

**MYAKKA RIVER TRAILS IMPROVEMENT  
ASSOCIATION, INC.  
FINANCIAL REPORTS  
May 31, 2022**

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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 May 31, 2022

	May 31, 22
<b>ASSETS</b>	
<b>Current Assets</b>	
<b>Checking/Savings</b>	
<b>Operating</b>	
1010 · OP Centennial Bank 4553	35,752.88
<b>Total Operating</b>	35,752.88
<b>Reserves</b>	
1070 · MM Centennial Bank 7019	96,888.82
<b>Total Reserves</b>	96,888.82
1080 · Const Escrow Centennial 3832	15,048.61
<b>Total Checking/Savings</b>	147,690.31
<b>Accounts Receivable</b>	
1310 · Assessment Receivable	-2,029.64
<b>Total Accounts Receivable</b>	-2,029.64
<b>Total Current Assets</b>	145,660.67
<b>Other Assets</b>	
1610 · Prepaid Insurance	3,475.96
<b>Total Other Assets</b>	3,475.96
<b>TOTAL ASSETS</b>	<b>149,136.63</b>
<b>LIABILITIES &amp; EQUITY</b>	
<b>Liabilities</b>	
<b>Current Liabilities</b>	
<b>Accounts Payable</b>	
3010 · Accounts Payable	-970.47
<b>Total Accounts Payable</b>	-970.47
<b>Other Current Liabilities</b>	
3050 · Deferred Revenue	24,756.00
3480 · Construction Bonds Held	15,048.61
<b>Total Other Current Liabilities</b>	39,804.61
<b>Total Current Liabilities</b>	38,834.14
<b>Long Term Liabilities</b>	
5000 · Reserve Fund	96,888.82
<b>Total Long Term Liabilities</b>	96,888.82
<b>Total Liabilities</b>	135,722.96
<b>Equity</b>	
5510 · Retained Earnings	-2,930.42
5510-01 · Prior Period Adjustment	-2,850.00
Net Income	19,194.09
<b>Total Equity</b>	13,413.67
<b>TOTAL LIABILITIES &amp; EQUITY</b>	<b>149,136.63</b>

## Myakka River Trails Revenue & Expense Budget Performance

May 2022

	May 22	Budget	\$ Over Budget	Jan - May 22	YTD Budget	\$ Over Budget	Annual Budget
<b>Income</b>							
<b>Income</b>							
6310 · Maintenance Fee Income	24,756.00	24,756.00	0.00	123,780.00	123,780.00	0.00	297,072.00
6315 · Reserve Income	0.00	0.00	0.00	31,464.00	31,464.00	0.00	62,928.00
6340 · Late Fee Income	135.00	0.00	135.00	202.50	0.00	202.50	0.00
6820 · Gate Transmitter Fee Income	0.00	0.00	0.00	70.00	0.00	70.00	0.00
6910 · Interest Income	2.78	0.00	2.78	11.39	0.00	11.39	0.00
<b>Total Income</b>	<b>24,893.78</b>	<b>24,756.00</b>	<b>137.78</b>	<b>155,527.89</b>	<b>155,244.00</b>	<b>283.89</b>	<b>360,000.00</b>
<b>Total Income</b>	<b>24,893.78</b>	<b>24,756.00</b>	<b>137.78</b>	<b>155,527.89</b>	<b>155,244.00</b>	<b>283.89</b>	<b>360,000.00</b>
<b>Gross Profit</b>	<b>24,893.78</b>	<b>24,756.00</b>	<b>137.78</b>	<b>155,527.89</b>	<b>155,244.00</b>	<b>283.89</b>	<b>360,000.00</b>
<b>Expense</b>							
<b>General &amp; Administrative</b>							
7015 · Management Fee	1,280.00	1,280.00	0.00	6,400.00	6,400.00	0.00	15,360.00
7020 · Insurance Package	868.98	854.33	14.65	4,344.90	4,271.69	73.21	10,252.00
7030 · Accounting/Professional Fees	0.00	100.00	(100.00)	200.00	500.00	(300.00)	1,200.00
7035 · Legal Fees	0.00	316.67	(316.67)	0.00	1,583.31	(1,583.31)	3,800.00
7041 · Corporation Fees/Licenses	100.00	125.00	(25.00)	100.00	625.00	(525.00)	1,500.00
7050 · Administrative Fees	128.04	250.00	(121.96)	680.76	1,250.00	(569.24)	3,000.00
7055 · Telephone	68.57	83.33	(14.76)	327.85	416.69	(88.84)	1,000.00
<b>Total General &amp; Administrative</b>	<b>2,445.59</b>	<b>3,009.33</b>	<b>(563.74)</b>	<b>12,053.51</b>	<b>15,046.69</b>	<b>(2,993.18)</b>	<b>36,112.00</b>
<b>Grounds Care</b>							
8215 · Landscape Replacement	0.00	416.67	(416.67)	0.00	2,083.31	(2,083.31)	5,000.00
8212 · Invasive Plant Removal	0.00	1,500.00	(1,500.00)	2,250.00	7,500.00	(5,250.00)	18,000.00
8210 · Lawn Care Contract	6,190.00	5,416.67	773.33	27,710.00	27,083.31	626.69	65,000.00
8220 · Irrigation Maint/Repair	933.15	850.00	83.15	3,709.82	4,250.00	(540.18)	10,200.00
8230 · Pest Control-Grounds	3,365.00	3,750.00	(385.00)	18,805.00	18,750.00	55.00	45,000.00
8290 · Grounds - Other	770.00	1,666.67	(896.67)	5,315.00	8,333.31	(3,018.31)	20,000.00
<b>Total Grounds Care</b>	<b>11,258.15</b>	<b>13,600.01</b>	<b>(2,341.86)</b>	<b>57,789.82</b>	<b>67,999.93</b>	<b>(10,210.11)</b>	<b>163,200.00</b>
<b>Maintenance</b>							
8722 · Launch Ramp Maintenance	0.00	41.67	(41.67)	0.00	208.31	(208.31)	500.00
8720 · Tennis Court Maintenance	0.00	41.67	(41.67)	0.00	208.31	(208.31)	500.00
8710 · General Maintenance	760.49	1,000.00	(239.51)	4,680.98	5,000.00	(319.02)	12,000.00
8717 · Road Maintenance	0.00	416.67	(416.67)	0.00	2,083.31	(2,083.31)	5,000.00
8718 · Playground Maintenance	0.00	166.67	(166.67)	0.00	833.31	(833.31)	2,000.00
8740 · Gate Maint/Repair	150.00	416.67	(266.67)	678.00	2,083.31	(1,405.31)	5,000.00
8800 · Security Repairs	0.00	208.33	(208.33)	0.00	1,041.69	(1,041.69)	2,500.00
<b>Total Maintenance</b>	<b>910.49</b>	<b>2,291.68</b>	<b>(1,381.19)</b>	<b>5,358.98</b>	<b>11,458.24</b>	<b>(6,099.26)</b>	<b>27,500.00</b>
<b>Pool</b>							
8510 · Pool Maintenance Contract	578.34	634.17	(55.83)	2,891.70	3,170.81	(279.11)	7,610.00
8511 · Pool Supplies/Repair	0.00	166.67	(166.67)	2,137.63	833.31	1,304.32	2,000.00
8530 · Lake Contract	0.00	66.67	(66.67)	200.00	333.31	(133.31)	800.00
<b>Total Pool</b>	<b>578.34</b>	<b>867.51</b>	<b>(289.17)</b>	<b>5,229.33</b>	<b>4,337.43</b>	<b>891.90</b>	<b>10,410.00</b>
<b>Reserve Contribution</b>							
9010 · Reserves - Capital Improvement	0.00	0.00	0.00	31,464.00	31,464.00	0.00	62,928.00
<b>Total Reserve Contribution</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>31,464.00</b>	<b>31,464.00</b>	<b>0.00</b>	<b>62,928.00</b>
<b>Utilities/Internet</b>							
8615 · Water Plant	66.34	158.33	(91.99)	369.68	791.69	(422.01)	1,900.00
8640 · Electric	847.96	583.33	264.63	3,655.95	2,916.69	739.26	7,000.00
8641 · Street Lights	22.99	20.83	2.16	112.04	104.19	7.85	250.00
8642 · Propane	0.00	83.33	(83.33)	0.00	416.69	(416.69)	1,000.00
8665 · TV/Internet Service	3,616.06	3,708.33	(92.27)	18,143.54	18,541.69	(398.15)	44,500.00
8666 · Gate Internet Service	430.60	433.33	(2.73)	2,156.95	2,166.69	(9.74)	5,200.00
<b>Total Utilities/Internet</b>	<b>4,983.95</b>	<b>4,987.48</b>	<b>(3.53)</b>	<b>24,438.16</b>	<b>24,937.64</b>	<b>(499.48)</b>	<b>59,850.00</b>
<b>Total Expense</b>	<b>20,176.52</b>	<b>24,756.01</b>	<b>(4,579.49)</b>	<b>136,333.80</b>	<b>155,243.93</b>	<b>(18,910.13)</b>	<b>360,000.00</b>
<b>Net Income</b>	<b>4,717.26</b>	<b>(0.01)</b>	<b>4,717.27</b>	<b>19,194.09</b>	<b>0.07</b>	<b>19,194.02</b>	<b>0.00</b>