliation Date: 2/28/2021**

**Status: Locked**

**Cleared Checks/Vouchers**

<u>Document Number</u>	<u>Document Date</u>	<u>Document Description</u>	<u>Document Amount</u>	<u>Payee</u>
1877	1/21/2021	System Generated Check/Voucher	200.00	Antonio Deon Bradford, Sr.
1880	2/1/2021	System Generated Check/Voucher	699.43	BOCC
1881	2/1/2021	System Generated Check/Voucher	3,123.00	Carson's Lawn & Landscaping Services, LLC
1882	2/1/2021	System Generated Check/Voucher	250.00	Fields Consulting Group, LLC
1883	2/1/2021	System Generated Check/Voucher	3,201.90	Meritus Districts
1884	2/1/2021	System Generated Check/Voucher	425.00	Spearem Enterprises, LLC
1885	2/1/2021	System Generated Check/Voucher	500.00	Zebra Cleaning Team, Inc.
1886	2/4/2021	System Generated Check/Voucher	445.00	First Choice Aquatic
1887	2/4/2021	System Generated Check/Voucher	7,543.34	Carson's Lawn & Landscaping Services, LLC
1888	2/4/2021	System Generated Check/Voucher	200.00	Douglas Ross Smith
1889	2/4/2021	System Generated Check/Voucher	80.00	Spearem Enterprises, LLC
1890	2/4/2021	System Generated Check/Voucher	1,189.50	Straley Robin Vericker
1891	2/4/2021	System Generated Check/Voucher	430.25	Zebra Cleaning Team, Inc.
1892	2/4/2021	Series 2016 FY21 Tax Dist ID 516	5,318.82	Summit at Fern Hill CDD
1893	2/4/2021	Series 2018 FY21 Tax Dist ID 516	3,059.21	Summit at Fern Hill CDD
8137412379 021021	2/10/2021	paid online - 2 months of bills and convenience fee	348.61	Frontier
1894	2/11/2021	System Generated Check/Voucher	1,200.00	Spearem Enterprises, LLC
1895	2/11/2021	System Generated Check/Voucher	2,923.09	Tampa Electric
1896	2/18/2021	System Generated Check/Voucher	8,400.00	Meritus Districts
CD021	2/28/2021	Feburary Bank Fee	23.00	
Cleared Checks/Vouchers			39,560.15	

Summit at Fern Hill Community Development District  
Reconcile Cash Accounts

Detail

Cash Account: 10101 Cash-Operating Account

Reconciliation ID: 02/28/2021

Reconciliation Date: 2/28/2021

Status: Locked

Cleared Deposits

<u>Document Number</u>	<u>Document Date</u>	<u>Document Description</u>	<u>Document Amount</u>	<u>Deposit Number</u>
CR277	2/4/2021	Tax Distribution - 02.04.21	14,955.39	
CR279	2/4/2021	Distribution of Interest Earned on Investments	23.73	
			<hr/>	
Cleared Deposits			14,979.12	
			<hr/> <hr/>	