

Gas Worx Community Development District

Financial Statements
(Unaudited)

Period Ending
March 31, 2025

Prepared by:



2005 Pan Am Circle ~ Suite 300 ~ Tampa, Florida 33607
Phone (813) 873-7300 ~ Fax (813) 873-7070

GAS WORX COMMUNITY DEVELOPMENT DISTRICT

Balance Sheet

As of March 31, 2025

(In Whole Numbers)

ACCOUNT DESCRIPTION	TOTAL
<u>ASSETS</u>	
Cash In Bank	\$ 2,333
TOTAL ASSETS	\$ 2,333
<u>LIABILITIES</u>	
Accounts Payable	\$ 10,804
TOTAL LIABILITIES	10,804
<u>FUND BALANCES</u>	
Unassigned:	(8,471)
TOTAL FUND BALANCES	(8,471)
TOTAL LIABILITIES & FUND BALANCES	\$ 2,333

GAS WORX COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending March 31, 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	\$ 297,475	\$ 50,473	\$ (247,002)	16.97%
TOTAL REVENUES	297,475	50,473	(247,002)	16.97%
<u>EXPENDITURES</u>				
<u>Administration</u>				
Supervisor Fees	6,000	-	6,000	0.00%
ProfServ-Info Technology	600	-	600	0.00%
ProfServ-Recording Secretary	2,400	-	2,400	0.00%
ProfServ - Field Management Onsite Staff	4,500	-	4,500	0.00%
District Counsel	8,500	8,500	-	100.00%
District Engineer	9,500	-	9,500	0.00%
Administrative Services	4,500	-	4,500	0.00%
District Manager	25,000	18,789	6,211	75.16%
Accounting Services	9,000	5,559	3,441	61.77%
Website Compliance	1,800	-	1,800	0.00%
Postage, Phone, Faxes, Copies	500	-	500	0.00%
Rentals and Leases	600	-	600	0.00%
Insurance - General Liability	3,200	-	3,200	0.00%
Public Officials Insurance	2,500	-	2,500	0.00%
Insurance -Property & Casualty	12,500	-	12,500	0.00%
Legal Advertising	3,500	(2,981)	6,481	-85.17%
Misc-Admin Fee (%)	250	-	250	0.00%
Bank Fees	200	-	200	0.00%
Financial & Revenue Collections	1,200	-	1,200	0.00%
Meeting Expense	4,000	-	4,000	0.00%
Website Administration	1,200	4,195	(2,995)	349.58%
Office Supplies	100	-	100	0.00%
Dues, Licenses, Subscriptions	175	200	(25)	114.29%
Total Administration	101,725	34,262	67,463	33.68%

GAS WORX COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending March 31, 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>Utility Services</u>				
Internet & Wifi	750	-	750	0.00%
Utility - Water & Sewer	5,000	-	5,000	0.00%
Utility - Electric	5,000	-	5,000	0.00%
Street Lights	40,000	-	40,000	0.00%
Total Utility Services	50,750	-	50,750	0.00%
<u>Landscape Services</u>				
Contracts-Landscape	75,000	-	75,000	0.00%
R&M-Drainage	1,000	-	1,000	0.00%
R&M-Irrigation	6,000	-	6,000	0.00%
Landscape - Annuals	2,500	-	2,500	0.00%
Landscape - Mulch	2,500	-	2,500	0.00%
R&M-RTR Landscaping	1,000	-	1,000	0.00%
Wetland Maintenance	6,500	-	6,500	0.00%
Miscellaneous Maintenance	2,500	-	2,500	0.00%
Aquatic Plant Replacement	5,000	-	5,000	0.00%
Total Landscape Services	102,000	-	102,000	0.00%
<u>Building/Ground Maintenance</u>				
ProfServ-Pool Maintenance	12,000	-	12,000	0.00%
Contracts-HVAC	600	-	600	0.00%
Janitorial Services & Supplies	8,250	-	8,250	0.00%
Garbage Dumpster Expense	1,500	-	1,500	0.00%
R&M-Stormwater System	8,500	-	8,500	0.00%
Amenity Maintenance & Repairs	5,000	-	5,000	0.00%
Pool Maintenance-Additional Cleaning	500	-	500	0.00%
R&M-Monument, Entrance & Wall	1,500	-	1,500	0.00%
R&M-Playground	500	-	500	0.00%
Annual Stormwater Report	3,500	-	3,500	0.00%
Miscellaneous Maintenance	1,150	-	1,150	0.00%
Total Building/Ground Maintenance	43,000	-	43,000	0.00%
TOTAL EXPENDITURES	297,475	34,262	263,213	11.52%
Excess (deficiency) of revenues				
Over (under) expenditures	-	16,211	16,211	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2024)		(24,682)		
FUND BALANCE, ENDING		\$ (8,471)		

Gas Worx CDD

Page 1

Statement Date 03/31/2025

Posting Date	Document Type	Document No.	Vendor	Description	Amount	Cleared Amount	Difference
Deposits							
							0.00
02/26/2025	Payment	BD00002	Developer Contribution	Deposit No. BD00002	50,472.73	50,472.73	0.00
Total Deposits					50,472.73	50,472.73	0.00
Checks							
							0.00
03/05/2025	Payment	1013	INFRAMARK LLC	Check for Vendor V00003	-38,168.11	-38,168.11	0.00
03/05/2025	Payment	1014	STRALEY ROBIN VERICKER	Check for Vendor V00006	-8,990.88	-8,990.88	0.00
03/17/2025	Payment	1015	STRALEY ROBIN VERICKER	Check for Vendor V00006	-1,200.00	-1,200.00	0.00
03/20/2025	Payment	1016	STRALEY ROBIN VERICKER	Check for Vendor V00006	-1,200.00	-1,200.00	0.00
Total Checks					-49,558.99	-49,558.99	0.00
Adjustments							
Total Adjustments							
Outstanding Deposits							
Total Outstanding Deposits							