

Channing Park  
Community Development District

Financial Statements  
(Unaudited)

November 30, 2014

Prepared by  
Rizzetta & Company, Inc.  
District Manager

**Channing Park Community Development District**

Balance Sheet  
As of 11/30/2014  
(In Whole Numbers)

	General Fund	Debt Service Fund	Capital Projects Fund	Total Governmental Funds	General Fixed Assets Account Group	General Long-Term Debt Account Group
<b>Assets</b>						
Cash In Bank	98,844	0	0	98,844	0	0
Investments	208,427	215,563	31,922	455,912	0	0
Accounts Receivable	137,107	189,099	0	326,206	0	0
Bond Prepayments Receivable	0	0	0	0	0	0
Prepaid Expenses	0	0	0	0	0	0
Deposits	16,000	0	0	16,000	0	0
Due From Other Funds	0	38,470	0	38,470	0	0
Amount Available in Debt Service	0	0	0	0	0	443,132
Amount To Be Provided Debt Service	0	0	0	0	0	2,311,868
Fixed Assets	0	0	0	0	2,682,155	0
<b>Total Assets</b>	<u>460,378</u>	<u>443,132</u>	<u>31,922</u>	<u>935,432</u>	<u>2,682,155</u>	<u>2,755,000</u>
<b>Liabilities</b>						
Accounts Payable	6,518	0	0	6,518	0	0
Accrued Expenses Payable	600	0	0	600	0	0
Other Current Liabilities	79,718	0	0	79,718	0	0
Deferred Revenue	0	0	0	0	0	0
Due To Other Funds	38,470	0	0	38,470	0	0
Revenue Bonds Payable--Long Term	0	0	0	0	0	2,755,000
<b>Total Liabilities</b>	<u>125,305</u>	<u>0</u>	<u>0</u>	<u>125,305</u>	<u>0</u>	<u>2,755,000</u>
<b>Fund Equity &amp; Other Credits</b>						
Beginning Fund Balance	198,961	387,610	30,401	616,972	2,682,155	0
Net Change in Fund Balance	136,112	55,522	1,521	193,155	0	0
<b>Total Fund Equity &amp; Other Credits</b>	<u>335,073</u>	<u>443,132</u>	<u>31,922</u>	<u>810,127</u>	<u>2,682,155</u>	<u>0</u>
<b>Total Liabilities &amp; Fund Equity</b>	<u>460,378</u>	<u>443,132</u>	<u>31,922</u>	<u>935,432</u>	<u>2,682,155</u>	<u>2,755,000</u>

See Notes to Unaudited Financial Statements

**Channing Park Community Development District**

Statement of Revenues and Expenditures

001 - General Fund

From 10/1/2014 Through 11/30/2014

(In Whole Numbers)

	Annual Budget	YTD Budget	YTD Actual	YTD Variance	Percent Annual Budget Remaining
<b>Revenues</b>					
Interest Earnings					
Interest Earnings	0	0	17	17	0.00%
Special Assessments					
Tax Roll	165,000	165,000	167,365	2,365	(1.43)%
<b>Total Revenues</b>	<u>165,000</u>	<u>165,000</u>	<u>167,383</u>	<u>2,383</u>	<u>(1.44)%</u>
<b>Expenditures</b>					
Financial & Administrative					
Administrative Services	6,250	1,042	1,042	0	83.33%
District Management	18,750	3,125	3,125	0	83.33%
District Engineer	5,000	833	145	688	97.10%
Disclosure Report	5,000	833	0	833	100.00%
Trustees Fees	3,800	1,885	1,885	0	50.40%
Financial Consulting Services	8,750	5,625	5,625	0	35.71%
Accounting Services	15,000	2,500	2,500	0	83.33%
Auditing Services	3,500	583	0	583	100.00%
Arbitrage Rebate Calculation	650	108	0	108	100.00%
Public Officials Liability Insurance	3,589	3,589	2,998	591	16.45%
Legal Advertising	500	83	154	(71)	69.12%
Bank Fees	275	46	0	46	100.00%
Dues, Licenses & Fees	175	175	175	0	0.00%
Miscellaneous Fees	500	83	0	83	100.00%
Legal Counsel					
District Counsel	7,500	1,250	100	1,150	98.66%
Electric Utility Services					
Street Lights	80,000	13,333	12,627	707	84.21%
Other Physical Environment					
General Liability & Property Insurance	1,000	1,000	895	105	10.50%
Contingency					
Miscellaneous Contingency	4,761	794	0	794	100.00%
<b>Total Expenditures</b>	<u>165,000</u>	<u>36,888</u>	<u>31,271</u>	<u>5,618</u>	<u>81.05%</u>
Excess of Revenues Over (Under) Expenditures	0	128,112	136,112	8,000	0.00%
Excess of Rev./Other Sources Over (Under) Expend./Other Uses	0	128,112	136,112	8,000	0.00%
Fund Balance, Beginning of Period	0	0	198,961	198,961	0.00%
<b>Fund Balance, End of Period</b>	<u>0</u>	<u>128,112</u>	<u>335,073</u>	<u>206,962</u>	<u>0.00%</u>

**Channing Park Community Development District**

Statement of Revenues and Expenditures

200 - Debt Service Fund

From 10/1/2014 Through 11/30/2014

(In Whole Numbers)

	Annual Budget	Current Period Actual	Budget To Actual Variance	Budget Percent Remaining
<b>Revenues</b>				
Special Assessments				
Tax Roll	231,006	227,568	(3,437)	(1.48)%
Total Revenues	<u>231,006</u>	<u>227,568</u>	<u>(3,437)</u>	<u>(1.49)%</u>
<b>Expenditures</b>				
Debt Service				
Interest	171,006	75,525	95,481	55.83%
Principal	60,000	95,000	(35,000)	(58.33)%
Total Expenditures	<u>231,006</u>	<u>170,525</u>	<u>60,481</u>	<u>26.18%</u>
Excess of Revenues Over (Under) Expenditures	<u>0</u>	<u>57,043</u>	<u>57,043</u>	<u>0.00%</u>
<b>Other Financing Sources (Uses)</b>				
Interfund Transfer	0	(1,521)	(1,521)	0.00%
Excess of Rev./Other Sources Over (Under) Expend./Other Uses	<u>0</u>	<u>55,522</u>	<u>55,522</u>	<u>0.00%</u>
Fund Balance, Beginning of Period	0	387,610	387,610	0.00%
Fund Balance, End of Period	<u><u>0</u></u>	<u><u>443,132</u></u>	<u><u>443,132</u></u>	<u><u>0.00%</u></u>

**Channing Park Community Development District**

Statement of Revenues and Expenditures

300 - Capital Projects Fund

From 10/1/2014 Through 11/30/2014

(In Whole Numbers)

	<u>Annual Budget</u>	<u>Current Period Actual</u>	<u>Budget To Actual Variance</u>	<u>Budget Percent Remaining</u>
Excess of Revenues Over (Under) Expenditures	<u>0</u>	<u>0</u>	<u>0</u>	<u>0.00%</u>
Other Financing Sources (Uses)				
Interfund Transfer	0	1,521	1,521	0.00%
Excess of Rev./Other Sources Over (Under) Expend./Other Uses	<u>0</u>	<u>1,521</u>	<u>1,521</u>	<u>0.00%</u>
Fund Balance, Beginning of Period	0	30,401	30,401	0.00%
Fund Balance, End of Period	<u>0</u>	<u>31,922</u>	<u>31,922</u>	<u>0.00%</u>

**Channing Park Community Development District**  
**Investment Summary**  
**November 30, 2014**

<u>Account</u>	<u>Investment</u>	<u>Balance as of</u> <u>November 30, 2014</u>
SunTrust Bank	Money Market Account	\$ 208,427
	<b>Total General Fund Investments</b>	<b>\$ 208,427</b>
US Bank Series 2007 Prepayment	First American Treasury Obligation Fund Class Z	\$ 31,345
US Bank Series 2007 Reserve	First American Treasury Obligation Fund Class Z	184,218
	<b>Total Debt Service Fund Investments</b>	<b>\$ 215,563</b>
US Bank Series 2007 Deferred Costs	First American Treasury Obligation Fund Class Z	\$ 31,922
	<b>Total Capital Project Fund Investments</b>	<b>\$ 31,922</b>

**Channing Park Community Development District**

Summary A/R Ledger

From 11/1/2014 Through 11/30/2014

<u>Invoice Date</u>	<u>Customer Name</u>	<u>Invoice Number</u>	<u>Current Balance</u>
10/1/2014	Hillsborough County Tax Collector	FY14-15	<u>326,205.95</u>
Report Balance			<u><u>326,205.95</u></u>

**Channing Park Community Development District**

Summary A/P Ledger

001 - General Fund

From 11/1/2014 Through 11/30/2014

<u>Vendor Name</u>	<u>Invoice Date</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Current Balance</u>
TECO	11/28/2014	1935 0703991 11/14	Channing Park Lts 11/14	6,313.28
Times Publishing Company, Inc.	11/11/2014	107073 10/14	Legal Advertising 10/14	100.12
Times Publishing Company, Inc.	11/26/2014	Ad 38288	Legal Advertising 11/14	44.80
Times Publishing Company, Inc.	12/2/2014	Ad 46479	Legal Advertising 11/14	59.44
			Total 001 - General Fund	6,517.64
Report Balance				6,517.64



**Channing Park Community Development District**  
**Notes to Unaudited Financial Statements**  
**November 30, 2014**

**Balance Sheet**

1. Trust statement activity has been recorded through 11/30/14.
2. See EMMA (Electronic Municipal Market Access) at <http://www.emma.msrb.org> for Municipal Disclosures and Market Data.

**Summary A/R Ledger**

3. Payment terms for landowner assessments are (a) defined in the FY14-15 Assessment Resolution adopted by the Board of Supervisors, (b) pursuant to Florida Statutes, Chapter 197 for assessments levied via the county tax roll.
4. Payment for Invoice #FY14-15 totaling \$153,415.69 was received in December 2014.