

VILLAGE EAST HOMEOWNERS ASSOCIATION  
BALANCE SHEET  
DECEMBER 31, 2019

**ASSETS**

**CURRENT ASSETS**

CASH IN BANK - CHECKING	\$	27,837.79	
CASH IN BANK - MONEY MARKET		1,814.30	
TOTAL CURRENT ASSETS			29,652.09

**PROPERTY AND EQUIPMENT**

LAND		5,733.00	
BUILDINGS		73,701.00	
---LESS: ACCUM. DEPRECIATION		(73,701.00)	
EQUIPMENT		42,793.53	
---LESS: ACCUM. DEPRECIATION		(42,793.53)	
SIGNS		2,206.93	
---LESS: ACCUM. DEPRECIATION		(2,206.93)	
TOTAL PROPERTY AND EQUIPMENT			5,733.00

**OTHER ASSETS**

TOTAL OTHER ASSETS			0.00
TOTAL ASSETS	\$	35,385.09	

**LIABILITIES AND FUND BALANCE**

**CURRENT LIABILITIES**

TOTAL CURRENT LIABILITIES			0.00
---------------------------	--	--	------

**LONG-TERM LIABILITIES**

TOTAL LONG-TERM LIABILITIES			0.00
TOTAL LIABILITIES			0.00

**FUND BALANCE**

FUND BALANCE	\$	40,711.44	
CURRENT PERIOD NET INCOME		(5,326.35)	
TOTAL FUND BALANCE			35,385.09
TOTAL LIABILITIES AND FUND BALANCE	\$	35,385.09	

VILLAGE EAST HOMEOWNERS ASSOCIATION  
STATEMENT OF INCOME AND EXPENSE  
FOR THE TWELVE MONTHS ENDING DECEMBER 31, 2019

	Year to Date	%
<b>REVENUES</b>		
HOMEOWNERS FEES	73,259.99	100.00
TOTAL REVENUES	<u>73,259.99</u>	100.00
 <b>LABOR AND RELATED</b>		
SALARIES AND WAGES	17,135.67	23.39
CONTRACT LABOR	255.00	0.35
TAXES - PAYROLL	1,519.93	2.07
WORKERS COMPENSATION INS.	843.00	1.15
TOTAL LABOR AND RELATED	<u>19,753.60</u>	26.96
 <b>OPERATING EXPENSES</b>		
BANK CHARGES	254.00	0.35
ACCOUNTING AND BOOKKEEPING	1,163.00	1.59
DUES AND MEMBERSHIPS	80.00	0.11
ENTERTAINMENT AND MEALS	536.80	0.73
INSURANCE	2,498.00	3.41
LANDSCAPE	6,964.00	9.51
LEGAL	427.50	0.58
NEWSLETTER	104.97	0.14
OFFICE SUPPLIES AND EXPENSE	33.91	0.05
POSTAGE	384.60	0.52
POOL SERVICE	7,746.25	10.57
POOL CHEMICALS	3,391.58	4.63
POOL SUPPLIES	1,810.16	2.47
RENT	154.00	0.21
POOL REPAIRS	8,217.94	11.22
BUILDING MAINTENANCE	591.07	0.81
PARK MAINTENANCE	9,899.00	13.51
SNOW REMOVAL	540.00	0.74
TELEPHONE	377.78	0.52
UTILITIES - GAS	965.67	1.32
UTILITIES - WATER	5,031.30	6.87
UTILITIES - ELECTRIC	1,163.85	1.59
UTILITIES - TRASH REMOVAL	183.75	0.25
UTILITIES - STORM WATER	919.13	1.25
UTILITIES - WASTE WATER	5,394.48	7.36
TOTAL OPERATING EXPENSES	<u>58,832.74</u>	80.31
NET INCOME FROM OPERATIONS	<u>(5,326.35)</u>	(7.27)
 <b>OTHER EXPENSE</b>		
TOTAL OTHER EXPENSE	<u>0.00</u>	0.00
NET INCOME	<u>\$ (5,326.35)</u>	(7.27)

"MANAGEMENT PURPOSES ONLY"

**VILLAGE EAST HOMEOWNERS ASSOCIATION  
COMPARATIVE STATEMENT OF INCOME AND EXPENSE  
FOR THE TWELVE MONTHS ENDING DECEMBER 31, 2019**

	Current Year	%	Prior Year	%
<b>REVENUES</b>				
HOMEOWNERS FEES	73,259.99	100.00	72,691.91	100.00
TOTAL REVENUES	<u>73,259.99</u>	100.00	<u>72,691.91</u>	100.00
 <b>LABOR AND RELATED</b>				
SALARIES AND WAGES	17,135.67	23.39	13,940.36	19.18
CONTRACT LABOR	255.00	0.35	0.00	0.00
TAXES - PAYROLL	1,519.93	2.07	1,236.49	1.70
WORKERS COMPENSATION INS.	843.00	1.15	952.00	1.31
TOTAL LABOR AND RELATED	<u>19,753.60</u>	26.96	<u>16,128.85</u>	22.19
 <b>OPERATING EXPENSES</b>				
BANK CHARGES	254.00	0.35	240.01	0.33
ACCOUNTING AND BOOKKEEPING	1,163.00	1.59	1,186.00	1.63
DEPRECIATION	0.00	0.00	468.56	0.64
DUES AND MEMBERSHIPS	80.00	0.11	0.00	0.00
ENTERTAINMENT AND MEALS	536.80	0.73	704.40	0.97
INSURANCE	2,498.00	3.41	2,375.00	3.27
LANDSCAPE	6,964.00	9.51	8,143.91	11.20
LEGAL	427.50	0.58	106.00	0.15
MISCELLANEOUS	0.00	0.00	(465.66)	(0.64)
NEWSLETTER	104.97	0.14	351.88	0.48
OFFICE SUPPLIES AND EXPENSE	33.91	0.05	201.15	0.28
POSTAGE	384.60	0.52	427.40	0.59
POOL SERVICE	7,746.25	10.57	4,650.00	6.40
POOL CHEMICALS	3,391.58	4.63	4,589.79	6.31
POOL SUPPLIES	1,810.16	2.47	2,225.87	3.06
RENT	154.00	0.21	0.00	0.00
POOL MAINTENANCE	0.00	0.00	1,550.00	2.13
POOL REPAIRS	8,217.94	11.22	516.41	0.71
BUILDING MAINTENANCE	591.07	0.81	912.78	1.26
PARK MAINTENANCE	9,899.00	13.51	1,950.00	2.68
SNOW REMOVAL	540.00	0.74	300.00	0.41
TELEPHONE	377.78	0.52	358.76	0.49
UTILITIES - GAS	965.67	1.32	1,970.89	2.71
UTILITIES - WATER	5,031.30	6.87	6,024.37	8.29
UTILITIES - ELECTRIC	1,163.85	1.59	1,421.43	1.96
UTILITIES - TRASH REMOVAL	183.75	0.25	2,550.50	3.51
UTILITIES - STORM WATER	919.13	1.25	902.52	1.24
UTILITIES - WASTE WATER	5,394.48	7.36	6,476.80	8.91
TOTAL OPERATING EXPENSES	<u>58,832.74</u>	80.31	<u>50,138.77</u>	68.97
NET INCOME FROM OPERATIONS	<u>(5,326.35)</u>	(7.27)	<u>6,424.29</u>	8.84
 <b>OTHER EXPENSE</b>				
TOTAL OTHER EXPENSE	<u>0.00</u>	0.00	<u>0.00</u>	0.00

"MANAGEMENT PURPOSES ONLY"

VILLAGE EAST HOMEOWNERS ASSOCIATION  
COMPARATIVE STATEMENT OF INCOME AND EXPENSE  
FOR THE TWELVE MONTHS ENDING DECEMBER 31, 2019

	Current Year	%	Prior Year	%
NET INCOME	\$ <u>(5,326.35)</u>	(7.27)	\$ <u>6,424.29</u>	8.84

VILLAGE EAST HOMEOWNERS ASSOCIATION  
 STATEMENT OF CASH FLOW  
 FOR THE TWELVE MONTHS ENDED DECEMBER 31, 2019

Year to Date

**CASH FLOWS FROM OPERATING ACTIVITIES**

NET INCOME	\$	(5,326.35)
<b>ADJUSTMENTS TO RECONCILE CASH</b>		
DEPRECIATION & AMORTIZATION		0.00
<b>DECREASE (INCREASE) IN CURRENT ASSETS</b>		
<b>INCREASE (DECREASE) IN CURRENT LIABILITIES</b>		
SWT PAYABLE		(74.00)
TOTAL ADJUSTMENTS		(74.00)
NET CASH PROVIDED BY OPERATIONS		(5,400.35)

**CASH FLOW FROM INVESTING ACTIVITIES**

NET CASH PROVIDED (USED) BY INVESTING		0.00
---------------------------------------	--	------

**CASH FLOWS FROM FINANCING ACTIVITIES**

NET CASH PROVIDED (USED) IN FINANCING		0.00
NET INCREASE <DECREASE> IN CASH	\$	(5,400.35)

**SUMMARY**

CASH BALANCE - ENDING	\$	29,652.09
CASH BALANCE - BEGINNING		35,052.44
NET INCREASE <DECREASE> IN CASH	\$	(5,400.35)

**VILLAGE EAST HOMEOWNERS ASSOCIATION**  
**STATEMENT OF INCOME AND EXPENSE**  
**BUDGET COMPARISON**  
**FOR THE TWELVE MONTHS ENDING DECEMBER 31, 2019**

	Current Year Actual	%	Current Year Budget	%
<b>REVENUES</b>				
HOMEOWNERS FEES	73,259.99	100.00	72,030.00	100.00
TOTAL REVENUES	<u>73,259.99</u>	100.00	<u>72,030.00</u>	100.00
<b>LABOR AND RELATED</b>				
SALARIES AND WAGES	17,135.67	23.39	14,637.00	20.32
CONTRACT LABOR	255.00	0.35	0.00	0.00
TAXES - PAYROLL	1,519.93	2.07	1,298.00	1.80
WORKERS COMPENSATION INS.	843.00	1.15	1,000.00	1.39
TOTAL LABOR AND RELATED	<u>19,753.60</u>	26.96	<u>16,935.00</u>	23.51
<b>OPERATING EXPENSES</b>				
BANK CHARGES	254.00	0.35	252.00	0.35
ACCOUNTING AND BOOKKEEPING	1,163.00	1.59	1,245.00	1.73
DUES AND MEMBERSHIPS	80.00	0.11	0.00	0.00
ENTERTAINMENT AND MEALS	536.80	0.73	740.00	1.03
INSURANCE	2,498.00	3.41	2,494.00	3.46
LANDSCAPE	6,964.00	9.51	8,551.00	11.87
LEGAL	427.50	0.58	111.00	0.15
NEWSLETTER	104.97	0.14	369.00	0.51
OFFICE SUPPLIES AND EXPENSE	33.91	0.05	211.00	0.29
POSTAGE	384.60	0.52	449.00	0.62
POOL SERVICE	7,746.25	10.57	4,883.00	6.78
POOL CHEMICALS	3,391.58	4.63	4,819.00	6.69
POOL SUPPLIES	1,810.16	2.47	2,337.00	3.24
RENT	154.00	0.21	0.00	0.00
POOL MAINTENANCE	0.00	0.00	1,628.00	2.26
POOL REPAIRS	8,217.94	11.22	542.00	0.75
BUILDING MAINTENANCE	591.07	0.81	958.00	1.33
PARK MAINTENANCE	9,899.00	13.51	2,048.00	2.84
SNOW REMOVAL	540.00	0.74	315.00	0.44
TELEPHONE	377.78	0.52	377.00	0.52
UTILITIES - GAS	965.67	1.32	2,069.00	2.87
UTILITIES - WATER	5,031.30	6.87	6,326.00	8.78
UTILITIES - ELECTRIC	1,163.85	1.59	1,493.00	2.07
UTILITIES - TRASH REMOVAL	183.75	0.25	2,678.00	3.72
UTILITIES - STORM WATER	919.13	1.25	948.00	1.32
UTILITIES - WASTE WATER	5,394.48	7.36	6,801.00	9.44
TOTAL OPERATING EXPENSES	<u>58,832.74</u>	80.31	<u>52,644.00</u>	73.09
NET INCOME FROM OPERATIONS	<u>(5,326.35)</u>	(7.27)	<u>2,451.00</u>	3.40
<b>OTHER EXPENSE</b>				
TOTAL OTHER EXPENSE	<u>0.00</u>	0.00	<u>0.00</u>	0.00
NET INCOME	\$ (5,326.35)	(7.27)	\$ 2,451.00	3.40