

JACARANDA WEST HOA #1, INC.
FINANCIAL REPORTS
June 30, 2020

TABLE OF CONTENTS:

STATEMENTS OF ASSETS, LIABILITIES & FUND BALANCE

STATEMENTS OF INCOME AND EXPENSE -
COMPARISON OF ACTUAL TO BUDGET

Prepared By: Sunstate Association Management Group, Inc.

07/27/20

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

Accrual Basis

As of June 30, 2020

	Jun 30, 20
ASSETS	
Current Assets	
Checking/Savings	
1010.00 · Checking	
1011.01 · OP Centennial 5532	184,685.60
1011.02 · OP Centennial ICS 5532	4.89
1019.00 · Due (To) From Reserves	9,477.00
Total 1010.00 · Checking	194,167.49
1020.00 · Reserve Accounts	
1021.01 · M/M Synovus 242 0.25%	235,985.16
1021.04 · M/M Centennial 2735 0.05%	91,160.32
1023.00 · MM BB&T 9550 0.05%	169,067.32
1025.00 · M/M Cadence 3114 1.889% 6/19/22	112,662.49
1039.00 · Due (To) From Operating	(9,477.00)
Total 1020.00 · Reserve Accounts	599,398.29
Total Checking/Savings	793,565.78
Accounts Receivable	
1039.50 · Accounts Receivable	
1040.00 · Assessment Receivable	11,428.77
1043.00 · Account Receivable	9,629.51
Total 1039.50 · Accounts Receivable	21,058.28
Total Accounts Receivable	21,058.28
Other Current Assets	
1050.00 · Prepaid Insurance	4,220.98
1499.00 · Undeposited Funds	350.00
Total Other Current Assets	4,570.98
Total Current Assets	819,195.04
TOTAL ASSETS	819,195.04
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	30,890.08
Other Current Liabilities	
3025.00 · Due to Sunstate	4,406.26
3031.00 · Deferred Assessments	157,449.50
Total Other Current Liabilities	161,855.76
Total Current Liabilities	192,745.84
Long Term Liabilities	
3500.00 · Reserve Fund	599,398.29
Total Long Term Liabilities	599,398.29
Total Liabilities	792,144.13
Equity	
Net Income	27,050.91
Total Equity	27,050.91
TOTAL LIABILITIES & EQUITY	819,195.04

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

Accrual Basis

June 2020

	Jun 20	Budget	\$ Over Budget	Jan - Jun 20	YTD Budget	\$ Over Budget	Annual Budget
Income							
5010.00 · Assessments	17,534.00	17,542.25	(8.25)	105,204.00	105,253.50	(49.50)	210,507.00
5010.01 · Members Past Due Interest	0.00	0.00	0.00	2,194.64	0.00	2,194.64	0.00
5011.00 · Reserve Assessment	8,707.75	8,707.75	0.00	52,246.50	52,246.50	0.00	104,493.00
5050.00 · Interest - Operating	41.37	0.00	41.37	271.15	0.00	271.15	0.00
Total Income	26,283.12	26,250.00	33.12	159,916.29	157,500.00	2,416.29	315,000.00
Gross Profit	26,283.12	26,250.00	33.12	159,916.29	157,500.00	2,416.29	315,000.00
Expense							
7000.00 · Disbursements							
7100.00 · Grounds							
7110.00 · Grounds Contract	3,564.67	3,620.08	(55.41)	21,138.02	21,720.52	(582.50)	43,441.00
7120.00 · Svc/Replacemt/Other	275.00	639.00	(364.00)	769.58	3,834.00	(3,064.42)	7,668.00
7130.00 · Cul-de-sac Maintenance	0.00	833.33	(833.33)	0.00	5,000.02	(5,000.02)	10,000.00
7135.00 · Lake Treatment	1,911.00	2,006.58	(95.58)	11,466.00	12,039.52	(573.52)	24,079.00
7140.00 · Tree Trimming	665.00	750.00	(85.00)	3,765.00	4,500.00	(735.00)	9,000.00
7150.00 · Sprinkler/Irrigation Contract	1,032.20	183.33	848.87	1,557.20	1,100.02	457.18	2,200.00
Total 7100.00 · Grounds	7,447.87	8,032.32	(584.45)	38,695.80	48,194.08	(9,498.28)	96,388.00
7200.00 · Maintenance							
7210.00 · Repairs & Maintenance	1,353.55	333.33	1,020.22	1,838.55	2,000.02	(161.47)	4,000.00
7220.00 · Pest Control	0.00	5.17	(5.17)	130.00	30.98	99.02	62.00
Total 7200.00 · Maintenance	1,353.55	338.50	1,015.05	1,968.55	2,031.00	(62.45)	4,062.00
7500.00 · Utilities							
7520.00 · Electric	56.61	62.50	(5.89)	335.78	375.00	(39.22)	750.00
7670.00 · Gatehouse Electric Usage	18.12	25.00	(6.88)	107.93	150.00	(42.07)	300.00
Total 7500.00 · Utilities	74.73	87.50	(12.77)	443.71	525.00	(81.29)	1,050.00
7800.00 · Administration							
7810.00 · Insurance - Property	360.62	397.75	(37.13)	2,135.37	2,386.50	(251.13)	4,773.00
7820.00 · Professional - Legal	1,085.00	3,333.33	(2,248.33)	5,438.80	20,000.02	(14,561.22)	40,000.00
7825.00 · Accounting Services - Audit	0.00	500.00	(500.00)	2,150.00	3,000.00	(850.00)	6,000.00
7830.00 · Division Fees	0.00	5.08	(5.08)	61.25	30.52	30.73	61.00
7870.00 · Management Fee	3,845.50	3,585.50	260.00	22,893.00	21,513.00	1,380.00	43,026.00
7880.00 · Office Supplies/Misc	323.90	398.50	(74.60)	1,726.60	2,391.00	(664.40)	4,782.00
7885.00 · Postage	42.40	67.92	(25.52)	180.50	407.48	(226.98)	815.00
7886.00 · Copies/Printing	17.60	208.33	(190.73)	306.00	1,250.02	(944.02)	2,500.00
7887.00 · Printing - Mass Mailings	90.60	500.00	(409.40)	2,037.01	3,000.00	(962.99)	6,000.00
7896.00 · Bad Debt - Expense	0.00	87.50	(87.50)	2,582.29	525.00	2,057.29	1,050.00
Total 7800.00 · Administration	5,765.62	9,083.91	(3,318.29)	39,510.82	54,503.54	(14,992.72)	109,007.00
7900.00 · Other							
7910.00 · Transfer to Reserves	8,707.75	8,707.75	0.00	52,246.50	52,246.50	0.00	104,493.00
Total 7900.00 · Other	8,707.75	8,707.75	0.00	52,246.50	52,246.50	0.00	104,493.00
Total 7000.00 · Disbursements	23,349.52	26,249.98	(2,900.46)	132,865.38	157,500.12	(24,634.74)	315,000.00
Total Expense	23,349.52	26,249.98	(2,900.46)	132,865.38	157,500.12	(24,634.74)	315,000.00
Net Income	2,933.60	0.02	2,933.58	27,050.91	(0.12)	27,051.03	0.00

Prepared By: Sunstate Management Group