

Shadow Creek Homeowners Assn., Inc.

Balance Sheet
As of 03/31/17

ASSETS

1010-000	Mutual of Omaha Bank Operating	\$ 47,855.87	
1050-000	Mutual Of Omaha Bank Reserve	181,537.35	
1300-000	Accounts Receivable	1,013.25	
	TOTAL ASSETS		\$ 230,406.47

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LIABILITIES & EQUITY

CURRENT LIABILITIES:

2500-000	Prepaid Assessments	\$ 12,730.00	
	Subtotal Current Liab.		\$ 12,730.00

RESERVES:

	Subtotal Reserves		\$.00
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EQUITY:

3200-000	Retained Earnings	\$ 179,677.23	
	Current Year Net Income/(Loss)	37,999.24	
	Subtotal Equity		\$ 217,676.47
	TOTAL LIABILITIES & EQUITY		\$ 230,406.47

Shadow Creek Homeowners Assn., Inc.

Income/Expense Statement
Period: 03/01/17 to 03/31/17

Account	Description	Current Period			Year-To-Date			Yearly
		Actual	Budget	Variance	Actual	Budget	Variance	Budget
INCOME:								223,560.00
04000-000	Assessment Income	18,360.00	18,630.00	(270.00)	54,000.00	55,890.00	(1,890.00)	.00
04100-000	Late Fee Income	10.00	.00	10.00	40.00	.00	40.00	.00
04400-000	Miscellaneous Income	20.00	.00	20.00	20.00	.00	20.00	.00
04450-000	Interest Income - Operating	1.83	.00	1.83	4.46	.00	4.46	.00
04500-000	Reserve Income	(3,433.92)	(3,433.92)	.00	(10,301.76)	(10,301.76)	.00	(41,207.00)
	Subtotal Income	14,957.91	15,196.08	(238.17)	43,762.70	45,588.24	(1,825.54)	182,353.00
EXPENSES								
Utilities Expense								
05000-000	Electric	80.49	112.50	32.01	125.76	337.50	211.74	1,350.00
05100-000	Water/Sewer	26.10	1,483.33	1,457.23	72.10	4,449.99	4,377.89	17,800.00
	Utilities Expense	106.59	1,595.83	1,489.24	197.86	4,787.49	4,589.63	19,150.00
Maintenance Expenses								
05900-000	Pond Maintenance	.00	225.00	225.00	.00	675.00	675.00	2,700.00
06000-000	Building Maintenance	.00	458.33	458.33	.00	1,374.99	1,374.99	5,500.00
06300-000	Painting	.00	.00	.00	.00	.00	.00	17,900.00
06400-000	Pest Control	.00	125.00	125.00	249.00	375.00	126.00	1,500.00
06500-000	Landscape Contract	.00	2,421.00	2,421.00	.00	7,263.00	7,263.00	29,052.00
06525-000	Irrigation Repairs	.00	258.33	258.33	.00	774.99	774.99	3,100.00
06550-000	Plants/Trees Replacement	.00	208.33	208.33	.00	624.99	624.99	2,500.00
06555-000	Tree Pruning	.00	350.00	350.00	.00	1,050.00	1,050.00	4,200.00
06650-000	Concrete Maintenance	.00	375.00	375.00	.00	1,125.00	1,125.00	4,500.00
06700-000	Snow Removal	.00	1,916.67	1,916.67	4,526.25	5,750.01	1,223.76	23,000.00
06800-000	Misc Grounds Maint	675.00	833.33	158.33	675.00	2,499.99	1,824.99	10,000.00
06900-000	Contingency	.00	41.67	41.67	.00	125.01	125.01	500.00
	Maintenance Expenses	675.00	7,212.66	6,537.66	5,450.25	21,637.98	16,187.73	104,452.00
Administrative/Business								
07000-000	Management	1,486.62	1,351.75	(134.87)	4,097.21	4,055.25	(41.96)	16,221.00
07100-000	Administration	.00	166.67	166.67	416.45	500.01	83.56	2,000.00
07200-000	Insurance	2,482.33	2,777.50	295.17	8,181.99	8,332.50	150.51	33,330.00
07300-000	Audit/Tax Return	.00	.00	.00	.00	.00	.00	375.00
07340-000	Reserve Study	.00	.00	.00	.00	.00	.00	3,000.00
07400-000	Bank Fees	10.00	.00	(10.00)	10.00	.00	(10.00)	.00
07500-000	Legal	.00	250.00	250.00	35.00	750.00	715.00	3,000.00
07560-000	Property Taxes	.00	.00	.00	253.97	325.00	71.03	325.00
07800-000	Community Activities	.00	.00	.00	.00	.00	.00	500.00

Shadow Creek Homeowners Assn., Inc.

Income/Expense Statement
 Period: 03/01/17 to 03/31/17

Account	Description	Current Period			Year-To-Date			Yearly Budget
		Actual	Budget	Variance	Actual	Budget	Variance	
	Administrative/Business	3,978.95	4,545.92	566.97	12,994.62	13,962.76	968.14	58,751.00
TOTAL EXPENSES		(4,760.54)	(13,354.41)	8,593.87	(18,642.73)	(40,388.23)	21,745.50	(182,353.00)
Current Year Net Income/(loss)		10,197.37	1,841.67	8,355.70	25,119.97	5,200.01	19,919.96	.00

Shadow Creek Homeowners Assn., Inc.
 Reserve Statement
 As of 03/31/17

	BEGINNING OF YEAR	YTD NET INCR/(DECR)	AVAILABLE BALANCE
RESERVES INCOME:			
8001-000 2017 Reserve Contributions	0.00	10,301.76	10,301.76
8010-000 Reserve Interest Earned	0.00	77.51	77.51
8015-000 RESERVE CONT - NEW OWNER	0.00	2,500.00	2,500.00
	0.00	12,879.27	12,879.27
 Subtotal Reserves			
 RESERVE EXPENSES			
	0.00	0.00	0.00
Subtotal Reserve Expenses	0.00	12,879.27	12,879.27
TOTAL RESERVES	0.00	12,879.27	12,879.27