
LT Ranch Community Development District

Financial Statements

July 31, 2019

Prepared by:

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SUITE 1

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LT Ranch Community Development District

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**LT Ranch Community Development District
Balance Sheet
for the Period Ending July 31, 2019**

	Governmental Funds		Totals (Memorandum Only)
	General Fund	Account Groups General Long Term Debt	
Assets			
Cash and Investments			
General Fund - Invested Cash	\$ 28,069	\$ -	\$ 28,069
Debt Service Fund			
Interest Account			-
Sinking Account			-
Reserve Account			-
Revenue			-
Prepayment Account	-	-	
Due from Other Funds			
General Fund	-	-	-
Debt Service Fund(s)			-
Accounts Receivable	-	-	-
Assessments Receivable	-	-	-
Amount Available in Debt Service Funds	-	-	-
Amount to be Provided by Debt Service Funds	-	-	-
Total Assets	<u>\$ 28,069</u>	<u>\$ -</u>	<u>\$ 28,069</u>

**LT Ranch Community Development District
Balance Sheet
for the Period Ending July 31, 2019**

	Governmental Funds		Totals (Memorandum Only)
	General Fund	Account Groups General Long Term Debt	
Liabilities			
Accounts Payable & Payroll Liabilities	\$ -	\$ -	\$ -
Due to Other Funds			
General Fund	-	-	-
Debt Service Fund(s)	-	-	-
Bonds Payable			
Current Portion	-	-	-
Long Term	-	-	-
Total Liabilities	<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>
Fund Equity and Other Credits			
Investment in General Fixed Assets	-	-	-
Fund Balance			
Restricted			
Beginning: October 1, 2018 (Unaudited)	-	-	-
Results from Current Operations	-	-	-
Unassigned			
Beginning: October 1, 2018 (Unaudited)	-	-	-
Results from Current Operations	28,069	-	28,069
Total Fund Equity and Other Credits	<u>\$ 28,069</u>	<u>\$ -</u>	<u>\$ 28,069</u>
Total Liabilities, Fund Equity and Other Credits	<u>\$ 28,069</u>	<u>\$ -</u>	<u>\$ 28,069</u>

LT Ranch Community Development District
General Fund
Statement of Revenues, Expenditures and Changes in Fund Balance
Through July 31, 2019

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	-	-	-	-	-	-	-	-	-	-	-	0	N/A
Special Assessments - Off-Roll	-	-	10,000	10,000	-	-	35,000	-	35,000	-	90,000	-	N/A
Developer Contribution													
Developer Contribution	-	-	-	-	-	-	-	-	-	-	-	-	N/A
Intragovernmental Transfer In													
Intragovernmental Transfer In	-	-	-	-	-	-	-	-	-	-	-	-	N/A
Total Revenue and Other Sources:	\$ -	\$ -	\$ 10,000	\$ 10,000	\$ -	\$ -	\$ 35,000	\$ -	\$ 35,000	\$ -	90,000	\$ -	N/A
Expenditures and Other Uses													
Executive													
Professional Management	-	-	-	-	-	-	24,444	3,333	3,333	3,333	34,444	-	N/A
Financial and Administrative													
Audit Services	-	-	-	-	-	-	-	-	-	-	-	-	N/A
Accounting Services	-	-	-	-	-	-	4,889	667	667	667	6,889	-	N/A
Assessment Roll Services	-	-	-	-	-	-	-	-	-	-	-	-	N/A
Arbitrage Rebate Services	-	-	-	-	-	-	-	-	-	-	-	-	N/A
Other Contractual Services													
Legal Advertising	-	-	2,525	3,200	-	-	-	322	-	1,997	8,042	-	N/A
Trustee Services	-	-	-	-	-	-	-	-	-	-	-	-	N/A
Dissemination Agent Services	-	-	-	-	-	-	-	-	-	-	-	-	N/A
Property Appraiser Fees	-	-	-	-	-	-	-	-	-	-	-	-	N/A
Bank Service Fees	-	-	25	26	26	25	24	25	25	24	200	-	N/A
Communications & Freight Services													
Postage, Freight & Messenger	-	-	30	227	31	-	-	51	-	40	379	-	N/A
Computer Services - Website Development													
Computer Services - Website Development	-	-	1,400	50	50	-	100	50	50	50	1,750	-	N/A
Insurance													
Insurance	-	-	-	5,137	-	-	-	-	-	-	5,137	-	N/A
Printing & Binding													
Printing & Binding	-	-	350	491	-	-	-	783	-	152	1,777	-	N/A
Subscription & Memberships													
Subscription & Memberships	-	-	-	-	-	-	-	-	-	-	-	-	N/A
Legal Services													
Legal - General Counsel	-	-	1,510	-	262	-	-	88	300	1,152	3,313	-	N/A

LT Ranch Community Development District
General Fund
Statement of Revenues, Expenditures and Changes in Fund Balance
Through July 31, 2019

Description	October	November	December	January	February	March	April	May	June	July	Year to Date	Total Annual Budget	% of Budget
Legal -	-	-	-	-	-	-	-	-	-	-	-	-	N/A
Other General Government Services													
Engineering Services	-	-	-	-	-	-	-	-	-	-	-	-	N/A
Contingencies	-	-	-	-	-	-	-	-	-	-	-	-	N/A
Other Current Charges	-	-	-	-	-	-	-	-	-	-	-	-	N/A
Other Fees and Charges	-	-	-	-	-	-	-	-	-	-	-	-	N/A
Discounts/Collection Fees	-	-	-	-	-	-	-	-	-	-	-	-	N/A
Sub-Total:	-	-	5,840	9,130	369	25	29,458	5,319	4,375	7,415	61,931	-	N/A
Total Expenditures and Other Uses:	\$ -	\$ -	\$ 5,840	\$ 9,130	\$ 369	\$ 25	\$ 29,458	\$ 5,319	\$ 4,375	\$ 7,415	\$ 61,931	\$ -	N/A
Net Increase/ (Decrease) in Fund Balance	-	-	4,160	870	(369)	(25)	5,542	(5,319)	30,625	(7,415)	28,069	-	
Fund Balance - Beginning	-	-	-	4,160	5,029	4,660	4,635	10,178	4,859	35,484	-	-	
Fund Balance - Ending	\$ -	\$ -	\$ 4,160	\$ 5,029	\$ 4,660	\$ 4,635	\$ 10,178	\$ 4,859	\$ 35,484	\$ 28,069	28,069	\$ -	