

Creekside Preserve HOA

Balance Sheet
As of 04/30/18

Account	Description	Operating	Reserves	Other	Totals
ASSETS					
1010	Cadence; Operating; 6467	63,184.71			63,184.71
1070	Spirit Account	300.00			300.00
1210	Cadence Rsv MMA; 7523; 0.30%		129,729.08		129,729.08
1215	1st Manatee;RSVMMA;5079; 0.30%		91,778.47		91,778.47
1310	Accounts Receivable	9,454.90			9,454.90
1315	Allowance for Bad Debt	(5,660.38)			(5,660.38)
1610	Prepaid Insurance	2,220.87			2,220.87
1620	Prepaid Expenses	1,228.31			1,228.31
1800	Utility Deposits	2,798.00			2,798.00
	TOTAL ASSETS	73,526.41	221,507.55	.00	295,033.96
LIABILITIES & EQUITY					
CURRENT LIABILITIES:					
3010	Accounts Payable	1,650.31			1,650.31
3050	Deferred Revenue	22,166.67			22,166.67
3100	Security Deposits	9,200.00			9,200.00
3310	Prepaid Owner Assessments	12,746.26			12,746.26
	Subtotal Current Liab.	45,763.24	.00	.00	45,763.24
RESERVES:					
5050	Basketball Court		4,376.00		4,376.00
5140	Fence		8,657.66		8,657.66
5147	Gate		9,982.66		9,982.66
5175	Well		(2,221.63)		(2,221.63)
5230	Monuments		3,529.72		3,529.72
5320	Paving		141,158.39		141,158.39
5336	Playground		8,618.13		8,618.13
5420	Sealcoating		22,011.50		22,011.50
5450	Storm Water Mains/Basins		20,102.00		20,102.00
5455	Non Statutory Reserves		5,165.00		5,165.00
5490	Reserve Interest-Current		128.12		128.12
	Subtotal Reserves	.00	221,507.55	.00	221,507.55

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As of 04/30/18

Account	Description	Operating	Reserves	Other	Totals
EQUITY:					
5510	Retained Earnings	21,093.80			21,093.80
	Current Year Net Income/(Loss)	6,669.37	.00	.00	6,669.37
	Subtotal Equity	<u>27,763.17</u>	<u>.00</u>	<u>.00</u>	<u>27,763.17</u>
	TOTAL LIABILITIES & EQUITY	<u>73,526.41</u>	<u>221,507.55</u>	<u>.00</u>	<u>295,033.96</u>
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Creekside Preserve HOA

Reserve Statement

As of 04/30/18

		BEGINNING OF YEAR	YTD ALLOCATION	YTD DISBURSEMENT	AVAILABLE BALANCE
RESERVES:					
5050	Basketball Court	4,376.00	0.00	0.00	4,376.00
5140	Fence	7,652.16	1,005.50	0.00	8,657.66
5147	Gate	8,940.66	1,042.00	0.00	9,982.66
5175	Well	(3,622.68)	1,401.05	0.00	(2,221.63)
5230	Monuments	3,475.22	54.50	0.00	3,529.72
5320	Paving	130,879.39	10,279.00	0.00	141,158.39
5336	Playground	7,069.63	1,548.50	0.00	8,618.13
5420	Sealcoating	17,414.00	4,597.50	0.00	22,011.50
5450	Storm Water Mains/Basins	10,000.00	10,102.00	0.00	20,102.00
5455	Non Statutory Reserves	0.00	5,165.00	0.00	5,165.00
5490	Reserve Interest-Current	402.40	530.52	804.80	128.12
5491	Reserve Interest-Prior Year	492.65	804.80	1,297.45	0.00
	Subtotal Reserves	187,079.43	36,530.37	2,102.25	221,507.55
	TOTAL RESERVES	187,079.43	36,530.37	2,102.25	221,507.55

Creekside Preserve HOA

Income/Expense Statement

Period: 04/01/18 to 04/30/18

Account	Description	Actual	Current Period		Actual	Year-To-Date		Yearly Budget
			Budget	Variance		Budget	Variance	
INCOME:								
06200	Maintenance Assessments	11,083.89	11,083.33	.56	44,334.45	44,333.32	1.13	133,000.00
06210	Reserve Income	5,716.12	5,716.67	(.55)	22,865.58	22,866.68	(1.10)	68,600.00
06310	Gate Openers/Key Cards	320.00	.00	320.00	810.00	.00	810.00	.00
06340	Late Fees/Past Due Interest	722.89	.00	722.89	1,884.39	.00	1,884.39	.00
06580	Application Fees	.00	.00	.00	125.00	.00	125.00	.00
06920	Miscellaneous Income	205.00	.00	205.00	430.00	.00	430.00	.00
	Subtotal Income	18,047.90	16,800.00	1,247.90	70,449.42	67,200.00	3,249.42	201,600.00
EXPENSES								
Administrative								
07005	Bad Debt Expense	83.33	83.33	.00	333.32	333.32	.00	1,000.00
07020	Dues/License/Fees	.00	8.33	8.33	61.25	33.32	(27.93)	100.00
07100	Insurance	555.22	533.33	(21.89)	2,220.88	2,133.32	(87.56)	6,400.00
07140	Professional Fees: Taxes/Audi	.00	83.33	83.33	190.00	333.32	143.32	1,000.00
07150	Professional Fees	.00	325.00	325.00	1,298.94	1,300.00	1.06	3,900.00
07200	Management Fees	1,183.34	1,183.33	(.01)	4,733.36	4,733.32	(.04)	14,200.00
07250	Office: Svc/Supplies	278.83	416.67	137.84	4,678.12	1,666.68	(3,011.44)	5,000.00
07260	Office: Postage	(81.42)	125.00	206.42	997.70	500.00	(497.70)	1,500.00
	Administrative	2,019.30	2,758.32	739.02	14,513.57	11,033.28	(3,480.29)	33,100.00
Grounds								
07520	Irrigation Repairs	.00	208.33	208.33	2,108.00	833.32	(1,274.68)	2,500.00
07550	Aquatic Maintenance	400.00	425.00	25.00	1,600.00	1,700.00	100.00	5,100.00
07600	Landscaping Contract	4,200.00	4,200.00	.00	16,800.00	16,800.00	.00	50,400.00
07650	Landscape Replacement	.00	1,493.33	1,493.33	160.00	5,973.32	5,813.32	17,920.00
07690	Preserve Maintenance	.00	166.66	166.66	.00	666.64	666.64	2,000.00
07800	Tree Trimming	.00	250.00	250.00	.00	1,000.00	1,000.00	3,000.00
	Grounds	4,600.00	6,743.32	2,143.32	20,668.00	26,973.28	6,305.28	80,920.00
Maintenance								
08010	General Maintenance/Repairs	.00	283.33	283.33	366.29	1,133.32	767.03	3,400.00
08130	Street Light Repairs	527.50	41.67	(485.83)	1,317.50	166.68	(1,150.82)	500.00
08135	Gate Maintenance	.00	100.00	100.00	116.50	400.00	283.50	1,200.00
08230	Playground Maintenance	400.00	41.67	(358.33)	400.00	166.68	(233.32)	500.00
08260	Powerwash	.00	166.67	166.67	.00	666.68	666.68	2,000.00
	Maintenance	927.50	633.34	(294.16)	2,200.29	2,533.36	333.07	7,600.00

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Income/Expense Statement
 Period: 04/01/18 to 04/30/18

Account	Description	Actual	Current Period		Actual	Year-To-Date		Yearly Budget
			Budget	Variance		Budget	Variance	
Utilities								
08620	Electricity	739.30	833.33	94.03	3,099.07	3,333.32	234.25	10,000.00
08675	Telephone - Gates	87.89	115.00	27.11	432.42	460.00	27.58	1,380.00
	Utilities	827.19	948.33	121.14	3,531.49	3,793.32	261.83	11,380.00
Other								
09970	Transfer to Reserves	5,716.68	5,716.67	(.01)	22,866.70	22,866.68	(.02)	68,600.00
	Other	5,716.68	5,716.67	(.01)	22,866.70	22,866.68	(.02)	68,600.00
	TOTAL EXPENSES	14,090.67	16,799.98	2,709.31	63,780.05	67,199.92	3,419.87	201,600.00
	Current Year Net Income/(loss)	3,957.23	.02	3,957.21	6,669.37	.08	6,669.29	.00
		3,957.23	.02	3,957.21	6,669.37	.08	6,669.29	.00