

LEEWOOD HOMEOWNERS ASSOCIATION INC
 B A L A N C E S H E E T
 September 2018

	OPERATING	RESERVE	TOTAL
CURRENT ASSETS			
1015 UNION BANK - CHECKING - PRIMARY	119,187.53		119,187.53
1067 CHARLES SCHWAB - BRKG - RESERVE		71,547.66	71,547.66
1068 VANGUARD 500 MUTUAL FUND - RESERVE		81,573.56	81,573.56
1100 AMERICAN EXPRESS - CD 5/24/21 2.25%		39,072.16	39,072.16
1101 CAPITAL ONE - CD 11/2/20 1.5%		14,523.54	14,523.54
1102 CAPITAL ONE - CD 10/4/22 2.3%		32,647.72	32,647.72
1103 DISCOVER BANK - CD 11/2/18 1.2%		19,985.00	19,985.00
1104 DISCOVER BANK - CD 11/4/19 1.35%		19,713.02	19,713.02
1105 DISCOVER BANK - CD 8/2/22 2.3%		33,684.32	33,684.32
1106 GOLDMAN SACHS - CD 8/2/22 2.3%		33,684.32	33,684.32
1107 SALLIE MAE BANK - CD 2/22/23 2.8%		29,234.43	29,234.43
1108 THIRD FED SAVINGS - CD 7/28/21 2.0 %		38,860.40	38,860.40
1109 WELLS FARGO BANK - CD 2/28/20 2.4%		29,840.25	29,840.25
1110 WELLS FARGO BANK - CD 3/28/19 2.0%		29,979.06	29,979.06
1111 WELLS FARGO BANK - CD 5/24/19 1.65%		39,850.24	39,850.24
1112 CAPITAL ONE - CD 5/26/20 1.9%		39,331.80	39,331.80
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	119,187.53	553,527.48	672,715.01
ACCOUNTS RECEIVABLE			
1210 ASSESSMENTS	8,781.17		8,781.17
1240 ASSESSMENTS - MISCELLANEOUS	100.00		100.00
1260 ALLOWANCE FOR DOUBTFUL ACCOUNTS	(2,551.17)		(2,551.17)
1272 ACCRUED INTEREST INCOME		1,900.22	1,900.22
1280 DUE FROM OPERATING TO RESERVE		20,750.01	20,750.01
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	6,330.00	22,650.23	28,980.23

LEEWOOD HOMEOWNERS ASSOCIATION INC
BALANCE SHEET
September 2018

		OPERATING	RESERVE	TOTAL
PREPAID ASSETS				
1310	INSURANCE - 4/1/18-19 \$3,530.00	1,765.02		1,765.02
1340	INCOME TAX	2,748.00		2,748.00
1343	AMERICAN DISPOSAL SERVICES - MONTHLY	3,239.69		3,239.69
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		7,752.71	0.00	7,752.71
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	TOTAL ASSETS	133,270.24	576,177.71	709,447.95
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LEEWOOD HOMEOWNERS ASSOCIATION INC
 B A L A N C E S H E E T
 September 2018

	OPERATING	RESERVE	TOTAL
CURRENT LIABILITIES			
2010 ACCOUNTS PAYABLE	20,914.18		20,914.18
2080 INCOME TAXES	1,190.00		1,190.00
2130 PREPAID ASSESSMENTS	14,105.00		14,105.00
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	36,209.18	0.00	36,209.18
RESTRICTED EQUITY - RESERVES			
2271 RESERVES - POOLED SPENT FROM RESERVES		534,496.55	534,496.55
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	0.00	534,496.55	534,496.55
OPERATING EQUITY			
2635 UNREALIZED GAIN/LOSS - CHARLES SCHWAB		(1,187.36)	(1,187.36)
2636 UNREALIZED GAIN/LOSS		42,868.52	42,868.52
2650 PRIOR YEAR SURPLUS (DEFICIT)	69,315.92		69,315.92
2670 CURRENT YEAR SURPLUS (DEFICIT)	27,745.14		27,745.14
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	97,061.06	41,681.16	138,742.22
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TOTAL LIABILITIES & EQUITY	133,270.24	576,177.71	709,447.95
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LEEWOOD HOMEOWNERS ASSOCIATION INC
 REVENUE & EXPENSE BUDGET COMPARISON REPORT
 SEPTEMBER 2018

	CURRENT PERIOD	MONTHLY BUDGET	MONTHLY VARIANCE	9 MONTH PERIOD	Y-T-D BUDGET	Y-T-D VARIANCE	ANNUAL BUDGET
INCOME							
4020 ASSESSMENTS - QUARTERLY	16,250.00	16,250.00	0.00	146,250.00	146,250.00	0.00	195,000
4080 CLOSING FEES *	0.00	25.00	- 25.00	150.00	225.00	- 75.00	300
4210 ADMINISTRATIVE FEES	-185.00	0.00	-185.00	-185.00	0.00	-185.00	0
4340 INTEREST - RESERVES	181.47	0.00	181.47	6,426.73	0.00	6,426.73	0
4350 INTEREST ALLOC TO RESERVES	-181.47	0.00	-181.47	-6,426.73	0.00	-6,426.73	0
4970	16,065.00	16,275.00	-210.00	146,215.00	146,475.00	-260.00	195,300
4980 TOTAL INCOME	16,065.00	16,275.00	-210.00	146,215.00	146,475.00	-260.00	195,300
EXPENSES							
GROUNDS MAINTENANCE							
6201 TREES/SOD/PLANTS	0.00	1,333.33	-1,333.33	2,212.50	12,000.01	-9,787.51	16,000
6305 COMMON AREA MAINTENANCE	0.00	83.33	- 83.33	1,675.00	750.01	924.99	1,000
6599	0.00	1,416.66	-1,416.66	3,887.50	12,750.02	-8,862.52	17,000
CONTRACTS							
6901 GROUNDS MAINTENANCE	3,043.75	3,480.42	-436.67	28,213.75	31,323.74	-3,109.99	41,765
6904 TRASH REMOVAL	3,239.67	3,057.17	182.50	27,561.53	27,514.49	47.04	36,686

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	CURRENT PERIOD	MONTHLY BUDGET	MONTHLY VARIANCE	9 MONTH PERIOD	Y-T-D BUDGET	Y-T-D VARIANCE	ANNUAL BUDGET
6905 TRASH SPECIAL PICK UP	0.00	0.00	0.00	145.00	0.00	145.00	0
6907 SNOW SERVICES	0.00	583.33	-583.33	2,612.50	5,250.01	-2,637.51	7,000
6999	6,283.42	7,120.92	-837.50	58,532.78	64,088.24	-5,555.46	85,451
UTILITIES							
7910 ELECTRIC	251.96	266.67	- 14.71	2,296.78	2,399.99	-103.21	3,200
7999	251.96	266.67	- 14.71	2,296.78	2,399.99	-103.21	3,200
ADMINISTRATIVE							
8020 MANAGEMENT FEE	1,560.00	0.00	1,560.00	9,360.00	0.00	9,360.00	0
8030 NEWSLETTER COSTS	124.30	41.67	82.63	438.32	374.99	63.33	500
8040 POSTAGE	61.53	105.67	- 44.14	340.72	950.99	-610.27	1,268
8060 COPIES/PRINTING/SUPPLIES	157.25	524.17	-366.92	1,454.33	4,717.49	-3,263.16	6,290
8061 WEBSITE	0.00	17.25	- 17.25	187.39	155.25	32.14	207
8080 CPA SERVICES	0.00	287.50	-287.50	3,450.00	2,587.50	862.50	3,450
8100 LEGAL EXPENSE	0.00	500.00	-500.00	3,331.42	4,500.00	-1,168.58	6,000
8120 INSURANCE	294.17	283.33	10.84	3,129.38	2,550.01	579.37	3,400
8142 FEES/DUES/LICENSES	0.00	37.50	- 37.50	318.75	337.50	- 18.75	450
8143 PERMITS/LICENSES	0.00	0.00	0.00	104.48	0.00	104.48	0
8170 TAXES - ASSOCIATION PROPERTY	0.00	10.42	- 10.42	25.00	93.74	- 68.74	125
8180 INCOME TAX	0.00	100.75	-100.75	38.00	906.75	-868.75	1,209
8182 STATE TAXES	0.00	42.83	- 42.83	0.00	385.51	-385.51	514
8190 MISCELLANEOUS	15.00	0.00	15.00	16.00	0.00	16.00	0

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 SEPTEMBER 2018

	CURRENT PERIOD	MONTHLY BUDGET	MONTHLY VARIANCE	9 MONTH PERIOD	Y-T-D BUDGET	Y-T-D VARIANCE	ANNUAL BUDGET
8230 BANK CHARGES	0.00	0.00	0.00	6.00	0.00	6.00	0
8341 MISCELLANEOUS OPERATING	0.00	33.33	- 33.33	428.00	300.01	127.99	400
8380 MEETING HALL RENTAL	0.00	25.00	- 25.00	0.00	225.00	-225.00	300
8479	2,212.25	2,009.42	202.83	22,627.79	18,084.74	4,543.05	24,113
BUDGETED TRANSFERS TO RESERVE FUND							
9171 POOLED RESERVES	3,458.33	3,458.33	0.00	31,125.01	31,125.01	0.00	41,500
9299	3,458.33	3,458.33	0.00	31,125.01	31,125.01	0.00	41,500
9980 TOTAL EXPENSES	12,205.96	14,272.00	-2,066.04	118,469.86	128,448.00	-9,978.14	171,264
9990 GAIN (LOSS)	3,859.04	2,003.00	(1,856.04)	27,745.14	18,027.00	(9,718.14)	24,036