

Cross Creek at ELW Homeowners Association, Inc.
Balance Sheet
3/31/2017

Assets

Operating

1010-005 - Cash-Checking-Servis1st Bank	\$7,182.00	
1010-010 - Cash-Checking-Centennial Bank	\$65,573.01	
1110-000 - A/R-Maintenance Fees	\$2,747.20	
1410-000 - Prepaid Insurance-General	\$281.83	
1410-001 - Prepaid Insurance-D&O	\$93.00	
1410-003 - Prepaid Insurance-Workers Comp	\$59.13	
1500-001 - Utility Deposits-Electric	<u>\$3,660.00</u>	
<u>Operating Total</u>		\$79,596.17

Reserve

1041-010 - Cash-MMA-Centennial Bank	\$106,407.29	
1042-010 - Cash-CD-Centennial-01/20/18-0.20%	\$101,637.36	
<u>Reserve Total</u>		\$208,044.65

Assets Total

\$287,640.82

Liabilities and Equity

Operating

2010-000 - Accounts Payable	\$1,371.15	
2122-000 - A/P-Master	\$426.00	
2210-100 - Note Payable	\$192,821.06	
2450-000 - Unearned Revenue-Prepaid Maint Fees	<u>\$26,315.86</u>	
<u>Operating Total</u>		\$220,934.07

Other

2011-000 - Accounts Payable-Accrued	<u>\$1,229.27</u>	
<u>Other Total</u>		\$1,229.27

Reserve

3020-000 - Reserve Fund-Paint	\$470.91	
3020-001 - Reserve Fund-Paint Walls	\$5,562.21	
3025-000 - Reserve Fund-Pool	\$1,637.74	
3027-000 - Reserve Fund-Walls	\$647.75	
3028-000 - Reserve Fund-Deferred Maint.	\$64,175.04	
3061-000 - Reserve Fund-Legal/Prof	\$6,680.36	
3065-000 - Reserve Fund-Wells	\$10,486.03	
3066-000 - Reserve Fund-Mulch	\$17,320.46	
3069-000 - Reserve Fund-Fountains	\$3,720.85	
3069-001 - Reserve Fund-Mailboxes	\$1,644.85	
3080-000 - Reserve Fund-Interest	\$187.10	
3090-000 - Reserve Fund-Pooling	\$95,511.35	
<u>Reserve Total</u>		\$208,044.65

Retained Earnings

(\$154,881.94)

Net Income

\$12,314.77

Liabilities & Equity Total

\$287,640.82

Cross Creek at ELW Homeowners Association, Inc.
Budget Comparison Report
3/1/2017 - 3/31/2017

	3/1/2017 - 3/31/2017			1/1/2017 - 3/31/2017			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Income							
<u>Revenues</u>							
6010-000 - Maint Fee-Operating	\$37,657.17	\$37,657.54	(\$0.37)	\$112,971.51	\$112,972.62	(\$1.11)	\$451,890.48
6070-000 - Interest Income-Operating	\$44.09	\$0.00	\$44.09	\$65.12	\$0.00	\$65.12	\$0.00
6071-000 - Interest Income-Reserve	\$64.24	\$0.00	\$64.24	\$187.10	\$0.00	\$187.10	\$0.00
6076-000 - Interest Income-Owner	\$33.42	\$0.00	\$33.42	\$92.23	\$0.00	\$92.23	\$0.00
6083-099 - Other Income-Pre-Lien	\$35.00	\$0.00	\$35.00	\$35.00	\$0.00	\$35.00	\$0.00
6090-000 - Maint Fee-Resv-Pooling	\$11,020.83	\$11,020.83	\$0.00	\$33,062.49	\$33,062.49	\$0.00	\$132,250.00
6900-000 - Income Transfer to Resv Funds	(\$11,020.83)	(\$11,020.83)	\$0.00	(\$33,062.49)	(\$33,062.49)	\$0.00	(\$132,250.00)
6901-000 - Interest Transfer to Reserves	(\$64.24)	\$0.00	(\$64.24)	(\$187.10)	\$0.00	(\$187.10)	\$0.00
<u>Total Revenues</u>	\$37,769.68	\$37,657.54	\$112.14	\$113,163.86	\$112,972.62	\$191.24	\$451,890.48
Total Income	\$37,769.68	\$37,657.54	\$112.14	\$113,163.86	\$112,972.62	\$191.24	\$451,890.48
Expense							
<u>Administrative</u>							
7110-000 - Insurance-General	\$281.85	\$291.67	\$9.82	\$845.55	\$875.01	\$29.46	\$3,500.00
7110-001 - Insurance-Workers Comp	\$59.17	\$60.42	\$1.25	\$177.51	\$181.26	\$3.75	\$725.00
7110-003 - Insurance-D&O	\$93.00	\$95.83	\$2.83	\$279.00	\$287.49	\$8.49	\$1,150.00
7115-000 - Loan Interest	\$576.10	\$0.00	(\$576.10)	\$1,896.84	\$0.00	(\$1,896.84)	\$0.00
7115-001 - Loan Funding	\$0.00	\$5,264.46	\$5,264.46	\$0.00	\$15,793.38	\$15,793.38	\$63,173.52
7210-000 - Legal/Prof/Resv Analysis	\$982.11	\$83.33	(\$898.78)	\$1,232.11	\$249.99	(\$982.12)	\$1,000.00
7310-002 - Taxes-Corp Annual	\$0.00	\$5.17	\$5.17	\$61.25	\$15.51	(\$45.74)	\$62.00
7310-006 - Taxes-Pool Permit	\$0.00	\$32.50	\$32.50	\$0.00	\$97.50	\$97.50	\$390.00
7410-000 - Management Fee	\$2,061.38	\$2,061.38	\$0.00	\$6,184.14	\$6,184.14	\$0.00	\$24,736.56
7510-000 - Admin Expenses-General	\$79.60	\$291.67	\$212.07	\$562.91	\$875.01	\$312.10	\$3,500.00
7510-001 - Admin Expenses-Annual Meeting	\$0.00	\$25.00	\$25.00	\$0.00	\$75.00	\$75.00	\$300.00
7510-011 - Admin Expenses-Web Site	(\$104.76)	\$33.33	\$138.09	(\$104.76)	\$99.99	\$204.75	\$400.00
7510-099 - Admin Expenses-45 Day Pre-lien	\$0.00	\$11.67	\$11.67	\$0.00	\$35.01	\$35.01	\$140.00
<u>Total Administrative</u>	\$4,028.45	\$8,256.43	\$4,227.98	\$11,134.55	\$24,769.29	\$13,634.74	\$99,077.08
<u>Services & Utilities</u>							
8011-000 - ELW Community Association	\$6,148.80	\$6,145.70	(\$3.10)	\$18,446.40	\$18,437.10	(\$9.30)	\$73,748.40
8110-002 - R&M-Building	\$3,576.75	\$1,250.00	(\$2,326.75)	\$5,694.61	\$3,750.00	(\$1,944.61)	\$15,000.00
8210-001 - Grounds-All Lawn Svcs.	\$13,256.54	\$13,242.92	(\$13.62)	\$40,049.65	\$39,728.76	(\$320.89)	\$158,915.00
8210-012 - Grounds-Lake Treatments	\$153.00	\$154.17	\$1.17	\$459.00	\$462.51	\$3.51	\$1,850.00
8210-031 - Grounds-Holiday Decorations	\$0.00	\$108.33	\$108.33	\$0.00	\$324.99	\$324.99	\$1,300.00
8312-000 - Pool-Service-General	\$0.00	\$400.00	\$400.00	\$0.00	\$1,200.00	\$1,200.00	\$4,800.00
8312-010 - Pool-Restroom Cleaning	\$445.00	\$458.33	\$13.33	\$1,355.00	\$1,374.99	\$19.99	\$5,500.00
8710-003 - Utilities-Electric-Street Lights	\$1,229.27	\$958.33	(\$270.94)	\$3,687.81	\$2,874.99	(\$812.82)	\$11,500.00
8710-004 - Utilities-Electric-Pool	\$408.59	\$416.67	\$8.08	\$1,501.03	\$1,250.01	(\$251.02)	\$5,000.00
8710-007 - Utilities-Sewer & Water	\$123.45	\$125.00	\$1.55	\$123.45	\$375.00	\$251.55	\$1,500.00
8710-011 - Utilities-Refuse Removal	\$2,090.00	\$2,091.67	\$1.67	\$6,270.00	\$6,275.01	\$5.01	\$25,100.00
8710-012 - Utilities-Cable TV	\$3,541.48	\$3,550.00	\$8.52	\$10,624.45	\$10,650.00	\$25.55	\$42,600.00
8710-018 - Utilities-Electric-Entrances/Ponds	\$475.84	\$500.00	\$24.16	\$1,503.14	\$1,500.00	(\$3.14)	\$6,000.00
<u>Total Services & Utilities</u>	\$31,448.72	\$29,401.12	(\$2,047.60)	\$89,714.54	\$88,203.36	(\$1,511.18)	\$352,813.40
Total Expense	\$35,477.17	\$37,657.55	\$2,180.38	\$100,849.09	\$112,972.65	\$12,123.56	\$451,890.48

Cross Creek at ELW Homeowners Association, Inc.
Budget Comparison Report
3/1/2017 - 3/31/2017

	3/1/2017 - 3/31/2017			1/1/2017 - 3/31/2017			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Operating Net Income	\$2,292.51	(\$0.01)	\$2,292.52	\$12,314.77	(\$0.03)	\$12,314.80	\$0.00
Reserve Expense							
<u>Reserve Expense</u>							
9620-000 - Reserve Expense-Painting	\$0.00	\$0.00	\$0.00	\$14,500.00	\$0.00	(\$14,500.00)	\$0.00
9900-000 - Reserve Expense-Funding	\$0.00	\$0.00	\$0.00	(\$14,500.00)	\$0.00	\$14,500.00	\$0.00
<u>Total Reserve Expense</u>	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Total Reserve Expense	\$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	\$2,292.51	(\$0.01)	\$2,292.52	\$12,314.77	(\$0.03)	\$12,314.80	\$0.00