

Hampton Park Assoc. Inc.

Balance Sheet

January 31, 2019

Accrual Accounting Year Starts January 1, 2019

ASSETS	<u>TOTAL</u>	<u>Operating</u>	<u>Reserves</u>
Current Assets			
50 Hampton Pk-Compass Ckg	\$14,666.53	\$14,666.53	
51 Hampton Pk - Compass MM	\$401,389.68	\$241,054.80	\$160,334.88
105 HP - Hancock Reserve MM	\$247,041.62		\$247,041.62
109 First Citizens MM	\$247,618.86		\$247,618.86
Total Cash	<u>\$910,716.69</u>	<u>\$255,721.33</u>	<u>\$654,995.36</u>
200 Accounts Receivable	\$44,879.13	\$44,879.13	
201 Allowance for Bad Debts	(\$7,624.59)	(\$7,624.59)	
210 Prepaid - Other	\$2,079.50	\$2,079.50	
211 Prepaid Insurance	\$9,349.65	\$9,349.65	
Total Current Assets	<u>\$48,683.69</u>	<u>\$48,683.69</u>	<u>\$0.00</u>
TOTAL ASSETS	<u><u>\$959,400.38</u></u>	<u><u>\$304,405.02</u></u>	<u><u>\$654,995.36</u></u>
LIABILITIES			
Current Liabilities			
400 A/P Trade	\$32,297.84	\$32,297.84	
425 ARB Deposits	\$13,250.00	\$13,250.00	
430 Prepaid Assessments	\$5,933.06	\$5,933.06	
Total Current Liabilities	<u>\$51,480.90</u>	<u>\$51,480.90</u>	<u>\$0.00</u>
TOTAL LIABILITIES	<u>\$51,480.90</u>	<u>\$51,480.90</u>	<u>\$0.00</u>
EQUITY			
Current Year Earnings	\$262,636.90	\$262,636.90	
698 Fund Balance	(\$9,312.43)	(\$9,312.43)	
699 Prior Year Audit Adjustments	(\$400.35)	(\$400.35)	
Reserves			
570 Reserves for Capital Rpr	\$3,604.92		\$3,604.92
575 Reserves/Repair/Replc	\$651,194.21		\$651,194.21
580 Interest on Reserves	\$196.23		\$196.23
Total Reserves	<u>\$654,995.36</u>	<u>\$0.00</u>	<u>\$654,995.36</u>
TOTAL EQUITY	<u>\$907,919.48</u>	<u>\$252,924.12</u>	<u>\$654,995.36</u>
TOTAL LIABILITIES AND EQUITY	<u><u>\$959,400.38</u></u>	<u><u>\$304,405.02</u></u>	<u><u>\$654,995.36</u></u>

Unexpended Budget Report

Thursday, January 31, 2019

Hampton Park 2019 Budget

Hampton Park Assoc. Inc. Accrual Accounting Year Starts January 1, 2019

	Month To Date			Year To Date			Annual Budget	
	Actual	Budget	Variance	Actual	Budget	Variance	Budget	Unexpended
INCOME								
Income								
702 Bar Code Income	0	125	(125)	0	125	(125)	1,500	1,500
704 Interest Income Operating	52	100	(48)	52	100	(48)	1,200	1,148
705 Interest Income - Reserve	196	100	96	196	100	96	1,200	1,004
706 Interest to Reserves	(196)	(100)	(96)	(196)	(100)	(96)	(1,200)	(1,004)
710 Finance Charge/Late Fees	(20)	300	(320)	(20)	300	(320)	3,600	3,620
715 Property Assmts-Owners	321,850	321,850	0	321,850	321,850	0	643,700	321,850
719 Clubhouse Rentals	390	400	(10)	390	400	(10)	4,800	4,410
724 ARC Review Fees	50	100	(50)	50	100	(50)	1,200	1,150
Total Income	322,322	322,875	(553)	322,322	322,875	(553)	656,000	333,678
TOTAL INCOME	322,322	322,875	(553)	322,322	322,875	(553)	656,000	333,678
EXPENSES								
Administrative								
810 ARC Admin Services	46	100	(54)	46	100	(54)	1,200	1,154
825 Accounting & Audit	0	0	0	0	0	0	5,250	5,250
829 Insurance	850	841	9	850	841	9	10,092	9,242
830 Legal	122	500	(378)	122	500	(378)	6,000	5,878
831 Licenses/Permits	0	0	0	0	0	0	700	700
834 Management Fees	3,750	3,750	0	3,750	3,750	0	45,000	41,250
835 Admin Miscellaneous	0	104	(104)	0	104	(104)	1,250	1,250
837 Office Supplies	88	200	(112)	88	200	(112)	2,400	2,312
838 Postage/Shipping	43	100	(57)	43	100	(57)	1,200	1,157
840 Property Taxes	0	0	0	0	0	0	1,800	1,800
841 Telephone	282	200	82	282	200	82	2,400	2,118
846 Bad Debt Expense	0	0	0	0	0	0	5,250	5,250
Total Administrative	5,181	5,795	(614)	5,181	5,795	(614)	82,542	77,361
Maintenance								
850 Salaries-General Maint.	2,229	3,200	(971)	2,229	3,200	(971)	38,400	36,171
853 Irrigation Repairs	110	250	(140)	110	250	(140)	3,000	2,890
854 Lake Maintenance	540	540	0	540	540	0	6,480	5,940
855 Landscaping Maint	7,382	7,382	0	7,382	7,382	0	89,786	82,404
856 Landscape Improvements	0	750	(750)	0	750	(750)	9,000	9,000

Unexpended Budget Report

Thursday, January 31, 2019

Hampton Park 2019 Budget (Continued)

Hampton Park Assoc. Inc. Accrual Accounting Year Starts January 1, 2019

	Month To Date			Year To Date			Annual Budget	
	Actual	Budget	Variance	Actual	Budget	Variance	Budget	Unexpended
EXPENSES (Continued)								
Maintenance (Continued)								
857 Misc. Landscape Maint.	0	400	(400)	0	400	(400)	4,800	4,800
860 Cleaning - Amenity Center	294	325	(31)	294	325	(31)	3,900	3,606
861 Maintenance Misc.	195	500	(305)	195	500	(305)	6,000	5,805
863 Pest Control	0	0	0	0	0	0	332	332
865 Pool Maintenance	990	850	140	990	850	140	10,200	9,210
866 Repairs/Maint	61	400	(339)	61	400	(339)	4,800	4,739
868 Pool Supplies/Repairs	0	200	(200)	0	200	(200)	2,400	2,400
870 Unbudgeted Contingencies	0	833	(833)	0	833	(833)	9,996	9,996
Total Maintenance	11,801	15,630	(3,829)	11,801	15,630	(3,829)	189,094	177,293
Recreation								
891 Soccer Fields	0	0	0	0	0	0	1,250	1,250
892 Tennis/Basketball Courts	164	0	164	164	0	164	1,000	836
893 Playground	0	0	0	0	0	0	500	500
Total Recreation	164	0	164	164	0	164	2,750	2,586
Security								
894 Gate - Sentry Software	415	415	0	415	415	0	5,105	4,690
896 Monitoring	0	13	(13)	0	13	(13)	150	150
897 Access Control	13,368	13,333	35	13,368	13,333	35	160,000	146,632
898 Access Control-Gates	11	475	(464)	11	475	(464)	5,700	5,689
899 JSO Officer	0	500	(500)	0	500	(500)	6,000	6,000
Total Security	13,794	14,736	(942)	13,794	14,736	(942)	176,955	163,161
Utilities								
904 Electric - Amenity Center	1,444	1,604	(160)	1,444	1,604	(160)	19,248	17,804
905 Elec/Str Lites/Lift Sta	879	950	(71)	879	950	(71)	11,400	10,521
906 Cable Services	16,057	0	16,057	16,057	0	16,057	0	(16,057)
908 Net Neighbor	130	130	0	130	130	0	1,560	1,430
910 Waste Removal	556	500	56	556	500	56	6,000	5,444
912 Water/Sewer	346	367	(20)	346	367	(20)	4,400	4,054
915 Irrigation - Water	166	285	(119)	166	285	(119)	3,420	3,254
Total Utilities	19,578	3,836	15,743	19,578	3,836	15,743	46,028	26,450

Unexpended Budget Report

Thursday, January 31, 2019

Hampton Park 2019 Budget (Continued)

Hampton Park Assoc. Inc. Accrual Accounting Year Starts January 1, 2019

	Month To Date			Year To Date			Annual Budget	
	Actual	Budget	Variance	Actual	Budget	Variance	Budget	Unexpended
EXPENSES (Continued)								
Social Events								
926 Social Events	0	400	(400)	0	400	(400)	4,800	4,800
928 Decoration	0	0	0	0	0	0	1,000	1,000
Total Social Events	0	400	(400)	0	400	(400)	5,800	5,800
Reserves								
805 Res/Repair & Replace	9,167	9,167	0	9,167	9,167	0	110,000	100,833
Total Reserves	9,167	9,167	0	9,167	9,167	0	110,000	100,833
TOTAL EXPENSES	59,685	49,563	10,122	59,685	49,563	10,122	613,169	553,484
NET INCOME (LOSS)	262,637	273,312	(10,675)	262,637	273,312	(10,675)	42,831	
UNEXPENDED (OVER EXPENDED)								(219,806)