

**MYAKKA RIVER TRAILS IMPROVEMENT
ASSOCIATION, INC.
FINANCIAL REPORTS
September 30, 2021**

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STATEMENT OF ASSETS, LIABILITIES & FUND BALANCE

REVENUES AND EXPENSE

COMPARISON OF ACTUAL TO BUDGET

Prepared By: Sunstate Association Management Group, Inc.

Myakka River Trails
Statement of Assets, Liabilities & Fund Balance
As of September 30, 2021

	Sep 30, 21
ASSETS	
Current Assets	
Checking/Savings	
Operating	
1010 · OP Centennial Bank 4553	50,126.74
Total Operating	50,126.74
Reserves	
1070 · MM Centennial Bank 7019	53,214.28
Total Reserves	53,214.28
1080 · Const Escrow Centennial 3832	25,041.24
Total Checking/Savings	128,382.26
Accounts Receivable	
1310 · Assessment Receivable	-49,029.32
Total Accounts Receivable	-49,029.32
Other Current Assets	
12000 · Undeposited Funds	1,500.00
Total Other Current Assets	1,500.00
Total Current Assets	80,852.94
Other Assets	
1610 · Prepaid Insurance	617.00
Total Other Assets	617.00
TOTAL ASSETS	81,469.94
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
3010 · Accounts Payable	2,917.66
Total Accounts Payable	2,917.66
Other Current Liabilities	
3030 · Accrued Expense Liability	631.00
3480 · Construction Bonds Held	25,041.24
Total Other Current Liabilities	25,672.24
Total Current Liabilities	28,589.90
Long Term Liabilities	
5000 · Reserve Fund	53,214.28
Total Long Term Liabilities	53,214.28
Total Liabilities	81,804.18
Equity	
Net Income	-334.24
Total Equity	-334.24
TOTAL LIABILITIES & EQUITY	81,469.94

Myakka River Trails Revenue & Expense Budget Performance

September 2021

	Sep 21	Budget	\$ Over Budget	Jan - Sep 21	YTD Budget	\$ Over Budget	Annual Budget
Income							
Income							
6310 · Maintenance Fee Income	21,916.67	21,916.67	0.00	197,250.00	197,249.99	0.01	263,000.00
6315 · Reserve Income	0.00	0.00	0.00	72,750.00	72,750.00	0.00	97,000.00
6340 · Late Fee Income	90.68	0.00	90.68	588.68	0.00	588.68	0.00
6820 · Gate Transmitter Fee Income	70.00	0.00	70.00	210.00	0.00	210.00	0.00
6910 · Interest Income	1.30	0.00	1.30	30.50	0.00	30.50	0.00
Total Income	22,078.65	21,916.67	161.98	270,829.18	269,999.99	829.19	360,000.00
Total Income	22,078.65	21,916.67	161.98	270,829.18	269,999.99	829.19	360,000.00
Gross Profit	22,078.65	21,916.67	161.98	270,829.18	269,999.99	829.19	360,000.00
Expense							
General & Administrative							
7015 · Management Fee	1,280.00	1,280.00	0.00	11,520.00	11,520.00	0.00	15,360.00
7020 · Insurance Package	793.95	854.17	(60.22)	7,145.95	7,687.49	(541.54)	10,250.00
7030 · Accounting/Professional Fees	0.00	100.00	(100.00)	4,660.79	900.00	3,760.79	1,200.00
7035 · Legal Fees	0.00	316.67	(316.67)	3,041.42	2,849.99	191.43	3,800.00
7041 · Corporation Fees/Licenses	0.00	125.00	(125.00)	1,390.03	1,125.00	265.03	1,500.00
7050 · Administrative Fees	57.18	166.67	(109.49)	648.19	1,499.99	(851.80)	2,000.00
7055 · Telephone	65.60	125.00	(59.40)	587.90	1,125.00	(537.10)	1,500.00
7060 · Miscellaneous	0.00	62.92	(62.92)	0.00	566.24	(566.24)	755.00
Total General & Administrative	2,196.73	3,030.43	(833.70)	28,994.28	27,273.71	1,720.57	36,365.00
Grounds Care							
8210 · Lawn Care Contract	5,030.00	5,045.42	(15.42)	45,970.00	45,408.74	561.26	60,545.00
8220 · Irrigation Maint/Repair	411.00	850.00	(439.00)	8,191.27	7,650.00	541.27	10,200.00
8230 · Pest Control-Grounds	3,365.00	3,365.00	0.00	32,265.00	30,285.00	1,980.00	40,380.00
8290 · Grounds - Other	250.00	1,250.00	(1,000.00)	14,078.33	11,250.00	2,828.33	15,000.00
Total Grounds Care	9,056.00	10,510.42	(1,454.42)	100,504.60	94,593.74	5,910.86	126,125.00
Loan Repayment							
8810 · Loan Repay Exp(See Reserves)	0.00	0.00	0.00	5,691.71	0.00	5,691.71	0.00
Total Loan Repayment	0.00	0.00	0.00	5,691.71	0.00	5,691.71	0.00
Maintenance							
8710 · General Maintenance	675.00	1,291.67	(616.67)	4,346.45	11,624.99	(7,278.54)	15,500.00
8713 · Pavilion Cleaning	220.00	250.00	(30.00)	2,515.00	2,250.00	265.00	3,000.00
8717 · Road Maintenance	0.00	491.67	(491.67)	0.00	4,424.99	(4,424.99)	5,900.00
8740 · Gate Maint/Repair	437.50	416.67	20.83	3,951.50	3,749.99	201.51	5,000.00
8750 · Sign Maintenance	0.00	0.00	0.00	134.18	0.00	134.18	0.00
8800 · Security Repairs	0.00	208.33	(208.33)	2,595.53	1,875.01	720.52	2,500.00
Total Maintenance	1,332.50	2,658.34	(1,325.84)	13,542.66	23,924.98	(10,382.32)	31,900.00
Pool							
8510 · Pool Maintenance Contract	517.20	550.83	(33.63)	4,923.60	4,957.51	(33.91)	6,610.00
8511 · Pool Supplies/Repair	0.00	250.00	(250.00)	541.74	2,250.00	(1,708.26)	3,000.00
8530 · Lake Contract	200.00	33.33	166.67	200.00	300.01	(100.01)	400.00
Total Pool	717.20	834.16	(116.96)	5,665.34	7,507.52	(1,842.18)	10,010.00
Reserve Contribution							
9010 · Reserves - Capital Improvement	0.00	0.00	0.00	72,750.00	72,750.00	0.00	97,000.00
Total Reserve Contribution	0.00	0.00	0.00	72,750.00	72,750.00	0.00	97,000.00
Utilities/Internet							
8615 · Water Plant	0.00	166.67	(166.67)	987.17	1,499.99	(512.82)	2,000.00
8640 · Electric	340.53	666.67	(326.14)	4,685.82	5,999.99	(1,314.17)	8,000.00
8641 · Street Lights	20.08	20.83	(0.75)	173.25	187.51	(14.26)	250.00
8642 · Propane	0.00	70.83	(70.83)	1,741.76	637.51	1,104.25	850.00
8665 · TV/Internet Service	3,616.06	3,625.00	(8.94)	32,544.54	32,625.00	(80.46)	43,500.00
8666 · Gate Internet Service	431.56	333.33	98.23	3,882.29	3,000.01	882.28	4,000.00
Total Utilities/Internet	4,408.23	4,883.33	(475.10)	44,014.83	43,950.01	64.82	58,600.00
Total Expense	17,710.66	21,916.68	(4,206.02)	271,163.42	269,999.96	1,163.46	360,000.00
Net Income	4,367.99	(0.01)	4,368.00	(334.24)	0.03	(334.27)	0.00