

Palm River Community Development District

Financial Statements
(Unaudited)

Period Ending
November 30, 2018



Meritus Districts
2005 Pan Am Circle ~ Suite 120 ~ Tampa, Florida 33607
Phone (813) 873-7300 ~ Fax (813) 873-7070

Palm River Community Development District

Balance Sheet

As of 11/30/2018
(In Whole Numbers)

	General Fund	Debt Service Fund	Capital Projects Fund	General Fixed Assets Account Group	General Long-Term Debt Account Group	TOTAL
Assets						
Cash-Operating Account	7,679	0	0	0	0	7,679
Bank-Investment Revenue 2007A (97.1)	0	99,686	0	0	0	99,686
Bank-Investment Interest 2007A (97.4)	0	5	0	0	0	5
Bank-Investment Reserve 2007A (97.7)	0	0	0	0	0	0
Bank-Investment Redemption 2007B (97.3)	0	0	0	0	0	0
Bank-Investment Reserve 2007B (97.13)	0	0	0	0	0	0
Bank-Investment Deferred Cost 2007A (97.6)	0	0	12,299	0	0	12,299
Bank-Investment Construction 2007B (97.9)	0	0	1	0	0	1
Bank-Investment Default Funding 2007AB (97.14)	0	11,532	0	0	0	11,532
Accounts Receivable-Other	0	0	0	0	0	0
Assessments Receivable - Off Roll	146,648	5,377,417	0	0	0	5,524,065
Allowance Uncollected Assessments	(146,648)	(5,377,418)	0	0	0	(5,524,066)
Due From General Fund	0	106,800	5,583	0	0	112,383
Prepaid Expenses	0	0	0	0	0	0
Prepaid Insurance - Property & Casualty	0	0	0	0	0	0
Prepaid Insurance - Professional Liability	0	0	0	0	0	0
Prepaid Insurance - General Liability	0	0	0	0	0	0
Deposits - Electric	6,700	0	0	0	0	6,700
Land	0	0	0	2,058,341	0	2,058,341
Buildings	0	0	0	1,082,535	0	1,082,535
Improvements Other Than Buildings	0	0	0	2,822,565	0	2,822,565
Furniture, Fixtures & Equipment	0	0	0	15,481	0	15,481
Amount Available-Debt Service	0	0	0	0	189,253	189,253
Amount To Be Provided-Debt Service	0	0	0	0	2,215,747	2,215,747
Other	0	0	0	0	0	0
Total Assets	<u>14,378</u>	<u>218,024</u>	<u>17,882</u>	<u>5,978,922</u>	<u>2,405,000</u>	<u>8,634,206</u>
Liabilities						
Accounts Payable	7,081	0	0	0	0	7,081
Due To Debt Service Fund	106,800	0	0	0	0	106,800
Due To Capital Projects Fund	5,583	0	0	0	0	5,583
Matured Interest Payable	0	2,007,604	0	0	0	2,007,604
Matured Principal Payable	0	3,875,000	0	0	0	3,875,000
Accrued Expenses Payable	0	0	0	0	0	0
Sales Tax Payable	3	0	0	0	0	3
Deposits	0	0	0	0	0	0
Due to Developer	91,187	0	0	0	0	91,187
Other Current Liabilities	0	0	0	0	0	0
Revenue Bonds Payable-2007 A	0	0	0	0	2,405,000	2,405,000

Palm River Community Development District

Balance Sheet

As of 11/30/2018
(In Whole Numbers)

	General Fund	Debt Service Fund	Capital Projects Fund	General Fixed Assets Account Group	General Long-Term Debt Account Group	TOTAL
Other	0	0	0	0	0	0
Total Liabilities	210,654	5,882,604	0	0	2,405,000	8,498,258
Fund Equity & Other Credits Contributed Capital						
Fund Balance-All Other Reserves	0	(5,645,442)	17,853	0	0	(5,627,589)
Fund Balance-Unreserved	(155,927)	0	0	0	0	(155,927)
Investment In General Fixed Assets	0	0	0	5,978,922	0	5,978,922
Other	(40,348)	(19,138)	30	0	0	(59,457)
Total Fund Equity & Other Credits Contributed Capital	(196,276)	(5,664,580)	17,882	5,978,922	0	135,949
Total Liabilities & Fund Equity	14,378	218,024	17,882	5,978,922	2,405,000	8,634,206

Palm River Community Development District

Statement of Revenues and Expenditures

General Fund - 001
From 10/1/2018 Through 11/30/2018
(In Whole Numbers)

	Annual Budget	Current Period Actual	Budget to Actual Variance	Budget Percent Remaining
Revenues				
Special Assessments-Service Charges				
O&M Assessments-Tax Roll	94,427	1,499	(92,928)	(98.41)%
Interest Earnings				
Interest Earnings	0	1	1	0.00%
Contributions & Donations From Private Sources				
Developer Contributions	57,221	0	(57,221)	(100.00)%
Other Miscellaneous Revenues				
Miscellaneous	0	47	47	0.00%
Total Revenues	<u>151,648</u>	<u>1,547</u>	<u>(150,102)</u>	<u>(98.98)%</u>
Expenditures				
Financial & Administrative				
District Manager	33,382	5,251	28,131	84.26%
District Engineer	500	0	500	100.00%
Disclosure Report	2,000	333	1,667	83.33%
Trustees Fees	12,500	2,300	10,200	81.60%
Auditing Services	6,000	0	6,000	100.00%
Arbitrage Rebate Calculation	650	0	650	100.00%
Postage, Phone, Faxes, Copies	585	14	571	97.67%
Public Officials Insurance	3,025	2,750	275	9.09%
Legal Advertising	250	946	(696)	(278.20)%
Bank Fees	350	41	309	88.18%
Dues, Licenses & Fees	510	175	335	65.68%
Office Supplies	0	102	(102)	0.00%
Legal Counsel				
District Counsel	1,500	188	1,313	87.50%
Electric Utility Services				
Electric Utility Services	21,000	4,051	16,949	80.71%
Water-Sewer Combination Services				
Water Utility Services	6,975	3,121	3,854	55.25%
Other Physical Environment				
Waterway Management - Contract	2,520	420	2,100	83.33%
Property & Casualty Insurance	10,255	9,323	932	9.08%
Landscape Maintenance - Contract	25,425	4,238	21,188	83.33%
Landscape Maintenance - Miscellaneous	2,000	4,000	(2,000)	(100.00)%
Irrigation Maintenance	500	0	500	100.00%
Security System	320	0	320	100.00%
Parks & Recreation				
Club Facility Maintenance	9,321	3,220	6,101	65.45%
Pool Maintenance - Contract	8,580	1,424	7,156	83.40%
Pool Maintenance - Other	2,500	0	2,500	100.00%
Clubhouse Supplies	500	0	500	100.00%
Park Facility Maintenance	500	0	500	100.00%
Total Expenditures	<u>151,648</u>	<u>41,895</u>	<u>109,753</u>	<u>72.37%</u>
Excess of Revenues Over (Under) Expenditures	<u>0</u>	<u>(40,348)</u>	<u>(40,348)</u>	<u>0.00%</u>
Exc of Rev./Other Sources Over Expend./Other Uses	<u>0</u>	<u>(40,348)</u>	<u>(40,348)</u>	<u>0.00%</u>
Fund Balance, Beginning of Period	0	(155,927)	(155,927)	0.00%
Fund Balance, End of Period	<u>0</u>	<u>(196,276)</u>	<u>(196,276)</u>	<u>0.00%</u>

Palm River Community Development District

Statement of Revenues and Expenditures

Debt Service Fund - 200

From 10/1/2018 Through 11/30/2018

(In Whole Numbers)

	<u>Annual Budget</u>	<u>Current Period Actual</u>	<u>Budget to Actual Variance</u>	<u>Budget Percent Remaining</u>
Revenues				
Special Assessments-Capital Improvements				
Debt Service Assmts-Tax Roll	207,119	1,650	(205,469)	(99.20)%
Interest Earnings				
Interest Earnings	<u>0</u>	<u>336</u>	<u>336</u>	<u>0.00%</u>
Total Revenues	<u>207,119</u>	<u>1,986</u>	<u>(205,133)</u>	<u>(99.04)%</u>
Expenditures				
Financial & Administrative				
District Manager	0	3,000	(3,000)	0.00%
Property Tax Expense	0	15,124	(15,124)	0.00%
Debt Service Payments				
Interest Payments	127,118	0	127,118	100.00%
Principal Payments	80,000	0	80,000	100.00%
Other Physical Environment				
Landscape Maintenance - Miscellaneous	<u>0</u>	<u>3,000</u>	<u>(3,000)</u>	<u>0.00%</u>
Total Expenditures	<u>207,118</u>	<u>21,124</u>	<u>185,994</u>	<u>89.80%</u>
Excess of Revenues Over (Under) Expenditures	<u>1</u>	<u>(19,138)</u>	<u>(19,139)</u>	<u>...913,923.05)%</u>
Exc of Rev./Other Sources Over Expend./Other Uses	<u>1</u>	<u>(19,138)</u>	<u>(19,139)</u>	<u>...913,923.05)%</u>
Fund Balance, Beginning of Period	0	(5,645,442)	(5,645,442)	0.00%
Fund Balance, End of Period	<u><u>1</u></u>	<u><u>(5,664,580)</u></u>	<u><u>(5,664,581)</u></u>	<u><u>...458,100.00)%</u></u>

Palm River Community Development District

Statement of Revenues and Expenditures

Capital Projects Fund - 300
 From 10/1/2018 Through 11/30/2018
 (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	30	30	0.00%
Total Revenues	<u>0</u>	<u>30</u>	<u>30</u>	<u>0.00%</u>
Excess of Revenues Over (Under) Expenditures	<u>0</u>	<u>30</u>	<u>30</u>	<u>0.00%</u>
Exc of Rev./Other Sources Over Expend./Other Uses	<u>0</u>	<u>30</u>	<u>30</u>	<u>0.00%</u>
Fund Balance, Beginning of Period	0	17,853	17,853	0.00%
Fund Balance, End of Period	<u><u>0</u></u>	<u><u>17,882</u></u>	<u><u>17,882</u></u>	<u><u>0.00%</u></u>

Palm River Community Development District
Reconcile Cash Accounts

Summary

Cash Account: 10101 Cash-Operating Account
Reconciliation ID: 11/30/18
Reconciliation Date: 11/30/2018
Status: Locked

Bank Balance	10,373.75
Less Outstanding Checks/Vouchers	2,695.21
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	7,678.54
Balance Per Books	<u>7,678.54</u>
Unreconciled Difference	<u><u>0.00</u></u>

Click the Next Page toolbar button to view details.

Palm River Community Development District
Reconcile Cash Accounts

Detail

Cash Account: 10101 Cash-Operating Account

Reconciliation ID: 11/30/18

Reconciliation Date: 11/30/2018

Status: Locked

Outstanding Checks/Vouchers

<u>Document Number</u>	<u>Document Date</u>	<u>Document Description</u>	<u>Document Amount</u>	<u>Payee</u>
2717	6/23/2017	System Generated Check/Voucher	100.00	Ian Bishop
2986	11/15/2018	Series 2007 FY19 Tax Dist ID 392	1,649.71	Palm River CDD
2988	11/26/2018	System Generated Check/Voucher	945.50	Times Publishing Company
Outstanding Checks/Vouchers			<u>2,695.21</u>	

**Palm River Community Development District
Reconcile Cash Accounts**

Detail

Cash Account: 10101 Cash-Operating Account

Reconciliation ID: 11/30/18

Reconciliation Date: 11/30/2018

Status: Locked

Cleared Checks/Vouchers

<u>Document Number</u>	<u>Document Date</u>	<u>Document Description</u>	<u>Document Amount</u>	<u>Payee</u>
2968	10/18/2018	System Generated Check/Voucher	625.00	Spearem Enterprises, LLC
2976	10/22/2018	Series 2007 FY18 Tax Dist ID Excess Fees	747.08	Palm River CDD
2977	10/25/2018	System Generated Check/Voucher	12,073.00	Egis Insurance Advisors, LLC
2978	11/1/2018	System Generated Check/Voucher	84.90	HomeTeam Pest Defense Inc.
2979	11/1/2018	System Generated Check/Voucher	2,819.17	Meritus Districts
2980	11/8/2018	System Generated Check/Voucher	625.00	A-Quality Pool Service
2981	11/8/2018	System Generated Check/Voucher	50.00	Affordable Backflow Testing
2982	11/8/2018	System Generated Check/Voucher	1,536.69	City of Tampa Utilities
2983	11/8/2018	System Generated Check/Voucher	108.85	Frontier Communications
2984	11/8/2018	System Generated Check/Voucher	570.00	Spearem Enterprises, LLC
2985	11/8/2018	System Generated Check/Voucher	2,328.75	Yellowstone Landscape
2987	11/26/2018	System Generated Check/Voucher	187.50	Burr & Forman LLP
2989	11/26/2018	System Generated Check/Voucher	28.49	TECO
2990	11/26/2018	System Generated Check/Voucher	741.01	TECO
2991	11/26/2018	System Generated Check/Voucher	35.17	TECO
2992	11/26/2018	System Generated Check/Voucher	20.45	TECO
2993	11/26/2018	System Generated Check/Voucher	31.59	TECO
2994	11/26/2018	System Generated Check/Voucher	20.45	TECO
2995	11/26/2018	System Generated Check/Voucher	1,219.68	TECO
Cleared Checks/Vouchers			23,852.78	
			23,852.78	

Palm River Community Development District
Reconcile Cash Accounts

Detail

Cash Account: 10101 Cash-Operating Account

Reconciliation ID: 11/30/18

Reconciliation Date: 11/30/2018

Status: Locked

Cleared Deposits

<u>Deposit Number</u>	<u>Document Number</u>	<u>Document Date</u>	<u>Document Description</u>	<u>Document Amount</u>
	CR169	11/15/2018	Tax Distribution - 11.15.18	3,148.86
	CR174	11/30/2018	Interest	<u>0.32</u>
Cleared Deposits				<u><u>3,149.18</u></u>

11/30/2018



Account Statement

PALM RIVER COMMUNITY DEVELOPMENT DISTRIC
 2005 PAN AM CIR STE 120
 TAMPA FL 33607-2529

Questions? Please call
 1-800-786-8787

Important: Fee Changes. Each year SunTrust Bank completes a review of treasury and payment services pricing. As of January 1, 2019, fees will change for some treasury and payment services, including fees for certain ACH, wire transfer, branch cash deposit, check deposit, image delivery, lockbox, business sweep services and online services.
 Please visit www.suntrust.com/2019pricingchanges for additional detail.

Account Summary	Account Type	Account Number	Statement Period
	PUBLIC FUNDS ADVANTAGE PLUS		11/01/2018 - 11/30/2018

Description	Amount	Description	Amount
Beginning Balance	\$31,077.35	Average Balance	\$19,488.58
Deposits/Credits	\$3,149.18	Average Collected Balance	\$19,488.58
Checks	\$23,852.78	Number of Days in Statement Period	30
Withdrawals/Debits	\$.00	Annual Percentage Yield Earned	.02%
Ending Balance	\$10,373.75	Interest Paid Year to Date	\$1.05

Overdraft Protection
 Account Number: [Redacted] Protected By: Not enrolled
 For more information about SunTrust's Overdraft Services, visit www.suntrust.com/overdraft.

Deposits/Credits	Date	Amount	Serial #	Description
	11/16	3,148.86		ELECTRONIC/ACH CREDIT HLLS TAX LICENS DIST ID392 DN022109
	11/30	.32		INTEREST PAID THIS STATEMENT THRU 11/30
Deposits/Credits: 2		Total Items Deposited: 0		

Checks	Check Number	Amount	Date Paid	Check Number	Amount	Date Paid	Check Number	Amount	Date Paid
	2968	625.00	11/16	2982	1,536.69	11/15	2990	741.01	11/30
	*2976	747.08	11/14	2983	108.85	11/19	2991	35.17	11/30
	2977	12,073.00	11/13	2984	570.00	11/16	2992	20.45	11/30
	2978	84.90	11/13	2985	2,328.75	11/19	2993	31.59	11/30
	2979	2,819.17	11/02	*2987	187.50	11/30	2994	20.45	11/30
	2980	625.00	11/19	*2989	28.49	11/30	2995	1,219.68	11/30
	2981	50.00	11/30						

Checks: 19
 * Indicates break in check number sequence. Check may have been processed electronically and listed as an Electronic/ACH transaction.

Balance Activity History	Date	Balance	Collected Balance	Date	Balance	Collected Balance
	11/01	31,077.35	31,077.35	11/15	13,816.51	13,816.51
	11/02	28,258.18	28,258.18	11/16	15,770.37	15,770.37
	11/13	16,100.28	16,100.28	11/19	12,707.77	12,707.77
	11/14	15,353.20	15,353.20	11/30	10,373.75	10,373.75

The Ending Daily Balances provided do not reflect pending transactions or holds that may have been outstanding when your transactions posted that day. If your available balance wasn't sufficient when transactions posted, fees may have been assessed.

SUNTRUST BANK
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11/30/2018



Account
Statement

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