

BEACON TRADEPORT
COMMUNITY DEVELOPMENT DISTRICT
BALANCE SHEET-GOVERNMENTAL FUNDS
September 30, 2016

	<u>Major Funds</u>			<u>Totals</u> <u>Governmental</u> <u>Funds</u>
	<u>General</u>	<u>Debt Service</u> <u>Fund</u>	<u>Capital Projects</u> <u>Fund</u>	
ASSETS:				
Cash - Checking	\$119,266	---	---	\$119,266
Due From Other Funds	\$3,736	\$52	---	\$3,788
<i>Investments:</i>				
State Board - Reserves	\$663,063	---	---	\$663,063
State Board - Settlement	---	\$1,974,666	---	\$1,974,666
<u>SERIES 2012A</u>				
Reserve	---	\$605,766	---	\$605,766
Revenue	---	\$271,461	---	\$271,461
Bond Redemption	---	\$729	---	\$729
Cost of Issuance	---	---	\$6,196	\$6,196
<u>SERIES 2014A</u>				
Reserve	---	\$2,520,834	---	\$2,520,834
Revenue	---	\$981,468	---	\$981,468
Redemption	---	\$8,068	---	\$8,068
Construction	---	---	\$9,358	\$9,358
Prepaid Expenses	\$16,161	---	---	\$16,161
Total Assets	<u>\$802,226</u>	<u>\$6,363,044</u>	<u>\$15,554</u>	<u>\$7,180,824</u>
LIABILITIES:				
Accounts Payable	\$500	---	---	\$500
Due To Other Funds	\$52	---	\$3,736	\$3,788
Total Liabilities	<u>\$552</u>	<u>\$0</u>	<u>\$3,736</u>	<u>\$4,288</u>
DEFERRED INFLOWS OF RESOURCES:				
Unavailable Revenue - Special Assessments	\$132,483	---	---	\$132,483
Total deferred inflows of resources	<u>\$132,483</u>	<u>\$0</u>	<u>\$0</u>	<u>\$132,483</u>
FUND BALANCES:				
<i>Nonspendable:</i>				
Prepaid Items	\$16,161	---	---	\$16,161
<i>Restricted for:</i>				
Debt Service	---	\$6,363,044	---	\$6,363,044
Capital Projects	---	---	\$11,818	\$11,818
<i>Assigned to:</i>				
Maintenance Reserves	\$663,063	---	---	\$663,063
Unassigned	(\$10,033)	---	---	(\$10,033)
Total Fund Balances	<u>\$669,191</u>	<u>\$6,363,044</u>	<u>\$11,818</u>	<u>\$7,044,053</u>
TOTAL LIABILITIES AND FUND BALANCES	<u>\$802,226</u>	<u>\$6,363,044</u>	<u>\$15,554</u>	<u>\$7,180,824</u>

BEACON TRADEPORT

COMMUNITY DEVELOPMENT DISTRICT

GENERAL FUND

Statement of Revenues, Expenditures, and Changes in Fund Balance
For the Period Ending September 30, 2016

	ADOPTED BUDGET	PRORATED BUDGET THRU 9/30/2016	ACTUAL THRU 9/30/2016	VARIANCE
REVENUES:				
Special Assessments-On Roll	\$137,683	\$137,683	\$122,648	(\$15,035)
Special Assessments-Off Roll	\$105,369	\$105,369	\$105,369	\$0
Interest Income	\$500	\$500	\$3,662	\$3,161
TOTAL REVENUES	\$243,552	\$243,552	\$231,679	(\$11,873)
EXPENDITURES:				
ADMINISTRATIVE:				
Engineering	\$32,500	\$32,500	\$26,647	\$5,853
Arbitrage	\$2,400	\$2,400	\$3,600	(\$1,200)
Attorney	\$30,000	\$30,000	\$46,314	(\$16,314)
Annual Audit	\$7,500	\$7,500	\$7,500	\$0
Trustee Fees	\$19,000	\$19,000	\$19,000	\$0
Management Fees	\$50,810	\$50,810	\$50,810	\$0
Computer Time	\$1,000	\$1,000	\$1,000	(\$0)
Telephone	\$250	\$250	\$22	\$228
Postage	\$500	\$500	\$278	\$222
Printing & Binding	\$1,750	\$1,750	\$2,293	(\$543)
Rentals & Leases	\$2,400	\$2,400	\$2,400	(\$0)
Insurance	\$7,956	\$7,956	\$7,188	\$768
Legal Advertising	\$1,250	\$1,250	\$370	\$880
Other Current Charges	\$500	\$500	\$351	\$149
Real Estate Taxes	\$3,500	\$3,500	\$3,196	\$304
Office Supplies	\$500	\$500	\$157	\$343
Dues, Licenses & Subscriptions	\$175	\$175	\$175	\$0
Capital Outlay	\$500	\$500	\$0	\$500
Website Design/Maintenance	\$3,000	\$3,000	\$3,000	\$0
Holiday Lighting	\$32,543	\$32,543	\$59,657	(\$27,114)
Contingencies	\$25,000	\$25,000	\$0	\$25,000
TOTAL ADMINISTRATIVE	\$223,033	\$223,033	\$233,958	(\$10,925)
DRAINAGE SYSTEM:				
Lake Maintenance	\$10,650	\$10,650	\$14,860	(\$4,210)
Storm Drain Cleaning	\$6,800	\$6,800	\$0	\$6,800
Contingencies	\$1,500	\$1,500	\$0	\$1,500
TOTAL DRAINAGE SYSTEM	\$18,950	\$18,950	\$14,860	\$4,090

BEACON TRADEPORT

COMMUNITY DEVELOPMENT DISTRICT

GENERAL FUND

Statement of Revenues, Expenditures, and Changes in Fund Balance
For the Period Ending September 30, 2016

	ADOPTED BUDGET	PRORATED BUDGET THRU 9/30/2016	ACTUAL THRU 9/30/2016	VARIANCE
<i>IRRIGATION SYSTEM:</i>				
Electric	\$15,000	\$15,000	\$16,427	(\$1,427)
Repairs and Maintenance	\$3,500	\$3,500	\$0	\$3,500
Contingencies	\$2,440	\$2,440	\$0	\$2,440
Capital Outlay	\$5,000	\$5,000	\$6,470	(\$1,470)
TOTAL IRRIGATION SYSTEM	\$25,940	\$25,940	\$22,897	\$3,043
<i>MAINTENANCE RESERVES:</i>				
Storm Drains	\$6,400	\$6,400	\$0	\$6,400
Paving Industrial Roads	\$50,000	\$50,000	\$0	\$50,000
TOTAL MAINTENANCE RESERVES	\$56,400	\$56,400	\$0	\$56,400
<i>Commerical Area</i>				
Swap Agreement	\$12,000	\$12,000	\$0	\$12,000
TOTAL MAINTENANCE RESERVES	\$12,000	\$12,000	\$0	\$12,000
TOTAL EXPENDITURES	\$336,323	\$336,323	\$271,715	\$64,607
EXCESS REVENUES (EXPENDITURES)	(\$92,770)		(\$40,036)	
FUND BALANCE - Beginning	\$92,771		\$709,227	
FUND BALANCE - Ending	<u>\$0</u>		<u>\$669,191</u>	

BEACON TRADEPORT
COMMUNITY DEVELOPMENT DISTRICT
SERIES 2012

DEBT SERVICE FUND

Statement of Revenues, Expenditures, and Changes in Fund Balance
For the Period Ending September 30, 2016

	ADOPTED BUDGET	PRORATED THRU 9/30/2016	ACTUAL THRU 9/30/2016	VARIANCE
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REVENUES:

Interest Income	\$0	\$0	\$3,783	\$3,783
Special Assessments	\$1,305,050	\$1,305,050	\$1,155,318	(\$149,731)
TOTAL REVENUES	\$1,305,050	\$1,305,050	\$1,159,101	(\$145,949)

EXPENDITURES:

SERIES 2012

Interest - 11/01	\$155,258	\$155,258	\$155,258	\$0
Interest - 5/01	\$155,258	\$155,258	\$155,258	\$0
Principal - 5/01	\$910,000	\$910,000	\$910,000	\$0
TOTAL EXPENDITURES	\$1,220,516	\$1,220,516	\$1,220,516	\$0

EXCESS REVENUES (EXPENDITURES)	\$84,534		(\$61,415)	
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FUND BALANCE - Beginning	\$327,294		\$939,423	
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FUND BALANCE - Ending	\$411,828		\$878,008	
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BEACON TRADEPORT
COMMUNITY DEVELOPMENT DISTRICT

SERIES 2014

DEBT SERVICE FUND

*Statement of Revenues, Expenditures, and Changes in Fund Balance
For the Period Ending September 30, 2016*

	ADOPTED BUDGET	PRORATED THRU 9/30/2016	ACTUAL THRU 9/30/2016	VARIANCE
<u>REVENUES:</u>				
Interest Income	\$2,580	\$2,580	\$24,512	\$21,932
Special Assessments	\$4,704,503	\$4,704,503	\$4,705,373	\$870
TOTAL REVENUES	\$4,707,083	\$4,707,083	\$4,729,885	\$22,803
<u>EXPENDITURES:</u>				
SERIES 2014				
Interest - 11/01	\$959,181	\$959,181	\$959,181	(\$0)
Interest - 5/01	\$948,755	\$948,755	\$945,334	\$3,421
Principal - 5/01	\$2,795,000	\$2,795,000	\$2,795,000	\$0
TOTAL EXPENDITURES	\$4,702,936	\$4,702,936	\$4,699,515	\$3,421
EXCESS REVENUES (EXPENDITURES)	\$4,147		\$30,371	
FUND BALANCE - Beginning	\$971,961		\$5,454,665	
FUND BALANCE - Ending	\$976,108		\$5,485,036	

**Beacon Tradeport
COMMUNITY DEVELOPMENT DISTRICT
Long Term Debt Report
FY 2016**

<i>Series 2012A, Special Assessment Refunding Bonds (Industrial)</i>		
Interest Rate;	2.980%	
Maturity Date:	5/1/2025	
Bonds outstanding - 9/30/2015		\$10,420,000.00
Less:	May 1, 2016 (Mandatory)	(\$910,000.00)
Current Bonds Outstanding		\$9,510,000.00
<i>Series 2014A, Special Assessment Refunding Bonds (Commercial)</i>		
Interest Rate;	3.3835%	
Maturity Date:	5/1/2028	
Bonds outstanding - 9/30/2015		\$55,465,000.00
Less:	May 1, 2016 (Mandatory)	(\$2,795,000.00)
Current Bonds Outstanding		\$52,670,000.00
Total Current Bonds Outstanding		\$62,180,000.00

BEACON TRADEPORT

COMMUNITY DEVELOPMENT DISTRICT

SERIES 2012

CAPITAL PROJECTS FUND

Statement of Revenues, Expenditures, and Changes in Fund Balance

For the Period Ending September 30, 2016

	ADOPTED BUDGET	PRORATED THRU 9/30/2016	ACTUAL THRU 9/30/2016	VARIANCE
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REVENUES:

Interest Income	\$0	\$0	\$19	\$19
TOTAL REVENUES	\$0	\$0	\$19	\$19

EXPENDITURES:

Capital Outlay	\$0	\$0	\$0	\$0
Cost of Issuance	\$0	\$0	\$0	\$0
TOTAL EXPENDITURES	\$0	\$0	\$0	\$0

OTHER SOURCES AND USES

Interfund Transfer	\$0	\$0	\$0	\$0
TOTAL OTHER SOURCES AND USES	\$0	\$0	\$0	\$0

EXCESS REVENUES (EXPENDITURES)	\$0		\$19	
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FUND BALANCE - Beginning \$2,440

FUND BALANCE - Ending \$2,460

BEACON TRADEPORT
COMMUNITY DEVELOPMENT DISTRICT
SERIES 2014
CAPITAL PROJECTS FUND

*Statement of Revenues, Expenditures, and Changes in Fund Balance
For the Period Ending September 30, 2016*

	ADOPTED BUDGET	PRORATED THRU 9/30/2016	ACTUAL THRU 9/30/2016	VARIANCE
REVENUES:				
Interest Income	\$0	\$0	\$19	\$19
TOTAL REVENUES	\$0	\$0	\$19	\$19
EXPENDITURES:				
Cost of Issuance	\$0	\$0	\$0	\$0
TOTAL EXPENDITURES	\$0	\$0	\$0	\$0
EXCESS REVENUES (EXPENDITURES)			\$19	
FUND BALANCE - Beginning			\$9,340	
FUND BALANCE - Ending			\$9,358	