

FOXWOOD AT PANTHER RIDGE HOA, INC.
YEAR-END FINANCIAL REPORTS
FISCAL YEAR 2022

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STATEMENTS OF ASSETS, LIABILITIES & FUND BALANCE

STATEMENTS OF INCOME AND EXPENSE

COMPARISON OF ACTUAL TO BUDGET

Prepared By: Sunstate Association Management Group, Inc.

01/18/2023

Foxwood Homeowners Association Inc
Statements of Assets, Liabilities and Fund Balance
As of December 31, 2022

	<u>Operating</u>	<u>Replacement</u>	<u>TOTAL</u>
ASSETS			
Current Assets			
Centennial - Operating	41,289.12	0.00	41,289.12
Centennial - Reserve Account	0.00	22,824.08	22,824.08
Centennial - Reserve CDs	0.00	26,592.78	26,592.78
Due (To) / From Reserves	-1,795.50	1,795.50	0.00
Total Checking/Savings	<u>39,493.62</u>	<u>51,212.36</u>	<u>90,705.98</u>
Other Current Assets			
Assessment Receivable	2,885.50	0.00	2,885.50
Allowance for doubtful account	-11,322.31	0.00	-11,322.31
Deposited Funds	0.00	0.00	0.00
Prepaid insurance	<u>517.36</u>	<u>0.00</u>	<u>517.36</u>
Total Other Current Assets	<u>-7,919.45</u>	<u>0.00</u>	<u>-7,919.45</u>
TOTAL ASSETS	<u>31,574.17</u>	<u>51,212.36</u>	<u>82,786.53</u>
LIABILITIES & EQUITY			
Liabilities			
Current Liabilities			
Accounts Payable	7,557.50	0.00	7,557.50
Deferred Maintenance Fees	0.00	0.00	0.00
Suspense	0.00	0.00	0.00
Prepaid Maintenance Fees	<u>14,938.00</u>	<u>0.00</u>	<u>14,938.00</u>
Total Current Liabilities	<u>22,495.50</u>	<u>0.00</u>	<u>22,495.50</u>
Total Liabilities	22,495.50	0.00	22,495.50
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	1,652.61	1,652.61
Property Restoration	0.00	1,000.00	1,000.00
Playground Equipment	0.00	17,000.00	17,000.00
Irrigation Pump	0.00	4,200.00	4,200.00
Ent Walls/Lights/Island	0.00	8,100.00	8,100.00
Park Parking Lot	0.00	5,000.00	5,000.00
Park Pavillion	0.00	600.00	600.00
Capital Items	<u>0.00</u>	<u>492.18</u>	<u>492.18</u>
Total Restricted equity	-427.65	51,212.36	50,784.71
Operating fund balance	-1,857.06	0.00	-1,857.06
Net Income	<u>11,363.38</u>	<u>0.00</u>	<u>11,363.38</u>
Total Equity	9,078.67	51,212.36	60,291.03
TOTAL LIABILITIES & EQUITY	<u>31,574.17</u>	<u>51,212.36</u>	<u>82,786.53</u>

Foxwood Homeowners Association Inc

Statements of Revenue & Expense - Budget vs. Actual

01/20/23

December 2022

	Dec 22	Budget	Jan - Dec 22	YTD Budget	Annual Budget
Ordinary Income/Expense					
Income					
Income					
4020 · Assessments	8,478.92	8,479.00	101,747.00	101,748.00	101,748.00
4021 · Reserve Assessments	0.00	0.00	10,253.00	10,253.00	10,253.00
4060 · Late Charges	12.00	0.00	905.72	0.00	0.00
4070 · Bldg Review Bd Fees	300.00	0.00	600.00	0.00	0.00
4120 · Other Income	0.00	0.00	10.00	0.00	0.00
4280 · Interest income	2.87	0.00	24.80	0.00	0.00
4281 · Reserve Interest Income	43.60	0.00	229.32	0.00	0.00
Total Income	8,837.39	8,479.00	113,769.84	112,001.00	112,001.00
Total Income	8,837.39	8,479.00	113,769.84	112,001.00	112,001.00
Expense					
Administration Management					
8020 · Property Management Fe...	850.00	850.00	10,200.00	10,200.00	10,200.00
8040 · Postage and Delivery	0.57	25.00	59.93	300.00	300.00
8060 · Copies/Printing/Supplies	213.14	133.33	2,795.76	1,600.00	1,600.00
8080 · Accounting/Auditing	50.00	50.00	600.00	600.00	600.00
8090 · Social Committee	0.00	83.33	60.21	1,000.00	1,000.00
8100 · Legal Services	3,382.50	833.33	11,837.22	10,000.00	10,000.00
8110 · Legal Operating Res.	0.00	208.33	0.00	2,500.00	2,500.00
8120 · Insurance Property/Gen ...	517.34	470.17	6,128.36	5,642.00	5,642.00
8241 · Taxes/Dues/Fees	0.00	18.75	250.00	225.00	225.00
8342 · Contingency-bad debt	0.00	116.67	0.00	1,400.00	1,400.00
8300 · Security	0.00	20.83	0.00	250.00	250.00
8465 · Annual Corporate Report	0.00	7.17	86.25	86.00	86.00
Total Administration Management	5,013.55	2,816.91	32,017.73	33,803.00	33,803.00
Maintenance					
5040 · General Maintenance	0.00	458.33	1,306.80	5,500.00	5,500.00
Total Maintenance	0.00	458.33	1,306.80	5,500.00	5,500.00
Grounds Maintenance					
6110 · Beautification	0.00	416.67	862.44	5,000.00	5,000.00
6040 · Contracted Lawn Service	4,175.00	4,175.00	50,100.00	50,100.00	50,100.00
6080 · Landscape Misc / Mulch	3,600.00	166.67	3,600.00	2,000.00	2,000.00
6085 · Berm / Entry Maintenance	0.00	41.67	0.00	500.00	500.00
6119 · Irrigation Repairs	0.00	41.67	0.00	500.00	500.00
6230 · Walkover/Trail Maintena...	0.00	166.67	1,995.00	2,000.00	2,000.00
6240 · Pest Control	0.00	25.00	0.00	300.00	300.00
Total Grounds Maintenance	7,775.00	5,033.35	56,557.44	60,400.00	60,400.00
Utilities					
7900 · Electric	(158.35)	128.75	1,557.65	1,545.00	1,545.00
7930 · Trash Removal	40.38	41.67	484.52	500.00	500.00
Total Utilities	(117.97)	170.42	2,042.17	2,045.00	2,045.00
Total Expense	12,670.58	8,479.01	91,924.14	101,748.00	101,748.00
Net Ordinary Income	(3,833.19)	(0.01)	21,845.70	10,253.00	10,253.00
Other Income/Expense					
Other Expense					
9010 · Reserve interest allocation	43.60	0.00	229.32	0.00	0.00
9100 · Reserve allocation	0.00	0.00	10,253.00	10,253.00	10,253.00
Total Other Expense	43.60	0.00	10,482.32	10,253.00	10,253.00
Net Other Income	(43.60)	0.00	(10,482.32)	(10,253.00)	(10,253.00)
Net Income	(3,876.79)	(0.01)	11,363.38	0.00	0.00