

**MYAKKA RIVER TRAILS IMPROVEMENT
ASSOCIATION, INC.
FINANCIAL REPORTS
January 31, 2024**

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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 January 31, 2024

	Jan 31, 24
ASSETS	
Current Assets	
Checking/Savings	
Operating	
1010 · Centennial OP 4553	143,539.05
Total Operating	143,539.05
Reserves	
1070 · Centennial MM 7019	195,237.87
Total Reserves	195,237.87
Construction Escrow	
1080 · Centennial Const Escrow 3832	15,324.19
Total Construction Escrow	15,324.19
Total Checking/Savings	354,101.11
Accounts Receivable	
1300 · Accounts Receivable	
1310 · Assessment Receivable	16,892.56
Total 1300 · Accounts Receivable	16,892.56
Total Accounts Receivable	16,892.56
Total Current Assets	370,993.67
Other Assets	
1610 · Prepaid Insurance	8,972.60
Total Other Assets	8,972.60
TOTAL ASSETS	379,966.27
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
3010 · Accounts Payable	2,699.19
Total Accounts Payable	2,699.19
Other Current Liabilities	
3030 · Accrued Expense Liability	2,035.00
3035 · Prepaid Assessments	42,900.00
3050 · Deferred Revenue	52,064.34
3480 · Construction Bonds Held	15,324.19
Total Other Current Liabilities	112,323.53
Total Current Liabilities	115,022.72
Long Term Liabilities	
5000 · Reserve Fund	195,237.87
Total Long Term Liabilities	195,237.87
Total Liabilities	310,260.59
Equity	
5510 · Retained Earnings	64,540.77
5511 · Prior Period Adjustment	-345.00
Net Income	5,509.91
Total Equity	69,705.68
TOTAL LIABILITIES & EQUITY	379,966.27

Myakka River Trails Revenue & Expense Budget Performance

January 2024

	Jan 24	Budget	\$ Over Budget	Jan 24	YTD Budget	\$ Over Budget	Annual Budget
Income							
Income							
6310 · Maintenance Fee Income	26,032.16	26,032.13	0.03	26,032.16	26,032.13	0.03	312,386.00
6315 · Reserve Income	17,903.50	17,903.50	0.00	17,903.50	17,903.50	0.00	71,614.00
6820 · Gate Transmitter Fee Income	685.00	0.00	685.00	685.00	0.00	685.00	0.00
6910 · Interest Income	33.00	0.00	33.00	33.00	0.00	33.00	0.00
Total Income	44,653.66	43,935.63	718.03	44,653.66	43,935.63	718.03	384,000.00
Total Income	44,653.66	43,935.63	718.03	44,653.66	43,935.63	718.03	384,000.00
Gross Profit	44,653.66	43,935.63	718.03	44,653.66	43,935.63	718.03	384,000.00
Expense							
General & Administrative							
7015 · Management Fee	1,400.00	1,400.00	0.00	1,400.00	1,400.00	0.00	16,800.00
7020 · Insurance Package	1,121.57	1,375.00	(253.43)	1,121.57	1,375.00	(253.43)	16,500.00
7030 · Accounting/Professional Fees	0.00	18.75	(18.75)	0.00	18.75	(18.75)	225.00
7035 · Legal Fees	0.00	83.37	(83.37)	0.00	83.37	(83.37)	1,000.00
7041 · Corporation Fees/Licenses	0.00	100.00	(100.00)	0.00	100.00	(100.00)	1,200.00
7050 · Administrative Fees	217.36	166.63	50.73	217.36	166.63	50.73	2,000.00
7055 · Telephone	96.23	95.87	0.36	96.23	95.87	0.36	1,150.00
Total General & Administrative	2,835.16	3,239.62	(404.46)	2,835.16	3,239.62	(404.46)	38,875.00
Grounds Care							
8210 · Lawn Care Contract	6,235.00	7,083.37	(848.37)	6,235.00	7,083.37	(848.37)	85,000.00
8212 · Invasive Plant Removal	0.00	1,000.00	(1,000.00)	0.00	1,000.00	(1,000.00)	12,000.00
8215 · Landscape Replacement	0.00	333.37	(333.37)	0.00	333.37	(333.37)	4,000.00
8220 · Irrigation Maint/Repair	1,789.30	1,166.63	622.67	1,789.30	1,166.63	622.67	14,000.00
8230 · Pest Control-Grounds	3,768.80	3,666.63	102.17	3,768.80	3,666.63	102.17	44,000.00
8290 · Grounds - Other	360.00	1,250.00	(890.00)	360.00	1,250.00	(890.00)	15,000.00
Total Grounds Care	12,153.10	14,500.00	(2,346.90)	12,153.10	14,500.00	(2,346.90)	174,000.00
Maintenance							
8710 · General Maintenance	250.00	833.37	(583.37)	250.00	833.37	(583.37)	10,000.00
8717 · Road Maintenance	0.00	208.37	(208.37)	0.00	208.37	(208.37)	2,500.00
8718 · Playground Maintenance	0.00	250.00	(250.00)	0.00	250.00	(250.00)	3,000.00
8720 · Tennis Court Maintenance	0.00	83.37	(83.37)	0.00	83.37	(83.37)	1,000.00
8722 · Launch Ramp Maintenance	0.00	83.37	(83.37)	0.00	83.37	(83.37)	1,000.00
8740 · Gate Maint/Repair	509.66	366.63	143.03	509.66	366.63	143.03	4,400.00
8800 · Security Repairs	0.00	83.37	(83.37)	0.00	83.37	(83.37)	1,000.00
Total Maintenance	759.66	1,908.48	(1,148.82)	759.66	1,908.48	(1,148.82)	22,900.00
Pool							
8510 · Pool Maintenance Contract	630.39	683.37	(52.98)	630.39	683.37	(52.98)	8,200.00
8511 · Pool Supplies/Repair	29.50	166.63	(137.13)	29.50	166.63	(137.13)	2,000.00
8530 · Lake Contract	0.00	75.00	(75.00)	0.00	75.00	(75.00)	900.00
Total Pool	659.89	925.00	(265.11)	659.89	925.00	(265.11)	11,100.00
Reserve Contribution							
9010 · Reserves - Capital Improvement	17,903.50	17,903.50	0.00	17,903.50	17,903.50	0.00	71,614.00
Total Reserve Contribution	17,903.50	17,903.50	0.00	17,903.50	17,903.50	0.00	71,614.00
Utilities/Internet							
8615 · Water Plant	75.00	133.37	(58.37)	75.00	133.37	(58.37)	1,600.00
8640 · Electric	670.60	833.37	(162.77)	670.60	833.37	(162.77)	10,000.00
8641 · Street Lights	26.99	34.25	(7.26)	26.99	34.25	(7.26)	411.00
8665 · TV/Internet Service	3,616.06	4,000.00	(383.94)	3,616.06	4,000.00	(383.94)	48,000.00
8666 · Gate Internet Service	443.79	458.37	(14.58)	443.79	458.37	(14.58)	5,500.00
Total Utilities/Internet	4,832.44	5,459.36	(626.92)	4,832.44	5,459.36	(626.92)	65,511.00
Total Expense	39,143.75	43,935.96	(4,792.21)	39,143.75	43,935.96	(4,792.21)	384,000.00
Net Income	5,509.91	(0.33)	5,510.24	5,509.91	(0.33)	5,510.24	0.00