

# Savannah Owners Association, Inc.

Balance Sheet  
As of 07/31/19

## ASSETS

1010	Mutual of Omaha Bank Operating	\$	4,785.78
1011	Mutual of Omaha - Reserve Acct		313,183.47
1300	Accounts Receivable		3,418.20
			321,387.45
TOTAL ASSETS			\$ 321,387.45
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## LIABILITIES & EQUITY

### CURRENT LIABILITIES:

2000	Accounts Payable	\$	70,240.81
2400	Due to Reserves		548.00
2500	Prepaid Assessments		33,315.05
2900	Suspense		(1,062.00)
			103,041.86
Subtotal Current Liab.			\$ 103,041.86

### RESERVES:

		\$	.00
Subtotal Reserves			.00

### EQUITY:

3000	Initial Contribution	\$	19,948.50
3200	Retained Earnings		193,482.33
3300	Retained Earnings - Reserve		31,773.33
	Current Year Net Income/(Loss)		(26,858.57)
			218,345.59
Subtotal Equity			\$ 218,345.59
TOTAL LIABILITIES & EQUITY			\$ 321,387.45
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Savannah Owners Association, Inc.

Income/Expense Statement  
 Period: 07/01/19 to 07/31/19

Account	Description	Current Period			Year-To-Date			Yearly Budget
		Actual	Budget	Variance	Actual	Budget	Variance	
INCOME:								
04000	Assessment Income	33,580.00	33,580.00	.00	235,060.00	235,060.00	.00	402,960.00
04100	Late Fee Income	90.00	41.67	48.33	300.00	291.69	8.31	500.00
04150	Clubhouse Rental	50.00	8.33	41.67	150.00	58.31	91.69	100.00
04400	Miscellaneous Income	800.00	.00	800.00	2,276.78	.00	2,276.78	.00
04450	Interest Income - Operating	1.29	.00	1.29	8.65	.00	8.65	.00
04500	Reserve Income	(3,577.00)	.00	(3,577.00)	(25,039.00)	.00	(25,039.00)	.00
04510	Garage Reserve Income	(831.00)	.00	(831.00)	(5,817.00)	.00	(5,817.00)	.00
04550	RESERVE INCOME NEW OWNER	.00	333.33	(333.33)	3,074.00	2,333.31	740.69	4,000.00
04700	Garage Income	1,089.00	1,089.00	.00	7,623.00	7,623.00	.00	13,068.00
	Total Income	31,202.29	35,052.33	(3,850.04)	217,636.43	245,366.31	(27,729.88)	420,628.00

EXPENSES

Utilities Expense

05000	Gas	629.47	250.00	(379.47)	1,136.10	1,750.00	613.90	3,000.00
05050	Electric	1,427.29	1,266.67	(160.62)	9,703.70	8,866.69	(837.01)	15,200.00
05100	Water/Sewer	10,853.45	10,375.00	(478.45)	80,226.35	72,625.00	(7,601.35)	124,500.00
05200	Telephone	49.66	41.67	(7.99)	310.37	291.69	(18.68)	500.00
05400	Trash Removal	1,345.00	1,525.00	180.00	9,726.60	10,675.00	948.40	18,300.00
	Total Utilities Expense	14,304.87	13,458.34	(846.53)	101,103.12	94,208.38	(6,894.74)	161,500.00

Maintenance Expenses

06000	Exterior Building Maint.	7,067.00	833.33	(6,233.67)	8,654.50	5,833.31	(2,821.19)	10,000.00
06050	Garage Maintenance	.00	258.00	258.00	.00	1,806.00	1,806.00	3,096.00
06200	Building Maintenance	5,993.08	833.33	(5,159.75)	11,463.08	5,833.31	(5,629.77)	10,000.00
06500	Landscape Contract	2,710.00	1,492.00	(1,218.00)	11,662.00	10,444.00	(1,218.00)	17,904.00
06525	Irrigation Repairs	843.44	250.00	(593.44)	1,996.26	1,750.00	(246.26)	3,000.00
06550	Plants/Trees	1,185.70	125.00	(1,060.70)	3,279.43	875.00	(2,404.43)	1,500.00
06600	Parking Lot/Concrete Maint	.00	.00	.00	200.00	.00	(200.00)	.00
06610	Fence Maintenance	250.00	83.33	(166.67)	3,448.32	583.31	(2,865.01)	1,000.00
06625	Security Gates	832.95	833.33	.38	2,064.56	5,833.31	3,768.75	10,000.00
06630	Fire Monitoring Expense	1,540.00	483.33	(1,056.67)	5,136.00	3,383.31	(1,752.69)	5,800.00
06640	Fire Alarm Maintenance	140.00	666.67	526.67	6,519.80	4,666.69	(1,853.11)	8,000.00
06650	Janitorial	.00	916.67	916.67	4,245.36	6,416.69	2,171.33	11,000.00
06655	Recreation Facility	175.00	583.33	408.33	883.47	4,083.31	3,199.84	7,000.00
06665	Pool & Spa Maintenance	1,173.00	1,333.33	160.33	5,272.33	9,333.31	4,060.98	16,000.00
06675	Playground	.00	200.00	200.00	.00	1,400.00	1,400.00	2,400.00
06700	Snow Removal	.00	733.33	733.33	21,910.00	5,133.31	(16,776.69)	8,800.00
06750	Lighting Maintenance	609.50	416.67	(192.83)	7,851.60	2,916.69	(4,934.91)	5,000.00
06800	Misc Grounds Maint	1,042.65	583.33	(459.32)	5,341.39	4,083.31	(1,258.08)	7,000.00
06850	Signage	.00	41.67	41.67	.00	291.69	291.69	500.00

Savannah Owners Association, Inc.

Income/Expense Statement  
 Period: 07/01/19 to 07/31/19

Account	Description	Current Period			Year-To-Date			Yearly Budget
		Actual	Budget	Variance	Actual	Budget	Variance	
	Total Maintenance Expenses	23,562.32	10,666.65	(12,895.67)	99,928.10	74,666.55	(25,261.55)	128,000.00
Administrative/Business								
07000	Management	1,983.75	1,983.75	.00	13,886.25	13,886.25	.00	23,805.00
07100	Administration	299.90	250.00	(49.90)	1,938.29	1,750.00	(188.29)	3,000.00
07200	Insurance	6,453.10	4,000.00	(2,453.10)	28,242.08	28,000.00	(242.08)	48,000.00
07300	Audit/Tax Return	.00	.00	.00	285.00	275.00	(10.00)	275.00
07500	Legal	.00	250.00	250.00	1,650.00	1,750.00	100.00	3,000.00
07600	Miscellaneous	.00	12.50	12.50	209.86	87.50	(122.36)	150.00
07650	Homeowner Reimbursement	.00	.00	.00	752.00	.00	(752.00)	.00
	Total Administrative/Bus	8,736.75	6,496.25	(2,240.50)	46,963.48	45,748.75	(1,214.73)	78,230.00
	Total Operating Expense	46,603.94	30,621.24	(15,982.70)	247,994.70	214,623.68	(33,371.02)	367,730.00
	NET OPERATING INCOME (LOSS)	(15,401.65)	4,431.09	(19,832.74)	(30,358.27)	30,742.63	(61,100.90)	52,898.00
Reserve Income								
08000	Reserve Contributions	.00	3,577.17	3,577.17	(7,154.00)	25,040.19	32,194.19	42,926.00
08020	Reserve Contribution Garage	.00	831.00	831.00	(1,662.00)	5,817.00	7,479.00	9,972.00
08100	Reserve Interest Income	(130.93)	.00	130.93	(883.73)	.00	883.73	.00
	Reserve Income	(130.93)	4,408.17	4,539.10	(9,699.73)	30,857.19	40,556.92	52,898.00
Reserve Expenses								
08500	Reserve Expenses	.00	.00	.00	6,200.03	.00	(6,200.03)	.00
	Total Reserve Expenses	.00	.00	.00	6,200.03	.00	(6,200.03)	.00
	NET RESERVE INCOME (LOSS)	(130.93)	4,408.17	4,539.10	(3,499.70)	30,857.19	34,356.89	52,898.00
	Current Year Net Income (Loss)	(15,270.72)	22.92	(15,293.64)	(26,858.57)	(114.56)	(26,744.01)	.00