

**ASHTON PALMS HOMEOWNERS  
ASSOCIATION, INC.  
FINANCIAL REPORTS  
August 31, 2019**

**TABLE OF CONTENTS:**

STATEMENT OF ASSETS, LIABILITIES AND FUND BALANCE

REVENUES AND EXPENSE  
COMPARISON OF ACTUAL TO BUDGET

REVENUE AND EXPENSE  
MONTH TO MONTH COMPARISON

**Presented by: Sunstate Association Management Group, Inc.**

**Ashton Palms Homeowners Association, Inc**  
**Statement of Assets, Liabilities & Fund Balance**  
As of August 31, 2019

	Aug 31, 19
<b>ASSETS</b>	
<b>Current Assets</b>	
<b>Checking/Savings</b>	
<b>Operating</b>	
1053 · CB Operating 0907	22,332.64
1055 · CB Working Capital 2549	11,264.10
<b>Total Operating</b>	33,596.74
<b>Reserve Checking</b>	
1054 · CB Reserves 2531	13,646.87
<b>Total Reserve Checking</b>	13,646.87
<b>Total Checking/Savings</b>	47,243.61
<b>Accounts Receivable</b>	
1310 · Assessments Receivable	1,619.01
<b>Total Accounts Receivable</b>	1,619.01
<b>Other Current Assets</b>	
1610 · Prepaid Insurance	2,685.11
<b>Total Other Current Assets</b>	2,685.11
<b>Total Current Assets</b>	51,547.73
<b>Other Assets</b>	
2550 · Refundable Deposits	42.31
<b>Total Other Assets</b>	42.31
<b>TOTAL ASSETS</b>	<b>51,590.04</b>
<b>LIABILITIES &amp; EQUITY</b>	
<b>Liabilities</b>	
<b>Current Liabilities</b>	
<b>Accounts Payable</b>	
3010 · Accounts Payable	2,444.95
<b>Total Accounts Payable</b>	2,444.95
<b>Other Current Liabilities</b>	
<b>Current Liabilities</b>	
3312 · Deferred Assessment	6,698.67
<b>Total Current Liabilities</b>	6,698.67
<b>Total Other Current Liabilities</b>	6,698.67
<b>Total Current Liabilities</b>	9,143.62
<b>Long Term Liabilities</b>	
Reserves	13,646.87
<b>Total Long Term Liabilities</b>	13,646.87
<b>Total Liabilities</b>	22,790.49
<b>Equity</b>	
5520 · Contribution Capital-Owners	11,200.00
5525 · Operating Fund Balance	13,859.65
Net Income	3,739.90
<b>Total Equity</b>	28,799.55
<b>TOTAL LIABILITIES &amp; EQUITY</b>	<b>51,590.04</b>

**Ashton Palms Homeowners Association, Inc**  
**Statement of Revenue & Expense Actual vs. Budget**

09/09/19

August 2019

	Aug 19	Budget	\$ Over Budget	Jan - Aug 19	YTD Budget	\$ Over Budget	Annual Budget
<b>Ordinary Income/Expense</b>							
<b>Income</b>							
6310 · Assessment Income	6,698.67	6,698.67	0.00	53,589.33	53,589.32	0.01	80,384.00
6320 · Late Fee / Finance Charge	31.40	0.00	31.40	75.90	0.00	75.90	0.00
6910 · Interest Income-Operating	0.00	0.00	0.00	0.00	0.00	0.00	0.00
6915 · Interest Income-Reserves	2.90	0.00	2.90	20.73	0.00	20.73	0.00
6925 · Interest Income- Capital C...	2.39	0.00	2.39	18.73	0.00	18.73	0.00
<b>Total Income</b>	<b>6,735.36</b>	<b>6,698.67</b>	<b>36.69</b>	<b>53,704.69</b>	<b>53,589.32</b>	<b>115.37</b>	<b>80,384.00</b>
<b>Gross Profit</b>	<b>6,735.36</b>	<b>6,698.67</b>	<b>36.69</b>	<b>53,704.69</b>	<b>53,589.32</b>	<b>115.37</b>	<b>80,384.00</b>
<b>Expense</b>							
<b>General &amp; Administrative</b>							
7010 · Management & Accounti...	625.00	625.00	0.00	5,000.00	5,000.00	0.00	7,500.00
7020 · CPA Services	0.00	16.67	(16.67)	200.00	133.32	66.68	200.00
7160 · Legal Fees	0.00	20.83	(20.83)	0.00	166.68	(166.68)	250.00
7260 · Postage and Mail	13.00	25.00	(12.00)	145.86	200.00	(54.14)	300.00
7280 · Insurance Expense	244.10	243.75	0.35	1,927.72	1,950.00	(22.28)	2,925.00
7320 · Office Supplies	150.00	16.67	133.33	300.00	133.32	166.68	200.00
7400 · Printing and Reproduction	0.00	8.33	(8.33)	13.50	66.68	(53.18)	100.00
7500 · Archiving/Storage	12.50	4.17	8.33	65.00	33.32	31.68	50.00
7890 · Bank Fees, Corp Rpt,Sto...	0.00	22.92	(22.92)	61.25	183.32	(122.07)	275.00
<b>Total General &amp; Administrative</b>	<b>1,044.60</b>	<b>983.34</b>	<b>61.26</b>	<b>7,713.33</b>	<b>7,866.64</b>	<b>(153.31)</b>	<b>11,800.00</b>
<b>Grounds Maintenance</b>							
9020 · Mulch & Annuals	0.00	83.33	(83.33)	1,171.00	666.68	504.32	1,000.00
9040 · Landscape Replacement	0.00	125.00	(125.00)	0.00	1,000.00	(1,000.00)	1,500.00
9050 · Gate Maintenance	0.00	166.67	(166.67)	1,497.50	1,333.32	164.18	2,000.00
9580 · Misc. Maintenance	0.00	107.92	(107.92)	0.00	863.32	(863.32)	1,295.00
9610 · Lawn Main. & Landscapi...	1,935.00	1,753.25	181.75	12,953.31	14,026.00	(1,072.69)	21,039.00
9615 · Irrigation Maint. & Repairs	295.00	208.33	86.67	1,658.73	1,666.68	(7.95)	2,500.00
9620 · Pond/Lake Maintenance	175.00	200.00	(25.00)	1,400.00	1,600.00	(200.00)	2,400.00
9625 · Wetland Mitigation/Moni...	0.00	183.33	(183.33)	0.00	1,466.68	(1,466.68)	2,200.00
<b>Total Grounds Maintenance</b>	<b>2,405.00</b>	<b>2,827.83</b>	<b>(422.83)</b>	<b>18,680.54</b>	<b>22,622.68</b>	<b>(3,942.14)</b>	<b>33,934.00</b>
<b>Utilities</b>							
8910 · Electricity	273.66	258.33	15.33	2,104.20	2,066.68	37.52	3,100.00
8920 · Electricity-Street Lights	295.77	308.33	(12.56)	2,331.44	2,466.68	(135.24)	3,700.00
8950 · Cable/Internet	2,139.18	1,916.67	222.51	15,680.50	15,333.32	347.18	23,000.00
8990 · Telephone	118.29	125.00	(6.71)	921.55	1,000.00	(78.45)	1,500.00
<b>Total Utilities</b>	<b>2,826.90</b>	<b>2,608.33</b>	<b>218.57</b>	<b>21,037.69</b>	<b>20,866.68</b>	<b>171.01</b>	<b>31,300.00</b>
<b>Total Expense</b>	<b>6,276.50</b>	<b>6,419.50</b>	<b>(143.00)</b>	<b>47,431.56</b>	<b>51,356.00</b>	<b>(3,924.44)</b>	<b>77,034.00</b>
<b>Net Ordinary Income</b>	<b>458.86</b>	<b>279.17</b>	<b>179.69</b>	<b>6,273.13</b>	<b>2,233.32</b>	<b>4,039.81</b>	<b>3,350.00</b>

**Ashton Palms Homeowners Association, Inc**  
**Statement of Revenue & Expense Actual vs. Budget**

09/09/19

August 2019

	Aug 19	Budget	\$ Over Budget	Jan - Aug 19	YTD Budget	\$ Over Budget	Annual Budget
<b>Other Income/Expense</b>							
<b>Other Expense</b>							
<b>Allocations to Reserves</b>							
9905 · Reserves-Interest	2.90	0.00	2.90	20.73	0.00	20.73	0.00
9910 · Reserves-Deferred Maint.	0.00	0.00	0.00	775.50	775.50	0.00	1,034.00
9915 · Reserves-Paving	0.00	0.00	0.00	1,017.00	1,017.00	0.00	1,356.00
9940 · Reserves-Gate	0.00	0.00	0.00	720.00	720.00	0.00	960.00
<b>Total Allocations to Reserves</b>	2.90	0.00	2.90	2,533.23	2,512.50	20.73	3,350.00
<b>Total Other Expense</b>	2.90	0.00	2.90	2,533.23	2,512.50	20.73	3,350.00
<b>Net Other Income</b>	(2.90)	0.00	(2.90)	(2,533.23)	(2,512.50)	(20.73)	(3,350.00)
<b>Net Income</b>	<u>455.96</u>	<u>279.17</u>	<u>176.79</u>	<u>3,739.90</u>	<u>(279.18)</u>	<u>4,019.08</u>	<u>0.00</u>

**Ashton Palms Homeowners Association, Inc**  
**Revenue & Expense Monthly Comparison**

09/09/19

January through August 2019

	Jan 19	Feb 19	Mar 19	Apr 19	May 19	Jun 19	Jul 19	Aug 19	TOTAL
<b>Ordinary Income/Expense</b>									
<b>Income</b>									
6310 · Assessment Income	6,698.63	6,698.67	6,698.70	6,698.63	6,698.63	6,698.74	6,698.66	6,698.67	53,589.33
6320 · Late Fee / Finance Charge	0.00	0.00	10.43	0.00	34.07	0.00	0.00	31.40	75.90
6915 · Interest Income-Reserves	2.40	2.29	2.54	2.49	2.72	2.63	2.76	2.90	20.73
6925 · Interest Income- Capital Cont.	2.39	2.16	2.39	2.31	2.39	2.31	2.39	2.39	18.73
<b>Total Income</b>	<b>6,703.42</b>	<b>6,703.12</b>	<b>6,714.06</b>	<b>6,703.43</b>	<b>6,737.81</b>	<b>6,703.68</b>	<b>6,703.81</b>	<b>6,735.36</b>	<b>53,704.69</b>
<b>Gross Profit</b>	<b>6,703.42</b>	<b>6,703.12</b>	<b>6,714.06</b>	<b>6,703.43</b>	<b>6,737.81</b>	<b>6,703.68</b>	<b>6,703.81</b>	<b>6,735.36</b>	<b>53,704.69</b>
<b>Expense</b>									
<b>General &amp; Administrative</b>									
7010 · Management & Accounting	625.00	625.00	625.00	625.00	625.00	625.00	625.00	625.00	5,000.00
7020 · CPA Services	0.00	200.00	0.00	0.00	0.00	0.00	0.00	0.00	200.00
7260 · Postage and Mail	3.71	66.05	34.80	9.50	4.00	9.50	5.30	13.00	145.86
7280 · Insurance Expense	240.51	240.51	240.51	240.51	240.51	240.51	240.56	244.10	1,927.72
7320 · Office Supplies	0.00	0.00	0.00	0.00	0.00	0.00	150.00	150.00	300.00
7400 · Printing and Reproduction	13.50	0.00	0.00	0.00	0.00	0.00	0.00	0.00	13.50
7500 · Archiving/Storage	5.00	5.00	5.00	5.00	10.00	10.00	12.50	12.50	65.00
7890 · Bank Fees, Corp Rpt,Storage	0.00	0.00	0.00	61.25	0.00	0.00	0.00	0.00	61.25
<b>Total General &amp; Administrative</b>	<b>887.72</b>	<b>1,136.56</b>	<b>905.31</b>	<b>941.26</b>	<b>879.51</b>	<b>885.01</b>	<b>1,033.36</b>	<b>1,044.60</b>	<b>7,713.33</b>
<b>Grounds Maintenance</b>									
9020 · Mulch & Annuals	115.00	115.00	115.00	115.00	481.00	115.00	115.00	0.00	1,171.00
9050 · Gate Maintenance	0.00	0.00	125.00	0.00	125.00	125.00	1,122.50	0.00	1,497.50
9610 · Lawn Main. & Landscaping	1,538.33	1,538.33	1,538.33	1,788.33	1,538.33	1,538.33	1,538.33	1,935.00	12,953.31
9615 · Irrigation Maint. & Repairs	155.00	297.00	100.00	237.00	312.75	100.00	161.98	295.00	1,658.73
9620 · Pond/Lake Maintenance	175.00	175.00	175.00	175.00	175.00	175.00	175.00	175.00	1,400.00
<b>Total Grounds Maintenance</b>	<b>1,983.33</b>	<b>2,125.33</b>	<b>2,053.33</b>	<b>2,315.33</b>	<b>2,632.08</b>	<b>2,053.33</b>	<b>3,112.81</b>	<b>2,405.00</b>	<b>18,680.54</b>
<b>Utilities</b>									
8910 · Electricity	278.59	250.25	225.03	230.48	265.87	263.52	316.80	273.66	2,104.20
8920 · Electricity-Street Lights	286.00	286.44	288.36	288.32	295.39	295.39	295.77	295.77	2,331.44
8950 · Cable/Internet	1,899.87	1,900.71	1,900.39	1,900.39	1,900.39	1,900.39	2,139.18	2,139.18	15,680.50
8990 · Telephone	113.77	115.09	115.09	115.09	114.74	114.74	114.74	118.29	921.55
<b>Total Utilities</b>	<b>2,578.23</b>	<b>2,552.49</b>	<b>2,528.87</b>	<b>2,534.28</b>	<b>2,576.39</b>	<b>2,574.04</b>	<b>2,866.49</b>	<b>2,826.90</b>	<b>21,037.69</b>
<b>Total Expense</b>	<b>5,449.28</b>	<b>5,814.38</b>	<b>5,487.51</b>	<b>5,790.87</b>	<b>6,087.98</b>	<b>5,512.38</b>	<b>7,012.66</b>	<b>6,276.50</b>	<b>47,431.56</b>
<b>Net Ordinary Income</b>	<b>1,254.14</b>	<b>888.74</b>	<b>1,226.55</b>	<b>912.56</b>	<b>649.83</b>	<b>1,191.30</b>	<b>(308.85)</b>	<b>458.86</b>	<b>6,273.13</b>
<b>Other Income/Expense</b>									
<b>Other Expense</b>									
<b>Allocations to Reserves</b>									
9905 · Reserves-Interest	2.40	2.29	2.54	2.49	2.72	2.63	2.76	2.90	20.73
9910 · Reserves-Deferred Maint.	258.50	0.00	0.00	258.50	0.00	0.00	258.50	0.00	775.50

**Ashton Palms Homeowners Association, Inc**  
**Revenue & Expense Monthly Comparison**  
 January through August 2019

	<u>Jan 19</u>	<u>Feb 19</u>	<u>Mar 19</u>	<u>Apr 19</u>	<u>May 19</u>	<u>Jun 19</u>	<u>Jul 19</u>	<u>Aug 19</u>	<u>TOTAL</u>
9915 · Reserves-Paving	339.00	0.00	0.00	339.00	0.00	0.00	339.00	0.00	1,017.00
9940 · Reserves-Gate	240.00	0.00	0.00	240.00	0.00	0.00	240.00	0.00	720.00
<b>Total Allocations to Reserves</b>	<u>839.90</u>	<u>2.29</u>	<u>2.54</u>	<u>839.99</u>	<u>2.72</u>	<u>2.63</u>	<u>840.26</u>	<u>2.90</u>	<u>2,533.23</u>
<b>Total Other Expense</b>	<u>839.90</u>	<u>2.29</u>	<u>2.54</u>	<u>839.99</u>	<u>2.72</u>	<u>2.63</u>	<u>840.26</u>	<u>2.90</u>	<u>2,533.23</u>
<b>Net Other Income</b>	<u>(839.90)</u>	<u>(2.29)</u>	<u>(2.54)</u>	<u>(839.99)</u>	<u>(2.72)</u>	<u>(2.63)</u>	<u>(840.26)</u>	<u>(2.90)</u>	<u>(2,533.23)</u>
<b>Net Income</b>	<u><u>414.24</u></u>	<u><u>886.45</u></u>	<u><u>1,224.01</u></u>	<u><u>72.57</u></u>	<u><u>647.11</u></u>	<u><u>1,188.67</u></u>	<u><u>(1,149.11)</u></u>	<u><u>455.96</u></u>	<u><u>3,739.90</u></u>