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04/06/23

Accrual Basis

Center Gate Estates Village Condominium Assoc. Section 3
Balance Sheet
As of March 31, 2023

	Mar 31, 23
ASSETS	
Current Assets	
Checking/Savings	
101 · Centennial Checking -7575	33,546.25
Reserves	
105 · Centennial MM - 87591	181,575.58
109 · CD -Cadence 9704	12,390.28
Total Reserves	193,965.86
Total Checking/Savings	227,512.11
Accounts Receivable	
108 · Accounts Receivable	52,278.09
Total Accounts Receivable	52,278.09
Other Current Assets	
12000 · Undeposited Funds	-371.00
Total Other Current Assets	-371.00
Total Current Assets	279,419.20
Fixed Assets	
300 · Petty Cash	200.00
Total Fixed Assets	200.00
TOTAL ASSETS	279,619.20
LIABILITIES & EQUITY	
Equity	
301 · Owners Equity	8,174.69
Reserve Equity	
301a · Fence (Pool)	120.00
302 · Ramada	1,841.31
303 · Walkways/Driveways	65,054.24
304 · Refurbishing	53,432.89
305 · Pool / Deck	13,061.65
306 · Paving-Resealing	7,425.79
308 · Road	42,438.61
309 · Irrigation	17,112.50
310 · Reserve Interest	2,878.87
Total Reserve Equity	203,365.86
Net Income	68,078.65
Total Equity	279,619.20
TOTAL LIABILITIES & EQUITY	279,619.20

Center Gate Estates Village Condominium Assoc. Section 3

Profit & Loss Budget Performance

March 2023

	Mar 23	Budget	\$ Over Budget	Jan - Mar 23	YTD Budget	\$ Over Budget	Annual Budget
Income							
Income							
401 · Maintenance Fees	13,191.65	13,191.82	-0.17	39,574.95	39,575.46	-0.51	158,301.84
402 · Interest	1.97	0.00	1.97	4.99	0.00	4.99	0.00
403 · Misc / Late Fees	166.45	0.00	166.45	166.45	0.00	166.45	0.00
403A · Storm Assessment	0.00	0.00	0.00	17,640.00	0.00	17,640.00	0.00
403B · Insurance Assessment	63,000.00	0.00	63,000.00	63,000.00	0.00	63,000.00	0.00
404 · Reserves	2,390.35	2,390.35	0.00	7,171.05	7,171.05	0.00	28,684.20
Total Income	78,750.42	15,582.17	63,168.25	127,557.44	46,746.51	80,810.93	186,986.04
Total Income	78,750.42	15,582.17	63,168.25	127,557.44	46,746.51	80,810.93	186,986.04
Gross Profit	78,750.42	15,582.17	63,168.25	127,557.44	46,746.51	80,810.93	186,986.04
Expense							
Administrative Expense							
604 · Property Insurance	9,961.82	4,394.90	5,566.92	24,163.93	13,184.70	10,979.23	52,738.80
606 · Corp Fee	0.00	14.00	-14.00	229.25	42.00	187.25	168.00
607 · State Filing Fee	0.00	5.08	-5.08	0.00	15.28	-15.28	61.00
608 · Licenses	0.00	18.75	-18.75	0.00	56.25	-56.25	225.00
609 · Contingencies	0.00	122.92	-122.92	0.00	368.72	-368.72	1,475.00
610 · Legal Fees	0.00	41.67	-41.67	255.50	124.97	130.53	500.00
612 · Accounting Fees	275.00	22.92	252.08	275.00	68.72	206.28	275.00
613 · Professional Fees	0.00	16.67	-16.67	0.00	49.97	-49.97	200.00
616 · Postage & Printing	60.80	70.83	-10.03	183.83	212.53	-28.70	850.00
618 · Mgmt Contract	550.00	421.00	129.00	1,650.00	1,263.00	387.00	5,052.00
Total Administrative Expense	10,847.62	5,128.74	5,718.88	26,757.51	15,386.14	11,371.37	61,544.80
Utilities Expense							
620 · Cable	2,842.49	2,801.08	41.41	8,521.65	8,403.28	118.37	33,613.00
622 · Electric	205.06	233.33	-28.27	577.36	700.03	-122.67	2,800.00
623 · Trash Removal	0.00	0.00	0.00	0.00	0.00	0.00	0.00
624 · Water / Sewer	0.00	79.17	-79.17	190.20	237.47	-47.27	950.00
Total Utilities Expense	3,047.55	3,113.58	-66.03	9,289.21	9,340.78	-51.57	37,363.00
Building Expense							
630 · Bldg Repair/Maint	59.09	400.00	-340.91	534.09	1,200.00	-665.91	4,800.00
632 · Pest Control	0.00	20.00	-20.00	120.00	60.00	60.00	240.00
633 · Concrete Repairs	0.00	208.33	-208.33	0.00	625.03	-625.03	2,500.00
634 · Pressure Washing	0.00	62.50	-62.50	0.00	187.50	-187.50	750.00
635 · Mail Boxes	0.00	500.00	-500.00	6,154.02	1,500.00	4,654.02	6,000.00
639 · Hurricane Ian Expenses	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Total Building Expense	59.09	1,190.83	-1,131.74	6,808.11	3,572.53	3,235.58	14,290.00
Grounds Expense							
642 · Lawn Service Contract	2,021.00	1,979.50	41.50	6,063.00	5,938.50	124.50	23,754.00

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Profit & Loss Budget Performance

March 2023

	Mar 23	Budget	\$ Over Budget	Jan - Mar 23	YTD Budget	\$ Over Budget	Annual Budget
644 · Annual Planting & Repl	0.00	166.67	-166.67	0.00	499.97	-499.97	2,000.00
646 · Irrigation Contract	175.00	175.00	0.00	525.00	525.00	0.00	2,100.00
648 · Irrigation Parts	463.56	333.33	130.23	1,539.91	1,000.03	539.88	4,000.00
649 · Tree Trimming	0.00	437.50	-437.50	0.00	1,312.50	-1,312.50	5,250.00
Total Grounds Expense	2,659.56	3,092.00	-432.44	8,127.91	9,276.00	-1,148.09	37,104.00
Pool Expense							
650 · Pool Contract	250.00	250.00	0.00	750.00	750.00	0.00	3,000.00
652 · Pool Equipment & Repair	0.00	208.33	-208.33	230.00	625.03	-395.03	2,500.00
653 · Pool Area Cleaning	115.00	83.33	31.67	345.00	250.03	94.97	1,000.00
654 · Ramada Cleaning	0.00	125.00	-125.00	0.00	375.00	-375.00	1,500.00
Total Pool Expense	365.00	666.66	-301.66	1,325.00	2,000.06	-675.06	8,000.00
Reserve Expense							
664 · Reserves Exp	2,390.35	2,390.35	0.00	7,171.05	7,171.05	0.00	28,684.20
Total Reserve Expense	2,390.35	2,390.35	0.00	7,171.05	7,171.05	0.00	28,684.20
Total Expense	19,369.17	15,582.16	3,787.01	59,478.79	46,746.56	12,732.23	186,986.00
Net Income	59,381.25	0.01	59,381.24	68,078.65	-0.05	68,078.70	0.04