

Creekside Preserve Homeowners Association, Inc.

Financial Statements

For the Month and
Six
Month Period
Ended
June 30, 2016

(Unaudited)

Creekside Preserve HOA

Balance Sheet
As of 06/30/16

Account	Description	Operating	Reserves	Other	Totals
ASSETS					
1010	Cadence; Operating; 6467	63,788.52			63,788.52
1070	Spirit Account	300.00			300.00
1210	Cadence Rsv MMA; 7523; 0.30%		55,401.49		55,401.49
1215	1st Manatee;RSVMMA;5079; 0.30%		91,594.09		91,594.09
1310	Accounts Receivable	5,550.20			5,550.20
1315	Allowance for Bad Debt	(4,373.92)			(4,373.92)
1610	Prepaid Insurance	719.93			719.93
1620	Prepaid Expenses	4,125.18			4,125.18
1800	Utility Deposits	2,798.00			2,798.00
	TOTAL ASSETS	72,907.91	146,995.58	.00	219,903.49
		=====	=====	=====	=====

LIABILITIES & EQUITY

CURRENT LIABILITIES:					
3010	Accounts Payable	217.68			217.68
3100	Security Deposits	3,600.00			3,600.00
3310	Prepaid Owner Assessments	23,454.87			23,454.87
	Subtotal Current Liab.	27,272.55	.00	.00	27,272.55

RESERVES:

5050	Basketball Court		3,269.50		3,269.50
5140	Fence		4,636.41		4,636.41
5147	Gate		25,905.56		25,905.56
5175	Well		15,349.72		15,349.72
5230	Monuments		3,311.87		3,311.87
5320	Paving		86,873.80		86,873.80
5336	Playground		2,899.91		2,899.91
5420	Sealcoating		4,109.00		4,109.00
5490	Reserve Interest-Current		187.93		187.93
5491	Reserve Interest-Prior Year		451.88		451.88
	Subtotal Reserves	.00	146,995.58	.00	146,995.58

Creekside Preserve HOA

Balance Sheet As of 06/30/16

Account	Description	Operating	Reserves	Other	Totals
EQUITY:					
5510	Retained Earnings	32,460.40			32,460.40
	Current Year Net Income/(Loss)	13,174.96	.00	.00	13,174.96
	Subtotal Equity	45,635.36	.00	.00	45,635.36
	TOTAL LIABILITIES & EQUITY	72,907.91	146,995.58	.00	219,903.49
		=====	=====	=====	=====

Creekside Preserve HOA

Reserve Statement
As of 06/30/16

	BEGINNING OF YEAR	YTD ALLOCATION	YTD DISBURSEMENT	AVAILABLE BALANCE
RESERVES:				
5050 Basketball Court	2,163.00	1,106.50	0.00	3,269.50
5140 Fence	3,630.91	1,005.50	0.00	4,636.41
5147 Gate	24,796.06	1,109.50	0.00	25,905.56
5175 Well	15,316.22	33.50	0.00	15,349.72
5230 Monuments	3,257.37	54.50	0.00	3,311.87
5320 Paving	73,766.72	13,107.08	0.00	86,873.80
5336 Playground	1,827.41	1,072.50	0.00	2,899.91
5420 Sealcoating	0.00	4,109.00	0.00	4,109.00
5490 Reserve Interest-Current	451.88	187.93	451.88	187.93
5491 Reserve Interest-Prior Year	0.00	451.88	0.00	451.88
Subtotal Reserves	125,209.57	22,237.89	451.88	146,995.58
TOTAL RESERVES	125,209.57	22,237.89	451.88	146,995.58

Creekside Preserve HOA
 Income/Expense Statement
 Period: 06/01/16 to 06/30/16

Account	Description	Actual	Current Period		Actual	Year-To-Date		Yearly Budget
			Budget	Variance		Budget	Variance	
INCOME:								
06200	Maintenance Assessments	11,333.34	11,333.33	.01	68,001.92	67,999.98	1.94	136,000.00
06210	Reserve Income	3,599.68	3,600.00	(.32)	21,598.08	21,600.00	(1.92)	43,200.00
06310	Gate Openers/Key Cards	.00	.00	.00	220.00	.00	220.00	.00
06340	Late Fees/Past Due Interest	91.70	.00	91.70	2,217.76	.00	2,217.76	.00
06580	Application Fees	.00	.00	.00	100.00	.00	100.00	.00
06920	Miscellaneous Income	60.00	.00	60.00	625.00	.00	625.00	.00
	Subtotal Income	15,084.72	14,933.33	151.39	92,762.76	89,599.98	3,162.78	179,200.00
EXPENSES								
Administrative								
07005	Bad Debt Expense	208.34	208.33	(.01)	1,250.04	1,249.98	(.06)	2,500.00
07010	Bank Charges	.00	.00	.00	7.49	.00	(7.49)	.00
07020	Dues/License/Fees	70.00	8.33	(61.67)	131.25	49.98	(81.27)	100.00
07100	Insurance	537.38	566.67	29.29	2,831.18	3,400.02	568.84	6,800.00
07140	Professional Fees: Taxes/Audi	.00	183.33	183.33	.00	1,099.98	1,099.98	2,200.00
07150	Professional Fees	(235.93)	550.00	785.93	2,146.50	3,300.00	1,153.50	6,600.00
07200	Management Fees	1,125.00	1,125.00	.00	6,750.00	6,750.00	.00	13,500.00
07250	Office: Svc/Supplies	274.70	358.33	83.63	5,019.76	2,149.98	(2,869.78)	4,300.00
07300	Income Taxes	.00	83.33	83.33	.00	499.98	499.98	1,000.00
	Administrative	1,979.49	3,083.32	1,103.83	18,136.22	18,499.92	363.70	37,000.00
Grounds								
07520	Irrigation Repairs	.00	333.33	333.33	2,195.00	1,999.98	(195.02)	4,000.00
07550	Aquatic Maintenance	365.00	416.67	51.67	2,190.00	2,500.02	310.02	5,000.00
07600	Landscaping Contract	4,050.00	3,900.00	(150.00)	23,550.00	23,400.00	(150.00)	46,800.00
07650	Landscape Replacement	.00	416.67	416.67	280.00	2,500.02	2,220.02	5,000.00
07690	Preserve Maintenance	.00	166.66	166.66	3,540.00	999.96	(2,540.04)	2,000.00
07800	Tree Trimming	.00	250.00	250.00	280.00	1,500.00	1,220.00	3,000.00
	Grounds	4,415.00	5,483.33	1,068.33	32,035.00	32,899.98	864.98	65,800.00
Maintenance								
08010	General Maintenance/Repairs	(179.10)	125.00	304.10	48.21	750.00	701.79	1,500.00
08130	Street Light Repairs	179.10	250.00	70.90	529.10	1,500.00	970.90	3,000.00
08135	Gate Maintenance	142.50	333.33	190.83	1,779.80	1,999.98	220.18	4,000.00
08230	Playground Maintenance	15.22	125.00	109.78	20.55	750.00	729.45	1,500.00
08255	Sidewalk Repairs	.00	250.00	250.00	.00	1,500.00	1,500.00	3,000.00
	Maintenance	157.72	1,083.33	925.61	2,377.66	6,499.98	4,122.32	13,000.00

Creekside Preserve HOA
 Income/Expense Statement
 Period: 06/01/16 to 06/30/16

Account	Description	Actual	Current Period		Actual	Year-To-Date		Yearly Budget
			Budget	Variance		Budget	Variance	
Utilities								
08520	Electricity	781.78	1,166.67	384.89	4,996.42	7,000.02	2,003.60	14,000.00
08675	Telephone - Gates	.00	100.00	100.00	444.42	600.00	155.58	1,200.00
	Utilities	781.78	1,266.67	484.89	5,440.84	7,600.02	2,159.18	15,200.00
Other								
09710	Contingency	.00	416.67	416.67	.00	2,500.02	2,500.02	5,000.00
09970	Transfer to Reserves	3,599.68	3,600.00	.32	21,598.08	21,600.00	1.92	43,200.00
	Other	3,599.68	4,016.67	416.99	21,598.08	24,100.02	2,501.94	48,200.00
	TOTAL EXPENSES	10,933.67	14,933.32	3,999.65	79,587.80	89,599.92	10,012.12	179,200.00
	Current Year Net Income/(loss)	4,151.05	.01	4,151.04	13,174.96	.06	13,174.90	.00
=====								