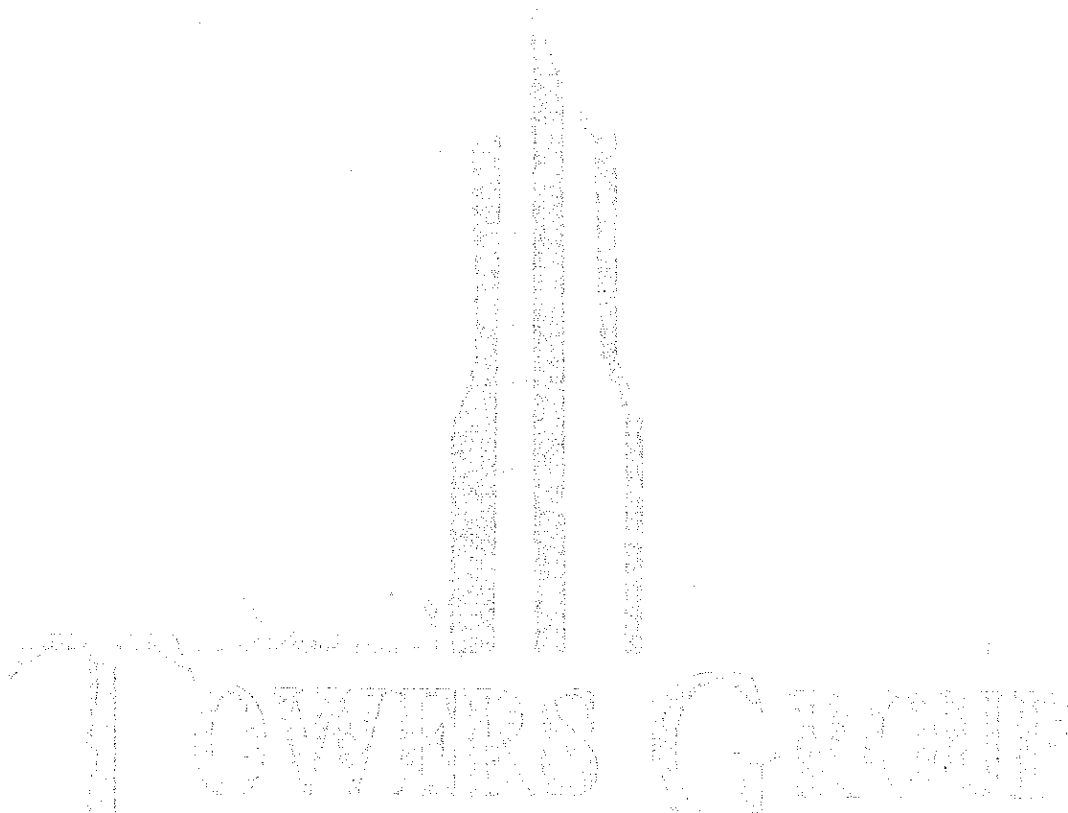


*Setting the Industry Standard in
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Melbourne, FL 32901
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Ashwood Homeowners Association, Inc.



December 2017 Financial Package

Prepared by: Management Accounting Staff

Approval 

Towers.financials@cfl.r.com

www.towersmgt.com

Posted 12/31/2017

Ashwood Homeowners Association

AssetsCash

1005	AAB - Ashwood HOA Operating	41,171.91 ✓
1009	Chase CD - Ashwood Mat 11/2018	20,180.81 -
1010	AAB - Rec Fac Op	18,148.54 ✓
1015	AAB - Rec Fac Pool Key	5,900.00 ✓

<u>Total Cash</u>	<u>85,401.26</u>
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Capital Reserve Funds

1020	AAB - Ashwood HOA Reserves	15,366.85 ✓
1025	AAB - Rec Fac Reserves	16,547.28 ✓

<u>Total Capital Reserve Funds</u>	<u>31,914.13 ✓</u>
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Accounts Receivable

1210	Accounts Receivable	4,861.31 ✓
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<u>Total Accounts Receivable</u>	<u>4,861.31</u>
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<i>Total Assets</i>	<u><u>122,176.70</u></u>
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Liabilities & EquityLiabilities and Equity

2000	Payables	7,761.00 ✓
2050	Prepaid Assessments	28,349.54 ✓
2500	Refundable Pool Key Deposits	6,450.00

<u>Total Liabilities and Equity</u>	<u>42,560.54</u>
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Capital Reserve Funds

3000	Entrance Wall - Paint 6yr Ashwood HOA	4,911.84
3001	Entrance Wall-Wall 30yr Ashwood HOA	2,801.06
3002	Irrigation System-10yr Ashwood HOA	3,251.25
3003	Accumulated Reserves Other Ashwood HOA	4,345.95
3300	Play Surface Repair-20yr Rec Fac	4,000.00
3310	Playgrnd Equip Paint-Rec Fac	500.00
3320	Playgrnd Equip Caterpillar Crawl-Rec Fac	500.00
3330	Playgrd Equip Swing Set Seats-Rec Fac	292.00
3340	Playgrnd Equip Park Bench-Rec Fac	135.00
3350	Playgrnd Equip Picnic Tables-Rec Fac	100.00
3360	Playgrnd Equip Playgrnd Border-Rec Fac	100.00
3400	Bathroom Fixtures-20yr Rec Fac	700.00
3502	Pool Fac-Doors-10yr Rec Fac	460.00
3503	Pool Fac-Locks-10yr Rec Fac	499.00
3504	Pool Fac-Pool Fence-20yr Rec Fac	(9,059.64)
3505	Pool Fac-Pool Furniture-2yr Rec Fac	2,600.00
3506	Pool Fac-Roof Repair-15yr Rec Fac	725.00
3507	Pool Fac-Main Pump-6 yr Rec Fac	1,165.01
3508	Pool Fac-Pool Deck Repair-10yr Rec Fac	3,800.00
3509	Pool Fac-Pool Resurfacing-10yr Rec Fac	6,352.00
3510	Pool Fac-Sump Pump-2yr Rec Fac	(252.00)
3600	Basketball Ct-Court Repair-20yr Rec Fac	4,200.00
3601	Basketball Ct-Goal Posts/Backbd-5yr Rec Fac	800.00
3700	Tennis Ct-Fence-20yr Rec Fac	2,460.00
3701	Tennis Ct-Locks 10yr I Rec Fac	244.00
3702	Tennis Ct-Net 5yr Rec Fac	388.00
3703	Tennis Ct - Net Hardware -10yr Rec Fac	330.00

Posted 12/31/2017

Ashwood Homeowners Association**Liabilities & Equity**Capital Reserve Funds

3704	Tennis Ct-Resurfacing	(4,573.05)
3750	Accumulated Reserves-Other Rec Fac	38.15
3755	Reserve Interest	100.56

Total Capital Reserve Funds31,914.13 ✓Total Equity

3800	Current Year AJE's	(25.00) ✓
3900	Retained Earnings	50,968.11
	Net Income / (Loss)	(3,241.08)

Total Total Equity47,702.03*Total Liabilities & Equity*122,176.70

Ashwood Homeowners Association

2 Income vs Expenses w/Budget

Period 12/1/2017 To 12/31/2017 11:59:00 PM

	Current Month Operating				Year to Date Operating				Annual
	Actual	Budget	\$ Var	% Var	Actual	Budget	\$ Var	% Var	
Income									
<u>Assessment Revenue</u>									
4000:Annual Assessment-A	0.00	5,385.38	(5,385.38)	100.00%	64,625.00	64,625.00	0.00	0.00%	64,625.00
TOTAL Assessment Revenue	0.00	5,385.38	(5,385.38)	100.00%	64,625.00	64,625.00	0.00	0.00%	64,625.00
<u>Other Revenue</u>									
4020:Operating Int - Ashwo	2.47	0.00	2.47	0.00%	39.76	0.00	39.76	0.00%	0.00
4030:Late Fees-Ashwood H	45.49	0.00	45.49	0.00%	808.43	0.00	808.43	0.00%	0.00
TOTAL Other Revenue	47.96	0.00	47.96	0.00%	848.19	0.00	848.19	0.00%	0.00
TOTAL Income	47.96	5,385.38	(5,337.42)	99.11%	65,473.19	64,625.00	848.19	-1.31%	64,625.00
Expense									
<u>Administrative</u>									
5000:Management-Ashwoo	650.00	650.00	0.00	0.00%	7,800.00	7,800.00	0.00	0.00%	7,800.00
5005:Website-Ashwood HO	0.00	14.62	14.62	100.00%	0.00	175.00	175.00	100.00%	175.00
5010:Office Supplies-Ashwo	51.37	41.63	(9.74)	-23.40%	385.07	500.00	114.93	22.99%	500.00
5015:Bank Charges-Ashwo	0.00	2.50	2.50	100.00%	10.00	30.00	20.00	66.67%	30.00
5020:Postage-Ashwood HO	180.01	58.37	(121.64)	-208.39%	730.31	700.00	(30.31)	-4.33%	700.00
5025:Printing/Reproduction-	167.54	25.00	(142.54)	-570.16%	1,842.78	300.00	(1,542.78)	-514.26%	300.00
5030:Accounting/Tax Prep-	5,750.00	0.00	(5,750.00)	0.00%	5,750.00	175.00	(5,575.00)	-3185.71%	175.00
5035:Legal Fees-Ashwood I	0.00	291.63	291.63	100.00%	(561.00)	3,500.00	4,061.00	116.03%	3,500.00
5040:Storage Unit-Ashwooc	71.69	62.50	(9.19)	-14.70%	883.92	750.00	(133.92)	-17.86%	750.00
5045:Meeting Hall Rental-A	50.00	25.00	(25.00)	-100.00%	300.00	300.00	0.00	0.00%	300.00
5055:Annual Corp Report-A	0.00	0.00	0.00	0.00%	61.25	62.00	0.75	1.21%	62.00
5060:Insurance Bond-Ashw	0.00	33.63	33.63	100.00%	398.00	404.00	6.00	1.49%	404.00
5065:Insurance D&O & Liab	0.00	458.37	458.37	100.00%	2,898.45	5,500.00	2,601.55	47.30%	5,500.00
5080:Committee Activity-As	0.00	8.37	8.37	100.00%	75.00	100.00	25.00	25.00%	100.00
5085:Committee Decorator	49.70	8.37	(41.33)	-493.79%	49.70	100.00	50.30	50.30%	100.00
5090:Reserve Contribution	960.00	0.00	(960.00)	0.00%	960.00	960.00	0.00	0.00%	960.00
6400:Rec Fac Account-Ash	0.00	0.00	0.00	0.00%	23,958.00	23,958.00	0.00	0.00%	23,958.00
7010:Health Permit-Rec Far	0.00	0.00	0.00	0.00%	350.00	0.00	(350.00)	0.00%	0.00
TOTAL Administrative	7,930.31	1,679.99	(6,250.32)	-372.05%	45,891.48	45,314.00	(577.48)	-1.27%	45,314.00
<u>Common Area Maintenance</u>									
6100:Signage-Ashwood HO	0.00	8.37	8.37	100.00%	237.54	100.00	(137.54)	-137.54%	100.00
6150:General Maintenance-	100.00	0.00	(100.00)	0.00%	2,167.12	0.00	(2,167.12)	0.00%	0.00
TOTAL Common Area Maint	100.00	8.37	(91.63)	-1094.74%	2,404.66	100.00	(2,304.66)	-2304.66%	100.00
<u>Landscape/ Grounds Maintenance</u>									
6000:Mowing/Maintenance-	729.25	729.25	0.00	0.00%	8,751.00	8,751.00	0.00	0.00%	8,751.00
6010:Tree Trimming-Ashwo	0.00	83.37	83.37	100.00%	0.00	1,000.00	1,000.00	100.00%	1,000.00
6015:Turf Pesticide/Fertiliza	112.25	75.00	(37.25)	-49.67%	1,347.00	900.00	(447.00)	-49.67%	900.00
6020:Tree Removal & Repl	0.00	25.00	25.00	100.00%	0.00	300.00	300.00	100.00%	300.00
6025:Plants/Annuals-Ashwc	0.00	208.37	208.37	100.00%	5,851.87	2,500.00	(3,351.87)	-134.07%	2,500.00
6035:Mulching-Ashwood HC	0.00	83.37	83.37	100.00%	0.00	1,000.00	1,000.00	100.00%	1,000.00
6040:Aquatic Maintenance-	220.00	216.63	(3.37)	-1.56%	2,640.00	2,600.00	(40.00)	-1.54%	2,600.00

Ashwood Homeowners Association

2 Income vs Expenses w/Budget

Period 12/1/2017 To 12/31/2017 11:59:00 PM

	Current Month Operating				Year to Date Operating				Annual
	Actual	Budget	\$ Var	% Var	Actual	Budget	\$ Var	% Var	
6045:Irrigation Maintenance	105.00	105.00	0.00	0.00%	1,260.00	1,260.00	0.00	0.00%	1,260.00
6050:Irrigation Repairs-Ash	0.00	41.63	41.63	100.00%	2,034.80	500.00	(1,534.80)	-306.96%	500.00
TOTAL Landscape/ Ground:	1,166.50	1,567.62	401.12	25.59%	21,884.67	18,811.00	(3,073.67)	-16.34%	18,811.00
Utilities									
6900:Electric-Ashwood HO/	30.56	33.37	2.81	8.42%	270.83	400.00	129.17	32.29%	400.00
7905:Water-Rec Fac	0.00	0.00	0.00	0.00%	169.75	0.00	(169.75)	0.00%	0.00
TOTAL Utilities	30.56	33.37	2.81	8.42%	440.58	400.00	(40.58)	-10.15%	400.00
TOTAL Expense	9,227.37	3,289.35	(5,938.02)	-180.52%	70,621.39	64,625.00	(5,996.39)	-9.28%	64,625.00
Excess Revenue / Expense	(9,179.41)	2,096.03	(11,275.44)	537.94%	(5,148.20)	0.00	(5,148.20)	0.00%	0.00

Ashwood Homeowners Association

2 Income vs Expenses w/Budget

Period 12/1/2017 To 12/31/2017 11:59:00 PM

	Current Month Reserve				Year to Date Reserve				Annual
	Actual	Budget	\$ Var	% Var	Actual	Budget	\$ Var	% Var	
Income									
<u>Other Revenue</u>									
4090:Reserve Int Allocation	(3.26)	0.00	(3.26)	0.00%	(31.39)	0.00	(31.39)	0.00%	0.00
4095:Reserve Interest HOA	3.26	0.00	3.26	0.00%	31.39	0.00	31.39	0.00%	0.00
TOTAL Other Revenue	0.00	0.00	0.00	0.00%	0.00	0.00	0.00	0.00%	0.00
TOTAL Income	0.00	0.00	0.00	0.00%	0.00	0.00	0.00	0.00%	0.00
Excess Revenue / Expense	0.00	0.00	0.00	0.00%	0.00	0.00	0.00	0.00%	0.00

Ashwood Homeowners Association

2 Income vs Expenses w/Budget

Period 12/1/2017 To 12/31/2017 11:59:00 PM

	Current Month Shared Rec Facilities				Year to Date Shared Rec Facilities				Annual
	Actual	Budget	\$ Var	% Var	Actual	Budget	\$ Var	% Var	
Income									
<u>Other Revenue</u>									
4030:Late Fees-Ashwood H	0.00	0.00	0.00	0.00%	(3.75)	0.00	(3.75)	0.00%	0.00
4540:Operating Interest - Rt	1.66	0.00	1.66	0.00%	20.47	0.00	20.47	0.00%	0.00
TOTAL Other Revenue	1.66	0.00	1.66	0.00%	16.72	0.00	16.72	0.00%	0.00
<u>Recreational Income</u>									
4500:Rec Fac Ashwood Re	0.00	0.00	0.00	0.00%	23,958.00	23,958.00	0.00	0.00%	23,958.00
4510:Rec Fac Ventana Rev	0.00	0.00	0.00	0.00%	11,979.00	11,979.00	0.00	0.00%	11,979.00
9000:Reserve Interest Rec	0.00	0.00	0.00	0.00%	2.10	0.00	2.10	0.00%	0.00
TOTAL Recreational Income	0.00	0.00	0.00	0.00%	35,939.10	35,937.00	2.10	-0.01%	35,937.00
TOTAL Income	1.66	0.00	1.66	0.00%	35,955.82	35,937.00	18.82	-0.05%	35,937.00
Expense									
<u>Administrative</u>									
7010:Health Permit-Rec Fa	0.00	29.13	29.13	100.00%	0.00	350.00	350.00	100.00%	350.00
7015:Bank Charges-Rec Fa	0.00	2.50	2.50	100.00%	0.00	30.00	30.00	100.00%	30.00
7060:Insurance-Rec Fac	0.00	116.63	116.63	100.00%	0.00	1,400.00	1,400.00	100.00%	1,400.00
7065:Fire Extinguisher-Rec	0.00	4.13	4.13	100.00%	0.00	50.00	50.00	100.00%	50.00
7070:Surveillance System-F	0.00	41.63	41.63	100.00%	0.00	500.00	500.00	100.00%	500.00
7080:Activities-Rec Fac	0.00	25.00	25.00	100.00%	1,442.94	300.00	(1,142.94)	-380.98%	300.00
7090:Reserve Contribution I	6,801.00	566.75	(6,234.25)	-1100.00%	6,801.00	6,801.00	0.00	0.00%	6,801.00
TOTAL Administrative	6,801.00	785.77	(6,015.23)	-765.52%	8,243.94	9,431.00	1,187.06	12.59%	9,431.00
<u>Building Maintenance</u>									
7340:Bath House-Restroom	250.00	250.00	0.00	0.00%	3,000.00	3,000.00	0.00	0.00%	3,000.00
7360:Bath House-Supplies-	0.00	12.50	12.50	100.00%	0.00	150.00	150.00	100.00%	150.00
TOTAL Building Maintenance	250.00	262.50	12.50	4.76%	3,000.00	3,150.00	150.00	4.76%	3,150.00
<u>Common Area Maintenance</u>									
7100:Signage-Rec Fac	0.00	12.50	12.50	100.00%	0.00	150.00	150.00	100.00%	150.00
7110:Maint & Repairs-Rec f	0.00	50.00	50.00	100.00%	65.01	600.00	534.99	89.17%	600.00
TOTAL Common Area Maint	0.00	62.50	62.50	100.00%	65.01	750.00	684.99	91.33%	750.00
<u>Landscape/ Grounds Maintenance</u>									
7045:Irrigation Monthly Mair	35.00	50.00	15.00	30.00%	420.00	600.00	180.00	30.00%	600.00
7050:Irrigation Repairs-Rec	0.00	41.63	41.63	100.00%	1,224.00	500.00	(724.00)	-144.80%	500.00
7700:Mowing/Maintenance-	215.00	215.00	0.00	0.00%	2,365.00	2,580.00	215.00	8.33%	2,580.00
7710:Mulching-Rec Fac	0.00	66.63	66.63	100.00%	640.00	800.00	160.00	20.00%	800.00
7720:Pesticide/Fertilization-	0.00	50.00	50.00	100.00%	510.00	600.00	90.00	15.00%	600.00
7730:Tree Trimming-Rec Fa	0.00	62.50	62.50	100.00%	1,660.00	750.00	(910.00)	-121.33%	750.00
TOTAL Landscape/ Grounds	250.00	485.76	235.76	48.53%	6,819.00	5,830.00	(989.00)	-16.96%	5,830.00
<u>Park Maintenance</u>									
7460:Playground Equip-Mul	0.00	87.50	87.50	100.00%	0.00	1,050.00	1,050.00	100.00%	1,050.00
TOTAL Park Maintenance	0.00	87.50	87.50	100.00%	0.00	1,050.00	1,050.00	100.00%	1,050.00
<u>Pool /Clubhouse</u>									

Ashwood Homeowners Association

2 Income vs Expenses w/Budget

Period 12/1/2017 To 12/31/2017 11:59:00 PM

	Current Month Shared Rec Facilities				Year to Date Shared Rec Facilities				Annual
	Actual	Budget	\$ Var	% Var	Actual	Budget	\$ Var	% Var	
7210:Pool Fac-Maint & Rep	0.00	182.13	182.13	100.00%	2,556.11	2,186.00	(370.11)	-16.93%	2,186.00
7230:Pool Fac-Pool Cleanir	500.00	500.00	0.00	0.00%	6,000.00	6,000.00	0.00	0.00%	6,000.00
7260:Pool Fac-Tile Repair-f	0.00	8.37	8.37	100.00%	0.00	100.00	100.00	100.00%	100.00
TOTAL Pool /Clubhouse	500.00	690.50	190.50	27.59%	8,556.11	8,286.00	(270.11)	-3.26%	8,286.00
Recreation									
7500:Basketball Ct-Maint &	0.00	16.63	16.63	100.00%	0.00	200.00	200.00	100.00%	200.00
TOTAL Recreation	0.00	16.63	16.63	100.00%	0.00	200.00	200.00	100.00%	200.00
Repairs and Maintenance									
7610:Tennis Court-Fence-2	0.00	0.00	0.00	0.00%	150.00	0.00	(150.00)	0.00%	0.00
TOTAL Repairs and Mainter	0.00	0.00	0.00	0.00%	150.00	0.00	(150.00)	0.00%	0.00
Utilities									
7900:Electricity-Rec Fac	464.99	445.00	(19.99)	-4.49%	5,155.10	5,340.00	184.90	3.46%	5,340.00
7905:Water-Rec Fac	148.21	158.37	10.16	6.42%	2,057.44	1,900.00	(157.44)	-8.29%	1,900.00
TOTAL Utilities	613.20	603.37	(9.83)	-1.63%	7,212.54	7,240.00	27.46	0.38%	7,240.00
TOTAL Expense	8,414.20	2,994.53	(5,419.67)	-180.99%	34,046.60	35,937.00	1,890.40	5.26%	35,937.00
Excess Revenue / Expense	(8,412.54)	(2,994.53)	(5,418.01)	-180.93%	1,909.22	0.00	1,909.22	0.00%	0.00

Ashwood Homeowners Association

2 Income vs Expenses w/Budget

Period 12/1/2017 To 12/31/2017 11:59:00 PM

	Current Month Shared Rec Facilities Reserve				Year to Date Shared Rec Facilities Reserve				Annual
	Actual	Budget	\$ Var	% Var	Actual	Budget	\$ Var	% Var	
Income									
<u>Recreational Income</u>									
9000:Reserve Interest Rec	3.51	0.00	3.51	0.00%	31.21	0.00	31.21	0.00%	0.00
9005:Reserve Int Allocation	(3.51)	0.00	(3.51)	0.00%	(33.31)	0.00	(33.31)	0.00%	0.00
TOTAL Recreational Income	0.00	0.00	0.00	0.00%	(2.10)	0.00	(2.10)	0.00%	0.00
TOTAL Income	0.00	0.00	0.00	0.00%	(2.10)	0.00	(2.10)	0.00%	0.00
Excess Revenue / Expense	0.00	0.00	0.00	0.00%	(2.10)	0.00	(2.10)	0.00%	0.00