

**BAY OAKS HOA, INC.**  
**FINANCIAL REPORTS**  
**August 31, 2019**

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STATEMENT OF ASSETS, LIABILITIES AND FUND BALANCE

REVENUES AND EXPENSE

COMPARISON OF ACTUAL TO BUDGET

**Presented by: Sunstate Association Management Group, Inc.**

09/09/19

**Bay Oaks HOA, Inc.**  
**Statement of Assets, Liabilities, & Fund Balance**  
As of August 31, 2019

	Aug 31, 19
<b>ASSETS</b>	
<b>Current Assets</b>	
<b>Checking/Savings</b>	
1010 · Centennial Opr 5514	56,565.44
1075 · Petty Cash - Karla Lehn	200.00
1215 · Synovus/FCB Reserves 7600	17,789.43
<b>Total Checking/Savings</b>	74,554.87
<b>Accounts Receivable</b>	
1310 · Accounts Receivable	10,974.13
<b>Total Accounts Receivable</b>	10,974.13
<b>Other Current Assets</b>	
1315 · Allowance for Bad Debt	-8,566.77
1610 · Prepaid Insurance	571.65
<b>Total Other Current Assets</b>	-7,995.12
<b>Total Current Assets</b>	77,533.88
<b>TOTAL ASSETS</b>	<b>77,533.88</b>
<b>LIABILITIES &amp; EQUITY</b>	
<b>Liabilities</b>	
<b>Current Liabilities</b>	
<b>Accounts Payable</b>	
3010 · Accounts Payable	1,098.00
<b>Total Accounts Payable</b>	1,098.00
<b>Other Current Liabilities</b>	
<b>Reserves</b>	
5150 · Improvement Projects	4,517.82
5220 · Wetlands Certifications	1,575.92
5480 · Wall - Self Insured	3,550.04
5485 · Capital Improvements	8,116.08
5490 · Reserves Interest - Current	29.57
<b>Total Reserves</b>	17,789.43
3050 · Deferred Revenue	11,916.68
<b>Total Other Current Liabilities</b>	29,706.11
<b>Total Current Liabilities</b>	30,804.11
<b>Total Liabilities</b>	30,804.11
<b>Equity</b>	
<b>Unrestricted Net Assets</b>	2,582.23
5510 · Prior Years Fund Balance	42,759.67
5515 · Prior Year Adjustment	-570.94
Net Income	1,958.81
<b>Total Equity</b>	46,729.77
<b>TOTAL LIABILITIES &amp; EQUITY</b>	<b>77,533.88</b>

09/09/19

## Bay Oaks HOA, Inc. Revenue & Expenses - Budget vs. Actual

August 2019

	Aug 19	Budget	\$ Over Budget	Jan - Aug 19	YTD Budget	\$ Over Budget	Annual Budget
<b>Ordinary Income/Expense</b>							
<b>Income</b>							
Income							
6200 - Assessment Fees	2,979.17	2,979.17	0.00	23,833.32	23,833.32	0.00	35,750.00
6340 - Late Fee Income	0.00	0.00	0.00	420.15	0.00	420.15	0.00
6400 - Lease/Sales App Fees	0.00	0.00	0.00	25.00	0.00	25.00	0.00
6500 - Violation Fees	0.00	0.00	0.00	1,610.00	0.00	1,610.00	0.00
6910 - Interest Income	7.34	0.00	7.34	64.58	0.00	64.58	0.00
6920 - Returned Check Charges	0.00	0.00	0.00	15.00	0.00	15.00	0.00
<b>Total Income</b>	<b>2,986.51</b>	<b>2,979.17</b>	<b>7.34</b>	<b>25,968.05</b>	<b>23,833.32</b>	<b>2,134.73</b>	<b>35,750.00</b>
<b>Total Income</b>	<b>2,986.51</b>	<b>2,979.17</b>	<b>7.34</b>	<b>25,968.05</b>	<b>23,833.32</b>	<b>2,134.73</b>	<b>35,750.00</b>
<b>Gross Profit</b>	<b>2,986.51</b>	<b>2,979.17</b>	<b>7.34</b>	<b>25,968.05</b>	<b>23,833.32</b>	<b>2,134.73</b>	<b>35,750.00</b>
<b>Expense</b>							
Administrative							
7005 - Bad Debt	147.92	147.92	0.00	1,183.32	1,183.32	0.00	1,775.00
7020 - Dues/Licenses/Permits	0.00	6.67	(6.67)	61.25	53.32	7.93	80.00
7100 - Insurance	81.67	91.67	(10.00)	660.82	733.32	(72.50)	1,100.00
7150 - Legal/Prof. Fees	623.00	250.00	373.00	4,652.02	2,000.00	2,652.02	3,000.00
7200 - Management Fees	1,025.00	1,025.00	0.00	8,200.00	8,200.00	0.00	12,300.00
7220 - Board Meeting Room	0.00	12.50	(12.50)	0.00	100.00	(100.00)	150.00
7225 - Gen. Meeting Refreshments	0.00	8.33	(8.33)	0.00	66.68	(66.68)	100.00
7240 - Social Picnic	0.00	41.67	(41.67)	0.00	333.32	(333.32)	500.00
7250 - Office Svc/Supplies/Misc	146.10	208.33	(62.23)	2,122.10	1,666.68	455.42	2,500.00
7270 - Directory Expense	0.00	25.00	(25.00)	0.00	200.00	(200.00)	300.00
<b>Total Administrative</b>	<b>2,023.69</b>	<b>1,817.09</b>	<b>206.60</b>	<b>16,879.51</b>	<b>14,536.64</b>	<b>2,342.87</b>	<b>21,805.00</b>
Grounds							
7600 - Landscape Contract	665.00	475.00	190.00	4,355.00	3,800.00	555.00	5,700.00
7650 - Landscape Grounds Projects	(190.00)	207.92	(397.92)	260.00	1,663.32	(1,403.32)	2,495.00
7820 - Wetlands Maintenance	0.00	145.83	(145.83)	0.00	1,166.68	(1,166.68)	1,750.00
<b>Total Grounds</b>	<b>475.00</b>	<b>828.75</b>	<b>(353.75)</b>	<b>4,615.00</b>	<b>6,630.00</b>	<b>(2,015.00)</b>	<b>9,945.00</b>
Maintenance							
8010 - Building Maint/Repr/Svc	0.00	125.00	(125.00)	1,109.70	1,000.00	109.70	1,500.00
<b>Total Maintenance</b>	<b>0.00</b>	<b>125.00</b>	<b>(125.00)</b>	<b>1,109.70</b>	<b>1,000.00</b>	<b>109.70</b>	<b>1,500.00</b>
Utilities							
8610 - Utilities	200.12	208.33	(8.21)	1,405.03	1,666.68	(261.65)	2,500.00
<b>Total Utilities</b>	<b>200.12</b>	<b>208.33</b>	<b>(8.21)</b>	<b>1,405.03</b>	<b>1,666.68</b>	<b>(261.65)</b>	<b>2,500.00</b>
<b>Total Expense</b>	<b>2,698.81</b>	<b>2,979.17</b>	<b>(280.36)</b>	<b>24,009.24</b>	<b>23,833.32</b>	<b>175.92</b>	<b>35,750.00</b>
<b>Net Ordinary Income</b>	<b>287.70</b>	<b>0.00</b>	<b>287.70</b>	<b>1,958.81</b>	<b>0.00</b>	<b>1,958.81</b>	<b>0.00</b>
<b>Net Income</b>	<b>287.70</b>	<b>0.00</b>	<b>287.70</b>	<b>1,958.81</b>	<b>0.00</b>	<b>1,958.81</b>	<b>0.00</b>