

Fiesta Gardens Homes Association Inc.
Income & Expense Statement
Operating Fund
February 28, 2022

Current Period				Description	Year To Date			2022 Budget
Actual	Budget	Variance	Actual		Budget	Variance		
INCOME								
38,520.00	49,410.00	(10,890.00)	Regular Assessments	181,440.00	98,820.00	82,620.00	197,640.00	
1.65	0.83	0.82	Interest Inc - Operating Fund	2.33	1.67	0.66	10.00	
151.37	91.67	59.70	Interest Inc - Repl. Res. Fund	331.95	183.33	148.62	1,100.00	
	0.00	0.00	Interest - Collections	2,433.19	0.00	2,433.19	0.00	
	0.00	0.00	Guest Passes	0.00	0.00	0.00	800.00	
720.00	516.50	203.50	Late Charges	792.00	1,033.00	(241.00)	2,066.00	
		0.00	Swim School	0.00	0.00	0.00	10,500.00	
	0.00	0.00	Collection Charges	1,250.78	0.00	1,250.78	0.00	
60.00	90.00	(30.00)	Bee Ads	120.00	180.00	(60.00)	1,080.00	
\$ 39,453.02	\$ 50,109.00	-\$ 10,655.98	Total Income	\$ 186,370.25	\$ 100,218.00	\$ 86,152.25	\$ 213,196.00	
\$ 39,453.02	\$ 50,109.00	-\$ 10,655.98	Gross Profit	\$ 186,370.25	\$ 100,218.00	\$ 86,152.25	\$ 213,196.00	
EXPENSES								
540.00	540.00	0.00	Landscape-Contract	1,080.00	1,080.00	0.00	6,480.00	
		0.00	Lifeguards	0.00	0.00	0.00	46,000.00	
		0.00	Payroll Taxes	-0.02	0.00	0.02	4,500.00	
		0.00	Payroll Service	0.00	0.00	0.00	2,000.00	
425.00	425.00	0.00	Newsletter Editor	850.00	850.00	0.00	5,100.00	
300.00	300.00	0.00	Secretary	600.00	600.00	0.00	3,600.00	
1,000.00	1,000.00	0.00	Treasurer	2,000.00	2,000.00	0.00	12,000.00	
376.29	750.00	373.71	Payment Processing Fees	1,233.22	500.00	(733.22)	3,000.00	
145.00	45.00	(100.00)	Pest Control	145.00	90.00	(55.00)	540.00	
800.00	2,083.33	1,283.33	Pool & Spa	1,777.10	4,166.67	2,389.57	25,000.00	
1,045.75	375.00	(670.75)	Common Area - Maintenance	1,045.75	750.00	(295.75)	4,500.00	
		0.00	Wristbands	0.00		0.00	800.00	
	83.33	83.33	Tennis Court- Service & Repair	0.00	166.67	166.67	1,000.00	
32.42	316.67	284.25	Gas	59.15	633.33	574.18	3,800.00	
954.22	1,000.00	45.78	Electricity	1,923.14	2,000.00	76.86	12,000.00	
192.93	191.67	(1.26)	Refuse	381.86	383.33	1.47	2,300.00	
208.04	183.33	(24.71)	Telephone & Pager	416.03	366.67	(49.36)	2,200.00	
278.29	1,166.67	888.38	Water	562.84	2,333.33	1,770.49	14,000.00	
	83.33	83.33	Pools & Spa Facilities	0.00	166.67	166.67	1,000.00	
	125.00	125.00	Audit & Tax Preparation	0.00	250.00	250.00	1,500.00	
	41.67	41.67	Mailings, Postage & Copies	327.00	83.33	(243.67)	500.00	
	16.67	16.67	Newsletter Postage/ Printing	0.00	33.33	33.33	200.00	
	208.33	208.33	Meeting Expenses/Social Functi	0.00	416.67	416.67	2,500.00	
1,317.48	1,250.00	(67.48)	Insurance Expenses	2,634.96	2,500.00	(134.96)	15,000.00	
298.00	300.00	2.00	D & O Ins. Expenses	596.00	600.00	4.00	3,600.00	
	366.67	366.67	Insurance Exp - W/C	81.25	733.33	652.08	4,400.00	
94.75	250.00	155.25	Office Supplies	501.13	500.00	(1.13)	3,000.00	
	16.67	16.67	Civic Expenses	0.00	33.33	33.33	200.00	
	33.33	33.33	Web Site	0.00	66.67	66.67	400.00	
	833.33	833.33	Professional Services	1,250.00	1,666.67	416.67	10,000.00	
	83.33	83.33	Permits & License	0.00	166.67	166.67	1,000.00	
	683.33	683.33	Taxes - Property	0.00	1,366.67	1,366.67	8,200.00	
-4,376.28	2.08	4,378.36	Inc Taxes- Operating Fund	-4,376.28	4.17	4,380.45	25.00	
\$ 3,631.89	\$ 12,753.75	\$ 9,121.86	Total Expenses	\$ 13,088.13	\$ 24,507.50	\$ 11,419.37	\$ 200,345.00	
\$ 35,821.13	\$ 37,355.25	-\$ 1,534.12	Net Income	\$ 173,282.12	\$ 75,710.50	\$ 97,571.62	\$ 12,851.00	

Fiesta Gardens Homes Association Inc.
Income & Expense Statement
Cabana Rebuild
February 28, 2022

Current Period				Description	Year To Date			
Actual	Budget	Variance	Actual		Budget	Variance	Budget	
INCOME								
2,650.00	10,000.00	(7,350.00)	Special Assessments	1,303,475.00	1,300,000.00	3,475.00	1,300,000.00	
\$ 2,650.00	\$ 10,000.00	-\$ 7,350.00	Total Income	\$ 1,303,475.00	\$ 1,300,000.00	\$ 3,475.00	\$ 1,300,000.00	
\$ 2,650.00	\$ 10,000.00	-\$ 7,350.00	Gross Profit	\$ 1,303,475.00	\$ 1,300,000.00	\$ 3,475.00	\$ 1,300,000.00	
EXPENSES								
204,856.10	204,856.10	0.00	Cabana Rebuild - Contract	379,332.00	379,332.00	0.00	1,572,560.00	
2,782.54		(2,782.54)	Cabana Rebuild - Other Expenses	67,236.15	60,250.00	(6,986.15)	60,250.00	
		0.00	Permits and Fees	30,038.07	30,000.00	(38.07)	30,000.00	
		0.00	Payment Processing Fees	12,542.54	13,000.00	457.46	13,000.00	
\$ 207,638.64	\$ 204,856.10	-\$ 2,782.54	Total Expenses	\$ 489,148.76	\$ 482,582.00	-\$ 6,566.76	\$ 1,675,810.00	
-\$ 204,988.64	-\$ 194,856.10	-\$ 10,132.54	Net Income	\$ 814,326.24	\$ 817,418.00	-\$ 3,091.76	-\$ 375,810.00	

Fiesta Gardens Homes Association Inc.
Balance Sheet
As of February 28, 2022

ASSETS	
CURRENT ASSETS	
Cash - Operating Fund	\$ 185,545.40
Cash - Reserve Fund	\$ 299,779.25
Cash - Cabana Rebuild	\$ 936,485.86
Accounts Receivable	\$ 30,709.00
Accounts In Collection	\$ 142,799.00
Construction Refundable Deposit	\$ 11,500.00
Other Current Assets	\$ 5,206.42
Due From JD Builders	\$ 2,500.00
TOTAL CURRENT ASSETS	\$ 1,614,524.93
FIXED ASSETS	
New Cabana Costs to Date	\$ 476,606.22
TOTAL FIXED ASSETS	\$ 476,606.22
TOTAL ASSETS	\$ 2,091,131.15
LIABILITIES AND FUND BALANCE	
LIABILITIES	
Accounts Payable	3,404.07
Accrued Expenses	1,750.00
Prepaid Assessments	1,323.10
Payroll Liabilities	0.00
Construction Contract Retention Payable	36,933.20
TOTAL LIABILITIES	\$ 43,410.37
FUND BALANCE	1,845,362.66
Current Year Net Income/Loss	202,358.12
TOTAL FUND BALANCE	\$ 2,047,720.78
TOTAL LIABILITIES AND EQUITY	\$ 2,091,131.15