

FOXWOOD AT PANTHER RIDGE HOA, INC.
FINANCIAL REPORTS
September 30, 2022

TABLE OF CONTENTS:

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 September 30, 2022

	<u>Operating</u>	<u>Replacement</u>	<u>TOTAL</u>
ASSETS			
Current Assets			
Centennial - Operating	32,335.42	0.00	32,335.42
Centennial - Reserve Account	0.00	20,209.44	20,209.44
Centennial - Reserve CDs	0.00	26,559.67	26,559.67
Due (To) / From Reserves	-1,795.50	1,795.50	0.00
Total Checking/Savings	<u>30,539.92</u>	<u>48,564.61</u>	<u>79,104.53</u>
Other Current Assets			
Assessment Receivable	3,107.50	0.00	3,107.50
Allowance for doubtful account	-11,322.31	0.00	-11,322.31
Deposited Funds	0.00	0.00	0.00
Prepaid insurance	<u>2,069.38</u>	<u>0.00</u>	<u>2,069.38</u>
Total Other Current Assets	<u>-6,145.43</u>	<u>0.00</u>	<u>-6,145.43</u>
TOTAL ASSETS	<u>24,394.49</u>	<u>48,564.61</u>	<u>72,959.10</u>
LIABILITIES & EQUITY			
Liabilities			
Current Liabilities			
Accounts Payable	4,175.00	0.00	4,175.00
Deferred Maintenance Fees	0.00	0.00	0.00
Accrued Expenses	0.00	0.00	0.00
Prepaid Maintenance Fees	<u>9,972.00</u>	<u>0.00</u>	<u>9,972.00</u>
Total Current Liabilities	<u>14,147.00</u>	<u>0.00</u>	<u>14,147.00</u>
Total Liabilities	14,147.00	0.00	14,147.00
Equity			
Prior Period Adjustment	-427.65	0.00	-427.65
Restricted equity			
Park / Common Area	0.00	13,167.57	13,167.57
Trail Repair	0.00	789.36	789.36
Property Restoration	0.00	750.00	750.00
Playground Equipment	0.00	16,250.00	16,250.00
Irrigation Pump	0.00	4,000.00	4,000.00
Ent Walls/Lights/Island	0.00	8,125.00	8,125.00
Park Parking Lot	0.00	4,750.00	4,750.00
Park Pavillion	0.00	325.00	325.00
Capital Items	<u>0.00</u>	<u>407.68</u>	<u>407.68</u>
Total Restricted equity	-427.65	48,564.61	48,136.96
Operating fund balance	-1,857.06	0.00	-1,857.06
Net Income	<u>12,532.20</u>	<u>0.00</u>	<u>12,532.20</u>
Total Equity	10,247.49	48,564.61	58,812.10
TOTAL LIABILITIES & EQUITY	<u>24,394.49</u>	<u>48,564.61</u>	<u>72,959.10</u>

Foxwood Homeowners Association Inc

Statements of Revenue & Expense - Budget vs. Actual

10/18/22

September 2022

	Sep 22	Budget	Jan - Sep 22	YTD Budget	Annual Budget
Ordinary Income/Expense					
Income					
Income					
4020 · Assessments	8,478.92	8,479.00	76,310.25	76,311.00	101,748.00
4021 · Reserve Assessments	0.00	0.00	7,689.75	7,689.75	10,253.00
4060 · Late Charges	22.00	0.00	797.72	0.00	0.00
4070 · Bldg Review Bd Fees	150.00	0.00	300.00	0.00	0.00
4120 · Other Income	0.00	0.00	10.00	0.00	0.00
4280 · Interest income	2.58	0.00	16.00	0.00	0.00
4281 · Reserve Interest Income	17.41	0.00	144.82	0.00	0.00
Total Income	8,670.91	8,479.00	85,268.54	84,000.75	112,001.00
Total Income	8,670.91	8,479.00	85,268.54	84,000.75	112,001.00
Expense					
Administration Management					
8020 · Property Management Fe...	850.00	850.00	7,650.00	7,650.00	10,200.00
8040 · Postage and Delivery	5.13	25.00	47.96	225.00	300.00
8060 · Copies/Printing/Supplies	115.00	133.33	2,309.17	1,200.01	1,600.00
8080 · Accounting/Auditing	50.00	50.00	450.00	450.00	600.00
8090 · Social Committee	0.00	83.33	60.21	750.01	1,000.00
8100 · Legal Services	345.00	833.33	7,932.22	7,500.01	10,000.00
8110 · Legal Operating Res.	0.00	208.33	0.00	1,875.01	2,500.00
8120 · Insurance Property/Gen ...	517.34	470.17	4,576.34	4,231.49	5,642.00
8241 · Taxes/Dues/Fees	0.00	18.75	250.00	168.75	225.00
8342 · Contingency-bad debt	0.00	116.67	0.00	1,049.99	1,400.00
8300 · Security	0.00	20.83	0.00	187.51	250.00
8465 · Annual Corporate Report	0.00	7.17	86.25	64.49	86.00
Total Administration Management	1,882.47	2,816.91	23,362.15	25,352.27	33,803.00
Maintenance					
5040 · General Maintenance	0.00	458.33	1,306.80	4,125.01	5,500.00
Total Maintenance	0.00	458.33	1,306.80	4,125.01	5,500.00
Grounds Maintenance					
6110 · Beautification	0.00	416.67	862.44	3,749.99	5,000.00
6040 · Contracted Lawn Service	4,175.00	4,175.00	37,575.00	37,575.00	50,100.00
6080 · Landscape Misc / Mulch	0.00	166.67	0.00	1,499.99	2,000.00
6085 · Berm / Entry Maintenance	0.00	41.67	0.00	374.99	500.00
6119 · Irrigation Repairs	0.00	41.67	0.00	374.99	500.00
6230 · Walkover/Trail Maintena...	0.00	166.67	0.00	1,499.99	2,000.00
6240 · Pest Control	0.00	25.00	0.00	225.00	300.00
Total Grounds Maintenance	4,175.00	5,033.35	38,437.44	45,299.95	60,400.00
Utilities					
7900 · Electric	189.00	128.75	1,432.00	1,158.75	1,545.00
7930 · Trash Removal	40.38	41.67	363.38	374.99	500.00
Total Utilities	229.38	170.42	1,795.38	1,533.74	2,045.00
Total Expense	6,286.85	8,479.01	64,901.77	76,310.97	101,748.00
Net Ordinary Income	2,384.06	(0.01)	20,366.77	7,689.78	10,253.00
Other Income/Expense					
Other Expense					
9010 · Reserve interest allocation	17.41	0.00	144.82	0.00	0.00
9100 · Reserve allocation	0.00	0.00	7,689.75	7,689.75	10,253.00
Total Other Expense	17.41	0.00	7,834.57	7,689.75	10,253.00
Net Other Income	(17.41)	0.00	(7,834.57)	(7,689.75)	(10,253.00)
Net Income	2,366.65	(0.01)	12,532.20	0.03	0.00