



Rizzetta & Company

# **Zephyr Ridge Community Development District**

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**Financial Statements  
(Unaudited)**

**July 31, 2017**

**Prepared by: Rizzetta & Company, Inc.**

**Citrus Park Office  
12750 Citrus Park Lane, Suite 115  
Tampa, FL 33625  
813.993.5571**

**[rizzetta.com](http://rizzetta.com)**











**Zephyr Ridge CDD**  
**Investment Summary**  
**July 31, 2017**

<u>Account</u>	<u>Investment</u>	<u>Balance as of</u> <u>July 31, 2017</u>
US Bank Series 2006A Reserve	Money Market Account - Managed	\$ 54,037
US Bank Series 2006B Prepayment	Money Market Account - Managed	69,209
US Bank Series 2006 Revenue	Money Market Account - Managed	20,310
	<b>Total Debt Service Fund Investments</b>	<b>\$ 143,556</b>
US Bank Series 2006 Construction	Money Market Account - Managed	\$ 661
US Bank Series 2006 Custody	Money Market Account - Managed	6,881
	<b>Total Capital Project Fund Investments</b>	<b>\$ 7,542</b>





**Zephyr Ridge Community Development District**

Summary A/R Ledger

200 - Debt Service Fund

From 7/1/2017 Through 7/31/2017

<u>Invoice Date</u>	<u>Customer Name</u>	<u>Invoice Number</u>	<u>Current Balance</u>
10/1/2008	Zephyr Ridge of Pasco County LLC	DB1008-1	274,535.00
3/18/2009	Zephyr Ridge of Pasco County LLC	SAI0309-1	158,796.00
10/1/2009	Zephyr Ridge of Pasco County LLC	ORA-ZR-2009-1	<u>561,288.88</u>
	Total 200 - Debt Service Fund		<u>994,619.88</u>
Report Balance			<u><u>1,011,895.88</u></u>

**Zephyr Ridge Community Development District**

Aged Payables by Invoice Date

Aging Date - 12/1/2009

001 - General Fund

From 7/1/2017 Through 7/31/2017

<u>Vendor Name</u>	<u>Invoice Date</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Current Balance</u>
Straley Robin Vericker	7/24/2017	14588	General Legal Services through 07/15/17	1,911.90
Duke Energy Florida, LLC	7/25/2017	80274 71403 07/17	Utility Service 07/17	2,009.41
Duke Energy Florida, LLC	8/1/2017	25007 07159 08/17	Utility Service 07/17	62.29
			Total 001 - General Fund	3,983.60

**Zephyr Ridge Community Development District**

Aged Payables by Invoice Date

Aging Date - 12/1/2009

300 - Capital Projects Fund

From 7/1/2017 Through 7/31/2017

<u>Vendor Name</u>	<u>Invoice Date</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Current Balance</u>
Figurski & Harrill	12/1/2009	CR 136 Figurski	CR 136	8,051.60
Zephyr Ridge CDD	12/1/2009	CR 138 Zephyr	CR 138	10,625.00
Straley Robin Vericker	12/23/2009	CR 139 straley	CR 139	13,151.38
			Total 300 - Capital Projects Fund	31,827.98
Report Total				35,811.58

**Zephyr Ridge Community Development District**  
**Notes to Unaudited Financial Statements**  
**July 31, 2017**

**Balance Sheet**

1. Trust statement activity has been recorded through 07/31/17.
2. See EMMA (Electronic Municipal Market Access) at <http://www.emma.msrb.org> for Municipal Disclosures and Market Data.
3. Debt Service Obligations-Current represents scheduled Series 2006 Debt Service payments that were not made May 2009 – May 2017.

**Statement of Revenue and Expenditures – Debt Service Fund**

4. The scheduled Series 2006 Debt Service payments that were not made have been accrued, and are reflected in the accompanying Balance Sheet.

**Summary A/R Ledger-Payment Terms**

5. Payment terms for landowner assessments are (a) defined in the FY16-17 Assessment Resolution adopted by the Board of Supervisors, (b) pursuant to Florida Statutes, Chapter 197 for assessments levied via the county tax roll.