

Lely Resort Master POA
Balance Sheet
Period 12/31/2022

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	December 2022	Operating	Total
Assets			
<i>Current Assets</i>			
01005	VNB OP 4525	6,390.72	6,390.72
01010	AAB Op 3605	383,211.04	383,211.04
01110	AAB Capital Contrib 2236	159,684.63	159,684.63
01115	AAB Cap Contrib ICS 5786	656,759.42	656,759.42
01200	Accounts Receivable	102,888.09	102,888.09
01300	Allowance for Doubtful Accts	(1,735.80)	(1,735.80)
01610	Prepaid Insurance	6,923.11	6,923.11
01620	Utility Deposits	50.00	50.00
	<i>Total Current Assets</i>	<u>1,314,171.21</u>	<u>1,314,171.21</u>
	TOTAL ASSETS	<u>1,314,171.21</u>	<u>1,314,171.21</u>
Liabilities & Equity			
<i>Current Liabilities</i>			
02000	Accounts Payable	23,323.22	23,323.22
02010	Prepaid Assessments	10,059.07	10,059.07
02015	Accrued Expenses	302,133.25	302,133.25
02100	Due to/from Developer	57,391.25	57,391.25
02150	CSA Payments to CDD	14,738.12	14,738.12
02200	Deferred Capital Contributions	322,683.44	322,683.44
	<i>Total Current Liabilities</i>	<u>730,328.35</u>	<u>730,328.35</u>
<i>Equity</i>			
03120	Lawsuit Excess	490,023.44	490,023.44
03200	Fund Balance	126,972.16	126,972.16
	Current Year Net Income/(Loss)	(33,152.74)	(33,152.74)
	<i>Total Equity</i>	<u>583,842.86</u>	<u>583,842.86</u>
	TOTAL LIABILITIES & EQUITY	<u>1,314,171.21</u>	<u>1,314,171.21</u>

Lely Resort Master POA

Income & Expense Statement

Posted 12/1/2022 To 12/31/2022 11:59:00 PM

	This Month: Consolidated			YTD: Consolidated			
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	Annual
Income							
<u>Income</u>							
04100 Assessment Income	33,666.31	33,663.00	3.31	403,999.84	404,000.00	(0.16)	404,000.00
04225 Interest/Late Fees	(25.00)	0.00	(25.00)	3,213.46	0.00	3,213.46	0.00
04230 Recovery of Bad Debt	0.00	0.00	0.00	5,211.20	0.00	5,211.20	0.00
04245 ARC Fee Income	0.00	0.00	0.00	366.00	0.00	366.00	0.00
04300 Operating Interest Income	10.96	0.00	10.96	153.71	0.00	153.71	0.00
04305 Capital Contrib Interest Inc	339.66	0.00	339.66	2,152.04	0.00	2,152.04	0.00
TOTAL Income	33,991.93	33,663.00	328.93	415,096.25	404,000.00	11,096.25	404,000.00
TOTAL Income	33,991.93	33,663.00	328.93	415,096.25	404,000.00	11,096.25	404,000.00
Expense							
<u>Administrative</u>							
05050 Office Expenses	12.50	1,337.00	1,324.50	34,068.66	16,000.00	(18,068.66)	16,000.00
05075 Accounting/Audit/Tax Fees	0.00	712.00	712.00	10,041.21	8,500.00	(1,541.21)	8,500.00
05080 Division Filing Fees	0.00	25.00	25.00	61.25	300.00	238.75	300.00
05100 Legal Fees	0.00	3,163.00	3,163.00	19,243.75	38,000.00	18,756.25	38,000.00
05125 Management Fees	3,670.00	3,605.00	(65.00)	43,325.00	43,260.00	(65.00)	43,260.00
05150 Insurance Expense	2,605.43	2,420.00	(185.43)	29,952.78	29,040.00	(912.78)	29,040.00
06220 Bad Debt Expense	0.00	837.00	837.00	0.00	10,000.00	10,000.00	10,000.00
06230 Misc Expense	0.00	1,413.00	1,413.00	2,322.00	17,000.00	14,678.00	17,000.00
06235 Engineering Report	23,126.30	5,000.00	(18,126.30)	193,298.40	60,000.00	(133,298.40)	60,000.00
TOTAL Administrative	29,414.23	18,512.00	(10,902.23)	332,313.05	222,100.00	(110,213.05)	222,100.00
<u>Grounds</u>							
06225 Lake Bank Restoration	0.00	2,500.00	2,500.00	0.00	30,000.00	30,000.00	30,000.00
TOTAL Grounds	0.00	2,500.00	2,500.00	0.00	30,000.00	30,000.00	30,000.00
<u>Public Utilities</u>							
05810 Electricity	50.41	75.00	24.59	941.94	900.00	(41.94)	900.00
TOTAL Public Utilities	50.41	75.00	24.59	941.94	900.00	(41.94)	900.00
<u>Repairs and Maintenance</u>							
05610 Landscape Lighting Maintenance	0.00	500.00	500.00	10,455.00	6,000.00	(4,455.00)	6,000.00
05620 Preserve Maintenance	0.00	3,663.00	3,663.00	43,000.00	44,000.00	1,000.00	44,000.00
05625 Infrastructure Maintenance	0.00	413.00	413.00	444.00	5,000.00	4,556.00	5,000.00
05630 Entry Feature Maintenance	665.00	750.00	85.00	7,980.00	9,000.00	1,020.00	9,000.00
05633 Storm Drain System	0.00	5,413.00	5,413.00	0.00	65,000.00	65,000.00	65,000.00
05635 Holiday Lighting	18,982.50	1,837.00	(17,145.50)	53,115.00	22,000.00	(31,115.00)	22,000.00
TOTAL Repairs and Maintainer	19,647.50	12,576.00	(7,071.50)	114,994.00	151,000.00	36,006.00	151,000.00
TOTAL Expense	49,112.14	33,663.00	(15,449.14)	448,248.99	404,000.00	(44,248.99)	404,000.00
Excess Revenue / Expense	(15,120.21)	0.00	(15,120.21)	(33,152.74)	0.00	(33,152.74)	0.00