

THE GOLF VILLAS LANDSCAPE ASSOCIATION

**For the Month Ending
October 2019**

**Unaudited
Financial Statement**

**Prepared by
Progressive Community Management
Sarasota, Florida**

THE GOLF VILLAS LANDSCAPE ASSOCIATION I, INC

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Balance Sheet
As of 10/31/19

ASSETS

Checking -Sabal Palm Bank 1290	\$ 105,517.73	
Assessments Due	7,937.40	
Bad Debt Allowance	(9,514.79)	
Prepaid Insurance	1,608.34	
TOTAL ASSETS		\$ 105,548.68
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LIABILITIES & EQUITY

CURRENT LIABILITIES:

Prepaid Assessments	\$ 18,058.55	
Subtotal Current Liab.		\$ 18,058.55

SPECIAL ASSESSMENTS & RESERVES:

Subtotal S/A & Reserves:		\$.00
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FUND BALANCE:

Fund Balance	\$ 49,717.07	
Current Year Net Income/(Loss)	37,773.06	
Subtotal Fund Balance		\$ 87,490.13
TOTAL LIAB. & FUND BALANCE		\$ 105,548.68
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Income/Expense Statement
Period: 10/01/19 to 10/31/19

Current Period				Year-To-Date				Yearly
Actual	Budget	Variance	Account	Description	Actual	Budget	Variance	Budget
INCOME								
29,160.00	29,247.75	(87.75)	05010	Maintenance Assessments	290,925.00	292,477.50	(1,552.50)	350,973.00
.00	.00	.00	05040	Other Income	25.00	.00	25.00	.00
147.25	.00	147.25	05051	Interest Income-Owners	1,366.53	.00	1,366.53	.00
29,307.25	29,247.75	59.50		Total Income	292,316.53	292,477.50	(160.97)	350,973.00
EXPENSES								
GROUND MAINTENANCE								
.00	1,416.67	1,416.67	07230	Mulch & Annuals	15,000.00	14,166.70	(833.30)	17,000.00
21,626.00	18,556.75	(3,069.25)	07240	Landscaping Maintenance	180,136.00	185,567.50	5,431.50	222,681.00
108.00	833.33	725.33	07250	Landscape Restoration	2,663.00	8,333.30	5,670.30	10,000.00
.00	1,062.50	1,062.50	07265	Hydration - Chinch Bugs	8,500.00	10,625.00	2,125.00	12,750.00
475.00	1,002.50	527.50	07270	Tree Maintenance	10,475.00	10,025.00	(450.00)	12,030.00
.00	833.33	833.33	07275	Oak Tree Project	.00	8,333.30	8,333.30	10,000.00
830.39	1,916.67	1,086.28	07280	Irrigation - Ongoing Mntc	12,914.22	19,166.70	6,252.48	23,000.00
23,039.39	25,621.75	2,582.36		Subtotal Ground Maintenance	229,688.22	256,217.50	26,529.28	307,461.00
MANAGEMENT & ADMINISTRATIVE								
1,308.34	1,308.33	(.01)	07480	Management & Accounting Fees	13,083.40	13,083.30	(.10)	15,700.00
.00	83.33	83.33	07485	Website Maintenance	.00	833.30	833.30	1,000.00
310.82	416.67	105.85	07490	All Office related Expenses	4,353.04	4,166.70	(186.34)	5,000.00
.00	833.33	833.33	07460	Legal Fees	457.15	8,333.30	7,876.15	10,000.00
160.83	166.67	5.84	07150	Insurance	1,562.34	1,666.70	104.36	2,000.00
.00	41.67	41.67	07495	Bank Charges	83.07	416.70	333.63	500.00
.00	20.83	20.83	07520	CPA & Tax Prep Fees	250.00	208.30	(41.70)	250.00
.00	83.33	83.33	07525	Collection Fees	.00	833.30	833.30	1,000.00
.00	5.17	5.17	07500	Taxes/Fees/Dues & Permits	66.25	51.70	(14.55)	62.00
.00	166.67	166.67	07570	Contingencies	.00	1,666.70	1,666.70	2,000.00
500.00	500.00	.00	07999	Bad Debt Expense	5,000.00	5,000.00	.00	6,000.00
2,279.99	3,626.00	1,346.01		Total Management & Admin:	24,855.25	36,260.00	11,404.75	43,512.00
25,319.38	29,247.75	3,928.37		TOTAL EXPENSES:	254,543.47	292,477.50	37,934.03	350,973.00
3,987.87	.00	3,987.87		Current Yr Net Income/(loss)	37,773.06	.00	37,773.06	.00