

Shell Point Community Development District

Financial Statements
(Unaudited)

Period Ending
November 30, 2020



Meritus Districts
2005 Pan Am Circle ~ Suite 300 ~ Tampa, FL 33607
Phone (813) 873-7300 ~ Fax (813) 873-7070

Shell Point CDD

Balance Sheet

As of 11/30/2020
(In Whole Numbers)

	General Fund	Debt Service Fund - Series 2019	Capital Projects Fund - Series 2019	General Fixed Assets	General Long-Term Debt	Total
Assets						
Cash-Operating Account	63,047	0	0	0	0	63,047
Investment - Revenue 2018 (8000)	0	0	0	0	0	0
Investment - Revenue 2019 (5000)	0	5,408	0	0	0	5,408
Investment - Interest 2019 (5001)	0	0	0	0	0	0
Investment - Sinking 2019 (5002)	0	0	0	0	0	0
Investment - Reserve 2019 (5003)	0	953,644	0	0	0	953,644
Investment - Construction 2019 (5005)	0	0	874	0	0	874
Investment - Cost of Issuance 2019 (5006)	0	0	0	0	0	0
Investment - Bond Redemption 2019 (5007)	0	0	0	0	0	0
Accounts Receivable - Other	0	0	0	0	0	0
Due From Developer	0	0	0	0	0	0
Prepaid Trustee Fees	1,010	0	0	0	0	1,010
Deposits	370	0	0	0	0	370
Construction Work in Progress	0	0	0	12,018,227	0	12,018,227
Amount Avail-Debt Service	0	0	0	0	1,269,461	1,269,461
Amount To Be Provided-Debt Service	0	0	0	0	12,710,539	12,710,539
Other	0	0	0	0	0	0
Total Assets	<u>64,427</u>	<u>959,052</u>	<u>874</u>	<u>12,018,227</u>	<u>13,980,000</u>	<u>27,022,580</u>
Liabilities						
Accounts Payable	2,404	0	0	0	0	2,404
Accounts Payable-Other	0	0	0	0	0	0
Due To Debt Service Fund	0	0	0	0	0	0
Accrued Expenses Payable	0	0	0	0	0	0
Revenue Bonds Payable - Series 2019	0	0	0	0	13,980,000	13,980,000
Other	0	0	0	0	0	0
Total Liabilities	<u>2,404</u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>13,980,000</u>	<u>13,982,404</u>
Fund Equity & Other Credits						
Retained Earnings-All Other Reserves	0	1,269,461	866	0	0	1,270,327
Fund Balance-Unreserved	129,051	0	0	0	0	129,051
Investment in General Fixed Assets	0	0	0	12,018,227	0	12,018,227
Other	(67,027)	(310,409)	8	0	0	(377,428)
Total Fund Equity & Other Credits	<u>62,023</u>	<u>959,052</u>	<u>874</u>	<u>12,018,227</u>	<u>0</u>	<u>13,040,176</u>
Total Liabilities & Fund Equity	<u>64,427</u>	<u>959,052</u>	<u>874</u>	<u>12,018,227</u>	<u>13,980,000</u>	<u>27,022,580</u>

Shell Point CDD
Statement of Revenues and Expenditures

001 - General Fund
From 10/1/2020 Through 11/30/2020
(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Revenues				
Special Assessments - Service Charges				
Operations & Maintenance Assmts-Tax Roll	361,412	2,258	(359,154)	(99)%
Total Revenues	<u>361,412</u>	<u>2,258</u>	<u>(359,154)</u>	<u>(99)%</u>
Expenditures				
Legislative				
Supervisor Fees	4,000	0	4,000	100 %
Financial & Administrative				
District Manager	30,000	5,000	25,000	83 %
District Engineer	3,000	0	3,000	100 %
Disclosure Report	4,200	0	4,200	100 %
Trustee Fees	4,000	673	3,327	83 %
Auditing Services	5,000	0	5,000	100 %
Postage, Phone, Faxes, Copies	250	0	250	100 %
Public Officials Insurance	2,537	2,421	116	5 %
Legal Advertising	2,500	883	1,617	65 %
Bank Fees	250	0	250	100 %
Dues, Licenses, & Fees	175	16,025	(15,850)	(9,057)%
Email Hosting Vendor	600	0	600	100 %
Website Maintenance	1,500	250	1,250	83 %
ADA Website Compliance	1,500	0	1,500	100 %
Legal Counsel				
District Counsel	3,500	1,028	2,473	71 %
Electric Utility Services				
Electric Utility Services	100,000	5,262	94,738	95 %
Garbage/Solid Waste Control Services				
Garbage Collection	2,700	0	2,700	100 %
Water-Sewer Combination Services				
Water Utility Services	15,000	0	15,000	100 %
Other Physical Environment				
Property & Casualty Insurance	7,500	18,578	(11,078)	(148)%
Waterway Management Program-Contract	12,000	2,926	9,074	76 %
Waterway Improvements & Repairs	1,000	0	1,000	100 %
Landscape Maintenance-Contract	110,000	16,240	93,760	85 %
Mulch/Tree Trimming	15,000	0	15,000	100 %
Plant Replacement	5,000	0	5,000	100 %
Irrigation Maintenance	1,500	0	1,500	100 %
Pool Maintenance - Contract	12,000	0	12,000	100 %
Pool Maintenance - Other	2,000	0	2,000	100 %
Entrance, Monument & Wall Maintenance & Repair	4,000	0	4,000	100 %
Amenity Center Pest Control	1,200	0	1,200	100 %
Amenity Center Maintenance & Repair	3,000	0	3,000	100 %
Amenity Center Cleaning & Supplies	6,500	0	6,500	100 %
Total Expenditures	<u>361,412</u>	<u>69,285</u>	<u>292,127</u>	<u>81 %</u>
Excess of Revenues Over (Under) Expenditures	<u>0</u>	<u>(67,027)</u>	<u>(67,027)</u>	<u>0 %</u>
Fund Balance, Beginning of Period	0	129,051	129,051	0 %
Fund Balance, End of Period	<u>0</u>	<u>62,023</u>	<u>62,023</u>	<u>0 %</u>

Shell Point CDD

Statement of Revenues and Expenditures

200 - Debt Service Fund - Series 2018

From 10/1/2020 Through 11/30/2020

(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
	<u>0</u>	<u>0</u>	<u>0</u>	<u>0 %</u>
Excess of Revenues Over (Under) Expenditures				
Fund Balance, Beginning of Period	0	(6,846,013)	(6,846,013)	0 %
Interfund Transfer	<u>0</u>	<u>6,846,013</u>	<u>6,846,013</u>	<u>0 %</u>
Total Fund Balance, Beginning of Period	<u>0</u>	<u>0</u>	<u>0</u>	<u>0 %</u>
Fund Balance, End of Period	<u><u>0</u></u>	<u><u>0</u></u>	<u><u>0</u></u>	<u><u>0 %</u></u>

Shell Point CDD
Statement of Revenues and Expenditures

201 - Debt Service Fund - Series 2019
From 10/1/2020 Through 11/30/2020
(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Revenues				
Special Assessments - Capital Improvements				
Debt Service Assmts-Tax Roll	949,581	5,405	(944,176)	(99)%
Debt Service Assmts-Off Roll	0	273,473	273,473	0 %
Interest Earnings				
Interest Earnings	0	12	12	0 %
Total Revenues	<u>949,581</u>	<u>278,890</u>	<u>(670,691)</u>	<u>(71)%</u>
Expenditures				
Debt Service Payments				
Interest	719,581	364,291	355,290	49 %
Principal	230,000	225,000	5,000	2 %
Total Expenditures	<u>949,581</u>	<u>589,291</u>	<u>360,290</u>	<u>38 %</u>
Other Financing Sources				
Interfund Transfer				
Interfund Transfer	0	(8)	(8)	0 %
Total Other Financing Sources	<u>0</u>	<u>(8)</u>	<u>(8)</u>	<u>0 %</u>
Excess of Revenues Over (Under) Expenditures	<u>0</u>	<u>(310,409)</u>	<u>(310,409)</u>	<u>0 %</u>
Fund Balance, Beginning of Period				
	0	8,093,824	8,093,824	0 %
Interfund Transfer	0	(6,824,363)	(6,824,363)	0 %
Total Fund Balance, Beginning of Period	<u>0</u>	<u>1,269,461</u>	<u>1,269,461</u>	<u>0 %</u>
Fund Balance, End of Period	<u>0</u>	<u>959,052</u>	<u>959,052</u>	<u>0 %</u>

Shell Point CDD

Statement of Revenues and Expenditures

300 - Capital Projects Fund - Series 2018

From 10/1/2020 Through 11/30/2020

(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
	<u>0</u>	<u>0</u>	<u>0</u>	<u>0 %</u>
Excess of Revenues Over (Under) Expenditures				
Fund Balance, Beginning of Period	0	23,783	23,783	0 %
Interfund Transfer	<u>0</u>	<u>(23,783)</u>	<u>(23,783)</u>	<u>0 %</u>
Total Fund Balance, Beginning of Period	<u>0</u>	<u>0</u>	<u>0</u>	<u>0 %</u>
Fund Balance, End of Period	<u><u>0</u></u>	<u><u>0</u></u>	<u><u>0</u></u>	<u><u>0 %</u></u>

Shell Point CDD
Statement of Revenues and Expenditures

301 - Capital Projects Fund - Series 2019
 From 10/1/2020 Through 11/30/2020
 (In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Other Financing Sources				
Interfund Transfer				
Interfund Transfer	0	8	8	0 %
Total Other Financing Sources	0	8	8	0 %
Excess of Revenues Over (Under) Expenditures	0	8	8	0 %
Fund Balance, Beginning of Period				
	0	(1,268)	(1,268)	0 %
Interfund Transfer	0	2,134	2,134	0 %
Total Fund Balance, Beginning of Period	0	866	866	0 %
Fund Balance, End of Period	0	874	874	0 %

Shell Point CDD
Statement of Revenues and Expenditures

900 - General Fixed Assets
 From 10/1/2020 Through 11/30/2020
 (In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Fund Balance, Beginning of Period	0	12,018,227	12,018,227	0 %
Fund Balance, End of Period	0	12,018,227	12,018,227	0 %

Shell Point CDD
Reconcile Cash Accounts

Summary

Cash Account: 10101 Cash-Operating Account
Reconciliation ID: 11/30/20
Reconciliation Date: 11/30/2020
Status: Locked

Bank Balance	65,748.93
Less Outstanding Checks/Vouchers	2,702.31
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	63,046.62
Balance Per Books	<u>63,046.62</u>
Unreconciled Difference	<u><u>0.00</u></u>

Click the Next Page toolbar button to view details.

Shell Point CDD
Reconcile Cash Accounts

Detail

Cash Account: 10101 Cash-Operating Account
Reconciliation ID: 11/30/20
Reconciliation Date: 11/30/2020
Status: Locked

Outstanding Checks/Vouchers

<u>Document Number</u>	<u>Document Date</u>	<u>Document Description</u>	<u>Document Amount</u>	<u>Payee</u>
1109	11/24/2020	Series 2019 FY21 Tax Dist ID 503	2,702.31	Shell Point CDD
Outstanding Checks/Vouchers			2,702.31	

Shell Point CDD
Reconcile Cash Accounts

Detail

Cash Account: 10101 Cash-Operating Account

Reconciliation ID: 11/30/20

Reconciliation Date: 11/30/2020

Status: Locked

Cleared Checks/Vouchers

<u>Document Number</u>	<u>Document Date</u>	<u>Document Description</u>	<u>Document Amount</u>	<u>Payee</u>
1099	11/1/2020	System Generated Check/Voucher	2,250.00	Meritus Districts
1100	11/1/2020	System Generated Check/Voucher	547.50	Straley Robin Vericker
1101	11/1/2020	System Generated Check/Voucher	882.84	Times Publishing Company
1102	11/5/2020	System Generated Check/Voucher	1,463.00	First Choice Aquatic Weed Management, LLC
1103	11/5/2020	System Generated Check/Voucher	386.98	Tampa Electric
1104	11/12/2020	System Generated Check/Voucher	16,240.00	Bright View Landscape Services, Inc.
1105	11/12/2020	System Generated Check/Voucher	15,849.98	Doug Belden, Hillsborough County Tax Collector
1106	11/12/2020	System Generated Check/Voucher	26.00	Grau and Associates
1107	11/12/2020	System Generated Check/Voucher	5,619.31	Tampa Electric
1108	11/16/2020	Series 2019 FY21 Tax Dist ID 502	2,702.31	Shell Point CDD
Cleared Checks/Vouchers			45,967.92	
			45,967.92	

Shell Point CDD
Reconcile Cash Accounts

Detail

Cash Account: 10101 Cash-Operating Account
Reconciliation ID: 11/30/20
Reconciliation Date: 11/30/2020
Status: Locked

Cleared Deposits

<u>Document Number</u>	<u>Document Date</u>	<u>Document Description</u>	<u>Document Amount</u>	<u>Deposit Number</u>
001	11/16/2020	Tax Distribution - 11.16.20	3,831.28	
CR060	11/24/2020	Tax Distribution - 11.24.20	<u>3,831.28</u>	
Cleared Deposits			7,662.56	