

Channing Park  
Community Development District

Financial Statements  
(Unaudited)

October 31, 2013

Prepared by  
Rizzetta & Company, Inc.  
District Manager

**Channing Park Community Development District**

Balance Sheet

As of 10/31/2013

(In Whole Numbers)

	General Fund	Debt Service Fund	Total Governmental Funds	General Fixed Assets Account Group	General Long-Term Debt Account Group
<b>Assets</b>					
Cash In Bank	5,071	0	5,071	0	0
Investments	218,313	746,450	964,763	0	0
Accounts Receivable	185,526	249,404	434,929	0	0
Bond Prepayments Receivable	0	0	0	0	0
Prepaid Expenses	0	0	0	0	0
Deposits	16,000	0	16,000	0	0
Due From Other Funds	0	0	0	0	0
Amount Available in Debt Service	0	0	0	0	995,853
Amount To Be Provided Debt Service	0	0	0	0	2,494,147
Fixed Assets	0	0	0	2,682,155	0
<b>Total Assets</b>	<u>424,910</u>	<u>995,853</u>	<u>1,420,763</u>	<u>2,682,155</u>	<u>3,490,000</u>
<b>Liabilities</b>					
Accounts Payable	6,601	0	6,601	0	0
Accrued Expenses Payable	250	0	250	0	0
Other Current Liabilities	79,718	0	79,718	0	0
Deferred Revenue	0	0	0	0	0
Due To Other Funds	0	0	0	0	0
Revenue Bonds Payable--Long Term	0	0	0	0	3,490,000
<b>Total Liabilities</b>	<u>86,569</u>	<u>0</u>	<u>86,569</u>	<u>0</u>	<u>3,490,000</u>
<b>Fund Equity &amp; Other Credits</b>					
Beginning Fund Balance	171,999	713,488	885,487	2,682,155	0
Net Change in Fund Balance	166,342	282,366	448,707	0	0
<b>Total Fund Equity &amp; Other Credits</b>	<u>338,341</u>	<u>995,853</u>	<u>1,334,194</u>	<u>2,682,155</u>	<u>0</u>
<b>Total Liabilities &amp; Fund Equity</b>	<u>424,910</u>	<u>995,853</u>	<u>1,420,763</u>	<u>2,682,155</u>	<u>3,490,000</u>

See Notes to Unaudited Financial Statements

## Channing Park Community Development District

### Statement of Revenues and Expenditures

001 - General Fund

From 10/1/2013 Through 10/31/2013

(In Whole Numbers)

	Annual Budget	YTD Budget	YTD Actual	YTD Variance	Percent Annual Budget Remaining
<b>Revenues</b>					
Interest Earnings					
Interest Earnings	0	0	13	13	0.00%
Special Assessments					
Tax Roll	185,525	185,525	188,340	2,815	(1.51)%
<b>Total Revenues</b>	<u>185,525</u>	<u>185,525</u>	<u>188,353</u>	<u>2,828</u>	<u>(1.52)%</u>
<b>Expenditures</b>					
<b>Financial &amp; Administrative</b>					
Administrative Services	6,250	521	521	0	91.66%
District Management	18,750	1,563	1,563	0	91.66%
District Engineer	5,000	417	0	417	100.00%
Disclosure Report	5,000	417	0	417	100.00%
Trustees Fees	3,800	1,885	1,885	0	50.40%
Financial Consulting Services	8,750	5,313	5,313	0	39.28%
Accounting Services	15,000	1,250	1,250	0	91.66%
Auditing Services	3,500	292	0	292	100.00%
Arbitrage Rebate Calculation	650	54	0	54	100.00%
Public Officials Liability Insurance	3,589	3,589	2,998	591	16.45%
Legal Advertising	500	42	13	29	97.42%
Bank Fees	275	23	5	18	98.18%
Dues, Licenses & Fees	175	175	175	0	0.00%
Miscellaneous Fees	500	42	0	42	100.00%
<b>Legal Counsel</b>					
District Counsel	7,500	625	0	625	100.00%
<b>Electric Utility Services</b>					
Street Lights	80,000	6,667	6,313	353	92.10%
<b>Stormwater Control</b>					
Lake/Pond Bank Maintenance	9,300	775	775	0	91.66%
Aquatic Maintenance Contract	4,200	350	350	0	91.66%
Aquatic Plant Replacement	750	63	0	63	100.00%
<b>Other Physical Environment</b>					
General Liability & Property Insurance	3,450	3,450	851	2,599	75.32%
<b>Parks &amp; Recreation</b>					
Trail/Bike Path Maintenance	6,586	549	0	549	100.00%
<b>Contingency</b>					
Miscellaneous Contingency	2,000	167	0	167	100.00%
<b>Total Expenditures</b>	<u>185,525</u>	<u>28,225</u>	<u>22,011</u>	<u>6,213</u>	<u>88.14%</u>
<b>Excess of Revenues Over (Under) Expenditures</b>	<u>0</u>	<u>157,300</u>	<u>166,342</u>	<u>9,041</u>	<u>0.00%</u>

See Notes to Unaudited Financial Statements

**Channing Park Community Development District**

Statement of Revenues and Expenditures

001 - General Fund

From 10/1/2013 Through 10/31/2013

(In Whole Numbers)

	Annual Budget	YTD Budget	YTD Actual	YTD Variance	Percent Annual Budget Remaining
Excess of Rev/Other Sources Over (Under) Exp/Other Uses	<u>0</u>	<u>157,300</u>	<u>166,342</u>	<u>9,041</u>	<u>0.00%</u>
Fund Balance, Beginning of Period	0	0	171,999	171,999	0.00%
Fund Balance, End of Period	<u><u>0</u></u>	<u><u>157,300</u></u>	<u><u>338,341</u></u>	<u><u>181,040</u></u>	<u><u>0.00%</u></u>

**Channing Park Community Development District**

Statement of Revenues and Expenditures

200 - Debt Service Fund

From 10/1/2013 Through 10/31/2013

(In Whole Numbers)

	Annual Budget	Current Period Actual	Budget To Actual Variance	Budget Percent Remaining
Revenues				
Special Assessments				
Debt Service Prepayments	0	32,962	(32,962)	0.00%
Tax Roll	260,382	249,404	10,978	4.21%
Total Revenues	<u>260,382</u>	<u>282,366</u>	<u>21,984</u>	<u>8.44%</u>
Expenditures				
Debt Service				
Interest	145,382	0	(145,382)	(100.00)%
Principal	115,000	0	(115,000)	(100.00)%
Total Expenditures	<u>260,382</u>	<u>0</u>	<u>260,382</u>	<u>100.00%</u>
Excess of Revenues Over (Under) Expenditures	<u>0</u>	<u>282,366</u>	<u>(282,366)</u>	<u>0.00%</u>
Exc. Of Rev./Other Sources Over Expend./Other Uses	<u>0</u>	<u>282,366</u>	<u>(282,366)</u>	<u>0.00%</u>
Fund Balance, Beginning of Period	0	713,488	713,488	0.00%
Fund Balance, End of Period	<u><u>0</u></u>	<u><u>995,853</u></u>	<u><u>995,853</u></u>	<u><u>0.00%</u></u>

**Channing Park Community Development District**  
**Investment Summary**  
**October 31, 2013**

<u>Account</u>	<u>Investment</u>	<u>Balance as of</u> <u>October 31, 2013</u>
SunTrust Bank	Money Market Account	\$ 218,313
	<b>Total General Fund Investments</b>	<b>\$ 218,313</b>
US Bank Series 2007 Prepayment	First American Treasury Obligation Fund Class Z	\$ 391,266
US Bank Series 2007 Reserve	First American Treasury Obligation Fund Class Z	233,957
US Bank Series 2007 Revenue	First American Treasury Obligation Fund Class Z	121,227
	<b>Total Debt Service Fund Investments</b>	<b>\$ 746,450</b>

**Channing Park Community Development District**

Summary A/R Ledger

From 10/1/2013 Through 10/31/2013

<u>Invoice Date</u>	<u>Customer Name</u>	<u>Invoice Number</u>	<u>Current Balance</u>
10/1/2013	Hillsborough County Tax Collector	FY13-14	<u>434,929.36</u>
Report Balance			<u><u>434,929.36</u></u>

**Channing Park Community Development District**

Summary A/P Ledger

001 - General Fund

From 10/1/2013 Through 10/31/2013

<u>Vendor Name</u>	<u>Invoice Date</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Current Balance</u>
Florida Department of Economic Opportunity	10/1/2013	29169	Special District Fee 13/14	175.00
TECO	10/29/2013	1935 0703991 10/13	Channing Park Lts 10/13	6,313.28
Times Publishing Company, Inc.	10/28/2013	I1004052777-1027	1000429022 10/13	<u>112.90</u>
			Total 001 - General Fund	6,601.18
Report Balance				<u><u>6,601.18</u></u>



**Channing Park Community Development District**  
**Notes to Unaudited Financial Statements**  
**October 31, 2013**

**Balance Sheet**

1. Trust statement activity has been recorded through 10/31/13.
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 FY13-14 Assessment Resolution adopted by the Board of Supervisors, (b) pursuant to Florida Statutes, Chapter 197 for assessments levied via the county tax roll.