

BRIDGEWATER CROSSING HOA
Balance Sheet
5/31/2020

Assets

Cash - Operating

1010 - Cash - Operating BB&T \$65,063.19
1040 - Cash - Mmkt BB&T \$86,871.29

Cash - Operating Total \$151,934.48

Cash - Reserve

1070 - Cash - Reserve BB&T \$140,745.70

Cash - Reserve Total \$140,745.70

Accounts Receivables

1310 - Assessment Receivable \$23,138.72
1600 - Allowance for Doubtful Acct (\$405.12)

Accounts Receivables Total \$22,733.60

Other Assets

1610 - Prepaid Liability Insurance \$5,900.23
1620 - Prepaid Liability Townhomes \$4,888.38
1710 - Utility Deposit \$1,995.00

Other Assets Total \$12,783.61

Assets Total

\$328,197.39

Liabilities and Equity

Liability

3010 - Accounts Payable \$2.75
3050 - Deferred Assessment \$14,566.66
3310 - Prepaid Assessment \$18,485.86
3315 - Accrued Expenses \$4,428.00

Liability Total \$37,483.27

Bridgewater TH Reserves

5010 - Reserves - Piant \$13,750.00
5015 - Reserves - Pavement \$1,375.00
5020 - Reserves - Roof \$11,683.88

Bridgewater TH Reserves Total \$26,808.88

Waterford TH Reserves

5040 - Reserves - Paint \$231.45
5045 - Reserves - Pavement \$37.05
5050 - Reserves - Roof \$561.15

Waterford TH Reserves Total \$829.65

Community Reserves

5060 - Reserves - Contingency \$21,196.34
5065 - Reserves - Perimeter Wall \$7,535.77
5070 - Reserves - Cabana \$20,458.90
5075 - Reserves - Tot Lot \$9,895.47
5080 - Reserves - Mailbox Repairs \$7,534.95
5085 - Reserves - Hurricane Repairs \$21,425.38
5090 - Reserves - Pool \$21,006.81
5095 - Reserves - Tennis Courts (\$4,336.42)
5100 - Reserves - Legal \$2,116.66

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5110 - Reserves - Road Repairs	\$6,015.21	
5499 - Reserve Interest	<u>\$428.54</u>	
<u>Community Reserves Total</u>		\$113,277.61
<u>Retained Earnings</u>		\$138,185.51
<u>Net Income</u>		<u>\$11,612.47</u>
<i>Liabilities & Equity Total</i>		<u><u>\$328,197.39</u></u>

BRIDGEWATER CROSSING HOA
Budget Comparison Report
5/1/2020 - 5/31/2020

	5/1/2020 - 5/31/2020			1/1/2020 - 5/31/2020			
	Actual	Budget	Variance	Actual	Budget	Variance	Annual Budget
Income							
<u>Income</u>							
6310 - Assessment Income	\$14,186.67	\$14,123.42	\$63.25	\$70,933.34	\$70,617.10	\$316.24	\$169,481.00
6320 - Assmnts-BridgewaterTH(Monthly)	\$2,690.40	\$2,152.33	\$538.07	\$13,452.00	\$10,761.65	\$2,690.35	\$25,828.00
6325 - Assmnts-Waterford TH(Monthly)	\$1,059.76	\$397.41	\$662.35	\$2,649.40	\$1,987.05	\$662.35	\$4,768.92
6340 - Late Fee Income	(\$5.21)	\$0.00	(\$5.21)	\$2.01	\$0.00	\$2.01	\$0.00
6910 - Interest Income	\$0.56	\$0.00	\$0.56	\$22.28	\$0.00	\$22.28	\$0.00
<u>Total Income</u>	\$17,932.18	\$16,673.16	\$1,259.02	\$87,059.03	\$83,365.80	\$3,693.23	\$200,077.92
Total Income	\$17,932.18	\$16,673.16	\$1,259.02	\$87,059.03	\$83,365.80	\$3,693.23	\$200,077.92
Expense							
<u>REPAIRS/MAINTENANCE</u>							
7010 - General Repairs	\$58.95	\$366.67	\$307.72	\$58.95	\$1,833.35	\$1,774.40	\$4,400.00
7015 - Light Supplies / Maintanance	\$0.00	\$116.67	\$116.67	\$0.00	\$583.35	\$583.35	\$1,400.00
7020 - Power Washing	\$0.00	\$291.67	\$291.67	\$0.00	\$1,458.35	\$1,458.35	\$3,500.00
<u>Total REPAIRS/MAINTENANCE</u>	\$58.95	\$775.01	\$716.06	\$58.95	\$3,875.05	\$3,816.10	\$9,300.00
<u>UTILITIES</u>							
7025 - Electricity	\$91.33	\$1,416.67	\$1,325.34	\$9,612.47	\$7,083.35	(\$2,529.12)	\$17,000.00
7030 - Water Usage <i>leak</i>	\$694.22	\$166.67	(\$527.55)	\$1,115.27	\$833.35	(\$281.92)	\$2,000.00
7035 - Cable / Internet	\$0.00	\$191.67	\$191.67	\$0.00	\$958.35	\$958.35	\$2,300.00
<u>Total UTILITIES</u>	\$785.55	\$1,775.01	\$989.46	\$10,727.74	\$8,875.05	(\$1,852.69)	\$21,300.00
<u>CONTRACTS</u>							
7510 - Grounds Contract	\$3,638.00	\$3,638.00	\$0.00	\$18,190.00	\$18,190.00	\$0.00	\$43,656.00
7515 - Plant Replacement	\$0.00	\$200.00	\$200.00	\$600.00	\$1,000.00	\$400.00	\$2,400.00
7520 - Irrigation Repairs	\$0.00	\$250.00	\$250.00	\$645.00	\$1,250.00	\$605.00	\$3,000.00
7525 - Tree Trimming	\$0.00	\$250.00	\$250.00	\$0.00	\$1,250.00	\$1,250.00	\$3,000.00
7530 - Pond/ Fountain Maintenance	\$676.71	\$687.50	\$10.79	\$3,485.54	\$3,437.50	(\$48.04)	\$8,250.00
7535 - Mulch	\$0.00	\$117.92	\$117.92	\$0.00	\$589.60	\$589.60	\$1,415.00
7540 - Patrol Service	\$0.00	\$333.33	\$333.33	\$680.00	\$1,666.65	\$986.65	\$4,000.00
<u>Total CONTRACTS</u>	\$4,314.71	\$5,476.75	\$1,162.04	\$23,600.54	\$27,383.75	\$3,783.21	\$65,721.00
<u>BRIDGEWATER TOWNHOMES</u>							
7810 - Landscape	\$790.00	\$790.00	\$0.00	\$3,950.00	\$3,950.00	\$0.00	\$9,480.00
7820 - Irrigation	\$375.00	\$166.67	(\$208.33)	\$1,725.00	\$833.35	(\$891.65)	\$2,000.00
7825 - Insurance	\$611.06	\$150.00	(\$461.06)	\$2,444.24	\$750.00	(\$1,694.24)	\$1,800.00
7830 - Termite Bond	\$0.00	\$70.83	\$70.83	\$0.00	\$354.15	\$354.15	\$850.00
<u>Total BRIDGEWATER TOWNHOMES</u>	\$1,776.06	\$1,177.50	(\$598.56)	\$8,119.24	\$5,887.50	(\$2,231.74)	\$14,130.00
<u>WATERFORD TOWNHOMES</u>							
7910 - Insurance	\$0.00	\$185.19	\$185.19	\$0.00	\$925.95	\$925.95	\$2,222.28
7915 - Termite Bond	\$0.00	\$46.29	\$46.29	\$0.00	\$231.45	\$231.45	\$555.48
<u>Total WATERFORD TOWNHOMES</u>	\$0.00	\$231.48	\$231.48	\$0.00	\$1,157.40	\$1,157.40	\$2,777.76
<u>POOL</u>							
8010 - Pool Contract	\$635.00	\$650.00	\$15.00	\$3,175.00	\$3,250.00	\$75.00	\$7,800.00
<u>Total POOL</u>	\$635.00	\$650.00	\$15.00	\$3,175.00	\$3,250.00	\$75.00	\$7,800.00

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5/1/2020 - 5/31/2020

	5/1/2020 - 5/31/2020			1/1/2020 - 5/31/2020			
	Actual	Budget	Variance	Actual	Budget	Variance	Annual Budget
MANAGEMENT							
9010 - Management Fee	\$1,344.00	\$1,275.00	(\$69.00)	\$6,720.00	\$6,375.00	(\$345.00)	\$15,300.00
9020 - Postage	\$75.95	\$8.33	(\$67.62)	\$265.00	\$41.65	(\$223.35)	\$100.00
9030 - Printing/ Copies	\$33.95	\$125.00	\$91.05	\$877.60	\$625.00	(\$252.60)	\$1,500.00
9040 - Coupon Cost	\$2.75	\$91.67	\$88.92	\$19.50	\$458.35	\$438.85	\$1,100.00
9050 - Audit / Tax Return	\$0.00	\$120.83	\$120.83	\$0.00	\$604.15	\$604.15	\$1,450.00
9060 - Legal Fees	\$569.70	\$416.67	(\$153.03)	\$1,059.70	\$2,083.35	\$1,023.65	\$5,000.00
9070 - Insurance	\$655.59	\$541.67	(\$113.92)	\$3,658.62	\$2,708.35	(\$950.27)	\$6,500.00
9090 - Office Supplies	\$9.20	\$20.83	\$11.63	\$62.10	\$104.15	\$42.05	\$250.00
9100 - Website Maintenance	\$76.52	\$14.17	(\$62.35)	\$76.52	\$70.85	(\$5.67)	\$170.00
9120 - Miscellaneous	\$12.00	\$291.67	\$279.67	\$36.00	\$1,458.35	\$1,422.35	\$3,500.00
9130 - Permits / Licenses	\$0.00	\$87.50	\$87.50	\$61.25	\$437.50	\$376.25	\$1,050.00
9140 - Bad Debt	\$0.00	\$208.33	\$208.33	\$0.00	\$1,041.65	\$1,041.65	\$2,500.00
Total MANAGEMENT	\$2,779.66	\$3,201.67	\$422.01	\$12,836.29	\$16,008.35	\$3,172.06	\$38,420.00
BRIDGEWATER TH RESERVES							
9910 - Reserves- Paint	\$500.00	\$500.00	\$0.00	\$2,500.00	\$2,500.00	\$0.00	\$6,000.00
9915 - Reserves - Pavement	\$50.00	\$50.00	\$0.00	\$250.00	\$250.00	\$0.00	\$600.00
9920 - Reserves - Roof	\$424.83	\$424.83	\$0.00	\$2,124.15	\$2,124.15	\$0.00	\$5,098.00
Total BRIDGEWATER TH RESERVES	\$974.83	\$974.83	\$0.00	\$4,874.15	\$4,874.15	\$0.00	\$11,698.00
WATERFORD TH RESERVES							
9930 - Reserves - Paint	\$46.29	\$46.29	\$0.00	\$231.45	\$231.45	\$0.00	\$555.48
9935 - Reserve - Pavement	\$7.41	\$7.41	\$0.00	\$37.05	\$37.05	\$0.00	\$88.92
9940 - Reserves - Roof	\$112.23	\$112.23	\$0.00	\$561.15	\$561.15	\$0.00	\$1,346.76
Total WATERFORD TH RESERVES	\$165.93	\$165.93	\$0.00	\$829.65	\$829.65	\$0.00	\$1,991.16
COMMUNITY RESERVES							
9950 - Reserves - Contingency	\$1,416.67	\$1,416.67	\$0.00	\$7,083.35	\$7,083.35	\$0.00	\$17,000.00
9955 - Reserves - Perimeter Wall	\$83.33	\$83.33	\$0.00	\$416.65	\$416.65	\$0.00	\$1,000.00
9960 - Reserves - Cabana	\$83.33	\$83.33	\$0.00	\$416.65	\$416.65	\$0.00	\$1,000.00
9970 - Reserves - Tot Lot	\$125.00	\$125.00	\$0.00	\$625.00	\$625.00	\$0.00	\$1,500.00
9975 - Reserves - Mailbox Repairs	\$40.00	\$40.00	\$0.00	\$200.00	\$200.00	\$0.00	\$480.00
9980 - Reserves - Hurricane Repairs	\$80.00	\$80.00	\$0.00	\$400.00	\$400.00	\$0.00	\$960.00
9985 - Reserves - Pool	\$125.00	\$125.00	\$0.00	\$625.00	\$625.00	\$0.00	\$1,500.00
9990 - Reserves - Tennis Courts	\$291.67	\$291.67	\$0.00	\$1,458.35	\$1,458.35	\$0.00	\$3,500.00
Total COMMUNITY RESERVES	\$2,245.00	\$2,245.00	\$0.00	\$11,225.00	\$11,225.00	\$0.00	\$26,940.00
Total Expense	\$13,735.69	\$16,673.18	\$2,937.49	\$75,446.56	\$83,365.90	\$7,919.34	\$200,077.92
Operating Net Income	\$4,196.49	(\$0.02)	\$4,196.51	\$11,612.47	(\$0.10)	\$11,612.57	\$0.00
Net Income	\$4,196.49	(\$0.02)	\$4,196.51	\$11,612.47	(\$0.10)	\$11,612.57	\$0.00