

# Sherwood Manor Community Development District

Financial Statements  
(Unaudited)

Period Ending  
August 31, 2022



Inframark LLC  
2005 Pan Am Circle ~ Suite 300 ~ Tampa, Florida 33607  
Phone (813) 873-7300 ~ Fax (813) 873-7070

Sherwood Manor CDD  
Balance Sheet  
As of 8/31/2022

(In Whole Numbers)

	General Fund	Debt Service Fund - Series 2018	Capital Project Fund - Series 2018	General Fixed Assets Account Group	General Long Term Debt	Total
<b>Assets</b>						
Cash - Operating Account	1,071.00	0.00	0.00	0.00	0.00	1,071.00
Investments - Revenue 6000 Series 2018	0.00	286,740.00	0.00	0.00	0.00	286,740.00
Investments - Interest 6001 Series 2018	0.00	0.00	0.00	0.00	0.00	0.00
Investments - Sinking Fund 6002 Series 2018	0.00	0.00	0.00	0.00	0.00	0.00
Investments - Reserve 6003 Series 2018	0.00	473,878.00	0.00	0.00	0.00	473,878.00
Investments - Prepayment 6004 Series 2018	0.00	0.00	0.00	0.00	0.00	0.00
Investments - Acquisition & Construction - Gen 6005 S 2018	0.00	0.00	0.00	0.00	0.00	0.00
Investments - Acquisition & Construction - Amenity 6006 18	0.00	0.00	1.00	0.00	0.00	1.00
Investments - Costs of Issuance 6007 Series 2018	0.00	0.00	0.00	0.00	0.00	0.00
Assessments Receivable	0.00	0.00	0.00	0.00	0.00	0.00
Assessments Receivable - Off Roll	0.00	0.00	0.00	0.00	0.00	0.00
Due from Developer	0.00	0.00	0.00	0.00	0.00	0.00
Prepaid General Liability Insurance	0.00	0.00	0.00	0.00	0.00	0.00
Prepaid Public Officials Insurance	0.00	0.00	0.00	0.00	0.00	0.00
Prepaid Trustee Fees	0.00	0.00	0.00	0.00	0.00	0.00
Deposits	119.00	0.00	0.00	0.00	0.00	119.00
Construction Work In Progress	0.00	0.00	0.00	8,886,350.00	0.00	8,886,350.00
Amount Available - Debt Service	0.00	0.00	0.00	0.00	715,256.00	715,256.00
Amount To Be Provided - Debt	0.00	0.00	0.00	0.00	8,451,863.00	8,451,863.00
<b>Total Assets</b>	<b>1,190.00</b>	<b>760,619.00</b>	<b>1.00</b>	<b>8,886,350.00</b>	<b>9,167,119.00</b>	<b>18,815,278.00</b>
<b>Liabilities</b>						
Accounts Payable	29,673.00	0.00	0.00	0.00	0.00	29,673.00
Accounts Payable Other	485.00	0.00	0.00	0.00	0.00	485.00

(In Whole Numbers)

	General Fund	Debt Service Fund - Series 2018	Capital Project Fund - Series 2018	General Fixed Assets Account Group	General Long Term Debt	Total
Due to Developer	0.00	0.00	0.00	0.00	0.00	0.00
Due To Debt Service Fund	0.00	0.00	0.00	0.00	0.00	0.00
Accrued Expenses Payable	0.00	0.00	0.00	0.00	0.00	0.00
Clubhouse Deposits	(200.00)	0.00	0.00	0.00	0.00	(200.00)
Revenue Bond Payable Series 2018	0.00	0.00	0.00	0.00	9,167,119.00	9,167,119.00
<b>Total Liabilities</b>	<b>29,958.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>9,167,119.00</b>	<b>9,197,077.00</b>
<b>Fund Equity &amp; Other Credits Capital Contribution</b>						
Unearned Revenues	0.00	0.00	0.00	0.00	0.00	0.00
Unavailable Revenues	0.00	0.00	0.00	0.00	0.00	0.00
Fund Balance - All Other Reserves	95.00	0.00	0.00	0.00	0.00	95.00
Fund Balance - Unreserved	0.00	633,099.00	1,062.00	0.00	0.00	634,161.00
Investments In General Fixed Assets	0.00	0.00	0.00	8,886,350.00	0.00	8,886,350.00
Other Miscellaneous Revenues	725.00	0.00	0.00	0.00	0.00	725.00
Other	(29,588.00)	127,519.00	(1,061.00)	0.00	0.00	96,870.00
<b>Total Fund Equity &amp; Other Credits Capital Contribution</b>	<b>(28,768.00)</b>	<b>760,619.00</b>	<b>1.00</b>	<b>8,886,350.00</b>	<b>0.00</b>	<b>9,618,201.00</b>
<b>Total Liabilities &amp; Fund Equity</b>	<b>1,190.00</b>	<b>760,619.00</b>	<b>1.00</b>	<b>8,886,350.00</b>	<b>9,167,119.00</b>	<b>18,815,278.00</b>

Sherwood Manor CDD  
Statement of Revenues Expenditures - Unposted Transactions Included In Report  
From 10/1/2021 Through 8/31/2022

001 - General Fund  
(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
<b>Revenues</b>				
Special Assessments - Service				
O & M Assmts - Tax Roll	145,118.00	191,168.00	46,051.00	32 %
O & M Assmts - Off Roll	87,526.00	0.00	(87,526.00)	(100)%
Interest Earned				
Interest Earned	0.00	(58.00)	(58.00)	0 %
Contributions & Donations From Private Sources				
Developer Contributions	0.00	42,238.00	42,238.00	0 %
Other Miscellaneous Revenues				
Miscellaneous	0.00	725.00	725.00	0 %
Reserves				
Miscellaneous	0.00	50.00	50.00	0 %
<b>Total Revenues</b>	<u>232,644.00</u>	<u>234,123.00</u>	<u>1,479.00</u>	<u>1 %</u>
<b>Expenditures</b>				
Legislative				
Supervisor Fee	4,000.00	3,000.00	1,000.00	25 %
Financial & Administrative				
District Manager	30,000.00	37,000.00	(7,000.00)	(23)%
District Engineer	4,000.00	180.00	3,820.00	96 %
Disclosure Report	4,200.00	3,800.00	400.00	10 %
Trustee Fees	4,200.00	4,041.00	159.00	4 %
Auditing Services	6,000.00	4,529.00	1,471.00	25 %
Postage, Phone, Faxes, Copies	500.00	154.00	346.00	69 %
Public Officials Insurance	2,663.00	2,506.00	157.00	6 %
Legal Advertising	2,500.00	11,589.00	(9,089.00)	(364)%
Bank Fees	250.00	15.00	235.00	94 %
Dues, Licenses, & Fees	175.00	1,010.00	(835.00)	(477)%
Website Administration	1,500.00	1,250.00	250.00	17 %
Email Hosting Vendor	600.00	0.00	600.00	100 %
ADA Website Compliance	1,500.00	750.00	750.00	50 %
Legal Council				
District Council	4,000.00	5,992.00	(1,992.00)	(50)%

Sherwood Manor CDD  
Statement of Revenues Expenditures - Unposted Transactions Included In Report  
From 10/1/2021 Through 8/31/2022

001 - General Fund  
(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Utility Services				
Utility Services	10,000.00	54,167.00	(44,167.00)	(442)%
Other Physical Environment				
On-Site Personnel	0.00	(5,463.00)	5,463.00	0 %
Garbage Collection	2,700.00	0.00	2,700.00	100 %
Water Utility Service	5,000.00	1,364.00	3,636.00	73 %
Irrigation Maintenance	1,500.00	405.00	1,095.00	73 %
Waterway Improvements &	1,000.00	107.00	893.00	89 %
Waterway Management Program -	6,000.00	8,228.00	(2,228.00)	(37)%
Contract				
Wetland Monitoring	2,100.00	0.00	2,100.00	100 %
General Liability & Property	13,756.00	12,775.00	981.00	7 %
Casualty Insurance				
Entrance, Monument & Wall	2,000.00	3,304.00	(1,304.00)	(65)%
Maintenance & Repair				
Landscape Maintenance Contract	91,000.00	87,538.00	3,462.00	4 %
Amenity Center Maintenance &	5,000.00	13,148.00	(8,148.00)	(163)%
Repair				
Plant Replacement Program	2,000.00	770.00	1,230.00	62 %
Pool Maintenance - Other	1,000.00	728.00	272.00	27 %
Pool Maintenance - Contract	9,000.00	10,550.00	(1,550.00)	(17)%
Mulch & Tree Trimming	7,000.00	0.00	7,000.00	100 %
Amenity Center Pest Control	1,200.00	814.00	386.00	32 %
Amenity Center Cleaning &	6,300.00	6,903.00	(603.00)	(10)%
Total Expenditures	<u>232,644.00</u>	<u>271,152.00</u>	<u>(38,508.00)</u>	<u>(17)%</u>
Excess of Revenue Over (Under)	<u>0.00</u>	<u>(37,029.00)</u>	<u>(37,029.00)</u>	<u>0 %</u>
Expenditures				
Fund Balance: Beginning of Period	0.00	(14,002.00)	(14,002.00)	0 %
Fund Balance: End of Period	<u>0.00</u>	<u>(51,031.00)</u>	<u>(51,031.00)</u>	<u>0 %</u>

Sherwood Manor CDD  
Statement of Revenues Expenditures - Unposted Transactions Included In Report  
From 10/1/2021 Through 8/31/2022

200 - Debt Service Fund - Series 2018  
(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	0.00	519,589.00	519,589.00	0 %
DS Assmts - Off Roll	630,763.00	231,760.00	(399,002.00)	(63)%
Interest Earned				
Interest Earned	<u>0.00</u>	<u>32.00</u>	<u>32.00</u>	<u>0 %</u>
Total Revenues	<u>630,763.00</u>	<u>751,382.00</u>	<u>120,619.00</u>	<u>19 %</u>
<b>Expenditures</b>				
DS Payments				
Interest Payment	465,763.00	468,863.00	(3,100.00)	(1)%
Principal Payment	<u>165,000.00</u>	<u>155,000.00</u>	<u>10,000.00</u>	<u>6 %</u>
Total Expenditures	<u>630,763.00</u>	<u>623,863.00</u>	<u>6,900.00</u>	<u>1 %</u>
Excess of Revenue Over (Under) Expenditures	<u>0.00</u>	<u>127,519.00</u>	<u>127,519.00</u>	<u>0 %</u>
Fund Balance: Beginning of Period	0.00	633,099.00	633,099.00	0 %
Fund Balance: End of Period	<u>0.00</u>	<u>760,619.00</u>	<u>760,619.00</u>	<u>0 %</u>

Sherwood Manor CDD  
Statement of Revenues Expenditures - Unposted Transactions Included In Report  
From 10/1/2021 Through 8/31/2022

300 - Capital Project Fund - Series 2018  
(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Expenditures				
Other Physical Environment				
Investments Other Than Buildings	0.00	1,061.00	(1,061.00)	0 %
Total Expenditures	0.00	1,061.00	(1,061.00)	0 %
Excess of Revenue Over (Under) Expenditures	0.00	(1,061.00)	(1,061.00)	0 %
Fund Balance: Beginning of Period	0.00	(50,753.00)	(50,753.00)	0 %
Fund Balance: End of Period	0.00	(51,814.00)	(51,814.00)	0 %

Sherwood Manor CDD  
Statement of Revenues Expenditures - Unposted Transactions Included In Report  
From 10/1/2021 Through 8/31/2022

900 - General Fixed Assets Account Group  
(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Fund Balance: Beginning of Period	0.00	8,886,350.00	8,886,350.00	0 %
Fund Balance: End of Period	<u>0.00</u>	<u>8,886,350.00</u>	<u>8,885,289.00</u>	<u>0 %</u>

Sherwood Manor CDD  
Reconcile Cash Accounts

*Summary*  
Cash Account: 10101 Cash - Operating Account  
Reconciliation ID: 08/31/2022  
Reconciliation Date: 8/31/2022  
Status: Locked

Bank Balance	1,071.10
Less Outstanding Checks/Vouchers	0.00
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	1,071.10
Balance Per Books	<u>1,071.10</u>
Unreconciled Difference	<u>0.00</u>

**Click the Next Page toolbar button to view details.**



Sherwood Manor CDD  
Reconcile Cash Accounts

*Detail*  
Cash Account: 10101 Cash - Operating Account  
Reconciliation ID: 08/31/2022  
Reconciliation Date: 8/31/2022  
Status: Locked  
Cleared Checks/Vouchers

Document Number	Document Date	Document Description	Document Amount	Payee
511	6/23/2022	System Generated Check/Voucher	200.00	Nicholas J. Dister
512	6/23/2022	System Generated Check/Voucher	200.00	Ryan Motko
518	7/7/2022	System Generated Check/Voucher	4,178.81	Inframark LLC
531	8/4/2022	System Generated Check/Voucher	72.47	Hillsborough County Water Department
532	8/11/2022	System Generated Check/Voucher	8,785.00	Carson's Lawn & Landscaping Maintenance
533	8/11/2022	System Generated Check/Voucher	748.00	First Choice Aquatic Weed Management, LLC
534	8/11/2022	System Generated Check/Voucher	1,125.50	Straley Robin Vericker
535	8/11/2022	System Generated Check/Voucher	3,694.00	Times Publishing Company
536	8/18/2022	System Generated Check/Voucher	142.96	Charter Communications
537	8/18/2022	System Generated Check/Voucher	<u>1,594.05</u>	Tampa Electric
Cleared Checks/Vouchers			<u>20,740.79</u>	

Sherwood Manor CDD  
Reconcile Cash Accounts

*Detail*  
Cash Account: 10101 Cash - Operating Account  
Reconciliation ID: 08/31/2022  
Reconciliation Date: 8/31/2022  
Status: Locked  
Cleared Deposits

Document Number	Document Date	Document Description	Document Amount	Deposit Number
CR158-5	8/12/2022	July Clubhouse Income	<u>50.00</u>	
Cleared Deposits			<u>50.00</u>	