

FOXWOOD AT PANTHER RIDGE HOA, INC.
FINANCIAL REPORTS
October 31, 2023

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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 October 31, 2023

	<u>Operating</u>	<u>Replacement</u>	<u>TOTAL</u>
ASSETS			
Current Assets			
Centennial - Operating	45,609.19	0.00	45,609.19
Centennial - Reserve Account	0.00	138,394.51	138,394.51
Centennial - Reserve CDs	0.00	26,703.75	26,703.75
Cadence - Reserve CDs	0.00	200,000.00	200,000.00
Due (To) / From Reserves	0.00	0.00	0.00
Total Checking/Savings	<u>45,609.19</u>	<u>365,098.26</u>	<u>410,707.45</u>
Other Current Assets			
Assessment Receivable	3,834.66	0.00	3,834.66
Allowance for doubtful account	-11,322.31	0.00	-11,322.31
Prepaid insurance	<u>1,620.76</u>	<u>0.00</u>	<u>1,620.76</u>
Total Other Current Assets	<u>-5,866.89</u>	<u>0.00</u>	<u>-5,866.89</u>
TOTAL ASSETS	<u>39,742.30</u>	<u>365,098.26</u>	<u>404,840.56</u>
LIABILITIES & EQUITY			
Liabilities			
Current Liabilities			
Accounts Payable	0.00	0.00	0.00
Deferred Maintenance Fees	16,344.00	0.00	16,344.00
Accrued Expenses	4,584.00	0.00	4,584.00
Prepaid Maintenance Fees	<u>581.00</u>	<u>0.00</u>	<u>581.00</u>
Total Current Liabilities	<u>21,509.00</u>	<u>0.00</u>	<u>21,509.00</u>
Total Liabilities	21,509.00	0.00	21,509.00
Equity			
Prior Period Adjustment	0.00	0.00	0.00
Restricted equity			
Eminent Domain	0.00	291,900.00	291,900.00
Park / Common Area	0.00	20,000.57	20,000.57
Trail Repair	0.00	3,310.11	3,310.11
Property Restoration	0.00	2,000.00	2,000.00
Playground Equipment	0.00	20,000.00	20,000.00
Irrigation Pump	0.00	5,000.00	5,000.00
Ent Walls/Lights/Island	0.00	12,000.00	12,000.00
Park Parking Lot	0.00	6,000.00	6,000.00
Park Pavillion	0.00	2,950.00	2,950.00
Capital Items	<u>0.00</u>	<u>1,937.58</u>	<u>1,937.58</u>
Total Restricted equity	0.00	365,098.26	365,098.26
Operating fund balance	9,078.67	0.00	9,078.67
Net Income	<u>9,154.63</u>	<u>0.00</u>	<u>9,154.63</u>
Total Equity	18,233.30	365,098.26	383,331.56
TOTAL LIABILITIES & EQUITY	<u>39,742.30</u>	<u>365,098.26</u>	<u>404,840.56</u>

Foxwood Homeowners Association Inc

Statements of Revenue & Expense - Budget vs. Actual

October 2023

11/01/23

	Oct 23	Budget	Jan - Oct 23	YTD Budget	Annual Budget
Ordinary Income/Expense					
Income					
Income					
4020 · Assessments	8,172.00	8,172.08	81,720.00	81,720.84	98,065.00
4021 · Reserve Assessments	5,584.00	5,584.00	22,336.00	22,336.00	22,336.00
4060 · Late Charges	0.00	0.00	443.12	0.00	0.00
4070 · Bldg Review Bd Fees	0.00	0.00	2,400.00	0.00	0.00
4280 · Interest income	7.94	0.00	52.67	0.00	0.00
4281 · Reserve Interest Income	295.04	0.00	1,445.40	0.00	0.00
Total Income	14,058.98	13,756.08	108,397.19	104,056.84	120,401.00
Total Income	14,058.98	13,756.08	108,397.19	104,056.84	120,401.00
Expense					
Administration Management					
8020 · Property Management Fees	892.50	892.50	8,925.00	8,925.00	10,710.00
8040 · Postage and Delivery	6.93	16.67	47.76	166.66	200.00
8060 · Copies/Printing/Supplies	261.35	208.33	3,499.61	2,083.34	2,500.00
8080 · Accounting/Auditing	50.00	50.00	500.00	500.00	600.00
8090 · Social Committee	355.65	41.67	355.65	416.66	500.00
8100 · Legal Services	35.00	500.00	3,459.10	5,000.00	6,000.00
8120 · Insurance Property/Gen Lia	540.24	591.67	5,379.52	5,916.66	7,100.00
8241 · Taxes/Dues/Fees	0.00	20.83	275.00	208.34	250.00
8300 · Security	0.00	20.83	0.00	208.34	250.00
8465 · Annual Corporate Report	0.00	7.17	86.25	71.66	86.00
Total Administration Management	2,141.67	2,349.67	22,527.89	23,496.66	28,196.00
Maintenance					
5040 · General Maintenance	0.00	219.00	1,112.53	2,190.00	2,628.00
Total Maintenance	0.00	219.00	1,112.53	2,190.00	2,628.00
Grounds Maintenance					
6040 · Contracted Lawn Service	4,584.00	4,583.33	45,840.00	45,833.34	55,000.00
6080 · Landscape Misc / Mulch	0.00	166.67	1,654.70	1,666.66	2,000.00
6085 · Berm / Entry Maintenance	0.00	41.67	0.00	416.66	500.00
6110 · Beautification	630.00	500.00	2,115.00	5,000.00	6,000.00
6119 · Irrigation Repairs	0.00	41.67	0.00	416.66	500.00
6230 · Walkover/Trail Maintenance	0.00	41.67	0.00	416.66	500.00
6240 · Pest Control	0.00	25.00	0.00	250.00	300.00
Total Grounds Maintenance	5,214.00	5,400.01	49,609.70	53,999.98	64,800.00
Utilities					
7900 · Electric	158.00	161.67	1,809.00	1,616.66	1,940.00
7930 · Trash Removal	40.38	41.75	402.04	417.50	501.00
Total Utilities	198.38	203.42	2,211.04	2,034.16	2,441.00
Total Expense	7,554.05	8,172.10	75,461.16	81,720.80	98,065.00
Net Ordinary Income	6,504.93	5,583.98	32,936.03	22,336.04	22,336.00
Other Income/Expense					
Other Expense					
9010 · Reserve interest allocation	295.04	0.00	1,445.40	0.00	0.00
9100 · Reserve allocation	5,584.00	5,584.00	22,336.00	22,336.00	22,336.00
Total Other Expense	5,879.04	5,584.00	23,781.40	22,336.00	22,336.00
Net Other Income	(5,879.04)	(5,584.00)	(23,781.40)	(22,336.00)	(22,336.00)
Net Income	625.89	(0.02)	9,154.63	0.04	0.00