

FLD
Balance Sheet
As of April 30, 2018

Accrual Basis

	Apr 30, 18
ASSETS	
Current Assets	
Checking/Savings	
Operating Fund	
1104 · Fifth Third Checking	124,090.39
Total Operating Fund	124,090.39
Reserve Funds	
1102 · Evergreen Bank Money Market	138,163.25
1103 · Lisle Savings Bank MM	80,023.17
1105 · Fifth Third Bank MM	93,011.84
Total Reserve Funds	311,198.26
Total Checking/Savings	435,288.65
Accounts Receivable	
1160 · Accounts Receivable	24,492.92
Total Accounts Receivable	24,492.92
Other Current Assets	
12000 · Undeposited Funds	-100.00
Total Other Current Assets	-100.00
Total Current Assets	459,681.57
Other Assets	
1165 · A/R Equity/Com Ed	5,018.25
Total Other Assets	5,018.25
TOTAL ASSETS	464,699.82
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
1200 · Accounts Payable	3,514.36
Total Accounts Payable	3,514.36

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 As of April 30, 2018

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	Apr 30, 18
Other Current Liabilities	
1205 · Prepaid Assessments	13,564.83
1207 · Security Deposits Rental Units	-874.00
Total Other Current Liabilities	12,690.83
Total Current Liabilities	16,205.19
Total Liabilities	16,205.19
Equity	
3000 · Homeowners Equity	483,955.54
3001 · Reserves	-65,801.66
Net Income	30,340.75
Total Equity	448,494.63
TOTAL LIABILITIES & EQUITY	464,699.82

FLD
Profit & Loss Budget Performance

April 2018

Accrual Basis

	Apr 18	Budget	\$ Over Budget	Jan - Apr 18	YTD Budget	\$ Over Budget	Annual Budget
Income							
Income							
4000 · Monthly Assessments	40,414.12	40,397.45	16.67	161,656.48	161,589.80	66.68	484,769.40
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	125.01	166.66	(41.65)	450.06	666.64	(216.58)	2,000.00
4010 · Late Fees	325.00	333.33	(8.33)	1,050.00	1,333.32	(283.32)	4,000.00
4015 · Move- In fees Income	0.00	333.33	(333.33)	0.00	1,333.32	(1,333.32)	4,000.00
4020 · Gas Income	10,702.80	7,930.33	2,772.47	39,306.34	31,721.32	7,585.02	95,164.00
4025 · Miscellaneous Income	3,500.00	166.66	3,333.34	11,275.00	666.64	10,608.36	2,000.00
Total Income	65,854.21	60,115.01	5,739.20	256,887.00	240,460.04	16,426.96	721,380.40
Total Income	65,854.21	60,115.01	5,739.20	256,887.00	240,460.04	16,426.96	721,380.40
Gross Profit	65,854.21	60,115.01	5,739.20	256,887.00	240,460.04	16,426.96	721,380.40
Expense							
Administrative Expense							
5085 · Legal Expense	500.00	583.33	(83.33)	2,000.00	2,333.32	(333.32)	7,000.00
5080 · Management Fees	2,023.33	2,023.33	0.00	8,093.32	8,093.32	0.00	24,280.00
5096 · Postage	174.69	256.66	(81.97)	732.80	1,026.64	(293.84)	3,080.00
5097 · Misc Administrative Expense	108.89	226.33	(117.44)	1,333.32	905.32	428.00	2,716.00
5090 · Audit Expense	400.00	500.00	(100.00)	850.00	1,000.00	(150.00)	7,000.00
5099 · Allowance for Bad Debt	0.00	166.66	(166.66)	0.00	666.64	(666.64)	2,000.00
Total Administrative Expense	3,206.91	3,756.31	(549.40)	13,009.44	14,025.24	(1,015.80)	46,076.00
Operating Expenses							
5082 · Insurance	0.00	2,355.50	(2,355.50)	4,282.00	9,422.00	(5,140.00)	28,266.00
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	10,787.28	13,142.75	(2,355.47)	47,431.12	52,571.00	(5,139.88)	157,713.00
Maintenance Expenses							
5000 · Landscape Contract	3,725.00	6,670.00	(2,945.00)	3,725.00	13,340.00	(9,615.00)	53,360.00
5003 · Snow Removal	0.00	0.00	0.00	5,951.40	4,000.00	1,951.40	8,000.00
5067 · Fire Alarm Monitoring	1,626.86	439.16	1,187.70	2,972.36	1,756.64	1,215.72	5,270.00
5066 · Fire Alarm Repairs	404.28	0.00	404.28	3,366.56	0.00	3,366.56	11,000.00
5062 · Electric Repairs	98.00	150.00	(52.00)	718.39	600.00	118.39	1,800.00
5063 · Plumbing Repairs	(1,537.52)	416.66	(1,954.18)	1,063.50	1,666.64	(603.14)	5,000.00
5064 · Carpet Repairs/Cleaning	(1,260.00)	41.66	(1,301.66)	(1,260.00)	166.64	(1,426.64)	500.00
5065 · Janitorial Expense	2,725.00	2,658.33	66.67	8,175.00	10,633.32	(2,458.32)	31,900.00
5040 · Electric Expense	526.21	708.33	(182.12)	2,264.09	2,833.32	(569.23)	8,500.00
5041 · Gas Expense	8,863.76	7,083.33	1,780.43	42,211.39	28,333.32	13,878.07	85,000.00
5042 · Water/Sewer Expense	3,531.40	5,270.83	(1,739.43)	18,923.10	21,083.32	(2,160.22)	63,250.00
5045 · Scavenger Expense	2,634.60	2,634.58	0.02	10,613.40	10,538.32	75.08	31,615.00
5070 · General Repairs	1,141.22	1,548.33	(407.11)	8,378.50	6,193.32	2,185.18	18,580.00
5072 · Pest Control	0.00	375.00	(375.00)	64.20	1,500.00	(1,435.80)	4,500.00
5069 · Common Area Painting	0.00	0.00	0.00	0.00	0.00	0.00	1,000.00
5074 · Special Projects	0.00	958.33	(958.33)	0.00	3,833.32	(3,833.32)	11,500.00
Total Maintenance Expenses	22,478.81	28,954.54	(6,475.73)	107,166.89	106,478.16	688.73	340,775.00

FLD
Profit & Loss Budget Performance

April 2018

Accrual Basis

	Apr 18	Budget	\$ Over Budget	Jan - Apr 18	YTD Budget	\$ Over Budget	Annual Budget
Reserve Funding Expense							
7000 - Reserve Funding	13,068.04	13,068.03	0.01	52,272.14	52,272.12	0.02	156,816.40
7001 - Village Code Enforcement	1,666.66	1,666.66	0.00	6,666.66	6,666.64	0.02	20,000.00
Total Reserve Funding Expense	14,734.70	14,734.69	0.01	58,938.80	58,938.76	0.04	176,816.40
Total Expense	51,207.70	60,588.29	(9,380.59)	226,546.25	232,013.16	(5,466.91)	721,380.40
Net Income	14,646.51	(473.28)	15,119.79	30,340.75	8,446.88	21,893.87	0.00