

**Prestonwood Forest Maintenance Association Inc.**  
**Balance Sheet - Operating / Reserves Breakout**  
**Period Through: 4/30/2023**

**Assets**

Cash & Investments - Operating Fund		
10500 - Checking - AAB 0076	\$196,388.46	
12030 - Savings - AAB 7800	\$23,331.43	
Cash & Investments - Operating Fund Total	<b>\$219,719.89</b>	
Accounts Receivable		
14000 - Accts. Rec. - Accounts Receivable	\$174,692.45	
Accounts Receivable Total	<b>\$174,692.45</b>	
Current Assets - Operating Fund		
15610 - Due from Other - S. Carey	\$291.82	
16000 - Allowance for Doubtful Accounts	(\$20,611.97)	
17200 - Prepaid Insurance	\$8,532.92	
Current Assets - Operating Fund Total	<b>(\$11,787.23)</b>	
Current Assets - Reserve Fund		
15600 - Due from Operating	\$36,982.74	
Current Assets - Reserve Fund Total	<b>\$36,982.74</b>	
Fixed Assets		
19050 - Furniture & Fixtures	\$2,619.64	
19100 - A/D Furniture & Fixtures	(\$1,652.46)	
Fixed Assets Total	<b>\$967.18</b>	
Assets Total		<b>\$420,575.03</b>
<b>Liabilities and Equity</b>		
Current Liabilities - Operating Fund		
20000 - Operating Accounts Payable	\$18,612.24	
21000 - Deferred Income	\$397,733.32	
22000 - Prepaid Assessments	\$12,810.11	
25000 - Clearing Account	\$51.43	
26600 - Due to Replacement	\$36,982.74	
27020 - Certified Vio Demand Letter Suspense	\$225.00	
Current Liabilities - Operating Fund Total	<b>\$466,414.84</b>	
Operating Retained Earnings	<b>(\$149,333.82)</b>	
Reserve Retained Earnings	<b>\$77,852.03</b>	
Operating Net Income	\$7,441.98	
Reserve Net Income	\$18,200.00	
Liabilities & Equity Total		<b>\$420,575.03</b>

**Prestonwood Forest Maintenance Association Inc.**  
**Budget Comparison Report - Fund**  
**4/1/2023 - 4/30/2023**

4/1/2023 - 4/30/2023	1/1/2023 - 4/30/2023
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Accounts	Actual	Budget	Variance	Actual	Budget	Variance	Annual Budget	Remaining Budget
<b>Income</b>								
<u>Income</u>								
40000 - Assessments	\$49,716.67	\$49,716.67	\$0.00	\$198,866.68	\$198,866.68	\$0.00	\$596,600.00	\$397,733.32
40100 - Replacement Transfer	(\$4,550.00)	(\$4,550.00)	\$0.00	(\$18,200.00)	(\$18,200.00)	\$0.00	(\$54,600.00)	(\$36,400.00)
40150 - Late Charges	\$0.00	\$208.33	(\$208.33)	\$0.00	\$833.32	(\$833.32)	\$2,500.00	\$2,500.00
40160 - Late Interest	\$3.58	\$208.33	(\$204.75)	\$7.10	\$833.32	(\$826.22)	\$2,500.00	\$2,492.90
40200 - Legal - Collections	\$185.60	\$208.33	(\$22.73)	\$3,021.45	\$833.32	\$2,188.13	\$2,500.00	(\$521.45)
40210 - Legal - Deed Restrictions	\$530.00	\$41.67	\$488.33	\$2,082.25	\$166.68	\$1,915.57	\$500.00	(\$1,582.25)
40400 - Homeowner Reimb/Repair	\$0.00	\$0.00	\$0.00	\$1,166.14	\$0.00	\$1,166.14	\$0.00	(\$1,166.14)
40410 - Force Mow/Deed Enforcement	\$146.95	\$0.00	\$146.95	\$146.95	\$0.00	\$146.95	\$0.00	(\$146.95)
40650 - PFUD Contribution	\$0.00	\$416.67	(\$416.67)	\$0.00	\$1,666.68	(\$1,666.68)	\$5,000.00	\$5,000.00
4330 - Recreation Keys/Access Cards	\$10.00	\$8.33	\$1.67	\$10.00	\$33.32	(\$23.32)	\$100.00	\$90.00
43900 - Rec Center Rent and Fees	\$100.00	\$83.33	\$16.67	\$800.00	\$333.32	\$466.68	\$1,000.00	\$200.00
4500 - Contra - Deficit/Shortfall	\$0.00	(\$6,711.54)	\$6,711.54	\$0.00	(\$26,846.16)	\$26,846.16	(\$80,538.50)	(\$80,538.50)
47000 - Interest Earned	\$6.41	\$0.00	\$6.41	\$19.62	\$0.00	\$19.62	\$0.00	(\$19.62)
<b>Total Income</b>	<b>\$46,149.21</b>	<b>\$39,630.12</b>	<b>\$6,519.09</b>	<b>\$187,920.19</b>	<b>\$158,520.48</b>	<b>\$29,399.71</b>	<b>\$475,561.50</b>	<b>\$287,641.31</b>
<b>Total Income</b>	<b>\$46,149.21</b>	<b>\$39,630.12</b>	<b>\$6,519.09</b>	<b>\$187,920.19</b>	<b>\$158,520.48</b>	<b>\$29,399.71</b>	<b>\$475,561.50</b>	<b>\$287,641.31</b>
<b>Expense</b>								
<u>Administration</u>								
50001 - Facilities Hazard & Liability	(\$20,210.40)	\$2,166.67	\$22,377.07	\$25,769.60	\$8,666.68	(\$17,102.92)	\$26,000.00	\$230.40
50010 - Directors & Officers Liability	\$0.00	\$333.33	\$333.33	\$0.00	\$1,333.32	\$1,333.32	\$4,000.00	\$4,000.00
50100 - Management Fee	\$1,500.00	\$1,500.00	\$0.00	\$6,000.00	\$6,000.00	\$0.00	\$18,000.00	\$12,000.00
50200 - Legal - Collections	\$185.60	\$833.33	\$647.73	\$2,896.45	\$3,333.32	\$436.87	\$10,000.00	\$7,103.55
50210 - Legal - Deed Restrictions	\$530.00	\$208.33	(\$321.67)	\$2,207.25	\$833.32	(\$1,373.93)	\$2,500.00	\$292.75
50410 - Force Mow/Deed Enforcement	\$146.95	\$33.33	(\$113.62)	\$146.95	\$133.32	(\$13.63)	\$400.00	\$253.05
51420 - Legal - Corporate	\$100.00	\$0.00	(\$100.00)	\$100.00	\$0.00	(\$100.00)	\$0.00	(\$100.00)
51700 - Audit & Tax Preparation	\$0.00	\$403.75	\$403.75	\$0.00	\$1,615.00	\$1,615.00	\$4,845.00	\$4,845.00
51800 - Website/Portal Maintenance	\$201.04	\$183.33	(\$17.71)	\$852.42	\$733.32	(\$119.10)	\$2,200.00	\$1,347.58
51803 - Web Hosting Service	\$232.82	\$50.00	(\$182.82)	\$290.97	\$200.00	(\$90.97)	\$600.00	\$309.03
52100 - Patrol Contract	\$0.00	\$6,500.00	\$6,500.00	\$19,401.00	\$26,000.00	\$6,599.00	\$78,000.00	\$58,599.00
52103 - Extra Patrol - Nite of Lights	\$0.00	\$583.33	\$583.33	\$825.00	\$2,333.32	\$1,508.32	\$7,000.00	\$6,175.00
54250 - Property Taxes	\$0.00	\$2.08	\$2.08	\$4.10	\$8.32	\$4.22	\$25.00	\$20.90
54900 - Bad Debt	\$0.00	\$125.00	\$125.00	\$0.00	\$500.00	\$500.00	\$1,500.00	\$1,500.00
55200 - Administrative Notices	\$0.00	\$196.25	\$196.25	\$0.00	\$785.00	\$785.00	\$2,355.00	\$2,355.00
55250 - Postage and Copies	\$463.47	\$541.67	\$78.20	\$1,245.39	\$2,166.68	\$921.29	\$6,500.00	\$5,254.61
56300 - Meeting Expense	\$0.00	\$70.83	\$70.83	\$0.00	\$283.32	\$283.32	\$850.00	\$850.00
57041 - Fall Festival	\$0.00	\$291.67	\$291.67	\$0.00	\$1,166.68	\$1,166.68	\$3,500.00	\$3,500.00
57042 - Fourth of July	\$0.00	\$125.00	\$125.00	\$0.00	\$500.00	\$500.00	\$1,500.00	\$1,500.00
57045 - Nite of Lights	\$0.00	\$41.67	\$41.67	\$8,700.00	\$166.68	(\$8,533.32)	\$500.00	(\$8,200.00)
57046 - Easter Egg Hunt	\$325.98	\$25.00	(\$300.98)	\$325.98	\$100.00	(\$225.98)	\$300.00	(\$25.98)
58050 - Bank Charges	\$0.00	\$8.33	\$8.33	\$30.00	\$33.32	\$3.32	\$100.00	\$70.00
59000 - Miscellaneous/Records Storage	\$270.20	\$208.33	(\$61.87)	\$531.90	\$833.32	\$301.42	\$2,500.00	\$1,968.10
59001 - Keys and Locks	\$0.00	\$18.75	\$18.75	\$0.00	\$75.00	\$75.00	\$225.00	\$225.00
<b>Total Administration</b>	<b>(\$16,254.34)</b>	<b>\$14,449.98</b>	<b>\$30,704.32</b>	<b>\$69,327.01</b>	<b>\$57,799.92</b>	<b>(\$11,527.09)</b>	<b>\$173,400.00</b>	<b>\$104,072.99</b>
<u>Grounds</u>								
62000 - Landscape Contract	\$0.00	\$3,125.00	\$3,125.00	\$9,189.12	\$12,500.00	\$3,310.88	\$37,500.00	\$28,310.88
62200 - Irrigation Repairs	\$0.00	\$208.33	\$208.33	\$102.84	\$833.32	\$730.48	\$2,500.00	\$2,397.16

**Prestonwood Forest Maintenance Association Inc.**  
**Budget Comparison Report - Fund**  
**4/1/2023 - 4/30/2023**

4/1/2023 - 4/30/2023	1/1/2023 - 4/30/2023
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Accounts	Actual	Budget	Variance	Actual	Budget	Variance	Annual Budget	Remaining Budget
62500 - Pest Control - Mosquito Fogging	\$312.00	\$333.33	\$21.33	\$498.46	\$1,333.32	\$834.86	\$4,000.00	\$3,501.54
6260 - Common Area Lights	\$0.00	\$0.00	\$0.00	\$1,548.51	\$0.00	(\$1,548.51)	\$0.00	(\$1,548.51)
62600 - Entry Monument Repair & Electrical	\$0.00	\$125.00	\$125.00	\$0.00	\$500.00	\$500.00	\$1,500.00	\$1,500.00
63780 - Trees	\$0.00	\$291.67	\$291.67	\$0.00	\$1,166.68	\$1,166.68	\$3,500.00	\$3,500.00
64000 - General Grounds Maintenance	\$574.77	\$0.00	(\$574.77)	\$774.73	\$0.00	(\$774.73)	\$0.00	(\$774.73)
64100 - Grounds Contracts Extra	\$0.00	\$833.33	\$833.33	\$199.96	\$3,333.32	\$3,133.36	\$10,000.00	\$9,800.04
<b>Total Grounds</b>	<b>\$886.77</b>	<b>\$4,916.66</b>	<b>\$4,029.89</b>	<b>\$12,313.62</b>	<b>\$19,666.64</b>	<b>\$7,353.02</b>	<b>\$59,000.00</b>	<b>\$46,686.38</b>
<u>Recreation</u>								
60400 - Pest Control - Facilities	\$0.00	\$54.17	\$54.17	\$0.00	\$216.68	\$216.68	\$650.00	\$650.00
65000 - Clubhouse - General Repair	\$0.00	\$125.00	\$125.00	\$782.37	\$500.00	(\$282.37)	\$1,500.00	\$717.63
65100 - Pool I - Contract	\$0.00	\$3,041.67	\$3,041.67	\$0.00	\$12,166.68	\$12,166.68	\$36,500.00	\$36,500.00
65102 - Pool I and II - Maintenance Contract	\$2,950.00	\$2,666.67	(\$283.33)	\$8,850.00	\$10,666.68	\$1,816.68	\$32,000.00	\$23,150.00
65110 - Pool I - Furniture & Repairs	\$0.00	\$208.33	\$208.33	\$0.00	\$833.32	\$833.32	\$2,500.00	\$2,500.00
65130 - Pool I - Pump & Electrical Repairs	\$89.63	\$583.33	\$493.70	\$89.63	\$2,333.32	\$2,243.69	\$7,000.00	\$6,910.37
65140 - Pool I - Splashpad	\$0.00	\$208.33	\$208.33	\$0.00	\$833.32	\$833.32	\$2,500.00	\$2,500.00
65152 - Pool II - Furniture & Repairs	\$0.00	\$166.67	\$166.67	\$0.00	\$666.68	\$666.68	\$2,000.00	\$2,000.00
65154 - Pool II - Pump & Electrical Repairs	\$0.00	\$583.33	\$583.33	\$0.00	\$2,333.32	\$2,333.32	\$7,000.00	\$7,000.00
65201 - Tennis Court I - Light Poles/Electrical	\$0.00	\$625.00	\$625.00	\$0.00	\$2,500.00	\$2,500.00	\$7,500.00	\$7,500.00
65202 - Tennis Court I - Hardware/Repair	\$0.00	\$0.00	\$0.00	\$1,742.65	\$0.00	(\$1,742.65)	\$0.00	(\$1,742.65)
65203 - Tennis Court I - Nets/Windscreens	\$1,028.38	\$250.00	(\$778.38)	\$6,921.51	\$1,000.00	(\$5,921.51)	\$3,000.00	(\$3,921.51)
65210 - Tennis Court II - Light Poles/Electrical	\$0.00	\$500.00	\$500.00	\$0.00	\$2,000.00	\$2,000.00	\$6,000.00	\$6,000.00
6525 - Signage	\$0.00	\$20.83	\$20.83	\$0.00	\$83.32	\$83.32	\$250.00	\$250.00
65800 - Clubhouse - Janitorial Contract	\$2,056.75	\$500.00	(\$1,556.75)	\$4,556.75	\$2,000.00	(\$2,556.75)	\$6,000.00	\$1,443.25
<b>Total Recreation</b>	<b>\$6,124.76</b>	<b>\$9,533.33</b>	<b>\$3,408.57</b>	<b>\$22,942.91</b>	<b>\$38,133.32</b>	<b>\$15,190.41</b>	<b>\$114,400.00</b>	<b>\$91,457.09</b>
<u>Reserve Expenses</u>								
9200 - Recreation	\$0.00	\$0.00	\$0.00	\$5,000.00	\$0.00	(\$5,000.00)	\$0.00	(\$5,000.00)
9210 - Pool/Spa	\$0.00	\$0.00	\$0.00	\$5,000.00	\$0.00	(\$5,000.00)	\$0.00	(\$5,000.00)
<b>Total Reserve Expenses</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$10,000.00</b>	<b>\$0.00</b>	<b>(\$10,000.00)</b>	<b>\$0.00</b>	<b>(\$10,000.00)</b>
<u>Utilities</u>								
67600 - Trash	\$18,943.04	\$14,333.33	(\$4,609.71)	\$61,703.78	\$57,333.32	(\$4,370.46)	\$172,000.00	\$110,296.22
67700 - Telephone/911 Phone	\$0.00	\$375.00	\$375.00	\$3,335.63	\$1,500.00	(\$1,835.63)	\$4,500.00	\$1,164.37
6771 - Cable/Internet	\$182.94	\$233.33	\$50.39	\$855.26	\$933.32	\$78.06	\$2,800.00	\$1,944.74
<b>Total Utilities</b>	<b>\$19,125.98</b>	<b>\$14,941.66</b>	<b>(\$4,184.32)</b>	<b>\$65,894.67</b>	<b>\$59,766.64</b>	<b>(\$6,128.03)</b>	<b>\$179,300.00</b>	<b>\$113,405.33</b>
<b>Total Expense</b>	<b>\$9,883.17</b>	<b>\$43,841.63</b>	<b>\$33,958.46</b>	<b>\$180,478.21</b>	<b>\$175,366.52</b>	<b>(\$5,111.69)</b>	<b>\$526,100.00</b>	<b>\$345,621.79</b>
<b>Operating Net Income</b>	<b>\$36,266.04</b>	<b>(\$4,211.51)</b>	<b>\$40,477.55</b>	<b>\$7,441.98</b>	<b>(\$16,846.04)</b>	<b>\$24,288.02</b>	<b>(\$50,538.50)</b>	<b>(\$57,980.48)</b>
<u>Reserve Income</u>								
80100 - Reserve Transfer	\$4,550.00	\$0.00	\$4,550.00	\$18,200.00	\$0.00	\$18,200.00	\$0.00	(\$18,200.00)
<b>Total Reserve Income</b>	<b>\$4,550.00</b>	<b>\$0.00</b>	<b>\$4,550.00</b>	<b>\$18,200.00</b>	<b>\$0.00</b>	<b>\$18,200.00</b>	<b>\$0.00</b>	<b>(\$18,200.00)</b>
<b>Total Reserve Income</b>	<b>\$4,550.00</b>	<b>\$0.00</b>	<b>\$4,550.00</b>	<b>\$18,200.00</b>	<b>\$0.00</b>	<b>\$18,200.00</b>	<b>\$0.00</b>	<b>(\$18,200.00)</b>
<b>Reserve Net Income</b>	<b>\$4,550.00</b>	<b>\$0.00</b>	<b>\$4,550.00</b>	<b>\$18,200.00</b>	<b>\$0.00</b>	<b>\$18,200.00</b>	<b>\$0.00</b>	<b>(\$18,200.00)</b>
<b>Net Income</b>	<b>\$40,816.04</b>	<b>(\$4,211.51)</b>	<b>\$45,027.55</b>	<b>\$25,641.98</b>	<b>(\$16,846.04)</b>	<b>\$42,488.02</b>	<b>(\$50,538.50)</b>	<b>(\$76,180.48)</b>