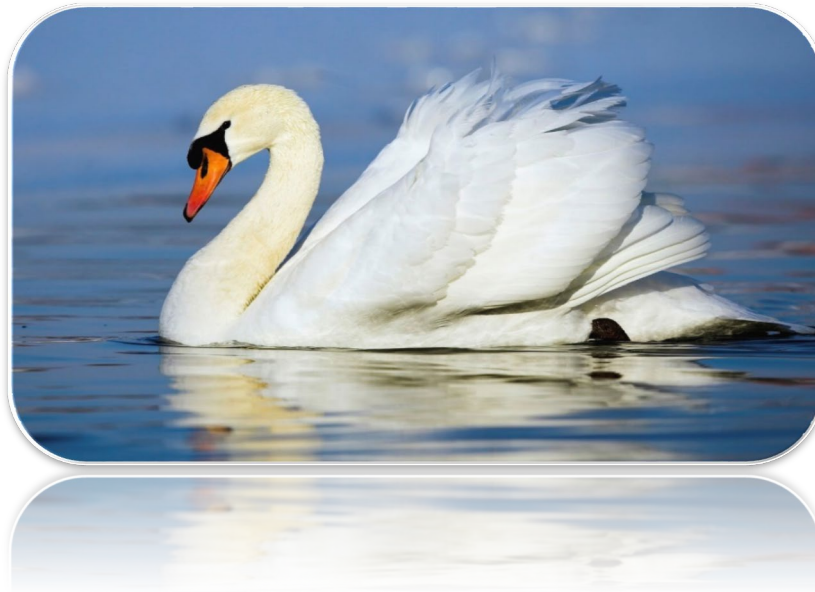


# STONELAKE RANCH COMMUNITY DEVELOPMENT DISTRICT

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## FINANCIAL STATEMENTS - DECEMBER 2021

FISCAL YEAR 2022

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PREPARED BY:

JPWARD & ASSOCIATES, LLC, 2301 NORTHEAST 37<sup>TH</sup> STREET, FORT LAUDERDALE, FL 33308

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*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 December 31, 2021**

	Governmental Funds		Account Groups		Totals (Memorandum Only)
	General Fund	Debt Service Fund	General Long Term Debt	General Fixed Assets	
<b>Assets</b>					
<b>Cash and Investments</b>					
General Fund - Invested Cash	\$ 75,125	\$ -	\$ -	\$ -	\$ 75,125
Debt Service Fund					
Interest Account	-	0	-	-	0
Sinking Account	-	-	-	-	-
Reserve Account	-	119,697	-	-	119,697
Prepayment Account	-	13,151	-	-	13,151
Revenue	-	264,816	-	-	264,816
Deferred Cost Account	-	-	-	-	-
<b>Due from Other Funds</b>					
General Fund	-	-	-	-	-
Debt Service Fund	-	-	-	-	-
<b>Market Valuation Adjustments</b>					
<b>Accrued Interest Receivable</b>					
<b>Accounts Receivable</b>					
<b>Prepaid Expenses</b>					
Amount Available in Debt Service Funds	-	-	397,665	-	397,665
Amount to be Provided by Debt Service Funds	-	-	1,286,495	-	1,286,495
Investment in General Fixed Assets (net of depreciation)	-	-	-	3,726,925	3,726,925
<b>Total Assets</b>	<b>\$ 75,125</b>	<b>\$ 397,665</b>	<b>\$ 1,684,160</b>	<b>\$ 3,726,925</b>	<b>\$ 5,883,875</b>

**Stonelake Ranch Community Development District**  
**Balance Sheet**  
**for the Period Ending December 31, 2021**

	Governmental Funds		Account Groups		Totals (Memorandum Only)
	General Fund	Debt Service Fund	General Long Term Debt	General Fixed Assets	
<b>Liabilities</b>					
<b>Accounts Payable</b>	\$ 5,210	\$ -	\$ -	\$ -	\$ 5,210
<b>Due to Other Funds</b>					
General Fund	-	-	-	-	-
Debt Service Fund	-	-	-	-	-
<b>Bonds Payable - Series 2004</b>					
Current Portion	-	-	\$85,000	-	85,000
Long Term	-	-	\$1,580,000	-	1,580,000
<b>Notes Payable - Stonelake Ranch LLC</b>	-	-	\$19,160	-	19,160
<b>Total Liabilities</b>	<b>\$ 5,210</b>	<b>\$ -</b>	<b>\$ 1,684,160</b>	<b>\$ -</b>	<b>\$ 1,689,369</b>
<b>Fund Equity and Other Credits</b>					
<b>Investment in General Fixed Assets</b>	-	-	-	3,726,925	3,726,925
<b>Fund Balance</b>					
<b>Reserved</b>					
Beginning: October 1, 2021 (Audited)	-	310,579	-	-	310,579
Results from Current Operations	-	87,085	-	-	87,085
<b>Unreserved</b>					
Beginning: October 1, 2021 (Audited)	50,890	-	-	-	50,890
Results from Current Operations	19,026	-	-	-	19,026
<b>Total Fund Equity and Other Credits</b>	<b>\$ 69,916</b>	<b>\$ 397,665</b>	<b>\$ -</b>	<b>\$ 3,726,925</b>	<b>\$ 4,194,506</b>
<b>Total Liabilities, Fund Equity and Other Credits</b>	<b>\$ 75,125</b>	<b>\$ 397,665</b>	<b>\$ 1,684,160</b>	<b>\$ 3,726,925</b>	<b>\$ 5,883,875</b>

**Stonelake Ranch Community Development District**  
**General Fund**  
**Statement of Revenues, Expenditures and Changes in Fund Balance**  
**Through December 31, 2021**

Description	October	November	December	Total	Total Annual Budget	% of Budget
<b>Revenue and Other Sources</b>						
Carryforward	\$ -	\$ -	\$ -	\$ -	\$ -	N/A
<b>Interest</b>						
Interest - General Checking	0	1	2	3	10	26%
<b>Special Assessment Revenue</b>						
Special Assessments - Uniform Method	400	11,949	19,397	31,746	47,117	67%
<b>Total Revenue and Other Sources:</b>	<b>\$ 400</b>	<b>\$ 11,950</b>	<b>\$ 19,399</b>	<b>\$ 31,749</b>	<b>\$ 47,127</b>	<b>67%</b>
<b>Expenditures and Other Uses</b>						
<b>Legislative</b>						
Board of Supervisors' Fees	-	-	-	-	\$ 2,400	N/A
<b>Executive</b>						
Professional Management	1,789	1,789	1,923	5,501	\$ 22,002	25%
<b>Financial and Administrative</b>						
Audit Services	-	-	-	-	4,000	0%
<b>Other Contractual Services</b>						
Legal Advertising	-	61	-	61	550	11%
Trustee Services	-	-	-	-	3,500	0%
Dissemination Agent Services	-	-	-	-	5,000	0%
Bank Services	32	31	32	95	400	24%
<b>Rentals and Leases</b>						
Web Site Maintenance	50	-	100	150	1,600	9%
<b>Communications &amp; Freight Services</b>						
Postage, Freight & Messenger	-	-	11	11	50	21%
<b>Insurance</b>						
	-	6,731	-	6,731	6,700	100%
<b>Printing &amp; Binding</b>						
	-	-	-	-	-	#DIV/0!
<b>Subscription &amp; Memberships</b>						
	-	175	-	175	175	100%
<b>Legal Services</b>						
Legal - General Counsel	-	-	-	-	750	0%
<b>Other General Government Services</b>						
Engineering Services - General Fund	-	-	-	-	-	N/A
<b>Total Expenditures and Other Uses:</b>	<b>\$ 1,871</b>	<b>\$ 8,787</b>	<b>\$ 2,065</b>	<b>\$ 12,723</b>	<b>\$ 47,127</b>	<b>27%</b>
Net Increase/ (Decrease) in Fund Balance	(1,471)	3,163	17,333	19,026	\$ -	
Fund Balance - Beginning	50,890	49,419	52,582	50,890	20,468	
<b>Fund Balance - Ending</b>	<b>\$ 49,419</b>	<b>\$ 52,582</b>	<b>\$ 69,916</b>	<b>\$ 69,916</b>	<b>\$ 20,468</b>	

**Stonelake Ranch Community Development District**  
**Debt Service Fund**  
**Statement of Revenues, Expenditures and Changes in Fund Balance**  
**Through December 31, 2021**

Description	October	November	December	Total	Total Annual Budget	% of Budget
<b>Revenue and Other Sources</b>						
<b>Carryforward</b>						
Interest Account	\$ -	\$ 0	\$ -	\$ 0	\$ -	N/A
Revenue Account	2	2	1	4	1,700	0%
Reserve Account	1	1	1	3	-	N/A
Prepayment Account	-	-	0	0	-	N/A
Sinking Fund Account	-	-	-	-	-	N/A
Deferred Cost Account	-	-	-	-	4,700	0%
<b>Interest Income</b>	-	-	-	-	50	0%
<b>Special Assessment Revenue</b>						
Special Assessments - On-Roll	1,626	48,615	78,916	129,157	191,635	67%
Special Assessments - Prepayments	-	13,151	-	13,151	-	N/A
<b>Total Revenue and Other Sources:</b>	<b>\$ 1,629</b>	<b>\$ 61,769</b>	<b>\$ 78,918</b>	<b>\$ 142,316</b>	<b>\$ 198,085</b>	<b>72%</b>
<b>Expenditures and Other Uses</b>						
<b>Debt Service</b>						
<b>Principal Debt Service - Mandatory</b>						
Series 2004 Bonds	\$ -	\$ -	\$ -	\$ -	\$ 85,000	0%
Stonelake Ranch LLC	-	6,111	-	6,111	4,700	130%
<b>Principal Debt Service - Early Redemptions</b>						
Series 2004 Bonds	-	-	-	-	-	N/A
<b>Interest Expense</b>						
Series 2004 Bonds	-	49,118	-	49,118	108,265	45%
Stonelake Ranch LLC	0	-	2	2	120	2%
<b>Total Expenditures and Other Uses:</b>	<b>\$ 0</b>	<b>\$ 55,228</b>	<b>\$ 2</b>	<b>\$ 55,231</b>	<b>\$ 198,085</b>	<b>28%</b>
Net Increase/ (Decrease) in Fund Balance	1,628	6,541	78,916	87,085	-	
Fund Balance - Beginning	310,579	312,208	318,749	310,579	335,814	
<b>Fund Balance - Ending</b>	<b>\$ 312,208</b>	<b>\$ 318,749</b>	<b>\$ 397,665</b>	<b>\$ 397,665</b>	<b>\$ 335,814</b>	

Prepared by:  
**JPWARD and Associates, LLC**