

Strand Master Property Owners
BALANCE SHEET
As of 11/30/15

ASSETS

CURRENT ASSETS:	
106	Cash Operating-Fifth Third \$ 105,883.56
108	Cash Reserves-Capital Contrib 7,001.22
109	Cash Operating M.M. 5th 3rd 60,943.40
111	Cash Reserves-Iberia Bank 228,246.71
115	CD-FCB 3/19/15-1/19/16 - 2/1 106,087.04
116	CD-FCB 3/19/15-1/19/16 - 1/1 50,346.73
117	CD-FCB 3/19/15-1/19/16 - 0/1 50,346.73
120	Accounts Receivable 12,088.35
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	Total Operating Assets \$ 620,943.74
OTHER ASSETS:	
124	Security Deposits \$ 5,183.98
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	Total Other Assets \$ 5,183.98
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	TOTAL ASSETS \$ 626,127.72 =====

LIABILITIES & EQUITY

CURRENT LIABILITIES:	
210	Accounts Payable \$ 17,200.87
225	New Construction Deposit 7,000.00
240	Deferred Maintenance Fees 84,012.50
250	Equity Carried Forward 1,666.63
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	Total Current Liabilities \$ 109,880.00
RESERVE FUND	
340	Reserve For Future Maintenance \$ 228,246.71
345	Reserve Capital Contributions 7,001.22
346	Reserve CDs - FCB 206,780.50
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OPERATING FUND	
350	Adjusted Equity 15,606.22
	Net Income (Loss) 58,613.07
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	TOTAL FUND BAL & MEMBER EQUITY \$ 516,247.72
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	TOTAL LIABILITIES & EQUITY \$ 626,127.72 =====

Strand Master Property Owners
Income/Expense Statement
 Period: 11/01/15 to 11/30/15

Description		Actual	Current Period Budget	Variance	Actual	Year-To-Date Budget	Variance	Yearly Budget
INCOME								
00411	Maintenance Income	84,012.50	84,012.50	.00	924,137.50	924,137.50	.00	1,008,150.00
00420	Contribution from Capital	.00	.00	.00	15,000.00	15,000.00	.00	15,000.00
00430	Carry Forward Previous Year	1,666.67	1,666.67	.00	18,333.37	18,333.37	.00	20,000.00
00440	Comcast Rebate	.00	.00	.00	214,400.00	.00	214,400.00	.00
00454	Miscellaneous Income	.00	.00	.00	125.00	.00	125.00	.00
00455	Interest Income	7.51	.00	7.51	65.16	.00	65.16	.00
TOTAL REVENUE		85,686.68	85,679.17	7.51	1,172,061.03	957,470.87	214,590.16	1,043,150.00
EXPENSES								
MAINTENANCE & OPERATIONS								
00504	Primary Road Irrigation	2,102.00	333.33	(1,768.67)	7,124.00	3,666.63	(3,457.37)	4,000.00
00505	Public Road Irrigation	40.42	41.67	1.25	330.19	458.37	128.18	500.00
00508	Cable Television	33,107.15	33,777.92	670.77	363,337.13	371,557.12	8,219.99	405,335.00
00509	Christmas Decor	6,000.00	1,250.00	(4,750.00)	12,000.00	13,750.00	1,750.00	15,000.00
00510	Signage	.00	41.67	41.67	.00	458.37	458.37	500.00
00542	Primary Road ROW Maintenance	19,123.00	15,263.50	(3,859.50)	162,934.34	167,898.50	4,964.16	183,162.00
00543	Public Up-lighting	74.37	166.67	92.30	1,512.78	1,833.37	320.59	2,000.00
00545	Public Road ROW Maintenance	2,503.00	3,360.50	857.50	29,317.15	36,965.50	7,648.35	40,326.00
00551	Primary Road Street Lighting	2,342.08	2,053.33	(288.75)	25,943.70	22,586.63	(3,357.07)	24,640.00
00553	Primary Road Street Sweeping	.00	83.33	83.33	.00	916.63	916.63	1,000.00
00554	Public Road Street Lighting	8.80	125.00	116.20	1,903.58	1,375.00	(528.58)	1,500.00
00555	Landscape Replacement	.00	1,666.67	1,666.67	4,032.00	18,333.37	14,301.37	20,000.00
00556	Landscape (not shared)	.00	458.33	458.33	5,567.86	5,041.63	(526.23)	5,500.00
00558	Electric (Non Shared)	.00	530.00	530.00	3,271.28	5,830.00	2,558.72	6,360.00
00559	Billing of Shared Expenses	(9,435.82)	(6,251.25)	3,184.57	(63,600.57)	(68,763.75)	(5,163.18)	(75,015.00)
TOTAL MAINT & OPER EXPENSE		55,865.00	52,900.67	(2,964.33)	553,673.44	581,907.37	28,233.93	634,808.00
ENVIRONMENTAL MANAGEMENT								
00606	Lakes & Water Management	2,270.00	1,901.17	(368.83)	22,970.00	20,912.87	(2,057.13)	22,814.00
00607	Irrigation Electric/Reporting	500.00	1,250.00	750.00	9,865.56	13,750.00	3,884.44	15,000.00
00618	Preserves Maintenance Incl I7	.00	2,583.33	2,583.33	24,500.00	28,416.63	3,916.63	31,000.00
00619	Berm Maint - Eden, Trophy	.00	350.00	350.00	1,800.00	3,850.00	2,050.00	4,200.00
00669	Billing of Shared Expenses	(1,248.50)	(2,003.17)	(754.67)	(21,258.50)	(22,034.87)	(776.37)	(24,038.00)
TOTAL ENVIRONMENTAL EXPENSE		1,521.50	4,081.33	2,559.83	37,877.06	44,894.63	7,017.57	48,976.00
SECURITY EXPENSE								
00702	Water/Sewer - Guardhouse	113.47	83.33	(30.14)	675.21	916.63	241.42	1,000.00
00705	Telephone - Guardhouse	186.41	166.67	(19.74)	2,027.02	1,833.37	(193.65)	2,000.00
00707	Custodial - Guardhouse	100.00	133.33	33.33	1,125.00	1,466.63	341.63	1,600.00
00710	Pest Control - Guardhouse	82.68	41.67	(41.01)	330.72	458.37	127.65	500.00
00720	Security Contract	13,237.41	15,312.50	2,075.09	158,563.64	168,437.50	9,873.86	183,750.00
00740	Electricity - Guardhouse	149.68	183.33	33.65	1,778.12	2,016.63	238.51	2,200.00
00745	Guardhouse Supplies	21.11	250.00	228.89	1,612.97	2,750.00	1,137.03	3,000.00
00746	Gate Access Software	.00	166.67	166.67	.00	1,833.37	1,833.37	2,000.00
00750	Guardhouse Structural Repair	.00	83.33	83.33	908.00	916.63	8.63	1,000.00
00752	Non-Shared Gate Repairs	561.20	250.00	(311.20)	961.38	2,750.00	1,788.62	3,000.00
00753	Gate Repairs	421.55	500.00	78.45	5,449.66	5,500.00	50.34	6,000.00
00775	Bar Code Decals	.00	250.00	250.00	2,072.70	2,750.00	677.30	3,000.00
00799	Billing of Shared Expenses	(1,404.03)	(1,650.42)	(246.39)	(16,949.07)	(18,154.62)	(1,205.55)	(19,805.00)

Strand Master Property Owners
Income/Expense Statement
Period: 11/01/15 to 11/30/15

Description	Actual	Current Period Budget	Variance	Actual	Year-To-Date Budget	Variance	Yearly Budget
TOTAL SECURITY EXPENSE	13,469.48	15,770.41	2,300.93	158,555.35	173,474.51	14,919.16	189,245.00
ADMINISTRATIVE EXPENSE							
00802 Office Supplies	.00	41.67	41.67	.00	458.37	458.37	500.00
00803 Miscellaneous Expense	215.70	416.67	200.97	3,312.00	4,583.37	1,271.37	5,000.00
00804 Postage	8.88	25.00	16.12	280.91	275.00	(5.91)	300.00
00809 Legal Fees	.00	833.33	833.33	12,195.03	9,166.63	(3,028.40)	10,000.00
00810 Engineering Fees	.00	83.33	83.33	.00	916.63	916.63	1,000.00
00814 Management Fees	3,249.63	3,250.00	.37	35,745.93	35,750.00	4.07	39,000.00
00815 Cable Consultant Fee	1,340.00	1,340.00	.00	14,740.00	14,740.00	.00	16,080.00
00816 Comcast Rebate	.00	.00	.00	214,400.00	.00	(214,400.00)	.00
00820 Insurance Property/Casualty	2,270.24	566.67	(1,703.57)	6,249.24	6,233.37	(15.87)	6,800.00
00822 Insurance Liability	.00	125.00	125.00	.00	1,375.00	1,375.00	1,500.00
00840 Taxes	.00	20.83	20.83	250.00	229.13	(20.87)	250.00
00895 CPA Financial Audit 2014	.00	416.67	416.67	4,669.00	4,583.37	(85.63)	5,000.00
00899 Contingency	.00	557.58	557.58	.00	6,133.38	6,133.38	6,691.00
00900 Reserve Contribution	6,500.00	6,500.00	.00	71,500.00	71,500.00	.00	78,000.00
TOTAL ADMINISTRATIVE EXPENSE	13,584.45	14,176.75	592.30	363,342.11	155,944.25	(207,397.86)	170,121.00
TOTAL EXPENSES	84,440.43	86,929.16	2,488.73	1,113,447.96	956,220.76	(157,227.20)	1,043,150.00
NET INCOME/(LOSS)	1,246.25	(1,249.99)	2,496.24	58,613.07	1,250.11	57,362.96	.00

Strand Master Property Owners

Reserve Statement

As of 11/30/15

	BEGINNING OF YEAR	YTD ALLOCATION	YTD DISBURSEMENTS	AVAILABLE BALANCE
RESERVES:				
340 Reserve For Future Maintenance	142,972.41	107,394.89	22,120.59	228,246.71
345 Reserve Capital Contributions	100,035.89	62,787.11	155,821.78	7,001.22
346 Reserve CDs - FCB	205,214.70	1,565.80	0.00	206,780.50
Subtotal Reserves	448,223.00	171,747.80	177,942.37	442,028.43
TOTAL RESERVES	448,223.00	171,747.80	177,942.37	442,028.43