

RCC
Balance Sheet
As of April 30, 2019

Accrual Basis

	Apr 30, 19
ASSETS	
Current Assets	
Checking/Savings	
1101 · MB Bank Checking	7,919.48
1116 · Guaranty Bank Checking	100.00
1103 · First Midwest Bank MM .5%	148,509.43
1113 · Guaranty Bank MM 2.57%	173.00
Total Checking/Savings	156,701.91
Accounts Receivable	
1160 · Accounts Receivable	9,458.45
Total Accounts Receivable	9,458.45
Other Current Assets	
1117 · Prepaid Income Taxes	563.00
Total Other Current Assets	563.00
Total Current Assets	166,723.36
TOTAL ASSETS	166,723.36
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
1200 · Accounts Payable	646.56
Total Accounts Payable	646.56

RCC
Balance Sheet
As of April 30, 2019

Accrual Basis

	Apr 30, 19
Other Current Liabilities	
1205 · Prepaid Assessments	23,907.41
1202 · Clubhouse Rental Security Dep	450.00
1203 · Lease Security Deposits	4,532.51
Total Other Current Liabilities	28,889.92
Total Current Liabilities	29,536.48
Total Liabilities	29,536.48
Equity	
3000 · Homeowners Equity	80,488.53
3001 · Contingency Reserve	-14,198.99
32000 · Retained Earnings	71,786.46
Net Income	-889.12
Total Equity	137,186.88
TOTAL LIABILITIES & EQUITY	166,723.36

RCC
Profit & Loss Budget Performance

April 2019

Accrual Basis

	Apr 19	Budget	\$ Over Budget	Jan - Apr 19	YTD Budget	\$ Over Budget	Annual Budget
Income							
Income							
4000 · Assessment Income	31,650.43	31,678.17	-27.74	126,601.72	126,712.68	-110.96	380,138.00
4003 · Clubhouse Rental Fee	50.00	16.67	33.33	100.00	66.68	33.32	200.00
4005 · Move In Move Out Fees	0.00	91.67	-91.67	600.00	366.68	233.32	1,100.00
4008 · Interest Income	13.19	93.75	-80.56	50.95	375.00	-324.05	1,125.00
4010 · Late Fees	90.00	175.00	-85.00	810.00	700.00	110.00	2,100.00
4025 · Miscellaneous Income	150.00	416.67	-266.67	825.00	1,666.68	-841.68	5,000.00
Total Income	31,953.62	32,471.93	-518.31	128,987.67	129,887.72	-900.05	389,663.00
Total Income	31,953.62	32,471.93	-518.31	128,987.67	129,887.72	-900.05	389,663.00
Gross Profit	31,953.62	32,471.93	-518.31	128,987.67	129,887.72	-900.05	389,663.00
Expense							
Exterior Expenses							
5000 · Landscape/Snow Contract	2,214.00	2,339.00	-125.00	8,856.00	9,356.00	-500.00	28,068.00
5001 · Landscaping Improvements	0.00	0.00	0.00	0.00	0.00	0.00	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	0.00	0.00	150.00
5071 · Bridge Repairs	0.00	0.00	0.00	0.00	0.00	0.00	1,000.00
5070 · Concrete Repair/Maint	0.00	0.00	0.00	0.00	0.00	0.00	4,000.00
5051 · Timber Replacement	0.00	0.00	0.00	0.00	0.00	0.00	500.00
5068 · Sealcoating	0.00	200.00	-200.00	0.00	200.00	-200.00	200.00
Total Exterior Expenses	2,214.00	2,539.00	-325.00	14,224.25	11,056.00	3,168.25	40,418.00
Utility Expense							
5090 · Water	5,573.50	5,083.33	490.17	21,694.54	20,333.32	1,361.22	61,000.00
5091 · Telephone	0.00	0.00	0.00	0.00	0.00	0.00	531.00
5093 · Gas	108.32	150.00	-41.68	435.36	600.00	-164.64	1,800.00
5092 · Electricity	2,373.53	1,543.33	830.20	10,286.06	6,173.32	4,112.74	18,520.00
Total Utility Expense	8,055.35	6,776.66	1,278.69	32,415.96	27,106.64	5,309.32	81,851.00
Building Expense							
5060 · Exterminating	0.00	81.25	-81.25	0.00	325.00	-325.00	975.00
5061 · Hall Cleaning	1,180.00	1,179.33	0.67	4,651.54	4,717.32	-65.78	14,152.00
5062 · Electric Repairs	42.17	333.33	-291.16	420.83	1,333.32	-912.49	4,000.00
5063 · Plumbing Repairs	382.00	250.00	132.00	1,298.00	1,000.00	298.00	3,000.00
5064 · Roof Repairs	0.00	166.67	-166.67	0.00	666.68	-666.68	2,000.00
5065 · Carpet Cleaning	0.00	2,005.00	-2,005.00	0.00	2,005.00	-2,005.00	4,010.00
5067 · Misc Maintenance & Repair	1,531.57	500.00	1,031.57	1,842.46	2,000.00	-157.54	6,000.00
5059 · On-Site Maintenance	5,900.40	4,266.67	1,633.73	17,701.20	17,066.68	634.52	51,200.00
5066 · Vent Cleaning	0.00	0.00	0.00	0.00	0.00	0.00	3,550.00
5069 · Interior Painting	0.00	0.00	0.00	0.00	0.00	0.00	1,500.00
5076 · New Carpet	0.00	2,000.00	-2,000.00	0.00	2,000.00	-2,000.00	2,000.00
Total Building Expense	9,036.14	10,782.25	-1,746.11	25,914.03	31,114.00	-5,199.97	92,387.00

RCC
Profit & Loss Budget Performance

April 2019

Accrual Basis

	Apr 19	Budget	\$ Over Budget	Jan - Apr 19	YTD Budget	\$ Over Budget	Annual Budget
Administrative Expenses							
5084 · Real Estate Taxes	0.00	0.00	0.00	87.01	105.00	-17.99	210.00
5082 · Insurance	5,931.08	5,983.67	-52.59	23,708.33	23,934.68	-226.35	71,804.00
5080 · Management Fees	1,619.24	1,638.75	-19.51	6,476.96	6,555.00	-78.04	19,665.00
5086 · Postage/Copying/Bank Fee	159.69	237.50	-77.81	914.10	950.00	-35.90	2,850.00
5087 · Legal Fees	265.60	83.33	182.27	265.60	333.32	-67.72	1,000.00
5081 · Accounting Fees	0.00	0.00	0.00	0.00	0.00	0.00	450.00
5072 · Garage Assessment	0.00	10.67	-10.67	0.00	42.68	-42.68	128.00
5085 · Income Taxes	0.00	100.00	-100.00	0.00	100.00	-100.00	100.00
Total Administrative Expenses	7,975.61	8,053.92	-78.31	31,452.00	32,020.68	-568.68	96,207.00
Clubhouse/Pool Expense							
5040 · Clubhouse Repairs/Maint	0.00	66.67	-66.67	0.00	266.68	-266.68	800.00
5041 · Pool Repairs/Maintenance	3,987.23	1,000.00	2,987.23	4,537.23	6,000.00	-1,462.77	14,000.00
Total Clubhouse/Pool Expense	3,987.23	1,066.67	2,920.56	4,537.23	6,266.68	-1,729.45	14,800.00
Reserve Funding Expense							
7000 · Reserve Funding	5,333.33	5,333.33	0.00	21,333.32	21,333.32	0.00	64,000.00
Total Reserve Funding Expense	5,333.33	5,333.33	0.00	21,333.32	21,333.32	0.00	64,000.00
Total Expense	36,601.66	34,551.83	2,049.83	129,876.79	128,897.32	979.47	389,663.00
Net Income	-4,648.04	-2,079.90	-2,568.14	-889.12	990.40	-1,879.52	0.00