COTTESMORE HOA

Balance Sheet
As of 03/31/22

Account #	Description	Operating	Reserves	Other	Totals
		Fund Balances			
	ASSETS				
1110	IBERIA BANK-OPERATING ACCT	34,813.90			34,813.90
1130	IBERIA BANK - RESERVE		26,379.26		26,379.26
1310	ASSESSMENT RECEIVABLE	2,987.12			2,987.12
1340	DUE FROM OPERATING		2,056.75		2,056.75
1520	PREPAID EXPENSE	12,725.50			12,725.50
	TOTAL ASSETS	50,526.52	28,436.01	.00	78,962.53
	LIABILITIES & EQUITY				
	CURRENT LIABILITIES:				
3245	DUE TO RESERVES	2,056.75			2,056.75
3250	ASSESSMENT PAID IN ADVANCE	25,664.25			25,664.25
	Subtotal Current Liab.	27,721.00	.00	.00	27,721.00
	RESERVES:				
5280	GENERAL RESERVE		28,436.01		28,436.01
	Subtotal Reserves	.00	28,436.01	.00	28,436.01
	EQUITY:				
5500	MEMBERS EQUITY/RET. EARNINGS	23,134.13			23,134.13
	Current Year Net Income/(Loss)	(328.61)	.00	.00	(328.61)
	Subtotal Equity	22,805.52	.00	.00	22,805.52
	TOTAL LIABILITIES & EQUITY	50,526.52	28,436.01	.00	78,962.53

COTTESMORE HOA
Income/Expense Statement
Period: 03/01/22 to 03/31/22

Description		Current Period Actual	Current Period Budget	Current Period Variance	Year-To-Date Actual	Year-To-Date Budget	Year-To-Date Variance	Yearly Budget
INCOME:								
06110	MAINTENANCE FEES	.00	.00	.00	41,424.00	41,424.00	.00	165,696.00
06115	LATE FEES & INT.	43.94	.00	43.94	69.34	.00	69.34	.00
06140	RESERVE INTEREST	.44	.00	.44	.92	.00	.92	.00
06520	LELY MASTER FEES	.00	.00	.00	1,090.00	1,090.00	.00	4,360.00
06530	CSA FEES	.00	.00	.00	11,636.00	11,636.00	.00	46,544.00
06710	TRANSFER APPL. FEES RECEIVED	(75.00)	.00	(75.00)	(75.00)	.00	(75.00)	.00
06930	CAPITAL CONTRIBUTIONS	.00	.00	.00	.00	1,425.00	(1,425.00)	5,700.00
	Subtotal Income	(30.62)	.00	(30.62)	54,145.26	55,575.00	(1,429.74)	222,300.00
	EXPENSES							
GENERAL ADMINISTRATION								
07120	ANNUAL FEES	.00	.00	.00	.00	.00	.00	61.00
07130	INSURANCE	.00	334.00	334.00	.00	1,000.00	1,000.00	4,000.00
07145	OFFICE SUPPLIES & POSTAGE	116.30	84.00	(32.30)	304.66	250.00	(54.66)	1,000.00
07160	ACCOUNTING & LEGAL	.00	.00	.00	215.00	.00	(215.00)	7,500.00
07210	MANAGEMENT SERVICES	780.00	780.00	.00	2,340.00	2,340.00	.00	9,360.00
07250	LELY MASTER FEES	.00	.00	.00	.00	1,090.00	1,090.00	4,360.00
07255	COMPREHENSIVE SERVICE AGREEME	.00	.00	.00	12,725.50	11,636.00	(1,089.50)	46,544.00
	GENERAL ADMINISTRATION	896.30	1,198.00	301.70	15,585.16	16,316.00	730.84	72,825.00
UTILITIES								
08010	ELECTRICITY	136.01	112.50	(23.51)	456.90	337.50	(119.40)	1,350.00
08020	TELEPHONE	65.93	84.00	18.07	227.01	250.00	22.99	1,000.00
	UTILITIES	201.94	196.50	(5.44)	683.91	587.50	(96.41)	2,350.00
MAINTENANCE & REPAIRS								
08310	LANDSCAPE CONTRACT	7,125.00	7,125.00	.00	21,375.00	21,375.00	.00	85,500.00
08325	IRRIGATION SYSTEM	922.50	834.00	(88.50)	1,934.50	2,500.00	565.50	10,000.00
08330	PLANT CARE	.00	.00	.00	.00	.00	.00	1,500.00
08340	PINE STRAW/TREE TRIMMING	9,302.40	.00	(9,302.40)	9,302.40	.00	(9,302.40)	18,000.00
08350	PLANT REPLACE/GATE FLOWERS	.00	.00	.00	.00	.00	.00	7,000.00
08360	STORM DAMAGE	.00	100.00	100.00	.00	300.00	300.00	1,200.00
08390	LAKE MTCE.	.00	204.00	204.00	528.83	612.00	83.17	2,448.00
08440	PRESSURE WASHING	.00	.00	.00	.00	.00	.00	1,700.00
08470	GATE REPAIRS/MTCE	323.19	334.00	10.81	440.08	1,000.00	559.92	4,000.00
08490	STREET LIGHT REPAIR	.00	.00	.00	.00	.00	.00	2,000.00
08500	HOLIDAY LIGHTS	.00	.00	.00	1,500.00	1,500.00	.00	2,150.00
	MAINTENANCE & REPAIRS	17,673.09	8,597.00	(9,076.09)	35,080.81	27,287.00	(7,793.81)	135,498.00
MAJOR MECHANICAL								
	MAJOR MECHANICAL	.00	.00	.00	.00	.00	.00	.00
CONTINGENCIES								
08910	CONTINGENCY EXPENSE	609.60	284.00	(325.60)	1,066.32	850.00	(216.32)	3,400.00

COTTESMORE HOA
Income/Expense Statement
Period: 03/01/22 to 03/31/22

Description	Current Period Actual	Current Period Budget	Current Period Variance	Year-To-Date Actual	Year-To-Date Budget	Year-To-Date Variance	Yearly Budget
CONTINGENCIES	609.60	284.00	(325.60)	1,066.32	850.00	(216.32)	3,400.00
SPECIAL ASSESSMENTS							
SPECIAL ASSESSMENTS	.00	.00	.00	.00	.00	.00	.00
RESERVE FUND CONTRIBUTION							
09510 RESERVE FUND CONTRIBUTION	.00	.00	.00	2,056.75	2,056.75	.00	8,227.00
09515 RESERVE INTEREST TRANSFER	.44	.00	(.44)	.92	.00	(.92)	.00
RESERVE FUND CONTRIBUTIO	.44	.00	(.44)	2,057.67	2,056.75	(.92)	8,227.00
RESERVE FUND EXPENSES							
RESERVE FUND EXPENSES	.00	.00	.00	.00	.00	.00	.00
TOTAL EXPENSES	19,381.37	10,275.50	(9,105.87)	54,473.87	47,097.25	(7,376.62)	222,300.00
CURRENT YEAR NET INCOME/(LOSS	(19,411.99)	(10,275.50)	(9,136.49)	(328.61)	8,477.75	(8,806.36)	.00

COTTESMORE HOA

Reserve Statement

As of 03/31/22

		BEGINNING OF YEAR	YTD ALLOCATION	YTD DISBURSEMENTS	AVAILABLE BALANCE
	RESERVES:				
5280	GENERAL RESERVE	26,378.34	2,057.67	0.00	28,436.01
	Subtotal Reserves	26,378.34	2,057.67	0.00	28,436.01
	TOTAL RESERVES	26,378.34	2,057.67	0.00	28,436.01

CASH DISBURSEMENTS

Starting Check Date: 3/01/22 Cash Account #: 1110
Ending Check Date: 3/31/22

Check Date	Check #	Vend #	Name	Check Amount	Reference
3/03/22	100116	SEAST	SOUTHEAST SPREADING CO LLC	9,302.40	PINESTRAW SPREAD

Vchr-#	Invoice-#	Inv-date	Acct #	Eff-date	Amount-paid	Reference
381	39035	2/17/22	8340	3/03/22	9,302.40	PINESTRAW SPREAD

Check Date	Check #	Vend #	Name	Check Amount	Reference
3/03/22	100117	CASYI	CYPRESS ACCESS SYSTEMS INC	24.49	REPLC BATTERY BACK UP

Vchr-#	Invoice-#	Inv-date	Acct #	Eff-date	Amount-paid	Reference
382	1604266	2/23/22	8470	3/03/22	24.49	REPLC BATTERY BACK UP

Check Date	Check #	Vend #	Name	Check Amount	Reference
3/03/22	100118	RM	RESORT MANAGEMENT (MISC)	97.13	JAN 2022 ADMIN FEES

Vchr-#	Invoice-#	Inv-date	Acct #	Eff-date	Amount-paid	Reference
380	113416	2/22/22	7145	3/03/22	97.13	JAN 2022 ADMIN FEES

Check Date	Check #	Vend #	Name	Check Amount	Reference
3/03/22	100119	RASERV	RESORT ADDITIONAL SERVICES	75.00	TRANSFER FEE 7675

Vchr-#	Invoice-#	Inv-date	Acct #	Eff-date	Amount-paid	Reference
379	2179	12/27/21	7175	3/03/22	75.00	TRANSFER FEE 7675

Check Date	Check #	Vend #	Name	Check Amount	Reference
3/03/22	100120	RESORT	RESORT MANAGEMENT	780.00	MAR 2022 MANAGEMENT FEE

Vchr-#	Invoice-#	Inv-date	Acct #	Eff-date	Amount-paid	Reference
383	3108	3/01/22	7210	3/03/22	780.00	MAR 2022 MANAGEMENT FEE

Check Date	Check #	Vend #	Name	Check Amount	Reference
3/04/22	100121	SVICED	SUSAN VICEDOMINI	19.17	REIMB WEB SITE HOST FEE

Vchr-#	Invoice-#	Inv-date	Acct #	Eff-date	Amount-paid	Reference
387	030222	3/02/22	7145	3/04/22	19.17	REIMB WEB SITE HOST FEE

Check Date	Check #	Vend #	Name	Check Amount	Reference
3/14/22	100122	EXPLAW	EXPERT LAWN CARE LLC	7,375.00	

Vchr-#	Invoice-#	Inv-date	Acct #	Eff-date	Amount-paid	Reference
394	18685B	2/27/22	8325	3/14/22	250.00	2/22/2022 LAWN REPAIRS
396	18619	3/01/22	8320	3/14/22	7,125.00	MAR 2022 LAWN MAINT

				Totals:	7,375.00	

Check Date	Check #	Vend #	Name	Check Amount	Reference
3/14/22	100123	TJUSTI	TOM JUSTICE	609.60	REIMB COMM ACTIVITY

Vchr-#	Invoice-#	Inv-date	Acct #	Eff-date	Amount-paid	Reference
395	030222	3/02/22	8910	3/14/22	609.60	REIMB COMM ACTIVITY

Check Date	Check #	Vend #	Name	Check Amount	Reference
3/16/22	100124	CASYI	CYPRESS ACCESS SYSTEMS INC	298.70	

CASH DISBURSEMENTS

Starting Check Date: 3/01/22 Cash Account #: 1110
Ending Check Date: 3/31/22

Check Date	Check #	Vend #	Name				Check Amount	Reference	
		Vchr-#	Invoice-#	Inv-date	Acct #	Eff-date	Amount-paid	Reference	
		399	202203022	3/07/22	8470	3/16/22	248.70	APRIL BILLING	
		400	202203093	3/07/22	8470	3/16/22	50.00	MAR 2022 BILLING	

						Totals:	298.70		
3/21/22	300038	FPL	FPL				71.48	02/01-03/01 #6255	
		Vchr-#	Invoice-#	Inv-date	Acct #	Eff-date	Amount-paid	Reference	
		404	030122-6255	3/01/22	8010	3/21/22	71.48	02/01-03/01 #6255	
3/24/22	32422	(M)FPL	FPL				64.53	MAR	
		Vchr-#	Invoice-#	Inv-date	Acct #	Eff-date	Amount-paid	Reference	
		428	03/24/2022	3/24/22	8010	3/24/22	64.53	MAR	
3/25/22	100125	LELY	LELY RESORT MASTER POA				12,725.50	APR-JUN MTC FEE	
		Vchr-#	Invoice-#	Inv-date	Acct #	Eff-date	Amount-paid	Reference	
		405	030122-3622	3/01/22	6520	3/25/22	12,725.50	APR-JUN MTC FEE	
3/25/22	100126	EXPLAW	EXPERT LAWN CARE LLC				672.50		
		Vchr-#	Invoice-#	Inv-date	Acct #	Eff-date	Amount-paid	Reference	
		406	18756B	3/15/22	8325	3/25/22	220.00	RPLCD BROKEN NODE	
		407	18777B	3/18/22	8325	3/25/22	452.50	3/8 WET CHECK	

						Totals:	672.50		
3/28/22	300037	CLINK	CENTURYLINK				65.93	03/04-04/03 #5797	
		Vchr-#	Invoice-#	Inv-date	Acct #	Eff-date	Amount-paid	Reference	
		403	030422-5797	3/04/22	8020	3/28/22	65.93	03/04-04/03 #5797	

Totals: 32,181.43

-- End of report --

COTTESMORE HOA

AGED OWNER BALANCES: AS OF Mar. 31, 2022

ACCOUNT NUMBER SEQUENCE

* - Previous Owner or Renter

ACCOUNT #	UNIT #	NAME/ADDRESS	CURRENT	OVER 30	OVER 60	OVER 90	TOTAL
7679		McMahon Family Trust	14.52	13.12	950.00	0.00	977.64
7747		PETER ROSSI	29.42	26.57	950.00	1003.49	2009.48
		TOTAL:	43.94	39.69	1900.00	1003.49	2987.12

AGED OWNER BALANCES: AS OF Mar. 31, 2022

R E P O R T   S U M M A R Y

CODE	N/A	DESCRIPTION	ACCOUNT #	CURRENT	OVER 30	OVER 60	OVER 90	TOTAL
A1		MAINTENANCE FEE	1310	0.00	0.00	1900.00	974.19	2874.19
04		Interest	1310	43.94	39.69	0.00	29.30	112.93
			GRAND TOTAL:	43.94	39.69	1900.00	1003.49	2987.12

ACCOUNT NUMBER	ACCOUNT DESCRIPTION	DELINQUENCY AMOUNT
01310	ASSESSMENT RECEIVABLE	2987.12
	T O T A L	$2987.12

-- End of report --

PREPAYS AS OF Mar. 31, 2022
Account Number Sequence

* - Previous Owner or Renter

NAME / ADDRESS	LOT NUMBER	ACCOUNT NUMBER	CODE	PREPAID AMOUNT
CHARLES & MARY ANN FEMMINELLA 7631 COTTESMORE DRIVE		7631	PP	950.00
DANIEL & NANCY HART 7635 COTTESMORE DRIVE		7635	PP	950.00
LINDA CAIN 7639 COTTESMORE DRIVE		7639	PP	950.00
Hope Family Trust 7651 COTTESMORE DRIVE		7651	PP	964.25
ED GALLAGHER 7655 COTTESMORE DRIVE		7655	PP	950.00
EDWARD PETRELLA 7659 COTTESMORE DRIVE		7659	PP	950.00
GEORGE HUDAK 7660 COTTESMORE DRIVE		7660	PP	950.00
FRAN PIERINI 7663 COTTESMORE DRIVE		7663	PP	950.00
KENNETH HARJU 7664 COTTESMORE DRIVE		7664	PP	950.00
LOUISE GARON 7668 COTTESMORE DRIVE		7668	PP	950.00
Dan & Kimberly Cleaves 7675 COTTESMORE DRIVE		7675	PP	950.00
Lisa Berk 7680 COTTESMORE DRIVE		7680	PP	950.00
RICHARD IRIZARRY 7684 COTTESMORE DRIVE		7684	PP	950.00
JEANA NORDSTROM as TRUSTEE 7688 COTTESMORE DRIVE		7688	PP	950.00
WALDA ST YVES 7691 COTTESMORE DRIVE		7691	PP	950.00

PREPAYS AS OF Mar. 31, 2022
Account Number Sequence

* - Previous Owner or Renter

NAME ADDRESS	LOT NUMBER	ACCOUNT NUMBER	CODE	PREPAID AMOUNT
JAMES HOWE 7692 COTTESMORE DRIVE		7692	PP	950.00
STANLEY BERDELL 7696 COTTESMORE DRIVE		7696	PP	950.00
ELAINE YOLTAY 7700 COTTESMORE DRIVE		7700	PP	1,900.00
PHILIP CAMERLENGO 7703 COTTESMORE DRIVE		7703	PP	950.00
WILLIAM GUSKA 7707 COTTESMORE DRIVE		7707	PP	950.00
THOMAS JUSTICE 7723 COTTESMORE DRIVE		7723	PP	950.00
FERDINAND LOPATYNSKI 7724 COTTESMORE DRIVE		7724	PP	950.00
KATHY SHOOP 7727 COTTESMORE DRIVE		7727	PP	950.00
Domenico Saccoccio 7734 COTTESMORE DRIVE		7734	PP	950.00
CHARLES SHEA 7748 COTTESMORE DRIVE		7748	PP	950.00
ANTHONY CORACI 7763 COTTESMORE DRIVE		7763	PP	950.00
				=============
TOTAL HOMES:	26	TOTAL PREPAYS		25,664.25
		TOTAL DISTR: PP		25,664.25

-- End of report --