

# Five Fountains Condominiums Association Inc.

Balance Sheet as of 6/30/2023

<b>Assets</b>	<b>Operating</b>	<b>Reserve</b>	<b>Total</b>
<b>Assets</b>			
Operating Bank Acct Checking	\$69,663.10		\$69,663.10
Reserves 0512		\$131,482.58	\$131,482.58
Pacific Premier CD 3/1/24 4.16%		\$50,000.00	\$50,000.00
Accounts Receivable	\$4,433.23		\$4,433.23
<b>Total Assets</b>	<b>\$74,096.33</b>	<b>\$181,482.58</b>	<b>\$255,578.91</b>
<b>Total Assets</b>	<b>\$74,096.33</b>	<b>\$181,482.58</b>	<b>\$255,578.91</b>
<b>Liabilities / Equity</b>			
<b>Liability</b>			
Pre-Paid Assessments	\$15,344.41		\$15,344.41
<b>Total Liability</b>	<b>\$15,344.41</b>		<b>\$15,344.41</b>
<b>Equity</b>			
Equity - Operating	\$87,215.06		\$87,215.06
Equity - Reserves		\$229,488.03	\$229,488.03
Net Income	(\$28,463.14)	(\$48,005.45)	(\$76,468.59)
<b>Total Equity</b>	<b>\$58,751.92</b>	<b>\$181,482.58</b>	<b>\$240,234.50</b>
<b>Total Liabilities / Equity</b>	<b>\$74,096.33</b>	<b>\$181,482.58</b>	<b>\$255,578.91</b>

# Five Fountains Condominiums Association Inc.

## Statement of Revenues and Expenses 6/1/2023 - 6/30/2023

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
<b>Operating Income</b>							
<b>Income</b>							
50000 - Assessment	41,368.45	41,368.45	-	248,210.70	248,210.70	-	496,421.40
50105 - Gas Assessment	3,087.04	7,083.33	(3,996.29)	44,962.24	42,499.98	2,462.26	85,000.00
50108 - Gas Meter Compliance Income	400.00	-	400.00	450.00	-	450.00	-
50115 - Collection Income	-	-	-	158.00	-	158.00	-
50119 - Check Processing Income	90.00	-	90.00	90.00	-	90.00	-
50500 - Late Charges	165.00	-	165.00	1,485.00	-	1,485.00	-
50505 - Late Interest	28.09	-	28.09	223.28	-	223.28	-
50515 - Delinquency Notice Processing Fee	25.00	-	25.00	775.00	-	775.00	-
50518 - Process Server Income	-	-	-	540.00	-	540.00	-
50520 - Postage Income	-	-	-	238.50	-	238.50	-
50640 - Laundry Fees	-	625.00	(625.00)	3,852.63	3,750.00	102.63	7,500.00
50650 - NSF Fees	80.00	-	80.00	300.00	-	300.00	-
50670 - Remotes/Keys	-	-	-	20.00	-	20.00	-
50680 - Maintenance Chargeback	-	-	-	120.00	-	120.00	-
50990 - Transfer to Reserves	(4,472.20)	(4,472.20)	-	(26,833.20)	(26,833.20)	-	(53,666.40)
50997 - Misc. Income	366.00	-	366.00	616.00	-	616.00	-
<b>Total Income</b>	<b>41,137.38</b>	<b>44,604.58</b>	<b>(3,467.20)</b>	<b>275,208.15</b>	<b>267,627.48</b>	<b>7,580.67</b>	<b>535,255.00</b>
<b>Total Income</b>	<b>41,137.38</b>	<b>44,604.58</b>	<b>(3,467.20)</b>	<b>275,208.15</b>	<b>267,627.48</b>	<b>7,580.67</b>	<b>535,255.00</b>

## Operating Expense

### Administrative & General Expenses

60110 - Property Management Fees	900.00	2,200.00	1,300.00	11,900.00	13,200.00	1,300.00	26,400.00
60112 - Administrative Expenses	725.00	41.67	(683.33)	3,465.00	250.02	(3,214.98)	500.00
60117 - Tax Return/ Review	475.00	41.67	(433.33)	475.00	250.02	(224.98)	500.00
60118 - Legal Fees	1,311.50	375.00	(936.50)	5,614.99	2,250.00	(3,364.99)	4,500.00
60121 - Gas Billings	-	-	-	150.00	-	(150.00)	-
60123 - Licenses and Permits	-	12.50	12.50	191.00	75.00	(116.00)	150.00
60128 - Postage	20.85	185.00	164.15	275.23	1,110.00	834.77	2,220.00
60129 - Printing and Copies	25.50	166.67	141.17	375.12	1,000.02	624.90	2,000.00
60130 - Telephone/Entry Gate Phone	-	-	-	272.91	-	(272.91)	-
60131 - Parking Enforcement	-	-	-	15.00	-	(15.00)	-
60132 - Dues, Memberships, Education	-	16.67	16.67	-	100.02	100.02	200.00
60138 - Fire Alarm Monitoring	-	208.33	208.33	-	1,249.98	1,249.98	2,500.00
60139 - Monitoring	49.99	-	(49.99)	49.99	-	(49.99)	-
60140 - Bank Fees	-	-	-	90.00	-	(90.00)	-
60143 - Meter Reading	450.00	458.33	8.33	3,350.00	2,749.98	(600.02)	5,500.00
60145 - Bad Debt Expense	-	375.00	375.00	191.51	2,250.00	2,058.49	4,500.00
60147 - Extra Meeting Expense	-	-	-	75.00	-	(75.00)	-
60152 - Notice Process Fee	-	125.00	125.00	-	750.00	750.00	1,500.00
60153 - Compliance Verification Fee	-	125.00	125.00	-	750.00	750.00	1,500.00
60154 - Process Server Fee	-	137.50	137.50	570.00	825.00	255.00	1,650.00

# Five Fountains Condominiums Association Inc.

## Statement of Revenues and Expenses 6/1/2023 - 6/30/2023

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
<b>Operating Expense</b>							
62015 - Taxes	-	-	-	2,114.00	-	(2,114.00)	-
<b>Total Administrative &amp; General Expenses</b>	<b>3,957.84</b>	<b>4,468.34</b>	<b>510.50</b>	<b>29,174.75</b>	<b>26,810.04</b>	<b>(2,364.71)</b>	<b>53,620.00</b>
<b>Insurance Expenses</b>							
62010 - Insurance Expense	5,324.04	11,366.67	6,042.63	116,006.36	68,200.02	(47,806.34)	136,400.00
62011 - D & O Insurance	-	-	-	2,028.00	-	(2,028.00)	-
62013 - Crime Insurance	-	-	-	517.00	-	(517.00)	-
<b>Total Insurance Expenses</b>	<b>5,324.04</b>	<b>11,366.67</b>	<b>6,042.63</b>	<b>118,551.36</b>	<b>68,200.02</b>	<b>(50,351.34)</b>	<b>136,400.00</b>
<b>Landscape Expenses</b>							
63010 - Landscaping Contract	2,549.00	1,863.75	(685.25)	13,199.00	11,182.50	(2,016.50)	22,365.00
63015 - Landscaping Misc- Maintenance	35.67	-	(35.67)	35.67	-	(35.67)	-
63017 - Landscaping - Xeriscape	-	1,666.67	1,666.67	-	10,000.02	10,000.02	20,000.00
63020 - Landscaping- Irrigation	-	666.67	666.67	250.48	4,000.02	3,749.54	8,000.00
63021 - Landscaping- Tree Care	-	833.33	833.33	7,250.00	4,999.98	(2,250.02)	10,000.00
63022 - Landscaping Snow Removal	-	1,000.00	1,000.00	1,097.00	6,000.00	4,903.00	12,000.00
<b>Total Landscape Expenses</b>	<b>2,584.67</b>	<b>6,030.42</b>	<b>3,445.75</b>	<b>21,832.15</b>	<b>36,182.52</b>	<b>14,350.37</b>	<b>72,365.00</b>
<b>Maintenance Expenses</b>							
63005 - Asphalt Sweeping/ Repair	-	416.67	416.67	-	2,500.02	2,500.02	5,000.00
63023 - Maintenance - Doors & Windows	21.07	125.00	103.93	169.08	750.00	580.92	1,500.00
63025 - Maintenance- Roof	250.00	-	(250.00)	250.00	-	(250.00)	-
63027 - Maintenance- Gutters	-	533.33	533.33	-	3,199.98	3,199.98	6,400.00
63029 - Maintenance- Pest	-	166.67	166.67	-	1,000.02	1,000.02	2,000.00
63030 - Maintenance- General	-	1,166.67	1,166.67	21,931.43	7,000.02	(14,931.41)	14,000.00
63032 - Maintenance- Concrete	-	250.00	250.00	875.00	1,500.00	625.00	3,000.00
63034 - Maintenance Clubhouse	-	-	-	28.39	-	(28.39)	-
63035 - Maintenance- Painting	-	-	-	37.25	-	(37.25)	-
63036 - Maintenance- Janitorial	694.97	666.67	(28.30)	2,044.97	4,000.02	1,955.05	8,000.00
63039 - Maintenance - Electrical	217.00	208.33	(8.67)	217.00	1,249.98	1,032.98	2,500.00
63040 - Maintenance- Lights	985.67	254.17	(731.50)	1,732.87	1,525.02	(207.85)	3,050.00
63042 - Maintenance - Locks & Keys	-	-	-	45.37	-	(45.37)	-
63043 - Maintenance - Fire Alarm Monitoring	48.14	58.33	10.19	103.14	349.98	246.84	700.00
63044 - Maintenance - Carpet cleaning	-	500.00	500.00	559.40	3,000.00	2,440.60	6,000.00
63046 - Maintenance- Signs	995.00	-	(995.00)	995.00	-	(995.00)	-
63047 - Maintenance- Pool	140.92	666.67	525.75	140.92	4,000.02	3,859.10	8,000.00
63048 - Maintenance- Plumbing Repair	1,378.00	833.33	(544.67)	19,087.90	4,999.98	(14,087.92)	10,000.00
63051 - Maintenance - Plumbing Preventative	-	1,250.00	1,250.00	148.69	7,500.00	7,351.31	15,000.00
63053 - Major Bldg & Water Mitigation	-	-	-	5,405.62	-	(5,405.62)	-
<b>Total Maintenance Expenses</b>	<b>4,730.77</b>	<b>7,095.84</b>	<b>2,365.07</b>	<b>53,772.03</b>	<b>42,575.04</b>	<b>(11,196.99)</b>	<b>85,150.00</b>
<b>Utilities Expenses</b>							
62020 - Utilities- Electric	607.10	541.67	(65.43)	4,097.89	3,250.02	(847.87)	6,500.00

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	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
<b>Operating Expense</b>							
62022 - Utilities - Storm Water	7.50	-	(7.50)	7.50	-	(7.50)	-
62025 - Utilities- Water	6,796.30	6,250.00	(546.30)	27,678.43	37,500.00	9,821.57	75,000.00
62027 - Utilities - Gas	750.65	7,500.00	6,749.35	44,068.47	45,000.00	931.53	90,000.00
62028 - Utilities - Telephone	276.93	141.67	(135.26)	504.83	850.02	345.19	1,700.00
62030 - Utilities Trash Removal	1,206.42	1,210.00	3.58	2,383.88	7,260.00	4,876.12	14,520.00
<b>Total Utilities Expenses</b>	<b>9,644.90</b>	<b>15,643.34</b>	<b>5,998.44</b>	<b>78,741.00</b>	<b>93,860.04</b>	<b>15,119.04</b>	<b>187,720.00</b>
<b>Total Expense</b>	<b>26,242.22</b>	<b>44,604.61</b>	<b>18,362.39</b>	<b>302,071.29</b>	<b>267,627.66</b>	<b>(34,443.63)</b>	<b>535,255.00</b>
<b>Operating Net Total</b>	<b>14,895.16</b>	<b>(.03)</b>	<b>14,895.19</b>	<b>(26,863.14)</b>	<b>(.18)</b>	<b>(26,862.96)</b>	<b>-</b>