



Rizzetta & Company

Bainebridge Community Development District

**Financial Statements
(Unaudited)**

August 31, 2017

Prepared by: Rizzetta & Company, Inc.

**bainebridgecdd.org
rizzetta.com**

Bainbridge Community Development District

Balance Sheet

As of 8/31/2017

(In Whole Numbers)

	General Fund	Reserve Fund	Debt Service Fund	Capital Projects Fund	Total Governmental Funds	General Fixed Assets Account Group	General Long-Term Debt Account Group
Assets							
Cash In Bank	171,293	0	0	0	171,293	0	0
Investments	501,098	0	360,683	4,024	865,805	0	0
Investments - Reserves	0	100,576	0	0	100,576	0	0
Accounts Receivable	0	0	0	0	0	0	0
Allowance for Doubtful Accounts	0	0	0	0	0	0	0
Prepaid Expenses	2,000	0	0	0	2,000	0	0
Deposits	4,200	0	0	0	4,200	0	0
Due From Other Funds	0	0	0	0	0	0	0
Amount Available in Debt Service	0	0	0	0	0	0	360,683
Amount To Be Provided Debt Service	0	0	0	0	0	0	1,559,317
Fixed Assets	0	0	0	0	0	4,997,874	0
Total Assets	678,591	100,576	360,683	4,024	1,143,874	4,997,874	1,920,000
Liabilities							
Accounts Payable	1,044	0	0	0	1,044	0	0
Accrued Expenses Payable	8,581	0	0	0	8,581	0	0
Other Current Liabilities	21	0	0	0	21	0	0
Debt Service Obligations- Current	0	0	0	0	0	0	0
Deferred Revenue	0	0	0	0	0	0	0
Deposits	650	0	0	0	650	0	0
Due To Other Funds	0	0	0	0	0	0	0
Revenue Bonds Payable-Long Term	0	0	0	0	0	0	1,920,000
Total Liabilities	10,295	0	0	0	10,295	0	1,920,000
Fund Equity & Other Credits							
Beginning Fund Balance	661,873	75,309	359,256	4,007	1,100,445	4,997,874	0
Net Change in Fund Balance	6,422	25,267	1,426	17	33,133	0	0
Total Fund Equity & Other Credits	668,295	100,576	360,683	4,024	1,133,578	4,997,874	0
Total Liabilities & Fund Equity	678,591	100,576	360,683	4,024	1,143,874	4,997,874	1,920,000

See Notes to Unaudited Financial Statements

Bainbridge Community Development District

Statement of Revenues and Expenditures

001 - General Fund

From 10/1/2016 Through 8/31/2017

(In Whole Numbers)

	Annual Budget	YTD Budget	YTD Actual	YTD Variance	Percent Annual Budget Remaining
Revenues					
Interest Earnings					
Interest Earnings	0	0	1,431	1,431	0.00%
Special Assessments					
Tax Roll	342,145	342,145	343,366	1,221	(0.35)%
Other Miscellaneous Revenues					
Miscellaneous	0	0	4,411	4,411	0.00%
Total Revenues	<u>342,145</u>	<u>342,145</u>	<u>349,209</u>	<u>7,064</u>	<u>(2.06)%</u>
Expenditures					
Legislative					
Supervisor Fees	8,000	7,333	3,000	4,333	62.50%
Financial & Administrative					
Administrative Services	5,670	5,198	5,198	0	8.33%
District Management	17,924	16,430	16,430	0	8.33%
District Engineer	5,000	4,583	16,331	(11,748)	(226.62)%
Disclosure Report	5,500	5,042	5,350	(308)	2.72%
Trustees Fees	3,500	3,500	3,233	268	7.64%
Financial & Revenue Collections	10,500	10,063	10,063	0	4.16%
Accounting Services	18,900	17,325	17,325	0	8.33%
Auditing Services	3,700	3,700	3,700	0	0.00%
Arbitrage Rebate Calculation	500	458	500	(42)	0.00%
Public Officials Liability Insurance	7,425	7,425	6,750	675	9.09%
Legal Advertising	2,500	2,292	825	1,467	67.01%
Dues, Licenses & Fees	175	175	175	0	0.00%
Miscellaneous Fees	500	458	56	403	88.82%
Website Fees & Maintenance	1,200	1,100	1,100	0	8.33%
Legal Counsel					
District Counsel	30,000	27,500	12,164	15,336	59.45%
Electric Utility Services					
Utility Services	23,500	21,542	21,055	487	10.40%
Garbage/Solid Waste Control					
Garbage - Recreation Facility	1,300	1,192	1,271	(80)	2.19%
Water-Sewer Combination Services					
Utility Services	4,700	4,308	4,220	88	10.21%
Stormwater Control					
Aquatic & Fountain Maintenance	6,000	5,500	5,510	(10)	8.16%
Miscellaneous Expense	2,000	1,833	2,010	(177)	(0.50)%
Other Physical Environment					

Bainbridge Community Development District

Statement of Revenues and Expenditures

001 - General Fund

From 10/1/2016 Through 8/31/2017

(In Whole Numbers)

	Annual Budget	YTD Budget	YTD Actual	YTD Variance	Percent Annual Budget Remaining
General Liability & Property Insurance	12,068	12,068	10,228	1,840	15.24%
Entry & Walls Maintenance	2,500	2,292	156	2,136	93.76%
Landscape & Irrigation Maintenance Contract	29,000	26,583	21,508	5,076	25.83%
Irrigation Repairs	5,000	4,583	1,555	3,028	68.90%
Landscape Replacement, Plants, Shrubs, Trees	8,000	7,333	4,419	2,914	44.75%
Field Inspections	2,000	1,833	2,000	(167)	0.00%
Miscellaneous Expense	2,000	1,833	566	1,268	71.72%
Road & Street Facilities					
Sidewalk Repair & Maintenance	3,000	2,750	0	2,750	100.00%
Miscellaneous Expense	2,000	1,833	65	1,768	96.75%
Parks & Recreation					
Amenity Management Staffing Contract	30,000	27,500	27,296	204	9.01%
Cable, Phone & Internet	3,200	2,933	3,575	(641)	(11.70)%
Amenity Maintenance & Repairs	12,800	11,733	7,994	3,739	37.54%
Facility Janitorial Service & Supplies	6,000	5,500	5,703	(203)	4.95%
Pool Service Contract(Maintenance & Chemicals)	18,100	16,592	16,276	316	10.07%
Pool Permits and Inspections	500	458	325	133	35.00%
Athletic Court/Field & Park Repairs	3,000	2,750	1,546	1,204	48.46%
Pest Control & Termite Bond	795	729	795	(66)	0.00%
Access Control Maintenance & Repair	3,000	2,750	1,265	1,485	57.83%
Miscellaneous Expense	2,000	1,833	6,538	(4,705)	(226.92)%
Special Events					
Special Events	6,000	5,500	1,969	3,531	67.18%
Contingency					
Miscellaneous Contingency	12,688	11,631	8,244	3,386	35.02%
Capital Outlay	20,000	18,333	84,500	(66,167)	(322.50)%
Total Expenditures	<u>342,145</u>	<u>316,310</u>	<u>342,788</u>	<u>(26,478)</u>	<u>(0.19)%</u>
Excess of Revenues Over(Under) Expenditures	0	25,835	6,422	(19,414)	0.00%

Bainbridge Community Development District

Statement of Revenues and Expenditures

001 - General Fund

From 10/1/2016 Through 8/31/2017

(In Whole Numbers)

	<u>Annual Budget</u>	<u>YTD Budget</u>	<u>YTD Actual</u>	<u>YTD Variance</u>	<u>Percent Annual Budget Remaining</u>
Excess Rev./Other Sources Over (Under) Expend./Other Uses	0	25,835	6,422	(19,414)	0.00%
Fund Balance, Beginning of Period	0	0	661,873	661,873	0.00%
Fund Balance, End of Period	<u>0</u>	<u>25,835</u>	<u>668,295</u>	<u>642,460</u>	<u>0.00%</u>

Bainbridge Community Development District

Statement of Revenues and Expenditures

005 - Reserve Fund

From 10/1/2016 Through 8/31/2017

(In Whole Numbers)

	Annual Budget	Current Period Actual	Budget To Actual Variance	Budget Percent Remaining
Revenues				
Interest Earnings				
Interest Earnings	0	267	267	0.00%
Special Assessments				
Tax Roll	25,000	25,000	0	0.00%
Total Revenues	<u>25,000</u>	<u>25,267</u>	<u>267</u>	<u>1.07%</u>
Expenditures				
Contingency				
Capital Reserves	25,000	0	25,000	100.00%
Total Expenditures	<u>25,000</u>	<u>0</u>	<u>25,000</u>	<u>100.00%</u>
Excess of Revenues Over(Under) Expenditures	0	25,267	25,267	0.00%
Excess Rev./Other Sources Over (Under) Expend./Other Uses	0	25,267	25,267	0.00%
Fund Balance, Beginning of Period	0	75,309	75,309	0.00%
Fund Balance, End of Period	<u><u>0</u></u>	<u><u>100,576</u></u>	<u><u>100,576</u></u>	<u><u>0.00%</u></u>

Bainbridge Community Development District

Statement of Revenues and Expenditures

200 - Debt Service Fund

From 10/1/2016 Through 8/31/2017

(In Whole Numbers)

	<u>Annual Budget</u>	<u>Current Period Actual</u>	<u>Budget To Actual Variance</u>	<u>Budget Percent Remaining</u>
Revenues				
Interest Earnings				
Interest Earnings	0	1,675	1,675	0.00%
Special Assessments				
Tax Roll	162,835	163,376	541	0.33%
Total Revenues	<u>162,835</u>	<u>165,051</u>	<u>2,216</u>	<u>1.36%</u>
Expenditures				
Debt Service				
Interest	112,835	108,625	4,210	3.73%
Principal	50,000	55,000	(5,000)	(10.00)%
Total Expenditures	<u>162,835</u>	<u>163,625</u>	<u>(790)</u>	<u>(0.48)%</u>
Excess of Revenues Over(Under) Expenditures	<u>0</u>	<u>1,426</u>	<u>1,426</u>	<u>0.00%</u>
Excess Rev./Other Sources Over (Under) Expend./Other Uses	<u>0</u>	<u>1,426</u>	<u>1,426</u>	<u>0.00%</u>
Fund Balance, Beginning of Period	0	359,256	359,256	0.00%
Fund Balance, End of Period	<u>0</u>	<u>360,683</u>	<u>360,683</u>	<u>0.00%</u>

Bainbridge Community Development District

Statement of Revenues and Expenditures

300 - Capital Projects Fund

From 10/1/2016 Through 8/31/2017

(In Whole Numbers)

	<u>Annual Budget</u>	<u>Current Period Actual</u>	<u>Budget To Actual Variance</u>	<u>Budget Percent Remaining</u>
Revenues				
Interest Earnings				
Interest Earnings	<u>0</u>	<u>17</u>	<u>17</u>	<u>0.00%</u>
Total Revenues	<u>0</u>	<u>17</u>	<u>17</u>	<u>0.00%</u>
Excess of Revenues Over(Under) Expenditures	<u>0</u>	<u>17</u>	<u>17</u>	<u>0.00%</u>
Excess Rev./Other Sources Over (Under) Expend./Other Uses	<u>0</u>	<u>17</u>	<u>17</u>	<u>0.00%</u>
Fund Balance, Beginning of Period	0	4,007	4,007	0.00%
Fund Balance, End of Period	<u>0</u>	<u>4,024</u>	<u>4,024</u>	<u>0.00%</u>

Bainebridge CDD
Investment Summary
August 31, 2017

<u>Account</u>	<u>Investment</u>	<u>Balance as of</u> <u>August 31, 2017</u>
Bank of Tampa Money Market	Business Money Market	\$ 110,068
Bank of Tampa ICS		
Bank of China, New York, NY	Business Money Market	242,756
Pinnacle Bank	Business Money Market	28
The Park National Bank	Business Money Market	35
Bank of Tampa ICS FDOT		
Pinnacle Bank	Business Money Market	148,211
	Total General Fund Investments	\$ 501,098
Bank of Tampa ICS Capital Reserve		
Bank of China, New York, NY	Business Money Market	\$ 2,350
Flushing Bank	Business Money Market	1,272
Pinnacle Bank	Business Money Market	96,927
The Park National Bank	Business Money Market	27
	Total Reserve Fund Investments	\$ 100,576
US Bank Series 2007 Reserve	First American Treasury Obligation Fund Class Z	\$ 135,067
US Bank Series 2007 Revenue	First American Treasury Obligation Fund Class Z	225,612
US Bank Series 2007 Bond Prepayment	First American Treasury Obligation Fund Class Z	4
	Total Debt Service Fund Investments	\$ 360,683
US Bank Series 2007 Construction	First American Treasury Obligation Fund Class Z	\$ 4,024
	Total Capital Project Fund Investments	\$ 4,024

Bainebridge Community Development District

Aged Payables by Invoice Date

Aging Date - 8/1/2017

001 - General Fund

From 8/1/2017 Through 8/31/2017

<u>Vendor Name</u>	<u>Invoice Date</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Current Balance</u>
First Coast Contract Maintenance Service LLC	8/9/2017	3367	Marine Battery and Thermostat Guard	144.50
Lisa Snow	8/18/2017	ARDR081817L.Snow	Rental Deposit Refund - L.Snow	150.00
Nakia Shaw	8/19/2017	ARDR081917N.Shaw	Rental Deposit Refund - N.Shaw	50.00
Zynthiana Velazquez	8/20/2017	ARDR082017Z.Velaz...	Rental Deposit Refund - Z.Velazquez	150.00
Comcast	8/24/2017	8495 74 120 2010538 08/17	Amenity Cable/Phone/Internet 08/17	299.08
Marlaina Clover	8/26/2017	ARDR082617M.Clover	Rental Deposit Refund - M.Clover	150.00
Disclosure Dervices, LLC	8/28/2017	6157	Amortization Schedule Series	100.00
			Total 001 - General Fund	1,043.58
Report Total				1,043.58

Bainbridge Community Development District
Notes to Unaudited Financial Statements
August 31, 2017

Balance Sheet

1. Trust statement activity has been recorded through 08/31/17.
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.