



FINANCIAL REPORTS
June 30, 2019

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REVENUES AND EXPENSE

Prepared By: Sunstate Association Management Group, Inc.

07/18/19

Wisteria Park HOA Inc
Statement of Assets, Liabilities, & Fund Balance
As of June 30, 2019

	Jun 30, 19
ASSETS	
Current Assets	
Checking/Savings	
1010 · Checking	
1013 · Centennial Oper*4972	126,063.83
1015 · Cadence Oper MM*1509	171,977.95
Total 1010 · Checking	298,041.78
1020 · Reserve Accounts	
1022 · Centennial Res MM*4980	108,919.31
Total 1020 · Reserve Accounts	108,919.31
Total Checking/Savings	406,961.09
Accounts Receivable	
1040 · Assessment Receivable	(46,950.83)
Total Accounts Receivable	(46,950.83)
Other Current Assets	
1050 · Prepaid Insurance	1,360.09
1210 · Utility Deposits	50.00
Total Other Current Assets	1,410.09
Total Current Assets	361,420.35
Other Assets	
1140 · Allowance for Bad Debt	(500.02)
Total Other Assets	(500.02)
TOTAL ASSETS	360,920.33
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	2,983.80
Other Current Liabilities	
3250 · East Side Income Carryover	1,863.48
Total Other Current Liabilities	1,863.48
Total Current Liabilities	4,847.28
Long Term Liabilities	
3500 · Reserve Fund	108,919.31
Total Long Term Liabilities	108,919.31
Total Liabilities	113,766.59
Equity	
3985 · Prior Year Adjustment	(75.00)
3990 · Operating Fund Balance	216,915.78
3996 · East side Maint Surplus	1,150.82
Net Income	29,162.14
Total Equity	247,153.74
TOTAL LIABILITIES & EQUITY	360,920.33

07/18/19

Wisteria Park HOA Inc
Profit & Loss Budget Performance
 June 2019

	<u>Jun 19</u>	<u>Budget</u>	<u>\$ Over Budget</u>	<u>Jan - Jun 19</u>	<u>YTD Budget</u>	<u>\$ Over Budget</u>	<u>Annual Budget</u>
Ordinary Income/Expense							
Income							
5010 · Assessments	21,475.25	21,475.25	0.00	128,851.50	128,851.50	0.00	257,703.00
5013 · Reserve Assessments	3,340.75	3,340.75	0.00	20,044.50	20,044.50	0.00	40,089.00
5045 · Late Fee Income	0.00	0.00	0.00	125.00	0.00	125.00	0.00
5050 · Interest	68.87	0.00	68.87	427.91	0.00	427.91	0.00
Total Income	24,884.87	24,816.00	68.87	149,448.91	148,896.00	552.91	297,792.00
Gross Profit	24,884.87	24,816.00	68.87	149,448.91	148,896.00	552.91	297,792.00
Expense							
7000 · Disbursements							
7100 · Grounds							
7110 · Grounds Contract Common Area	4,490.00	4,690.00	(200.00)	26,940.00	28,140.00	(1,200.00)	56,280.00
7125 · Landscape-Renew/Replace/Remove	0.00	1,685.17	(1,685.17)	902.00	10,110.98	(9,208.98)	20,222.00
7130 · Mulch Common	0.00	833.33	(833.33)	2,010.00	5,000.02	(2,990.02)	10,000.00
7140 · Palm Tree Trimming	0.00	351.67	(351.67)	0.00	2,109.98	(2,109.98)	4,220.00
7150 · Irrigation Repairs & Maint-Comm	286.25	583.33	(297.08)	1,579.00	3,500.02	(1,921.02)	7,000.00
7160 · Waterway Maintenance	363.00	366.67	(3.67)	2,178.00	2,199.98	(21.98)	4,400.00
7165 · Wetland Monitor	0.00	25.00	(25.00)	0.00	150.00	(150.00)	300.00
Total 7100 · Grounds	5,139.25	8,535.17	(3,395.92)	33,609.00	51,210.98	(17,601.98)	102,422.00
7300 · Amenities Expense							
7310 · Pool Contract	400.00	400.00	0.00	2,400.00	2,400.00	0.00	4,800.00
7315 · Pool Repairs	1,674.74	333.33	1,341.41	3,331.02	2,000.02	1,331.00	4,000.00
7320 · Cabana/Pool Area Maintenance	0.00	916.67	(916.67)	3,920.08	5,499.98	(1,579.90)	11,000.00
7335 · Pool Permit	375.00	33.33	341.67	375.00	200.02	174.98	400.00
7340 · Common Property Maint & Repair	826.57	250.00	576.57	1,621.18	1,500.00	121.18	3,000.00
7345 · Pressure Washing	0.00	83.33	(83.33)	0.00	500.02	(500.02)	1,000.00
7350 · Pool Heat	128.94	675.00	(546.06)	4,404.89	4,050.00	354.89	8,100.00
Total 7300 · Amenities Expense	3,405.25	2,691.66	713.59	16,052.17	16,150.04	(97.87)	32,300.00
7500 · Utilities							
7510 · Irrigation Water (Reclaimed)	671.66	958.33	(286.67)	3,611.49	5,750.02	(2,138.53)	11,500.00
7520 · Electric	295.98	416.67	(120.69)	2,256.87	2,499.98	(243.11)	5,000.00
7530 · Community Bulk Cable Contract	6,069.17	6,068.33	0.84	36,412.31	36,410.02	2.29	72,820.00
Total 7500 · Utilities	7,036.81	7,443.33	(406.52)	42,280.67	44,660.02	(2,379.35)	89,320.00