

Sherwood Manor Community Development District

Financial Statements
(Unaudited)

Period Ending
July 31, 2024

Prepared by:



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SHERWOOD MANOR COMMUNITY DEVELOPMENT DISTRICT

Balance Sheet

As of July 31, 2024

(In Whole Numbers)

ACCOUNT DESCRIPTION	GENERAL FUND	SERIES 2018	SERIES 2023	SERIES 2018	SERIES 2023	GENERAL	GENERAL	TOTAL
		DEBT SERVICE FUND	DEBT SERVICE FUND	CAPITAL PROJECTS FUND	CAPITAL PROJECTS FUND	FIXED ASSETS FUND	LONG-TERM DEBT FUND	
ASSETS								
Cash - Operating Account	\$ 224,436	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 224,436
Cash in Transit	-	-	170,124	-	-	-	-	170,124
Due From Other Funds	300,116	-	-	-	236,590	-	-	536,706
Investments:								
Construction Fund	-	-	-	-	1,875,968	-	-	1,875,968
Prepayment Account	-	1	-	-	-	-	-	1
Reserve Fund	-	473,878	644,750	-	-	-	-	1,118,628
Revenue Fund	-	342,672	283,532	-	-	-	-	626,204
Deposits	119	-	-	-	-	-	-	119
Fixed Assets								
Construction Work In Process	-	-	-	-	-	17,772,701	-	17,772,701
Amount Avail In Debt Services	-	-	-	-	-	-	2,130,797	2,130,797
Amount To Be Provided	-	-	-	-	-	-	25,583,440	25,583,440
TOTAL ASSETS	\$ 524,671	\$ 816,551	\$ 1,098,406	\$ -	\$ 2,112,558	\$ 17,772,701	\$ 27,714,237	\$ 50,039,124
LIABILITIES								
Accounts Payable	\$ 31,148	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 31,148
Accrued Expenses	27,242	-	-	-	-	-	-	27,242
Accounts Payable - Other	36,032	-	-	-	-	-	-	36,032
Bonds Payable	-	-	-	-	-	-	18,334,238	18,334,238
Bonds Payable - Series 2023	-	-	-	-	-	-	9,380,000	9,380,000
Due To Other Funds	-	385,387	151,319	-	-	-	-	536,706
TOTAL LIABILITIES	94,422	385,387	151,319	-	-	-	27,714,238	28,345,366

SHERWOOD MANOR COMMUNITY DEVELOPMENT DISTRICT

Balance Sheet

As of July 31, 2024

(In Whole Numbers)

ACCOUNT DESCRIPTION	GENERAL FUND	SERIES 2018	SERIES 2023	SERIES 2018	SERIES 2023	GENERAL	GENERAL	TOTAL
		DEBT SERVICE FUND	DEBT SERVICE FUND	CAPITAL PROJECTS FUND	CAPITAL PROJECTS FUND	FIXED ASSETS FUND	LONG-TERM DEBT FUND	
<u>FUND BALANCES</u>								
Restricted for:								
Debt Service	-	431,164	947,087	-	-	-	-	1,378,251
Capital Projects	-	-	-	-	2,112,558	-	-	2,112,558
Unassigned:	430,249	-	-	-	-	17,772,701	(1)	18,202,949
TOTAL FUND BALANCES	430,249	431,164	947,087	-	2,112,558	17,772,701	(1)	21,693,758
TOTAL LIABILITIES & FUND BALANCES	\$ 524,671	\$ 816,551	\$ 1,098,406	\$ -	\$ 2,112,558	\$ 17,772,701	\$ 27,714,237	\$ 50,039,124

SHERWOOD MANOR COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending July 31, 2024
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
REVENUES				
Rental Income	\$ -	\$ 100	\$ 100	0.00%
Special Assmnts- Tax Collector	294,916	299,018	4,102	101.39%
Special Assmnts- CDD Collected	411,142	615,327	204,185	149.66%
Other Miscellaneous Revenues	-	625	625	0.00%
TOTAL REVENUES	706,058	915,070	209,012	129.60%

EXPENDITURES

Administration

Supervisor Fees	12,000	9,600	2,400	80.00%
ProfServ-Trustee Fees	8,200	8,297	(97)	101.18%
Disclosure Report	8,400	7,550	850	89.88%
District Counsel	7,500	16,580	(9,080)	221.07%
District Engineer	4,000	2,474	1,526	61.85%
District Manager	30,000	27,083	2,917	90.28%
Accounting Services	8,200	-	8,200	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	391	109	78.20%
Public Officials Insurance	2,700	2,788	(88)	103.26%
Legal Advertising	3,000	3,530	(530)	117.67%
Bank Fees	250	35	215	14.00%
Website Administration	1,500	1,250	250	83.33%
Dues, Licenses, Subscriptions	500	874	(374)	174.80%
Total Administration	95,050	81,202	13,848	85.43%

Utility Services

Utility - Water	-	5,176	(5,176)	0.00%
Utility - Electric	100,000	83,570	16,430	83.57%
Total Utility Services	100,000	88,746	11,254	88.75%

SHERWOOD MANOR COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending July 31, 2024
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>				
Payroll-Pool Monitors	12,000	-	12,000	0.00%
ProfServ-Pool Maintenance	2,000	12,774	(10,774)	638.70%
Waterway Management	15,000	25,675	(10,675)	171.17%
Field Manager	12,000	30,833	(18,833)	256.94%
Amenity Center Cleaning & Supplies	9,300	5,630	3,670	60.54%
Contracts-Pools	13,200	1,050	12,150	7.95%
Contracts - Landscape	175,000	62,273	112,727	35.58%
Amenity Center Pest Control	2,000	-	2,000	0.00%
Onsite Staff	66,708	-	66,708	0.00%
Security Monitoring Services	1,500	7,125	(5,625)	475.00%
Telephone, Cable & Internet Service	1,800	818	982	45.44%
Utility - Water	4,500	10,965	(6,465)	243.67%
Insurance - General Liability	30,000	18,792	11,208	62.64%
Insurance Deductible	2,500	-	2,500	0.00%
R&M-Other Reserves	50,000	-	50,000	0.00%
R&M-Wetland Monitoring	20,000	-	20,000	0.00%
R&M-Wetland	16,000	5,092	10,908	31.83%
Amenity Maintenance & Repairs	40,000	4,719	35,281	11.80%
R&M-Monument, Entrance & Wall	7,500	4,301	3,199	57.35%
Waterway Improvements & Repairs	-	1,306	(1,306)	0.00%
Landscape Maintenance	-	36,942	(36,942)	0.00%
Plant Replacement Program	5,000	-	5,000	0.00%
Mulch & Tree Trimming	14,000	-	14,000	0.00%
Garbage Collection	5,000	1,435	3,565	28.70%
Irrigation Maintenance	3,500	7,050	(3,550)	201.43%
Entry System-Key Fob	2,500	-	2,500	0.00%
Total Other Physical Environment	511,008	236,780	274,228	46.34%
TOTAL EXPENDITURES	706,058	406,728	299,330	57.61%
Excess (deficiency) of revenues				
Over (under) expenditures	-	508,342	508,342	0.00%

SHERWOOD MANOR COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending July 31, 2024
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 FINANCING SOURCES (USES)</u>				
Interfund Transfer - In	-	1	1	0.00%
TOTAL FINANCING SOURCES (USES)	-	1	1	0.00%
Net change in fund balance	<u>\$ -</u>	<u>\$ 508,343</u>	<u>\$ 508,343</u>	<u>0.00%</u>
FUND BALANCE, BEGINNING (OCT 1, 2023)		(78,094)		
FUND BALANCE, ENDING		<u>\$ 430,249</u>		

SHERWOOD MANOR COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending July 31, 2024
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
REVENUES				
Interest - Investments	\$ -	\$ 37,491	\$ 37,491	0.00%
Special Assmnts- Tax Collector	507,390	511,250	3,860	100.76%
Special Assmnts- CDD Collected	123,373	119,770	(3,603)	97.08%
TOTAL REVENUES	630,763	668,511	37,748	105.98%
EXPENDITURES				
<u>Debt Service</u>				
Principal Debt Retirement	175,000	305,000	(130,000)	174.29%
Interest Expense	455,763	712,081	(256,318)	156.24%
Total Debt Service	630,763	1,017,081	(386,318)	161.25%
TOTAL EXPENDITURES	630,763	1,017,081	(386,318)	161.25%
Excess (deficiency) of revenues				
Over (under) expenditures	-	(348,570)	(348,570)	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2023)		779,734		
FUND BALANCE, ENDING		\$ 431,164		

SHERWOOD MANOR COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending July 31, 2024
Series 2023 Debt Service Fund (201)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
REVENUES				
Interest - Investments	\$ -	\$ 33,575	\$ 33,575	0.00%
Interest - Checking	-	2,775	2,775	0.00%
Special Assmnts- Tax Collector	-	1,485	1,485	0.00%
Special Assmnts- CDD Collected	647,638	507,750	(139,888)	78.40%
TOTAL REVENUES	647,638	545,585	(102,053)	84.24%
EXPENDITURES				
Debt Service				
Principal Debt Retirement	135,000	-	135,000	0.00%
Interest Expense	512,638	256,319	256,319	50.00%
Total Debt Service	647,638	256,319	391,319	39.58%
TOTAL EXPENDITURES	647,638	256,319	391,319	39.58%
Excess (deficiency) of revenues				
Over (under) expenditures	-	289,266	289,266	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2023)		657,821		
FUND BALANCE, ENDING		\$ 947,087		

SHERWOOD MANOR COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending July 31, 2024
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
REVENUES				
TOTAL REVENUES	-	-	-	0.00%
EXPENDITURES				
TOTAL EXPENDITURES	-	-	-	0.00%
Excess (deficiency) of revenues				
Over (under) expenditures	-	-	-	0.00%
OTHER FINANCING SOURCES (USES)				
Operating Transfers-Out	-	(1)	(1)	0.00%
TOTAL FINANCING SOURCES (USES)	-	(1)	(1)	0.00%
Net change in fund balance	<u>\$ -</u>	<u>\$ (1)</u>	<u>\$ (1)</u>	<u>0.00%</u>
FUND BALANCE, BEGINNING (OCT 1, 2023)		1		
FUND BALANCE, ENDING		<u><u>\$ -</u></u>		

SHERWOOD MANOR COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending July 31, 2024
Series 2023 Capital Projects Fund (301)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
REVENUES				
Interest - Investments	\$ -	\$ 114,104	\$ 114,104	0.00%
Developer Contribution	-	3,435	3,435	0.00%
TOTAL REVENUES	-	117,539	117,539	0.00%
EXPENDITURES				
Construction In Progress				
Construction in Progress	-	2,024,459	(2,024,459)	0.00%
Total Construction In Progress	-	2,024,459	(2,024,459)	0.00%
TOTAL EXPENDITURES	-	2,024,459	(2,024,459)	0.00%
Excess (deficiency) of revenues Over (under) expenditures	-	(1,906,920)	(1,906,920)	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2023)		4,019,478		
FUND BALANCE, ENDING		\$ 2,112,558		

SHERWOOD MANOR COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending July 31, 2024
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
REVENUES				
TOTAL REVENUES	-	-	-	0.00%
EXPENDITURES				
TOTAL EXPENDITURES	-	-	-	0.00%
Excess (deficiency) of revenues				
Over (under) expenditures	-	-	-	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2023)		17,772,701		
FUND BALANCE, ENDING		<u>\$ 17,772,701</u>		

SHERWOOD MANOR COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending July 31, 2024
General Long-Term Debt Fund (950)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
REVENUES				
TOTAL REVENUES	-	-	-	0.00%
EXPENDITURES				
TOTAL EXPENDITURES	-	-	-	0.00%
Excess (deficiency) of revenues				
Over (under) expenditures	-	-	-	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2023)			(1)	
FUND BALANCE, ENDING		\$	(1)	

Bank Account Statement

Sherwood Manor CDD

Wednesday, August 21, 2024

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JSCIORTINO

Bank Account No. 9155
Statement No. 24-07
Statement Date 07/31/2024

GL Balance (LCY)	224,435.81	Statement Balance	248,441.57
GL Balance	224,435.81	Outstanding Deposits	11,639.24
Positive Adjustments	0.00		
<hr/>		Subtotal	260,080.81
Subtotal	224,435.81	Outstanding Checks	-35,645.00
Negative Adjustments	0.00		
<hr/>		Ending Balance	224,435.81
Ending G/L Balance	224,435.81		

Posting Date	Document Type	Document No.	Description	Amount	Cleared Amount	Difference
Checks						
06/21/2024	Payment	908	Check for Vendor V00034	-200.00	-200.00	0.00
06/21/2024	Payment	910	Check for Vendor V00052	-200.00	-200.00	0.00
07/03/2024	Payment	916	Check for Vendor V00005	-1,306.00	-1,306.00	0.00
07/03/2024	Payment	917	Check for Vendor V00018	-635.00	-635.00	0.00
07/03/2024	Payment	918	Check for Vendor V00025	-1,693.45	-1,693.45	0.00
07/03/2024	Payment	919	Check for Vendor V00026	-125.00	-125.00	0.00
07/03/2024	Payment	920	Check for Vendor V00035	-70,943.97	-70,943.97	0.00
07/03/2024	Payment	921	Check for Vendor V00073	-135.00	-135.00	0.00
07/03/2024	Payment	922	Check for Vendor V00075	-1,392.00	-1,392.00	0.00
07/15/2024	Payment	923	Check for Vendor V00005	-1,306.00	-1,306.00	0.00
07/15/2024	Payment	924	Check for Vendor V00006	-9,135.00	-9,135.00	0.00
07/15/2024	Payment	925	Check for Vendor V00020	-1,050.00	-1,050.00	0.00
07/15/2024	Payment	926	Check for Vendor V00025	-2,941.10	-2,941.10	0.00
07/15/2024	Payment	927	Check for Vendor V00026	-125.00	-125.00	0.00
07/15/2024	Payment	929	Check for Vendor V00047	-260.37	-260.37	0.00
07/15/2024	Payment	931	Check for Vendor V00059	-314.96	-314.96	0.00
07/15/2024	Payment	932	Check for Vendor V00067	-2,350.00	-2,350.00	0.00
07/15/2024	Payment	933	Check for Vendor V00073	-995.00	-995.00	0.00
07/15/2024	Payment	934	Check for Vendor V00075	-1,972.00	-1,972.00	0.00
07/23/2024	Payment	935	Check for Vendor V00048	-200.00	-200.00	0.00
07/23/2024	Payment	936	Check for Vendor V00061	-200.00	-200.00	0.00
07/23/2024	Payment	937	Check for Vendor V00066	-200.00	-200.00	0.00
07/23/2024	Payment	938	Check for Vendor V00034	-200.00	-200.00	0.00
07/23/2024	Payment	939	Check for Vendor V00052	-200.00	-200.00	0.00
07/24/2024	Payment	DD128	Payment of Invoice 001092	-1,422.13	-1,422.13	0.00
07/19/2024	Payment	DD130	Payment of Invoice 001100	-6,093.49	-6,093.49	0.00
07/04/2024	Payment	DD131	Payment of Invoice 001101	-260.37	-260.37	0.00
07/01/2024	Payment	DD133	Payment of Invoice 001099	-408.89	-408.89	0.00
Total Checks				-106,264.73	-106,264.73	0.00