

Balance Sheet Report Canyon Gate at Cinco Ranch

As of June 30, 2018

	<u>Balance Jun 30, 2018</u>	<u>Balance May 31, 2018</u>	<u>Change</u>
<u>Assets</u>			
Operating Funds			
1000 - PPB OPER #5706	78,209.17	132,394.40	(54,185.23)
1010 - Green Bank-6914-Prior Management	28,557.39	28,889.69	(332.30)
1011 - Green Bank-6906-Prior Management	9,879.47	9,878.63	0.84
1012 - Green Bank-MM 3787-Prior Management	155,510.07	155,444.06	66.01
1013 - Green Bank-1013-Prior Management	53,867.19	53,844.32	22.87
1014 - Green Bank-7626-Prior Management	13,155.12	13,152.32	2.80
1015 - Green Bank-3557-Prior Management	135,453.34	135,453.34	0.00
1220 - Petty Cash 1	16.33	16.33	0.00
Total Operating Funds	474,648.08	529,073.09	(54,425.01)
Reserve Funds			
1313 - Edward Jones-MM-Prior Management	546,714.87	548,201.60	(1,486.73)
Total Reserve Funds	546,714.87	548,201.60	(1,486.73)
Accounts Receivable			
1500 - Residential Assessments Receivable	189,050.13	200,024.77	(10,974.64)
1530 - Allowance for Doubtful accounts	(26,350.78)	(26,350.78)	0.00
Total Accounts Receivable	162,699.35	173,673.99	(10,974.64)
Other Current Assets			
1600 - Prepaid Insurance	14,845.66	17,118.05	(2,272.39)
Total Other Current Assets	14,845.66	17,118.05	(2,272.39)
Fixed Assets			
1940 - Office Equipment	221,095.30	221,095.30	0.00

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	<u>Balance Jun 30, 2018</u>	<u>Balance May 31, 2018</u>	<u>Change</u>
<u>Assets</u>			
Fixed Assets			
1945 - Accum Depr - Office Equipment	(209,195.00)	(209,195.00)	0.00
Total Fixed Assets	11,900.30	11,900.30	0.00
Total Assets	1,210,808.26	1,279,967.03	(69,158.77)
<u>Liabilities</u>			
Liabilities			
2015 - Returned Check Fee Payable	25.00	25.00	0.00
2036 - PMG Collections	805.00	825.00	(20.00)
2038 - Adopt A School	12,967.40	12,967.40	0.00
2039 - Undisbursed Insurance Payments	339,513.00	339,513.00	0.00
2040 - Accrued Casualty Loss	716,779.00	716,779.00	0.00
2050 - Resident Refunds	0.00	198.50	(198.50)
2055 - Prior Mgmt A/P Trade	12,110.67	12,110.67	0.00
2395 - Other Accrued Expenses	0.00	3,784.88	(3,784.88)
2400 - Accrued Payroll Payable	(1,522.59)	0.00	(1,522.59)
2500 - Fitness Center Key Deposits	22,780.79	22,780.79	0.00
2550 - Prepaid Assessments	2,122.90	1,805.30	317.60
2595 - Deferred Revenue	418,222.00	488,279.00	(70,057.00)
Total Liabilities	1,523,803.17	1,599,068.54	(75,265.37)
Total Liabilities	1,523,803.17	1,599,068.54	(75,265.37)
<u>Owners' Equity</u>			
Owners Equity - Prior Years			
3000 - Operating Fund - Prior year	(331,076.74)	(331,076.74)	0.00
Total Owners Equity - Prior Years	(331,076.74)	(331,076.74)	0.00

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As of June 30, 2018

	<u>Balance Jun 30, 2018</u>	<u>Balance May 31, 2018</u>	<u>Change</u>
<u>Owners' Equity</u>			
Capital Reserves - Prior Years			
3102 - Repair & Replacement Reserve - Prior Yrs	20,918.34	17,750.98	3,167.36
Total Capital Reserves - Prior Years	<u>20,918.34</u>	<u>17,750.98</u>	<u>3,167.36</u>
Total Owners' Equity	<u>(310,158.40)</u>	<u>(313,325.76)</u>	<u>3,167.36</u>
Net Income / (Loss)	<u>(2,836.51)</u>	<u>(5,775.75)</u>	<u>2,939.24</u>
Total Liabilities and Equity	<u><u>1,210,808.26</u></u>	<u><u>1,279,967.03</u></u>	<u><u>(69,158.77)</u></u>

Income Statement Report

Canyon Gate at Cinco Ranch

Operating

June 01, 2018 thru June 30, 2018

	Current Period			Year to Date (6 months)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
Income								
Income								
4000 - Residential Assessments	70,157.00	70,057.00	100.00	422,020.30	420,342.00	1,678.30	840,684.00	418,663.70
4130 - Commercial Assessments	0.00	0.00	0.00	11,375.00	0.00	11,375.00	0.00	(11,375.00)
4220 - Gate & Access Fees	70.00	0.00	70.00	100.00	0.00	100.00	0.00	(100.00)
4250 - Pool Fees	160.00	0.00	160.00	200.00	0.00	200.00	0.00	(200.00)
4265 - Transfer Fees	2,282.02	1,042.00	1,240.02	9,227.71	6,250.00	2,977.71	12,500.00	3,272.29
4400 - Room Rental Fees	545.00	417.00	128.00	545.00	2,500.00	(1,955.00)	5,000.00	4,455.00
4710 - Late Fees & Interest	0.00	583.00	(583.00)	4,720.36	3,500.00	1,220.36	7,000.00	2,279.64
4720 - Legal Reimbursements	33.00	1,667.00	(1,634.00)	263.50	10,000.00	(9,736.50)	20,000.00	19,736.50
4900 - Interest Earned - Operating Accounts	92.52	417.00	(324.48)	329.27	2,500.00	(2,170.73)	5,000.00	4,670.73
Total Income	73,339.54	74,183.00	(843.46)	448,781.14	445,092.00	3,689.14	890,184.00	441,402.86
Total Operating Income	73,339.54	74,183.00	(843.46)	448,781.14	445,092.00	3,689.14	890,184.00	441,402.86
Expense								
Administrative								
5000 - General Administrative	43.90	0.00	43.90	2,369.34	0.00	2,369.34	0.00	(2,369.34)
5010 - Bad Debt	0.00	833.00	(833.00)	0.00	5,000.00	(5,000.00)	10,000.00	10,000.00
5015 - Bank Charges	0.00	0.00	0.00	839.28	0.00	839.28	0.00	(839.28)
5025 - Billing/Collections	65.00	0.00	65.00	65.00	0.00	65.00	0.00	(65.00)
5045 - Dues & Subscriptions	0.00	0.00	0.00	110.00	0.00	110.00	0.00	(110.00)
5075 - Meeting Expense	113.25	42.00	71.25	310.09	250.00	60.09	500.00	189.91
5090 - Office Supplies	35.52	233.00	(197.48)	587.23	1,400.00	(812.77)	2,800.00	2,212.77
5115 - Web Site Maintenance	0.00	208.00	(208.00)	630.57	1,250.00	(619.43)	2,500.00	1,869.43
5195 - Other Administrative Services	359.50	175.00	184.50	13,321.49	1,050.00	12,271.49	2,100.00	(11,221.49)
5200 - Community Events	475.00	208.00	267.00	775.00	1,250.00	(475.00)	2,500.00	1,725.00
5210 - Printing & Copying	82.90	100.00	(17.10)	422.80	600.00	(177.20)	1,200.00	777.20
5215 - Postage	229.20	167.00	62.20	951.28	1,000.00	(48.72)	2,000.00	1,048.72
5306 - Manager/Assistant Manager Salaries	3,045.18	4,120.00	(1,074.82)	9,170.23	24,718.00	(15,547.77)	49,436.00	40,265.77

Income Statement Report Canyon Gate at Cinco Ranch Operating

June 01, 2018 thru June 30, 2018

	Current Period			Year to Date (6 months)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
Expense								
Administrative								
5380 - Payroll Taxes-Child Support	0.00	0.00	0.00	242.31	0.00	242.31	0.00	(242.31)
Total Administrative	4,449.45	6,086.00	(1,636.55)	29,794.62	36,518.00	(6,723.38)	73,036.00	43,241.38
Insurance								
5400 - Insurance Premiums	2,272.39	2,333.00	(60.61)	13,064.93	14,000.00	(935.07)	28,000.00	14,935.07
5456 - Hurricane Insurance Claims	0.00	0.00	0.00	58,905.53	0.00	58,905.53	0.00	(58,905.53)
Total Insurance	2,272.39	2,333.00	(60.61)	71,970.46	14,000.00	57,970.46	28,000.00	(43,970.46)
Utilities								
6000 - Electric Service	6,235.36	833.00	5,402.36	24,953.07	5,000.00	19,953.07	10,000.00	(14,953.07)
6025 - Water Service	0.00	2,167.00	(2,167.00)	5,819.69	13,000.00	(7,180.31)	26,000.00	20,180.31
6030 - Sewer Service	0.00	0.00	0.00	10.87	0.00	10.87	0.00	(10.87)
6040 - Bundled Telecom Services	587.03	583.00	4.03	3,460.39	3,500.00	(39.61)	7,000.00	3,539.61
6050 - Telephone Service	0.00	0.00	0.00	300.00	0.00	300.00	0.00	(300.00)
Total Utilities	6,822.39	3,583.00	3,239.39	34,544.02	21,500.00	13,044.02	43,000.00	8,455.98
Landscaping								
6100 - Grounds & Landscaping - Contract	3,737.50	4,167.00	(429.50)	25,636.11	25,000.00	636.11	50,000.00	24,363.89
6110 - Landscape Replacement & Installatio	541.25	1,417.00	(875.75)	862.12	8,500.00	(7,637.88)	17,000.00	16,137.88
6120 - Chemical/Fertilizations	0.00	0.00	0.00	595.38	0.00	595.38	0.00	(595.38)
6140 - Force Mow	433.00	0.00	433.00	433.00	0.00	433.00	0.00	(433.00)
6160 - Tree Maintenance	795.64	0.00	795.64	795.64	0.00	795.64	0.00	(795.64)
6199 - Landscape Other	795.47	0.00	795.47	4,383.21	0.00	4,383.21	0.00	(4,383.21)
6200 - Irrigation Repair & Maintenance	0.00	417.00	(417.00)	1,855.24	2,500.00	(644.76)	5,000.00	3,144.76
Total Landscaping	6,302.86	6,001.00	301.86	34,560.70	36,000.00	(1,439.30)	72,000.00	37,439.30
Operations								
6305 - Easement Expenses	262.50	0.00	262.50	962.50	0.00	962.50	0.00	(962.50)
Total Operations	262.50	0.00	262.50	962.50	0.00	962.50	0.00	(962.50)

Income Statement Report Canyon Gate at Cinco Ranch Operating

June 01, 2018 thru June 30, 2018

	Current Period			Year to Date (6 months)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
Expense								
Contracted Services								
6416 - Fitness Room Services	30.29	417.00	(386.71)	30.29	2,500.00	(2,469.71)	5,000.00	4,969.71
6428 - Sport Park	0.00	1,225.00	(1,225.00)	0.00	7,350.00	(7,350.00)	14,700.00	14,700.00
6430 - Janitorial Services	540.00	875.00	(335.00)	4,244.16	5,250.00	(1,005.84)	10,500.00	6,255.84
6434 - Pest Control	520.33	433.00	87.33	1,267.16	2,600.00	(1,332.84)	5,200.00	3,932.84
6438 - Pool Management	9,002.73	2,500.00	6,502.73	18,067.57	15,000.00	3,067.57	30,000.00	11,932.43
6440 - Safety & Security	21,162.72	14,708.00	6,454.72	95,499.57	88,250.00	7,249.57	176,500.00	81,000.43
Total Contracted Services	31,256.07	20,158.00	11,098.07	119,108.75	120,950.00	(1,841.25)	241,900.00	122,791.25
Repair & Maintenance								
6515 - Building Repair & Maintenance	210.45	0.00	210.45	1,127.39	0.00	1,127.39	0.00	(1,127.39)
6525 - Clubhouse Repair & Maintenance	0.00	1,250.00	(1,250.00)	54,530.00	7,500.00	47,030.00	15,000.00	(39,530.00)
6530 - Common Areas Repair & Maintenance	0.00	0.00	0.00	8,124.54	0.00	8,124.54	0.00	(8,124.54)
6555 - Equipment Rental/Repair & Maintenance	0.00	292.00	(292.00)	0.00	1,750.00	(1,750.00)	3,500.00	3,500.00
6560 - Fence Repair & Maintenance	0.00	0.00	0.00	60.00	0.00	60.00	0.00	(60.00)
6595 - Gate & Monument Repair & Maintenance	0.00	250.00	(250.00)	2,738.30	1,500.00	1,238.30	3,000.00	261.70
6600 - General Repair & Maintenance	2,649.01	1,250.00	1,399.01	8,996.98	7,500.00	1,496.98	15,000.00	6,003.02
6615 - Guard House Repair & Maintenance	0.00	125.00	(125.00)	592.96	750.00	(157.04)	1,500.00	907.04
6625 - HVAC Supplies/Repair & Maintenance	0.00	0.00	0.00	60.00	0.00	60.00	0.00	(60.00)
6635 - Janitorial Supplies & Maintenance	540.00	0.00	540.00	540.00	0.00	540.00	0.00	(540.00)
6685 - Playground Maintenance/Repairs	167.57	125.00	42.57	2,436.85	750.00	1,686.85	1,500.00	(936.85)
6694 - Pet Stations & Supplies	0.00	58.00	(58.00)	0.00	350.00	(350.00)	700.00	700.00
6700 - Pool Supplies/Repair & Maintenance	37.89	500.00	(462.11)	15,268.42	3,000.00	12,268.42	6,000.00	(9,268.42)
6702 - Pool Chemicals	818.42	700.00	118.42	3,422.98	4,200.00	(777.02)	8,400.00	4,977.02
6710 - Recreation Supplies/Repair & Maintenance	0.00	0.00	0.00	3,013.22	0.00	3,013.22	0.00	(3,013.22)
6730 - Security System Repair & Maintenance	0.00	250.00	(250.00)	0.00	1,500.00	(1,500.00)	3,000.00	3,000.00
6745 - Signage Repair & Maintenance	417.29	0.00	417.29	367.29	0.00	367.29	0.00	(367.29)
6765 - Tennis Court Repair & Maintenance	21.59	208.00	(186.41)	11,527.32	1,250.00	10,277.32	2,500.00	(9,027.32)

Income Statement Report Canyon Gate at Cinco Ranch Operating

June 01, 2018 thru June 30, 2018

	Current Period			Year to Date (6 months)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
Expense								
Repair & Maintenance								
6795 - Other Supplies/Repair & Maintenance	0.00	0.00	0.00	300.00	0.00	300.00	0.00	(300.00)
Total Repair & Maintenance	4,862.22	5,008.00	(145.78)	113,106.25	30,050.00	83,056.25	60,100.00	(53,006.25)
Professional Services								
7000 - Audit & Tax Services	0.00	500.00	(500.00)	5,613.25	3,000.00	2,613.25	6,000.00	386.75
7020 - Legal Services	1,324.50	0.00	1,324.50	5,024.50	0.00	5,024.50	0.00	(5,024.50)
7025 - Legal Services - Collections	22.00	167.00	(145.00)	172.00	1,000.00	(828.00)	2,000.00	1,828.00
7030 - Legal Services - General Counsel	0.00	42.00	(42.00)	0.00	250.00	(250.00)	500.00	500.00
7035 - Legal Services - Deed Restrictions	0.00	0.00	0.00	1,197.00	0.00	1,197.00	0.00	(1,197.00)
7040 - Management Fees	1,285.00	1,018.00	267.00	5,140.00	6,108.00	(968.00)	12,215.00	7,075.00
Total Professional Services	2,631.50	1,727.00	904.50	17,146.75	10,358.00	6,788.75	20,715.00	3,568.25
Association Owned Unit Expenses								
8110 - Shared Entity Charges	0.00	11,443.00	(11,443.00)	0.00	68,656.00	(68,656.00)	137,311.00	137,311.00
Total Association Owned Unit Expenses	0.00	11,443.00	(11,443.00)	0.00	68,656.00	(68,656.00)	137,311.00	137,311.00
Taxes								
9000 - Federal Income Tax	0.00	150.00	(150.00)	0.00	900.00	(900.00)	1,800.00	1,800.00
9015 - Property/Real Estate Tax	0.00	167.00	(167.00)	(48.96)	1,000.00	(1,048.96)	2,000.00	2,048.96
Total Taxes	0.00	317.00	(317.00)	(48.96)	1,900.00	(1,948.96)	3,800.00	3,848.96
Reserve Expenses								
9856 - Fitness Room Expenses	6,159.43	0.00	6,159.43	30,344.54	0.00	30,344.54	0.00	(30,344.54)
9934 - Recreation Center Expenses	1,427.00	0.00	1,427.00	1,427.00	0.00	1,427.00	0.00	(1,427.00)
Total Reserve Expenses	7,586.43	0.00	7,586.43	31,771.54	0.00	31,771.54	0.00	(31,771.54)
Total Operating Expense	66,445.81	56,656.00	9,789.81	452,916.63	339,932.00	112,984.63	679,862.00	226,945.37
Total Operating Income / (Loss)	6,893.73	17,527.00	(10,633.27)	(4,135.49)	105,160.00	(109,295.49)	210,322.00	214,457.49

Income Statement Report Canyon Gate at Cinco Ranch Reserves

June 01, 2018 thru June 30, 2018

	Current Period			Year to Date (6 months)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
<u>Income</u>								
Income								
4910 - Interest Earned - Reserve Accounts	(4,654.09)	0.00	(4,654.09)	(308.79)	0.00	(308.79)	0.00	308.79
Total Income	(4,654.09)	0.00	(4,654.09)	(308.79)	0.00	(308.79)	0.00	308.79
Total Reserves Income	(4,654.09)	0.00	(4,654.09)	(308.79)	0.00	(308.79)	0.00	308.79
<u>Expense</u>								
Administrative								
5015 - Bank Charges	0.00	0.00	0.00	1,108.03	0.00	1,108.03	0.00	(1,108.03)
Total Administrative	0.00	0.00	0.00	1,108.03	0.00	1,108.03	0.00	(1,108.03)
Total Reserves Expense	0.00	0.00	0.00	1,108.03	0.00	1,108.03	0.00	(1,108.03)
Total Reserves Income / (Loss)	(4,654.09)	0.00	(4,654.09)	(1,416.82)	0.00	(1,416.82)	0.00	1,416.82

**Income Statement Report
Canyon Gate at Cinco Ranch
Adopt A School**

June 01, 2018 thru June 30, 2018

	Current Period			Year to Date (6 months)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
<u>Income</u>								
Income								
4030 - Special Assessments	699.60	0.00	699.60	2,715.80	0.00	2,715.80	0.00	(2,715.80)
Total Income	699.60	0.00	699.60	2,715.80	0.00	2,715.80	0.00	(2,715.80)
Total Adopt A School Income	699.60	0.00	699.60	2,715.80	0.00	2,715.80	0.00	(2,715.80)
Total Adopt A School Income / (Loss)	699.60	0.00	699.60	2,715.80	0.00	2,715.80	0.00	(2,715.80)
Total Association Net Income / (Loss)	2,939.24	17,527.00	(14,587.76)	(2,836.51)	105,160.00	(107,996.51)	210,322.00	213,158.51