

Balance Sheet

Sunday, June 30, 2013

Quincy Lake HOA

Accrual Accounting Year Starts January 1, 2013

ASSETS

Operating Cash & Investmt			
1010 Quincy Lake CW Operating	\$107,947.53		
		Total Operating Cash & Investmt	\$107,947.53
Accounts Receivable			
1210 Accounts Receivable	\$68,181.83		
1299 Allowance For Bad Debts	(\$30,000.00)		
		Total Accounts Receivable	\$38,181.83
Other Assets			
1320 Prepaid Insurance	\$24,686.20		
1330 Prepaid Expense	\$72.81		
		Total Other Assets	\$24,759.01
		TOTAL ASSETS	<u>\$170,888.37</u>

LIABILITIES

Operating Liabilities			
2010 Accounts Payable	\$15,816.12		
2030 Advance Payments	\$11,645.59		
2035 LockBox Error Clearing	\$449.35		
		Total Operating Liabilities	\$27,911.06
		TOTAL LIABILITIES	<u>\$27,911.06</u>

EQUITY

Operating Current Yr Earn	(\$1,370.59)		
Prior Yr Earnings	\$144,347.90		
		TOTAL EQUITY	<u>\$142,977.31</u>
		TOTAL LIABILITIES AND EQUITY	<u>\$170,888.37</u>

Balance Sheet

Sunday, June 30, 2013

Quincy Lake Reserve Fund

Accrual Accounting Year Starts January 1, 2013

ASSETS

Reserve Cash & Investmt		
1115 Quincy Lake CW Reserve	\$79,535.17	
Total Reserve Cash & Investmt		\$79,535.17
TOTAL ASSETS		<u>\$79,535.17</u>

EQUITY

Reserve Current Yr Earnin	(\$47,929.01)	
Prior Yr Earnings	\$127,464.18	
TOTAL EQUITY		<u>\$79,535.17</u>
TOTAL LIABILITIES AND EQUITY		<u>\$79,535.17</u>

Unexpended Budget Report

Sunday, June 30, 2013

Quincy Lake 2013 Operating

Quincy Lake HOA Accrual Accounting Year Starts January 1, 2013

	Month To Date			Year To Date			Annual Budget	
	Actual	Budget	Variance	Actual	Budget	Variance	Budget	Unexpended
INCOME								
Operating Income								
4010 Association Dues	34,034	34,034	0	204,204	204,204	0	408,408	204,204
4080 Late Fee Income	450	0	450	2,927	0	2,927	0	(2,927)
4100 Legal Fee Reimb Income	932	833	99	6,924	5,002	1,922	10,000	3,076
4110 Misc Income	5	0	5	55	25	30	25	(30)
4150 Working Capital Interest	0	0	0	0	3	(3)	3	3
Total Operating Income	35,421	34,867	554	214,111	209,234	4,877	418,436	204,325
TOTAL INCOME	35,421	34,867	554	214,111	209,234	4,877	418,436	204,325
EXPENSES								
Admin Expense								
7021 Administration Expense	20	347	(327)	205	2,082	(1,877)	4,160	3,955
7030 Audit Fees	0	0	0	3,470	2,600	870	2,600	(870)
7040 Bad Debt Expense	0	430	(430)	897	2,580	(1,683)	5,200	4,303
7060 Copies & Printing	68	25	43	530	449	81	624	94
7110 Insurance Expense	5,061	2,687	2,374	28,831	16,122	12,709	32,240	3,409
7119 Legal Collection Fees	932	833	99	6,924	5,202	1,722	10,400	3,476
7120 Legal Fees	100	693	(593)	1,351	4,158	(2,807)	8,320	6,969
7130 Licenses/Taxes/Fees	0	0	0	0	0	0	114	114
7140 Management Fees	2,200	2,425	(225)	13,200	14,550	(1,350)	29,120	15,920
7250 Postage & Mail	8	125	(117)	246	810	(564)	1,560	1,314
Total Admin Expense	8,389	7,565	824	55,655	48,553	7,102	94,338	38,683
Pool								
6070 Clubhouse/Pool Utilities	73	334	(261)	433	2,164	(1,731)	4,160	3,727
6440 Pool Chemicals	1,748	400	1,348	2,010	800	1,210	1,664	(346)
6450 Pool Repairs	0	352	(352)	108	1,352	(1,244)	1,352	1,244
6460 Pool Operations & Mgmt	613	715	(103)	2,138	2,145	(8)	5,720	3,583
Total Pool	2,433	1,801	632	4,689	6,461	(1,772)	12,896	8,207
Utilities								
5021 Gas/Electricity	693	541	152	2,411	3,246	(835)	6,490	4,079
5090 Water & Sewer	10,563	8,752	1,811	50,107	52,472	(2,365)	104,936	54,829

Unexpended Budget Report

Sunday, June 30, 2013

Quincy Lake 2013 Operating (Continued)

Quincy Lake HOA Accrual Accounting Year Starts January 1, 2013

	Month To Date			Year To Date			Annual Budget	
	Actual	Budget	Variance	Actual	Budget	Variance	Budget	Unexpended
EXPENSES (Continued)								
Total Utilities	11,255	9,293	1,962	52,517	55,718	(3,201)	111,426	58,909
Maintenance Expense								
6050 Building Repairs/Maint.	780	1,040	(260)	27,076	7,280	19,796	12,480	(14,596)
6080 Concrete Work	0	0	0	3,340	1,000	2,340	1,000	(2,340)
6150 Fences	0	84	(84)	0	504	(504)	1,000	1,000
6220 Misc Maintenance & Repair	0	125	(125)	0	750	(750)	1,500	1,500
6240 Grounds Maintenance	0	800	(800)	2,540	4,320	(1,780)	8,320	5,780
6315 Keys & Locks	0	112	(112)	291	312	(21)	312	21
6360 Light Repair	393	0	393	393	0	393	0	(393)
6390 Maintenance & Repairs	0	433	(433)	0	2,602	(2,602)	5,200	5,200
6400 Painting	0	3,900	(3,900)	0	23,400	(23,400)	46,800	46,800
6430 Plumbing Repairs Cmn Area	0	1,000	(1,000)	817	3,100	(2,283)	3,640	2,823
6480 Roof/Gutter/Downspout	0	1,000	(1,000)	5,645	6,000	(355)	12,480	6,835
6512 Sprinkler Repairs	1,050	440	610	3,858	1,340	2,518	3,640	(218)
6560 Tree Maintenance	0	0	0	225	1,700	(1,475)	3,000	2,775
Total Maintenance Expense	2,223	8,934	(6,711)	44,186	52,308	(8,122)	99,372	55,186
Contract Services								
5040 Trash Removal	2,336	1,820	516	11,850	10,920	930	21,840	9,990
6135 Exterminate/Pest Control	0	0	0	2,335	2,000	335	5,000	2,665
6340 Lawn Mtce & Landscaping	2,734	1,970	764	11,094	7,880	3,214	17,680	6,586
6510 Snow Plowing	0	0	0	14,784	10,136	4,648	19,136	4,353
Total Contract Services	5,070	3,790	1,280	40,062	30,936	9,126	63,656	23,594
Reserve Contribution								
5900 Reserve Contribution	3,062	3,062	0	18,372	18,372	0	36,748	18,376
Total Reserve Contribution	3,062	3,062	0	18,372	18,372	0	36,748	18,376
TOTAL EXPENSES	32,433	34,445	(2,012)	215,481	212,348	3,133	418,436	202,955
NET INCOME (LOSS)	2,988	422	2,566	(1,371)	(3,114)	1,743		
UNEXPENDED (OVER EXPENDED)								1,371

Unexpended Budget Report

Sunday, June 30, 2013

2013 Reserve Fund Budget

Quincy Lake Reserve Fund Accrual Accounting Year Starts January 1, 2013

	Month To Date			Year To Date			Annual Budget	
	Actual	Budget	Variance	Actual	Budget	Variance	Budget	Unexpended
INCOME								
Reserve Income								
9410 Reserve Income	3,062	3,062	0	18,372	18,372	0	36,748	18,376
9440 Reserve Interest Income	32	0	32	257	0	257	0	(257)
Total Reserve Income	3,094	3,062	32	18,629	18,372	257	36,748	18,119
TOTAL INCOME	3,094	3,062	32	18,629	18,372	257	36,748	18,119
EXPENSES								
Reserve Expense								
9610 Reserve Asphalt	39,929	0	39,929	39,929	0	39,929	0	(39,929)
9750 Reserve Painting	26,629	0	26,629	26,629	0	26,629	0	(26,629)
Total Reserve Expense	66,558	0	66,558	66,558	0	66,558	0	(66,558)
TOTAL EXPENSES	66,558	0	66,558	66,558	0	66,558	0	(66,558)
NET INCOME (LOSS)	(63,464)	3,062	(66,526)	(47,929)	18,372	(66,301)	36,748	
UNEXPENDED (OVER EXPENDED)								84,677