

RCC  
Balance Sheet  
As of October 31, 2019

Accrual Basis

	<u>Oct 31, 19</u>
<b>ASSETS</b>	
Current Assets	
Checking/Savings	
1101 · First Midwest Checking	13,864.26
1116 · Guaranty Bank Checking	100.00
1103 · First Midwest Bank MM	139,970.40
1113 · Guaranty Bank MM 2.57%	<u>173.00</u>
Total Checking/Savings	154,107.66
Accounts Receivable	
1160 · Accounts Receivable	<u>13,617.71</u>
Total Accounts Receivable	13,617.71
Other Current Assets	
1117 · Prepaid Income Taxes	<u>563.00</u>
Total Other Current Assets	<u>563.00</u>
Total Current Assets	<u>168,288.37</u>
<b>TOTAL ASSETS</b>	<b><u>168,288.37</u></b>
<b>LIABILITIES &amp; EQUITY</b>	
Liabilities	
Current Liabilities	
Accounts Payable	
1200 · Accounts Payable	<u>601.00</u>
Total Accounts Payable	601.00

**RCC**  
**Balance Sheet**  
As of October 31, 2019

Accrual Basis

	<b>Oct 31, 19</b>
<b>Other Current Liabilities</b>	
1205 · Prepaid Assessments	24,571.17
1202 · Clubhouse Rental Security Dep	450.00
1203 · Lease Security Deposits	5,032.51
<b>Total Other Current Liabilities</b>	<b>30,053.68</b>
<b>Total Current Liabilities</b>	<b>30,654.68</b>
<b>Total Liabilities</b>	<b>30,654.68</b>
<b>Equity</b>	
3000 · Homeowners Equity	80,488.53
3001 · Contingency Reserve	-22,828.01
32000 · Retained Earnings	71,786.46
Net Income	8,186.71
<b>Total Equity</b>	<b>137,633.69</b>
<b>TOTAL LIABILITIES &amp; EQUITY</b>	<b>168,288.37</b>

**RCC**  
**Profit & Loss Budget Performance**

October 2019

Accrual Basis

	Oct 19	Budget	\$ Over Budget	Jan - Oct 19	YTD Budget	\$ Over Budget	Annual Budget
<b>Income</b>							
Income							
4000 · Assessment Income	31,650.43	31,678.17	-27.74	316,504.30	316,781.70	-277.40	380,138.00
4003 · Clubhouse Rental Fee	0.00	16.67	-16.67	150.00	166.70	-16.70	200.00
4005 · Move In Move Out Fees	750.00	91.67	658.33	4,725.00	916.70	3,808.30	1,100.00
4008 · Interest Income	17.30	93.75	-76.45	140.94	937.50	-796.56	1,125.00
4010 · Late Fees	300.00	175.00	125.00	2,460.00	1,750.00	710.00	2,100.00
4025 · Miscellaneous Income	200.00	416.67	-216.67	4,980.00	4,166.70	813.30	5,000.00
<b>Total Income</b>	<b>32,917.73</b>	<b>32,471.93</b>	<b>445.80</b>	<b>328,960.24</b>	<b>324,719.30</b>	<b>4,240.94</b>	<b>389,663.00</b>
<b>Total Income</b>	<b>32,917.73</b>	<b>32,471.93</b>	<b>445.80</b>	<b>328,960.24</b>	<b>324,719.30</b>	<b>4,240.94</b>	<b>389,663.00</b>
<b>Gross Profit</b>	<b>32,917.73</b>	<b>32,471.93</b>	<b>445.80</b>	<b>328,960.24</b>	<b>324,719.30</b>	<b>4,240.94</b>	<b>389,663.00</b>
<b>Expense</b>							
Exterior Expenses							
5000 · Landscape/Snow Contract	2,214.00	2,339.00	-125.00	22,140.00	23,390.00	-1,250.00	28,068.00
5001 · Landscaping Improvements	0.00	0.00	0.00	500.00	4,000.00	-3,500.00	4,000.00
5005 · Snow Expense- Other	0.00	0.00	0.00	5,368.25	1,500.00	3,868.25	2,500.00
5006 · Aquatic Weed Control	0.00	0.00	0.00	0.00	150.00	-150.00	150.00
5071 · Bridge Repairs	0.00	0.00	0.00	0.00	1,000.00	-1,000.00	1,000.00
5070 · Concrete Repair/Maint	0.00	4,000.00	-4,000.00	0.00	4,000.00	-4,000.00	4,000.00
5051 · Timber Replacement	0.00	0.00	0.00	0.00	500.00	-500.00	500.00
5068 · Sealcoating	0.00	0.00	0.00	0.00	200.00	-200.00	200.00
<b>Total Exterior Expenses</b>	<b>2,214.00</b>	<b>6,339.00</b>	<b>-4,125.00</b>	<b>28,008.25</b>	<b>34,740.00</b>	<b>-6,731.75</b>	<b>40,418.00</b>
<b>Utility Expense</b>							
5090 · Water	5,560.00	5,083.33	476.67	55,417.48	50,833.30	4,584.18	61,000.00
5091 · Telephone	-2.26	106.20	-108.46	242.81	531.00	-288.19	531.00
5093 · Gas	190.70	150.00	40.70	1,356.43	1,500.00	-143.57	1,800.00
5092 · Electricity	630.25	1,543.33	-913.08	14,545.68	15,433.30	-887.62	18,520.00
<b>Total Utility Expense</b>	<b>6,378.69</b>	<b>6,882.86</b>	<b>-504.17</b>	<b>71,562.40</b>	<b>68,297.60</b>	<b>3,264.80</b>	<b>81,851.00</b>
<b>Building Expense</b>							
5060 · Exterminating	500.00	81.25	418.75	1,475.00	812.50	662.50	975.00
5061 · Hall Cleaning	1,180.77	1,179.33	1.44	11,737.70	11,793.30	-55.60	14,152.00
5062 · Electric Repairs	209.68	333.33	-123.65	1,739.98	3,333.30	-1,593.32	4,000.00
5063 · Plumbing Repairs	525.00	250.00	275.00	6,632.80	2,500.00	4,132.80	3,000.00
5064 · Roof Repairs	1,110.00	166.67	943.33	6,101.00	1,666.70	4,434.30	2,000.00
5065 · Carpet Cleaning	0.00	0.00	0.00	2,005.12	2,005.00	0.12	4,010.00
5067 · Misc Maintenance & Repair	1,187.48	0.00	1,187.48	12,081.89	6,000.00	6,081.89	6,000.00
5059 · On-Site Maintenance	5,900.40	4,266.67	1,633.73	43,269.60	42,666.70	602.90	51,200.00
5066 · Vent Cleaning	6,060.00	0.00	6,060.00	6,060.00	3,550.00	2,510.00	3,550.00
5069 · Interior Painting	0.00	0.00	0.00	-55.00	1,500.00	-1,555.00	1,500.00
5076 · New Carpet	0.00	0.00	0.00	0.00	2,000.00	-2,000.00	2,000.00
<b>Total Building Expense</b>	<b>16,673.33</b>	<b>6,277.25</b>	<b>10,396.08</b>	<b>91,048.09</b>	<b>77,827.50</b>	<b>13,220.59</b>	<b>92,387.00</b>

**RCC  
Profit & Loss Budget Performance**

October 2019

Accrual Basis

	Oct 19	Budget	\$ Over Budget	Jan - Oct 19	YTD Budget	\$ Over Budget	Annual Budget
<b>Administrative Expenses</b>							
5084 · Real Estate Taxes	0.00	0.00	0.00	153.37	210.00	-56.63	210.00
5082 · Insurance	6,066.00	5,983.67	82.33	48,332.57	59,836.70	-11,504.13	71,804.00
5080 · Management Fees	1,619.24	1,638.75	-19.51	16,192.40	16,387.50	-195.10	19,665.00
5086 · Postage/Copying/Bank Fee	278.84	237.50	41.34	1,841.22	2,375.00	-533.78	2,850.00
5087 · Legal Fees	0.00	83.33	-83.33	181.00	833.30	-652.30	1,000.00
5081 · Accounting Fees	0.00	0.00	0.00	0.00	450.00	-450.00	450.00
5072 · Garage Assessment	0.00	10.67	-10.67	0.00	106.70	-106.70	128.00
5085 · Income Taxes	0.00	0.00	0.00	0.00	100.00	-100.00	100.00
<b>Total Administrative Expenses</b>	<b>7,964.08</b>	<b>7,953.92</b>	<b>10.16</b>	<b>66,700.56</b>	<b>80,299.20</b>	<b>-13,598.64</b>	<b>96,207.00</b>
<b>Clubhouse/Pool Expense</b>							
5040 · Clubhouse Repairs/Maint	0.00	66.67	-66.67	0.00	666.70	-666.70	800.00
5041 · Pool Repairs/Maintenance	957.50	0.00	957.50	10,120.93	14,000.00	-3,879.07	14,000.00
<b>Total Clubhouse/Pool Expense</b>	<b>957.50</b>	<b>66.67</b>	<b>890.83</b>	<b>10,120.93</b>	<b>14,666.70</b>	<b>-4,545.77</b>	<b>14,800.00</b>
<b>Reserve Funding Expense</b>							
7000 · Reserve Funding	5,333.33	5,333.33	0.00	53,333.30	53,333.30	0.00	64,000.00
<b>Total Reserve Funding Expense</b>	<b>5,333.33</b>	<b>5,333.33</b>	<b>0.00</b>	<b>53,333.30</b>	<b>53,333.30</b>	<b>0.00</b>	<b>64,000.00</b>
<b>Total Expense</b>	<b>39,520.93</b>	<b>32,853.03</b>	<b>6,667.90</b>	<b>320,773.53</b>	<b>329,164.30</b>	<b>-8,390.77</b>	<b>389,663.00</b>
<b>Net Income</b>	<b>-6,603.20</b>	<b>-381.10</b>	<b>-6,222.10</b>	<b>8,186.71</b>	<b>-4,445.00</b>	<b>12,631.71</b>	<b>0.00</b>