

STONELAKE RANCH COMMUNITY DEVELOPMENT DISTRICT



FINANCIAL STATEMENTS - JANUARY 2022

FISCAL YEAR 2022

PREPARED BY:

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JPWard and Associates, LLC

Community Development District Advisors

Stonelake Ranch Community Development District

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JPWard & Associates, LLC

2301 NORTHEAST 37 STREET
FORT LAUDERDALE,
FLORIDA 33308

Stonelake Ranch Community Development District
Balance Sheet
for the Period Ending January 31, 2022

	Governmental Funds		Account Groups		Totals (Memorandum Only)
	General Fund	Debt Service Fund	General Long Term Debt	General Fixed Assets	
Assets					
Cash and Investments					
General Fund - Invested Cash	\$ 90,080	\$ -	\$ -	\$ -	\$ 90,080
Debt Service Fund					
Interest Account	-	0	-	-	0
Sinking Account	-	-	-	-	-
Reserve Account	-	119,697	-	-	119,697
Prepayment Account	-	13,151	-	-	13,151
Revenue	-	264,818	-	-	264,818
Deferred Cost Account	-	2	-	-	2
Due from Other Funds					
General Fund	-	-	-	-	-
Debt Service Fund	-	16,879	-	-	16,879
Market Valuation Adjustments					
Accrued Interest Receivable	-	-	-	-	-
Accounts Receivable	-	-	-	-	-
Prepaid Expenses	-	-	-	-	-
Amount Available in Debt Service Funds	-	-	414,547	-	414,547
Amount to be Provided by Debt Service Funds	-	-	1,269,612	-	1,269,612
Investment in General Fixed Assets (net of depreciation)	-	-	-	3,726,925	3,726,925
Total Assets	\$ 90,080	\$ 414,547	\$ 1,684,160	\$ 3,726,925	\$ 5,915,713

Stonelake Ranch Community Development District
Balance Sheet
for the Period Ending January 31, 2022

	Governmental Funds		Account Groups		Totals (Memorandum Only)
	General Fund	Debt Service Fund	General Long Term Debt	General Fixed Assets	
Liabilities					
Accounts Payable	\$ 5,210	\$ -	\$ -	\$ -	\$ 5,210
Due to Other Funds					
General Fund	-	-	-	-	-
Debt Service Fund	16,879	-	-	-	16,879
Bonds Payable - Series 2004					
Current Portion	-	-	\$85,000	-	85,000
Long Term	-	-	\$1,580,000	-	1,580,000
Notes Payable - Stonelake Ranch LLC	-	-	\$19,160	-	19,160
Total Liabilities	\$ 22,089	\$ -	\$ 1,684,160	\$ -	\$ 1,706,248
Fund Equity and Other Credits					
Investment in General Fixed Assets	-	-	-	3,726,925	3,726,925
Fund Balance					
Reserved					
Beginning: October 1, 2021 (Audited)	-	310,579	-	-	310,579
Results from Current Operations	-	103,968	-	-	103,968
Unreserved					
Beginning: October 1, 2021 (Audited)	50,890	-	-	-	50,890
Results from Current Operations	17,102	-	-	-	17,102
Total Fund Equity and Other Credits	\$ 67,992	\$ 414,547	\$ -	\$ 3,726,925	\$ 4,209,464
Total Liabilities, Fund Equity and Other Credits	\$ 90,080	\$ 414,547	\$ 1,684,160	\$ 3,726,925	\$ 5,915,713

Stonelake Ranch Community Development District
General Fund
Statement of Revenues, Expenditures and Changes in Fund Balance
Through January 31, 2022

Description	October	November	December	January	Total	Total Annual Budget	% of Budget
Revenue and Other Sources							
Carryforward	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	N/A
Interest							
Interest - General Checking	0	1	2	1	3	10	34%
Special Assessment Revenue							
Special Assessments - Uniform Method	400	11,949	19,397	4,034	35,780	47,117	76%
Total Revenue and Other Sources:	\$ 400	\$ 11,950	\$ 19,399	\$ 4,035	\$ 35,783	\$ 47,127	76%
Expenditures and Other Uses							
Legislative							
Board of Supervisors' Fees	-	-	-	-	-	\$ 2,400	N/A
Executive							
Professional Management	1,789	1,789	1,923	1,834	7,334	\$ 22,002	33%
Financial and Administrative							
Audit Services	-	-	-	3,900	3,900	4,000	98%
Other Contractual Services							
Legal Advertising	-	61	-	-	61	550	11%
Trustee Services	-	-	-	-	-	3,500	0%
Dissemination Agent Services	-	-	-	-	-	5,000	0%
Bank Services	32	31	32	32	126	400	32%
Rentals and Leases							
Web Site Maintenance	50	-	100	-	150	1,600	9%
Communications & Freight Services							
Postage, Freight & Messenger	-	-	11	-	11	50	21%
Insurance							
	-	6,731	-	-	6,731	6,700	100%
Printing & Binding							
	-	-	-	194	194	-	#DIV/0!
Subscription & Memberships							
	-	175	-	-	175	175	100%
Legal Services							
Legal - General Counsel	-	-	-	-	-	750	0%
Other General Government Services							
Engineering Services - General Fund	-	-	-	-	-	-	N/A
Total Expenditures and Other Uses:	\$ 1,871	\$ 8,787	\$ 2,065	\$ 5,959	\$ 18,682	\$ 47,127	40%
Net Increase/ (Decrease) in Fund Balance	(1,471)	3,163	17,333	(1,924)	17,102	\$ -	
Fund Balance - Beginning	50,890	49,419	52,582	69,916	50,890	20,468	
Fund Balance - Ending	\$ 49,419	\$ 52,582	\$ 69,916	\$ 67,992	\$ 67,992	\$ 20,468	

Stonelake Ranch Community Development District
Debt Service Fund
Statement of Revenues, Expenditures and Changes in Fund Balance
Through January 31, 2022

Description	October	November	December	January	Total	Total Annual Budget	% of Budget
Revenue and Other Sources							
Carryforward							
Interest Account	\$ -	\$ 0	\$ -	\$ -	\$ 0	\$ -	N/A
Revenue Account	2	2	1	2	6	1,700	0%
Reserve Account	1	1	1	2	5	-	N/A
Prepayment Account	-	-	0	0	0	-	N/A
Sinking Fund Account	-	-	-	-	-	-	N/A
Deferred Cost Account	-	-	-	-	-	4,700	0%
Interest Income	-	-	-	-	-	50	0%
Special Assessment Revenue							
Special Assessments - On-Roll	1,626	48,615	78,916	16,879	146,036	191,635	76%
Special Assessments - Prepayments	-	13,151	-	-	13,151	-	N/A
Total Revenue and Other Sources:	\$ 1,629	\$ 61,769	\$ 78,918	\$ 16,883	\$ 159,199	\$ 198,085	80%
Expenditures and Other Uses							
Debt Service							
Principal Debt Service - Mandatory							
Series 2004 Bonds	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 85,000	0%
Stonelake Ranch LLC	-	6,111	-	-	6,111	4,700	130%
Principal Debt Service - Early Redemptions							
Series 2004 Bonds	-	-	-	-	-	-	N/A
Interest Expense							
Series 2004 Bonds	-	49,118	-	-	49,118	108,265	45%
Stonelake Ranch LLC	0	-	2	-	2	120	2%
Total Expenditures and Other Uses:	\$ 0	\$ 55,228	\$ 2	\$ -	\$ 55,231	\$ 198,085	28%
Net Increase/ (Decrease) in Fund Balance	1,628	6,541	78,916	16,883	103,968	-	
Fund Balance - Beginning	310,579	312,208	318,749	397,665	310,579	335,814	
Fund Balance - Ending	\$ 312,208	\$ 318,749	\$ 397,665	\$ 414,547	\$ 414,547	\$ 335,814	

Prepared by:
JPWARD and Associates, LLC