

Sherwood Manor Community Development District

Financial Statements
(Unaudited)

Period Ending
March 31, 2023

Prepared by:



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SHERWOOD MANOR COMMUNITY DEVELOPMENT DISTRICT

Balance Sheet

As of March 31, 2023

(In Whole Numbers)

ACCOUNT DESCRIPTION	GENERAL FUND	SERIES 2018 DEBT SERVICE FUND	SERIES 2018 CAPITAL PROJECTS FUND	GENERAL FIXED ASSETS FUND	GENERAL LONG-TERM DEBT FUND	TOTAL
<u>ASSETS</u>						
Cash - Operating Account	\$ 57,855	\$ -	\$ -	\$ -	\$ -	\$ 57,855
Due From Other Funds	-	4,316	-	-	-	4,316
Investments:						
Acq. & Construction - Amenity	-	-	1	-	-	1
Reserve Fund	-	473,878	-	-	-	473,878
Revenue Fund	-	443,751	-	-	-	443,751
Deposits	119	-	-	-	-	119
Fixed Assets						
Construction Work In Process	-	-	-	17,772,701	-	17,772,701
Amount Avail In Debt Services	-	-	-	-	1,430,512	1,430,512
Amount To Be Provided	-	-	-	-	16,903,726	16,903,726
TOTAL ASSETS	\$ 57,974	\$ 921,945	\$ 1	\$ 17,772,701	\$ 18,334,238	\$ 37,086,859
<u>LIABILITIES</u>						
Accounts Payable	\$ 50,462	\$ -	\$ -	\$ -	\$ -	\$ 50,462
Bonds Payable	-	-	-	-	18,334,238	18,334,238
Due To Other Funds	4,316	-	-	-	-	4,316
TOTAL LIABILITIES	54,778	-	-	-	18,334,238	18,389,016

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(In Whole Numbers)

ACCOUNT DESCRIPTION	GENERAL FUND	SERIES 2018 DEBT SERVICE FUND	SERIES 2018	GENERAL FIXED ASSETS FUND	GENERAL LONG-TERM DEBT FUND	TOTAL
			CAPITAL PROJECTS FUND			
<u>FUND BALANCES</u>						
Restricted for:						
Debt Service	-	921,945	-	-	-	921,945
Capital Projects	-	-	1	-	-	1
Unassigned:	3,196	-	-	17,772,701	-	17,775,897
TOTAL FUND BALANCES	3,196	921,945	1	17,772,701	-	18,697,843
TOTAL LIABILITIES & FUND BALANCES	\$ 57,974	\$ 921,945	\$ 1	\$ 17,772,701	\$ 18,334,238	\$ 37,086,859

SHERWOOD MANOR COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending March 31, 2023
General Fund (001)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<u>REVENUES</u>				
Special Assmnts- Tax Collector	\$ 290,286	\$ 259,544	\$ (30,742)	89.41%
Special Assmnts- CDD Collected	77,164	-	(77,164)	0.00%
Developer Contribution	-	41,675	41,675	0.00%
TOTAL REVENUES	367,450	301,219	(66,231)	81.98%
<u>EXPENDITURES</u>				
<u>Administration</u>				
Supervisor Fees	2,000	2,600	(600)	130.00%
ProfServ-Trustee Fees	8,200	4,041	4,159	49.28%
Disclosure Report	8,400	1,050	7,350	12.50%
District Counsel	5,000	4,517	483	90.34%
District Engineer	4,000	-	4,000	0.00%
District Manager	30,000	7,844	22,156	26.15%
ProfServ-Expansion Services	-	22,500	(22,500)	0.00%
Auditing Services	6,200	-	6,200	0.00%
Website Compliance	1,500	750	750	50.00%
Email Hosting Vendor	600	-	600	0.00%
Postage, Phone, Faxes, Copies	500	20	480	4.00%
Public Officials Insurance	2,663	2,694	(31)	101.16%
Legal Advertising	2,500	1,700	800	68.00%
Bank Fees	250	30	220	12.00%
Website Administration	1,500	375	1,125	25.00%
Dues, Licenses, Subscriptions	500	521	(21)	104.20%
Total Administration	73,813	48,642	25,171	65.90%
<u>Utility Services</u>				
Utility - Electric	73,000	35,393	37,607	48.48%
Total Utility Services	73,000	35,393	37,607	48.48%

SHERWOOD MANOR COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending March 31, 2023
General Fund (001)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<u>Other Physical Environment</u>				
ProfServ-Pool Maintenance	1,000	664	336	66.40%
Waterway Management	7,776	4,488	3,288	57.72%
Field Manager	12,000	2,800	9,200	23.33%
Amenity Center Cleaning & Supplies	6,300	4,335	1,965	68.81%
Contracts-Pools	13,200	6,300	6,900	47.73%
Amenity Center Pest Control	1,200	-	1,200	0.00%
Onsite Staff	25,000	-	25,000	0.00%
Security Monitoring Services	1,500	250	1,250	16.67%
Utility - Water	3,000	797	2,203	26.57%
Insurance -Property & Casualty	13,756	14,077	(321)	102.33%
R&M-Plant Replacement	2,000	975	1,025	48.75%
R&M-Wetland Monitoring	2,100	-	2,100	0.00%
Amenity Maintenance & Repairs	7,500	4,253	3,247	56.71%
R&M-Monument, Entrance & Wall	3,500	12,342	(8,842)	352.63%
Waterway Improvements & Repairs	1,000	-	1,000	0.00%
Landscape Maintenance	108,105	53,210	54,895	49.22%
Mulch & Tree Trimming	7,000	-	7,000	0.00%
Garbage Collection	2,700	-	2,700	0.00%
Irrigation Maintenance	2,000	-	2,000	0.00%
Total Other Physical Environment	220,637	104,491	116,146	47.36%
TOTAL EXPENDITURES	367,450	188,526	178,924	51.31%
Excess (deficiency) of revenues				
Over (under) expenditures	-	112,693	112,693	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2022)		(109,497)		
FUND BALANCE, ENDING		\$ 3,196		

SHERWOOD MANOR COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending March 31, 2023
Series 2018 Debt Service Fund (200)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<u>REVENUES</u>				
Interest - Investments	\$ -	\$ 16	\$ 16	0.00%
Special Assmnts- Tax Collector	629,163	448,050	(181,113)	71.21%
Special Assmnts- CDD Collected	-	111,138	111,138	0.00%
TOTAL REVENUES	629,163	559,204	(69,959)	88.88%
<u>EXPENDITURES</u>				
<u>Debt Service</u>				
Principal Debt Retirement	170,000	165,000	5,000	97.06%
Interest Expense	459,163	232,881	226,282	50.72%
Total Debt Service	629,163	397,881	231,282	63.24%
TOTAL EXPENDITURES	629,163	397,881	231,282	63.24%
Excess (deficiency) of revenues Over (under) expenditures	-	161,323	161,323	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2022)		760,622		
FUND BALANCE, ENDING		\$ 921,945		

SHERWOOD MANOR COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending March 31, 2023
Series 2018 Capital Projects Fund (300)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<u>REVENUES</u>				
TOTAL REVENUES	-	-	-	0.00%
<u>EXPENDITURES</u>				
TOTAL EXPENDITURES	-	-	-	0.00%
Excess (deficiency) of revenues Over (under) expenditures	-	-	-	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2022)		1		
FUND BALANCE, ENDING		<u>\$ 1</u>		

SHERWOOD MANOR COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending March 31, 2023
General Fixed Assets Fund (900)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<u>REVENUES</u>				
TOTAL REVENUES	-	-	-	0.00%
<u>EXPENDITURES</u>				
TOTAL EXPENDITURES	-	-	-	0.00%
Excess (deficiency) of revenues Over (under) expenditures	-	-	-	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2022)		17,772,701		
FUND BALANCE, ENDING		<u>\$ 17,772,701</u>		

SHERWOOD MANOR CDD

Bank Reconciliation

Bank Account No. 9155 TRUIST - GF Operating
Statement No. 03-23A
Statement Date 3/31/2023

G/L Balance (LCY)	57,855.29	Statement Balance	58,255.29
G/L Balance	57,855.29	Outstanding Deposits	0.00
Positive Adjustments	0.00		
	<hr/>	Subtotal	58,255.29
Subtotal	57,855.29	Outstanding Checks	400.00
Negative Adjustments	0.00	Differences	0.00
	<hr/>		
Ending G/L Balance	57,855.29	Ending Balance	57,855.29
Difference	0.00		

Posting Date	Document Type	Document No.	Description	Amount	Cleared Amount	Difference
Checks						
11/30/2022	Payment	DD111	Payment of Invoice 000098	104.88	104.88	0.00
11/30/2022	Payment	DD112	Payment of Invoice 000149	74.93	74.93	0.00
Total Checks				179.81	179.81	0.00
Deposits						
11/22/2022		JE000076	Remove expnese double counted via dd111 G/L Ac	104.88	104.88	0.00
11/22/2022		JE000077	Remove expnese double counted via dd112 G/L Ac	74.93	74.93	0.00
Total Deposits				179.81	179.81	0.00
Outstanding Checks						
2/16/2023	Payment	613	RYAN MOTKO	200.00	0.00	200.00
3/23/2023	Payment	638	RYAN MOTKO	200.00	0.00	200.00
Total Outstanding Checks				400.00		400.00