

Balance Sheet

Friday, February 28, 2014

Hillcrest at Homestead

Accrual Accounting Year Starts November 1, 2013

ASSETS

Operating Cash & Invest			
1010 Hillcrest at Homestead		\$27,647.00	
	Total Operating Cash & Invest		\$27,647.00
Accounts Receivable			
1210 Homeowner Dues Receiv		\$24,947.05	
	Total Accounts Receivable		\$24,947.05
Prepaid Expenses			
1320 Prepaid Insurance		\$9,822.68	
	Total Prepaid Expenses		\$9,822.68
Other Assets			
1770 Due From Reserves		\$2,618.00	
1800 Pool Furniture		\$9,920.60	
1850 Accumulated Depreciation		(\$6,377.53)	
	Total Other Assets		\$6,161.07
	TOTAL ASSETS		<u>\$68,577.80</u>

LIABILITIES

Current Liabilities			
2010 Accounts Payable		\$12,009.91	
2030 Advance Payments		\$9,063.64	
2050 Federal Tax Payable		\$374.00	
2060 State Tax Payable		\$60.00	
	Total Current Liabilities		\$21,507.55
	TOTAL LIABILITIES		<u>\$21,507.55</u>

EQUITY

Current Year Earnings		\$15,611.39	
Members Equity			
3060 Retained Earnings		\$31,458.86	
	Total Members Equity		\$31,458.86
	TOTAL EQUITY		<u>\$47,070.25</u>
	TOTAL LIABILITIES AND EQUITY		<u>\$68,577.80</u>

Balance Sheet

Friday, February 28, 2014

Reserve Fund

Accrual Accounting Year Starts November 1, 2013

ASSETS

Reserves Cash & Invest		
1140 RBC/Dain Rauscher	\$280,883.18	
1150 CDs & Short Term Invest	\$291,069.27	
	Total Reserves Cash & Invest	\$571,952.45
Accounts Receivable		
1240 Accrued Interest Receivab	\$347.27	
	Total Accounts Receivable	\$347.27
	TOTAL ASSETS	\$572,299.72

EQUITY

Reserves Current Year	\$54,256.68	
Members Equity		
3060 Retained Earnings	\$518,043.04	
	Total Members Equity	\$518,043.04
	TOTAL EQUITY	\$572,299.72
	TOTAL LIABILITIES AND EQUITY	\$572,299.72

Unaudited - For Management Purposes Only

Unexpended Budget Report

Friday, February 28, 2014

Hillcrest at Homestead 2014 Oper. Budget

Hillcrest at Homestead Accrual Accounting Year Starts November 1, 2013

	Month To Date			Year To Date			Annual Budget	
	Actual	Budget	Variance	Actual	Budget	Variance	Budget	Unexpended
INCOME								
Revenues								
4010 Monthly Dues	31,980.00	31,980.00	0.00	127,920.00	127,920.00	0.00	383,760.00	255,840.00
4080 Late Charges Received	151.54	41.67	109.87	882.63	166.68	715.95	500.00	(382.63)
4100 Legal Fee Income	0.00	41.67	(41.67)	0.00	166.68	(166.68)	500.00	500.00
TOTAL INCOME	32,131.54	32,063.34	68.20	128,802.63	128,253.36	549.27	384,760.00	255,957.37
EXPENSES								
Administration								
7021 Admin/Office Supplies	415.57	333.33	82.24	773.42	1,333.32	(559.90)	4,000.00	3,226.58
7030 Audit	1,900.00	158.33	1,741.67	1,900.00	633.32	1,266.68	1,900.00	0.00
7100 Income Taxes	0.00	21.67	(21.67)	0.00	86.68	(86.68)	260.00	260.00
7110 Insurance General	4,674.33	4,666.67	7.66	18,697.32	18,666.68	30.64	56,000.00	37,302.68
7120 Legal	1,610.00	333.33	1,276.67	2,152.14	1,333.32	818.82	4,000.00	1,847.86
7140 Management Fee	2,600.00	1,300.00	1,300.00	5,200.00	5,200.00	0.00	15,600.00	10,400.00
7180 Miscellaneous	0.00	20.83	(20.83)	0.00	83.32	(83.32)	250.00	250.00
7280 Social	222.60	166.67	55.93	692.08	666.68	25.40	2,000.00	1,307.92
Total Administration	11,422.50	7,000.83	4,421.67	29,414.96	28,003.32	1,411.64	84,010.00	54,595.04
Operating Expenses								
5010 Electricity	388.49	833.33	(444.84)	1,631.40	3,333.32	(1,701.92)	10,000.00	8,368.60
5040 Trash Removal	1,287.79	1,833.33	(545.54)	6,011.33	7,333.32	(1,321.99)	22,000.00	15,988.67
5070 Water	0.00	1,208.33	(1,208.33)	278.30	4,833.32	(4,555.02)	14,500.00	14,221.70
5090 Sewer	0.00	525.00	(525.00)	0.00	2,100.00	(2,100.00)	6,300.00	6,300.00
5900 Transfer to Reserves	13,177.50	13,177.50	0.00	52,710.00	52,710.00	0.00	158,130.00	105,420.00
Total Operating Expenses	14,853.78	17,577.49	(2,723.71)	60,631.03	70,309.96	(9,678.93)	210,930.00	150,298.97
Buildings								
5650 Roof Maintenance	500.00	83.33	416.67	3,500.00	333.32	3,166.68	1,000.00	(2,500.00)
Total Buildings	500.00	83.33	416.67	3,500.00	333.32	3,166.68	1,000.00	(2,500.00)
Maintenance Expense								
5450 Fence	0.00	20.83	(20.83)	0.00	83.32	(83.32)	250.00	250.00
6240 Grounds Maintenance	3,767.00	3,139.17	627.83	7,534.00	12,556.68	(5,022.68)	37,670.00	30,136.00
6250 General	0.00	41.67	(41.67)	509.60	166.68	342.92	500.00	(9.60)

Unexpended Budget Report

Friday, February 28, 2014

Hillcrest at Homestead 2014 Oper. Budget (Continued)

Hillcrest at Homestead Accrual Accounting Year Starts November 1, 2013

	Month To Date			Year To Date			Annual Budget	
	Actual	Budget	Variance	Actual	Budget	Variance	Budget	Unexpended
EXPENSES (Continued)								
Maintenance Expense (Continued)								
6340 Landscape/Tree	0.00	1,083.33	(1,083.33)	866.00	4,333.32	(3,467.32)	13,000.00	12,134.00
6360 Lighting	500.03	291.67	208.36	1,142.59	1,166.68	(24.09)	3,500.00	2,357.41
6390 Misc. Maintenance	0.00	33.33	(33.33)	0.00	133.32	(133.32)	400.00	400.00
6450 Pool House Maintenance	0.00	83.33	(83.33)	0.00	333.32	(333.32)	1,000.00	1,000.00
6460 Summer Pool Operations	0.00	916.67	(916.67)	0.00	3,666.68	(3,666.68)	11,000.00	11,000.00
6510 Snow Removal	3,421.67	1,083.33	2,338.34	9,593.06	4,333.32	5,259.74	13,000.00	3,406.94
6512 Sprinkler Repair	0.00	291.67	(291.67)	0.00	1,166.68	(1,166.68)	3,500.00	3,500.00
6530 Streets/Walkways	0.00	416.67	(416.67)	0.00	1,666.68	(1,666.68)	5,000.00	5,000.00
Total Maintenance Expense	7,688.70	7,401.67	287.03	19,645.25	29,606.68	(9,961.43)	88,820.00	69,174.75
TOTAL EXPENSES	34,464.98	32,063.32	2,401.66	113,191.24	128,253.28	(15,062.04)	384,760.00	271,568.76
NET INCOME (LOSS)	(2,333.44)	0.02	(2,333.46)	15,611.39	0.08	15,611.31		
UNEXPENDED (OVER EXPENDED)								(15,611.39)

Unexpended Budget Report

Friday, February 28, 2014

Hillcrest at Homestead Reserve Budget

Reserve Fund Accrual Accounting Year Starts November 1, 2013

	Month To Date			Year To Date			Annual Budget	
	Actual	Budget	Variance	Actual	Budget	Variance	Budget	Unexpended
INCOME								
Reserves Revenues								
9410 General Contribution	13,177.50	13,177.50	0.00	52,710.00	52,710.00	0.00	158,130.00	105,420.00
9440 Reserves Interest	441.89	0.00	441.89	1,546.68	0.00	1,546.68	0.00	(1,546.68)
Total Reserves Revenues	13,619.39	13,177.50	441.89	54,256.68	52,710.00	1,546.68	158,130.00	103,873.32
TOTAL INCOME	13,619.39	13,177.50	441.89	54,256.68	52,710.00	1,546.68	158,130.00	103,873.32
NET INCOME (LOSS)	13,619.39	13,177.50	441.89	54,256.68	52,710.00	1,546.68	158,130.00	
UNEXPENDED (OVER EXPENDED)								103,873.32