

**Camden Pointe HOA**

Balance Sheet

As of 09/30/16

Account	Description	Operating	Reserves	Other	Totals
ASSETS					
1009	Checking-Operating	43,548.70			43,548.70
1080	CP Cash - Wells Farg -BODcontr	958.75			958.75
1209	MMA- Reserve		62,473.99		62,473.99
	TOTAL ASSETS	<u>44,507.45</u>	<u>62,473.99</u>	<u>.00</u>	<u>106,981.44</u>
LIABILITIES & EQUITY					
CURRENT LIABILITIES:					
3330	Deferred Rev - Owner Assmts.	647.70			647.70
4410	Tennis Discretionary	428.52			428.52
	Subtotal Current Liab.	<u>1,076.22</u>	<u>.00</u>	<u>.00</u>	<u>1,076.22</u>
RESERVES:					
5300	Reserve YTD Contributions		1,774.50		1,774.50
5405	Reserve YTD Interest		111.27		111.27
5450	Reserve - Lake Dredging		26,550.00		26,550.00
	Subtotal Reserves	<u>.00</u>	<u>28,435.77</u>	<u>.00</u>	<u>28,435.77</u>
EQUITY:					
5510	Prior Year Net Inc./Loss		33,788.22		33,788.22
	Current Year Net Income/(Loss)	43,681.23	.00	.00	43,681.23
	Subtotal Equity	<u>43,681.23</u>	<u>33,788.22</u>	<u>.00</u>	<u>77,469.45</u>
	TOTAL LIABILITIES & EQUITY	<u>44,757.45</u>	<u>62,223.99</u>	<u>.00</u>	<u>106,981.44</u>

### Camden Pointe HOA

Income/Expense Statement  
 Period: 09/01/16 to 09/30/16

Account	Description	Actual	Current Period		Actual	Year-To-Date		Yearly Budget
			Budget	Variance		Budget	Variance	
<b>INCOME:</b>								
06310	Association Dues	485.00	.00	485.00	185,390.78	190,120.00	(4,729.22)	190,120.00
06340	Late Fee Income	.00	.00	.00	1,517.25	.00	1,517.25	.00
06360	Misc. Owner Income / Fine	1,000.00	.00	1,000.00	1,250.00	.00	1,250.00	.00
06390	Owner Interest Income	.00	.00	.00	6.12	.00	6.12	.00
06420	Clubhouse Income	970.00	250.00	720.00	5,150.00	2,250.00	2,900.00	3,000.00
06490	Tennis Dues	.00	.00	.00	1,756.96	2,500.00	(743.04)	3,000.00
06900	Checking-Interest Income	3.76	.00	3.76	68.04	.00	68.04	.00
06910	MMA-Reserve Interest Income	12.83	.00	12.83	111.27	.00	111.27	.00
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	Subtotal Income	2,471.59	250.00	2,221.59	195,250.42	194,870.00	380.42	196,120.00
<b>EXPENSES</b>								
<b>General &amp; Administrative</b>								
07010	Management Fees	1,960.00	1,960.00	.00	17,640.00	17,640.00	.00	23,520.00
07140	CPA tax prep	.00	.00	.00	225.00	175.00	(50.00)	175.00
07160	Legal Fees	.00	83.33	83.33	700.00	749.97	49.97	1,000.00
07280	Insurance	.00	.00	.00	6,211.00	6,000.00	(211.00)	6,000.00
07290	Postage and Mailings	101.73	83.33	(18.40)	2,408.06	749.97	(1,658.09)	1,000.00
07320	General & Administrative	163.10	166.67	3.57	608.10	1,500.03	891.93	2,000.00
07430	Income Tax	.00	.00	.00	.00	1,000.00	1,000.00	1,000.00
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	General & Administrative	2,224.83	2,293.33	68.50	27,792.16	27,814.97	22.81	34,695.00
<b>Utilities</b>								
08010	Gas & Electricity	1,649.98	1,300.00	(349.98)	11,843.69	11,800.00	(43.69)	15,000.00
08030	Water & Sewer	.00	1,600.00	1,600.00	8,295.01	9,600.00	1,304.99	12,000.00
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	Utilities	1,649.98	2,900.00	1,250.02	20,138.70	21,400.00	1,261.30	27,000.00
<b>Landscape</b>								
08210	Grounds Contract	2,200.00	2,200.00	.00	19,539.00	19,800.00	261.00	28,768.00
08220	Landscape Improvements	1,395.00	.00	(1,395.00)	6,135.07	5,000.00	(1,135.07)	5,000.00
08240	Color/Seasonal Flowers	.00	.00	.00	2,600.00	2,250.00	(350.00)	4,500.00
08250	Pinestraw	.00	.00	.00	4,160.00	4,250.00	90.00	8,500.00
08255	Abatement Expense	.00	.00	.00	.00	.00	.00	300.00
08260	Irrigation System	.00	150.00	150.00	340.00	500.00	160.00	2,000.00

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Income/Expense Statement

Period: 09/01/16 to 09/30/16

Account	Description	Current Period			Year-To-Date			Yearly Budget
		Actual	Budget	Variance	Actual	Budget	Variance	
08265	Lake Front Clean-Up	.00	.00	.00	.00	.00	.00	1,800.00
08270	Landscape: Lake Dam	.00	.00	.00	300.00	300.00	.00	1,000.00
	<b>Landscape</b>	<b>3,595.00</b>	<b>2,350.00</b>	<b>(1,245.00)</b>	<b>33,074.07</b>	<b>32,100.00</b>	<b>(974.07)</b>	<b>51,868.00</b>
<b>Pool Expense</b>								
08310	Pool/Lifeguard Contract	1,583.00	1,583.00	.00	14,247.00	14,247.00	.00	18,996.00
08320	Pool Phone/Internet/TV	217.22	175.00	(42.22)	1,817.40	1,575.00	(242.40)	2,100.00
08350	Pool Permit	.00	.00	.00	280.00	270.00	(10.00)	270.00
08355	Pool Wrist Bands	.00	.00	.00	384.00	375.00	(9.00)	375.00
08370	Pool Repair / Maintenance	450.00	.00	(450.00)	7,373.83	2,500.00	(4,873.83)	2,500.00
08380	Pool Furniture	.00	.00	.00	1,103.79	500.00	(603.79)	500.00
08385	Security Lights / Common Area	227.14	83.33	(143.81)	227.14	749.97	522.83	1,000.00
	<b>Pool Expense</b>	<b>2,477.36</b>	<b>1,841.33</b>	<b>(636.03)</b>	<b>25,433.16</b>	<b>20,216.97</b>	<b>(5,216.19)</b>	<b>25,741.00</b>
<b>Lakes</b>								
08510	Lake Maintenance	300.00	.00	(300.00)	3,423.00	2,500.00	(923.00)	2,500.00
08590	Fountain Maintenance	.00	.00	.00	195.00	250.00	55.00	250.00
	<b>Lakes</b>	<b>300.00</b>	<b>.00</b>	<b>(300.00)</b>	<b>3,618.00</b>	<b>2,750.00</b>	<b>(868.00)</b>	<b>2,750.00</b>
<b>Clubhouse &amp; Common Area</b>								
08610	Janitorial Services	200.00	300.00	100.00	3,325.00	2,700.00	(625.00)	4,200.00
08615	Janitorial Supplies	38.55	25.00	(13.55)	132.95	300.00	167.05	300.00
08640	HVAC Maintenance	.00	.00	.00	245.00	225.00	(20.00)	300.00
08655	Playground / Mulch	.00	.00	.00	.00	800.00	800.00	800.00
08660	Maintenance Unplanned	902.35	833.33	(69.02)	9,280.35	7,499.97	(1,780.38)	10,000.00
08664	General Maint/Budgeted repair	.00	83.33	83.33	347.06	749.97	402.91	1,000.00
08670	Signage, Maintenance & Repa	.00	.00	.00	650.12	400.00	(250.12)	1,000.00
08720	Exterminating	.00	.00	.00	780.00	750.00	(30.00)	1,000.00
	<b>Clubhouse &amp; Common Area</b>	<b>1,140.90</b>	<b>1,241.66</b>	<b>100.76</b>	<b>14,760.48</b>	<b>13,424.94</b>	<b>(1,335.54)</b>	<b>18,600.00</b>
<b>Tennis</b>								
08910	Tennis Repairs	.00	.00	.00	20,068.31	20,400.00	331.69	25,000.00

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Period: 09/01/16 to 09/30/16

Account	Description	Current Period			Year-To-Date			Yearly Budget
		Actual	Budget	Variance	Actual	Budget	Variance	
08930	Tennis Team - Discretionary	200.00	.00	(200.00)	200.00	.00	(200.00)	1,500.00
	Tennis	200.00	.00	(200.00)	20,268.31	20,400.00	131.69	26,500.00
Community								
09230	Web Hosting	28.95	29.17	.22	260.55	262.53	1.98	350.00
09580	CP Thank You Gifts	.00	.00	.00	.00	250.00	250.00	250.00
09610	Social	.00	.00	.00	587.99	600.00	12.01	1,000.00
	Community	28.95	29.17	.22	848.54	1,112.53	263.99	1,600.00
Reserve / Capital Expense								
09910	Reserves - Contribution to MM	.00	.00	.00	1,774.50	1,774.50	.00	2,366.00
09915	Reserves - Interest	12.83	.00	(12.83)	111.27	.00	(111.27)	.00
09980	Reserves -Lake Dredging	.00	.00	.00	3,750.00	3,750.00	.00	5,000.00
	Reserve / Capital Expens	12.83	.00	(12.83)	5,635.77	5,524.50	(111.27)	7,366.00
TOTAL EXPENSES		11,629.85	10,655.49	(974.36)	151,569.19	144,743.91	(6,825.28)	196,120.00
Current Year Net Income/(loss)		(9,158.26)	(10,405.49)	1,247.23	43,681.23	50,126.09	(6,444.86)	.00
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