



**Viera East  
Community Development  
District**

**Unaudited Financial Reporting**

**October 31, 2018**



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# Viera East Community Development District

Combined Balance Sheet  
October 31, 2018

## Governmental Fund Types

|  | <u>General</u>   | <u>Capital Reserve</u> | <u>Debt Service</u> | <u>Golf Course/Recreation</u> | <u>Totals<br/>(memorandum only)</u> |
|--|------------------|------------------------|---------------------|-------------------------------|-------------------------------------|
| <i>Assets</i>                                |                  |                        |                     |                               |                                     |
| Operating Account                            | \$142,425        | \$6,495                | ----                | \$115,812                     | \$264,733                           |
| Accounts Receivable                          | ----             | ----                   | ----                | (\$102)                       | (\$102)                             |
| Assessment Receivable                        | ----             | ----                   | ----                | \$48,407                      | \$48,407                            |
| Rent Receivable                              | ----             | ----                   | ----                | \$1,248                       | \$1,248                             |
| Due From Golf Course                         | \$6,154          | ----                   | ----                | ----                          | \$6,154                             |
| Due From General Fund                        | ----             | ----                   | ----                | \$3,037                       | \$3,037                             |
| Due From Capital Reserve                     | ----             | ----                   | ----                | \$8,438                       | \$8,438                             |
| Due from Debt Service                        | \$5,995          | ----                   | ----                | \$22,922                      | \$28,917                            |
| Due from Other                               | ----             | ----                   | ----                | \$2,104                       | \$2,104                             |
| Inventory - Pro Shop                         | ----             | ----                   | ----                | \$87,430                      | \$87,430                            |
| <i>Investments:</i>                          |                  |                        |                     |                               |                                     |
| State Board                                  | ----             | \$253,189              | ----                | ----                          | \$253,189                           |
| Benefit Assessment- Series 2012              | ----             | ----                   | ----                | \$87,041                      | \$87,041                            |
| Reserve - Series 2012                        | ----             | ----                   | ----                | \$280,559                     | \$280,559                           |
| Bond Service 2006                            | ----             | ----                   | \$498,098           | ----                          | \$498,098                           |
| Bond Service 2012                            | ----             | ----                   | ----                | \$1,324                       | \$1,324                             |
| Improvements (Net of Depreciation)           | ----             | ----                   | ----                | \$1,251,716                   | \$1,251,716                         |
| Prepaid Expenses- Debt                       | ----             | ----                   | ----                | \$0                           | \$0                                 |
| Prepaid Expenses- Operations                 | \$11,641         | ----                   | ----                | \$137,601                     | \$149,242                           |
| <b>Total Assets</b>                          | <b>\$166,215</b> | <b>\$259,685</b>       | <b>\$498,098</b>    | <b>\$2,047,536</b>            | <b>\$2,971,533</b>                  |
| <i>Liabilities</i>                           |                  |                        |                     |                               |                                     |
| Accounts Payable                             | \$5,021          | ----                   | ----                | \$66,365                      | \$71,386                            |
| Accrued Expenses                             | \$11,963         | ----                   | ----                | \$5,769                       | \$17,731                            |
| Deferred Revenue- Season Advance             | ----             | ----                   | ----                | \$61,441                      | \$61,441                            |
| Deferred Revenue- Special Assessments O&M    | ----             | ----                   | ----                | ----                          | \$0                                 |
| Deferred Revenue- Special Assessments Debt   | ----             | ----                   | ----                | ----                          | \$0                                 |
| Deposit-Divots Grill                         | ----             | ----                   | ----                | \$2,000                       | \$2,000                             |
| Due to General Fund                          | ----             | ----                   | \$5,995             | \$6,154                       | \$12,149                            |
| Accrued Interest Payable                     | ----             | ----                   | ----                | \$81,232                      | \$81,232                            |
| Accrued Principal Payable                    | ----             | ----                   | ----                | \$32,917                      | \$32,917                            |
| Golf Cart Lease Payable                      | ----             | ----                   | ----                | ----                          | \$0                                 |
| Sales Tax Payable                            | ----             | ----                   | ----                | \$11,184                      | \$11,184                            |
| Event Deposits                               | ----             | ----                   | ----                | \$2,113                       | \$2,113                             |
| Due to Golf Course                           | \$3,037          | \$8,438                | \$22,922            | ----                          | \$34,397                            |
| Due to Debt Service                          | ----             | ----                   | ----                | ----                          | \$0                                 |
| Due to Capital Reserve                       | ----             | ----                   | ----                | ----                          | \$0                                 |
| Accrued Payroll Payable                      | \$11,719         | ----                   | ----                | \$28,533                      | \$40,252                            |
| Bonds Payable - Series 2012                  | ----             | ----                   | ----                | \$4,080,000                   | \$4,080,000                         |
| Bond Discount                                | ----             | ----                   | ----                | (\$20,623)                    | (\$20,623)                          |
| Deferred Loss                                | ----             | ----                   | ----                | (\$215,141)                   | (\$215,141)                         |
| <i>Fund Equity</i>                           |                  |                        |                     |                               |                                     |
| Net Assets                                   | ----             | ----                   | ----                | (\$2,094,408)                 | (\$2,094,408)                       |
| <i>Fund Balances</i>                         |                  |                        |                     |                               |                                     |
| Assigned - First Quarter                     | \$176,000        | ----                   | ----                | ----                          | \$176,000                           |
| Assigned - Prepaid Expenses                  | \$11,641         | ----                   | ----                | ----                          | \$11,641                            |
| Unassigned                                   | (\$53,164)       | \$251,247              | ----                | ----                          | \$198,083                           |
| Restricted for Debt Service                  | ----             | ----                   | \$469,181           | ----                          | \$469,181                           |
| <b>Total Liabilities, Fund Equity, Other</b> | <b>\$166,215</b> | <b>\$259,685</b>       | <b>\$498,098</b>    | <b>\$2,047,536</b>            | <b>\$2,971,533</b>                  |

# Viera East

## Community Development District

General Fund

Statement of Revenues & Expenditures  
For Period Ending October 31, 2018

|                                     | Adopted<br>Budget | Prorated Budget<br>10/31/18 | Actual<br>10/31/18 | Variance     |
|-------------------------------------|-------------------|-----------------------------|--------------------|--------------|
| <i>Revenues</i>                     |                   |                             |                    |              |
| Maintenance Assessments             | \$808,157         | \$0                         | \$0                | \$0          |
| Golf Course Administrative Services | \$56,280          | \$4,690                     | \$4,690            | \$0          |
| Interest Income                     | \$100             | \$8                         | \$0                | (\$8)        |
| <b>Total Revenues</b>               | <b>\$864,536</b>  | <b>\$4,698</b>              | <b>\$4,690</b>     | <b>(\$8)</b> |

Administrative Expenditures

|                             |                  |                 |                 |                |
|-----------------------------|------------------|-----------------|-----------------|----------------|
| Supervisors Fees            | \$30,195         | \$2,516         | \$2,297         | \$219          |
| Engineering Fees            | \$5,000          | \$417           | \$0             | \$417          |
| Attorney's Fees             | \$5,000          | \$417           | \$0             | \$417          |
| Dissemination               | \$1,000          | \$83            | \$83            | \$0            |
| Trustee Fees                | \$5,600          | \$467           | \$467           | (\$0)          |
| Annual Audit                | \$6,500          | \$542           | \$542           | (\$0)          |
| Collection Agent            | \$2,500          | \$208           | \$208           | (\$0)          |
| Management Fees             | \$100,440        | \$8,370         | \$8,370         | \$0            |
| Postage                     | \$1,500          | \$125           | \$104           | \$21           |
| Printing & Binding          | \$2,500          | \$208           | \$65            | \$143          |
| Insurance- Liability        | \$7,293          | \$608           | \$523           | \$84           |
| Legal Advertising           | \$2,500          | \$208           | \$0             | \$208          |
| Other Current Charges       | \$1,500          | \$125           | \$82            | \$43           |
| Office Supplies             | \$3,000          | \$250           | \$20            | \$230          |
| Dues & Licenses             | \$175            | \$175           | \$15            | \$160          |
| Information Technology      | \$3,400          | \$283           | \$283           | \$0            |
| <b>Total Administrative</b> | <b>\$178,103</b> | <b>\$15,002</b> | <b>\$13,061</b> | <b>\$1,942</b> |

**Viera East**  
**Community Development District**  
 General Fund  
 Statement of Revenues & Expenditures  
 For Period Ending October 31, 2018

|  | Adopted<br>Budget | Prorated Budget<br>10/31/18 | Actual<br>10/31/18 | Variance |
|--|-------------------|-----------------------------|--------------------|----------|
|--|-------------------|-----------------------------|--------------------|----------|

Operating Expenditures

|                        |                  |                 |                 |                |
|------------------------|------------------|-----------------|-----------------|----------------|
| Salaries               | \$136,662        | \$11,389        | \$11,601        | (\$212)        |
| Administrative Fee     | \$1,463          | \$122           | \$125           | (\$3)          |
| FICA Expense           | \$10,455         | \$871           | \$870           | \$1            |
| Employee Insurance     | \$8,893          | \$741           | \$701           | \$40           |
| Workers Compensation   | \$2,679          | \$223           | \$289           | (\$66)         |
| Unemployment           | \$853            | \$71            | \$0             | \$71           |
| Other Contractual      | \$5,000          | \$417           | \$577           | (\$160)        |
| Training               | \$500            | \$42            | \$0             | \$42           |
| Uniforms               | \$500            | \$42            | \$0             | \$42           |
| <b>Total Operating</b> | <b>\$167,005</b> | <b>\$13,917</b> | <b>\$14,164</b> | <b>(\$247)</b> |

Maintenance Expenditures

|                          |                  |                 |                |                |
|--------------------------|------------------|-----------------|----------------|----------------|
| Canal Maintenance        | \$14,000         | \$1,167         | \$0            | \$1,167        |
| Lake Bank Restoration    | \$60,000         | \$5,000         | \$0            | \$5,000        |
| Environmental Services   | \$20,000         | \$1,667         | \$1,120        | \$547          |
| Water Management System  | \$99,000         | \$8,250         | \$7,565        | \$685          |
| Control Burns            | \$15,000         | \$1,250         | \$0            | \$1,250        |
| Contingencies            | \$9,000          | \$750           | \$223          | \$527          |
| Fire Line Maintenance    | \$5,000          | \$417           | \$952          | (\$536)        |
| Basin Repair             | \$4,000          | \$333           | \$0            | \$333          |
| <b>Total Maintenance</b> | <b>\$226,000</b> | <b>\$18,833</b> | <b>\$9,860</b> | <b>\$8,973</b> |

# Viera East

## Community Development District

General Fund

Statement of Revenues & Expenditures  
For Period Ending October 31, 2018

|  | Adopted<br>Budget | Prorated Budget<br>10/31/18 | Actual<br>10/31/18 | Variance          |
|--|-------------------|-----------------------------|--------------------|-------------------|
| <i><u>Grounds Maintenance Expenditures</u></i> |                   |                             |                    |                   |
| Salaries                                       | \$147,875         | \$12,323                    | \$10,763           | \$1,560           |
| Administrative Fees                            | \$3,454           | \$288                       | \$271              | \$17              |
| FICA   | \$11,312          | \$943                       | \$772              | \$171             |
| Health Insurance                               | \$30,559          | \$2,547                     | \$2,426            | \$120             |
| Workers Compensation                           | \$2,898           | \$242                       | \$293              | (\$51)            |
| Unemployment                                   | \$2,120           | \$177                       | \$20               | \$156             |
| Telephone                                      | \$4,500           | \$375                       | \$425              | (\$50)            |
| Utilities                                      | \$7,700           | \$642                       | \$406              | \$236             |
| Property Appraiser                             | \$1,990           | \$166                       | \$0                | \$166             |
| Insurance                                      | \$1,447           | \$121                       | \$135              | (\$14)            |
| Repairs  | \$12,000          | \$1,000                     | \$3,185            | (\$2,185)         |
| Fuel   | \$7,500           | \$625                       | \$1,347            | (\$722)           |
| Park Maintenance                               | \$3,000           | \$250                       | \$142              | \$108             |
| Sidewalk Maintenance                           | \$5,000           | \$417                       | \$0                | \$417             |
| Chemicals                                      | \$5,000           | \$417                       | \$244              | \$173             |
| Contingencies                                  | \$5,000           | \$417                       | \$0                | \$417             |
| Refuse   | \$8,000           | \$667                       | \$720              | (\$53)            |
| Office Supplies                                | \$750             | \$63                        | \$0                | \$63              |
| Uniforms                                       | \$3,000           | \$250                       | \$250              | (\$0)             |
| Fire Alarm System                              | \$4,000           | \$333                       | \$129              | \$204             |
| Rain Bird Pump System                          | \$18,500          | \$1,542                     | \$2,298            | (\$757)           |
| Maintenance Reserve - Transfer Out             | \$7,823           | \$652                       | \$652              | (\$0)             |
| Maintenance Reserve - Transfer Out (Excess)    | \$0               | \$0                         | \$94,484           | (\$94,484)        |
| <b>Total Grounds Maintenance</b>               | <b>\$293,428</b>  | <b>\$24,452</b>             | <b>\$118,963</b>   | <b>(\$94,511)</b> |
| <b>Total Expenditures</b>                      | <b>\$864,536</b>  | <b>\$72,205</b>             | <b>\$156,048</b>   | <b>(\$83,843)</b> |
| <b>Excess Revenue/(Expenditures)</b>           | <b>\$0</b>        |                             | <b>(\$151,358)</b> |                   |
| <b>Beginning Fund Balance</b>                  | <b>\$0</b>        |                             | <b>\$285,834</b>   |                   |
| <b>Ending Fund Balance</b>                     | <b>\$0</b>        |                             | <b>\$134,476</b>   |                   |

**Viera East**  
**Community Development District**  
 Capital Reserve Fund  
 Statement of Revenues & Expenditures  
 For Period Ending October 31, 2018

|  | <b>Adopted<br/>Budget</b> | <b>Prorated Budget<br/>10/31/18</b> | <b>Actual<br/>10/31/18</b> | <b>Variance</b> |
|--|---------------------------|-------------------------------------|----------------------------|-----------------|
| <u>Revenues</u>                                |                           |                                     |                            |                 |
| Interest Income                                | \$250                     | \$21                                | \$314                      | \$293           |
| Reserve Funding - Transfer In (General)        | \$7,823                   | \$652                               | \$652                      | \$0             |
| Reserve Funding - Transfer In (Golf)           | \$20,468                  | \$1,706                             | \$1,820                    | \$115           |
| Reserve Funding - Transfer In (General Excess) | \$0                       | \$0                                 | \$94,484                   | \$94,484        |
| <b>Total Revenues</b>                          | <b>\$28,541</b>           | <b>\$2,378</b>                      | <b>\$97,270</b>            | <b>\$94,892</b> |
| <u>Expenditures</u>                            |                           |                                     |                            |                 |
| Capital Outlay                                 | \$100,000                 | \$0                                 | \$0                        | \$0             |
| Truck Maintenance                              | \$25,000                  | \$0                                 | \$0                        | \$0             |
| Transfer Out                                   | \$0                       | \$0                                 | \$0                        | \$0             |
| <b>Total Expenditures</b>                      | <b>\$100,000</b>          | <b>\$0</b>                          | <b>\$0</b>                 | <b>\$0</b>      |
| <b>Excess Revenues/(Expenditures)</b>          | <b>(\$71,459)</b>         |                                     | <b>\$97,270</b>            |                 |
| <b>Beginning Fund Balance</b>                  | <b>\$785,491</b>          |                                     | <b>\$153,977</b>           |                 |
| <b>Ending Fund Balance</b>                     | <b>\$714,032</b>          |                                     | <b>\$251,247</b>           |                 |

**Viera East**  
**Community Development District**

Capital Reserve Fund  
Capital Outlay Check Register Detail  
For Period Ending October 31, 2018

| Check Date            | Vendor | Detail | Amount      |
|-----------------------|--------|--------|-------------|
| <u>Capital Outlay</u> |        |        |             |
| <i>FY2019</i>         |        |        |             |
| <b>Total</b>          |        |        | <u>\$ -</u> |



# Viera East

## Community Development District

Debt Service Fund

Statement of Revenues & Expenditures

For Period Ending October 31, 2018

|                                       | Adopted<br>Budget  | Prorated Budget<br>10/31/18 | Actual<br>10/31/18 | Variance     |
|---------------------------------------|--------------------|-----------------------------|--------------------|--------------|
| <u>Revenues</u>                       |                    |                             |                    |              |
| Special Assessments                   | \$2,423,170        | \$0                         | \$0                | \$0          |
| Interest Income                       | \$100              | \$8                         | \$123              | \$114        |
| <b>Total Revenues</b>                 | <b>\$2,423,270</b> | <b>\$8</b>                  | <b>\$123</b>       | <b>\$114</b> |
| <u>Expenditures</u>                   |                    |                             |                    |              |
| <u>Series 2006</u>                    |                    |                             |                    |              |
| Interest-11/1                         | \$239,631          | \$0                         | \$0                | \$0          |
| Interest-5/1                          | \$239,631          | \$0                         | \$0                | \$0          |
| Principal-5/1                         | \$1,910,000        | \$0                         | \$0                | \$0          |
| Other Debt Service Costs              | \$46,873           | \$0                         | \$0                | \$0          |
| <b>Total Expenditures</b>             | <b>\$2,436,135</b> | <b>\$0</b>                  | <b>\$0</b>         | <b>\$0</b>   |
| <b>Excess Revenues/(Expenditures)</b> | <b>(\$12,865)</b>  |                             | <b>\$123</b>       |              |
| <b>Beginning Fund Balance</b>         | <b>\$466,966</b>   |                             | <b>\$469,058</b>   |              |
| <b>Ending Fund Balance</b>            | <b>\$454,101</b>   |                             | <b>\$469,181</b>   |              |

**Viera East**  
**Community Development District**  
Golf Course/Recreation Fund - Operations  
Statement of Revenues & Expenditures  
For Period Ending October 31, 2018

|  | Adopted<br>Budget  | Current Month    |                  |                | Year-to-Date     |                  |                |
|--|--------------------|------------------|------------------|----------------|------------------|------------------|----------------|
|  |                    | Actuals          | Budget           | Variance       | Actuals          | Budget           | Variance       |
| <i>Number of Rounds</i>                  |                    |                  |                  |                |                  |                  |                |
| Paid Rounds                              | 37,250             | 3,218            | 2,444            | 774            | 3,218            | 37,250           | (34,032)       |
| Member Rounds                            | 10,000             | 597              | 656              | (59)           | 597              | 10,000           | (9,403)        |
| Comp Rounds                              | 6,000              | 484              | 394              | 90             | 484              | 6,000            | (5,516)        |
| Total Memberships                        | 60                 | 7                | -                | 7              | -                | 60               | (60)           |
| <i>Revenue per Round</i>                 |                    |                  |                  |                |                  |                  |                |
| Paid Rounds                              | \$35               | \$30             | \$37             | (\$7)          | \$30             | \$2              | \$27           |
| <i>Revenues</i>                          |                    |                  |                  |                |                  |                  |                |
| Greens Fees/Cart Fees                    | \$1,308,290        | \$96,077         | \$89,618         | \$6,459        | \$96,077         | \$89,618         | \$6,459        |
| Gift Cards - Sales                       | \$25,000           | \$743            | \$1,713          | (\$970)        | \$743            | \$1,713          | (\$970)        |
| Gift Cards - Usage                       | (\$25,000)         | (\$963)          | (\$1,713)        | \$750          | (\$963)          | (\$1,713)        | \$750          |
| Season Advance/Trail Fees                | \$210,000          | \$15,428         | \$14,385         | \$1,043        | \$15,428         | \$14,385         | \$1,043        |
| Associate Memberships                    | \$42,000           | \$3,476          | \$2,877          | \$599          | \$3,476          | \$2,877          | \$599          |
| Driving Range                            | \$80,000           | \$5,109          | \$5,480          | (\$371)        | \$5,109          | \$5,480          | (\$371)        |
| Golf Lessons                             | \$2,100            | \$175            | \$144            | \$31           | \$175            | \$144            | \$31           |
| Merchandise Sales                        | \$115,000          | \$9,560          | \$7,878          | \$1,683        | \$9,560          | \$7,878          | \$1,683        |
| Restaurant                               | \$20,000           | \$1,889          | \$1,370          | \$519          | \$1,889          | \$1,370          | \$519          |
| Special Assessments - Operations         | \$22,527           | \$1,877          | \$1,876          | \$1            | \$1,877          | \$1,876          | \$1            |
| Miscellaneous Income                     | \$15,000           | \$969            | \$1,250          | (\$280)        | \$969            | \$1,250          | (\$280)        |
| <b>Total Revenues</b>                    | <b>\$1,814,917</b> | <b>\$134,341</b> | <b>\$124,877</b> | <b>\$9,464</b> | <b>\$134,341</b> | <b>\$124,877</b> | <b>\$9,464</b> |
| <i>Golf Course Expenditures</i>          |                    |                  |                  |                |                  |                  |                |
| Other Contractual Services               | \$15,000           | \$513            | \$1,250          | \$737          | \$513            | \$1,250          | \$737          |
| Telephone/Internet                       | \$5,500            | \$403            | \$458            | \$55           | \$403            | \$458            | \$55           |
| Postage                                  | \$450              | \$152            | \$37             | (\$114)        | \$152            | \$37             | (\$114)        |
| Printing & Binding                       | \$1,000            | \$0              | \$83             | \$83           | \$0              | \$83             | \$83           |
| Utilities                                | \$5,000            | \$368            | \$417            | \$48           | \$368            | \$417            | \$48           |
| Repairs & Maintenance                    | \$7,000            | \$373            | \$583            | \$210          | \$373            | \$583            | \$210          |
| Advertising                              | \$45,000           | \$4,843          | \$3,749          | (\$1,095)      | \$4,843          | \$3,749          | (\$1,095)      |
| Bank Charges                             | \$30,500           | \$2,073          | \$2,541          | \$467          | \$2,073          | \$2,541          | \$467          |
| Office Supplies                          | \$1,500            | \$1,074          | \$125            | (\$949)        | \$1,074          | \$125            | (\$949)        |
| Operating Supplies                       | \$8,500            | \$427            | \$708            | \$281          | \$427            | \$708            | \$281          |
| Dues, Licenses & Subscriptions           | \$2,500            | \$663            | \$208            | (\$455)        | \$663            | \$208            | (\$455)        |
| Drug Testing - All Departments           | \$200              | \$0              | \$17             | \$17           | \$0              | \$17             | \$17           |
| Training, Education & Employee Relations | \$2,500            | \$0              | \$208            | \$208          | \$0              | \$208            | \$208          |
| Contractual Security                     | \$5,000            | \$169            | \$417            | \$248          | \$169            | \$417            | \$248          |
| IT Services                              | \$3,000            | \$340            | \$250            | (\$90)         | \$340            | \$250            | (\$90)         |
| <b>Total Golf Course Expenditures</b>    | <b>\$132,650</b>   | <b>\$11,399</b>  | <b>\$11,050</b>  | <b>(\$349)</b> | <b>\$11,399</b>  | <b>\$11,050</b>  | <b>(\$349)</b> |

**Viera East**  
**Community Development District**  
 Golf Course/Recreation Fund - Operations  
 Statement of Revenues & Expenditures  
 For Period Ending October 31, 2018

|  | Adopted<br>Budget | Current Month   |                 |                  | Year-to-Date    |                  |                  |
|--|-------------------|-----------------|-----------------|------------------|-----------------|------------------|------------------|
|  |                   | Actuals         | Budget          | Variance         | Actuals         | Budget           | Variance         |
| <i>Restaurant Expenditures</i>           |                   |                 |                 |                  |                 |                  |                  |
| Utilities                                | \$9,680           | \$863           | \$635           | (\$228)          | \$863           | \$635            | (\$228)          |
| Pest Control                             | \$1,800           | \$0             | \$118           | \$118            | \$0             | \$118            | \$118            |
| Equipment Lease                          | \$1,100           | \$94            | \$72            | (\$22)           | \$94            | \$72             | (\$22)           |
| <b>Total Restaurant Expenditures</b>     | <b>\$12,580</b>   | <b>\$957</b>    | <b>\$825</b>    | <b>(\$132)</b>   | <b>\$957</b>    | <b>\$825</b>     | <b>(\$132)</b>   |
| <i>Golf Operation Expenditures</i>       |                   |                 |                 |                  |                 |                  |                  |
| Salaries                                 | \$233,200         | \$17,491        | \$19,433        | \$1,942          | \$17,491        | \$222,204        | \$204,713        |
| Administrative Fee                       | \$16,543          | \$1,320         | \$1,379         | \$59             | \$1,320         | \$12,858         | \$11,538         |
| FICA Expense                             | \$18,280          | \$1,338         | \$1,523         | \$185            | \$1,338         | \$17,253         | \$15,915         |
| Health Insurance                         | \$506             | \$38            | \$42            | \$4              | \$38            | \$461            | \$423            |
| Workers Compensation                     | \$4,684           | \$478           | \$390           | (\$87)           | \$478           | \$4,420          | \$3,943          |
| Unemployment                             | \$10,726          | \$559           | \$894           | \$334            | \$559           | \$9,322          | \$8,763          |
| Golf Printing                            | \$500             | \$0             | \$42            | \$42             | \$0             | \$500            | \$500            |
| Utilities                                | \$20,500          | \$1,575         | \$1,708         | \$133            | \$1,575         | \$20,500         | \$18,925         |
| Repairs                                  | \$250             | \$0             | \$21            | \$21             | \$0             | \$250            | \$250            |
| Pest Control                             | \$1,800           | \$0             | \$150           | \$150            | \$0             | \$1,800          | \$1,800          |
| Supplies                                 | \$3,000           | \$2,066         | \$250           | (\$1,816)        | \$2,066         | \$3,000          | \$934            |
| Uniforms                                 | \$1,500           | \$173           | \$125           | (\$48)           | \$173           | \$1,500          | \$1,327          |
| Training, Education & Employee Relations | \$2,000           | \$0             | \$167           | \$167            | \$0             | \$2,000          | \$2,000          |
| Fuel                                     | \$500             | \$0             | \$42            | \$42             | \$0             | \$500            | \$500            |
| Cart Lease                               | \$46,500          | \$3,786         | \$3,875         | \$89             | \$3,786         | \$42,636         | \$38,850         |
| Cart Maintenance                         | \$4,000           | \$215           | \$333           | \$118            | \$215           | \$4,000          | \$3,785          |
| Driving Range                            | \$10,000          | \$0             | \$833           | \$833            | \$0             | \$10,000         | \$10,000         |
| <b>Total Golf Operation Expenditures</b> | <b>\$374,489</b>  | <b>\$29,038</b> | <b>\$31,206</b> | <b>\$2,168</b>   | <b>\$29,038</b> | <b>\$353,204</b> | <b>\$324,166</b> |
| <i>Merchandise Sales</i>                 |                   |                 |                 |                  |                 |                  |                  |
| Cost of Goods Sold                       | \$77,000          | \$7,860         | \$6,417         | (\$1,443)        | \$7,860         | \$6,417          | (\$1,443)        |
| <b>Total Merchandise Sales</b>           | <b>\$77,000</b>   | <b>\$7,860</b>  | <b>\$6,417</b>  | <b>(\$1,443)</b> | <b>\$7,860</b>  | <b>\$6,417</b>   | <b>(\$1,443)</b> |

**Viera East**  
**Community Development District**  
Golf Course/Recreation Fund - Operations  
Statement of Revenues & Expenditures  
For Period Ending October 31, 2018

|                                      | Adopted<br>Budget  | Current Month   |                 |                  | Year-to-Date    |                 |                  |
|--------------------------------------|--------------------|-----------------|-----------------|------------------|-----------------|-----------------|------------------|
|                                      |                    | Actuals         | Budget          | Variance         | Actuals         | Budget          | Variance         |
| <i>Golf Course Maintenance</i>       |                    |                 |                 |                  |                 |                 |                  |
| Salaries                             | \$400,000          | \$35,460        | \$33,333        | (\$2,126)        | \$35,460        | \$33,333        | (\$2,126)        |
| Administrative Fees                  | \$12,000           | \$869           | \$1,000         | \$131            | \$869           | \$1,000         | \$131            |
| FICA Expense                         | \$30,600           | \$2,555         | \$2,550         | (\$5)            | \$2,555         | \$2,550         | (\$5)            |
| Employee Insurance                   | \$52,157           | \$3,890         | \$4,346         | \$457            | \$3,890         | \$4,346         | \$457            |
| Workers Compensation                 | \$7,840            | \$963           | \$653           | (\$310)          | \$963           | \$653           | (\$310)          |
| Unemployment                         | \$7,000            | \$85            | \$583           | \$498            | \$85            | \$583           | \$498            |
| Drug Testing                         | \$420              | \$0             | \$35            | \$35             | \$0             | \$35            | \$35             |
| Consulting Fees                      | \$6,000            | \$500           | \$500           | \$0              | \$500           | \$500           | \$0              |
| Fire Alarm System                    | \$4,000            | \$129           | \$333           | \$204            | \$129           | \$333           | \$204            |
| Telephone/Internet                   | \$2,500            | \$0             | \$208           | \$208            | \$0             | \$208           | \$208            |
| Utilities/Water                      | \$26,200           | \$1,946         | \$2,183         | \$237            | \$1,946         | \$2,183         | \$237            |
| Repairs                              | \$42,000           | \$5,251         | \$3,500         | (\$1,751)        | \$5,251         | \$3,500         | (\$1,751)        |
| Fuel & Oil                           | \$45,000           | \$2,735         | \$3,750         | \$1,015          | \$2,735         | \$3,750         | \$1,015          |
| Pest Control                         | \$1,500            | \$257           | \$125           | (\$132)          | \$257           | \$125           | (\$132)          |
| Irrigation/Drainage                  | \$34,000           | \$1,522         | \$2,833         | \$1,312          | \$1,522         | \$2,833         | \$1,312          |
| Sand and Topsoil                     | \$17,500           | \$5,419         | \$1,458         | (\$3,961)        | \$5,419         | \$1,458         | (\$3,961)        |
| Flower/Mulch                         | \$7,000            | \$0             | \$583           | \$583            | \$0             | \$583           | \$583            |
| Fertilizer                           | \$130,000          | \$7,588         | \$10,833        | \$3,245          | \$7,588         | \$10,833        | \$3,245          |
| Seed/Sod                             | \$14,000           | \$1,579         | \$1,167         | (\$412)          | \$1,579         | \$1,167         | (\$412)          |
| Trash Removal                        | \$2,000            | \$138           | \$167           | \$28             | \$138           | \$167           | \$28             |
| Contingency                          | \$6,000            | \$1,800         | \$500           | (\$1,300)        | \$1,800         | \$500           | (\$1,300)        |
| First Aid                            | \$600              | \$169           | \$50            | (\$119)          | \$169           | \$50            | (\$119)          |
| Office Supplies                      | \$500              | \$807           | \$42            | (\$765)          | \$807           | \$42            | (\$765)          |
| Operating Supplies                   | \$18,000           | \$1,304         | \$1,500         | \$196            | \$1,304         | \$1,500         | \$196            |
| Training                             | \$500              | \$0             | \$42            | \$42             | \$0             | \$42            | \$42             |
| Janitorial Supplies                  | \$1,500            | \$0             | \$125           | \$125            | \$0             | \$125           | \$125            |
| Soil & Water Testing                 | \$1,000            | \$0             | \$83            | \$83             | \$0             | \$83            | \$83             |
| Uniforms                             | \$10,500           | \$735           | \$875           | \$140            | \$735           | \$875           | \$140            |
| Equipment Rental                     | \$2,500            | \$0             | \$208           | \$208            | \$0             | \$208           | \$208            |
| Equipment Lease                      | \$160,000          | \$13,469        | \$13,333        | (\$136)          | \$13,469        | \$13,333        | (\$136)          |
| Small Tools                          | \$500              | \$0             | \$42            | \$42             | \$0             | \$42            | \$42             |
| <b>Total Golf Course Maintenance</b> | <b>\$1,043,317</b> | <b>\$89,171</b> | <b>\$86,943</b> | <b>(\$2,228)</b> | <b>\$89,171</b> | <b>\$86,943</b> | <b>(\$2,228)</b> |

**Viera East**  
**Community Development District**  
 Golf Course/Recreation Fund - Operations  
 Statement of Revenues & Expenditures  
 For Period Ending October 31, 2018

|  | Adopted<br>Budget  | Current Month     |                   |                | Year-to-Date         |                    |                  |
|--|--------------------|-------------------|-------------------|----------------|----------------------|--------------------|------------------|
|  |                    | Actuals           | Budget            | Variance       | Actuals              | Budget             | Variance         |
| <i>Administrative Expenditures</i>                 |                    |                   |                   |                |                      |                    |                  |
| Legal Fees   | \$1,500            | \$0               | \$125             | \$125          | \$0                  | \$125              | \$125            |
| Arbitrage  | \$600              | \$50              | \$50              | \$0            | \$50                 | \$50               | \$0              |
| Dissemination                                      | \$1,000            | \$83              | \$83              | \$0            | \$83                 | \$83               | \$0              |
| Trustee Fees                                       | \$3,750            | \$313             | \$313             | \$0            | \$313                | \$313              | \$0              |
| Annual Audit                                       | \$1,500            | \$125             | \$125             | \$0            | \$125                | \$125              | \$0              |
| Golf Course Administrative Services                | \$56,280           | \$4,690           | \$4,690           | \$0            | \$4,690              | \$4,690            | \$0              |
| Insurance  | \$75,000           | \$5,390           | \$6,250           | \$860          | \$5,390              | \$6,250            | \$860            |
| Property Taxes                                     | \$7,500            | \$0               | \$625             | \$625          | \$0                  | \$625              | \$625            |
| <b>Total Administrative Expenditures</b>           | <b>\$147,130</b>   | <b>\$10,651</b>   | <b>\$12,261</b>   | <b>\$1,610</b> | <b>\$10,651</b>      | <b>\$12,261</b>    | <b>\$1,610</b>   |
| Renewal & Replacement                              | \$20,468           | \$1,820           | \$1,706           | (\$115)        | \$1,820              | \$1,706            | (\$115)          |
| Operating Reserves                                 | \$0                | \$0               | \$0               | \$0            | \$0                  | \$0                | \$0              |
| <b>Total Reserves</b>                              | <b>\$20,468</b>    | <b>\$1,820</b>    | <b>\$1,706</b>    | <b>(\$115)</b> | <b>\$1,820</b>       | <b>\$1,706</b>     | <b>(\$115)</b>   |
| <b>Total Revenues</b>                              | <b>\$1,814,917</b> | <b>\$134,341</b>  | <b>\$124,877</b>  | <b>\$9,464</b> | <b>\$134,341</b>     | <b>\$124,877</b>   | <b>\$9,464</b>   |
| <b>Total Expenditures</b>                          | <b>\$1,807,635</b> | <b>\$150,895</b>  | <b>\$150,408</b>  | <b>(\$487)</b> | <b>\$150,895</b>     | <b>\$472,406</b>   | <b>\$321,511</b> |
| <b>Operating Income (Loss)</b>                     | <b>\$7,283</b>     | <b>(\$16,554)</b> | <b>(\$25,531)</b> | <b>\$8,977</b> | <b>(\$16,554)</b>    | <b>(\$347,528)</b> | <b>\$330,974</b> |
| <i>Non Operating Revenues/(Expenditures)</i>       |                    |                   |                   |                |                      |                    |                  |
| Special Assessments                                | \$558,355          | \$46,530          | \$46,530          | \$0            | \$46,530             | \$46,530           | \$0              |
| Interest Income                                    | \$1,000            | \$91              | \$83              | \$8            | \$91                 | \$83               | \$8              |
| Transfer In  | \$0                | \$0               | \$0               | \$0            | \$0                  | \$0                | \$0              |
| Interest Expense                                   | (\$171,638)        | (\$14,303)        | (\$14,303)        | (\$0)          | (\$14,303)           | (\$14,303)         | (\$0)            |
| Principal Expense                                  | (\$395,000)        | (\$32,917)        | (\$32,917)        | (\$0)          | (\$32,917)           | (\$32,917)         | (\$0)            |
| <b>Total Non Operating Revenues/(Expenditures)</b> | <b>(\$7,283)</b>   | <b>(\$599)</b>    | <b>(\$607)</b>    | <b>\$8</b>     | <b>(\$599)</b>       | <b>(\$607)</b>     | <b>\$8</b>       |
| <b>Change in Net Assets</b>                        | <b>\$0</b>         | <b>(\$17,153)</b> | <b>(\$26,137)</b> | <b>\$8,984</b> | <b>(\$17,153)</b>    | <b>(\$348,135)</b> | <b>\$330,982</b> |
| <b>Beginning Net Assets</b>                        | <b>\$0</b>         | <b>----</b>       | <b>----</b>       | <b>----</b>    | <b>(\$2,077,255)</b> | <b>----</b>        | <b>----</b>      |
| <b>Ending Net Assets</b>                           | <b>\$0</b>         | <b>----</b>       | <b>----</b>       | <b>----</b>    | <b>(\$2,094,408)</b> | <b>----</b>        | <b>----</b>      |

**Viera East General Fund  
Month to Month**

|                                     | October         | November   | December   | January    | February   | March      | April      | May        | June       | July       | August     | September  | Total           |
|-------------------------------------|-----------------|------------|------------|------------|------------|------------|------------|------------|------------|------------|------------|------------|-----------------|
| <i>Revenues</i>                     |                 |            |            |            |            |            |            |            |            |            |            |            |                 |
| Maintenance Assessments             | \$0             | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0             |
| Golf Course Administrative Services | \$4,690         | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$4,690         |
| Interest Income                     | \$0             | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0             |
| <b>Total Revenues</b>               | <b>\$4,690</b>  | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$4,690</b>  |
| <i>Administrative Expenditures</i>  |                 |            |            |            |            |            |            |            |            |            |            |            |                 |
| Supervisors Fees                    | \$2,297         | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$2,297         |
| Engineering Fees                    | \$0             | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0             |
| Attorney's Fees                     | \$0             | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0             |
| Dissemination                       | \$83            | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$83            |
| Trustee Fees                        | \$467           | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$467           |
| Annual Audit                        | \$542           | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$542           |
| Collection Agent                    | \$208           | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$208           |
| Management Fees                     | \$8,370         | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$8,370         |
| Postage                             | \$104           | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$104           |
| Printing & Binding                  | \$65            | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$65            |
| Insurance- Liability                | \$523           | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$523           |
| Legal Advertising                   | \$0             | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0             |
| Other Current Charges               | \$82            | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$82            |
| Office Supplies                     | \$20            | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$20            |
| Dues & Licenses                     | \$15            | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$15            |
| Information Technology              | \$283           | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$283           |
| <b>Total Administrative</b>         | <b>\$13,061</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$13,061</b> |
| <i>Operating Expenditures</i>       |                 |            |            |            |            |            |            |            |            |            |            |            |                 |
| Salaries                            | \$11,601        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$11,601        |
| Administration Fee                  | \$125           | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$125           |
| FICA Expense                        | \$870           | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$870           |
| Health Insurance                    | \$701           | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$701           |
| Workers Compensation                | \$289           | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$289           |
| Unemployment                        | \$0             | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0             |
| Other Contractual                   | \$577           | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$577           |
| Training                            | \$0             | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0             |
| Uniforms                            | \$0             | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0             |
| <b>Total Operating</b>              | <b>\$14,164</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$14,164</b> |

**Viera East General Fund  
Month to Month**

|   | October            | November   | December   | January    | February   | March      | April      | May        | June       | July       | August     | September  | Total              |
|---|--------------------|------------|------------|------------|------------|------------|------------|------------|------------|------------|------------|------------|--------------------|
| <i>Maintenance Expenditures</i>               |                    |            |            |            |            |            |            |            |            |            |            |            |                    |
| Canal Maintenance                             | \$0                | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0                |
| Lake Bank Restoration                         | \$0                | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0                |
| Environmental Services                        | \$1,120            | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$1,120            |
| Water Management System                       | \$7,565            | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$7,565            |
| Control Burns                                 | \$0                | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0                |
| Contingencies                                 | \$223              | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$223              |
| Fire Line Maintenance                         | \$952              | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$952              |
| Basin Repair                                  | \$0                | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0                |
| <b>Total Maintenance</b>                      | <b>\$9,860</b>     | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$9,860</b>     |
| <i>Grounds Maintenance Expenditures</i>       |                    |            |            |            |            |            |            |            |            |            |            |            |                    |
| Salaries                                      | \$10,763           | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$10,763           |
| Administrative Fees                           | \$271              | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$271              |
| FICA  | \$772              | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$772              |
| Health Insurance                              | \$2,426            | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$2,426            |
| Workers Compensation                          | \$293              | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$293              |
| Unemployment                                  | \$20               | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$20               |
| Telephone                                     | \$425              | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$425              |
| Utilities                                     | \$406              | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$406              |
| Property Appraiser                            | \$0                | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0                |
| Insurance- Property                           | \$135              | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$135              |
| Repairs                                       | \$3,185            | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$3,185            |
| Fuel  | \$1,347            | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$1,347            |
| Park Maintenance                              | \$142              | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$142              |
| Sidewalk Repair                               | \$0                | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0                |
| Chemicals                                     | \$244              | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$244              |
| Contingencies                                 | \$0                | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0                |
| Refuse  | \$720              | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$720              |
| Office Supplies                               | \$0                | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0                |
| Uniforms                                      | \$250              | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$250              |
| Fire Alarm System                             | \$129              | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$129              |
| Rain Bird Pump System                         | \$2,298            | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$2,298            |
| Maintenance Reserve- Transfer Out             | \$652              | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$652              |
| Maintenance Reserve- Transfer Out (PY Excess) | \$94,484           | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$94,484           |
| <b>Total Grounds Maintenance</b>              | <b>\$118,963</b>   | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$118,963</b>   |
| <b>Total Expenditures</b>                     | <b>\$156,048</b>   | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$156,048</b>   |
| <b>Excess Revenue/(Expenditures)</b>          | <b>(\$151,358)</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>(\$151,358)</b> |

**Viera East Golf Course  
Month to Month**

|  | October          | November   | December   | January    | February   | March      | April      | May        | June       | July       | August     | September  | Total            |
|--|------------------|------------|------------|------------|------------|------------|------------|------------|------------|------------|------------|------------|------------------|
| <i>Number of Rounds</i>                  |                  |            |            |            |            |            |            |            |            |            |            |            |                  |
| Paid Rounds                              | 3,218            | 0          | 0          | 0          | 0          | 0          | 0          | 0          | 0          | 0          | 0          | 0          | 3,218            |
| Member Rounds                            | 597              | 0          | 0          | 0          | 0          | 0          | 0          | 0          | 0          | 0          | 0          | 0          | 597              |
| Comp Rounds                              | 484              | 0          | 0          | 0          | 0          | 0          | 0          | 0          | 0          | 0          | 0          | 0          | 484              |
| <i>Revenue per Round</i>                 |                  |            |            |            |            |            |            |            |            |            |            |            |                  |
| Paid Rounds                              | \$30             | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$30             |
| <i>Revenues:</i>                         |                  |            |            |            |            |            |            |            |            |            |            |            |                  |
| Greens Fees                              | \$96,077         | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$96,077         |
| Gift Cards - Sales                       | \$743            | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$743            |
| Gift Cards - Usage                       | (\$963)          | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | (\$963)          |
| Season Advance/Trail Fees                | \$15,428         | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$15,428         |
| Associate Memberships                    | \$3,476          | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$3,476          |
| Driving Range                            | \$5,109          | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$5,109          |
| Golf Lessons                             | \$175            | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$175            |
| Merchandise Sales                        | \$9,560          | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$9,560          |
| Restaurant                               | \$1,889          | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$1,889          |
| Special Assessments - Operations         | \$1,877          | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$1,877          |
| Miscellaneous Income                     | \$969            | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$969            |
| <b>Total Revenues</b>                    | <b>\$134,341</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$134,341</b> |
| <i>Golf Course Expenditures:</i>         |                  |            |            |            |            |            |            |            |            |            |            |            |                  |
| Other Contractual Services               | \$513            | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$513            |
| Telephone/Internet                       | \$403            | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$403            |
| Postage                                  | \$152            | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$152            |
| Printing & Binding                       | \$0              | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0              |
| Utilities                                | \$368            | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$368            |
| Repairs & Maintenance                    | \$373            | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$373            |
| Advertising                              | \$4,843          | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$4,843          |
| Bank Charges                             | \$2,073          | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$2,073          |
| Office Supplies                          | \$1,074          | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$1,074          |
| Operating Supplies                       | \$427            | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$427            |
| Dues, Licenses & Subscriptions           | \$663            | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$663            |
| Drug Testing - All Departments           | \$0              | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0              |
| Training, Education & Employee Relations | \$0              | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0              |
| Contractual Security                     | \$169            | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$169            |
| IT Services                              | \$340            | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$340            |
| <b>Total Golf Course Expenditures</b>    | <b>\$11,399</b>  | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$11,399</b>  |
| <i>Restaurant Expenditures:</i>          |                  |            |            |            |            |            |            |            |            |            |            |            |                  |
| Utilities                                | \$863            | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$863            |
| Pest Control                             | \$0              | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0              |
| Equipment Lease                          | \$94             | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$94             |
| <b>Total Restaurant Expenditures</b>     | <b>\$957</b>     | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$957</b>     |





Viera East Golf Course  
Month to Month

|  | October           | November   | December   | January    | February   | March      | April      | May        | June       | July       | August     | September  | Total             |
|--|-------------------|------------|------------|------------|------------|------------|------------|------------|------------|------------|------------|------------|-------------------|
| <i>Administrative Expenditures:</i>                |                   |            |            |            |            |            |            |            |            |            |            |            |                   |
| Legal Fees   | \$0               | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0               |
| Arbitrage  | \$50              | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$50              |
| Dissemination                                      | \$83              | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$83              |
| Trustee Fees                                       | \$313             | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$313             |
| Annual Audit                                       | \$125             | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$125             |
| Golf Course Administrative Services                | \$4,690           | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$4,690           |
| Insurance  | \$5,390           | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$5,390           |
| Property Taxes                                     | \$0               | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0               |
| <b>Total Administrative Expenditures</b>           | <b>\$10,651</b>   | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$10,651</b>   |
| <i>Reserves:</i>                                   |                   |            |            |            |            |            |            |            |            |            |            |            |                   |
| Renewal & Replacement                              | \$1,820           | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$1,820           |
| Operating Reserves                                 | \$0               | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0               |
| <b>Total Reserves</b>                              | <b>\$1,820</b>    | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$1,820</b>    |
| <b>Total Revenues</b>                              | <b>\$134,341</b>  | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$134,341</b>  |
| <b>Total Expenditures</b>                          | <b>\$150,895</b>  | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$150,895</b>  |
| <b>Operating Income (Loss)</b>                     | <b>(\$16,554)</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>(\$16,554)</b> |
| <i>Non Operating Revenues/(Expenditures):</i>      |                   |            |            |            |            |            |            |            |            |            |            |            |                   |
| Special Assessments - Debt Service                 | \$46,530          | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$46,530          |
| Interest Income                                    | \$91              | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$91              |
| Transfer In  | \$0               | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0               |
| Interest Expense                                   | (\$14,303)        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | (\$14,303)        |
| Principal Expense                                  | (\$32,917)        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | (\$32,917)        |
| <b>Total Non Operating Revenues/(Expenditures)</b> | <b>(\$599)</b>    | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>(\$599)</b>    |
| <b>Net Non Operating Income / (Loss)</b>           | <b>(\$17,153)</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>(\$17,153)</b> |

# Viera East Community Development District

## ProShop Statement of Revenues & Expenditures

|                                | October        | November   | December   | January    | February   | March      | April      | May        | June       | July       | August     | September  | Total          |
|--------------------------------|----------------|------------|------------|------------|------------|------------|------------|------------|------------|------------|------------|------------|----------------|
| <i>Revenues</i>                |                |            |            |            |            |            |            |            |            |            |            |            |                |
| Merchandise Sales              | \$9,560        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$9,560        |
| <b>Total Revenues</b>          | <b>\$9,560</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$9,560</b> |
| <i>Expenditures</i>            |                |            |            |            |            |            |            |            |            |            |            |            |                |
| Cost of Goods Sold             | \$7,860        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$0        | \$7,860        |
| <b>Total Expenditures</b>      | <b>\$7,860</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$7,860</b> |
| <b>Operating Income (Loss)</b> | <b>\$1,700</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$1,700</b> |

**Viera East  
Community Development District  
Long Term Debt Report**

| <b>Series 2006 Water Management Refunding Bonds</b> |                     |
|---|---------------------|
| Interest Rate:                                      | 5.750%              |
| Maturity Date:                                      | 5/1/2022            |
| Reserve Fund Definition:                            | 10% Max Annual Dept |
| Reserve Fund Requirement:                           | \$239,334           |
| Reserve Fund Balance (1):                           | \$239,334           |
| Bonds outstanding - 9/30/2016                       | \$11,855,000        |
| Less: May 1, 2017 Principal                         | (\$1,710,000)       |
| Less: May 1, 2018 Principal                         | (\$1,810,000)       |
| <b>Current Bonds Outstanding</b>                    | <b>\$8,335,000</b>  |

(1) This value is covered by the Debt Service Reserve Fund Surety Bond and is not a cash balance on the District's balance sheet.

| <b>Series 2012 Special Assessment Revenue Bonds</b> |                     |
|---|---------------------|
| Interest Rate:                                      | 2.5% to 5%          |
| Maturity Date:                                      | 5/1/2026            |
| Reserve Fund Definition:                            | 50% Max Annual Dept |
| Reserve Fund Requirement:                           | \$279,239           |
| Reserve Fund Balance:                               | \$280,559           |
| Bonds outstanding - 9/30/2016                       | \$4,445,000         |
| Less: May 1, 2017 Principal                         | (\$365,000)         |
| Less: May 1, 2018 Principal                         | (\$380,000)         |
| <b>Current Bonds Outstanding</b>                    | <b>\$3,700,000</b>  |



**Viera East**  
**Community Development District**  
 Golf Course/Recreation Fund- Operations  
 Prior Month/Year Comparison

|                                  | Actuals<br>10/31/17 | Actuals<br>10/31/18 | Variance           | Year to Date<br>10/31/17 | Year to Date<br>10/31/18 | Variance           |
|----------------------------------|---------------------|---------------------|--------------------|--------------------------|--------------------------|--------------------|
| <i>Revenues:</i>                 |                     |                     |                    |                          |                          |                    |
| Greens Fees                      | \$82,152            | \$ 96,077           | \$ 13,926          | \$82,152                 | \$ 96,077                | \$ 13,926          |
| Gift Cards - Sales               | \$188               | \$ 743              | \$ 555             | \$188                    | \$ 743                   | \$ 555             |
| Gift Cards - Usage               | (\$725)             | \$ (963)            | \$ (237)           | (\$725)                  | \$ (963)                 | \$ (237)           |
| Season Advance/Trail Fees        | \$16,716            | \$ 15,428           | \$ (1,288)         | \$16,716                 | \$ 15,428                | \$ (1,288)         |
| Associate Memberships            | \$2,449             | \$ 3,476            | \$ 1,027           | \$2,449                  | \$ 3,476                 | \$ 1,027           |
| Driving Range                    | \$3,816             | \$ 5,109            | \$ 1,293           | \$3,816                  | \$ 5,109                 | \$ 1,293           |
| Golf Lessons                     | \$175               | \$ 175              | \$ -               | \$175                    | \$ 175                   | \$ -               |
| Merchandise Sales                | \$7,249             | \$ 9,560            | \$ 2,311           | \$7,249                  | \$ 9,560                 | \$ 2,311           |
| Restaurant                       | \$737               | \$ 1,889            | \$ 1,152           | \$737                    | \$ 1,889                 | \$ 1,152           |
| Special Assessments - Operations | \$1,877             | \$ 1,877            | \$ -               | \$1,877                  | \$ 1,877                 | \$ -               |
| Miscellaneous Income             | \$834               | \$ 969              | \$ 135             | \$834                    | \$ 969                   | \$ 135             |
| <b>Total Revenues</b>            | <b>\$ 115,468</b>   | <b>\$ 134,341</b>   | <b>\$ 18,873</b>   | <b>\$ 115,468</b>        | <b>\$ 134,341</b>        | <b>\$ 18,873</b>   |
| <i>Expenditures:</i>             |                     |                     |                    |                          |                          |                    |
| Golf Course Expenditures         | \$ 9,046            | \$ 11,399           | \$ (2,352)         | \$ 9,046                 | \$ 11,399                | \$ (2,352)         |
| Restaurant                       | \$ 893              | \$ 957              | \$ (64)            | \$ 893                   | \$ 957                   | \$ (64)            |
| Golf Operations                  | \$ 26,823           | \$ 29,038           | \$ (2,215)         | \$ 26,823                | \$ 29,038                | \$ (2,215)         |
| Merchandise Sales                | \$ 8,994            | \$ 7,860            | \$ 1,134           | \$ 8,994                 | \$ 7,860                 | \$ 1,134           |
| Golf Course Maintenance          | \$ 73,922           | \$ 98,642           | \$ (24,720)        | \$ 73,922                | \$ 98,642                | \$ (24,720)        |
| Administrative                   | \$ 11,031           | \$ 10,651           | \$ 381             | \$ 11,031                | \$ 10,651                | \$ 381             |
| Reserves                         | \$ 1,490            | \$ 1,820            | \$ (331)           | \$ 1,490                 | \$ 1,820                 | \$ (331)           |
| <b>Total Expenditures</b>        | <b>\$ 132,198</b>   | <b>\$ 160,366</b>   | <b>\$ (28,168)</b> | <b>\$ 132,198</b>        | <b>\$ 160,366</b>        | <b>\$ (28,168)</b> |
| <b>Operating Income/(Loss)</b>   | <b>\$ (16,731)</b>  | <b>\$ (26,025)</b>  | <b>\$ (9,295)</b>  | <b>\$ (16,731)</b>       | <b>\$ (26,025)</b>       | <b>\$ (9,295)</b>  |

## Viera East Cash Flow Analysis FY 2019

| <b>I. Cash Flows:</b> | Actuals    | Projections |            |            |            |            |            |            |            |            |            |                                      |                     |
|-----------------------|------------|-------------|------------|------------|------------|------------|------------|------------|------------|------------|------------|--------------------------------------|---------------------|
|                       | October    | November    | December   | January    | February   | March      | April      | May        | June       | July       | August     | September                            | Totals              |
| <b>Starting Funds</b> |            |             |            |            |            |            |            |            |            |            |            |                                      |                     |
| Carry Forward         | \$ 85,290  | \$ 68,736   | \$ 40,090  | \$ 29,001  | \$ 52,369  | \$ 106,367 | \$ 189,913 | \$ 225,552 | \$ 228,502 | \$ 219,834 | \$ 186,305 | \$ 164,902                           |                     |
| <b>Revenues</b>       |            |             |            |            |            |            |            |            |            |            |            |                                      |                     |
| Golf Course           | \$ 134,341 | \$ 121,762  | \$ 139,335 | \$ 173,917 | \$ 204,790 | \$ 234,556 | \$ 186,856 | \$ 153,702 | \$ 141,991 | \$ 117,049 | \$ 128,999 | \$ 92,804                            | \$ 1,830,102        |
| Course Operations     | \$ 132,452 | \$ 120,450  | \$ 137,997 | \$ 172,381 | \$ 202,866 | \$ 232,288 | \$ 184,256 | \$ 151,644 | \$ 140,301 | \$ 115,487 | \$ 127,717 | \$ 91,384                            | \$ 1,809,223        |
| Restaurant            | \$ 1,889   | \$ 1,312    | \$ 1,338   | \$ 1,536   | \$ 1,924   | \$ 2,268   | \$ 2,600   | \$ 2,058   | \$ 1,690   | \$ 1,562   | \$ 1,282   | \$ 1,420                             | \$ 20,879           |
| Total All Cash        | \$ 219,630 | \$ 190,498  | \$ 179,425 | \$ 202,918 | \$ 257,159 | \$ 340,922 | \$ 376,769 | \$ 379,254 | \$ 370,493 | \$ 336,883 | \$ 315,304 | \$ 257,705                           | \$ 1,830,102        |
| <b>Expenses</b>       |            |             |            |            |            |            |            |            |            |            |            |                                      |                     |
| Golf Course           | \$ 150,895 | \$ 150,408  | \$ 150,424 | \$ 150,549 | \$ 150,793 | \$ 151,009 | \$ 151,218 | \$ 150,752 | \$ 150,659 | \$ 150,578 | \$ 150,402 | \$ 150,500                           | \$ 1,808,186        |
| Course Operations     | \$ 149,938 | \$ 149,582  | \$ 149,582 | \$ 149,582 | \$ 149,582 | \$ 149,582 | \$ 149,582 | \$ 149,457 | \$ 149,596 | \$ 149,596 | \$ 149,596 | \$ 149,607                           | \$ 1,795,285        |
| Restaurant            | \$ 957     | \$ 825      | \$ 842     | \$ 966     | \$ 1,210   | \$ 1,427   | \$ 1,635   | \$ 1,294   | \$ 1,063   | \$ 982     | \$ 806     | \$ 893                               | \$ 12,902           |
| Cash Less Expenses    | \$ 68,736  | \$ 40,090   | \$ 29,001  | \$ 52,369  | \$ 106,367 | \$ 189,913 | \$ 225,552 | \$ 228,502 | \$ 219,834 | \$ 186,305 | \$ 164,902 | \$ 107,205                           |                     |
|                       |            |             |            |            |            |            |            |            |            |            |            | <b>Projected Revenues FY 2019</b>    | <b>\$ 1,830,102</b> |
|                       |            |             |            |            |            |            |            |            |            |            |            | <b>Projected Expenses FY 2019</b>    | <b>\$ 1,808,186</b> |
|                       |            |             |            |            |            |            |            |            |            |            |            | <b>Projected Surplus(Deficit) FY</b> | <b>\$ 21,916</b>    |

**Viera East  
Community Development District  
Detailed Rounds of Golf Report  
Oct-18**

PY - PREVIOUS YEAR

| <u>Rounds of Golf</u>                    | Monthly      |             | Year to Date |             | PY           | PY           | Vs. PY     | Vs. PY       |
|--|--------------|-------------|--------------|-------------|--------------|--------------|------------|--------------|
|  |              |             |              |             | Monthly      | Year to Date | Monthly    | Year to Date |
| <b><u>Paid Rounds</u></b>                |              |             |              |             |              |              |            |              |
| Rounds of Golf- Associate Member         | 536          | 12%         | 536          | 12%         | 299          | 299          | 237        | 237          |
| Rounds of Golf- CDD Resident             | 737          | 17%         | 737          | 17%         | 667          | 667          | 70         | 70           |
| Rounds of Golf - Public                  | 1,644        | 38%         | 1,644        | 38%         | 1,469        | 1,469        | 175        | 175          |
| Rounds of Golf - Golf Now / EZ Links     | 231          | 5%          | 231          | 5%          | 268          | 268          | -37        | -37          |
| Rounds of Golf- Tournaments              | 112          | 3%          | 112          | 3%          | 56           | 56           | 56         | 56           |
| Rounds of Golf- Misc                     | -            | 0%          | -            | 0%          | 0            | 0            | 0          | 0            |
| Rain Check Issued                        | -42          | -1%         | -42          | -1%         | -110         | -110         | 68         | 68           |
| <b>Total Paid Rounds</b>                 | <b>3,218</b> |             | <b>3,218</b> |             | <b>2,649</b> | <b>2,649</b> | <b>569</b> | <b>569</b>   |
| <b><u>Member Rounds</u></b>              |              |             |              |             |              |              |            |              |
| Rounds of Golf - Members                 | 594          | 14%         | 594          | 14%         | 431          | 431          | 163        | 163          |
| <b>Total Member Rounds</b>               | <b>594</b>   |             | <b>594</b>   |             | <b>431</b>   | <b>431</b>   | <b>163</b> | <b>163</b>   |
| <b><u>Comp Rounds</u></b>                |              |             |              |             |              |              |            |              |
| Rounds of Golf- Staff/Comp               | 126          | 3%          | 126          | 3%          | 118          | 118          | 8          | 8            |
| Rounds of Golf- GolfNow EZ Links - Trade | 243          | 6%          | 243          | 6%          | 205          | 205          | 38         | 38           |
| Rounds of Golf- Other Comp               | 125          | 3%          | 125          | 3%          | 64           | 64           | 61         | 61           |
| <b>Total Comp Rounds</b>                 | <b>494</b>   |             | <b>494</b>   |             | <b>387</b>   | <b>387</b>   | <b>107</b> | <b>107</b>   |
| <b>TOTAL ROUNDS OF GOLF</b>              | <b>4,306</b> | <b>100%</b> | <b>4,306</b> | <b>100%</b> | <b>3,467</b> | <b>3,467</b> | <b>839</b> | <b>839</b>   |

| <u>Revenues</u>                      | Monthly         |             | Year to Date    |             | PY              | PY              | Vs. PY          | Vs. PY          |
|--------------------------------------|-----------------|-------------|-----------------|-------------|-----------------|-----------------|-----------------|-----------------|
|                                      |                 |             |                 |             | Monthly         | Year to Date    | Monthly         | Year to Date    |
| <b><u>Greens Fee Revenue</u></b>     |                 |             |                 |             |                 |                 |                 |                 |
| Rounds of Golf- Associate Member     | \$17,213        | 18%         | \$17,213        | 18%         | \$9,964         | \$9,964         | \$7,249         | \$7,249         |
| Rounds of Golf- CDD Resident         | \$19,486        | 20%         | \$19,486        | 20%         | \$17,904        | \$17,904        | \$1,582         | \$1,582         |
| Rounds of Golf - Public              | \$48,414        | 51%         | \$48,414        | 51%         | \$45,875        | \$45,875        | \$2,539         | \$2,539         |
| Rounds of Golf - Golf Now / EZ Links | \$8,247         | 9%          | \$8,247         | 9%          | \$8,630         | \$8,630         | (\$383)         | (\$383)         |
| Rounds of Golf- Tournaments          | \$3,100         | 3%          | \$3,100         | 3%          | \$1,264         | \$1,264         | \$1,836         | \$1,836         |
| Rounds of Golf- Misc                 | \$0             | 0%          | \$0             | 0%          | \$0             | \$0             | \$0             | \$0             |
| Rain Check Issued                    | (\$756)         | -1%         | (\$756)         | -1%         | (\$2,257)       | (\$2,257)       | \$1,501         | \$1,501         |
| <b>TOTAL GREENS FEE REVENUE</b>      | <b>\$95,704</b> | <b>100%</b> | <b>\$95,704</b> | <b>100%</b> | <b>\$81,380</b> | <b>\$81,380</b> | <b>\$14,324</b> | <b>\$14,324</b> |

| <u>Average \$ per Round of Golf</u>         | Monthly        |  | Year to Date   |  | PY             | PY             | Vs. PY          | Vs. PY          |
|---|----------------|--|----------------|--|----------------|----------------|-----------------|-----------------|
|   |                |  |                |  | Monthly        | Year to Date   | Monthly         | Year to Date    |
| <b><u>Average \$ per round of Golf</u></b>  |                |  |                |  |                |                |                 |                 |
| Rounds of Golf- Associate Member            | \$32.11        |  | \$32.11        |  | \$33.32        | \$33.32        | (\$1.21)        | (\$1.21)        |
| Rounds of Golf- CDD Resident                | \$26.44        |  | \$26.44        |  | \$26.84        | \$26.84        | (\$0.40)        | (\$0.40)        |
| Rounds of Golf - Public                     | \$29.45        |  | \$29.45        |  | \$31.23        | \$31.23        | (\$1.78)        | (\$1.78)        |
| Rounds of Golf - Golf Now / EZ Links        | \$35.70        |  | \$35.70        |  | \$32.20        | \$32.20        | \$3.50          | \$3.50          |
| Rounds of Golf- Tournaments                 | \$27.68        |  | \$27.68        |  | \$22.57        | \$22.57        | \$5.11          | \$5.11          |
| Rounds of Golf- Misc                        | \$0.00         |  | \$0.00         |  | \$0.00         | \$0.00         | \$0.00          | \$0.00          |
| Rain Check Issued                           | \$18.00        |  | \$18.00        |  | \$20.52        | \$20.52        | (\$2.52)        | (\$2.52)        |
| <b>TOTAL - Average \$ per round of Golf</b> | <b>\$29.74</b> |  | <b>\$29.74</b> |  | <b>\$30.72</b> | <b>\$30.72</b> | <b>(\$0.98)</b> | <b>(\$0.98)</b> |

|                              | Monthly         | Year to Date    | PY              | PY              | Vs. PY         | Vs. PY         |
|------------------------------|-----------------|-----------------|-----------------|-----------------|----------------|----------------|
|                              |                 |                 | Monthly         | Year to Date    | Monthly        | Year to Date   |
| <b>Membership Revenue</b>    | <b>\$15,427</b> | <b>\$15,427</b> | <b>\$16,175</b> | <b>\$16,175</b> | <b>(\$748)</b> | <b>(\$748)</b> |
| Average \$ per round of Golf | \$25.97         | \$25.97         | \$37.53         | \$37.53         | (\$11.56)      | (\$11.56)      |