

River Place Residential Community Association, Inc.

Balance Sheet

Period 03/31/2021

Assets

Bank

10000	CIT Bank OPR 6471	243,323.45
10206	BBVA Money Market 1.38%	77,250.24
10003	CIT Bank Money Market 0181	36,133.85
10004	CIT Bank CD 4240 7/31/21 0.75%	77,299.51
10107	Synchrony Bank CD 2597 - 4/15/21 1.489%	169,377.18
10108	Synchrony Bank CD 6171 - 8/1/22 0.03%	74,430.46

TOTAL Bank 677,814.69

Reserve

10205	CIT Bank CD 6190 14/16/22 0.60%	73,864.29
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TOTAL Reserve 73,864.29

Total Assets 751,678.98

Liabilities & Equity

Liability

30001	Replacement Reserves	75,018.70
32000	Prepaid Assessments	4,840.46
36000	Retained Earnings	448,105.41

TOTAL Liability 527,964.57

Equity

Net Income	223,714.41
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TOTAL Equity 223,714.41

Total Liabilities & Equity 751,678.98

Total Assests 2/29/21 per balance sheet		\$ 743,444.40
Less Prepays	\$ <u>3,321.05</u>	
Adjust Assets-Reserves	\$ 740,123.35	

Total Assests 3/31/21 per balance sheet		\$ 751,678.98
Less Prepays	\$ <u>4,840.46</u>	
Adjust Assets-Reserves	\$ 746,838.52	

Change in Adj Assets-Reserves	\$ 6,715.17	
Net Income March 2021 per balance sheet	\$ 223,714.41	
Minus Net Income Prior Month	\$ 241,840.83	
Batch Adjustment for monthly reserve transfer	(\$450)	
Batch Adjustment for Water Rate transfer	(\$24,392)	
Difference in expected and actual Adj Assets	\$ -	

River Place Residential Community Association, Inc.

Income Statement

Period 3/1/2021 To 3/31/2021 11:59:00 PM

	Current Month Operating			Year to Date Operating			Annual
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
Income							
Assessment Revenue							
40000 Annual Dues	12,430.00	0.00	12,430.00	288,550.60	287,508.00	1,042.60	287,508.00
TOTAL Assessment Revenue	12,430.00	0.00	12,430.00	288,550.60	287,508.00	1,042.60	287,508.00
Other Receivable							
43000 Late Fees	1,445.00	0.00	1,445.00	2,975.00	0.00	2,975.00	0.00
43001 Interest	285.13	0.00	285.13	1,312.62	0.00	1,312.62	0.00
43002 Legal Fees	135.00	0.00	135.00	135.00	0.00	135.00	0.00
43006 Decals	220.00	50.00	170.00	310.00	150.00	160.00	600.00
43007 Transfer Fees	600.00	375.00	225.00	1,400.00	1,125.00	275.00	4,500.00
43010 Misc.	14.56	0.00	14.56	29.56	0.00	29.56	0.00
43011 Fines	470.00	0.00	470.00	845.00	0.00	845.00	0.00
43012 NSF Fees	45.00	0.00	45.00	95.00	0.00	95.00	0.00
43014 Dads In The Hood	0.00	0.00	0.00	0.00	0.00	0.00	7,500.00
43015 Villages At River Place	0.00	10,000.00	(10,000.00)	0.00	10,000.00	(10,000.00)	10,000.00
43200 CCA	0.00	8,000.00	(8,000.00)	0.00	8,000.00	(8,000.00)	8,000.00
TOTAL Other Receivable	3,214.69	18,425.00	(15,210.31)	7,102.18	19,275.00	(12,172.82)	30,600.00
TOTAL Income	15,644.69	18,425.00	(2,780.31)	295,652.78	306,783.00	(11,130.22)	318,108.00
Expense							
Professional Services							
45000 Management Services	4,750.00	4,750.00	0.00	14,250.00	14,250.00	0.00	57,000.00
45001 Administrative Reimbursements	1,432.35	1,667.00	234.65	4,917.50	5,001.00	83.50	20,000.00
45002 Legal Fees - HOA	360.00	1,000.00	640.00	360.00	3,000.00	2,640.00	12,000.00
45004 Audit / Tax Preparation	567.00	0.00	(567.00)	1,564.96	3,500.00	1,935.04	4,000.00
45900 Design Review	0.00	0.00	0.00	0.00	450.00	450.00	450.00
TOTAL Professional Services	7,109.35	7,417.00	307.65	21,092.46	26,201.00	5,108.54	93,450.00
Bank							
60000 Bank Charges	10.00	0.00	(10.00)	40.00	0.00	(40.00)	0.00
TOTAL Bank	10.00	0.00	(10.00)	40.00	0.00	(40.00)	0.00
Common							
80101 Firewise	0.00	0.00	0.00	0.00	100.00	100.00	400.00
TOTAL Common	0.00	0.00	0.00	0.00	100.00	100.00	400.00
Community							
81000 Easter Egg Hunt	0.00	0.00	0.00	0.00	0.00	0.00	4,200.00
81001 Dads In The Hood	0.00	12,000.00	12,000.00	0.00	12,000.00	12,000.00	12,000.00
81003 Ice Cream Social	0.00	0.00	0.00	0.00	0.00	0.00	1,500.00
81004 Meetings	103.14	208.00	104.86	103.14	624.00	520.86	2,500.00
81005 July 4th	0.00	0.00	0.00	0.00	0.00	0.00	1,000.00
81006 Ho-Down	0.00	0.00	0.00	0.00	0.00	0.00	13,000.00
81007 Movies In The Park	0.00	0.00	0.00	0.00	0.00	0.00	3,000.00
81010 Website Maintenance	67.20	167.00	99.80	67.20	501.00	433.80	2,000.00
81011 Restriction Inspection	650.00	650.00	0.00	1,300.00	1,950.00	650.00	7,800.00
81012 Sheriff's Patrol / Speed	195.00	3,750.00	3,555.00	1,397.50	11,250.00	9,852.50	45,000.00
81015 Misc.	125.00	250.00	125.00	375.00	750.00	375.00	3,000.00
TOTAL Community	1,140.34	17,025.00	15,884.66	3,242.84	27,075.00	23,832.16	95,000.00
Maintenance							
83000 Maintenance Labor / Sign	4,635.25	1,500.00	(3,135.25)	13,233.65	4,500.00	(8,733.65)	18,000.00
83002 Entryway Maint.	1,175.52	1,675.00	499.48	3,526.57	5,025.00	1,498.43	20,100.00
83003 Boulevard Maint.	11,518.24	8,083.00	(3,435.24)	16,689.60	24,249.00	7,559.40	97,000.00

River Place Residential Community Association, Inc.

Income Statement

Period 3/1/2021 To 3/31/2021 11:59:00 PM

83008 Sprinkler Repair	4,323.10	1,500.00	(2,823.10)	6,495.39	3,500.00	(2,995.39)	20,000.00
83012 Color Change	0.00	0.00	0.00	0.00	0.00	0.00	8,000.00
83017 Pond Maintenance	258.18	208.00	(50.18)	258.18	624.00	365.82	2,500.00
83038 Holiday Decorations	0.00	0.00	0.00	0.00	0.00	0.00	5,000.00
TOTAL Maintenance	21,910.29	12,966.00	(8,944.29)	40,203.39	37,898.00	(2,305.39)	170,600.00
Utility							
85000 Electricity	205.29	417.00	211.71	450.31	1,251.00	800.69	5,000.00
85002 Water Entrance / Retreat	2,945.84	2,583.00	(362.84)	3,692.37	7,749.00	4,056.63	31,000.00
TOTAL Utility	3,151.13	3,000.00	(151.13)	4,142.68	9,000.00	4,857.32	36,000.00
Insurance							
87001 Insurance	0.00	0.00	0.00	0.00	0.00	0.00	8,000.00
TOTAL Insurance	0.00	0.00	0.00	0.00	0.00	0.00	8,000.00
Taxes							
88000 Property Tax	0.00	0.00	0.00	0.00	1,300.00	1,300.00	1,300.00
88001 Income Tax	0.00	0.00	0.00	1,867.00	2,000.00	133.00	2,000.00
TOTAL Taxes	0.00	0.00	0.00	1,867.00	3,300.00	1,433.00	3,300.00
Reserve							
91001 Replacement Reserves	450.00	450.00	0.00	1,350.00	1,350.00	0.00	5,400.00
TOTAL Reserve	450.00	450.00	0.00	1,350.00	1,350.00	0.00	5,400.00
TOTAL Expense	33,771.11	40,858.00	7,086.89	71,938.37	104,924.00	32,985.63	412,150.00
Excess Revenue / Expense	(18,126.42)	(22,433.00)	4,306.58	223,714.41	201,859.00	21,855.41	(94,042.00)