

LEEWOOD HOMEOWNERS ASSOCIATION INC
 B A L A N C E S H E E T
 January 2020

	OPERATING	RESERVE	TOTAL
CURRENT ASSETS			
1015 UNION BANK - CHECKING - PRIMARY	33,278.11		33,278.11
1035 UNION BANK - MM - OPERATING	86,296.84		86,296.84
1065 UNION BANK - MM - RESERVE		3,596.05	3,596.05
1067 CHARLES SCHWAB - BRKG - RESERVE		97,060.91	97,060.91
1068 VANGUARD 500 MUTUAL FUND - RESERVE		81,975.08	81,975.08
1100 AMERICAN EXPRESS - CD 5/24/21 2.25%		40,220.60	40,220.60
1102 CAPITAL ONE - CD 10/4/22 2.3%		14,139.51	14,139.51
1105 DISCOVER BANK - CD 8/2/22 2.3%		35,341.01	35,341.01
1107 SALLIE MAE BANK - CD 2/22/23 2.8%		10,256.35	10,256.35
1109 WELLS FARGO BANK - CD 2/28/20 2.4%		30,033.15	30,033.15
1113 GOLDMAN SACHS - CD 1/23/24 3.20%		31,441.83	31,441.83
1114 CITIBANK - CD 1/25/23 3.20%		30,973.65	30,973.65
1115 GOLDMAN SACHS - CD 2/13/26 3.30%		32,213.01	32,213.01
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	119,574.95	407,251.15	526,826.10
ACCOUNTS RECEIVABLE			
1210 ASSESSMENTS	16,189.19		16,189.19
1260 ALLOWANCE FOR DOUBTFUL ACCOUNTS	(2,006.67)		(2,006.67)
1272 ACCRUED INTEREST INCOME		1,900.22	1,900.22
1281 DUE FROM RESERVE TO OPERATING	1,450.00		1,450.00
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	15,632.52	1,900.22	17,532.74

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	OPERATING	RESERVE	TOTAL
PREPAID ASSETS			
1310 STATE FARM CONDO INS 4/1/19-20 \$2,323.00	387.16		387.16
1315 STATE FARM FB INS 4/1/19-20 \$1,247.00	207.84		207.84
1316 STATE FARM UMBRELLA INS 4/1/19-20 \$690	115.00		115.00
1340 INCOME TAX	2,748.00		2,748.00
1343 AMERICAN DISPOSAL SERVICES - MONTHLY	3,401.66		3,401.66
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	6,859.66	0.00	6,859.66
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TOTAL ASSETS	142,067.13	409,151.37	551,218.50
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 January 2020

	OPERATING	RESERVE	TOTAL
CURRENT LIABILITIES			
2010 ACCOUNTS PAYABLE	1,160.00		1,160.00
2013 ACCOUNTS PAYABLE - RESERVE		1,450.00	1,450.00
2020 ACCRUED ESTIMATED EXPENSES	262.50		262.50
2030 DEFERRED QUARTERLY ASSESSMENT	34,450.00		34,450.00
2080 INCOME TAXES	1,071.00		1,071.00
2130 PREPAID ASSESSMENTS	6,222.80		6,222.80
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	43,166.30	1,450.00	44,616.30
RESTRICTED EQUITY - RESERVES			
2271 RESERVES - POOLED		342,599.46	342,599.46
SPENT FROM RESERVES			
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	0.00	342,599.46	342,599.46
OPERATING EQUITY			
2635 UNREALIZED GAIN/LOSS - CHARLES SCHWAB		22,233.39	22,233.39
2636 UNREALIZED GAIN/LOSS		42,868.52	42,868.52
2650 PRIOR YEAR SURPLUS (DEFICIT)	95,213.11		95,213.11
2670 CURRENT YEAR SURPLUS (DEFICIT)	3,687.72		3,687.72
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	98,900.83	65,101.91	164,002.74
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TOTAL LIABILITIES & EQUITY	<u>142,067.13</u>	<u>409,151.37</u>	<u>551,218.50</u>

LEEWOOD HOMEOWNERS ASSOCIATION INC
 REVENUE & EXPENSE BUDGET COMPARISON REPORT
 JANUARY 2020

	CURRENT PERIOD	MONTHLY BUDGET	MONTHLY VARIANCE	1 MONTH PERIOD	Y-T-D BUDGET	Y-T-D VARIANCE	ANNUAL BUDGET
INCOME							
4020 ASSESSMENTS - QUARTERLY	17,225.00	17,225.00	0.00	17,225.00	17,225.00	0.00	206,700
4060 LATE CHARGES	- 39.80	0.00	- 39.80	- 39.80	0.00	- 39.80	0
4100 INTEREST - OPERATING	25.17	0.00	25.17	25.17	0.00	25.17	0
4340 INTEREST - RESERVES	1.05	0.00	1.05	1.05	0.00	1.05	0
4350 INTEREST ALLOC TO RESERVES	- 1.05	0.00	- 1.05	- 1.05	0.00	- 1.05	0
4970	17,210.37	17,225.00	- 14.63	17,210.37	17,225.00	- 14.63	206,700
4980 TOTAL INCOME	17,210.37	17,225.00	- 14.63	17,210.37	17,225.00	- 14.63	206,700
EXPENSES							
GROUNDS MAINTENANCE							
6201 TREES/SOD/PLANTS	0.00	1,916.63	-1,916.63	0.00	1,916.63	-1,916.63	23,000
6305 COMMON AREA MAINTENANCE	0.00	416.63	-416.63	0.00	416.63	-416.63	5,000
6599	0.00	2,333.26	-2,333.26	0.00	2,333.26	-2,333.26	28,000
CONTRACTS							
6901 GROUNDS MAINTENANCE	3,074.19	3,650.00	-575.81	3,074.19	3,650.00	-575.81	43,800
6904 TRASH REMOVAL	3,401.66	3,567.88	-166.22	3,401.66	3,567.88	-166.22	42,815

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	CURRENT PERIOD	MONTHLY BUDGET	MONTHLY VARIANCE	1 MONTH PERIOD	Y-T-D BUDGET	Y-T-D VARIANCE	ANNUAL BUDGET
6907 SNOW SERVICES	825.00	583.37	241.63	825.00	583.37	241.63	7,000
6999	7,300.85	7,801.25	-500.40	7,300.85	7,801.25	-500.40	93,615
UTILITIES							
7910 ELECTRIC	262.50	262.50	0.00	262.50	262.50	0.00	3,150
7999	262.50	262.50	0.00	262.50	262.50	0.00	3,150
ADMINISTRATIVE							
8020 MANAGEMENT FEE	1,560.00	1,560.00	0.00	1,560.00	1,560.00	0.00	19,143
8040 POSTAGE	15.15	75.00	- 59.85	15.15	75.00	- 59.85	900
8060 COPIES/PRINTING/SUPPLIES	72.20	375.00	-302.80	72.20	375.00	-302.80	4,500
8061 WEBSITE	0.00	16.63	- 16.63	0.00	16.63	- 16.63	200
8080 CPA SERVICES	0.00	287.50	-287.50	0.00	287.50	-287.50	3,450
8100 LEGAL EXPENSE	0.00	708.37	-708.37	0.00	708.37	-708.37	8,500
8120 INSURANCE	355.00	347.50	7.50	355.00	347.50	7.50	4,170
8142 FEES/DUES/LICENSES	0.00	20.87	- 20.87	0.00	20.87	- 20.87	250
8180 INCOME TAX	0.00	208.37	-208.37	0.00	208.37	-208.37	2,500
8182 STATE TAXES	0.00	52.50	- 52.50	0.00	52.50	- 52.50	630
8341 MISCELLANEOUS OPERATING	0.00	12.50	- 12.50	0.00	12.50	- 12.50	150
8380 MEETING HALL RENTAL	300.00	29.13	270.87	300.00	29.13	270.87	350
8390 ANNUAL CORPORATE REPORT	61.95	6.88	55.07	61.95	6.88	55.07	83
8479	2,364.30	3,700.25	-1,335.95	2,364.30	3,700.25	-1,335.95	44,826

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	----- CURRENT PERIOD -----	----- MONTHLY BUDGET -----	----- MONTHLY VARIANCE -----	----- 1 MONTH PERIOD -----	----- Y-T-D BUDGET -----	----- Y-T-D VARIANCE -----	----- ANNUAL BUDGET -----
BUDGETED TRANSFERS TO RESERVE FUND							
9171 POOLED RESERVES	3,595.00	3,595.00	0.00	3,595.00	3,595.00	0.00	43,140
9299	3,595.00	3,595.00	0.00	3,595.00	3,595.00	0.00	43,140
9980 TOTAL EXPENSES	13,522.65	17,692.26	-4,169.61	13,522.65	17,692.26	-4,169.61	212,731
9990 GAIN (LOSS)	<u>3,687.72</u>	<u>(467.26)</u>	<u>(4,154.98)</u>	<u>3,687.72</u>	<u>(467.26)</u>	<u>(4,154.98)</u>	<u>- 6,031</u>