

# The Preserve at Wilderness Lake Community Development District

Financial Statements  
(Unaudited)

Period Ending  
March 31, 2011



**DMS**

District Management Services, LLC

District Management Services, LLC  
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# The Preserve At Wilderness Lake Community Development District

## Statement of Revenues and Expenditures

General Fund - 001

From 10/1/2010 Through 3/31/2011

(In Whole Numbers)

	<b>Annual Budget</b>	<b>Current Period Actual</b>	<b>Budget To Actual Variance</b>	<b>Budget Percent Remaining</b>
<b>Revenues</b>				
Special Assessments-Service Charges				
Operations & Maintenance Assmts-Tax Roll	1,577,351	1,468,637	(108,714)	(6.89)%
Interest Earnings				
Interest Earnings	5,000	6,057	1,057	21.13%
Contributions & Donations From Private Sources				
Miscellaneous	10,000	10,000	0	0.00%
Other Miscellaneous Revenues				
Miscellaneous	0	809	809	0.00%
Rental Revenue	10,000	3,460	(6,540)	(65.39)%
Concessions and Events	18,000	9,429	(8,571)	(47.61)%
Resident ID Cards	2,500	1,005	(1,495)	(59.81)%
Sponsorships	10,000	1,940	(8,060)	(80.60)%
Transfer from Designated Reserve	83,444	0	(83,444)	(100.00)%
Transfer from Undesignated Reserve	50,000	0	(50,000)	(100.00)%
Business Center	0	371	371	0.00%
<b>Total Revenues</b>	<b>1,766,295</b>	<b>1,501,707</b>	<b>(264,588)</b>	<b>(14.98)%</b>
<b>Expenditures</b>				
Legislative				
Supervisor Fees	14,000	6,400	7,600	54.28%
Financial & Administrative				
Field Administrative Services	8,343	4,172	4,172	50.00%
District Manager	33,269	16,635	16,634	49.99%
District Engineer	7,000	10,153	(3,153)	(45.03)%
Disclosure Report	2,000	2,000	0	0.00%
Trustees Fees	6,500	3,233	3,268	50.26%
Accounting Services	27,707	13,854	13,853	49.99%
Auditing Services	7,800	7,800	0	0.00%
Arbitrage Rebate Calculation	3,100	2,825	275	8.87%
Professional Liability Insurance	4,000	1,791	2,209	55.23%
Legal Advertising	1,000	104	896	89.58%
Bank Fees	500	7	493	98.60%
Dues, Licenses & Fees	225	225	0	0.00%
Website Administration	900	2,080	(1,180)	(131.11)%
Technology Services	5,000	0	5,000	100.00%
Legal Counsel				
District Counsel	8,000	5,491	2,509	31.36%

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Public Safety				
Private Security Contracted Services	60,000	23,988	36,012	60.02%
Off-Duty Sheriff Patrol Services	26,000	10,809	15,191	58.42%
Contingency Security Patrol	14,000	0	14,000	100.00%
Security & Surveillance Signage	1,500	0	1,500	100.00%
Electric Utility Services				
Electric Utility Services	200,000	84,403	115,597	57.79%
Gas Utility Services				
Gas Utility Services	28,000	26,551	1,449	5.17%
Garbage/Solid Waste Control Services				
Solid Waste Services	3,000	876	2,124	70.79%
Water-Sewer Combination Services				
Water Utility Services	14,000	5,319	8,681	62.00%
Other Physical Environment				
Property & Casualty Insurance	45,277	21,671	23,606	52.13%
Entry & Walls Maintenance	3,500	0	3,500	100.00%
Plant Replacement Program	15,000	0	15,000	100.00%
Landscape - Turf	160,864	80,432	80,432	50.00%
Landscape - Edging	17,874	8,937	8,937	50.00%
Landscape - Fertilization	6,200	3,100	3,100	50.00%
Landscape - Weed Control	1,550	775	775	49.99%
Landscape - Insect & Pest Control	1,550	775	775	49.99%
Landscape - Disease Control	1,550	775	775	49.99%
Landscape - Shrub & Tree Fertilization	1,550	775	775	49.99%
Landscape - Pruning	5,175	2,588	2,588	50.00%
Landscape - Irrigation & Sprinklers	23,000	12,535	10,465	45.49%
Landscape - Special Requirements	52,725	26,363	26,363	50.00%
Contingency Landscape	8,000	3,245	4,755	59.43%
Roadway Fence Repair/Replace	5,000	458	4,542	90.84%
Non Ad Valorem Property Taxes	1,500	1,304	196	13.06%
Lake and Wetland Mgt-Contract	50,103	28,080	22,023	43.95%
Lake and Wetland Mgt.- Other	12,000	4,492	7,508	62.56%
Road & Street Facilities				
Street Light Maintenance	3,500	0	3,500	100.00%
Pavement and Signage Repairs	4,000	9,710	(5,710)	(142.75)%
Street Sweeping/Cleaning	2,000	350	1,650	82.50%
Miscellaneous Fees	0	480	(480)	0.00%
Parks & Recreation				

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General Fund - 001

From 10/1/2010 Through 3/31/2011

(In Whole Numbers)

	<b>Annual Budget</b>	<b>Current Period Actual</b>	<b>Budget To Actual Variance</b>	<b>Budget Percent Remaining</b>
Human Resources & Industry Training	2,400	949	1,451	60.47%
Staff-Salaries	351,574	155,060	196,514	55.89%
Staff-Taxes & Workers Comp	44,650	18,203	26,447	59.23%
Staff-Benefits & Administration Costs	9,140	7,013	2,127	23.27%
Clubhouse Facility Repairs & Maintenance	167,375	62,233	105,142	62.81%
Pool/Spa Maintenance-Contract	19,800	9,900	9,900	50.00%
Pool/Spa Maintenance-Other	5,000	8,388	(3,388)	(67.75)%
General Office Supplies	5,000	1,661	3,340	66.79%
Equipment Rental/Leasing	2,000	1,404	596	29.80%
Bulbs and Lighting	4,000	3,472	528	13.20%
Fitness Equipment Maintenance	5,000	1,304	3,696	73.92%
Spa Supplies	2,000	989	1,011	50.56%
Mileage and Gas	1,500	968	532	35.44%
Technology Upgrades & Maintenance	3,200	488	2,713	84.76%
Nature Center Operations	5,000	1,475	3,525	70.49%
Security System & Access Control	3,500	2,140	1,360	38.86%
Pool/Spa Licensing	1,500	55	1,445	96.33%
Lodge Phone, Fax & Internet	13,000	6,630	6,370	48.99%
Lodge Cleaning & Supplies	7,000	5,642	1,358	19.40%
Holiday Decor	10,000	7,472	2,529	25.28%
Resident Newsletters	6,000	508	5,492	91.52%
Resident ID Cards	2,400	1,070	1,330	55.41%
Community Guide Books	1,000	0	1,000	100.00%
Park Facility Maintenance	3,500	5,636	(2,136)	(61.04)%
Concessions & Events	9,000	9,898	(898)	(9.98)%
Resident Service Supplies	9,000	5,116	3,884	43.15%
Lodge Activities	16,000	4,396	11,604	72.52%
Business Center	8,000	839	7,161	89.50%
Lodge Furniture, Fixtures & Equipment	15,000	54,361	(39,361)	(262.40)%
Reserves				
Capital Assets Reserve	135,994	0	135,994	100.00%
Total Expenditures	<u>1,766,295</u>	<u>812,827</u>	<u>953,469</u>	<u>53.98%</u>
Excess of Revenues Over (Under) Expenditures	<u>0</u>	<u>688,880</u>	<u>688,880</u>	<u>0.00%</u>
Exc of Rev/Other Sources Over (Under) Expend/Other Uses	<u>0</u>	<u>688,880</u>	<u>688,880</u>	<u>0.00%</u>

# The Preserve At Wilderness Lake Community Development District

Balance Sheet  
As of 3/31/2011  
(In Whole Numbers)

	General Fund	Debt Service Fund-Series 2002	Debt Service Fund-Series 2004	Capital Project Fund-Series 2004	General Fixed Assets Account Group	General Long-Term Debt Account Group	TOTAL
<b>Assets</b>							
Cash In Bank	54,307	0	0	0	0	0	54,307
Cash On Hand	1,620	0	0	0	0	0	1,620
Investments	1,658,539	460,952	904,220	196	0	0	3,023,907
Accounts Receivable	797	0	0	0	0	0	797
Interest & Dividends Receivable	0	0	0	0	0	0	0
Prepaid Items	13,647	0	0	0	0	0	13,647
Deposits	2,218	0	0	0	0	0	2,218
Due From Other Funds	0	0	1	0	0	0	1
Amount Available-Debt Service	0	0	0	0	0	1,365,173	1,365,173
Amount To Be Provided Debt Service	0	0	0	0	0	5,674,827	5,674,827
Fixed Assets	0	0	0	0	10,809,600	0	10,809,600
<b>Total Assets</b>	<b>1,731,128</b>	<b>460,952</b>	<b>904,221</b>	<b>196</b>	<b>10,809,600</b>	<b>7,040,000</b>	<b>20,946,096</b>
<b>Liabilities</b>							
Accounts Payable	62,004	0	0	0	0	0	62,004
Retainage Payable	2,270	0	0	0	0	0	2,270
Accrued Expenses Payable	17,944	0	0	0	0	0	17,944
Due To Developer	0	0	0	196	0	0	196
Other Current Liabilities	420	0	0	0	0	0	420
Due To Other Funds	1	0	0	0	0	0	1
Revenue Bonds Payable-Long-Term	0	0	0	0	0	7,040,000	7,040,000
<b>Total Liabilities</b>	<b>82,640</b>	<b>0</b>	<b>0</b>	<b>196</b>	<b>0</b>	<b>7,040,000</b>	<b>7,122,836</b>
<b>Fund Equity &amp; Other Credits</b>							
Investments In General Fixed Assets	0	0	0	0	10,809,600	0	10,809,600
Retained Earnings-Reserved	463,901	0	0	0	0	0	463,901
Fund Balance-All Other Reserves	0	349,883	687,814	0	0	0	1,037,697
Fund Balance-Unreserved	1,184,587	111,069	216,407	0	0	0	1,512,063
<b>Total Fund Equity &amp; Other Credits</b>	<b>1,648,488</b>	<b>460,952</b>	<b>904,221</b>	<b>0</b>	<b>10,809,600</b>	<b>0</b>	<b>13,823,260</b>
<b>Total Liabilities &amp; Fund Equity</b>	<b>1,731,128</b>	<b>460,952</b>	<b>904,221</b>	<b>196</b>	<b>10,809,600</b>	<b>7,040,000</b>	<b>20,946,096</b>

# The Preserve At Wilderness Lake Community Development District

## Statement of Revenues and Expenditures

Debt Service Fund—Series 2002 - 200

From 10/1/2010 Through 3/31/2011

(In Whole Numbers)

	<b>Annual Budget</b>	<b>Current Period Actual</b>	<b>Budget To Actual Variance</b>	<b>Budget Percent Remaining</b>
<b>Revenues</b>				
Special Assessments-Capital Improvements				
Debt Service Assmts-Tax Roll	198,686	187,592	(11,094)	(5.58)%
Interest Earnings				
Interest Earnings	0	3,529	3,529	0.00%
<b>Total Revenues</b>	<b>198,686</b>	<b>191,122</b>	<b>(7,564)</b>	<b>(3.81)%</b>
<b>Expenditures</b>				
Debt Service Payments				
Interest Payments	158,686	80,053	78,634	49.55%
Principal Payments	40,000	0	40,000	100.00%
<b>Total Expenditures</b>	<b>198,686</b>	<b>80,053</b>	<b>118,634</b>	<b>59.71%</b>
<b>Excess of Revenues Over (Under) Expenditures</b>	<b>0</b>	<b>111,069</b>	<b>111,069</b>	<b>0.00%</b>
<b>Exc of Rev/Other Sources Over (Under) Expend/Other Uses</b>	<b>0</b>	<b>111,069</b>	<b>111,069</b>	<b>0.00%</b>

# The Preserve At Wilderness Lake Community Development District

## Statement of Revenues and Expenditures

Debt Service Fund—Series 2004 - 201

From 10/1/2010 Through 3/31/2011

(In Whole Numbers)

	<b>Annual Budget</b>	<b>Current Period Actual</b>	<b>Budget To Actual Variance</b>	<b>Budget Percent Remaining</b>
Revenues				
Special Assessments-Capital Improvements				
Debt Service Assmts-Tax Roll	374,513	350,105	(24,408)	(6.51)%
Interest Earnings				
Interest Earnings	0	7,460	7,460	0.00%
Total Revenues	<u>374,513</u>	<u>357,565</u>	<u>(16,948)</u>	<u>(4.53)%</u>
Expenditures				
Debt Service Payments				
Interest Payments	279,513	141,158	138,356	49.49%
Principal Payments	95,000	0	95,000	100.00%
Total Expenditures	<u>374,513</u>	<u>141,158</u>	<u>233,356</u>	<u>62.31%</u>
Excess of Revenues Over (Under) Expenditures	<u>0</u>	<u>216,407</u>	<u>216,407</u>	<u>0.00%</u>
Exc of Rev/Other Sources Over (Under) Expend/Other Uses	<u>0</u>	<u>216,407</u>	<u>216,407</u>	<u>0.00%</u>