

# **Berry Bay Community Development District**

Financial Statements  
(Unaudited)

Period Ending  
April 30, 2023

Prepared by:



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**BERRY BAY COMMUNITY DEVELOPMENT DISTRICT**

**Balance Sheet**

As of April 30, 2023

*(In Whole Numbers)*

ACCOUNT DESCRIPTION	GENERAL FUND	SERIES 2021 DEBT SERVICE FUND	SERIES 2021 CAPITAL PROJECTS FUND	GENERAL FIXED ASSETS ACCOUNT GROUP FUND	GENERAL	TOTAL
					LONG-TERM DEBT ACCOUNT GROUP FUND	
<b>ASSETS</b>						
Cash - Operating Account	\$ 334,851	\$ -	\$ -	\$ -	\$ -	\$ 334,851
Due From Other Funds	-	511,351	-	-	-	511,351
Investments:						
Acq. & Construction - Amenity	-	-	604,087	-	-	604,087
Acq. & Construction - Master	-	-	1	-	-	1
Construction Fund	-	-	9,308	-	-	9,308
Construction Fund Custody	-	-	65,073	-	-	65,073
Reserve Fund	-	497,689	-	-	-	497,689
Revenue Fund	-	997,208	-	-	-	997,208
Fixed Assets						
Equipment and Furniture	-	-	-	122,485	-	122,485
Construction Work In Process	-	-	-	18,293,605	-	18,293,605
Amount To Be Provided	-	-	-	-	17,087,366	17,087,366
<b>TOTAL ASSETS</b>	<b>\$ 334,851</b>	<b>\$ 2,006,248</b>	<b>\$ 678,469</b>	<b>\$ 18,416,090</b>	<b>\$ 17,087,366</b>	<b>\$ 38,523,024</b>
<b>LIABILITIES</b>						
Accounts Payable	\$ 21,712	\$ -	\$ -	\$ -	\$ -	\$ 21,712
Bonds Payable	-	-	-	-	17,087,366	17,087,366
Due To Other Funds	31	-	511,320	-	-	511,351
<b>TOTAL LIABILITIES</b>	<b>21,743</b>	<b>-</b>	<b>511,320</b>	<b>-</b>	<b>17,087,366</b>	<b>17,620,429</b>
<b>FUND BALANCES</b>						
Restricted for:						
Debt Service	-	2,006,248	-	-	-	2,006,248
Capital Projects	-	-	167,149	-	-	167,149
Unassigned:	313,108	-	-	18,416,090	-	18,729,198
<b>TOTAL FUND BALANCES</b>	<b>313,108</b>	<b>2,006,248</b>	<b>167,149</b>	<b>18,416,090</b>	<b>-</b>	<b>20,902,595</b>
<b>TOTAL LIABILITIES &amp; FUND BALANCES</b>	<b>\$ 334,851</b>	<b>\$ 2,006,248</b>	<b>\$ 678,469</b>	<b>\$ 18,416,090</b>	<b>\$ 17,087,366</b>	<b>\$ 38,523,024</b>

**BERRY BAY COMMUNITY DEVELOPMENT DISTRICT**  
**Statement of Revenues, Expenditures and Changes in Fund Balances**  
For the Period Ending April 30, 2023  
General Fund (001)  
*(In Whole Numbers)*

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<b><u>REVENUES</u></b>				
Special Assmnts- Tax Collector	\$ 786,949	\$ 558,869	\$ (228,080)	71.02%
Special Assmnts- CDD Collected	-	27,648	27,648	0.00%
Developer Contribution	-	2,232	2,232	0.00%
<b>TOTAL REVENUES</b>	<b>786,949</b>	<b>588,749</b>	<b>(198,200)</b>	<b>74.81%</b>
<b><u>EXPENDITURES</u></b>				
<b><u>Administration</u></b>				
Supervisor Fees	12,000	4,000	8,000	33.33%
ProfServ-Trustee Fees	4,100	4,041	59	98.56%
Disclosure Report	4,200	2,800	1,400	66.67%
District Counsel	10,000	13,281	(3,281)	132.81%
District Engineer	7,500	3,388	4,112	45.17%
District Manager	36,000	31,000	5,000	86.11%
Accounting Services	4,500	4,000	500	88.89%
Auditing Services	4,900	-	4,900	0.00%
Website Compliance	2,000	1,500	500	75.00%
Postage, Phone, Faxes, Copies	250	208	42	83.20%
Public Officials Insurance	2,329	2,504	(175)	107.51%
Legal Advertising	2,500	1,209	1,291	48.36%
Bank Fees	250	15	235	6.00%
Website Administration	1,500	1,000	500	66.67%
Miscellaneous Expenses	200	-	200	0.00%
Office Supplies	200	-	200	0.00%
Dues, Licenses, Subscriptions	175	175	-	100.00%
<b>Total Administration</b>	<b>92,604</b>	<b>69,121</b>	<b>23,483</b>	<b>74.64%</b>
<b><u>Electric Utility Services</u></b>				
Utility - Electric	65,000	3,412	61,588	5.25%
Utility - StreetLights	150,000	69,945	80,055	46.63%
<b>Total Electric Utility Services</b>	<b>215,000</b>	<b>73,357</b>	<b>141,643</b>	<b>34.12%</b>

**BERRY BAY COMMUNITY DEVELOPMENT DISTRICT**  
**Statement of Revenues, Expenditures and Changes in Fund Balances**  
For the Period Ending April 30, 2023  
General Fund (001)  
*(In Whole Numbers)*

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<b><u>Other Physical Environment</u></b>				
Waterway Management	25,000	16,586	8,414	66.34%
Contracts-Pools	25,000	-	25,000	0.00%
Contracts - Landscape	295,000	12,684	282,316	4.30%
Janitorial Services & Supplies	10,000	-	10,000	0.00%
Insurance -Property & Casualty	30,000	5,154	24,846	17.18%
Landscape Maintenance	94,345	88,499	5,846	93.80%
<b>Total Other Physical Environment</b>	<b>479,345</b>	<b>122,923</b>	<b>356,422</b>	<b>25.64%</b>
<b>TOTAL EXPENDITURES</b>	<b>786,949</b>	<b>265,401</b>	<b>521,548</b>	<b>33.73%</b>
Excess (deficiency) of revenues				
Over (under) expenditures	-	323,348	323,348	0.00%
<b>FUND BALANCE, BEGINNING (OCT 1, 2022)</b>		<b>(10,240)</b>		
<b>FUND BALANCE, ENDING</b>		<b>\$ 313,108</b>		

**BERRY BAY COMMUNITY DEVELOPMENT DISTRICT**  
**Statement of Revenues, Expenditures and Changes in Fund Balances**  
For the Period Ending April 30, 2023  
Series 2021 Debt Service Fund (202)  
*(In Whole Numbers)*

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<b><u>REVENUES</u></b>				
Interest - Investments	\$ -	\$ 20,356	\$ 20,356	0.00%
Special Assmnts- Tax Collector	991,356	990,581	(775)	99.92%
Special Assmnts- CDD Collected	-	279,364	279,364	0.00%
<b>TOTAL REVENUES</b>	<b>991,356</b>	<b>1,290,301</b>	<b>298,945</b>	<b>130.16%</b>
<b><u>EXPENDITURES</u></b>				
<b><u>Debt Service</u></b>				
Principal Debt Retirement	360,000	-	360,000	0.00%
Interest Expense	631,356	318,041	313,315	50.37%
<b>Total Debt Service</b>	<b>991,356</b>	<b>318,041</b>	<b>673,315</b>	<b>32.08%</b>
<b>TOTAL EXPENDITURES</b>	<b>991,356</b>	<b>318,041</b>	<b>673,315</b>	<b>32.08%</b>
Excess (deficiency) of revenues Over (under) expenditures	-	972,260	972,260	0.00%
<b>FUND BALANCE, BEGINNING (OCT 1, 2022)</b>		<b>1,033,988</b>		
<b>FUND BALANCE, ENDING</b>		<b>\$ 2,006,248</b>		

**BERRY BAY COMMUNITY DEVELOPMENT DISTRICT**  
**Statement of Revenues, Expenditures and Changes in Fund Balances**  
For the Period Ending April 30, 2023  
Series 2021 Capital Projects Fund (302)  
*(In Whole Numbers)*

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<b><u>REVENUES</u></b>				
Interest - Investments	\$ -	\$ 16,933	\$ 16,933	0.00%
<b>TOTAL REVENUES</b>	<b>-</b>	<b>16,933</b>	<b>16,933</b>	<b>0.00%</b>
<b><u>EXPENDITURES</u></b>				
<b><u>Construction In Progress</u></b>				
Construction in Progress	-	618,366	(618,366)	0.00%
<b>Total Construction In Progress</b>	<b>-</b>	<b>618,366</b>	<b>(618,366)</b>	<b>0.00%</b>
<b>TOTAL EXPENDITURES</b>	<b>-</b>	<b>618,366</b>	<b>(618,366)</b>	<b>0.00%</b>
Excess (deficiency) of revenues Over (under) expenditures	-	(601,433)	(601,433)	0.00%
<b>FUND BALANCE, BEGINNING (OCT 1, 2022)</b>		<b>768,582</b>		
<b>FUND BALANCE, ENDING</b>		<b>\$ 167,149</b>		

**BERRY BAY COMMUNITY DEVELOPMENT DISTRICT**  
**Statement of Revenues, Expenditures and Changes in Fund Balances**  
For the Period Ending April 30, 2023  
General Fixed Assets Account Group Fund (900)  
*(In Whole Numbers)*

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<b><u>REVENUES</u></b>				
<b>TOTAL REVENUES</b>	-	-	-	0.00%
<b><u>EXPENDITURES</u></b>				
<b>TOTAL EXPENDITURES</b>	-	-	-	0.00%
Excess (deficiency) of revenues				
Over (under) expenditures	-	-	-	0.00%
<b>FUND BALANCE, BEGINNING (OCT 1, 2022)</b>		<b>18,416,090</b>		
<b>FUND BALANCE, ENDING</b>		<b><u>\$ 18,416,090</u></b>		

# BERRY BAY CDD

## Bank Reconciliation

Bank Account No. 6498 TRUIST - GF Operating  
 Statement No. 4-23  
 Statement Date 4/30/2023

<b>G/L Balance (LCY)</b>	334,850.77	<b>Statement Balance</b>	351,442.10
<b>G/L Balance</b>	334,850.77	<b>Outstanding Deposits</b>	0.00
<b>Positive Adjustments</b>	0.00		
<b>Subtotal</b>	334,850.77	<b>Subtotal</b>	351,442.10
<b>Negative Adjustments</b>	0.00	<b>Outstanding Checks</b>	16,591.33
		<b>Differences</b>	0.00
<b>Ending G/L Balance</b>	334,850.77	<b>Ending Balance</b>	334,850.77
<b>Difference</b>	0.00		

Posting Date	Document Type	Document No.	Description	Amount	Cleared Amount	Difference
<b>Checks</b>						
3/30/2023	Payment	306	ADA SITE COMPLIANCE	1,500.00	1,500.00	0.00
3/30/2023	Payment	307	EGIS INSURANCE	2,095.00	2,095.00	0.00
3/30/2023	Payment	308	SWINE SOLUTIONS	1,550.00	1,550.00	0.00
4/13/2023	Payment	309	FIRST CHOICE AQUATIC WEED	2,039.00	2,039.00	0.00
Total Checks				7,184.00	7,184.00	0.00
<b>Deposits</b>						
4/17/2023		JE000075	CK#1878063635##### - TECO Sec	G/L 704.47	704.47	0.00
Total Deposits				704.47	704.47	0.00
<b>Outstanding Checks</b>						
2/16/2023	Payment	288	RYAN MOTKO	200.00	0.00	200.00
3/16/2023	Payment	303	RYAN MOTKO	200.00	0.00	200.00
4/27/2023	Payment	310	CARLOS DE LA OSSA	200.00	0.00	200.00
4/27/2023	Payment	311	INFRAMARK LLC	4,874.21	0.00	4,874.21
4/27/2023	Payment	312	NICHOLAS J. DISTER	200.00	0.00	200.00
4/27/2023	Payment	313	RYAN MOTKO	200.00	0.00	200.00
4/27/2023	Payment	314	STRALEY ROBIN VERICKER	3,490.26	0.00	3,490.26
4/27/2023	Payment	315	TECO	3,186.23	0.00	3,186.23
4/27/2023	Payment	316	U.S. BANK	4,040.63	0.00	4,040.63
<b>Total Outstanding Checks.....</b>				<b>16,591.33</b>		<b>16,591.33</b>