

RIVER LANDING COMMUNITY DEVELOPMENT DISTRICT



FINANCIAL STATEMENTS - MAY 2021

FISCAL YEAR 2021

PREPARED BY:

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

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

River Landing Community Development District

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JPWard & Associates, LLC
2301 Northeast 37th Street
Fort Lauderdale, Florida 33308

**River Landing Community Development District
Balance Sheet
for the Period Ending May 31, 2021**

	Governmental Funds						Account Groups General Long Term Debt	Totals (Memorandum Only)
	Debt Service Funds			Capital Projects Funds				
	General Fund	Series 2020A	Series 2020B	Series 2020A	Series 2020B			
Assets								
Cash and Investments								
General Fund - Invested Cash	\$ 16,110	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 16,110
Debt Service Fund								
Interest Account		0	0	-	-			0
Sinking Account								-
Reserve Account		253,831	99,025	-	-			352,856
Revenue Account								-
Capitalized Interest		175,906	99,031	-	-			274,936
Prepayment Account								-
Construction Account				760,374	19			760,393
Cost of Issuance Account				15,247	5,202			20,449
Due from Other Funds								
General Fund	-	-	-	-	-	-	-	-
Debt Service Fund(s)	-	-	-	-	-	-	-	-
Accounts Receivable								
Assessments Receivable								
Amount Available in Debt Service Funds	-	-	-	-	-	627,793		627,793
Amount to be Provided by Debt Service Funds	-	-	-	-	-	12,617,207		12,617,207
Total Assets	\$ 16,110	\$ 429,737	\$ 198,056	\$ 775,621	\$ 5,222	\$ 13,245,000		\$ 14,669,745

**River Landing Community Development District
Balance Sheet
for the Period Ending May 31, 2021**

	Governmental Funds						Account Groups General Long Term Debt	Totals (Memorandum Only)
	Debt Service Funds			Capital Projects Funds				
	General Fund	Series 2020A	Series 2020B	Series 2020A	Series 2020B			
Liabilities								
Accounts Payable & Payroll Liabilities	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Due to Fiscal Agent								
Due to Other Funds	-							-
General Fund	-	-	-	-	-	-	-	-
Debt Service Fund(s)	-	-	-	-	-	-	-	-
Bonds Payable								
Current Portion						0		-
Long Term						\$13,245,000		13,245,000
Total Liabilities	<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>	<u>\$ 13,245,000</u>		<u>\$ 13,245,000</u>
Fund Equity and Other Credits								
Fund Balance								
Restricted								
Beginning: October 1, 2020 (Unaudited)		-	-	-	-	-		-
Results from Current Operations		429,737	198,056	775,621	5,222	-		1,408,635
Unassigned								
Beginning: October 1, 2020 (Unaudited)	3,194							3,194
Results from Current Operations	12,916							12,916
Total Fund Equity and Other Credits	<u>\$ 16,110</u>	<u>\$ 429,737</u>	<u>\$ 198,056</u>	<u>\$ 775,621</u>	<u>\$ 5,222</u>	<u>\$ -</u>		<u>\$ 1,424,745</u>
Total Liabilities, Fund Equity and Other Credits	<u>\$ 16,110</u>	<u>\$ 429,737</u>	<u>\$ 198,056</u>	<u>\$ 775,621</u>	<u>\$ 5,222</u>	<u>\$ 13,245,000</u>		<u>\$ 14,669,745</u>

River Landing Community Development District
General Fund
Statement of Revenues, Expenditures and Changes in Fund Balance
Through May 31, 2021

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	-	-	-	-	-	-	-	-	-	-	N/A
Special Assessments - Off-Roll	-	-	-	-	-	-	-	-	-	-	N/A
Developer Contribution	35,000		539,940	-	-	32,305	-	-	607,245	-	N/A
Intragovernmental Transfer In	-	-	-	-	-	-	-	-	-	-	N/A
Total Revenue and Other Sources:	\$ 35,000	\$ -	\$ 539,940	\$ -	\$ -	\$ 32,305	\$ -	\$ -	607,245	\$ -	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	26,667	-	N/A
Financial and Administrative											
Audit Services	-	-	-	-	-	-	-	-	-	-	N/A
Accounting Services	667	667	1,333	1,333	1,333	1,333	1,333	1,333	9,333	-	N/A
Assessment Roll Services	-	-	1,333	1,333	1,333	1,333	1,333	1,333	8,000	-	N/A
Arbitrage Rebate Services	-	-	-	-	-	-	-	-	-	-	N/A
Other Contractual Services											
Legal Advertising	-	663	-	-	-	187	198	671	1,719	-	N/A
Trustee Services	-	-	-	-	-	-	-	-	-	-	N/A
Dissemination Agent Services	-	-	5,000	-	-	-	-	-	5,000	-	N/A
Property Appraiser Fees	-	-	1,450	-	-	-	-	-	1,450	-	N/A
Bank Service Fees	25	24	23	-	-	24	21	22	140	-	N/A
Communications & Freight Services											
Postage, Freight & Messenger	131	376	36	-	30	-	-	46	619	-	N/A
Computer Services - Website Development	50	50	-	-	-	-	-	-	100	-	N/A
Insurance	5,000	-	-	-	-	-	-	-	5,000	-	N/A
Printing & Binding		133	160	-	-	279	-	-	573	-	N/A
Subscription & Memberships	175	-	-	-	-	-	-	-	175	-	N/A

River Landing Community Development District
General Fund
Statement of Revenues, Expenditures and Changes in Fund Balance
Through May 31, 2021

Description	October	November	December	January	February	March	April	May	Year to Date	Total Annual Budget	% of Budget
Legal Services											
Legal - General Counsel	-	8,153	7,947	-	4,475	-	2,059	-	22,635	-	N/A
Legal - 2020 Bonds	-	-	-	-	-	-	-	-	-	-	N/A
Other General Government Services											
Engineering Services	-	-	-	-	180	6,585	1,214	-	7,978.66	-	N/A
Contingencies	-	-	-	-	-	-	-	-	-	-	N/A
Other Current Charges	-	-	-	-	-	-	-	-	-	-	N/A
Road & Street Facilities											
Capital Improvements - Street Lights	-	-	-	504,940	-	-	-	-	504,939.75	-	N/A
Other Fees and Charges											
Discounts/Collection Fees	-	-	-	-	-	-	-	-	-	-	N/A
Sub-Total:	9,381	13,399	20,616	510,940	10,685	13,075	9,492	6,739	594,329	-	N/A
Total Expenditures and Other Uses:	\$ 9,381	\$ 13,399	\$ 20,616	\$ 510,940	\$ 10,685	\$ 13,075	\$ 9,492	\$ 6,739	\$ 594,329	\$ -	N/A
Net Increase/ (Decrease) in Fund Balance	25,619	(13,399)	519,323	(510,940)	(10,685)	19,230	(9,492)	(6,739)	12,916	-	
Fund Balance - Beginning	3,194	28,813	15,413	534,737	23,797	13,112	32,342	22,849	3,194	-	
Fund Balance - Ending	\$ 28,813	\$ 15,413	\$ 534,737	\$ 23,797	\$ 13,112	\$ 32,342	\$ 22,849	\$ 16,110	16,110	\$ -	

River Landing Community Development District
Debt Service Fund - Series 2020A
Statement of Revenues, Expenditures and Changes in Fund Balance
Through May 31, 2021

Description	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	-	-	-	-	-	-	-	-	N/A
Reserve Account	-	1	1	1	1	1	5	-	N/A
Prepayment Account	-							-	N/A
Revenue Account	-							-	N/A
Capitalized Interest Account	-	1	1	1	1	1	7	-	N/A
Special Assessments - Prepayments									
Special Assessments - On Roll	-							-	N/A
Special Assessments - Off Roll	-							-	N/A
Special Assessments - Prepayments	-							-	N/A
Debt Proceeds	589,922						589,922	-	N/A
Intragovernmental Transfer In	-	-	-	-	-	-	-	-	N/A
Total Revenue and Other Sources:	\$ 589,922	\$ 2	\$ 2	\$ 2	\$ 2	\$ 2	\$ 589,934	\$ -	N/A
Expenditures and Other Uses									
Debt Service									
Principal Debt Service - Mandatory									
Series 2020A	-	-	-	-	-	-	-	-	N/A
Principal Debt Service - Early Redemptions									
Series 2020A	-	-	-	-	-	-	-	-	N/A
Interest Expense									
Series 2020A	-	-	-	-	-	145,601	145,601	-	N/A
Unamortized Premium/Discount on Bonds Payable	14,596	-	-	-	-	-	14,596	-	N/A
Underwriter's Discount	-	-	-	-	-	-	-	-	N/A
Operating Transfers Out (To Other Funds)	-	-	-	-	-	-	-	-	N/A
Total Expenditures and Other Uses:	\$ 14,596	\$ -	\$ -	\$ -	\$ -	\$ 145,601	160,197	\$ -	N/A
Net Increase/ (Decrease) in Fund Balance	575,326	2	2	2	2	(145,599)	429,737	-	
Fund Balance - Beginning	-	575,326	575,328	575,331	575,333	575,335	-	-	
Fund Balance - Ending	\$ 575,326	\$ 575,328	\$ 575,331	\$ 575,333	\$ 575,335	429,737	429,737	\$ -	

Prepared by:

JPWARD and Associates, LLC

River Landing Community Development District
Debt Service Fund - Series 2020B
Statement of Revenues, Expenditures and Changes in Fund Balance
Through May 31, 2021

Description	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	-	-	-	-	-	-	-	-	N/A
Reserve Account	-	0	0	0	0	0	2	-	N/A
Prepayment Account	-					-	-	-	N/A
Revenue Account	-					-	-	-	N/A
Capitalized Interest Account	-	1	1	1	1	1	4	-	N/A
Special Assessments - Prepayments									
Special Assessments - On Roll	-					-	-	-	N/A
Special Assessments - Off Roll	-					-	-	-	N/A
Special Assessments - Prepayments	-					-	-	-	N/A
Debt Proceeds	295,492						295,492	-	N/A
Intragovernmental Transfer In	-	-	-	-	-	-	-	-	N/A
Total Revenue and Other Sources:	\$ 295,492	\$ 1	\$ 1	\$ 1	\$ 1	\$ 1	\$ 295,498	\$ -	N/A
Expenditures and Other Uses									
Debt Service									
Principal Debt Service - Mandatory									
Series 2020B	-	-	-	-	-	-	-	-	N/A
Principal Debt Service - Early Redemptions									
Series 2020B	-	-	-	-	-	-	-	-	N/A
Interest Expense									
Series 2020B	-	-	-	-	-	81,971	81,971	-	N/A
Unamortized Premium/Discount on Bonds Payable	15,471	-	-	-	-	-	15,471	-	N/A
Underwriters Discount	-	-	-	-	-	-	-	-	N/A
Operating Transfers Out (To Other Funds)	-	-	-	-	-	-	-	-	N/A
Total Expenditures and Other Uses:	\$ 15,471	\$ -	\$ -	\$ -	\$ -	\$ 81,971	97,442	\$ -	N/A
Net Increase/ (Decrease) in Fund Balance	280,021	1	1	1	1	(81,970)	198,056	-	
Fund Balance - Beginning	-	280,021	280,022	280,023	280,024	280,025	-	-	
Fund Balance - Ending	\$ 280,021	\$ 280,022	\$ 280,023	\$ 280,024	\$ 280,025	198,056	198,056	\$ -	

River Landing Community Development District
Capital Projects Fund - Series 2020A
Statement of Revenues, Expenditures and Changes in Fund Balance
Through May 31, 2021

Description	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	-	26	17	15	13	3	74	\$ -	N/A
Cost of Issuance	-	0	0	0	0	0	0	\$ -	N/A
Debt Proceeds	7,995,078	-	-	-	-	-	7,995,078	\$ -	N/A
Developer Contributions	-	-	-	-	-	-	-	\$ -	N/A
Operating Transfers In (From Other Funds)	-	-	-	-	-	-	-	\$ -	N/A
Total Revenue and Other Sources:	\$ 7,995,078	\$ 26	\$ 17	\$ 15	\$ 13	\$ 3	\$ 7,995,153	\$ -	N/A
Expenditures and Other Uses									
Executive									
Professional Management	32,408	-	-	-	-	-	32,408	\$ -	N/A
Other Contractual Services									
Trustee Services	5,925	-	-	-	-	-	5,925	\$ -	N/A
Printing & Binding	972	-	-	-	-	-	972	\$ -	N/A
Capital Outlay									
Water-Sewer Combination	1,169,513	-	-	2,174,525	-	-	3,344,038	\$ -	N/A
Stormwater Management	2,589,936	-	-	-	-	-	2,589,936	\$ -	N/A
Landscaping	-	-	-	-	-	-	-	\$ -	N/A
Roadway Improvement	-	-	-	976,137	-	-	976,137	\$ -	N/A
Cost of Issuance									
Legal - Series 2020A Bonds	98,036	-	380	-	-	-	98,416	\$ -	N/A
Underwriter's Discount	171,700	-	-	-	-	-	171,700	\$ -	N/A
Operating Transfers Out (To Other Funds)	-	-	-	-	-	-	-	\$ -	N/A
Total Expenditures and Other Uses:	\$ 4,068,490	\$ -	\$ 380	\$ 3,150,661	\$ -	\$ -	\$ 7,219,532	\$ -	N/A
Net Increase/ (Decrease) in Fund Balance	\$ 3,926,588	\$ 26	\$ (364)	\$ (3,150,646)	\$ 13	\$ 3	\$ 775,621	-	-
Fund Balance - Beginning	\$ -	\$ 3,926,588	\$ 3,926,614	\$ 3,926,251	\$ 775,605	\$ 775,618	\$ -	\$ -	-
Fund Balance - Ending	\$ 3,926,588	\$ 3,926,614	\$ 3,926,251	\$ 775,605	\$ 775,618	\$ 775,621	\$ 775,621	\$ -	-

River Landing Community Development District
 Capital Projects Fund - Series 2020B
 Statement of Revenues, Expenditures and Changes in Fund Balance
 Through May 31, 2021

Description	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	-	12	3	2	2	-	19	\$ -	N/A
Cost of Issuance	-	0	0	0	0	0	0	\$ -	N/A
Debt Proceeds	4,364,508	-	-	-	-	-	4,364,508	\$ -	N/A
Developer Contributions	-	-	-	-	-	-	-	\$ -	N/A
Operating Transfers In (From Other Funds)	-	-	-	-	-	-	-	\$ -	N/A
Total Revenue and Other Sources:	\$ 4,364,508	\$ 12	\$ 3	\$ 2	\$ 2	\$ 0	\$ 4,364,528	\$ -	N/A
Expenditures and Other Uses									
Executive									
Professional Management	17,592	-	-	-	-	-	17,592	\$ -	N/A
Other Contractual Services									
Trustee Services	4,650	-	-	-	-	-	4,650	\$ -	N/A
Printing & Binding	528	-	-	-	-	-	528	\$ -	N/A
Capital Outlay									
Water-Sewer Combination	3,559,280	-	-	630,636	-	-	4,189,916	\$ -	N/A
Stormwater Management	-	-	-	-	-	-	-	\$ -	N/A
Landscaping	-	-	-	-	-	-	-	\$ -	N/A
Roadway Improvement	-	-	-	-	-	-	-	\$ -	N/A
Cost of Issuance									
Legal - Series 2020B Bonds	53,214	-	206	-	-	-	53,421	\$ -	N/A
Underwriter's Discount	93,200	-	-	-	-	-	93,200	\$ -	N/A
Operating Transfers Out (To Other Funds)	-	-	-	-	-	-	-	\$ -	N/A
Total Expenditures and Other Uses:	\$ 3,728,463	\$ -	\$ 206	\$ 630,636	\$ -	\$ -	\$ 4,359,306	\$ -	N/A
Net Increase/ (Decrease) in Fund Balance	\$ 636,045	\$ 12	\$ (204)	\$ (630,634)	\$ 2	\$ 0	\$ 5,222	-	-
Fund Balance - Beginning	\$ -	\$ 636,045	\$ 636,057	\$ 635,853	\$ 5,219	\$ 5,221	\$ -	\$ -	-
Fund Balance - Ending	\$ 636,045	\$ 636,057	\$ 635,853	\$ 5,219	\$ 5,221	\$ 5,222	\$ 5,222	\$ -	-