

ARTISAN LAKES COMMUNITY DEVELOPMENT DISTRICT



MEETING AGENDA

AUGUST 4, 2022

PREPARED BY:

JPWARD & ASSOCIATES, LLC, 2301 NORTHEAST 37TH STREET, FORT LAUDERDALE, FL 33308

T: 954-658-4900 E: JimWard@JPWardAssociates.com

ARTISAN LAKES COMMUNITY DEVELOPMENT DISTRICT

July 28, 2022

Board of Supervisors

Artisan Lakes Community Development District

Dear Board Members:

The regular meeting of the Board of Supervisors of the Artisan Lakes Community Development District will be held on **Thursday, August 4, 2022, at 3:00 P.M.** at the **Artisan Lakes Clubhouse, 4725 Los Robles Court, Palmetto, Florida 34221.**

The following WebEx link and telephone number are provided to join/watch the meeting.

<https://districts.webex.com/districts/j.php?MTID=m1f2b4ea563472936d1871a39c8c10da3>

Access Code: **2358 377 4917**, Event password: **Jpward**

Or phone: **408-418-9388** and enter the access code **2358 377 4917** to join the meeting.

Agenda

1. Call to Order & Roll Call.
 2. Consideration of Minutes:
 - I. June 2, 2022 – Regular Meeting Minutes.
 3. Consideration of **Resolution 2022-12**, a resolution of the Board of Supervisors of the Artisan Lakes Community Development District declaring a vacancy pursuant to Section 190.006(3)(B), Florida Statutes.
 4. Staff Reports.
 - I. District Attorney.
 - a) Update - Project completion timeline.
 - II. District Engineer.
 - III. District Manager.
 - a) Financial Statement for period ending May 31, 2022 (unaudited).
 - b) Financial Statement for period ending June 30, 2022 (unaudited).
 5. Supervisor's Requests and Audience Comments.
 6. Adjournment.
-

The first order of business is the call to order and roll call.

The second order of business is consideration of the Minutes from the Artisan Lakes Board of Supervisors Regular Meeting, held on June 2, 2022.

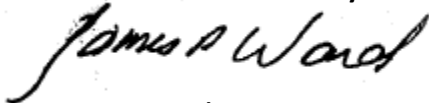
The third order of business is consideration of **Resolution 2022-12**, a resolution of the board of Supervisors of the Artisan Lakes Community Development District declaring a vacancy pursuant to Section 190.006(3)(B), Florida Statutes. Seat #1 (currently held by Travis Stagnitta) is declared vacant effective as of November 22, 2022, which is the second Tuesday following the November 8, 2022, election day.

The fourth order of business are staff reports by the District Attorney, District Engineer, and the District Manager. The District Manager will report on Financial Statements (unaudited) for the periods ending May 31, 2022, and June 30, 2022.

The remainder of the agenda is standard in nature, and in the meantime, if you have any questions and/or comments before the meeting, please do not hesitate to contact me directly at (954) 658-4900.

Yours sincerely,

Artisan Lakes Community Development District



James P. Ward
District Manager

The Fiscal Year 2023 schedule is as follows:

October 6, 2022	November 3, 2022
December 1, 2022	January 5, 2023
February 2, 2023	March 2, 2023
April 6, 2023	May 4, 2023
June 1, 2023	July 6, 2023
August 3, 2023	September 7, 2023

1
2
3
4
5
6
7
8
9
10
11
12
13
14
15
16
17
18
19
20
21
22
23
24
25
26
27
28
29
30
31
32
33
34
35
36
37
38
39
40
41
42
43
44
45
46
47

**MINUTES OF MEETING
ARTISAN LAKES
COMMUNITY DEVELOPMENT DISTRICT**

The Regular Meeting of the Board of Supervisors of the Artisan Lakes Community Development District was held on Thursday, June 2, 2022, at 3:00 P.M., at the Artisan Lakes Clubhouse, 4725 Los Robles Court, Palmetto, Florida 34221.

Present and constituting a quorum:

Travis Stagnitta	Chairperson
Vincent Sciarrabba	Vice Chairperson
Dee Zaenglein	Assistant Secretary
Peter Latessa	Assistant Secretary
Carol Sciarrabba	Assistant Secretary

Also present were:

James P. Ward	District Manager
Jere Earlywine	District Counsel
Victor Barbosa	District Engineer
Kyle Clawson	District Engineer
Andrew Gill	

Audience:

All resident's names were not included with the minutes. If a resident did not identify themselves or the audio file did not pick up the name, the name was not recorded in these minutes.

PORTIONS OF THIS MEETING WERE TRANSCRIBED VERBATIM. ALL VERBATIM PORTIONS WERE TRANSCRIBED IN *ITALICS*.

FIRST ORDER OF BUSINESS

Call to Order/Roll Call

Mr. Andrew Gill called the meeting to order at approximately 3:03 p.m. He conducted roll call; all Members of the Board were present, with the exception of Supervisor Dee Zaenglein, constituting a quorum. Ms. Dee Zaenglein joined the meeting by video after roll call.

SECOND ORDER OF BUSINESS

Consideration of Minutes

April 7, 2022 – Regular Meeting Minutes

Mr. Gill asked if there were any additions, corrections, or deletions to these Minutes; hearing none, he called for a motion.

On MOTION made by Ms. Carol Sciarrabba, seconded by Mr. Vincent Sciarrabba, and with all in favor, the April 7, 2022, Regular Meeting Minutes were approved.

THIRD ORDER OF BUSINESS**Consideration of Resolution 2022-11**

Consideration of Resolution 2022-11, a resolution of the board of Supervisors ratifying, confirming, and approving the execution of the plat for Esplanade North at Artisan Lakes Subphases IA, IB, and II

Mr. Gill asked if there were any questions.

Ms. Carol Sciarrabba: In this plot it shows number 77. Is that going to be because it's a totally separate unit? Because that's the same plot number as the house that we are in now and when you do an ARC consideration, is that going to be confusing to whoever is doing the reviews?

Mr. Latessa: There will be a plot number (indecipherable).

Mr. Ward: I see that frequently in plats and the reason is, it might be two plats next to each other and they might all have the same – they don't go in consecutive numbers. They start them over at one based on each plat.

Mr. Vincent Sciarrabba: In Phase 4 they added a phase number in front of the plot number.

Discussion ensued regarding how the plots would be numbered to prevent confusion.

Mr. Ward: The only reason this is before you, this is the result of the boundary amendment we did between the Artisan Lakes and Artisan Lakes East CDD, more than a year ago. Now we are just correcting this plat to make sure that it's consistent with both boundary lines.

On MOTION made by Mr. Vincent Sciarrabba, seconded by Mr. Travis Stagnitta, and with all in favor, Resolution 2022-11 was adopted as amended, and the Chair was authorized to sign.

FOURTH ORDER OF BUSINESS**Staff Reports****I. District Attorney****a) Update - Project completion timeline**

Mr. Jere Earlywine: I've got documents that are drafted, and I know I said in April I would have them for this meeting. I don't have them just yet. We should have them later this month for the next summer meeting.

II. District Engineer**a) Stormwater 20-Year Needs Analysis Reporting Requirements – Completed**

Mr. Victor Barbosa: The Stormwater Needs Analysis Report was submitted. That's been completed at this time. Otherwise, there is nothing else unless you have questions. There were none.

95 **III. District Manager**

- 96
- 97 a) **Report on Number of Registered Voters as of April 15, 2022**
- 98 b) **Notice of Qualified Elector Election – Seat 1, Travis Stagnitta, Seat 4, Peter Latessa, and Seat 5,**
- 99 **Vincent Sciarrabba; qualifying period: Noon, June 13, 2022 – Noon, June 17, 2022; election**
- 100 **date: November 8, 2022**
- 101 c) **Financial Statement for period ending March 31, 2022 (unaudited)**
- 102 d) **Financial Statement for period ending April 30, 2022 (unaudited)**
- 103

104 *Mr. Ward: You have 1,277 registered voters in Artisan Lakes, so the fifth seat, Travis's Seat,*

105 *comes up for election this year, so that seat will be transitioned to a qualified elector, along with*

106 *Peter, your seat, and Vince, your seat. You will have to qualify with the County Election Office.*

107

108 *Mr. Vince Sciarrabba: We just received that in the mail yesterday.*

109

110 *Mr. Ward: You received a Form 1. You still have to go down and qualify. We will send you the*

111 *candidacy information. Basically, you have to go down and fill out another Form 1 beyond the*

112 *one you just got in the mail, and you have to sign an oath and pay a \$25 dollar fee or go collect*

113 *signatures if you don't want to pay.*

114

115 *Discussion ensued regarding qualifying with the County to serve on the Board.*

116

117 *Mr. Ward: You can qualify June 13th to June 17th. You can only qualify between those dates. I*

118 *think the early qualifying is over. This has everything you need to know what to do. If you don't*

119 *understand it, you can call me and I will help you, or when you go down there, the qualifying*

120 *individuals who work at the Supervisor of Elections Office will sit with you, walk you through it,*

121 *and tell you where to sign and what to do. You don't need to make an appointment.*

122

123 *Discussion ensued regarding where the Supervisor of Elections Office was located.*

124

125 *Mr. Vince Sciarrabba: What happens if we don't go qualify?*

126

127 *Mr. Earlywine: If no one qualifies for that Seat, and you get to November, the Seat arguably*

128 *becomes vacant, or can be declared vacant, but if you holdover in the seat, there is case law that*

129 *says you can hold over. You really should go through the election process though. But what*

130 *would happen is you would have a vacancy and the rest of the Board would need to appoint*

131 *someone to that seat. But it's better to go through the qualifying process.*

132

133 *Mr. Latessa: Is there actually going to be an election this time?*

134

135 *Mr. Ward: Only if there is more than one candidate for a seat. You are Seat 4, so when you go*

136 *down, you are going to want to qualify for Seat 4, and Vince, you are Seat 5, so when you go*

137 *down, you are going to want to qualify for Seat 5. If two of you qualify for the same seat, you*

138 *are in an election and the other seat stays vacant, so you want to make sure you only sign up for*

139 *the individual seat that you want to. For Travis's Seat, any qualified elector within the District, if*

140 *they go down and do the same thing that you're going to do within those periods, and they are*

141 *the only ones, they will automatically become a member in November. If no one qualifies, then*

arguably what will Jere said will happen, and Travis will stay on the Board, until the remaining Board Members fill that Seat, or he vacates it.

Discussion ensued regarding Travis's Seat on the Board.

FIFTH ORDER OF BUSINESS**Audience Comments and Supervisor's Requests**

Mr. Gill asked if there were any members of the audience present in person or by audio or video with any questions or comments; there were none. He asked if there were any Supervisor's requests; there were none.

SIXTH ORDER OF BUSINESS**Adjournment**

Mr. Gill adjourned the meeting at approximately 3:15 p.m.

On MOTION made by Mr. Vincent Sciarabba, seconded by Mr. Peter Latessa, and with all in favor, the meeting was adjourned.

Artisan Lakes Community Development District

James P. Ward, Secretary

Travis Stagnitta, Chairperson

RESOLUTION 2022-12

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE ARTISAN LAKES COMMUNITY DEVELOPMENT DISTRICT DECLARING A VACANCY PURSUANT TO SECTION 190.006(3)(b), FLORIDA STATUTES; AND PROVIDING AN EFFECTIVE DATE.

RECITALS

WHEREAS, the Artisan Lakes Community Development District ("**District**") is a local unit of special-purpose government created and existing pursuant to Chapter 190, Florida Statutes; and

WHEREAS, in November 2022, two (2) members of the Board of Supervisors ("**Board**") are to be elected by "**Qualified Electors**," as that term is defined in Section 190.003, Florida Statutes; and

WHEREAS, the District published a notice of qualifying period set by the Supervisor of Elections at least two (2) weeks prior to the start of said qualifying period; and

WHEREAS, at the close of the qualifying period, no one qualified to run for Seat 1; and

WHEREAS, pursuant to Section 190.006(3)(b), Florida Statutes, the Board shall declare these seats vacant, effective the second Tuesday following the general election; and

WHEREAS, Qualified Electors are to be appointed to any vacant seats within 90 days thereafter; and

WHEREAS, the Board finds that it is in the best interests of the District to adopt this Resolution declaring the seat available for election as vacant.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE ARTISAN LAKES COMMUNITY DEVELOPMENT DISTRICT:

SECTION 1. The following seat is hereby declared vacant effective as of November 22, 2022, which is the second Tuesday following the November 8, 2022, election day: Seat #1 (currently held by Travis Stagnitta).

SECTION 2. Pursuant to Section 190.006(3)(b), Florida Statutes, and until such time as the District Board nominates a Qualified Elector to fill the vacancies declared in Section 1 above, the incumbent Board Supervisors of those respective seats shall remain in office.

SECTION 3. This Resolution shall become effective upon its passage.

PASSED AND ADOPTED this 4th day of August 2022.

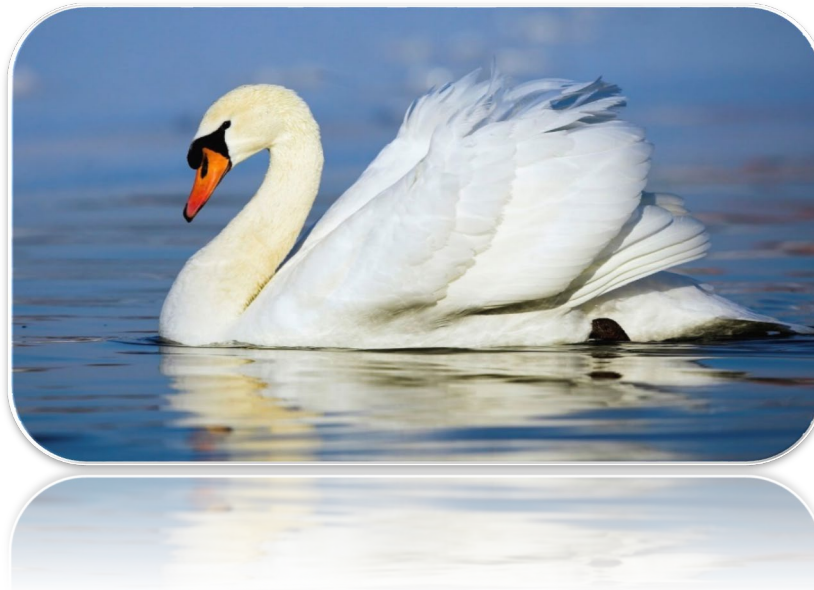
ATTEST

ARTISAN LAKES COMMUNITY DEVELOPMENT
DISTRICT

James P. Ward, Secretary

Travis Stagnitta, Chairperson

ARTISAN LAKES COMMUNITY DEVELOPMENT DISTRICT



FINANCIAL STATEMENTS - MAY 2022

FISCAL YEAR 2022

PREPARED BY:

JPWARD & ASSOCIATES, LLC, 2301 NORTHEAST 37TH STREET, FORT LAUDERDALE, FL 333308

T: 954-658-4900 E: JimWard@JPWardAssociates.com

Artisan Lakes Community Development District

Table of Contents

<i>Balance Sheet – All Funds</i>	<i>1-3</i>
<i>Statement of Revenue, Expenditures and Changes in Fund Balance</i>	
<i>General Fund</i>	<i>4-5</i>
<i>Debt Service Fund</i>	
<i>Series 2013</i>	<i>6</i>
<i>Series 2018</i>	<i>7</i>
<i>Capital Project Fund</i>	
<i>Series 2018</i>	<i>8</i>

JPWard & Associates, LLC

2301 NORTHEAST 37 STREET
FORT LAUDERDALE,
FLORIDA 33308

Artisan Lakes Community Development District
Balance Sheet
for the Period Ending May 31, 2022

Governmental Funds											
		Debt Service Funds			Capital Project Fund		Account Groups		Totals		
		General Fund	Series 2013	Series 2018	Series 2018		General Long	Term Debt	(Memorandum Only)		
Assets											
Cash and Investments											
General Fund - Invested Cash		\$	145,757	\$	-	\$	-	\$	-	\$	145,757
Debt Service Fund											
Interest Account											
	Series 2013 A-1	-	0	-	-	-	-	-	-	0	
	Series 2013 A-2	-	-	-	-	-	-	-	-	-	
	Series 2013 A-3	-	0	-	-	-	-	-	-	0	
	Series 2018	-	-	0	-	-	-	-	-	0	
Sinking Account											
	Series 2013 A-1	-	-	-	-	-	-	-	-	-	
	Series 2013 A-2	-	-	-	-	-	-	-	-	-	
	Series 2013 A-3	-	-	-	-	-	-	-	-	-	
	Series 2018	-	-	0	-	-	-	-	-	0	
Reserve Account											
	Series 2013 A-1	-	262,444	-	-	-	-	-	-	262,444	
	Series 2013 A-2	-	-	-	-	-	-	-	-	-	
	Series 2013 A-3	-	103,481	-	-	-	-	-	-	103,481	
	Series 2018	-	-	137,249	-	-	-	-	-	137,249	
Revenue											
	Series 2013 A-1 and A-2	-	312,643	-	-	-	-	-	-	312,643	
	Series 2013 A-3	-	50,311	-	-	-	-	-	-	50,311	
	Series 2018	-	-	257,365	-	-	-	-	-	257,365	
Prepayment Account											
	Series 2013 A-1	-	2,277	-	-	-	-	-	-	2,277	
	Series 2013 A-2	-	-	-	-	-	-	-	-	-	
	Series 2013 A-3	-	184	-	-	-	-	-	-	184	
	Series 2018	-	-	94	-	-	-	-	-	94	
Capitalized Interest Account											
Construction Account											

Artisan Lakes Community Development District
Balance Sheet
for the Period Ending May 31, 2022

Governmental Funds						
	Debt Service Funds			Capital Project Fund	Account Groups	Totals
	General Fund	Series 2013	Series 2018	Series 2018	General Long Term Debt	(Memorandum Only)
Cost of Issuance Account				-		-
Due from Other Funds						
General Fund	-	691	871	-	-	1,562
Debt Service Fund(s)	-	-	-	-	-	-
Accounts Receivable	-	-	-	-	-	-
Assessments Receivable	-	-	-	-	-	-
Amount Available in Debt Service Funds	-	-	-	-	732,031	732,031
Amount to be Provided by Debt Service Funds	-	-	-	-	9,767,969	9,767,969
Total Assets	\$ 145,757	\$ 732,031	\$ 395,579	\$ 6	\$ 10,500,000	\$ 11,773,372
Liabilities						
Accounts Payable & Payroll Liabilities	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Due to Other Funds	-					-
General Fund	-	-	-	-	-	-
Debt Service Fund(s)	1,562	-	-	-	-	1,562
Bonds Payable						
Current Portion						
Series 2013 A-1					\$0	-
Series 2013 A-2					\$0	-
Series 2013 A-3					\$0	-
Series 2018					\$0	-
Long Term						
Series 2013 A-1					\$2,940,000	2,940,000
Series 2013 A-2					\$0	-
Series 2013 A-3					\$1,115,000	1,115,000
Series 2018					\$6,445,000	6,445,000
Total Liabilities	\$ 1,562	\$ -	\$ -	\$ -	\$ 10,500,000	\$ 10,501,562

Artisan Lakes Community Development District
Balance Sheet
for the Period Ending May 31, 2022

Governmental Funds						
		Debt Service Funds		Capital Project Fund	Account Groups	Totals
	General Fund	Series 2013	Series 2018	Series 2018	General Long Term Debt	(Memorandum Only)
Fund Equity and Other Credits						
Investment in General Fixed Assets	-	-	-	-	-	-
Fund Balance						
Restricted						
Beginning: October 1, 2021 (Audited)	-	767,397	421,226	6	-	1,188,629
Results from Current Operations	-	(35,366)	(25,647)	-	-	(61,013)
Unassigned						
Beginning: October 1, 2021 (Audited)	151,729	-	-	-	-	151,729
Results from Current Operations	(7,534)	-	-	-	-	(7,534)
Total Fund Equity and Other Credits	\$ 144,195	\$ 732,031	\$ 395,579	\$ 6	\$ -	\$ 1,271,810
Total Liabilities, Fund Equity and Other Credits	\$ 145,757	\$ 732,031	\$ 395,579	\$ 6	\$ 10,500,000	\$ 11,773,372

Artisan Lakes Community Development District
General Fund
Statement of Revenues, Expenditures and Changes in Fund Balance
Through May 31, 2022

Description	October	November	December	January	February	March	April	May	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	355	9,702	30,053	6,122	25,036	456	350	145	72,219	77,388	93%
Special Assessments - Off-Roll	-	-	-	-	-	-	-	-	-	-	0%
Developer Contribution							-	-	-	-	N/A
Intragovernmental Transfer In	-	-	-	-	-	-	-	-	-	-	N/A
Total Revenue and Other Sources:	\$ 355	\$ 9,702	\$ 30,053	\$ 6,122	\$ 25,036	\$ 456	\$ 350	\$ 145	\$ 72,219	\$ 77,388	93%
Expenditures and Other Uses											
Legislative											
Board of Supervisor's Fees	-	600	1,000	-	800	-	800	-	3,200	1,800	178%
Executive											
Professional Management	1,667	1,667	1,667	1,667	1,667	1,667	1,667	1,667	13,333	20,000	67%
Financial and Administrative											
Audit Services	-	-	-	-	1,000	-	4,200	-	5,200	4,200	124%
Accounting Services	-	-	-	-	-	-	-	-	-	-	N/A
Assessment Roll Services	-	-	-	-	-	-	-	-	-	-	N/A
Arbitrage Rebate Services	-	-	-	-	1,000	-	-	-	1,000	1,000	100%
Other Contractual Services											
Legal Advertising	82	-	-	-	-	-	350	-	432	2,500	17%
Trustee Services	5,886	-	-	-	4,031	-	-	-	9,917	9,725	102%
Dissemination Agent Services	100	-	-	-	-	-	6,000	-	6,100	6,000	102%
Property Appraiser Fees	-	-	-	-	-	-	-	-	-	-	N/A
Bank Service Fees	6	7	8	-	-	-	-	-	20	250	8%
Communications & Freight Services											
Postage, Freight & Messenger	60	-	125	-	62	-	68	(0)	315	200	157%
Computer Services - Website Development	-	-	-	-	-	-	-	-	-	2,488	0%
Insurance	5,034	-	-	-	-	-	-	-	5,034	5,500	92%

Artisan Lakes Community Development District
General Fund
Statement of Revenues, Expenditures and Changes in Fund Balance
Through May 31, 2022

Description	October	November	December	January	February	March	April	May	Year to Date	Total Annual Budget	% of Budget
Printing & Binding	-	221	453		114	-	265	-	1,052	750	140%
Subscription & Memberships	175	-	-	-	-	-	-	-	175	175	100%
Legal Services											
Legal - General Counsel	-	1,214	-	-	3,075	-	3,571	552	8,411	12,800	66%
Legal - Boundary Amendment	638	111	50	-	729	-	374	-	1,901	-	N/A
Legal - Series 2021 Bonds	-	-	-	-	-	-	-	-	-	-	N/A
Other General Government Services											
Engineering Services	-	318	-	-	755	-	-	6,590	7,663	-	N/A
Stormwater Needs Analysis	-	-	-	-	-	-	-	16,000	16,000.00	-	N/A
Contingencies	-	-	-	-	-	-	-	-	-	-	N/A
Other Current Charges	-	-	-	-	-	-	-	-	-	-	N/A
Reserves											
Operational Reserves (Future Years)							-	-	-	10,000	0%
Other Fees and Charges	-	-	-	-	-	-	-	-	-	-	N/A
Discounts/Collection Fees							-	-	-	-	
Sub-Total:	13,647	4,137	3,301	1,667	13,232	1,667	17,294	24,809	79,753	77,388	103%
Total Expenditures and Other Uses:	\$ 13,647	\$ 4,137	\$ 3,301	\$ 1,667	\$ 13,232	\$ 1,667	\$ 17,294	\$ 24,809	\$ 79,753	\$ 77,388	103%
Net Increase/ (Decrease) in Fund Balance	(13,292)	5,565	26,751	4,455	11,804	(1,211)	(16,944)	(24,664)	(7,534)	-	
Fund Balance - Beginning	151,729	138,437	144,003	170,754	175,209	187,013	185,802	168,859	151,729	-	
Fund Balance - Ending	\$ 138,437	\$ 144,003	\$ 170,754	\$ 175,209	\$ 187,013	\$ 185,802	\$ 168,859	\$ 144,195	144,195	\$ -	

Artisan Lakes Community Development District
Debt Service Fund - Series 2013
Statement of Revenues, Expenditures and Changes in Fund Balance
Through May 31, 2022

Description	October	November	December	January	February	March	April	May	Year to Date	Total Annual Budget	% of Budget
Revenue and Other Sources											
Carryforward	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-	\$ -	N/A
Interest Income	4	4	5	3	4	4	4	4	32	-	N/A
Special Assessment Revenue											
Special Assessments - On-Roll				-	-	-	-	-			
Series 2013 Bonds A-1	1,223	33,415	103,502	21,084	86,225	1,570	1,207	499	248,726	\$ 266,338	93%
Series 2013 Bonds A-2							-	-	-	\$ 102,288	0%
Series 2013 Bonds A-3	470	12,833	39,751	8,098	33,116	603	464	192	95,526	\$ -	N/A
Special Assessments - Off-Roll	-	-	-	-	-	-	-	-	-		
Series 2013 Bonds A-1	-	-	-	-	-	-	-	-	-	\$ -	N/A
Series 2013 Bonds A-2	-	-	-	-	-	-	-	-	-	\$ -	N/A
Series 2013 Bonds A-3	-	-	-	-	-	-	-	-	-	\$ -	N/A
Special Assessments - Prepayments											
Series 2013 Bonds A-1				-	-				-		N/A
Series 2013 Bonds A-2	-	-	-	-	-	-	-	-	-		N/A
Series 2013 Bonds A-3	-	-	-	-	-	-	-	-	-		
Intragovernmental Transfer In	-	-	-	-	-	-	-	-	-	-	0%
Total Revenue and Other Sources:	\$ 1,696	\$ 46,252	\$ 143,259	\$ 29,185	\$ 119,345	\$ 2,176	\$ 1,675	\$ 695	\$ 344,284	\$ 368,626	93%
Expenditures and Other Uses											
Debt Service											
Principal Debt Service - Mandatory											
Series 2013 Bonds A-1	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 55,000	\$ 55,000	\$ 55,000	100%
Series 2013 Bonds A-2							-	-	-	\$ -	N/A
Series 2013 Bonds A-3							-	20,000	20,000	\$ 20,000	100%
Principal Debt Service - Early Redemptions											
Series 2013 Bonds A-1	-	15,000	-	-	-	-	-	-	15,000	-	N/A
Series 2013 Bonds A-2	-	-	-	-	-	-	-	-	-	-	N/A
Series 2013 Bonds A-3	-	-	-	-	-	-	-	-	-	-	N/A
Interest Expense											
Series 2013 Bonds A-1	-	103,938	-	-	-	-	-	103,425	207,363	211,338	98%
Series 2013 Bonds A-2		-					-	-	-	-	N/A
Series 2013 Bonds A-3		41,144					-	41,144	82,288	82,288	100%
Operating Transfers Out (To Other Funds)	-	-	-	-	-	-	-	-	-	-	N/A
Total Expenditures and Other Uses:	\$ -	\$ 160,081	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 219,569	\$ 379,650	\$ 368,626	103%
Net Increase/ (Decrease) in Fund Balance	1,696	(113,829)	143,259	29,185	119,345	2,176	1,675	(218,874)	(35,366)	-	
Fund Balance - Beginning	767,397	769,093	655,264	798,523	827,708	947,053	949,230	950,905	767,397	-	
Fund Balance - Ending	\$ 769,093	\$ 655,264	\$ 798,523	\$ 827,708	\$ 947,053	\$ 949,230	950,905	732,031	732,031	\$ -	

Artisan Lakes Community Development District
Debt Service Fund - Series 2018
Statement of Revenues, Expenditures and Changes in Fund Balance
Through May 31, 2022

Description	October	November	December	January	February	March	April	May	Year to Date	Total Annual Budget	% of Budget
Revenue and Other Sources											
Carryforward	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-	-	N/A
Interest Income											
Interest Account	-	-	-	-	-	-	-	0	0	-	N/A
Sinking Fund Account	-	-	-	-	-	-	-	0	0	-	N/A
Reserve Account	1	1	1	1	1	1	1	1	5	5	91%
Prepayment Account	-	-	-	-	-	-	-	-	-	-	N/A
Revenue Account	1	1	0	1	1	1	2	2	9	5	189%
Capitalized Interest Account	-	-	-	-	-	-	-	-	-	-	N/A
Special Assessments - Prepayments											
Special Assessments - On Roll	2,134	58,328	180,669	36,804	150,511	2,740	2,107	871	434,164	465,010	93%
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:	\$ 2,136	\$ 58,330	\$ 180,670	\$ 36,805	\$ 150,513	\$ 2,742	2,109	\$ 873	\$ 434,178	\$ 465,020	N/A
Expenditures and Other Uses											
Debt Service											
Principal Debt Service - Mandatory											
Series 2018	-	-	-	-	-	-	-	110,000	110,000	110,000	100%
Principal Debt Service - Early Redemptions											
Series 2018	-	-	-	-	-	-	-	-	-	-	N/A
Interest Expense											
Series 2018	-	174,913	-	-	-	-	-	174,913	349,825	352,122	99%
Operating Transfers Out (To Other Funds)	-	-	-	-	-	-	-	-	-	-	N/A
Total Expenditures and Other Uses:	\$ -	\$ 174,913	\$ -	\$ -	\$ -	\$ -	-	\$ 284,913	459,825	\$ 462,122	100%
Net Increase/ (Decrease) in Fund Balance	2,136	(116,583)	180,670	36,805	150,513	2,742	2,109	(284,039)	(25,647)	2,898	
Fund Balance - Beginning	421,226	423,362	306,779	487,449	524,254	674,767	677,509	679,619	421,226	-	
Fund Balance - Ending	\$ 423,362	\$ 306,779	\$ 487,449	\$ 524,254	\$ 674,767	\$ 677,509	679,619	395,579	395,579	\$ 2,898	

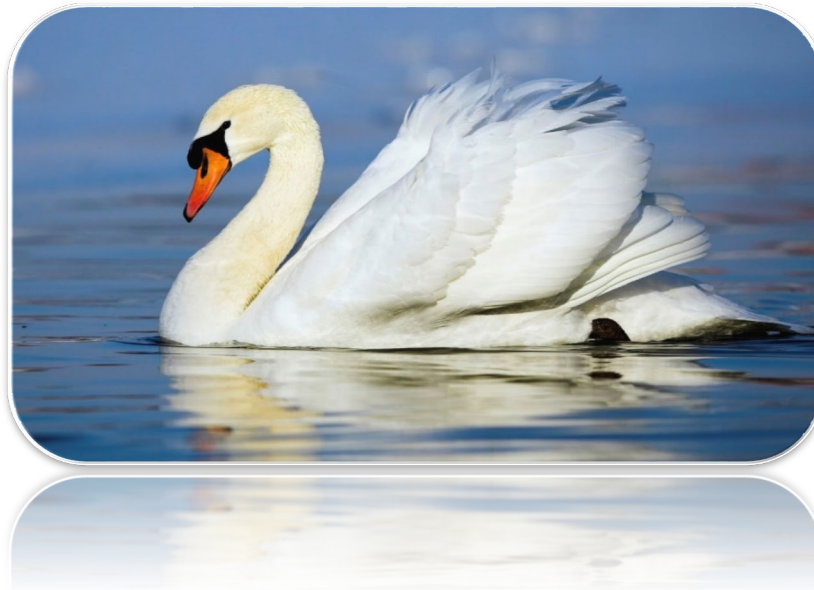
Prepared by:

JPWARD and Associates, LLC

Artisan Lakes Community Development District
Capital Projects Fund - Series 2018
Statement of Revenues, Expenditures and Changes in Fund Balance
Through May 31, 2022

Description	October	November	December	January	February	March	April	May	Year to Date	Total Annual Budget	% of Budget
Revenue and Other Sources											
Carryforward	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	N/A
Interest Income											
Construction Account	-	-	-	-	-	-	-	-	-	\$ -	N/A
Cost of Issuance	-	-	-	-	-	-	-	-	-	\$ -	N/A
Debt Proceeds	-	-	-	-	-	-	-	-	-	\$ -	N/A
Contributions - Tylor Morrison	-	-	-	-	-	-	-	-	-	\$ -	N/A
Operating Transfers In (From Other Funds)	-	-	-	-	-	-	-	-	-	\$ -	N/A
Total Revenue and Other Sources:	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	N/A
Expenditures and Other Uses											
Executive											
Professional Management	-	-	-	-	-	-	-	-	-	\$ -	N/A
Other Contractual Services											
Trustee Services	-	-	-	-	-	-	-	-	-	\$ -	N/A
Printing & Binding	-	-	-	-	-	-	-	-	-	\$ -	N/A
Legal Services											
Legal - Series 2018 Bonds	-	-	-	-	-	-	-	-	-	\$ -	N/A
Other General Government Services											
Stormwater Mgmt-Construction	-	-	-	-	-	-	-	-	-	\$ -	N/A
Capital Outlay											
Water-Sewer Combination	-	-	-	-	-	-	-	-	-	\$ -	N/A
Stormwater Management										-	
Legal - Series 2018 Bonds	-	-	-	-	-	-	-	-	-	\$ -	N/A
Underwriter's Discount	-	-	-	-	-	-	-	-	-	\$ -	N/A
Operating Transfers Out (To Other Funds)	-	-	-	-	-	-	-	-	-	\$ -	N/A
Total Expenditures and Other Uses:	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	N/A
Net Increase/ (Decrease) in Fund Balance	-	-	-	-	-	-	-	-	0	-	
Fund Balance - Beginning	6	6	6	6	6	6	6	6	6	\$ -	
Fund Balance - Ending	\$ 6	\$ 6	\$ 6	\$ 6	\$ 6	\$ 6	\$ 6	\$ 6	\$ 6	\$ -	

ARTISAN LAKES COMMUNITY DEVELOPMENT DISTRICT



FINANCIAL STATEMENTS - JUNE 2022

FISCAL YEAR 2022

PREPARED BY:

JPWARD & ASSOCIATES, LLC, 2301 NORTHEAST 37TH STREET, FORT LAUDERDALE, FL 333308

T: 954-658-4900 E: JimWard@JPWardAssociates.com

Artisan Lakes Community Development District

Table of Contents

<i>Balance Sheet – All Funds</i>	<i>1-3</i>
<i>Statement of Revenue, Expenditures and Changes in Fund Balance</i>	
<i>General Fund</i>	<i>4-5</i>
<i>Debt Service Fund</i>	
<i>Series 2013</i>	<i>6</i>
<i>Series 2018</i>	<i>7</i>
<i>Capital Project Fund</i>	
<i>Series 2018</i>	<i>8</i>

JPWard & Associates, LLC

2301 NORTHEAST 37 STREET
FORT LAUDERDALE,
FLORIDA 33308

Artisan Lakes Community Development District
Balance Sheet
for the Period Ending June 30, 2022

Governmental Funds											
		Debt Service Funds			Capital Project Fund		Account Groups		Totals		
		General Fund	Series 2013	Series 2018	Series 2018		General Long	Term Debt	(Memorandum Only)		
Assets											
Cash and Investments											
General Fund - Invested Cash		\$	142,268	\$	-	\$	-	\$	-	\$	142,268
Debt Service Fund											
Interest Account											
	Series 2013 A-1	-	0	-	-	-	-	-	-	0	
	Series 2013 A-2	-	-	-	-	-	-	-	-	-	
	Series 2013 A-3	-	0	-	-	-	-	-	-	0	
	Series 2018	-	-	0	-	-	-	-	-	0	
Sinking Account											
	Series 2013 A-1	-	-	-	-	-	-	-	-	-	
	Series 2013 A-2	-	-	-	-	-	-	-	-	-	
	Series 2013 A-3	-	-	-	-	-	-	-	-	-	
	Series 2018	-	-	0	-	-	-	-	-	0	
Reserve Account											
	Series 2013 A-1	-	262,444	-	-	-	-	-	-	262,444	
	Series 2013 A-2	-	-	-	-	-	-	-	-	-	
	Series 2013 A-3	-	103,481	-	-	-	-	-	-	103,481	
	Series 2018	-	-	137,249	-	-	-	-	-	137,249	
Revenue											
	Series 2013 A-1 and A-2	-	312,802	-	-	-	-	-	-	312,802	
	Series 2013 A-3	-	50,318	-	-	-	-	-	-	50,318	
	Series 2018	-	-	257,366	-	-	-	-	-	257,366	
Prepayment Account											
	Series 2013 A-1	-	2,277	-	-	-	-	-	-	2,277	
	Series 2013 A-2	-	-	-	-	-	-	-	-	-	
	Series 2013 A-3	-	184	-	-	-	-	-	-	184	
	Series 2018	-	-	94	-	-	-	-	-	94	
Capitalized Interest Account					-	-				-	
Construction Account						6				6	

Artisan Lakes Community Development District
Balance Sheet
for the Period Ending June 30, 2022

Governmental Funds						
	Debt Service Funds			Capital Project Fund	Account Groups	Totals
	General Fund	Series 2013	Series 2018	Series 2018	General Long Term Debt	(Memorandum Only)
Cost of Issuance Account				-		-
Due from Other Funds						
General Fund	-	2,657	3,351	-	-	6,009
Debt Service Fund(s)	-	-	-	-	-	-
Accounts Receivable	-	-	-	-	-	-
Assessments Receivable	-	-	-	-	-	-
Amount Available in Debt Service Funds	-	-	-	-	734,163	734,163
Amount to be Provided by Debt Service Funds	-	-	-	-	9,765,837	9,765,837
Total Assets	\$ 142,268	\$ 734,163	\$ 398,061	\$ 6	\$ 10,500,000	\$ 11,774,497
Liabilities						
Accounts Payable & Payroll Liabilities	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Due to Other Funds	-					-
General Fund	-	-	-	-	-	-
Debt Service Fund(s)	6,009	-	-	-	-	6,009
Bonds Payable						
Current Portion						
Series 2013 A-1					\$0	-
Series 2013 A-2					\$0	-
Series 2013 A-3					\$0	-
Series 2018					\$0	-
Long Term						
Series 2013 A-1					\$2,940,000	2,940,000
Series 2013 A-2					\$0	-
Series 2013 A-3					\$1,115,000	1,115,000
Series 2018					\$6,445,000	6,445,000
Total Liabilities	\$ 6,009	\$ -	\$ -	\$ -	\$ 10,500,000	\$ 10,506,009

Artisan Lakes Community Development District
Balance Sheet
for the Period Ending June 30, 2022

Governmental Funds						
		Debt Service Funds		Capital Project Fund	Account Groups	Totals
	General Fund	Series 2013	Series 2018	Series 2018	General Long Term Debt	(Memorandum Only)
Fund Equity and Other Credits						
Investment in General Fixed Assets	-	-	-	-	-	-
Fund Balance						
Restricted						
Beginning: October 1, 2021 (Audited)	-	767,397	421,226	6	-	1,188,629
Results from Current Operations	-	(33,234)	(23,165)	-	-	(56,399)
Unassigned						
Beginning: October 1, 2021 (Audited)	151,729	-	-	-	-	151,729
Results from Current Operations	(15,470)	-	-	-	-	(15,470)
Total Fund Equity and Other Credits	\$ 136,259	\$ 734,163	\$ 398,061	\$ 6	\$ -	\$ 1,268,488
Total Liabilities, Fund Equity and Other Credits	\$ 142,268	\$ 734,163	\$ 398,061	\$ 6	\$ 10,500,000	\$ 11,774,497

Artisan Lakes Community Development District
General Fund
Statement of Revenues, Expenditures and Changes in Fund Balance
Through June 30, 2022

Description	October	November	December	January	February	March	April	May	June	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	355	9,702	30,053	6,122	25,036	456	350	145	413	72,631	77,388	94%
Special Assessments - Off-Roll	-	-	-	-	-	-	-	-	-	-	-	0%
Developer Contribution												
Developer Contribution	-	-	-	-	-	-	-	-	-	-	-	N/A
Intragovernmental Transfer In												
Intragovernmental Transfer In	-	-	-	-	-	-	-	-	-	-	-	N/A
Total Revenue and Other Sources:	\$ 355	\$ 9,702	\$ 30,053	\$ 6,122	\$ 25,036	\$ 456	\$ 350	\$ 145	\$ 413	\$ 72,631	\$ 77,388	94%
Expenditures and Other Uses												
Legislative												
Board of Supervisor's Fees	-	600	1,000	-	800	-	800	-	800	4,000	1,800	222%
Executive												
Professional Management	1,667	1,667	1,667	1,667	1,667	1,667	1,667	1,667	1,667	15,000	20,000	75%
Financial and Administrative												
Audit Services	-	-	-	-	1,000	-	4,200	-	1,000	6,200	4,200	148%
Accounting Services	-	-	-	-	-	-	-	-	-	-	-	N/A
Assessment Roll Services	-	-	-	-	-	-	-	-	-	-	-	N/A
Arbitrage Rebate Services	-	-	-	-	1,000	-	-	-	-	1,000	1,000	100%
Other Contractual Services												
Legal Advertising	82	-	-	-	-	-	350	-	64	496	2,500	20%
Trustee Services	5,886	-	-	-	4,031	-	-	-	-	9,917	9,725	102%
Dissemination Agent Services	100	-	-	-	-	-	6,000	-	-	6,100	6,000	102%
Property Appraiser Fees	-	-	-	-	-	-	-	-	-	-	-	N/A
Bank Service Fees	6	7	8	-	-	-	-	-	-	20	250	8%
Communications & Freight Services												
Postage, Freight & Messenger	60	-	125	-	62	-	68	(0)	61	375	200	188%
Computer Services - Website Development												
Computer Services - Website Development	-	-	-	-	-	-	-	-	-	-	2,488	0%
Insurance												
Insurance	5,034	-	-	-	-	-	-	-	-	5,034	5,500	92%
Printing & Binding												
Printing & Binding	-	221	453	-	114	-	265	-	155	1,206	750	161%
Subscription & Memberships												
Subscription & Memberships	175	-	-	-	-	-	-	-	-	175	175	100%

Prepared by:

Unaudited

JPWARD and Associates, LLC

Artisan Lakes Community Development District
General Fund
Statement of Revenues, Expenditures and Changes in Fund Balance
Through June 30, 2022

Description	October	November	December	January	February	March	April	May	June	Year to Date	Total Annual Budget	% of Budget
Legal Services												
Legal - General Counsel	-	1,214	-	-	3,075	-	3,571	552	-	8,411	12,800	66%
Legal - Boundary Amendment	638	111	50	-	729	-	374	-	-	1,901	-	N/A
Legal - Series 2021 Bonds	-	-	-	-	-	-	-	-	-	-	-	N/A
Other General Government Services												
Engineering Services	-	318	-	-	755	-	-	6,590	602	8,265	-	N/A
Stormwater Needs Analysis	-	-	-	-	-	-	-	16,000	4,000	20,000.00	-	N/A
Contingencies	-	-	-	-	-	-	-	-	-	-	-	N/A
Other Current Charges	-	-	-	-	-	-	-	-	-	-	-	N/A
Reserves												
Operational Reserves (Future Years)							-	-	-	-	10,000	0%
Other Fees and Charges	-	-	-	-	-	-	-	-	-	-	-	N/A
Discounts/Collection Fees							-	-	-	-	-	
Sub-Total:	13,647	4,137	3,301	1,667	13,232	1,667	17,294	24,809	8,349	88,101	77,388	114%
Total Expenditures and Other Uses:	\$ 13,647	\$ 4,137	\$ 3,301	\$ 1,667	\$ 13,232	\$ 1,667	\$ 17,294	\$ 24,809	\$ 8,349	\$ 88,101	\$ 77,388	114%
Net Increase/ (Decrease) in Fund Balance	(13,292)	5,565	26,751	4,455	11,804	(1,211)	(16,944)	(24,664)	(7,936)	(15,470)	-	
Fund Balance - Beginning	151,729	138,437	144,003	170,754	175,209	187,013	185,802	168,859	144,195	151,729	-	
Fund Balance - Ending	\$ 138,437	\$ 144,003	\$ 170,754	\$ 175,209	\$ 187,013	\$ 185,802	\$ 168,859	\$ 144,195	\$ 136,259	136,259	\$ -	

Artisan Lakes Community Development District
Debt Service Fund - Series 2013
Statement of Revenues, Expenditures and Changes in Fund Balance
Through June 30, 2022

Description	October	November	December	January	February	March	April	May	June	Year to Date	Total Annual Budget	% of Budget
Revenue and Other Sources												
Carryforward	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-	\$ -	N/A
Interest Income	4	4	5	3	4	4	4	4	166	197	-	N/A
Special Assessment Revenue												
Special Assessments - On-Roll				-	-	-	-	-	-	-		
Series 2013 Bonds A-1	1,223	33,415	103,502	21,084	86,225	1,570	1,207	499	1,421	250,147	\$ 266,338	94%
Series 2013 Bonds A-2							-	-	-	-	\$ 102,288	0%
Series 2013 Bonds A-3	470	12,833	39,751	8,098	33,116	603	464	192	546	96,072	\$ -	N/A
Special Assessments - Off-Roll	-	-	-	-	-	-	-	-	-	-		
Series 2013 Bonds A-1	-	-	-	-	-	-	-	-	-	-	\$ -	N/A
Series 2013 Bonds A-2	-	-	-	-	-	-	-	-	-	-	\$ -	N/A
Series 2013 Bonds A-3	-	-	-	-	-	-	-	-	-	-	\$ -	N/A
Special Assessments - Prepayments												
Series 2013 Bonds A-1				-	-				-	-		N/A
Series 2013 Bonds A-2	-	-	-	-	-	-	-	-	-	-		N/A
Series 2013 Bonds A-3	-	-	-	-	-	-	-	-	-	-		
Intragovernmental Transfer In	-	-	-	-	-	-	-	-	-	-	-	0%
Total Revenue and Other Sources:	\$ 1,696	\$ 46,252	\$ 143,259	\$ 29,185	\$ 119,345	\$ 2,176	\$ 1,675	\$ 695	\$ 2,132	\$ 346,416	\$ 368,626	94%
Expenditures and Other Uses												
Debt Service												
Principal Debt Service - Mandatory												
Series 2013 Bonds A-1	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 55,000	\$ -	\$ 55,000	\$ 55,000	100%
Series 2013 Bonds A-2							-	-	-	-	\$ -	N/A
Series 2013 Bonds A-3							-	20,000	-	20,000	\$ 20,000	100%
Principal Debt Service - Early Redemptions												
Series 2013 Bonds A-1	-	15,000	-	-	-	-	-	-	-	15,000	-	N/A
Series 2013 Bonds A-2	-	-	-	-	-	-	-	-	-	-	-	N/A
Series 2013 Bonds A-3	-	-	-	-	-	-	-	-	-	-	-	N/A
Interest Expense												
Series 2013 Bonds A-1	-	103,938	-	-	-	-	-	103,425	-	207,363	211,338	98%
Series 2013 Bonds A-2		-					-	-	-	-	-	N/A
Series 2013 Bonds A-3		41,144					-	41,144	-	82,288	82,288	100%
Operating Transfers Out (To Other Funds)	-	-	-	-	-	-	-	-	-	-	-	N/A
Total Expenditures and Other Uses:	\$ -	\$ 160,081	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 219,569	\$ -	\$ 379,650	\$ 368,626	103%
Net Increase/ (Decrease) in Fund Balance	1,696	(113,829)	143,259	29,185	119,345	2,176	1,675	(218,874)	2,132	(33,234)	-	
Fund Balance - Beginning	767,397	769,093	655,264	798,523	827,708	947,053	949,230	950,905	732,031	767,397	-	
Fund Balance - Ending	\$ 769,093	\$ 655,264	\$ 798,523	\$ 827,708	\$ 947,053	\$ 949,230	950,905	732,031	\$ 734,163	734,163	\$ -	

Prepared by:

JPWARD and Associates, LLC

Artisan Lakes Community Development District
Debt Service Fund - Series 2018
Statement of Revenues, Expenditures and Changes in Fund Balance
Through June 30, 2022

Description	October	November	December	January	February	March	April	May	June	Year to Date	Total Annual Budget	% of Budget
Revenue and Other Sources												
Carryforward	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-	-	N/A
Interest Income				-	-	-	-	-	-	-	-	
Interest Account	-	-	-	-	-	-	-	0	0	0	-	N/A
Sinking Fund Account	-	-	-	-	-	-	-	0	0	0	-	N/A
Reserve Account	1	1	1	1	1	1	1	1	1	5	5	102%
Prepayment Account	-	-	-	-	-	-	-	-	-	-	-	N/A
Revenue Account	1	1	0	1	1	1	2	2	1	10	5	201%
Capitalized Interest Account	-	-	-	-	-	-	-	-	-	-	-	N/A
Special Assessments - Prepayments				-	-	-	-	-	-	-	-	
Special Assessments - On Roll	2,134	58,328	180,669	36,804	150,511	2,740	2,107	871	2,480	436,644	465,010	94%
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:	\$ 2,136	\$ 58,330	\$ 180,670	\$ 36,805	\$ 150,513	\$ 2,742	2,109	\$ 873	\$ 2,481	\$ 436,660	\$ 465,020	N/A
Expenditures and Other Uses												
Debt Service												
Principal Debt Service - Mandatory												
Series 2018	-	-	-	-	-	-	-	110,000	-	110,000	110,000	100%
Principal Debt Service - Early Redemptions												
Series 2018	-	-	-	-	-	-	-	-	-	-	-	N/A
Interest Expense												
Series 2018	-	174,913	-	-	-	-	-	174,913	-	349,825	352,122	99%
Operating Transfers Out (To Other Funds)	-	-	-	-	-	-	-	-	-	-	-	N/A
Total Expenditures and Other Uses:	\$ -	\$ 174,913	\$ -	\$ -	\$ -	\$ -	-	\$ 284,913	\$ -	459,825	\$ 462,122	100%
Net Increase/ (Decrease) in Fund Balance	2,136	(116,583)	180,670	36,805	150,513	2,742	2,109	(284,039)	2,481	(23,165)	2,898	
Fund Balance - Beginning	421,226	423,362	306,779	487,449	524,254	674,767	677,509	679,619	395,579	421,226	-	
Fund Balance - Ending	\$ 423,362	\$ 306,779	\$ 487,449	\$ 524,254	\$ 674,767	\$ 677,509	679,619	395,579	\$ 398,061	398,061	\$ 2,898	

Artisan Lakes Community Development District
Capital Projects Fund - Series 2018
Statement of Revenues, Expenditures and Changes in Fund Balance
Through June 30, 2022

Description	October	November	December	January	February	March	April	May	June	Year to Date	Total Annual Budget	% of Budget
Revenue and Other Sources												
Carryforward	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	N/A
Interest Income												
Construction Account	-	-	-	-	-	-	-	-	-	-	\$ -	N/A
Cost of Issuance	-	-	-	-	-	-	-	-	-	-	\$ -	N/A
Debt Proceeds	-	-	-	-	-	-	-	-	-	-	\$ -	N/A
Contributions - Tylor Morrison	-	-	-	-	-	-	-	-	-	-	\$ -	N/A
Operating Transfers In (From Other Funds)	-	-	-	-	-	-	-	-	-	-	\$ -	N/A
Total Revenue and Other Sources:	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	N/A
Expenditures and Other Uses												
Executive												
Professional Management	-	-	-	-	-	-	-	-	-	-	\$ -	N/A
Other Contractual Services												
Trustee Services	-	-	-	-	-	-	-	-	-	-	\$ -	N/A
Printing & Binding	-	-	-	-	-	-	-	-	-	-	\$ -	N/A
Legal Services												
Legal - Series 2018 Bonds	-	-	-	-	-	-	-	-	-	-	\$ -	N/A
Other General Government Services												
Stormwater Mgmt-Construction	-	-	-	-	-	-	-	-	-	-	\$ -	N/A
Capital Outlay												
Water-Sewer Combination	-	-	-	-	-	-	-	-	-	-	\$ -	N/A
Stormwater Management											-	
Legal - Series 2018 Bonds	-	-	-	-	-	-	-	-	-	-	\$ -	N/A
Underwriter's Discount	-	-	-	-	-	-	-	-	-	-	\$ -	N/A
Operating Transfers Out (To Other Funds)	-	-	-	-	-	-	-	-	-	-	\$ -	N/A
Total Expenditures and Other Uses:	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	N/A
 Net Increase/ (Decrease) in Fund Balance	-	-	-	-	-	-	-	-	-	0	-	
Fund Balance - Beginning	6	6	6	6	6	6	6	6	6	6	\$ -	
Fund Balance - Ending	\$ 6	\$ 6	\$ 6	\$ 6	\$ 6	\$ 6	\$ 6	\$ 6	\$ 6	\$ 6	\$ -	