

**FLD**  
**Balance Sheet**  
As of October 31, 2018

Accrual Basis

	Oct 31, 18
<b>ASSETS</b>	
<b>Current Assets</b>	
<b>Checking/Savings</b>	
<b>Operating Fund</b>	
1104 · Fifth Third Checking	97,500.97
<b>Total Operating Fund</b>	97,500.97
<b>Reserve Funds</b>	
1102 · Evergreen Bank Money Market	65,188.85
1103 · Lisle Savings Bank MM	1,148.32
1105 · Fifth Third Bank MM	19,583.73
<b>Total Reserve Funds</b>	85,920.90
<b>Total Checking/Savings</b>	183,421.87
<b>Accounts Receivable</b>	
1160 · Accounts Receivable	17,491.03
<b>Total Accounts Receivable</b>	17,491.03
<b>Other Current Assets</b>	
12000 · Undeposited Funds	-100.00
<b>Total Other Current Assets</b>	-100.00
<b>Total Current Assets</b>	200,812.90
<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>205,831.15</b>

**FLD**  
**Balance Sheet**  
As of October 31, 2018

Accrual Basis

	Oct 31, 18
<b>LIABILITIES &amp; EQUITY</b>	
<b>Liabilities</b>	
<b>Current Liabilities</b>	
<b>Accounts Payable</b>	
1200 · Accounts Payable	5,970.00
<b>Total Accounts Payable</b>	5,970.00
<b>Other Current Liabilities</b>	
1205 · Prepaid Assessments	14,916.08
1207 · Security Deposits Rental Units	-874.00
<b>Total Other Current Liabilities</b>	14,042.08
<b>Total Current Liabilities</b>	20,012.08
<b>Total Liabilities</b>	20,012.08
<b>Equity</b>	
3000 · Homeowners Equity	480,348.61
3001 · Reserves	-292,021.17
Net Income	-2,508.37
<b>Total Equity</b>	185,819.07
<b>TOTAL LIABILITIES &amp; EQUITY</b>	<b>205,831.15</b>

**FLD**  
**Profit & Loss Budget Performance**

Accrual Basis

October 2018

	Oct 18	Budget	\$ Over Budget	Jan - Oct 18	YTD Budget	\$ Over Budget	Annual Budget
<b>Income</b>							
<b>Income</b>							
4000 · Monthly Assessments	40,352.13	40,397.45	(45.32)	403,707.27	403,974.50	(267.23)	484,769.40
4002 · HOA Assessment Income	10,787.28	10,787.25	0.03	107,872.80	107,872.50	0.30	129,447.00
4008 · Interest Income	46.14	166.66	(120.52)	1,040.21	1,666.60	(626.39)	2,000.00
4010 · Late Fees	50.00	333.33	(283.33)	2,425.00	3,333.30	(908.30)	4,000.00
4015 · Move- In fees Income	0.00	333.33	(333.33)	0.00	3,333.30	(3,333.30)	4,000.00
4020 · Gas Income	1,461.44	7,930.33	(6,468.89)	64,820.80	79,303.30	(14,482.50)	95,164.00
4025 · Miscellaneous Income	565.00	166.66	398.34	18,740.00	1,666.60	17,073.40	2,000.00
<b>Total Income</b>	<b>53,261.99</b>	<b>60,115.01</b>	<b>(6,853.02)</b>	<b>598,606.08</b>	<b>601,150.10</b>	<b>(2,544.02)</b>	<b>721,380.40</b>
<b>Total Income</b>	<b>53,261.99</b>	<b>60,115.01</b>	<b>(6,853.02)</b>	<b>598,606.08</b>	<b>601,150.10</b>	<b>(2,544.02)</b>	<b>721,380.40</b>
<b>Gross Profit</b>	<b>53,261.99</b>	<b>60,115.01</b>	<b>(6,853.02)</b>	<b>598,606.08</b>	<b>601,150.10</b>	<b>(2,544.02)</b>	<b>721,380.40</b>
<b>Expense</b>							
66900 · Reconciliation Discrepancies	0.00			(331.65)			
<b>Administrative Expense</b>							
5085 · Legal Expense	(376.75)	583.33	(960.08)	5,770.36	5,833.30	(62.94)	7,000.00
5080 · Management Fees	2,023.33	2,023.33	0.00	20,233.30	20,233.30	0.00	24,280.00
5096 · Postage	89.26	256.66	(167.40)	1,948.70	2,566.60	(617.90)	3,080.00
5097 · Misc Administrative Expense	39.35	226.33	(186.98)	2,171.41	2,263.30	(91.89)	2,716.00
5090 · Audit Expense	0.00	0.00	0.00	850.00	7,000.00	(6,150.00)	7,000.00
5099 · Allowance for Bad Debt	0.00	166.66	(166.66)	0.00	1,666.60	(1,666.60)	2,000.00
<b>Total Administrative Expense</b>	<b>1,775.19</b>	<b>3,256.31</b>	<b>(1,481.12)</b>	<b>30,973.77</b>	<b>39,563.10</b>	<b>(8,589.33)</b>	<b>46,076.00</b>
<b>Operating Expenses</b>							
5082 · Insurance	2,581.22	2,355.50	225.72	26,531.83	23,555.00	2,976.83	28,266.00
8000 · HOA Dues	10,787.28	10,787.25	0.03	107,872.80	107,872.50	0.30	129,447.00
<b>Total Operating Expenses</b>	<b>13,368.50</b>	<b>13,142.75</b>	<b>225.75</b>	<b>134,404.63</b>	<b>131,427.50</b>	<b>2,977.13</b>	<b>157,713.00</b>
<b>Maintenance Expenses</b>							
5000 · Landscape Contract	6,844.00	6,670.00	174.00	58,297.00	53,360.00	4,937.00	53,360.00
5003 · Snow Removal	0.00	0.00	0.00	6,177.40	4,000.00	2,177.40	8,000.00
5067 · Fire Alarm Monitoring	1,723.86	439.16	1,284.70	6,041.72	4,391.60	1,650.12	5,270.00
5066 · Fire Alarm Repairs	0.00	0.00	0.00	12,151.12	11,000.00	1,151.12	11,000.00
5062 · Electric Repairs	1,950.50	150.00	1,800.50	12,623.83	1,500.00	11,123.83	1,800.00
5063 · Plumbing Repairs	0.00	416.66	(416.66)	1,558.50	4,166.60	(2,608.10)	5,000.00
5064 · Carpet Repairs/Cleaning	0.00	41.66	(41.66)	(1,090.00)	416.60	(1,506.60)	500.00
5065 · Janitorial Expense	2,725.00	2,658.33	66.67	24,525.00	26,583.30	(2,058.30)	31,900.00
5040 · Electric Expense	753.60	708.33	45.27	5,894.48	7,083.30	(1,188.82)	8,500.00
5041 · Gas Expense	1,632.53	7,083.33	(5,450.80)	59,777.21	70,833.30	(11,056.09)	85,000.00
5042 · Water/Sewer Expense	3,597.57	5,270.83	(1,673.26)	50,638.81	52,708.30	(2,069.49)	63,250.00
5045 · Scavenger Expense	2,843.50	2,634.58	208.92	25,412.10	26,345.80	(933.70)	31,615.00
5070 · General Repairs	2,500.44	1,548.33	952.11	18,732.89	15,483.30	3,249.59	18,580.00
5072 · Pest Control	2,839.00	375.00	2,464.00	6,681.20	3,750.00	2,931.20	4,500.00
5069 · Common Area Painting	0.00	0.00	0.00	0.00	1,000.00	(1,000.00)	1,000.00
5074 · Special Projects	0.00	958.33	(958.33)	1,020.00	9,583.30	(8,563.30)	11,500.00
5100 · Storage Space	43.00			279.44			
<b>Total Maintenance Expenses</b>	<b>27,453.00</b>	<b>28,954.54</b>	<b>(1,501.54)</b>	<b>288,720.70</b>	<b>292,205.40</b>	<b>(3,484.70)</b>	<b>340,775.00</b>

FLD  
**Profit & Loss Budget Performance**

October 2018

Accrual Basis

	Oct 18	Budget	\$ Over Budget	Jan - Oct 18	YTD Budget	\$ Over Budget	Annual Budget
<b>Reserve Funding Expense</b>							
7000 · Reserve Funding	13,068.04	13,068.03	0.01	130,680.38	130,680.30	0.08	156,816.40
7001 · Village Code Enforcement	1,666.66	1,666.66	0.00	16,666.62	16,666.60	0.02	20,000.00
<b>Total Reserve Funding Expense</b>	14,734.70	14,734.69	0.01	147,347.00	147,346.90	0.10	176,816.40
<b>Total Expense</b>	57,331.39	60,088.29	(2,756.90)	601,114.45	610,542.90	(9,428.45)	721,380.40
<b>Net Income</b>	<b>(4,069.40)</b>	<b>26.72</b>	<b>(4,096.12)</b>	<b>(2,508.37)</b>	<b>(9,392.80)</b>	<b>6,884.43</b>	<b>0.00</b>