

PARK MEADOWS VILLAGE HOMEOWNERS ASSOCIATION INC
 B A L A N C E S H E E T
 March 2019

	OPERATING	RESERVE	TOTAL
CURRENT ASSETS			
1015 UNION BANK - CHECKING - PRIMARY	25,065.17		25,065.17
1065 UNION BANK - MM - RESERVE		56,547.31	56,547.31
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	25,065.17	56,547.31	81,612.48
ACCOUNTS RECEIVABLE			
1210 ASSESSMENTS	2,395.19		2,395.19
1220 SPECIAL ASSESSMENT - RESERVES		2,122.85	2,122.85
1250 COLLECTIONS	95.00		95.00
1281 DUE FROM RESERVE TO OPERATING	31,059.78		31,059.78
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	33,549.97	2,122.85	35,672.82
PREPAID ASSETS			
1310 AMERICAN FAMILY INS - APRIL 2019	2,098.24		2,098.24
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	2,098.24	0.00	2,098.24
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TOTAL ASSETS	<u>60,713.38</u>	<u>58,670.16</u>	<u>119,383.54</u>

PARK MEADOWS VILLAGE HOMEOWNERS ASSOCIATION INC
 B A L A N C E S H E E T
 March 2019

	OPERATING	RESERVE	TOTAL
CURRENT LIABILITIES			
2010 ACCOUNTS PAYABLE	3,560.16		3,560.16
2011 ACCOUNTS PAYABLE - PREVIOUS MANAGEMENT	995.00		995.00
2013 ACCOUNTS PAYABLE - RESERVE		31,059.78	31,059.78
2020 ACCRUED ESTIMATED EXPENSES	1,954.77		1,954.77
2130 PREPAID ASSESSMENTS	4,100.00		4,100.00
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	10,609.93	31,059.78	41,669.71
RESTRICTED EQUITY - RESERVES			
2215 RESERVES - INTEREST		28.87	28.87
2255 RESERVES - PAVING		7,000.03	7,000.03
2275 RESERVES - CAPITAL IMPROVEMENTS		58,713.37	58,713.37
2288 RESERVES - POOL RESURFACING		4,727.50	4,727.50
SPENT FROM RESERVES			
2422 RESERVES - BALCONIES		(11,799.61)	(11,799.61)
2500 RESERVES - LANDSCAPING		(29,126.03)	(29,126.03)
2550 RESERVES - IRRIGATION		(1,933.75)	(1,933.75)
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	0.00	27,610.38	27,610.38
OPERATING EQUITY			
2650 PRIOR YEAR SURPLUS (DEFICIT)	48,567.82		48,567.82
2670 CURRENT YEAR SURPLUS (DEFICIT)	1,535.63		1,535.63
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	50,103.45	0.00	50,103.45
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TOTAL LIABILITIES & EQUITY	60,713.38	58,670.16	119,383.54

PARK MEADOWS VILLAGE HOMEOWNERS ASSOCIATION INC
 REVENUE & EXPENSE BUDGET COMPARISON REPORT
 MARCH 2019

	CURRENT PERIOD	MONTHLY BUDGET	MONTHLY VARIANCE	3 MONTH PERIOD	Y-T-D BUDGET	Y-T-D VARIANCE	ANNUAL BUDGET
INCOME							
4020 ASSESSMENTS - MONTHLY	15,500.00	15,500.00	0.00	41,850.00	41,850.00	0.00	167,400
4060 LATE CHARGES	55.19	0.00	55.19	55.19	0.00	55.19	0
4340 INTEREST - RESERVES	9.52	0.00	9.52	28.87	0.00	28.87	0
4350 INTEREST ALLOC TO RESERVES	- 9.52	0.00	- 9.52	- 28.87	0.00	- 28.87	0
4370 INTEREST CHARGED - SPECIAL ASSESSMENT	11.24	0.00	11.24	84.78	0.00	84.78	0
4371 INTEREST CHARGED ALLOC TO SPECIAL ASSMNT	- 11.24	0.00	- 11.24	- 84.78	0.00	- 84.78	0
4970	15,555.19	15,500.00	55.19	41,905.19	41,850.00	55.19	167,400
4980 TOTAL INCOME	15,555.19	15,500.00	55.19	41,905.19	41,850.00	55.19	167,400
EXPENSES							
BUILDING MAINTENANCE							
5010 BUILDING MAINTENANCE	1,324.19	-747.50	2,071.69	5,238.44	945.00	4,293.44	3,780
5020 ROOF REPAIRS	0.00	83.33	- 83.33	0.00	250.03	-250.03	1,000
5040 EXTERIOR REPAIRS	0.00	875.03	-875.03	0.00	1,375.03	-1,375.03	5,500
5060 PLUMBING REPAIRS	0.00	291.70	-291.70	1,475.00	375.00	1,100.00	1,500
5250 EXTERIOR PEST CONTROL	0.00	30.53	- 30.53	0.00	100.03	-100.03	400
5605 LIGHT BULBS AND FIXTURES	0.00	8.30	- 8.30	0.00	375.00	-375.00	1,500
5610 GUTTER REPAIR	0.00	- 83.33	83.33	0.00	499.97	-499.97	2,000
5799	1,324.19	458.06	866.13	6,713.44	3,920.06	2,793.38	15,680

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 MARCH 2019

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GROUNDS MAINTENANCE							
6040 CONTRACTED LAWN SERVICE	0.00	1,286.70	-1,286.70	1,988.00	3,937.50	-1,949.50	15,750
6120 IRRIGATION MAINTENANCE & REPAIR	0.00	-442.73	442.73	1,933.75	1,249.97	683.78	5,000
6201 TREES/SOD/PLANTS	0.00	456.70	-456.70	0.00	1,500.00	-1,500.00	6,000
6202 LANDSCAPING	-31,059.78	-1,308.33	-29,751.45	1,426.25	1,624.97	-198.72	6,500
6353 SNOW SERVICES	0.00	723.77	-723.77	2,550.50	1,999.97	550.53	8,000
6599	-31,059.78	716.11	-31,775.89	7,898.50	10,312.41	-2,413.91	41,250
POOL/CLUBHOUSE EXPENSE							
7040 CONTRACTED POOL SERVICE	1,100.00	84.70	1,015.30	1,100.00	825.00	275.00	3,300
7045 POOL REPAIR	0.00	-107.77	107.77	0.00	625.03	-625.03	2,500
7070 POOL HEATING (GAS)	0.00	108.50	-108.50	0.00	375.00	-375.00	1,500
7899	1,100.00	85.43	1,014.57	1,100.00	1,825.03	-725.03	7,300
UTILITIES							
7910 ELECTRIC	106.60	113.50	- 6.90	73.36	300.00	-226.64	1,200
7920 WATER/SEWER	2,473.25	1,841.27	631.98	4,371.18	4,624.97	-253.79	18,500
7940 TRASH REMOVAL	481.64	449.72	31.92	1,507.32	1,276.22	231.10	5,105
7950 CABLE SERVICE	636.11	605.00	31.11	1,888.33	1,815.00	73.33	7,260
7999	3,697.60	3,009.49	688.11	7,840.19	8,016.19	-176.00	32,065

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 MARCH 2019

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ADMINISTRATIVE							
8020 MANAGEMENT FEE	- 30.00	- 30.00	0.00	1,800.00	1,800.00	0.00	7,200
8024 MANAGEMENT	0.00	-178.67	178.67	15.00	1,000.03	-985.03	4,000
8040 POSTAGE	9.50	24.70	- 15.20	46.67	75.00	- 28.33	300
8060 COPIES/PRINTING/SUPPLIES	98.35	71.33	27.02	321.20	250.03	71.17	1,000
8080 CPA SERVICES	0.00	32.25	- 32.25	0.00	86.25	- 86.25	345
8081 ACCOUNTING SERVICES	0.00	0.00	0.00	315.00	0.00	315.00	0
8100 LEGAL EXPENSE	0.00	140.33	-140.33	0.00	250.03	-250.03	1,000
8190 MISCELLANEOUS	0.00	88.00	- 88.00	0.00	187.50	-187.50	750
8230 BANK CHARGES	0.00	- 5.20	5.20	0.00	0.00	0.00	0
8335 RESERVE ANALYSIS FUND	0.00	625.03	-625.03	0.00	625.03	-625.03	2,500
8390 ANNUAL CORPORATE REPORT	0.00	25.03	- 25.03	0.00	25.03	- 25.03	100
8479	77.85	792.80	-714.95	2,497.87	4,298.90	-1,801.03	17,195
INSURANCE							
8481 PROPERTY INSURANCE	2,165.52	2,270.73	-105.21	6,342.00	5,500.03	841.97	22,000
8499	2,165.52	2,270.73	-105.21	6,342.00	5,500.03	841.97	22,000
BUDGETED TRANSFERS TO RESERVE FUND							
9155 PAVING	1,000.03	1,000.03	0.00	1,000.03	1,000.03	0.00	4,000
9175 CAPITAL IMPROVEMENTS	6,250.03	6,250.03	0.00	6,250.03	6,250.03	0.00	25,000
9188 POOL RESURFACING	727.50	727.50	0.00	727.50	727.50	0.00	2,910
9299	7,977.56	7,977.56	0.00	7,977.56	7,977.56	0.00	31,910

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9980 TOTAL EXPENSES	-14,717.06	15,310.18	-30,027.24	40,369.56	41,850.18	-1,480.62	167,400
9990 GAIN (LOSS)	<u>30,272.25</u>	<u>189.82</u>	<u>(30,082.43)</u>	<u>1,535.63</u>	<u>(0.18)</u>	<u>(1,535.81)</u>	<u>0</u>