

Creekside Preserve Homeowners Association, Inc.

Financial Statements

**For the Month and
One
Month Period
Ended
January 31, 2016**

(Unaudited)

Creekside Preserve HOA
 Balance Sheet
 As of 01/31/16

Account	Description	Operating	Reserves	Other	Totals
ASSETS					
1010	Cadence; Operating; 6467	49,728.66			49,728.66
1070	Spirit Account	300.00			300.00
1210	Cadence Rsv MMA; 7523; 0.30%		50,251.02		50,251.02
1215	1st Manatee;RSVMMA;5079; 0.30%		91,501.66		91,501.66
1280	Interfund Transfer	5,712.00			5,712.00
1290	Interfund Transfer		(5,712.00)		(5,712.00)
1310	Accounts Receivable	14,442.41			14,442.41
1315	Allowance for Bad Debt	(5,520.87)			(5,520.87)
1610	Prepaid Insurance	3,741.94			3,741.94
1800	Utility Deposits	2,798.00			2,798.00
	TOTAL ASSETS	71,202.14	136,040.68	.00	207,242.82
LIABILITIES & EQUITY					
CURRENT LIABILITIES:					
3010	Accounts Payable	3,292.90			3,292.90
3050	Deferred Revenue	22,666.68			22,666.68
3100	Security Deposits	2,600.00			2,600.00
3310	Prepaid Owner Assessments	8,857.85			8,857.85
	Subtotal Current Liab.	37,417.43	.00	.00	37,417.43
RESERVES:					
5050	Basketball Court		2,716.25		2,716.25
5140	Fence		4,133.66		4,133.66
5147	Gate		25,350.81		25,350.81
5175	Well		15,332.97		15,332.97
5230	Monuments		3,284.62		3,284.62
5320	Paving		80,320.26		80,320.26
5336	Playground		2,363.66		2,363.66
5420	Sealcoating		2,054.50		2,054.50
5490	Reserve Interest-Current		32.07		32.07
5491	Reserve Interest-Prior Year		451.88		451.88
	Subtotal Reserves	.00	136,040.68	.00	136,040.68

Creekside Preserve HOA
 Balance Sheet
 As of 01/31/16

Account	Description	Operating	Reserves	Other	Totals
EQUITY:					
5510	Retained Earnings	32,460.40			32,460.40
	Current Year Net Income/(Loss)	1,324.31	.00	.00	1,324.31
	Subtotal Equity	<u>33,784.71</u>	<u>.00</u>	<u>.00</u>	<u>33,784.71</u>
	TOTAL LIABILITIES & EQUITY	<u>71,202.14</u>	<u>136,040.68</u>	<u>.00</u>	<u>207,242.82</u>
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Creekside Preserve HOA

Reserve Statement

As of 01/31/16

	BEGINNING OF YEAR	YTD ALLOCATION	YTD DISBURSEMENT	AVAILABLE BALANCE
RESERVES:				
5050 Basketball Court	2,163.00	553.25	0.00	2,716.25
5140 Fence	3,630.91	502.75	0.00	4,133.66
5147 Gate	24,796.06	554.75	0.00	25,350.81
5175 Well	15,316.22	16.75	0.00	15,332.97
5230 Monuments	3,257.37	27.25	0.00	3,284.62
5320 Paving	73,766.72	6,553.54	0.00	80,320.26
5336 Playground	1,827.41	536.25	0.00	2,363.66
5420 Sealcoating	0.00	2,054.50	0.00	2,054.50
5490 Reserve Interest-Current	0.00	32.07	0.00	32.07
5491 Reserve Interest-Prior Year	451.88	0.00	0.00	451.88
Subtotal Reserves	<u>125,209.57</u>	<u>10,831.11</u>	<u>0.00</u>	<u>136,040.68</u>
TOTAL RESERVES	<u>125,209.57</u>	<u>10,831.11</u>	<u>0.00</u>	<u>136,040.68</u>
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Creekside Preserve HOA
Income/Expense Statement
Period: 01/01/16 to 01/31/16

Account	Description	Actual	Current Period		Actual	Year-To-Date		Yearly Budget
			Budget	Variance		Budget	Variance	
INCOME:								
06200	Maintenance Assessments	11,334.28	11,333.33	.95	11,334.28	11,333.33	.95	136,000.00
06210	Reserve Income	3,599.68	3,600.00	(.32)	3,599.68	3,600.00	(.32)	43,200.00
06340	Late Fees/Past Due Interest	1,588.22	.00	1,588.22	1,588.22	.00	1,588.22	.00
06920	Miscellaneous Income	75.00	.00	75.00	75.00	.00	75.00	.00
	Subtotal Income	16,597.18	14,933.33	1,663.85	16,597.18	14,933.33	1,663.85	179,200.00
EXPENSES								
Administrative								
07005	Bad Debt Expense	208.34	208.33	(.01)	208.34	208.33	(.01)	2,500.00
07010	Bank Charges	7.49	.00	(7.49)	7.49	.00	(7.49)	.00
07020	Dues/License/Fees	.00	8.33	8.33	.00	8.33	8.33	100.00
07100	Insurance	(190.83)	566.67	757.50	(190.83)	566.67	757.50	6,800.00
07140	Professional Fees: Taxes/Audi	.00	183.33	183.33	.00	183.33	183.33	2,200.00
07150	Professional Fees	1,343.73	550.00	(793.73)	1,343.73	550.00	(793.73)	6,600.00
07200	Management Fees	1,125.00	1,125.00	.00	1,125.00	1,125.00	.00	13,500.00
07250	Office: Svc/Supplies	1,683.98	358.33	(1,325.65)	1,683.98	358.33	(1,325.65)	4,300.00
07300	Income Taxes	.00	83.33	83.33	.00	83.33	83.33	1,000.00
	Administrative	4,177.71	3,083.32	(1,094.39)	4,177.71	3,083.32	(1,094.39)	37,000.00
Grounds								
07520	Irrigation Repairs	435.00	333.33	(101.67)	435.00	333.33	(101.67)	4,000.00
07550	Aquatic Maintenance	365.00	416.67	51.67	365.00	416.67	51.67	5,000.00
07600	Landscaping Contract	3,900.00	3,900.00	.00	3,900.00	3,900.00	.00	46,800.00
07650	Landscape Replacement	.00	416.67	416.67	.00	416.67	416.67	5,000.00
07690	Preserve Maintenance	1,670.00	166.66	(1,503.34)	1,670.00	166.66	(1,503.34)	2,000.00
07800	Tree Trimming	.00	250.00	250.00	.00	250.00	250.00	3,000.00
	Grounds	6,370.00	5,483.33	(886.67)	6,370.00	5,483.33	(886.67)	65,800.00
Maintenance								
08010	General Maintenance/Repairs	21.68	125.00	103.32	21.68	125.00	103.32	1,500.00
08130	Street Light Repairs	.00	250.00	250.00	.00	250.00	250.00	3,000.00
08135	Gate Maintenance	.00	333.33	333.33	.00	333.33	333.33	4,000.00
08230	Playground Maintenance	.00	125.00	125.00	.00	125.00	125.00	1,500.00
08255	Sidewalk Repairs	.00	250.00	250.00	.00	250.00	250.00	3,000.00
	Maintenance	21.68	1,083.33	1,061.65	21.68	1,083.33	1,061.65	13,000.00

Creekside Preserve HOA
 Income/Expense Statement
 Period: 01/01/16 to 01/31/16

Account	Description	Current Period			Year-To-Date			Yearly Budget
		Actual	Budget	Variance	Actual	Budget	Variance	
Utilities								
08620	Electricity	1,031.52	1,166.67	135.15	1,031.52	1,166.67	135.15	14,000.00
08675	Telephone - Gates	72.28	100.00	27.72	72.28	100.00	27.72	1,200.00
	Utilities	1,103.80	1,266.67	162.87	1,103.80	1,266.67	162.87	15,200.00
Other								
09710	Contingency	.00	416.67	416.67	.00	416.67	416.67	5,000.00
09970	Transfer to Reserves	3,599.68	3,600.00	.32	3,599.68	3,600.00	.32	43,200.00
	Other	3,599.68	4,016.67	416.99	3,599.68	4,016.67	416.99	48,200.00
	TOTAL EXPENSES	15,272.87	14,933.32	(339.55)	15,272.87	14,933.32	(339.55)	179,200.00
	Current Year Net Income/(loss)	1,324.31	.01	1,324.30	1,324.31	.01	1,324.30	.00
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