

PCV1 Carriages

PINE CREEK VILLAGE ASSOCIATION

Balance Sheet For October 2019

PCV-Carriages Operating Asset

CURRENT ASSETS

100005 OPERATING CHECKING - PACIFIC PREMIER	\$20,280.56	
140000 ACCOUNTS RECEIVABLE-OWNERS	\$1,031.00	

Total CURRENT ASSETS

\$21,311.56

OTHER ASSETS

195011 DUE (TO) FROM VILLAGES	\$4,647.39	
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Total OTHER ASSETS

\$4,647.39

Total Asset

\$25,958.95

PCV-Carriages Operating Liability / Equity

CURRENT LIABILITIES

200000 ACCOUNTS PAYABLE	\$2,130.00	
201000 PREPAID ASSESSMENTS	\$2,536.28	

Total CURRENT LIABILITIES

\$4,666.28

EQUITY

300000 OPERATING FUND EQUITY	\$15,155.17	
399999 NET INCOME (LOSS)	\$6,137.50	

Total EQUITY

\$21,292.67

Total Liability / Equity

\$25,958.95

PINE CREEK VILLAGE ASSOCIATION

Balance Sheet For October 2019

PCV-Carriages Reserve Asset

CURRENT ASSETS

120005 RESERVES - PACIFIC PREMIER	\$59,368.78
120010 RESERVES - AMERIPRISE	\$30,363.68

Total CURRENT ASSETS

	<u>\$89,732.46</u>
Total Asset	<u>\$89,732.46</u>

PCV-Carriages Reserve Liability / Equity

EQUITY

320000 RESERVE FUND EQUITY	\$79,539.20
399999 NET INCOME (LOSS)	\$10,193.26

Total EQUITY

	<u>\$89,732.46</u>
Total Liability / Equity	<u>\$89,732.46</u>

PCV1 Carriages

PINE CREEK VILLAGE ASSOCIATION

Statement of Revenues and Expenses 10/1/2019 - 10/31/2019

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
PCV-Carriages Operating Income							
REVENUE							
400000 - ASSESSMENTS	5,396.00	5,396.00	-	53,960.00	53,960.00	-	64,752.00
Total REVENUE	5,396.00	5,396.00	-	53,960.00	53,960.00	-	64,752.00
Total Income	5,396.00	5,396.00	-	53,960.00	53,960.00	-	64,752.00
PCV-Carriages Operating Expense							
ADMINISTRATIVE EXPENSE							
500000 - MANAGEMENT	252.67	252.67	-	2,526.70	2,526.70	-	3,032.00
507070 - BANK CHARGES	-	10.42	10.42	-	104.20	104.20	125.00
510000 - SOCIAL	140.71	41.67	(99.04)	140.71	416.70	275.99	500.00
545000 - MISCELLANEOUS EXPENSE	-	149.42	149.42	-	1,494.20	1,494.20	1,793.00
Total ADMINISTRATIVE EXPENSE	393.38	454.18	60.80	2,667.41	4,541.80	1,874.39	5,450.00
GROUNDS MAINTENANCE							
700000 - GROUNDS MAINTENANCE	1,155.00	1,100.25	(54.75)	10,263.00	11,002.50	739.50	13,203.00
700005 - GROUNDS REPAIRS - OTHER	-	62.50	62.50	601.74	625.00	23.26	750.00
701030 - GROUNDS IMPROVEMENTS	-	83.33	83.33	150.00	833.30	683.30	1,000.00
702000 - PEST CONTROL	-	8.33	8.33	-	83.30	83.30	100.00
703000 - SPRINKLER SATELLITE MONITORING	-	37.50	37.50	484.66	375.00	(109.66)	450.00
703010 - SPRINKLER REPAIRS	104.52	208.33	103.81	986.50	2,083.30	1,096.80	2,500.00
704005 - TREE/SHRUB FERTILIZATION	-	66.67	66.67	750.00	666.70	(83.30)	800.00
704045 - TREE & SHRUB REPLACEMENT	-	250.00	250.00	-	2,500.00	2,500.00	3,000.00
704050 - WINTER WATERING	-	66.67	66.67	-	666.70	666.70	800.00
706000 - SNOW REMOVAL	(5,148.75)	458.33	5,607.08	5,650.00	4,583.30	(1,066.70)	5,500.00
737010 - LIGHTING REPAIR	-	16.67	16.67	-	166.70	166.70	200.00
750063 - FIRE HYDRANT EXPENSE	390.60	29.17	(361.43)	1,249.53	291.70	(957.83)	350.00
Total GROUNDS MAINTENANCE	(3,498.63)	2,387.75	5,886.38	20,135.43	23,877.50	3,742.07	28,653.00
UTILITIES							
900020 - ELECTRICITY	-	66.67	66.67	-	666.70	666.70	800.00
901010 - WATER	2,829.27	1,000.00	(1,829.27)	10,328.66	10,000.00	(328.66)	12,000.00
901030 - STORMWATER FEES	-	107.42	107.42	2,271.00	1,074.20	(1,196.80)	1,289.00
Total UTILITIES	2,829.27	1,174.09	(1,655.18)	12,599.66	11,740.90	(858.76)	14,089.00
RESERVE ADDITIONS							
970000 - TRANSFERS TO RESERVES	-	1,380.00	1,380.00	12,420.00	13,800.00	1,380.00	16,560.00
Total RESERVE ADDITIONS	-	1,380.00	1,380.00	12,420.00	13,800.00	1,380.00	16,560.00
Total Expense	(275.98)	5,396.02	5,672.00	47,822.50	53,960.20	6,137.70	64,752.00

PINE CREEK VILLAGE ASSOCIATION

Statement of Revenues and Expenses 10/1/2019 - 10/31/2019

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
PCV-Carriages Operating Net Total	5,671.98	(.02)	5,672.00	6,137.50	(.20)	6,137.70	-

PINE CREEK VILLAGE ASSOCIATION

Statement of Revenues and Expenses 10/1/2019 - 10/31/2019

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
PCV-Carriages Reserve Income							
RESERVE REVENUE							
987010 - INTEREST INCOME - RESERVES	55.72	-	55.72	323.43	-	323.43	-
987015 - INTEREST INC-PRIOR YEAR	124.83	-	124.83	124.83	-	124.83	-
988000 - TRANSFERS FROM OPERATING	-	-	-	12,420.00	-	12,420.00	-
Total RESERVE REVENUE	180.55	-	180.55	12,868.26	-	12,868.26	-
Total Income	180.55	-	180.55	12,868.26	-	12,868.26	-

PCV-Carriages Reserve Expense

RESERVE EXPENSES							
998080 - RES EXP-TREE PRUNING	-	-	-	2,675.00	-	(2,675.00)	-
Total RESERVE EXPENSES	-	-	-	2,675.00	-	(2,675.00)	-
Total Expense	-	-	-	2,675.00	-	(2,675.00)	-
 PCV-Carriages Reserve Net Total	 180.55	 -	 180.55	 10,193.26	 -	 10,193.26	 -