



## **Southwyck Community Association Inc.**

05/31/2015

### **FINANCIAL REPORT**

**Included Reports**

Comparative Balance Sheet  
Statement of Income and Expenses

**Copies**

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5295 Hollister Street  
Houston TX 7704

		PRIOR MONTH	CURRENT MONTH	VARIANCE
<b>ASSETS</b>				
<b>OPERATING FUND</b>				
10001 193	Operating Account Cap One 7527014012	178,492.60	178,180.33	(312.27)
	<b>TOTAL OPERATING FUND</b>	178,492.60	178,180.33	(312.27)
<b>ACCOUNTS RECEIVABLE</b>				
12100	A/R Assessment	124,543.58	108,482.67	(16,060.91)
12300	A/R Late Fees/ F.C.	55,975.91	52,733.51	(3,242.40)
12310	A/R Admin Fee	3,268.11	3,079.53	(188.58)
12320	A/R Bank Charges	9.00	9.00	0.00
12345	A/R Mowing Fee	669.05	1,069.05	400.00
12360	A/R Legal Fees	34,352.67	37,412.95	3,060.28
	<b>TOTAL ACCOUNTS RECEIVABLE</b>	218,818.32	202,786.71	(16,031.61)
<b>REPLACEMENT FUND</b>				
15001 193	Reserve Account Cap One 7527014004	361,933.24	343,882.23	(18,051.01)
	<b>TOTAL REPLACEMENT FUND</b>	361,933.24	343,882.23	(18,051.01)
<b>PREPAID EXPENSES</b>				
16000	Prepaid Insurance	2,936.62	0.00	(2,936.62)
	<b>TOTAL PREPAID EXPENSES</b>	2,936.62	0.00	(2,936.62)
	<b>TOTAL ASSETS</b>	<u>762,180.78</u>	<u>724,849.27</u>	<u>(37,331.51)</u>



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Statement of Income and Expenses  
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	M-T-D ACTUAL	M-T-D BUDGET	VARIANCE	Y-T-D ACTUAL	Y-T-D BUDGET	VARIANCE	ANNUAL BUDGET	BUDGET REMAINING
<b>OPERATING INCOME</b>								
40000 010 Owner Asmt- Residential Asmt	85,297.50	42,583	42,714.50	213,090.73	212,915	175.73	511,000	(297,909.27)
40500 010 N'Hood Asmt Forest Lake Asmt	(42,648.75)	0	(42,648.75)	0.00	0	0.00	0	0.00
40500 200 N'Hood Asmt Southwyck Sec I	17,145.92	0	17,145.92	85,729.60	0	85,729.60	0	85,729.60
40500 204 N'Hood Asmt Contra Sec I	(3,389.63)	0	(3,389.63)	(65,151.92)	0	(65,151.92)	0	(65,151.92)
40500 210 N'Hood Asmt Southwyck Sec IV	13,967.50	0	13,967.50	69,837.50	0	69,837.50	0	69,837.50
40500 214 N'Hood Asmt Contra Sec IV	(3,932.33)	0	(3,932.33)	(50,123.68)	0	(50,123.68)	0	(50,123.68)
40500 220 N'Hood Asmt Southwyck Sec V	1,757.22	0	1,757.22	11,284.10	0	11,284.10	0	11,284.10
40500 224 N'Hood Asmt Contra Sec V	393.70	0	393.70	(10,491.90)	0	(10,491.90)	0	(10,491.90)
43080 000 Finance Charge	202.32	0	202.32	4,590.97	0	4,590.97	0	4,590.97
43100 000 Late Fees	(100.00)	2,083	(2,183.00)	16,635.07	10,415	6,220.07	25,000	(8,364.93)
43260 000 Other Fees Transfer Fees	0.00	0	0.00	160.00	0	160.00	0	160.00
45000 000 Non-Owner Incm	0.00	417	(417.00)	0.00	2,085	(2,085.00)	5,000	(5,000.00)
45000 193 Non-Owner Incm Silverlake Paym	0.00	1,333	(1,333.00)	0.00	6,665	(6,665.00)	16,000	(16,000.00)
45000 220 Non-Owner Incm Pool/Guest Fees	15.00	0	15.00	15.00	0	15.00	0	15.00
	68,708.45	46,416	22,292.45	275,575.47	232,080	43,495.47	557,000	(281,424.53)
<b>EXPENSES</b>								
52400 000 Audit/Tax Preparatio	0.00	333	333.00	5,375.00	1,665	(3,710.00)	4,000	(1,375.00)
52800 000 Bad Debt Expense	0.00	458	458.00	(2,000.00)	2,290	4,290.00	5,500	7,500.00
53000 000 Bank Charges	0.00	2	2.00	0.00	10	10.00	25	25.00
55000 000 Community Events	0.00	417	417.00	0.00	2,085	2,085.00	5,000	5,000.00
57000 060 Electricity- Street Lights	248.25	417	168.75	1,714.97	2,085	370.03	5,000	3,285.03
59800 000 Holiday Expense Decorations	0.00	917	917.00	0.00	4,585	4,585.00	11,000	11,000.00
60000 000 Insurance-	2,936.62	3,092	155.38	14,682.94	15,460	777.06	37,100	22,417.06
60600 000 Lake Management	850.00	1,667	817.00	4,490.26	8,335	3,844.74	20,000	15,509.74
60600 010 Lake Chemicals/Treatment	0.00	1,167	1,167.00	283.50	5,835	5,551.50	14,000	13,716.50
60800 010 Landscape Contract	11,216.52	10,333	(883.52)	48,595.57	51,665	3,069.43	124,000	75,404.43
60800 025 Landscape Force Mow	(400.00)	0	400.00	(400.00)	0	400.00	0	400.00
60800 110 Landscape Replacement	2,798.00	1,375	(1,423.00)	9,062.64	6,875	(2,187.64)	16,500	7,437.36
60800 130 Landscape Tree Maintenance	0.00	500	500.00	13,900.00	2,500	(11,400.00)	6,000	(7,900.00)
60800 193 Landscape Sec 1 Subsidy	0.00	1,000	1,000.00	0.00	5,000	5,000.00	12,000	12,000.00
61200 000 Legal Expense	(3,809.16)	0	3,809.16	(5,744.09)	0	5,744.09	0	5,744.09
61200 010 Legal Expense Collections	4,109.54	2,083	(2,026.54)	17,275.02	10,415	(6,860.02)	25,000	7,724.98
61200 020 Legal Expense Corporate	0.00	333	333.00	371.25	1,665	1,293.75	4,000	3,628.75
61200 050 Legal Expense Master	0.00	3,750	3,750.00	50,386.58	18,750	(31,636.58)	45,000	(5,386.58)
61800 000 Maint & Repairs	170.00	1,667	1,497.00	15,590.63	8,335	(7,255.63)	20,000	4,409.37
61800 420 Maint & Repairs Irrigation	0.00	417	417.00	19,828.50	2,085	(17,743.50)	5,000	(14,828.50)
61800 538 Maint & Repairs Pressure Washi	0.00	417	417.00	0.00	2,085	2,085.00	5,000	5,000.00
62000 000 Management Fees	4,291.67	4,292	0.33	21,458.35	21,460	1.65	51,500	30,041.65
62000 020 Management Fees Misc. Charges	586.09	1,250	663.91	3,307.94	6,250	2,942.06	15,000	11,692.06
63600 000 Newsletter Expense	0.00	73	73.00	0.00	365	365.00	875	875.00
64000 010 Office Supplies- Copies	630.00	0	(630.00)	705.00	0	(705.00)	0	(705.00)

