

Myakka River Trails Improvement Assoc, Inc.

Balance Sheet
As of 08/31/17

Account Description	Operating	Reserves	Other	Totals
ASSETS				
CK PCB	62,373.00			62,373.00
Cash Saving - Reserves		210,972.28		210,972.28
Assessment Receivable	33,873.69			33,873.69
NSF Charges Receivable	10.00			10.00
Misc. Owner Receivable	406.46			406.46
Owner Interest Receivable	73.23			73.23
Construction Bond Escrow			5,034.74	5,034.74
TOTAL ASSETS	96,736.38	210,972.28	5,034.74	312,743.40
	96,736.38	210,972.28	5,034.74	312,743.40
LIABILITIES & EQUITY				
CURRENT LIABILITIES:				
Accounts Payable	3,592.85			3,592.85
Prepaid Owner Assessments	6,500.00			6,500.00
Construction Bonds Held			5,034.74	5,034.74
Subtotal Current Liab.	10,092.85	.00	5,034.74	15,127.59
RESERVES:				
Reserves - Capital Improvement		210,041.93		210,041.93
Reserve Interest		930.35		930.35
Subtotal Reserves	.00	210,972.28	.00	210,972.28
EQUITY:				
Retained Earnings	47,644.50			47,644.50
Current Year Net Income/(Loss)	38,999.03	.00	.00	38,999.03
Subtotal Equity	86,643.53	.00	.00	86,643.53
TOTAL LIABILITIES & EQUITY	96,736.38	210,972.28	5,034.74	312,743.40
	96,736.38	210,972.28	5,034.74	312,743.40

Myakka River Trails Improvement Assoc, Inc.

Income/Expense Statement
 Period: 08/01/17 to 08/31/17

Account	Description	Current Period			Year-To-Date			Yearly Budget
		Actual	Budget	Variance	Actual	Budget	Variance	
INCOME:								
06310	Maintenance Fee Income	.00	.00	.00	196,500.00	196,500.00	.00	262,000.00
06315	Reserve Income	.00	.00	.00	37,500.00	37,500.00	.00	50,000.00
06340	Late Fee Income	.00	.00	.00	50.00	.00	50.00	.00
06345	NSF Charges Income	.00	.00	.00	10.00	.00	10.00	.00
06360	Misc. Owner Income	406.46	.00	406.46	406.46	.00	406.46	.00
06820	Gate Transmitter Fees	.00	.00	.00	25.00	.00	25.00	.00
06910	Interest Income	9.53	.00	9.53	60.61	.00	60.61	.00
06915	Possible Bad Debt	.00	.00	.00	.00	(12,000.00)	12,000.00	(12,000.00)
Subtotal Income		415.99	.00	415.99	234,552.07	222,000.00	12,552.07	300,000.00
EXPENSES								
General & Administrative								
07015	Management Fees	750.00	750.00	.00	6,000.00	6,000.00	.00	9,000.00
07020	Insurance Package	.00	645.83	645.83	.00	5,166.64	5,166.64	7,750.00
07030	Accounting/Professional Fees	.00	41.67	41.67	295.00	333.36	38.36	500.00
07035	Legal Fees	.00	500.00	500.00	3,780.00	4,000.00	220.00	6,000.00
07036	Taxes	.00	41.67	41.67	.00	333.36	333.36	500.00
07041	Corporation Fees/ Licenses	50.00	62.50	12.50	111.25	500.00	388.75	750.00
07050	Administrative Fees	68.02	83.33	15.31	1,277.12	666.64	(610.48)	1,000.00
07055	Telephone	75.49	141.67	66.18	1,149.52	1,133.36	(16.16)	1,700.00
07060	Miscellaneous	.00	1,141.67	1,141.67	.00	9,133.36	9,133.36	13,700.00
General & Administrative		943.51	3,408.34	2,464.83	12,612.89	27,266.72	14,653.83	40,900.00
Grounds Care								
08210	Lawn Care Contract	7,699.50	7,833.33	133.83	61,596.00	62,666.64	1,070.64	94,000.00
08220	Irrigation Maint/Repair	.00	375.00	375.00	3,548.43	3,000.00	(548.43)	4,500.00
08290	Grounds - Other	.00	2,083.33	2,083.33	9,226.85	16,666.64	7,439.79	25,000.00
Grounds Care		7,699.50	10,291.66	2,592.16	74,371.28	82,333.28	7,962.00	123,500.00
Pool								
08510	Pool Maintenance Contract	297.00	300.00	3.00	3,063.85	2,400.00	(663.85)	3,600.00
08511	Pool Supplies/Repair	851.52	416.67	(434.85)	1,705.77	3,333.36	1,627.59	5,000.00
08517	Pool Permits	.00	.00	.00	675.00	.00	(675.00)	.00

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Income/Expense Statement
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Account	Description	Current Period			Year-To-Date			Yearly Budget
		Actual	Budget	Variance	Actual	Budget	Variance	
08530	Lake Contract	300.00	150.00	(150.00)	2,050.00	1,200.00	(850.00)	1,800.00
	Pool	1,448.52	866.67	(581.85)	7,494.62	6,933.36	(561.26)	10,400.00
	Utilities/Internet/Pest							
08615	Water Plant	436.00	208.33	(227.67)	1,172.55	1,666.64	494.09	2,500.00
08640	Electric	424.75	566.67	141.92	4,731.28	4,533.36	(197.92)	6,800.00
08641	Street lights	28.22	20.83	(7.39)	176.93	166.64	(10.29)	250.00
08642	Propane	.00	41.67	41.67	591.95	333.36	(258.59)	500.00
08650	Internet Service	2,333.33	2,333.33	.00	20,999.64	18,666.64	(2,333.00)	28,000.00
08655	Pavillion Pest Control	65.00	20.83	(44.17)	130.00	166.64	36.64	250.00
	Utilities/Internet/Pest	3,287.30	3,191.66	(95.64)	27,802.35	25,533.28	(2,269.07)	38,300.00
	Maintenance							
08710	General Maintenance	.00	2,083.33	2,083.33	5,836.78	16,666.64	10,829.86	25,000.00
08712	Pvillion Cleaning	400.00	.00	(400.00)	717.31	.00	(717.31)	.00
08713	Pavilion Cleaning	.00	250.00	250.00	1,613.20	2,000.00	386.80	3,000.00
08715	Gate	.00	.00	.00	104.07	.00	(104.07)	.00
08717	Road Maintenance	.00	208.33	208.33	4,250.00	1,666.64	(2,583.36)	2,500.00
08718	Playground Maintenance	.00	83.33	83.33	560.00	666.64	106.64	1,000.00
08740	Gate Maint/Repair	120.00	250.00	130.00	2,481.93	2,000.00	(481.93)	3,000.00
08744	Gate Remotes	.00	.00	.00	(200.00)	.00	200.00	.00
08800	Security System	.00	200.00	200.00	5,408.61	1,600.00	(3,808.61)	2,400.00
	Maintenance	520.00	3,074.99	2,554.99	20,771.90	24,599.92	3,828.02	36,900.00
	Reserve Contribution							
09010	Reserves - Capital Improveme	.00	.00	.00	52,500.00	37,500.00	(15,000.00)	50,000.00
	Reserve Contribution	.00	.00	.00	52,500.00	37,500.00	(15,000.00)	50,000.00
	TOTAL EXPENSES	13,898.83	20,833.32	6,934.49	195,553.04	204,166.56	8,613.52	300,000.00
	Current Year Net Income/(loss)	(13,482.84)	(20,833.32)	7,350.48	38,999.03	17,833.44	21,165.59	.00

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