

Cypress Shadows Community Development District

Financial Statements
(Unaudited)

Period Ending
August 31, 2021



Meritus Corporation
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Cypress Shadows Community Development District

Balance Sheet

As of 8/31/2021
(In Whole Numbers)

	General Fund	Debt Service - Series 2011	Debt Service - Series 2012A	Capital Projects- Series 2012A	General Fixed Assets Account Group	General Long-Term Debt	Total
Assets							
Cash-Operating Account	12,232	0	0	0	0	0	12,232
Investment - Interest 2011 (000)	0	0	0	0	0	0	0
Investment - Revenue 2011 (001)	0	73,379	0	0	0	0	73,379
Investment - Sinking 2011 (004)	0	0	0	0	0	0	0
Investment - Prepayment 2011 (006)	0	643	0	0	0	0	643
Investment - Reserve 2011 (007)	0	109,433	0	0	0	0	109,433
Investment - Interest 2012A (000)	0	0	0	0	0	0	0
Investment - Sinking 2012A (002)	0	0	0	0	0	0	0
Investment - Reserve 2012A (004)	0	0	158,040	0	0	0	158,040
Investment - Revenue 2012A (005)	0	0	214,725	0	0	0	214,725
Investment - Construction 2012A PH4 (009)	0	0	0	0	0	0	0
Accounts Receivable - Other	0	0	0	0	0	0	0
Due From Developer	0	0	0	0	0	0	0
Assessments Receivable - Tax Roll	0	0	0	0	0	0	0
Assessments Receivable - Off Roll	0	0	0	0	0	0	0
Interest Receivable	0	0	0	0	0	0	0
Prepaid Items	0	0	0	0	0	0	0
Prepaid General Liability Insurance	0	0	0	0	0	0	0
Prepaid Professional Liability	0	0	0	0	0	0	0
Prepaid Trustee Fees	2,385	0	0	0	0	0	2,385
Improvements Other Than Buildings	0	0	0	0	1,280,026	0	1,280,026
Construction Work In Progress	0	0	0	0	8,278,316	0	8,278,316
Amount Available-Debt Service	0	0	0	0	0	541,556	541,556
Amount To Be Provided-Debt Service	0	0	0	0	0	3,093,444	3,093,444
Other	0	0	0	0	0	0	0
Total Assets	14,618	183,454	372,765	0	9,558,342	3,635,000	13,764,179
Liabilities							
Accounts Payable	0	0	0	0	0	0	0
Accounts Payable Other	0	0	0	0	0	0	0
Due To Debt Service Fund	0	0	0	0	0	0	0
Deferred Revenue	0	0	0	0	0	0	0
Accrued Expenses Payable	0	0	0	0	0	0	0
Revenue Bonds Payable-Series 2011	0	0	0	0	0	1,145,000	1,145,000
Revenue Bonds Payable-Series 2012A	0	0	0	0	0	2,490,000	2,490,000
Other	0	0	0	0	0	0	0
Total Liabilities	0	0	0	0	0	3,635,000	3,635,000
Fund Equity & Other Credits							

Cypress Shadows Community Development District

Balance Sheet

As of 8/31/2021
(In Whole Numbers)

	General Fund	Debt Service - Series 2011	Debt Service - Series 2012A	Capital Projects- Series 2012A	General Fixed Assets Account Group	General Long-Term Debt	Total
Fund Balance-All Other Reserves	0	176,131	365,831	0	0	0	541,961
Fund Balance-Unreserved	24,212	0	0	0	0	0	24,212
Investment In General Fixed Assets	0	0	0	0	9,558,342	0	9,558,342
Other	(9,594)	7,324	6,934	0	0	0	4,664
Total Fund Equity & Other Credits	<u>14,618</u>	<u>183,454</u>	<u>372,765</u>	<u>0</u>	<u>9,558,342</u>	<u>0</u>	<u>10,129,179</u>
Total Liabilities & Fund Equity	<u><u>14,618</u></u>	<u><u>183,454</u></u>	<u><u>372,765</u></u>	<u><u>0</u></u>	<u><u>9,558,342</u></u>	<u><u>3,635,000</u></u>	<u><u>13,764,179</u></u>

Cypress Shadows Community Development District

Statement of Revenues and Expenditures

001 - General Fund
 From 10/1/2020 Through 8/31/2021
 (In Whole Numbers)

	Annual Budget	Current Period Actual	Budget to Actual Variance	Budget Percentage Remaining
Revenues				
Special Assessments - Service Charges				
Operations & Maintenance Assmts-Tax Roll	63,424	63,568	144	0 %
Other Miscellaneous Revenues				
Undesignated Reserves	14,286	0	(14,286)	(100)%
Total Revenues	<u>77,710</u>	<u>63,568</u>	<u>(14,142)</u>	<u>(18)%</u>
Expenditures				
Legislative				
Supervisor Fees	6,000	0	6,000	100 %
Financial & Administrative				
District Manager	34,000	31,167	2,833	8 %
District Engineer	0	5,098	(5,098)	0 %
Trustees Fees	9,600	8,746	854	9 %
Auditing Services	6,000	5,700	300	5 %
Postage, Phone, Faxes, Copies	35	270	(235)	(672)%
Public Officials Insurance	2,700	3,080	(380)	(14)%
Legal Advertising	750	2,596	(1,846)	(246)%
Bank Fees	400	347	53	13 %
Dues, Licenses & Fees	650	616	34	5 %
Website Administration	1,500	1,375	125	8 %
ADA Website Compliance	2,000	1,500	500	25 %
Legal Counsel				
District Counsel	7,790	11,333	(3,543)	(45)%
Other Physical Environment				
Property & Casualty Insurance	6,285	1,334	4,951	79 %
Total Expenditures	<u>77,710</u>	<u>73,162</u>	<u>4,548</u>	<u>6 %</u>
Excess of Revenues Over (Under) Expenditures	<u>0</u>	<u>(9,594)</u>	<u>(9,594)</u>	<u>0 %</u>
Excess of Revenue/Other Sources Over Expenditures/Other Uses	<u>0</u>	<u>(9,594)</u>	<u>(9,594)</u>	<u>0 %</u>
Fund Balance, Beginning of Period	0	24,212	24,212	0 %
Fund Balance, End of Period	<u>0</u>	<u>14,618</u>	<u>14,618</u>	<u>0 %</u>

Cypress Shadows Community Development District

Statement of Revenues and Expenditures

200 - Debt Service - Series 2011
 From 10/1/2020 Through 8/31/2021
 (In Whole Numbers)

	Annual Budget	Current Period Actual	Budget to Actual Variance	Budget Percentage Remaining
Revenues				
Special Assessments - Capital Improvements				
Debt Service Assmts - Tax Roll	110,075	118,084	8,009	7 %
Interest Earnings				
Interest Earnings	0	10	10	0 %
Total Revenues	<u>110,075</u>	<u>118,094</u>	<u>8,019</u>	<u>7 %</u>
Expenditures				
Debt Service Payments				
Interest Payments	85,075	85,770	(695)	(1)%
Principal Payments	25,000	20,000	5,000	20 %
Bond Call Prepayment	0	5,000	(5,000)	0 %
Total Expenditures	<u>110,075</u>	<u>110,770</u>	<u>(695)</u>	<u>(1)%</u>
Excess of Revenues Over (Under) Expenditures	<u>0</u>	<u>7,324</u>	<u>7,324</u>	<u>0 %</u>
Excess of Revenue/Other Sources Over Expenditures/Other Uses	<u>0</u>	<u>7,324</u>	<u>7,324</u>	<u>0 %</u>
Fund Balance, Beginning of Period	<u>0</u>	<u>176,131</u>	<u>176,131</u>	<u>0 %</u>
Fund Balance, End of Period	<u><u>0</u></u>	<u><u>183,454</u></u>	<u><u>183,454</u></u>	<u><u>0 %</u></u>

Cypress Shadows Community Development District

Statement of Revenues and Expenditures

201 - Debt Service - Series 2012A
 From 10/1/2020 Through 8/31/2021
 (In Whole Numbers)

	Annual Budget	Current Period Actual	Budget to Actual Variance	Budget Percentage Remaining
Revenues				
Special Assessments - Capital Improvements				
Debt Service Assmts - Tax Roll	208,494	211,720	3,226	2 %
Interest Earnings				
Interest Earnings	0	21	21	0 %
Total Revenues	<u>208,494</u>	<u>211,741</u>	<u>3,247</u>	<u>2 %</u>
Expenditures				
Debt Service Payments				
Interest Payments	153,494	154,806	(1,312)	(1)%
Principal Payments	55,000	50,000	5,000	9 %
Total Expenditures	<u>208,494</u>	<u>204,806</u>	<u>3,688</u>	<u>2 %</u>
Excess of Revenues Over (Under) Expenditures	<u>0</u>	<u>6,934</u>	<u>6,934</u>	<u>0 %</u>
Excess of Revenue/Other Sources Over Expenditures/Other Uses	<u>0</u>	<u>6,934</u>	<u>6,934</u>	<u>0 %</u>
Fund Balance, Beginning of Period	0	365,831	365,831	0 %
Fund Balance, End of Period	<u>0</u>	<u>372,765</u>	<u>372,765</u>	<u>0 %</u>

Cypress Shadows Community Development District

Statement of Revenues and Expenditures

301 - Capital Projects- Series 2012A

From 10/1/2020 Through 8/31/2021

(In Whole Numbers)

	<u>Annual Budget</u>	<u>Current Period Actual</u>	<u>Budget to Actual Variance</u>	<u>Budget Percentage Remaining</u>
Excess of Revenues Over (Under) Expenditures	<u>0</u>	<u>0</u>	<u>0</u>	<u>0 %</u>
Excess of Revenue/Other Sources Over Expenditures/Other Uses	<u>0</u>	<u>0</u>	<u>0</u>	<u>0 %</u>
Fund Balance, Beginning of Period	0	0	0	0 %
Fund Balance, End of Period	<u><u>0</u></u>	<u><u>0</u></u>	<u><u>0</u></u>	<u><u>0 %</u></u>

Cypress Shadows Community Development District
Reconcile Cash Accounts

Summary

Cash Account: 10101 Cash-Operating Account
Reconciliation ID: 08/31/21
Reconciliation Date: 8/31/2021
Status: Locked

Bank Balance	16,325.68
Less Outstanding Checks/Vouchers	4,093.42
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	12,232.26
Balance Per Books	<u>12,232.26</u>
Unreconciled Difference	<u><u>0.00</u></u>

Click the Next Page toolbar button to view details.

Cypress Shadows Community Development District
Reconcile Cash Accounts

Detail

Cash Account: 10101 Cash-Operating Account

Reconciliation ID: 08/31/21

Reconciliation Date: 8/31/2021

Status: Locked

Outstanding Checks/Vouchers

<u>Document Number</u>	<u>Document Date</u>	<u>Document Description</u>	<u>Document Amount</u>	<u>Payee</u>
1601	3/4/2021	System Generated Check/Voucher	2,152.50	Coleman, Yovanovich & Koester, P.A.
1633	8/26/2021	System Generated Check/Voucher	1,940.92	The News-Press Media Group
Outstanding Checks/Vouchers			4,093.42	

Cypress Shadows Community Development District
Reconcile Cash Accounts

Detail

Cash Account: 10101 Cash-Operating Account

Reconciliation ID: 08/31/21

Reconciliation Date: 8/31/2021

Status: Locked

Cleared Checks/Vouchers

<u>Document Number</u>	<u>Document Date</u>	<u>Document Description</u>	<u>Document Amount</u>	<u>Payee</u>
1629	7/15/2021	Series 2011 FY21 Tax Dist ID 11	918.29	Cypress Shadows CDD
1630	7/15/2021	Series 2012 FY21 Tax Dist ID 11	1,646.47	Cypress Shadows CDD
1631	8/2/2021	System Generated Check/Voucher	2,963.67	Meritus Districts
1632	8/9/2021	System Generated Check/Voucher	70.00	Coleman, Yovanovich & Koester, P.A.
CD053	8/11/2021	Bank Fee	<u>35.49</u>	
Cleared Checks/Vouchers			<u>5,633.92</u>	