

The Villas Homeowners Association					8:49 AM		
Budget vs Actuals Summary YTD					11/02/2017		
January through September 2017							
			Jan - Sep 17	Jan - Sep 17 Budget	Jan - Sep 17 \$ Over Budget	Year 2017 Budget	Year 2017 \$ Over Budget
Income							
	305 - Association Dues Received	201,259.00	201,204.00	55.00	268,272.00	-268,217.00	
	308 - Clubhouse Rental Acct	400.00	900.00	-500.00	1,200.00	-1,700.00	
	309 - AT&T Commissions	925.00					
	312 - Dividend-Business Growth Acct	53.51	45.00	8.51	60.00	-51.49	
	321 - Insurance Receipts - Misc.	900.72					
	350 - Miscellaneous Income	260.00					
	Total Income	203,798.23	202,149.00	1,649.23	269,532.00	-267,882.77	
Expense							
	400 - Administrative Expenses	35,546.79	40,350.00	-4,803.21	54,130.00	-58,933.21	
	455 - Clubhouse	16,701.80	10,649.00	6,052.80	13,125.00	-7,072.20	
	500 - Ponds	5,467.50	5,740.00	-272.50	6,400.00	-6,672.50	
	540 - Pool	6,971.08	5,953.50	1,017.58	7,891.00	-6,873.42	
	575 - River Expenses	94.33	250.00	-155.67	250.00	-405.67	
	600 - Winter Services	21,071.42	32,350.00	-11,278.58	32,350.00	-43,628.58	
	620 - Building Exterior Maintenance	24,810.50	18,450.00	6,360.50	23,250.00	-16,889.50	
	630 - Landscaping	55,364.57	64,090.00	-8,725.43	84,175.00	-92,900.43	
	660 - Equipment	128.26					
	700 - Sewer, Water, & Trash	37,656.16	35,667.00	1,989.16	47,375.00	-45,385.84	
	Total Expense	203,812.41	213,499.50	-9,687.09	268,946.00	-278,633.09	
	Net Income	-14.18	-11,350.50	11,336.32	586.00	10,750.32	
	Prepaid Dues as of Dec 31, 2016	7,533.00	-	7,533.00			
	Prepaid Dues as of September 30, 2017	(7,533.00)	-	-7,533.00			
	Adjusted Net Income	11,336.32	586.00	-			
Dues Adjusted							
	305 - Association Dues Received	201,259.00	201,204.00	55.00			
	Total Dues	201,259.00	201,204.00	55.00			
	Prepaid Dues as of Dec 31, 2016	7,533.00	-	7,533.00			
	Prepaid Dues as of September 30, 2017	(7,533.00)	-	-7,533.00			
	Adjusted Dues	201,259.00	201,204.00	55.00			

The Villas Homeowners Association				6:58 AM		6:59 AM
Budget vs Actuals Summary YTD Cap Reserve				10/17/2017		10/17/2017
January through September 2017						
		Jan - Sep 17	Jan - Sep 17 Budget	Jan - Sep 17 \$ Over Budget	Year 2017 Budget	Year 2017 \$ Over Budget
Income						
	302 · Capital Reserves Monthly Contr	82,631.00	82,800.00	-169.00	110,400.00	-27,769.00
	313 · Dividend-Money Market Acct	148.93		148.93		148.93
	Total Income	82,779.93	82,800.00	-20.07	110,400.00	-27,620.07
Expense						
	800 · Capital Reserve Expense					
	802 · Capital Reserve - Driveways	57,474.00		57,474.00		57,474.00
	803 · Capital Reserve - Roof	18,270.00		18,270.00		18,270.00
	804 · Capital Reserves - Lift Station	0.00	5,000.00	-5,000.00	5,000.00	-5,000.00
	805 · Capital Reserve - Ponds	15,302.80		15,302.80		15,302.80
	806 · Capital Res- Bldg (Non-Roof)	8,580.00		8,580.00		8,580.00
	Total 800 · Capital Reserve Expense	99,626.80	5,000.00	94,626.80	5,000.00	94,626.80
	Total Expense	99,626.80	5,000.00	94,626.80	5,000.00	94,626.80
	Net Income	-16,846.87	77,800.00	-94,646.87	105,400.00	-122,246.87
	Prepaid Dues as of Dec 31, 2016	2,832.00	-	2,832.00		
	Prepaid Dues as of September 30, 2017	(3,100.00)	-	-3,100.00		
	Adjusted Net Income	(17,114.87)	77,800.00	77,800.00		
Dues Adjusted						
	302 · Capital Reserves Monthly Contr	82,631.00	82,800.00	-169.00		
	Total Dues	82,631.00	82,800.00	-169.00		
	Prepaid Dues as of Dec 31, 2016	2,832.00	-	2,832.00		
	Prepaid Dues as of September 30, 2017	(3,100.00)	-	-3,100.00		
	Adjusted Dues	82,363.00	82,800.00	(437.00)		

The Villas Homeowners Association		7:08 AM				
Balance Sheet		10/17/2017				
As of September 30, 2017		Accrual Basis				
		Sep 30, 17				
ASSETS						
Current Assets						
Checking/Savings						
111 - United Federal Credit Union		62,053.88				
114 - UFCU MM (Capital Reserve Acct)		57,305.91				
Total Checking/Savings		119,359.79				
Total Current Assets		119,359.79				
TOTAL ASSETS		119,359.79				
LIABILITIES & EQUITY						
Equity						
280 - Retained Earnings		101,220.84				
Net Income		18,138.95				
Total Equity		119,359.79				
TOTAL LIABILITIES & EQUITY		119,359.79				
September 2017 Capital Reserve Dues of \$7,900 were transferred from the General Account to the Reserve Account on Oct. 18th						