

## West Bay at Jonathans Landing

## Balance Sheet

As of June 30, 2023

	Jun 30, 23
<b>ASSETS</b>	
<b>Current Assets</b>	
<b>Checking/Savings</b>	
<b>Operating Cash</b>	
1110 · Valley National MM 2713	58,812.10
1111 · ICS Account 713 /2713	1.36
1112 · Valley National Op 2705	25,004.11
1113 · ICS Account 705/2705	21,823.93
<b>Total Operating Cash</b>	105,641.50
<b>Reserve Assets</b>	
2105 · Vally Reserve MM Account ...	125,360.09
2115 · ICS Account 547	234,519.76
<b>Total Reserve Assets</b>	359,879.85
<b>Total Checking/Savings</b>	465,521.35
<b>Accounts Receivable</b>	
1210 · Accounts Receivable	-34,295.85
<b>Total Accounts Receivable</b>	-34,295.85
<b>Other Current Assets</b>	
1499 · Undeposited Funds	6,580.00
<b>Total Other Current Assets</b>	6,580.00
<b>Total Current Assets</b>	437,805.50
<b>Other Assets</b>	
<b>Other Assets</b>	
2190 · Prepaid Insurance	384,829.42
<b>Total Other Assets</b>	384,829.42
<b>Total Other Assets</b>	384,829.42
<b>TOTAL ASSETS</b>	<b>822,634.92</b>
<b>LIABILITIES &amp; EQUITY</b>	
<b>Liabilities</b>	
<b>Current Liabilities</b>	
<b>Accounts Payable</b>	
2000 · Accounts Payable	504.00
<b>Total Accounts Payable</b>	504.00
<b>Other Current Liabilities</b>	
<b>Liabilities</b>	
3355 · Insurance Payable	331,149.74
<b>Total Liabilities</b>	331,149.74
<b>Total Other Current Liabilities</b>	331,149.74
<b>Total Current Liabilities</b>	331,653.74
<b>Long Term Liabilities</b>	
5000 · Valley Bank - Roof Loan	315,412.21
<b>Total Long Term Liabilities</b>	315,412.21
<b>Total Liabilities</b>	647,065.95
<b>Equity</b>	
<b>Pooled Reserves</b>	
3001 · Reserve Fund Balance	44,467.64
<b>Total Pooled Reserves</b>	44,467.64

## West Bay at Jonathans Landing Profit & Loss Budget Performance June 2023

	Jun 23	Budget	\$ Over Budget	Jan - Jun 23	YTD Budget	\$ Over Budget	Annual Budget
<b>Ordinary Income/Expense</b>							
<b>Income</b>							
0610 · Maintenance Fees	86,667.00	86,667.00	0.00	520,001.00	520,002.00	-1.00	1,115,401.98
06225 · Bank Interest Income	221.55	16.00	205.55	876.57	99.00	777.57	200.00
06270 · Application Fee Income	0.00	0.00	0.00	100.00	100.00	0.00	500.00
<b>Total Income</b>	<b>86,888.55</b>	<b>86,683.00</b>	<b>205.55</b>	<b>520,977.57</b>	<b>520,201.00</b>	<b>776.57</b>	<b>1,116,101.98</b>
<b>Total Income</b>	<b>86,888.55</b>	<b>86,683.00</b>	<b>205.55</b>	<b>520,977.57</b>	<b>520,201.00</b>	<b>776.57</b>	<b>1,116,101.98</b>
<b>Expense</b>							
<b>1 · Administrative Expenses</b>							
08010 · Property Management	1,764.17	1,666.00	98.17	10,552.52	10,000.00	552.52	20,000.00
08020 · Accounting	0.00	400.00	-400.00	1,875.00	2,400.00	-525.00	4,800.00
08025 · Background Search	30.00	0.00	30.00	90.00	100.00	-10.00	500.00
08030 · Division Fees	0.00	0.00	0.00	0.00	0.00	0.00	600.00
08040 · Engineering / Legal	0.00	1,250.00	-1,250.00	1,300.00	3,400.00	-2,100.00	5,900.00
08050 · Audit / Reveiw	0.00	0.00	0.00	0.00	4,350.00	-4,350.00	4,350.00
08060 · Office / Postage / Printing	633.35	600.00	33.35	3,276.16	2,900.00	376.16	7,000.00
08070 · Fees and Dues	0.00	0.00	0.00	315.88	0.00	315.88	175.00
08080 · Insurance - Prop. Casua...	38,482.94	28,300.00	10,182.94	149,540.11	133,665.00	15,875.11	378,865.02
<b>Total 1 · Administrative Expenses</b>	<b>40,910.46</b>	<b>32,216.00</b>	<b>8,694.46</b>	<b>166,949.67</b>	<b>156,815.00</b>	<b>10,134.67</b>	<b>422,190.02</b>
<b>2 · Landscaping</b>							
08410 · Landscaping Maintenan...	8,806.00	8,806.00	0.00	52,836.00	52,836.00	0.00	105,675.00
08415 · Landscape Extras	0.00	2,500.00	-2,500.00	20,640.82	15,000.00	5,640.82	30,000.00
08420 · Irrigation Repair	0.00	1,668.00	-1,668.00	7,618.37	10,000.00	-2,381.63	20,000.00
08424 · Mulch	0.00	0.00	0.00	0.00	5,000.00	-5,000.00	5,000.00
08425 · Tree Trimming/Removal	300.00	2,500.00	-2,200.00	1,950.00	15,000.00	-13,050.00	25,000.00
<b>Total 2 · Landscaping</b>	<b>9,106.00</b>	<b>15,474.00</b>	<b>-6,368.00</b>	<b>83,045.19</b>	<b>97,836.00</b>	<b>-14,790.81</b>	<b>185,675.00</b>
<b>3 · General Maintenance</b>							
08440 · Street Light Cleaning	0.00	0.00	0.00	330.00	50.00	280.00	250.00
08452 · Community Pest Control	906.75	880.00	26.75	9,115.00	8,045.00	1,070.00	18,500.00
08480 · Pressure Clean / Walkw...	0.00	0.00	0.00	0.00	0.00	0.00	4,500.00
08490 · Contingency	0.00	2,500.00	-2,500.00	0.00	5,000.00	-5,000.00	10,000.00
<b>Total 3 · General Maintenance</b>	<b>906.75</b>	<b>3,380.00</b>	<b>-2,473.25</b>	<b>9,445.00</b>	<b>13,095.00</b>	<b>-3,650.00</b>	<b>33,250.00</b>

## West Bay at Jonathans Landing Profit & Loss Budget Performance

June 2023

	Jun 23	Budget	\$ Over Budget	Jan - Jun 23	YTD Budget	\$ Over Budget	Annual Budget
<b>4 · Repairs</b>							
08430 · Repairs / Service	7,242.50	2,500.00	4,742.50	17,269.74	15,000.00	2,269.74	30,000.00
08435 · Street Light / Bulb / Strnds	136.32	0.00	136.32	1,162.44	500.00	662.44	1,000.00
08465 · Pool Repairs	414.00	0.00	414.00	7,817.00	1,000.00	6,817.00	3,000.00
08484 · Building Repairs	9,509.18	2,925.00	6,584.18	34,762.60	17,550.00	17,212.60	35,000.00
08487 · Wood Repairs	0.00	1,000.00	-1,000.00	0.00	2,000.00	-2,000.00	4,000.00
08488 · Roof Repairs	0.00	1,666.00	-1,666.00	5,310.58	9,996.00	-4,685.42	20,000.00
<b>Total 4 · Repairs</b>	<b>17,302.00</b>	<b>8,091.00</b>	<b>9,211.00</b>	<b>66,322.36</b>	<b>46,046.00</b>	<b>20,276.36</b>	<b>93,000.00</b>
<b>5 · Pool Expenses</b>							
08455 · Pool Maintenance	507.00	520.00	-13.00	5,224.00	3,120.00	2,104.00	6,250.00
08460 · Pool Janitorial	275.00	275.00	0.00	1,860.98	1,650.00	210.98	3,300.00
08470 · Pool Propane	0.00	200.00	-200.00	249.50	3,400.00	-3,150.50	4,000.00
08475 · Pool Health Dept.	0.00	0.00	0.00	475.35	500.00	-24.65	500.00
<b>Total 5 · Pool Expenses</b>	<b>782.00</b>	<b>995.00</b>	<b>-213.00</b>	<b>7,809.83</b>	<b>8,670.00</b>	<b>-860.17</b>	<b>14,050.00</b>
<b>6 · Utilities</b>							
08610 · Electricity	1,119.15	1,500.00	-380.85	6,852.34	9,000.00	-2,147.66	18,000.00
08620 · Water & Sewer	69.19	125.00	-55.81	1,005.65	750.00	255.65	1,500.00
<b>Total 6 · Utilities</b>	<b>1,188.34</b>	<b>1,625.00</b>	<b>-436.66</b>	<b>7,857.99</b>	<b>9,750.00</b>	<b>-1,892.01</b>	<b>19,500.00</b>
<b>7 · Reserve Funding</b>							
9000 · Pooled Reserve Funding	0.00	0.00	0.00	119,450.00	119,450.00	0.00	238,900.00
9150 · Roof Loan Payoff Funding	0.00	0.00	0.00	52,100.00	52,100.00	0.00	104,200.00
<b>Total 7 · Reserve Funding</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>171,550.00</b>	<b>171,550.00</b>	<b>0.00</b>	<b>343,100.00</b>
<b>Total Expense</b>	<b>70,195.55</b>	<b>61,781.00</b>	<b>8,414.55</b>	<b>512,980.04</b>	<b>503,762.00</b>	<b>9,218.04</b>	<b>1,110,765.02</b>
<b>Net Ordinary Income</b>	<b>16,693.00</b>	<b>24,902.00</b>	<b>-8,209.00</b>	<b>7,997.53</b>	<b>16,439.00</b>	<b>-8,441.47</b>	<b>5,336.96</b>
<b>Net Income</b>	<b>16,693.00</b>	<b>24,902.00</b>	<b>-8,209.00</b>	<b>7,997.53</b>	<b>16,439.00</b>	<b>-8,441.47</b>	<b>5,336.96</b>

**West Bay at Jonathans Landing**  
**Check Detail**  
June 2023

Type	Num	Date	Name	Item	Account	Paid Amount	Original Amount
Check	1132	06/16/2023	West Bay Condo...		1110 · Valley Nat...	-10,000.00	-10,000.00
					1112 · Valley Nat...	-10,000.00	10,000.00
TOTAL						-10,000.00	10,000.00
Bill Pmt -Check	4834	06/02/2023	Revival Landscap...		1112 · Valley Nat...	-300.00	-300.00
Bill	30145	06/02/2023			08425 · Tree Tri...	-300.00	300.00
TOTAL						-300.00	300.00
Bill Pmt -Check	4835	06/16/2023	Eagle Plumbing ...		1112 · Valley Nat...	-510.00	-510.00
Bill	22223	06/13/2023			08484 · Building ...	-510.00	510.00
TOTAL						-510.00	510.00
Bill Pmt -Check	4836	06/16/2023	Jupiter Manage...		1112 · Valley Nat...	-12,449.02	-12,449.02
Bill	2023...	06/05/2023			08010 · Property ...	-1,666.67	1,666.67
					08010 · Property ...	-97.50	97.50
					08060 · Office / P...	-486.00	486.00
					08060 · Office / P...	-35.91	35.91
					08060 · Office / P...	-20.00	20.00
					08025 · Backgrou...	-30.00	30.00
					08060 · Office / P...	-29.69	29.69
					08060 · Office / P...	-60.75	60.75
					08460 · Pool Jani...	-275.00	275.00
					08484 · Building ...	-646.18	646.18
					08435 · Street Li...	-53.82	53.82
					08430 · Repairs / ...	-6,600.00	6,600.00
					08484 · Building ...	-2,227.50	2,227.50
					08435 · Street Li...	-82.50	82.50
					08484 · Building ...	-137.50	137.50
TOTAL						-12,449.02	12,449.02
Bill Pmt -Check	4837	06/16/2023	R.G. Keyser, Inc.		1112 · Valley Nat...	-507.00	-507.00
Bill	61171	06/12/2023			08455 · Pool Mai...	-507.00	507.00
TOTAL						-507.00	507.00

**West Bay at Jonathans Landing**  
**Check Detail**  
June 2023

Type	Num	Date	Name	Item	Account	Paid Amount	Original Amount
<b>Bill Pmt -Check</b>	<b>4838</b>	<b>06/16/2023</b>	<b>Revival Landscap...</b>		<b>1112 - Valley Nat...</b>		<b>-8,806.00</b>
Bill	16493	06/08/2023			08410 - Landscap...	-8,806.00	8,806.00
TOTAL						-8,806.00	8,806.00
<b>Bill Pmt -Check</b>	<b>4839</b>	<b>06/16/2023</b>	<b>Signs of Progre...</b>		<b>1112 - Valley Nat...</b>		<b>-552.50</b>
Bill	1213	06/13/2023			08430 - Repairs /...	-552.50	552.50
TOTAL						-552.50	552.50
<b>Bill Pmt -Check</b>	<b>4840</b>	<b>06/19/2023</b>	<b>General Propert...</b>		<b>1112 - Valley Nat...</b>		<b>-790.00</b>
Bill	5806	06/19/2023			08484 - Building ...	-790.00	790.00
TOTAL						-790.00	790.00
<b>Bill Pmt -Check</b>	<b>4841</b>	<b>06/19/2023</b>	<b>ABL</b>		<b>1112 - Valley Nat...</b>		<b>-2,730.00</b>
Bill	17923	06/19/2023			08484 - Building ...	-2,730.00	2,730.00
TOTAL						-2,730.00	2,730.00
<b>Bill Pmt -Check</b>	<b>4842</b>	<b>06/19/2023</b>	<b>Bayside Extermi...</b>		<b>1112 - Valley Nat...</b>		<b>-906.75</b>
Bill	37829	06/19/2023			08452 - Commun...	-906.75	906.75
TOTAL						-906.75	906.75
<b>Bill Pmt -Check</b>	<b>4843</b>	<b>06/19/2023</b>	<b>Eagle Plumbing ...</b>		<b>1112 - Valley Nat...</b>		<b>-2,468.00</b>
Bill	22237	06/19/2023			08484 - Building ...	-2,468.00	2,468.00
TOTAL						-2,468.00	2,468.00