



**THE LAKES OF SARASOTA MAINTENANCE  
ASSOCIATION, INC.  
FINANCIAL REPORTS  
June 30, 2025**

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STATEMENT OF ASSETS, LIABILITIES, AND FUND BALANCE

REVENUE & EXPENSE - BUDGET PERFORMANCE

RESERVE SCHEDULE

**Presented by: Sunstate Association Management Group, Inc.**

# The Lakes of Sarasota Maintenance Association, Inc.

Balance Sheet as of 6/30/2025

<b>Assets</b>	<b>Operating</b>	<b>Reserve</b>	<b>Total</b>
<b>Assets</b>			
1012 - Truist OP 4125	\$36,597.79		\$36,597.79
1019 - Due (to)/from Reserves	(\$45,000.00)		(\$45,000.00)
1022 - Truist RES 4133		\$188,036.98	\$188,036.98
1029 - Due (to)/from Operating		\$45,000.00	\$45,000.00
1050 - Prepaid Insurance	\$6,329.51		\$6,329.51
1100 - Accounts Receivable	\$20,122.00		\$20,122.00
<b>Total Assets</b>	<b>\$18,049.30</b>	<b>\$233,036.98</b>	<b>\$251,086.28</b>
<b>Total Assets</b>	<b>\$18,049.30</b>	<b>\$233,036.98</b>	<b>\$251,086.28</b>
<b>Liabilities / Equity</b>			
<b>Liabilities</b>			
3010 - Accounts Payable	\$13,598.79		\$13,598.79
3035 - Prepaid Assessments	\$16.00		\$16.00
3610 - Deferred Maintenance Reserves		\$229,675.87	\$229,675.87
3890 - Reserve Interest		\$3,361.11	\$3,361.11
<b>Total Liabilities</b>	<b>\$13,614.79</b>	<b>\$233,036.98</b>	<b>\$246,651.77</b>
<b>Equity</b>			
3900 - Retained Earnings	\$6,757.57		\$6,757.57
3903 - Prior Year Adjustment	(\$30.00)		(\$30.00)
3999 - Net Income	(\$2,293.06)		(\$2,293.06)
<b>Total Equity</b>	<b>\$4,434.51</b>		<b>\$4,434.51</b>
<b>Total Liabilities / Equity</b>	<b>\$18,049.30</b>	<b>\$233,036.98</b>	<b>\$251,086.28</b>

# The Lakes of Sarasota Maintenance Association, Inc.

## Statement of Revenues and Expenses 6/1/2025 - 6/30/2025

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
<b>Operating Income</b>							
<b>Income</b>							
5010 - Assessments	29,381.83	29,381.83	-	176,291.00	176,291.00	-	352,582.00
5015 - Reserves	-	-	-	53,893.00	53,893.00	-	107,786.00
5050 - Interest	.41	-	.41	3.18	-	3.18	-
5060 - Other	150.00	-	150.00	1,075.00	-	1,075.00	-
<b>Total Income</b>	<b>29,532.24</b>	<b>29,381.83</b>	<b>150.41</b>	<b>231,262.18</b>	<b>230,184.00</b>	<b>1,078.18</b>	<b>460,368.00</b>
<b>Total Income</b>	<b>29,532.24</b>	<b>29,381.83</b>	<b>150.41</b>	<b>231,262.18</b>	<b>230,184.00</b>	<b>1,078.18</b>	<b>460,368.00</b>

## Operating Expense

<b>Grounds</b>							
7110 - Grounds Contract	4,400.00	4,583.33	183.33	27,500.00	27,500.00	-	55,000.00
7120 - Berm & Common Area Landscaping	-	583.33	583.33	-	3,500.00	3,500.00	7,000.00
7140 - Tree Trimming	7,420.00	1,250.00	(6,170.00)	8,820.00	7,500.00	(1,320.00)	15,000.00
7155 - Irrigation Repairs/Maint	344.59	416.67	72.08	4,134.19	2,500.00	(1,634.19)	5,000.00
7160 - Irrigation Water	365.04	291.67	(73.37)	2,044.74	1,750.00	(294.74)	3,500.00
7190 - Street Maintenance	-	125.00	125.00	250.00	750.00	500.00	1,500.00
<b>Total Grounds</b>	<b>12,529.63</b>	<b>7,250.00</b>	<b>(5,279.63)</b>	<b>42,748.93</b>	<b>43,500.00</b>	<b>751.07</b>	<b>87,000.00</b>

<b>Rec Center</b>							
7210 - Repairs & Maintenance - Rec Center	359.43	375.00	15.57	12,416.75	2,250.00	(10,166.75)	4,500.00
7220 - Pest Control - Rec Center	57.29	68.75	11.46	326.77	412.50	85.73	825.00
7230 - Water/Sewer (95129-618484) - Rec Center	424.82	1,041.67	616.85	2,077.42	6,250.00	4,172.58	12,500.00
7235 - Electric (36733-44754) - Rec Center	650.77	691.67	40.90	3,846.74	4,150.00	303.26	8,300.00
7236 - Trash/Waste Pro - Rec Center	92.76	83.33	(9.43)	344.52	500.00	155.48	1,000.00
<b>Total Rec Center</b>	<b>1,585.07</b>	<b>2,260.42</b>	<b>675.35</b>	<b>19,012.20</b>	<b>13,562.50</b>	<b>(5,449.70)</b>	<b>27,125.00</b>

<b>Club House</b>							
7250 - Office Supplies/Svc/Misc	145.64	20.83	(124.81)	545.64	125.00	(420.64)	250.00
7260 - Repair & Maintenance - Clubhouse	250.03	625.00	374.97	6,964.80	3,750.00	(3,214.80)	7,500.00
7280 - Water/Sewer (95367-618536) - Clubhouse	101.71	250.00	148.29	1,037.15	1,500.00	462.85	3,000.00
7290 - Electric (76213-46761) - Clubhouse	791.74	875.00	83.26	4,100.12	5,250.00	1,149.88	10,500.00
<b>Total Club House</b>	<b>1,289.12</b>	<b>1,770.83</b>	<b>481.71</b>	<b>12,647.71</b>	<b>10,625.00</b>	<b>(2,022.71)</b>	<b>21,250.00</b>

<b>Pool</b>							
7310 - Pool Service	-	62.50	62.50	-	375.00	375.00	750.00
7320 - Pool Equip Repairs	-	666.67	666.67	4,179.25	4,000.00	(179.25)	8,000.00
7325 - Pool Supplies	577.64	708.33	130.69	2,825.19	4,250.00	1,424.81	8,500.00
7330 - Pool Permit	-	112.67	112.67	1,351.40	676.00	(675.40)	1,352.00
<b>Total Pool</b>	<b>577.64</b>	<b>1,550.17</b>	<b>972.53</b>	<b>8,355.84</b>	<b>9,301.00</b>	<b>945.16</b>	<b>18,602.00</b>

<b>Street, Lights &amp; Signs</b>							
7410 - Repair & Maintenance - Street, Lights, & Signs	-	500.00	500.00	347.50	3,000.00	2,652.50	6,000.00

# The Lakes of Sarasota Maintenance Association, Inc.

## Statement of Revenues and Expenses 6/1/2025 - 6/30/2025

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
<b>Operating Expense</b>							
7420 - Electric - Street, Lights, & Signs	1,801.60	1,375.00	(426.60)	7,777.31	8,250.00	472.69	16,500.00
<b>Total Street, Lights &amp; Signs</b>	<b>1,801.60</b>	<b>1,875.00</b>	<b>73.40</b>	<b>8,124.81</b>	<b>11,250.00</b>	<b>3,125.19</b>	<b>22,500.00</b>
<b>Security</b>							
7510 - Camera & Security System	2,777.50	3,108.33	330.83	19,033.44	18,650.00	(383.44)	37,300.00
<b>Total Security</b>	<b>2,777.50</b>	<b>3,108.33</b>	<b>330.83</b>	<b>19,033.44</b>	<b>18,650.00</b>	<b>(383.44)</b>	<b>37,300.00</b>
<b>Lake / Fountain / Tennis Courts</b>							
7610 - Lake Maintenance Contract	204.42	198.33	(6.09)	1,226.52	1,190.00	(36.52)	2,380.00
7615 - Lake Repairs	-	50.00	50.00	-	300.00	300.00	600.00
7620 - Tennis Court Maintenance	-	166.67	166.67	-	1,000.00	1,000.00	2,000.00
7650 - Fountain Maintenance	-	166.67	166.67	2,767.11	1,000.00	(1,767.11)	2,000.00
<b>Total Lake / Fountain / Tennis Courts</b>	<b>204.42</b>	<b>581.67</b>	<b>377.25</b>	<b>3,993.63</b>	<b>3,490.00</b>	<b>(503.63)</b>	<b>6,980.00</b>
<b>Administrative</b>							
7810 - Insurance	3,624.28	3,355.83	(268.45)	21,695.72	20,135.00	(1,560.72)	40,270.00
7820 - Legal/Professional	-	250.00	250.00	-	1,500.00	1,500.00	3,000.00
7825 - Accounting Services	-	25.00	25.00	300.00	150.00	(150.00)	300.00
7835 - Fees, Dues, License	-	16.67	16.67	61.25	100.02	38.77	200.00
7870 - Management Fee	1,140.00	1,140.00	-	6,840.00	6,840.00	-	13,680.00
7875 - Social	-	50.00	50.00	799.76	300.00	(499.76)	600.00
7880 - Office Supplies	217.24	314.58	97.34	1,550.73	1,887.48	336.75	3,775.00
7890 - Payroll & Taxes	5,663.33	5,833.33	170.00	34,498.22	35,000.00	501.78	70,000.00
<b>Total Administrative</b>	<b>10,644.85</b>	<b>10,985.41</b>	<b>340.56</b>	<b>65,745.68</b>	<b>65,912.50</b>	<b>166.82</b>	<b>131,825.00</b>
<b>Other</b>							
9000 - Transfer to Reserves	-	-	-	53,893.00	53,893.00	-	107,786.00
<b>Total Other</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>53,893.00</b>	<b>53,893.00</b>	<b>-</b>	<b>107,786.00</b>
<b>Total Expense</b>	<b>31,409.83</b>	<b>29,381.83</b>	<b>(2,028.00)</b>	<b>233,555.24</b>	<b>230,184.00</b>	<b>(3,371.24)</b>	<b>460,368.00</b>
<b>Operating Net Total</b>	<b>(1,877.59)</b>	<b>-</b>	<b>(1,877.59)</b>	<b>(2,293.06)</b>	<b>-</b>	<b>(2,293.06)</b>	<b>-</b>
<b>Net Total</b>	<b>(1,877.59)</b>	<b>-</b>	<b>(1,877.59)</b>	<b>(2,293.06)</b>	<b>-</b>	<b>(2,293.06)</b>	<b>-</b>

**The Lakes of Sarasota Maintenance Association  
Reserves Balance  
June 30, 2025**

	Balance 1/1/2025	YTD Contribution	YTD Allocation	YTD Expense	YTD Interest	Current Balance
<b>Reserves</b>						
3610 Deferred Maintenance	\$ 265,448.22	\$ 53,893.00	\$ -	\$ (89,665.35)	\$ -	\$ 229,675.87
3890 Reserve Interest	999.47	-	-	-	2,361.64	\$ 3,361.11
	<b>\$ 266,447.69</b>	<b>\$ 53,893.00</b>	<b>\$ -</b>	<b>\$ (89,665.35)</b>	<b>\$ 2,361.64</b>	<b>\$ 233,036.98</b>

**Expenses**

1/31/25 Nelson Pool Company - Resurface/Stonescapes	21,496.00
2/5/25 Water Club of America - Stenner Pump	1,526.83
2/10/25 Parking Lot Services - Resurface Deposit	9,695.00
2/12/25 Nelson Pool Company - Resurface	30,685.00
3/3/25 Parking Lot Services - Resurface	9,695.00
3/21/25 Nelson Pool Company - Resurface ADD	6,269.00
3/24/25 Parking Lot Services - Deposit	2,481.00
4/24/25 Home Depot - new Park Bench	1,536.52
6/9/25 Parking Lot Services - Resurface	6,281.00
<b>Total \$</b>	<b>89,665.35</b>

**Allocation**

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**Total \$ -**

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