

FLD
Balance Sheet

As of December 31, 2021

Accrual Basis

	<u>Dec 31, 21</u>
ASSETS	
Current Assets	
Checking/Savings	
Operating Fund	
1104 · Fifth Third Checking	17,013.20
Total Operating Fund	17,013.20
Reserve Funds	
1102 · Evergreen Bank Money Market	66,107.98
1103 · Lisle Savings Bank MM	1,157.16
1105 · Fifth Third Bank MM	67,548.01
Total Reserve Funds	134,813.15
Total Checking/Savings	151,826.35
Accounts Receivable	
1160 · Accounts Receivable	77,777.24
Total Accounts Receivable	77,777.24
Other Current Assets	
12000 · Undeposited Funds	-100.00
Total Other Current Assets	-100.00
Total Current Assets	229,503.59
Other Assets	
1165 · A/R Equity/Com Ed	5,018.25
Total Other Assets	5,018.25
TOTAL ASSETS	<u>234,521.84</u>

FLD
Balance Sheet

As of December 31, 2021

Accrual Basis

	<u>Dec 31, 21</u>
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
1200 · Accounts Payable	16,816.59
Total Accounts Payable	<u>16,816.59</u>
Other Current Liabilities	
1205 · Prepaid Assessments	20,358.92
1207 · Security Deposits Rental Units	126.00
Total Other Current Liabilities	<u>20,484.92</u>
Total Current Liabilities	<u>37,301.51</u>
Total Liabilities	37,301.51
Equity	
3000 · Homeowners Equity	457,072.17
3001 · Reserves	-217,319.01
Net Income	-42,532.83
Total Equity	<u>197,220.33</u>
TOTAL LIABILITIES & EQUITY	<u><u>234,521.84</u></u>

**FLD
Profit & Loss Budget Performance**

December 2021

Accrual Basis

	Dec 21	Budget	\$ Over Budget	Jan - Dec 21	YTD Budget	\$ Over Budget	Annual Budget
Income							
Income							
4000 · Monthly Assessments	44,070.54	44,070.67	(0.13)	528,846.48	528,848.00	(1.52)	528,848.00
4002 · HOA Assessment Income	10,787.28	10,787.25	0.03	129,447.36	129,447.00	0.36	129,447.00
4008 · Interest Income	8.96	41.67	(32.71)	124.71	500.00	(375.29)	500.00
4010 · Late Fees	750.00	500.00	250.00	6,350.00	6,000.00	350.00	6,000.00
4015 · Move- In fees Income	0.00	400.00	(400.00)	7,750.00	4,800.00	2,950.00	4,800.00
4020 · Gas Income	5,574.24	6,500.00	(925.76)	75,267.45	78,000.00	(2,732.55)	78,000.00
4025 · Miscellaneous Income	0.00	708.33	(708.33)	13,825.00	8,500.00	5,325.00	8,500.00
Total Income	61,191.02	63,007.92	(1,816.90)	761,611.00	756,095.00	5,516.00	756,095.00
Total Income	61,191.02	63,007.92	(1,816.90)	761,611.00	756,095.00	5,516.00	756,095.00
Gross Profit	61,191.02	63,007.92	(1,816.90)	761,611.00	756,095.00	5,516.00	756,095.00
Expense							
66900 · Reconciliation Items	0.00	0.00	0.00	(535.48)	0.00	(535.48)	0.00
Administrative Expense							
5085 · Legal Expense	500.00	583.33	(83.33)	6,137.50	7,000.00	(862.50)	7,000.00
5080 · Management Fees	2,083.33	2,125.00	(41.67)	24,999.96	25,500.00	(500.04)	25,500.00
5096 · Postage	315.12	70.83	244.29	1,898.10	850.00	1,048.10	850.00
5097 · Misc Administrative Expense	1,055.97	214.00	841.97	3,335.73	2,568.00	767.73	2,568.00
5090 · Audit Expense	0.00	291.67	(291.67)	700.00	3,500.00	(2,800.00)	3,500.00
5099 · Allowance for Bad Debt	0.00	250.00	(250.00)	(2.01)	3,000.00	(3,002.01)	3,000.00
Total Administrative Expense	3,954.42	3,534.83	419.59	37,069.28	42,418.00	(5,348.72)	42,418.00
Operating Expenses							
5082 · Insurance	7,663.15	3,063.92	4,599.23	37,898.30	36,767.00	1,131.30	36,767.00
8000 · HOA Dues	10,787.28	10,787.25	0.03	118,660.08	129,447.00	(10,786.92)	129,447.00
Total Operating Expenses	18,450.43	13,851.17	4,599.26	156,558.38	166,214.00	(9,655.62)	166,214.00
Maintenance Expenses							
5000 · Landscape Contract	0.00	0.00	0.00	72,830.50	60,517.00	12,313.50	60,517.00
5003 · Snow Removal	3,217.00	4,816.60	(1,599.60)	21,558.30	24,083.00	(2,524.70)	24,083.00
5067 · Fire Alarm Monitoring	4,031.44	0.00	4,031.44	17,420.94	5,800.00	11,620.94	5,800.00
5066 · Fire Alarm Repairs	3,017.16	916.67	2,100.49	21,359.55	11,000.00	10,359.55	11,000.00
5062 · Electric Repairs	0.00	416.67	(416.67)	6,200.26	5,000.00	1,200.26	5,000.00
5063 · Plumbing Repairs	0.00	250.00	(250.00)	10,135.58	3,000.00	7,135.58	3,000.00
5064 · Carpet Repairs/Cleaning	0.00	41.67	(41.67)	645.22	500.00	145.22	500.00
5065 · Janitorial Expense	3,010.00	2,975.00	35.00	34,467.61	35,700.00	(1,232.39)	35,700.00
5040 · Electric Expense	501.57	541.67	(40.10)	5,929.93	6,500.00	(570.07)	6,500.00
5041 · Gas Expense	13,419.25	6,500.00	6,919.25	77,312.65	78,000.00	(687.35)	78,000.00
5042 · Water/Sewer Expense	11,169.12	6,500.00	4,669.12	110,311.85	78,000.00	32,311.85	78,000.00
5045 · Scavenger Expense	2,204.55	2,116.67	87.88	26,684.30	25,400.00	1,284.30	25,400.00
5070 · General Repairs	339.99	1,823.33	(1,483.34)	21,727.96	21,880.00	(152.04)	21,880.00
5072 · Pest Control	0.00	337.50	(337.50)	7,897.00	4,050.00	3,847.00	4,050.00
5069 · Common Area Painting	0.00	41.67	(41.67)	0.00	500.00	(500.00)	500.00
5074 · Special Projects	0.00	916.67	(916.67)	0.00	11,000.00	(11,000.00)	11,000.00
5100 · Storage Space	85.00	70.83	14.17	887.00	850.00	37.00	850.00
Total Maintenance Expenses	40,995.08	28,264.95	12,730.13	435,368.65	371,780.00	63,588.65	371,780.00

FLD
Profit & Loss Budget Performance

December 2021

Accrual Basis

	Dec 21	Budget	\$ Over Budget	Jan - Dec 21	YTD Budget	\$ Over Budget	Annual Budget
Reserve Funding Expense							
7000 - Reserve Funding	14,640.25	14,640.25	0.00	175,683.00	175,683.00	0.00	175,683.00
Total Reserve Funding Expense	14,640.25	14,640.25	0.00	175,683.00	175,683.00	0.00	175,683.00
Total Expense	78,040.18	60,291.20	17,748.98	804,143.83	756,095.00	48,048.83	756,095.00
Net Income	(16,849.16)	2,716.72	(19,565.88)	(42,532.83)	0.00	(42,532.83)	0.00