

Old Sweetbriar Farms Homeowners Association
Fund Statement
(Cash Basis)
August 2019

		Operating Fund	Replacement Reserve Fund	Total Fund Balances
Beginning Equity		121,298.82	0.00	121,298.82
Income		-11,659.18	94,555.33	82,896.15
Expenses		-73,347.55	0.00	-73,347.55
Net income		-85,006.73	94,555.33	9,548.60
Ending Equity		36,292.09	94,555.33	130,847.42
Cash in NW Bank Operating	1010	22,026.65		22,026.65
Cash in NW Bank Operating MM	1011	14,000.00		14,000.00
Cash in NW Bank Reserves	1020		94,555.33	94,555.33
Bank of America Checking Operating	1050	0.00		0.00
Bank of America Reserves	1051		0.00	0.00
Undeposited Funds	12000	265.44		265.44 #1
		36,292.09	94,555.33	130,847.42
Interfund	**	0.00	0.00	0.00

#1 Owner online payment submitted in August, posted in September.

Balance Sheet

Property: Old Sweetbriar Farm Homeowners Association

As of 08/31/19 (cash basis)

ASSETS

Bank		
1010 Cash in NW Bank Operating		22,026.65
1011 Cash in NW Bank Money Market Operating		14,000.00
12000 Undeposited Funds		<u>265.44</u>
Total Bank		<u>36,292.09</u>

TOTAL ASSETS

36,292.09

LIABILITIES & EQUITY

Equity

3001 Operating Fund Balance Prior Year		121,298.82
3101 Current Year Income		<u>-85,006.73</u>

Total Equity 36,292.09

TOTAL LIABILITIES & EQUITY

36,292.09

Budget Comparison

Properties: Old Sweetbriar Farm Homeowners Association
 Comparison Periods: 8/1/2019 - 8/31/2019 and 1/1/2019 - 12/31/2019 (Cash Basis)

	Actual 8/1/2019 - 8/31/2019	Budget 8/1/2019 - 8/31/2019	\$ Change	% Change	Actual 1/1/2019 - 8/31/2019	Budget 1/1/2019 - 12/31/2019	\$ Change	%Change
4000 Income								
4001 Regular Assessments	6,290.04	0.00	6,290.04	0.0%	79,342.09	85,576.32	-6,234.23	0.0%
4006 Reserve Transfer Adjustm	0.00	0.00	0.00	0.0%	-94,263.32	-6,563.32	-87,700.00	-7.3%
4501 Late Charges	548.96	0.00	548.96	0.0%	548.96	0.00	548.96	-1336.2%
4508 Interest Charges	33.30	0.00	33.30	0.0%	567.84	0.00	567.84	0.0%
4509 Legal Fees	0.00	0.00	0.00	0.0%	2,145.25	0.00	2,145.25	0.0%
4000 Total Income	6,872.30	0.00	6,872.30	0.0%	-11,659.18	79,013.00	-90,672.18	-114.8%
TOTAL INCOME	6,872.30	0.00	6,872.30	0.0%	-11,659.18	79,013.00	-90,672.18	-114.8%
5000 Maintenance and Repair Ser								
5001 General Maintenance/Rep	0.00	125.00	-125.00	0.0%	3,728.46	1,500.00	2,228.46	0.0%
5000 Total Maintenance and Rep	0.00	125.00	-125.00	-100.0%	3,728.46	1,500.00	2,228.46	148.6%
5200 LANDSCAPING								
5201 Landscape Contract Serv	8,625.00	2,875.00	5,750.00	0.0%	23,000.00	34,500.00	-11,500.00	0.0%
5209 Irrigation Repairs	0.00	0.00	0.00	0.0%	325.00	0.00	325.00	-33.3%
5211 Irrigation - Backflow Testi	200.00	0.00	200.00	0.0%	200.00	0.00	200.00	0.0%
5213 Landscaping Miscellaneous	0.00	416.67	-416.67	0.0%	8,938.09	5,000.00	3,938.09	0.0%
5200 Total LANDSCAPING	8,825.00	3,291.67	5,533.33	-100.0%	32,463.09	39,500.00	-7,036.91	78.8%
5300 UTILITY								
5301 Utility - Water and Sewer	0.00	250.00	-250.00	168.1%	0.00	3,000.00	-3,000.00	-17.8%
5302 Utility - Irrigation Water	474.01	0.00	474.01	0.0%	1,471.75	0.00	1,471.75	0.0%
5303 Utility - Electricity	451.05	208.33	242.72	0.0%	2,020.93	2,500.00	-479.07	0.0%
5300 Total UTILITY	925.06	458.33	466.73	116.5%	3,492.68	5,500.00	-2,007.32	-19.2%
5400 ADMIN SERVICES								
5401 Management Services - Cc	1,750.00	1,790.00	-40.00	101.8%	16,436.40	21,480.00	-5,043.60	-36.5%
5402 Management Services - Ex	31.32	0.00	31.32	0.0%	1,291.64	0.00	1,291.64	0.0%
5410 Office Supplies/Printing/Po	279.76	95.83	183.93	-2.2%	1,324.90	1,150.00	174.90	0.0%
5422 Reserve Study Preparation	0.00	62.50	-62.50	0.0%	0.00	750.00	-750.00	15.2%
5430 Website Expenses	0.00	0.00	0.00	-100.0%	114.00	0.00	114.00	-100.0%
5438 Legal/Collection Expenses	0.00	125.00	-125.00	0.0%	7,000.38	1,500.00	5,500.38	0.0%
5446 Accounting/Tax Returns/R	0.00	170.83	-170.83	0.0%	900.00	2,050.00	-1,150.00	366.7%

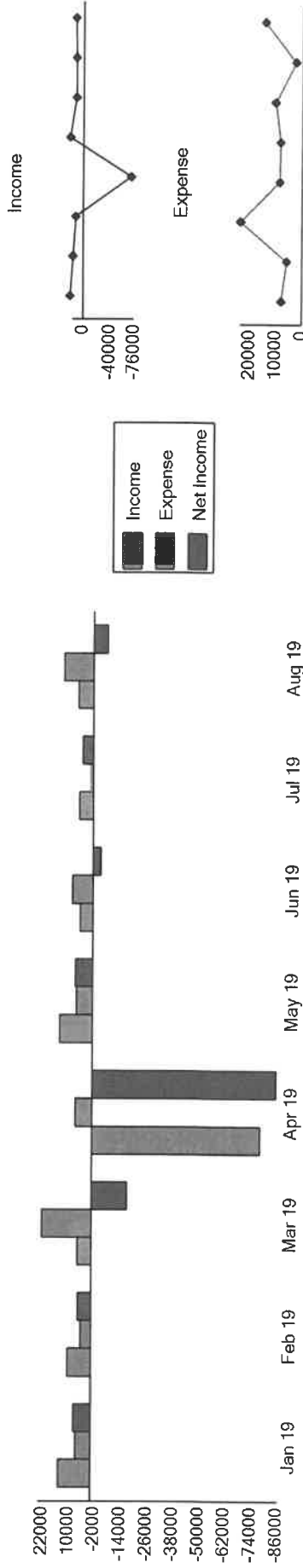
	Actual 8/1/2019 - 8/31/2019	Budget 8/1/2019 - 8/31/2019	\$ Change	% Change	Actual 1/1/2019 - 8/31/2019	Budget 1/1/2019 - 12/31/2019	\$ Change	% Change
5450 Tax Expense	0.00	22.92	-22.92	-100.0%	0.00	275.00	-275.00	-100.0%
5454 Licenses/Annual Reports	0.00	4.17	-4.17	-100.0%	50.00	50.00	0.00	0.0%
5458 Insurance	0.00	315.00	-315.00	-100.0%	3,408.00	3,780.00	-372.00	-9.8%
5462 Board/Annual Meeting Exp	0.00	1.67	-1.67	-100.0%	20.00	20.00	0.00	0.0%
5498 Web Payment	0.00	0.00	0.00	0.0%	40.00	0.00	40.00	0.0%
5408 Storage Facilities	0.00	121.50	-121.50	-100.0%	1,463.00	1,458.00	5.00	0.3%
5400 Total ADMIN SERVICES	2,061.08	2,709.42	-648.34	-23.9%	32,048.32	32,513.00	-464.68	-1.4%
5500 Miscellaneous Charges				0.0%				0.0%
5501 Late Charges	1,580.00	0.00	1,580.00	0.0%	1,580.00	0.00	1,580.00	0.0%
5506 NSF Charge	0.00	0.00	0.00	0.0%	35.00	0.00	35.00	0.0%
5500 Total Miscellaneous Charge	1,580.00	0.00	1,580.00	0.0%	1,615.00	0.00	1,615.00	0.0%
TOTAL EXPENSE	13,391.14	6,584.42	6,806.72	103.4%	73,347.55	79,013.00	-5,665.45	-7.2%
NET INCOME	-6,518.84	-6,584.42	65.58		-85,006.73	0.00	-85,006.73	

Profit & Loss 12 Month Recap

Property: Old Sweetbriar Farm Homeowners Association
 Monthly recap 01/01/19 - 08/31/19 (cash basis)

	JAN 19	FEB 19	MAR 19	APR 19	MAY 19	JUN 19	JUL 19	AUG 19	TOTAL
INCOME									
4000 Income									
4001 Regular Assessments	14,742.72	10,663.31	6,027.04	9,554.51	14,430.74	11,455.22	6,178.51	6,290.04	79,342.09
4006 Reserve Transfer Adjustment	0.00	0.00	-100.00	-87,600.00	0.00	-6,563.32	0.00	0.00	-94,263.32
4501 Late Charges	0.00	0.00	0.00	0.00	0.00	0.00	0.00	548.96	548.96
4508 Interest Charges	0.00	3.07	102.57	261.94	70.11	96.85	0.00	33.30	567.84
4509 Legal Fees	0.00	0.00	291.50	473.00	584.88	795.87	0.00	0.00	2,145.25
4000 Total Income	14,742.72	10,666.38	6,321.11	-77,310.55	15,085.73	5,784.62	6,178.51	6,872.30	-11,659.18
TOTAL INCOME	14,742.72	10,666.38	6,321.11	-77,310.55	15,085.73	5,784.62	6,178.51	6,872.30	-11,659.18
EXPENSE									
5000 Maintenance and Repair Service									
5001 General Maintenance/Repair	3,728.46	0.00	0.00	0.00	0.00	0.00	0.00	0.00	3,728.46
5000 Total Maintenance and Repair	3,728.46	0.00	0.00	0.00	0.00	0.00	0.00	0.00	3,728.46
5200 LANDSCAPING									
5201 Landscape Contract Services	0.00	2,875.00	2,875.00	2,875.00	2,875.00	2,875.00	0.00	8,625.00	23,000.00
5209 Irrigation Repairs	0.00	0.00	0.00	0.00	325.00	0.00	0.00	0.00	325.00
5211 Irrigation - Backflow Testing	0.00	0.00	0.00	0.00	0.00	0.00	0.00	200.00	200.00
5213 Landscaping Miscellaneous	238.09	0.00	8,700.00	0.00	0.00	0.00	0.00	0.00	8,938.09
5200 Total LANDSCAPING	238.09	2,875.00	11,575.00	2,875.00	3,200.00	2,875.00	0.00	8,825.00	32,463.09
5300 UTILITY									
5302 Utility - Irrigation Water	0.00	0.00	169.74	0.00	28.98	364.32	434.70	474.01	1,471.75
5303 Utility - Electricity	482.97	223.38	221.63	199.52	200.23	0.00	242.15	451.05	2,020.93
5300 Total UTILITY	482.97	223.38	391.37	199.52	229.21	364.32	676.85	925.06	3,492.68
5400 ADMIN SERVICES									
5401 Management Services - Conti	1,790.00	1,790.00	1,790.00	1,790.00	1,790.00	3,986.40	1,750.00	1,750.00	16,436.40
5402 Management Services - Extra	0.00	0.00	0.00	0.00	1,200.00	1,200.00	-1,139.68	31.32	1,291.64
5410 Office Supplies/Printing/Post	368.52	0.00	0.00	0.00	0.00	544.50	132.12	279.76	1,324.90
5430 Website Expenses	0.00	0.00	0.00	0.00	114.00	0.00	0.00	0.00	114.00
5438 Legal/Collection Expenses	0.00	0.00	5,231.23	1,242.00	226.80	300.35	0.00	0.00	7,000.38
5446 Accounting/Tax Returns/Revi	0.00	0.00	350.00	0.00	550.00	0.00	0.00	0.00	900.00
5454 Licenses/Annual Reports	0.00	0.00	0.00	0.00	0.00	50.00	0.00	0.00	50.00
5458 Insurance	0.00	0.00	3,408.00	0.00	0.00	0.00	0.00	0.00	3,408.00
5462 Board/Annual Meeting Expen:	170.00	-150.00	0.00	0.00	0.00	0.00	0.00	0.00	20.00
5498 Web Payment	0.00	0.00	0.00	0.00	0.00	40.00	0.00	0.00	40.00
5408 Storage Facilities	0.00	0.00	0.00	1,463.00	0.00	0.00	0.00	0.00	1,463.00
5400 Total ADMIN SERVICES	2,328.52	1,640.00	10,779.23	4,495.00	3,880.80	6,121.25	742.44	2,061.08	32,048.32

	JAN 19	FEB 19	MAR 19	APR 19	MAY 19	JUN 19	JUL 19	AUG 19	TOTAL
5500 Miscellaneous Charges									
5501 Late Charges	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,580.00	1,580.00
5506 NSF Charge	0.00	0.00	0.00	0.00	0.00	0.00	35.00	0.00	35.00
5500 Total Miscellaneous Charges	0.00	0.00	0.00	0.00	0.00	0.00	35.00	1,580.00	1,615.00
TOTAL EXPENSE	6,778.04	4,738.38	22,745.60	7,569.52	7,310.01	9,360.57	1,454.29	13,391.14	73,347.55
NET INCOME	7,964.68	5,928.00	-16,424.49	-84,880.07	7,775.72	-3,575.95	4,724.22	-6,518.84	-85,006.73
NET INCOME SUMMARY									
Income	14,742.72	10,666.38	6,321.11	-77,310.55	15,085.73	5,784.62	6,178.51	6,872.30	-11,659.18
Expense	-6,778.04	-4,738.38	-22,745.60	-7,569.52	-7,310.01	-9,360.57	-1,454.29	-13,391.14	-73,347.55
NET INCOME	7,964.68	5,928.00	-16,424.49	-84,880.07	7,775.72	-3,575.95	4,724.22	-6,518.84	-85,006.73



Financial Statement

Property: Old Sweetbriar Farm HOA Reserves

01/01/19 - 08/31/19 (cash)

ASSETS

Bank	
1020 Cash in NW Bank Replacement Reserve	94,555.33
Total Bank	94,555.33

TOTAL ASSETS

94,555.33

LIABILITIES & EQUITY

Equity

Income	
4901 Reserve Assessments	94,263.32
4906 Reserve Interest	292.01
Total Income	94,555.33
Net Income (1/1/2019 thru 8/31/2019)	94,555.33

Total Equity

94,555.33

TOTAL LIABILITIES & EQUITY

94,555.33

Profit & Loss 12 Month Recap

Property: Old Sweetbriar Farm HOA Reserves
 Monthly recap 01/01/19 - 08/31/19 (cash basis)

	JAN 19	FEB 19	MAR 19	APR 19	MAY 19	JUN 19	JUL 19	AUG 19	TOTAL
INCOME									
4901 Reserve Assessments	0.00	0.00	100.00	87,600.00	0.00	6,563.32	0.00	0.00	94,263.32
4906 Reserve Interest	0.00	0.00	0.00	1.59	2.23	35.18	136.51	116.50	292.01
TOTAL INCOME	0.00	0.00	100.00	87,601.59	2.23	6,598.50	136.51	116.50	94,555.33
NET INCOME	0.00	0.00	100.00	87,601.59	2.23	6,598.50	136.51	116.50	94,555.33
NET INCOME SUMMARY									
Income	0.00	0.00	100.00	87,601.59	2.23	6,598.50	136.51	116.50	94,555.33
Expense	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
NET INCOME	0.00	0.00	100.00	87,601.59	2.23	6,598.50	136.51	116.50	94,555.33

