

Berry Bay Community Development District

Financial Statements
(Unaudited)

Period Ending
April 30, 2024

Prepared by:



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BERRY BAY COMMUNITY DEVELOPMENT DISTRICT

Balance Sheet

As of April 30, 2024

(In Whole Numbers)

ACCOUNT DESCRIPTION	GENERAL	SERIES 2021	SERIES 2022	SERIES 2021	SERIES 2022	GENERAL	GENERAL	TOTAL
	FUND	DEBT SERVICE	DEBT SERVICE	CAPITAL	CAPITAL	FIXED ASSETS	LONG-TERM	
		FUND	FUND	PROJECTS	PROJECTS	ACCOUNT	DEBT	
				FUND	FUND	GROUP FUND	ACCOUNT	
ASSETS								
Cash - Operating Account	\$ 677,379	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 677,379
Due From Other Funds	150,512	503,573	-	-	-	-	-	654,085
Investments:								
Acq. & Construction - Amenity	-	-	-	379,836	-	-	-	379,836
Acq. & Construction - Master	-	-	-	1	-	-	-	1
Acquisition & Construction Account	-	-	-	-	233	-	-	233
Construction Fund	-	-	-	34,445	-	-	-	34,445
Construction Fund Custody	-	-	-	68,288	-	-	-	68,288
Reserve Fund	-	497,689	446,075	-	-	-	-	943,764
Revenue Fund	-	1,061,082	409,731	-	-	-	-	1,470,813
Fixed Assets								
Equipment and Furniture	-	-	-	-	-	122,485	-	122,485
Construction Work In Process	-	-	-	-	-	18,293,605	-	18,293,605
Amount Avail In Debt Services	-	-	-	-	-	-	497,448	497,448
Amount To Be Provided	-	-	-	-	-	-	23,019,918	23,019,918
TOTAL ASSETS	\$ 827,891	\$ 2,062,344	\$ 855,806	\$ 482,570	\$ 233	\$ 18,416,090	\$ 23,517,366	\$ 46,162,300

LIABILITIES

Accounts Payable	\$ 65,918	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 65,918
Unearned Revenue	-	-	-	32,304	-	-	-	32,304
Bonds Payable	-	-	-	-	-	-	17,087,366	17,087,366
Bonds Payable - Series 2023	-	-	-	-	-	-	6,430,000	6,430,000
Due To Other Funds	-	-	122,664	531,421	-	-	-	654,085
TOTAL LIABILITIES	65,918	-	122,664	563,725	-	-	23,517,366	24,269,673

BERRY BAY COMMUNITY DEVELOPMENT DISTRICT

Balance Sheet

As of April 30, 2024

(In Whole Numbers)

ACCOUNT DESCRIPTION	GENERAL FUND	SERIES 2021 DEBT SERVICE FUND	SERIES 2022 DEBT SERVICE FUND	SERIES 2021 CAPITAL PROJECTS FUND	SERIES 2022 CAPITAL PROJECTS FUND	GENERAL FIXED ASSETS ACCOUNT GROUP FUND	GENERAL LONG-TERM DEBT ACCOUNT GROUP FUND	TOTAL
FUND BALANCES								
Restricted for:								
Debt Service	-	2,062,344	733,142	-	-	-	-	2,795,486
Capital Projects	-	-	-	-	233	-	-	233
Unassigned:	761,973	-	-	(81,155)	-	18,416,090	-	19,096,908
TOTAL FUND BALANCES	761,973	2,062,344	733,142	(81,155)	233	18,416,090	-	21,892,627
TOTAL LIABILITIES & FUND BALANCES	\$ 827,891	\$ 2,062,344	\$ 855,806	\$ 482,570	\$ 233	\$ 18,416,090	\$ 23,517,366	\$ 46,162,300

BERRY BAY COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending April 30, 2024
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
<u>REVENUES</u>				
Rental Income	\$ -	\$ 600	\$ 600	0.00%
Special Assmnts- Tax Collector	742,969	799,135	56,166	107.56%
Special Assmnts- CDD Collected	307,351	427,888	120,537	139.22%
Other Miscellaneous Revenues	-	650	650	0.00%
TOTAL REVENUES	1,050,320	1,228,273	177,953	116.94%
<u>EXPENDITURES</u>				
<u>Administration</u>				
Supervisor Fees	12,000	4,800	7,200	40.00%
ProfServ-Trustee Fees	4,100	5,533	(1,433)	134.95%
Disclosure Report	4,200	2,450	1,750	58.33%
District Counsel	10,000	19,070	(9,070)	190.70%
District Engineer	4,500	3,971	529	88.24%
District Manager	36,000	21,000	15,000	58.33%
Accounting Services	12,000	2,625	9,375	21.88%
Auditing Services	4,900	-	4,900	0.00%
Website Compliance	1,500	1,500	-	100.00%
Postage, Phone, Faxes, Copies	250	80	170	32.00%
Insurance - General Liability	3,671	3,166	505	86.24%
Public Officials Insurance	3,005	2,592	413	86.26%
Insurance -Property & Casualty	36,864	32,603	4,261	88.44%
Insurance Deductible	2,500	-	2,500	0.00%
Legal Advertising	2,500	1,190	1,310	47.60%
Direct Mailings	2,500	-	2,500	0.00%
Bank Fees	250	-	250	0.00%
Website Administration	1,500	875	625	58.33%
Office Supplies	200	781	(581)	390.50%
Dues, Licenses, Subscriptions	175	4,903	(4,728)	2801.71%
Total Administration	142,615	107,139	35,476	75.12%
<u>Electric Utility Services</u>				
Utility - Electric	85,000	13,626	71,374	16.03%
Utility - StreetLights	190,000	97,161	92,839	51.14%
Total Electric Utility Services	275,000	110,787	164,213	40.29%
<u>Water Utility Services</u>				
Utility - Water	-	1,195	(1,195)	0.00%
Total Water Utility Services	-	1,195	(1,195)	0.00%

BERRY BAY COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending April 30, 2024
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
<u>Other Physical Environment</u>				
ProfServ-Field Management	12,000	7,000	5,000	58.33%
ProfServ-Wildlife Management Service	11,200	6,200	5,000	55.36%
Waterway Management	2,500	5,626	(3,126)	225.04%
Contracts-Janitorial Services	14,952	9,277	5,675	62.05%
Contracts-Pools	19,200	12,545	6,655	65.34%
Contracts-Trash & Debris Removal	9,000	1,115	7,885	12.39%
Contracts - Landscape	329,653	178,128	151,525	54.04%
Amenity Center Pest Control	1,800	450	1,350	25.00%
Security	6,000	-	6,000	0.00%
Onsite Staff	35,000	17,500	17,500	50.00%
R&M-Monument, Entrance & Wall	2,500	3,375	(875)	135.00%
Landscape - Annuals	18,000	1,561	16,439	8.67%
Landscape - Mulch	35,000	5,250	29,750	15.00%
Landscape Maintenance	7,000	-	7,000	0.00%
R&M-Security Cameras	2,000	-	2,000	0.00%
Plant Replacement Program	30,000	3,672	26,328	12.24%
R&M - Amenity Center	10,000	3,938	6,062	39.38%
Sidewalk & Pavement Repair	2,000	-	2,000	0.00%
Garbage Collection	3,000	-	3,000	0.00%
Miscellaneous Maintenance	10,000	500	9,500	5.00%
Irrigation Maintenance	24,000	12,801	11,199	53.34%
Aquatic Maintenance	26,000	11,676	14,324	44.91%
Aquatic Plant Replacement	5,000	-	5,000	0.00%
Access Control Maintenance & Repair	5,000	-	5,000	0.00%
Janitorial Supplies	1,500	-	1,500	0.00%
Op Supplies - Pool Chemicals	3,000	-	3,000	0.00%
Dog Waste Station Supplies	2,400	1,630	770	67.92%
Amenities Furniture & Fixtures	5,000	-	5,000	0.00%
Total Other Physical Environment	632,705	282,244	350,461	44.61%
TOTAL EXPENDITURES	1,050,320	501,365	548,955	47.73%
Excess (deficiency) of revenues				
Over (under) expenditures	-	726,908	726,908	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2023)		35,065		
FUND BALANCE, ENDING		\$ 761,973		

BERRY BAY COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending April 30, 2024
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
<u>REVENUES</u>				
Interest - Investments	\$ -	\$ 25,909	\$ 25,909	0.00%
Special Assmnts- Tax Collector	991,775	983,540	(8,235)	99.17%
TOTAL REVENUES	991,775	1,009,449	17,674	101.78%
<u>EXPENDITURES</u>				
<u>Debt Service</u>				
Principal Debt Retirement	370,000	-	370,000	0.00%
Interest Expense	621,775	313,316	308,459	50.39%
Total Debt Service	991,775	313,316	678,459	31.59%
TOTAL EXPENDITURES	991,775	313,316	678,459	31.59%
Excess (deficiency) of revenues Over (under) expenditures	-	696,133	696,133	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2023)		1,366,211		
FUND BALANCE, ENDING		<u>\$ 2,062,344</u>		

BERRY BAY COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending April 30, 2024
Series 2022 Debt Service Fund (203)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<u>REVENUES</u>				
Interest - Investments	\$ -	\$ 17,076	\$ 17,076	0.00%
Special Assmnts- CDD Collected	443,575	437,142	(6,433)	98.55%
TOTAL REVENUES	443,575	454,218	10,643	102.40%
<u>EXPENDITURES</u>				
<u>Debt Service</u>				
Principal Debt Retirement	90,000	-	90,000	0.00%
Interest Expense	353,575	177,828	175,747	50.29%
Total Debt Service	443,575	177,828	265,747	40.09%
TOTAL EXPENDITURES	443,575	177,828	265,747	40.09%
Excess (deficiency) of revenues Over (under) expenditures	-	276,390	276,390	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2023)		456,752		
FUND BALANCE, ENDING		\$ 733,142		

BERRY BAY COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending April 30, 2024
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
<u>REVENUES</u>				
Interest - Investments	\$ -	\$ 16,199	\$ 16,199	0.00%
TOTAL REVENUES	-	16,199	16,199	0.00%
<u>EXPENDITURES</u>				
TOTAL EXPENDITURES	-	-	-	0.00%
Excess (deficiency) of revenues Over (under) expenditures	-	16,199	16,199	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2023)		(97,354)		
FUND BALANCE, ENDING		<u>\$ (81,155)</u>		

BERRY BAY COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending April 30, 2024
Series 2022 Capital Projects Fund (303)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<u>REVENUES</u>				
Interest - Investments	\$ -	\$ 1,169	\$ 1,169	0.00%
Special Assmnts- CDD Collected	-	88,854	88,854	0.00%
TOTAL REVENUES	-	90,023	90,023	0.00%
<u>EXPENDITURES</u>				
<u>Construction In Progress</u>				
Construction in Progress	-	165,324	(165,324)	0.00%
Total Construction In Progress	-	165,324	(165,324)	0.00%
TOTAL EXPENDITURES	-	165,324	(165,324)	0.00%
Excess (deficiency) of revenues Over (under) expenditures	-	(75,301)	(75,301)	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2023)		75,534		
FUND BALANCE, ENDING		\$ 233		

BERRY BAY COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending April 30, 2024
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
<u>REVENUES</u>				
TOTAL REVENUES	-	-	-	0.00%
<u>EXPENDITURES</u>				
TOTAL EXPENDITURES	-	-	-	0.00%
Excess (deficiency) of revenues				
Over (under) expenditures	-	-	-	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2023)		18,416,090		
FUND BALANCE, ENDING		<u>\$ 18,416,090</u>		

Bank Account Statement

Berry Bay CDD

Bank Account Statement: Bank Account No.: 6498, Statement No.: 24-04

Currency Code

Statement Date	04/30/24	Statement Balance	680,168.46
Balance Last Statement	699,652.69	Outstanding Bank Transactions	0.00
Statement Ending Balance	680,168.46	Subtotal	680,168.46
		Outstanding Checks	-2,789.67
G/L Balance at 04/30/24	677,378.79	Bank Account Balance	677,378.79

Transaction Date	Type	Document No.	Description	Value Date	Applied Entries	Applied Amount	Statement Amount
Statement No. 24-04							
03/14/24	Bank Account Ledger Entry	494	Check for Vendor V00065		1	-325.00	-325.00
03/14/24	Bank Account Ledger Entry	499	Check for Vendor V00024		1	-200.00	-200.00
03/26/24	Bank Account Ledger Entry	504	Check for Vendor V00066		1	-425.00	-425.00
03/26/24	Bank Account Ledger Entry	505	Check for Vendor V00035		1	-300.00	-300.00
03/26/24	Bank Account Ledger Entry	506	Check for Vendor V00004		1	-581.00	-581.00
03/26/24	Bank Account Ledger Entry	507	Check for Vendor V00026		1	-2,714.18	-2,714.18
04/09/24	Bank Account Ledger Entry	BD00001	Deposit No. BD00001		1	3,000.00	3,000.00
04/15/24	Bank Account Ledger Entry	508	Check for Vendor V00008		1	-2,517.00	-2,517.00
04/15/24	Bank Account Ledger Entry	510	Check for Vendor V00019		1	-200.00	-200.00
04/15/24	Bank Account Ledger Entry	511	Check for Vendor V00022		1	-8,113.64	-8,113.64
04/15/24	Bank Account Ledger Entry	512	Check for Vendor V00023		1	-499.71	-499.71
04/15/24	Bank Account Ledger Entry	513	Check for Vendor V00024		1	-200.00	-200.00
04/15/24	Bank Account Ledger Entry	514	Check for Vendor V00035		1	-850.00	-850.00
04/15/24	Bank Account Ledger Entry	515	Check for Vendor V00038		1	-200.00	-200.00
04/15/24	Bank Account Ledger Entry	516	Check for Vendor V00048		1	-1,271.00	-1,271.00
04/15/24	Bank Account Ledger Entry	517	Check for Vendor V00054		1	-90.00	-90.00
04/15/24	Bank Account Ledger Entry	518	Check for Vendor V00057		1	-2,000.00	-2,000.00
04/17/24	Bank Account Ledger Entry	DD198	Payment of Invoice 000996		1	-557.33	-557.33
04/17/24	Bank Account Ledger Entry	DD199	Payment of Invoice 001002		1	-736.06	-736.06
04/17/24	Bank Account Ledger Entry	DD200	Payment of Invoice 001040		1	-11,218.84	-11,218.84
04/17/24	Bank Account Ledger Entry	DD201	Payment of Invoice 001038		1	-74.99	-74.99
04/17/24	Bank Account Ledger Entry	DD202	Payment of Invoice 001000		1	-136.10	-136.10

Bank Account Statement

Berry Bay CDD

Currency Code

Statement Date	04/30/24	Statement Balance	680,168.46
Balance Last Statement	699,652.69	Outstanding Bank Transactions	0.00
Statement Ending Balance	680,168.46	Subtotal	680,168.46
		Outstanding Checks	-2,789.67
G/L Balance at 04/30/24	677,378.79	Bank Account Balance	677,378.79

Transaction Date	Type	Document No.	Description	Value Date	Applied Entries	Applied Amount	Statement Amount
04/18/24	Bank Account Ledger Entry	519	Check for Vendor V00011		1	-2,542.50	-2,542.50
04/18/24	Bank Account Ledger Entry	520	Check for Vendor V00014		1	-1,500.00	-1,500.00
04/18/24	Bank Account Ledger Entry	BD00002	Deposit No. BD00002		1	175.00	175.00
04/02/24	Bank Account Ledger Entry	JE000490	Tax Revenue / Debt Service		1	14,169.83	14,169.83
04/22/24	Bank Account Ledger Entry	JE000491	Tax Revenue / Debt Service		1	623.29	623.29
04/15/24	Bank Account Ledger Entry	509	Check for Vendor V00016		1	-200.00	-200.00
Total						-19,484.23	-19,484.23

Outstanding Payments

Posting Date	Document Type	Document No.	Description	Statement Amount
Quantity				0
Total				

Outstanding Checks

Posting Date	Document Type	Check No.	Description	Statement Amount
04/18/24	Payment	521	Check for Vendor V00065	-325.00
04/26/24	Payment	525	Check for Vendor V00053	-150.00
04/26/24	Payment	526	Check for Vendor V00068	-700.00
04/26/24	Payment	527	Check for Vendor V00069	-500.00
04/30/24	Payment	528	Check for Vendor V00026	-1,114.67
Quantity				5
Total				-2,789.67