
Artisan Lakes East Community Development District

Financial Statements

August 31, 2019

Prepared by:

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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 August 31, 2019**

	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	\$ 38,937	\$ -	\$ -	\$ -	\$ -	\$ 38,937
Debt Service Fund						
Interest Account						
Series 2018	-	-	-	-	-	-
Sinking Account						
Series 2018	-	-	-	-	-	-
Reserve Account						
Series 2018		198,954	-	-	-	198,954
Revenue						
Series 2018	-	-	-	-	-	-
Prepayment Account						
Series 2018	-	-	-	-	-	-
Capitalized Interest Account		152,817	-	-	-	152,817
Construction Account			741,778	-	-	741,778
Cost of Issuance Account				-	-	-
Due from Other Funds						
General Fund	-	-	-	-	-	-
Debt Service Fund(s)	-	-	-	-	-	-
Accounts Receivable						
Assessments Receivable						
Amount Available in Debt Service Funds	-	-	-	351,771	-	351,771
Amount to be Provided by Debt Service Funds	-	-	-	5,708,229	-	5,708,229
Total Assets	\$ 38,937	\$ 351,771	\$ 741,778	\$ 6,060,000	\$ -	\$ 7,192,486

**Artisan Lakes East Community Development District
Balance Sheet
for the Period Ending August 31, 2019**

	Governmental Funds				Account Groups General Long Term Debt	Totals (Memorandum Only)
	Debt Service Funds		Capital Project Fund			
	General Fund	Series 2018	Series 2018			
Liabilities						
Accounts Payable & Payroll Liabilities	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Due to Other Funds	-	-	-	-	-	-
General Fund	-	-	-	-	-	-
Debt Service Fund(s)	-	-	-	-	-	-
Bonds Payable						
Current Portion						
Series 2018				\$0		-
Long Term						
Series 2018				\$6,060,000		6,060,000
Total Liabilities	<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>	<u>\$ 6,060,000</u>		<u>\$ 6,060,000</u>
Fund Equity and Other Credits						
Investment in General Fixed Assets	-	-	-	-	-	-
Fund Balance						
Restricted						
Beginning: October 1, 2018 (Unaudited)	-	-	-	-	-	-
Results from Current Operations	-	351,771	741,778	-	-	1,093,548
Unassigned						
Beginning: October 1, 2018 (Unaudited)	5,903	-	-	-	-	5,903
Results from Current Operations	33,034	-	-	-	-	33,034
Total Fund Equity and Other Credits	<u>\$ 38,937</u>	<u>\$ 351,771</u>	<u>\$ 741,778</u>	<u>\$ -</u>		<u>\$ 1,132,486</u>
Total Liabilities, Fund Equity and Other Credits	<u>\$ 38,937</u>	<u>\$ 351,771</u>	<u>\$ 741,778</u>	<u>\$ 6,060,000</u>		<u>\$ 7,192,486</u>

**Artisan Lakes East Community Development District
General Fund
Statement of Revenues, Expenditures and Changes in Fund Balance
Through August 31, 2019**

Description	October	November	December	January	February	March	April	May	June	July	August	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	-	-	-	-	-	-	-	-	-	-	-	-	0	N/A
Special Assessments - Off-Roll	-	-	20,000	-	15,000	-	35,000	-	35,000	-	-	105,000	59,555	176%
Developer Contribution														
Intragovernmental Transfer In	-	-	-	-	-	-	-	-	-	-	-	-	-	N/A
Total Revenue and Other Sources:	\$ -	\$ -	\$ 20,000	\$ -	\$ 15,000	\$ -	\$ 35,000	\$ -	\$ 35,000	\$ -	\$ -	105,000	\$ 59,555	176%
Expenditures and Other Uses														
Executive														
Professional Management	-	-	-	-	-	-	13,000	1,667	1,667	1,667	1,667	19,667	20,000	98%
Financial and Administrative														
Audit Services	-	-	-	-	-	-	-	-	-	-	-	-	4,500	0%
Accounting Services	-	-	-	-	-	-	-	-	-	-	-	-	-	N/A
Assessment Roll Services	-	-	-	-	-	-	-	-	-	-	-	-	-	N/A
Arbitrage Rebate Services	-	-	-	-	-	-	-	-	-	-	-	-	500	0%
Other Contractual Services														
Legal Advertising	-	4,357	1,208	-	-	82	-	-	-	1,351	104	7,102	2,500	284%
Trustee Services	-	-	-	-	-	-	-	-	-	-	-	-	8,250	0%
Dissemination Agent Services	-	-	-	-	5,000	-	-	-	-	-	-	5,000	500	1000%
Property Appraiser Fees	-	-	-	-	-	-	-	-	-	-	-	-	-	N/A
Bank Service Fees	26	24	25	25	25	26	25	23	23	25	20	266	350	76%
Communications & Freight Services														
Postage, Freight & Messenger	187	200	261	49	58	-	12	54	8	14	-	843	750	112%
Computer Services - Website Development														
Insurance	-	-	-	5,137	-	-	-	-	-	-	-	5,137	5,200	99%
Printing & Binding	-	-	1,066	-	133	-	-	125	-	-	-	1,324	330	401%
Subscription & Memberships	-	-	175	-	-	-	-	-	-	-	-	175	175	100%
Legal Services														
Legal - General Counsel	-	-	4,758	-	5,686	-	2,372	214	191	949	-	14,171	10,000	142%
Legal - Series 2018 Bonds	-	-	4,713	-	1,801	-	-	-	-	-	-	6,515	-	N/A
Legal - Boundary Amendment	-	-	-	-	-	-	487	65	91	10,482	91	11,216	-	N/A
Other General Government Services														

**Artisan Lakes East Community Development District
General Fund
Statement of Revenues, Expenditures and Changes in Fund Balance
Through August 31, 2019**

Description	October	November	December	January	February	March	April	May	June	July	August	Year to Date	Total Annual Budget	% of Budget
Engineering Services	-	-	-	-	-	-	-	-	-	-	-	-	5,000	0%
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:	263	4,632	12,256	5,261	12,755	158	15,945	2,198	2,030	14,538	1,932	71,966	59,555	121%
Total Expenditures and Other Uses:	\$ 263	\$ 4,632	\$ 12,256	\$ 5,261	\$ 12,755	\$ 158	\$ 15,945	\$ 2,198	\$ 2,030	\$ 14,538	\$ 1,932	\$ 71,966	\$ 59,555	121%
Net Increase/ (Decrease) in Fund Balance	(263)	(4,632)	7,744	(5,261)	2,245	(158)	19,055	(2,198)	32,970	(14,538)	(1,932)	33,034	-	
Fund Balance - Beginning	5,903	5,641	1,009	8,753	3,492	5,738	5,580	24,635	22,437	55,407	40,869	5,903	-	
Fund Balance - Ending	\$ 5,641	\$ 1,009	\$ 8,753	\$ 3,492	\$ 5,738	\$ 5,580	\$ 24,635	\$ 22,437	\$ 55,407	\$ 40,869	\$ 38,937	38,937	\$ -	

Artisan Lakes East Community Development District
Debt Service Fund - Series 2018
Statement of Revenues, Expenditures and Changes in Fund Balance
Through August 31, 2019

Description	October	November	December	January	February	March	April	May	June	July	August	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	-	-	\$ 20	\$ 51	\$ 46	\$ 51	\$ 49	\$ 51	\$ 49	\$ 42	\$ 358	-	-	N/A
Prepayment Account	-	-	-	-	-	-	-	-	-	-	-	-	-	N/A
Revenue Account	-	-	-	-	-	-	-	-	-	-	-	-	-	N/A
Capitalized Interest Account	-	-	-	26	67	60	67	65	39	38	32	394	-	N/A
Special Assessments - Prepayments														
Special Assessments - On Roll	-	-	-	-	-	-	-	-	-	-	-	-	-	N/A
Special Assessments - Off Roll	-	-	-	-	-	-	-	-	-	-	-	-	-	N/A
Special Assessments - Prepayments	-	-	-	-	-	-	-	-	-	-	-	-	-	N/A
Debt Proceeds	-	-	461,688	-	-	-	-	-	-	-	-	461,688	-	N/A
Intragovernmental Transfer In	-	-	-	-	-	-	-	-	-	-	-	-	-	N/A
Total Revenue and Other Sources:	\$ -	\$ -	\$ 461,688	\$ 46	\$ 118	\$ 106	\$ 118	\$ 114	\$ 90	\$ 87	\$ 75	\$ 462,440	\$ -	N/A
Expenditures and Other Uses														
Debt Service														
Principal Debt Service - Mandatory														
Series 2018	-	-	-	-	-	-	-	-	-	-	-	-	-	N/A
Principal Debt Service - Early Redemptions														
Series 2018	-	-	-	-	-	-	-	-	-	-	-	-	-	N/A
Interest Expense														
Series 2018	-	-	-	-	-	-	-	110,670	-	-	-	110,670	-	N/A
Operating Transfers Out (To Other Funds)	-	-	-	-	-	-	-	-	-	-	-	-	-	N/A
Total Expenditures and Other Uses:	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 110,670	\$ -	\$ -	\$ -	\$ 110,670	\$ -	N/A
Net Increase/ (Decrease) in Fund Balance	-	-	461,688	46	118	106	118	(110,556)	90	87	75	351,771	-	-
Fund Balance - Beginning	-	-	-	461,688	461,734	461,851	461,958	462,075	351,520	351,609	351,696	-	-	-
Fund Balance - Ending	\$ -	\$ -	\$ 461,688	\$ 461,734	\$ 461,851	\$ 461,958	\$ 462,075	\$ 351,520	\$ 351,609	\$ 351,696	\$ 351,771	\$ 351,771	\$ -	-

Artisan Lakes East Community Development District
Capital Projects Fund - Series 2018
Statement of Revenues, Expenditures and Changes in Fund Balance
Through August 31, 2019

Description	October	November	December	January	February	March	April	May	June	July	August	Year to Date	Total Annual Budget	% of Budget
Revenue and Other Sources														
Carryforward	-	-	-	-	-	-	-	-	-	-	-	-	\$ -	N/A
Interest Income														
Construction Account	-	-	-	521	263	170	189	183	189	183	157	1,854	\$ -	N/A
Cost of Issuance	-	-	-	0	1	1	-	-	-	-	-	2	\$ -	N/A
Debt Proceeds	-	-	5,598,312	-	-	-	-	-	-	-	-	5,598,312	\$ -	N/A
Operating Transfers In (From Other Funds)	-	-	-	-	-	-	-	-	-	-	-	-	\$ -	N/A
Total Revenue and Other Sources:	\$ -	\$ -	\$ 5,598,312	\$ 521	\$ 263	\$ 171	\$ 189	\$ 183	\$ 189	\$ 183	\$ 157	\$ 5,600,168	\$ -	N/A
Expenditures and Other Uses														
Executive														
Professional Management	\$ -	\$ -	\$ 40,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 40,000	\$ -	N/A
Other Contractual Services														
Trustee Services	\$ -	\$ -	\$ 5,925	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 5,925	\$ -	N/A
Printing & Binding	\$ -	\$ -	\$ 1,500	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,500	\$ -	N/A
Legal Services														
Legal - Series 2018 Bonds	\$ -	\$ -	\$ 144,750	\$ -	\$ -	\$ 453	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 145,203	\$ -	N/A
Other General Government Services														
Stormwater Mgmt-Construction	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	N/A
Capital Outlay														
Construction - Capital Outlay	\$ -	\$ -	\$ -	\$ 4,544,562	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 4,544,562	\$ -	N/A
Cost of Issuance														
Legal - Series 2018 Bonds	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	N/A
Underwriter's Discount	\$ -	\$ -	\$ 121,200	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 121,200	\$ -	N/A
Operating Transfers Out (To Other Funds)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	N/A
Total Expenditures and Other Uses:	\$ -	\$ -	\$ 313,375	\$ 4,544,562	\$ -	\$ 453	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 4,858,390	\$ -	N/A
Net Increase/ (Decrease) in Fund Balance	\$ -	\$ -	\$ 5,284,937	\$ (4,544,041)	\$ 263	\$ (282)	\$ 189	\$ 183	\$ 189	\$ 183	\$ 157	\$ 741,778	\$ -	-
Fund Balance - Beginning	\$ -	\$ -	\$ -	\$ 5,284,937	\$ 740,896	\$ 741,159	\$ 740,877	\$ 741,066	\$ 741,248	\$ 741,437	\$ 741,620	\$ -	\$ -	-
Fund Balance - Ending	\$ -	\$ -	\$ 5,284,937	\$ 740,896	\$ 741,159	\$ 740,877	\$ 741,066	\$ 741,248	\$ 741,437	\$ 741,620	\$ 741,778	\$ 741,778	\$ -	-