

Strand Master Property Owners
BALANCE SHEET
As of 07/31/17

ASSETS

CURRENT ASSETS:	
106	Cash Operating-Fifth Third \$ 172,053.05
108	Cash Reserves-Capital Contrib 9,634.50
109	Cash Operating M.M. 5th 3rd 131,151.23
111	Cash Reserves-Iberia Bank 355,890.78
115	CD-FCB 11/19/16-9/19/17 - 2/1 107,943.28
116	CD-FCB 11/19/16-9/19/17 - 1/1 51,227.56
117	CD-FCB 11/19/16-9/19/17 - 0/1 51,227.56
120	Accounts Receivable 23,120.57
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	Total Operating Assets \$ 902,248.53
OTHER ASSETS:	
124	Security Deposits \$ 5,183.98
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	Total Other Assets \$ 5,183.98
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	TOTAL ASSETS \$ 907,432.51
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LIABILITIES & EQUITY

CURRENT LIABILITIES:	
210	Accounts Payable \$ 1,378.81
225	New Construction Deposit 7,000.00
240	Deferred Maintenance Fees 232,483.34
250	Equity Carried Forward 10,416.68
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	Total Current Liabilities \$ 251,278.83
RESERVE FUND	
340	Reserve For Future Maintenance \$ 355,890.78
345	Reserve Capital Contributions 9,634.50
346	Reserve CDs - FCB 210,398.40
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OPERATING FUND	
350	Adjusted Equity 58,065.28
	Net Income (Loss) 22,164.72
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	TOTAL FUND BAL & MEMBER EQUITY \$ 656,153.68
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	TOTAL LIABILITIES & EQUITY \$ 907,432.51
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Strand Master Property Owners
Income/Expense Statement
Period: 07/01/17 to 07/31/17

Description		Actual	Current Period Budget	Variance	Actual	Year-To-Date Budget	Variance	Yearly Budget
INCOME								
00411	Maintenance Income	116,241.66	116,241.67	(.01)	813,691.66	813,691.69	(.03)	1,394,900.00
00430	Carry Forward Previous Year	2,083.33	2,083.33	.00	14,583.32	14,583.32	.00	25,000.00
00454	Miscellaneous Income	.00	.00	.00	30.12	.00	30.12	.00
00455	Interest Income	10.20	.00	10.20	63.42	.00	63.42	.00
TOTAL REVENUE		118,335.19	118,325.00	10.19	828,368.52	828,275.01	93.51	1,419,900.00
EXPENSES								
MAINTENANCE & OPERATIONS								
00504	Primary Road Irrigation	1,080.00	833.33	(246.67)	3,196.00	5,833.31	2,637.31	10,000.00
00505	Public Road Irrigation	31.10	291.67	260.57	207.52	2,041.69	1,834.17	3,500.00
00508	Cable Television	63,048.86	63,145.42	96.56	441,028.29	442,017.94	989.65	757,745.00
00509	Christmas Decor	.00	1,000.00	1,000.00	140.00	7,000.00	6,860.00	12,000.00
00510	Signage	.00	41.67	41.67	353.51	291.69	(61.82)	500.00
00540	Primary Road Tree Trimming	.00	1,033.33	1,033.33	8,729.00	7,233.31	(1,495.69)	12,400.00
00541	Primary Rd Sidewalk Power Was	.00	483.33	483.33	.00	3,383.31	3,383.31	5,800.00
00542	Primary Road ROW Maintenance	13,303.00	14,027.67	724.67	106,114.25	98,193.69	(7,920.56)	168,332.00
00543	Public Up-lighting	78.63	83.33	4.70	2,661.07	583.31	(2,077.76)	1,000.00
00545	Public Road ROW Maintenance	2,357.00	2,737.92	380.92	18,202.74	19,165.44	962.70	32,855.00
00546	Public Road Tree Trimming	.00	366.67	366.67	2,106.00	2,566.69	460.69	4,400.00
00547	Public Rd Sidewalk Power Wash	.00	166.67	166.67	.00	1,166.69	1,166.69	2,000.00
00551	Primary Road Street Lighting	2,590.91	2,666.67	75.76	17,674.68	18,666.69	992.01	32,000.00
00553	Primary Road Street Sweeping	.00	150.00	150.00	.00	1,050.00	1,050.00	1,800.00
00554	Public Road Street Lighting	50.36	208.33	157.97	461.65	1,458.31	996.66	2,500.00
00555	Landscape Replacement	.00	625.00	625.00	2,369.00	4,375.00	2,006.00	7,500.00
00556	Landscape (not shared)	.00	833.33	833.33	1,225.00	5,833.31	4,608.31	10,000.00
00558	Electric (Non Shared)	17.16	50.00	32.84	119.18	350.00	230.82	600.00
00559	Billing of Shared Expenses	(4,546.07)	(6,481.83)	(1,935.76)	(40,735.97)	(45,372.81)	(4,636.84)	(77,782.00)
TOTAL MAINT & OPER EXPENSE		78,010.95	82,262.51	4,251.56	563,851.92	575,837.57	11,985.65	987,150.00
ENVIRONMENTAL MANAGEMENT								
00606	Lakes & Water Management	2,800.00	3,293.67	493.67	23,390.00	23,055.69	(334.31)	39,524.00
00607	Irrigation Electric/Reporting	763.79	1,166.67	402.88	15,116.41	8,166.69	(6,949.72)	14,000.00
00618	Preserves Maintenance Incl I7	5,750.00	2,166.67	(3,583.33)	17,250.00	15,166.69	(2,083.31)	26,000.00
00619	Berm Maint - Eden, Trophy	800.00	458.33	(341.67)	4,400.00	3,208.31	(1,191.69)	5,500.00
00669	Billing of Shared Expenses	(3,677.50)	(2,664.00)	1,013.50	(19,877.00)	(18,648.00)	1,229.00	(31,968.00)
TOTAL ENVIRONMENTAL EXPENSE		6,436.29	4,421.34	(2,014.95)	40,279.41	30,949.38	(9,330.03)	53,056.00

Strand Master Property Owners
Income/Expense Statement
Period: 07/01/17 to 07/31/17

Description	Actual	Current Period Budget	Variance	Actual	Year-To-Date Budget	Variance	Yearly Budget
SECURITY EXPENSE							
00702 Water/Sewer - Guardhouse	126.67	83.33	(43.34)	554.08	583.31	29.23	1,000.00
00705 Telephone - Guardhouse	233.67	208.33	(25.34)	1,600.26	1,458.31	(141.95)	2,500.00
00707 Custodial - Guardhouse	100.00	133.33	33.33	700.00	933.31	233.31	1,600.00
00710 Pest Control - Guardhouse	.00	41.67	41.67	159.00	291.69	132.69	500.00
00720 Security Contract	14,081.17	15,475.00	1,393.83	93,178.21	108,325.00	15,146.79	185,700.00
00740 Electricity - Guardhouse	179.97	191.67	11.70	1,082.81	1,341.69	258.88	2,300.00
00745 Guardhouse Supplies	296.10	250.00	(46.10)	1,068.97	1,750.00	681.03	3,000.00
00746 Gate Access Software	.00	125.00	125.00	.00	875.00	875.00	1,500.00
00750 Guardhouse Structural Repair	419.00	166.67	(252.33)	4,594.12	1,166.69	(3,427.43)	2,000.00
00752 Non-Shared Gate Repairs	.00	250.00	250.00	1,471.50	1,750.00	278.50	3,000.00
00753 Gate Repairs	400.51	541.67	141.16	8,871.31	3,791.69	(5,079.62)	6,500.00
00775 Bar Code Decals	.00	291.67	291.67	1,055.76	2,041.69	985.93	3,500.00
00799 Billing of Shared Expenses	(1,556.04)	(1,682.08)	(126.04)	(10,981.01)	(11,774.56)	(793.55)	(20,185.00)
TOTAL SECURITY EXPENSE	14,281.05	16,076.26	1,795.21	103,355.01	112,533.82	9,178.81	192,915.00
ADMINISTRATIVE EXPENSE							
00802 Office Supplies	.00	25.00	25.00	.00	175.00	175.00	300.00
00803 Miscellaneous Expense	970.25	416.67	(553.58)	2,660.90	2,916.69	255.79	5,000.00
00804 Postage	11.15	25.00	13.85	114.70	175.00	60.30	300.00
00809 Legal Fees	.00	416.67	416.67	175.00	2,916.69	2,741.69	5,000.00
00810 Engineering Fees	.00	83.33	83.33	.00	583.31	583.31	1,000.00
00814 Management Fees	3,419.40	3,419.40	.00	23,927.97	23,927.97	.00	41,025.00
00815 Cable Consultant Fee	1,653.07	1,653.08	.01	11,378.89	11,571.56	192.67	19,837.00
00820 Insurance Property/Casualty	.00	625.00	625.00	4,210.00	4,375.00	165.00	7,500.00
00840 Taxes	.00	20.83	20.83	250.00	145.81	(104.19)	250.00
00899 Contingency	.00	880.58	880.58	.00	6,164.06	6,164.06	10,567.00
00900 Reserve Contribution	8,000.00	8,000.00	.00	56,000.00	56,000.00	.00	96,000.00
TOTAL ADMINISTRATIVE EXPENSE	14,053.87	15,565.56	1,511.69	98,717.46	108,951.09	10,233.63	186,779.00
TOTAL EXPENSES	112,782.16	118,325.67	5,543.51	806,203.80	828,271.86	22,068.06	1,419,900.00
NET INCOME/(LOSS)	5,553.03	(.67)	5,553.70	22,164.72	3.15	22,161.57	.00

Strand Master Property Owners

Reserve Statement

As of 07/31/17

	BEGINNING	YTD	YTD	AVAILABLE	
	OF YEAR	ALLOCATION	DISBURSEMENTS	BALANCE	
RESERVES:					
340	Reserve For Future Maintenance	303,798.34	56,384.00	4,291.56	355,890.78
345	Reserve Capital Contributions	7,049.46	20,500.00	17,914.96	9,634.50
346	Reserve CDs - FCB	208,943.48	1,454.92	0.00	210,398.40
	Subtotal Reserves	<u>519,791.28</u>	<u>78,338.92</u>	<u>22,206.52</u>	<u>575,923.68</u>
	TOTAL RESERVES	<u>519,791.28</u>	<u>78,338.92</u>	<u>22,206.52</u>	<u>575,923.68</u>