

WENTWORTH ESTATES COMMUNITY DEVELOPMENT DISTRICT



FINANCIAL STATEMENTS - MAY 2022

FISCAL YEAR 2022

PREPARED BY:

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

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Wentworth Estates Community Development District

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JPWard & Associates, LLC

2301 NORTHEAST 37 STREET
FORT LAUDERDALE,
FLORIDA 33308

Wentworth Estates Community Development District
Balance Sheet
for the Period Ending May 31, 2022

	Governmental Funds				Totals (Memorandum Only)
	General Fund	Debt Service Fund Series 2021	Capital Projects Fund Series 2021	General Long Term Debt	
Assets					
Cash and Investments					
General Fund - Invested Cash	\$ -	\$ -	\$ -	\$ -	\$ -
General Fund - Hancock Bank	\$ 765,603				\$ 765,603
Construction Account	-	-	-	-	-
Costs of Issuance Account	-	-	-	-	-
Debt Service Fund					
Interest Account	-	0	-	-	0.06
Sinking Account	-	0	-	-	0.34
Reserve Account	-	-	-	-	-
Revenue	-	412,849	-	-	412,849
Prepayment Account	-	-	-	-	-
Deferred Cost Account	-	-	-	-	-
Capital Project Fund - Series 2018					
Due from Other Funds					
General Fund	-	18,158	-	-	18,158.10
Debt Service Fund(s)	-	-	-	-	-
Market Valuation Adjustments					
Accrued Interest Receivable					
Assessments Receivable					
Prepaid Expenses					
Amount Available in Debt Service Funds					
Amount to be Provided by Debt Service Funds					
Investment in General Fixed Assets (net of depreciation)					
	-	-	-	-	45,257,809
Total Assets	\$ 765,603	\$ 431,007	\$ -	\$ 21,254,000	\$ 45,257,809
					\$ 67,708,420

Wentworth Estates Community Development District
Balance Sheet
for the Period Ending May 31, 2022

	Governmental Funds				Totals (Memorandum Only)
	General Fund	Debt Service Fund Series 2021	Capital Projects Fund Series 2021	General Long Term Debt	
Liabilities					
Accounts Payable & Payroll Liabilities	\$ -	\$ -	\$ -	\$ -	-
Due to Other Funds					-
General Fund	-				-
Debt Service Fund(s)	18,158				18,158
Loan - TB Master Turnover, Inc.	-				-
Due to Bondholders					-
Bonds Payable					-
Current Portion	-	-	-	-	-
Long Term	-	-	-	21,254,000	21,254,000
Matured Bonds Payable	-	-	-	-	-
Matured Interest Payable	-	-	-	-	-
Total Liabilities	\$ 18,158	\$ -	\$ -	\$ 21,254,000	\$ -
Fund Equity and Other Credits					
Investment in General Fixed Assets	-	-	-	-	45,257,809.00
Fund Balance					
Restricted					
Beginning: October 1, 2021 (Audited)	-	174,794	10,165	-	1,617,390.21
Results from Current Operations	-	256,213	(10,165)	-	(1,186,382.93)
Unassigned					
Beginning: October 1, 2021 (Audited)	321,215	-	-	-	321,214.73
Results from Current Operations	426,231	-	-	-	426,230.54
Total Fund Equity and Other Credits	\$ 747,445	\$ 431,007	\$ 0	\$ -	\$ 45,257,809
Total Liabilities, Fund Equity and Other Credits	\$ 765,603	\$ 431,007	\$ 0	\$ 21,254,000	\$ 45,257,809

Unaudited

Prepared by:
JPWARD and Associates, LLC

Wentworth Estates Community Development District
General Fund
Statement of Revenues, Expenditures and Changes in Fund Balance
Through May 31, 2022

Description	October	November	December	January	February	March	April	May	Year to Date	Total Annual Budget	% of Budget
Revenue and Other Sources											
Carryforward	-	-	-	-	-	-	-	-	-	-	-
Interest											
Interest - General Checking	-	-	-	-	-	-	-	-	-	-	N/A
Special Assessment Revenue											
Special Assessments - On-Roll	8,534	243,326	544,356	56,371	16,492	11,323	26,135	9,379	915,917	1,019,615	90%
Special Assessments - Off-Roll	-	-	-	-	-	-	-	-	-	-	N/A
Miscellaneous Revenue	-	10,775	-	-	-	-	-	-	10,775	-	N/A
Intergovernmental Transfers In	-	-	-	-	-	-	-	-	-	-	-
Total Revenue and Other Sources:	8,534	254,101	\$544,356	\$56,371	\$16,492	\$11,323	\$26,135	\$9,379	926,692	\$ 1,019,615	91%
Expenditures and Other Uses											
Legislative											
Board of Supervisor's - Fees	-	-	-	-	-	2,000	1,000	-	3,000	6,000	50%
Board of Supervisor's - Taxes	-	-	-	-	-	-	-	-	-	-	N/A
Executive											
Professional Management	4,167	4,167	4,167	4,167	4,167	4,167	4,167	4,167	33,333	50,000	67%
Financial and Administrative											
Audit Services	-	-	4,900	-	-	-	-	-	4,900	4,900	100%
Accounting Services	1,333	1,333	1,333	1,333	1,333	1,333	1,333	1,333	10,667	16,000	67%
Assessment Roll Services	667	667	667	667	667	667	667	667	5,333	8,000	67%
Assessment Methodology Services	-	-	-	-	-	-	-	-	-	-	N/A
Arbitrage Rebate Services	-	-	-	-	-	1,500	-	-	1,500	500	300%
Other Contractual Services											
Recording and Transcription	-	-	-	-	-	-	-	-	-	-	N/A
Legal Advertising	-	322	-	-	371	-	-	-	693	2,900	24%
Trustee Services	-	-	-	-	-	-	-	-	-	8,400	0%
Dissemination	-	-	-	-	-	-	-	-	-	5,000	0%
Property Appraiser/Tax Collector Fees	-	-	-	-	231	-	-	-	231	22,000	1%
Bank Service Charges	4	6	-	-	-	-	-	-	10	400	2%
Travel and Per Diem	-	-	-	-	-	-	-	-	-	-	N/A
Communications & Freight Services											
Telephone	-	-	-	-	-	-	-	-	-	-	N/A

Wentworth Estates Community Development District
General Fund
Statement of Revenues, Expenditures and Changes in Fund Balance
Through May 31, 2022

Description	October	November	December	January	February	March	April	May	Year to Date	Total Annual Budget	% of Budget
Postage, Freight & Messenger	-	-	65	-	159	-	68	(0)	293	500	59%
Insurance	-	48,893	-	-	-	-	-	-	48,893	53,760	91%
Printing & Binding	-	-	519	-	212	-	248	-	979	500	196%
Website Development	50	50	50	-	100	-	-	-	250	1,200	21%
Subscription & Memberships	-	175	-	-	-	-	-	-	175	175	100%
Legal Services											
Legal - General Counsel	-	1,653	-	245	-	735	-	2,914	5,546	20,000	28%
Legal - Foreclosure Counsel	-	-	-	-	-	-	-	-	-	-	N/A
Legal - Tax Counsel	-	-	-	-	-	-	-	-	-	-	N/A
Legal - Bond/Disclosure Counsel	-	-	-	-	-	-	-	-	-	-	N/A
Other General Government Services											
Engineering Services - General	-	-	-	-	-	-	-	-	-	15,000	0%
Engineering Services - Assets	-	-	-	-	-	-	-	875	875	9,000	10%
Reserve Study Report	-	9,000	-	-	-	-	-	9,000	18,000	-	N/A
Stormwater Needs Analysis	-	-	-	-	-	1,050	375	-	1,425	-	N/A
Contingencies	-	-	-	-	-	-	-	-	-	-	N/A
Sub-Total:	6,221	66,265	11,701	6,412	7,241	11,452	7,858	18,955	136,103	224,235	61%
Stormwater Management Services											
Professional Services											
Asset Management	-	4,033	3,658	-	7,789	3,658	3,658	3,658	26,456	43,900	60%
Mitigation Monitoring	-	-	-	-	-	-	-	-	-	1,000	0%
NPDES Reporting	-	-	-	-	-	-	-	-	-	2,000	0%
Utility Services											
Electric - Aeration System	-	-	-	-	-	-	-	-	-	-	N/A
Repairs & Maintenance											
Lake & Wetland System											
Aquatic Weed Control	-	5,500	5,500	-	11,000	5,500	9,400	5,500	42,400	69,000	61%
Lake Bank Maintenance	-	-	-	-	-	-	-	-	-	2,000	0%
Water Quality Testing	-	-	4,530	-	-	-	-	4,450	8,980	14,000	64%
Water Control Structures	-	-	-	-	-	-	-	4,000	4,000	26,000	15%
Wetland System											
Routine Maintenance	-	2,899	2,899	-	5,798	2,899	2,899	2,899	20,294	39,500	51%
Water Quality Testing	-	-	-	-	-	-	-	-	-	-	N/A
Capital Outlay											

Wentworth Estates Community Development District
General Fund
Statement of Revenues, Expenditures and Changes in Fund Balance
Through May 31, 2022

Description	October	November	December	January	February	March	April	May	Year to Date	Total Annual Budget	% of Budget
Aeration System	-	-	-	-	-	-	-	-	-	-	N/A
Lake Bank Restoration	-	800	1,050	-	35,396	22,330	44,767	38,905	143,248	216,800	66%
Littoral Shelf Replanting	-	-	-	-	-	-	-	-	-	-	N/A
Contingencies/Inspection Services	-	-	-	-	-	-	-	-	-	-	N/A
Road and Street Services											
Professional Management											
Asset Management	-	-	-	-	-	-	-	-	-	3,000	0%
Utility Services											
Electric											
Street Lights	-	1,256	-	673	813	1,498	-	679	4,919	1,200	410%
Pump Station	-	-	-	-	-	-	-	-	-	-	N/A
Bridge	-	87	-	46	61	104	-	115	412	1,200	34%
Repairs and Maintenance										-	N/A
Street Lights (Trevisio Bay Blvd)	-	-	-	-	-	11,855	39	34	11,928	-	N/A
Miscellaneous	-	-	-	-	-	-	-	735	735	-	N/A
Bridge - Entrance											
Bridge Inspection Report	-	-	-	-	-	-	-	-	-	15,000	0%
Maintnenace Services											
Bridge	-	-	-	-	-	-	-	-	-	-	N/A
Entry Monuments	-	-	-	-	-	-	-	-	-	-	N/A
Entry Wall	-	-	-	-	-	-	-	-	-	-	N/A
Street Lights/Directional	-	-	20	-	47	-	-	-	67	4,500	1%
Miscellaneous Repairs		2,175			1,434		300		3,908	9,000	43%
Capital Outlay											
Landscaping Lighting	-	-	-	-	-	-	-	-	-	-	N/A
Sub-Total:	-	16,750	17,658	719	62,338	47,844	61,063	60,975	267,346	448,100	60%
Landscaping Services											
Professional Management											
Asset Management	-	875	875	-	1,750	875	875	-	5,250	6,500	81%
Water Quality Monitoring	-	-	-	-	-	-	-	-	-	12,000	0%
Utility Services											
Electric - Landscape Lighting	-	-	-	-	-	-	-	-	-	4,500	0%
Irrigation Water - Landscaping	-	-	-	-	-	-	-	-	-	-	N/A
Potable Water - Meter (Entry Fountain)	-	124	-	-	-	-	-	-	124	-	N/A
Potable Water - Fountain	-	-	-	248	171	25	26	25	494	500	99%

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Wentworth Estates Community Development District
General Fund
Statement of Revenues, Expenditures and Changes in Fund Balance
Through May 31, 2022

Description	October	November	December	January	February	March	April	May	Year to Date	Total Annual Budget	% of Budget
Repairs & Maintenance											
Public Area Landscaping											
Treviso Bay Blvd - Entrance	-	5,452	7,989	-	14,231	5,452	7,370	5,452	45,944	72,000	64%
Southwest Boulevard	-	1,918	1,918	-	3,836	1,918	-	1,918	11,508	26,000	44%
Irrigation System	-	-	927	-	-	-	2,292	3,705	6,924	3,700	187%
Well System	-	-	-	-	-	-	-	-	-	-	N/A
Plant Replacement	-	-	-	-	13,615	545	-	2,218	16,378	11,000	149%
Fountains	-	805	3,925	-	2,605	1,445	805	805	10,390	8,500	122%
Other Current Charges	-	-	-	-	-	-	-	-	-	-	N/A
Operating Supplies											
Mulch	-	-	-	-	-	-	-	-	-	6,500	0%
Contingencies	-	-	-	-	-	-	-	-	-	-	N/A
Capital Outlay											
Engineering - Fountain Mechanical	-	-	-	-	-	-	-	-	-	26,000	N/A
Lighting - Fixtures/Installation	-	-	-	-	-	-	-	-	-	94,500	N/A
Landscape Enhancements (Entrance)	-	-	-	-	-	-	-	-	-	21,700	0%
Sub-Total:	-	9,173	15,634	248	36,207	10,259	11,368	14,122	97,011	293,400	33%
Pump Station - Community Wide Irrigation System											
Professional Management											
Asset Management	-	-	-	-	-	-	-	-	-	-	N/A
Utility Services											
Electric - Pump Station	-	-	-	-	-	-	-	-	-	-	N/A
Repairs & Maintenance											
Pumps and Associated Facilities	-	-	-	-	-	-	-	-	-	-	N/A
Wells	-	-	-	-	-	-	-	-	-	-	N/A
Building	-	-	-	-	-	-	-	-	-	-	N/A
Reserve for Pump Replacement	-	-	-	-	-	-	-	-	-	-	N/A
Sub-Total:	-	-	-	-	-	-	-	-	-	-	N/A
Reserves											
Operations	-	-	-	-	-	-	-	-	-	-	N/A
Storm Events/Unforeseen Capital/Reserves	-	-	-	-	-	-	-	-	-	53,880	0%
Sub-Total:	-	-	-	-	-	-	-	-	-	53,880	0%
Total Expenditures and Other Uses:	\$ 6,221	\$ 92,187	\$ 44,992	\$ 7,378	\$ 105,786	\$ 69,555	\$ 80,289	\$ 94,052	\$ 500,461	\$ 1,019,615	49%

Wentworth Estates Community Development District
General Fund
Statement of Revenues, Expenditures and Changes in Fund Balance
Through May 31, 2022

Description	October	November	December	January	February	March	April	May	Year to Date	Total Annual Budget	% of Budget
Net Increase/ (Decrease) in Fund Balance	2,313	161,914	499,364	48,992	(89,294)	(58,232)	(54,154)	(84,673)	426,231	-	
Fund Balance - Beginning	321,215	323,528	485,442	984,805	1,033,797	944,504	886,272	832,118	321,215	27,882	
Fund Balance - Ending	\$ 323,528	\$ 485,442	\$ 984,805	\$ 1,033,797	\$ 944,504	\$ 886,272	\$ 832,118	\$ 747,445	747,445	\$ 27,882	

Wentworth Estates Community Development District
Debt Service Fund - Series 2021 Bonds
Statement of Revenues, Expenditures and Changes in Fund Balance
Through May 31, 2022

Description	October	November	December	January	February	March	April	May	Year to Date	Total Annual Budget	% of Budget
Revenue and Other Sources											
Carryforward											-
Interest Income											
Revenue Account	1	1	0	1	7	6	7	6	30	-	N/A
Reserve Account	-	-	-	-	-	-	-	-	-	-	N/A
Prepayment Account	-	-	-	-	-	-	-	-	-	-	N/A
Interest Account	-	-	-	-	-	-	-	0	0	-	N/A
Sinking Fund Account	-	-	-	-	-	-	-	0	0	-	N/A
Special Assessment Revenue											
Special Assessments - On-Roll	16,187	471,078	1,053,871	109,133	31,929	21,922	50,597	18,158	1,772,876	-	N/A
Special Assessments - Off-Roll	-	-	-	-	-	-	-	-	-	-	N/A
Special Assessments - Prepayments	-	-	-	-	-	-	-	-	-	-	N/A
Discounts on Bonds											
-	-	-	-	-	-	-	-	-	-	-	N/A
Proceeds from Refunding Bonds											
2018 Refinance (2006 Bonds)	-	-	-	-	-	-	-	-	-	-	N/A
Operating Transfers In (From Other Funds)											
-	10,165	-	-	-	-	-	-	-	10,165	-	N/A
Total Revenue and Other Sources:	\$ 16,188	\$ 481,244	\$ 1,053,871	\$ 109,134	\$ 31,936	\$ 21,928	\$ 50,604	\$ 18,165	\$ 1,783,071	\$ -	N/A
Expenditures and Other Uses											
Property Appraiser/Tax Collector Fees										\$ -	N/A
Debt Service											
Principal Debt Service - Mandatory											
Series 2021 Bonds	-	-	-	-	-	-	-	1,231,000	1,231,000	\$ -	N/A
Principal Debt Service - Prepayments											
Series 2021 Bonds	-	-	-	-	-	-	-	-	-	-	N/A
Interest Expense											
Series 2021 Bonds	-	74,885	-	-	-	-	-	220,972	295,857	-	N/A
Foreclosure Counsel											
-	-	-	-	-	-	-	-	-	-	-	N/A
Property Appraiser & Tax Collector											
-	-	-	-	-	-	-	-	-	-	-	N/A
Pymt to Refunded Bonds Escrow Agent											
2021 Refinance (2018 Bonds)	-	-	-	-	-	-	-	-	-	-	N/A
Intragovernmental Transfers Out											
-	-	-	-	-	-	-	-	-	-	-	N/A
Total Expenditures and Other Uses:	\$ -	\$ 74,885	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,451,972	\$ 1,526,857	\$ -	N/A
Net Increase/ (Decrease) in Fund Balance	16,188	406,359	1,053,871	109,134	31,936	21,928	50,604	(1,433,807)	256,213	-	
Fund Balance - Beginning	174,794	190,982	597,340	1,651,211	1,760,346	1,792,282	1,814,210	1,864,815	174,794	-	
Fund Balance - Ending	\$ 190,982	\$ 597,340	\$ 1,651,211	\$ 1,760,346	\$ 1,792,282	\$ 1,814,210	\$ 1,864,815	\$ 431,007	\$ 431,007	\$ -	

Prepared by:
JPWARD and Associates, LLC

Wentworth Estates Community Development District
 Capital Project Fund - Series 2021 Bonds
 Statement of Revenues, Expenditures and Changes in Fund Balance
 Through May 31, 2022

Description	October	November	December	January	February	March	April	May	Year to Date	Total Annual Budget	% of Budget
Revenue and Other Sources											
Carryforward										-	
Interest Income											
Costs of Issuance	0	0	-	-	-	-	-	-	0	-	N/A
Proceeds from Refunding Bonds											
2021 Refinance (2018 Bonds)	-	-	-	-	-	-	-	-	-	-	N/A
Operating Transfers In (From Other Funds)											
	-	-	-	-	-	-	-	-	-	-	N/A
Total Revenue and Other Sources:	\$ 0	\$ 0	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 0	\$ -	N/A
Expenditures and Other Uses											
Costs of Issuance											
Professional Management	-	-	-	-	-	-	-	-	-	-	N/A
Trustee Services	-	-	-	-	-	-	-	-	-	-	N/A
Legal Services											
General Counsel	-	-	-	-	-	-	-	-	-	-	N/A
Bond/Disclosure Counsel	-	-	-	-	-	-	-	-	-	-	N/A
Payment to Refunded Bds Escrow Agent											
2021 Refinance (2018 Bonds)	-	-	-	-	-	-	-	-	-	-	N/A
Intragovernmental Transfers Out											
	-	10,165	-	-	-	-	-	-	10,165	-	N/A
Total Expenditures and Other Uses:	\$ -	\$ 10,165	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 10,165	\$ -	N/A
Net Increase/ (Decrease) in Fund Balance	0	(10,165)	-	-	-	-	-	-	(10,165)	-	
Fund Balance - Beginning	10,165	10,165	-	-	-	-	-	-	10,165	-	
Fund Balance - Ending	\$ 10,165	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	