

CONDENSED STATEMENT OF CASH RECEIPTS AND DISBURSEMENTS
GREEN VALLEY VILLAS WEST CONDOMINIUM ASSOCIATION

As of January 31, 2020

OPERATIONS FUND	ACTUAL	BUDGET	VARIANCE
Receipts			
Residential assessment	\$ 183,148	\$ 144,480	\$ 38,668
Late charges	30	167	(137)
Transfer fees	1,000	1,250	(250)
Laundry	1,116	1,250	(134)
Other Income	176	16	160
Total receipts	185,470	147,163	38,307
Disbursements			
Maintenance	70,316	65,975	(4,341)
Utilities	19,585	23,229	3,644
Administration	20,259	15,458	(4,801)
Insurance & Taxes	9,095	10,001	906
Total disbursements	119,255	114,663	(4,592)
Income / Deficit	66,215	32,500	33,715
Transfer to Major Maintenance Fund	52,500	32,500	(20,000)
Net Increase / Decrease in operating fund balance	13,715	-	13,715
Operating Fund balance as of 12/31/2019	35,903	35,903	-
Operating Fund balance at end of period	\$ 49,618	\$ 35,903	\$ 13,715
MAJOR MAINTENANCE FUND			
Receipts			
Transfer from operations fund	\$ 52,500	\$ 32,500	(20,000)
Gain/(Loss) on Investments	1,750	-	(1,750)
Additional Reserve Allocation	-		-
Interest	3,942	2,917	(1,025)
Total receipts	58,192	35,417	(22,775)
Disbursements			
Roof replacements	37,395	19,333	(18,062)
Painting	7,838	-	(7,838)
Street Maintenance	-	4,167	4,167
Pool equipment	-	233	233
HVAC replacement	27,600	4,600	(23,000)
Capital equipment	-	1,250	1,250
Tree Maintenance	-	1,250	1,250
Restoration - Gas Line Replacement	-	1,667	1,667
Contingency	-	2,917	2,917
Total disbursements	72,833	35,417	(37,416)
Excess (deficit) of receipts over disbursements	(14,641)	-	(14,641)
Net Book Value of Fixed Assests	631,441	631,441	-
Major Maintenance Fund Balance as of 12/31/2019	1,712,393	1,712,393	-
Reserve Fund Balance at end of period	\$ 2,329,193	\$ 2,343,834	\$ (14,641)
Total Funds	\$ 2,378,811	\$ 2,379,737	\$ (926)