

SA8940  
ROSEATE COURT ASSOCIATION INC

FINANCIAL REPORT  
April 2020

BALANCE SHEET

REVENUE & EXPENSE BUDGET COMPARISON REPORT

PREPARED BY:

SENTRY MANAGEMENT, INC. (EXPORTED)

\*\*\*\*\* NOTES TO THE FINANCIAL \*\*\*\*\*

COA#	DESCRIPTION	COMMENTS	DATE
1015	UNION BANK - CHECKING - PRIMARY	LAST RECONCILED ON 04/30/2020	05/12/2020
1035	UNION BANK - MM - OPERATING	LAST RECONCILED ON 04/30/2020	05/12/2020
1065	UNION BANK - MM - RESERVE	LAST RECONCILED ON 04/30/2020	05/12/2020
1083	UNION BANK - LANDSCAPING - ROSEATE	LAST RECONCILED ON 04/30/2020	05/12/2020
1085	UNION BANK - LANDSCAPING - IBIS	LAST RECONCILED ON 04/30/2020	05/12/2020
1087	UNION BANK - LANDSCAPING - PELICAN	LAST RECONCILED ON 04/30/2020	05/12/2020

ROSEATE COURT ASSOCIATION INC  
 B A L A N C E S H E E T  
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	OPERATING	RESERVE	LAND ENHANCE	TOTAL
CURRENT ASSETS				
1015 UNION BANK - CHECKING - PRIMARY	29,676.14			29,676.14
1035 UNION BANK - MM - OPERATING	50,082.63			50,082.63
1065 UNION BANK - MM - RESERVE		14,604.06		14,604.06
1083 UNION BANK - LANDSCAPING - ROSEATE			1,886.53	1,886.53
1085 UNION BANK - LANDSCAPING - IBIS			1,789.30	1,789.30
1087 UNION BANK - LANDSCAPING - PELICAN			1,726.58	1,726.58
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	79,758.77	14,604.06	5,402.41	99,765.24
ACCOUNTS RECEIVABLE				
1210 ASSESSMENTS	517.65			517.65
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	517.65	0.00	0.00	517.65
PREPAID ASSETS				
1310 STATEWIDE PROP INS 12/6/19-20 \$52,519.00	30,636.06			30,636.06
1313 STATEWIDE G/L INS 12/6/19-20 \$3,080.48	1,796.97			1,796.97
1315 STATEWIDE FIDELITY BOND 12/6/19-20 \$440	256.69			256.69
1316 STATEWIDE UMB INS 12/6/19-20 \$746.13	435.26			435.26
1322 ARROW TERMITE BOND 5/3/20-21 \$ 6,593.40	6,593.40			6,593.40
1331 SELECTIVE FLOOD INS 7/20/19-20 \$ 46,928	11,732.01			11,732.01
1371 PERICO BAY MTHLY MASTER FEES \$4,752.00	4,752.00			4,752.00
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	56,202.39	0.00	0.00	56,202.39
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TOTAL ASSETS	136,478.81	14,604.06	5,402.41	156,485.28
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ROSEATE COURT ASSOCIATION INC  
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	OPERATING	RESERVE	LAND ENHANCE	TOTAL	
CURRENT LIABILITIES					
2010	ACCOUNTS PAYABLE	2,120.00		2,120.00	
2020	ACCRUED ESTIMATED EXPENSES	2,950.00		2,950.00	
2072	LANDSCAPE ENHANCEMENT - ROSEATE		3,920.00	3,920.00	
2073	SPENT FROM LANDSCAPE - ROSEATE		(2,033.47)	(2,033.47)	
2074	LANDSCAPE ENHANCEMENT - IBIS		3,920.00	3,920.00	
2075	SPENT FROM LANDSCAPE - IBIS		(2,130.70)	(2,130.70)	
2076	LANDSCAPE ENHANCEMENT - PELICAN		3,920.00	3,920.00	
2077	SPENT FROM LANDSCAPE - PELICAN		(2,193.42)	(2,193.42)	
2130	PREPAID ASSESSMENTS	10,799.65		10,799.65	
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	15,869.65	0.00	5,402.41	21,272.06	
RESTRICTED EQUITY - RESERVES					
2270	RESERVES - DEFERRED MAINTENANCE SPENT FROM RESERVES		14,604.06	14,604.06	
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	0.00	14,604.06	0.00	14,604.06	
OPERATING EQUITY					
2650	PRIOR YEAR SURPLUS (DEFICIT)	135,606.56		135,606.56	
2670	CURRENT YEAR SURPLUS (DEFICIT)	(14,997.40)		(14,997.40)	
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	120,609.16	0.00	0.00	120,609.16	
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	TOTAL LIABILITIES & EQUITY	136,478.81	14,604.06	5,402.41	156,485.28
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ROSEATE COURT ASSOCIATION INC  
 REVENUE & EXPENSE BUDGET COMPARISON REPORT  
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	CURRENT PERIOD	MONTHLY BUDGET	MONTHLY VARIANCE	4 MONTH PERIOD	Y-T-D BUDGET	Y-T-D VARIANCE	ANNUAL BUDGET
<b>INCOME</b>							
4020 ASSESSMENTS - EARNED - MONTHLY	27,540.00	27,540.00	0.00	110,160.00	110,160.00	0.00	330,480
4060 LATE CHARGES - EARNED	2.94	0.00	2.94	7.65	0.00	7.65	0
4100 INTEREST - OPERATING ACCOUNTS	2.04	0.00	2.04	41.72	0.00	41.72	0
4340 INTEREST-RESERVES	0.59	0.00	0.59	11.01	0.00	11.01	0
4350 INTEREST ALLOC TO RESERVES	- 0.59	0.00	- 0.59	- 11.01	0.00	- 11.01	0
4970	27,544.98	27,540.00	4.98	110,209.37	110,160.00	49.37	330,480
4980 TOTAL INCOME	27,544.98	27,540.00	4.98	110,209.37	110,160.00	49.37	330,480
<b>EXPENSES</b>							
<b>BUILDING MAINTENANCE</b>							
5010 BUILDING MAINTENANCE	0.00	0.00	0.00	9,785.00	0.00	9,785.00	0
5180 TERMITE BOND	549.45	550.00	- 0.55	2,197.80	2,200.00	- 2.20	6,600
5250 EXTERIOR PEST CONTROL	828.00	250.00	578.00	1,476.00	1,000.00	476.00	3,000
5799	1,377.45	800.00	577.45	13,458.80	3,200.00	10,258.80	9,600
<b>GROUNDS MAINTENANCE</b>							
6040 CONTRACTED LAWN SERVICE	2,675.00	2,675.00	0.00	10,760.00	10,700.00	60.00	32,100

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	CURRENT PERIOD	MONTHLY BUDGET	MONTHLY VARIANCE	4 MONTH PERIOD	Y-T-D BUDGET	Y-T-D VARIANCE	ANNUAL BUDGET
6041 GROUNDS MAINTENANCE	1,300.00	263.00	1,037.00	1,942.06	1,052.00	890.06	3,156
6045 ADDITIONAL LANDSCAPE	0.00	250.00	-250.00	2,475.00	1,000.00	1,475.00	3,000
6060 MULCH	0.00	500.00	-500.00	0.00	2,000.00	-2,000.00	6,000
6120 IRRIGATION REPAIR	0.00	330.00	-330.00	766.07	1,320.00	-553.93	3,960
6150 ELECTRIC POWER -IRRIGATION	81.44	50.00	31.44	315.43	200.00	115.43	600
6201 TREES/SOD/PLANTS	1,750.00	200.00	1,550.00	3,150.00	800.00	2,350.00	2,400
6599	5,806.44	4,268.00	1,538.44	19,408.56	17,072.00	2,336.56	51,216
POOL/CLUBHOUSE EXPENSE							
7040 CONTRACTED POOL SERVICE	240.00	240.00	0.00	960.00	960.00	0.00	2,880
7043 POOL PERMIT	0.00	20.00	- 20.00	0.00	80.00	- 80.00	240
7080 POOL EQUIPMENT REPAIR	0.00	100.00	-100.00	492.86	400.00	92.86	1,200
7100 ELECTRIC POWER	535.50	590.00	- 54.50	2,928.22	2,360.00	568.22	7,080
7120 WATER & SEWER	129.34	200.00	- 70.66	825.69	800.00	25.69	2,400
7161 JANITORIAL SERVICE	194.00	150.00	44.00	688.00	600.00	88.00	1,800
7259 MISCELLANEOUS REPAIRS/SUPPLIES	0.00	100.00	-100.00	157.50	400.00	-242.50	1,200
7899	1,098.84	1,400.00	-301.16	6,052.27	5,600.00	452.27	16,800
UTILITIES							
7910 ELECTRIC	39.26	50.00	- 10.74	191.05	200.00	- 8.95	600
7920 WATER/SEWER	3,165.68	2,750.00	415.68	12,155.38	11,000.00	1,155.38	33,000
7950 CABLE SERVICE	3,190.04	2,945.00	245.04	12,530.75	11,780.00	750.75	35,340
7999	6,394.98	5,745.00	649.98	24,877.18	22,980.00	1,897.18	68,940

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	CURRENT PERIOD	MONTHLY BUDGET	MONTHLY VARIANCE	4 MONTH PERIOD	Y-T-D BUDGET	Y-T-D VARIANCE	ANNUAL BUDGET
<b>ADMINISTRATIVE</b>							
8020 MANAGEMENT FEE	820.00	820.00	0.00	3,280.00	3,280.00	0.00	9,840
8040 POSTAGE	8.40	30.00	- 21.60	90.05	120.00	- 29.95	360
8060 COPIES/PRINTING/SUPPLIES	58.30	90.00	- 31.70	318.61	360.00	- 41.39	1,080
8080 CPA SERVICES	0.00	125.00	-125.00	1,600.00	500.00	1,100.00	1,500
8120 INSURANCE	4,732.14	4,800.00	- 67.86	19,296.62	19,200.00	96.62	57,600
8122 FLOOD INSURANCE	3,204.67	4,000.00	-795.33	14,936.68	16,000.00	-1,063.32	48,000
8385 RENTAL APPLICATIONS	0.00	0.00	0.00	80.00	0.00	80.00	0
8390 ANNUAL CORPORATE REPORT	0.00	10.00	- 10.00	0.00	40.00	- 40.00	120
8411 MASTER ASSOCIATION FEES	4,752.00	4,752.00	0.00	19,008.00	19,008.00	0.00	57,024
8479	13,575.51	14,627.00	-1,051.49	58,609.96	58,508.00	101.96	175,524
<b>RESERVE FOR REPLACEMENT</b>							
9170 DEFERRED MAINTENANCE	700.00	700.00	0.00	2,800.00	2,800.00	0.00	8,400
9299	700.00	700.00	0.00	2,800.00	2,800.00	0.00	8,400
9980 TOTAL EXPENSES	28,953.22	27,540.00	1,413.22	125,206.77	110,160.00	15,046.77	330,480
9990 GAIN (LOSS)	( 1,408.24)	0.00	1,408.24	( 14,997.40)	0.00	14,997.40	0