

University Place Neighborhood Association
03/31/2018

Monthly Financial Package

Included Reports

Balance Sheet

Budget Comparison-University Place

9031 Town Center Parkway
Bradenton FL 34202

Advanced Management-Bradenton
9031 Town Center Parkway
Bradenton FL 34202

Assets

10010	Stonegate Bank-Opr Account	55,861.42
10080	Stonegate Opr CD-.0.45%-12/9/18-Ins D	30,542.59
10090	StoneGate Carriage Run--CD5/25/18 0.35%	7,026.32
10120	CDAR OP Centennial Bk 0.349% 4/19/18	100,925.14

Total Operating Cash **194,355.47**

Reserve Cash

11010	Stonegate Bank Des Rsv MM	62,732.42
11110	Stonegate CDAR .75% 9/5/19	216,067.82
11160	Stonegate CDARS-5/2/19 0.299%	113,323.11
11180	Stonegate Bank CD 0.45% -12/26/18	7,911.51
11190	Stonegate UPN CD-0.45% 12/26/18	79,609.16

Total Reserve Cash **479,644.02**

Total Cash **673,999.49**

Other Assets

12010	Accounts Receivable	55,528.75
12020	Allowance for Doubtful Accounts	(49,232.10)
12280	Prepaid Insurance	5,560.44
12330	Prepaid Reserves	3,225.00

Total Other Assets **15,082.09**

Total Assets **689,081.58**

Liabilities

20150	Prepaid Maintenance Fee	55,508.33
20180	Deferred Revenue	2,886.00

Total Liabilities **58,394.33**

Fund Balances

30340	Prior Year Surplus (Deficit)	146,606.42
	Current Year Surplus/Loss (+/-)	4,436.81

Total Fund Balance **151,043.23**

Reserve Fund

37000	Capital Reserves	384,966.77
37020	Working Capital	41,492.92
37470	Unallocated Interest	53,184.33

Total Reserves **479,644.02**

Total Liability/Capital **689,081.58**

03/31/2018
8:45 AM

University Place Neighborhood Association
Balance Sheet
03/31/2018

Page: 3

9031 Town Center Parkway
Bradenton FL 34202

Advanced Management-Bradenton
9031 Town Center Parkway
Bradenton FL 34202

9031 Town Center Parkway
Bradenton FL 34202

Advanced Management-Bradenton
9031 Town Center Parkway
Bradenton FL 34202

	MTD ACTUAL	MONTHLY BUDGET	VARIANCE	YTD ACTUAL	YTD BUDGET	VARIANCE	ANNUAL BUDGET	
Income:								
41000	Homeowners Maint Fees	41,105.00	40,895	(210.00)	123,420.00	122,685	(735.00)	490,743
41010	Median Maintenance Income	0.00	250	250.00	750.00	750	0.00	3,000
41050	CR-Supp Lot Income	6,600.00	6,600	0.00	19,800.00	19,800	0.00	79,200
41130	Reserve Income	3,225.00	3,225	0.00	9,675.00	9,675	0.00	38,700
42100	Interest	25.67	0	(25.67)	124.60	0	(124.60)	0
42130	Late Charges	411.77	0	(411.77)	1,309.29	0	(1,309.29)	0
42160	Miscellaneous Income	25.68	0	(25.68)	25.68	0	(25.68)	0
45200	Vehicle Decals	0.00	0	0.00	170.00	0	(170.00)	0
46100	Pool Key Income	0.00	0	0.00	75.00	0	(75.00)	0
46300	Pool Rental Income	50.00	0	(50.00)	50.00	0	(50.00)	0
46400	Pool Reservations	0.00	0	0.00	50.00	0	(50.00)	0
	Total Income*	51,443.12	50,970	(473.12)	155,449.57	152,910	(2,539.57)	611,643
Operating Expenses:								
Administrative:								
60110	Meeting Expenses	0.00	33	33.00	0.00	99	99.00	400
60140	Signage	0.00	21	21.00	0.00	63	63.00	250
60170	Insurance	1,040.59	1,050	9.41	3,002.59	3,150	147.41	12,600
60270	Dues, Licenses & Fees	0.00	5	5.00	0.00	15	15.00	62
60400	HOA Administration & Supplies	132.02	375	242.98	701.00	1,125	424.00	4,500
60430	Website	0.00	50	50.00	600.00	150	(450.00)	600
60450	Fido-Station Bags	0.00	200	200.00	635.64	600	(35.64)	2,400
60495	Taxes-Property	0.00	83	83.00	0.00	249	249.00	1,000
60310	Social Committee	0.00	350	350.00	385.50	1,050	664.50	4,200
60370	Printing & Postage	236.75	292	55.25	407.08	876	468.92	3,500
	Total Administrative*	1,409.36	2,459	1,049.64	5,731.81	7,377	1,645.19	29,512
Legal & Professional:								
60060	Financial Review	4,600.00	392	(4,208.00)	4,600.00	1,176	(3,424.00)	4,700
60070	Professional Fees	0.00	8	8.00	0.00	24	24.00	100
60220	Legal Fees-General	370.50	292	(78.50)	2,675.50	876	(1,799.50)	3,500
60320	Management Fee	2,411.25	2,411	(0.25)	7,233.75	7,233	(0.75)	28,935
	Total Legal & Professional*	7,381.75	3,103	(4,278.75)	14,509.25	9,309	(5,200.25)	37,235
HOA Manager:								
60000	Salary	4,660.06	5,073	412.94	14,651.77	15,219	567.23	60,879
60010	Payroll Processing Fee	265.32	317	51.68	922.86	951	28.14	3,800
60020	Internet & Phone @ Man.Office	153.15	167	13.85	459.45	501	41.55	2,000
60030	Cell Phone Reimbursement	0.00	30	30.00	60.00	90	30.00	360
60040	Mileage Charge	0.00	42	42.00	82.00	126	44.00	500
60050	Benefits	1,044.80	1,250	205.20	3,159.57	3,750	590.43	15,000
	Total HOA Manager*	6,123.33	6,879	755.67	19,335.65	20,637	1,301.35	82,539
Utilities:								
60340	TV & Camera Internet@SevenOaks	403.11	167	(236.11)	719.31	501	(218.31)	2,000
61150	Electric	1,572.45	1,625	52.55	4,886.60	4,875	(11.60)	19,500
	Total Utilities*	1,975.56	1,792	(183.56)	5,605.91	5,376	(229.91)	21,500
Common Grounds:								
63000	Grounds Contract	14,000.00	14,174	174.00	42,000.00	42,522	522.00	170,087
63030	Handyman	483.67	1,250	766.33	2,041.48	3,750	1,708.52	15,000
63040	Property Improvements	0.00	1,250	1,250.00	0.00	3,750	3,750.00	15,000
63060	Tree Trimming	1,060.00	417	(643.00)	3,315.00	1,251	(2,064.00)	5,000

9031 Town Center Parkway
Bradenton FL 34202Advanced Management-Bradenton
9031 Town Center Parkway
Bradenton FL 34202

		MTD ACTUAL	MONTHLY BUDGET	VARIANCE	YTD ACTUAL	YTD BUDGET	VARIANCE	ANNUAL BUDGET
63090	Trail Pest Control	0.00	71	71.00	0.00	213	213.00	850
63080	Preserve Cleanout	0.00	708	708.00	0.00	2,124	2,124.00	8,500
63020	Swale Maintenance	187.52	83	(104.52)	187.52	249	61.48	1,000
	Total Common Grounds *	15,731.19	17,953	2,221.81	47,544.00	53,859	6,315.00	215,437
	Fountain Maintenance:							
63420	Fountain Maintenance Contract	0.00	270	270.00	0.00	810	810.00	3,245
63430	Fountain Repair & Maintenance	0.00	83	83.00	856.35	249	(607.35)	1,000
	Total Fountain Maintenance*	0.00	353	353.00	856.35	1,059	202.65	4,245
	Lakes & Wetlands:							
63170	Lake Maintenance	0.00	125	125.00	758.00	375	(383.00)	1,500
63440	Bubbler Maintenance Contract	0.00	80	80.00	478.19	240	(238.19)	956
63450	Bubbler Maint & Repair	0.00	208	208.00	0.00	624	624.00	2,500
63460	Water Management Contract	2,210.00	2,260	50.00	6,630.00	6,780	150.00	27,114
	Total Lakes & Wetlands*	2,210.00	2,673	463.00	7,866.19	8,019	152.81	32,070
	Vandalism/Security:							
63510	Vandalism	0.00	42	42.00	0.00	126	126.00	500
63520	Patrol Contract	0.00	167	167.00	0.00	501	501.00	2,000
65070	Security Maintenance & Repair	0.00	125	125.00	144.42	375	230.58	1,500
	Total Vandalism/Security*	0.00	334	334.00	144.42	1,002	857.58	4,000
	Pools:							
65080	Pool Cleaning & Contract	1,000.00	1,025	25.00	3,000.00	3,075	75.00	12,300
65100	Pool Repairs & Maintenance	120.00	667	547.00	381.05	2,001	1,619.95	8,000
65120	Fitness Center Cleaning Contra	521.50	417	(104.50)	710.50	1,251	540.50	5,000
65130	Fitness Center/Storage Room En	(133.75)	0	133.75	0.00	0	0.00	0
65140	Pool Heat	3,707.68	1,333	(2,374.68)	10,169.80	3,999	(6,170.80)	16,000
65160	Annual License/Fees/Insepction	0.00	52	52.00	0.00	156	156.00	625
	Total Pools*	5,215.43	3,494	(1,721.43)	14,261.35	10,482	(3,779.35)	41,925
	Recreation Center:							
64190	Janitorial Supplies	0.00	67	67.00	0.00	201	201.00	800
61230	Water, Sewer & Garbage	584.01	458	(126.01)	1,395.18	1,374	(21.18)	5,500
64000	General Maintenance & Repair	29.53	667	637.47	2,074.97	2,001	(73.97)	8,000
64220	Playground Equipment	0.00	17	17.00	0.00	51	51.00	200
64200	Exercise Equip Contract	267.50	142	(125.50)	267.50	426	158.50	1,700
64210	Exercise Equipment Repair	742.57	83	(659.57)	809.71	249	(560.71)	1,000
65040	Pest Control-Pool Areas	0.00	57	57.00	340.00	171	(169.00)	680
	Total Recreation Center*	1,623.61	1,491	(132.61)	4,887.36	4,473	(414.36)	17,880
	Carriage Run Lot Expenses:							
63010	CR-Grounds Contract	6,600.00	6,600	0.00	19,800.00	19,800	0.00	79,200
	Total Carriage Run Lot Expense	6,600.00	6,600	0.00	19,800.00	19,800	0.00	79,200
	Other Expenses:							
67000	Capital Reserves	3,225.00	3,225	0.00	9,675.00	9,675	0.00	38,700
68010	New Capital Purchases	0.00	583	583.00	795.47	1,749	953.53	7,000
	Total Other Expenses*	3,225.00	3,808	583.00	10,470.47	11,424	953.53	45,700
	Total Expenses**	51,495.23	50,939	(556.23)	151,012.76	152,817	1,804.24	611,243

9031 Town Center Parkway
Bradenton FL 34202

Advanced Management-Bradenton
9031 Town Center Parkway
Bradenton FL 34202

	MTD ACTUAL	MONTHLY BUDGET	VARIANCE	YTD ACTUAL	YTD BUDGET	VARIANCE	ANNUAL BUDGET
Net Income***	(52.11)	(2)	50.11	4,436.81	(6)	(4,442.81)	0