

DESERT SHORES RACQUET CLUB HOMEOWNERS ASSOCIATION
BALANCE SHEET
AS OF 01/31/2018

ASSETS

ASSOCIATION FUND			
1000 - ASSOCIATION OPR 8329	68,902.35		
1315 - ALLOW FOR DBTFL ACCTS	(13,846.00)		
TOTAL ASSOCIATION FUNDS		55,056.35	
TOWNHOME OPERATING FUND			
1004 - TOWNHOME OP 0550	23,484.71		
TOTAL TOWNHOMES OPERATING FUND		23,484.71	
BOATSLIP OPERATING FUND			
1005 - BOATSLIPS OP 0618	2,891.11		
TOTAL BOATSLIP OPERATING FUND		2,891.11	
PREPAID ACCOUNTS			
1120 - PREPAID INSURANCE	3,277.33		
1125 - PREPAID UTILITIES	533.64		
TOTAL PREPAID ACCOUNTS		3,810.97	
ACCOUNTS RECEIVABLE			
1301 - ACCOUNTS RECEIVABLE	7,513.00		
1302 - ACCTS RECEIVABLE-ASSN	8,182.09		
1312 - A/R SPEC RSV - ASSN	2,460.50		
1305 - A/R FINES	950.00		
1303 - ACCTS RECEIVABLE-TOWNHM	15,694.79		
1313 - A/R SPEC RSV - TOWNHM	3,469.72		
1304 - ACCTS RECEIVABLE-BOAT	211.06		
1314 - A/R SPEC RSV -BOAT SLIP	342.94		
TOTAL ACCOUNTS RECEIVABLE		38,824.10	
RESERVE FUNDS			
1200 - ASSOCIATION RSV 8337	73,434.28		
1202 - TOWNHOME RESERVE 0642	18,245.26		
1203 - BOATSLIPS RESERVE 0709	5,190.04		
1204 - EDWARD JONES	477,996.07		
TOTAL RESERVE FUNDS		574,865.65	
TOTAL ASSETS			698,932.89
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LIABILITIES & EQUITY			
LIABILITIES			
2010 - ACCOUNTS PAYABLE	15,446.30		
2021 - HOMEOWNER OVERPAYMENT	2,597.48		
2050 - CAPITAL CONTRIBUTIONS	115.00		
2210 - PREPAID ASSESSMENTS	37,187.22		
TOTAL LIABILITIES		55,346.00	
RESERVE EQUITY			
ASSOCIATION RESERVE EQUITY	97,015.15		
TOWNHOME RESERVE EQUITY	408,090.02		
BOATSLIP RESERVE EQUITY	29,812.48		
TOTAL RESERVES		534,917.65	
MEMBERS' EQUITY			
MEMBERS' EQUITY	96,000.19		
YTD SURPLUS(DEFICIT)	12,669.05		
TOTAL MEMBERS' EQUITY		108,669.24	
TOTAL LIABILITIES & MEMBERS' EQUITY			698,932.89
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DESERT SHORES RACQUET CLUB HOMEOWNERS ASSOCIATION
INCOME STATEMENT
FOR THE PERIOD 01/01/2018 TO 01/31/2018

		CURRENT ACTUAL	CURRENT BUDGET	CURRENT VARIANCE	Y-T-D ACTUAL	Y-T-D BUDGET	Y-T-D VARIANCE
REVENUE							
4020	MAINTENANCE ASSESSMENTS	7,200.00	7,200.00	0.00	7,200.00	7,200.00	0.00
4022	RESERVE ASSESSMENTS	1,950.00	1,950.00	0.00	1,950.00	1,950.00	0.00
4040	ASSOCIATION INTEREST INCO	6.16	0.00	6.16	6.16	0.00	6.16
4050	LATE CHARGES	1,150.00	0.00	1,150.00	1,150.00	0.00	1,150.00
4060	POOL KEY/GATE REMOTE FEES	105.00	0.00	105.00	105.00	0.00	105.00
	TOTAL ASSOCIATION REVENUE	<u>10,411.16</u>	<u>9,150.00</u>	<u>1,261.16</u>	<u>10,411.16</u>	<u>9,150.00</u>	<u>1,261.16</u>
ASSOCIATION EXPENSES							
5000	ASSOCIATION INSURANCE	3,824.33	3,833.33	9.00	3,824.33	3,833.33	9.00
5025	ASSOCIATION ANNUAL MEETIN	0.00	32.50	32.50	0.00	32.50	32.50
5005	ASSOC AUDIT/TAX PREP	0.00	133.33	133.33	0.00	133.33	133.33
5010	ASSOCIATION LEGAL	0.00	666.66	666.66	0.00	666.66	666.66
5020	ASSOCIATION MGMT FEES	1,320.00	1,320.00	0.00	1,320.00	1,320.00	0.00
5040	ASSOCIATION FILING FEES S	0.00	50.62	50.62	0.00	50.62	50.62
5045	ASSOC BANK CHARGES	0.00	8.33	8.33	0.00	8.33	8.33
5100	CLUBHOUSE REPAIRS/MAINT/S	0.00	250.00	250.00	0.00	250.00	250.00
5105	SAIL CLUB REPAIRS/MAINT/S	0.00	208.33	208.33	0.00	208.33	208.33
5110	GENERAL REPAIRS/MAINT/SUP	162.12	375.00	212.88	162.12	375.00	212.88
5115	ASSOCIATION ROOF REPAIRS	0.00	125.00	125.00	0.00	125.00	125.00
5125	ASSOC EXERCISE MAINT CONT	71.00	250.00	179.00	71.00	250.00	179.00
5130	ASSOC ENTRY GATE REPAIR/M	0.00	125.00	125.00	0.00	125.00	125.00
5135	ASSOC SECURITY SERVICES	4,060.08	4,666.66	606.58	4,060.08	4,666.66	606.58
5145	ASSOCIATION LIGHTING MAIN	0.00	231.00	231.00	0.00	231.00	231.00
5150	ASSOCIATION LIGHTING OTHE	0.00	71.50	71.50	0.00	71.50	71.50
5155	ASSOC JANITORIAL CONTRACT	1,085.00	1,200.00	115.00	1,085.00	1,200.00	115.00
5160	ASSOC JANITORIAL OTHER	60.00	62.50	2.50	60.00	62.50	2.50
5165	ASSOCIATION SECURITY CAME	0.00	156.25	156.25	0.00	156.25	156.25
5170	ASSOCIATION PEST CONTROL	205.00	205.00	0.00	205.00	205.00	0.00
5180	ASSOC SURV EQUIP/LEASE/MA	0.00	133.33	133.33	0.00	133.33	133.33
5185	ASSOCIATION MISC	0.00	41.00	41.00	0.00	41.00	41.00
5190	ASSOCIATION LANDSCAPE CON	3,630.00	3,630.00	0.00	3,630.00	3,630.00	0.00
5191	ASSOC LANDSCAPE REPAIR/MA	0.00	630.83	630.83	0.00	630.83	630.83
5192	ASSOC LANDSCAPE IMPROVEME	0.00	555.55	555.55	0.00	555.55	555.55
5193	ASSOC TREE TRIMMING	0.00	283.75	283.75	0.00	283.75	283.75
5200	ASSOCIATION POOL CONTRACT	535.00	750.00	215.00	535.00	750.00	215.00
5210	ASSOCIATION POOL PERMITS/	0.00	93.58	93.58	0.00	93.58	93.58
5220	ASSOCIATION POOL REPAIR/S	0.00	83.33	83.33	0.00	83.33	83.33
5300	ASSOCIATION ELECTRIC	868.03	1,123.69	255.66	868.03	1,123.69	255.66
5310	ASSOCIATION GAS	172.97	328.17	155.20	172.97	328.17	155.20
5320	ASSOCIATION TELEPHONE/INT	526.23	400.00	(126.23)	526.23	400.00	(126.23)
5330	ASSOCIATION SEWER	266.84	291.94	25.10	266.84	291.94	25.10
5340	ASSOCIATION WATER	153.22	1,083.33	930.11	153.22	1,083.33	930.11
5900	ASSOCIATION RESERVE CONTR	<u>6,337.50</u>	<u>6,337.50</u>	<u>0.00</u>	<u>6,337.50</u>	<u>6,337.50</u>	<u>0.00</u>
	TOTAL ASSOCIATION EXPENSE	<u>23,277.32</u>	<u>29,737.01</u>	<u>6,459.69</u>	<u>23,277.32</u>	<u>29,737.01</u>	<u>6,459.69</u>

DESERT SHORES RACQUET CLUB HOMEOWNERS ASSOCIATION
INCOME STATEMENT
FOR THE PERIOD 01/01/2018 TO 01/31/2018

		<u>CURRENT ACTUAL</u>	<u>CURRENT BUDGET</u>	<u>CURRENT VARIANCE</u>	<u>Y-T-D ACTUAL</u>	<u>Y-T-D BUDGET</u>	<u>Y-T-D VARIANCE</u>
TOWNHOME INCOME							
4120	TOWNHOME MAINTENANCE ASMT	21,600.00	21,600.00	0.00	21,600.00	21,600.00	0.00
4122	TOWNHOME RESERVE ASMT	8,640.00	8,640.00	0.00	8,640.00	8,640.00	0.00
4140	TOWNHOME INTEREST INCOME	2.63	0.00	2.63	2.63	0.00	2.63
	TOTAL TOWNHOME INCOME	<u>30,242.63</u>	<u>30,240.00</u>	<u>2.63</u>	<u>30,242.63</u>	<u>30,240.00</u>	<u>2.63</u>
TOWNHOME EXPENSES							
6510	TOWNHOME LEGAL FEES	335.00	166.66 (	168.34)	335.00	166.66 (	168.34)
6520	TOWNHOME MANAGEMENT FEE	660.00	660.00	0.00	660.00	660.00	0.00
6600	TOWNHOME GENERAL REPAIRS/	0.00	120.00	120.00	0.00	120.00	120.00
6630	TOWNHOME LIGHTING CONTRAC	0.00	119.00	119.00	0.00	119.00	119.00
6640	TOWNHOME LIGHTING OTHER	0.00	36.83	36.83	0.00	36.83	36.83
6660	TOWNHOME JANITORIAL OTHER	0.00	41.66	41.66	0.00	41.66	41.66
6670	TOWNHOME SECURITY CAMERAS	0.00	50.00	50.00	0.00	50.00	50.00
6680	TOWNHOME MISC	0.00	10.00	10.00	0.00	10.00	10.00
6690	TOWNHOME LANDSCAPE CONTRA	1,870.00	1,870.00	0.00	1,870.00	1,870.00	0.00
6691	TOWNHOME LANDSCAPE REPAIR	0.00	258.33	258.33	0.00	258.33	258.33
6692	TOWNHOME LANDSCAPE IMPROV	0.00	255.00	255.00	0.00	255.00	255.00
6693	TOWNHOME TREE TRIMMING	0.00	146.25	146.25	0.00	146.25	146.25
6700	TOWNHOME WATER	1,064.25	1,666.66	602.41	1,064.25	1,666.66	602.41
6900	TOWN HOME RESERVE CONTRIB	2,181.50	4,252.50	2,071.00	2,181.50	4,252.50	2,071.00
	TOTAL TOWNHOME EXPENSES	<u>6,110.75</u>	<u>9,652.89</u>	<u>3,542.14</u>	<u>6,110.75</u>	<u>9,652.89</u>	<u>3,542.14</u>
BOATSLIP INCOME							
4220	BOATSLIP MAINTENANCE ASMT	302.26	228.40	73.86	302.26	228.40	73.86
4222	BOAT SLIP RESERVE ASMT	491.74	371.60	120.14	491.74	371.60	120.14
4240	BOATSLIP INTEREST INCOME	0.27	0.00	0.27	0.27	0.00	0.27
	TOTAL BOAT SLIP INCOME	<u>794.27</u>	<u>600.00</u>	<u>194.27</u>	<u>794.27</u>	<u>600.00</u>	<u>194.27</u>
BOAT SLIP EXPENSES							
7510	BOAT SLIP LEGAL FEES	0.00	166.66	166.66	0.00	166.66	166.66
7520	BOAT SLIP MANAGEMENT FEE	20.00	20.00	0.00	20.00	20.00	0.00
7600	BOAT SLIP GENERAL REPAIRS	0.00	41.66	41.66	0.00	41.66	41.66
7900	BOAT SLIP RESERVE CONTRIB	371.66	371.66	0.00	371.66	371.66	0.00
	TOTAL BOAT SLIP EXPENSES	<u>391.66</u>	<u>599.98</u>	<u>208.32</u>	<u>391.66</u>	<u>599.98</u>	<u>208.32</u>
	TOTAL REVENUE	41,448.06	39,990.00	1,458.06	41,448.06	39,990.00	1,458.06
	TOTAL EXPENSES	29,779.73	39,989.88	10,210.15	29,779.73	39,989.88	10,210.15
	NET PROFIT (LOSS)	11,668.33	0.12	11,668.21	11,668.33	0.12	11,668.21

DESERT SHORES RACQUET CLUB HOMEOWNERS ASSOCIATION

RESERVE FUNDS

FISCAL YEAR END DECEMBER 31, 2018
FOR THE PERIOD 01/01/2018 TO 01/31/2018

	BEGINNING BALANCE	CONTRIBUTION	EXPENDITURE	TRANSFER	INTEREST	ENDING BALANCE
ASSOCIATION RESERVE SCHEDULE						
3000 - PRIOR YEAR RSV ASSOC	36,928.10	54,594.47	0.00	0.00	0.00	91,522.57
3030 - RESERVE INTEREST	<u>1,662.12</u>	<u>0.00</u>	<u>1,662.12</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>
PAINTING						
3035 - COMMON AREA METAL	1,779.98	204.13	1,779.98	0.00	0.71	204.84
ASPHALT						
3040 - SLURRY SEAL & REPAIR	8,510.43	975.97	8,510.43	0.00	3.38	979.35
3041 - OVERLAY & REPLACE	11,981.29	1,377.84	11,981.29	0.00	4.77	1,382.61
3042-CONCRETE DRIVEWAY/SIDEWLK	4,560.26	680.41	4,560.26	0.00	2.35	682.76
3043 - ENTRY STAMPED CONCRETE	<u>3,256.34</u>	<u>368.57</u>	<u>3,256.34</u>	<u>0.00</u>	<u>1.28</u>	<u>369.85</u>
FENCING/RAILS						
3050 -COMMON METAL RAIL REPAIR	889.86	102.06	889.86	0.00	0.35	102.41
3051 - VEHICLE GATES	740.13	85.05	740.13	0.00	0.29	85.34
3052 - VEHICLE GATE OPERATORS	<u>1,394.32</u>	<u>158.77</u>	<u>1,394.32</u>	<u>0.00</u>	<u>0.55</u>	<u>159.32</u>
POOL & SPA						
3060 - POOL RESURFACE/TILE	1,236.08	141.76	1,236.08	0.00	0.49	142.25
3061 - POOL HEATER	438.22	51.04	438.22	0.00	0.18	51.22
3062 - POOL FILTER	181.41	18.72	181.41	0.00	0.06	18.78
3063 - POOL PUMP/MOTOR	147.00	18.23	147.00	0.00	0.06	18.29
3064 - SPA RESURFACE/TILE	551.36	63.80	551.36	0.00	0.22	64.02
3065 - SPA HEATER	438.22	51.04	438.22	0.00	0.18	51.22
3066 - SPA FILTER	151.42	18.72	151.42	0.00	0.06	18.78
3067 - SPA PUMP/MOTOR	147.07	18.23	147.07	0.00	0.06	18.29
3068 - POOL DECK	1,998.18	226.81	1,998.18	0.00	0.78	227.59
3069 - POOL FURNISHINGS	991.69	113.39	991.69	0.00	0.39	113.78
3070 - RESTROOMS/SHOWERS	<u>1,494.97</u>	<u>170.10</u>	<u>1,494.97</u>	<u>0.00</u>	<u>0.59</u>	<u>170.69</u>
RACQUET CLUBHOUSE						
3071 - GYM CARDIO EQUIPMENT	2,118.92	243.01	2,118.92	0.00	0.84	243.85
3072 - GYM WEIGHT EQUIPMENT	614.32	70.87	614.32	0.00	0.25	71.12
3073 - RESTROOM REFURBISH	710.93	81.65	710.93	0.00	0.28	81.93
3074 - A/C UNITS	499.50	153.08	499.50	0.00	0.53	153.61
3075 - RACQUETBALL REFINISH	992.69	113.39	992.69	0.00	0.39	113.78
3076 - KITCHEN REMODEL	590.16	68.04	590.16	0.00	0.24	68.28
3077 - FLAT ROOF	1,917.08	130.40	1,917.08	0.00	0.45	130.85
3078 - TILE ROOFING	(412.46)	508.68	0.00	0.00	0.33	96.55
3079 - CARPET	964.82	110.56	964.82	0.00	0.38	110.94
3080 - EXTERIOR PAINT	<u>104.70</u>	<u>59.54</u>	<u>104.70</u>	<u>0.00</u>	<u>0.21</u>	<u>59.75</u>
SAIL CLUBHOUSE						
3081 - CARPET	741.65	85.05	741.65	0.00	0.29	85.34
3082 - RESTROOM REFURBISH	708.20	81.65	708.20	0.00	0.28	81.93
3083 - A/C UNITS	662.91	76.55	662.91	0.00	0.26	76.81
3084 - KITCHEN REMODEL	589.16	68.04	589.16	0.00	0.24	68.28
3085 - TILE ROOF	605.27	69.98	605.27	0.00	0.24	70.22
3086 - EXTERIOR PAINT	<u>361.83</u>	<u>42.53</u>	<u>361.83</u>	<u>0.00</u>	<u>0.15</u>	<u>42.68</u>
LANDSCAPING						
3087-IRRIGATION SYSTEM UPGRADE(	2,542.42)	2,825.92	0.00	0.00	0.98	284.48
3088 - LANDSCAPE REPLACEMENTS (	<u>3,063.61)</u>	<u>3,191.18</u>	<u>0.00</u>	<u>0.00</u>	<u>0.44</u>	<u>128.01</u>
LIGHTING						
3089 - MISC. COMMON LIGHTING	370.90	42.53	370.90	0.00	0.15	42.68
3090 - STREET LIGHT	<u>847.74</u>	<u>97.29</u>	<u>847.74</u>	<u>0.00</u>	<u>0.34</u>	<u>97.63</u>
3091 - MAILBOXES	16.21	0.76	16.21	0.00	0.01	0.77
3092 - SURVEILLANCE	747.81	85.18	747.81	0.00	0.29	85.47
3093 - ENTRY INTERCOM/TECH	966.56	113.06	966.56	0.00	0.39	113.45
3094 - ENTRY MONUMENT	286.52	34.03	286.52	0.00	0.12	34.15
3095 - MISC/OTHER	<u>2,644.73</u>	<u>358.38</u>	<u>4,715.73</u>	<u>0.00</u>	<u>1.25</u>	(<u>1,711.37</u>)
TOTAL ASSOCIATION RESERVE	91,522.57	68,150.46	62,683.96	0.00	26.08	97,015.15

[NEW]

DESERT SHORES RACQUET CLUB HOMEOWNERS ASSOCIATION
RESERVE FUNDS
FISCAL YEAR END DECEMBER 31, 2018
FOR THE PERIOD 01/01/2018 TO 01/31/2018

	BEGINNING BALANCE	CONTRIBUTION	EXPENDITURE	TRANSFER	INTEREST	ENDING BALANCE
TOWNHOME RESERVE SCHEDULE						
3100 - PRIOR YEAR RSV TOWNHOME	426,167.05	0.00	16,760.42	0.00	0.00	409,406.63
3130 - RESERVE INTEREST THOMES	<u>13.10</u>	<u>0.00</u>	<u>13.10</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>
ROOFING						
3140 - TOWNHOME TILE	<u>12,037.69</u>	<u>2,194.29</u>	<u>12,037.69</u>	<u>0.00</u>	<u>3.04</u>	<u>2,197.33</u>
PAINTING						
3150 - TOWNHOME EXTERIOR	<u>13,523.60</u>	<u>1,516.50</u>	<u>13,523.60</u>	<u>0.00</u>	<u>2.10</u>	<u>1,518.60</u>
LIGHTING						
3160-TOWNHOME WALL MOUNT LIGHT	<u>1,126.91</u>	<u>126.38</u>	<u>1,126.91</u>	<u>0.00</u>	<u>0.18</u>	<u>126.56</u>
MISCELLANEOUS						
3170 - MISC/OTHER	(33,005.10)	<u>33,207.58</u>	<u>5,575.00</u>	<u>0.00</u>	<u>0.28</u>	(5,372.24)
PAVING/DRIVEWAYS						
3175 - PAVING/DRIVEWAYS	(10,456.62)	<u>10,669.47</u>	<u>0.00</u>	<u>0.00</u>	<u>0.29</u>	<u>213.14</u>
TOTAL TOWNHOME RESERVES	409,406.63	47,714.22	49,036.72	0.00	5.89	408,090.02
BOATSLIPS RESERVE SCHEDULE						
3200 - PRIOR YEAR RSV BOATSLIP	26,754.95	2,684.85	0.00	0.00	0.00	29,439.80
3230 - RESERVE INTEREST BSLIPS	<u>2.43</u>	<u>0.00</u>	<u>2.43</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>
DOCKS						
3240 - MAJOR DOCK REPAIRS	1,588.27	272.78	1,588.27	0.00	0.75	273.53
3241 - MINOR DOCK REPAIRS	<u>898.41</u>	<u>81.19</u>	<u>898.41</u>	<u>0.00</u>	<u>0.22</u>	<u>81.41</u>
MISCELLANEOUS						
3250 - MISC/OTHER	<u>195.74</u>	<u>17.69</u>	<u>195.74</u>	<u>0.00</u>	<u>0.05</u>	<u>17.74</u>
TOTAL BOATSLIPS RESERVES	29,439.80	3,056.51	2,684.85	0.00	1.02	29,812.48
TOTAL RESERVES						
TOTAL ASSOCIATION RESERVES	<u>91,522.57</u>	<u>68,150.46</u>	<u>62,683.96</u>	<u>0.00</u>	<u>26.08</u>	<u>97,015.15</u>
TOTAL TOWNHOME RESERVES	<u>409,406.63</u>	<u>47,714.22</u>	<u>49,036.72</u>	<u>0.00</u>	<u>5.89</u>	<u>408,090.02</u>
TOTAL BOATSLIPS RESERVES	<u>29,439.80</u>	<u>3,056.51</u>	<u>2,684.85</u>	<u>0.00</u>	<u>1.02</u>	<u>29,812.48</u>
RESERVE TOTAL	530,369.00	118,921.19	114,405.53	0.00	32.99	534,917.65