

DESERT SHORES RACQUET CLUB HOMEOWNERS ASSOCIATION
BALANCE SHEET
AS OF 04/30/2017

ASSETS	<u>BEGINNING BALANCE</u>	<u>ENDING BALANCE</u>	<u>DIFFERENCE</u>
ASSOCIATION FUND			
1000 - ASSOCIATION OPR 8329	63,421.08	60,486.28	(2,934.80)
1315 - ALLOW FOR DBTFL ACCTS	(2,277.06)	(2,277.06)	0.00
TOTAL ASSOCIATION FUNDS	<u>61,144.02</u>	<u>58,209.22</u>	(2,934.80)
TOWNHOME OPERATING FUND			
1004 - TOWNHOME OP 0550	14,429.10	15,053.32	624.22
1316 - ALLOW FOR DBTFL ACCTS	(11,103.47)	(11,103.47)	0.00
TOTAL TOWNHOMES OPERATING FUND	<u>3,325.63</u>	<u>3,949.85</u>	624.22
BOATSLIP OPERATING FUND			
1005 - BOATSLIPS OP 0618	1,099.35	936.56	(162.79)
1317 - ALLOW FOR DBTFL ACCTS	33.46	33.46	0.00
TOTAL BOATSLIP OPERATING FUND	<u>1,132.81</u>	<u>970.02</u>	(162.79)
PREPAID ACCOUNTS			
1120 - PREPAID INSURANCE	11,811.63	11,769.30	(42.33)
1125 - PREPAID UTILITIES	0.00	811.54	811.54
TOTAL PREPAID ACCOUNTS	<u>11,811.63</u>	<u>12,580.84</u>	769.21
ACCOUNTS RECEIVABLE			
1301 - ACCOUNTS RECEIVABLE	4,062.84	3,917.84	(145.00)
1302 - ACCTS RECEIVABLE-ASSN	17,870.61	17,733.61	(137.00)
1312 - A/R SPEC RSV - ASSN	1,894.04	1,873.82	(20.22)
1305 - A/R FINES	4,832.00	7,432.00	2,600.00
1303 - ACCTS RECEIVABLE-TOWNHM	440.00	623.00	183.00
1313 - A/R SPEC RSV - TOWNHM	462.00	642.00	180.00
1304 - ACCTS RECEIVABLE-BOAT	18.88	31.76	12.88
1314 - A/R SPEC RSV -BOAT SLIP	57.40	85.24	27.84
TOTAL ACCOUNTS RECEIVABLE	<u>29,637.77</u>	<u>32,339.27</u>	2,701.50
RESERVE FUNDS			
1200 - ASSOCIATION RSV 8337	33,980.87	34,721.02	740.15
1202 - TOWNHOME RESERVE 0642	3,376.46	6,752.25	3,375.79
1203 - BOATSLIPS RESERVE 0709	2,023.03	2,214.61	191.58
1204 - EDWARD JONES	474,691.54	472,480.58	(2,210.96)
TOTAL RESERVE FUNDS	<u>514,071.90</u>	<u>516,168.46</u>	2,096.56
TOTAL ASSETS	<u>621,123.76</u>	<u>624,217.66</u>	3,093.90
LIABILITIES & EQUITY			
LIABILITIES			
2010 - ACCOUNTS PAYABLE	3,427.86	(1,097.45)	(4,525.31)
2012 - ACCURED EXPENSES	344.59	0.00	(344.59)
2021 - HOMEOWNER OVERPAYMENT	2,328.91	2,328.91	0.00
2050 - CAPITAL CONTRIBUTIONS	485.00	695.00	210.00
2210 - PREPAID ASSESSMENTS	31,622.72	28,006.97	(3,615.75)
TOTAL LIABILITIES	<u>38,209.08</u>	<u>29,933.43</u>	(8,275.65)
RESERVE EQUITY			
ASSOCIATION RESERVE EQUITY	117,965.64	117,473.80	(491.84)
TOWNHOME RESERVE EQUITY	369,486.63	371,919.61	2,432.98
BOATSLIP RESERVE EQUITY	26,619.63	26,775.05	155.42
TOTAL RESERVES	<u>514,071.90</u>	<u>516,168.46</u>	2,096.56
MEMBERS' EQUITY			
MEMBERS' EQUITY	54,210.94	54,210.94	0.00
YTD SURPLUS(DEFICIT)	14,631.84	23,904.83	9,272.99
TOTAL MEMBERS' EQUITY	<u>68,842.78</u>	<u>78,115.77</u>	9,272.99
TOTAL LIABILITIES & MEMBERS' EQUITY	<u>621,123.76</u>	<u>624,217.66</u>	3,093.90

DESERT SHORES RACQUET CLUB HOMEOWNERS ASSOCIATION
INCOME STATEMENT
FOR THE PERIOD 04/01/2017 TO 04/30/2017

REVENUE	CURRENT ACTUAL	CURRENT BUDGET	CURRENT VARIANCE	Y-T-D ACTUAL	Y-T-D BUDGET	Y-T-D VARIANCE
4020 MAINTENANCE ASSESSMENTS	22,230.00	22,230.00	0.00	88,920.00	88,920.00	0.00
4022 RESERVE ASSESSMENTS	5,850.00	5,850.00	0.00	23,400.00	23,400.00	0.00
4025 VIOLATIONS & FINES	2,600.00	0.00	2,600.00	5,600.00	0.00	5,600.00
4075 GUEST HANG TAGS	0.00	0.00	0.00	15.00	0.00	15.00
4040 ASSOCIATION INTEREST INCO	4.92	0.00	4.92	23.47	0.00	23.47
4050 LATE CHARGES	0.00	0.00	0.00	1,400.00	0.00	1,400.00
4060 POOL KEY/GATE REMOTE FEES	190.00	0.00	190.00	705.00	0.00	705.00
TOTAL ASSOCIATION REVENUE	30,874.92	(28,080.00)	58,954.92	120,063.47	(112,320.00)	232,383.47
ASSOCIATION EXPENSES						
5000 ASSOCIATION INSURANCE	3,824.33	3,833.33	9.00	15,315.02	15,333.32	18.30
5025 ASSOCIATION ANNUAL MEETIN	0.00	32.50	32.50	0.00	130.00	130.00
5005 ASSOC AUDIT/TAX PREP	0.00	133.33	133.33	125.00	533.32	408.32
5010 ASSOCIATION LEGAL	1,218.75	666.66	(552.09)	1,218.75	2,666.64	1,447.89
5020 ASSOCIATION MGMT FEES	1,122.00	1,122.00	0.00	4,488.00	4,488.00	0.00
5040 ASSOCIATION FILING FEES S	0.00	50.62	50.62	0.00	202.48	202.48
5045 ASSOC BANK CHARGES	0.00	8.33	8.33	0.00	33.32	33.32
5100 CLUBHOUSE REPAIRS/MAINT/S	0.00	250.00	250.00	3,054.26	1,000.00	(2,054.26)
5105 SAIL CLUB REPAIRS/MAINT/S (	715.00)	208.33	923.33	715.00	833.32	118.32
5110 GENERAL REPAIRS/MAINT/SUP	1,225.98	375.00	(850.98)	2,783.56	1,500.00	(1,283.56)
5115 ASSOCIATION ROOF REPAIRS	0.00	125.00	125.00	0.00	500.00	500.00
5125 ASSOC EXERCISE MAINT CONT	142.00	100.00	(42.00)	710.00	400.00	(310.00)
5130 ASSOC ENTRY GATE REPAIR/M	116.70	125.00	8.30	296.70	500.00	203.30
5135 ASSOC SECURITY SERVICES	3,832.64	4,500.00	667.36	15,320.64	18,000.00	2,679.36
5145 ASSOCIATION LIGHTING MAIN	251.60	259.00	7.40	1,006.40	1,036.00	29.60
5150 ASSOCIATION LIGHTING OTHE	242.76	125.00	(117.76)	261.15	500.00	238.85
5155 ASSOC JANITORIAL CONTRACT	0.00	1,200.00	1,200.00	3,252.45	4,800.00	1,547.55
5160 ASSOC JANITORIAL OTHER	0.00	62.50	62.50	917.45	250.00	(667.45)
5165 ASSOCIATION SECURITY CAME	0.00	156.25	156.25	341.25	625.00	283.75
5170 ASSOCIATION PEST CONTROL	205.00	205.00	0.00	820.00	820.00	0.00
5180 ASSOC SURV EQUIP/LEASE/MA	390.09	133.33	(256.76)	652.59	533.32	(119.27)
5185 ASSOCIATION MISC	120.73	41.00	(79.73)	549.88	164.00	(385.88)
5190 ASSOCIATION LANDSCAPE CON	2,970.00	3,200.00	230.00	11,683.65	12,800.00	1,116.35
5191 ASSOC LANDSCAPE EXTRAS	0.00	555.55	555.55	2,192.00	2,222.20	30.20
5192 ASSOC LANDSCAPE IMPROVEME	275.00	555.55	280.55	1,325.00	2,222.20	897.20
5193 ASSOC TREE TRIMMING	0.00	166.66	166.66	0.00	666.64	666.64
5200 ASSOCIATION POOL CONTRACT	635.00	635.00	0.00	2,060.00	2,540.00	480.00
5210 ASSOCIATION POOL PERMITS/	0.00	93.58	93.58	0.00	374.32	374.32
5220 ASSOCIATION POOL REPAIR/S	199.79	83.33	(116.46)	4,340.61	333.32	(4,007.29)
5300 ASSOCIATION ELECTRIC	849.89	1,123.69	273.80	3,912.18	4,494.76	582.58
5310 ASSOCIATION GAS	97.03	328.17	231.14	1,065.47	1,312.68	247.21
5320 ASSOCIATION TELEPHONE/INT	452.62	400.00	(52.62)	1,706.77	1,600.00	(106.77)
5330 ASSOCIATION SEWER	405.79	291.94	(113.85)	1,195.98	1,167.76	(28.22)
5340 ASSOCIATION WATER	248.77	1,083.33	834.56	1,102.31	4,333.32	3,231.01
5900 ASSOCIATION RESERVE CONTR	5,850.00	5,850.00	0.00	23,400.00	23,400.00	0.00
TOTAL ASSOCIATION EXPENSE	23,961.47	28,078.98	4,117.51	105,812.07	112,315.92	6,503.85

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INCOME STATEMENT
FOR THE PERIOD 04/01/2017 TO 04/30/2017

	CURRENT ACTUAL	CURRENT BUDGET	CURRENT VARIANCE	Y-T-D ACTUAL	Y-T-D BUDGET	Y-T-D VARIANCE
TOWNHOME INCOME						
4120 TOWNHOME MAINTENANCE ASMT	4,995.00	4,995.00	0.00	19,980.00	19,980.00	0.00
4122 TOWNHOME RESERVE ASMT	3,375.00	3,375.00	0.00	13,500.00	13,500.00	0.00
4140 TOWNHOME INTEREST INCOME	<u>1.47</u>	<u>0.00</u>	<u>1.47</u>	<u>3.98</u>	<u>0.00</u>	<u>3.98</u>
TOTAL TOWNHOME INCOME	8,371.47 (	8,370.00)	16,741.47	33,483.98 (	33,480.00)	66,963.98
TOWNHOME EXPENSES						
6510 TOWNHOME LEGAL FEES	0.00	166.66	166.66	0.00	666.64	666.64
6520 TOWNHOME MANAGEMENT FEE	561.00	561.00	0.00	2,244.00	2,244.00	0.00
6600 TOWNHOME GENERAL REPAIRS/	0.00	120.00	120.00	0.00	480.00	480.00
6630 TOWNHOME LIGHTING CONTRAC	85.00	87.50	2.50	340.00	350.00	10.00
6640 TOWNHOME LIGHTING OTHER	0.00	40.00	40.00	0.00	160.00	160.00
6660 TOWNHOME JANITORIAL OTHER	0.00	41.66	41.66	0.00	166.64	166.64
6670 TOWNHOME SECURITY CAMERAS	0.00	50.00	50.00	0.00	200.00	200.00
6680 TOWNHOME MISC	0.00	10.00	10.00	375.00	40.00 (	335.00)
6690 TOWNHOME LANDSCAPE CONTRA	1,530.00	1,600.00	70.00	5,910.35	6,400.00	489.65
6691 TOWNHOME LANDSCAPE EXTRAS	0.00	277.77	277.77	202.50	1,111.08	908.58
6692 TOWNHOME LANDSCAPE IMPROV	0.00	277.77	277.77	0.00	1,111.08	1,111.08
6693 TOWNHOME TREE TRIMMING	0.00	96.66	96.66	0.00	386.64	386.64
6700 TOWNHOME WATER	669.31	1,666.66	997.35	2,092.30	6,666.64	4,574.34
6900 TOWN HOME RESERVE CONTRIB	<u>3,375.00</u>	<u>3,375.00</u>	<u>0.00</u>	<u>13,500.00</u>	<u>13,500.00</u>	<u>0.00</u>
TOTAL TOWNHOME EXPENSES	6,220.31	8,370.68	2,150.37	24,664.15	33,482.72	8,818.57
BOATSLIP INCOME						
4220 BOATSLIP MAINTENANCE ASMT	228.80	228.80	0.00	915.20	915.20	0.00
4222 BOAT SLIP RESERVE ASMT	371.20	371.20	0.00	1,484.80	1,484.80	0.00
4240 BOATSLIP INTEREST INCOME	<u>0.08</u>	<u>0.00</u>	<u>0.08</u>	<u>0.40</u>	<u>0.00</u>	<u>0.40</u>
TOTAL BOAT SLIP INCOME	600.08 (	600.00)	1,200.08	2,400.40 (	2,400.00)	4,800.40
BOAT SLIP EXPENSES						
7510 BOAT SLIP LEGAL FEES	0.00	166.66	166.66	0.00	666.64	666.64
7520 BOAT SLIP MANAGEMENT FEE	17.00	17.00	0.00	68.00	68.00	0.00
7600 BOAT SLIP GENERAL REPAIRS	0.00	41.66	41.66	0.00	166.64	166.64
7620 BOAT SLIP LIGHTING MAINTEN	0.00	3.50	3.50	0.00	14.00	14.00
7630 BOAT SLIP LIGHTING OTHER	3.40	0.00 (	3.40)	13.60	0.00 (	13.60)
7900 BOAT SLIP RESERVE CONTRIB	<u>371.30</u>	<u>371.30</u>	<u>0.00</u>	<u>1,485.20</u>	<u>1,485.20</u>	<u>0.00</u>
TOTAL BOAT SLIP EXPENSES	391.70	600.12	208.42	1,566.80	2,400.48	833.68
TOTAL INCOME						
ASSOCIATION INCOME	30,874.92 (	28,080.00)	58,954.92	120,063.47 (	112,320.00)	232,383.47
TOWNHOME INCOME	8,371.47 (	8,370.00)	16,741.47	33,483.98 (	33,480.00)	66,963.98
BOATSLIP INCOME	<u>600.08</u>	<u>600.00</u>	<u>1,200.08</u>	<u>2,400.40</u>	<u>2,400.00</u>	<u>4,800.40</u>
TOTAL INCOME	39,846.47 (	37,050.00)	76,896.47	155,947.85 (	148,200.00)	304,147.85
ASSOCIATION EXPENSES						
TOWNHOME EXPENSES	23,961.47	28,078.98	4,117.51	105,812.07	112,315.92	6,503.85
BOATSLIP EXPENSES	6,220.31	8,370.68	2,150.37	24,664.15	33,482.72	8,818.57
BOATSLIP EXPENSES	<u>391.70</u>	<u>600.12</u>	<u>208.42</u>	<u>1,566.80</u>	<u>2,400.48</u>	<u>833.68</u>
TOTAL EXPENSES	30,573.48	37,049.78	6,476.30	132,043.02	148,199.12	16,156.10
NET PROFIT (LOSS)	9,272.99 (	74,099.78)	83,372.77	23,904.83 (	296,399.12)	320,303.95