

Sawgrass Village Community Development District

Financial Statements
(Unaudited)

Period Ending
January 31, 2025

Prepared by:



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SAWGRASS VILLAGE

Balance Sheet

As of January 31, 2025

(In Whole Numbers)

ACCOUNT DESCRIPTION	GENERAL FUND	SERIES 2023 DEBT SERVICE FUND	SERIES 2023 AA2 DEBT SERVICE FUND	SERIES 2024 AA3 DEBT SERVICE FUND	SERIES 2023 CAPITAL PROJECTS FUND	SERIES 2023 AA2 CAPITAL PROJECTS FUND	SERIES 2024 AA3 CAPITAL PROJECTS FUND	GENERAL LONG-TERM DEBT FUND	TOTAL
ASSETS									
Cash - Operating Account	\$ 180,595	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 180,595
Cash in Transit	-	31,200	-	-	-	-	-	-	31,200
Due From Developer	24,229	-	-	-	-	-	-	-	24,229
Due From Other Funds	-	373,096	27,143	-	1,297,315	-	708	-	1,698,262
Investments:									
Acq. & Construction - Other	-	-	-	-	-	3,300,728	7,490,445	-	10,791,173
Acquisition & Construction Account	-	-	-	-	857,902	2,225,918	123,527	-	3,207,347
Cost of Issuance Fund	-	-	-	-	-	8,000	-	-	8,000
Reserve Fund	-	1,315,378	1,060,444	618,495	-	-	-	-	2,994,317
Revenue Fund	-	411,002	26,855	89,307	-	-	-	-	527,164
Amount Avail In Debt Services	-	-	-	-	-	-	-	1,315,378	1,315,378
Amount To Be Provided	-	-	-	-	-	-	-	40,744,622	40,744,622
TOTAL ASSETS	\$ 204,824	\$ 2,130,676	\$ 1,114,442	\$ 707,802	\$ 2,155,217	\$ 5,534,646	\$ 7,614,680	\$ 42,060,000	\$ 61,522,287
LIABILITIES									
Accounts Payable	\$ 22,268	\$ 31,200	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 53,468
Unearned Revenue	2,056	-	-	-	-	-	-	-	2,056
Accounts Payable - Other	-	-	-	-	48,500	-	-	-	48,500
Bonds Payable - Series 2023	-	-	-	-	-	-	-	18,995,000	18,995,000
Bonds Payable - Series 2022A-2	-	-	-	-	-	-	-	14,240,000	14,240,000
Bonds Payable - Series 2024	-	-	-	-	-	-	-	8,825,000	8,825,000
Due To Other Funds	31,201	-	-	343,651	-	1,323,411	-	-	1,698,263
TOTAL LIABILITIES	55,525	31,200	-	343,651	48,500	1,323,411	-	42,060,000	43,862,287

SAWGRASS VILLAGE

Balance Sheet

As of January 31, 2025

(In Whole Numbers)

		SERIES 2023	SERIES 2023	SERIES 2024	SERIES 2023	SERIES 2023	SERIES 2024		
	GENERAL	DEBT SERVICE	AA2 DEBT	AA3 DEBT	CAPITAL	AA2 CAPITAL	AA3 CAPITAL	GENERAL	
ACCOUNT DESCRIPTION	FUND	FUND	SERVICE FUND	SERVICE FUND	PROJECTS	PROJECTS	PROJECTS	LONG-TERM	TOTAL
					FUND	FUND	FUND	DEBT FUND	
FUND BALANCES									
Restricted for:									
Debt Service	-	2,099,476	1,114,442	364,151	-	-	-	-	3,578,069
Capital Projects	-	-	-	-	2,106,717	4,211,235	7,614,680	-	13,932,632
Unassigned:	149,299	-	-	-	-	-	-	-	149,299
TOTAL FUND BALANCES	149,299	2,099,476	1,114,442	364,151	2,106,717	4,211,235	7,614,680	-	17,660,000
TOTAL LIABILITIES & FUND BALANCES	\$ 204,824	\$ 2,130,676	\$ 1,114,442	\$ 707,802	\$ 2,155,217	\$ 5,534,646	\$ 7,614,680	\$ 42,060,000	\$ 61,522,287

SAWGRASS VILLAGE
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending January 31, 2025
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>				
Special Assmnts- CDD Collected	\$ -	\$ 203,273	\$ 203,273	0.00%
Developer Contribution	575,625	-	(575,625)	0.00%
TOTAL REVENUES	575,625	203,273	(372,352)	35.31%
<u>EXPENDITURES</u>				
<u>Administration</u>				
Supervisor Fees	12,000	1,600	10,400	13.33%
ProfServ-Dissemination Agent	18,000	5,000	13,000	27.78%
ProfServ-Info Technology	600	200	400	33.33%
ProfServ-Recording Secretary	2,400	800	1,600	33.33%
ProfServ-Trustee Fees	6,500	4,256	2,244	65.48%
District Counsel	9,500	3,841	5,659	40.43%
District Engineer	9,500	2,748	6,752	28.93%
Administrative Services	4,500	1,500	3,000	33.33%
District Manager	25,000	22,980	2,020	91.92%
Accounting Services	9,000	3,300	5,700	36.67%
Auditing Services	6,000	5,600	400	93.33%
Website Compliance	1,500	-	1,500	0.00%
Postage, Phone, Faxes, Copies	500	4	496	0.80%
Utility - StreetLights	50,000	-	50,000	0.00%
Rentals & Leases	600	200	400	33.33%
Public Officials Insurance	2,475	2,475	-	100.00%
Legal Advertising	3,500	505	2,995	14.43%
Tax Collector/Property Appraiser Fees	1,200	-	1,200	0.00%
Bank Fees	200	-	200	0.00%
Financial & Revenue Collections	1,200	100	1,100	8.33%
Meeting Expense	1,000	-	1,000	0.00%
Website Administration	1,200	400	800	33.33%
Miscellaneous Expenses	250	-	250	0.00%
Office Supplies	100	-	100	0.00%
Dues, Licenses, Subscriptions	175	200	(25)	114.29%
Total Administration	166,900	55,709	111,191	33.38%
<u>Stormwater Control</u>				
Contracts-Aquatic Control	38,000	-	38,000	0.00%
Total Stormwater Control	38,000	-	38,000	0.00%

SAWGRASS VILLAGE**Statement of Revenues, Expenditures and Changes in Fund Balances**

For the Period Ending January 31, 2025

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-Wildlife Management Service	6,200	-	6,200	0.00%
Insurance - General Liability	3,025	2,725	300	90.08%
Insurance -Property & Casualty	20,000	-	20,000	0.00%
Insurance Deductible	2,500	-	2,500	0.00%
R&M-Other Landscape	20,000	-	20,000	0.00%
Landscape Maintenance	300,000	441	299,559	0.15%
Landscape Miscellaneous	9,000	-	9,000	0.00%
Total Other Physical Environment	360,725	3,166	357,559	0.88%
<u>Contingency</u>				
Misc-Contingency	10,000	3,500	6,500	35.00%
Total Contingency	10,000	3,500	6,500	35.00%
TOTAL EXPENDITURES	575,625	62,375	513,250	10.84%
Excess (deficiency) of revenues				
Over (under) expenditures	-	140,898	140,898	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2024)		8,401		
FUND BALANCE, ENDING		\$ 149,299		

SAWGRASS VILLAGE**Statement of Revenues, Expenditures and Changes in Fund Balances**

For the Period Ending January 31, 2025

Series 2023 Debt Service Fund (200)

(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	\$ -	\$ 25,385	\$ 25,385	0.00%
Special Assmnts- CDD Collected	1,311,672	655,493	(656,179)	49.97%
TOTAL REVENUES	1,311,672	680,878	(630,794)	51.91%
<u>EXPENDITURES</u>				
<u>Debt Service</u>				
Principal Debt Retirement	275,000	-	275,000	0.00%
Interest Expense	1,036,672	521,688	514,984	50.32%
Total Debt Service	1,311,672	521,688	789,984	39.77%
TOTAL EXPENDITURES	1,311,672	521,688	789,984	39.77%
Excess (deficiency) of revenues				
Over (under) expenditures	-	159,190	159,190	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2024)		1,940,286		
FUND BALANCE, ENDING		\$ 2,099,476		

SAWGRASS VILLAGE**Statement of Revenues, Expenditures and Changes in Fund Balances**

For the Period Ending January 31, 2025

Series 2023 Aa2 Debt Service Fund (201)

(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	\$ -	\$ 18,969	\$ 18,969	0.00%
Special Assmnts- CDD Collected	1,059,363	468,555	(590,808)	44.23%
TOTAL REVENUES	1,059,363	487,524	(571,839)	46.02%
<u>EXPENDITURES</u>				
<u>Debt Service</u>				
Principal Debt Retirement	195,000	250,000	(55,000)	128.21%
Interest Expense	864,363	438,744	425,619	50.76%
Total Debt Service	1,059,363	688,744	370,619	65.01%
TOTAL EXPENDITURES	1,059,363	688,744	370,619	65.01%
Excess (deficiency) of revenues				
Over (under) expenditures	-	(201,220)	(201,220)	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2024)		1,315,662		
FUND BALANCE, ENDING		\$ 1,114,442		

SAWGRASS VILLAGE**Statement of Revenues, Expenditures and Changes in Fund Balances**

For the Period Ending January 31, 2025

Series 2024 Aa3 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	\$ -	\$ 10,535	\$ 10,535	0.00%
Special Assmnts- CDD Collected	618,495	-	(618,495)	0.00%
TOTAL REVENUES	618,495	10,535	(607,960)	1.70%
<u>EXPENDITURES</u>				
<u>Debt Service</u>				
Principal Debt Retirement	125,000	-	125,000	0.00%
Interest Expense	493,495	277,175	216,320	56.17%
Total Debt Service	618,495	277,175	341,320	44.81%
TOTAL EXPENDITURES	618,495	277,175	341,320	44.81%
Excess (deficiency) of revenues				
Over (under) expenditures	-	(266,640)	(266,640)	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2024)		630,791		
FUND BALANCE, ENDING		\$ 364,151		

SAWGRASS VILLAGE
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending January 31, 2025
Series 2023 Capital Projects Fund (300)
(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	\$ -	\$ 47,934	\$ 47,934	0.00%
TOTAL REVENUES	-	47,934	47,934	0.00%
<u>EXPENDITURES</u>				
<u>Construction In Progress</u>				
Construction in Progress	-	1,988,559	(1,988,559)	0.00%
Total Construction In Progress	-	1,988,559	(1,988,559)	0.00%
TOTAL EXPENDITURES	-	1,988,559	(1,988,559)	0.00%
Excess (deficiency) of revenues				
Over (under) expenditures	-	(1,940,625)	(1,940,625)	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2024)		4,047,342		
FUND BALANCE, ENDING		\$ 2,106,717		

SAWGRASS VILLAGE
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending January 31, 2025
Series 2023 Aa2 Capital Projects Fund (301)
(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	\$ -	\$ 140,851	\$ 140,851	0.00%
TOTAL REVENUES	-	140,851	140,851	0.00%
<u>EXPENDITURES</u>				
<u>Construction In Progress</u>				
Construction in Progress	-	3,874,959	(3,874,959)	0.00%
Total Construction In Progress	-	3,874,959	(3,874,959)	0.00%
TOTAL EXPENDITURES	-	3,874,959	(3,874,959)	0.00%
Excess (deficiency) of revenues				
Over (under) expenditures	-	(3,734,108)	(3,734,108)	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2024)		7,945,343		
FUND BALANCE, ENDING		\$ 4,211,235		

SAWGRASS VILLAGE**Statement of Revenues, Expenditures and Changes in Fund Balances**

For the Period Ending January 31, 2025

Series 2024 Aa3 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	\$ -	\$ 111,615	\$ 111,615	0.00%
TOTAL REVENUES	-	111,615	111,615	0.00%
<u>EXPENDITURES</u>				
TOTAL EXPENDITURES	-	-	-	0.00%
Excess (deficiency) of revenues				
Over (under) expenditures	-	111,615	111,615	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2024)		7,503,065		
FUND BALANCE, ENDING		\$ 7,614,680		

Sawgrass Village CDD

Statement Date 01/31/2025

Posting Date	Document Type	Document No.	Vendor	Description	Amount	Cleared Amount	Difference
Deposits							
							0.00
01/06/2025	Payment	BD00003	Special Assmnts-CDD Collected	Off Roll Assessment Revenue	102,257.33	102,257.33	0.00
01/16/2025		JE000380	Special Assmnts-CDD Collected	Off Roll Rev Deposit	38,104.10	38,104.10	0.00
01/16/2025		JE000381	Special Assmnts-CDD Collected	Off Roll Deposit-ck#041963 SunsetParkTitleCo.	35,581.02	35,581.02	0.00
01/31/2025		JE000398	Special Assmnts-CDD Collected	AP Homes by west deposits	58,530.86	58,530.86	0.00
Total Deposits					234,473.31	234,473.31	0.00
Checks							
							0.00
12/19/2024	Payment	1136	BUSINESS OBSERVER	Check for Vendor V00005	-96.25	-96.25	0.00
12/19/2024	Payment	1137	FLORIDA COMMERCE	Check for Vendor V00018	-200.00	-200.00	0.00
01/07/2025	Payment	1138	DISCLOSURE TECHNOLOGY SERVICES, LLC	Check for Vendor V00032	-3,500.00	-3,500.00	0.00
01/07/2025	Payment	1139	GRAU & ASSOCIATES	Check for Vendor V00028	-5,600.00	-5,600.00	0.00
01/07/2025	Payment	1141	INFRAMARK LLC	Check for Vendor V00003	-39,673.03	-39,673.03	0.00
01/07/2025	Payment	1142	STANTEC CONSULTING SERVICES	Check for Vendor V00020	-2,387.50	-2,387.50	0.00
01/07/2025	Payment	1143	STRALEY ROBIN VERICKER	Check for Vendor V00004	-1,400.69	-1,400.69	0.00
01/07/2025	Payment	1144	US BANK	Check for Vendor V00027	-4,256.13	-4,256.13	0.00
Total Checks					-57,113.60	-57,113.60	0.00
Adjustments							
Total Adjustments							
Outstanding Checks							

Bank Account Statement

Sawgrass Village CDD

Bank Account No.

9067

Statement No.

25_01

Statement Date

01/31/2025

12/17/2024	Payment	1135	RYAN MOTKO	Check for Vendor V00008	-200.00
Total Outstanding Checks					-200.00

Outstanding Deposits

12/01/2024		JE000315		Returned Item Fee	36.00
Total Outstanding Deposits					36.00