



Alafia Preserve CDD

June 2025 Financial Package

June 30, 2025

PFM Group Consulting LLC
3501 Quadrangle Blvd
Suite 270
Orlando, FL 32817
(407) 723-5900



Alafia Preserve
Statement of Financial Position
As of 6/30/2025

General Fund

Assets

Current Assets

General Checking Account	\$449.66
Accounts Receivable - Due from Developer	250.00
Total Current Assets	<u>\$699.66</u>

Total Assets	<u><u>\$699.66</u></u>
---------------------	------------------------

Liabilities and Net Assets

Current Liabilities

Accounts Payable	\$250.00
Deferred Revenue	250.00
Total Current Liabilities	<u>\$500.00</u>

Total Liabilities	<u>\$500.00</u>
--------------------------	-----------------

Net Assets

Net Assets - General Government	\$224.67
Current Year Net Assets - General Government	(25.01)

Total Net Assets	<u>\$199.66</u>
-------------------------	-----------------

Total Liabilities and Net Assets	<u><u>\$699.66</u></u>
---	------------------------



Alafia Preserve
Statement of Activities
As of 6/30/2025

	General Fund
<u>Revenues</u>	
Developer Contributions	\$8,360.58
Total Revenues	<u>\$8,360.58</u>
<u>Expenses</u>	
D&O Insurance	\$3,476.00
Management	1,125.00
District Counsel	1,750.00
Postage & Shipping	9.66
Legal Advertising	394.95
Web Site Maintenance	1,480.00
Dues, Licenses, and Fees	175.00
Total Expenses	<u>\$8,410.61</u>
<u>Other Revenues (Expenses) & Gains (Losses)</u>	
Interest Income	\$25.02
Total Other Revenues (Expenses) & Gains (Losses)	<u>\$25.02</u>
Change In Net Assets	(\$25.01)
Net Assets At Beginning Of Year	<u>\$224.67</u>
Net Assets At End Of Year	<u><u>\$199.66</u></u>



Alafia Preserve
Budget to Actual
For The Month Ending 6/30/2025

	Year To Date			FY2025	
	Actual	Budget	Variance	Adopted Budget	Percentage
<u>Revenues</u>					
Developer Contributions	\$ 8,360.58	\$ 9,202.50	\$ (841.92)	\$ 12,270.00	68.14%
Net Revenues	<u>\$ 8,360.58</u>	<u>\$ 9,202.50</u>	<u>\$ (841.92)</u>	<u>\$ 12,270.00</u>	<u>68.14%</u>
<u>General & Administrative Expenses</u>					
D&O Insurance	\$ 3,476.00	\$ 2,835.00	\$ 641.00	\$ 3,780.00	91.96%
Management	1,125.00	1,125.00	-	1,500.00	75.00%
District Counsel	1,750.00	2,250.00	(500.00)	3,000.00	58.33%
Telephone	-	11.25	(11.25)	15.00	0.00%
Postage & Shipping	9.66	37.53	(27.87)	50.00	19.32%
Copies	-	37.53	(37.53)	50.00	0.00%
Legal Advertising	394.95	749.97	(355.02)	1,000.00	39.50%
Bank Fees	-	37.53	(37.53)	50.00	0.00%
Office Supplies	-	37.53	(37.53)	50.00	0.00%
Web Site Maintenance	1,480.00	1,950.03	(470.03)	2,600.00	56.92%
Dues, Licenses, and Fees	175.00	131.13	43.87	175.00	100.00%
Total General & Administrative Expenses	<u>\$ 8,410.61</u>	<u>\$ 9,202.50</u>	<u>\$ (791.89)</u>	<u>\$ 12,270.00</u>	<u>68.55%</u>
Total Expenses	<u>\$ 8,410.61</u>	<u>\$ 9,202.50</u>	<u>\$ (791.89)</u>	<u>\$ 12,270.00</u>	<u>68.55%</u>
Income (Loss) from Operations	\$ (50.03)	\$ -	\$ (50.03)	\$ -	
<u>Other Income (Expense)</u>					
Interest Income	\$ 25.02	\$ -	\$ 25.02	\$ -	
Total Other Income (Expense)	<u>\$ 25.02</u>	<u>\$ -</u>	<u>\$ 25.02</u>	<u>\$ -</u>	
Net Income (Loss)	<u>\$ (25.01)</u>	<u>\$ -</u>	<u>\$ (25.01)</u>	<u>\$ -</u>	