

Sherwood Manor Community Development District

Financial Statements
(Unaudited)

Period Ending
December 31, 2024

Prepared by:



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SHERWOOD MANOR COMMUNITY DEVELOPMENT DISTRICT

Balance Sheet

As of December 31, 2024

(In Whole Numbers)

ACCOUNT DESCRIPTION	GENERAL	SERIES 2018	SERIES 2023	SERIES 2018	SERIES 2023	GENERAL	GENERAL	TOTAL
	FUND	DEBT SERVICE	DEBT SERVICE	CAPITAL	CAPITAL	FIXED ASSETS	LONG-TERM	
	FUND	FUND	FUND	PROJECTS	PROJECTS	FUND	DEBT FUND	
ASSETS								
Cash - Operating Account	\$ 382,533	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 382,533
Cash in Transit	-	438,095	443,685	-	-	-	-	881,780
Due From Other Funds	300,115	-	-	-	275,575	-	-	575,690
Investments:								
Construction Fund	-	-	-	-	1,875,968	-	-	1,875,968
Prepayment Account	-	1	-	-	-	-	-	1
Reserve Fund	-	473,878	644,750	-	-	-	-	1,118,628
Revenue Fund	-	77,264	181,935	-	-	-	-	259,199
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	\$ 682,767	\$ 989,238	\$ 1,270,370	\$ -	\$ 2,151,543	\$ 17,772,701	\$ 27,714,237	\$ 50,580,856

SHERWOOD MANOR COMMUNITY DEVELOPMENT DISTRICT

Balance Sheet

As of December 31, 2024

(In Whole Numbers)

ACCOUNT DESCRIPTION	GENERAL	SERIES 2018	SERIES 2023	SERIES 2018	SERIES 2023	GENERAL	GENERAL	TOTAL
	FUND	DEBT SERVICE FUND	DEBT SERVICE FUND	CAPITAL PROJECTS FUND	CAPITAL PROJECTS FUND	FIXED ASSETS FUND	LONG-TERM DEBT FUND	
LIABILITIES								
Accounts Payable	\$ 70,713	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 70,713
Accounts Payable - Other	1	-	-	-	594,796	-	-	594,797
Bonds Payable	-	-	-	-	-	-	18,334,238	18,334,238
Bonds Payable - Series 2023	-	-	-	-	-	-	9,380,000	9,380,000
Due To Other Funds	-	385,387	190,303	1	-	-	-	575,691
Deferred Inflow of Resources	(36,676)	-	-	-	-	-	-	(36,676)
TOTAL LIABILITIES	34,038	385,387	190,303	1	594,796	-	27,714,238	28,918,763
FUND BALANCES								
Restricted for:								
Debt Service	-	603,851	1,080,067	-	-	-	-	1,683,918
Capital Projects	-	-	-	-	1,556,747	-	-	1,556,747
Unassigned:	648,729	-	-	(1)	-	17,772,701	(1)	18,421,428
TOTAL FUND BALANCES	648,729	603,851	1,080,067	(1)	1,556,747	17,772,701	(1)	21,662,093
TOTAL LIABILITIES & FUND BALANCES	\$ 682,767	\$ 989,238	\$ 1,270,370	\$ -	\$ 2,151,543	\$ 17,772,701	\$ 27,714,237	\$ 50,580,856

SHERWOOD MANOR COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending December 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>REVENUES</u>				
Rental Income	\$ -	\$ 300	\$ 300	0.00%
Special Assmnts- Tax Collector	315,379	417,487	102,108	132.38%
Special Assmnts- CDD Collected	424,679	47,226	(377,453)	11.12%
Other Miscellaneous Revenues	-	25	25	0.00%
TOTAL REVENUES	740,058	465,038	(275,020)	62.84%

EXPENDITURES

Administration

Supervisor Fees	12,000	3,000	9,000	25.00%
ProfServ-Trustee Fees	8,200	4,041	4,159	49.28%
Disclosure Report	8,400	2,100	6,300	25.00%
District Counsel	7,500	5,040	2,460	67.20%
District Engineer	4,000	4,820	(820)	120.50%
District Manager	30,000	27,000	3,000	90.00%
Accounting Services	12,000	-	12,000	0.00%
Auditing Services	6,200	2,000	4,200	32.26%
Website Compliance	1,500	750	750	50.00%
Email Hosting Vendor	600	-	600	0.00%
Postage, Phone, Faxes, Copies	500	2	498	0.40%
Public Officials Insurance	2,700	2,700	-	100.00%
Legal Advertising	3,000	376	2,624	12.53%
Bank Fees	250	-	250	0.00%
Website Administration	1,500	375	1,125	25.00%
Dues, Licenses, Subscriptions	500	3,869	(3,369)	773.80%
Total Administration	98,850	56,073	42,777	56.73%

Utility Services

Utility - Electric	100,000	25,271	74,729	25.27%
Total Utility Services	100,000	25,271	74,729	25.27%

Other Physical Environment

Payroll-Pool Monitors	12,000	-	12,000	0.00%
ProfServ-Pool Maintenance	2,000	2,100	(100)	105.00%
Waterway Management	16,000	15,101	899	94.38%
Field Manager	12,000	1,000	11,000	8.33%
Amenity Center Cleaning & Supplies	8,000	1,420	6,580	17.75%
Contracts-Aquatic Control	17,000	-	17,000	0.00%
Contracts-Pools	13,200	2,700	10,500	20.45%
Contracts - Landscape	235,000	50,949	184,051	21.68%
Amenity Center Pest Control	2,000	-	2,000	0.00%

SHERWOOD MANOR COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending December 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
Onsite Staff	70,000	-	70,000	0.00%
Security Monitoring Services	1,500	595	905	39.67%
Telephone, Cable & Internet Service	1,800	608	1,192	33.78%
Utility - Water	4,500	5,800	(1,300)	128.89%
Insurance - General Liability	30,000	21,128	8,872	70.43%
Insurance Deductible	2,500	-	2,500	0.00%
R&M-Other Landscape	9,000	3,700	5,300	41.11%
R&M-Wetland Monitoring	20,000	-	20,000	0.00%
Amenity Maintenance & Repairs	27,208	19,462	7,746	71.53%
R&M-Monument, Entrance & Wall	7,500	20,746	(13,246)	276.61%
Plant Replacement Program	5,000	-	5,000	0.00%
Mulch & Tree Trimming	14,000	-	14,000	0.00%
Garbage Collection	5,000	-	5,000	0.00%
Irrigation Maintenance	3,500	991	2,509	28.31%
Special Events	10,000	-	10,000	0.00%
Misc-Contingency	10,000	2,500	7,500	25.00%
Entry System-Key Fob	2,500	-	2,500	0.00%
Total Other Physical Environment	541,208	148,800	392,408	27.49%
TOTAL EXPENDITURES	740,058	230,144	509,914	31.10%
Excess (deficiency) of revenues				
Over (under) expenditures	-	234,894	234,894	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2024)		413,835		
FUND BALANCE, ENDING		\$ 648,729		

SHERWOOD MANOR COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending December 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
<u>REVENUES</u>				
Interest - Investments	\$ -	\$ 8,811	\$ 8,811	0.00%
Special Assmnts- Tax Collector	629,269	438,095	(191,174)	69.62%
Special Assmnts- CDD Collected	-	119,770	119,770	0.00%
TOTAL REVENUES	629,269	566,676	(62,593)	90.05%
<u>EXPENDITURES</u>				
<u>Debt Service</u>				
Principal Debt Retirement	185,000	175,000	10,000	94.59%
Interest Expense	444,269	226,181	218,088	50.91%
Total Debt Service	629,269	401,181	228,088	63.75%
TOTAL EXPENDITURES	629,269	401,181	228,088	63.75%
Excess (deficiency) of revenues Over (under) expenditures	-	165,495	165,495	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2024)		438,356		
FUND BALANCE, ENDING		\$ 603,851		

SHERWOOD MANOR COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending December 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
<u>REVENUES</u>				
Interest - Investments	\$ -	\$ 10,560	\$ 10,560	0.00%
Special Assmnts- Tax Collector	-	273,560	273,560	0.00%
Special Assmnts- CDD Collected	643,156	93,755	(549,401)	14.58%
TOTAL REVENUES	643,156	377,875	(265,281)	58.75%
<u>EXPENDITURES</u>				
<u>Debt Service</u>				
Principal Debt Retirement	253,197	-	253,197	0.00%
Interest Expense	389,959	253,197	136,762	64.93%
Total Debt Service	643,156	253,197	389,959	39.37%
TOTAL EXPENDITURES	643,156	253,197	389,959	39.37%
Excess (deficiency) of revenues Over (under) expenditures	-	124,678	124,678	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2024)		955,389		
FUND BALANCE, ENDING		\$ 1,080,067		

SHERWOOD MANOR COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending December 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
<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, 2024)		(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 December 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
<u>REVENUES</u>				
Interest - Investments	\$ -	\$ 186,231	\$ 186,231	0.00%
TOTAL REVENUES	-	186,231	186,231	0.00%
<u>EXPENDITURES</u>				
TOTAL EXPENDITURES	-	-	-	0.00%
Excess (deficiency) of revenues Over (under) expenditures	-	186,231	186,231	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2024)		1,370,516		
FUND BALANCE, ENDING		<u>\$ 1,556,747</u>		

SHERWOOD MANOR COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending December 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
<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, 2024)		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 December 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
<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, 2024)		(1)		
FUND BALANCE, ENDING		<u>\$ (1)</u>		

Bank Account Statement

Sherwood Manor CDD

Thursday, January 16, 2025

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Bank Account No. 9155

Statement No. 12_24

Statement Date 12/31/2024

G/L Account No. 101001 Balance	382,532.91	Statement Balance	1,095,361.09
		Outstanding Deposits	17,360.32
Positive Adjustments	0.00	Subtotal	1,112,721.41
Subtotal	382,532.91	Outstanding Checks	-730,188.50
Negative Adjustments	0.00	Ending Balance	382,532.91
Ending G/L Balance	382,532.91		

Posting Date	Document Type	Document No.	Description	Amount	Cleared Amount	Difference
Deposits						
12/06/2024		JE000497	Debt Service-Tax Revenue	565,791.02	565,791.02	0.00
12/16/2024		JE000523	Tax Revenue/Debt Service	524,137.10	524,137.10	0.00
Total Deposits				1,089,928.12	1,089,928.12	0.00
Checks						
11/13/2024	Payment	974	Check for Vendor V00052	-200.00	-200.00	0.00
11/21/2024	Payment	975	Check for Vendor V00004	-175.00	-175.00	0.00
11/21/2024	Payment	100039	Inv: 1287	-2,500.00	-2,500.00	0.00
11/21/2024	Payment	100040	Inv: 7518100	-4,040.63	-4,040.63	0.00
11/21/2024	Payment	100041	Inv: 4502	-3,625.00	-3,625.00	0.00
11/21/2024	Payment	100042	Inv: SE-25200	-7,500.00	-7,500.00	0.00
11/21/2024	Payment	100043	Inv: 26461	-2,000.00	-2,000.00	0.00
11/25/2024	Payment	976	Payment of Invoice 001213	-18,013.50	-18,013.50	0.00
11/29/2024	Payment	100045	Inv: 0000201	-271.00	-271.00	0.00
11/29/2024	Payment	100046	Inv: SE-25351	-2,840.00	-2,840.00	0.00
12/09/2024	Payment	100047	Inv: 102878	-1,792.62	-1,792.62	0.00
12/10/2024	Payment	978	Check for Vendor V00048	-200.00	-200.00	0.00
12/10/2024	Payment	979	Check for Vendor V00061	-200.00	-200.00	0.00
12/10/2024	Payment	980	Check for Vendor V00066	-200.00	-200.00	0.00
12/10/2024	Payment	981	Check for Vendor V00034	-200.00	-200.00	0.00
12/10/2024	Payment	100048	Inv: 7500	-1,050.00	-1,050.00	0.00
12/10/2024	Payment	100049	Inv: 188256, Inv: 188841	-5,825.70	-5,825.70	0.00
12/10/2024	Payment	100050	Inv: 0461	-600.00	-600.00	0.00
12/13/2024	Payment	100051	Inv: 136689, Inv: 139005	-20,316.66	-20,316.66	0.00
12/23/2024	Payment	300000	Inv: 2458267120124 ACH	-204.97	-204.97	0.00
12/23/2024	Payment	300002	Inv: 8655-120324 ACH	-2,593.49	-2,593.49	0.00
12/23/2024	Payment	300003	Inv: 5651-120324 ACH	-252.62	-252.62	0.00
12/23/2024	Payment	300004	Inv: 5677-120324 ACH	-757.85	-757.85	0.00
12/23/2024	Payment	300005	Inv: 6005-120524 ACH	-5,846.75	-5,846.75	0.00
12/24/2024	Payment	100052	Inv: 36045	-337.50	-337.50	0.00
12/24/2024	Payment	100053	Inv: 188367, Inv: 188341, Inv: 188664, Inv:	-18,449.35	-18,449.35	0.00
12/24/2024	Payment	100057	Inv: 112824-2090, Inv: 112824-1539	-3,694.03	-3,694.03	0.00

Bank Account Statement

Thursday, January 16, 2025

Sherwood Manor CDD

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Bank Account No. 9155

Statement No. 12_24

Statement Date

12/31/2024

12/24/2024	Payment	100058	Inv: 27798, Inv: 27923	-345.00	-345.00	0.00
12/26/2024	Payment	100061	Inv: 12704 121824	-376.00	-376.00	0.00
12/26/2024	Payment	100063	Inv: 139896	-1.74	-1.74	0.00
12/30/2024	Payment	984	Check for Vendor V00084	-17,766.80	-17,766.80	0.00
12/18/2024	Payment	DD153	Payment of Invoice 001267	-1,529.23	-1,529.23	0.00
Total Checks				-123,705.44	-123,705.44	0.00

Adjustments

Total Adjustments

Outstanding Checks

07/23/2024	Payment	DD129	Payment of Invoice 001071			-257.62
06/27/2024	Payment	DD132	Payment of Invoice 001102			-3,753.40
12/10/2024	Payment	982	Check for Vendor V00052			-200.00
12/23/2024	Payment	300006	Inv: 3466-102924 ACH			-2,171.60
12/24/2024	Payment	983	Check for Vendor V00035			-711,655.38
12/24/2024	Payment	100054	Inv: 103024, Inv: 104104			-3,918.00
12/24/2024	Payment	100055	Inv: 2313459			-1,832.50
12/24/2024	Payment	100056	Inv: 25507, Inv: 25681			-3,282.50
12/24/2024	Payment	100059	Inv: 164304			-130.00
12/24/2024	Payment	100060	Inv: 158082			-1,837.50
12/26/2024	Payment	100062	Inv: 151966			-1,150.00
Total Outstanding Checks						-730,188.50

Outstanding Deposits

04/01/2024		JE000364	rev to DD ACH - TECO 6005			5,745.00
04/01/2024		JE000365	rev to DD ACH - TECO 6005			5,894.24
12/01/2024		JE000510	Reverse Bank recon Adj Bocc			2,171.60
12/01/2024		JE000512	Reverse Bank recon Adj spectrum			198.14
12/01/2024		JE000514	Reverse Bank recon Adj teco			757.85
12/01/2024		JE000516	Reverse Bank recon Adj teco			2,593.49
Total Outstanding Deposits						17,360.32