

JACARANDA WEST HOA #1, INC.
FINANCIAL REPORTS
November 30, 2019

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12/23/19

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

Accrual Basis

As of November 30, 2019

	Nov 30, 19
ASSETS	
Current Assets	
Checking/Savings	
1010.00 · Checking	
1011.01 · OP Centennial 5532	79,198.39
Total 1010.00 · Checking	79,198.39
1020.00 · Reserve Accounts	
1021.01 · M/M Synovus 242 0.25%	235,944.56
1021.04 · M/M Centennial 2735 0.05%	19,386.95
1023.00 · MM BB&T 9550 0.05%	169,047.65
1025.00 · M/M Cadence 3114 1.38% 7/17/19	109,191.61
Total 1020.00 · Reserve Accounts	533,570.77
Total Checking/Savings	612,769.16
Accounts Receivable	
1039.50 · Accounts Receivable	
1040.00 · Assessment Receivable	5,578.94
1041.00 · Fine Receivable	4,010.00
1043.00 · Account Receivable	6,610.18
Total 1039.50 · Accounts Receivable	16,199.12
Total Accounts Receivable	16,199.12
Other Current Assets	
1045.00 · Allowance For Assessments Due	147.27
1046.00 · Allowance For Uncollect. Fines	(4,010.00)
1047.00 · Allowance For Accounts Rec.	385.00
1050.00 · Prepaid Insurance	2,330.89
Total Other Current Assets	(1,146.84)
Total Current Assets	627,821.44
TOTAL ASSETS	627,821.44
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	2,408.87
Other Current Liabilities	
3025.00 · Due to Sunstate	4,406.26
3031.00 · Deferred Assessments	26,240.75
Total Other Current Liabilities	30,647.01
Total Current Liabilities	33,055.88
Long Term Liabilities	
3500.00 · Reserve Fund	533,570.77
Total Long Term Liabilities	533,570.77
Total Liabilities	566,626.65
Equity	
3900.00 · Operating Fund	33,381.38
Net Income	27,813.41
Total Equity	61,194.79
TOTAL LIABILITIES & EQUITY	627,821.44

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

Accrual Basis

November 2019

	Nov 19	Budget	\$ Over Budget	Jan - Nov 19	YTD Budget	\$ Over Budget	Annual Budget
Income							
5010.00 · Assessments	17,821.42	17,829.42	(8.00)	196,035.58	196,123.58	(88.00)	213,953.00
5010.01 · Members Past Due Interest	0.00	0.00	0.00	3,792.07	0.00	3,792.07	0.00
5011.00 · Reserve Assessment	8,420.33	8,420.33	0.00	92,623.67	92,623.67	0.00	101,044.00
5040.00 · Other	50.00	0.00	50.00	55.00	0.00	55.00	0.00
5050.00 · Interest - Operating	17.21	0.00	17.21	358.83	0.00	358.83	0.00
Total Income	<u>26,308.96</u>	<u>26,249.75</u>	<u>59.21</u>	<u>292,865.15</u>	<u>288,747.25</u>	<u>4,117.90</u>	<u>314,997.00</u>
Gross Profit	<u>26,308.96</u>	<u>26,249.75</u>	<u>59.21</u>	<u>292,865.15</u>	<u>288,747.25</u>	<u>4,117.90</u>	<u>314,997.00</u>
Expense							
7000.00 · Disbursements							
7100.00 · Grounds							
7110.00 · Grounds Contract	3,514.67	3,514.67	0.00	38,661.37	38,661.33	0.04	42,176.00
7120.00 · Svc/Replacem/Other	17.80	500.00	(482.20)	5,454.50	5,500.00	(45.50)	6,000.00
7130.00 · Cul-de-sac Maintenance	0.00	833.33	(833.33)	0.00	9,166.67	(9,166.67)	10,000.00
7135.00 · Lake Treatment	1,911.00	2,006.58	(95.58)	21,021.00	22,072.42	(1,051.42)	24,079.00
7140.00 · Tree Trimming	0.00	750.00	(750.00)	5,726.50	8,250.00	(2,523.50)	9,000.00
7150.00 · Sprinkler/Irrigation Contract	275.00	183.33	91.67	1,650.00	2,016.67	(366.67)	2,200.00
Total 7100.00 · Grounds	<u>5,718.47</u>	<u>7,787.91</u>	<u>(2,069.44)</u>	<u>72,513.37</u>	<u>85,667.09</u>	<u>(13,153.72)</u>	<u>93,455.00</u>
7200.00 · Maintenance							
7210.00 · Repairs & Maintenance	80.00	666.67	(586.67)	1,694.48	7,333.33	(5,638.85)	8,000.00
7220.00 · Pest Control	0.00	41.67	(41.67)	40.00	458.33	(418.33)	500.00
7225.00 · Maintenance - Self Help	40.00	416.67	(376.67)	80.00	4,583.33	(4,503.33)	5,000.00
Total 7200.00 · Maintenance	<u>120.00</u>	<u>1,125.01</u>	<u>(1,005.01)</u>	<u>1,814.48</u>	<u>12,374.99</u>	<u>(10,560.51)</u>	<u>13,500.00</u>
7500.00 · Utilities							
7520.00 · Electric	59.78	62.50	(2.72)	607.18	687.50	(80.32)	750.00
7670.00 · Gatehouse Electric Usage	18.79	25.00	(6.21)	206.55	275.00	(68.45)	300.00
Total 7500.00 · Utilities	<u>78.57</u>	<u>87.50</u>	<u>(8.93)</u>	<u>813.73</u>	<u>962.50</u>	<u>(148.77)</u>	<u>1,050.00</u>
7800.00 · Administration							
7810.00 · Insurance - Property	354.95	333.33	21.62	3,984.35	3,666.67	317.68	4,000.00
7820.00 · Professional - Legal	1,907.50	3,333.33	(1,425.83)	36,402.07	36,666.67	(264.60)	40,000.00
7825.00 · Accounting Services - Audit	0.00	312.50	(312.50)	2,150.00	3,437.50	(1,287.50)	3,750.00
7830.00 · Division Fees	0.00	5.08	(5.08)	61.25	55.92	5.33	61.00
7840.00 · Income Tax	0.00	33.33	(33.33)	0.00	366.67	(366.67)	400.00
7870.00 · Management Fee	4,480.50	3,641.83	838.67	40,110.00	40,060.17	49.83	43,702.00
7880.00 · Office Supplies/Misc	620.00	294.58	325.42	4,395.63	3,240.42	1,155.21	3,535.00
7885.00 · Postage	17.55	166.67	(149.12)	721.65	1,833.33	(1,111.68)	2,000.00
7886.00 · Copies/Printing	66.40	208.33	(141.93)	2,106.34	2,291.67	(185.33)	2,500.00
7887.00 · Printing - Mass Mailings	0.00	500.00	(500.00)	7,355.20	5,500.00	1,855.20	6,000.00
Total 7800.00 · Administration	<u>7,446.90</u>	<u>8,828.98</u>	<u>(1,382.08)</u>	<u>97,286.49</u>	<u>97,119.02</u>	<u>167.47</u>	<u>105,948.00</u>
7900.00 · Other							
7910.00 · Transfer to Reserves	8,420.33	8,420.33	0.00	92,623.67	92,623.67	0.00	101,044.00
Total 7900.00 · Other	<u>8,420.33</u>	<u>8,420.33</u>	<u>0.00</u>	<u>92,623.67</u>	<u>92,623.67</u>	<u>0.00</u>	<u>101,044.00</u>
Total 7000.00 · Disbursements	<u>21,784.27</u>	<u>26,249.73</u>	<u>(4,465.46)</u>	<u>265,051.74</u>	<u>288,747.27</u>	<u>(23,695.53)</u>	<u>314,997.00</u>
Total Expense	<u>21,784.27</u>	<u>26,249.73</u>	<u>(4,465.46)</u>	<u>265,051.74</u>	<u>288,747.27</u>	<u>(23,695.53)</u>	<u>314,997.00</u>
Net Income	<u><u>4,524.69</u></u>	<u><u>0.02</u></u>	<u><u>4,524.67</u></u>	<u><u>27,813.41</u></u>	<u><u>(0.02)</u></u>	<u><u>27,813.43</u></u>	<u><u>0.00</u></u>