

Vista Walk Community Development District

Financial Statements
(Unaudited)

Period Ending
February 28, 2025

Prepared by:



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VISTA WALK COMMUNITY DEVELOPMENT DISTRICT

Balance Sheet

As of February 28, 2025

(In Whole Numbers)

| ACCOUNT DESCRIPTION | TOTAL |
|-----------------------------|------------------|
| <u>ASSETS</u> | |
| Cash In Bank | \$ 21,780 |
| TOTAL ASSETS | \$ 21,780 |
| <u>FUND BALANCES</u> | |
| Unassigned: | 21,780 |
| TOTAL FUND BALANCES | 21,780 |

VISTA WALK COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending February 28, 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> | | | | |
| Developer Contribution | 1,219,875 | 69,300 | (1,150,575) | 5.68% |
| TOTAL REVENUES | 1,219,875 | 69,300 | (1,150,575) | 5.68% |
| <u>EXPENDITURES</u> | | | | |
| <u>Administration</u> | | | | |
| ProfServ-Trustee Fees | 10,500 | - | 10,500 | 0.00% |
| Disclosure Report | 7,500 | - | 7,500 | 0.00% |
| District Counsel | 15,000 | 97 | 14,903 | 0.65% |
| District Engineer | 15,000 | - | 15,000 | 0.00% |
| District Manager | 50,000 | 10,292 | 39,708 | 20.58% |
| Accounting Services | 10,000 | 5,000 | 5,000 | 50.00% |
| Auditing Services | 6,200 | - | 6,200 | 0.00% |
| Postage, Phone, Faxes, Copies | 500 | - | 500 | 0.00% |
| Public Officials Insurance | 7,500 | - | 7,500 | 0.00% |
| Liability/Property Insurance | 58,000 | - | 58,000 | 0.00% |
| Legal Advertising | 5,500 | - | 5,500 | 0.00% |
| Bank Fees | 200 | - | 200 | 0.00% |
| Misc. Administrative Fees | 2,500 | - | 2,500 | 0.00% |
| Website Administration | 5,000 | 750 | 4,250 | 15.00% |
| Dues, Licenses, Subscriptions | 175 | 175 | - | 100.00% |
| Total Administration | 193,575 | 16,314 | 177,261 | 8.43% |
| <u>Electric Utility Services</u> | | | | |
| Utility - Electric | 48,000 | - | 48,000 | 0.00% |
| Utility - StreetLights | 275,000 | - | 275,000 | 0.00% |
| Total Electric Utility Services | 323,000 | - | 323,000 | 0.00% |
| <u>Water-Sewer Comb Services</u> | | | | |
| Utility - Water | 25,800 | - | 25,800 | 0.00% |
| Total Water-Sewer Comb Services | 25,800 | - | 25,800 | 0.00% |

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For the Period Ending February 28, 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> | | | | |
| Waterway Management | 42,500 | - | 42,500 | 0.00% |
| Field Manager | 15,000 | - | 15,000 | 0.00% |
| Contracts-Landscape | 290,000 | - | 290,000 | 0.00% |
| Contracts-Plant Replacement | 45,000 | - | 45,000 | 0.00% |
| R&M-Drainage | 30,000 | - | 30,000 | 0.00% |
| Recreation / Park Facility Maintenance | 180,000 | - | 180,000 | 0.00% |
| Landscape Miscellaneous | 50,000 | - | 50,000 | 0.00% |
| Irrigation Maintenance | 25,000 | - | 25,000 | 0.00% |
| Total Other Physical Environment | 677,500 | - | 677,500 | 0.00% |
| TOTAL EXPENDITURES | 1,219,875 | 16,314 | 1,203,561 | 1.34% |
| Excess (deficiency) of revenues | | | | |
| Over (under) expenditures | - | 52,986 | 52,986 | 0.00% |
| FUND BALANCE, BEGINNING (OCT 1, 2024) | | (31,206) | | |
| FUND BALANCE, ENDING | | \$ 21,780 | | |

Bank Account Statement

Vista Walk CDD

| | | | | | |
|---------------------------------------|-------|-----------|-----------------------------|------------|--|
| Bank Account No. | 9520 | | | | |
| Statement No. | 25_02 | | Statement Date | 02/28/2025 | |
| <hr/> | | | | | |
| G/L Account No. 101002 Balance | | 21,780.19 | Statement Balance | 24,988.52 | |
| | | | Outstanding Deposits | 0.00 | |
| Positive Adjustments | | 0.00 | | | |
| | | <hr/> | Subtotal | 24,988.52 | |
| Subtotal | | 21,780.19 | Outstanding Checks | -3,208.33 | |
| Negative Adjustments | | 0.00 | | | |
| | | <hr/> | Ending Balance | 21,780.19 | |
| Ending G/L Balance | | 21,780.19 | | | |

| Posting Date | Document Type | Document No. | Vendor | Description | Amount | Cleared Amount | Difference |
|-----------------------------------|---------------|--------------|------------------------|-------------------------|-----------|----------------|------------|
| Deposits | | | | | | | |
| | | | | | | | 0.00 |
| Total Deposits | | | | | | | 0.00 |
| Checks | | | | | | | |
| | | | | | | | 0.00 |
| 02/04/2025 | Payment | 1021 | INFRAMARK LLC | Check for Vendor V00007 | -3,208.33 | -3,208.33 | 0.00 |
| 02/04/2025 | Payment | 1022 | STRALEY ROBIN VERICKER | Check for Vendor V00005 | -66.25 | -66.25 | 0.00 |
| Total Checks | | | | | -3,274.58 | -3,274.58 | 0.00 |
| Adjustments | | | | | | | |
| Total Adjustments | | | | | | | |
| Outstanding Checks | | | | | | | |
| 02/21/2025 | Payment | 1023 | INFRAMARK LLC | Check for Vendor V00007 | | | -3,208.33 |
| Total Outstanding Checks | | | | | | | -3,208.33 |
| Outstanding Deposits | | | | | | | |
| Total Outstanding Deposits | | | | | | | |