

Strand Master Property Owners
BALANCE SHEET
As of 09/30/16

FILE COPY

ASSETS

CURRENT ASSETS:			
106	Cash Operating-Fifth Third	\$	158,312.37
108	Cash Reserves-Capital Contrib		17,549.46
109	Cash Operating M.M. 5th 3rd		101,056.05
111	Cash Reserves-Iberia Bank		283,778.08
115	CD-FCB 1/19/16-11/19/16 - 2/1		107,003.66
116	CD-FCB 1/19/16-11/19/16 - 1/1		50,781.74
117	CD-FCB 1/19/16-11/19/16 - 0/1		50,781.74
120	Accounts Receivable		13,799.96
	Total Operating Assets		\$ 783,063.06
OTHER ASSETS:			
124	Security Deposits	\$	5,183.98
	Total Other Assets		\$ 5,183.98
	TOTAL ASSETS		\$ 788,247.04

LIABILITIES & EQUITY

CURRENT LIABILITIES:			
210	Accounts Payable	\$	288.87
225	New Construction Deposit		7,000.00
245	Prepaid Maintenance Fees		183,300.00
250	Equity Carried Forward		11,250.00
	Total Current Liabilities		\$ 201,838.87
RESERVE FUND			
340	Reserve For Future Maintenance	\$	283,778.08
345	Reserve Capital Contributions		17,549.46
346	Reserve CDs - FCB		208,567.14
OPERATING FUND			
350	Adjusted Equity		32,419.49
	Net Income (Loss)		44,094.00
	TOTAL FUND BAL & MEMBER EQUITY		\$ 586,408.17
	TOTAL LIABILITIES & EQUITY		\$ 788,247.04

Strand Master Property Owners

Income/Expense Statement

Period: 09/01/16 to 09/30/16

Description		Actual	Current Period Budget	Variance	Actual	Year-To-Date Budget	Variance	Yearly Budget
INCOME								
00411	Maintenance Income	116,187.50	116,187.50	.00	1,045,687.50	1,045,687.50	.00	1,394,250.00
00430	Carry Forward Previous Year	3,750.00	3,750.00	.00	33,750.00	33,750.00	.00	45,000.00
00454	Miscellaneous Income	.00	.00	.00	642.53	.00	642.53	.00
00455	Interest Income	12.62	.00	12.62	104.89	.00	104.89	.00
TOTAL REVENUE		119,950.12	119,937.50	12.62	1,080,184.92	1,079,437.50	747.42	1,439,250.00
EXPENSES								
MAINTENANCE & OPERATIONS								
00504	Primary Road Irrigation	396.00	666.67	270.67	3,019.05	6,000.03	2,980.98	8,000.00
00505	Public Road Irrigation	27.92	41.67	13.75	1,635.89	375.03	(1,260.86)	500.00
00508	Cable Television	62,055.14	66,097.50	4,042.36	529,571.76	594,877.50	65,305.74	793,170.00
00509	Christmas Decor	.00	1,000.00	1,000.00	6,200.00	9,000.00	2,800.00	12,000.00
00510	Signage	.00	41.67	41.67	818.20	375.03	(443.17)	500.00
00540	Primary Road Tree Trimming	.00	1,500.00	1,500.00	5,950.00	13,500.00	7,550.00	18,000.00
00541	Primary Rd Sidewalk Power Was	.00	500.00	500.00	5,200.00	4,500.00	(700.00)	6,000.00
00542	Primary Road ROW Maintenance	13,671.00	14,200.50	529.50	125,638.03	127,804.50	2,166.47	170,406.00
00543	Public Up-lighting	70.99	166.67	95.68	646.07	1,500.03	853.96	2,000.00
00545	Public Road ROW Maintenance	2,535.50	2,904.58	369.08	22,434.50	26,141.22	3,706.72	34,855.00
00546	Public Road Tree Trimming	.00	125.00	125.00	725.00	1,125.00	400.00	1,500.00
00547	Public Rd Sidewalk Power Wash	.00	83.33	83.33	1,800.00	749.97	(1,050.03)	1,000.00
00551	Primary Road Street Lighting	2,400.31	2,400.00	(.31)	21,320.56	21,600.00	279.44	28,800.00
00553	Primary Road Street Sweeping	.00	83.33	83.33	.00	749.97	749.97	1,000.00
00554	Public Road Street Lighting	48.96	200.00	151.04	776.66	1,800.00	1,023.34	2,400.00
00555	Landscape Replacement	.00	416.67	416.67	117.50	3,750.03	3,632.53	5,000.00
00556	Landscape (not shared)	32,006.00	2,500.00	(29,506.00)	83,748.00	22,500.00	(61,248.00)	30,000.00
00558	Electric (Non Shared)	14.07	50.00	35.93	132.38	450.00	317.62	600.00
00559	Billing of Shared Expenses	(4,753.97)	(6,425.50)	(1,671.53)	(51,235.56)	(57,829.50)	(6,593.94)	(77,106.00)
TOTAL MAINT & OPER EXPENSE		108,471.92	86,552.09	(21,919.83)	758,498.04	778,968.81	20,470.77	1,038,625.00
ENVIRONMENTAL MANAGEMENT								
00606	Lakes & Water Management	2,800.00	2,308.33	(491.67)	28,140.00	20,774.97	(7,365.03)	27,700.00
00607	Irrigation Electric/Reporting	769.35	1,133.33	363.98	7,777.92	10,199.97	2,422.05	13,600.00
00618	Preserves Maintenance Incl I7	.00	2,083.33	2,083.33	17,250.00	18,749.97	1,499.97	25,000.00
00619	Berm Maint - Eden, Trophy	.00	416.67	416.67	4,925.00	3,750.03	(1,174.97)	5,000.00
00669	Billing of Shared Expenses	(1,540.00)	(2,082.08)	(542.08)	(26,289.00)	(18,738.72)	7,550.28	(24,985.00)
TOTAL ENVIRONMENTAL EXPENSE		2,029.35	3,859.58	1,830.23	31,803.92	34,736.22	2,932.30	46,315.00

Strand Master Property Owners

Income/Expense Statement

Period: 09/01/16 to 09/30/16

Description	Actual	Current Period Budget	Variance	Actual	Year-To-Date Budget	Variance	Yearly Budget
SECURITY EXPENSE							
00702 Water/Sewer - Guardhouse	58.12	83.33	25.21	486.29	749.97	263.68	1,000.00
00705 Telephone - Guardhouse	203.14	166.67	(36.47)	1,802.78	1,500.03	(302.75)	2,000.00
00707 Custodial - Guardhouse	100.00	133.33	33.33	900.00	1,199.97	299.97	1,600.00
00710 Pest Control - Guardhouse	.00	41.67	41.67	165.36	375.03	209.67	500.00
00720 Security Contract	13,284.90	14,250.00	965.10	119,681.51	128,250.00	8,568.49	171,000.00
00740 Electricity - Guardhouse	186.55	183.33	(3.22)	1,471.33	1,649.97	178.64	2,200.00
00745 Guardhouse Supplies	98.22	250.00	151.78	1,484.98	2,250.00	765.02	3,000.00
00746 Gate Access Software	.00	166.67	166.67	.00	1,500.03	1,500.03	2,000.00
00750 Guardhouse Structural Repair	.00	83.33	83.33	1,147.18	749.97	(397.21)	1,000.00
00752 Non-Shared Gate Repairs	.00	250.00	250.00	1,883.47	2,250.00	366.53	3,000.00
00753 Gate Repairs	421.55	500.00	78.45	5,120.81	4,500.00	(620.81)	6,000.00
00775 Bar Code Decals	340.26	250.00	(90.26)	2,727.10	2,250.00	(477.10)	3,000.00
00799 Billing of Shared Expenses	(1,406.43)	(1,544.17)	(137.74)	(12,969.22)	(13,897.53)	(928.31)	(18,530.00)
TOTAL SECURITY EXPENSE	13,286.31	14,814.16	1,527.85	123,901.59	133,327.44	9,425.85	177,770.00
ADMINISTRATIVE EXPENSE							
00802 Office Supplies	.00	41.67	41.67	59.89	375.03	315.14	500.00
00803 Miscellaneous Expense	442.75	416.67	(26.08)	3,312.45	3,750.03	437.58	5,000.00
00804 Postage	8.92	25.00	16.08	158.12	225.00	66.88	300.00
00809 Legal Fees	.00	416.67	416.67	2,762.68	3,750.03	987.35	5,000.00
00810 Engineering Fees	.00	83.33	83.33	.00	749.97	749.97	1,000.00
00814 Management Fees	3,416.79	3,416.79	.00	30,249.63	30,249.63	.00	40,500.00
00815 Cable Consultant Fee	1,604.92	1,340.00	(264.92)	13,384.60	12,060.00	(1,324.60)	16,080.00
00820 Insurance Property/Casualty	.00	600.00	600.00	4,210.00	5,400.00	1,190.00	7,200.00
00822 Insurance Liability	.00	208.33	208.33	.00	1,874.97	1,874.97	2,500.00
00840 Taxes	.00	20.83	20.83	250.00	187.47	(62.53)	250.00
00899 Contingency	.00	684.17	684.17	.00	6,157.53	6,157.53	8,210.00
00900 Reserve Contribution	7,500.00	7,500.00	.00	67,500.00	67,500.00	.00	90,000.00
TOTAL ADMINISTRATIVE EXPENSE	12,973.38	14,753.46	1,780.08	121,887.37	132,279.66	10,392.29	176,540.00
TOTAL EXPENSES	136,760.96	119,979.29	(16,781.67)	1,036,090.92	1,079,312.13	43,221.21	1,439,250.00
NET INCOME/(LOSS)	(16,810.84)	(41.79)	(16,769.05)	44,094.00	125.37	43,968.63	.00

Strand Master Property Owners

Reserve Statement

As of 09/30/16

	BEGINNING OF YEAR	YTD ALLOCATION	YTD DISBURSEMENTS	AVAILABLE BALANCE
RESERVES:				
340 Reserve For Future Maintenance	233,035.91	67,887.17	17,145.00	283,778.08
345 Reserve Capital Contributions	11,001.36	35,361.60	28,813.50	17,549.46
346 Reserve CDs - FCB	206,955.55	1,611.59	0.00	208,567.14
Subtotal Reserves	450,992.82	104,860.36	45,958.50	509,894.68
TOTAL RESERVES	450,992.82	104,860.36	45,958.50	509,894.68