

Saddlebrook South Homeowners Association Inc.

Balance Sheet by Department

Posted 12/31/2022

Operating

Assets

Bank

Operating Cash-UB-6543

64,970.74

Total Bank

64,970.74

Total Assets

64,970.74

Liabilities & Equity

Liability

Prepaid Assessment

2,055.25

Total Liability

2,055.25

Equity

Operating Retained Earnings

50,917.45

Net Income

11,998.04

Total Equity

62,915.49

Total Liabilities & Equity

64,970.74

Saddlebrook South Homeowners Association Inc.

Balance Sheet by Department

Posted 12/31/2022

Reserve

Assets

Reserve

Reserve Cash-UB-6551 17,302.17

Total Reserve 17,302.17

Total Assets 17,302.17

Liabilities & Equity

Equity

Reserve Retained Earnings 2,547.79

Reserve Funding 17,855.76

Net Income (3,101.38)

Total Equity 17,302.17

Total Liabilities & Equity 17,302.17

Saddlebrook South Homeowners Association Inc.

Income Statement

Posted 12/1/2022 To 12/31/2022 11:59:00 PM

| | Current Period Operating | | | | Year to Date Operating | | | | Annual |
|-------------------------------------|--------------------------|------------|------------|----------|------------------------|-----------|------------|----------|-----------|
| | Actual | Budget | \$ Var | % Var | Actual | Budget | \$ Var | % Var | |
| Income | | | | | | | | | |
| <u>Assessment Revenue</u> | | | | | | | | | |
| Regular Assessments | 240.00 | 0.00 | 240.00 | 0.00% | 50,977.00 | 52,030.00 | (1,053.00) | 2.02% | 52,030.00 |
| TOTAL Assessment Revenue | 240.00 | 0.00 | 240.00 | 0.00% | 50,977.00 | 52,030.00 | (1,053.00) | 2.02% | 52,030.00 |
| <u>Other Revenue</u> | | | | | | | | | |
| Late Fees | 30.00 | 50.00 | (20.00) | 40.00% | 540.00 | 600.00 | (60.00) | 10.00% | 600.00 |
| Miscellaneous Income | 0.00 | 0.00 | 0.00 | 0.00% | 350.00 | 0.00 | 350.00 | 0.00% | 0.00 |
| Legal Fees (Reimbursed) | 277.50 | 50.00 | 227.50 | -455.00% | 1,080.77 | 600.00 | 480.77 | -80.13% | 600.00 |
| TOTAL Other Revenue | 307.50 | 100.00 | 207.50 | -207.50% | 1,970.77 | 1,200.00 | 770.77 | -64.23% | 1,200.00 |
| TOTAL Income | 547.50 | 100.00 | 447.50 | -447.50% | 52,947.77 | 53,230.00 | (282.23) | 0.53% | 53,230.00 |
| Expense | | | | | | | | | |
| <u>Administrative</u> | | | | | | | | | |
| Administrative | 65.99 | 216.63 | 150.64 | 69.54% | 1,698.32 | 2,600.00 | 901.68 | 34.68% | 2,600.00 |
| Management Contract | 620.00 | 620.00 | 0.00 | 0.00% | 7,440.00 | 7,440.00 | 0.00 | 0.00% | 7,440.00 |
| Legal Services | 2,021.12 | 416.63 | (1,604.49) | -385.11% | 3,942.02 | 5,000.00 | 1,057.98 | 21.16% | 5,000.00 |
| Pro. Svcs. (Other) | 0.00 | 25.00 | 25.00 | 100.00% | 292.00 | 300.00 | 8.00 | 2.67% | 300.00 |
| Community Events | 0.00 | 20.87 | 20.87 | 100.00% | 85.60 | 250.00 | 164.40 | 65.76% | 250.00 |
| Web Site | 25.00 | 25.00 | 0.00 | 0.00% | 300.00 | 300.00 | 0.00 | 0.00% | 300.00 |
| TOTAL Administrative | 2,732.11 | 1,324.13 | (1,407.98) | -106.33% | 13,757.94 | 15,890.00 | 2,132.06 | 13.42% | 15,890.00 |
| <u>Grounds Maintenance</u> | | | | | | | | | |
| Landscape Contract | 3,122.64 | 1,470.00 | (1,652.64) | -112.42% | 15,461.52 | 17,640.00 | 2,178.48 | 12.35% | 17,640.00 |
| Pond Contract | 0.00 | 150.00 | 150.00 | 100.00% | 1,944.50 | 1,800.00 | (144.50) | -8.03% | 1,800.00 |
| Snow Removal/Salt Applic | 0.00 | 333.37 | 333.37 | 100.00% | 800.00 | 4,000.00 | 3,200.00 | 80.00% | 4,000.00 |
| Common Area Maint. | 0.00 | 508.37 | 508.37 | 100.00% | 400.00 | 6,100.00 | 5,700.00 | 93.44% | 6,100.00 |
| Signage/Monuments | 0.00 | 83.37 | 83.37 | 100.00% | 0.00 | 1,000.00 | 1,000.00 | 100.00% | 1,000.00 |
| TOTAL Grounds Maintenance | 3,122.64 | 2,545.11 | (577.53) | -22.69% | 18,606.02 | 30,540.00 | 11,933.98 | 39.08% | 30,540.00 |
| <u>Insurance & Taxes</u> | | | | | | | | | |
| Insurance | 0.00 | 158.37 | 158.37 | 100.00% | 3,921.50 | 1,900.00 | (2,021.50) | -106.39% | 1,900.00 |
| TOTAL Insurance & Taxes | 0.00 | 158.37 | 158.37 | 100.00% | 3,921.50 | 1,900.00 | (2,021.50) | -106.39% | 1,900.00 |
| <u>Utility</u> | | | | | | | | | |
| Electrical Service | 403.13 | 408.37 | 5.24 | 1.28% | 4,664.27 | 4,900.00 | 235.73 | 4.81% | 4,900.00 |
| TOTAL Utility | 403.13 | 408.37 | 5.24 | 1.28% | 4,664.27 | 4,900.00 | 235.73 | 4.81% | 4,900.00 |
| TOTAL Expense | 6,257.88 | 4,435.98 | (1,821.90) | -41.07% | 40,949.73 | 53,230.00 | 12,280.27 | 23.07% | 53,230.00 |
| Excess Revenue / Expense | (5,710.38) | (4,335.98) | (1,374.40) | -31.70% | 11,998.04 | 0.00 | 11,998.04 | 0.00% | 0.00 |

Saddlebrook South Homeowners Association Inc.

Income Statement

Posted 12/1/2022 To 12/31/2022 11:59:00 PM

| | Current Period Reserve | | | | Year to Date Reserve | | | | Annual |
|-----------------------------------|------------------------|--------|--------|-------|----------------------|--------|------------|-------|--------|
| | Actual | Budget | \$ Var | % Var | Actual | Budget | \$ Var | % Var | |
| Income | | | | | | | | | |
| <u>Other Revenue</u> | | | | | | | | | |
| Interest | 11.75 | 0.00 | 11.75 | 0.00% | 48.62 | 0.00 | 48.62 | 0.00% | 0.00 |
| TOTAL Other Revenue | 11.75 | 0.00 | 11.75 | 0.00% | 48.62 | 0.00 | 48.62 | 0.00% | 0.00 |
| TOTAL Income | 11.75 | 0.00 | 11.75 | 0.00% | 48.62 | 0.00 | 48.62 | 0.00% | 0.00 |
| Expense | | | | | | | | | |
| <u>Grounds Maintenance</u> | | | | | | | | | |
| Common Area Maint. | 0.00 | 0.00 | 0.00 | 0.00% | 3,150.00 | 0.00 | (3,150.00) | 0.00% | 0.00 |
| TOTAL Grounds Maintenance | 0.00 | 0.00 | 0.00 | 0.00% | 3,150.00 | 0.00 | (3,150.00) | 0.00% | 0.00 |
| TOTAL Expense | 0.00 | 0.00 | 0.00 | 0.00% | 3,150.00 | 0.00 | (3,150.00) | 0.00% | 0.00 |
| Excess Revenue / Expense | 11.75 | 0.00 | 11.75 | 0.00% | (3,101.38) | 0.00 | (3,101.38) | 0.00% | 0.00 |