

MIROMAR LAKES COMMUNITY DEVELOPMENT DISTRICT



FINANCIAL STATEMENTS - JUNE 2024

FISCAL YEAR 2024

PREPARED BY:

JPWARD & ASSOCIATES, LLC, 2301 NORTHEAST 37TH STREET, FORT LAUDERDALE, FL 33308

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Miromar Lakes Community Development District

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JPWard & Associates, LLC

2301 NORTHEAST 37 STREET
FORT LAUDERDALE,
FLORIDA 33308

Miromar Lakes Community Development District
Balance Sheet
for the Period Ending June 30, 2024

	Governmental Funds					Totals (Memorandum Only)
	Debt Service Funds			Account Groups		
	General Fund	Series 2015	Series 2022	General Long Term Debt	General Fixed Assets	
Assets						
Cash and Investments						
General Fund - Invested Cash	\$ 1,694,730	\$ -	\$ -	\$ -	\$ -	\$ 1,694,730
Debt Service Fund						
Interest Account	-	-	-	-	-	-
Sinking Account	-	-	-	-	-	-
Reserve Account	-	452,250	-	-	-	452,250
Revenue	-	528,303	172,927	-	-	701,230
Prepayment Account	-	-	-	-	-	-
Escrow Fund Account	-	-	-	-	-	-
Construction	-	-	-	-	-	-
Cost of Issuance	-	-	-	-	-	-
Due from Other Funds						
General Fund	-	-	-	-	-	-
Debt Service Fund(s)	-	-	-	-	-	-
Market Valuation Adjustments						
Accrued Interest Receivable	-	-	-	-	-	-
Assessments Receivable	-	-	-	-	-	-
Accounts Receivable	-	-	-	-	-	-
Amount Available in Debt Service Funds	-	-	-	1,153,480	-	1,153,480
Amount to be Provided by Debt Service Funds	-	-	-	12,181,520	-	12,181,520
Investment in General Fixed Assets (net of depreciation)	-	-	-	-	33,642,529	33,642,529
Total Assets	\$ 1,694,730	\$ 980,553	\$ 172,927	\$ 13,335,000	\$ 33,642,529	\$ 49,825,739
Liabilities						
Accounts Payable & Payroll Liabilities	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Due to Other Funds						
General Fund	-	-	-	-	-	-
Debt Service Fund(s)	-	-	-	-	-	-
Other Developer	-	-	-	-	-	-
Bonds Payable						
Current Portion (Due within 12 months)						
Series 2015	-	-	-	535,000	-	535,000
Series 2022	-	-	-	650,000	-	650,000
Long Term						
Series 2015	-	-	-	7,095,000	-	7,095,000
Series 2022	-	-	-	5,055,000	-	5,055,000
Total Liabilities	\$ -	\$ -	\$ -	\$ 13,335,000	\$ -	\$ 13,335,000
Fund Equity and Other Credits						
Investment in General Fixed Assets	-	-	-	-	33,642,529	33,642,529
Fund Balance						
Restricted						
Beginning: October 1, 2023 (Unaudited)	-	965,334	164,130	-	-	1,129,464
Results from Current Operations	-	15,219	8,797	-	-	24,016
Unassigned						
Beginning: October 1, 2023 (Unaudited)	1,050,708	-	-	-	-	-
Allocation of Fund Balance						
System-Wide Reserves	753,682	-	-	-	-	753,682
Reserve For First Three Months Operations	297,025	-	-	-	-	297,025
Results of Current Operations	644,022	-	-	-	-	644,022
Total Fund Equity and Other Credits	\$ 1,694,730	\$ 980,553	\$ 172,927	\$ -	\$ 33,642,529	\$ 36,490,739
Total Liabilities, Fund Equity and Other Credits	\$ 1,694,730	\$ 980,553	\$ 172,927	\$ 13,335,000	\$ 33,642,529	\$ 49,825,739

**Miromar Lakes Community Development District
General Fund
Statement of Revenues, Expenditures and Changes in Fund Balance
Through June 30, 2024**

Description	October	November	December	January	February	March	April	May	June	Year to Date	Total Annual Budget	% of Budget
Revenue and Other Sources												
Carryforward	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	N/A
Interest												
Interest - General Checking	-	-	-	-	-	-	-	-	-	-	-	N/A
Special Assessment Revenue												
Special Assessments - On-Roll	2,741	220,479	616,438	38,200	32,479	9,497	25,897	8,790	4,684	959,204	1,007,091	95%
Special Assessments - Off-Roll	45,253	-	-	45,253	-	-	45,253	-	-	135,758	181,010	75%
Miscellaneous Revenue												
Easement Encroachments	-	-	-	-	-	-	-	-	-	-	-	N/A
Intragovernmental Transfer In	-	-	-	-	-	-	-	-	-	-	-	N/A
Total Revenue and Other Sources:	\$ 47,993	\$ 220,479	\$ 616,438	\$ 83,452	\$ 32,479	\$ 9,497	\$ 71,150	\$ 8,790	\$ 4,684	\$ 1,094,962	\$ 1,188,102	92%
Expenditures and Other Uses												
Legislative												
Board of Supervisor's - Fees	1,000	1,000	1,000	1,000	1,000	1,000	1,000	1,000	1,000	9,000	12,000	75%
Board of Supervisor's - Taxes	77	77	77	77	77	77	77	77	77	689	918	75%
Executive												
Professional Management	3,500	3,500	3,500	3,500	3,500	3,500	3,500	3,500	3,500	31,500	42,000	75%
Financial and Administrative												
Audit Services	-	-	3,800	-	-	-	-	-	-	3,800	4,500	84%
Accounting Services	-	-	750	750	-	-	-	-	750	2,250	-	N/A
Assessment Roll Services	1,500	1,500	9,750	750	1,500	1,500	1,500	1,500	750	20,250	18,000	113%
Arbitrage	-	-	500	-	-	-	-	500	-	1,000	1,000	100%
Bond Re-amortization	-	-	-	-	-	-	-	-	-	-	-	N/A
Other Contractual Services												
Legal Advertising	-	-	252	-	259	-	-	-	225	736	1,200	61%
Trustee Services	-	-	-	-	-	5,859	4,139	-	-	9,998	9,300	108%
Dissemination	-	-	-	-	-	-	-	-	-	-	-	N/A
Bond Amortization Schedules	-	-	-	-	-	-	-	-	-	-	-	N/A
Property Appraiser/Tax Collector Fees	-	1,291	-	-	-	-	-	-	-	1,291	1,300	99%
Bank Services	-	-	-	-	-	-	-	-	-	-	250	0%
Travel and Per Diem												
-	-	-	-	-	-	-	-	-	-	-	-	N/A
Communications & Freight Services												
Postage, Freight & Messenger	70	68	70	77	-	-	77	-	97	460	300	153%
Insurance												
Insurance	17,300	-	-	-	-	-	-	-	-	17,300	8,100	214%
Printing & Binding												
Printing & Binding	-	293	-	173	185	-	238	310	259	1,458	300	486%
Website Maintenance												
Website Maintenance	-	-	-	-	-	300	-	-	-	300	1,200	25%
Office Supplies												
Office Supplies	-	-	-	-	-	-	-	-	-	-	-	N/A
Subscription & Memberships												
Subscription & Memberships	-	175	-	-	-	-	-	-	-	175	175	100%
Legal Services												
Legal - General Counsel	-	215	508	-	420	5,238	-	789	1,521	8,690	18,000	48%
Legal - Encroachments	-	-	-	-	-	-	-	-	-	-	-	N/A
Other General Government Services												
Engineering Services - General Services	-	-	-	833	5,419	575	1,607	4,490	774	13,697	7,000	196%
Asset Maps/Cost Estimates	-	-	-	-	-	-	-	-	-	-	-	N/A
Asset Administrative Services	-	833	833	390	833	833	833	833	833	6,223	10,000	62%
Reserve Analysis	-	-	-	-	-	-	-	-	-	-	-	N/A
Encroachment Agreements	-	-	-	-	-	-	-	-	-	-	-	N/A
Contingencies	-	-	-	-	-	-	-	-	-	-	-	N/A
Sub-Total:	23,447	8,952	21,040	7,550	13,193	18,881	12,970	12,999	9,785	128,817	135,543	95%

Miomar Lakes Community Development District
General Fund
Statement of Revenues, Expenditures and Changes in Fund Balance
Through June 30, 2024

Description	October	November	December	January	February	March	April	May	June	Year to Date	Total Annual Budget	% of Budget
Stormwater Management Services												
Professional Services												
Asset Management	-	3,833	3,833	3,833	3,833	3,833	3,833	3,833	3,833	30,667	46,000	67%
NPDES	-	1,551	-	-	-	-	-	-	-	1,551	3,500	44%
Mitigation Monitoring	-	-	-	-	-	-	-	-	-	-	-	N/A
Stormwater Management Services												
Water MGT - Debris Removal	-	-	-	-	-	-	-	-	-	-	-	N/A
Utility Services												
Electric - Aeration Systems	299	539	579	603	614	560	560	-	1,073	4,828	5,000	97%
Repairs & Maintenance												
Lake System												
Aquatic Weed Control	-	5,350	-	5,350	18,203	-	-	5,350	5,350	39,603	80,000	50%
Lake Bank Maintenance	-	735	-	-	-	-	1,800	-	-	2,535	2,500	101%
Water Quality Testing	-	-	4,660	-	-	3,495	-	-	-	8,155	19,000	43%
Water Control Structures	-	9,000	-	-	560	-	-	-	3,500	13,060	28,000	47%
Grass Carp Installation	-	-	-	-	-	-	-	-	-	-	-	N/A
Littoral Shelf Barrier/Replanting	-	-	-	-	-	-	-	-	-	-	-	N/A
Cane Toad Removal	-	3,200	2,900	2,800	2,800	2,900	3,600	3,600	3,600	25,400	37,000	69%
Midge Fly Control	-	-	-	723	3,050	2,125	14,855	3,713	2,978	27,443	35,000	78%
Aeration System	-	804	-	-	11,977	-	-	929	1,567	15,277	8,000	191%
Fish Re-Stocking	-	695	-	-	1,473	7,200	2,000	-	2,000	13,368	98,000	14%
Contingencies	-	-	-	-	-	-	-	-	-	-	15,375	0%
Wetland System												
Routine Maintenance	-	3,607	-	3,607	10,821	-	-	3,607	3,607	25,249	54,000	47%
Water Quality Testing	-	-	-	-	-	-	-	-	-	-	-	N/A
Contingencies	-	-	-	-	-	-	-	-	-	-	2,700	0%
Capital Outlay												
Aeration Systems	-	-	-	-	-	-	-	-	-	-	-	N/A
Littoral Shelf Replanting/Barrier	-	-	-	-	-	-	-	-	-	-	-	N/A
Lake Bank Restoration	-	900	-	250	85,274	2,000	23,563	450	-	112,437	108,500	104%
Turbidity Screens	-	-	-	-	-	-	-	-	-	-	-	N/A
Erosion Restoration	-	-	600	600	-	-	-	-	-	1,200	-	N/A
Video Stormwater Pipes/Repairs	-	250	250	250	-	400	-	-	200	1,350	52,000	3%
Contingencies	-	-	-	-	-	-	-	-	-	-	-	N/A
Sub-Total:	299	30,465	12,823	18,016	138,606	22,513	50,211	21,482	27,709	322,122	594,575	54%
Other Current Charges												
Hendry County - Panther Habitat Taxes	-	-	-	-	-	-	-	-	-	-	-	N/A
Payroll Expenses	-	-	-	-	-	-	-	-	-	-	-	N/A
Reserves for General Fund												
Capital/Operations	-	-	-	-	-	-	-	-	-	-	417,700	0%
Other Fees and Charges												
Discount for Early Payment	-	-	-	-	-	-	-	-	-	-	40,284	0%
Sub-Total:	-	-	-	-	-	-	-	-	-	-	457,984	0%
Total Expenditures and Other Uses:	\$ 23,746	\$ 39,417	\$ 33,862	\$ 25,566	\$ 151,798	\$ 41,394	\$ 63,181	\$ 34,482	\$ 37,494	\$ 450,939	\$ 1,188,102	38%
Net Increase/ (Decrease) in Fund Balance	24,248	181,062	582,575	57,886	(119,319)	(31,897)	7,969	(25,692)	(32,810)	644,022	(0)	
Fund Balance - Beginning	1,050,708	1,074,955	1,256,017	1,838,593	1,896,479	1,777,160	1,745,263	1,753,232	1,727,540	1,050,708	1,050,708	
Fund Balance - Ending	\$ 1,074,955	\$ 1,256,017	\$ 1,838,593	\$ 1,896,479	\$ 1,777,160	\$ 1,745,263	\$ 1,753,232	\$ 1,727,540	\$ 1,694,730	\$ 1,694,730	\$ 1,050,707	

Miromar Lakes Community Development District
Debt Service Fund - Series 2015 Bonds
Statement of Revenues, Expenditures and Changes in Fund Balance
Through June 30, 2024

Description	October	November	December	January	February	March	April	May	June	Year to Date	Total Annual Budget	% of Budget
Revenue and Other Sources												
Carryforward	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	N/A
Interest Income												
Reserve Account	1,836	1,903	1,848	1,909	1,901	1,767	1,889	1,826	1,889	16,769	12,000	140%
Interest Account	-	-	-	-	-	-	-	-	-	-	-	N/A
Sinking Fund Account	-	-	-	-	-	-	-	-	-	-	-	N/A
Prepayment Account	-	-	-	-	-	-	-	-	-	-	-	N/A
Revenue Account	2,070	2,175	1,302	2,536	3,460	3,335	3,650	3,991	2,164	24,683	20	123414%
Special Assessment Revenue												
Special Assessments - On-Roll	1,615	129,922	363,250	22,510	19,139	5,597	15,261	5,180	2,760	565,233	593,699	95%
Special Assessments - Off-Roll	-	-	-	-	-	-	325,534	-	-	325,534	325,534	100%
Special Assessments - Prepayments	-	-	-	-	-	-	-	-	-	-	-	N/A
Net Inc (Dec) Fair Value Investments												
Operating Transfers In (From Other Funds)	-	-	-	-	-	-	-	-	-	-	-	N/A
Bond Proceeds	-	-	-	-	-	-	-	-	-	-	-	N/A
Total Revenue and Other Sources:	\$ 5,520	\$ 134,000	\$ 366,400	\$ 26,955	\$ 24,501	\$ 10,699	\$ 346,334	\$ 10,997	\$ 6,813	\$ 932,219	\$ 931,253	100%
Expenditures and Other Uses												
Debt Service												
Principal Debt Service - Mandatory												
Series 2015 Bonds	-	-	-	-	-	-	-	510,000	-	510,000	510,000	100%
Principal Debt Service - Early Redemptions												
Series 2015 Bonds	-	-	-	-	-	-	-	-	-	-	-	N/A
Interest Expense												
Series 2015 Bonds	-	203,500	-	-	-	-	-	203,500	-	407,000	407,250	100%
Original Issue Discount	-	-	-	-	-	-	-	-	-	-	-	N/A
Operating Transfers Out (To Other Funds)	-	-	-	-	-	-	-	-	-	-	-	N/A
Other Fees and Charges												
Discounts for Early Payment	-	-	-	-	-	-	-	-	-	-	23,748	0%
Total Expenditures and Other Uses:	\$ -	\$ 203,500	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 713,500	\$ -	\$ 917,000	\$ 940,998	97%
Net Increase/ (Decrease) in Fund Balance	5,520	(69,500)	366,400	26,955	24,501	10,699	346,334	(702,503)	6,813	15,219	(9,745)	
Fund Balance - Beginning	965,334	970,854	901,355	1,267,755	1,294,710	1,319,211	1,329,910	1,676,244	973,741	965,334	-	
Fund Balance - Ending	\$ 970,854	\$ 901,355	\$ 1,267,755	\$ 1,294,710	\$ 1,319,211	\$ 1,329,910	\$ 1,676,244	\$ 973,741	\$ 980,553	\$ 980,553	\$ (9,745)	

Miromar Lakes Community Development District
Debt Service Fund - Series 2022 Bonds
Statement of Revenues, Expenditures and Changes in Fund Balance
Through June 30, 2024

Description	October	November	December	January	February	March	April	May	June	Year to Date	Total Annual Budget	% of Budget
Revenue and Other Sources												
Carryforward	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	N/A
Interest Income												
Reserve Account	-	-	-	-	-	-	-	-	-	-	-	N/A
Interest Account	-	-	-	-	-	-	-	-	-	-	-	N/A
Sinking Fund Account	-	-	-	-	-	-	-	-	-	-	-	N/A
Prepayment Account	-	-	-	-	-	-	-	-	-	-	-	N/A
Revenue Account	701	749	362	2,152	3,481	3,417	3,764	3,726	728	19,079	-	N/A
Escrow Fund Account	-	-	-	-	-	-	-	-	-	-	-	N/A
Special Assessment Revenue												
Special Assessments - On-Roll	2,266	182,285	509,652	31,582	26,853	7,852	21,411	7,267	3,872	793,041	833,182	95%
Special Assessments - Off-Roll	-	-	-	-	-	-	-	-	-	-	-	N/A
Special Assessments - Prepayments	-	-	-	-	-	-	-	-	-	-	-	N/A
Net Inc (Dec) Fair Value Investments	-	-	-	-	-	-	-	-	-	-	-	N/A
Operating Transfers In (From Other Funds)	-	-	-	-	-	-	-	-	-	-	-	N/A
Total Revenue and Other Sources:	\$ 2,967	\$ 183,034	\$ 510,014	\$ 33,734	\$ 30,334	\$ 11,270	\$ 25,175	\$ 10,993	\$ 4,600	\$ 812,120	\$ 833,182	N/A
Expenditures and Other Uses												
Debt Service												
Principal Debt Service - Mandatory												
Series 2022 Bonds	-	-	-	-	-	-	-	635,000	-	635,000	635,000	N/A
Principal Debt Service - Early Redemptions												
Series 2022 Bonds	-	-	-	-	-	-	-	-	-	-	-	N/A
Interest Expense												
Series 2022 Bonds	-	84,162	-	-	-	-	-	84,162	-	168,324	168,324	N/A
Discounts for Early Payment	-	-	-	-	-	-	-	-	-	-	33,472	0%
Operating Transfers Out (To Other Funds)	-	-	-	-	-	-	-	-	-	-	-	N/A
Total Expenditures and Other Uses:	\$ -	\$ 84,162	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 719,162	\$ -	\$ 803,324	\$ 836,796	N/A
Net Increase/ (Decrease) in Fund Balance	2,967	98,872	510,014	33,734	30,334	11,270	25,175	(708,169)	4,600	8,797	(3,614)	
Fund Balance - Beginning	164,130	167,097	265,969	775,983	809,717	840,051	851,321	876,496	168,327	164,130	-	
Fund Balance - Ending	\$ 167,097	\$ 265,969	\$ 775,983	\$ 809,717	\$ 840,051	\$ 851,321	\$ 876,496	\$ 168,327	\$ 172,927	\$ 172,927	\$ (3,614)	