

**MYAKKA RIVER TRAILS IMPROVEMENT
ASSOCIATION, INC.
FINANCIAL REPORTS
December 31, 2023**

TABLE OF CONTENTS:

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 December 31, 2023

	Dec 31, 23
ASSETS	
Current Assets	
Checking/Savings	
Operating	
1010 · Centennial OP 4553	135,361.75
Total Operating	135,361.75
Reserves	
1070 · Centennial MM 7019	176,951.12
Total Reserves	176,951.12
Construction Escrow	
1080 · Centennial Const Escrow 3832	15,301.51
Total Construction Escrow	15,301.51
Total Checking/Savings	327,614.38
Accounts Receivable	
1300 · Accounts Receivable	
1310 · Assessment Receivable	-69,317.44
Total 1300 · Accounts Receivable	-69,317.44
Total Accounts Receivable	-69,317.44
Total Current Assets	258,296.94
Other Assets	
1610 · Prepaid Insurance	10,094.17
Total Other Assets	10,094.17
TOTAL ASSETS	268,391.11
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
3010 · Accounts Payable	11,597.71
Total Accounts Payable	11,597.71
Other Current Liabilities	
3480 · Construction Bonds Held	15,301.51
Total Other Current Liabilities	15,301.51
Total Current Liabilities	26,899.22
Long Term Liabilities	
5000 · Reserve Fund	176,951.12
Total Long Term Liabilities	176,951.12
Total Liabilities	203,850.34
Equity	
5510 · Retained Earnings	-90,146.74
5511 · Prior Period Adjustment	99,150.00
Net Income	55,537.51
Total Equity	64,540.77
TOTAL LIABILITIES & EQUITY	268,391.11

Myakka River Trails Revenue & Expense Budget Performance

December 2023

	Dec 23	Budget	\$ Over Budget	Jan - Dec 23	YTD Budget	\$ Over Budget	Annual Budget
Income							
Income							
6310 · Maintenance Fee Income	26,756.00	26,756.00	0.00	321,072.00	321,072.00	0.00	321,072.00
6315 · Reserve Income	0.00	0.00	0.00	62,928.00	62,928.00	0.00	62,928.00
6340 · Late Fee Income	24.00	0.00	24.00	1,461.44	0.00	1,461.44	0.00
6820 · Gate Transmitter Fee Income	0.00	0.00	0.00	35.00	0.00	35.00	0.00
6910 · Interest Income	20.44	0.00	20.44	219.77	0.00	219.77	0.00
6914 · Insurance Claim Income	0.00	0.00	0.00	26,775.33	0.00	26,775.33	0.00
Total Income	26,800.44	26,756.00	44.44	412,491.54	384,000.00	28,491.54	384,000.00
Total Income	26,800.44	26,756.00	44.44	412,491.54	384,000.00	28,491.54	384,000.00
Gross Profit	26,800.44	26,756.00	44.44	412,491.54	384,000.00	28,491.54	384,000.00
Expense							
General & Administrative							
7015 · Management Fee	1,344.00	1,344.00	0.00	16,193.00	16,128.00	65.00	16,128.00
7020 · Insurance Package	1,121.57	916.67	204.90	10,732.24	11,000.00	(267.76)	11,000.00
7030 · Accounting/Professional Fees	0.00	25.00	(25.00)	225.00	300.00	(75.00)	300.00
7035 · Legal Fees	0.00	208.33	(208.33)	0.00	2,500.00	(2,500.00)	2,500.00
7037 · Interest Expense	0.00	432.83	(432.83)	3,488.89	5,194.00	(1,705.11)	5,194.00
7041 · Corporation Fees/Licenses	0.00	95.83	(95.83)	1,027.69	1,150.00	(122.31)	1,150.00
7050 · Administrative Fees	227.98	141.67	86.31	2,155.60	1,700.00	455.60	1,700.00
7055 · Telephone	96.23	83.33	12.90	1,102.91	1,000.00	102.91	1,000.00
Total General & Administrative	2,789.78	3,247.66	(457.88)	34,925.33	38,972.00	(4,046.67)	38,972.00
Grounds Care							
8210 · Lawn Care Contract	6,235.00	6,333.33	(98.33)	74,820.00	76,000.00	(1,180.00)	76,000.00
8212 · Invasive Plant Removal	0.00	1,166.67	(1,166.67)	0.00	14,000.00	(14,000.00)	14,000.00
8215 · Landscape Replacement	0.00	416.67	(416.67)	1,220.00	5,000.00	(3,780.00)	5,000.00
8220 · Irrigation Maint/Repair	1,248.85	1,083.33	165.52	19,982.20	13,000.00	6,982.20	13,000.00
8230 · Pest Control-Grounds	3,768.80	4,000.00	(231.20)	34,071.40	48,000.00	(13,928.60)	48,000.00
8290 · Grounds - Other	700.00	1,666.67	(966.67)	8,488.36	20,000.00	(11,511.64)	20,000.00
Total Grounds Care	11,952.65	14,666.67	(2,714.02)	138,581.96	176,000.00	(37,418.04)	176,000.00
Maintenance							
8710 · General Maintenance	1,318.52	1,000.00	318.52	5,895.16	12,000.00	(6,104.84)	12,000.00
8717 · Road Maintenance	0.00	333.33	(333.33)	4,900.00	4,000.00	900.00	4,000.00
8718 · Playground Maintenance	0.00	583.33	(583.33)	8,283.12	7,000.00	1,283.12	7,000.00
8720 · Tennis Court Maintenance	0.00	83.33	(83.33)	0.00	1,000.00	(1,000.00)	1,000.00
8722 · Launch Ramp Maintenance	0.00	41.67	(41.67)	0.00	500.00	(500.00)	500.00
8740 · Gate Maint/Repair	6,695.24	583.33	6,111.91	32,300.68	7,000.00	25,300.68	7,000.00
8800 · Security Repairs	0.00	125.00	(125.00)	505.15	1,500.00	(994.85)	1,500.00
Total Maintenance	8,013.76	2,749.99	5,263.77	51,884.11	33,000.00	18,884.11	33,000.00
Pool							
8510 · Pool Maintenance Contract	630.39	583.33	47.06	7,564.68	7,000.00	564.68	7,000.00
8511 · Pool Supplies/Repair	188.33	250.00	(61.67)	1,088.98	3,000.00	(1,911.02)	3,000.00
8530 · Lake Contract	210.00	75.00	135.00	820.00	900.00	(80.00)	900.00
Total Pool	1,028.72	908.33	120.39	9,473.66	10,900.00	(1,426.34)	10,900.00
Reserve Contribution							
9010 · Reserves - Capital Improvement	0.00	0.00	0.00	62,928.00	62,928.00	0.00	62,928.00
Total Reserve Contribution	0.00	0.00	0.00	62,928.00	62,928.00	0.00	62,928.00
Utilities/Internet							
8615 · Water Plant	0.00	125.00	(125.00)	1,102.25	1,500.00	(397.75)	1,500.00
8640 · Electric	617.20	833.33	(216.13)	8,965.46	10,000.00	(1,034.54)	10,000.00
8641 · Street Lights	26.99	25.00	1.99	318.73	300.00	18.73	300.00
8665 · TV/Internet Service	3,616.06	3,750.00	(133.94)	43,460.96	45,000.00	(1,539.04)	45,000.00
8666 · Gate Internet Service	443.76	450.00	(6.24)	5,313.57	5,400.00	(86.43)	5,400.00
Total Utilities/Internet	4,704.01	5,183.33	(479.32)	59,160.97	62,200.00	(3,039.03)	62,200.00
Total Expense	28,488.92	26,755.98	1,732.94	356,954.03	384,000.00	(27,045.97)	384,000.00
Net Income	(1,688.48)	0.02	(1,688.50)	55,537.51	0.00	55,537.51	0.00