

Raintree Villa's Homeowners Association
Profit & Loss Operating Current Month
September 2019

	Sep 19
Ordinary Income/Expense	
Income	
Legal Fees	200.00
Maintenance Fee	
Maintenance Fees-1250 sq ft	2,500.00
Maintenance Fees-1450 sq ft	7,192.00
Maintenance Fees-1550 sq ft	1,488.00
Maintenance Fees-1725 sq ft	414.00
Maintenance Fees-1850 sq ft	3,252.00
Total Maintenance Fee	14,846.00
Other Income	189.19
Transferred from Equity 2650	30,000.00
Total Income	45,235.19
Gross Profit	45,235.19
Expense	
Administrative	
Bank Service Charges	8.00
Management fees	565.00
Total Administrative	573.00
Lawn Maintenance	
Fertilization	4,650.00
Gutter Cleanout	570.00
Irrigation	9,259.85
Mowing	7,440.00
Sod	65.00
Tree Trimming/Uplift	5,890.00
Tree/Shrub Insecticide	65.00
Total Lawn Maintenance	27,939.85
Overpayment of dues	189.19
Repairs & Maintenance	
Building Repairs	660.00
Painting	19,139.32
Total Repairs & Maintenance	19,799.32
Utilities	
Trash	1,834.82
Water	694.79
Total Utilities	2,529.61
Total Expense	51,030.97
Net Ordinary Income	-5,795.78
Net Income	-5,795.78

Raintree Villa's Homeowners Association
Profit & Loss Budget vs. Actual Operating Account YTD
 January through September 2019

	<u>Jan - Sep 19</u>	<u>Budget</u>
Ordinary Income/Expense		
Income		
Activities Income	270.00	
Finance Charges	154.33	
Legal Fees	800.00	
Maintenance Fee		
Maintenance Fees-1250 sq ft	21,412.58	3,312.00
Maintenance Fees-1450 sq ft	65,692.00	17,856.00
Maintenance Fees-1550 sq ft	13,379.70	28,800.00
Maintenance Fees-1725 sq ft	2,898.00	35,520.00
Maintenance Fees-1850 sq ft	26,796.00	86,304.00
Total Maintenance Fee	130,178.28	171,792.00
Other Income	189.19	
Transferred from Equity 2650	30,000.00	
Total Income	161,591.80	171,792.00
Gross Profit	161,591.80	171,792.00
Expense		
Administrative		
Accounting & Tax Fees	325.00	400.00
Activities	389.19	900.00
Bank Service Charges	16.00	
Communications	93.10	120.00
Filing Fees	0.00	150.00
Insurance	812.00	1,000.00
Legal fees	262.50	1,500.00
Management fees	5,085.00	7,000.00
Printing/Office Supplies	40.47	150.00
Safety Deposit Box	25.00	25.00
Survey	1,300.00	
Website	90.00	90.00
Total Administrative	8,438.26	11,335.00
Lawn Maintenance		
Core Aeration	0.00	4,500.00
Dirt Work	775.00	
Fertilization	11,610.00	9,280.00
General Clean Up	120.25	
Gutter Cleanout	3,645.00	4,000.00
Insect Control	0.00	5,000.00
Irrigation	19,491.45	23,000.00
Leaf Clean up	3,060.00	3,600.00
Monument Cleaning/Plants	0.00	700.00
Mowing	37,200.00	57,660.00
Mulch	6,275.00	5,000.00
Shrub Trimming	4,800.00	4,800.00
Snow Removal	9,675.00	12,000.00
Sod	65.00	
Tree Trimming/Uplift	10,540.00	9,500.00
Tree/Shrub Insecticide	65.00	
Tree/Shrub Replacement	205.00	4,000.00
Verticut	0.00	5,000.00
Weed Control	180.00	2,320.00
Total Lawn Maintenance	107,706.70	150,360.00
Overpayment of dues	189.19	
Repairs & Maintenance		
Building Repairs	1,005.00	
Gutter Repairs	455.00	
Non-Budgeted Repairs/Gutters	1,455.00	3,500.00
Painting	73,095.22	30,000.00

Raintree Villa's Homeowners Association
Profit & Loss Budget vs. Actual Operating Account YTD
 January through September 2019

	Jan - Sep 19	Budget
Roof Repairs	610.00	
Window Washing	560.00	
Wrought Iron	45.00	
Total Repairs & Maintenance	77,225.22	33,500.00
Utilities		
Trash	8,256.69	12,000.00
Water	1,552.31	4,500.00
Total Utilities	9,809.00	16,500.00
Total Expense	203,368.37	211,695.00
Net Ordinary Income	-41,776.57	-39,903.00
Other Income/Expense		
Other Income		
Transferred from Money Market	35,000.00	
Total Other Income	35,000.00	
Net Other Income	35,000.00	
Net Income	-6,776.57	-39,903.00

Raintree Villa's Homeowners Association
Balance Sheet
As of September 30, 2019

	<u>Sep 30, 19</u>
ASSETS	
Current Assets	
Checking/Savings	
ARVEST-MM-1777	71,048.55
BM-CD-7616	-39,153.51
BM-CD-7617	-14,578.43
EQUITY-3649	50,000.00
EQUITY 2929	38,088.59
Mazuma	79,302.98
Operating Account	11,977.01
Total Checking/Savings	<u>196,685.19</u>
Total Current Assets	<u>196,685.19</u>
TOTAL ASSETS	<u><u>196,685.19</u></u>
LIABILITIES & EQUITY	0.00