



Management & Consulting, LLC
15310 Amberly Drive Suite 175
Tampa, Fl. 33647
813-374-9105

***BALLANTRAE
COMMUNITY DEVELOPMENT
DISTRICT***

Agenda Package

***Board of Supervisors
Regular Meeting***

Date & Time:

***Wednesday
January 22, 2020
6:30 pm***

Location:

***Ballantrae Community Center
17611 Mentmore Blvd.
Land O' Lakes, Florida***

Note: The Advanced Meeting Package is a working document and thus all materials are considered DRAFTS prior to presentation and Board acceptance, approval or adoption.

BALLANTRAE COMMUNITY DEVELOPMENT DISTRICT AGENDA

At the Ballantrae Community Center, located at 17611 Mentmore Blvd.,
Land O'Lakes, Florida 34638.

District Board of Supervisors	James Flateau Richard Levy Steve Bobick Tony Thomas Christopher Milano	Chairman Vice Chairman Assistant Supervisor Assistant Supervisor Assistant Supervisor
District Manager	Patricia Comings-Thibault Lore Yeira	DPFG
District Counsel	Vivek Babbar	Straley Robin Vericker
District Engineer	Tonja Stewart	Stantec Consulting Services, Inc.

All cellular phones and pagers must be turned off during the meeting.

The District Agenda is comprised of seven different sections:

The meeting will begin promptly at **6:30 p.m.** with roll call of the Board of Supervisors. Section **two** is **Audience Questions and Comments on Agenda Items**. The Audience Comment portion of the agenda is where individuals may comment on matters that concern the District. Each individual is limited to three (3) minutes for such comment. The Board of Supervisors or Staff is not obligated to provide a response until sufficient time for research or action is warranted. **IF THE COMMENT CONCERNS A MAINTENANCE RELATED ITEM, THE ITEM WILL NEED TO BE ADDRESSED BY THE DISTRICT MANAGER OUTSIDE THE CONTEXT OF THIS MEETING.** The **third** section is called Staff Reports from **District Counsel, landscaping, field manager, pond manager and District Engineer Reports**. This section allows the staff to update the Board of Supervisors on any pending issues that are being researched for Board action. The **fourth** section is Administrative Matters section and contains meeting minutes and financial statements that require the review and approval of the District Board of Supervisors as a normal course of business. The **fifth** section is called **Business Matters**. The business items section contains items for approval by the District Board of Supervisors that may require discussion, motion and votes on an item-by-item basis. Occasionally, certain items for decision within this section are required by Florida Statute to be held as a Public Hearing. During the Public Hearing portion of the agenda item, each member of the public will be permitted to provide one comment on the issue, prior to the Board of Supervisors' discussion, motion and vote. Agendas can be reviewed by contacting the Manager's office at (813) 374-9105 at least seven days in advance of the scheduled meeting. Requests to place items on the agenda must be submitted in writing with an explanation to the District Manager at least fourteen (14) days prior to the date of the meeting. The **sixth** section is called **Staff Reports**. This section allows the District Manager and Maintenance Supervisor to update the Board of Supervisors on any pending issues that are being researched for Board action. The **seventh** section which is called **Audience Comments on Other Items** provides members of the Audience the opportunity to comment on matters of concern to them that were not addressed during the meeting. The same guidelines used during the first audience comment section will apply here as well. The final section is called **Supervisor Comment & Requests**. This is the section in which the Supervisors may request Staff to prepare certain items in an effort to meet residential needs.

Public workshops sessions may be advertised and held in an effort to provide informational services. These sessions allow staff or consultants to discuss a policy or business matter in a more informal manner and allow for lengthy presentations prior to scheduling the item for approval. Typically no motions or votes are made during these sessions.

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this meeting is asked to advise the District Office at (813) 374-9105, at least 48 hours before the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at 1 (800) 955-8770, who can aid you in contacting the District Office.

Any person who decides to appeal any decision made by the Board with respect to any matter considered at the meeting is advised that this same person will need a record of the proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which the appeal is to be based.

District: **BALLANTRAE COMMUNITY DEVELOPMENT DISTRICT**

Date of Meeting: Wednesday, January 22, 2020

Time: 6:30 PM

Location: Ballantrae Community Center
17611 Mentmore Blvd.
Land O' Lakes, Florida 34638

Dial-in Number: 712-775-7031
Guest Access Code: 109-516-380

Agenda

I. Roll Call

II. Audience Comments

III. Smith54 Project

- 54 BB Amendment **Exhibit 1**
- 54 BB Easement **Exhibit 2**
- 54 Comp Plan **Exhibit 3**
- SR 54 Single Left Aerial Access **Exhibit 4**
- SR 54 Dual Left Aerial Access **Exhibit 5**
- District Counsel Memorandum for Roadway Work on Southbound Ballantrae Blvd. **Exhibit 6**

IV. Professional Reports

- A. District Counsel
- B. Yellowstone Landscape Maintenance Report **Exhibit 7**
- C. DPFG Operations Report
 - January Field Report **Exhibit 8**
 - January Pond Report **Exhibit 9**
- D. Engineers Report
- E. American Ecosystems Pond Report
 - Treatment Report for December 9, 2019 **Exhibit 10**
 - Treatment Report for December 23, 2019 **Exhibit 10**

V. Administrative Matters

- A. Consideration of the Regular Meeting Minutes – December 18, 2019 **Exhibit 11**
- B. Acceptance of the Unaudited December 2019 Financial Statements **Exhibit 12**

VI. Business Matters - New

- Consideration and Approval of Monthly or Biweekly Bible Study Events Held at the Ballantrae Clubhouse.

VII. Business Matters - Old

- Transfer of Ballantrae Property to Straiton

VIII. Staff Reports

- A. District Manager
- B. Maintenance Supervisor

IX. Supervisors Requests

X. Audience Comments

XI. Adjournment

Exhibit 11

1 **MINUTES OF MEETING**
2 **BALLANTRAE**
3 **COMMUNITY DEVELOPMENT DISTRICT**
4

5 The Regular Meeting of the Board of Supervisors of the Ballantrae Community Development
6 District was held on Wednesday, December 18, 2019 at 6:30 p.m. at Ballantrae Community Center,
7 17611 Mentmore Blvd., Land O' Lakes, Florida 34638.

8
9 **FIRST ORDER OF BUSINESS – Roll Call**

10 Mr. Flateau called the meeting to order and conducted roll call.

11 Present and constituting a quorum were:

12 Jim Flateau	Board Supervisor, Chairman
13 Richard Levy (<i>joined in progress</i>)	Board Supervisor, Vice Chairman
14 Steve Bobick	Board Supervisor, Assistant Secretary
15 Chris Milano	Board Supervisor, Assistant Secretary
16 Tony Thomas	Board Supervisor, Assistant Secretary

17 Also present were:

18 Lore Yeira	District Manager, DPFM Management & Consulting, LLC.
19 Patricia Thibault	District Manager, DPFM Management & Consulting, LLC.
20 Garry Kubler	Maintenance Supervisor
21 Tonja Stewart (<i>joined in progress</i>)	District Engineer
22 Brian Mahar	Yellowstone

23 *The following is a summary of the discussions and actions taken at the December 18, 2019 Ballantrae*
24 *CDD Board of Supervisors Regular Meeting.*

25 **SECOND ORDER OF BUSINESS – Audience Comments**

26 There being none, next item followed.

27 **THIRD ORDER OF BUSINESS – Professional Reports**

28 A. District Counsel

29 There being none, next item followed.

30 B. Exhibit 1: Yellowstone Landscape Maintenance Report

31 ➤ Exhibit 2: Approval of Yellowstone Invoice #70532 for \$715.23

32 This item was tabled for the following meeting, pending a follow-up and update from
33 DPFM as to the invoice chargeback.

34 C. DPFM Operations Report

35 ➤ Exhibit 3: December Field Report

36 ➤ Exhibit 4: December Pond Report

37 D. Engineers Report

38 E. Exhibit 5: American Ecosystems Pond Report

39 ➤ Treatment Report for 11-12-19

- 40 ➤ Treatment Report for 11-13-19
- 41 ➤ Treatment Report for 11-26-19

42 **FOURTH ORDER OF BUSINESS – Administrative Matters**

43 A. Exhibit 6: Consideration of the Regular Meeting Minutes – November 20, 2019

44 Mr. Flateau commented that mentions of expenses in motions should additionally include
45 descriptions of what the expenses are intended for, pointing to lines 37 and 39 of the November
46 20 Regular Meeting Minutes in particular. Mr. Flateau also noted that the table of expenditures at
47 the end of the Minutes did not align with the fiscal year budget in either line item or line title.

48 On a MOTION by Mr. Bobick, SECONDED by Mr. Thomas, WITH ALL IN FAVOR, the Board
49 approved the Regular Meeting Minutes from November 20, 2019, as amended for line items, line titles,
50 and description of invoices, for the Ballantrae Community Development District.

51 B. Exhibit 7: Consideration of the Audit Meeting Minutes – November 20, 2019

52 On a MOTION by Mr. Bobick, SECONDED by Mr. Milano, WITH ALL IN FAVOR, the Board
53 approved the Audit Meeting Minutes from November 20, 2019, for the Ballantrae Community
54 Development District.

55 C. Exhibit 8: Acceptance of the Unaudited November 2019 Financial Statements

56 Mr. Flateau raised a question regarding disbursement of IRS funds to Ballantrae CDD. Ms.
57 Thibault clarified that this was due to overpaid taxes on the part of the district. Mr. Flateau noted
58 that he wished to look into the 941 further.

59 On a MOTION by Mr. Bobick, SECONDED by Mr. Thomas, WITH ALL IN FAVOR, the Board
60 accepted the Unaudited November 2019 Financial Statements for the Ballantrae Community
61 Development District.

62 D. Exhibit 9: Presentation of the FY 2019 Rollover (*to be distributed*)

63 Ms. Thibault summarized the Resolution as involving the rollover amount of the prior fiscal year,
64 in the amount of \$187,919.00. This amount was slated to Line 108 of the amended budget, for the
65 Operations & Maintenance (O&M) Contingency item, resulting in an amended value of
66 \$229,972.00. Ms. Thibault speculated that this amount may have been advanced primarily
67 through the 4% tax break not being utilized by all residents.

68 Mr. Flateau discussed the positive differences between years and between districts that likely
69 accounted for the rollover and gave positive comments towards the Board overall. Mr. Flateau
70 commented that the rollover was slated to the Operations & Maintenance Contingency due to its
71 versatility in use for the community.

72 On a MOTION by Mr. Milano, SECONDED by Mr. Bobick, WITH ALL IN FAVOR, the Board adopted
73 Resolution 2020-01, Amending the General Fund Budget for Fiscal Year Beginning 10-1-2019 and
74 Ending 9-30-2020, for the Ballantrae Community Development District.

75 **FIFTH ORDER OF BUSINESS – Business Matters – New**

76 There being none, next item followed.

77 **SIXTH ORDER OF BUSINESS – Business Matters – Old**

78 There being none, next item followed.

79 **SEVENTH ORDER OF BUSINESS – Staff Reports**

80 A. District Manager

81 There being none, next item followed.

82 B. Maintenance Supervisor

83 There being none, next item followed.

84 **EIGHTH ORDER OF BUSINESS – Supervisors Requests**

85 Mr. Flateau noted the previously discussed easement to be granted to Straiton.

86 On a MOTION by Mr. Bobick, SECONDED by Mr. Levy, WITH ALL IN FAVOR, the Board approved
87 granting an easement to Straiton for the existing parking lot, for the Ballantrae Community Development
88 District.

89 The Board requested that Ms. Stewart collaborate with district counsel Mr. Vivek Babbar in
90 creating a document for description on property triangles to existing parking lot at Straiton.

91 **NINTH ORDER OF BUSINESS – Audience Comments**

92 There being none, next item followed.

93 **TENTH ORDER OF BUSINESS – Adjournment**

94 Mr. Flateau asked for final questions, comments, or corrections before requesting a motion for
95 adjournment of the meeting. There being none, Mr. Levy made a motion to adjourn the meeting.

96 On a MOTION by Mr. Levy, SECONDED by Mr. Bobick, WITH ALL IN FAVOR, the Board adjourned
97 the meeting for the Ballantrae Community Development District.

98 **Each person who decides to appeal any decision made by the Board with respect to any matter*
99 *considered at the meeting is advised that person may need to ensure that a verbatim record of the*
100 *proceedings is made, including the testimony and evidence upon which such appeal is to be based.*

101 **Meeting minutes were approved at a meeting by vote of the Board of Supervisors at a publicly noticed**
102 **meeting held on _____.**

103

Signature

Signature

104

Printed Name

Printed Name

105

106 **Title:** **Secretary** **Assistant Secretary**

Title: **Chairman** **Vice Chairman**

Exhibit 12

Ballantrae Community Development District

Financial Statements
(Unaudited)

Period Ending
December 31, 2019

BALLANTRAE CDD

Financial Report Summary - General Fund

As of December 31, 2019

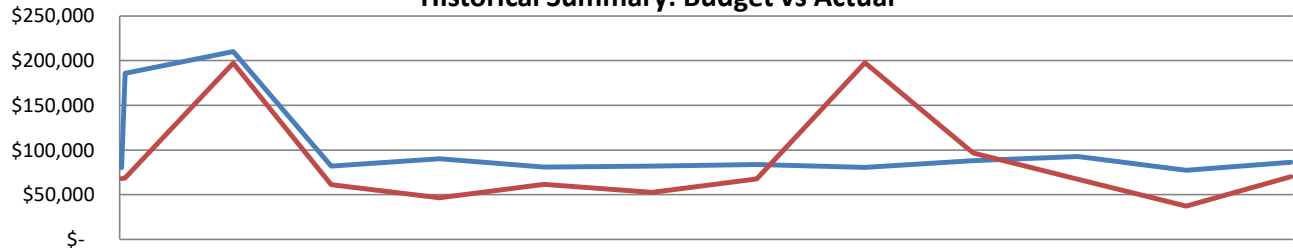
a. FUND BALANCE:

For The Period Ending	12/31/2018 Actual	12/31/2019 Actual	Variance
CASH OPER. ACCT	\$ 1,299,856	\$ 1,002,467 (a)	\$ (297,389)
CASH DEBIT CARD	1,043	1,908	865
INVESTMENTS	-	-	-
LESS: ACCOUNTS PAYABLE	23,027	1,299	(21,728)
DUE TO OTHER FUNDS	433,722	31,999	(401,723)
NET CASH BALANCE	\$ 844,150	\$ 971,077	\$ (275,661)
UNRESERVED GF BALANCE (UN-ASSIGNED)	\$ 843,025	\$ 979,045	\$ 136,020
NONSPENDABLE PREPAID ITEM	158	158	-
RESERVE GF BALANCE (ASSIGNED) - OPERATIONS	-	-	-
TOTAL GENERAL FUND BALANCE	\$ 843,183	\$ 979,203	\$ 136,020

b. REVENUE AND EXPENDITURES (FY 2020 YTD):

% TAX ASSESSMENTS COLLECTED	93.9%		FAVORABLE (UNFAVORABLE)
	ACTUAL	BUDGET	
	YEAR-TO-DATE	YEAR-TO-DATE	VARIANCE
TOTAL REVENUE (YTD) COLLECTED	\$ 962,247	\$ 962,247	\$ -
EXPEND. (YTD) BEFORE OTHER SOURCES & USES	(176,353)	(259,770)	83,417
NET OPERATING CHANGE	\$ 785,894	\$ 702,477	\$ 83,417

Historical Summary: Budget vs Actual



	Dec-18	Jan-19	Feb-19	Mar-19	Apr-19	May-19	Jun-19	Jul-19	Aug-19	Sep-19	Oct-19	Nov-19	Dec-19
Budget YTD	\$80,290	\$185,65	\$210,27	\$82,149	\$90,311	\$81,031	\$81,895	\$83,672	\$80,437	\$88,005	\$92,657	\$77,624	\$86,337
Actual	\$67,964	\$68,859	\$197,38	\$61,213	\$46,425	\$61,603	\$52,671	\$67,643	\$197,74	\$96,696	\$67,163	\$37,256	\$70,246

Ballantrae CDD
Balance Sheet
December 31, 2019

	<u>GENERAL FUND</u>	<u>RESERVE FUND</u>	<u>DS-2015 FUND</u>	<u>TOTAL</u>
1 <u>ASSETS:</u>				
2 CASH - OPERATING ACCTS	\$ 1,002,467	-	-	\$ 1,002,467
4 CASH - DEBIT CARD BU	1,908	-	-	1,908
6 INVESTMENTS:				
8 ASSET RESERVE	-	367,336	-	367,336
9 EMERGENCY RESERVE	-	86,430	-	86,430
10 PARK DEVELOPMENT	-	975,410	-	975,410
11 BILL PAYMENT RESERVE	-	153,420	-	153,420
13 REVENUE-SERIES 2015	-	-	537,167	537,167
14 RESERVE-SERIES 2015	-	-	222,968	222,968
15 PREPAYMENT-SERIES 2015	-	-	19	19
16 ACCOUNTS RECEIVABLE	93	-	-	93
17 ASSESSMENTS RECEIVABLE -ON ROLL	62,413	-	34,030	96,443
18 DUE FROM OTHER FUNDS	-	-	31,999	31,999
19 DEPOSITS	158	-	-	158
20 PREPAID ITEMS	9,025	-	-	9,025
21 TOTAL ASSETS	\$ 1,076,064	\$ 1,582,596	\$ 826,183	\$ 3,484,843
22				
23 <u>LIABILITIES:</u>				
24 ACCOUNTS PAYABLE	\$ 1,299	\$ -	\$ -	\$ 1,299
27 DUE TO OTHER FUNDS	31,999	-	-	31,999
28 DEFERRED REVENUE ON-ROLL	62,413	-	34,030	96,443
29				
30 <u>FUND BALANCE:</u>				
31 NON SPENDABLE (Deposits & Prepaid)	158	-	-	158
32				
33 ASSIGNED	-	1,582,596	792,153	2,374,749
34 UNASSIGNED	980,195	-	-	980,195
36 TOTAL LIABILITIES & FUND BALANCE	\$ 1,076,064	\$ 1,582,596	\$ 826,183	\$ 3,484,843

Ballantrae CDD
General Fund
Statement of Revenue, Expenses and Changes in Fund Balance
For The Period Beginning October 1, 2019 Ending December 31, 2019

	FY 2020 AMENDED BUDGET	BUDGET YEAR-TO-DATE	ACTUAL YEAR-TO-DATE	VARIANCE Amended vs Actual YTD (Left to Spend)	VARIANCE YTD vs Actual YTD FAV (UNFAV)
1 O&M REVENUES:					
2 LANDOWNER ASSESSMENTS (NET)	\$ 1,024,660	962,247	\$ 962,247	\$ 62,413	\$ -
3 EXCESS FEES CARRYFORWARD PREVIOUS YEARS	2,812	-	-	(2,812)	-
4 CARRYOVER FROM PREVIOUS YEARS (FUND BALANCE FORWARD)	-	-	-	-	-
5 OTHER INCOME (Access Cards & Misc)	-	-	6,384	6,384	6,384
6 TRANSFER IN FROM RESERVE FUNDS	-	-	-	-	-
7 TOTAL REVENUE	1,027,472	962,247	968,631	65,985	6,384
8					
9 O&M ADMINISTRATIVE EXPENDITURES:					
10 BOARD OF SUPERVISORS					
11 SUPERVISOR STIPENDS	14,000	3,500	2,800	11,200	700
12 NEWSLETTER - BIMONTHLY PRINT & MAILING	10,000	2,846	2,846	7,154	-
13 WEBSITE SERVER & NAME	880	880	1,761	(881)	(881)
14 PUBLIC OFFICIALS LIABILITY INSURANCE	2,625	2,625	2,563	62	62
15 MANAGEMENT SERVICES					
16 ADMINISTRATIVE SERVICES	-	-	-	-	-
17 DISTRICT MANAGEMENT	53,200	13,300	13,300	39,900	-
18 FINANCIAL CONSULTING SERVICES	-	-	-	-	-
19 ACCOUNTING SERVICES	-	-	-	-	-
20 ENGINEERING & LEGAL SERVICES					
21 DISTRICT ENGINEER	18,000	4,500	1,740	16,260	2,760
22 DISTRICT COUNSEL	17,300	4,325	3,385	13,915	940
23 ADMINISTRATIVE: OTHER					
24 ANNUAL FINANCIAL AUDIT	3,700	925	-	3,700	925
25 DISCLOSURE REPORT	1,000	250	-	1,000	250
26 TRUSTEES FEES	3,772	943	-	3,772	943
27 PROPERTY APPRAISER FEE	150	38	-	150	38
28 LEGAL ADVERTISING	750	370	370	380	-
29 ARBITRAGE REBATE CALCULATION	650	163	-	650	163
30 DUES: LICENSES AND FEES	1,200	300	175	1,025	125
31 COMPLIANCE WITH ADA	2,480	620	-	2,480	620
32 ADMINISTRATIVE CONTINGENCY	5,000	1,250	216	4,784	1,034
33 O&M ADMINISTRATIVE SUBTOTAL:	134,707	36,834	29,156	105,551	7,678
34					
35 INSURANCE					
36 GENERAL LIABILITY	3,032	3,032	2,960	(72)	72
37 PROPERTY CASUALTY	14,188	14,188	13,905	(283)	283
38 TOTAL INSURANCE	17,220	17,220	16,865	(355)	355
39					
40 UTILITY SERVICES					
41 ELECTRIC UTILITY SERVICES	23,000	5,750	3,622	19,378	2,128
42 ELECTRIC UTILITY - RECREATION FACILITIES	15,500	3,875	1,968	13,532	1,907
43 ELECTRIC STREET LIGHTING	103,500	25,875	17,021	86,479	8,854
44 UTILITY - WATER - CLUBHOUSE & POOLS	14,000	3,500	1,158	12,842	2,342
45 STORMWATER ASSESSMENT	2,200	550	-	2,200	550
46 TOTAL UTILITY SERVICES	158,200	39,550	23,769	134,431	15,781
47					
48 LAKES/PONDS & LANDSCAPE					
49 LAKES/PONDS: CONTRACTS					
50 AQUATIC CONTRACT	22,800	5,700	5,700	17,100	-
51 WETLAND BUFFER SPRAY CONTRACT	14,400	6,752	6,752	7,648	-
52 LAKES/PONDS: OTHER					
53 FOUNTAIN REPAIRS & MAINTENANCE	3,000	750	-	3,000	750
54 MITIGATION AREAS: MONITOR & MAINTAIN	1,500	375	-	1,500	375
55 LAKE/POND REPAIRS	10,000	2,500	-	10,000	2,500
56 INSTALL/REPLACE AQUATIC PLANTS	5,000	1,250	-	5,000	1,250
57 LANDSCAPING: CONTRACTS					
58 LANDSCAPE MAINTENANCE CONTRACT	144,240	36,060	36,058	108,182	2
59 LANDSCAPE SECONDARY CONTRACT	31,212	7,803	3,523	27,689	4,280
60 LANDSCAPE OVERSIGHT/MGMT	-	-	-	-	-
61 LANDSCAPING: OTHER					
62 IRRIGATION REPAIRS AND MAINTENANCE	14,000	3,500	706	13,294	2,794
63 REPLACE PLANTS, MULCH & TREES	36,500	9,125	-	36,500	9,125
64 SOD & SEED REPLACEMENT	10,000	2,500	-	10,000	2,500
65 LANDSCAPE ENHANCEMENT	-	-	-	-	-
66 EXTRA MOWINGS DURING RAINY SEASON	5,000	1,250	-	5,000	1,250
67 RUST PREVENTION FOR IRRIGATION SYSTEM	10,380	2,595	1,730	8,650	865
68 FIELD MISCELLANEOUS (INCLUSIVE OF TRAPPER)	13,000	3,250	-	13,000	3,250
69 LAKES/PONDS & LANDSCAPE TOTAL	321,032	83,410	54,469	266,563	28,941
70					
71 STREETS, SIDEWALKS, MAINTENANCE & OPERATIONS					
72 STREETS & SIDEWALKS					
73 ENTRY & WALLS MAINTENANCE	2,000	500	-	2,000	500
74 STREET/DECORATIVE LIGHT MAINTENANCE	1,000	250	-	1,000	250
75 SIDEWALK REPAIR & MAINTENANCE	1,500	375	-	1,500	375
76 MAINTENANCE STAFF					
77 EMPLOYEE - SALARIES	81,373	20,343	15,482	65,891	4,861
78 EMPLOYEE - P/R TAXES	6,978	2,904	2,904	4,074	-
79 EMPLOYEE - WORKERS COMP	3,325	3,322	3,322	3	-
80 PAYROLL FEES	1,900	475	364	1,536	111
81 EMPLOYEE- HEALTH & PHONE STIPENDS	9,600	2,400	60	9,540	2,340
82 MILEAGE	1,100	275	-	1,100	275
83 STREETS, SIDEWALKS, MAINTENANCE & OPERATIONS SUBTOTAL	108,776	30,844	22,132	86,644	8,712
84					
85 CLUBHOUSE & SAFETY & SECURITY					

Ballantrae CDD
General Fund
Statement of Revenue, Expenses and Changes in Fund Balance
For The Period Beginning October 1, 2019 Ending December 31, 2019

	FY 2020 AMENDED BUDGET	BUDGET YEAR-TO-DATE	ACTUAL YEAR-TO-DATE	VARIANCE Amended vs Actual YTD (Left to Spend)	VARIANCE YTD vs Actual YTD FAV (UNFAV)
86 CLUBHOUSE & MISCELLANEOUS					
87 PARK/FIELD REPAIRS	7,200	1,800	23	7,177	1,777
88 CLUBHOUSE FACILITY MAINTENANCE	9,000	2,250	970	8,030	1,280
89 CLUBHOUSE TELEPHONE/INTERNET/FAX	4,200	1,178	1,178	3,022	-
90 MISCELLANEOUS SUPPLIES (Inclusive of Debit Card)	3,500	875	-	3,500	875
91 POOL/FOUNTAIN/SPLASH PAD MAINTENANCE	10,000	2,500	1,616	8,384	884
92 POOL PERMITS	750	188	-	750	188
93 SEASONAL LIGHTING	20,000	9,327	9,327	10,673	-
94 PEST CONTROL	520	130	120	400	10
95 CLUBHOUSE EXTERIOR FURNISHINGS	-	-	-	-	-
96 CLUBHOUSE CLEANING	-	-	-	-	-
97 CLUBHOUSE MISCELLANEOUS	7,500	1,875	154	7,346	1,721
98 SAFETY & SECURITY					
99 PART-TIME LAW ENFORCEMENT DETAILS	50,000	12,500	3,120	46,880	9,380
100 SALARY FOR SUMMER MONITOR AT BOTH POOLS	23,500	5,875	865	22,635	5,010
101 EMPLOYEE PAYROLL TAXES	2,000	500	-	2,000	500
102 EMPLOYEE WORKER'S COMP	1,300	325	-	1,300	325
103 VIDEO SURVEILLANCE	-	-	-	-	-
104 SECURITY - OTHER (GATE SERVICE)	1,000	594	594	406	-
105 CLUBHOUSE & SAFETY & SECURITY	140,470	39,917	17,967	122,503	21,950
106					
107 O&M CONTINGENCY & CAPITAL PROJECTS					
108 O&M CONTINGENCY	42,053	11,995	11,995	30,058	-
109 ENTRANCES & OTHER PLANT REPLACEMENT	-	-	-	-	-
110 WALL & STRUCTURE PAINTING	-	-	-	-	-
111 INVASIVE & UNDESIRABLE PLANT REMOVAL	-	-	-	-	-
112 TOTAL O&M CONTINGENCY & CAPITAL PROJECTS	42,053	11,995	11,995	30,058	-
113					
114 TOTAL EXPENDITURES BEFORE OTHER FINANCING SOURCES	922,458	259,770	176,353	745,395	83,417
115					
116 EXCESS OF REVENUE OVER (UNDER) EXPENDITURES	105,014	702,477	792,278	811,380	89,801
117					
118 OTHER FINANCING SOURCES AND (USES)					
119 RESERVES TRANSFERS OUT-OTHER FINANCING USES					
120 EMERGENCY RESERVE	20,000	-	-	20,000	-
121 ASSET RESERVE	47,500	-	-	47,500	-
122 BILL PAYMENT RESERVE	-	-	-	-	-
123 PARK DEVELOPMENT RESERVE	37,514	-	-	37,514	-
124 TOTAL OTHER FINANCING SOURCES & USES	105,014	-	-	105,014	-
125					
126 O&M TOTAL EXPENDITURES	1,027,472	259,770	176,353	850,409	83,417
127					
128 NET CHANGE IN FUND BALANCE	-	702,477	792,278	916,394	89,801
129 BEGINNING FUND BALANCE GENERAL FUND (adjusted for FY19)	933	250,256	188,076	250,256	188,076
130 LESS FUND BALANCE FORWARD	-	-	-	-	-
131 ENDING FUND BALANCE GENERAL FUND	933	952,733	980,354	1,166,650	277,877
132 ENDING FUND BALANCE - RESERVE FUND (Stmt 2)	1,710,380	-	-	-	-
133 TOTAL FUND BALANCE - GENERAL & RESERVE FUNDS					
134 ADJUSTED FUND BALANCE	\$ 1,711,313	\$ 952,733	\$ 980,353	\$ 1,166,650	\$ 277,877

Ballantrae CDD
Reserve Fund
Statement of Revenue, Expenses and Changes in Fund Balance
For The Period Beginning October 1, 2019 Ending November 30, 2019

	FY 2020 ADOPTED BUDGET	BUDGET YEAR-TO-DATE	ACTUAL YEAR-TO-DATE	VARIANCE FAVORABLE (UNFAVORABLE)
REVENUE				
INTEREST REVENUE				
MMK - PARK DEVELOPMENT (interest)	\$ -	-	\$ 1,838	\$ 1,838
MMK - ASSET RESERVE (interest)	-	-	613	613
MMK - EMERGENCY RESERVE (interest)	-	-	130	130
MMK - BILL PAYMENT RESERVE (interest)	-	-	287	287
INTEREST EARNINGS	-	-	-	-
TOTAL REVENUE	-	-	2,868	2,868
RESERVES EXPENDITURES				
ASSET RESERVE	-	-	-	-
PARK DEVELOPMENT RESERVE PROJECTS (Contingency)	-	-	-	-
TOTAL RESERVES EXPENDITURES	-	-	-	-
EXCESS OF REVENUE OVER (UNDER) EXPENDITURES	-	-	2,868	2,868
OTHER FINANCING SOURCES				
TRANSFER IN - PARK DEVELOPMENT	37,514	-	-	-
TRANSFER IN - BILL PAYMENT	-	-	-	-
TRANSFER IN (OUT) - ASSET RESERVE	47,500	-	-	-
TRANSFER IN (OUT) - EMERGENCY RESERVE	20,000	-	-	-
TOTAL OTHER FINANCING SOURCES (USES)	105,014	-	-	-
NET CHANGE IN FUND BALANCE	105,014	-	2,868	2,868
FUND BALANCE - BEGINNING	-	-	1,579,726	1,579,726
FUND BALANCE - ENDING	\$ 105,014	\$ -	\$ 1,582,594	\$ 1,582,594

RESERVE BALANCE SUMMARY	FY 2017	FY 2018 Adopted	Total FY 2018		FY 2019 ADOPTED	FY 2019 PROPOSED AMENDED	FY 2019 ADOPTED AMENDED	FY 2020 ADOPTED
			(includes interest)					
PARK DEVELOPMENT	610,035	175,000	787,486	175,000	-	962,486	1,000,000	
ASSET RESERVE	354,676	41,878	397,872	46,600	(55,204)	389,268	436,768	
EMERGENCY RESERVE	226,864	-	227,660	20,000	(145,254)	102,406	122,406	
BILL PAYMENT RESERVE	150,678	-	151,206	-	-	151,206	151,206	
	1,342,253	216,878	1,564,224	241,600	(200,458)	1,605,366	1,710,380	

Ballantrae CDD
Debt Service Fund -Series 2015
Statement of Revenue, Expenses and Changes in Fund Balance
For The Period Beginning October 1, 2019 Ending December 31, 2019

	FY 2020 ADOPTED BUDGET	BUDGET YEAR-TO-DATE	ACTUAL YEAR-TO-DATE	VARIANCE FAVORABLE (UNFAVORABLE)
REVENUE				
ASSESSMENT - ON-ROLL	\$ 557,421	557,421	\$ 523,390	\$ (34,031)
ASSESSMENT DISCOUNTS	-	-	-	-
INTEREST EARNINGS	-	-	1,533	1,533
TOTAL REVENUE	557,421	557,421	524,923	(32,498)
EXPENDITURES				
INTEREST MAY 2019	119,214	-	120,524	(120,524)
INTEREST NOV 2020	114,836	-	-	-
PRINCIPAL RETIREMENT MAY 2020	320,000	-	-	-
PRINCIPAL PREPAYMENT	-	-	-	-
TOTAL CONTINGENCY	554,050	-	120,524	(120,524)
EXCESS OF REVENUE OVER (UNDER) EXPENDITURES	3,371.00	557,421	404,399	(153,022)
OTHER FINANCING SOURCES				
TRANSFER-IN	-	-	-	-
TOTAL OTHER FINANCING SOURCES (USES)	-	-	-	-
NET CHANGE IN FUND BALANCE	3,371	557,421	404,399	(153,022)
FUND BALANCE - BEGINNING	-	-	387,755	387,755
FUND BALANCE - ENDING	\$ 3,371	\$ 557,421	\$ 792,154	\$ 234,733

Ballantrae CDD
Bank Reconciliation
December 31, 2019

	<u>BU Acct</u>	<u>HB Acct</u>	<u>Consolidated Oper accts</u>
Balance Per Bank Statement	\$ 1,142.53	\$ 1,074,478.79	\$ 1,075,621.32
Less: Outstanding Checks	-	(73,154.53)	(73,154.53)
<i>Adjusted Bank Balance</i>	<u><u>\$ 1,142.53</u></u>	<u><u>\$ 1,001,324.26</u></u>	<u><u>\$ 1,002,466.79</u></u>
Beginning Cash Balance Per Books	\$ 2,214.53	\$ 501,297.75	\$ 503,512.28
Deposits / Transfer	-	1,132,904.34	1,132,904.34
Transfer From to Debit Card	(1,000.00)	-	(1,000.00)
Cash Disbursements	(72.00)	(632,877.83)	(632,949.83)
<i>Balance Per Books</i>	<u><u>\$ 1,142.53</u></u>	<u><u>\$ 1,001,324.26</u></u>	<u><u>\$ 1,002,466.79</u></u>

BALLANTRAE CDD
Check Register
FY2020

Date	Ref #	Vendor Name	Memo	Deposits	Disbursements	HB Acct Balance
09/30/2019		EOM Balance Hancock Bank				245,681.95
10/01/2019	1969	DPFG MANAGEMENT & CONSULTING, LLC	CDD Mgmt - October		4,433.00	241,248.95
10/01/2019	1970	Allegra Design Print Mail	Ballantrae Newsletter		1,822.84	239,426.11
10/01/2019	1971	Ballantrae CDD.	Transfer to BU Debit Card Account		500.00	238,926.11
10/01/2019	1972	DCSI, Inc	Color Ribbons		159.98	238,766.13
10/01/2019	1973	Florida Fire Service, Inc.	Annual Fire Extinguisher Maintenance		146.50	238,619.63
10/01/2019	1974	Straley Robin Vericker	Legal Services 9/15/19		300.00	238,319.63
10/01/2019	1975	Tropicare Termite and Pest Control	Pest Control - Sept		40.00	238,279.63
10/02/2019	1978	Yellowstone Landscape Professionals	New Well price		12,401.20	225,878.43
10/02/2019	1977	Ballantrae CDD	Hancock OP to BU refund P/R		3,754.88	222,123.55
10/07/2019	1979	Illuminations Holiday Lighting	Holiday Lighting (50% Dep)		9,025.00	213,098.55
10/07/2019	1980	Suncoast Rust Control, Inc	Rust Prevention - Sept		865.00	212,233.55
10/07/2019	1981	Yellowstone Landscape Professionals	2019 Irrigation project / Landscape Maint.		51,187.05	161,046.50
10/07/2019	1982	Egis Insurance Risk Advisors	Insurance Renewal - 2020		22,750.00	138,296.50
10/08/2019		Ballantrae	Rentals	1,168.00		139,464.50
10/11/2019	690101DD	Anthony Vadalabene	9/23-10/6 - Pool Monitor		384.40	139,080.10
10/11/2019	690096DD	David M. Hill	9/23-10/6 - Pool Monitor		349.02	138,731.08
10/11/2019	690100DD	Dustin J Smith	9/23-10/6 - P/R		1,232.23	137,498.85
10/11/2019	690098DD	Gary L. Kubler	9/23-10/6 - P/R		1,539.23	135,959.62
10/11/2019	ACH101119	Innovative Employer Solutions	Payroll - 9/9-9/22		972.32	134,987.30
10/11/2019	690095DD	James Plateau	BOS Mtg. - 9/26		200.00	134,787.30
10/11/2019	690097DD	Kristy R. Kirk	9/23-10/6 - Pool Monitor		116.59	134,670.71
10/11/2019	690099DD	Noelle Leite	9/23-10/6 - Pool Monitor		15.00	134,655.71
10/11/2019	690094DD	Stephen Bobick	BOS Mtg. - 9/26		200.00	134,455.71
10/11/2019	21	Christopher Milano	BOS Mtg. - 9/26		200.00	134,255.71
10/11/2019		Ballantrae	Due from Reserves	43,427.76		177,683.47
10/15/2019	1983	American Ecosystems, Inc.	Lake & Pond Maint.		3,588.00	174,095.47
10/15/2019	1984	DLTD Solutions Inc.	Admin Fee - 9/1,3,5,7,10,12,14,15,16,20,21,22,26,28,29		600.00	173,495.47
10/15/2019	1985	Douglas Guy	Security - September 3,5,12,29		800.00	172,695.47
10/15/2019	1986	DPFG MANAGEMENT & CONSULTING, LLC	ADA Compliance		500.00	172,195.47
10/15/2019	1987	Jesus D. Lopez	1,7,10,14,15,16,20,21,22,26,28 - Patrol		2,800.00	169,395.47
10/15/2019	1988	Poolsure	Pool Maint - October		505.58	168,889.89
10/15/2019	1989	Stantec Consulting Services, Inc.	Engineering Svcs thru 9/20/19		537.50	168,352.39
10/17/2019		Yellow Landscaping Professionals	Refund	47,934.34		216,286.73
10/21/2019	1991	Florida Dept of Revenue	3rd Qtr. 2019 Sales Tax		147.81	216,138.92
10/21/2019	ACH102119.1	Duke Energy	8/28-9/27 - 17600 Stinchar Dr Entry Tower		78.42	216,060.50
10/21/2019	ACH102119.2	Duke Energy	8/28-9/27 - 3351 Downan Point Dr Well		71.35	215,989.15
10/21/2019	ACH102119.3	Duke Energy	8/28-9/27 - 17650 Ayshire Blvd Entry Tower		20.42	215,968.73
10/21/2019	ACH102119.4	Duke Energy	8/28 - 9/27 - 2131 Ballantrae Blvd Irr		14.37	215,954.36
10/21/2019	ACH102119.5	Duke Energy	8/28 - 9/29 - 2131 Ballantrae Blvd Irr- 17626 Glenapp Dr Irr		142.22	215,812.14
10/21/2019	ACH102119.6	Duke Energy	8/28 - 9/27 - 2500 Ballantrae Blvd Lite Entrance		194.04	215,618.10
10/21/2019	ACH102119.7	Duke Energy	8/28 - 9/27 - 3643 Duke Firth St Irr		13.73	215,604.37
10/21/2019	ACH102119.8	Duke Energy	8/28 - 9/27 - 17524 Hugh Ln		239.93	215,364.44
10/21/2019	ACH102119.9	Duke Energy	8/28 - 9/27 - 17611 Mentmore Blvd Rec Bldg		1,052.23	214,312.21
10/21/2019	ACH10211910	Duke Energy	8/28 - 9/27 - 2131 Ballantrae Blvd Irr - 3633 Duke Firth St Entry Lite		23.92	214,288.29
10/21/2019	ACH10211912	Duke Energy	8/28 - 9/27 - 17700 Glenapp Dr. Entry Tower		18.91	214,269.38
10/21/2019	ACH10211913	Duke Energy	8/28 - 9/27 - 2800 Ballantrae Blvd Pump Pond		887.12	213,382.26
10/22/2019	1990	Ballantrae CDD.	Transfer to BU Debit Card Account		2,500.00	210,882.26
10/22/2019	ACH102219.1	Duke Energy	8/29-9/30 - 3542 Ballantrae Blvd Well Pump		109.31	210,772.95
10/24/2019	ACH102419	Duke Energy	Streelights - September		8,510.41	202,262.54
10/24/2019	1992	Straley Robin Vericker	Legal Services 7/15/19		735.00	201,527.54
10/25/2019	693999DD	Dustin J Smith	10/7-10/20 - P/R		879.62	200,647.92
10/25/2019	693998DD	Gary L. Kubler	10/7-10/20 - P/R		1,169.28	199,478.64
10/25/2019	ACH102519	Innovative Employer Solutions	Payroll - 10/7-10/20		600.23	198,878.41
10/28/2019	ACH102819	Pasco County Utilities Services Branch	8/21-9/20 - Ballantrae & Mentore		497.38	198,381.03
10/28/2019	ACH102819.2	Pasco County Utilities Services Branch	8/21-9/20 - Ayshire Boulevard		27.45	198,353.58
10/28/2019	1993	DLTD Solutions Inc.	Admin Fee - 10/5,7,12,15,18,19		320.00	198,033.58
10/28/2019	1994	Douglas Guy	Security - October 18		200.00	197,833.58
10/28/2019	1995	FLORIDA DEPT OF ECONOMIC OPPORTUNIT	Annual Filing Fee FY 2020		175.00	197,658.58
10/28/2019	1996	Jesus D. Lopez	10/5,7,12,15,19 - Patrol		1,120.00	196,538.58
10/28/2019	1997	Straley Robin Vericker	Legal Services 10/15/19		1,110.00	195,428.58
10/28/2019	1998	Tropicare Termite and Pest Control	Pest Control - Oct		40.00	195,388.58
10/28/2019	1999	William McLaughlin	Security - 6/1.6 (Rcvd 10/20/19)		560.00	194,828.58
10/29/2019	ACH102919	Bright House Networks	10/12-11/11 - Internet/Phone		349.94	194,478.64
10/31/2019		EOM Balance Hancock Bank		92,530.10	143,733.41	194,478.64
11/01/2019	2000	DPFG MANAGEMENT & CONSULTING, LLC	CDD Mgmt - November		4,433.00	190,045.64
11/04/2019	2001	American Ecosystems, Inc.	Lake & Pond Maint.		3,588.00	186,457.64
11/04/2019	2002	DLTD Solutions Inc.	Admin Fee - 10/20,21,23,26,27,29		240.00	186,217.64
11/04/2019	2003	Douglas Guy	Security - October 20		240.00	185,977.64
11/04/2019	2005	Jesus D. Lopez	10/21,26,29		640.00	185,337.64
11/04/2019	2006	Poolsure	Pool Maint - November		505.58	184,832.06
11/04/2019	2007	Stephen Glen Dachs	10/23,27		440.00	184,392.06
11/04/2019	2004	Yellowstone Landscape Professionals	Landscape Maint.		22,046.08	162,345.98
11/08/2019	698021DD	Cecilio A. Thomas Jr.	BOS Mtg. - 10/23		200.00	162,145.98
11/08/2019	23	Christopher Milano	BOS Mtg. - 10/23		200.00	161,945.98
11/08/2019	698020DD	Dustin J Smith	10/21-11/3 - P/R		1,313.88	160,632.10
11/08/2019	698019DD	Gary L. Kubler	10/21-11/3 - P/R		1,660.55	158,971.55
11/08/2019	ACH110819	Innovative Employer Solutions	BOS Mtg 10/23 & Payroll - 10/21-11/3		915.52	158,056.03
11/08/2019	698018DD	James Plateau	BOS Mtg. - 10/23		200.00	157,856.03
11/08/2019	22	Richard Levy	BOS Mtg. - 10/23		200.00	157,656.03
11/08/2019	698017DD	Stephen Bobick	BOS Mtg. - 10/23		200.00	157,456.03
11/11/2019		Pasco County Tax Collector	Deposit	3,081.99		160,538.02
11/11/2019	2008	Suncoast Rust Control, Inc	Rust Prevention - Oct		865.00	159,673.02
11/11/2019		Internal Revenue Service	Deposit	4,666.36		164,339.38
11/11/2019		Ballantrae	Rental Income		275.00	164,614.38
11/13/2019		Pasco County Tax Collector	Deposit	2,720.00		167,334.38
11/18/2019		Pasco County Tax Collector	Deposit	57,541.75		224,876.13
11/18/2019	2009	Stantec Consulting Services, Inc.	Engineering Svcs thru 10/18/19		1,332.30	223,543.83

BALLANTRAE CDD
Check Register
FY2020

Date	Ref #	Vendor Name	Memo	Deposits	Disbursements	HB Acct Balance
11/18/2019	2010	Tampa Bay Times	Legal Ad		124.00	223,419.83
11/19/2019	ACH111919.1	Duke Energy	10/1-10/28 - 17524 Hugh Ln		249.06	223,170.77
11/19/2019	ACH111919.2	Duke Energy	10/1-10/28 - 17611 Mentmore Blvd Rec Bldg	1,049.34		222,121.43
11/19/2019	ACH111919.3	Duke Energy	10/1-10/28 - 2800 Ballantrae Blvd Pump Pond		931.49	221,189.94
11/20/2019	ACH112019.1	Duke Energy	10/1-10/29 - 2131 Ballantrae Blvd Irr - 17626 Glenapp Dr Irr		150.79	221,039.15
11/20/2019	ACH112019.2	Duke Energy	10/1-10/29 - 2500 Ballantrae Blvd Lite Entrance		184.71	220,854.44
11/20/2019	ACH112019.3	Duke Energy	9/27-10/29 - 3643 Duke Firth St Irr		13.86	220,840.58
11/20/2019	ACH112019.4	Duke Energy	10/1-10/29 - 17600 Stinchar Dr Entry Tower		187.98	220,652.60
11/20/2019	ACH112019.5	Duke Energy	9/27-10/29 - 3351 Downan Point Dr Well		68.08	220,584.52
11/20/2019	ACH112019.6	Duke Energy	9/27-10/29 - 2131 Ballantrae Blvd Irr - 3633 Duke Firth St Entry Lite		28.08	220,556.44
11/20/2019	ACH112019.7	Duke Energy	9/27-10/29 - 17700 Glenapp Dr. Entry Tower		25.47	220,530.97
11/20/2019	ACH112019.8	Duke Energy	9/27-10/29 - 17650 Ayshire Blvd Entry Tower		21.17	220,509.80
11/20/2019	ACH112019.9	Duke Energy	9/30-10/29 - 3542 Ballantrae Blvd Well Pump		100.98	220,408.82
11/20/2019	ACH112019.10	Duke Energy	9/27-10/29 - 2131 Ballantrae Blvd Irr		13.86	220,394.96
11/20/2019	ACH112019.11	Duke Energy	Streetlights - October		8,510.41	211,884.55
11/22/2019	702184DD	Dustin J Smith	11/4-11/17 - P/R		903.91	210,980.64
11/22/2019	702183DD	Gary L. Kubler	11/4-11/17 - P/R		1,203.02	209,777.62
11/22/2019	ACH112219	Innovative Employer Solutions	Payroll - 11/4-11/17		619.98	209,157.64
11/25/2019	ACH112519.1	Pasco County Utilities Services Branch	10/1-10/21 - Ayshire Boulevard		24.80	209,132.84
11/25/2019	ACH112519.2	Pasco County Utilities Services Branch	10/1-10/21 - Ballantrae & Mentore		1,047.98	208,084.86
11/25/2019		Pasco County Tax Collector	Deposit	214,844.49		422,929.35
11/27/2019		Pasco County Tax Collector	Deposit	80,620.88		503,550.23
11/29/2019	ACH112919	Bright House Networks	11/12-12/11 - Internet/Phone		349.94	503,200.29
11/29/2019	25	Christopher Milano	BOS Mtg. - 11/20		200.00	503,000.29
11/29/2019	703765DD	Dustin J Smith	11/18-12/1 - P/R - healthcare & Phone		373.23	502,627.06
11/29/2019	703764DD	Gary L. Kubler	11/18-12/1 - P/R - healthcare & Phone		369.00	502,258.06
11/29/2019	ACH112919	Innovative Employer Solutions	BOS Mtg 11/20 & Payroll - 11/18-12/1 (Stipends)		360.31	501,897.75
11/29/2019	703763DD	James Plateau	BOS Mtg. - 11/20		200.00	501,697.75
11/29/2019	24	Richard Levy	BOS Mtg. - 11/20		200.00	501,497.75
11/29/2019	703762DD	Stephen Bobick	BOS Mtg. - 11/20		200.00	501,297.75
11/30/2019		EOM Balance Hancock Bank		363,750.47	56,931.36	501,297.75
12/01/2019	2011	DPFG MANAGEMENT & CONSULTING, LLC	CDD Mgmt - December		4,433.00	496,864.75
12/06/2019	705595	Dustin J Smith	11/18-12/1 - P/R		987.92	495,876.83
12/06/2019	705594	Gary L. Kubler	11/18-12/1 - P/R		1,236.48	494,640.35
12/06/2019	ACH120619	Innovative Employer Solutions	Payroll - 11/18-12/1		658.51	493,981.84
12/06/2019		Pasco County Tax Collector	Deposit	1,041,844.76		1,535,826.60
12/09/2019	2012	American Ecosystems, Inc.	Lake & Pond Maint.		3,588.00	1,532,238.60
12/09/2019	2013	DCSI, Inc	Swipe cards & Overlays		523.00	1,531,715.60
12/09/2019	2014	Illuminations Holiday Lighting	Holiday Lighting Final		9,025.00	1,522,690.60
12/09/2019	2015	Poolsure	Pool Maint - December		520.74	1,522,169.86
12/09/2019	2016	Stantec Consulting Services, Inc.	Engineering Svcs thru 11/15/19		408.00	1,521,761.86
12/09/2019	2017	Straley Robin Vericker	Legal Services 11/15/19		2,335.00	1,519,426.86
12/09/2019	2018	Suncoast Rust Control, Inc	Rust Prevention - Nov		865.00	1,518,561.86
12/09/2019	2019	Tropicare Termite and Pest Control	Pest Control - Nov		40.00	1,518,521.86
12/09/2019	2020	Yellowstone Landscape Professionals	Landscape Maint.		12,343.45	1,506,178.41
12/10/2019			Rental Income	275.00		1,506,453.41
12/12/2019	2021	Ballantrae CDD C/O US Bank	Tax Collection Distribution c/o US Bank		493,450.37	1,013,003.04
12/13/2019		Pasco County Tax Collector	Deposit	88,049.36		1,101,052.40
12/16/2019	2022	Allegra Design Print Mail	Ballantrae Newsletter		1,822.84	1,099,229.56
12/17/2019	2023	DCSI, Inc	Monument Camera Installation - Down payment		11,994.50	1,087,235.06
12/17/2019	ACH121719.1	Duke Energy	10/28-11/25 - 17524 Hugh Ln		220.77	1,087,014.29
12/17/2019	ACH121719.2	Duke Energy	10/28-11/25 - 17611 Mentmore Blvd Rec Bldg		929.63	1,086,084.66
12/17/2019	ACH121719.3	Duke Energy	10/28-11/25 - 2800 Ballantrae Blvd Pump Pond		946.75	1,085,137.91
12/17/2019	ACH121719.4	Duke Energy	10/29-11/25 - 3542 Ballantrae Blvd Well Pump		96.32	1,085,041.59
12/18/2019	2024	Innersync	Web Hosting & ADA compliance		1,260.64	1,083,780.95
12/18/2019	2025	Tampa Bay Times	Legal Ad		245.50	1,083,535.45
12/18/2019	2026	Yellowstone Landscape Professionals	Irrigation Inspection Repair December		77.80	1,083,457.65
12/18/2019		Pasco County Tax Collector	Deposit	2,735.22		1,086,192.87
12/20/2019	709820DD	Dustin J Smith	12/2-12/15 - P/R		903.92	1,085,288.95
12/20/2019	709819DD	Gary L. Kubler	12/2-12/15 - P/R		1,203.02	1,084,085.93
12/20/2019	ACH122019	Innovative Employer Solutions	Payroll - 12/2-12/15		619.96	1,083,465.97
12/23/2019	ACH122319.1	Pasco County Utilities Services Branch	10/21-11/20 - Ayshire Boulevard		24.80	1,083,441.17
12/23/2019	ACH122319.2	Pasco County Utilities Services Branch	10/21-11/20 - Ballantrae & Mentore		406.25	1,083,034.92
12/23/2019	ACH122319.3	Duke Energy	10/29-11/27 - 2500 Ballantrae Blvd Lite Entrance		160.37	1,082,874.55
12/23/2019	ACH122319.4	Duke Energy	10/29-11/27 - 3643 Duke Firth St Irr		13.86	1,082,860.69
12/23/2019	ACH122319.5	Duke Energy	10/29-11/27 - 17600 Stinchar Dr Entry Tower		140.33	1,082,720.36
12/23/2019	ACH122319.6	Duke Energy	10/29-11/27 - 3351 Downan Point Dr Well		52.06	1,082,668.30
12/23/2019	ACH122319.7	Duke Energy	10/29-11/27 - 2131 Ballantrae Blvd Irr - 3633 Duke Firth St Entry Lite		26.18	1,082,642.12
12/23/2019	ACH122319.8	Duke Energy	10/29-11/27 - 17700 Glenapp Dr. Entry Tower		24.08	1,082,618.04
12/23/2019	ACH122319.9	Duke Energy	10/29-11/27 - 17650 Ayshire Blvd Entry Tower		20.16	1,082,597.88
12/23/2019	ACH122319.10	Duke Energy	10/29-11/27 - 2131 Ballantrae Blvd Irr		13.61	1,082,584.27
12/23/2019	ACH122319.11	Duke Energy	10/29-11/27 - 2131 Ballantrae Blvd Irr - 17626 Glenapp Dr Irr		95.07	1,082,489.20
12/26/2019	ACH122619	Duke Energy	10/31-12/02 - 3351 Downan Point Dr Well		8,510.41	1,073,978.79
12/29/2019	ACH122919	Bright House Networks	12/12-11/11 - Internet/Phone		349.94	1,073,628.85
12/30/2019	2028	Ballantrae CDD.	Emergency Reserve Transfer		20,000.00	1,053,628.85
12/30/2019	2029	Ballantrae CDD.	Asset Reserve Transfer		46,600.00	1,007,028.85
12/31/2019	2031	Straley Robin Vericker	Legal Services 12/15/19		1,050.00	1,005,978.85
12/31/2019	2032	Tropicare Termite and Pest Control	Pest Control - Dec		40.00	1,005,938.85
12/31/2019	2033	Yellowstone Landscape Professionals	Winter Annuals		3,614.59	1,002,324.26
12/31/2019	2034	Angela Clifton Photography	Photography		1,000.00	1,001,324.26
12/31/2019		EOM Balance Hancock Bank		1,132,904.34	632,877.83	1,001,324.26