

FOXWOOD AT PANTHER RIDGE HOA, INC.
FINANCIAL REPORTS
April 30, 2024

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Prepared By: Sunstate Association Management Group, Inc.

Foxwood Homeowners Association Inc
Statements of Assets, Liabilities and Fund Balance
As of April 30, 2024

	<u>Operating</u>	<u>Replacement</u>	<u>TOTAL</u>
ASSETS			
Current Assets			
Centennial - Operating	41,090.38	0.00	41,090.38
Centennial - Reserve Account	0.00	93,052.34	93,052.34
Centennial - Reserve CDs	0.00	26,770.65	26,770.65
Cadence - Reserve CDs	0.00	206,563.84	206,563.84
Due (To) / From Reserves	0.00	0.00	0.00
Total Checking/Savings	<u>41,090.38</u>	<u>326,386.83</u>	<u>367,477.21</u>
Other Current Assets			
Assessment Receivable	5,091.46	0.00	5,091.46
Deposited Funds	0.00	0.00	0.00
Allowance for Doubtful Accounts	-11,322.31	0.00	-11,322.31
Prepaid Insurance	5,505.86	0.00	5,505.86
Total Other Current Assets	<u>-724.99</u>	<u>0.00</u>	<u>-724.99</u>
TOTAL ASSETS	<u>40,365.39</u>	<u>326,386.83</u>	<u>366,752.22</u>
LIABILITIES & EQUITY			
Liabilities			
Current Liabilities			
Accounts Payable	5,832.51	0.00	5,832.51
Deferred Maintenance Fees	18,743.00	0.00	18,743.00
Accrued Expenses	0.00	0.00	0.00
Prepaid Maintenance Fees	8,257.00	0.00	8,257.00
Total Current Liabilities	<u>32,832.51</u>	<u>0.00</u>	<u>32,832.51</u>
Total Liabilities	32,832.51	0.00	32,832.51
Equity			
Prior Period Adjustment	0.00	0.00	0.00
Restricted equity			
Eminent Domain	0.00	281,915.00	281,915.00
Park / Common Area	0.00	5,005.57	5,005.57
Trail Repair	0.00	-10,093.89	-10,093.89
Property Restoration	0.00	2,500.00	2,500.00
Playground Equipment	0.00	9,605.00	9,605.00
Irrigation Pump	0.00	5,000.00	5,000.00
Ent Walls/Lights/Island	0.00	12,000.00	12,000.00
Park Parking Lot	0.00	6,500.00	6,500.00
Park Pavillion	0.00	4,125.00	4,125.00
Capital Items	0.00	9,830.15	9,830.15
Total Restricted equity	<u>0.00</u>	<u>326,386.83</u>	<u>326,386.83</u>
Operating fund balance	10,190.73	0.00	10,190.73
Net Income	-2,657.85	0.00	-2,657.85
Total Equity	<u>7,532.88</u>	<u>326,386.83</u>	<u>333,919.71</u>
TOTAL LIABILITIES & EQUITY	<u>40,365.39</u>	<u>326,386.83</u>	<u>366,752.22</u>

Foxwood Homeowners Association Inc

Statements of Revenue & Expense - Budget vs. Actual

April 2024

05/07/24

	Apr 24	Budget	Jan - Apr 24	YTD Budget	Annual Budget
Income					
Income					
5010 · Assessments	9,371.50	9,371.50	37,486.00	37,486.00	112,458.00
5015 · Reserve Assessments	1,985.50	1,985.50	3,971.00	3,971.00	7,942.00
5020 · Late Charges	0.00	0.00	265.50	0.00	0.00
5030 · Interest Income	5.11	0.00	27.30	0.00	0.00
5035 · Reserve Interest Income	161.03	0.00	7,395.92	0.00	0.00
Total Income	<u>11,523.14</u>	<u>11,357.00</u>	<u>49,145.72</u>	<u>41,457.00</u>	<u>120,400.00</u>
Total Income	<u>11,523.14</u>	<u>11,357.00</u>	<u>49,145.72</u>	<u>41,457.00</u>	<u>120,400.00</u>
Gross Profit	<u>11,523.14</u>	<u>11,357.00</u>	<u>49,145.72</u>	<u>41,457.00</u>	<u>120,400.00</u>
Expense					
7100 · Administration Management					
7110 · Property Management Fees	950.00	950.00	3,800.00	3,800.00	11,400.00
7115 · Postage	3.84	8.33	121.91	33.36	100.00
7120 · Copies/Printing/Supplies	268.70	208.33	1,387.21	833.36	2,500.00
7125 · Accounting/Auditing	50.00	50.00	200.00	200.00	600.00
7130 · Social Committee	0.00	83.33	61.46	333.36	1,000.00
7135 · Legal Services	1,020.89	291.67	1,905.20	1,166.64	3,500.00
7140 · Insurance Property/Gen Lia	611.76	604.17	2,375.56	2,416.64	7,250.00
7145 · Taxes/Dues/Fees	144.00	25.00	444.00	100.00	300.00
7150 · Security	0.00	20.83	0.00	83.36	250.00
7155 · Annual Corporate Report	147.50	7.17	147.50	28.64	86.00
Total 7100 · Administration Managem...	<u>3,196.69</u>	<u>2,248.83</u>	<u>10,442.84</u>	<u>8,995.36</u>	<u>26,986.00</u>
7200 · Grounds Maintenance					
7210 · Contracted Lawn Service	4,584.00	4,166.67	18,336.00	16,666.64	50,000.00
7215 · Landscape Misc / Mulch	0.00	166.67	0.00	666.64	2,000.00
7220 · Berm / Entry Maintenance	0.00	41.67	0.00	166.64	500.00
7225 · Beautification	0.00	500.00	0.00	2,000.00	6,000.00
7230 · Irrigation Repairs	0.00	41.67	0.00	166.64	500.00
7235 · Walkover/Trail Maintenance	0.00	1,666.67	10,000.00	6,666.64	20,000.00
7240 · Pest Control	0.00	25.00	275.00	100.00	300.00
Total 7200 · Grounds Maintenance	<u>4,584.00</u>	<u>6,608.35</u>	<u>28,611.00</u>	<u>26,433.20</u>	<u>79,300.00</u>
7300 · Maintenance					
7310 · General Maintenance	0.00	272.50	276.12	1,090.00	3,270.00
Total 7300 · Maintenance	<u>0.00</u>	<u>272.50</u>	<u>276.12</u>	<u>1,090.00</u>	<u>3,270.00</u>
7900 · Utilities					
7910 · Electric	328.00	195.83	794.00	783.36	2,350.00
7930 · Trash Removal	133.24	46.00	312.69	184.00	552.00
Total 7900 · Utilities	<u>461.24</u>	<u>241.83</u>	<u>1,106.69</u>	<u>967.36</u>	<u>2,902.00</u>
9000 · Transfer to Reserves					
9005 · Reserve Allocation	1,985.50	1,985.50	3,971.00	3,971.00	7,942.00
9010 · Reserve Interest Allocation	161.03	0.00	7,395.92	0.00	0.00
Total 9000 · Transfer to Reserves	<u>2,146.53</u>	<u>1,985.50</u>	<u>11,366.92</u>	<u>3,971.00</u>	<u>7,942.00</u>
Total Expense	<u>10,388.46</u>	<u>11,357.01</u>	<u>51,803.57</u>	<u>41,456.92</u>	<u>120,400.00</u>
Net Income	<u><u>1,134.68</u></u>	<u><u>(0.01)</u></u>	<u><u>(2,657.85)</u></u>	<u><u>0.08</u></u>	<u><u>0.00</u></u>

Foxwood at Panther Ridge HOA, Inc.
Reserve Schedule
April 30, 2024

	Balance 1/1/24	YTD Contributions	YTD Expense	YTD Allocation	YTD Interest	Current Balance
3175 · Eminent Domain	\$ 281,915.00	\$ -	\$ -		\$ -	\$ 281,915.00
3178 · Park / Common Area	\$ 5,005.57	\$ -	\$ -	\$ -	\$ -	\$ 5,005.57
3181 · Trail Repair	\$ 3,310.11	\$ 1,796.00	\$ (15,200.00)	\$ -	\$ -	\$ (10,093.89)
3187 · Property Restoration	\$ 2,000.00	\$ 500.00	\$ -	\$ -	\$ -	\$ 2,500.00
3188 · Playground Equipment	\$ 20,000.00	\$ -	\$ (10,395.00)	\$ -	\$ -	\$ 9,605.00
3189 · Irrigation Pump	\$ 5,000.00	\$ -	\$ -	\$ -	\$ -	\$ 5,000.00
3190 · Ent Walls/Lights/Island	\$ 12,000.00	\$ -	\$ -	\$ -	\$ -	\$ 12,000.00
3191 · Park Parking Lot	\$ 6,000.00	\$ 500.00	\$ -	\$ -	\$ -	\$ 6,500.00
3192 · Park Pavillion	\$ 2,950.00	\$ 1,175.00	\$ -	\$ -	\$ -	\$ 4,125.00
3193 · Capital items	\$ 2,434.23	\$ -	\$ -	\$ -	\$ 7,395.92	\$ 9,830.15
	<u>\$ 340,614.91</u>	<u>\$ 3,971.00</u>	<u>\$ (25,595.00)</u>	<u>\$ -</u>	<u>\$ 7,395.92</u>	<u>\$ 326,386.83</u>

Expenses

3175 Eminent Domain

TOTAL

Allocations

3175 Eminent Domain

TOTAL \$ -

3178 Park / Common Area

TOTAL

3181 Trail Repair

2/7/24 GTC Solutions - Inv#1168 \$ 15,200.00

TOTAL \$ 15,200.00

3188 Playground Equipment

2/27/24 GTC Soutions - Inv#1169 \$ 10,395.00

TOTAL \$ 10,395.00
