

FLD
Balance Sheet
As of June 30, 2018

Accrual Basis

	Jun 30, 18
ASSETS	
Current Assets	
Checking/Savings	
Operating Fund	
1104 · Fifth Third Checking	115,722.46
Total Operating Fund	115,722.46
Reserve Funds	
1102 · Evergreen Bank Money Market	111,336.48
1103 · Lisle Savings Bank MM	80,050.36
1105 · Fifth Third Bank MM	31,301.77
Total Reserve Funds	222,688.61
Total Checking/Savings	338,411.07
Accounts Receivable	
1160 · Accounts Receivable	29,008.75
Total Accounts Receivable	29,008.75
Other Current Assets	
12000 · Undeposited Funds	-100.00
Total Other Current Assets	-100.00
Total Current Assets	367,319.82
Other Assets	
1165 · A/R Equity/Com Ed	5,018.25
Total Other Assets	5,018.25
TOTAL ASSETS	372,338.07

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Balance Sheet
As of June 30, 2018

Accrual Basis

	Jun 30, 18
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
1200 · Accounts Payable	5,067.72
Total Accounts Payable	5,067.72
Other Current Liabilities	
1205 · Prepaid Assessments	9,362.68
1207 · Security Deposits Rental Units	-874.00
Total Other Current Liabilities	8,488.68
Total Current Liabilities	13,556.40
Total Liabilities	13,556.40
Equity	
3000 · Homeowners Equity	480,348.61
3001 · Reserves	-153,970.26
Net Income	32,403.32
Total Equity	358,781.67
TOTAL LIABILITIES & EQUITY	372,338.07

FLD
Profit & Loss Budget Performance

Accrual Basis

June 2018

	Jun 18	Budget	\$ Over Budget	Jan - Jun 18	YTD Budget	\$ Over Budget	Annual Budget
Income							
Income							
4000 · Monthly Assessments	40,414.12	40,397.45	16.67	242,484.72	242,384.70	100.02	484,769.40
4002 · HOA Assessment Income	10,787.28	10,787.25	0.03	64,723.68	64,723.50	0.18	129,447.00
4008 · Interest Income	88.63	166.66	(78.03)	657.01	999.96	(342.95)	2,000.00
4010 · Late Fees	400.00	333.33	66.67	1,800.00	1,999.98	(199.98)	4,000.00
4015 · Move- In fees Income	0.00	333.33	(333.33)	0.00	1,999.98	(1,999.98)	4,000.00
4020 · Gas Income	9,790.11	7,930.33	1,859.78	57,971.90	47,581.98	10,389.92	95,164.00
4025 · Miscellaneous Income	1,150.00	166.66	983.34	17,700.00	999.96	16,700.04	2,000.00
Total Income	62,630.14	60,115.01	2,515.13	385,337.31	360,690.06	24,647.25	721,380.40
Total Income	62,630.14	60,115.01	2,515.13	385,337.31	360,690.06	24,647.25	721,380.40
Gross Profit	62,630.14	60,115.01	2,515.13	385,337.31	360,690.06	24,647.25	721,380.40
Expense							
66900 · Reconciliation Discrepancies	(143.59)			(143.59)			
Administrative Expense							
5085 · Legal Expense	500.00	583.33	(83.33)	3,010.00	3,499.98	(489.98)	7,000.00
5080 · Management Fees	2,023.33	2,023.33	0.00	12,139.98	12,139.98	0.00	24,280.00
5096 · Postage	333.66	256.66	77.00	1,232.23	1,539.96	(307.73)	3,080.00
5097 · Misc Administrative Expense	209.91	226.33	(16.42)	1,690.65	1,357.98	332.67	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	999.96	(999.96)	2,000.00
Total Administrative Expense	3,066.90	3,256.31	(189.41)	18,922.86	26,537.86	(7,615.00)	46,076.00
Operating Expenses							
5082 · Insurance	0.00	2,355.50	(2,355.50)	4,939.00	14,133.00	(9,194.00)	28,266.00
8000 · HOA Dues	10,787.28	10,787.25	0.03	64,723.68	64,723.50	0.18	129,447.00
Total Operating Expenses	10,787.28	13,142.75	(2,355.47)	69,662.68	78,856.50	(9,193.82)	157,713.00
Maintenance Expenses							
5000 · Landscape Contract	11,322.00	6,670.00	4,652.00	24,603.00	26,680.00	(2,077.00)	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	0.00	439.16	(439.16)	2,972.36	2,634.96	337.40	5,270.00
5066 · Fire Alarm Repairs	3,925.82	0.00	3,925.82	8,368.88	11,000.00	(2,631.12)	11,000.00
5062 · Electric Repairs	5,980.32	150.00	5,830.32	6,698.71	900.00	5,798.71	1,800.00
5063 · Plumbing Repairs	0.00	416.66	(416.66)	1,783.50	2,499.96	(716.46)	5,000.00
5064 · Carpet Repairs/Cleaning	0.00	41.66	(41.66)	(1,260.00)	249.96	(1,509.96)	500.00
5065 · Janitorial Expense	2,725.00	2,658.33	66.67	13,625.00	15,949.98	(2,324.98)	31,900.00
5040 · Electric Expense	549.29	708.33	(159.04)	3,570.98	4,249.98	(679.00)	8,500.00
5041 · Gas Expense	9,665.26	7,083.33	2,581.93	52,687.59	42,499.98	10,187.61	85,000.00
5042 · Water/Sewer Expense	3,656.17	5,270.83	(1,614.66)	28,756.70	31,624.98	(2,868.28)	63,250.00
5045 · Scavenger Expense	2,744.60	2,634.58	110.02	15,992.60	15,807.48	185.12	31,615.00
5070 · General Repairs	1,215.44	1,548.33	(332.89)	11,900.18	9,289.98	2,610.20	18,580.00
5072 · Pest Control	0.00	375.00	(375.00)	64.20	2,250.00	(2,185.80)	4,500.00
5069 · Common Area Painting	0.00	1,000.00	(1,000.00)	0.00	1,000.00	(1,000.00)	1,000.00
5074 · Special Projects	0.00	958.33	(958.33)	0.00	5,749.98	(5,749.98)	11,500.00
5100 · Storage Space	50.30			142.74			
Total Maintenance Expenses	41,834.20	29,954.54	11,879.66	176,083.84	176,387.24	(303.40)	340,775.00

FLD
Profit & Loss Budget Performance

June 2018

Accrual Basis

	Jun 18	Budget	\$ Over Budget	Jan - Jun 18	YTD Budget	\$ Over Budget	Annual Budget
Reserve Funding Expense							
7000 · Reserve Funding	13,068.04	13,068.03	0.01	78,408.22	78,408.18	0.04	156,816.40
7001 · Village Code Enforcement	1,666.66	1,666.66	0.00	9,999.98	9,999.96	0.02	20,000.00
Total Reserve Funding Expense	14,734.70	14,734.69	0.01	88,408.20	88,408.14	0.06	176,816.40
Total Expense	70,279.49	61,088.29	9,191.20	352,933.99	370,189.74	(17,255.75)	721,380.40
Net Income	(7,649.35)	(973.28)	(6,676.07)	32,403.32	(9,499.68)	41,903.00	0.00