

Balm Grove Community Development District

Financial Statements
(Unaudited)

Period Ending
October 31, 2022

Prepared by:



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NORTHWOOD COMMUNITY DEVELOPMENT DISTRICT

Balance Sheet

As of November 30, 2022

(In Whole Numbers)

ACCOUNT DESCRIPTION	GENERAL		TOTAL
	GENERAL FUND	FIXED ASSETS FUND	
<u>ASSETS</u>			
Cash - Operating Account	453,397	-	453,397
Investments:			
SBA Account	264,869	-	264,869
Deposits	(2,314)	-	(2,314)
Deposits - Electric	1,900	-	1,900
Fixed Assets			
Buildings	-	341,662	341,662
Improvements Other Than Buildings (IOTB)	-	7,679,714	7,679,714
Equipment and Furniture	-	59,796	59,796
Construction Work In Process	-	100,984	100,984
Bond Issuance Cost	-	204,770	204,770
TOTAL ASSETS	\$ 717,852	\$ 8,386,926	\$ 9,104,778
<u>LIABILITIES</u>			
Accounts Payable	\$ 34,271	\$ -	\$ 34,271
Credit Card Payable	(909)	-	(909)
Refundable Deposits	50	-	50
TOTAL LIABILITIES	33,412	-	33,412
<u>FUND BALANCES</u>			
Unassigned:	684,440	8,386,926	9,071,366
TOTAL FUND BALANCES	684,440	8,386,926	9,071,366
TOTAL LIABILITIES & FUND BALANCES	\$ 717,852	\$ 8,386,926	\$ 9,104,778

NORTHWOOD COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending November 30, 2022
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>				
Room Rentals	\$ 6,000	\$ 2,970	\$ (3,030)	49.50%
Special Assmnts- Tax Collector	690,272	135,144	(555,128)	19.58%
TOTAL REVENUES	696,272	138,114	(558,158)	19.84%
<u>EXPENDITURES</u>				
<u>Administration</u>				
Supervisor Fees	13,000	1,800	11,200	13.85%
District Counsel	5,000	371	4,629	7.42%
District Engineer	3,000	832	2,168	27.73%
District Manager	57,500	9,583	47,917	16.67%
Auditing Services	7,400	-	7,400	0.00%
Website Compliance	1,500	1,100	400	73.33%
Postage, Phone, Faxes, Copies	3,000	692	2,308	23.07%
Public Officials Insurance	2,982	-	2,982	0.00%
Legal Advertising	1,000	316	684	31.60%
Bank Fees	100	-	100	0.00%
Website Administration	1,200	200	1,000	16.67%
Office Supplies	100	-	100	0.00%
Dues, Licenses, Subscriptions	350	995	(645)	284.29%
Total Administration	96,132	15,889	80,243	16.53%
<u>Electric Utility Services</u>				
Utility - Electric	60,000	17,224	42,776	28.71%
Total Electric Utility Services	60,000	17,224	42,776	28.71%
<u>Garbage/Solid Waste Services</u>				
Garbage Collection	120,000	20,050	99,950	16.71%
Total Garbage/Solid Waste Services	120,000	20,050	99,950	16.71%
<u>Water-Sewer Comb Services</u>				
Utility - Water	3,500	630	2,870	18.00%
Total Water-Sewer Comb Services	3,500	630	2,870	18.00%
<u>Other Physical Environment</u>				
Field Services	75,000	12,553	62,447	16.74%
Contracts-Landscape Consultant	4,680	390	4,290	8.33%
Contracts - Landscape	75,000	22,066	52,934	29.42%
Insurance - General Liability	3,552	3,843	(291)	108.19%
Public Officials Insurance	-	4,678	(4,678)	0.00%
Insurance -Property & Casualty	7,921	8,391	(470)	105.93%
Insurance - Crime	272	292	(20)	107.35%

NORTHWOOD COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending November 30, 2022
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
R&M-Other Landscape	15,000	-	15,000	0.00%
R&M-Lake	16,000	2,932	13,068	18.33%
Plant Replacement Program	10,000	-	10,000	0.00%
Maintenance & Repairs	2,000	-	2,000	0.00%
Miscellaneous Maintenance	-	3,759	(3,759)	0.00%
Irrigation Maintenance	2,500	620	1,880	24.80%
Total Other Physical Environment	211,925	59,524	152,401	28.09%
<u>Road and Street Facilities</u>				
Pavement/Signage/Wall Repairs	15,000	2,101	12,899	14.01%
Holiday Decoration	10,000	600	9,400	6.00%
Total Road and Street Facilities	25,000	2,701	22,299	10.80%
<u>Parks and Recreation</u>				
Security Patrol Services	15,000	2,380	12,620	15.87%
Contracts-Landscape Consultant	-	390	(390)	0.00%
Telephone/Fax/Internet Services	2,500	710	1,790	28.40%
R&M-Clubhouse	3,500	1,754	1,746	50.11%
R&M-Pools	15,000	23,964	(8,964)	159.76%
Pool Furniture repair & replacement	4,000	-	4,000	0.00%
Recreation / Park Facility Maintenance	1,000	350	650	35.00%
Security System Monitoring & Maint.	5,000	2,049	2,951	40.98%
Special Events	2,000	-	2,000	0.00%
Op Supplies - Clubhouse	1,000	-	1,000	0.00%
Total Parks and Recreation	49,000	31,597	17,403	64.48%
<u>Other Fees and Charges</u>				
Community Enhancement Projects	17,970	-	17,970	0.00%
Total Other Fees and Charges	17,970	-	17,970	0.00%
<u>Contingency</u>				
Miscellaneous Expenses	22,745	-	22,745	0.00%
Total Contingency	22,745	-	22,745	0.00%
<u>Reserves</u>				
Reserve - Undesignated	90,000	-	90,000	0.00%
Total Reserves	90,000	-	90,000	0.00%

NORTHWOOD COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending November 30, 2022
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
TOTAL EXPENDITURES & RESERVES	696,272	147,615	548,657	21.20%
Excess (deficiency) of revenues				
Over (under) expenditures	-	(9,501)	(9,501)	0.00%
Net change in fund balance	\$ -	\$ (9,501)	\$ (9,501)	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2022)	693,941	693,941		
FUND BALANCE, ENDING	\$ 693,941	\$ 684,440		

NORTHWOOD COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending November 30, 2022
General Fixed Assets 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%
Net change in fund balance	\$ -	\$ -	\$ -	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2022)	-	8,386,926		
FUND BALANCE, ENDING	\$ -	\$ 8,386,926		

BALM GROVE CDD

Bank Reconciliation

Bank Account No. 6637 TRUIST - GF Operating
 Statement No. 10-22
 Statement Date 10/31/2022

G/L Balance (LCY)	57.25	Statement Balance	457.25
G/L Balance	57.25	Outstanding Deposits	0.00
Positive Adjustments	0.00		
		Subtotal	457.25
Subtotal	57.25	Outstanding Checks	400.00
Negative Adjustments	0.00	Differences	0.00
Ending G/L Balance	57.25	Ending Balance	57.25
Difference	0.00		

Posting Date	Document Type	Document No.	Description	Amount	Cleared Amount	Difference
Checks						
10/21/2022		JE000029	Bank Service Charges	22.25	22.25	0.00
Total Checks				22.25	22.25	0.00
Deposits						
9/30/2022		JE000003	Reclass BB to bank card	G/L 479.50	479.50	0.00
Total Deposits				479.50	479.50	0.00
Outstanding Checks						
9/30/2022		JE000004	chk#1047### Ryan Motko	200.00	0.00	200.00
9/30/2022		JE000005	chk#1052### Ryan Motko	200.00	0.00	200.00
Total Outstanding Checks.....				400.00		400.00