

**Cross Creek at ELW Homeowners Association, Inc.**

**Balance Sheet**

**1/31/2016**

**Assets**

Operating

1010-010 - Cash-Checking-Centennial Bank	\$87,681.44	
1110-000 - A/R-Maintenance Fees	\$5,119.74	
1410-000 - Prepaid Insurance-General	\$891.91	
1410-001 - Prepaid Insurance-D&O	\$280.03	
1410-003 - Prepaid Insurance-Workers Comp	\$176.53	
1500-001 - Utility Deposits-Electric	<u>\$3,660.00</u>	
<u>Operating Total</u>		\$97,809.65

Reserve

1041-010 - Cash-MMA-Centennial Bank	\$143,751.93	
1042-010 - Cash-CD-Centennial-07/20/16-1.0%	\$100,999.96	
1120-000 - A/R-Due from Operating Fund	<u>\$33,263.32</u>	
<u>Reserve Total</u>		\$278,015.21

Other

1420-000 - Prepaid Expense	<u>\$3,580.17</u>	
<u>Other Total</u>		<u>\$3,580.17</u>

*Assets Total*

\$379,405.03

**Liabilities and Equity**

Operating

2010-000 - Accounts Payable	\$7,608.43	
2120-000 - A/P-Due to Reserves	\$33,263.32	
2122-000 - A/P-Master	\$88.80	
2210-100 - Note Payable	\$256,455.26	
2450-000 - Unearned Revenue-Prepaid Maint Fees	<u>\$17,463.86</u>	
<u>Operating Total</u>		\$314,879.67

Reserve

3020-000 - Reserve Fund-Paint	\$91,044.89	
3020-001 - Reserve Fund-Paint Walls	\$5,533.97	
3021-000 - Reserve Fund-Paving	\$37,407.66	
3025-000 - Reserve Fund-Pool	\$8,202.54	
3027-000 - Reserve Fund-Walls	\$644.46	
3028-000 - Reserve Fund-Deferred Maint.	\$83,280.37	
3051-000 - Reserve Fund-Roof Cleaning	\$4,771.21	
3061-000 - Reserve Fund-Legal/Prof	\$6,646.44	
3065-000 - Reserve Fund-Wells	\$10,432.78	
3066-000 - Reserve Fund-Mulch	\$17,232.51	
3069-000 - Reserve Fund-Fountains	\$3,701.95	
3069-001 - Reserve Fund-Mailboxes	\$1,636.50	
3080-000 - Reserve Fund-Interest	\$91.93	
3090-000 - Reserve Fund-Pooling	\$7,388.00	
<u>Reserve Total</u>		\$278,015.21

Retained Earnings

(\$230,785.62)

Net Income

\$17,295.77

Cross Creek at ELW Homeowners Association, Inc.  
Balance Sheet  
1/31/2016

*Liabilities & Equity Total*

\$379,405.03

**Cross Creek at ELW Homeowners Association, Inc.**  
**Budget Comparison Report**  
**1/1/2016 - 1/31/2016**

	1/1/2016 - 1/31/2016			1/1/2016 - 1/31/2016			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
<b>Income</b>							
<u>Revenues</u>							
6010-000 - Maint Fee-Operating	\$39,338.00	\$39,338.60	(\$0.60)	\$39,338.00	\$39,338.60	(\$0.60)	\$472,063.20
6070-000 - Interest Income-Operating	\$13.69	\$0.00	\$13.69	\$13.69	\$0.00	\$13.69	\$0.00
6071-000 - Interest Income-Reserve	\$91.93	\$0.00	\$91.93	\$91.93	\$0.00	\$91.93	\$0.00
6076-000 - Interest Income-Owner	\$87.91	\$0.00	\$87.91	\$87.91	\$0.00	\$87.91	\$0.00
6090-000 - Maint Fee-Resv-Pooling	\$7,388.00	\$7,388.00	\$0.00	\$7,388.00	\$7,388.00	\$0.00	\$88,656.00
6900-000 - Income Transfer to Resv Funds	(\$7,388.00)	(\$7,388.00)	\$0.00	(\$7,388.00)	(\$7,388.00)	\$0.00	(\$88,656.00)
6901-000 - Interest Transfer to Reserves	(\$91.93)	\$0.00	(\$91.93)	(\$91.93)	\$0.00	(\$91.93)	\$0.00
<u>Total Revenues</u>	\$39,439.60	\$39,338.60	\$101.00	\$39,439.60	\$39,338.60	\$101.00	\$472,063.20
<b>Total Income</b>	\$39,439.60	\$39,338.60	\$101.00	\$39,439.60	\$39,338.60	\$101.00	\$472,063.20
<b>Expense</b>							
<u>Administrative</u>							
7110-000 - Insurance-General	\$297.30	\$300.00	\$2.70	\$297.30	\$300.00	\$2.70	\$3,600.00
7110-001 - Insurance-Workers Comp	\$58.83	\$59.17	\$0.34	\$58.83	\$59.17	\$0.34	\$710.00
7110-003 - Insurance-D&O	\$93.33	\$91.67	(\$1.66)	\$93.33	\$91.67	(\$1.66)	\$1,100.00
7115-000 - Loan Interest	\$829.56	\$0.00	(\$829.56)	\$829.56	\$0.00	(\$829.56)	\$0.00
7115-001 - Loan Funding	\$0.00	\$5,257.00	\$5,257.00	\$0.00	\$5,257.00	\$5,257.00	\$63,084.00
7210-000 - Legal/Prof/Resv Analysis	\$0.00	\$416.67	\$416.67	\$0.00	\$416.67	\$416.67	\$5,000.00
7310-002 - Taxes-Corp Annual	\$61.25	\$5.17	(\$56.08)	\$61.25	\$5.17	(\$56.08)	\$62.00
7310-006 - Taxes-Pool Permit	\$0.00	\$29.17	\$29.17	\$0.00	\$29.17	\$29.17	\$350.00
7410-000 - Management Fee	\$2,011.10	\$2,011.10	\$0.00	\$2,011.10	\$2,011.10	\$0.00	\$24,133.20
7510-000 - Admin Expenses-General	\$362.68	\$291.67	(\$71.01)	\$362.68	\$291.67	(\$71.01)	\$3,500.00
7510-001 - Admin Expenses-Annual Meeting	\$0.00	\$30.83	\$30.83	\$0.00	\$30.83	\$30.83	\$370.00
7510-011 - Admin Expenses-Web Site	\$0.00	\$20.83	\$20.83	\$0.00	\$20.83	\$20.83	\$250.00
7510-099 - Admin Expenses-45 Day Pre-lien	\$0.00	\$11.67	\$11.67	\$0.00	\$11.67	\$11.67	\$140.00
<u>Total Administrative</u>	\$3,714.05	\$8,524.95	\$4,810.90	\$3,714.05	\$8,524.95	\$4,810.90	\$102,299.20
<u>Services &amp; Utilities</u>							
8011-000 - ELW Community Association	\$5,587.60	\$5,587.00	(\$0.60)	\$5,587.60	\$5,587.00	(\$0.60)	\$67,044.00
8110-000 - Repair & Maintenance-General	\$151.50	\$2,916.67	\$2,765.17	\$151.50	\$2,916.67	\$2,765.17	\$35,000.00
8210-001 - Grounds-All Lawn Svcs.	\$13,242.54	\$13,243.33	\$0.79	\$13,242.54	\$13,243.33	\$0.79	\$158,920.00
8210-012 - Grounds-Lake Treatments	\$153.00	\$150.00	(\$3.00)	\$153.00	\$150.00	(\$3.00)	\$1,800.00
8210-031 - Grounds-Holiday Decorations	\$0.00	\$108.33	\$108.33	\$0.00	\$108.33	\$108.33	\$1,300.00
8312-000 - Pool-Service-General	(\$9,134.00)	\$400.00	\$9,534.00	(\$9,134.00)	\$400.00	\$9,534.00	\$4,800.00
8312-010 - Pool-Restroom Cleaning	\$460.00	\$483.33	\$23.33	\$460.00	\$483.33	\$23.33	\$5,800.00
8710-003 - Utilities-Electric-Street Lights	\$1,071.82	\$1,083.33	\$11.51	\$1,071.82	\$1,083.33	\$11.51	\$13,000.00
8710-004 - Utilities-Electric-Pool	\$618.27	\$466.67	(\$151.60)	\$618.27	\$466.67	(\$151.60)	\$5,600.00
8710-007 - Utilities-Sewer & Water	\$0.00	\$125.00	\$125.00	\$0.00	\$125.00	\$125.00	\$1,500.00
8710-011 - Utilities-Refuse Removal	\$2,090.00	\$2,333.33	\$243.33	\$2,090.00	\$2,333.33	\$243.33	\$28,000.00
8710-012 - Utilities-Cable TV	\$3,580.17	\$3,416.67	(\$163.50)	\$3,580.17	\$3,416.67	(\$163.50)	\$41,000.00
8710-018 - Utilities-Electric-Entrances/Ponds	\$608.88	\$500.00	(\$108.88)	\$608.88	\$500.00	(\$108.88)	\$6,000.00
<u>Total Services &amp; Utilities</u>	\$18,429.78	\$30,813.66	\$12,383.88	\$18,429.78	\$30,813.66	\$12,383.88	\$369,764.00
<b>Total Expense</b>	\$22,143.83	\$39,338.61	\$17,194.78	\$22,143.83	\$39,338.61	\$17,194.78	\$472,063.20
Operating Net Income	\$17,295.77	(\$0.01)	\$17,295.78	\$17,295.77	(\$0.01)	\$17,295.78	\$0.00
<b>Reserve Expense</b>							
<u>Other</u>							

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**Budget Comparison Report**  
**1/1/2016 - 1/31/2016**

	1/1/2016 - 1/31/2016			1/1/2016 - 1/31/2016			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
9620-000 - Reserve Expense-Painting	\$5,000.00	\$0.00	(\$5,000.00)	\$5,000.00	\$0.00	(\$5,000.00)	\$0.00
9625-000 - Reserve Expense-Pool	\$5,076.00	\$0.00	(\$5,076.00)	\$5,076.00	\$0.00	(\$5,076.00)	\$0.00
9632-000 - Reserve Expense-Loan Interest	\$829.56	\$0.00	(\$829.56)	\$829.56	\$0.00	(\$829.56)	\$0.00
9900-000 - Reserve Expense-Funding	(\$10,905.56)	\$0.00	\$10,905.56	(\$10,905.56)	\$0.00	\$10,905.56	\$0.00
<u>Total Other</u>	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
<b>Total Reserve Expense</b>	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Reserve Net Income	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Net Income	\$17,295.77	(\$0.01)	\$17,295.78	\$17,295.77	(\$0.01)	\$17,295.78	\$0.00