

**Hampton Park Assoc. Inc.**  
**Balance Sheet**  
**February 28, 2018**

Accrual Accounting Year Starts January 1, 2018

ASSETS	<u>TOTAL</u>	<u>Operating</u>	<u>Reserves</u>
Current Assets			
50 Hampton Pk-Compass Ckg	\$15,544.23	\$15,544.23	
51 Hampton Pk - Compass MM	\$380,546.21	\$230,273.57	\$150,272.64
105 HP - Hancock Reserve MM	\$246,702.79		\$246,702.79
109 First Citizens MM	\$247,449.31		\$247,449.31
Total Cash	<u>\$890,242.54</u>	<u>\$245,817.80</u>	<u>\$644,424.74</u>
200 Accounts Receivable	\$48,293.73	\$48,293.73	
201 Allowance for Bad Debts	(\$23,500.02)	(\$23,500.02)	
210 Prepaid - Other	\$1,645.00	\$1,645.00	
211 Prepaid Insurance	\$8,190.30	\$8,190.30	
Total Current Assets	<u>\$34,629.01</u>	<u>\$34,629.01</u>	<u>\$0.00</u>
<b>TOTAL ASSETS</b>	<u><u>\$924,871.55</u></u>	<u><u>\$280,446.81</u></u>	<u><u>\$644,424.74</u></u>
LIABILITIES			
Current Liabilities			
400 A/P Trade	\$13,732.45	\$12,842.07	\$890.38
425 ARB Deposits	\$8,600.00	\$8,600.00	
430 Prepaid Assessments	\$4,559.78	\$4,559.78	
Total Current Liabilities	<u>\$26,892.23</u>	<u>\$26,001.85</u>	<u>\$890.38</u>
<b>TOTAL LIABILITIES</b>	<u>\$26,892.23</u>	<u>\$26,001.85</u>	<u>\$890.38</u>
EQUITY			
Current Year Earnings	\$269,937.65	\$269,937.65	
698 Fund Balance	(\$14,192.07)	(\$14,192.07)	
699 Prior Year Audit Adjustments	(\$1,300.62)	(\$1,300.62)	
Reserves			
575 Reserves for Capital Rpr	\$3,557.23		\$3,557.23
585 Reserves/Repair/Replc	\$639,759.36		\$639,759.36
580 Interest on Reserves	\$217.77		\$217.77
Total Reserves	<u>\$643,534.36</u>	<u>\$0.00</u>	<u>\$643,534.36</u>
<b>TOTAL EQUITY</b>	<u>\$897,979.32</u>	<u>\$254,444.96</u>	<u>\$643,534.36</u>
<b>TOTAL LIABILITIES AND EQUITY</b>	<u><u>\$924,871.55</u></u>	<u><u>\$280,446.81</u></u>	<u><u>\$644,424.74</u></u>

# Unexpended Budget Report

Wednesday, February 28, 2018

## Hampton Park 2018 Budget

Hampton Park Assoc. Inc. Accrual Accounting Year Starts January 1, 2018

	Month To Date		Variance	Actual	Year To Date		Variance	Annual Budget	
	Budget	Actual			Budget	Unexpended			
<b>INCOME</b>									
Income									
702 Bar Code Income	120	100	20	360	200	160	1,200	840	
704 Interest Income Operating	20	55	(35)	75	110	(35)	660	585	
705 Interest Income - Reserve	52	100	(48)	218	200	18	1,200	982	
706 Interest to Reserves	(52)	(100)	48	(218)	(200)	(18)	(1,200)	(982)	
710 Finance Charge/Late Fees	929	350	579	929	700	229	4,200	3,271	
715 Property Assmts-Owners	0	0	0	408,200	408,238	(38)	816,475	408,275	
719 Clubhouse Rentals	195	0	195	590	390	200	3,510	2,920	
721 Cable Revenue Sharing	628	628	0	1,255	1,256	(1)	7,536	6,281	
724 ARC Review Fees	50	100	(50)	275	200	75	1,200	925	
<b>Total Income</b>	<b>1,941</b>	<b>1,233</b>	<b>708</b>	<b>411,684</b>	<b>411,094</b>	<b>591</b>	<b>834,781</b>	<b>423,097</b>	
<b>EXPENSES</b>									
Administrative									
810 ARC Admin Services	9	200	(191)	97	400	(303)	2,400	2,303	
825 Accounting & Audit	0	0	0	0	0	0	5,250	5,250	
829 Insurance	819	841	(22)	1,638	1,682	(44)	10,090	8,452	
830 Legal	992	400	592	992	800	192	4,800	3,809	
831 Licenses/Permits	0	0	0	0	0	0	700	700	
834 Management Fees	3,215	3,215	0	6,430	6,430	0	38,580	32,150	
835 Admin Miscellaneous	0	104	(104)	56	208	(153)	1,250	1,195	
837 Office Supplies	196	200	(4)	490	400	90	2,400	1,910	
838 Postage/Shipping	41	100	(59)	96	200	(104)	1,200	1,104	
840 Property Taxes	0	0	0	0	0	0	1,750	1,750	
841 Telephone	181	445	(264)	271	890	(619)	5,340	5,069	
846 Bad Debt Expense	0	0	0	0	0	0	6,000	6,000	
<b>Total Administrative</b>	<b>5,453</b>	<b>5,505</b>	<b>(52)</b>	<b>10,069</b>	<b>11,010</b>	<b>(941)</b>	<b>79,760</b>	<b>69,691</b>	
Maintenance									
850 Salaries-General Maint.	2,941	3,200	(259)	8,309	6,400	1,909	38,400	30,091	
853 Irrigation Repairs	255	250	5	255	500	(245)	3,000	2,745	
854 Lake Maintenance	525	515	10	1,050	1,030	20	6,180	5,130	
855 Landscaping Maint	7,382	7,382	0	14,765	14,765	0	88,589	73,824	

# Unexpended Budget Report

Wednesday, February 28, 2018

## Hampton Park 2018 Budget (Continued)

Hampton Park Assoc. Inc. Accrual Accounting Year Starts January 1, 2018

	Month To Date			Year To Date			Annual Budget	
	Actual	Budget	Variance	Actual	Budget	Variance	Budget	Unexpended
<b>EXPENSES (Continued)</b>								
<b>Maintenance (Continued)</b>								
856 Landscape Improvements	0	750	(750)	0	1,500	(1,500)	9,000	9,000
857 Misc. Landscape Maint.	0	400	(400)	0	800	(800)	4,800	4,800
860 Cleaning - Amenity Center	294	325	(31)	589	650	(62)	3,900	3,312
861 Maintenance Misc.	2	500	(498)	728	1,000	(272)	6,000	5,272
863 Pest Control	0	0	0	0	0	0	332	332
864 Pool Chemicals	0	333	(333)	520	667	(147)	4,000	3,480
865 Pool Maintenance	969	950	19	1,938	1,900	38	11,400	9,462
866 Repairs/Maint	168	400	(232)	361	800	(439)	4,800	4,439
868 Pool Supplies/Repairs	0	200	(200)	10	400	(390)	2,400	2,390
870 Unbudgeted Contingencies	0	833	(833)	0	1,667	(1,667)	10,000	10,000
<b>Total Maintenance</b>	<b>12,537</b>	<b>16,039</b>	<b>(3,502)</b>	<b>28,525</b>	<b>32,078</b>	<b>(3,554)</b>	<b>192,801</b>	<b>164,276</b>
<b>Recreation</b>								
891 Soccer Fields	0	250	(250)	0	250	(250)	1,250	1,250
892 Tennis/Basketball Courts	0	250	(250)	0	250	(250)	1,000	1,000
893 Playground	0	250	(250)	0	250	(250)	500	500
<b>Total Recreation</b>	<b>0</b>	<b>750</b>	<b>(750)</b>	<b>0</b>	<b>750</b>	<b>(750)</b>	<b>2,750</b>	<b>2,750</b>
<b>Security</b>								
894 Gate - Sentry Software	395	395	0	790	790	0	4,740	3,950
896 Monitoring	3,351	3,531	(180)	6,702	7,062	(360)	42,372	35,670
897 Access Control	11,291	11,783	(492)	22,773	23,567	(793)	141,400	118,627
898 Access Control-Gates	673	333	340	684	667	17	4,000	3,316
899 JSO Officer	913	400	513	2,220	800	1,420	4,800	2,580
<b>Total Security</b>	<b>16,623</b>	<b>16,443</b>	<b>180</b>	<b>33,170</b>	<b>32,885</b>	<b>284</b>	<b>197,312</b>	<b>164,142</b>
<b>Utilities</b>								
904 Electric - Amenity Center	1,138	1,604	(466)	2,527	3,208	(681)	19,250	16,723
905 Elec/Str Lites/Lift Sta	861	882	(21)	1,743	1,764	(21)	10,584	8,841
906 Cable Services	16,057	16,057	0	32,114	32,114	0	192,684	160,570
907 Internet	8,164	8,164	0	16,328	16,328	0	32,656	16,328
908 Net Neighbor	130	130	0	260	260	0	1,560	1,300
910 Waste Removal	515	475	40	1,106	950	156	5,700	4,594
912 Water/Sewer	338	367	(29)	697	733	(37)	4,400	3,703
915 Irrigation - Water	150	235	(85)	367	470	(103)	2,820	2,453

# Unexpended Budget Report

Wednesday, February 28, 2018

## Hampton Park 2018 Budget (Continued)

Hampton Park Assoc. Inc. Accrual Accounting Year Starts January 1, 2018

	Month To Date		Variance	Actual	Year To Date		Variance	Annual Budget	
	Actual	Budget			Budget	Unexpended			
EXPENSES (Continued)	27,352	27,914	(562)	55,142	55,828	(686)	269,654	214,512	
Total Utilities									
Social Events	0	417	(417)	675	833	(158)	5,000	4,325	
926 Social Events	0	0	0	0	0	0	1,000	1,000	
928 Decoration	0	417	(417)	675	833	(158)	6,000	5,325	
Total Social Events									
Reserves	7,083	7,083	0	14,167	14,167	0	85,000	70,833	
805 Res/Repair & Replace	7,083	7,083	0	14,167	14,167	0	85,000	70,833	
Total Reserves									
TOTAL EXPENSES	69,049	74,151	(5,102)	141,747	147,551	(5,805)	833,277	691,530	
NET INCOME (LOSS)	(67,107)	(72,918)	5,810	269,938	263,542	6,395	1,504		
UNEXPENDED (OVER EXPENDED)								(268,434)	