

Arbor Pointe
Balance Sheet
Period 09/30/2015

Assets

1100	Pacific Western Checking	27,728.65
1220	Pacific Western MM Reserves	42,113.16
1900	Accounts Receivable	7,834.89
1992	Operating Loan from Reserves	10,666.68
1999	Prepaid Insurance	279.76
		<u>88,623.14</u>

<i>Total Assets</i>	<u><u>88,623.14</u></u>
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Liabilities & Equity

2005	Operating Loan Payable	10,666.68
2189	Prepaid	4,155.18
2200	Accounts Payable	3,682.32
2250	Accrued Expense	2,723.00
3101	Reserves General	53,495.46
3296	Reserves Interest	617.70
3910	Retained Earnings Beg.Yr.	17,860.93
		<u>93,201.27</u>

Liabilities and Equity

Net Income	<u>(4,578.13)</u>
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<u>Total Liabilities and Equity</u>	<u><u>(4,578.13)</u></u>
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<i>Total Liabilities & Equity</i>	<u><u>88,623.14</u></u>
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Arbor Pointe

Comparative Income Statement

Period 9/1/2015 to 9/30/2015

	Current Month			Year to Date			Annual
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
Income							
4001 Assessment	11,427.45	11,553.00	-125.55	45,835.35	46,212.00	-376.65	138,636.00
4121 Private Road Reserves	126.04	0.00	126.04	378.12	0.00	378.12	0.00
4200 Interest Earned	6.83	0.00	6.83	27.58	0.00	27.58	0.00
4210 Late Charges	113.47	0.00	113.47	429.98	0.00	429.98	0.00
4211 Interest	72.43	0.00	72.43	273.32	0.00	273.32	0.00
TOTAL	11,746.22	11,553.00	193.22	46,944.35	46,212.00	732.35	138,636.00
4397 Delinquency Control	108.40	0.00	108.40	108.40	0.00	108.40	0.00
TOTAL	108.40	0.00	108.40	108.40	0.00	108.40	0.00
TOTAL Income	11,854.62	11,553.00	301.62	47,052.75	46,212.00	840.75	138,636.00
Expense							
6003 Financial Review	0.00	154.17	154.17	0.00	616.68	616.68	1,850.00
6051 Tax Expense	0.00	0.00	0.00	225.00	0.00	-225.00	0.00
6061 Insurance	188.08	240.50	52.42	1,010.24	962.00	-48.24	2,886.00
6064 Website Domain	85.00	85.00	0.00	340.00	340.00	0.00	1,020.00
6121 Electric	19.76	19.58	-0.18	96.11	78.32	-17.79	235.00
6161 Water	3,505.56	2,666.67	-838.89	17,124.09	10,666.68	-6,457.41	32,000.00
6163 Storm Drain Maintenance	0.00	45.83	45.83	0.00	183.32	183.32	550.00
6223 Internet Service	2,790.00	2,790.00	0.00	11,160.00	11,160.00	0.00	33,480.00
6341 Landscape Contract	377.00	348.00	-29.00	1,508.00	1,392.00	-116.00	4,176.00
6343 Seasonal Color	0.00	54.17	54.17	375.00	216.68	-158.32	650.00
6361 Landscape Supplies/Extras	0.00	106.25	106.25	0.00	425.00	425.00	1,275.00
6371 Backflow Device Testing	0.00	6.25	6.25	60.00	25.00	-35.00	75.00
6813 Reserve Repayment	334.32	333.33	-0.99	1,333.32	1,333.32	0.00	4,000.00
6861 Professional Management	794.00	794.00	0.00	3,176.00	3,176.00	0.00	9,528.00
6881 Tax Preparation	0.00	18.75	18.75	0.00	75.00	75.00	225.00
6901 Professional Fees (Atty/Arch)	0.00	0.00	0.00	272.57	0.00	-272.57	0.00
6911 Printing, Postage & Special Services	356.41	275.83	-80.58	1,430.18	1,103.32	-326.86	3,310.00
6932 Reserve Study	0.00	57.92	57.92	0.00	231.68	231.68	695.00
6981 Bad Debt	0.00	458.33	458.33	0.00	1,833.32	1,833.32	5,500.00
7341 Classic Landscape Contract	1,794.00	1,794.00	0.00	7,176.00	7,176.00	0.00	21,528.00
7342 Classic Irrigation Repair	0.00	150.00	150.00	606.50	600.00	-6.50	1,800.00
8341 Cottage Landscape Contract	414.00	414.00	0.00	1,656.00	1,656.00	0.00	4,968.00
8342 Cottage Irrigation Repair	0.00	25.00	25.00	426.00	100.00	-326.00	300.00
9341 Cascade Landscape Contract	138.00	138.00	0.00	690.00	552.00	-138.00	1,656.00
9342 Cascade Irrigation Repair	0.00	16.67	16.67	430.00	66.68	-363.32	200.00
TOTAL	10,796.13	10,992.25	196.12	49,095.01	43,969.00	-5,126.01	131,907.00
6054 Delinquency Control Expense	64.80	0.00	-64.80	281.29	0.00	-281.29	0.00
6081 Licenses & Fees	0.00	4.17	4.17	0.00	16.68	16.68	50.00
6809 Allocate Res Interest	6.83	0.00	-6.83	27.58	0.00	-27.58	0.00
6810 Allocation to Reserves	556.75	556.58	-0.17	2,227.00	2,226.32	-0.68	6,679.00
TOTAL	628.38	560.75	-67.63	2,535.87	2,243.00	-292.87	6,729.00
TOTAL Expense	11,424.51	11,553.00	128.49	51,630.88	46,212.00	-5,418.88	138,636.00
Excess Revenue / Expense	430.11	0.00	430.11	-4,578.13	0.00	-4,578.13	0.00

Income Statement Annual Arbor Pointe

Period 9/1/2015 to 9/30/2015 11:59:00 PM

Operating

INCOME

	June	July	August	September	October	November	December	January	February	March	April	May	Total	Budget
Assessment	11,553.00	11,427.45	11,427.45	11,427.45	11,553.00	11,553.00	11,553.00	11,553.00	11,553.00	11,553.00	11,553.00	11,553.00	138,259.35	138,636.00
Private Road Reserves	0.00	126.04	126.04	126.04	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	378.12	0.00
Interest Earned	6.98	6.82	6.95	6.83	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	27.58	0.00
Late Charges	110.89	76.03	129.59	113.47	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	429.98	0.00
Interest	67.30	66.82	66.77	72.43	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	273.32	0.00
Delinquency Control	0.00	0.00	0.00	108.40	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	108.40	0.00
TOTAL INCOME	11,738.17	11,703.16	11,756.80	11,854.62	11,553.00	11,553.00	11,553.00	11,553.00	11,553.00	11,553.00	11,553.00	11,553.00	139,476.75	138,636.00

EXPENSES

Financial Review	0.00	0.00	0.00	0.00	154.17	154.17	154.17	154.17	154.17	154.17	154.17	154.13	1,233.32	1,850.00
Tax Expense	0.00	225.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	225.00	0.00
Delinquency Control Expe	116.83	61.64	38.02	64.80	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	281.29	0.00
Insurance	446.00	188.08	188.08	188.08	240.50	240.50	240.50	240.50	240.50	240.50	240.50	240.50	2,934.24	2,886.00
Website Domain	85.00	85.00	85.00	85.00	85.00	85.00	85.00	85.00	85.00	85.00	85.00	85.00	1,020.00	1,020.00
Licenses & Fees	0.00	0.00	0.00	0.00	4.17	4.17	4.17	4.17	4.17	4.17	4.17	4.13	33.32	50.00
Electric	38.21	0.00	38.14	19.76	19.58	19.58	19.58	19.58	19.58	19.58	19.58	19.62	252.79	235.00
Water	730.38	5,565.42	7,322.73	3,505.56	2,666.67	2,666.67	2,666.67	2,666.67	2,666.67	2,666.67	2,666.67	2,666.63	38,457.41	32,000.00
Storm Drain Maintenance	0.00	0.00	0.00	0.00	45.83	45.83	45.83	45.83	45.83	45.83	45.83	45.87	366.68	550.00
Internet Service	2,790.00	2,790.00	2,790.00	2,790.00	2,790.00	2,790.00	2,790.00	2,790.00	2,790.00	2,790.00	2,790.00	2,790.00	33,480.00	33,480.00
Landscape Contract	377.00	377.00	377.00	377.00	348.00	348.00	348.00	348.00	348.00	348.00	348.00	348.00	4,292.00	4,176.00
Seasonal Color	0.00	375.00	0.00	0.00	54.17	54.17	54.17	54.17	54.17	54.17	54.17	54.13	808.32	650.00
Landscape Supplies/Extra	0.00	0.00	0.00	0.00	106.25	106.25	106.25	106.25	106.25	106.25	106.25	106.25	850.00	1,275.00
Backflow Device Testing	60.00	0.00	0.00	0.00	6.25	6.25	6.25	6.25	6.25	6.25	6.25	6.25	110.00	75.00
Allocate Res Interest	6.98	6.82	6.95	6.83	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	27.58	0.00
Allocation to Reserves	556.75	556.75	556.75	556.75	556.58	556.58	556.58	556.58	556.58	556.58	556.58	556.62	6,679.68	6,679.00
Reserve Repayment	0.00	0.00	999.00	334.32	333.33	333.33	333.33	333.33	333.33	333.33	333.33	333.37	4,000.00	4,000.00
Professional Management	794.00	794.00	794.00	794.00	794.00	794.00	794.00	794.00	794.00	794.00	794.00	794.00	9,528.00	9,528.00
Tax Preparation	0.00	0.00	0.00	0.00	18.75	18.75	18.75	18.75	18.75	18.75	18.75	18.75	150.00	225.00
Professional Fees (Atty/Ar	272.57	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	272.57	0.00

Income Statement Annual Arbor Pointe

Period 9/1/2015 to 9/30/2015 11:59:00 PM

Operating

	June	July	August	September	October	November	December	January	February	March	April	May	Total	Budget
Printing, Postage & Specia	379.70	264.11	429.96	356.41	275.83	275.83	275.83	275.83	275.83	275.83	275.83	275.87	3,636.86	3,310.00
Reserve Study	0.00	0.00	0.00	0.00	57.92	57.92	57.92	57.92	57.92	57.92	57.92	57.88	463.32	695.00
Bad Debt	0.00	0.00	0.00	0.00	458.33	458.33	458.33	458.33	458.33	458.33	458.33	458.37	3,666.68	5,500.00
Classic Landscape Contra	1,794.00	1,794.00	1,794.00	1,794.00	1,794.00	1,794.00	1,794.00	1,794.00	1,794.00	1,794.00	1,794.00	1,794.00	21,528.00	21,528.00
Classic Irrigation Repair	320.00	106.00	180.50	0.00	150.00	150.00	150.00	150.00	150.00	150.00	150.00	150.00	1,806.50	1,800.00
Cottage Landscape Contr	414.00	414.00	414.00	414.00	414.00	414.00	414.00	414.00	414.00	414.00	414.00	414.00	4,968.00	4,968.00
Cottage Irrigation Repair	320.00	106.00	0.00	0.00	25.00	25.00	25.00	25.00	25.00	25.00	25.00	25.00	626.00	300.00
Cascade Landscape Cont	276.00	138.00	138.00	138.00	138.00	138.00	138.00	138.00	138.00	138.00	138.00	138.00	1,794.00	1,656.00
Cascade Irrigation Repair	322.00	108.00	0.00	0.00	16.67	16.67	16.67	16.67	16.67	16.67	16.67	16.63	563.32	200.00
TOTAL EXPENSES	10,099.42	13,954.82	16,152.13	11,424.51	11,553.00	11,553.00	11,553.00	11,553.00	11,553.00	11,553.00	11,553.00	11,553.00	144,054.88	138,636.00
Net Revenue / Expense	1,638.75	(2,251.66)	(4,395.33)	430.11	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	(4,578.13)	0.00