

## **TREASURER'S REPORT**

**Month Ending January 31, 2018**

**And**

**Year-to-date (YTD) January 1, 2019 through January 31, 2019**

### **Balance Sheet**

SRV's Balance Sheet for January reflects Total Assets of \$997,074.54 vs. Liabilities of \$547,948.70 resulting in an Equity position of \$449,125.84

**Total Revenue for January** of \$126,130.45 was ahead of budget by \$6,028.70

- Receipt of the annual Marina / Dock dues of \$5,635.50 was the main contributor of the overage.

**Total Expenses for January** of \$124,534.77 were over budget by \$4,432.98

Main contributing factors were:

- Utilities over budget by \$2,287.54
  - Transfer to Marina / Docks Reserve of \$5,148.41
- Partially offset by underbudget areas in other categories.

**Net Income for January** was a positive \$1,595.68

**Revenue Year-to-date (YTD)**

**Expenses Year-to-date (YTD)**

**Net Income Year-to-date (YTD)**

# Strathmore Riverside Villas Assoc., Inc

## Bank Account Report

|                                       | <u>Jan 19</u>            |
|---------------------------------------|--------------------------|
| <b>1010 · Checking</b>                |                          |
| 1011 · Centennial Bank Oper**6315     | 208,955.24               |
| 1012 · Centennial Bank Oper ICS*315   | 57,961.36                |
| 1016 · Due to Insurance Sinking Fund  | (207,934.69)             |
| 1019 · Due (to)/from Reserves         | 139,483.05               |
| <b>Total 1010 · Checking</b>          | <u>198,464.96</u>        |
| <b>1020 · Reserve Accounts</b>        |                          |
| 1021 · Centennial Bank Res MM** 6323  | 869.75                   |
| 1022 · Cadence Res MM**8117           | 115,051.16               |
| 1023 · Bank Ozarks Res MM**5582       | 150,021.68               |
| 1025 · Iberia Bank RES MM Acct**8969  | 99,068.84                |
| 1026 · Florida Community CD*9200      | 250,000.00               |
| 1029 · Due (to)/from Operating        | (139,483.05)             |
| <b>Total 1020 · Reserve Accounts</b>  | <u>475,528.38</u>        |
| <b>1030 · Insurance Account</b>       |                          |
| 1017 · Insurance Sinking Fund         | 207,934.69               |
| <b>Total 1030 · Insurance Account</b> | <u>207,934.69</u>        |
| <b>TOTAL</b>                          | <u><b>881,928.03</b></u> |

### Delinquent Assessment Report:

**Delinquent accounts as of January 31, 2019 fell to 22 vs. 32 last month.**

- Total arrearage for those 22 Members stands at 18,561.77 vs. \$21,685.90 in the report dated 1/14/2019
- 16 members are two months, or less, past due for a total of \$1,207.71
- 6 members are past due a total of \$17,354.06
  - Legal action is in process on these 6 residents.

|  | <b>January-19</b> |                       |
|--|-------------------|-----------------------|
| <b>3500 · Reserve Fund</b>                   |                   | Year 2019 Total Alloc |
| <b>3610 · Deck Resurfacing</b>               |                   |                       |
| 3611 · Beg Bal - Deck Resurfacing            | 11,774.05         |                       |
| 3612 · Allocation - Deck Resurfacing         | 65.25             | \$ 783.00             |
| <b>Total 3610 · Deck Resurfacing</b>         | <b>11,839.30</b>  |                       |
| <b>3615 · Pool Interior</b>                  |                   |                       |
| 3616 · Beg Bal - Pool Interior               | 6,177.39          |                       |
| 3617 · Alloc - Pool Interior                 | 266.92            | \$ 3,203.00           |
| <b>Total 3615 · Pool Interior</b>            | <b>6,444.31</b>   |                       |
| <b>3620 · Pool Heater</b>                    |                   |                       |
| 3621 · Beg Bal - Pool Heater                 | 10,988.93         |                       |
| 3622 · Alloc - Pool Heater                   | 184.08            | \$ 2,209.00           |
| <b>Total 3620 · Pool Heater</b>              | <b>11,173.01</b>  |                       |
| <b>3625 · Exercise Equipment</b>             |                   |                       |
| 3626 · Beg Bal - Exercise Equipment          | 1,736.06          |                       |
| 3627 · Alloc - Exercise Equipment            | 96.33             | \$ 1,156.00           |
| 3628 · Expense - Exercise Equipment          | 0.00              |                       |
| 3629 · Transfer - Exercise Equipment         | 0.00              |                       |
| <b>Total 3625 · Exercise Equipment</b>       | <b>1,832.39</b>   |                       |
| <b>3630 · Maint. Equip. &amp; Bldg</b>       |                   |                       |
| 3631 · Beg Bal - Maint. Equip. & Bldg        | 10,061.18         |                       |
| 3632 · Allocation - Maint Equip & Bldg       | (0.26)            | \$ (2.00)             |
| 3633 · Expense - Maint Equip & Bldg          | 0.00              |                       |
| 3634 · Transfer - Maint Equip & Bldg         | 0.00              |                       |
| <b>Total 3630 · Maint. Equip. &amp; Bldg</b> | <b>10,060.92</b>  |                       |
| <b>3640 · Fence</b>                          |                   |                       |
| 3641 · Beg Bal - Fence                       | 7,437.21          |                       |
| 3642 · Alloc - Fence                         | 293.67            | \$ 3,524.00           |
| 3643 · Exp - Fence                           | (645.00)          |                       |
| 3644 · Transfer - Fence                      | 0.00              |                       |
| <b>Total 3640 · Fence</b>                    | <b>7,085.88</b>   |                       |
| <b>3650 · Paving</b>                         |                   |                       |
| 3651 · Beg Bal - Paving                      | 182,301.36        |                       |
| 3652 · Allocation - Paving                   | 2,482.58          | \$ 29,791.00          |
| 3653 · Expense - Paving                      | 0.00              |                       |
| <b>Total 3650 · Paving</b>                   | <b>184,783.94</b> |                       |
| <b>3660 · Painting</b>                       |                   |                       |
| 3661 · Beg Bal - Painting                    | 8,009.41          |                       |
| 3662 · Allocation - Painting                 | 5,529.25          | \$ 66,351.00          |
| 3663 · Expense - Painting                    | 0.00              |                       |
| <b>Total 3660 · Painting</b>                 | <b>13,538.66</b>  |                       |
| <b>3670 · AC Rec Bldg</b>                    |                   |                       |
| 3671 · Beg Bal - AC Rec Bldg                 | 695.11            |                       |
| 3672 · Allocation - AC Rec Bldg              | 266.17            | \$ 3,194.00           |
| 3673 · Expense- AC Rec Bldg                  | 0.00              |                       |
| 3674 · Transfer- AC Rec Bldg                 | 0.00              |                       |
| <b>Total 3670 · AC Rec Bldg</b>              | <b>961.28</b>     |                       |

|   |                          |                      |
|---|--------------------------|----------------------|
| <b>3680 · Clubhouse Roof</b>                            |                          |                      |
| 3681 · Beg Bal - Clubhse Roof                           | 20,725.34                |                      |
| 3682 · Alloc - Clubhse Roof                             | 146.75                   | \$ 1,761.00          |
| <b>Total 3680 · Clubhse Roof</b>                        | <u>20,872.09</u>         |                      |
| <b>3690 · Clubhse Improvements</b>                      |                          |                      |
| 3691 · Beg Bal - Clubhse Improvements                   | 8,861.84                 |                      |
| 3692 · Alloc - Clubhse Improvements                     | 198.00                   | \$ 2,376.00          |
| 3693 · Exp - Clubhse Improvements                       | 0.00                     |                      |
| 3694 · Transfer - Clubhse Improvements                  | 0.00                     |                      |
| <b>Total 3690 · Clubhse Improvements</b>                | <u>9,059.84</u>          |                      |
| <b>3810 · Creek House Projects</b>                      |                          |                      |
| 3811 · Beg Balance-Creek House Project                  | 4,322.00                 |                      |
| 3812 · Allocations-Creek House Project                  | 347.50                   | \$ 4,170.00          |
| <b>Total 3810 · Creek House Projects</b>                | <u>4,669.50</u>          |                      |
| <b>3830 · Seawall &amp; Marina Retaining Wall</b>       |                          |                      |
| 3831 · Beg Bal - Seawall & Marina Wall                  | 120,568.11               |                      |
| 3832 · Alloc - Seawall & Marina Wall                    | 868.00                   | \$ 10,416.00         |
| 3833 · Expense - Seawall & Marina Wall                  | 0.00                     |                      |
| 3834 · Transfer - Seawall & Marina Wall                 | 0.00                     |                      |
| <b>Total 3830 · Seawall &amp; Marina Retaining Wall</b> | <u>121,436.11</u>        |                      |
| <b>3840 · Sewer/Wtr Lines</b>                           |                          |                      |
| 3841 · Beg Bal - Sewer/Wtr Lines                        | 66,795.95                |                      |
| 3842 · Alloc - Sewer/Wtr Lines                          | 307.42                   | \$ 3,689.00          |
| 3843 · Exp - Sewer/Wtr Lines                            | (1,890.00)               |                      |
| <b>Total 3840 · Sewer/Wtr Lines</b>                     | <u>65,213.37</u>         |                      |
| <b>3860 · Marina/Docks</b>                              |                          |                      |
| 3861 · Beg Bal - Marina/Docks                           | 0.00                     |                      |
| 3862 · Alloc- Marina/Docks                              | 0.00                     | \$ 5,845.00          |
| 3863 · Exp- Marina/Docks                                | 0.00                     |                      |
| 3864 · Transfer - Marina/Docks                          | 5,635.50                 |                      |
| <b>Total 3860 · Marina/Docks</b>                        | <u>5,635.50</u>          |                      |
| <b>3865 · Utility Carts</b>                             |                          |                      |
| 3866 · Beg Bal - Utility Carts                          | 480.05                   |                      |
| 3867 · Alloc Utility Carts-                             | 125.00                   | \$ 1,500.00          |
| 3868 · Exp - Utility Carts                              | 0.00                     |                      |
| 3869 · Transfer - Utility Carts                         | 0.00                     |                      |
| <b>Total 3865 · Utility Carts</b>                       | <u>605.05</u>            |                      |
| <b>3890 · Reserve Interest</b>                          |                          |                      |
| 3891 · Beg Bal - Interest                               | 153.36                   |                      |
| 3892 · Earned YTD - Interest                            | 163.87                   |                      |
| 3894 · Transferred - Interest                           | 0.00                     |                      |
| <b>Total 3890 · Reserve Interest</b>                    | <u>317.23</u>            |                      |
| <b>Total 3500 · Reserve Fund</b>                        | <u>475,528.38</u>        |                      |
| <b>TOTAL</b>  | <u><b>475,528.38</b></u> | <b>\$ 139,966.00</b> |

2019 Total Allocations Received to Date: 11,176.66

(Includes Docks)

2019 Total Reserve Expenses to Date: (2,535.00)