



Balance Sheet

West Bay at Jonathans Landing Condo Assoc

End Date: 03/31/2024

	Operating	Reserve	Total
Assets			
Cash - Operating			
VB-Oper-2705	\$12,989.30	\$0.00	\$12,989.30
VB-Oper-ICS-705/2705	\$6.12	\$0.00	\$6.12
VC-Oper-MM-2713	\$38,425.33	\$0.00	\$38,425.33
VB-Oper-ICS-713/2713	\$140,692.60	\$0.00	\$140,692.60
Total: Cash - Operating	\$192,113.35	\$0.00	\$192,113.35
Cash & Assets - Reserves			
VB-Res-4547	\$0.00	\$125,371.09	\$125,371.09
VB-ICS-547	\$0.00	\$428,680.72	\$428,680.72
Contract Deposit	\$0.00	\$181,350.00	\$181,350.00
Total: Cash & Assets - Reserves	\$0.00	\$735,401.81	\$735,401.81
Accounts Receivable			
Accounts Receivable - Homeowner	\$131,200.00	\$0.00	\$131,200.00
Accounts Receivable - Other	(\$55,981.68)	\$0.00	(\$55,981.68)
Undeposited Funds	\$6,110.00	\$0.00	\$6,110.00
Total: Accounts Receivable	\$81,328.32	\$0.00	\$81,328.32
Other Current Assets			
Prepaid Insurance	\$38,552.96	\$0.00	\$38,552.96
Total: Other Current Assets	\$38,552.96	\$0.00	\$38,552.96
Total: Assets	\$311,994.63	\$735,401.81	\$1,047,396.44
Liabilities & Equity			
Current Liabilities			
Prepaid Assessments	\$88,438.34	\$0.00	\$88,438.34
Deferred Assessment Income	(\$52,917.22)	\$0.00	(\$52,917.22)
Total: Current Liabilities	\$35,521.12	\$0.00	\$35,521.12
Other Liabilities			
Loan Payable - Valley Bank - Roof Loan	\$0.00	\$246,491.02	\$246,491.02
Total: Other Liabilities	\$0.00	\$246,491.02	\$246,491.02
Reserves			
Reserve - General	\$0.00	\$488,492.87	\$488,492.87
Reserves - Interest	\$0.00	\$417.92	\$417.92
Total: Reserves	\$0.00	\$488,910.79	\$488,910.79
Equity			
Retained Earnings	\$137,600.80	\$0.00	\$137,600.80
Total: Equity	\$137,600.80	\$0.00	\$137,600.80
Net Income Gain/Loss	\$138,872.71	\$0.00	\$138,872.71
Total: Liabilities & Equity	\$311,994.63	\$735,401.81	\$1,047,396.44



Income Statement - Operating

West Bay at Jonathans Landing Condo Assoc

From 03/01/2024 to 03/31/2024

Description	Current Period			Year-to-date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
OPERATING INCOME							
Income							
4000-00 Homeowner Assessments	\$114,547.37	\$114,547.33	\$0.04	\$397,352.11	\$343,641.99	\$53,710.12	\$1,374,568.00
4005-00 Special Assessments	17,708.37	17,708.33	0.04	53,125.11	53,124.99	0.12	212,500.00
4080-00 Miscellaneous Income	-	25.00	(25.00)	-	75.00	(75.00)	300.00
4085-00 Application Fee	-	-	-	100.00	-	100.00	-
Total Income	\$132,255.74	\$132,280.66	(\$24.92)	\$450,577.22	\$396,841.98	\$53,735.24	\$1,587,368.00
Other Income							
4500-00 Interest Income - Operating	326.50	150.00	176.50	1,471.01	450.00	1,021.01	1,800.00
4505-00 DO NOT USE	-	-	-	205.44	-	205.44	-
Total Other Income	\$326.50	\$150.00	\$176.50	\$1,676.45	\$450.00	\$1,226.45	\$1,800.00
Total OPERATING INCOME	\$132,582.24	\$132,430.66	\$151.58	\$452,253.67	\$397,291.98	\$54,961.69	\$1,589,168.00
OPERATING EXPENSE							
General & Administrative							
5000-00 Management Contract	-	1,916.67	1,916.67	3,953.75	5,750.01	1,796.26	23,000.00
5010-00 Accounting & Tax Services	-	393.75	393.75	393.75	1,181.25	787.50	4,725.00
5015-00 Legal & Professional Services	-	416.67	416.67	210.00	1,250.01	1,040.01	5,000.00
5017-00 Audit	-	379.17	379.17	-	1,137.51	1,137.51	4,550.00
5035-00 Postage & Mailing	-	-	-	1,071.94	-	(1,071.94)	-
5045-00 Insurance Package	38,482.94	50,108.33	11,625.39	115,448.82	150,324.99	34,876.17	601,300.00
5065-00 Office Supplies	-	633.33	633.33	-	1,899.99	1,899.99	7,600.00
5070-00 Licenses, Fees & Permits	-	29.17	29.17	-	87.51	87.51	350.00
5075-00 Filing Fees	-	50.00	50.00	-	150.00	150.00	600.00
5110-00 Miscellaneous Administrative Expense	-	25.00	25.00	-	75.00	75.00	300.00
Total General & Administrative	\$38,482.94	\$53,952.09	\$15,469.15	\$121,078.26	\$161,856.27	\$40,778.01	\$647,425.00
Grounds & Landscaping							
6000-00 Landscape Contract	-	9,070.83	9,070.83	18,140.00	27,212.49	9,072.49	108,850.00
6005-00 Landscape - Other	-	3,750.00	3,750.00	820.00	11,250.00	10,430.00	45,000.00
6020-00 Mulch	-	416.67	416.67	-	1,250.01	1,250.01	5,000.00
6025-00 Irrigation Repairs	-	1,666.67	1,666.67	4,359.32	5,000.01	640.69	20,000.00
6030-00 Tree	-	2,083.33	2,083.33	-	6,249.99	6,249.99	25,000.00
Total Grounds & Landscaping	\$-	\$16,987.50	\$16,987.50	\$23,319.32	\$50,962.50	\$27,643.18	\$203,850.00
Utilities							
6200-00 Electricity	1,169.67	1,250.00	80.33	4,093.98	3,750.00	(343.98)	15,000.00
6205-00 Gas	-	83.33	83.33	-	249.99	249.99	1,000.00
6215-00 Water & Sewer	251.60	137.50	(114.10)	826.41	412.50	(413.91)	1,650.00
Total Utilities	\$1,421.27	\$1,470.83	\$49.56	\$4,920.39	\$4,412.49	(\$507.90)	\$17,650.00
Amenities							
6500-00 Pool Service	-	625.00	625.00	-	1,875.00	1,875.00	7,500.00
6505-00 Pool Supplies	-	-	-	2,126.29	-	(2,126.29)	-
6510-00 Pool Maintenance & Repairs	-	250.00	250.00	2,239.78	750.00	(1,489.78)	3,000.00
6515-00 Pool Janitorial	-	350.00	350.00	725.61	1,050.00	324.39	4,200.00
6520-00 Pool Permit	-	41.67	41.67	-	125.01	125.01	500.00
Total Amenities	\$-	\$1,266.67	\$1,266.67	\$5,091.68	\$3,800.01	(\$1,291.67)	\$15,200.00



Income Statement - Operating

West Bay at Jonathans Landing Condo Assoc

From 03/01/2024 to 03/31/2024

Description	Current Period			Year-to-date			Annual
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
Repairs & Maintenance							
6725-00 General Repairs & Maintenance	\$-	\$1,666.67	\$1,666.67	\$3,561.25	\$5,000.01	\$1,438.76	\$20,000.00
6735-00 Building Repairs & Maintenance	-	4,166.67	4,166.67	4,209.62	12,500.01	8,290.39	50,000.00
6740-00 Wood Repairs & Replacement	-	166.67	166.67	-	500.01	500.01	2,000.00
6750-00 Roof Repairs & Maintenance	-	1,250.00	1,250.00	85.00	3,750.00	3,665.00	15,000.00
6810-00 Lighting Repairs & Maintenance	-	208.33	208.33	-	624.99	624.99	2,500.00
6830-00 Powerwashing	-	375.00	375.00	-	1,125.00	1,125.00	4,500.00
6835-00 Pest Control	-	1,791.67	1,791.67	3,758.50	5,375.01	1,616.51	21,500.00
6850-00 Common Area Repairs & Maintenance	-	-	-	2,471.19	-	(2,471.19)	-
6885-00 Contingency	-	833.33	833.33	-	2,499.99	2,499.99	10,000.00
Total Repairs & Maintenance	\$-	\$10,458.34	\$10,458.34	\$14,085.56	\$31,375.02	\$17,289.46	\$125,500.00
Other Expense							
7500-00 Loan #1 Interest Expense	-	8,683.33	8,683.33	-	26,049.99	26,049.99	104,200.00
Total Other Expense	\$-	\$8,683.33	\$8,683.33	\$-	\$26,049.99	\$26,049.99	\$104,200.00
Reserve Contributions							
8000-00 Reserve - General	-	21,903.58	21,903.58	65,710.75	65,710.74	(0.01)	262,843.00
8020-00 Reserve - Loan	-	-	-	26,050.00	-	(26,050.00)	-
8025-00 Reserve - Electrical Project	-	17,708.33	17,708.33	53,125.00	53,124.99	(0.01)	212,500.00
Total Reserve Contributions	\$-	\$39,611.91	\$39,611.91	\$144,885.75	\$118,835.73	(\$26,050.02)	\$475,343.00
Total OPERATING EXPENSE	\$39,904.21	\$132,430.67	\$92,526.46	\$313,380.96	\$397,292.01	\$83,911.05	\$1,589,168.00
Net Income:	\$92,678.03	(\$0.01)	\$92,678.04	\$138,872.71	(\$0.03)	\$138,872.74	\$0.00



Date	Check #	Payee	Amount
10-1000-00 VB-Oper-2705			
03/06/2024			\$6,110.00
		10-1020-00 Transfer to Valley-MM Res-2713; Wrong Bank Default Set Up s/be VB 2713	\$6,110.00
03/05/2024	0	FPL	\$86.88
		Invoice #: 0229909312 J-F	
		62-6200-00 1/22-2/21/24, 16050 Lights	\$86.88
03/05/2024	0	FPL	\$77.51
		Invoice #: 3189578481 J-F	
		62-6200-00 1/22-2/21/24, 3973 Pump	\$77.51
03/05/2024	0	FPL	\$119.13
		Invoice #: 3931202505 J-F	
		62-6200-00 1/22-3/21/24, 15998 Pump	\$119.13
03/05/2024	0	FPL	\$886.15
		Invoice #: 6883706324 J-F	
		62-6200-00 1/22-2/21/24, 3971 Pool	\$886.15
03/20/2024	0	Town of Jupiter	\$252.84
		Invoice #: 029752 F-M	
		62-6215-00 2/5-3/5/24, 3971 Rec	\$252.84
03/07/2024			\$1,988.80
		10-1001-00 Transfer to VB-Oper-ICS 705; VB Oper 2705 Trans to VB ICS 705	\$1,988.80
		Account Totals	# Checks: 5
			\$9,521.31
10-1001-00 VB-Oper-ICS-705/2705			
03/08/2024			\$1,988.80
		10-1000-00 Transfer to VB-Oper-2705; VB ICS 705 Trans to VB Oper 2705	\$1,988.80
		Account Totals	# Checks: 0
			\$1,988.80
10-1020-00 VC-Oper-MM-2713			
03/29/2024	0	IPFS	\$36,796.86
		20-2020-00 Payment 11 FLS-189766	\$36,796.86
03/31/2024			\$11,153.78
		10-1021-00 Transfer to VB-Oper-ICS 713; 3.24 Transfer Sweep ICS 713	\$11,153.78
		Account Totals	# Checks: 1
			\$47,950.64
10-1021-00 VB-Oper-ICS-713/2713			
03/31/2024			\$35,304.80
		10-1020-00 Transfer to VB-MM-2713; 3.24 Transfer Sweep ICS 713	\$35,304.80
		Account Totals	# Checks: 0
			\$35,304.80
11-1025-00 VB-Res-4547			
03/14/2024	0	Valley National Bank	\$8,682.57



Cash Disbursement

West Bay at Jonathans Landing Condo Assoc

03/01/2024 - 03/31/2024

Date	Check #	Payee	Amount
Invoice #: 03.24 Loan Payment			
		21-2100-00 03.24 Loan Payment	\$7,811.94
		75-7500-00 03.24 Loan Payment	\$870.63
03/01/2024			\$347.12
		11-1026-00 Transfer to VB-Res ICS-547; 03.01.24 4547-Sweep to ICS 547	\$347.12
		Account Totals	\$9,029.69
		# Checks:	1
11-1026-00 VB-ICS-547			
03/14/2024			\$8,682.57
		11-1025-00 Transfer to VB-Res-4547; 3.24 Transfer Sweep VB ICS 547 to VB 4547	\$8,682.57
		Account Totals	\$8,682.57
		# Checks:	0
		Association Totals	\$112,477.81
		# Checks:	7