

**FLD**  
**Balance Sheet**

Accrual Basis

As of January 31, 2021

	Jan 31, 21
<b>ASSETS</b>	
<b>Current Assets</b>	
<b>Checking/Savings</b>	
<b>Operating Fund</b>	
1104 · Fifth Third Checking	11,964.15
<b>Total Operating Fund</b>	11,964.15
<b>Reserve Funds</b>	
1102 · Evergreen Bank Money Market	66,019.14
1103 · Lisle Savings Bank MM	1,156.52
1105 · Fifth Third Bank MM	192,194.72
<b>Total Reserve Funds</b>	259,370.38
<b>Total Checking/Savings</b>	271,334.53
<b>Accounts Receivable</b>	
1160 · Accounts Receivable	59,720.92
<b>Total Accounts Receivable</b>	59,720.92
<b>Other Current Assets</b>	
12000 · Undeposited Funds	-100.00
<b>Total Other Current Assets</b>	-100.00
<b>Total Current Assets</b>	330,955.45
<b>Other Assets</b>	
1165 · A/R Equity/Com Ed	5,018.25
<b>Total Other Assets</b>	5,018.25
<b>TOTAL ASSETS</b>	<b>335,973.70</b>
<b>LIABILITIES &amp; EQUITY</b>	
<b>Liabilities</b>	
<b>Current Liabilities</b>	
<b>Accounts Payable</b>	
1200 · Accounts Payable	26,750.72
<b>Total Accounts Payable</b>	26,750.72
<b>Other Current Liabilities</b>	
1205 · Prepaid Assessments	21,698.31
1207 · Security Deposits Rental Units	126.00
<b>Total Other Current Liabilities</b>	21,824.31
<b>Total Current Liabilities</b>	48,575.03
<b>Total Liabilities</b>	48,575.03

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**Balance Sheet**

Accrual Basis

As of January 31, 2021

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	<u>Jan 31, 21</u>
<b>Equity</b>	
3000 · Homeowners Equity	456,324.50
3001 · Reserves	-165,433.76
Net Income	-3,492.07
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<b>Total Equity</b>	<b>287,398.67</b>
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<b>TOTAL LIABILITIES &amp; EQUITY</b>	<b><u><u>335,973.70</u></u></b>

FLD  
Profit & Loss Budget Performance

Accrual Basis

January 2021

	Jan 21	Budget	\$ Over Budget	Jan 21	YTD Budget	\$ Over Budget	Annual Budget
<b>Income</b>							
<b>Income</b>							
4000 · Monthly Assessments	44,070.54	44,070.63	(0.09)	44,070.54	44,070.63	(0.09)	528,848.00
4002 · HOA Assessment Income	10,787.28	10,787.25	0.03	10,787.28	10,787.25	0.03	129,447.00
4008 · Interest Income	14.02	41.63	(27.61)	14.02	41.63	(27.61)	500.00
4010 · Late Fees	700.00	500.00	200.00	700.00	500.00	200.00	6,000.00
4015 · Move- In fees Income	250.00	400.00	(150.00)	250.00	400.00	(150.00)	4,800.00
4020 · Gas Income	11,284.56	6,500.00	4,784.56	11,284.56	6,500.00	4,784.56	78,000.00
4025 · Miscellaneous Income	149.83	708.37	(558.54)	149.83	708.37	(558.54)	8,500.00
<b>Total Income</b>	<b>67,256.23</b>	<b>63,007.88</b>	<b>4,248.35</b>	<b>67,256.23</b>	<b>63,007.88</b>	<b>4,248.35</b>	<b>756,095.00</b>
<b>Total Income</b>	<b>67,256.23</b>	<b>63,007.88</b>	<b>4,248.35</b>	<b>67,256.23</b>	<b>63,007.88</b>	<b>4,248.35</b>	<b>756,095.00</b>
<b>Expense</b>							
66900 · Reconciliation Discrepan...	(37.20)	0.00	(37.20)	(37.20)	0.00	(37.20)	0.00
<b>Administrative Expense</b>							
5085 · Legal Expense	562.50	583.37	(20.87)	562.50	583.37	(20.87)	7,000.00
5080 · Management Fees	2,083.33	2,125.00	(41.67)	2,083.33	2,125.00	(41.67)	25,500.00
5096 · Postage	232.84	70.87	161.97	232.84	70.87	161.97	850.00
5097 · Misc Administrative Exp...	475.33	214.00	261.33	475.33	214.00	261.33	2,568.00
5090 · Audit Expense	0.00	291.63	(291.63)	0.00	291.63	(291.63)	3,500.00
5099 · Allowance for Bad Debt	0.00	250.00	(250.00)	0.00	250.00	(250.00)	3,000.00
<b>Total Administrative Expense</b>	<b>3,354.00</b>	<b>3,534.87</b>	<b>(180.87)</b>	<b>3,354.00</b>	<b>3,534.87</b>	<b>(180.87)</b>	<b>42,418.00</b>
<b>Operating Expenses</b>							
5082 · Insurance	0.00	3,063.88	(3,063.88)	0.00	3,063.88	(3,063.88)	36,767.00
8000 · HOA Dues	10,787.28	10,787.25	0.03	10,787.28	10,787.25	0.03	129,447.00
<b>Total Operating Expenses</b>	<b>10,787.28</b>	<b>13,851.13</b>	<b>(3,063.85)</b>	<b>10,787.28</b>	<b>13,851.13</b>	<b>(3,063.85)</b>	<b>166,214.00</b>
<b>Maintenance Expenses</b>							
5000 · Landscape Contract	0.00	0.00	0.00	0.00	0.00	0.00	60,517.00
5003 · Snow Removal	3,217.00	4,816.60	(1,599.60)	3,217.00	4,816.60	(1,599.60)	24,083.00
5067 · Fire Alarm Monitoring	1,287.00	1,450.00	(163.00)	1,287.00	1,450.00	(163.00)	5,800.00
5066 · Fire Alarm Repairs	349.00	916.63	(567.63)	349.00	916.63	(567.63)	11,000.00
5062 · Electric Repairs	0.00	416.63	(416.63)	0.00	416.63	(416.63)	5,000.00
5063 · Plumbing Repairs	285.00	250.00	35.00	285.00	250.00	35.00	3,000.00
5064 · Carpet Repairs/Cleaning	0.00	41.63	(41.63)	0.00	41.63	(41.63)	500.00
5065 · Janitorial Expense	2,918.50	2,975.00	(56.50)	2,918.50	2,975.00	(56.50)	35,700.00
5040 · Electric Expense	514.84	541.63	(26.79)	514.84	541.63	(26.79)	6,500.00
5041 · Gas Expense	10,541.89	6,500.00	4,041.89	10,541.89	6,500.00	4,041.89	78,000.00
5042 · Water/Sewer Expense	9,171.29	6,500.00	2,671.29	9,171.29	6,500.00	2,671.29	78,000.00
5045 · Scavenger Expense	2,083.00	2,116.63	(33.63)	2,083.00	2,116.63	(33.63)	25,400.00
5070 · General Repairs	5,757.45	1,823.37	3,934.08	5,757.45	1,823.37	3,934.08	21,880.00
5072 · Pest Control	0.00	337.50	(337.50)	0.00	337.50	(337.50)	4,050.00
5069 · Common Area Painting	0.00	41.63	(41.63)	0.00	41.63	(41.63)	500.00

FLD  
**Profit & Loss Budget Performance**

January 2021

Accrual Basis

	Jan 21	Budget	\$ Over Budget	Jan 21	YTD Budget	\$ Over Budget	Annual Budget
5074 · Special Projects	5,879.00	916.63	4,962.37	5,879.00	916.63	4,962.37	11,000.00
5100 · Storage Space	0.00	70.87	(70.87)	0.00	70.87	(70.87)	850.00
<b>Total Maintenance Expenses</b>	42,003.97	29,714.75	12,289.22	42,003.97	29,714.75	12,289.22	371,780.00
<b>Reserve Funding Expense</b>							
7000 · Reserve Funding	14,640.25	14,640.25	0.00	14,640.25	14,640.25	0.00	175,683.00
<b>Total Reserve Funding Expense</b>	14,640.25	14,640.25	0.00	14,640.25	14,640.25	0.00	175,683.00
<b>Total Expense</b>	70,748.30	61,741.00	9,007.30	70,748.30	61,741.00	9,007.30	756,095.00
<b>Net Income</b>	<b>(3,492.07)</b>	<b>1,266.88</b>	<b>(4,758.95)</b>	<b>(3,492.07)</b>	<b>1,266.88</b>	<b>(4,758.95)</b>	<b>0.00</b>