

FOXWOOD AT PANTHER RIDGE HOA, INC.
FINANCIAL REPORTS
April 30, 2018

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STATEMENTS OF ASSETS, LIABILITIES & FUND BALANCE

STATEMENTS OF REVENUE AND EXPENSE

COMPARISON OF ACTUAL TO BUDGET

Prepared By: Sunstate Association Management Group, Inc.

Foxwood Homeowners Association Inc
Statements of Assets, Liabilities and Fund Balance
As of April 30, 2018

	<u>Operating</u>	<u>Replacement</u>	<u>TOTAL</u>
ASSETS			
Current Assets			
Centennial - Operating	30,563.09	0.00	30,563.09
Centennial - Reserve Account	0.00	45,661.70	45,661.70
Centennial - Reserve CD	0.00	52,341.34	52,341.34
Total Checking/Savings	30,563.09	98,003.04	128,566.13
Other Current Assets			
Assessment Receivable	18,457.91	0.00	18,457.91
Allowance for doubtful account	-8,653.01	0.00	-8,653.01
Undeposited Funds	325.00	0.00	325.00
Prepaid insurance	3,923.40	0.00	3,923.40
Total Other Current Assets	14,053.30	0.00	14,053.30
TOTAL ASSETS	<u><u>44,616.39</u></u>	<u><u>98,003.04</u></u>	<u><u>142,619.43</u></u>
LIABILITIES & EQUITY			
Liabilities			
Current Liabilities			
Accounts Payable	-141.61	0.00	-141.61
Deferred Maintenance Fees	15,166.66	0.00	15,166.66
Prepaid Maintenance Fees	3,900.00	0.00	3,900.00
Total Current Liabilities	18,925.05	0.00	18,925.05
Total Liabilities	18,925.05	0.00	18,925.05
Equity			
Restricted equity			
Park / Common Area	0.00	21,132.32	21,132.32
Trail Repair	0.00	22,197.42	22,197.42
Property Restoration	0.00	21,904.29	21,904.29
Playground Equipment	0.00	1,666.68	1,666.68
Irrigation Pump	0.00	333.32	333.32
Ent Walls/Lights/Island	0.00	2,666.68	2,666.68
Park Parking Lot	0.00	333.32	333.32
Park Pavillion	0.00	400.00	400.00
Capital items	0.00	3,369.01	3,369.01
Allocated surplus	0.00	24,000.00	24,000.00
Total Restricted equity	0.00	98,003.04	98,003.04
Operating fund balance	28,552.54	0.00	28,552.54
Prior Period Adjustment	-400.00		-400.00
Net Income	-2,461.20	0.00	-2,461.20
Total Equity	25,691.34	98,003.04	123,694.38
TOTAL LIABILITIES & EQUITY	<u><u>44,616.39</u></u>	<u><u>98,003.04</u></u>	<u><u>142,619.43</u></u>

Foxwood Homeowners Association Inc
Statements of Revenue & Expense - Budget vs. Actual
April 2018

	Apr 18	Budget	Jan - Apr 18	YTD Budget	Annual Budget
Ordinary Income/Expense					
Income					
Income					
4020 · Assessments	7,159.59	7,164.66	28,638.34	28,658.66	85,976.00
4021 · Reserve Assessments	423.75	423.75	1,695.00	1,695.00	5,085.00
4060 · Late Charges	0.00	0.00	326.54	0.00	0.00
4260 · Interest income	2.48	0.00	10.19	0.00	0.00
4281 · Reserve interest income	40.30	0.00	157.88	0.00	0.00
Total Income	7,626.12	7,588.41	30,827.95	30,353.66	91,061.00
Total Income	7,626.12	7,588.41	30,827.95	30,353.66	91,061.00
Expense					
Administration Management					
8020 · Property Management Fees	850.00	850.00	3,400.00	3,400.00	10,200.00
8040 · Postage and Delivery	67.21	35.41	155.01	141.66	425.00
8060 · Copies/Printing/Supplies	138.40	150.00	639.01	600.00	1,800.00
8080 · Accounting/Auditing	50.00	50.00	200.00	200.00	600.00
8090 · Social Committee	62.86	16.66	230.36	66.66	200.00
8100 · Legal Services	410.17	416.66	4,234.98	1,666.66	5,000.00
8120 · Insurance Property/Gen Lia	435.93	408.34	1,651.49	1,633.34	4,900.00
8241 · Taxes/Dues/Fees	200.00	0.00	200.00	150.00	150.00
8342 · Contingency-bad debt	103.34	103.34	413.34	413.34	1,240.00
8300 · Security	0.00	41.66	0.00	166.66	500.00
8465 · Annual Corporate Report	61.25	0.00	61.25	61.00	61.00
Total Administration Management	2,379.16	2,072.07	11,185.44	8,499.32	25,076.00
Maintenance					
5040 · General Maintenance	0.00	83.34	628.71	333.34	1,000.00
Total Maintenance	0.00	83.34	628.71	333.34	1,000.00
Grounds Maintenance					
6040 · Contracted Lawn Service	3,962.92	4,000.00	15,851.68	16,000.00	48,000.00
6080 · Landscape Misc / Mulch	0.00	416.66	0.00	1,666.66	5,000.00
6085 · Berm / Entry Maintenance	0.00	41.66	2,139.30	166.66	500.00
6119 · Irrigation Repairs	45.89	41.66	239.20	166.66	500.00
6230 · Walkover/Trail Maintenance	0.00	266.66	500.00	1,066.66	3,200.00
6240 · Pest Control	0.00	25.00	225.00	100.00	300.00
Total Grounds Maintenance	4,008.81	4,791.64	18,955.18	19,166.64	57,500.00
Utilities					
7900 · Electric	(56.56)	200.00	506.00	800.00	2,400.00
7930 · Trash Removal	160.94	0.00	160.94	0.00	0.00
Total Utilities	104.38	200.00	666.94	800.00	2,400.00
Total Expense	6,492.35	7,147.05	31,436.27	28,799.30	85,976.00
Net Ordinary Income	1,133.77	441.36	(608.32)	1,554.36	5,085.00
Other Income/Expense					
Other Expense					
9010 · Reserve interest allocation	40.30	0.00	157.88	0.00	0.00
9100 · Reserve allocation	423.75	423.75	1,695.00	1,695.00	5,085.00
Total Other Expense	464.05	423.75	1,852.88	1,695.00	5,085.00
Net Other Income	(464.05)	(423.75)	(1,852.88)	(1,695.00)	(5,085.00)
Net Income	669.72	17.61	(2,461.20)	(140.64)	0.00