

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

As of October 31, 2020

OPERATIONS FUND	ACTUAL	BUDGET	VARIANCE
<b>Receipts</b>			
Residential assessment	\$ 1,440,473	\$ 1,444,800	\$ (4,327)
Late charges	869	1,667	(798)
Transfer fees	16,650	12,500	4,150
Laundry	10,666	12,500	(1,834)
Other Income	7,881	166	7,715
Total receipts	1,476,539	1,471,633	4,906
<b>Disbursements</b>			
Maintenance	581,702	659,753	78,051
Utilities	216,459	232,292	15,833
Administration	163,578	154,580	(8,998)
Insurance & Taxes	88,703	100,008	11,305
Total disbursements	1,050,442	1,146,633	96,191
Income / Deficit	426,097	325,000	101,097
Transfer to Major Maintenance Fund	415,000	325,000	(90,000)
Net Increase / Decrease in operating fund balance	11,097	-	11,097
Operating Fund balance as of 12/31/2019	35,903	35,903	-
<b>Operating Fund balance at end of period</b>	<b>\$ 47,000</b>	<b>\$ 35,903</b>	<b>11,097</b>
<b>MAJOR MAINTENANCE FUND</b>			
<b>Receipts</b>			
Transfer from operations fund	\$ 415,000	\$ 325,000	90,000
Gain/(Loss) on Investments	32,522	\$ -	32,522
Additional Reserve Allocation	\$ -	-	-
Interest	29,283	29,167	116
Total receipts	476,805	354,167	122,638
<b>Disbursements</b>			
Roof replacements and Major Repair	256,076	193,333	(62,743)
Painting Outside Contractor	71,149	-	(71,149)
Street Maintenance	62,429	41,667	(20,762)
Pool equipment	11,200	2,333	(8,867)
HVAC replacement	214,790	46,000	(168,790)
Capital equipment	25,879	12,500	(13,379)
Tree Maintenance	-	12,500	12,500
Restoration - Gas Line Replacement	21,651	16,667	(4,984)
Contingency	12	29,167	29,155
Total disbursements	663,186	354,167	(309,019)
Excess (deficit) of receipts over disbursements	(186,381)	-	(186,381)
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	-
<b>Reserve Fund Balance at end of period</b>	<b>\$ 2,343,834</b>	<b>\$ 2,343,834</b>	<b>\$ (186,381)</b>
<b>Total Funds</b>	<b>\$ 2,390,834</b>	<b>\$ 2,379,737</b>	<b>\$ (175,284)</b>