

JACARANDA WEST HOA #1, INC.
FINANCIAL REPORTS
May 31, 2019

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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.

06/21/19
Accrual Basis

Jacaranda West HOA #1, Inc.
Statement of Assets, Liabilities, & Fund Balance

As of May 31, 2019

	<u>May 31, 19</u>
ASSETS	
Current Assets	
Checking/Savings	
1010.00 · Checking	
1011.01 · OP Centennial 5532	219,455.36
Total 1010.00 · Checking	<u>219,455.36</u>
1020.00 · Reserve Accounts	
1021.01 · M/M Synovus 242 0.25%	235,802.65
1021.04 · M/M Centennial 2735 0.05%	103,885.14
1023.00 · MM BB&T 9550 0.05%	169,023.19
1025.00 · M/M Cadence 3114 1.38% 7/17/19	109,191.61
Total 1020.00 · Reserve Accounts	<u>617,902.59</u>
Total Checking/Savings	837,357.95
Accounts Receivable	
1039.50 · Accounts Receivable	
1040.00 · Assessment Receivable	12,007.18
1041.00 · Fine Receivable	4,010.00
1043.00 · Account Receivable	9,653.70
Total 1039.50 · Accounts Receivable	<u>25,670.88</u>
Total Accounts Receivable	25,670.88
Other Current Assets	
1046.00 · Allowance For Uncollect. Fines	(4,010.00)
1050.00 · Prepaid Insurance	3,027.93
Total Other Current Assets	<u>(982.07)</u>
Total Current Assets	<u>862,046.76</u>
TOTAL ASSETS	<u>862,046.76</u>
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	5,345.93
Other Current Liabilities	
3010 · Suspense	(46.43)
3025.00 · Due to Sunstate	4,271.26
3031.00 · Deferred Assessments	183,691.25
Total Other Current Liabilities	<u>187,916.08</u>
Total Current Liabilities	193,262.01
Long Term Liabilities	
3500.00 · Reserve Fund	617,902.59
Total Long Term Liabilities	<u>617,902.59</u>
Total Liabilities	811,164.60
Equity	
3900.00 · Operating Fund	33,381.38
Net Income	17,500.78
Total Equity	<u>50,882.16</u>
TOTAL LIABILITIES & EQUITY	<u>862,046.76</u>

Jacaranda West HOA #1, Inc.
Statement of Income & Expense Comparison of Actual to Budget

Accrual Basis

May 2019

	May 19	Budget	\$ Over Budget	Jan - May 19	YTD Budget	\$ Over Budget	Annual Budget
Income							
5010.00 · Assessments	17,821.42	17,829.42	(8.00)	89,107.06	89,147.06	(40.00)	213,953.00
5010.01 · Members Past Due Interest	0.00	0.00	0.00	3,001.42	0.00	3,001.42	0.00
5011.00 · Reserve Assessment	8,420.33	8,420.33	0.00	42,101.69	42,101.69	0.00	101,044.00
5040.00 · Other	0.00	0.00	0.00	5.00	0.00	5.00	0.00
5050.00 · Interest - Operating	39.79	0.00	39.79	194.14	0.00	194.14	0.00
Total Income	26,281.54	26,249.75	31.79	134,409.31	131,248.75	3,160.56	314,997.00
Gross Profit	26,281.54	26,249.75	31.79	134,409.31	131,248.75	3,160.56	314,997.00
Expense							
7000.00 · Disbursements							
7100.00 · Grounds							
7110.00 · Grounds Contract	3,514.67	3,514.67	0.00	17,573.35	17,573.31	0.04	42,176.00
7120.00 · Svc/Replacem/Other	173.85	500.00	(326.15)	4,246.29	2,500.00	1,746.29	6,000.00
7130.00 · Cul-de-sac Maintenance	0.00	833.33	(833.33)	0.00	4,166.69	(4,166.69)	10,000.00
7135.00 · Lake Treatment	1,911.00	2,006.58	(95.58)	9,555.00	10,032.94	(477.94)	24,079.00
7140.00 · Tree Trimming	0.00	750.00	(750.00)	2,770.00	3,750.00	(980.00)	9,000.00
7150.00 · Sprinkler/Irrigation Contract	275.00	183.33	91.67	825.00	916.69	(91.69)	2,200.00
Total 7100.00 · Grounds	5,874.52	7,787.91	(1,913.39)	34,969.64	38,939.63	(3,969.99)	93,455.00
7200.00 · Maintenance							
7210.00 · Repairs & Maintenance	0.00	666.67	(666.67)	395.00	3,333.31	(2,938.31)	8,000.00
7220.00 · Pest Control	0.00	41.67	(41.67)	40.00	208.31	(168.31)	500.00
7225.00 · Maintenance - Self Help	0.00	416.67	(416.67)	0.00	2,083.31	(2,083.31)	5,000.00
Total 7200.00 · Maintenance	0.00	1,125.01	(1,125.01)	435.00	5,624.93	(5,189.93)	13,500.00
7500.00 · Utilities							
7520.00 · Electric	57.09	62.50	(5.41)	272.93	312.50	(39.57)	750.00
7670.00 · Gatehouse Electric Usage	18.84	25.00	(6.16)	97.76	125.00	(27.24)	300.00
Total 7500.00 · Utilities	75.93	87.50	(11.57)	370.69	437.50	(66.81)	1,050.00
7800.00 · Administration							
7810.00 · Insurance - Property	373.78	333.33	40.45	1,868.90	1,666.69	202.21	4,000.00
7820.00 · Professional - Legal	1,859.00	3,333.33	(1,474.33)	14,393.50	16,666.69	(2,273.19)	40,000.00
7825.00 · Accounting Services - Audit	0.00	312.50	(312.50)	400.00	1,562.50	(1,162.50)	3,750.00
7830.00 · Division Fees	0.00	5.08	(5.08)	61.25	25.44	35.81	61.00
7840.00 · Income Tax	0.00	33.33	(33.33)	0.00	166.69	(166.69)	400.00
7870.00 · Management Fee	3,429.00	3,641.83	(212.83)	17,100.00	18,209.19	(1,109.19)	43,702.00
7880.00 · Office Supplies/Misc	145.00	294.58	(149.58)	2,064.25	1,472.94	591.31	3,535.00
7885.00 · Postage	81.00	166.67	(85.67)	251.10	833.31	(582.21)	2,000.00
7886.00 · Copies/Printing	126.70	208.33	(81.63)	622.60	1,041.69	(419.09)	2,500.00
7887.00 · Printing - Mass Mailings	0.00	500.00	(500.00)	2,269.91	2,500.00	(230.09)	6,000.00
Total 7800.00 · Administration	6,014.48	8,828.98	(2,814.50)	39,031.51	44,145.14	(5,113.63)	105,948.00
7900.00 · Other							
7910.00 · Transfer to Reserves	8,420.33	8,420.33	0.00	42,101.69	42,101.69	0.00	101,044.00
Total 7900.00 · Other	8,420.33	8,420.33	0.00	42,101.69	42,101.69	0.00	101,044.00
Total 7000.00 · Disbursements	20,385.26	26,249.73	(5,864.47)	116,908.53	131,248.89	(14,340.36)	314,997.00
Total Expense	20,385.26	26,249.73	(5,864.47)	116,908.53	131,248.89	(14,340.36)	314,997.00
Net Income	5,896.28	0.02	5,896.26	17,500.78	(0.14)	17,500.92	0.00

Prepared By: Sunstate Management Group