

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

	OPERATING	RESERVE	TOTAL
CURRENT ASSETS			
1015 UNION BANK - CHECKING - PRIMARY	23,957.24		23,957.24
1035 UNION BANK - MM - OPERATING	86,319.26		86,319.26
1065 UNION BANK - MM - RESERVE		8,018.05	8,018.05
1067 CHARLES SCHWAB - BRKG - RESERVE		34,286.33	34,286.33
1068 VANGUARD 500 MUTUAL FUND - RESERVE		81,942.09	81,942.09
1100 AMERICAN EXPRESS - CD 5/24/21 2.25%		40,244.20	40,244.20
1102 CAPITAL ONE - CD 10/4/22 2.3%		14,159.35	14,159.35
1105 DISCOVER BANK - CD 8/2/22 2.3%		35,376.22	35,376.22
1107 SALLIE MAE BANK - CD 2/22/23 2.8%		10,273.78	10,273.78
1109 WELLS FARGO BANK - CD 2/28/20 2.4%		30,020.55	30,020.55
1113 GOLDMAN SACHS - CD 1/23/24 3.20%		31,500.48	31,500.48
1114 CITIBANK - CD 1/25/23 3.20%		31,023.78	31,023.78
1115 GOLDMAN SACHS - CD 2/13/26 3.30%		32,233.74	32,233.74
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	110,276.50	349,078.57	459,355.07
ACCOUNTS RECEIVABLE			
1210 ASSESSMENTS	13,415.50		13,415.50
1260 ALLOWANCE FOR DOUBTFUL ACCOUNTS	(2,006.67)		(2,006.67)
1272 ACCRUED INTEREST INCOME		1,900.22	1,900.22
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	11,408.83	1,900.22	13,309.05

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	OPERATING	RESERVE	TOTAL
PREPAID ASSETS			
1310 STATE FARM CONDO INS 4/1/20-21 \$2,422.00	193.58		193.58
1315 STATE FARM FB INS 4/1/20-21 \$1,071.00	103.92		103.92
1316 STATE FARM UMBRELLA INS 4/1/20-21 \$690.0	57.50		57.50
1340 INCOME TAX	2,748.00		2,748.00
1343 AMERICAN DISPOSAL SERVICES - MONTHLY	3,401.66		3,401.66
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	6,504.66	0.00	6,504.66
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TOTAL ASSETS	128,189.99	350,978.79	479,168.78
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LEEWOOD HOMEOWNERS ASSOCIATION INC
 B A L A N C E S H E E T
 February 2020

	OPERATING	RESERVE	TOTAL
CURRENT LIABILITIES			
2010 ACCOUNTS PAYABLE	610.37		610.37
2030 DEFERRED QUARTERLY ASSESSMENT	17,225.00		17,225.00
2080 INCOME TAXES	1,071.00		1,071.00
2130 PREPAID ASSESSMENTS	8,080.44		8,080.44
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	26,986.81	0.00	26,986.81
RESTRICTED EQUITY - RESERVES			
2271 RESERVES - POOLED		349,482.48	349,482.48
SPENT FROM RESERVES			
2471 RESERVES - POOLED		(63,785.60)	(63,785.60)
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	0.00	285,696.88	285,696.88
OPERATING EQUITY			
2635 UNREALIZED GAIN/LOSS - CHARLES SCHWAB		22,413.39	22,413.39
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)	5,990.07		5,990.07
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	101,203.18	65,281.91	166,485.09
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TOTAL LIABILITIES & EQUITY	128,189.99	350,978.79	479,168.78
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LEEWOOD HOMEOWNERS ASSOCIATION INC
 REVENUE & EXPENSE BUDGET COMPARISON REPORT
 FEBRUARY 2020

	CURRENT PERIOD	MONTHLY BUDGET	MONTHLY VARIANCE	2 MONTH PERIOD	Y-T-D BUDGET	Y-T-D VARIANCE	ANNUAL BUDGET
INCOME							
4020 ASSESSMENTS - QUARTERLY	17,225.00	17,225.00	0.00	34,450.00	34,450.00	0.00	206,700
4060 LATE CHARGES	59.15	0.00	59.15	19.35	0.00	19.35	0
4100 INTEREST - OPERATING	22.42	0.00	22.42	47.59	0.00	47.59	0
4340 INTEREST - RESERVES	1,013.10	0.00	1,013.10	1,014.15	0.00	1,014.15	0
4350 INTEREST ALLOC TO RESERVES	-1,013.10	0.00	-1,013.10	-1,014.15	0.00	-1,014.15	0
4970	17,306.57	17,225.00	81.57	34,516.94	34,450.00	66.94	206,700
4980 TOTAL INCOME	17,306.57	17,225.00	81.57	34,516.94	34,450.00	66.94	206,700
EXPENSES							
GROUNDS MAINTENANCE							
6201 TREES/SOD/PLANTS	0.00	1,916.67	-1,916.67	0.00	3,833.30	-3,833.30	23,000
6305 COMMON AREA MAINTENANCE	475.88	416.67	59.21	475.88	833.30	-357.42	5,000
6599	475.88	2,333.34	-1,857.46	475.88	4,666.60	-4,190.72	28,000
CONTRACTS							
6901 GROUNDS MAINTENANCE	3,074.19	3,650.00	-575.81	6,148.38	7,300.00	-1,151.62	43,800
6904 TRASH REMOVAL	3,401.66	3,567.92	-166.26	6,803.32	7,135.80	-332.48	42,815

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	CURRENT PERIOD	MONTHLY BUDGET	MONTHLY VARIANCE	2 MONTH PERIOD	Y-T-D BUDGET	Y-T-D VARIANCE	ANNUAL BUDGET
6907 SNOW SERVICES	0.00	583.33	-583.33	825.00	1,166.70	-341.70	7,000
6999	6,475.85	7,801.25	-1,325.40	13,776.70	15,602.50	-1,825.80	93,615
UTILITIES							
7910 ELECTRIC	255.86	262.50	- 6.64	518.36	525.00	- 6.64	3,150
7999	255.86	262.50	- 6.64	518.36	525.00	- 6.64	3,150
ADMINISTRATIVE							
8020 MANAGEMENT FEE	1,560.00	1,560.00	0.00	3,120.00	3,120.00	0.00	19,143
8040 POSTAGE	163.65	75.00	88.65	178.80	150.00	28.80	900
8060 COPIES/PRINTING/SUPPLIES	483.80	375.00	108.80	556.00	750.00	-194.00	4,500
8061 WEBSITE	0.00	16.67	- 16.67	0.00	33.30	- 33.30	200
8080 CPA SERVICES	0.00	287.50	-287.50	0.00	575.00	-575.00	3,450
8100 LEGAL EXPENSE	1,639.18	708.33	930.85	1,639.18	1,416.70	222.48	8,500
8120 INSURANCE	355.00	347.50	7.50	710.00	695.00	15.00	4,170
8142 FEES/DUES/LICENSES	0.00	20.83	- 20.83	0.00	41.70	- 41.70	250
8180 INCOME TAX	0.00	208.33	-208.33	0.00	416.70	-416.70	2,500
8182 STATE TAXES	0.00	52.50	- 52.50	0.00	105.00	-105.00	630
8341 MISCELLANEOUS OPERATING	0.00	12.50	- 12.50	0.00	25.00	- 25.00	150
8380 MEETING HALL RENTAL	0.00	29.17	- 29.17	300.00	58.30	241.70	350
8390 ANNUAL CORPORATE REPORT	0.00	6.92	- 6.92	61.95	13.80	48.15	83
8479	4,201.63	3,700.25	501.38	6,565.93	7,400.50	-834.57	44,826

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 FEBRUARY 2020

	----- CURRENT PERIOD -----	----- MONTHLY BUDGET -----	----- MONTHLY VARIANCE -----	----- 2 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	7,190.00	7,190.00	0.00	43,140
9299	3,595.00	3,595.00	0.00	7,190.00	7,190.00	0.00	43,140
9980 TOTAL EXPENSES	15,004.22	17,692.34	-2,688.12	28,526.87	35,384.60	-6,857.73	212,731
9990 GAIN (LOSS)	<u>2,302.35</u>	<u>(467.34)</u>	<u>(2,769.69)</u>	<u>5,990.07</u>	<u>(934.60)</u>	<u>(6,924.67)</u>	<u>- 6,031</u>