



# Alafia Preserve CDD

## March 2025 Financial Package

March 31 2025

**PFM Group Consulting LLC**

3501 Quadrangle Blvd

Suite 270

Orlando, FL 32817

(407) 723-5900



**Alafia Preserve**  
Statement of Financial Position  
As of 3/31/2025

**General Fund**

**Assets**

**Current Assets**

General Checking Account	\$2,700.06
Accounts Receivable - Due from Developer	770.69
Total Current Assets	<u>\$3,470.75</u>

<b>Total Assets</b>	<u><u>\$3,470.75</u></u>
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**Liabilities and Net Assets**

**Current Liabilities**

Accounts Payable	\$3,030.64
Deferred Revenue	770.69
Total Current Liabilities	<u>\$3,801.33</u>

<b>Total Liabilities</b>	<u>\$3,801.33</u>
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**Net Assets**

Net Assets - General Government	\$224.67
Current Year Net Assets - General Govt	(555.25)

<b>Total Net Assets</b>	<u>(\$330.58)</u>
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<b>Total Liabilities and Net Assets</b>	<u><u>\$3,470.75</u></u>
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**Alafia Preserve**  
Statement of Activities  
As of 3/31/2025

	<b>General Fund</b>
<b><u>Revenues</u></b>	
Developer Contributions	\$6,401.47
Total Revenues	<u>\$6,401.47</u>
<b><u>Expenses</u></b>	
D&O Insurance	\$3,476.00
Management	750.00
District Counsel	1,000.00
Postage & Shipping	6.21
Legal Advertising	194.98
Web Site Maintenance	1,370.00
Dues, Licenses, and Fees	175.00
Total Expenses	<u>\$6,972.19</u>
<b><u>Other Revenues (Expenses) &amp; Gains (Losses)</u></b>	
Interest Income	\$15.47
Total Other Revenues (Expenses) & Gains (Losses)	<u>\$15.47</u>
<b>Change In Net Assets</b>	(\$555.25)
<b>Net Assets At Beginning Of Year</b>	<u>\$224.67</u>
<b>Net Assets At End Of Year</b>	<u><u>(\$330.58)</u></u>



**Alafia Preserve**  
Budget to Actual  
For The Month Ending 3/31/2025

	Year To Date				
	Actual	Budget	Variance	FY2025 Adopted Budget	Percentage
<b><u>Revenues</u></b>					
Developer Contributions	\$6,401.47	\$6,135.00	\$266.47	\$12,270.00	52.17%
<b>Net Revenues</b>	<b>\$6,401.47</b>	<b>\$6,135.00</b>	<b>\$266.47</b>	<b>\$12,270.00</b>	<b>52.17%</b>
<b><u>General &amp; Administrative Expenses</u></b>					
D&O Insurance	\$3,476.00	\$1,890.00	\$1,586.00	\$3,780.00	91.96%
Management	750.00	750.00	-	1,500.00	50.00%
District Counsel	1,000.00	1,500.00	(500.00)	3,000.00	33.33%
Telephone	-	7.50	(7.50)	15.00	0.00%
Postage & Shipping	6.21	25.02	(18.81)	50.00	12.42%
Copies	-	25.02	(25.02)	50.00	0.00%
Legal Advertising	194.98	499.98	(305.00)	1,000.00	19.50%
Bank Fees	-	25.02	(25.02)	50.00	0.00%
Office Supplies	-	25.02	(25.02)	50.00	0.00%
Web Site Maintenance	1,370.00	1,300.02	69.98	2,600.00	52.69%
Dues, Licenses, and Fees	175.00	87.42	87.58	175.00	100.00%
<b>Total General &amp; Administrative Expenses</b>	<b>\$6,972.19</b>	<b>\$6,135.00</b>	<b>\$837.19</b>	<b>\$12,270.00</b>	<b>56.82%</b>
<b>Total Expenses</b>	<b>\$6,972.19</b>	<b>\$6,135.00</b>	<b>\$837.19</b>	<b>\$12,270.00</b>	<b>56.82%</b>
<b>Income (Loss) from Operations</b>	<b>\$(570.72)</b>	<b>\$0.00</b>	<b>\$(570.72)</b>	<b>\$0.00</b>	
<b><u>Other Income (Expense)</u></b>					
Interest Income	\$15.47	\$0.00	\$15.47	\$0.00	
<b>Total Other Income (Expense)</b>	<b>\$15.47</b>	<b>\$0.00</b>	<b>\$15.47</b>	<b>\$0.00</b>	
<b>Net Income (Loss)</b>	<b>\$(555.25)</b>	<b>\$0.00</b>	<b>\$(555.25)</b>	<b>\$0.00</b>	