Financial Statements (Unaudited)

June 30, 2016

Prepared by Rizzetta & Company, Inc. District Manager

Balance Sheet As of 6/30/2016 (In Whole Numbers)

	General Fund	Reserve Fund	Debt Service Fund	Capital Projects Fund	Total Governmental Funds	General Fixed Assets Account Group	General Long-Term Debt Account Group
Assets							
Cash In Bank	218,919	0	0	0	218,919	0	0
Investments	0	0	2,630,180	11,320,187	13,950,368	0	0
InvestmentsReserves	0	40,038	0	0	40,038	0	0
Accounts Receivable	751	0	0	0	751	0	0
Allowance for Doubtful Accounts	0	0	0	0	0	0	0
Prepaid Expenses	2,532	0	0	0	2,532	0	0
Deposits	550	0	0	0	550	0	0
Due From Other Funds	0	0	0	0	0	0	0
Amount Available in Debt Service	0	0	0	0	0	0	2,630,180
Amount To Be Provided Debt Service	0	0	0	0	0	0	20,234,820
Fixed Assets	0	0	0	0	0	9,097,215	0
Total Assets	222,751	40,038	2,630,180	11,320,187	14,213,157	9,097,215	22,865,000
Liabilities							
Accounts Payable	2,679	0	0	67,121	69,800	0	0
Accrued Expenses Payable	1,750	0	0	0	1,750	0	0
Retainage Payable	0	0	0	460,534	460,534	0	0
Other Current Liabilities	0	0	0	0	0	0	0
Due To Other Funds	0	0	0	0	0	0	0
Revenue Bonds PayableLong Term	0	0	0	0	0	0	22,865,000
Total Liabilities	4,429	0	0	527,655	532,084	0	22,865,000
Fund Equity & Other Credits							
Beginning Fund Balance	43,569	20,006	1,308,925	10,887,829	12,260,329	9,097,215	0
Net Change in Fund Balance	174,754	20,033	1,321,255	(95,297)	1,420,744	0	0
Total Fund Equity & Other Credits	218,322	40,038	2,630,180	10,792,532	13,681,073	9,097,215	0
Total Liabilities & Fund Equity	222,751	40,038	2,630,180	11,320,187	14,213,157	9,097,215	22,865,000

Statement of Revenues and Expenditures 001 - General Fund From 10/1/2015 Through 6/30/2016 (In Whole Numbers)

	Annual Budget	YTD Budget	YTD Actual	YTD Variance	Percent Annual Budget Remaining
Revenues					
Special Assessments					
Tax Roll	8,960	8,960	8,984	24	(0.26)%
Off Roll	241,655	241,655	245,077	3,422	(1.41)%
Total Revenues	250,615	250,615	254,061	3,446	(1.37)%
Expenditures					
Financial & Administrative					
Administrative Services	2,400	1,800	1,800	0	25.00%
District Management	12,000	9,000	9,000	0	25.00%
District Engineer	20,000	15,000	5,641	9,359	71.79%
Disclosure Report	5,000	3,750	5,000	(1,250)	0.00%
Trustees Fees	3,500	3,500	4,337	(837)	(23.91)%
Tax Collector/Property Appraiser Fees	150	113	150	(38)	0.00%
Financial Consulting Services	3,600	2,700	2,700	0	25.00%
Accounting Services	12,000	9,000	9,000	0	25.00%
Auditing Services	3,800	3,800	3,800	0	0.00%
Arbitrage Rebate Calculation	650	488	0	488	100.00%
Public Officials Liability Insurance	1,600	1,600	1,386	214	13.37%
Legal Advertising	2,000	1,500	2,293	(793)	(14.65)%
Bank Fees	0	0	93	(93)	0.00%
Dues, Licenses & Fees	175	175	175	0	0.00%
Website Fees & Maintenance	2,700	2,025	1,575	450	41.66%
Legal Counsel					
District Counsel	35,000	26,250	25,648	602	26.71%
Electric Utility Services					
Street Lights	5,000	3,750	194	3,556	96.12%
Water-Sewer Combination Services					
Water Utility Services	0	0	5,011	(5,011)	0.00%
Utility - Reclaimed	2,000	1,500	3	1,497	99.87%
Stormwater Control					
Aquatic Maintenance	5,040	3,780	0	3,780	100.00%
Mitigation Area Monitoring & Maintenance	7,000	5,250	0	5,250	100.00%
Stormwater Assessment	3,000	2,250	0	2,250	100.00%
Stormwater System Maintenance	2,000	1,500	0	1,500	100.00%

Statement of Revenues and Expenditures 001 - General Fund From 10/1/2015 Through 6/30/2016 (In Whole Numbers)

	Annual Budget	YTD Budget	YTD Actual	YTD Variance	Percent Annual Budget Remaining
Other Physical Environment					
General Liability Insurance	500	500	325	175	35.00%
Property Insurance	5,000	5,000	1,177	3,823	76.46%
Landscape Maintenance	100,000	75,000	0	75,000	100.00%
Road & Street Facilities					
Roadway Repair & Maintenance	2,000	1,500	0	1,500	100.00%
Parks & Recreation					
Sidewalk Repair & Maintenance	2,000	1,500	0	1,500	100.00%
Bike and Walking Trail	7,500	5,625	0	5,625	100.00%
Contingency					
Miscellaneous Contingency	5,000	3,750	0	3,750	100.00%
Total Expenditures	250,615	191,605	79,307	112,298	68.35%
Excess of Revenues Over (Under) Expenditures	0	59,010	174,754	115,744	0.00%
Exc. of Rev./Other Sources Over (Under) Expend./Other Uses	0	59,010	174,754	115,744	0.00%
Fund Balance, Beginning of Period					
	0	0	43,569	43,569	0.00%
Fund Balance, End of Period	0	59,010	218,322	159,313	0.00%

Statement of Revenues and Expenditures 005 - Reserve Fund From 10/1/2015 Through 6/30/2016 (In Whole Numbers)

	Annual Budget	Current Period Actual	Budget To Actual Variance	Budget Percent Remaining
Revenues				
Interest Earnings				
Interest Earnings	0	33	33	0.00%
Special Assessments				
Off Roll	20,000	20,000	0	0.00%
Total Revenues	20,000	20,033	33	0.16%
Expenditures				
Contingency				
Capital Reserve	20,000	0	20,000	100.00%
Total Expenditures	20,000	0	20,000	100.00%
Excess of Revenues Over (Under) Expenditures	0	20,033	20,033	0.00%
Exc. Of Rev./Other Sources Over (Under) Expend./Other Uses	0	20,033	20,033	0.00%
Fund Balance, Beginning of Period				
	0	20,006	20,006	0.00%
Fund Balance, End of Period	0	40,038	40,038	0.00%

Statement of Revenues and Expenditures 200 - Debt Service Fund - Series 2014 From 10/1/2015 Through 6/30/2016 (In Whole Numbers)

	Annual Budget	Current Period Actual	Budget To Actual Variance	Budget Percent Remaining
Revenues				
Interest Earnings				
Interest Earnings	0	703	703	0.00%
Special Assessments				
Tax Roll	363,207	363,207	0	0.00%
Off Roll	570,599	570,600	1	0.00%
Total Revenues	933,806	934,510	704	0.08%
Expenditures				
Debt Service Payments				
Interest	748,806	749,875	(1,069)	(0.14)%
Principal	185,000	185,000	0	0.00%
Total Expenditures	933,806	934,875	(1,069)	(0.11)%
Excess of Revenues Over (Under) Expenditures	0	(365)	(365)	0.00%
Exc. Of Rev./Other Sources Over (Under) Expend./Other Uses	0	(365)	(365)	0.00%
Fund Balance, Beginning of Period				
	0	1,308,925	1,308,925	0.00%
Fund Balance, End of Period	0	1,308,560	1,308,560	0.00%

Statement of Revenues and Expenditures 201 - Debt Service Fund - Series 2016 From 10/1/2015 Through 6/30/2016 (In Whole Numbers)

	Annual Budget	Current Period Actual	Budget To Actual Variance	Budget Percent Remaining
Revenues				
Interest Earnings				
Interest Earnings	0	220	220	0.00%
Total Revenues	0	220	220	0.00%
Excess of Revenues Over (Under) Expenditures	0	220	220	0.00%
Other Financing Sources (Uses)				
Bond Proceeds	0	1,321,400	1,321,400	0.00%
Exc. Of Rev./Other Sources Over (Under) Expend./Other Uses	0	1,321,620	1,321,620	0.00%
Fund Balance, End of Period	0	1,321,620	1,321,620	0.00%

Statement of Revenues and Expenditures 300 - Capital Projects Fund S2014 From 10/1/2015 Through 6/30/2016 (In Whole Numbers)

	Annual Budget	Current Period Actual	Budget To Actual Variance	Budget Percent Remaining
Revenues				
Interest Earnings				
Interest Earnings	0	4,234	4,234	0.00%
Total Revenues	0	4,234	4,234	0.00%
Expenditures				
Other Physical Environment				
Improvements Other Than Buildings	0	5,344,268	(5,344,268)	0.00%
Total Expenditures	0	5,344,268	(5,344,268)	0.00%
Excess of Revenues Over (Under) Expenditures	0	(5,340,033)	(5,340,033)	0.00%
Exc. Of Rev./Other Sources Over (Under) Expend./Other Uses	0	(5,340,033)	(5,340,033)	0.00%
Fund Balance, Beginning of Period				
	0	10,887,829	10,887,829	0.00%
Fund Balance, End of Period	0	5,547,796	5,547,796	0.00%

Statement of Revenues and Expenditures 301 - Capital Projects Fund S2016 From 10/1/2015 Through 6/30/2016 (In Whole Numbers)

	Annual Budget	Current Period Actual	Budget To Actual Variance	Budget Percent Remaining
Revenues				
Interest Earnings				
Interest Earnings	0	1,182	1,182	0.00%
Total Revenues	0	1,182	1,182	0.00%
Expenditures				
Financial & Administrative				
District Management	0	5,000	(5,000)	0.00%
Trustees Fees	0	6,262	(6,262)	0.00%
Financial Consulting Services	0	25,000	(25,000)	0.00%
Printing & Binding	0	1,250	(1,250)	0.00%
Underwriter's Discount	0	188,600	(188,600)	0.00%
Legal Counsel				
District Counsel	0	45,000	(45,000)	0.00%
Trustee Counsel	0	5,250	(5,250)	0.00%
Bond Counsel	0	50,000	(50,000)	0.00%
Underwriter Counsel	0	35,000	(35,000)	0.00%
Other Physical Environment				
Improvements Other Than Buildings	0	2,503,684	(2,503,684)	0.00%
Total Expenditures	0	2,865,046	(2,865,046)	0.00%
Excess of Revenues Over (Under) Expenditures	0	(2,863,864)	(2,863,864)	0.00%
Other Financing Sources (Uses)				
Bond Proceeds	0	8,108,600	8,108,600	0.00%
Exc. Of Rev./Other Sources Over (Under) Expend./Other Uses	0	5,244,736	5,244,736	0.00%
Fund Balance, End of Period	0	5,244,736	5,244,736	0.00%

Wiregrass CDD Investment Summary June 30, 2016

Account	<u>Investment</u>	Balance as of June 30, 2016
The Bank of Tampa	Money Market Account	\$ 40,038
	Total Reserve Fund Investments	\$ 40,038
US Bank Series 2014 Capitalized Interest	US Bank Money Market 5	\$ 156
US Bank Series 2014 Reserve	US Bank Money Market 5	933,806
US Bank Series 2014 Revenue	US Bank Money Market 5	374,598
US Bank Series 2016 Reserve	US Bank Money Market 5	603,616
US Bank Series 2016 Capitalized Interest	US Bank Money Market 5	718,004
	Total Debt Service Fund Investments	\$ 2,630,180
US Bank Series 2014 Acquisition and Construction	US Bank Money Market 5	\$ 6,074,911
US Bank Series 2016 Cost of Issuance	US Bank Money Market 5	2,097
US Bank Series 2016 Acquisition and Construction	US Bank Money Market 5	5,243,179
	Total Capital Project Fund Investments	\$ 11,320,187

Summary A/R Ledger 001 - General Fund From 6/1/2016 Through 6/30/2016

Invoice Date	Customer Name	Invoice Number	Current Balance
11/30/2015	Wesley Chapel Venture, LLC	970-15-11R	750.52
		Total 001 - General Fund	750.52
Report Balance			750.52

Summary A/P Ledger 001 - General Fund From 6/1/2016 Through 6/30/2016

Vendor Name	Invoice Date	Invoice Number	Invoice Description	Current Balance
Hopping Green & Sams	6/29/2016	88540	General/Monthly Legal Services 05/16	2,021.77
Pasco County Utilities Service Branch	6/28/2016	Act#0950565 06/16	02 Mansfield Boulevard 06/16	626.40
Withlacoochee River Electric Cooperative, Inc	6/27/2016	Act# 1403 810 552 510 06/16	2721 Hueland Pond 06/16	30.77
			Total 001 - General Fund	2,678.94

Summary A/P Ledger 300 - Capital Projects Fund S2014 From 6/1/2016 Through 6/30/2016

Vendor Name	Invoice Date	Invoice Number	Invoice Description	Current Balance
Mack Concrete Industries, Inc.	6/24/2016	CR66 Mack	CR66-67 Series 2014	33,241.00
Pasco County BOCC	6/28/2016	CR68 Pasco Cty BOCC	CR68-70 Series 2014	1,300.00
Pasco County BOCC	6/28/2016	CR69 Pasco Cty BOCC	CR68-70 Series 2014	210.00
Pasco County BOCC	6/28/2016	CR70 Pasco Cty BOCC	CR68-70 Series 2014	1,000.00
Rinker Materials Corporation	6/24/2016	CR67 Rinker	CR66-67 Series 2014	30,829.92
			Total 300 - Capital Projects Fund S2014	66,580.92

Summary A/P Ledger 301 - Capital Projects Fund S2016 From 6/1/2016 Through 6/30/2016

Vendor Name	Invoice Date	Invoice Number	Invoice Description	Current Balance
Hopping Green & Sams	6/24/2016	CR4 Hopping	CR4 Series 2016	540.00
			Total 301 - Capital Projects Fund S2016	540.00
Report Balance				69,799.86

Construction Account Activity Through June 30, 2016

Inflows: Debt Proceeds \$ 11,505,889.24

Underwriter Discount 272,400.00

Total Bond Proceeds: 11,778,289.24

Interest Earnings 5,623.46

Total Inflows \$ 11,783,912.70

Outflows: Requisitions

Requisition Date	Requisition Number	Contractor		Amount	Status As of 06/30/16
09/25/14	COI	Underwriter Discount	\$	(272,400,00)	Cleared
09/25/14	COI	Bryant Miller Olive	Ф	(272,400.00) (40,000.00)	Cleared
09/25/14	COI	Holland Knight LLP		(5,250.00)	Cleared
09/25/14	COI	Nabors Giblin Nickerson		(52,000.00)	Cleared
09/25/14	COI	Rizzetta & Co, Inc.		(30,000.00)	Cleared
09/25/14	COI	Straley Robin		(41,500.00)	Cleared
09/25/14	COI	US Bank		(6,261.94)	Cleared
10/14/14	COI	Imagemasters LLC		(1,250.00)	Cleared
10/14/14	COI	imagemasters LLC		(1,230.00)	Cleared
			Total COI:	(448,661.94)	
05/31/15	1	Mark A Sifford		(3,000.00)	Cleared
06/04/15	2	Econolite Control Products, Inc.		(13,938.60)	Cleared
06/19/15	3	Mark A Sifford		(6,000.00)	Cleared
07/17/15	4	Hopping Green & Sams		(6,502.00)	Cleared
07/17/15	5	Mark A Sifford		(3,000.00)	Cleared
07/31/15	6	King Engineering Associates, Inc.		(9,852.25)	Cleared
07/31/15	7	QGS Development, Inc.		(27,702.52)	Cleared
08/25/15	8	Mark A. Sifford		(3,000.00)	Cleared
08/25/15	9	Valmont Industries		(48,119.00)	Cleared
08/31/15	10	Hopping Green & Sams		(504.00)	Cleared
08/31/15	11	King Engineering		(10,018.50)	Cleared
08/31/15	12	QGS Development, Inc.		(143,755.62)	Cleared
08/31/15	13	Transportation Control Systems		(6,300.00)	Cleared
09/29/15	14	King Engineering		(8,276.03)	Cleared
09/29/15	15	Mark A. Sifford		(3,000.00)	Cleared
09/29/15	16	QGS Development, Inc.		(118,050.96)	Cleared
10/16/15	17	Hopping Green & Sams		(1,476.00)	Cleared
10/16/15	18	Mark A. Sifford		(3,000.00)	Cleared
10/16/15	19	Temple		(5,662.00)	Cleared
10/28/15	20	Ferguson Enterprises, Inc.		VOID	VOID
10/31/15	21	GHD Services, Inc.		(3,418.00)	Cleared
10/31/15	22	Hanson Pipe		(64,877.44)	Cleared
10/31/15	23	King Engineering		(7,393.82)	Cleared
10/31/15	24	Mark A. Sifford		(3,000.00)	Cleared
10/31/15	25	QGS Development, Inc.		(142,108.12)	Cleared
11/30/15	26	Atlantic TNG, LLC		(94,098.00)	Cleared
11/30/15	27	Ferguson Enterprises, Inc.		(37,242.89)	Cleared
11/30/15	28	GHD Services, Inc.		(8,261.25)	Cleared
11/30/15	29	Hanson Pipe		(48,154.48)	Cleared
11/30/15	30	King Engineering		(17,876.46)	Cleared

11/30/15	31	Mark A. Sifford	(3,000.00)	Cleared
11/30/15	32	QGS Development, Inc.	(383,694.99)	Cleared
12/22/15	33	Atlantic TNG, LLC	(575.00)	Cleared
12/22/15	34	Ferguson Enterprises, Inc.	(109,773.90)	Cleared
12/22/15	35	Hanson Pipe	(55,754.78)	Cleared
12/22/15	36	King Engineering	(23,590.55)	Cleared
01/19/16	37	Atlantic TNG, LLC	(6,266.00)	Cleared
01/19/16	38	GHD Services, Inc.	(6,709.50)	Cleared
01/19/16	39	Hanson Pipe	(485.52)	Cleared
01/19/16	40	Mark A. Sifford	(1,500.00)	Cleared
01/26/15	41	Locust Branch, LLC	(292,024.75)	Cleared
01/28/16	42	GHD Services, Inc.	(3,166.25)	Cleared
01/28/16	43	King Engineering	(27,896.57)	Cleared
01/28/16	44	QGS Development, Inc.	(768,155.62)	Cleared
02/18/16	45	Atlantic TNG, LLC	(5,950.00)	Cleared
02/18/16	46	QGS Development, Inc.	(233,434.41)	Cleared
03/08/16	47	Atlantic TNG, LLC	(8,500.00)	Cleared
03/08/16	48	GHD Services, Inc.	(2,979.50)	Cleared
03/08/16	49	King Engineering	(21,086.71)	Cleared
03/08/16	50	QGS Development, Inc.	(147,984.75)	Cleared
04/08/16	51	GHD Services, Inc.	(4,181.25)	Cleared
04/08/16	52	King Engineering	(10,641.14)	Cleared
04/08/16	53	QGS Development, Inc.	(629,070.33)	Cleared
04/19/16	54	Ferguson Enterprises, Inc.	(1,413.28)	Cleared
04/19/16	55	Hopping Green & Sams	(3,213.50)	Cleared
05/13/16	56	Forterra Pipe & Precast	(1,260.00)	Cleared
05/13/16	57	King Engineering	(12,375.79)	Cleared
05/13/16	58	QGS Development, Inc.	(321,018.44)	Cleared
05/19/16	59	RIPA & Associates, LLC	(120,476.79)	Cleared
06/14/16	60	GHD Services, Inc.	(271.25)	Cleared
06/14/16	61	Hopping Green & Sams	(355.50)	Cleared
06/14/16	62	King Engineering	(17,342.84)	Cleared
06/14/16	63	QGS Development, Inc.	(532,424.86)	Cleared
06/14/16	64	Rinker Materials	(79,246.40)	Cleared
06/14/16	65	RIPA & Associates, LLC	(576,931.40)	Cleared
06/24/16	66	Mack Industries, Inc.	(33,241.00)	AP
06/24/16	67	Rinker Materials	(30,829.92)	AP
06/28/16	68	Pasco County BOCC	(1,300.00)	AP
06/28/16	69	Pasco County BOCC	(210.00)	AP
06/28/16	70	Pasco County BOCC	(1,000.00)	AP

Total Requisitions: (5,326,920.43)

Total COI and Requisitions: (5,775,582.37)

Retainage Payble: (460,534.30)
Total Outflows: (6,236,116.67)

Capital Projects Fund Balance at June 30, 2016 \$ 5,547,796.03

Construction Account Activity Through June 30, 2016

Outstanding Contracts, net of Retainage:	
GHD Services Inc Construction Materials Testing	\$ 4,800.25
King Engineering Associates - Survey Construction Services	3,616.25
King Engineering Associates - Construction Administration Services	33,928.25
King Engineering Associates - Construction Management Assistance	2,331.00
QGS Development Inc Hueland Pond Blvd	456,079.28
RIPA - Wiregrass Ranch Blvd	6,625,099.32
Contract Subtotal	7,125,854.35
Committed Funds to be Contributed by Developer	\$ 1,578,058.32

Construction Account Activity Through June 30, 2016

Inflows: Debt Proceeds \$ 7,919,999.99

Underwriter Discount 188,600.00

Total Bond Proceeds: 8,108,599.99

Interest Earnings 1,181.99

Total Inflows \$ 8,109,781.98

Outflows: Requisitions

Requisition Date	Requisition Number	Contractor		Amount	Status As of 06/30/16
04/01/16	COI	Underwriter Discount	\$	(188,600.00)	Cleared
04/01/16	COI	Holland Knight LLP		(5,250.00)	Cleared
04/01/16	COI	Rizzetta & Co, Inc.		(30,000.00)	Cleared
04/01/16	COI	Nabors Giblin Nickerson		(50,000.00)	Cleared
04/01/16	COI	Bryant Miller Olive		(35,000.00)	Cleared
04/01/16	COI	Hopping Green & Sams		(45,000.00)	Cleared
04/01/16	COI	US Bank		(6,261.94)	Cleared
04/01/16	COI	Imagemasters LLC		(1,250.00)	Cleared
			Total COI:	(361,361.94)	
05/13/16	1	Locust Branch, LLC		(2,493,773.00)	Cleared
05/13/16	2	GHD Services Inc.		(7,800.00)	Cleared
05/13/16	3	Hopping Green & Sams		(1,571.00)	Cleared
06/24/16	4	Hopping Green & Sams		(540.00)	A/P
			Total Requisitions:	(\$2,503,684.00)	

Total COI and Requisitions: (2,865,045.94)

Total Outflows: (2,865,045.94)

Capital Projects Fund Balance at June 30, 2016 \$ 5,244,736.04

Wiregrass Community Development District Notes to Unaudited Financial Statements June 30, 2016

Balance Sheet

- 1. Trust statement activity has been recorded through 06/30/16.
- 2. See EMMA (Electronic Municipal Market Access) at http://www.emma.msrb.org for Municipal Disclosures and Market Data.
- 3. For presentation purposes, the Reserves are shown in a separate fund titled Reserve Fund.

<u>Summary A/R Ledger – Payment Terms</u>

4. Payment terms for landowner assessments are (a) defined in the FY15-16 Assessment Resolution adopted by the Board of Supervisors, (b) pursuant to Florida Statutes, Chapter 197 for assessments levied via the county tax roll.