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FLD
Balance Sheet
As of April 30, 2020

Accrual Basis

	Apr 30, 20
ASSETS	
Current Assets	
Checking/Savings	
Operating Fund	
1104 · Fifth Third Checking	16,689.20
Total Operating Fund	16,689.20
Reserve Funds	
1102 · Evergreen Bank Money Market	65,821.38
1103 · Lisle Savings Bank MM	1,154.84
1105 · Fifth Third Bank MM	182,721.61
Total Reserve Funds	249,697.83
Total Checking/Savings	266,387.03
Accounts Receivable	
1160 · Accounts Receivable	40,471.08
Total Accounts Receivable	40,471.08
Other Current Assets	
12000 · Undeposited Funds	-100.00
Total Other Current Assets	-100.00
Total Current Assets	306,758.11
Other Assets	
1165 · A/R Equity/Com Ed	5,018.25
Total Other Assets	5,018.25
TOTAL ASSETS	311,776.36
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
1200 · Accounts Payable	25.50
Total Accounts Payable	25.50
Other Current Liabilities	
1205 · Prepaid Assessments	11,570.86
1207 · Security Deposits Rental Units	126.00
Total Other Current Liabilities	11,696.86
Total Current Liabilities	11,722.36
Total Liabilities	11,722.36

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Balance Sheet
As of April 30, 2020

Accrual Basis

	<u>Apr 30, 20</u>
Equity	
3000 · Homeowners Equity	451,256.96
3001 · Reserves	-164,430.01
Net Income	<u>13,227.05</u>
Total Equity	<u>300,054.00</u>
TOTAL LIABILITIES & EQUITY	<u><u>311,776.36</u></u>

Profit & Loss Budget Performance

Accrual Basis

April 2020

	Apr 20	Budget	\$ Over Budget	Jan - Apr 20	YTD Budget	\$ Over Budget	Annual Budget
Income							
Income							
4000 - Monthly Assessments	44,070.54	44,070.67	(0.13)	176,282.16	176,282.68	(0.52)	528,848.00
4002 - HOA Assessment Income	10,787.28	10,787.25	0.03	43,149.12	43,149.00	0.12	129,447.00
4008 - Interest Income	39.81	41.67	(1.86)	160.23	166.68	(6.45)	500.00
4010 - Late Fees	0.00	291.67	(291.67)	1,375.00	1,166.68	208.32	3,500.00
4015 - Move- In fees Income	0.00	250.00	(250.00)	500.00	1,000.00	(500.00)	3,000.00
4020 - Gas Income	9,590.18	6,250.00	3,340.18	36,349.65	25,000.00	11,349.65	75,000.00
4025 - Miscellaneous Income	300.00	541.67	(241.67)	300.00	2,166.68	(1,866.68)	6,500.00
Total Income	64,787.81	62,232.93	2,554.88	258,116.16	248,931.72	9,184.44	746,795.00
Total Income	64,787.81	62,232.93	2,554.88	258,116.16	248,931.72	9,184.44	746,795.00
Expense							
Administrative Expense							
5085 - Legal Expense	640.00	583.33	56.67	2,140.00	2,333.32	(193.32)	7,000.00
5080 - Management Fees	2,083.33	2,130.42	(47.09)	8,333.32	8,521.68	(188.36)	25,565.00
5096 - Postage	0.00	187.08	(187.08)	793.53	748.32	45.21	2,245.00
5097 - Misc Administrative Expense	200.50	228.58	(29.08)	1,619.40	918.32	701.08	2,755.00
5090 - Audit Expense	0.00	0.00	0.00	0.00	0.00	0.00	3,500.00
5099 - Allowance for Bad Debt	0.00	83.33	(83.33)	0.00	333.32	(333.32)	1,000.00
Total Administrative Expense	2,923.83	3,213.74	(289.91)	12,886.25	12,854.96	31.29	42,065.00
Operating Expenses							
5082 - Insurance	2,566.30	2,976.42	(410.12)	10,265.20	11,905.68	(1,640.48)	35,717.00
8000 - HOA Dues	10,787.28	10,787.25	0.03	43,149.12	43,149.00	0.12	129,447.00
Total Operating Expenses	13,353.58	13,763.67	(410.09)	53,414.32	55,054.68	(1,640.36)	165,164.00
Maintenance Expenses							
5000 - Landscape Contract	5,192.00	8,067.00	(2,875.00)	5,312.00	8,067.00	(2,755.00)	64,536.00
5003 - Snow Removal	0.00	0.00	0.00	2,774.60	6,000.00	(3,225.40)	8,000.00
5067 - Fire Alarm Monitoring	1,394.25	475.00	919.25	2,788.50	1,900.00	888.50	5,700.00
5066 - Fire Alarm Repairs	323.64	916.67	(593.03)	1,394.64	3,666.68	(2,272.04)	11,000.00
5062 - Electric Repairs	0.00	416.67	(416.67)	702.67	1,666.68	(964.01)	5,000.00
5063 - Plumbing Repairs	0.00	333.33	(333.33)	0.00	1,333.32	(1,333.32)	4,000.00
5064 - Carpet Repairs/Cleaning	0.00	0.00	0.00	0.00	0.00	0.00	500.00
5065 - Janitorial Expense	2,918.50	3,141.67	(223.17)	11,674.00	12,566.68	(892.68)	37,700.00
5040 - Electric Expense	447.01	583.33	(136.32)	1,945.11	2,333.32	(388.21)	7,000.00
5041 - Gas Expense	6,456.46	6,250.00	206.46	34,321.44	25,000.00	9,321.44	75,000.00
5042 - Water/Sewer Expense	4,811.66	5,000.00	(188.34)	22,940.82	20,000.00	2,940.82	60,000.00
5045 - Scavenger Expense	1,950.00	2,610.83	(660.83)	7,950.00	10,443.32	(2,493.32)	31,330.00
5070 - General Repairs	1,163.76	1,798.33	(634.57)	21,516.76	7,193.32	14,323.44	21,580.00
5072 - Pest Control	0.00	325.00	(325.00)	0.00	1,300.00	(1,300.00)	3,900.00
5069 - Common Area Painting	0.00	0.00	0.00	0.00	0.00	0.00	1,000.00
5074 - Special Projects	0.00	650.00	(650.00)	0.00	2,600.00	(2,600.00)	7,800.00
5100 - Storage Space	57.00	43.33	13.67	268.00	173.32	94.68	520.00
Total Maintenance Expenses	24,714.28	30,611.16	(5,896.88)	113,588.54	104,243.64	9,344.90	344,566.00
Reserve Funding Expense							
7000 - Reserve Funding	14,583.33	14,583.33	0.00	58,333.32	58,333.32	0.00	175,000.00
7001 - Village Code Enforcement	1,666.67	1,666.67	0.00	6,666.68	6,666.68	0.00	20,000.00
Total Reserve Funding Expense	16,250.00	16,250.00	0.00	65,000.00	65,000.00	0.00	195,000.00
Total Expense	57,241.69	63,838.57	(6,596.88)	244,889.11	237,153.28	7,735.83	746,795.00
Net Income	7,546.12	(1,605.64)	9,151.76	13,227.05	11,778.44	1,448.61	0.00