

# Touchstone Community Development District

Preliminary Financial Statements  
(Unaudited)

Period Ending  
December 31, 2020



Meritus Districts  
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# Touchstone Community Development District

## Balance Sheet

As of 12/31/2020  
(In Whole Numbers)

	General Fund	Debt Service Fund - Series 2018	Debt Service Fund - Series 2019	Capital Projects Fund - Series 2018	Capital Projects Fund - Series 2019	General Fixed Assets Account Group	General Long-Term Debt	Total
<b>Assets</b>								
Cash-Operating Account	330,541	0	0	0	0	0	0	330,541
Investment-Revenue 2018 (5000)	0	320,699	0	0	0	0	0	320,699
Investment-Interest 2018 (5001)	0	0	0	0	0	0	0	0
Investment-Sinking 2018 (5002)	0	0	0	0	0	0	0	0
Investment-Reserve 2018 (5003)	0	167,363	0	0	0	0	0	167,363
Investment-Prepayment 2018 (5004)	0	0	0	0	0	0	0	0
Investment-Construction 2018 (5005)	0	0	0	60	0	0	0	60
Investment-Revenue 2019 (9000)	0	0	334,121	0	0	0	0	334,121
Investment-Interest 2019 (9001)	0	0	0	0	0	0	0	0
Investment-Sinking 2019 (9002)	0	0	0	0	0	0	0	0
Investment-Reserve 2019 (9003)	0	0	284,988	0	0	0	0	284,988
Investment-Construction 2019 (9005)	0	0	0	0	4	0	0	4
Investment-Annexation 2019 (9006)	0	0	0	0	364,217	0	0	364,217
Investment-Cost of Issuance 2019 (9007)	0	0	0	0	0	0	0	0
Accounts Receivable - Other	0	0	0	0	0	0	0	0
Due From Developer	0	0	0	0	0	0	0	0
Assessments Receivable - Tax Roll	0	0	0	0	0	0	0	0
Prepaid Expenses	0	0	0	0	0	0	0	0
Prepaid General Liability Insurance	0	0	0	0	0	0	0	0
Prepaid Professional Liability	0	0	0	0	0	0	0	0
Prepaid Trustee Fees	673	0	0	0	0	0	0	673
Deposits	249	0	0	0	0	0	0	249
Construction Work In Progress	0	0	0	0	0	13,621,210	0	13,621,210
Amount Available-Debt Service	0	0	0	0	0	0	576,804	576,804
Amount To Be Provided-Debt Service	0	0	0	0	0	0	14,223,196	14,223,196
Other	0	0	0	0	0	0	0	0
<b>Total Assets</b>	<u>331,464</u>	<u>488,062</u>	<u>619,109</u>	<u>60</u>	<u>364,221</u>	<u>13,621,210</u>	<u>14,800,000</u>	<u>30,224,125</u>
<b>Liabilities</b>								
Accounts Payable	3,359	0	0	0	0	0	0	3,359
Accounts Payable - Other	0	0	0	0	0	0	0	0
Due to Developer	0	0	0	0	0	0	0	0
Unearned Revenue	0	0	0	0	0	0	0	0
Unearned Revenues	0	0	0	0	0	0	0	0
Due To Debt Service Fund	0	0	0	0	0	0	0	0
Accrued Expenses Payable	0	0	0	0	0	0	0	0
Revenue Bonds Payable-Series 2018	0	0	0	0	0	0	5,180,000	5,180,000
Revenue Bonds Payable-Series 2019	0	0	0	0	0	0	9,620,000	9,620,000
<b>Total Liabilities</b>	<u>3,359</u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>14,800,000</u>	<u>14,803,359</u>

# Touchstone Community Development District

## Balance Sheet

As of 12/31/2020  
(In Whole Numbers)

	General Fund	Debt Service Fund - Series 2018	Debt Service Fund - Series 2019	Capital Projects Fund - Series 2018	Capital Projects Fund - Series 2019	General Fixed Assets Account Group	General Long-Term Debt	Total
Fund Equity & Other Credits								
Fund Balance-All Other Reserves	0	294,386	285,140	60	364,215	0	0	943,800
Fund Balance-Unreserved	0	0	0	0	0	0	0	0
Investment In General Fixed Assets	0	0	0	0	0	13,621,210	0	13,621,210
Other	<u>328,105</u>	<u>193,676</u>	<u>333,969</u>	<u>0</u>	<u>6</u>	<u>0</u>	<u>0</u>	<u>855,755</u>
Total Fund Equity & Other Credits	<u>328,105</u>	<u>488,062</u>	<u>619,109</u>	<u>60</u>	<u>364,221</u>	<u>13,621,210</u>	<u>0</u>	<u>15,420,766</u>
Total Liabilities & Fund Equity	<u><u>331,464</u></u>	<u><u>488,062</u></u>	<u><u>619,109</u></u>	<u><u>60</u></u>	<u><u>364,221</u></u>	<u><u>13,621,210</u></u>	<u><u>14,800,000</u></u>	<u><u>30,224,125</u></u>

# Touchstone Community Development District

## Statement of Revenues and Expenditures

001 - General Fund  
From 10/1/2020 Through 12/31/2020  
(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
<b>Revenues</b>				
Special Assessments - Service Charges				
O&M Assmts - Tax Roll	307,524	291,761	(15,764)	(5)%
O&M Assessments - Off Roll	258,810	126,161	(132,649)	(51)%
Contributions & Donations From Private Sources				
Developer Contributions	0	(12,954)	(12,954)	0 %
<b>Total Revenues</b>	<b>566,334</b>	<b>404,967</b>	<b>(161,367)</b>	<b>(28)%</b>
<b>Expenditures</b>				
Financial & Administrative				
District Manager	45,000	11,250	33,750	75 %
District Engineer	7,500	794	6,706	89 %
Disclosure Report	8,400	0	8,400	100 %
Trustees Fees	8,000	1,010	6,990	87 %
Accounting Services	3,750	0	3,750	100 %
Auditing Services	6,000	0	6,000	100 %
Postage, Phone, Faxes, Copies	1,000	378	622	62 %
Public Officials Insurance	2,500	2,421	79	3 %
Legal Advertising	2,500	992	1,508	60 %
Bank Fees	500	0	500	100 %
Dues, Licenses & Fees	200	175	25	13 %
Miscellaneous Fees	300	0	300	100 %
Office Supplies	0	104	(104)	0 %
Email Hosting	600	0	600	100 %
Website Administration	1,800	375	1,425	79 %
ADA Website Vendor	1,500	1,500	0	0 %
Legal Counsel				
District Counsel	9,500	4,749	4,751	50 %
Electric Utility Services				
Electric Utility Services	100,000	9,665	90,335	90 %
Water-Sewer Combination Services				
Water Utility Services	25,000	435	24,565	98 %
Other Physical Environment				
Property & Casualty Insurance	12,000	3,291	8,709	73 %
General Liability Insurance	3,000	2,960	40	1 %
Landscape Maintenance - Contract	150,000	35,332	114,668	76 %
Repairs & Maintenance	20,000	80	19,920	100 %
Wetland Maintenance	10,000	0	10,000	100 %
Plant Replacement Program	25,000	0	25,000	100 %
Mulch	25,000	0	25,000	100 %
Waterway Management Services	20,000	1,350	18,650	93 %
Irrigation Maintenance	16,600	0	16,600	100 %
Road & Street Facilities				
Drainage Repairs & Maintenance	25,000	0	25,000	100 %
Reserve				
Capital Reserve	35,684	0	35,684	100 %
<b>Total Expenditures</b>	<b>566,334</b>	<b>76,862</b>	<b>489,472</b>	<b>86 %</b>
<b>Excess of Revenues Over (Under) Expenditures</b>	<b>0</b>	<b>328,105</b>	<b>328,105</b>	<b>0 %</b>
<b>Fund Balance, Beginning of Period</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0 %</b>
<b>Fund Balance, End of Period</b>	<b>0</b>	<b>328,105</b>	<b>328,105</b>	<b>0 %</b>

Touchstone Community Development District

**Statement of Revenues and Expenditures**

001 - General Fund  
From 10/1/2020 Through 12/31/2020  
(In Whole Numbers)

Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
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# Touchstone Community Development District

## Statement of Revenues and Expenditures

200 - Debt Service Fund - Series 2018

From 10/1/2020 Through 12/31/2020

(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
<b>Revenues</b>				
Special Assessments - Capital Improvements				
DS Assmts - Tax Roll	330,900	317,452	(13,448)	(4)%
Interest Earnings				
Interest Earnings	0	5	5	0 %
Total Revenues	330,900	317,457	(13,443)	(4)%
<b>Expenditures</b>				
Debt Service Payments				
Interest Payment	235,900	118,781	117,119	50 %
Principal Payment	95,000	0	95,000	100 %
Prepayment	0	5,000	(5,000)	0 %
Total Expenditures	330,900	123,781	207,119	63 %
Excess of Revenues Over (Under) Expenditures	0	193,676	193,676	0 %
Fund Balance, Beginning of Period	0	294,386	294,386	0 %
Fund Balance, End of Period	0	488,062	488,062	0 %

# Touchstone Community Development District

## Statement of Revenues and Expenditures

201 - Debt Service Fund - Series 2019

From 10/1/2020 Through 12/31/2020

(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
<b>Revenues</b>				
Special Assessments - Capital Improvements				
DS Assmts - Tax Roll	565,613	137,383	(428,230)	(76)%
DS Assmts - Off Roll	0	567,199	567,199	0 %
Interest Earnings				
Interest Earnings	0	6	6	0 %
Total Revenues	565,613	704,587	138,974	25 %
<b>Expenditures</b>				
Debt Service Payments				
Interest Payment	375,613	190,619	184,994	49 %
Principal Payment	190,000	180,000	10,000	5 %
Total Expenditures	565,613	370,619	194,994	34 %
Excess of Revenues Over (Under) Expenditures	0	333,969	333,969	0 %
Fund Balance, Beginning of Period	0	285,140	285,140	0 %
Fund Balance, End of Period	0	619,109	619,109	0 %

**Touchstone Community Development District**  
**Statement of Revenues and Expenditures**

300 - Capital Projects Fund - Series 2018  
 From 10/1/2020 Through 12/31/2020  
 (In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Excess of Revenues Over (Under) Expenditures	<u>0</u>	<u>0</u>	<u>0</u>	<u>0 %</u>
Fund Balance, Beginning of Period	0	60	60	0 %
Fund Balance, End of Period	<u><u>0</u></u>	<u><u>60</u></u>	<u><u>60</u></u>	<u><u>0 %</u></u>



# Touchstone Community Development District

## Statement of Revenues and Expenditures

301 - Capital Projects Fund - Series 2019

From 10/1/2020 Through 12/31/2020

(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Revenues				
Interest Earnings				
Interest Earnings	0	6	6	0 %
Total Revenues	0	6	6	0 %
Excess of Revenues Over (Under) Expenditures	0	6	6	0 %
Fund Balance, Beginning of Period	0	364,215	364,215	0 %
Fund Balance, End of Period	0	364,221	364,221	0 %

**Touchstone Community Development District**  
**Statement of Revenues and Expenditures**

900 - General Fixed Assets Account Group  
 From 10/1/2020 Through 12/31/2020  
 (In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Fund Balance, Beginning of Period	0	13,621,210	13,621,210	0 %
Fund Balance, End of Period	<u>0</u>	<u>13,621,210</u>	<u>13,621,210</u>	<u>0 %</u>

Touchstone Community Development District  
Reconcile Cash Accounts

Summary

Cash Account: 10101 Cash-Operating Account  
Reconciliation ID: 12/31/20  
Reconciliation Date: 12/31/2020  
Status: Locked

Bank Balance	453,833.19
Less Outstanding Checks/Vouchers	123,291.72
Plus Deposits in Transit	0.00
Plus or Minus Other Cash Items	0.00
Plus or Minus Suspense Items	<u>0.00</u>
Reconciled Bank Balance	330,541.47
Balance Per Books	<u>330,541.47</u>
Unreconciled Difference	<u><u>0.00</u></u>

Click the Next Page toolbar button to view details.

Touchstone Community Development District  
Reconcile Cash Accounts

Detail

Cash Account: 10101 Cash-Operating Account

Reconciliation ID: 12/31/20

Reconciliation Date: 12/31/2020

Status: Locked

Outstanding Checks/Vouchers

<u>Document Number</u>	<u>Document Date</u>	<u>Document Description</u>	<u>Document Amount</u>	<u>Payee</u>
1208	10/19/2020	System Generated Check/Voucher	378.25	Optimal Outsource
1238	12/9/2020	Series 2018 FY21 Tax Dist ID 509	85,787.51	Touchstone CDD
1239	12/9/2020	Series 2019 FY21 Tax Dist ID 509	37,125.96	Touchstone CDD
Outstanding Checks/Vouchers			<u>123,291.72</u>	

**Touchstone Community Development District  
Reconcile Cash Accounts**

**Detail**

**Cash Account: 10101 Cash-Operating Account**

**Reconciliation ID: 12/31/20**

**Reconciliation Date: 12/31/2020**

**Status: Locked**

**Cleared Checks/Vouchers**

<u>Document Number</u>	<u>Document Date</u>	<u>Document Description</u>	<u>Document Amount</u>	<u>Payee</u>
1228	11/24/2020	Series 2019 FY21 Tax Dist ID 503	2,943.15	Touchstone CDD
1229	11/24/2020	Series 2018 FY21 Tax Dist ID 503	6,800.79	Touchstone CDD
1230	12/3/2020	System Generated Check/Voucher	269.37	BOCC
1231	12/3/2020	System Generated Check/Voucher	1,153.56	Field Stone Lanscape Services
1232	12/3/2020	System Generated Check/Voucher	3,875.00	Meritus Districts
1233	12/3/2020	System Generated Check/Voucher	675.00	Sitex Aquatics
1234	12/3/2020	System Generated Check/Voucher	1,574.25	Straley Robin Vericker
1235	12/3/2020	System Generated Check/Voucher	3,750.00	Meritus Districts
1236	12/4/2020	Series 2018 FY21 Tax Dist ID 507	217,117.32	Touchstone CDD
1237	12/4/2020	Series 2019 FY21 Tax Dist ID 507	93,961.10	Touchstone CDD
1240	12/17/2020	System Generated Check/Voucher	12,161.87	Field Stone Lanscape Services
1241	12/17/2020	System Generated Check/Voucher	4,865.90	Tampa Electric
1242	12/23/2020	System Generated Check/Voucher	164.45	BOCC
1243	12/23/2020	System Generated Check/Voucher	104.46	Kaeser & Blair Incorporated
Cleared Checks/Vouchers			349,416.22	

Touchstone Community Development District  
Reconcile Cash Accounts

Detail

Cash Account: 10101 Cash-Operating Account

Reconciliation ID: 12/31/20

Reconciliation Date: 12/31/2020

Status: Locked

Cleared Deposits

<u>Document Number</u>	<u>Document Date</u>	<u>Document Description</u>	<u>Document Amount</u>	<u>Deposit Number</u>
CR077	12/4/2020	Tax Distribution - 12.04.20	510,624.13	
CR078	12/9/2020	Tax Distribution - 12.09.20	<u>201,758.08</u>	
Cleared Deposits			<u>712,382.21</u>	