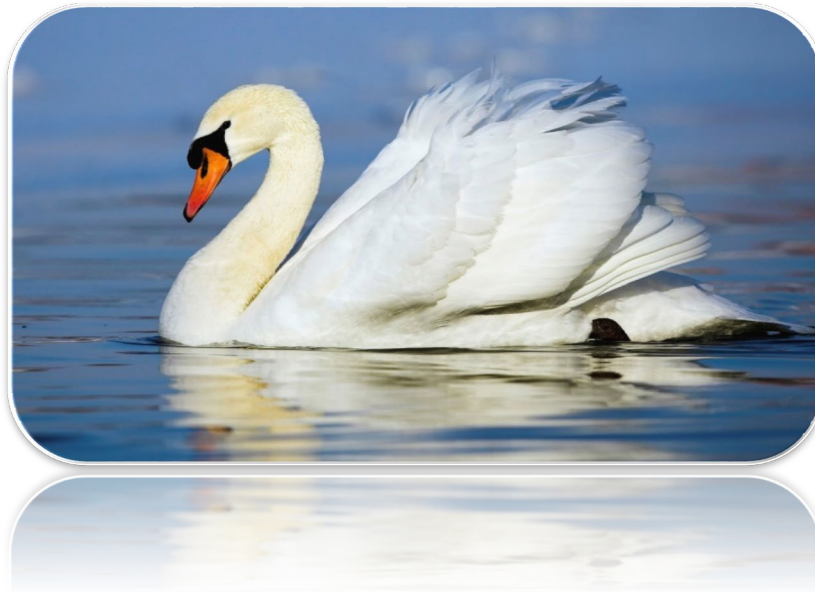


MIROMAR LAKES COMMUNITY DEVELOPMENT DISTRICT



FINANCIAL STATEMENTS - FEBRUARY 2022

FISCAL YEAR 2022

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 February 28, 2022**

	Governmental Funds						Totals (Memorandum Only)
	Debt Service Funds			Account Groups			
	General Fund	Series 2012	Series 2015	General Long Term Debt	General Fixed Assets		
Assets							
Cash and Investments							
General Fund - Invested Cash	\$ 960,563	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 960,563
Debt Service Fund							
Interest Account	-	-	-	-	-	-	-
Sinking Account	-	-	-	-	-	-	-
Reserve Account	-	380,159	448,866	-	-	-	829,025
Revenue	-	884,500	799,524	-	-	-	1,684,024
Prepayment Account	-	4,010	171	-	-	-	4,180
Due from Other Funds							
General Fund	-	20,836	12,254	-	-	-	33,090
Debt Service Fund(s)				-	-	-	-
Market Valuation Adjustments							
Accrued Interest Receivable	-	-	-	-	-	-	-
Assessments Receivable	-	-	-	-	-	-	-
Accounts Receivable	-	-	-	-	-	-	-
Amount Available in Debt Service Funds	-	-	-	2,550,320	-	-	2,550,320
Amount to be Provided by Debt Service Funds	-	-	-	14,219,680	-	-	14,219,680
Investment in General Fixed Assets (net of depreciation)	-	-	-	-	36,514,917	-	36,514,917
Total Assets	\$ 960,563	\$ 1,289,505	\$ 1,260,815	\$ 16,770,000	\$ 36,514,917	\$ -	\$ 56,795,800

Miromar Lakes Community Development District
Balance Sheet
for the Period Ending February 28, 2022

	Governmental Funds					Totals (Memorandum Only)
	Debt Service Funds			Account Groups		
	General Fund	Series 2012	Series 2015	General Long Term Debt	General Fixed Assets	
Liabilities						
Accounts Payable & Payroll Liabilities	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Due to Other Funds						
General Fund		-	-	-	-	-
Debt Service Fund(s)	33,090	-	-	-	-	33,090
Other Developer	-	-				-
Bonds Payable						
Current Portion - Series 2012	-	-	-	525,000	-	525,000
Current Portion - Series 2015	-	-	-	460,000	-	460,000
Long Term - Series 2012	-	-	-	7,140,000	-	7,140,000
Long Term - Series 2015	-	-	-	8,645,000	-	8,645,000
Total Liabilities	\$ 33,090	\$ -	\$ -	\$ 16,770,000	\$ -	\$ 16,803,090
Fund Equity and Other Credits						
Investment in General Fixed Assets	-			-	36,514,917	36,514,917
Fund Balance						
Restricted						
Beginning: October 1, 2021 (Audited)	-	690,801	1,136,694	-	-	1,827,494
Results from Current Operations	-	598,705	124,121	-	-	722,825
Unassigned						
Beginning: October 1, 2021 (Audited)	320,696			-	-	-
Allocation of Fund Balance						
Reserve for Water Management System	105,000					105,000
Reserve for Disaster Relief Reserve	95,000					95,000
Results from Prior Year Operations	120,696			-	-	120,696
Results of Current Operations	606,777					606,777
Total Fund Equity and Other Credits	\$ 927,473	\$ 1,289,505	\$ 1,260,815	\$ -	\$ 36,514,917	\$ 39,992,710
Total Liabilities, Fund Equity and Other Credits	\$ 960,563	\$ 1,289,505	\$ 1,260,815	\$ 16,770,000	\$ 36,514,917	\$ 56,795,800

Prepared by:

JWARD and Associates, LLC

Unaudited

Miromar Lakes Community Development District
General Fund
Statement of Revenues, Expenditures and Changes in Fund Balance
Through February 28, 2022

Description	October	November	December	January	February	Year to Date	Total Annual Budget	% of Budget
Revenue and Other Sources								
Carryforward	\$ -	\$ -	\$ -	\$ -	\$ -	-	-	N/A
Interest								
Interest - General Checking	3	3	12	9	8	35	100	35%
Special Assessment Revenue								
Special Assessments - On-Roll	239	210,890	447,855	17,302	16,261	692,547	725,565	95%
Special Assessments - Off-Roll	34,164	-	-	34,164	-	68,328	136,655	50%
Miscellaneous Revenue								
Easement Encroachments	-	1,050	-	70	-	1,120	-	N/A
Intragovernmental Transfer In								
Total Revenue and Other Sources:	\$ 34,406	\$ 211,943	\$ 447,868	\$ 51,544	\$ 16,269	762,029	\$ 862,320	88%
Expenditures and Other Uses								
Legislative								
Board of Supervisor's - Fees	1,000	1,000	1,000	-	1,000	4,000	12,000	33%
Board of Supervisor's - Taxes	77	77	77	-	77	306	918	33%
Executive								
Professional Management	3,333	3,333	3,333	3,333	3,333	16,667	40,000	42%
Financial and Administrative								
Audit Services	-	-	4,100	-	-	4,100	4,100	100%
Accounting Services	-	-	-	-	-	-	-	N/A
Assessment Roll Services	-	-	18,000	-	-	18,000	18,000	100%
Arbitrage/Bond Reamortization	-	1,250	-	-	-	1,250	2,000	63%
Other Contractual Services								
Legal Advertising	-	297	-	-	-	297	1,200	25%
Trustee Services	-	3,400	-	-	-	3,400	9,300	37%
Property Appraiser/Tax Collector Fees	-	1,216	-	-	-	1,216	1,300	94%
Bank Services	36	34	36	37	33	176	500	35%
Travel and Per Diem								
Communications & Freight Services								
Postage, Freight & Messenger	-	133	64	-	80	277	800	35%

Prepared by:

JPWARD and Associates, LLC

Miromar Lakes Community Development District
General Fund
Statement of Revenues, Expenditures and Changes in Fund Balance
Through February 28, 2022

Description	October	November	December	January	February	Year to Date	Total Annual Budget	% of Budget
Insurance	-	7,170	-	-	-	7,170	7,000	102%
Printing & Binding	-	635	-	-	263	897	2,200	41%
Website Maintenance	50	50	50	-	50	200	1,200	17%
Office Supplies	-	-	-	-	-	-	-	N/A
Subscription & Memberships	-	175	-	-	-	175	175	100%
Legal Services								
Legal - General Counsel	-	4,388	-	1,138	-	5,525	15,000	37%
Legal - Encroachments	-	-	-	-	1,358	1,358	-	N/A
Other General Government Services								
Engineering Services - General Fund	-	1,898	-	-	-	1,898	5,000	38%
Asset Maps/Cost Estimates	-	-	-	-	-	-	2,500	0%
Asset Administrative Services	-	833	833	-	833	2,500	10,000	25%
Reserve Analysis	-	7,250	-	-	-	7,250	-	N/A
Encroachment Agreements	-	-	618	-	-	618	-	N/A
Contingencies	-	-	-	-	-	-	-	N/A
Sub-Total:	4,496	33,138	28,111	4,508	7,026	77,278	133,193	58%
Stormwater Management Services								
Professional Services								
Asset Management	-	2,983	2,983	-	2,983	8,950	35,800	25%
NPDES	-	-	-	-	-	-	3,000	0%
Mitigation Monitoring	-	2,393	-	-	-	2,393	-	N/A
Utility Services								
Electric - Aeration Systems	-	764	-	546	550	1,861	4,800	39%
Repairs & Maintenance								
Lake System								
Aquatic Weed Control	-	5,438	4,752	-	10,940	21,130	76,000	28%
Lake Bank Maintenance	-	-	-	-	-	-	3,000	0%
Water Quality Testing	-	-	-	-	-	-	14,300	0%
Water Control Structures	-	4,500	-	-	-	4,500	25,000	18%
Grass Carp Installation	-	-	-	-	-	-	-	N/A
Litoral Shelf Barrier/Replanting	-	-	-	-	-	-	-	N/A

Prepared by:

JPWARD and Associates, LLC

Miromar Lakes Community Development District
General Fund
Statement of Revenues, Expenditures and Changes in Fund Balance
Through February 28, 2022

Description	October	November	December	January	February	Year to Date	Total Annual Budget	% of Budget
Cane Toad Removal	-	3,300	3,000	-	2,900	9,200	36,000	26%
Midge Fly Control	-	-	4,660	-	-	4,660	19,600	24%
Aeration System	-	750	1,444	-	5,050	7,244	12,000	60%
Fish Re-Stocking	-	-	-	-	-	-	-	N/A
Wetland System								
Routine Maintenance	-	3,134	6,134	-	6,268	15,536	48,100	32%
Water Quality Testing	-	-	-	-	-	-	-	N/A
Capital Outlay								
Aeration Systems	-	-	-	-	-	-	16,000	0%
Littortal Shelf Replanting/Barrier	-	-	-	-	-	-	-	N/A
Lake Bank Restoration	-	500	600	-	1,400	2,500	-	N/A
Turbidity Screens	-	-	-	-	-	-	-	N/A
Erosion Restoration	-	-	-	-	-	-	118,800	0%
Contingencies	-	-	-	-	-	-	108,000	0%
Sub-Total:	-	23,762	23,573	546	30,092	77,973	520,400	15%
Other Current Charges								
Hendry County - Panther Habitat Taxes	-	-	-	-	-	-	500	0%
Reserves for General Fund								
Water Management System	-	-	-	-	-	-	105,000	0%
Disaster Relief Reserve	-	-	-	-	-	-	95,000	0%
Sub-Total:	-	-	-	-	-	-	200,500	0%
Total Expenditures and Other Uses:	\$ 4,496	\$ 56,900	\$ 51,685	\$ 5,053	\$ 37,118	\$ 155,252	\$ 854,093	18%
Net Increase/ (Decrease) in Fund Balance	29,910	155,043	396,183	46,490	(20,850)	606,777	8,227	
Fund Balance - Beginning	320,696	350,606	505,649	901,833	948,323	320,696	320,696	
Fund Balance - Ending	\$ 350,606	\$ 505,649	\$ 901,833	\$ 948,323	\$ 927,473	927,473	\$ 328,923	

Miromar Lakes Community Development District
Debt Service Fund - Series 2012 Bonds
Statement of Revenues, Expenditures and Changes in Fund Balance
Through February 28, 2022

Description	October	November	December	January	February	Year to Date	Total Annual Budget	% of Budget
Revenue and Other Sources								
Carryforward	\$ -	\$ -	\$ -	\$ -	\$ -	-	\$ 79,641	0%
Interest Income								
Reserve Account	(10,240)	-	-	-	13,508	3,268	7,200	45%
Prepayment Account	-	0	0	0	-	1	-	N/A
Revenue Account	1	1	0	0	4	7	100	7%
Interest Account	-	-	-	-	0	0	-	N/A
Special Assessment Revenue								
Special Assessments - On-Roll	306	270,220	573,853	22,169	20,836	887,385	929,731	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:	\$ (9,932)	\$ 270,222	\$ 573,853	\$ 22,170	\$ 34,348	890,661	\$ 1,016,672	N/A
Expenditures and Other Uses								
Debt Service								
Principal Debt Service - Mandatory								
Series 2012 Bonds	-	-	-	-	-	-	\$ 525,000	0%
Principal Debt Service - Early Redemptions								
Series 2012 Bonds	-	85,000	-	-	-	85,000	85,000	100%
Interest Expense								
Series 2012 Bonds	-	206,956	-	-	-	206,956	412,031	50%
Operating Transfers Out (To Other Funds)								
	-	-	-	-	-	-	-	N/A
Total Expenditures and Other Uses:	\$ -	\$ 291,956	\$ -	\$ -	\$ -	291,956	\$ 1,022,031	N/A
Net Increase/ (Decrease) in Fund Balance	(9,932)	(21,734)	573,853	22,170	34,348	598,705	(5,359)	
Fund Balance - Beginning	690,801	680,868	659,134	1,232,987	1,255,157	690,801	870,552	
Fund Balance - Ending	\$ 680,868	\$ 659,134	\$ 1,232,987	\$ 1,255,157	\$ 1,289,505	1,289,505	\$ 865,193	

Miromar Lakes Community Development District
Debt Service Fund - Series 2015 Bonds
Statement of Revenues, Expenditures and Changes in Fund Balance
Through February 28, 2022

Description	October	November	December	January	February	Year to Date	Total Annual Budget	% of Budget
Revenue and Other Sources								
Carryforward	\$ -	\$ -	\$ -	\$ -	\$ -	-	\$ 193,689	0%
Interest Income								
Reserve Account	(11,275)	0	0	0	0	(11,274)	12,000	-94%
Interest Account	-	-	-	-	-	-	-	N/A
Sinking Fund Account	-	-	-	-	-	-	-	N/A
Prepayment Account	1	1	-	-	-	1	-	N/A
Revenue Account	3	3	2	2	4	13	20	66%
Special Assessment Revenue								
Special Assessments - On-Roll	180	158,919	337,489	13,038	12,254	521,880	546,703	95%
Special Assessments - Off-Roll	-	-	-	-	-	-	352,264	0%
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:	\$ (11,091)	\$ 158,923	\$ 337,491	\$ 13,040	\$ 12,258	\$ 510,621	\$ 1,104,676	N/A
Expenditures and Other Uses								
Debt Service								
Principal Debt Service - Mandatory								
Series 2015 Bonds	-	-	-	-	-	-	\$ 460,000	0%
Principal Debt Service - Early Redemptions								
Series 2015 Bonds	-	155,000	-	-	-	155,000	200,000	78%
Interest Expense								
Series 2015 Bonds	-	231,500	-	-	-	231,500	453,000	51%
Original Issue Discount								
	-	-	-	-	-	-	-	N/A
Operating Transfers Out (To Other Funds)								
	-	-	-	-	-	-	-	N/A
Total Expenditures and Other Uses:	\$ -	\$ 386,500	\$ -	\$ -	\$ -	\$ 386,500	\$ 1,113,000	N/A
Net Increase/ (Decrease) in Fund Balance	(11,091)	(227,577)	337,491	13,040	12,258	124,121	(8,324)	
Fund Balance - Beginning	1,136,694	1,125,602	898,025	1,235,517	1,248,557	1,136,694	-	
Fund Balance - Ending	\$ 1,125,602	\$ 898,025	\$ 1,235,517	\$ 1,248,557	\$ 1,260,815	1,260,815	\$ (8,324)	