



Rizzetta & Company

# **Bainebridge Community Development District**

---

**Financial Statements  
(Unaudited)**

**July 31, 2018**

**Prepared by: Rizzetta & Company, Inc.**

**[bainebridgecdd.org](http://bainebridgecdd.org)  
[rizzetta.com](http://rizzetta.com)**

**Bainbridge Community Development District**

Balance Sheet

As of 7/31/2018

(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
<b>Assets</b>							
Cash In Bank	106,415	0	0	0	106,415	0	0
Investments	589,786	0	367,894	4,069	961,749	0	0
Investments - Reserves	0	111,394	0	0	111,394	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	367,894
Amount To Be Provided Debt Service	0	0	0	0	0	0	1,497,106
Fixed Assets	0	0	0	0	0	4,997,874	0
<b>Total Assets</b>	<b>702,402</b>	<b>111,394</b>	<b>367,894</b>	<b>4,069</b>	<b>1,185,758</b>	<b>4,997,874</b>	<b>1,865,000</b>
<b>Liabilities</b>							
Accounts Payable	2,722	0	0	0	2,722	0	0
Accrued Expenses Payable	3,500	0	0	0	3,500	0	0
Other Current Liabilities	26	0	0	0	26	0	0
Debt Service Obligations- Current	0	0	0	0	0	0	0
Deferred Revenue	0	0	0	0	0	0	0
Deposits	325	0	0	0	325	0	0
Due To Other Funds	0	0	0	0	0	0	0
Revenue Bonds Payable-Long Term	0	0	0	0	0	0	1,865,000
<b>Total Liabilities</b>	<b>6,573</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>6,573</b>	<b>0</b>	<b>1,865,000</b>
<b>Fund Equity &amp; Other Credits</b>							
Beginning Fund Balance	651,423	100,642	360,948	4,027	1,117,041	4,997,874	0
Net Change in Fund Balance	44,405	10,751	6,946	42	62,144	0	0
<b>Total Fund Equity &amp; Other Credits</b>	<b>695,828</b>	<b>111,394</b>	<b>367,894</b>	<b>4,069</b>	<b>1,179,185</b>	<b>4,997,874</b>	<b>0</b>
<b>Total Liabilities &amp; Fund Equity</b>	<b>702,402</b>	<b>111,394</b>	<b>367,894</b>	<b>4,069</b>	<b>1,185,758</b>	<b>4,997,874</b>	<b>1,865,000</b>

See Notes to Unaudited Financial Statements

**Bainbridge Community Development District**

Statement of Revenues and Expenditures

001 - General Fund

From 10/1/2017 Through 7/31/2018

(In Whole Numbers)

	Annual Budget	YTD Budget	YTD Actual	YTD Variance	Percent Annual Budget Remaining
<b>Revenues</b>					
Interest Earnings					
Interest Earnings	0	0	3,414	3,414	0.00%
Special Assessments					
Tax Roll	357,145	357,145	358,126	981	(0.27)%
Other Miscellaneous Revenues					
Miscellaneous	0	0	2,220	2,220	0.00%
<b>Total Revenues</b>	<u>357,145</u>	<u>357,145</u>	<u>363,759</u>	<u>6,614</u>	<u>(1.85)%</u>
<b>Expenditures</b>					
Legislative					
Supervisor Fees	6,000	5,000	3,400	1,600	43.33%
Financial & Administrative					
Administrative Services	6,000	5,000	5,000	0	16.66%
District Management	19,600	16,333	16,333	0	16.66%
District Engineer	5,000	4,167	12,152	(7,985)	(143.04)%
Disclosure Report	5,000	5,000	5,000	0	0.00%
Trustees Fees	3,500	2,750	3,233	(483)	7.64%
Assessment Roll	5,250	5,250	5,250	0	0.00%
Financial & Revenue Collections	5,250	4,375	4,375	0	16.66%
Accounting Services	19,500	16,250	16,250	0	16.66%
Auditing Services	3,800	3,800	3,800	0	0.00%
Arbitrage Rebate Calculation	500	500	500	0	0.00%
Public Officials Liability	7,425	7,425	6,750	675	9.09%
Insurance					
Legal Advertising	2,000	1,667	884	783	55.82%
Dues, Licenses & Fees	175	175	175	0	0.00%
Miscellaneous Fees	1,500	1,250	100	1,150	93.33%
Website Hosting, Maintenance, Backup	1,200	1,000	1,000	0	16.66%
Legal Counsel					
District Counsel	25,000	20,833	25,373	(4,539)	(1.49)%
Security Operations					
Security Services	18,000	15,000	1,104	13,896	93.86%
Electric Utility Services					
Utility Services	23,500	19,583	13,875	5,708	40.95%
Garbage/Solid Waste Control					
Garbage - Recreation Facility	1,300	1,083	1,582	(499)	(21.71)%
Water-Sewer Combination Services					
Utility Services	5,000	4,167	3,254	912	34.91%

**Bainbridge Community Development District**

Statement of Revenues and Expenditures

001 - General Fund

From 10/1/2017 Through 7/31/2018

(In Whole Numbers)

	Annual Budget	YTD Budget	YTD Actual	YTD Variance	Percent Annual Budget Remaining
Stormwater Control					
Aquatic & Fountain Maintenance	6,000	5,000	5,950	(950)	0.83%
Miscellaneous Expense	2,000	1,667	0	1,667	100.00%
Other Physical Environment					
General Liability & Property Insurance	11,251	11,251	10,228	1,023	9.09%
Entry & Walls Maintenance	2,500	2,083	300	1,783	88.00%
Landscape & Irrigation Maintenance Contract	30,261	25,218	20,460	4,758	32.38%
Irrigation Repairs	5,000	4,167	519	3,648	89.62%
Landscape Replacement, Plants, Shrubs, Trees	8,000	6,667	3,183	3,483	60.20%
Field Services	2,000	1,667	2,000	(333)	0.00%
Miscellaneous Expense	2,000	1,667	40	1,627	98.00%
Road & Street Facilities					
Amenity Parking Lot/Sidewalk Repair & Maintenance	3,000	2,500	600	1,900	80.00%
Miscellaneous Expense	2,000	1,667	0	1,667	100.00%
Parks & Recreation					
Amenity Management Staffing Contract	30,000	25,000	24,850	150	17.16%
Cable, Phone & Internet	3,700	3,083	3,129	(46)	15.42%
Amenity Maintenance Contract & Repairs	12,800	10,667	18,246	(7,580)	(42.54)%
Amenity Facility Janitorial Service Contract & Supplies	6,000	5,000	6,303	(1,303)	(5.05)%
Pool Maintenance Service Contract & Chemicals	18,100	15,083	14,183	900	21.63%
Pool Permits and Inspections	500	417	325	92	35.00%
Athletic Court/Field & Park Repairs	3,000	2,500	1,527	973	49.09%
Pest Control & Termite Bond	795	663	811	(149)	(2.01)%
Access Control Maintenance & Repair	3,000	2,500	628	1,872	79.06%
Miscellaneous Expense	2,000	1,667	3,472	(1,805)	(73.60)%
Special Events					
Special Events	6,000	5,000	3,293	1,707	45.12%
Contingency					
Miscellaneous Contingency	12,738	10,615	38,166	(27,551)	(199.62)%
Capital Outlay	20,000	16,667	31,750	(15,083)	(58.75)%

**Bainbridge Community Development District**

Statement of Revenues and Expenditures

001 - General Fund

From 10/1/2017 Through 7/31/2018

(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>
Total Expenditures	<u>357,145</u>	<u>303,021</u>	<u>319,354</u>	<u>(16,333)</u>	<u>10.58%</u>
Excess of Revenues Over(Under) Expenditures	<u>0</u>	<u>54,124</u>	<u>44,405</u>	<u>(9,719)</u>	<u>0.00%</u>
Excess Rev./Other Sources Over (Under) Expend./Other Uses	<u>0</u>	<u>54,124</u>	<u>44,405</u>	<u>(9,719)</u>	<u>0.00%</u>
Fund Balance, Beginning of Period	<u>0</u>	<u>0</u>	<u>651,423</u>	<u>651,423</u>	<u>0.00%</u>
Fund Balance, End of Period	<u>0</u>	<u>54,124</u>	<u>695,828</u>	<u>641,704</u>	<u>0.00%</u>

**Bainbridge Community Development District**

Statement of Revenues and Expenditures

005 - Reserve Fund

From 10/1/2017 Through 7/31/2018

(In Whole Numbers)

	Annual Budget	Current Period Actual	Budget To Actual Variance	Budget Percent Remaining
<b>Revenues</b>				
Interest Earnings				
Interest Earnings	0	751	751	0.00%
Special Assessments				
Tax Roll	10,000	10,000	0	0.00%
Total Revenues	<u>10,000</u>	<u>10,751</u>	<u>751</u>	<u>7.51%</u>
<b>Expenditures</b>				
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	10,751	10,751	0.00%
Excess Rev./Other Sources Over (Under) Expend./Other Uses	0	10,751	10,751	0.00%
Fund Balance, Beginning of Period	0	100,642	100,642	0.00%
Fund Balance, End of Period	<u><u>0</u></u>	<u><u>111,394</u></u>	<u><u>111,394</u></u>	<u><u>0.00%</u></u>

**Bainbridge Community Development District**

## Statement of Revenues and Expenditures

200 - Debt Service Fund

From 10/1/2017 Through 7/31/2018

(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	4,139	4,139	0.00%
Special Assessments				
Tax Roll	162,835	163,270	434	0.26%
Total Revenues	<u>162,835</u>	<u>167,409</u>	<u>4,573</u>	<u>2.81%</u>
Expenditures				
Debt Service				
Interest	112,835	105,463	7,373	6.53%
Principal	50,000	55,000	(5,000)	(10.00)%
Total Expenditures	<u>162,835</u>	<u>160,463</u>	<u>2,373</u>	<u>1.46%</u>
Excess of Revenues Over(Under) Expenditures	<u>0</u>	<u>6,946</u>	<u>6,946</u>	<u>0.00%</u>
Excess Rev./Other Sources Over (Under) Expend./Other Uses	<u>0</u>	<u>6,946</u>	<u>6,946</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>367,894</u>	<u>367,894</u>	<u>0.00%</u>

**Bainbridge Community Development District**

Statement of Revenues and Expenditures

300 - Capital Projects Fund

From 10/1/2017 Through 7/31/2018

(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>42</u>	<u>42</u>	<u>0.00%</u>
Total Revenues	<u>0</u>	<u>42</u>	<u>42</u>	<u>0.00%</u>
Excess of Revenues Over(Under) Expenditures	<u>0</u>	<u>42</u>	<u>42</u>	<u>0.00%</u>
Excess Rev./Other Sources Over (Under) Expend./Other Uses	<u>0</u>	<u>42</u>	<u>42</u>	<u>0.00%</u>
Fund Balance, Beginning of Period	<u>0</u>	<u>4,027</u>	<u>4,027</u>	<u>0.00%</u>
Fund Balance, End of Period	<u><u>0</u></u>	<u><u>4,069</u></u>	<u><u>4,069</u></u>	<u><u>0.00%</u></u>



**Bainebridge CDD**  
**Investment Summary**  
**July 31, 2018**

<u>Account</u>	<u>Investment</u>	<u>Balance as of</u> <u>July 31, 2018</u>
Bank of Tampa Money Market	Business Money Market	\$ 95,360
Bank of Tampa ICS		
BB&T	Business Money Market	99,837
Flushing Bank	Business Money Market	23
United Bank	Business Money Market	245,215
Western Alliance Bank	Business Money Market	3
Bank of Tampa ICS FDOT		
BB&T	Business Money Market	15,549
Flushing Bank	Business Money Market	8
Western Alliance Bank	Business Money Market	133,791
	<b>Total General Fund Investments</b>	<b>\$ 589,786</b>
Bank of Tampa ICS Capital Reserve		
Flushing Bank	Business Money Market	\$ 26
Western Alliance Bank	Business Money Market	111,368
	<b>Total Reserve Fund Investments</b>	<b>\$ 111,394</b>
US Bank Series 2007 Reserve	First American Treasury Obligation Fund Class Z	\$ 131,564
US Bank Series 2007 Revenue	First American Treasury Obligation Fund Class Z	235,300
US Bank Series 2007 Bond Prepayment	First American Treasury Obligation Fund Class Z	1,030
	<b>Total Debt Service Fund Investments</b>	<b>\$ 367,894</b>
US Bank Series 2007 Construction	First American Treasury Obligation Fund Class Z	\$ 4,069
	<b>Total Capital Project Fund Investments</b>	<b>\$ 4,069</b>

**Bainbridge Community Development District**

Aged Payables by Invoice Date

Aging Date - 7/1/2018

001 - General Fund

From 7/1/2018 Through 7/31/2018

<u>Vendor Name</u>	<u>Invoice Date</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Current Balance</u>
Comcast	7/24/2018	8495 74 120 2010538 07/18	Amenity Cable/Phone/Internet 07/18	313.96
BrightView Landscape Services, Inc.	7/26/2018	5883449	Irrigation Repairs	60.00
Emily Batten	7/27/2018	ARDR072718E.Batten	Rental Deposit Refund - E. Batten	50.00
Lorna Pressley	7/28/2018	ARDR072818L.Pressley	Rental Deposit Refund - L. Pressley	150.00
Tamme Clawson	7/29/2018	ARDR072918T.Claws...	Rental Deposit Refund - T. Clawson	50.00
JEA	7/30/2018	4849510511 07/18	15855 Twin Creek Dr/15700 Bainbridge Dr 07/18	1,798.26
Web Watchdogs	7/31/2018	5150	New Cameras And Installation	300.00
			Total 001 - General Fund	2,722.22
Report Total				2,722.22

**Bainbridge Community Development District  
Notes to Unaudited Financial Statements  
July 31, 2018**

**Balance Sheet**

1. Trust statement activity has been recorded through 07/31/2018.
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.