

# Two Rivers West Community Development District

Financial Statements  
(Unaudited)

Period Ending  
May 31, 2022



Inframark LLC  
2005 Pan Am Circle ~ Suite 300 ~ Tampa, Florida 33607  
Phone (813) 873-7300 ~ Fax (813) 873-7070

**Two Rivers West CDD**  
 Balance Sheet  
 As of 5/31/2022  
 (In Whole Numbers)

	General Fund	Total
<b>Assets</b>		
Cash - Operating Account	170	170
Revenue Account - Series 2022 (6000)	0	1
Revenue Account - Series 2022 (6002)	0	100,000
Acq. & Cons-Offsite Project Subacct Series 2022 (6004)	0	8,608,372
Acquisition & Construction Acct Series 2022 (6005)	0	311,663
Costs of Issuance Account Series 2022 (6006)	0	20,000
<b>Total Assets</b>	<b>170</b>	<b>9,040,206</b>
<b>Liabilities</b>		
Accounts Payable	13,658	13,658
<b>Total Liabilities</b>	<b>13,658</b>	<b>13,658</b>
Fund Equity & Other Credits	(13,487)	9,026,548
<b>Total Liabilities &amp; Fund Equity</b>	<b>170</b>	<b>9,040,206</b>

**Two Rivers West CDD**  
Statement of Revenues, Expenditures & Changes in Fund Balance  
001 - General Fund  
From 10/1/2021 Through 5/31/2022  
(In Whole Numbers)

	Total Budget - Original	Current Period Actual	YTD Budget Variance - Original	Percent Total Budget Remaining - Original
<b>Revenues</b>				
Special Assessments - Service Charges				
Operations & Maintenance Assmts - Off Tax Roll	684,517	0	(684,517)	(100)%
Contributions & Donations From Private Sources				
Developer Fundings	0	15,000	15,000	0 %
<b>Total Revenues</b>	<b>684,517</b>	<b>15,000</b>	<b>(669,517)</b>	<b>(98)%</b>
<b>Expenditures</b>				
Legislative				
Supervisor Fees	10,000	2,200	7,800	78 %
Financial & Administrative				
Administrative Service	3,750	313	3,438	92 %
District Management	20,833	1,736	19,097	92 %
District Engineer	9,500	0	9,500	100 %
Recording Secretary	2,000	167	1,833	92 %
Organization Meeting/Initial Set Up	4,000	0	4,000	100 %
Construction Accounting	4,500	0	4,500	100 %
Dissemination Services	2,083	0	2,083	100 %
Financial & Revenue Collections	2,625	0	2,625	100 %
Rentals and Leases	500	0	500	100 %
Office Supplies	100	115	(15)	(15)%
Technology Services	500	0	500	100 %
Accounting Services	10,000	833	9,167	92 %
Postage, Phone, Faxes, Copies	500	2	498	100 %
Public Officials Insurance	2,500	0	2,500	100 %
Legal Advertising	3,500	12,851	(9,351)	(267)%
Bank Fees	200	229	(29)	(14)%
Dues, Licenses, & Fees	175	750	(575)	(329)%
Miscellaneous Fees	250	0	250	100 %
Website Maintenance	2,000	83	1,917	96 %
ADA Website Set Up/Compliance	1,800	2,900	(1,100)	(61)%

**Two Rivers West CDD**  
Statement of Revenues, Expenditures & Changes in Fund Balance  
001 - General Fund  
From 10/1/2021 Through 5/31/2022  
(In Whole Numbers)

	Total Budget - Original	Current Period Actual	YTD Budget Variance - Original	Percent Total Budget Remaining - Original
Legal Counsel				
District Counsel	9,500	6,308	3,192	34 %
Electric Utility Services				
Electric Utility Services - Streetlights	135,000	0	135,000	100 %
Electric Utility Services - All Others	6,000	0	6,000	100 %
Stormwater Control				
Aquatic Maintenance	30,000	0	30,000	100 %
Aquatic Plant Replacement	500	0	500	100 %
Other Physical Environment				
General Liability Insurance	3,200	0	3,200	100 %
Property & Casualty Insurance	22,500	0	22,500	100 %
Entry & Wall Maintenance	2,500	0	2,500	100 %
Landscape Maintenance	280,000	0	280,000	100 %
Miscellaneous Landscape	5,000	0	5,000	100 %
Plant Replacement Program	15,000	0	15,000	100 %
Irrigation Maintenance	5,000	0	5,000	100 %
Landscape Mulch	40,000	0	40,000	100 %
Landscape Annuals	30,000	0	30,000	100 %
Road & Street Facilities				
Pavement & Drainage Maintenance	1,500	0	1,500	100 %
Parks and Recreation				
Field Services	12,000	0	12,000	100 %
Playground Equipment Maintenance	1,000	0	1,000	100 %
Event Services & Supplies	500	0	500	100 %
Dog Waste Station Service and Supplies	1,500	0	1,500	100 %
Contingency				
Miscellaneous Contingency	2,500	0	2,500	100 %
Total Expenditures	<u>684,517</u>	<u>28,487</u>	<u>656,029</u>	<u>96 %</u>
Excess of Revenues Over (Under) Expenditures	<u>0</u>	<u>(13,487)</u>	<u>(13,487)</u>	<u>0 %</u>

**Two Rivers West CDD**  
Statement of Revenues, Expenditures & Changes in Fund Balance  
001 - General Fund  
From 10/1/2021 Through 5/31/2022  
(In Whole Numbers)

	Total Budget - Original	Current Period Actual	YTD Budget Variance - Original	Percent Total Budget Remaining - Original
Excess of Revenue/Other Sources Over Expenditures/Other Uses	0	(13,487)	(13,487)	0 %
Fund Balance, End of Period	0	(13,487)	(13,487)	0 %

Two Rivers West CDD  
Reconcile Cash Accounts

Summary

Cash Account: 10101 Cash - Operating Account  
Reconciliation ID: 05/31/2022  
Reconciliation Date: 5/31/2022  
Status: Open

Bank Balance	7,946.49
Less Outstanding Checks/Vouchers	1,550.00
Plus Deposits in Transit	0.00
Plus or Minus Other Cash Items	0.00
Plus or Minus Suspense Items	<u>0.00</u>
Reconciled Bank Balance	6,396.49
Balance Per Books	<u>6,396.49</u>
Unreconciled Difference	<u><u>0.00</u></u>

Click the Next Page toolbar button to view details.

Two Rivers West CDD  
Reconcile Cash Accounts

Detail

Cash Account: 10101 Cash - Operating Account

Reconciliation ID: 05/31/2022

Reconciliation Date: 5/31/2022

Status: Open

Outstanding Checks/Vouchers

<u>Document Number</u>	<u>Document Date</u>	<u>Document Description</u>	<u>Document Amount</u>	<u>Payee</u>
1002	5/19/2022	System Generated Check/Voucher	200.00	Jeffery S. Hills
1003	5/19/2022	System Generated Check/Voucher	200.00	Nicholas J. Dister
1004	5/19/2022	System Generated Check/Voucher	200.00	Ryan Motko
1007	5/19/2022	System Generated Check/Voucher	200.00	Thomas R. Spence
1008	5/26/2022	System Generated Check/Voucher	750.00	Pasco County Property Appraiser
Outstanding Checks/Vouchers			1,550.00	

Two Rivers West CDD  
Reconcile Cash Accounts

Detail

Cash Account: 10101 Cash - Operating Account  
Reconciliation ID: 05/31/2022  
Reconciliation Date: 5/31/2022  
Status: Open

Cleared Checks/Vouchers

<u>Document Number</u>	<u>Document Date</u>	<u>Document Description</u>	<u>Document Amount</u>	<u>Payee</u>
1005	5/19/2022	System Generated Check/Voucher	200.00	Steven K. Luce
1006	5/19/2022	System Generated Check/Voucher	398.60	Times Publishing Company
009	5/23/2022	SERVICE CHARGES - PRIOR PERIOD 5.23.22	160.95	
Cleared Checks/Vouchers			759.55	