



Rizzetta & Company

Bainebridge Community Development District

**Financial Statements
(Unaudited)**

January 31, 2018

Prepared by: Rizzetta & Company, Inc.

**bainebridgecdd.org
rizzetta.com**

Bainbridge Community Development District

Balance Sheet

As of 1/31/2018

(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	128,088	0	0	0	128,088	0	0
Investments	737,504	0	463,816	4,040	1,205,361	0	0
Investments - Reserves	0	110,917	0	0	110,917	0	0
Accounts Receivable	5,983	0	2,654	0	8,637	0	0
Allowance for Doubtful Accounts	0	0	0	0	0	0	0
Prepaid Expenses	0	0	0	0	0	0	0
Deposits	4,200	0	0	0	4,200	0	0
Due From Other Funds	0	0	623	0	623	0	0
Amount Available in Debt Service	0	0	0	0	0	0	467,093
Amount To Be Provided Debt Service	0	0	0	0	0	0	1,447,907
Fixed Assets	0	0	0	0	0	4,997,874	0
Total Assets	875,776	110,917	467,093	4,040	1,457,826	4,997,874	1,915,000
Liabilities							
Accounts Payable	12,210	0	0	0	12,210	0	0
Accrued Expenses Payable	3,322	0	0	0	3,322	0	0
Other Current Liabilities	16	0	0	0	16	0	0
Debt Service Obligations- Current	0	0	0	0	0	0	0
Deferred Revenue	0	0	0	0	0	0	0
Deposits	250	0	0	0	250	0	0
Due To Other Funds	623	0	0	0	623	0	0
Revenue Bonds Payable-Long Term	0	0	0	0	0	0	1,915,000
Total Liabilities	16,421	0	0	0	16,421	0	1,915,000
Fund Equity & Other Credits							
Beginning Fund Balance	651,423	100,642	360,948	4,027	1,117,041	4,997,874	0
Net Change in Fund Balance	207,932	10,274	106,145	13	324,364	0	0
Total Fund Equity & Other Credits	859,355	110,917	467,093	4,040	1,441,405	4,997,874	0
Total Liabilities & Fund Equity	875,776	110,917	467,093	4,040	1,457,826	4,997,874	1,915,000

See Notes to Unaudited Financial Statements

Bainbridge Community Development District

Statement of Revenues and Expenditures

001 - General Fund

From 10/1/2017 Through 1/31/2018

(In Whole Numbers)

	Annual Budget	YTD Budget	YTD Actual	YTD Variance	Percent Annual Budget Remaining
Revenues					
Interest Earnings					
Interest Earnings	0	0	1,132	1,132	0.00%
Special Assessments					
Tax Roll	357,145	357,145	357,146	1	0.00%
Total Revenues	357,145	357,145	358,278	1,133	(0.32)%
Expenditures					
Legislative					
Supervisor Fees	6,000	2,000	1,200	800	80.00%
Financial & Administrative					
Administrative Services	6,000	2,000	2,000	0	66.66%
District Management	19,600	6,533	6,533	0	66.66%
District Engineer	5,000	1,667	7,255	(5,588)	(45.10)%
Disclosure Report	5,000	5,000	5,000	0	0.00%
Trustees Fees	3,500	2,000	2,000	0	42.85%
Assessment Roll	5,250	5,250	5,250	0	0.00%
Financial & Revenue Collections	5,250	1,750	1,750	0	66.66%
Accounting Services	19,500	6,500	6,500	0	66.66%
Auditing Services	3,800	0	3,800	(3,800)	0.00%
Arbitrage Rebate Calculation	500	500	0	500	100.00%
Public Officials Liability	7,425	7,425	6,750	675	9.09%
Insurance					
Legal Advertising	2,000	667	389	278	80.55%
Dues, Licenses & Fees	175	175	175	0	0.00%
Miscellaneous Fees	1,500	500	0	500	100.00%
Website Hosting, Maintenance, Backup	1,200	400	400	0	66.66%
Legal Counsel					
District Counsel	25,000	8,333	12,366	(4,033)	50.53%
Security Operations					
Security Services	18,000	6,000	0	6,000	100.00%
Electric Utility Services					
Utility Services	23,500	7,833	5,603	2,230	76.15%
Garbage/Solid Waste Control					
Garbage - Recreation Facility	1,300	433	626	(192)	51.88%
Water-Sewer Combination Services					
Utility Services	5,000	1,667	1,225	442	75.50%
Stormwater Control					
Aquatic & Fountain Maintenance	6,000	2,000	1,925	75	67.91%

Bainbridge Community Development District

Statement of Revenues and Expenditures

001 - General Fund

From 10/1/2017 Through 1/31/2018

(In Whole Numbers)

	Annual Budget	YTD Budget	YTD Actual	YTD Variance	Percent Annual Budget Remaining
Miscellaneous Expense	2,000	667	0	667	100.00%
Other Physical Environment					
General Liability & Property Insurance	11,251	11,251	10,228	1,023	9.09%
Entry & Walls Maintenance	2,500	833	0	833	100.00%
Landscape & Irrigation Maintenance Contract	30,261	10,087	7,644	2,443	74.73%
Irrigation Repairs	5,000	1,667	0	1,667	100.00%
Landscape Replacement, Plants, Shrubs, Trees	8,000	2,667	1,058	1,609	86.77%
Field Services	2,000	667	1,000	(333)	50.00%
Miscellaneous Expense	2,000	667	40	627	98.00%
Road & Street Facilities					
Amenity Parking Lot/Sidewalk Repair & Maintenance	3,000	1,000	0	1,000	100.00%
Miscellaneous Expense	2,000	667	0	667	100.00%
Parks & Recreation					
Amenity Management Staffing Contract	30,000	10,000	9,940	60	66.86%
Cable, Phone & Internet	3,700	1,233	1,245	(12)	66.33%
Amenity Maintenance Contract & Repairs	12,800	4,267	6,256	(1,989)	51.12%
Amenity Facility Janitorial Service Contract & Supplies	6,000	2,000	1,752	248	70.79%
Pool Maintenance Service Contract & Chemicals	18,100	6,033	5,576	457	69.19%
Pool Permits and Inspections	500	167	0	167	100.00%
Athletic Court/Field & Park Repairs	3,000	1,000	685	315	77.17%
Pest Control & Termite Bond	795	265	811	(546)	(2.01)%
Access Control Maintenance & Repair	3,000	1,000	225	775	92.50%
Miscellaneous Expense	2,000	667	784	(117)	60.79%
Special Events					
Special Events	6,000	2,000	2,042	(42)	65.96%
Contingency					
Miscellaneous Contingency	12,738	4,246	30,313	(26,067)	(137.96)%
Capital Outlay	20,000	6,667	0	6,667	100.00%
Total Expenditures	357,145	138,349	150,346	(11,997)	57.90%

Bainebridge Community Development District

Statement of Revenues and Expenditures

001 - General Fund

From 10/1/2017 Through 1/31/2018

(In Whole Numbers)

	Annual Budget	YTD Budget	YTD Actual	YTD Variance	Percent Annual Budget Remaining
Excess of Revenues Over(Under) Expenditures	0	218,796	207,932	(10,864)	0.00%
Excess Rev./Other Sources Over (Under) Expend./Other Uses	0	218,796	207,932	(10,864)	0.00%
Fund Balance, Beginning of Period	0	0	651,423	651,423	0.00%
Fund Balance, End of Period	<u>0</u>	<u>218,796</u>	<u>859,355</u>	<u>640,559</u>	<u>0.00%</u>

Bainbridge Community Development District

Statement of Revenues and Expenditures

005 - Reserve Fund

From 10/1/2017 Through 1/31/2018

(In Whole Numbers)

	Annual Budget	Current Period Actual	Budget To Actual Variance	Budget Percent Remaining
Revenues				
Interest Earnings				
Interest Earnings	0	274	274	0.00%
Special Assessments				
Tax Roll	10,000	10,000	0	0.00%
Total Revenues	<u>10,000</u>	<u>10,274</u>	<u>274</u>	<u>2.74%</u>
Expenditures				
Contingency				
Capital Reserves	10,000	0	10,000	100.00%
Total Expenditures	<u>10,000</u>	<u>0</u>	<u>10,000</u>	<u>100.00%</u>
Excess of Revenues Over(Under) Expenditures	0	10,274	10,274	0.00%
Excess Rev./Other Sources Over (Under) Expend./Other Uses	0	10,274	10,274	0.00%
Fund Balance, Beginning of Period	0	100,642	100,642	0.00%
Fund Balance, End of Period	<u>0</u>	<u>110,917</u>	<u>110,917</u>	<u>0.00%</u>

Bainbridge Community Development District

Statement of Revenues and Expenditures

200 - Debt Service Fund

From 10/1/2017 Through 1/31/2018

(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	1,110	1,110	0.00%
Special Assessments				
Tax Roll	162,835	162,835	0	0.00%
Total Revenues	<u>162,835</u>	<u>163,945</u>	<u>1,110</u>	<u>0.68%</u>
Expenditures				
Debt Service				
Interest	112,835	52,800	60,035	53.20%
Principal	50,000	5,000	45,000	90.00%
Total Expenditures	<u>162,835</u>	<u>57,800</u>	<u>105,035</u>	<u>64.50%</u>
Excess of Revenues Over(Under) Expenditures	<u>0</u>	<u>106,145</u>	<u>106,145</u>	<u>0.00%</u>
Excess Rev./Other Sources Over (Under) Expend./Other Uses	<u>0</u>	<u>106,145</u>	<u>106,145</u>	<u>0.00%</u>
Fund Balance, Beginning of Period	0	360,948	360,948	0.00%
Fund Balance, End of Period	<u>0</u>	<u>467,093</u>	<u>467,093</u>	<u>0.00%</u>

Bainbridge Community Development District

Statement of Revenues and Expenditures

300 - Capital Projects Fund

From 10/1/2017 Through 1/31/2018

(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>13</u>	<u>13</u>	<u>0.00%</u>
Total Revenues	<u>0</u>	<u>13</u>	<u>13</u>	<u>0.00%</u>
Excess of Revenues Over(Under) Expenditures	<u>0</u>	<u>13</u>	<u>13</u>	<u>0.00%</u>
Excess Rev./Other Sources Over (Under) Expend./Other Uses	<u>0</u>	<u>13</u>	<u>13</u>	<u>0.00%</u>
Fund Balance, Beginning of Period	0	4,027	4,027	0.00%
Fund Balance, End of Period	<u>0</u>	<u>4,040</u>	<u>4,040</u>	<u>0.00%</u>

Bainebridge CDD
Investment Summary
January 31, 2018

<u>Account</u>	<u>Investment</u>	<u>Balance as of</u> <u>January 31, 2018</u>
Bank of Tampa Money Market	Business Money Market	\$ 345,161
Bank of Tampa ICS		
Bank of China, New York, NY	Business Money Market	243,545
United Bank	Business Money Market	51
Western Alliance Bank	Business Money Market	38
Bank of Tampa ICS FDOT		
Western Alliance Bank	Business Money Market	148,709
	Total General Fund Investments	\$ 737,504
Bank of Tampa ICS Capital Reserve		
Bank of China, New York, NY	Business Money Market	\$ 1,537
BOKF, National Association	Business Money Market	12,926
United Bank	Business Money Market	35
Western Alliance Bank	Business Money Market	96,419
	Total Reserve Fund Investments	\$ 110,917
US Bank Series 2007 Reserve	First American Treasury Obligation Fund Class Z	\$ 131,655
US Bank Series 2007 Revenue	First American Treasury Obligation Fund Class Z	332,161
	Total Debt Service Fund Investments	\$ 463,816
US Bank Series 2007 Construction	First American Treasury Obligation Fund Class Z	\$ 4,040
	Total Capital Project Fund Investments	\$ 4,040

Bainebridge Community Development District

Summary A/R Ledger

001 - General Fund

From 1/1/2018 Through 1/31/2018

<u>Invoice Date</u>	<u>Customer Name</u>	<u>Invoice Number</u>	<u>Current Balance</u>
10/1/2017	Duval County Tax Collector	FY17-18	<u>5,983.44</u>
	Total 001 - General Fund		5,983.44

Bainebridge Community Development District

Summary A/R Ledger

200 - Debt Service Fund

From 1/1/2018 Through 1/31/2018

<u>Invoice Date</u>	<u>Customer Name</u>	<u>Invoice Number</u>	<u>Current Balance</u>
10/1/2017	Duval County Tax Collector	FY17-18	<u>2,653.77</u>
	Total 200 - Debt Service Fund		2,653.77
			<u> </u>
Report Balance			8,637.21
			<u><u> </u></u>

Bainbridge Community Development District

Aged Payables by Invoice Date

Aging Date - 1/1/2018

001 - General Fund

From 1/1/2018 Through 1/31/2018

<u>Vendor Name</u>	<u>Invoice Date</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Current Balance</u>
Rizzetta & Company, Inc.	1/15/2018	INV0000029770	Annual Dissemination Agent Fee FY 2017/2018	5,000.00
Lisa Snow	1/19/2018	ARDR011918	Rental Deposit Refund - L. Snow	150.00
Diane Divra	1/20/2018	ARDR012018	Rental Deposit Refund - D. Divra	150.00
Saba Anderson	1/21/2018	ARDR012118	Rental Deposit Refund - S. Anderson	150.00
Comcast	1/24/2018	8495 74 120 2010538 01/18	Amenity Cable/Phone/Internet 01/18	314.10
JEA	1/30/2018	4849510511 01/18	15855 Twin Creek Dr/15700 Bainbridge Dr 01/18	1,494.96
McDermitt, Davis & Co., LLC	1/30/2018	35705	Audit Services FY 16/17	3,800.00
Dunn & Associates, Inc.	2/2/2018	18-150	Engineering Services 01/18	1,150.68
			Total 001 - General Fund	12,209.74
Report Total				12,209.74

Bainebridge Community Development District
Notes to Unaudited Financial Statements
January 31, 2018

Balance Sheet

1. Trust statement activity has been recorded through 01/31/18.
2. See EMMA (Electronic Municipal Market Access) at <https://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 FY17-18 Assessment Resolution adopted by the Board of Supervisors, (b) pursuant to Florida Statutes, Chapter 197 for assessments levied via the county tax roll.