

East Lake Woodlands Community Association Inc.

Balance Sheet

2/28/2018

Assets

Operating

1000-002 - Petty Cash-Gate Cards	\$50.00
1010-005 - Cash-Checking-Servis1st	\$336,787.15
1010-015 - SA - Checking - Servis1st	\$8,286.87
1110-000 - A/R-Maintenance Fees	\$29,617.77
1111-000 - A/R-Special Assessment	\$69,470.02
1111-001 - A/R - ELWMSA	\$285,406.08
1410-000 - Prepaid Insurance-General	\$10,316.54
1410-001 - Prepaid Insurance-D&O	\$2,461.25
1410-003 - Prepaid Insurance-W/C	\$257.64
1412-000 - Prepaid S/A-Operating	\$24.00
1420-000 - Prepaid Expense-Security	\$1,620.00
1500-001 - Utility Deposits-Electric	<u>\$1,194.00</u>

Operating Total

\$745,491.32

Reserve

1041-010 - Cash-MMA-Centennial	\$206,117.61
1076-000 - Cash-MMA-Harbor Community Bank	\$40,956.49
1095-002 - Cash-CD-EverBank- 11/28/18-1.72%	\$52,242.86
1095-003 - Cash-CD-EverBank- 11/28/18-1.72%	<u>\$52,242.86</u>

Reserve Total

\$351,559.82

Assets Total

\$1,097,051.14

Liabilities and Equity

Operating

2010-000 - Accounts Payable	\$50,353.53
2410-000 - Unearned Revenue-Billings	\$21,579.36
2450-000 - Unearned Revenue-Prepaid Fees	\$34,978.77
2450-002 - Prepaid Country Club Dues	<u>\$71,520.17</u>

Operating Total

\$178,431.83

Other

2020-000 - Deferred Revenue - SA	\$7,473.53
2210-000 - Note Payable	\$352,217.37
2450-001 - Prepaid S/A Fees	<u>\$1,452.04</u>

Other Total

\$361,142.94

Reserve

3028-000 - Reserve Fund-Def Maint	\$163,422.83
3029-000 - Reserve Fund-General	\$187,946.90
3080-000 - Reserve Fund-Interest	<u>\$190.09</u>

Reserve Total

\$351,559.82

Retained Earnings

\$194,018.44

Net Income

\$11,898.11

Liabilities & Equity Total

\$1,097,051.14

East Lake Woodlands Community Association Inc.
Budget Comparison Report
2/1/2018 - 2/28/2018

	2/1/2018 - 2/28/2018			1/1/2018 - 2/28/2018			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Income							
<u>Revenues</u>							
6010-000 - Maint Fee-Operating	\$121,086.78	\$119,290.67	\$1,796.11	\$242,173.56	\$238,581.34	\$3,592.22	\$1,431,488.00
6028-000 - Maint Fee-Resv-Def Maintenance	\$1,818.50	\$1,818.50	\$0.00	\$3,637.00	\$3,637.00	\$0.00	\$21,822.00
6029-000 - Maint Fee-Resv-General	\$12,640.00	\$12,640.00	\$0.00	\$25,280.00	\$25,280.00	\$0.00	\$151,680.00
6032-001 - % 2002-Cypress Estates I-Pay 12/31/18	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	(\$10,877.00)
6050-000 - Special Assessment-Collected	\$241,856.78	\$0.00	\$241,856.78	\$243,992.48	\$0.00	\$243,992.48	\$0.00
6070-000 - Interest Income-Operating	\$67.59	\$0.00	\$67.59	\$140.04	\$0.00	\$140.04	\$0.00
6071-000 - Interest Income-Reserve	\$93.62	\$150.00	(\$56.38)	\$190.09	\$300.00	(\$109.91)	\$1,800.00
6083-000 - Other Income-General	\$22.35	\$0.00	\$22.35	\$37.73	\$0.00	\$37.73	\$0.00
6083-001 - ELW Gate Income	\$1,497.00	\$1,250.00	\$247.00	\$2,560.00	\$2,500.00	\$60.00	\$15,000.00
6084-001 - ELW Country Club Fees	\$6,501.83	\$6,501.83	\$0.00	\$6,501.83	\$13,003.66	(\$6,501.83)	\$78,022.00
6084-002 - ELW Shopping Center Fees	\$1,923.25	\$1,923.25	\$0.00	\$3,846.50	\$3,846.50	\$0.00	\$23,079.00
6900-000 - Income Transfer to Resv Funds	(\$14,458.50)	(\$14,458.50)	\$0.00	(\$28,917.00)	(\$28,917.00)	\$0.00	(\$173,502.00)
6901-000 - Interest Transfer to Reserves	(\$93.62)	(\$150.00)	\$56.38	(\$190.09)	(\$300.00)	\$109.91	(\$1,800.00)
<u>Total Revenues</u>	\$372,955.58	\$128,965.75	\$243,989.83	\$499,252.14	\$257,931.50	\$241,320.64	\$1,536,712.00
Total Income	\$372,955.58	\$128,965.75	\$243,989.83	\$499,252.14	\$257,931.50	\$241,320.64	\$1,536,712.00
Expense							
<u>Administrative</u>							
7110-000 - Insurance-General	\$2,579.13	\$3,000.00	\$420.87	\$5,650.51	\$6,000.00	\$349.49	\$36,000.00
7110-001 - Insurance-Workers Comp	\$64.42	\$66.67	\$2.25	\$128.84	\$133.34	\$4.50	\$800.00
7211-000 - Legal-General	\$0.00	\$4,166.67	\$4,166.67	\$8,500.15	\$8,333.34	(\$166.81)	\$50,000.00
7212-000 - Professional-General	\$0.00	\$250.00	\$250.00	\$0.00	\$500.00	\$500.00	\$3,000.00
7212-001 - Accounting/Tax Prep/Audit	\$0.00	\$541.67	\$541.67	\$0.00	\$1,083.34	\$1,083.34	\$6,500.00
7310-002 - Taxes-Corp Annual	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$100.00
7310-008 - Taxes-Federal Income	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$1,200.00
7410-000 - Management Fee	\$16,928.62	\$16,928.67	\$0.05	\$33,857.24	\$33,857.34	\$0.10	\$203,144.00
7510-000 - Admin Expenses-General	\$4,448.66	\$2,500.00	(\$1,948.66)	\$7,118.31	\$5,000.00	(\$2,118.31)	\$30,000.00
7510-001 - Meetings-Community	\$0.00	\$166.67	\$166.67	\$0.00	\$333.34	\$333.34	\$2,000.00
7510-002 - Website	\$75.00	\$75.00	\$0.00	\$150.00	\$150.00	\$0.00	\$900.00
7514-000 - Member Communications	\$0.00	\$750.00	\$750.00	\$0.00	\$1,500.00	\$1,500.00	\$9,000.00
7950-000 - Board Expense-Dues	\$0.00	\$33.33	\$33.33	\$0.00	\$66.66	\$66.66	\$400.00
<u>Total Administrative</u>	\$24,095.83	\$28,478.68	\$4,382.85	\$55,405.05	\$56,957.36	\$1,552.31	\$343,044.00
<u>Services & Utilities</u>							
8012-000 - Controlled Access-Guard Contract	\$42,609.13	\$44,050.00	\$1,440.87	\$85,082.24	\$88,100.00	\$3,017.76	\$528,600.00
8012-001 - Controlled Access-Sheriff's Patrol	\$1,620.00	\$1,666.67	\$46.67	\$3,105.00	\$3,333.34	\$228.34	\$20,000.00
8013-001 - Gate Decals/Stickers	\$0.00	\$416.67	\$416.67	\$0.00	\$833.34	\$833.34	\$5,000.00
8013-003 - Controlled Access-Gate Telephone	\$854.06	\$866.67	\$12.61	\$1,701.97	\$1,733.34	\$31.37	\$10,400.00
8014-000 - Controlled Access-Gate Maintenance	\$1,215.90	\$1,250.00	\$34.10	\$1,215.90	\$2,500.00	\$1,284.10	\$15,000.00
8016-001 - Controlled Access-Gate Access Expenses	\$0.00	\$1,666.67	\$1,666.67	\$0.00	\$3,333.34	\$3,333.34	\$20,000.00

East Lake Woodlands Community Association Inc.
Budget Comparison Report
2/1/2018 - 2/28/2018

	2/1/2018 - 2/28/2018			1/1/2018 - 2/28/2018			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
8017-000 - Gate Damage Claims	\$0.00	\$83.33	\$83.33	\$0.00	\$166.66	\$166.66	\$1,000.00
8020-000 - ELW Custodial Labor	\$1,350.00	\$1,500.00	\$150.00	\$2,700.00	\$3,000.00	\$300.00	\$18,000.00
8110-000 - Repair & Maintenance-General	\$225.00	\$1,666.67	\$1,441.67	\$18,113.08	\$3,333.34	(\$14,779.74)	\$20,000.00
8110-002 - R&M-Guard House	\$101.40	\$1,250.00	\$1,148.60	\$183.40	\$2,500.00	\$2,316.60	\$15,000.00
8110-004 - R&M-Roads/Sidewalks	\$0.00	\$1,666.67	\$1,666.67	\$1,200.00	\$3,333.34	\$2,133.34	\$20,000.00
8110-016 - R&M-Signs	\$0.00	\$166.67	\$166.67	\$312.00	\$333.34	\$21.34	\$2,000.00
8110-023 - R&M-Drainage	\$0.00	\$12,500.00	\$12,500.00	\$250.38	\$25,000.00	\$24,749.62	\$150,000.00
8210-001 - Grounds-Lawn Service	\$16,000.00	\$16,000.00	\$0.00	\$32,000.00	\$32,000.00	\$0.00	\$192,000.00
8210-003 - Grounds-Landscape Mgmt Contract	\$989.62	\$1,083.33	\$93.71	\$1,979.24	\$2,166.66	\$187.42	\$13,000.00
8210-004 - Grounds-Trees/Shrub Add/Remove	\$5,640.00	\$2,500.00	(\$3,140.00)	\$19,020.00	\$5,000.00	(\$14,020.00)	\$30,000.00
8210-008 - Grounds-Irrigation General	\$1,584.00	\$1,833.33	\$249.33	\$3,243.00	\$3,666.66	\$423.66	\$22,000.00
8210-009 - Grounds-Irrigation Repairs	\$0.00	\$275.00	\$275.00	\$0.00	\$550.00	\$550.00	\$3,300.00
8210-012 - Grounds-Lake Treatments	\$2,200.00	\$2,250.00	\$50.00	\$4,400.00	\$4,500.00	\$100.00	\$27,000.00
8710-000 - Utilities-General	\$5,906.31	\$6,666.67	\$760.36	\$13,450.29	\$13,333.34	(\$116.95)	\$80,000.00
8710-025 - Drainage Project - S/A	\$241,856.78	\$0.00	(\$241,856.78)	\$243,992.48	\$0.00	(\$243,992.48)	\$0.00
Total Services & Utilities	\$322,152.20	\$99,358.35	(\$222,793.85)	\$431,948.98	\$198,716.70	(\$233,232.28)	\$1,192,300.00
Total Expense	\$346,248.03	\$127,837.03	(\$218,411.00)	\$487,354.03	\$255,674.06	(\$231,679.97)	\$1,535,344.00
Operating Net Income	\$26,707.55	\$1,128.72	\$25,578.83	\$11,898.11	\$2,257.44	\$9,640.67	\$1,368.00
Reserve Expense							
<u>Reserve Expense</u>							
9629-000 - Reserve Expense-General	\$0.00	\$0.00	\$0.00	\$3,910.00	\$0.00	(\$3,910.00)	\$0.00
9632-001 - Reserve Expense-Bank Charges	\$3.00	\$0.00	(\$3.00)	\$6.00	\$0.00	(\$6.00)	\$0.00
9900-000 - Reserve Expense-Funding	(\$3.00)	\$0.00	\$3.00	(\$3,916.00)	\$0.00	\$3,916.00	\$0.00
Total Reserve Expense	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Total Reserve Expense	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Reserve Net Income	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Net Income	\$26,707.55	\$1,128.72	\$25,578.83	\$11,898.11	\$2,257.44	\$9,640.67	\$1,368.00