

Carlton Lakes Community Development District

Financial Statements
(Unaudited)

Period Ending
June 30, 2019



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

Carlton Lakes Community Development District

Balance Sheet

As of 6/30/2019
(In Whole Numbers)

	General Fund	Debt Service - Series 2015	Debt Service - Series 2018	Debt Service - Series 2017	Capital Projects - Series 2015	Capital Projects - Series 2018	Capital Projects - Series 2017	General Fixed Assets Account Group	General Long-Term Debt	Total
Due To Debt Service Fund	0	0	0	0	0	0	0	0	0	0
Accrued Expenses Payable	0	0	0	0	0	0	0	0	0	0
Deposits	100	0	0	0	0	0	0	0	0	100
Unearned Revenues	0	0	0	0	0	0	0	0	0	0
Revenue Bonds Payable-Series 2015	0	0	0	0	0	0	0	0	7,595,000	7,595,000
Revenue Bonds Payable-Series 2017	0	0	0	0	0	0	0	0	3,875,000	3,875,000
Revenue Bonds Payable-Series 2018	0	0	0	0	0	0	0	0	4,255,000	4,255,000
Total Liabilities	11,702	0	0	0	0	0	0	0	15,725,000	15,736,702
Fund Equity & Other Credits										
Fund Balance-All Other Reserves	0	1,285,795	439,383	261,118	19	933,844	19	0	0	2,920,179
Fund Balance-Unreserved	50,449	0	0	0	0	0	0	0	0	50,449
Investment In General Fixed Assets	0	0	0	0	0	0	0	13,717,796	0	13,717,796
Other	(1,136)	(605,867)	(212,417)	10,749	(19)	(933,828)	0	0	0	(1,742,517)
Total Fund Equity & Other Credits	49,313	679,928	226,966	271,868	0	17	19	13,717,796	0	14,945,907
Total Liabilities & Fund Equity	61,015	679,928	226,966	271,868	0	17	19	13,717,796	15,725,000	30,682,609

Carlton Lakes Community Development District

Statement of Revenues and Expenditures

001 - General Fund
From 10/1/2018 Through 6/30/2019
(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Revenues				
Special Assessments - Service Charges				
O&M Assmts - Tax Roll	352,300	355,079	2,780	1 %
O&M Assmts - Off Roll	41,125	5,200	(35,925)	(87)%
Interest Earnings				
Interest Earnings	0	140	140	0 %
Other Miscellaneous Revenues				
Miscellaneous	0	25	25	0 %
Clubhouse Rentals	0	518	518	0 %
Total Revenues	393,425	360,963	(32,462)	(8)%
Expenditures				
Financial & Administrative				
District Manager	44,000	32,196	11,804	27 %
District Engineer	4,750	6,473	(1,723)	(36)%
Disclosure Report	10,900	0	10,900	100 %
Trustees Fees	12,000	11,575	425	4 %
Accounting Services	1,500	4,500	(3,000)	(200)%
Auditing Services	8,000	8,200	(200)	(3)%
Postage, Phone, Faxes, Copies	750	3,370	(2,620)	(349)%
Public Officials Insurance	2,100	1,850	250	12 %
Legal Advertising	1,000	1,241	(241)	(24)%
Bank Fees	250	41	209	83 %
Dues, Licenses & Fees	175	450	(275)	(157)%
Office Supplies	250	14	236	94 %
Legal Counsel				
District Counsel	10,000	3,897	6,103	61 %
Electric Utility Services				
Electric Utility Services	50,000	102,920	(52,920)	(106)%
Decorative Light Maintenance	5,000	0	5,000	100 %
Garbage/Solid Waste Control Services				
Garbage Collection	500	859	(359)	(72)%
Water-Sewer Combination Services				
Water Utility Services	2,500	5,771	(3,271)	(131)%
Other Physical Environment				
Waterway Management Program	7,750	6,634	1,116	14 %
Property & Casualty Insurance	7,000	18,477	(11,477)	(164)%
Club Facility Maintenance	15,000	17,566	(2,566)	(17)%
Landscape Maintenance - Contract	170,000	113,301	56,699	33 %
Landscape Maintenance - Other	10,000	3,951	6,049	60 %
Plant Replacement Program	5,000	415	4,585	92 %
Irrigation Maintenance	10,000	6,500	3,500	35 %
Pool Maintenance	15,000	11,507	3,493	23 %
Parks & Recreation				
Park Facility Maintenance	0	390	(390)	0 %
Total Expenditures	393,425	362,099	31,326	8 %
Excess Of Revenues Over (Under) Expenditures	0	(1,136)	(1,136)	0 %
Fund Balance, Beginning of Period	0	50,449	50,449	0 %
Fund Balance, End of Period	0	49,313	49,313	0 %

Carlton Lakes Community Development District

Statement of Revenues and Expenditures

200 - Debt Service - Series 2015
 From 10/1/2018 Through 6/30/2019
 (In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Revenues				
Special Assessments - Capital Improvements				
DS Assmts - Tax Roll	549,769	529,961	(19,808)	(4)%
DS Assmts - Prepayments	0	160,027	160,027	0 %
DS Assmts - Off Roll	0	10,955	10,955	0 %
Interest Earnings				
Interest Earnings	0	2,298	2,298	0 %
Total Revenues	549,769	703,241	153,472	28 %
Expenditures				
Debt Service Payments				
Interest Payment	429,769	481,077	(51,308)	(12)%
Principal Payment	120,000	570,000	(450,000)	(375)%
Total Expenditures	549,769	1,051,077	(501,308)	(91)%
Other Financing Sources				
Interfund Transfer				
Interfund Transfer	0	19	19	0 %
Interfund Transfer				
Interfund Transfer	0	(258,050)	(258,050)	0 %
Total Other Financing Sources	0	(258,031)	(258,031)	0 %
Excess Of Revenues Over (Under) Expenditures	0	(605,867)	(605,867)	0 %
Fund Balance, Beginning of Period	0	1,285,795	1,285,795	0 %
Fund Balance, End of Period	0	679,928	679,928	0 %

Carlton Lakes Community Development District

Statement of Revenues and Expenditures

201 - Debt Service - Series 2018
 From 10/1/2018 Through 6/30/2019
 (In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Revenues				
Special Assessments - Capital Improvements				
DS Assmts - Tax Roll	215,344	0	(215,344)	(100)%
DS Assmts - Off Roll	0	14,739	14,739	0 %
Interest Earnings				
Interest Earnings	<u>0</u>	<u>750</u>	<u>750</u>	<u>0 %</u>
Total Revenues	<u>215,344</u>	<u>15,489</u>	<u>(199,855)</u>	<u>(93)%</u>
Expenditures				
Debt Service Payments				
Interest Payment	<u>215,344</u>	<u>227,905</u>	<u>(12,561)</u>	<u>(6)%</u>
Total Expenditures	<u>215,344</u>	<u>227,905</u>	<u>(12,561)</u>	<u>(6)%</u>
Excess Of Revenues Over (Under) Expenditures	<u>0</u>	<u>(212,417)</u>	<u>(212,417)</u>	<u>0 %</u>
Fund Balance, Beginning of Period	0	439,383	439,383	0 %
Fund Balance, End of Period	<u><u>0</u></u>	<u><u>226,966</u></u>	<u><u>226,966</u></u>	<u><u>0 %</u></u>

Carlton Lakes Community Development District

Statement of Revenues and Expenditures

203 - Debt Service - Series 2017
 From 10/1/2018 Through 6/30/2019
 (In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Revenues				
Special Assessments - Capital Improvements				
DS Assmts - Tax Roll	255,113	261,527	6,414	3 %
DS Assmts - Developer	0	4,955	4,955	0 %
Interest Earnings				
Interest Earnings	<u>0</u>	<u>599</u>	<u>599</u>	<u>0 %</u>
Total Revenues	<u>255,113</u>	<u>267,081</u>	<u>11,968</u>	<u>5 %</u>
Expenditures				
Debt Service Payments				
Interest Payment	190,113	191,331	(1,218)	(1)%
Principal Payment	<u>65,000</u>	<u>65,000</u>	<u>0</u>	<u>0 %</u>
Total Expenditures	<u>255,113</u>	<u>256,331</u>	<u>(1,218)</u>	<u>(0)%</u>
Excess Of Revenues Over (Under) Expenditures	<u>0</u>	<u>10,749</u>	<u>10,749</u>	<u>0 %</u>
Fund Balance, Beginning of Period	0	261,118	261,118	0 %
Fund Balance, End of Period	<u>0</u>	<u>271,868</u>	<u>271,868</u>	<u>0 %</u>

Carlton Lakes Community Development District

Statement of Revenues and Expenditures

300 - Capital Projects - Series 2015

From 10/1/2018 Through 6/30/2019

(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Expenditures				
Financial & Administrative				
Miscellaneous Fees	0	258,050	(258,050)	0 %
Total Expenditures	0	258,050	(258,050)	0 %
Other Financing Sources				
Interfund Transfer				
Interfund Transfer	0	258,050	258,050	0 %
Interfund Transfer				
Interfund Transfer	0	(19)	(19)	0 %
Total Other Financing Sources	0	258,031	258,031	0 %
Excess Of Revenues Over (Under) Expenditures	0	(19)	(19)	0 %
Fund Balance, Beginning of Period	0	19	19	0 %
Fund Balance, End of Period	0	0	0	0 %

Carlton Lakes Community Development District

Statement of Revenues and Expenditures

301 - Capital Projects - Series 2018

From 10/1/2018 Through 6/30/2019

(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Revenues				
Interest Earnings				
Interest Earnings	0	1,133	1,133	0 %
Total Revenues	<u>0</u>	<u>1,133</u>	<u>1,133</u>	<u>0 %</u>
Expenditures				
Other Physical Environment				
Improvements Other Than Buildings	0	934,961	(934,961)	0 %
Total Expenditures	<u>0</u>	<u>934,961</u>	<u>(934,961)</u>	<u>0 %</u>
Excess Of Revenues Over (Under) Expenditures	<u>0</u>	<u>(933,828)</u>	<u>(933,828)</u>	<u>0 %</u>
Fund Balance, Beginning of Period	0	933,844	933,844	0 %
Fund Balance, End of Period	<u><u>0</u></u>	<u><u>17</u></u>	<u><u>17</u></u>	<u><u>0 %</u></u>

Carlton Lakes Community Development District

Statement of Revenues and Expenditures

303 - Capital Projects - Series 2017

From 10/1/2018 Through 6/30/2019

(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Excess Of Revenues Over (Under) Expenditures	<u>0</u>	<u>0</u>	<u>0</u>	<u>0 %</u>
Fund Balance, Beginning of Period	0	19	19	0 %
Fund Balance, End of Period	<u><u>0</u></u>	<u><u>19</u></u>	<u><u>19</u></u>	<u><u>0 %</u></u>

Carlton Lakes Community Development District

Statement of Revenues and Expenditures

900 - General Fixed Assets Account Group

From 10/1/2018 Through 6/30/2019

(In Whole Numbers)

	<u>Total Budget - Original</u>	<u>Current Period Actual</u>	<u>Total Budget Variance - Original</u>	<u>Percent Total Budget Remaining - Original</u>
Fund Balance, Beginning of Period	0	13,717,796	13,717,796	0 %
Fund Balance, End of Period	<u>0</u>	<u>13,717,796</u>	<u>12,202,709</u>	<u>0 %</u>

Carlton Lakes Community Development District

Statement of Revenues and Expenditures

950 - General Long-Term Debt
From 10/1/2018 Through 6/30/2019
(In Whole Numbers)

	<u>Total Budget - Original</u>	<u>Current Period Actual</u>	<u>Total Budget Variance - Original</u>	<u>Percent Total Budget Remaining - Original</u>
Fund Balance, Beginning of Period	0	15,725,000	15,725,000	0 %
Fund Balance, End of Period	<u>0</u>	<u>15,725,000</u>	<u>16,420,000</u>	<u>0 %</u>

Carlton Lakes Community Development District
Reconcile Cash Accounts

Summary

Cash Account: 10101 Cash-Operating Account
Reconciliation ID: 06/30/19
Reconciliation Date: 6/30/2019
Status: Locked

Bank Balance	61,076.08
Less Outstanding Checks/Vouchers	490.00
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	60,586.08
Balance Per Books	<u>60,586.08</u>
Unreconciled Difference	<u><u>0.00</u></u>

Click the Next Page toolbar button to view details.

Carlton Lakes Community Development District
Reconcile Cash Accounts

Detail

Cash Account: 10101 Cash-Operating Account

Reconciliation ID: 06/30/19

Reconciliation Date: 6/30/2019

Status: Locked

Outstanding Checks/Vouchers

<u>Document Number</u>	<u>Document Date</u>	<u>Document Description</u>	<u>Document Amount</u>	<u>Payee</u>
1632	5/16/2019	System Generated Check/Voucher	390.00	South Fork East CDD
1659	6/20/2019	System Generated Check/Voucher	100.00	Desiree Carrero Reyes
Outstanding Checks/Vouchers			490.00	

**Carlton Lakes Community Development District
Reconcile Cash Accounts**

Detail

Cash Account: 10101 Cash-Operating Account

Reconciliation ID: 06/30/19

Reconciliation Date: 6/30/2019

Status: Locked

Cleared Checks/Vouchers

<u>Document Number</u>	<u>Document Date</u>	<u>Document Description</u>	<u>Document Amount</u>	<u>Payee</u>
1640	6/1/2019	System Generated Check/Voucher	742.48	BOCC
1641	6/1/2019	System Generated Check/Voucher	5,650.00	Gary Ford
1642	6/1/2019	System Generated Check/Voucher	3,583.42	Meritus Districts
1643	6/1/2019	System Generated Check/Voucher	3,892.90	Owens Electric Inc.
1644	6/1/2019	System Generated Check/Voucher	15.00	Straley Robin Vericker
1645	6/1/2019	System Generated Check/Voucher	11,871.24	Tampa Electric Company
1646	6/1/2019	System Generated Check/Voucher	859.38	Waste Management Inc. of Florida
1647	6/6/2019	System Generated Check/Voucher	74.78	Tampa Electric Company
1648	6/6/2019	Series 2015 FY 19 Tax Dist ID 419	6,120.60	Carlton Lakes CDD
1649	6/6/2019	Series 2017 FY 19 Tax Dist ID 419	3,020.41	Carlton Lakes CDD
1650	6/13/2019	System Generated Check/Voucher	415.00	Carson's Lawn & Landscaping Services
1651	6/13/2019	System Generated Check/Voucher	50.95	Fastsigns
1652	6/13/2019	System Generated Check/Voucher	665.00	First Choice Aquatic Weed Management, LLC
1653	6/13/2019	System Generated Check/Voucher	1,688.51	IPFS Corporation
1654	6/13/2019	System Generated Check/Voucher	1,880.00	The Perfect Klean
1655	6/13/2019	System Generated Check/Voucher	14,162.67	Cornerstone Solutions Group
1656	6/13/2019	System Generated Check/Voucher	4,040.63	US Bank
1657	6/13/2019	Series 2017 FY19 Tax Dist ID 421	5,608.88	Carlton Lakes CDD
1658	6/13/2019	Series 2015 FY19 Tax Dist ID 421	11,365.89	Carlton Lakes CDD
1660	6/20/2019	System Generated Check/Voucher	640.73	Nicholas Ryder
1661	6/20/2019	System Generated Check/Voucher	2,760.00	Stantec Consulting Services Inc
1662	6/20/2019	System Generated Check/Voucher	2,226.45	Cornerstone Solutions Group
1663	6/20/2019	System Generated Check/Voucher	1,200.00	Zebra Cleaning Team, Inc.
Cleared Checks/Vouchers			82,534.92	

Carlton Lakes Community Development District
Reconcile Cash Accounts

Detail

Cash Account: 10101 Cash-Operating Account

Reconciliation ID: 06/30/19

Reconciliation Date: 6/30/2019

Status: Locked

Cleared Deposits

<u>Deposit Number</u>	<u>Document Number</u>	<u>Document Date</u>	<u>Document Description</u>	<u>Document Amount</u>
	CR192	6/6/2019	Tax Distribution - 06.06.19	13,241.88
	1389	6/12/2019	Clubhouse Rental - Lane	65.00
	154	6/12/2019	Clubhouse Rental - Santiago	25.00
	2201017965	6/12/2019	Clubhouse Rental - Carrero	78.00
	2336	6/12/2019	Clubhouse Rental - Riley	100.00
	2730	6/12/2019	Clubhouse Rental - Scott	100.00
	69162	6/14/2019	Off Roll - Blk 10 Lot 17-19, Blk 12 Lot 1-2, Blk 13 26-30	5,200.00
	CR193	6/14/2019	Tax Distribution - 06.14.19	24,590.04
	CR197	6/28/2019	Bank Interest	1.36
				<hr/>
Cleared Deposits				43,401.28
				<hr/> <hr/>

06/30/2019



Account Statement

CARLTON LAKES CDD
 2005 PAN AM CIR STE 120
 TAMPA FL 33607-2380

Questions? Please call
 1-800-786-8787

Account Summary	Account Type	Account Number	Statement Period
	PUBLIC FUNDS ADVANTAGE PLUS	-----	06/01/2019 - 06/30/2019

Description	Amount	Description	Amount
Beginning Balance	\$100,209.72	Average Balance	\$82,954.16
Deposits/Credits	\$43,401.28	Average Collected Balance	\$82,768.56
Checks	\$82,534.92	Number of Days in Statement Period	30
Withdrawals/Debits	\$.00	Annual Percentage Yield Earned	.02%
Ending Balance	\$61,076.08	Interest Paid Year to Date	\$18.18

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

Deposits/Credits	Date	Amount	Serial #	Description	Date	Amount	Serial #	Description	
	06/18	368.00		DEPOSIT	06/18	5,200.00		DEPOSIT	
	06/07	13,241.88		ELECTRONIC/ACH CREDIT HLLS TAX LICENS DIST ID419 DN022135					
	06/14	24,590.04		ELECTRONIC/ACH CREDIT HLLS TAX LICENS DIST ID421 DN022135					
	06/28	1.36		INTEREST PAID THIS STATEMENT THRU 06/30					
Deposits/Credits: 5				Total Items Deposited: 6					

Checks	Check Number	Amount	Date Paid	Check Number	Amount	Date Paid	Check Number	Amount	Date Paid
	1640	742.48	06/06	1648	6,120.60	06/18	1656	4,040.63	06/18
	1641	5,650.00	06/11	1649	3,020.41	06/18	1657	5,608.88	06/18
	1642	3,583.42	06/04	1650	415.00	06/19	1658	11,365.89	06/18
	1643	3,892.90	06/10	1651	50.95	06/17	*1660	640.73	06/25
	1644	15.00	06/04	1652	665.00	06/19	1661	2,760.00	06/25
	1645	11,871.24	06/04	1653	1,688.51	06/20	1662	2,226.45	06/25
	1646	859.38	06/04	1654	1,880.00	06/18	1663	1,200.00	06/28
	1647	74.78	06/11	1655	14,162.67	06/18			

Checks: 23
 * 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
	06/01	100,209.72	100,209.72	06/17	111,301.49	111,301.49
	06/04	83,880.68	83,880.68	06/18	70,670.41	65,102.41
	06/06	83,138.20	83,138.20	06/19	69,590.41	69,590.41
	06/07	96,380.08	96,380.08	06/20	67,901.90	67,901.90
	06/10	92,487.18	92,487.18	06/25	62,274.72	62,274.72
	06/11	86,762.40	86,762.40	06/28	61,076.08	61,076.08
	06/14	111,352.44	111,352.44			

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
PO BOX 305183
NASHVILLE TN 37230-5183

Page 2 of 2
36/E00/0175/0/42

06/30/2019



Account
Statement

As of 7/1/19, Mastercard(R) will update their Guide to Benefits for debit cards and will no longer offer the Price Protection benefit. A new Mastercard Guide to Benefits will be available on 7/1/19 at suntrust.com/debitcards.