Riverwalk Homeowners'Association, Inc.

Balance Sheet
As of 11/30/21

ASSETS

1010	Cash Checking - Operating	$ 1,102,559.44	
1020	Petty Cash	518.27	
1310	Assessments Receivable	58,181.41	
1315	Bad Debt Allowance	(14,904.77)	
1340	Late Fees Receivable	3,069.99	
1350	Legal Fees Receivable	11,200.00	
1360	Misc. Owner Receivables	2,836.96	
1380	Owner Admin. Fees Receiv.	70.00	
1390	Owner Interest Receiv.	14,672.16	
1400	Violation Fine Recv.	22,600.00	
1430	Application Fee Recv	500.00	
1440	Background Check Recv	50.00	
1450	Estoppel Fee Recv	250.00	
1460	Kayak Storage Receivable	500.00	
1610	Prepaid Insurance	8,400.70	
1620	Prepaid Expenses	660.00	
1980	SUSPENSE	(2,187.40)	
	TOTAL ASSETS		$ 1,208,976.76
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LIABILITIES & EQUITY

CURRENT LIABILITIES:			
3010	Accounts Payable	$ 4,403.89	
3090	Storage Key Deposits	2,600.00	
3100	Boat Ramp Kep Deposit	12,265.00	
3310	Prepaid Owner Assessments	14,715.38	
3315	Deferred Maintenance	(302.23)	
	Subtotal Current Liab.		$ 33,682.04
RESERVES:			
5095	Boat Yard Saving Fund	$ 49,634.85	
5200	Capital Asset Saving Funds	375,860.28	
	Subtotal Reserves		$ 425,495.13
EQUITY:			
5510	Prior Year Net Inc./Loss	$ 1,516,385.55	
5520	Retained Earnings	(1,231,741.51)	
	Current Year Net Income/(Loss)	465,155.55	

Riverwalk Homeowners'Association, Inc.

Balance Sheet
As of 11/30/21

Subtotal Equity	$ 749,799.59
TOTAL LIABILITIES & EQUITY	$ 1,208,976.76
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Riverwalk Homeowners'Association, Inc.

Income/Expense Statement

Period: 11/01/21 to 11/30/21

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:								
06000	OWNER ASSESSMENTS	74,800.00	74,800.00	.00	897,600.00	822,800.00	74,800.00	897,600.00
06010	Bank Interest Income	36.83	28.92	7.91	174.69	318.12	(143.43)	347.00
06030	Interest Income	720.13	717.33	2.80	8,331.98	7,890.63	441.35	8,608.00
06040	Late Fee Income	1,290.00	420.00	870.00	4,661.52	4,620.00	41.52	5,040.00
06050	Estoppels Fees	1,100.00	827.75	272.25	11,060.00	9,105.25	1,954.75	9,933.00
06065	Application Fees	1,250.00	1,058.33	191.67	15,000.00	11,641.63	3,358.37	12,700.00
06117	Background Checks	150.00	611.08	(461.08)	2,275.00	6,721.88	(4,446.88)	7,333.00
06118	Kayak Storage Fees	.00	133.33	(133.33)	1,825.00	1,466.63	358.37	1,600.00
06120	Miscellanous Income	.00	.00	.00	2,350.00	.00	2,350.00	.00
06130	Pool Key Income	.00	93.75	(93.75)	675.00	1,031.25	(356.25)	1,125.00
06310	Violation Fines	4,800.00	298.33	4,501.67	16,800.24	3,281.63	13,518.61	3,580.00
06340	NSF Fee Income	35.00	19.42	15.58	110.00	213.62	(103.62)	233.00
06360	Misc. Owner Charges	.00	106.67	(106.67)	360.00	1,173.37	(813.37)	1,280.00
	Total Income	84,181.96	79,114.91	5,067.05	961,223.43	870,264.01	90,959.42	949,379.00

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								
07010	Property Management Payroll	17,898.68	15,768.50	(2,130.18)	152,595.88	173,453.50	20,857.62	189,222.00
07011	Payroll Taxes	.00	.00	.00	19,021.39	.00	(19,021.39)	.00
07012	Payroll Processing Fees	108.50	.00	(108.50)	1,328.13	.00	(1,328.13)	.00
07090	Audit Fees	.00	316.67	316.67	3,800.00	3,483.37	(316.63)	3,800.00
07100	Accounting Services	200.00	.00	(200.00)	200.00	.00	(200.00)	.00
07110	Legal Fees	133.90	4,166.67	4,032.77	28,720.18	45,833.37	17,113.19	50,000.00
07120	Permits, Fees, Taxes	.00	106.42	106.42	921.02	1,170.62	249.60	1,277.00
07130	Postage & Mail Handling	.00	74.58	74.58	182.75	820.38	637.63	895.00
07140	Printing	.00	.00	.00	174.95	.00	(174.95)	.00
07160	Insurance Expense	2,001.14	4,583.33	2,582.19	18,311.15	50,416.63	32,105.48	55,000.00
07170	Office Expense	2,315.49	1,666.67	(648.82)	11,559.41	18,333.37	6,773.96	20,000.00
07190	Bank Service Charges	6.00	153.00	147.00	453.95	1,683.00	1,229.05	1,836.00
07200	Bad Debt Allowance	.00	4,333.33	4,333.33	.00	47,666.63	47,666.63	52,000.00
09050	Interest Receivable Offset	.00	.00	.00	259.30	.00	(259.30)	.00
09130	DO NOT USE - Insurance Expens	.00	.00	.00	1,394.00	.00	(1,394.00)	.00
	General & Administrative	22,663.71	31,169.17	8,505.46	238,922.11	342,860.87	103,938.76	374,030.00
Operations								
08010	General Repair & Maintenance	7,873.50	3,333.33	(4,540.17)	36,990.47	36,666.63	(323.84)	40,000.00
08040	Maintenance &Janitorial Suppl	.00	238.92	238.92	6,896.31	2,628.12	(4,268.19)	2,867.00
08050	Plumbing	.00	166.67	166.67	.00	1,833.37	1,833.37	2,000.00
08060	Fuel Expense	117.01	48.67	(68.34)	749.89	535.37	(214.52)	584.00
08065	Golf Cart & Truck Expense	32.08	.00	(32.08)	2,425.64	.00	(2,425.64)	.00

Riverwalk Homeowners'Association, Inc.

Income/Expense Statement

Period: 11/01/21 to 11/30/21

		Current Period			Year-To-Date			Yearly
Account	Description	Actual	Budget	Variance	Actual	Budget	Variance	Budget
08090	Concrete Repair	.00	833.33	833.33	686.80	9,166.63	8,479.83	10,000.00
08100	Lake Maintenance	93.00	171.25	78.25	1,758.00	1,883.75	125.75	2,055.00
08110	Landscape/Irrigation Contract	6,000.00	6,008.33	8.33	69,603.86	66,091.63	(3,512.23)	72,100.00
08120	Irrigation Maintenance& Repai	57.07	550.67	493.60	2,756.46	6,057.37	3,300.91	6,608.00
08130	Landscape Revitalization	830.30	2,500.00	1,669.70	830.30	27,500.00	26,669.70	30,000.00
08150	Gutter Cleaning	.00	733.33	733.33	5,995.00	8,066.63	2,071.63	8,800.00
08160	Tree Trimming	.00	3,227.08	3,227.08	26,155.00	35,497.88	9,342.88	38,725.00
08170	Mangrove Trimming	.00	233.33	233.33	2,135.00	2,566.63	431.63	2,800.00
08200	Pool Repairs, Parts & Supplie	32.90	2,500.00	2,467.10	10,843.85	27,500.00	16,656.15	30,000.00
08220	Tennis Court Revision	.00	416.67	416.67	1,539.09	4,583.37	3,044.28	5,000.00
08240	Tech Support & Repairs	.00	564.00	564.00	14,799.13	6,204.00	(8,595.13)	6,768.00
08250	Code/Parking Enforcement	.00	3,605.00	3,605.00	26,311.25	39,655.00	13,343.75	43,260.00
08270	Jupiter PD/Additional Securit	.00	833.33	833.33	.00	9,166.63	9,166.63	10,000.00
	Grounds / Operations	15,035.86	25,963.91	10,928.05	210,476.05	285,603.01	75,126.96	311,567.00
Maintenance								
09010	Electricity	2,778.45	2,695.75	(82.70)	32,648.18	29,653.25	(2,994.93)	32,349.00
09020	Water & Sewer	185.84	486.08	300.24	4,951.94	5,346.88	394.94	5,833.00
09030	Telephone & Internet Service	.00	200.00	200.00	1,206.01	2,200.00	993.99	2,400.00
09040	Trash Removal	310.96	266.67	(44.29)	3,023.67	2,933.37	(90.30)	3,200.00
09520	Internet & Camera	.00	.00	.00	4,243.76	.00	(4,243.76)	.00
	Utilities	3,275.25	3,648.50	373.25	46,073.56	40,133.50	(5,940.06)	43,782.00
Reserve Contributions								
09510	Transfer To Reserves	.00	18,166.67	18,166.67	.00	199,833.37	199,833.37	218,000.00
	Reserve Contributions	.00	18,166.67	18,166.67	.00	199,833.37	199,833.37	218,000.00
	TOTAL EXPENSES	40,974.82	78,948.25	37,973.43	495,471.72	868,430.75	372,959.03	947,379.00
	Current Year Net Income/(loss	43,207.14	166.66	43,040.48	465,751.71	1,833.26	463,918.45	2,000.00