



Financial Statement Cover Sheet

Bridgewater Crossing Homeowners Association

For the month of: April 2018

Balance sheet
Income Statement
Summary G/L - Balance sheet account
Detailed G/L – Income statement account
List of Delinquent A/R
List of Prepaid A/R
Schedule of Prepaid Insurance
List of Unpaid Accounts Payable
List of Accrued Expenses
Check Register
Operating account bank reconciliation/bank statement
Contingency Operating account reconciliation/bank statement
Reserves account bank reconciliation/bank statement
List of new residents

Bridgewater Crossing Homeowners Association, Inc

GL Balance Sheet with Code

Posted 04/30/2018

Assets		
<u>Bank</u>		
10000	Operating -Checking	61,568.94
10010	Operating - Contingency	84,679.26
<u>Total Bank</u>		<u>146,248.20</u>
<u>Reserve</u>		
10001	Reserves - Money Market	103,882.58
<u>Total Reserve</u>		<u>103,882.58</u>
<u>Accounts Receivable</u>		
12000	A/R Assessments	19,356.45
12900	Allowance for Bad Debt	(3,199.46)
<u>Total Accounts Receivable</u>		<u>16,156.99</u>
<u>Deposits</u>		
13000	Refundable Deposits	1,995.00
<u>Total Deposits</u>		<u>1,995.00</u>
<u>Prepaid</u>		
14002	Prepaid Insurance	5,958.95
<u>Total Prepaid</u>		<u>5,958.95</u>
<i>Total Assets</i>		<u><u>274,241.72</u></u>
 Liabilities & Equity		
<u>Liability</u>		
30100	Prepaid Assessments	16,052.93
30150	Accrued Expenses	5,438.65
<u>Total Liability</u>		<u>21,491.58</u>
<u>Equity</u>		
30600	Operating Retained Earnings	113,026.29
	Net Income	35,841.27
<u>Total Equity</u>		<u>148,867.56</u>
<u>Reserve</u>		
30610	Reserve Contingency	15,233.66
30611	Reserve Perimeter Wall	5,952.48
30612	Reserve Cabana	20,780.25
30613	Reserve Legal	2,116.66
30614	Reserve Tot Lot	7,505.32
30615	Reserve Mailbox Repair	7,504.95
30616	Reserve Hurricane Repair	18,732.02
30617	Reserve Pool	17,881.81
30618	Reserve Road Repair	6,015.21
30619	Reserve Tennis/BBall Courts	1,364.77
30620	Reserve Interest	795.45
<u>Total Reserve</u>		<u>103,882.58</u>
<i>Total Liabilities & Equity</i>		<u><u>274,241.72</u></u>

Bridgewater Crossing Homeowners Association, Inc
Budget Comparison Standard Code Category

Posted 4/1/2018 To 4/30/2018 11:59:00 PM

	Current Month Operating				Year to Date Operating				Annual
	Actual	Budget	\$ Var	% Var	Actual	Budget	\$ Var	% Var	
Income									
Other Revenue									
40000 Assessments	40,700.00	40,145.75	554.25	-1.38%	81,955.00	80,291.50	1,663.50	-2.07%	160,583.00
40001 Assessments - TH	1,727.74	2,468.20	(740.46)	30.00%	8,391.88	9,872.80	(1,480.92)	15.00%	29,618.40
40002 Late Fees	0.00	41.67	(41.67)	100.00%	(15.00)	166.68	(181.68)	109.00%	500.00
40006 Interest	5.80	12.50	(6.70)	53.60%	21.61	50.00	(28.39)	56.78%	150.00
40028 Administrative	225.00	0.00	225.00	0.00%	610.00	0.00	610.00	0.00%	0.00
TOTAL Other Revenue	42,658.54	42,668.12	(9.58)	0.02%	90,963.49	90,380.98	582.51	-0.64%	190,851.40
TOTAL Income	42,658.54	42,668.12	(9.58)	0.02%	90,963.49	90,380.98	582.51	-0.64%	190,851.40
Expense									
Landscaping									
50501 Grounds - Contract	3,820.00	3,347.08	(472.92)	-14.13%	15,280.00	13,388.32	(1,891.68)	-14.13%	40,165.00
50502 Plant Replacement	1,036.00	250.00	(786.00)	-314.40%	2,072.00	1,000.00	(1,072.00)	-107.20%	3,000.00
50503 Irrigation Repair	463.20	250.00	(213.20)	-85.28%	1,043.01	1,000.00	(43.01)	-4.30%	3,000.00
50505 Tree Trimming/Rerr	0.00	375.00	375.00	100.00%	(2,020.00)	1,500.00	3,520.00	234.67%	4,500.00
50506 Pest Control	0.00	33.33	33.33	100.00%	0.00	133.32	133.32	100.00%	400.00
50507 Pond/Fountain Mair	632.00	658.33	26.33	4.00%	2,659.30	2,633.32	(25.98)	-0.99%	7,900.00
50509 Mulch	0.00	250.00	250.00	100.00%	0.00	1,000.00	1,000.00	100.00%	3,000.00
TOTAL Landscaping	5,951.20	5,163.74	(787.46)	-15.25%	19,034.31	20,654.96	1,620.65	7.85%	61,965.00
Management									
70000 Management Fees	1,250.00	1,250.00	0.00	0.00%	5,000.00	5,000.00	0.00	0.00%	15,000.00
70002 Postage	0.00	50.00	50.00	100.00%	0.00	200.00	200.00	100.00%	600.00
70004 Printing/Copies	0.00	125.00	125.00	100.00%	0.00	500.00	500.00	100.00%	1,500.00
70010 Coupon Costs	0.00	91.67	91.67	100.00%	0.00	366.68	366.68	100.00%	1,100.00
70018 Audit/Tax Return	0.00	120.83	120.83	100.00%	0.00	483.32	483.32	100.00%	1,450.00
70020 Legal Fees	0.00	500.00	500.00	100.00%	97.50	2,000.00	1,902.50	95.13%	6,000.00
70024 Insurance	495.35	483.33	(12.02)	-2.49%	2,007.93	1,933.32	(74.61)	-3.86%	5,800.00
70026 Supplies	676.24	73.33	(604.91)	-824.91%	1,434.62	293.32	(1,141.30)	-389.10%	880.00
70032 Storage	0.00	62.50	62.50	100.00%	0.00	250.00	250.00	100.00%	750.00
70034 Website Maintenan	0.00	8.33	8.33	100.00%	82.10	33.32	(48.78)	-146.40%	100.00
70044 Miscellaneous	0.00	12.50	12.50	100.00%	0.00	50.00	50.00	100.00%	150.00
70054 Permits/Licenses	0.00	166.67	166.67	100.00%	61.25	666.68	605.43	90.81%	2,000.00
70064 Bad Debt	8,728.49	208.33	(8,520.16)	-4089.74%	10,764.41	833.32	(9,931.09)	-1191.75%	2,500.00
TOTAL Management	11,152.08	3,152.49	(7,999.59)	-253.75%	19,447.81	12,609.96	(6,837.85)	-54.23%	37,830.00
Pool									
65000 Pool Contract	440.00	458.33	18.33	4.00%	1,760.00	1,833.32	73.32	4.00%	5,500.00
65001 Pool Supplies/Repa	0.00	641.63	641.63	100.00%	732.30	2,566.52	1,834.22	71.47%	7,699.55
TOTAL Pool	440.00	1,099.96	659.96	60.00%	2,492.30	4,399.84	1,907.54	43.35%	13,199.55
Repairs and Maintenance									
50000 General Repairs	1,384.85	541.67	(843.18)	-155.66%	1,644.85	2,166.68	521.83	24.08%	6,500.00
50001 Lighting Supplies/M	0.00	125.00	125.00	100.00%	0.00	500.00	500.00	100.00%	1,500.00
50002 Power Washing	0.00	125.00	125.00	100.00%	0.00	500.00	500.00	100.00%	1,500.00
50003 Park Equipment Re	0.00	0.00	0.00	0.00%	157.16	0.00	(157.16)	0.00%	0.00
50005 Fence/Wall Repair/I	0.00	0.00	0.00	0.00%	(2,150.00)	0.00	2,150.00	0.00%	0.00

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	Actual	Budget	\$ Var	% Var	Actual	Budget	\$ Var	% Var	
TOTAL Repairs and Mainte	1,384.85	791.67	(593.18)	-74.93%	(347.99)	3,166.68	3,514.67	110.99%	9,500.00
<u>Reserve</u>									
80000 Reserves - Conting	583.33	583.33	0.00	0.00%	2,333.32	2,333.32	0.00	0.00%	7,000.00
80001 Reserves - Perimet	83.33	83.33	0.00	0.00%	333.32	333.32	0.00	0.00%	1,000.00
80002 Reserves - Cabana	121.50	121.50	0.00	0.00%	486.00	486.00	0.00	0.00%	1,458.00
80003 Reserves - Tot Lot	125.00	125.00	0.00	0.00%	500.00	500.00	0.00	0.00%	1,500.00
80004 Reserves - Mailbox	125.00	125.00	0.00	0.00%	500.00	500.00	0.00	0.00%	1,500.00
80005 Reserves - Hurricar	166.67	166.67	0.00	0.00%	666.68	666.68	0.00	0.00%	2,000.00
80006 Reserves - Pool	125.00	125.00	0.00	0.00%	500.00	500.00	0.00	0.00%	1,500.00
80007 Reserves - Tennis/t	41.67	41.67	0.00	0.00%	166.68	166.68	0.00	0.00%	500.00
TOTAL Reserve	1,371.50	1,371.50	0.00	0.00%	5,486.00	5,486.00	0.00	0.00%	16,458.00
<u>Security/Parking Enforcement</u>									
55000 Police Patrol	0.00	350.00	350.00	100.00%	680.00	1,400.00	720.00	51.43%	4,200.00
TOTAL Security/Parking En	0.00	350.00	350.00	100.00%	680.00	1,400.00	720.00	51.43%	4,200.00
<u>Townhomes</u>									
51000 Townhome Landsc:	0.00	416.67	416.67	100.00%	0.00	1,666.68	1,666.68	100.00%	5,000.00
51010 Townhome Planting	0.00	100.00	100.00	100.00%	0.00	400.00	400.00	100.00%	1,200.00
51020 Townhome Irrigatio	0.00	416.67	416.67	100.00%	0.00	1,666.68	1,666.68	100.00%	5,000.00
51030 Townhome Insuranc	166.75	351.67	184.92	52.58%	500.25	1,406.68	906.43	64.44%	4,220.00
51040 Townhome Termite	0.00	208.33	208.33	100.00%	0.00	833.32	833.32	100.00%	2,500.00
52000 TH - Pavement RSV	0.00	50.00	50.00	100.00%	0.00	200.00	200.00	100.00%	600.00
52010 TH - Roof RSV	0.00	424.90	424.90	100.00%	0.00	1,699.60	1,699.60	100.00%	5,098.85
52020 TH - Paint RSV	0.00	500.00	500.00	100.00%	0.00	2,000.00	2,000.00	100.00%	6,000.00
TOTAL Townhomes	166.75	2,468.24	2,301.49	93.24%	500.25	9,872.96	9,372.71	94.93%	29,618.85
<u>Utility</u>									
50080 Electric	1,444.01	1,458.33	14.32	0.98%	7,079.79	5,833.32	(1,246.47)	-21.37%	17,500.00
50081 Water	409.45	41.67	(367.78)	-882.60%	749.75	166.68	(583.07)	-349.81%	500.00
50083 Telephone	0.00	6.67	6.67	100.00%	0.00	26.68	26.68	100.00%	80.00
TOTAL Utility	1,853.46	1,506.67	(346.79)	-23.02%	7,829.54	6,026.68	(1,802.86)	-29.91%	18,080.00
TOTAL Expense	22,319.84	15,904.27	(6,415.57)	-40.34%	55,122.22	63,617.08	8,494.86	13.35%	190,851.40
Excess Revenue / Expense	20,338.70	26,763.85	(6,425.15)	24.01%	35,841.27	26,763.90	9,077.37	-33.92%	0.00