

Easton Park
Community Development District

Financial Statements
(Unaudited)

July 31, 2015

Prepared by
Rizzetta & Company, Inc.
District Manager

Easton Park Community Development District

Balance Sheet

As of 7/31/2015

(In Whole Numbers)

	General 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	8,412	0	0	8,412	0	0
Investments	252,801	576,502	19,228	848,530	0	0
Accounts Receivable	4,159	0	0	4,159	0	0
Prepaid Expenses	2,823	0	0	2,823	0	0
Deposits	9,730	0	0	9,730	0	0
Due From Other Funds	0	0	0	0	0	0
Due From Other	1,386	0	0	1,386	0	0
Amount Available in Debt Service	0	0	0	0	0	576,502
Amount To Be Provided Debt Service	0	0	0	0	0	5,518,499
Fixed Assets	0	0	0	0	7,546,435	0
Total Assets	<u>279,311</u>	<u>576,502</u>	<u>19,228</u>	<u>875,041</u>	<u>7,546,435</u>	<u>6,095,000</u>
Liabilities						
Accounts Payable	0	0	0	0	0	0
Accrued Expenses Payable	200	0	0	200	0	0
Due To Other Funds	0	0	0	0	0	0
Revenue Bonds Payable--Long Term	0	0	0	0	0	6,095,000
Total Liabilities	<u>200</u>	<u>0</u>	<u>0</u>	<u>200</u>	<u>0</u>	<u>6,095,000</u>
Fund Equity & Other Credits						
Beginning Fund Balance	190,719	596,566	8,600	795,884	7,546,435	0
Net Change in Fund Balance	88,393	(20,064)	10,628	78,957	0	0
Total Fund Equity & Other Credits	<u>279,111</u>	<u>576,502</u>	<u>19,228</u>	<u>874,841</u>	<u>7,546,435</u>	<u>0</u>
Total Liabilities & Fund Equity	<u>279,311</u>	<u>576,502</u>	<u>19,228</u>	<u>875,041</u>	<u>7,546,435</u>	<u>6,095,000</u>

See Notes to Unaudited Financial Statements

Easton Park Community Development District

Statement of Revenues and Expenditures

001 - General Fund

From 10/1/2014 Through 7/31/2015

(In Whole Numbers)

	Annual Budget	YTD Budget	YTD Actual	YTD Variance	Percent Annual Budget Remaining
Revenues					
Interest Earnings					
Interest Earnings	500	417	385	(31)	22.93%
Special Assessments					
Tax Roll	470,510	470,510	481,957	11,447	(2.43)%
Other Miscellaneous Revenues					
Miscellaneous	0	0	3,460	3,460	0.00%
Total Revenues	471,010	470,927	485,802	14,876	(3.14)%
Expenditures					
Legislative					
Supervisor Fees	9,600	8,000	5,400	2,600	43.75%
Financial & Administrative					
Administrative Services	7,354	6,128	6,128	0	16.66%
District Management	27,316	22,763	22,763	0	16.66%
District Engineer	3,000	2,500	5,225	(2,725)	(74.18)%
Disclosure Report	1,000	833	1,100	(267)	(10.00)%
Trustees Fees	2,500	2,500	3,771	(1,271)	(50.85)%
Financial Consulting Services	5,495	5,413	5,413	0	1.50%
Accounting Services	16,480	13,733	13,733	0	16.66%
Auditing Services	3,700	3,700	3,700	0	0.00%
Arbitrage Rebate Calculation	650	542	650	(108)	0.00%
Travel	500	417	150	267	70.09%
Miscellaneous Mailings	200	167	0	167	100.00%
Public Officials Liability Insurance	3,261	3,261	2,250	1,011	31.00%
Legal Advertising	500	417	228	189	54.43%
Bank Fees	100	83	0	83	100.00%
Dues, Licenses & Fees	175	175	175	0	0.00%
Miscellaneous Fees	500	417	0	417	100.00%
Legal Counsel					
District Counsel	5,500	4,583	4,215	368	23.36%
Security Operations					
Misc. Operating Supplies	21,151	17,626	11,625	6,001	45.03%
Security Monitoring Services	3,744	3,120	0	3,120	100.00%
Electric Utility Services					
Street Lights	107,000	89,167	88,206	961	17.56%
Utility - Fountains	10,000	8,333	8,950	(617)	10.50%
Utility - Irrigation	4,500	3,750	3,441	309	23.53%
Stormwater Control					
Fountain Service Repairs & Maintenance	1,000	833	0	833	100.00%

Easton Park Community Development District

Statement of Revenues and Expenditures

001 - General Fund

From 10/1/2014 Through 7/31/2015

(In Whole Numbers)

	Annual Budget	YTD Budget	YTD Actual	YTD Variance	Percent Annual Budget Remaining
Aquatic Maintenance	21,300	17,750	17,750	0	16.66%
Lake/Pond Bank Maintenance	2,500	2,083	0	2,083	100.00%
Aquatic Plant Replacement	2,500	2,083	0	2,083	100.00%
Stormwater System Maintenance	1,000	833	0	833	100.00%
Miscellaneous Expense	1,000	833	0	833	100.00%
Other Physical Environment					
Property Insurance	5,950	5,950	4,640	1,310	22.01%
Entry & Walls Maintenance	2,500	2,083	0	2,083	100.00%
Landscape Maintenance	142,863	119,053	128,094	(9,042)	10.33%
Irrigation Repairs	5,000	4,167	10,309	(6,142)	(106.17)%
Ornamental Lighting & Maintenance	2,500	2,083	90	1,993	96.40%
Landscape Maintenance Supervision	12,000	10,000	7,500	2,500	37.50%
Rust Prevention	7,140	5,950	5,950	0	16.66%
Landscape Replacement Plants, Shrubs, Trees	20,000	16,667	0	16,667	100.00%
Landscape - Mulch	21,120	17,600	17,280	320	18.18%
Annual Flower Program	15,557	12,964	5,362	7,602	65.53%
Holiday Decorations	9,000	9,000	9,000	0	0.00%
Miscellaneous Expense	2,000	1,667	186	1,481	90.70%
Road & Street Facilities					
Sidewalk Repair & Maintenance	1,500	1,250	3,940	(2,690)	(162.66)%
Street Sign Repair & Replacement	1,500	1,250	186	1,064	87.60%
Parks & Recreation					
Wildlife Management Services	1,000	833	0	833	100.00%
Contingency					
Miscellaneous Fees	500	417	0	417	100.00%
Miscellaneous Contingency	2,279	1,899	0	1,899	100.00%
Total Expenditures	515,935	434,877	397,410	37,467	22.97%
Excess of Revenue Over (Under) Expenditures	(44,925)	36,050	88,393	52,343	296.75%
Other Financing Sources (Uses)					
Carry Forward Fund Balance					
Prior Year	44,925	44,925	0	(44,925)	100.00%
Total Other Financing Sources (Uses)	44,925	44,925	0	(44,925)	100.00%

Easton Park Community Development District

Statement of Revenues and Expenditures

001 - General Fund

From 10/1/2014 Through 7/31/2015

(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 of Rev./Other Sources Over (Under) Expend./Other Uses	0	80,975	88,393	7,418	0.00%
Fund Balance, Beginning of Period	0	0	190,719	190,719	0.00%
Fund Balance, End of Period	<u>0</u>	<u>80,975</u>	<u>279,111</u>	<u>198,136</u>	<u>0.00%</u>

Easton Park Community Development District

Statement of Revenues and Expenditures

200 - Debt Service Fund

From 10/1/2014 Through 7/31/2015

(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				
Tax Roll	470,304	470,304	0	0.00%
Total Revenues	<u>470,304</u>	<u>470,304</u>	<u>0</u>	<u>0.00%</u>
Expenditures				
Debt Service				
Interest	325,304	324,740	564	0.17%
Principal	145,000	155,000	(10,000)	(6.89)%
Total Expenditures	<u>470,304</u>	<u>479,740</u>	<u>(9,436)</u>	<u>(2.01)%</u>
Excess of Revenue Over (Under) Expenditures	<u>0</u>	<u>(9,436)</u>	<u>(9,436)</u>	<u>0.00%</u>
Other Financing Sources (Uses)				
Interfund Transfer	0	(10,628)	(10,628)	0.00%
Excess of Rev./Other Sources Over (Under) Expend./Other Uses	<u>0</u>	<u>(20,064)</u>	<u>(20,064)</u>	<u>0.00%</u>
Fund Balance, Beginning of Period	0	596,566	596,566	0.00%
Fund Balance, End of Period	<u><u>0</u></u>	<u><u>576,502</u></u>	<u><u>576,502</u></u>	<u><u>0.00%</u></u>

Easton Park Community Development District

Statement of Revenues and Expenditures

300 - Capital Projects Fund

From 10/1/2014 Through 7/31/2015

(In Whole Numbers)

	<u>Annual Budget</u>	<u>Current Period Actual</u>	<u>Budget To Actual Variance</u>	<u>Budget Percent Remaining</u>
Excess of Revenue Over (Under) Expenditures	<u>0</u>	<u>0</u>	<u>0</u>	<u>0.00%</u>
Other Financing Sources (Uses)				
Interfund Transfer	0	10,628	10,628	0.00%
Excess of Rev./Other Sources Over (Under) Expend./Other Uses	<u>0</u>	<u>10,628</u>	<u>10,628</u>	<u>0.00%</u>
Fund Balance, Beginning of Period	0	8,600	8,600	0.00%
Fund Balance, End of Period	<u><u>0</u></u>	<u><u>19,228</u></u>	<u><u>19,228</u></u>	<u><u>0.00%</u></u>

Easton Park Community Development District
Investment Summary
July 31, 2015

<u>Account</u>	<u>Investment</u>	<u>Balance as of</u> <u>July 31, 2015</u>
The Bank of Tampa	Money Market Account	\$ 212,081
The Bank of Tampa ICS Program:		
Mutual of Omaha Bank	Money Market Account	40,720
	Total General Fund Investments	<u>\$ 252,801</u>
US Bank Series 2007 Reserve	First American Treasury Obligation Fund Class Z	\$ 412,776
US Bank Series 2007 Revenue	First American Treasury Obligation Fund Class Z	163,064
US Bank Series 2007 Prepayment	First American Treasury Obligation Fund Class Z	662
	Total Debt Service Fund Investments	<u>\$ 576,502</u>
US Bank Series 2007 Deferred Costs	First American Treasury Obligation Fund Class Z	\$ 19,228
	Total Capital Project Fund Investments	<u>\$ 19,228</u>

Easton Park Community Development District

Summary A/R Ledger

From 7/1/2015 Through 7/31/2015

<u>Invoice Date</u>	<u>Customer Name</u>	<u>Invoice Number</u>	<u>Current Balance</u>
6/30/2015	Easton Park Homeowners Association of New Tampa, Inc.	OM0615-1	4,159.47
Report Balance			4,159.47

**Easton Park Community Development District
Notes to Unaudited Financial Statements
July 31, 2015**

Balance Sheet

1. Trust statement activity has been recorded through 07/31/15.
2. See EMMA (Electronic Municipal Market Access) at <http://www.emma.msrb.org> for Municipal Disclosures and Market Data.