

East Lake Woodlands Community Association Inc.

Balance Sheet

6/30/2019

Assets

Operating

1000-002 - Petty Cash-Gate Cards	\$50.00	
1010-005 - Cash-Checking-Servis1st	\$355,999.78	
1010-015 - SA - Checking - Servis1st	\$1,934.80	
1095-002 - Cash-CD-TIAA-11/28/19-2.64%	\$53,162.30	
1110-000 - A/R-Maintenance Fees	\$3,335.19	
1111-000 - A/R-Special Assessment	\$1,250.00	
1111-001 - A/R - ELWMSA	\$7,702.98	
1410-000 - Prepaid Insurance-General	\$4,273.38	
1410-001 - Prepaid Insurance-D&O	\$5,137.00	
1410-003 - Prepaid Insurance-W/C	\$679.17	
1420-000 - Prepaid Expense-Security	\$1,980.00	
1500-001 - Utility Deposits-Electric	<u>\$1,410.00</u>	

Operating Total \$436,914.60

Reserve

1041-005 - Cash-MMA-Servis1st Bank	\$66,357.39
1041-010 - Cash-MMA-Centennial	\$68,461.75
1095-003 - Cash-CD-TIAA-11/28/19-2.64%	<u>\$53,162.30</u>

Reserve Total \$187,981.44

Assets Total \$624,896.04

Liabilities and Equity

Operating

2010-000 - Accounts Payable	\$78,064.17	
2411-000 - Unearned Rev.-Misc.	\$177.15	
2450-000 - Unearned Revenue-Prepaid Fees	\$39,104.51	
2450-002 - Prepaid Country Club Dues	<u>\$42,287.02</u>	
<u>Operating Total</u>		\$159,632.85

Other

2210-000 - Note Payable	\$14,973.20	
2450-001 - Prepaid S/A Fees	<u>\$1,600.00</u>	
<u>Other Total</u>		\$16,573.20

Reserve

3028-000 - Reserve Fund-Def Maint	\$102,802.01	
3029-000 - Reserve Fund-General	\$82,145.43	
3080-000 - Reserve Fund-Interest	<u>\$3,034.00</u>	
<u>Reserve Total</u>		\$187,981.44

Retained Earnings \$195,916.11

Net Income \$64,792.44

Liabilities & Equity Total \$624,896.04

East Lake Woodlands Community Association Inc.
Budget Comparison Report
6/1/2019 - 6/30/2019

	6/1/2019 - 6/30/2019			1/1/2019 - 6/30/2019			
	Actual	Budget	Variance	Actual	Budget	Variance	Annual Budget
Income							
<u>Revenues</u>							
6010-000 - Maint Fee-Operating	\$129,067.50	\$129,067.50	\$0.00	\$774,405.12	\$774,405.00	\$0.12	\$1,548,810.00
6028-000 - Maint Fee-Resv-Def Maintenance	\$1,818.50	\$1,818.50	\$0.00	\$10,911.00	\$10,911.00	\$0.00	\$21,822.00
6029-000 - Maint Fee-Resv-General	\$13,570.83	\$13,570.83	\$0.00	\$81,424.98	\$81,424.98	\$0.00	\$162,850.00
6050-100 - Special Assessment-Operating	\$0.99	\$0.00	\$0.99	\$302.91	\$0.00	\$302.91	\$0.00
6070-000 - Interest Income-Operating	\$103.40	\$66.75	\$36.65	\$547.84	\$400.50	\$147.34	\$801.00
6071-000 - Interest Income-Reserve	\$101.64	\$208.33	(\$106.69)	\$434.33	\$1,249.98	(\$815.65)	\$2,500.00
6076-000 - Interest Income-Owner	\$33.44	\$0.00	\$33.44	\$1,544.67	\$0.00	\$1,544.67	\$0.00
6082-000 - Late Fee Income	\$150.00	\$0.00	\$150.00	\$1,870.00	\$0.00	\$1,870.00	\$0.00
6083-000 - Other Income-General	\$0.00	\$0.00	\$0.00	\$1,458.71	\$0.00	\$1,458.71	\$0.00
6083-001 - ELW Gate Income	\$1,537.00	\$1,250.00	\$287.00	\$7,785.00	\$7,500.00	\$285.00	\$15,000.00
6083-099 - Other Income-Pre-Lien	\$560.00	\$0.00	\$560.00	\$2,325.00	\$0.00	\$2,325.00	\$0.00
6084-001 - ELW Country Club Fees	\$7,047.83	\$7,047.83	\$0.00	\$42,286.98	\$42,286.98	\$0.00	\$84,574.00
6084-002 - ELW Shopping Center Fees	\$1,980.95	\$1,980.92	\$0.03	\$11,885.70	\$11,885.52	\$0.18	\$23,771.00
6900-000 - Income Transfer to Resv Funds	(\$15,389.33)	(\$15,389.33)	\$0.00	(\$92,335.98)	(\$92,335.98)	\$0.00	(\$184,672.00)
6901-000 - Interest Transfer to Reserves	(\$101.64)	(\$208.33)	\$106.69	(\$434.33)	(\$1,249.98)	\$815.65	(\$2,500.00)
<u>Total Revenues</u>	\$140,481.11	\$139,413.00	\$1,068.11	\$844,411.93	\$836,478.00	\$7,933.93	\$1,672,956.00
Total Income	\$140,481.11	\$139,413.00	\$1,068.11	\$844,411.93	\$836,478.00	\$7,933.93	\$1,672,956.00
Expense							
<u>Administrative</u>							
7110-000 - Insurance-General	\$3,346.14	\$3,958.50	\$612.36	\$19,584.59	\$23,751.00	\$4,166.41	\$47,502.00
7110-001 - Insurance-Workers Comp	\$54.61	\$66.67	\$12.06	\$327.66	\$400.02	\$72.36	\$800.00
7115-010 - Loan Payment	\$78.52	\$2,500.00	\$2,421.48	\$3,061.52	\$15,000.00	\$11,938.48	\$30,000.00
7211-000 - Legal-General	\$375.00	\$5,000.00	\$4,625.00	\$9,275.00	\$30,000.00	\$20,725.00	\$60,000.00
7212-000 - Professional-General	\$0.00	\$250.00	\$250.00	\$0.00	\$1,500.00	\$1,500.00	\$3,000.00
7212-001 - Accounting/Tax Prep/Audit	\$3,300.00	\$541.67	(\$2,758.33)	\$6,300.00	\$3,250.02	(\$3,049.98)	\$6,500.00
7214-000 - Lien/Admin-Lien Reimbursement	\$0.00	\$0.00	\$0.00	(\$25.00)	\$0.00	\$25.00	\$0.00
7310-002 - Taxes-Corp Annual	\$0.00	\$8.33	\$8.33	\$61.25	\$49.98	(\$11.27)	\$100.00
7310-008 - Taxes-Federal Income	\$0.00	\$116.67	\$116.67	\$1,474.00	\$700.02	(\$773.98)	\$1,400.00
7410-000 - Management Fee	\$16,928.62	\$16,928.67	\$0.05	\$101,571.72	\$101,572.02	\$0.30	\$203,144.00
7510-000 - Admin Expenses-General	\$663.24	\$2,000.00	\$1,336.76	\$11,897.32	\$12,000.00	\$102.68	\$24,000.00
7510-001 - Meetings-Community	\$0.00	\$83.33	\$83.33	\$0.00	\$499.98	\$499.98	\$1,000.00
7510-002 - Website	\$75.00	\$75.00	\$0.00	\$450.00	\$450.00	\$0.00	\$900.00
7510-099 - Admin Expenses-45 Day Pre Lien	\$280.00	\$0.00	(\$280.00)	\$2,625.00	\$0.00	(\$2,625.00)	\$0.00
7514-000 - Member Communications	\$6,400.00	\$416.67	(\$5,983.33)	\$6,704.15	\$2,500.02	(\$4,204.13)	\$5,000.00
7810-000 - Uncollectible Assessments	\$4.15	\$0.00	(\$4.15)	\$106.74	\$0.00	(\$106.74)	\$0.00
7950-000 - Board Expense-Dues	\$0.00	\$33.33	\$33.33	\$310.00	\$199.98	(\$110.02)	\$400.00
<u>Total Administrative</u>	\$31,505.28	\$31,978.84	\$473.56	\$163,723.95	\$191,873.04	\$28,149.09	\$383,746.00
<u>Services & Utilities</u>							
8012-000 - Controlled Access-Guard Contract	\$42,250.25	\$45,000.00	\$2,749.75	\$268,336.26	\$270,000.00	\$1,663.74	\$540,000.00
8012-001 - Controlled Access-Sheriff's Patrol	\$1,980.00	\$2,083.33	\$103.33	\$11,880.00	\$12,499.98	\$619.98	\$25,000.00
8013-001 - Gate Decals/Stickers	\$4,622.00	\$416.67	(\$4,205.33)	\$5,253.30	\$2,500.02	(\$2,753.28)	\$5,000.00

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Budget Comparison Report
6/1/2019 - 6/30/2019

	6/1/2019 - 6/30/2019			1/1/2019 - 6/30/2019			
	Actual	Budget	Variance	Actual	Budget	Variance	Annual Budget
8013-003 - Controlled Access-Gate Telephone	\$5,710.95	\$945.00	(\$4,765.95)	\$10,246.89	\$5,670.00	(\$4,576.89)	\$11,340.00
8017-000 - Gate Damage Claims	(\$5,309.50)	\$83.33	\$5,392.83	(\$3,916.00)	\$499.98	\$4,415.98	\$1,000.00
8020-000 - ELW Custodial Labor	\$1,400.00	\$1,400.00	\$0.00	\$8,400.00	\$8,400.00	\$0.00	\$16,800.00
8110-000 - Repair & Maintenance-General	\$567.50	\$1,333.33	\$765.83	\$6,504.49	\$7,999.98	\$1,495.49	\$16,000.00
8110-002 - R&M-Guard House	\$400.43	\$625.00	\$224.57	\$4,751.19	\$3,750.00	(\$1,001.19)	\$7,500.00
8110-004 - R&M-Roads/Sidewalks	\$0.00	\$2,500.00	\$2,500.00	\$3,925.00	\$15,000.00	\$11,075.00	\$30,000.00
8110-011 - R&M-CTL Access Gates	\$2,307.83	\$1,250.00	(\$1,057.83)	\$5,756.08	\$7,500.00	\$1,743.92	\$15,000.00
8110-016 - R&M-Signs	\$183.51	\$83.33	(\$100.18)	\$606.36	\$499.98	(\$106.38)	\$1,000.00
8110-023 - R&M-Drainage	\$292.50	\$15,833.33	\$15,540.83	\$65,900.50	\$94,999.98	\$29,099.48	\$190,000.00
8210-001 - Grounds-Lawn Service	\$16,960.00	\$16,960.00	\$0.00	\$101,760.00	\$101,760.00	\$0.00	\$203,520.00
8210-003 - Grounds-Landscape Mgmt Contract	\$1,020.00	\$1,020.83	\$0.83	\$6,120.00	\$6,124.98	\$4.98	\$12,250.00
8210-004 - R&M -Grounds/Trees/Shrubs	\$2,850.00	\$6,833.33	\$3,983.33	\$53,131.00	\$40,999.98	(\$12,131.02)	\$82,000.00
8210-008 - Grounds-Irrigation General	\$1,584.00	\$1,666.67	\$82.67	\$9,879.00	\$10,000.02	\$121.02	\$20,000.00
8210-009 - Grounds-Irrigation Repairs	\$111.00	\$291.67	\$180.67	\$656.00	\$1,750.02	\$1,094.02	\$3,500.00
8210-012 - Grounds-Lake Treatments	\$2,266.00	\$2,266.67	\$0.67	\$13,596.00	\$13,600.02	\$4.02	\$27,200.00
8710-000 - Utilities-General	\$7,227.23	\$6,841.67	(\$385.56)	\$43,109.47	\$41,050.02	(\$2,059.45)	\$82,100.00
<u>Total Services & Utilities</u>	\$86,423.70	\$107,434.16	\$21,010.46	\$615,895.54	\$644,604.96	\$28,709.42	\$1,289,210.00
Total Expense	\$117,928.98	\$139,413.00	\$21,484.02	\$779,619.49	\$836,478.00	\$56,858.51	\$1,672,956.00
Operating Net Income	\$22,552.13	\$0.00	\$22,552.13	\$64,792.44	\$0.00	\$64,792.44	\$0.00
Reserve Expense							
<u>Reserve Expense</u>							
9628-000 - Reserve Expense-Def Maint	\$0.00	\$0.00	\$0.00	\$72,862.82	\$0.00	(\$72,862.82)	\$0.00
9629-000 - Reserve Expense-General	\$0.00	\$0.00	\$0.00	\$36,010.00	\$0.00	(\$36,010.00)	\$0.00
9900-000 - Reserve Expense-Funding	\$0.00	\$0.00	\$0.00	(\$108,872.82)	\$0.00	\$108,872.82	\$0.00
<u>Total Reserve Expense</u>	\$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	\$22,552.13	\$0.00	\$22,552.13	\$64,792.44	\$0.00	\$64,792.44	\$0.00