
Artisan Lakes East Community Development District

Financial Statements

January 31, 2020

Prepared by:

JPWARD AND ASSOCIATES LLC

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Artisan Lakes East Community Development District

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**Artisan Lakes East Community Development District
Balance Sheet
for the Period Ending January 31, 2020**

	Governmental Funds					Totals (Memorandum Only)
	Debt Service Funds		Capital Project Fund		Account Groups	
	General Fund	Series 2018	Series 2018	Series 2018	General Long Term Debt	
Assets						
Cash and Investments						
General Fund - Invested Cash	\$ 61,970	\$ -	\$ -	\$ -	\$ -	\$ 61,970
Debt Service Fund						
Interest Account						
Series 2018	-	-	-	-	-	-
Sinking Account						
Series 2018	-	-	-	-	-	-
Reserve Account						
Series 2018		199,029	-	-	-	199,029
Revenue						
Series 2018	-	183,527	-	-	-	183,527
Prepayment Account						
Series 2018	-	-	-	-	-	-
Capitalized Interest Account						
Construction Account			148,601			148,601
Cost of Issuance Account						
Due from Other Funds						
General Fund	-	18,276	-	-	-	18,276
Debt Service Fund(s)	-	-	-	-	-	-
Accounts Receivable						
Assessments Receivable						
Amount Available in Debt Service Funds						
	-	-	-	400,831		400,831
Amount to be Provided by Debt Service Funds						
	-	-	-	5,659,169		5,659,169
Total Assets	\$ 61,970	\$ 400,831	\$ 148,601	\$ 6,060,000		\$ 6,671,403

**Artisan Lakes East Community Development District
Balance Sheet
for the Period Ending January 31, 2020**

	Governmental Funds				Totals (Memorandum Only)
	General Fund	Debt Service Funds Series 2018	Capital Project Fund Series 2018	Account Groups General Long Term Debt	
Liabilities					
Accounts Payable & Payroll Liabilities	\$ -	\$ -	\$ -	\$ -	\$ -
Due to Other Funds	-				-
General Fund	-	-	-	-	-
Debt Service Fund(s)	18,276	-	-	-	18,276
Bonds Payable					
Current Portion					
Series 2018				\$95,000	95,000
Long Term					
Series 2018				\$5,965,000	5,965,000
Total Liabilities	<u>\$ 18,276</u>	<u>\$ -</u>	<u>\$ -</u>	<u>\$ 6,060,000</u>	<u>\$ 6,078,276</u>
Fund Equity and Other Credits					
Investment in General Fixed Assets	-	-	-	-	-
Fund Balance					
Restricted					
Beginning: October 1, 2018 (Unaudited)	-	351,831	741,904	-	1,093,734
Results from Current Operations	-	49,001	(593,302)	-	(544,301)
Unassigned					
Beginning: October 1, 2018 (Unaudited)	35,119	-	-	-	35,119
Results from Current Operations	8,575	-	-	-	8,575
Total Fund Equity and Other Credits	<u>\$ 43,694</u>	<u>\$ 400,831</u>	<u>\$ 148,601</u>	<u>\$ -</u>	<u>\$ 593,127</u>
Total Liabilities, Fund Equity and Other Credits	<u>\$ 61,970</u>	<u>\$ 400,831</u>	<u>\$ 148,601</u>	<u>\$ 6,060,000</u>	<u>\$ 6,671,403</u>

**Artisan Lakes East Community Development District
General Fund
Statement of Revenues, Expenditures and Changes in Fund Balance
Through January 31, 2020**

Description	October	November	December	January	Year to Date	Total Annual Budget	% of Budget
Revenue and Other Sources							
Carryforward	\$ -	\$ -	\$ -	\$ -	-	\$ -	N/A
Interest							
Interest - General Checking	-	-	-	-	-	-	N/A
Special Assessment Revenue							
Special Assessments - On-Roll	-	480	23,344	2,372	26,196	54,760	48%
Special Assessments - Off-Roll	-	-	-	-	-	-	N/A
Developer Contribution	-	-	-	-	-	-	N/A
Intragovernmental Transfer In	-	-	-	-	-	-	N/A
Total Revenue and Other Sources:	\$ -	\$ 480	\$ 23,344	\$ 2,372	26,196	\$ 54,760	48%
Expenditures and Other Uses							
Executive							
Professional Management	1,667	1,667	1,667	1,667	6,667	20,000	33%
Financial and Administrative							
Audit Services	-	-	-	-	-	4,300	0%
Accounting Services	-	-	-	-	-	-	N/A
Assessment Roll Services	-	-	-	-	-	-	N/A
Arbitrage Rebate Services	-	-	-	-	-	500	0%
Other Contractual Services							
Legal Advertising	-	1,401	-	-	1,401	2,500	56%
Trustee Services	-	-	-	-	-	5,725	0%
Dissemination Agent Services	-	-	-	-	-	5,000	0%
Property Appraiser Fees	-	-	-	-	-	-	N/A
Bank Service Fees	21	21	22	8	72	360	20%
Communications & Freight Services							
Postage, Freight & Messenger	-	-	-	-	-	750	0%

Artisan Lakes East Community Development District
General Fund
Statement of Revenues, Expenditures and Changes in Fund Balance
Through January 31, 2020

Description	October	November	December	January	Year to Date	Total Annual Budget	% of Budget
Computer Services - Website Development	50	50	50	50	200	2,000	10%
Insurance	-	5,125	-	-	5,125	5,200	99%
Printing & Binding			-		-	750	0%
Subscription & Memberships	175	-	-	-	175	175	100%
Legal Services							
Legal - General Counsel	-	-	1,032	-	1,032	7,500	14%
Legal - Series 2018 Bonds	-	-	-	-	-	-	N/A
Legal - Boundary Amendment	-	-	2,949	-	2,949	-	N/A
Other General Government Services							
Engineering Services	-	-	-	-	-	-	N/A
Contingencies	-	-	-	-	-	-	N/A
Other Current Charges	-	-	-	-	-	-	N/A
Reserves							
Operational Reserves (Future Years)					-	-	N/A
Other Fees and Charges	-	-	-	-	-	-	N/A
Discounts/Collection Fees					-	-	
Sub-Total:	1,913	8,264	5,720	1,724	17,621	54,760	32%
Total Expenditures and Other Uses:	\$ 1,913	\$ 8,264	\$ 5,720	\$ 1,724	\$ 17,621	\$ 54,760	32%
Net Increase/ (Decrease) in Fund Balance	(1,913)	(7,784)	17,624	648	8,575	-	
Fund Balance - Beginning	35,119	33,206	25,422	43,046	35,119	-	
Fund Balance - Ending	\$ 33,206	\$ 25,422	\$ 43,046	\$ 43,694	43,694	\$ -	

Artisan Lakes East Community Development District
Debt Service Fund - Series 2018
Statement of Revenues, Expenditures and Changes in Fund Balance
Through January 31, 2020

Description	October	November	December	January	Year to Date	Total Annual Budget	% of Budget
Revenue and Other Sources							
Carryforward	\$ -	\$ -	\$ -	\$ -	-	-	N/A
Interest Income							
Interest Account	-	-	-	-	-	-	N/A
Sinking Fund Account	-	-	-	-	-	-	N/A
Reserve Account	29	25	25	25	105	-	N/A
Prepayment Account	-	-	-	-	-	-	N/A
Revenue Account	-	-	-	\$ 6	6	-	N/A
Capitalized Interest Account	23	19	-	-	42	-	N/A
Special Assessments - Prepayments							
Special Assessments - On Roll	-	3,697	179,823	\$ 18,276	201,796	397,820	51%
Special Assessments - Off Roll	-	-	-	-	-	-	N/A
Special Assessments - Prepayments	-	-	-	-	-	-	N/A
Debt Proceeds							
	-	-	-	-	-	-	N/A
Intragovernmental Transfer In							
	-	-	-	-	-	-	N/A
Total Revenue and Other Sources:	\$ 52	\$ 3,742	\$ 179,848	\$ 18,307	\$ 201,949	\$ 397,820	N/A
Expenditures and Other Uses							
Debt Service							
Principal Debt Service - Mandatory							
Series 2018	-	-	-	-	-	95,000	N/A
Principal Debt Service - Early Redemptions							
Series 2018	-	-	-	-	-	-	N/A
Interest Expense							
Series 2018	-	152,065	-	-	152,065	304,130	N/A
Operating Transfers Out (To Other Funds)							
	-	883	-	-	883	-	N/A
Total Expenditures and Other Uses:	\$ -	\$ 152,948	\$ -	\$ -	152,948	\$ 399,130	N/A
Net Increase/ (Decrease) in Fund Balance	52	(149,206)	179,848	18,307	49,001	(1,310)	
Fund Balance - Beginning	351,831	351,883	202,676	382,524	351,831	-	
Fund Balance - Ending	\$ 351,883	\$ 202,676	\$ 382,524	\$ 400,831	400,831	\$ (1,310)	

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Artisan Lakes East Community Development District
Capital Projects Fund - Series 2018
Statement of Revenues, Expenditures and Changes in Fund Balance
Through January 31, 2020

Description	October	November	December	January	Year to Date	Total Annual Budget	% of Budget
Revenue and Other Sources							
Carryforward	-	-	-	-	-	\$ -	N/A
Interest Income							
Construction Account	110	95	92	48	344	\$ -	N/A
Cost of Issuance	-	-	-	-	-	\$ -	N/A
Debt Proceeds							
Operating Transfers In (From Other Funds)	-	883	-	-	883	\$ -	N/A
Total Revenue and Other Sources:	\$ 110	\$ 978	\$ 92	\$ 48	\$ 1,227	\$ -	N/A
Expenditures and Other Uses							
Executive							
Professional Management	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	N/A
Other Contractual Services							
Trustee Services	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	N/A
Printing & Binding							
Legal Services	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	N/A
Legal - Series 2018 Bonds	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	N/A
Other General Government Services							
Stormwater Mgmt-Construction	\$ -	\$ -	\$ 594,529	\$ -	\$ 594,529	\$ -	N/A
Capital Outlay							
Construction - Capital Outlay	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	N/A
Cost of Issuance							
Legal - Series 2018 Bonds	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	N/A
Underwriter's Discount	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	N/A
Operating Transfers Out (To Other Funds)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	N/A
Total Expenditures and Other Uses:	\$ -	\$ -	\$ 594,529	\$ -	\$ 594,529	\$ -	N/A
Net Increase/ (Decrease) in Fund Balance	\$ 110	\$ 978	\$ (594,438)	\$ 48	\$ (593,302)	\$ -	
Fund Balance - Beginning	\$ 741,904	\$ 742,013	\$ 742,991	\$ 148,553	\$ 741,904	\$ -	
Fund Balance - Ending	\$ 742,013	\$ 742,991	\$ 148,553	\$ 148,601	\$ 148,601	\$ -	

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