ESPLANADE LAKE CLUB COMMUNITY DEVELOPMENT DISTRICT



FINANCIAL STATEMENTS - JULY 2021

FISCAL YEAR 2021

PREPARED BY:

Esplanade Lake Club Community Development District

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Esplanade Lake Club Community Develoment District Balance Sheet

for the Period Ending July 31, 2021

Governmental Funds													
		Debt Serv	vice Funds	Capital Pro	ojects Funds	Accoun	Totals						
	General Fund	Series 2019A-1	Series 2019A-2	Series 2019A-1	Series 2019A-2	General Long Term Debt	General Fixed Assets	(Memorandum Only)					
Assets													
Cash and Investments													
General Fund - Invested Cash	\$ 361,066	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 361,066					
Debt Service Fund													
Interest Account		0	0	-	-	-	-	0					
Sinking Account	-	-	-	-	-	-	-	-					
Reserve Account	-	432,147	197,884	-	-	-	-	630,031					
Revenue	-	530,155	262,976	-	-	-	-	793,131					
Prepayment Account	-	-	354,402	-	-	-	-	354,402					
General Redemption Account	-	-	-	-	-	-	-	-					
Capitalized Interest	-	-	-	-	-	-	-	-					
Retainage Account	-			-	-	-	-	-					
Construction	-	-	-	160,722	6,757,349	-	-	6,918,072					
Cost of Issuance	-	-	-	-	-	-	-	-					
Due from Other Funds													
General Fund	-	17,000	8,242	-	-	-	-	25,242					
Debt Service Fund(s)		-	-	-	-	-	-						
Capital Projects Fund(s)								-					
Market Valuation Adjustments	-	-	-			-	-	-					
Accrued Interest Receivable	-	-	-	-	-	-	-	-					
Assessments Receivable/Deposits	-	-	-	-	-	-	-	-					
Amount Available in Debt Service Funds	-	-	-	-	-	1,802,807	-	1,802,807					
Amount to be Provided by Debt Service Funds	-	-	-	-	-	19,752,193	-	19,752,193					
Investment in General Fixed Assets (net of depreciation)	-	-	-	-	-	-	-	-					
Total Assets	\$ 361,066	\$ 979,302	\$ 823,505	\$ 160,722	\$ 6,757,349	\$ 21,555,000	\$ -	\$ 30,636,945					

Esplanade Lake Club Community Develoment District Balance Sheet

for the Period Ending July 31, 2021

	Governmental Funds														
			Debt Serv	ice Fun	ds		Capital Pro	jects F	unds	Account Groups				Totals	Totals
·	General Fund	Series 2019A-1		Series 2019A-2		Series 2019A-1		Series 2019A-2		General Long Term Debt		General Fixed Assets		(M	emorandum Only)
Liabilities															
Accounts Payable & Payroll Liabilities \$	13,133	\$	-	\$	-	\$	-	\$	-	\$	-	\$	-	\$	13,133
Due to Other Funds															
General Fund	-		-		-		-		-		-		-		-
Debt Service Fund(s)	25,242		-		-		-		-		-		-		25,242
Capital Projects Fund(s)															-
Bonds Payable															-
Current Portion	-		-		-		-		-		\$0		-		-
Long Term											\$21,555,000				21,555,000
Unamortized Prem/Disc on Bds Pybl	-		-		-		-		-				-		-
Total Liabilities \$	38,375	\$	-	\$	-	\$	-	\$	-	\$	21,555,000	\$		\$	21,593,375
Fund Equity and Other Credits															
Investment in General Fixed Assets	_		-		-		-		-		-		_		-
Unamortized Premium/Discount on Bonds															
Series 2019A-1	-		-		-		(30,463)		-		-				(30,463)
Series 2019A-2	_		-		-		-		(15,308)		-				(15,308)
Fund Balance															
Restricted															
Beginning: October 1, 2020 (Audited)	_		724,811		547,858		1,403,193		6,767,514		-		_		9,443,376
Results from Current Operations	-		254,490		275,647		(1,212,007)		5,143		-		-		(676,726)
Unassigned															
Beginning: October 1, 2020 (Audited)	10,194		-		-		-		-		-		-		10,194
Results from Current Operations	312,498		-		-						-		-		312,498
Total Fund Equity and Other Credits		\$	979,302	\$	823,505	\$	160,722	\$	6,757,349	\$	-	\$		\$	9,043,570
Total Liabilities, Fund Equity and Other Credits \$	361,066	Ś	979,302	Ś	823,505	\$	160,722	\$	6,757,349	\$	21,555,000	\$		Ś	30,636,945
	301,000	<u> </u>	373,302	-	323,303	7	100,722	7	5,757,545	<u> </u>		<u> </u>		<u> </u>	55,050,545

Esplanade Lake Club Community Development District General Fund

Statement of Revenues, Expenditures and Changes in Fund Balance Through July 31, 2021

Description	October	November	December	January	February	March	April	May	June	July	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	-	654	51,862	2,890	4,983	182,642	252,706	-	(25,242)	-	470,496	\$ 444,770	106%
Special Assessments - Off-Roll	-	-	30,000	-	-	-	-	-	-	-	30,000	44,985	67%
Developer Contribution	-		-			-	-	-	-	-	-	-	N/A
Intragovernmental Transfer In		-	-	-	-	-	-	-	-	-	-	-	N/A
Total Revenue and Other Sources:	\$ -	\$ 654	\$ 81,862	\$ 2,890	\$ 4,983	\$ 182,642	\$ 252,706	\$ -	\$ (25,242) \$	-	500,496	\$ 489,755	N/A
Expenditures and Other Uses													
Executive													
Professional Management	3,333	3,333	3,333	3,333	3,333	3,333	3,333	3,333	3,333	3,333	33,333	40,000	83%
Financial and Administrative													
Audit Services	-	-	-	_	-	500	1,500	-	2,000	_	4,000	4,500	89%
Accounting Services	1,333	1,333	1,333	1,333	1,333	1,333	1,333	1,333	1,333	1,333	13,333	16,000	83%
Assessment Roll Services	1,333	1,333	1,333	1,333	1,333	1,333	1,333	1,333	1,333	1,333	13,333	8,000	167%
Arbitrage Rebate Services	-	-	-	-	-	-	-	-	-	-	-	500	0%
Other Contractual Services													
Legal Advertising	401	-	4,067	-	5,048	-	-	-	-	1,407	10,922	5,000	218%
Trustee Services	-	-	-	_	4,031	2,956	-	-	-	_	6,988	8,250	85%
Dissemination Agent Services	917	417	417	417	917	917	417	417	417	917	6,167	500	1233%
Property Appraiser Fees	-	-	-	-	-	-	-	-	-	-	-	-	N/A
Bank Service Fees	25	25	26	16	1	5	-	-	-	-	97	350	28%
Communications & Freight Services													
Postage, Freight & Messenger	56	-	103	21	-	305	21	11	11	21	549	750	73%
Computer Services - Website Development	50	-	50	_	-	-	-	-	-	_	100	1,500	7%
Insurance	5,381	-	-	_	-	-	-	-	-	_	5,381	5,200	103%
Printing & Binding	150	-	262	-	-	-	-	-	-	-	412	330	125%
Subscription & Memberships	175	-	-	-	-	-	-	-	-	-	175	175	100%
Legal Services													
Legal - General Counsel	-	-	7,493	-	506	-	636	-	300	285	9,219	15,000	61%
Legal - Series 2019 Bonds	-	-	-	-	-	-	-	-	-	-	-	-	N/A
Legal - Boundary Amendment	-	-	2,543	-	-	-	-	-	-	-	2,543	-	N/A

Prepared by:

Esplanade Lake Club Community Development District General Fund

Statement of Revenues, Expenditures and Changes in Fund Balance Through July 31, 2021

Description	October	November	December	January	February	March	April	May	June	July	Year to Date	Total Annual Budget	% of Budget
Other General Government Services	Octobel	VOVEIIIDEI	December	January	rebruary	iviaicii	Дріп	iviay	Julie	July	real to Date	Duuget	Dauget
Engineering Services	_	_	_	_	_	_	_	_	_	_	-	7,500	0%
Contingencies	_	_	_	_	_	-	_	_	_	_	_	-	N/A
Other Current Charges	_	_	_	_	_	_	_	_	_	_	-	_	N/A
Stormwater Management Services													,,,
Professional - Management	_	_	_	_	_	7,292	2,917	2,917	2,917	2,917	18,958	35,000	54%
Field Operations						,,	_,= -,	_,5	_,	_,5	_0,550	33,000	3 1,75
Mitigation Monitoring	_	_	_	_	_	_	_	_	_	_	-	_	N/A
Utility Services	_	_	_	_	_	_	_	_	_	_	-	-	N/A
Electric	_	_	_	_	_	_	_	_	_	_	-	_	N/A
Repairs & Maintenance													14,71
Lake System													
Aquatic Weed Control	_	_	_	_	_	-	_	2,500	4,164	125	6,789	59,200	11%
Lake Bank Maintenance	_	_	_	_	_	_	_	-	25,200	-	25,200.00	150,000	17%
Slope Survey Monitoring	_	_	_	_	_	_	_	_		_	-	5,000	0%
Water Quality Reporting/Testing	_	_	_	_	_	_	_	_	4,660	_	4,660.00	15,000	31%
Capital Outlay									1,000		1,000.00	13,000	31/0
Aeration Systems	_	_	_	_	_	_	_	_	_	_	-	_	N/A
Littoral Shelf Plantings	_	_	_	_	_	_	_	_	_	_	-	_	N/A
Erosion Restoration	_	_	_	_	_	-	_	_	_	_	_	_	N/A
Contingencies	_	_	_	_	_	-	_	_	_	_	_	_	N/A
Contingencies - OVERALL	_	_	_	_	_	_	_	_	_	_	-	12,000	0%
Landscaping												,	• • • • • • • • • • • • • • • • • • • •
Repairs & Maintenance	_	_	_	_	_	5,550	6,853	_	9,684	3,750	25,837	100,000	26%
Reserves						5,223	3,555		2,00	5,100			
Operational Reserve (Future Years)	_	_	_	_	_	-	_	_	_	_	-	_	N/A
Other Fees and Charges	_	_	_	_	_	-	_	_	_	_	-	_	N/A
Discounts/Collection Fees							_	_	_	_	-	_	,
Sub-Total:	13,154	6,441	20,959	6,454	16,504	23,524	18,343	11,844	55,352	15,422	187,998	489,755	38%
Total Expenditures and Other Uses:	\$ 13,154	\$ 6,441	\$ 20,959	\$ 6,454	\$ 16,504	\$ 23,524	\$ 18,343	\$ 11,844	\$ 55,352	\$ 15,422	\$ 187,998	\$ 489,755	_ 38%
Net Increase/ (Decrease) in Fund Balance	(13,154)	(5,787)	60,903	(3,564)	(11,521)	159,117	234,363	(11,844)	(80,594)	(15,422)	312,498	_	
Fund Balance - Beginning	10,194	(2,960)	(8,747)	52,156	48,592	37,071	196,188	430,551	418,707	338,113	10,194	-	
Fund Balance - Ending	\$ (2,960)					\$ 196,188			\$ 338,113		322,692	\$ -	

Esplanade Lake Club Community Development District Debt Service Fund - Series 2019A-1 Statement of Revenues, Expenditures and Changes in Fund Balance Through July 31, 2021

Description	0	ctober N	ovember I	December	January	February	March	April	May	June	July	Year to Date	Total Annual Budget	% of Budget
Revenue and Other Sources														
Carryforward	\$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	-	-	\$ -	N/A
Interest Income														
Interest Account		-	0	0	-	-	-	-	0	0	-	0		N/A
Sinking Fund		-	-	-	-	-	-	-	-	-	-	-		N/A
Reserve Account		2	2	2	2	2	2	2	2	2	2	18		N/A
Prepayment Account		-	-	-	-	-	-	-	-	-	-	-		N/A
Revenue Account		-	-	-	-	-	-	0	2	2	2	7		N/A
Capitalized Interest		1	1	-	-	-	-	-	-	-	-	2		N/A
Special Assessment Revenue														
Special Assessments - On-Roll		-	1,085	86,012	4,793	8,264	302,906	419,106	-	17,000	-	839,165	737,770	114%
Special Assessments - Off-Roll		-	-	-	-	-	-	-	-	-	-	-	72,494	N/A
Special Assessments - Prepayment 2019A-1		-	-	-	-	-	-	-	-	-	-	-	-	N/A
Intragovernmental Transfers In		-	-	-	-	-	-	-	-	-		-		N/A
Debt Proceeds														
Debt Proceeds Series 2019A-1		-	-	-	-	-	-	-	-	-	-	-		N/A
Total Revenue and Other Sources:	\$	3 \$	1,088 \$	86,014 \$	4,794 \$	8,266 \$	302,907 \$	419,108 \$	4 \$	17,004 \$	4	839,192	\$ 810,264	N/A
Expenditures and Other Uses														
Debt Service														
Principal Debt Service - Mandatory		-	-	-	-	-	-	-	-	- \$	-	-	\$ 275,000	0%
Principal Debt Service - Early Redemptions		-	-	-	-	-	-	-	-	- \$	-	-	\$ -	N/A
Interest Expense		-	292,344	-	-	-	-	-	292,344	- \$	-	584,688	\$ -	N/A
Operating Transfers Out (To Other Funds)		-	-	2	2	2	2	2	2	2 \$	2	14	-	N/A
Total Expenditures and Other Uses:	\$	- \$	292,344 \$	2 \$	2 \$	2 \$	2 \$	2 \$	292,346 \$	2 \$	2	584,702	\$ 275,000	N/A
Net Increase/ (Decrease) in Fund Balance		3	(291,256)	86,012	4,793	8,264	302,906	419,106	(292,342)	17,002	2	254,490	535,264	
Fund Balance - Beginning		724,811	724,814	433,559	519,571	524,364	532,628	835,533	1,254,639	962,297	979,299	724,811		
Fund Balance - Ending	\$	724,814 \$	433,559 \$	519,571 \$	524,364 \$	532,628 \$	835,533 \$	1,254,639 \$	962,297 \$	979,299 \$	979,302	979,302	\$ 535,264	

Esplanade Lake Club Community Development District Debt Service Fund - Series 2019A-2 Statement of Revenues, Expenditures and Changes in Fund Balance Through July 31, 2021

Description	C	October	November	December	January	February	March	April	May	June	July	Year to Date	Total Annual Budget	% of Budget
Revenue and Other Sources														
Carryforward	\$	- \$	-	\$ - \$	- \$	- 5	- \$	- \$	- \$	- \$	-	-	\$ -	N/A
Interest Income														
Interest Account		-	0	0	-	-	-	-	0	0	-	0		N/A
Sinking Fund		-	-	-	-	-	-	-	-	-	-	-		N/A
Reserve Account		1	1	1	1	1	1	1	1	1	1	9		N/A
Prepayment Account		1	1	1	1	2	0	1	1	1	1	9		N/A
Revenue Account		-	-	-	-	-	-	0	1	1	1	3		N/A
Capitalized Interest		1	1	-	-	-	-	-	-	-	-	1		N/A
Special Assessment Revenue														
Special Assessments - On-Roll		-	527	41,767	2,327	4,013	147,088	203,513	-	8,242	-	407,477	358,214	N/A
Special Assessments - Off-Roll		-	-	-	3,624	-	-	-	-	-	-	3,624	50,164	N/A
Special Assessments - Prepayment 2019A-2		155,006	-	234,314	-	32,127	133,787	104,175	70,916	91,349	84,339	906,013	-	N/A
Intragovernmental Transfers In		-	-	-	-	-	-	-	-	-		-		N/A
Debt Proceeds														
Debt Proceeds Series 2019A-2		-	-	-	-	-	-	-	-	-	-	-	-	N/A
Total Revenue and Other Sources:	\$	155,008 \$	530	\$ 276,082 \$	5,953 \$	36,142	280,875 \$	307,690 \$	70,919 \$	99,594 \$	84,342	1,317,135	\$ 408,378	N/A
Expenditures and Other Uses														
Debt Service														
Principal Debt Service - Mandatory	\$	- \$	-	\$ - \$	- \$	- 5	- \$	- \$	- \$	- \$	-	-	\$ -	N/A
Principal Debt Service - Early Redemptions	\$	- \$	185,000	\$ - \$	- \$	385,000	- \$	- \$	180,000 \$	- \$	-	750,000	\$ -	N/A
Interest Expense	\$	- \$	147,022	\$ - \$	- \$	3,794	- \$	- \$	135,809 \$	- \$	-	286,625	\$ 294,044	N/A
Operating Transfers Out (To Other Funds)		-	-	4,857	1	1	1	1	1	1	1	4,863	-	N/A
Total Expenditures and Other Uses:	\$	- \$	332,022	\$ 4,857	1 :	388,795	\$ 1 \$	1 \$	315,810 \$	1 \$	1	1,041,488	\$ 294,044	N/A
Net Increase/ (Decrease) in Fund Balance		155,008	(331,492)	271,225	5,952	(352,652)	280,874	307,689	(244,891)	99,593	84,341	275,647	114,334	
Fund Balance - Beginning		547,858	702,865	371,373	642,598	648,550	295,898	576,772	884,461	639,570	739,164	547,858	-	
Fund Balance - Ending	\$	702,865 \$	371,373	\$ 642,598 \$	648,550 \$	295,898	576,772 \$	884,461 \$	639,570 \$	739,164 \$	823,505	823,505	\$ 114,334	

Esplanade Lake Club Community Development District Capital Project Fund - Series 2019A-1 Statement of Revenues, Expenditures and Changes in Fund Balance Through July 31, 2021

Description	October	November	December	January	February	March	April	May	June	July	Year to Date	Total Annua Budget
Revenue and Other Sources												
Carryforward	\$ -	\$ -	\$ - \$	- \$	- \$	- \$	- \$	- \$	- \$	-	-	\$
Interest Income												
Construction Account	1	1	3	6	2	1	1	1	1	1	16	
Cost of Issuance	-	-	-	-	-	-	-	-	-	-	-	
Retainage Account	5	8	-	-	-	-	-	-	-	-	12	
Debt Proceeds												
Debt Proceeds Series 2019A-1	-	-	-	-	-	-	-	-	-	-	-	
Operating Transfers In (From Other Funds)		-	2	2	2	2	2	2	2	2	14	
Total Revenue and Other Sources:	\$ 6	\$ 9	\$ 5 \$	8 \$	4 \$	2 \$	3 \$	2 \$	3 \$	2	\$ 42	\$
Expenditures and Other Uses												
Executive												
Professional Management	-	_	-	-	-	-	_	-	_	-	\$ -	\$
Other Contractual Services												·
Trustee Services	-	_	-	-	-	-	-	-	-	-	\$ -	\$
Printing & Binding	-	_	-	-	-	-	-	-	-	-	; \$ -	\$.
Legal Services											•	•
Legal - Series 2019	_	_	_	_	_	_	_	_	_	_	\$ -	
Capital Outlay											Ψ	
Water-Sewer Combination-Construction	-	_	-	-	-	-	-	-	-	-	\$ -	Ś .
Stormwater Mgmt-Construction	-	_	-	1,212,049	-	-	_	-	-	-	\$ 1,212,049	\$.
Engineering Services	-	. <u>-</u>	_	-,,-	-	-	_	_	_	_	\$ -	\$
Other Physical Environment	_	_	_	_	_	_	_	_	_	_	\$ -	\$
Road Improvements	-	_	-	-	-	-	-	-	-	-	\$ -	.
Underwriters Discount									-		•	
Series 2019A-1	-	_	-	_	-	-	_	_	_	_	\$ -	\$
Cost of Issuance											•	•
Series 2019A-1	-	_	-	-	-	-	-	_	_	-	\$ -	\$
Operating Transfers Out (To Other Funds)	\$ -	\$ -	- \$	- \$	- \$	- \$	- \$	- \$	-	-	\$ -	
Total Expenditures and Other Uses:			\$ - \$			- \$	- \$	- \$	- \$	-	\$ 1,212,049	\$
Net Increase/ (Decrease) in Fund Balance	\$ 6	\$ 9	\$ 5 \$	(1,212,042) \$	4 \$	2 \$	3 \$	2 \$	3 \$	2	\$ (1,212,007)	
Fund Balance - Beginning			\$ 1,403,207 \$			191,173 \$	191,175 \$	191,178 \$	191,180 \$	191,183	1,403,193	
Fund Balance - Ending	1	\$ 1,403,207				191,175 \$	191,178 \$	191,180 \$	191,183 \$	191,185	\$ 191,185	\$

Esplanade Lake Club Community Development District Capital Project Fund - Series 2019A-2 Statement of Revenues, Expenditures and Changes in Fund Balance Through July 31, 2021

Description	(October	November	December	January	February	March	April	May	June	July	Year to Date	Total Annual Budget
Revenue and Other Sources													
Carryforward	\$	-	\$ -	\$ -	\$ -	\$ -:	\$ - \$	- \$	- \$	- \$	-	-	\$ -
Interest Income													
Construction Account		24	25	26	29	29	26	29	28	29	28	272	-
Cost of Issuance		-	-	-	-	-	-	-	-	-	-	-	-
Retainage Account		3	5	-	-	-	-	-	-	-	-	8	-
Debt Proceeds													
Debt Proceeds Series 2019A-2		-	-	-	-	-	-	-	-	-	-	-	
Operating Transfers In (From Other Funds)		-	-	4,857	1	1	1	1	1	1	1	4,863	-
Total Revenue and Other Sources:	\$	28	\$ 31	\$ 4,883	\$ 30	\$ 30	\$ 27 \$	30 \$	29 \$	30 \$	29	\$ 5,143	\$ -
Expenditures and Other Uses													
Executive													
Professional Management		_	_		_	_	_	_	_	_	_	\$ -	\$ -
Other Contractual Services												Ÿ	Ψ
Trustee Services		_	_	_	_	_	_	_	_	_	_	\$ -	\$ -
Printing & Binding		_	_	_	_	_	_	_	_	_	_	\$ -	\$ -
Legal Services												Ţ	Ţ
Legal - Series 2019				_	_	_	_	_	_	_	_	\$ -	_
Capital Outlay		-	-	•	-	-	-	-	-	-	-	-	_
Water-Sewer Combination-Construction												\$ -	\$ -
		-	-	•	_	-	-	-	-	-	-	- د	, - ; -
Stormwater Mgmt-Construction		-	-	-	_	-	-	-	-	-	-	ў -	ş -
Engineering Services		-	-	-	-	-	-	-	-	-	-	\$ -	\$ -
Other Physical Environment		-	-	-	-	-	-	-	-	-	-	\$ -	\$ -
Road Improvements		-	-	-	-	-	-	-	-	-	-	Ş -	-
Underwriters Discount										-			
Series 2019A-2		-	-	-	-	-	-	-	-	-	-	\$ -	\$ -
Cost of Issuance													
Series 2019A-2		-	-	-	-	-	-	-	-	-	-	\$ -	\$ -
Operating Transfers Out (To Other Funds)	\$		\$ -		\$ -	\$ -		- \$	- \$		-	\$ -	
Total Expenditures and Other Uses:	\$	-	> -	\$ -	\$ -	\$ -	\$ - \$	- \$	- \$	- \$	-	\$ -	\$ -
Net Increase/ (Decrease) in Fund Balance	\$	28	\$ 31	\$ 4,883	\$ 30	\$ 30	\$ 27 \$	30 \$	29 \$	30 \$	29	\$ 5,143	-
Fund Balance - Beginning	\$			\$ 6,767,572								6,767,514	-
Fund Balance - Ending						\$ 6,772,514			6,772,599 \$			\$ 6,772,658	\$ -