

**MYAKKA RIVER TRAILS IMPROVEMENT  
ASSOCIATION, INC.  
FINANCIAL REPORTS  
June 30, 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 June 30, 2022

	Jun 30, 22
<b>ASSETS</b>	
<b>Current Assets</b>	
<b>Checking/Savings</b>	
<b>Operating</b>	
1010 · OP Centennial Bank 4553	30,676.51
<b>Total Operating</b>	30,676.51
<b>Reserves</b>	
1070 · MM Centennial Bank 7019	96,916.69
<b>Total Reserves</b>	96,916.69
1080 · Const Escrow Centennial 3832	15,049.85
<b>Total Checking/Savings</b>	142,643.05
<b>Accounts Receivable</b>	
1310 · Assessment Receivable	-36,737.14
<b>Total Accounts Receivable</b>	-36,737.14
<b>Total Current Assets</b>	105,905.91
<b>Other Assets</b>	
1610 · Prepaid Insurance	2,606.95
<b>Total Other Assets</b>	2,606.95
<b>TOTAL ASSETS</b>	<b>108,512.86</b>
<b>LIABILITIES &amp; EQUITY</b>	
<b>Liabilities</b>	
<b>Current Liabilities</b>	
<b>Accounts Payable</b>	
3010 · Accounts Payable	3,556.14
<b>Total Accounts Payable</b>	3,556.14
<b>Other Current Liabilities</b>	
3480 · Construction Bonds Held	15,049.85
<b>Total Other Current Liabilities</b>	15,049.85
<b>Total Current Liabilities</b>	18,605.99
<b>Long Term Liabilities</b>	
5000 · Reserve Fund	96,916.69
<b>Total Long Term Liabilities</b>	96,916.69
<b>Total Liabilities</b>	115,522.68
<b>Equity</b>	
5510 · Retained Earnings	-2,930.42
5510-01 · Prior Period Adjustment	-2,850.00
Net Income	-1,229.40
<b>Total Equity</b>	-7,009.82
<b>TOTAL LIABILITIES &amp; EQUITY</b>	<b>108,512.86</b>

## Myakka River Trails Revenue & Expense Budget Performance

June 2022

	Jun 22	Budget	\$ Over Budget	Jan - Jun 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	148,536.00	148,536.00	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	45.00	0.00	45.00	247.50	0.00	247.50	0.00
6820 · Gate Transmitter Fee Income	35.00	0.00	35.00	105.00	0.00	105.00	0.00
6910 · Interest Income	3.80	0.00	3.80	15.19	0.00	15.19	0.00
<b>Total Income</b>	<b>24,839.80</b>	<b>24,756.00</b>	<b>83.80</b>	<b>180,367.69</b>	<b>180,000.00</b>	<b>367.69</b>	<b>360,000.00</b>
<b>Total Income</b>	<b>24,839.80</b>	<b>24,756.00</b>	<b>83.80</b>	<b>180,367.69</b>	<b>180,000.00</b>	<b>367.69</b>	<b>360,000.00</b>
<b>Gross Profit</b>	<b>24,839.80</b>	<b>24,756.00</b>	<b>83.80</b>	<b>180,367.69</b>	<b>180,000.00</b>	<b>367.69</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	7,680.00	7,680.00	0.00	15,360.00
7020 · Insurance Package	869.01	854.33	14.68	5,213.91	5,126.02	87.89	10,252.00
7030 · Accounting/Professional Fees	0.00	100.00	(100.00)	200.00	600.00	(400.00)	1,200.00
7035 · Legal Fees	0.00	316.67	(316.67)	0.00	1,899.98	(1,899.98)	3,800.00
7041 · Corporation Fees/Licenses	761.95	125.00	636.95	861.95	750.00	111.95	1,500.00
7050 · Administrative Fees	48.73	250.00	(201.27)	729.49	1,500.00	(770.51)	3,000.00
7055 · Telephone	68.57	83.33	(14.76)	396.42	500.02	(103.60)	1,000.00
<b>Total General &amp; Administrative</b>	<b>3,028.26</b>	<b>3,009.33</b>	<b>18.93</b>	<b>15,081.77</b>	<b>18,056.02</b>	<b>(2,974.25)</b>	<b>36,112.00</b>
<b>Grounds Care</b>							
8215 · Landscape Replacement	0.00	416.67	(416.67)	0.00	2,499.98	(2,499.98)	5,000.00
8212 · Invasive Plant Removal	22,550.00	1,500.00	21,050.00	24,800.00	9,000.00	15,800.00	18,000.00
8210 · Lawn Care Contract	5,785.00	5,416.67	368.33	33,495.00	32,499.98	995.02	65,000.00
8220 · Irrigation Maint/Repair	843.15	850.00	(6.85)	4,552.97	5,100.00	(547.03)	10,200.00
8230 · Pest Control-Grounds	5,345.00	3,750.00	1,595.00	24,150.00	22,500.00	1,650.00	45,000.00
8290 · Grounds - Other	1,020.00	1,666.67	(646.67)	6,335.00	9,999.98	(3,664.98)	20,000.00
<b>Total Grounds Care</b>	<b>35,543.15</b>	<b>13,600.01</b>	<b>21,943.14</b>	<b>93,332.97</b>	<b>81,599.94</b>	<b>11,733.03</b>	<b>163,200.00</b>
<b>Maintenance</b>							
8722 · Launch Ramp Maintenance	0.00	41.67	(41.67)	0.00	249.98	(249.98)	500.00
8720 · Tennis Court Maintenance	0.00	41.67	(41.67)	0.00	249.98	(249.98)	500.00
8710 · General Maintenance	675.00	1,000.00	(325.00)	5,355.98	6,000.00	(644.02)	12,000.00
8717 · Road Maintenance	0.00	416.67	(416.67)	0.00	2,499.98	(2,499.98)	5,000.00
8718 · Playground Maintenance	0.00	166.67	(166.67)	0.00	999.98	(999.98)	2,000.00
8740 · Gate Maint/Repair	0.00	416.67	(416.67)	678.00	2,499.98	(1,821.98)	5,000.00
8800 · Security Repairs	0.00	208.33	(208.33)	0.00	1,250.02	(1,250.02)	2,500.00
<b>Total Maintenance</b>	<b>675.00</b>	<b>2,291.68</b>	<b>(1,616.68)</b>	<b>6,033.98</b>	<b>13,749.92</b>	<b>(7,715.94)</b>	<b>27,500.00</b>
<b>Pool</b>							
8510 · Pool Maintenance Contract	578.34	634.17	(55.83)	3,470.04	3,804.98	(334.94)	7,610.00
8511 · Pool Supplies/Repair	115.24	166.67	(51.43)	2,252.87	999.98	1,252.89	2,000.00
8530 · Lake Contract	200.00	66.67	133.33	400.00	399.98	0.02	800.00
<b>Total Pool</b>	<b>893.58</b>	<b>867.51</b>	<b>26.07</b>	<b>6,122.91</b>	<b>5,204.94</b>	<b>917.97</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	42.80	158.33	(115.53)	412.48	950.02	(537.54)	1,900.00
8640 · Electric	1,010.85	583.33	427.52	4,666.80	3,500.02	1,166.78	7,000.00
8641 · Street Lights	22.99	20.83	2.16	135.03	125.02	10.01	250.00
8642 · Propane	0.00	83.33	(83.33)	0.00	500.02	(500.02)	1,000.00
8665 · TV/Internet Service	3,616.06	3,708.33	(92.27)	21,759.60	22,250.02	(490.42)	44,500.00
8666 · Gate Internet Service	430.60	433.33	(2.73)	2,587.55	2,600.02	(12.47)	5,200.00
<b>Total Utilities/Internet</b>	<b>5,123.30</b>	<b>4,987.48</b>	<b>135.82</b>	<b>29,561.46</b>	<b>29,925.12</b>	<b>(363.66)</b>	<b>59,850.00</b>
<b>Total Expense</b>	<b>45,263.29</b>	<b>24,756.01</b>	<b>20,507.28</b>	<b>181,597.09</b>	<b>179,999.94</b>	<b>1,597.15</b>	<b>360,000.00</b>
<b>Net Income</b>	<b>(20,423.49)</b>	<b>(0.01)</b>	<b>(20,423.48)</b>	<b>(1,229.40)</b>	<b>0.06</b>	<b>(1,229.46)</b>	<b>0.00</b>