

Brandon Estates HOA
Balance Sheet
As of December 31, 2018

Accrual Basis

	<u>Dec 31, 18</u>
ASSETS	
Current Assets	
Checking/Savings	
Operating - Alpine Bank	15,101.01
Reserves - Alpine Bank MM	1,579.34
Total Checking/Savings	<u>16,680.35</u>
Accounts Receivable	
Accounts Receivable	670.00
Total Accounts Receivable	<u>670.00</u>
Total Current Assets	17,350.35
Fixed Assets	
Organization Costs	1,200.00
Total Fixed Assets	<u>1,200.00</u>
TOTAL ASSETS	<u>18,550.35</u>
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
Accounts Payable	326.63
Total Accounts Payable	326.63
Other Current Liabilities	
Deferred HOA Dues Collected	935.00
Total Other Current Liabilities	<u>935.00</u>
Total Current Liabilities	<u>1,261.63</u>
Total Liabilities	1,261.63
Equity	
Undesignated Member Equity	10,159.16
Retained Earnings	-4,892.71
Net Income	12,022.27
Total Equity	<u>17,288.72</u>
TOTAL LIABILITIES & EQUITY	<u>18,550.35</u>

Brandon Estates Homeowners Association, Inc. Profit & Loss Budget Performance

October through December 2018

	Jan - Oct		Jan - Nov		Jan - Dec		Annual Budget
	Oct 18	18	Nov 18	18	Dec 18	18	
Ordinary Income/Expense							
Income							
Annual Assessment	0.00	35,280.00	0.00	35,280.00	0.00	35,280.00	38,880.00
Fines & Penalties	0.00	50.00	0.00	50.00	0.00	50.00	0.00
Architectural Fee	0.00	500.00	0.00	500.00	125.00	625.00	1,250.00
Status & Transfer Fee	140.00	915.00	0.00	915.00	0.00	915.00	500.00
Total Income	140.00	36,745.00	0.00	36,745.00	125.00	36,870.00	40,630.00
Gross Profit	140.00	36,745.00	0.00	36,745.00	125.00	36,870.00	40,630.00
Expense							
Office Supplies	0.00	37.65	0.00	37.65	0.00	37.65	150.00
Bank Service Charges	0.00	0.00	0.00	0.00	0.00	0.00	60.00
Meetings	0.00	60.00	0.00	60.00	0.00	60.00	120.00
Insurance							
Liability Insurance	0.00	1,099.00	0.00	1,099.00	0.00	1,099.00	1,100.00
Property Insurance	0.00	296.00	0.00	296.00	0.00	296.00	300.00
Auto Insurance	0.00	329.00	0.00	329.00	0.00	329.00	220.00
Total Insurance	0.00	1,724.00	0.00	1,724.00	0.00	1,724.00	1,620.00
Website	0.00	407.30	0.00	407.30	0.00	407.30	220.00
Licenses & Registrations	0.00	28.00	0.00	28.00	0.00	28.00	50.00
Postage & Delivery	0.00	147.00	0.00	147.00	0.00	147.00	200.00
Printing & Reproduction	0.00	73.20	0.00	73.20	0.00	73.20	150.00
Professional Fees							
Management Fee	300.00	3,500.00	300.00	3,800.00	300.00	4,100.00	3,900.00
Reserve Study	0.00	0.00	0.00	0.00	0.00	0.00	2,000.00
Accounting Fees	0.00	240.00	0.00	240.00	0.00	240.00	240.00
Total Professional Fees	300.00	3,740.00	300.00	4,040.00	300.00	4,340.00	6,140.00
Utilities							
Water-Irrigation	0.00	896.31	0.00	896.31	0.00	896.31	900.00
Electric-Irrigation Pump	310.76	2,738.00	61.18	2,799.18	26.63	2,825.81	2,600.00
Total Utilities	310.76	3,634.31	61.18	3,695.49	26.63	3,722.12	3,500.00
Common Element Maintenance							
Irrigation Start Up & Winte	0.00	0.00	0.00	0.00	0.00	0.00	1,800.00
Mowing/ Lawn & Irrigation	1,500.00	10,500.00	0.00	10,500.00	0.00	10,500.00	12,000.00
Irrigation repairs	0.00	2,372.22	0.00	2,372.22	888.00	3,260.22	4,000.00
Landscaping -Routine	0.00	160.00	0.00	160.00	0.00	160.00	500.00
Supplies	0.00	391.27	0.00	391.27	0.00	391.27	225.00
Playground Inspection & F	0.00	0.00	0.00	0.00	0.00	0.00	1,500.00
Total Common Element Maint	1,500.00	13,423.49	0.00	13,423.49	888.00	14,311.49	20,025.00
Routine Maintenance							
Fence Repair & Maintenance	0.00	0.00	0.00	0.00	0.00	0.00	5,000.00
Pumphouse Repairs	0.00	0.00	0.00	0.00	0.00	0.00	500.00
Total Routine Maintenance	0.00	0.00	0.00	0.00	0.00	0.00	5,500.00
Total Expense	2,110.76	23,274.95	361.18	23,636.13	1,214.63	24,850.76	37,735.00
Net Ordinary Income	-1,970.76	13,470.05	-361.18	13,108.87	-1,089.63	12,019.24	2,895.00
Other Income/Expense							
Other Income							
Interest Income	0.23	2.62	0.21	2.83	0.20	3.03	
Total Other Income	0.23	2.62	0.21	2.83	0.20	3.03	
Other Expense							
Contingency Fund Contribution	0.00	0.00	0.00	0.00	0.00	0.00	895.00
Reserve Contribution	0.00	0.00	0.00	0.00	0.00	0.00	1,500.00
Total Other Expense	0.00	0.00	0.00	0.00	0.00	0.00	2,395.00
Net Other Income	0.23	2.62	0.21	2.83	0.20	3.03	-2,395.00
Net Income	-1,970.53	13,472.67	-360.97	13,111.70	-1,089.43	12,022.27	500.00