

East Lake Woodlands Community Association Inc.

Balance Sheet

1/31/2023

Assets

Operating

1000-002 - Petty Cash-Gate Cards	\$50.00	
1010-005 - Cash-Checking-Servis1st	\$292,579.61	
1010-012 - Cash-CD-FCB-2/4/2023 .02%	\$56,234.80	
1010-013 - Cash-OP MMA-LMCU	\$101,630.87	
1010-017 - Cash-Savings-LMCU	\$5.00	
1110-000 - A/R-Maintenance Fees	\$26,227.64	
1410-000 - Prepaid Insurance-General	\$33,178.60	
1410-001 - Prepaid Insurance-D&O	\$3,311.91	
1410-003 - Prepaid Insurance-W/C	\$248.22	
1420-000 - Prepaid Expense-Security	\$2,112.00	
1500-001 - Utility Deposits-Electric	<u>\$585.54</u>	
<u>Operating Total</u>		\$516,164.19

Reserve

1041-005 - Cash-MMA-Servis1st Bank	\$290,817.74	
1041-010 - Cash-MMA-Centennial	\$69,629.97	
1046-006 - Cash-MMA-CD City National	\$56,346.33	
1095-005 - Cash-MMA-LMCU Bank	\$112,648.99	
<u>Reserve Total</u>		\$529,443.03

Assets Total

\$1,045,607.22

Liabilities and Equity

Operating

2010-000 - Accounts Payable	\$41,390.68	
2011-000 - Accounts Payable-Accrued	\$12,311.00	
2410-000 - Unearned Revenue-Billings	\$62,245.68	
2411-000 - Unearned Rev.-Misc.	\$1,249.01	
2450-000 - Unearned Revenue-Prepaid Fees	\$32,039.26	
2450-002 - Prepaid Country Club Dues	<u>\$90,538.25</u>	
<u>Operating Total</u>		\$239,773.88

Reserve

3028-000 - Reserve Fund-Def Maint	\$136,979.75	
3029-000 - Reserve Fund-General	\$361,647.76	
3030-000 - Reserve Fund - Cap. Improv.	\$30,183.71	
3080-000 - Reserve Fund-Interest	<u>\$631.81</u>	
<u>Reserve Total</u>		\$529,443.03

Retained Earnings

\$245,494.60

Net Income

\$30,895.71

Liabilities & Equity Total

\$1,045,607.22

East Lake Woodlands Community Association Inc.
Budget Comparison Report
1/1/2023 - 1/31/2023

	1/1/2023 - 1/31/2023			1/1/2023 - 1/31/2023			
	Actual	Budget	Variance	Actual	Budget	Variance	Annual Budget
Income							
<u>Revenues</u>							
6010-000 - Maint Fee-Operating	\$145,940.87	\$145,936.42	\$4.45	\$145,940.87	\$145,936.42	\$4.45	\$1,751,237.00
6029-000 - Maint Fee-Resv-General	\$26,416.67	\$26,416.67	\$0.00	\$26,416.67	\$26,416.67	\$0.00	\$317,000.00
6030-000 - Maint Fee-Resv-Cap Improv.	\$15,000.00	\$15,000.00	\$0.00	\$15,000.00	\$15,000.00	\$0.00	\$180,000.00
6070-000 - Interest Income-Operating	\$100.86	\$66.67	\$34.19	\$100.86	\$66.67	\$34.19	\$800.00
6071-000 - Interest Income-Reserve	\$631.81	\$100.00	\$531.81	\$631.81	\$100.00	\$531.81	\$1,200.00
6076-000 - Interest Income-Owner	\$71.31	\$25.00	\$46.31	\$71.31	\$25.00	\$46.31	\$300.00
6082-000 - Late Fee Income	\$1,180.68	\$133.33	\$1,047.35	\$1,180.68	\$133.33	\$1,047.35	\$1,600.00
6083-001 - ELW Gate Income	\$1,680.00	\$1,250.00	\$430.00	\$1,680.00	\$1,250.00	\$430.00	\$15,000.00
6083-099 - Other Income-Pre-Lien	\$0.00	\$29.17	(\$29.17)	\$0.00	\$29.17	(\$29.17)	\$350.00
6084-001 - ELW Country Club Fees	\$8,230.75	\$8,223.58	\$7.17	\$8,230.75	\$8,223.58	\$7.17	\$98,683.00
6084-002 - ELW Shopping Center Fees	\$2,260.75	\$2,260.75	\$0.00	\$2,260.75	\$2,260.75	\$0.00	\$27,129.00
6900-000 - Income Transfer to Resv Funds	(\$26,416.67)	(\$26,416.67)	\$0.00	(\$26,416.67)	(\$26,416.67)	\$0.00	(\$317,000.00)
6900-003 - Income Transfer to Capital Improvements	(\$15,000.00)	(\$15,000.00)	\$0.00	(\$15,000.00)	(\$15,000.00)	\$0.00	(\$180,000.00)
6901-000 - Interest Transfer to Reserves	(\$631.81)	(\$100.00)	(\$531.81)	(\$631.81)	(\$100.00)	(\$531.81)	(\$1,200.00)
<u>Total Revenues</u>	\$159,465.22	\$157,924.92	\$1,540.30	\$159,465.22	\$157,924.92	\$1,540.30	\$1,895,099.00
Total Income	\$159,465.22	\$157,924.92	\$1,540.30	\$159,465.22	\$157,924.92	\$1,540.30	\$1,895,099.00
Expense							
<u>Administrative</u>							
7110-000 - Insurance-General	\$6,635.71	\$7,321.67	\$685.96	\$6,635.71	\$7,321.67	\$685.96	\$87,860.00
7110-001 - Insurance-Workers Comp	\$49.65	\$51.33	\$1.68	\$49.65	\$51.33	\$1.68	\$616.00
7110-002 - Insurance-D&O	\$662.39	\$523.25	(\$139.14)	\$662.39	\$523.25	(\$139.14)	\$6,279.00
7211-000 - Legal-General	\$770.00	\$2,083.33	\$1,313.33	\$770.00	\$2,083.33	\$1,313.33	\$25,000.00
7212-000 - Professional-General	\$0.00	\$83.33	\$83.33	\$0.00	\$83.33	\$83.33	\$1,000.00
7212-001 - Accounting/Tax Prep/Audit	\$0.00	\$583.33	\$583.33	\$0.00	\$583.33	\$583.33	\$7,000.00
7214-000 - Lien/Admin-Lien Reimbursement	(\$25.00)	\$0.00	\$25.00	(\$25.00)	\$0.00	\$25.00	\$0.00
7310-002 - Taxes-Corp Annual	\$0.00	\$5.42	\$5.42	\$0.00	\$5.42	\$5.42	\$65.00
7310-008 - Taxes-Federal Income	\$0.00	\$166.67	\$166.67	\$0.00	\$166.67	\$166.67	\$2,000.00
7410-000 - Management Fee	\$19,164.92	\$19,581.58	\$416.66	\$19,164.92	\$19,581.58	\$416.66	\$234,979.00
7510-000 - Admin Expenses-General	\$3,862.12	\$2,083.33	(\$1,778.79)	\$3,862.12	\$2,083.33	(\$1,778.79)	\$25,000.00
7510-002 - Website	\$75.00	\$75.00	\$0.00	\$75.00	\$75.00	\$0.00	\$900.00
7514-000 - Member Communications	\$0.00	\$150.00	\$150.00	\$0.00	\$150.00	\$150.00	\$1,800.00
7950-000 - Board Expense-Dues	\$75.00	\$32.92	(\$42.08)	\$75.00	\$32.92	(\$42.08)	\$395.00
<u>Total Administrative</u>	\$31,269.79	\$32,741.16	\$1,471.37	\$31,269.79	\$32,741.16	\$1,471.37	\$392,894.00
<u>Services & Utilities</u>							
8012-000 - Controlled Access-Guard Contract	\$60,496.87	\$59,675.00	(\$821.87)	\$60,496.87	\$59,675.00	(\$821.87)	\$716,100.00
8012-001 - Controlled Access-Sheriff's Patrol	\$1,914.00	\$2,083.33	\$169.33	\$1,914.00	\$2,083.33	\$169.33	\$25,000.00
8013-000 - Gate Maintenance Contract	\$869.70	\$670.83	(\$198.87)	\$869.70	\$670.83	(\$198.87)	\$8,050.00
8013-001 - Gate Decals/Stickers	\$0.00	\$833.33	\$833.33	\$0.00	\$833.33	\$833.33	\$10,000.00
8013-003 - Ctl Access-Gate Comm Svcs	\$1,186.79	\$1,200.00	\$13.21	\$1,186.79	\$1,200.00	\$13.21	\$14,400.00
8013-004 - Cntrl Access - Security Cameras	\$0.00	\$416.67	\$416.67	\$0.00	\$416.67	\$416.67	\$5,000.00
8017-000 - Gate Damage Claims	(\$5,186.25)	\$0.00	\$5,186.25	(\$5,186.25)	\$0.00	\$5,186.25	\$0.00
8020-000 - ELW Custodial Labor	\$1,600.00	\$1,600.00	\$0.00	\$1,600.00	\$1,600.00	\$0.00	\$19,200.00
8110-000 - Repair & Maintenance-General	\$263.22	\$1,666.67	\$1,403.45	\$263.22	\$1,666.67	\$1,403.45	\$20,000.00

East Lake Woodlands Community Association Inc.
Budget Comparison Report
1/1/2023 - 1/31/2023

	1/1/2023 - 1/31/2023			1/1/2023 - 1/31/2023			
	Actual	Budget	Variance	Actual	Budget	Variance	Annual Budget
8110-002 - R&M-Guard House	\$1,076.25	\$1,025.00	(\$51.25)	\$1,076.25	\$1,025.00	(\$51.25)	\$12,300.00
8110-004 - R&M-Roads/Sidewalks	\$4,500.00	\$3,500.00	(\$1,000.00)	\$4,500.00	\$3,500.00	(\$1,000.00)	\$42,000.00
8110-009 - R&M Lndscp Lighting	\$295.00	\$295.00	\$0.00	\$295.00	\$295.00	\$0.00	\$3,540.00
8110-011 - R&M-CTL Access Gates	\$612.30	\$3,416.67	\$2,804.37	\$612.30	\$3,416.67	\$2,804.37	\$41,000.00
8110-016 - R&M-Signs	\$0.00	\$250.00	\$250.00	\$0.00	\$250.00	\$250.00	\$3,000.00
8110-023 - R&M-Drainage	\$0.00	\$8,750.00	\$8,750.00	\$0.00	\$8,750.00	\$8,750.00	\$105,000.00
8110-031 - R&M-Holiday Decorations	\$95.02	\$708.33	\$613.31	\$95.02	\$708.33	\$613.31	\$8,500.00
8210-001 - Grounds-Lawn Service	\$17,600.00	\$17,600.00	\$0.00	\$17,600.00	\$17,600.00	\$0.00	\$211,200.00
8210-003 - Grounds-Landscape Mgmt Contract	\$990.00	\$990.00	\$0.00	\$990.00	\$990.00	\$0.00	\$11,880.00
8210-004 - R&M -Grounds/Trees/Shrubs	\$200.00	\$9,166.67	\$8,966.67	\$200.00	\$9,166.67	\$8,966.67	\$110,000.00
8210-008 - Grounds-Irrigation General	\$1,833.30	\$1,746.00	(\$87.30)	\$1,833.30	\$1,746.00	(\$87.30)	\$20,952.00
8210-009 - Grounds-Irrigation Repairs	\$0.00	\$500.00	\$500.00	\$0.00	\$500.00	\$500.00	\$6,000.00
8210-012 - Grounds-Lake Treatments	\$158.00	\$156.92	(\$1.08)	\$158.00	\$156.92	(\$1.08)	\$1,883.00
8210-013 - Grounds-Fountain Maint Contract	\$0.00	\$50.00	\$50.00	\$0.00	\$50.00	\$50.00	\$600.00
8210-014 - Grounds-Drainage Sys Inspect Contr	\$0.00	\$416.67	\$416.67	\$0.00	\$416.67	\$416.67	\$5,000.00
8210-015 - Grounds-Drainage Consult Engr	\$0.00	\$416.67	\$416.67	\$0.00	\$416.67	\$416.67	\$5,000.00
8710-000 - Utilities-General	\$8,795.52	\$7,500.00	(\$1,295.52)	\$8,795.52	\$7,500.00	(\$1,295.52)	\$90,000.00
8710-005 - WE Contract Agreement	\$0.00	\$550.00	\$550.00	\$0.00	\$550.00	\$550.00	\$6,600.00
<u>Total Services & Utilities</u>	\$97,299.72	\$125,183.76	\$27,884.04	\$97,299.72	\$125,183.76	\$27,884.04	\$1,502,205.00
Total Expense	\$128,569.51	\$157,924.92	\$29,355.41	\$128,569.51	\$157,924.92	\$29,355.41	\$1,895,099.00
Operating Net Income	\$30,895.71	\$0.00	\$30,895.71	\$30,895.71	\$0.00	\$30,895.71	\$0.00
Net Income	\$30,895.71	\$0.00	\$30,895.71	\$30,895.71	\$0.00	\$30,895.71	\$0.00