

WOODRIDGE TERRACE

AS OF MAY 31, 2019

ASSETS

CASH

1012 CASH-US BANK	12,560.95
1031 RES-US BANK	<u>125,878.07</u>

TOTAL CASH

138,439.02

ACCOUNTS RECEIVABLE

1110 DUES RECEIVABLE	884.00
1115 ALLOW FOR BAD DEBT	<u>(1,500.00)</u>

TOTAL RECEIVABLES

(616.00)

TOTAL ASSETS

137,823.02

LIABILITIES & EQUITY

CURRENT LIABILITIES

2115 PREPAID ASSESSMENTS	9,129.10
2170 WORKING CAPITAL REF	<u>7,800.00</u>

TOTAL LIABILITIES

16,929.10

EQUITY

2940 CURRENT EARNINGS	12,032.82
2941 CURRENT EARNINGS	(12,032.82)
2950 RESERVE FUND-PRIOR	(5,194.10)
2955 RESERVE FUND-CURRENT	(3,768.61)
2960 OPERATING FUND-PRIOR	(54,231.95)
2965 OPERATING FD-CURRENT	<u>15,801.43</u>

TOTAL EQUITY

120,893.92

TOT LIABILITY AND EQUITY

137,823.02

WOODRIDGE TERRACE

Budget Comparison Report
AS OF MAY 31, 2019
PREPARED BY
WESTERN STATES PROPERTY SERVICES, INC.

	BUDGET	ACTUAL	CURR. VARIANCE	YTD BUDGET	YTD ACTUAL	ANNUAL BUDGET
INCOME						
5110 ASSESSMENTS	\$26,320.00	\$26,320.00	\$0.00	\$131,600.00	\$131,600.00	\$315,840.00
5210 LATE FEE CHARGE	42.00	80.00	38.00	210.00	260.00	504.00
5220 COLLECTION COST REC	0.00	0.00	0.00	400.00	81.00	400.00
5245 INTEREST INCOME	1.00	1.20	0.20	5.00	5.39	12.00
5255 MISC INCOME	0.00	0.00	0.00	0.00	100.00	0.00
5256 CLUB HOUSE INCOME	0.00	0.00	0.00	100.00	25.00	200.00
5450 TRANSFERS TO RESERVE	(5,284.00)	(5,284.00)	0.00	(26,420.00)	(26,420.00)	(63,408.00)
TOTAL INCOME	21,079.00	21,117.20	38.20	105,895.00	105,651.39	253,548.00
EXPENSES						
7030 MANAGEMENT FEES	1,300.00	1,300.00	0.00	6,500.00	6,500.00	15,600.00
7040 LEGAL FEES	0.00	308.00	(308.00)	1,200.00	2,156.00	1,450.00
7045 LEGAL COLLECTIONS	0.00	81.00	(81.00)	0.00	162.00	0.00
7055 AUDIT FEES	0.00	0.00	0.00	300.00	300.00	300.00
7060 PRINTING & COPYING	0.00	18.95	(18.95)	600.00	286.58	1,400.00
7062 POSTAGE	0.00	17.50	(17.50)	250.00	72.50	500.00
7090 MISC ADMINISTRATIVE	200.00	87.00	113.00	400.00	530.00	600.00
TOTAL ADMINISTRATIVE	1,500.00	1,812.45	(312.45)	9,250.00	10,007.08	19,850.00
7130 INSURANCE	3,020.00	2,826.07	193.93	15,100.00	14,271.65	36,240.00
TOTAL TAXES & INSURANCE	3,020.00	2,826.07	193.93	15,100.00	14,271.65	36,240.00
7230 BLDG & FACILITY RPR	300.00	97.50	202.50	1,200.00	97.50	2,850.00
7250 LIGHT MAINTENANCE	100.00	65.00	35.00	300.00	236.00	600.00
7260 GUTTER MAINTENANCE	0.00	65.00	(65.00)	2,500.00	2,045.00	5,000.00
7270 ROOF REPAIRS	1,000.00	0.00	1,000.00	1,000.00	1,785.00	2,000.00
TOTAL BUILDING MAINT	1,400.00	227.50	1,172.50	5,000.00	4,163.50	10,450.00
7322 GAS/ELECTRIC	350.00	215.36	134.64	1,750.00	1,279.65	4,200.00
7370 WATER/SEWER	7,120.00	2,251.72	4,868.28	15,865.00	10,939.50	54,736.00
7371 WASTEWATER	0.00	0.00	0.00	0.00	0.00	24,270.00
7372 SE METRO STORM	0.00	0.00	0.00	0.00	245.58	240.00
7380 TRASH REMOVAL	1,115.00	1,115.00	0.00	5,575.00	5,575.00	13,380.00
TOTAL UTILITIES	8,585.00	3,582.08	5,002.92	23,190.00	18,039.73	96,826.00

WOODRIDGE TERRACE

Budget Comparison Report
AS OF MAY 31, 2019
PREPARED BY
WESTERN STATES PROPERTY SERVICES, INC.

	BUDGET	ACTUAL	CURR. VARIANCE	YTD BUDGET	YTD ACTUAL	ANNUAL BUDGET
7410 LANDSCAPE MAINT	860.00	1,894.00	(1,034.00)	3,580.00	2,017.00	8,580.00
7415 LANDSCAPE CONTRACT	3,385.00	3,385.00	0.00	16,925.00	16,925.00	40,620.00
7425 TREE PRUNING	0.00	0.00	0.00	0.00	2,310.00	2,000.00
7426 TREE/TURF SPRAYING	0.00	0.00	0.00	1,500.00	0.00	4,500.00
7428 FLOWERS	500.00	0.00	500.00	500.00	0.00	500.00
7430 TREE/SHRUB INSTALL	0.00	0.00	0.00	1,500.00	0.00	1,500.00
7440 SPRINKLER SYS MAINT	2,000.00	4,016.00	(2,016.00)	2,000.00	4,016.00	8,000.00
7460 FENCE REPAIRS	600.00	0.00	600.00	600.00	0.00	600.00
TOTAL LANDSCAPE MAINT	7,345.00	9,295.00	(1,950.00)	26,605.00	25,268.00	66,300.00
7526 PEST CONTROL	0.00	0.00	0.00	0.00	0.00	450.00
TOTAL GROUNDS MAINTENAN	0.00	0.00	0.00	0.00	0.00	450.00
7630 SNOW REMOVAL	0.00	0.00	0.00	10,000.00	15,710.00	13,500.00
TOTAL SNOW/ROAD MAINT	0.00	0.00	0.00	10,000.00	15,710.00	13,500.00
7715 ASSOCIATION PICNIC	0.00	0.00	0.00	500.00	0.00	500.00
7720 CONSULT/ENGINEERING	0.00	0.00	0.00	0.00	675.00	0.00
TOTAL OTHER EXPENSES	0.00	0.00	0.00	500.00	675.00	500.00
7810 POOL/SPA CONTRACT	525.00	700.00	(175.00)	1,575.00	1,400.00	4,200.00
7815 POOL SUPPLIES/CHEMIC	250.00	0.00	250.00	250.00	0.00	1,250.00
7820 POOL REPAIRS	200.00	0.00	200.00	200.00	0.00	200.00
7831 CLUBHOUSE EXPENSE	100.00	215.00	(115.00)	500.00	315.00	1,200.00
7832 POOL KEYS	100.00	0.00	100.00	100.00	0.00	100.00
TOTAL REC/FACILITY EXP	1,175.00	915.00	260.00	2,625.00	1,715.00	6,950.00
TOTAL EXPENSES	23,025.00	18,658.10	4,366.90	92,270.00	89,849.96	251,066.00
NET PROFIT/LOSS	(1,946.00)	2,459.10	4,405.10	13,625.00	15,801.43	2,482.00

WOODRIDGE TERRACE

Budget Comparison Report
AS OF MAY 31, 2019

PREPARED BY
WESTERN STATES PROPERTY SERVICES, INC.

	BUDGET	ACTUAL	CURR. VARIANCE	YTD BUDGET	YTD ACTUAL	ANNUAL BUDGET
RESERVE REVENUE						
9200 TRANSFER TO RESERVES	5,284.00	5,284.00	0.00	26,420.00	26,420.00	63,408.00
9350 INTEREST INCOME	6.00	66.55	60.55	30.00	324.32	72.00
TOTAL REVENUE	5,290.00	5,350.55	60.55	26,450.00	26,744.32	63,480.00
EXPENSE						
9532 LANDSCAPING	0.00	0.00	0.00	0.00	26,019.00	0.00
9535 POOL	0.00	0.00	0.00	3,500.00	4,493.93	3,500.00
9539 PAINTING	60,000.00	0.00	60,000.00	60,000.00	0.00	60,000.00
9540 CONCRETE	0.00	0.00	0.00	0.00	0.00	10,000.00
9550 RETAINING WALL	0.00	0.00	0.00	5,000.00	0.00	5,000.00
TOTAL EXPENSES	60,000.00	0.00	60,000.00	68,500.00	30,512.93	78,500.00
EXCESS/LOSS OF RESERVES	(54,710.00)	5,350.55	60,060.55	(42,050.00)	(3,768.61)	(15,020.00)