Riverwalk Homeowners'Association, Inc.

Balance Sheet
As of 09/30/22

ASSETS

1010	SouthState - Operating Funds	$ 232,435.21	
1012	Southstate-ICS Sweep	1,095,949.78	
1020	Petty Cash	1,221.39	
1090	Due To/From Operating	(1,100,218.69)	
	Operating Funds`		$ 229,387.69
1210	Reserve Fund-Pending	$ 1,100,218.69	
	Reeserve Funds		$ 1,100,218.69
1301	A/R Boat Storage	$ 469.35	
1310	Assessments Receivable	45,024.44	
1316	Pool Key Receivable	564.76	
1340	Late Fees Receivable	2,318.72	
1350	Legal Fees Receivable	306.93	
1360	Misc. Owner Receivables	592.20	
1380	Owner Admin. Fees Receiv.	70.00	
1390	Owner Interest Receiv.	15,103.34	
1400	Violation Fine Recv.	15,641.60	
1430	Application Fee Recv	250.00	
1440	Background Check Recv	50.00	
1450	Estoppel Fee Recv	100.00	
1460	Kayak Storage Receivable	3,250.00	
	Receivables`		$ 83,741.34
1505	Bad Debt Allowance	$ (48,479.91)	
1510	A/R Other	(6,828.55)	
1520	Legal Fees Recovery Rec	78,506.00	
1550	To Be Allocated	35,235.49	
1610	Prepaid Insurance	13,003.13	
	Other Assets		$ 71,436.16
	TOTAL ASSETS		$ 1,484,783.88
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Riverwalk Homeowners'Association, Inc.

Balance Sheet
As of 09/30/22

LIABILITIES & EQUITY

CURRENT LIABILITIES:			
3010	Accounts Payable	$ 17,011.70	
3090	Storage Key Deposits	2,600.00	
3100	Boat Ramp Kep Deposit	12,165.00	
3310	Prepaid Owner Assessments	62,172.47	
	Subtotal Current Liab.		$ 93,949.17
RESERVES:			
5095	Boat Yard Saving Fund	$ 45,537.29	
5200	Capital Asset Saving Funds	1,107,227.00	
	Subtotal Reserves		$ 1,152,764.29
EQUITY:			
5510	Fund Balance	$ 68,039.14	
	Current Year Net Income/(Loss)	169,931.28	
	Subtotal Equity		$ 237,970.42
	TOTAL LIABILITIES & EQUITY		$ 1,484,683.88

.ayout: 1, sub-account: "All"

3alance sheet is out of balance by 100.00

Make sure that all necessary accounts are included on
his balance sheet and that this statement is the first
ne to print or that it is printed right after a P & L
tatement for all sub-accounts.

Riverwalk Homeowners'Association, Inc.

Income/Expense Statement
Period: 09/01/22 to 09/30/22

Account	Description	Current Period Actual	Current Period Budget	Current Period Variance	Year-To-Date Actual	Year-To-Date Budget	Year-To-Date Variance	Yearly Budget
INCOME:								
6000	OWNER ASSESSMENTS	74,800.00	74,800.00	.00	673,200.00	673,200.00	.00	897,600.00
6010	Bank Interest Income	94.23	11.50	82.73	1,989.12	103.50	1,885.62	138.00
6030	Interest Income	(.30)	792.41	(792.71)	6,519.96	7,131.69	(611.73)	9,509.00
6040	Late Fee Income	.00	401.25	(401.25)	5,370.00	3,611.25	1,758.75	4,815.00
6050	Estoppels Fees	250.00	833.33	(583.33)	6,850.00	7,499.97	(649.97)	10,000.00
6065	Application Fees	1,500.00	1,333.33	166.67	14,750.00	11,999.97	2,750.03	16,000.00
6090	Boat Storage Fees	.00	.00	.00	6,400.00	.00	6,400.00	.00
6095	Transponder Fee	.00	.00	.00	35.00	.00	35.00	.00
6117	Background Checks	200.00	133.33	66.67	1,700.00	1,199.97	500.03	1,600.00
6118	Kayak Storage Fees	50.00	133.33	(83.33)	3,750.00	1,199.97	2,550.03	1,600.00
6120	Miscellanous Income	.00	16.66	(16.66)	1,297.41	149.94	1,147.47	200.00
6130	Pool Key Income	75.00	62.50	12.50	1,125.00	562.50	562.50	750.00
6310	Violation Fines	.00	416.66	(416.66)	2,737.35	3,749.94	(1,012.59)	5,000.00
6340	NSF Fee Income	35.00	.00	35.00	70.00	.00	70.00	.00
6360	Misc. Owner Charges	100.00	8.33	91.67	3,461.25	74.97	3,386.28	100.00
	Total Income	77,103.93	78,942.63	(1,838.70)	729,255.09	710,483.67	18,771.42	947,312.00

EXPENSES

Account	Description	Current Period Actual	Current Period Budget	Current Period Variance	Year-To-Date Actual	Year-To-Date Budget	Year-To-Date Variance	Yearly Budget
General & Administrative								
7010	Property Management Payroll	14,767.33	18,900.00	4,132.67	136,226.25	170,100.00	33,873.75	226,800.00
7011	Payroll Taxes	3,322.45	2,113.50	(1,208.95)	29,423.36	19,021.50	(10,401.86)	25,362.00
7012	Payroll Processing Fees	59.71	117.91	58.20	1,205.13	1,061.19	(143.94)	1,415.00
7090	Audit Fees	.00	316.66	316.66	.00	2,849.94	2,849.94	3,800.00
7100	Accounting Services	600.00	1,000.00	400.00	3,225.00	9,000.00	5,775.00	12,000.00
7110	Legal Fees	162.23	2,980.58	2,818.35	1,981.28	26,825.22	24,843.94	35,767.00
7120	Permits, Fees, Taxes	.00	102.33	102.33	.00	920.97	920.97	1,228.00
7130	Postage & Mail Handling	.00	20.83	20.83	410.00	187.47	(222.53)	250.00
7140	Printing	.00	20.83	20.83	.00	187.47	187.47	250.00
7160	Insurance Expense	2,288.58	1,463.83	(824.75)	22,043.46	13,174.47	(8,868.99)	17,566.00
7170	Office Expense	857.00	947.00	90.00	10,263.45	8,523.00	(1,740.45)	11,364.00
7180	Unbudgeted Expenses	.00	.00	.00	611.00	.00	(611.00)	.00
7190	Bank Service Charges	.00	47.75	47.75	113.00	429.75	316.75	573.00
9050	Interest Receivable Offset	.00	28.83	28.83	.00	259.47	259.47	346.00
	General & Administrative	22,057.30	28,060.05	6,002.75	205,501.93	252,540.45	47,038.52	336,721.00
Operations								
8010	General Repair & Maintenance	740.34	3,750.00	3,009.66	5,849.85	33,750.00	27,900.15	45,000.00
8020	Kayak Storage Area	206.64	.00	(206.64)	1,452.56	.00	(1,452.56)	.00

Riverwalk Homeowners'Association, Inc.

Income/Expense Statement

Period: 09/01/22 to 09/30/22

Account	Description	Current Period Actual	Current Period Budget	Current Period Variance	Year-To-Date Actual	Year-To-Date Budget	Year-To-Date Variance	Yearly Budget
8030	Electrical	.00	.00	.00	2,660.68	.00	(2,660.68)	.00
8040	Maintenance &Janitorial Suppl	.00	766.25	766.25	739.75	6,896.25	6,156.50	9,195.00
8050	Plumbing	(85.00)	166.66	251.66	.00	1,499.94	1,499.94	2,000.00
8060	Fuel Expense	.00	83.33	83.33	839.94	749.97	(89.97)	1,000.00
8065	Golf Cart & Truck Expense	786.10	265.91	(520.19)	1,153.26	2,393.19	1,239.93	3,191.00
8090	Concrete Repair	29.40	833.33	803.93	9,026.35	7,499.97	(1,526.38)	10,000.00
8100	Lake Maintenance	260.76	171.25	(89.51)	1,191.02	1,541.25	350.23	2,055.00
8110	Landscape/Irrigation Contract	6,727.00	6,008.33	(718.67)	50,181.00	54,074.97	3,893.97	72,100.00
8120	Irrigation Maintenance& Repai	.00	299.91	299.91	4,972.36	2,699.19	(2,273.17)	3,599.00
8130	Landscape Revitalization	156.22	2,500.00	2,343.78	1,141.35	22,500.00	21,358.65	30,000.00
8150	Gutter Cleaning	.00	733.33	733.33	6,900.00	6,599.97	(300.03)	8,800.00
8160	Tree Trimming	.00	3,227.08	3,227.08	34,770.00	29,043.72	(5,726.28)	38,725.00
8170	Mangrove Trimming	.00	241.66	241.66	735.00	2,174.94	1,439.94	2,900.00
8200	Pool Repairs, Parts & Supplie	3,848.52	2,500.00	(1,348.52)	17,395.85	22,500.00	5,104.15	30,000.00
8220	Tennis Court Revision	.00	166.66	166.66	539.68	1,499.94	960.26	2,000.00
8230	Re-Striping of Parking Spaces	.00	833.33	833.33	.00	7,499.97	7,499.97	10,000.00
8235	Social Events	.00	166.66	166.66	701.57	1,499.94	798.37	2,000.00
8240	Tech Support & Repairs	1,040.25	833.33	(206.92)	3,383.98	7,499.97	4,115.99	10,000.00
8255	The Weir	.00	2,576.08	2,576.08	.00	23,184.72	23,184.72	30,913.00
8260	Bad Debt Expence	.00	2,166.66	2,166.66	.00	19,499.94	19,499.94	26,000.00
8270	Jupiter PD/Additional Securit	.00	.00	.00	320.46	.00	(320.46)	.00
	Grounds / Operations	13,710.23	28,289.76	14,579.53	143,954.66	254,607.84	110,653.18	339,478.00
laintenance								
9010	Electricity	3,361.71	3,000.83	(360.88)	26,026.56	27,007.47	980.91	36,010.00
9020	Water & Sewer	276.47	508.58	232.11	3,501.67	4,577.22	1,075.55	6,103.00
9030	Telephone & Internet Service	328.65	134.00	(194.65)	2,967.52	1,206.00	(1,761.52)	1,608.00
9040	Trash Removal	155.48	311.00	155.52	1,704.73	2,799.00	1,094.27	3,732.00
9520	Internet & Camera	.00	471.50	471.50	149.27	4,243.50	4,094.23	5,658.00
	Utilities	4,122.31	4,425.91	303.60	34,349.75	39,833.19	5,483.44	53,111.00
teserve Contributions								
9510	Transfer To Reserves	18,166.67	18,166.66	(.01)	163,499.97	163,499.94	(.03)	218,000.00
	Reserve Contributions	18,166.67	18,166.66	(.01)	163,499.97	163,499.94	(.03)	218,000.00
9999	Year End Suspense	12,017.50	.00	(12,017.50)	12,017.50	.00	(12,017.50)	.00
	Year End Suspense	12,017.50	.00	(12,017.50)	12,017.50	.00	(12,017.50)	.00
	TOTAL EXPENSES	70,074.01	78,942.38	8,868.37	559,323.81	710,481.42	151,157.61	947,310.00