

BRIDGEWATER CROSSING HOA
Balance Sheet
2/29/2020

AssetsCash - Operating

1010 - Cash - Operating BB&T	\$91,517.94	
1040 - Cash - Mmkt BB&T	\$86,700.85	

Cash - Operating Total \$178,218.79

Cash - Reserve

1070 - Cash - Reserve BB&T	\$126,944.56	
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Cash - Reserve Total \$126,944.56

Accounts Receivables

1310 - Assessment Receivable	\$18,656.49	
1600 - Allowance for Doubtful Acct	(<u>\$405.12</u>)	

Accounts Receivables Total \$18,251.37

Other Assets

1620 - Prepaid Liability Townhomes	\$6,721.56	
1710 - Utility Deposit	<u>\$1,995.00</u>	

Other Assets Total \$8,716.56

Assets Total \$332,131.28

Liabilities and EquityLiability

3010 - Accounts Payable	\$18,453.76	
3050 - Deferred Assessment	\$14,186.66	
3310 - Prepaid Assessment	\$21,631.01	

Liability Total \$54,271.43

Bridgewater TH Reserves

5010 - Reserves - Piant	\$11,750.00	
5015 - Reserves - Pavement	\$1,175.00	
5020 - Reserves - Roof	<u>\$9,984.56</u>	

Bridgewater TH Reserves Total \$22,909.56

Waterford TH Reserves

5040 - Reserves - Paint	\$46.29	
5045 - Reserves - Pavement	\$7.41	
5050 - Reserves - Roof	<u>\$112.23</u>	

Waterford TH Reserves Total \$165.93

Community Reserves

5060 - Reserves - Contingency	\$15,529.66	
5065 - Reserves - Perimeter Wall	\$7,202.45	
5070 - Reserves - Cabana	\$20,125.58	
5075 - Reserves - Tot Lot	\$9,395.47	
5080 - Reserves - Mailbox Repairs	\$7,374.95	
5085 - Reserves - Hurricane Repairs	\$21,105.38	
5090 - Reserves - Pool	\$20,506.81	
5095 - Reserves - Tennis Courts	(\$7,290.20)	
5100 - Reserves - Legal	\$2,116.66	
5110 - Reserves - Road Repairs	\$6,015.21	
5499 - Reserve Interest	<u>\$1,787.10</u>	

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<u>Community Reserves Total</u>	\$103,869.07	
<u>Retained Earnings</u>	\$138,185.51	
<u>Net Income</u>	<u>\$12,729.78</u>	
<i>Liabilities & Equity Total</i>		<u>\$332,131.28</u>

BRIDGEWATER CROSSING HOA
Budget Comparison Report
2/1/2020 - 2/29/2020

	2/1/2020 - 2/29/2020			1/1/2020 - 2/29/2020			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Income							
<u>Income</u>							
6310 - Assessment Income	\$14,186.67	\$14,123.42	\$63.25	\$28,373.34	\$28,246.84	\$126.50	\$169,481.00
6320 - Assmnts-BridgewaterTH(Monthly)	\$2,690.40	\$2,152.33	\$538.07	\$5,380.80	\$4,304.66	\$1,076.14	\$25,828.00
6325 - Assmnts-Waterford TH(Monthly)	\$397.41	\$397.41	\$0.00	\$794.82	\$794.82	\$0.00	\$4,768.92
6910 - Interest Income	\$20.20	\$0.00	\$20.20	\$20.58	\$0.00	\$20.58	\$0.00
<u>Total Income</u>	\$17,294.68	\$16,673.16	\$621.52	\$34,569.54	\$33,346.32	\$1,223.22	\$200,077.92
Total Income	\$17,294.68	\$16,673.16	\$621.52	\$34,569.54	\$33,346.32	\$1,223.22	\$200,077.92
Expense							
<u>REPAIRS/MAINTENANCE</u>							
7010 - General Repairs	\$0.00	\$366.67	\$366.67	\$0.00	\$733.34	\$733.34	\$4,400.00
7015 - Light Supplies / Maintanance	\$0.00	\$116.67	\$116.67	\$0.00	\$233.34	\$233.34	\$1,400.00
7020 - Power Washing	\$0.00	\$291.67	\$291.67	\$0.00	\$583.34	\$583.34	\$3,500.00
<u>Total REPAIRS/MAINTENANCE</u>	\$0.00	\$775.01	\$775.01	\$0.00	\$1,550.02	\$1,550.02	\$9,300.00
<u>UTILITIES</u>							
7025 - Electricity	\$1,498.71	\$1,416.67	(\$82.04)	\$2,065.23	\$2,833.34	\$768.11	\$17,000.00
7030 - Water Usage	\$90.82	\$166.67	\$75.85	\$250.06	\$333.34	\$83.28	\$2,000.00
7035 - Cable / Internet	\$20.34	\$191.67	\$171.33	\$20.34	\$383.34	\$363.00	\$2,300.00
<u>Total UTILITIES</u>	\$1,609.87	\$1,775.01	\$165.14	\$2,335.63	\$3,550.02	\$1,214.39	\$21,300.00
<u>CONTRACTS</u>							
7510 - Grounds Contract	\$3,638.00	\$3,638.00	\$0.00	\$3,638.00	\$7,276.00	\$3,638.00	\$43,656.00
7515 - Plant Replacement	\$0.00	\$200.00	\$200.00	\$0.00	\$400.00	\$400.00	\$2,400.00
7520 - Irrigation Repairs	\$0.00	\$250.00	\$250.00	\$0.00	\$500.00	\$500.00	\$3,000.00
7525 - Tree Trimming	\$0.00	\$250.00	\$250.00	\$0.00	\$500.00	\$500.00	\$3,000.00
7530 - Pond/ Fountain Maintenance	\$1,314.00	\$687.50	(\$626.50)	\$1,314.00	\$1,375.00	\$61.00	\$8,250.00
7535 - Mulch	\$0.00	\$117.92	\$117.92	\$0.00	\$235.84	\$235.84	\$1,415.00
7540 - Patrol Service	\$0.00	\$333.33	\$333.33	\$0.00	\$666.66	\$666.66	\$4,000.00
<u>Total CONTRACTS</u>	\$4,952.00	\$5,476.75	\$524.75	\$4,952.00	\$10,953.50	\$6,001.50	\$65,721.00
<u>BRIDGEWATER TOWNHOMES</u>							
7810 - Landscape	\$790.00	\$790.00	\$0.00	\$790.00	\$1,580.00	\$790.00	\$9,480.00
7820 - Irrigation	\$0.00	\$166.67	\$166.67	\$0.00	\$333.34	\$333.34	\$2,000.00
7825 - Insurance	\$611.06	\$150.00	(\$461.06)	\$611.06	\$300.00	(\$311.06)	\$1,800.00
7830 - Termite Bond	\$0.00	\$70.83	\$70.83	\$0.00	\$141.66	\$141.66	\$850.00
<u>Total BRIDGEWATER TOWNHOMES</u>	\$1,401.06	\$1,177.50	(\$223.56)	\$1,401.06	\$2,355.00	\$953.94	\$14,130.00
<u>WATERFORD TOWNHOMES</u>							
7910 - Insurance	\$0.00	\$185.19	\$185.19	\$0.00	\$370.38	\$370.38	\$2,222.28
7915 - Termite Bond	\$0.00	\$46.29	\$46.29	\$0.00	\$92.58	\$92.58	\$555.48
<u>Total WATERFORD TOWNHOMES</u>	\$0.00	\$231.48	\$231.48	\$0.00	\$462.96	\$462.96	\$2,777.76
<u>POOL</u>							
8010 - Pool Contract	\$635.00	\$650.00	\$15.00	\$1,270.00	\$1,300.00	\$30.00	\$7,800.00
<u>Total POOL</u>	\$635.00	\$650.00	\$15.00	\$1,270.00	\$1,300.00	\$30.00	\$7,800.00

**BRIDGEWATER CROSSING HOA
Budget Comparison Report
2/1/2020 - 2/29/2020**

	2/1/2020 - 2/29/2020			1/1/2020 - 2/29/2020			
	Actual	Budget	Variance	Actual	Budget	Variance	Annual Budget
<u>MANAGEMENT</u>							
9010 - Management Fee	\$1,344.00	\$1,275.00	(\$69.00)	\$2,688.00	\$2,550.00	(\$138.00)	\$15,300.00
9020 - Postage	\$9.73	\$8.33	(\$1.40)	\$167.15	\$16.66	(\$150.49)	\$100.00
9030 - Printing/ Copies	\$20.35	\$125.00	\$104.65	\$62.35	\$250.00	\$187.65	\$1,500.00
9040 - Coupon Cost	\$0.00	\$91.67	\$91.67	\$0.00	\$183.34	\$183.34	\$1,100.00
9050 - Audit / Tax Return	\$0.00	\$120.83	\$120.83	\$0.00	\$241.66	\$241.66	\$1,450.00
9060 - Legal Fees	\$450.00	\$416.67	(\$33.33)	\$450.00	\$833.34	\$383.34	\$5,000.00
9070 - Insurance	\$846.88	\$541.67	(\$305.21)	\$1,691.85	\$1,083.34	(\$608.51)	\$6,500.00
9090 - Office Supplies	\$1.30	\$20.83	\$19.53	\$26.20	\$41.66	\$15.46	\$250.00
9100 - Website Maintenance	\$0.00	\$14.17	\$14.17	\$0.00	\$28.34	\$28.34	\$170.00
9120 - Miscellaneous	\$12.00	\$291.67	\$279.67	\$24.00	\$583.34	\$559.34	\$3,500.00
9130 - Permits / Licenses	\$0.00	\$87.50	\$87.50	\$0.00	\$175.00	\$175.00	\$1,050.00
9140 - Bad Debt	\$0.00	\$208.33	\$208.33	\$0.00	\$416.66	\$416.66	\$2,500.00
<u>Total MANAGEMENT</u>	\$2,684.26	\$3,201.67	\$517.41	\$5,109.55	\$6,403.34	\$1,293.79	\$38,420.00
<u>BRIDGEWATER TH RESERVES</u>							
9910 - Reserves- Paint	\$500.00	\$500.00	\$0.00	\$1,000.00	\$1,000.00	\$0.00	\$6,000.00
9915 - Reserves - Pavement	\$50.00	\$50.00	\$0.00	\$100.00	\$100.00	\$0.00	\$600.00
9920 - Reserves - Roof	\$424.83	\$424.83	\$0.00	\$849.66	\$849.66	\$0.00	\$5,098.00
<u>Total BRIDGEWATER TH RESERVES</u>	\$974.83	\$974.83	\$0.00	\$1,949.66	\$1,949.66	\$0.00	\$11,698.00
<u>WATERFORD TH RESERVES</u>							
9930 - Reserves - Paint	\$46.29	\$46.29	\$0.00	\$92.58	\$92.58	\$0.00	\$555.48
9935 - Reserve - Pavement	\$7.41	\$7.41	\$0.00	\$14.82	\$14.82	\$0.00	\$88.92
9940 - Reserves - Roof	\$112.23	\$112.23	\$0.00	\$224.46	\$224.46	\$0.00	\$1,346.76
<u>Total WATERFORD TH RESERVES</u>	\$165.93	\$165.93	\$0.00	\$331.86	\$331.86	\$0.00	\$1,991.16
<u>COMMUNITY RESERVES</u>							
9950 - Reserves - Contingency	\$1,416.67	\$1,416.67	\$0.00	\$2,833.34	\$2,833.34	\$0.00	\$17,000.00
9955 - Reserves - Perimeter Wall	\$83.33	\$83.33	\$0.00	\$166.66	\$166.66	\$0.00	\$1,000.00
9960 - Reserves - Cabana	\$83.33	\$83.33	\$0.00	\$166.66	\$166.66	\$0.00	\$1,000.00
9970 - Reserves - Tot Lot	\$125.00	\$125.00	\$0.00	\$250.00	\$250.00	\$0.00	\$1,500.00
9975 - Reserves - Mailbox Repairs	\$40.00	\$40.00	\$0.00	\$80.00	\$80.00	\$0.00	\$480.00
9980 - Reserves - Hurricane Repairs	\$80.00	\$80.00	\$0.00	\$160.00	\$160.00	\$0.00	\$960.00
9985 - Reserves - Pool	\$125.00	\$125.00	\$0.00	\$250.00	\$250.00	\$0.00	\$1,500.00
9990 - Reserves - Tennis Courts	\$291.67	\$291.67	\$0.00	\$583.34	\$583.34	\$0.00	\$3,500.00
<u>Total COMMUNITY RESERVES</u>	\$2,245.00	\$2,245.00	\$0.00	\$4,490.00	\$4,490.00	\$0.00	\$26,940.00
Total Expense	\$14,667.95	\$16,673.18	\$2,005.23	\$21,839.76	\$33,346.36	\$11,506.60	\$200,077.92
Operating Net Income	\$2,626.73	(\$0.02)	\$2,626.75	\$12,729.78	(\$0.04)	\$12,729.82	\$0.00
Net Income	\$2,626.73	(\$0.02)	\$2,626.75	\$12,729.78	(\$0.04)	\$12,729.82	\$0.00