

**BROWNWOOD COMMUNITY DEVELOPMENT DISTRICT**

**BROWNWOOD (BW)**

**BUDGET TO ACTUAL STATEMENT AS OF: February 28, 2017 (Unaudited)**

**Five (5) Months of Operations- 41.67% of Year**

Account Number	Description of Account	Actual Information				Year-to-Date Variance	Percent of Annual Budget	Footnotes
		Annual Budget	Current Month Actual	Year-to-Date Actual	Year-to-Date Variance			
	<b>REVENUES:</b>					<b>Over/(Under)</b>		
325214	CAM & Road Maintenance Assessment	\$ 1,717,099	\$ 286,186	\$ 1,430,921	\$ (286,178)	83.33%	A	
338095	Refund - General Fund	15,600	15,600	15,600	-	100.00%	B	
341905	Property Damage Reimbursements	-	6,397	6,397	6,397	0.00%	C	
341999	Miscellaneous Revenue	-	979	1,038	1,038	0.00%	D	
361100	Interest Income	2,100	913	3,243	1,143	154.43%	E	
362003	Ground Lease (T)	800	-	800	-	100.00%	F	
362012	Rents & Leases (T/S)	24,125	1,250	5,800	(18,325)	24.04%	G	
	<b>Total Revenues:</b>	<b>1,759,724</b>	<b>311,325</b>	<b>1,463,799</b>	<b>(295,925)</b>	<b>83.18%</b>		
361304	Unrealized Gain or Loss- FMlvt	-	194	(300)	(300)	0.00%	H	
361306	Unrealized Gain or Loss- FLGIT	-	358	(168)	(168)	0.00%	H	
361307	Unrealized Gain or Loss- LTIP	-	1,269	1,369	1,369	0.00%	H	
	<b>Total Available Resources:</b>	<b>\$ 1,759,724</b>	<b>\$ 313,146</b>	<b>\$ 1,464,700</b>	<b>\$ (295,024)</b>	<b>83.23%</b>		
	<b>EXPENDITURES:</b>					<b>Under/(Over)</b>		
539311	VCCDD Management Fees	\$ 299,549	\$ 24,962	\$ 124,815	\$ (174,734)	41.67%		
539312	Engineering Fees	8,500	69	942	(7,558)	11.08%	I	
514313	Legal Services	4,000	442	920	(3,080)	23.00%		
539318	Technology Services	3,591	299	1,498	(2,093)	41.72%		
539319	Other Professional Services	33,885	713	4,295	(29,590)	12.68%	I	
	<b>Professional Services</b>	<b>349,525</b>	<b>26,485</b>	<b>132,470</b>	<b>(217,055)</b>	<b>37.90%</b>		
539322	Auditing Services	4,000	1,000	3,000	(1,000)	75.00%	I	
	<b>Accounting &amp; Auditing</b>	<b>4,000</b>	<b>1,000</b>	<b>3,000</b>	<b>(1,000)</b>	<b>75.00%</b>		
539341	Janitorial Services	74,661	6,123	30,852	(43,809)	41.32%		
539343	Systems Management Support	225	46	165	(60)	73.33%	I	
536349	Misc Contractual Services	-	-	-	-	0.00%	I	
	<b>Other Contractual Services</b>	<b>74,886</b>	<b>6,169</b>	<b>31,017</b>	<b>(43,869)</b>	<b>41.42%</b>		
539412	Postage	100	-	-	(100)	0.00%	I	
	<b>Postage</b>	<b>100</b>	<b>-</b>	<b>-</b>	<b>100</b>	<b>0.00%</b>		
539431	Electricity	51,416	2,867	11,933	(39,483)	23.21%		
539433	Water & Sewer	7,800	505	3,667	(4,133)	47.01%		
539434	Irrigation Water	38,853	1,173	8,983	(29,870)	23.12%		
539436	Solid Waste	3,000	250	1,250	(1,750)	41.67%		
	<b>Utilities Service</b>	<b>101,069</b>	<b>4,795</b>	<b>25,833</b>	<b>(75,236)</b>	<b>25.56%</b>		
539444	Storage Unit Rental	1,188	90	450	(738)	37.88%		
	<b>Rental &amp; Leases</b>	<b>1,188</b>	<b>90</b>	<b>450</b>	<b>(738)</b>	<b>37.88%</b>		
539451	Casualty & Liability Insurance	54,662	-	54,662	-	100.00%	J	
	<b>Insurance</b>	<b>54,662</b>	<b>-</b>	<b>54,662</b>	<b>-</b>	<b>100.00%</b>		
539462	Building/Structure Maintenance	110,599	1,339	70,099	(40,500)	63.38%	K	
539463	Landscape Maint. - Recurring	356,526	40,640	124,676	(231,850)	34.97%		
539464	Landscape Maint. - Non-Recurring	40,576	-	715	(39,861)	1.76%	I	
539468	Irrigation Repair	7,500	721	2,362	(5,138)	31.49%		
539469	Other Maintenance	115,458	1,474	28,517	(86,941)	24.70%		
	<b>Repairs &amp; Maintenance Services</b>	<b>630,659</b>	<b>44,174</b>	<b>226,369</b>	<b>(404,290)</b>	<b>35.89%</b>		
539491	Banking Charges	100	-	-	(100)	0.00%	I	
539493	Permits and Licenses	175	-	175	-	100.00%	L	
539497	Legal Advertising	2,000	116	647	(1,353)	32.35%		
539498	Project Wide Fees	192,501	16,041	80,214	(112,287)	41.67%		
539499	Miscellaneous Current Charges	15,250	-	16,248	998	106.54%	M	
	<b>Other Current Charges</b>	<b>210,026</b>	<b>16,157</b>	<b>97,284</b>	<b>112,742</b>	<b>46.32%</b>		
539522	Operating Supplies	500	-	4	(496)	0.80%	I	
	<b>Operating Supplies</b>	<b>500</b>	<b>-</b>	<b>4</b>	<b>496</b>	<b>0.80%</b>		
	<b>Operating Expenditures</b>	<b>1,426,615</b>	<b>98,870</b>	<b>571,089</b>	<b>(628,850)</b>	<b>40.03%</b>		
539912	Transfers to Other Roads R&R	35,404	2,950	14,754	(20,650)	41.67%		
	<b>Transfers</b>	<b>35,404</b>	<b>2,950</b>	<b>14,754</b>	<b>20,650</b>	<b>41.67%</b>		
	<b>Expenditures</b>	<b>\$ 1,462,019</b>	<b>\$ 101,820</b>	<b>\$ 585,843</b>	<b>\$ (608,200)</b>	<b>40.07%</b>		
	<b>Change in Net Assets (Modified Accrual Basis)</b>	<b>\$ 297,705</b>	<b>\$ 211,326</b>	<b>\$ 878,857</b>	<b>\$ (903,224)</b>			
	Change in Net Assets (Modified Accrual Basis) indicates a budgeted addition to Working Capital of \$297,705.							

BROWNWOOD COMMUNITY DEVELOPMENT DISTRICT					
BROWNWOOD (BW)					
BUDGET TO ACTUAL STATEMENT AS OF: February 28, 2017 (Unaudited)					
Five (5) Months of Operations- 41.67% of Year					
		Balance Forward 09/30/16	Current Month Actual	Year to Date Actual	Current Balance
<b>Fund Balance Analysis:</b>					
284000	Net Assets, Unassigned	\$ 1,170,648	\$ 211,326	\$ 878,857	\$ 2,049,505
282005	Committed R&R Roads	\$ 85,055	2,950	14,754	99,809
	<b>Total Fund Balance</b>	<b>\$ 1,255,703</b>	<b>\$ 214,276</b>	<b>\$ 893,611</b>	<b>\$ 2,149,314</b>
<b>Footnotes:</b>					
A:	The annual CAM & Road Maintenance Assessment revenue is billed in six monthly installments from October to March.				
B:	Brownwood received a refund from Village Center District General Fund for surplus funds not expended from previous years.				
C:	Reimbursement for Property Damage. Revenue is not budgeted due to the uncertainty of the revenue stream.				
D:	Unbudgeted miscellaneous revenue consists of electric reimbursements from SECO (\$50), sales tax collection allowance (\$11) and the annual Bank of America purchase card rebate (\$977).				
E:	Interest Income includes monthly interest from CFB, our depository bank, and investments with Florida Cooperative Liquid Assets Security System (FLCLASS), and the State Board of Administration (SBA).				
		Month	CFB	FLCLASS	SBA
		Oct-16	0.00%	0.82%	0.86%
		Nov-16	0.00%	0.81%	0.85%
		Dec-16	0.06%	0.83%	0.90%
		Jan-17	0.15%	0.90%	0.99%
		Feb-17	0.13%	0.95%	0.97%
F:	Ground Lease billing is an annual invoice that was sent in October.				
G:	Rent & Leases Revenue relates to the annual Continuing Use Agreement to lease the use of Paddock Square and the additional use of the square outside the normal agreement schedule.				
H:	The Unrealized gain/loss for FMIVT, FLGIT and LTIP has been booked through the end of the previous month. The current month's investment rate of return for all three funds will not be available until next month.				
		Month	FMIVT 1-3 Yr	FLGIT	LTIP
		Oct-16	-0.36%	-0.10%	-22.26%
		Nov-16	-2.88%	-2.64%	8.32%
		Dec-16	0.48%	0.24%	15.65%
		Jan-17	-0.24%	1.70%	19.04%
		Feb-17	--	--	--
I:	Some expenditure accounts incur charges on an irregular basis.				
J:	Liability and property insurance premiums for the fiscal year were paid in the month of October.				
K:	Apply 2 sealing coats of asphalt to bank parking lot and all other parking areas in Brownwood.				
L:	Annual State of Florida Special District Fee was expensed in the month of January.				
M:	Cost of installing and storing Christmas decorations.				