FINANCIAL REPORTS

TO

THE BOARD OF DIRECTORS

Villa Montclair Association

March 31, 2020

Prepared By:

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Prepared without an audit and for internal purposes only.

49 Villa Montclair Condominium Association

Balance Sheet

Posted 03/31/2020

Assets			
Operating Accounts			
10000	Operating	17,461.21	
Total Operating Accounts		17,461.21	
Reserve Accounts			
10001	Money Market	23,204.58	
Total Reserve Accounts		23,204.58	
Accounts Receivable			
12000	Accounts Receivable	2,350.00	
Total Accounts Receivable		2,350.00	
Total Assets			*43,015.79*
Liabilities & Equity			
Other Liabilities			
21000	Prepaid Assessments	18,110.00	
Total Other Liabilities		18,110.00	
Equity			
30000	Reserve Fund	23,204.58	
31000	Prior Year Retained Earnings	4,848.65	
Total Equity		28,053.23	
Liabilities and Equity			
	Operating Retained Earnings	(3,147.44)	
Total Liabilities and Equity		(3,147.44)	
Total Liabilities & Equity			*43,015.79*

Statement of Income and Expense

Posted 3/1/2020 to 3/31/2020 11:59:00 PM

Tuesday, April 07, 2020 13:59

49 Villa Montclair Condominium Association

Operating

		Month		Year			
		Actual	Budget	Actual	Budget	Annual	Remainder
Income							
Assessment Income	**Acct Code**						
Assessments	40000	23,349.95	26,250.00	71,999.95	78,750.00	315,000.00	243,000.05
Total Assessment Income		23,349.95	26,250.00	71,999.95	78,750.00	315,000.00	243,000.05
Other Income	**Acct Code**						
Capital Contribution	40010	1,400.00	0.00	1,400.00	0.00	0.00	(1,400.00)
Interest	40040	7.31	0.00	20.42	0.00	0.00	(20.42)
Total Other Income		1,407.31	0.00	1,420.42	0.00	0.00	(1,420.42)
Total Income		24,757.26	26,250.00	73,420.37	78,750.00	315,000.00	241,579.63
Expense							
Administrative	**Acct Code**						
Copies	50110	154.45	83.33	202.65	249.99	1,000.00	797.35
Postage	50120	8.30	33.33	52.20	99.99	400.00	347.80
Legal Fees - Other	50145	0.00	83.33	0.00	249.99	1,000.00	1,000.00
Audit/Tax	50160	850.00	0.00	850.00	0.00	850.00	0.00
Management Services	50200	1,675.00	1,875.00	4,950.00	5,625.00	22,500.00	17,550.00
Social	50225	0.00	125.00	0.00	375.00	1,500.00	1,500.00
Miscellaneous	50240	3.90	125.00	75.65	375.00	1,500.00	1,424.35
Website	50245	35.00	35.00	105.00	105.00	420.00	315.00
Total Administrative		2,726.65	2,359.99	6,235.50	7,079.97	29,170.00	22,934.50
Building Maintenance	**Acct Code**						
Electrical	65015	0.00	41.67	0.00	125.01	500.00	500.00
Gutters	65100	0.00	41.67	0.00	125.01	500.00	500.00
Roof Maint/Repairs	65105	0.00	41.67	0.00	125.01	500.00	500.00
Plumbing	65110	0.00	41.67	0.00	125.01	500.00	500.00
Janitorial	66000	0.00	333.33	0.00	999.99	4,000.00	4,000.00
Total Building Maintenance		0.00	500.01	0.00	1,500.03	6,000.00	6,000.00
Community Center/Clubhouse	**Acct Code**						
Clubhouse	70025	0.00	166.67	4,852.84	500.01	2,000.00	(2,852.84)

49 Villa Montclair Condominium Association

Operating

		Month		Year			
		Actual	Budget	Actual	Budget	Annual	Remainder
Clubhouse Repairs	70045	0.00	41.67	0.00	125.01	500.00	500.00
Pool Service/Maint.	70100	0.00	583.33	0.00	1,749.99	7,000.00	7,000.00
Pool Chemicals/Supplies	70105	475.93	83.33	475.93	249.99	1,000.00	524.07
Total Community Center/Clubhouse		475.93	875.00	5,328.77	2,625.00	10,500.00	5,171.23
Grounds	**Acct Code**						
Landscape Maintenance	63100	0.00	0.00	0.00	0.00	76,000.00	76,000.00
Tree/Shrub Spray	63115	0.00	208.33	0.00	624.99	2,500.00	2,500.00
Dog Hazing - Geese	63140	290.00	290.00	870.00	870.00	3,480.00	2,610.00
Mulch	63145	0.00	0.00	0.00	0.00	15,000.00	15,000.00
Holiday Lighting	63160	0.00	0.00	950.00	0.00	2,300.00	1,350.00
Pond Maintenance	63210	0.00	291.67	0.00	875.01	3,500.00	3,500.00
Irrigation	63400	0.00	666.67	1,022.00	2,000.01	8,000.00	6,978.00
Snow Removal	63600	28,409.40	7,469.80	47,349.00	22,409.40	37,349.00	(10,000.00)
Chemical (Salt)	63610	0.00	0.00	450.45	0.00	0.00	(450.45)
Pest Control	63900	75.00	83.33	150.00	249.99	1,000.00	850.00
Trash Removal	63910	2,682.40	625.00	5,365.62	1,875.00	7,500.00	2,134.38
Total Grounds		31,456.80	9,634.80	56,157.07	28,904.40	156,629.00	100,471.93
Insurance	**Acct Code**						
Workers Compensation Insurance	50535	0.00	125.00	0.00	375.00	1,500.00	1,500.00
Liability Insurance	50560	0.00	833.33	0.00	2,499.99	10,000.00	10,000.00
Total Insurance		0.00	958.33	0.00	2,874.99	11,500.00	11,500.00
Reserve Accounts	**Acct Code**						
Reserve Contribution	90000	2,850.00	2,850.08	8,550.00	8,550.24	34,201.00	25,651.00
Reserve Interest	90140	5.93	0.00	16.62	0.00	0.00	(16.62)
Total Reserve Accounts		2,855.93	2,850.08	8,566.62	8,550.24	34,201.00	25,634.38
Utilities	**Acct Code**						
Electric	60010	76.97	83.33	279.85	249.99	1,000.00	720.15
Gas	60015	0.00	83.33	0.00	249.99	1,000.00	1,000.00

49 Villa Montclair Condominium Association

Operating

		Month		Year			
		Actual	Budget	Actual	Budget	Annual	Remainder
Water	60025	0.00	5,416.67	0.00	16,250.01	65,000.00	65,000.00
Total Utilities		76.97	5,583.33	279.85	16,749.99	67,000.00	66,720.15
Total Expense		37,592.28	22,761.54	76,567.81	68,284.62	315,000.00	238,432.19
Excess Revenue / Expense		(12,835.02)	3,488.46	(3,147.44)	10,465.38	0.00	(3,147.44)