

PERICO BAY VILLAGES ASSOCIATION, INC.
FINANCIAL REPORTS
June 30, 2022

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STATEMENT OF ASSETS, LIABILITIES & FUND BALANCE

REVENUES AND EXPENSE

COMPARISON OF ACTUAL TO BUDGET

RESERVE BALANCES

Prepared By: Sunstate Association Management Group, Inc.

07/18/22

Perico Bay Village Association Inc.
Statement of Assets, Liabilities, & Fund Balance
As of June 30, 2022

	Jun 30, 22
ASSETS	
Current Assets	
Checking/Savings	
1010 · Operating	
1011 · Centennial Op 7713	105,718.03
Total 1010 · Operating	105,718.03
1020 · Reserves	
1021 · Centennial MM 8758	214,345.62
1022 · Centennial CD 3274 5/2/23 .25%	52,686.89
1023 · Centennial CD 3273 5/2/23 .25%	52,686.89
1024 · Centennial CD 3272 5/2/23 .25%	52,686.89
1025 · Centennial CD 3270 5/2/23 .25%	52,686.89
1026 · Centennial CD 3267 5/2/23 .25%	52,686.89
1027 · Centennial CD 8896 5/2/23 .25%	50,031.16
Total 1020 · Reserves	527,811.23
Total Checking/Savings	633,529.26
Accounts Receivable	
1100 · Accounts Receivable	
1101 · Assessments Receivable	2,168.00
1102 · Special Assessment Receivable	27,994.00
Total 1100 · Accounts Receivable	30,162.00
Total Accounts Receivable	30,162.00
Other Current Assets	
1130 · Prepaid Insurance	50,188.62
Total Other Current Assets	50,188.62
Total Current Assets	713,879.88
TOTAL ASSETS	713,879.88
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	9,539.56
Other Current Liabilities	
3210 · 2022 S/A to Fund Reserves	39,808.00
3025 · Insurance Financing Payable	23,930.24
3035 · Prepaid Assessments	75,060.01
Total Other Current Liabilities	138,798.25
Total Current Liabilities	148,337.81
Long Term Liabilities	
3500 · Reserve Fund	527,811.23
Total Long Term Liabilities	527,811.23
Total Liabilities	676,149.04
Equity	
3995 · Prior Period Adjustment	1,515.00
3998 · Prior Years' Net Operating	23,006.33
Net Income	13,209.51
Total Equity	37,730.84
TOTAL LIABILITIES & EQUITY	713,879.88

Perico Bay Village Association Inc.
Revenue & Expense Budget Performance

June 2022

	Jun 22	Budget	\$ Over Budget	Jan - Jun 22	YTD Budget	\$ Over Budget	Annual Budget
Ordinary Income/Expense							
Income							
5010 · Assessments	33,703.33	33,703.25	0.08	202,220.00	202,219.50	0.50	404,439.00
5015 · Reserve Assessments	0.00	0.00	0.00	30,100.00	30,100.00	0.00	60,200.00
5040 · Late Fee Income	0.40	0.00	0.40	263.08	0.00	263.08	0.00
5045 · Fines	2,000.00	0.00	2,000.00	2,000.00	0.00	2,000.00	0.00
5050 · Interest	6.90	0.00	6.90	64.52	0.00	64.52	0.00
Total Income	35,710.63	33,703.25	2,007.38	234,647.60	232,319.50	2,328.10	464,639.00
Gross Profit	35,710.63	33,703.25	2,007.38	234,647.60	232,319.50	2,328.10	464,639.00
Expense							
Administration							
7110 · Misc / Legal	0.00	291.67	(291.67)	1,630.00	1,749.98	(119.98)	3,500.00
7115 · CPA Fees	0.00	41.67	(41.67)	250.00	249.98	0.02	500.00
7120 · Management Fees	775.00	775.00	0.00	4,650.00	4,650.00	0.00	9,300.00
7125 · Bank Charges	1.25	10.17	(8.92)	80.90	60.98	19.92	122.00
7130 · Postage / Printing / Office E...	222.61	83.33	139.28	1,406.26	500.02	906.24	1,000.00
7135 · Screening/Application Fees	0.00	28.33	(28.33)	100.00	170.02	(70.02)	340.00
7140 · Annual Corporate Fee	86.25	5.42	80.83	86.25	32.48	53.77	65.00
7145 · Annual Condominium Fees	0.00	21.67	(21.67)	932.09	129.98	802.11	260.00
7150 · Insurance	6,025.64	6,250.00	(224.36)	31,939.10	37,500.00	(5,560.90)	75,000.00
7155 · Flood Insurance	0.00	5,416.67	(5,416.67)	0.00	32,499.98	(32,499.98)	65,000.00
7160 · Master Association Fees	6,272.00	5,715.33	556.67	37,632.00	34,292.02	3,339.98	68,584.00
7170 · Common Area	0.00	149.58	(149.58)	0.00	897.52	(897.52)	1,795.00
Total Administration	13,382.75	18,788.84	(5,406.09)	78,706.60	112,732.96	(34,026.36)	225,466.00
Grounds / Building							
7210 · Pest Control	214.99	520.83	(305.84)	4,130.20	3,125.02	1,005.18	6,250.00
7215 · Fire Safety	0.00	62.50	(62.50)	1,105.85	375.00	730.85	750.00
7220 · Lawn Service Contract	3,257.00	3,166.67	90.33	19,257.00	18,999.98	257.02	38,000.00
7225 · Irrigation Repairs	189.52	333.33	(143.81)	5,258.83	2,000.02	3,258.81	4,000.00
7230 · Trees / Sod / Plants	0.00	333.33	(333.33)	7,030.50	2,000.02	5,030.48	4,000.00
7235 · Tree Trimming	0.00	375.00	(375.00)	1,975.00	2,250.00	(275.00)	4,500.00
7240 · Building Repairs / Service	0.00	870.83	(870.83)	3,692.18	5,225.02	(1,532.84)	10,450.00
7245 · Landscape Projects	0.00	0.00	0.00	15,419.05	0.00	15,419.05	0.00
Total Grounds / Building	3,661.51	5,662.49	(2,000.98)	57,868.61	33,975.06	23,893.55	67,950.00
Pool							
7310 · Pool Service Contract	270.00	240.00	30.00	1,620.00	1,440.00	180.00	2,880.00
7315 · Pool Permit	375.35	31.25	344.10	375.35	187.50	187.85	375.00
7320 · Pool Equipment Repair	0.00	291.67	(291.67)	2,740.28	1,749.98	990.30	3,500.00
7325 · Pool Janitorial Contract	165.00	208.33	(43.33)	990.00	1,250.02	(260.02)	2,500.00
7330 · Pool Electric	582.73	750.00	(167.27)	5,809.11	4,500.00	1,309.11	9,000.00
7335 · Pool Heater Service Contract	0.00	66.67	(66.67)	0.00	399.98	(399.98)	800.00
Total Pool	1,393.08	1,587.92	(194.84)	11,534.74	9,527.48	2,007.26	19,055.00
Utilities							
7410 · Cable TV	4,227.57	4,083.33	144.24	25,185.61	24,500.02	685.59	49,000.00
7415 · Electricity	256.10	250.00	6.10	563.41	1,500.00	(936.59)	3,000.00
7425 · Water / Sewer / Trash	2,546.82	3,330.67	(783.85)	17,479.12	19,983.98	(2,504.86)	39,968.00
Total Utilities	7,030.49	7,664.00	(633.51)	43,228.14	45,984.00	(2,755.86)	91,968.00
Transfer to Reserves							
9010 · Transfer to Reserves	0.00	0.00	0.00	30,100.00	30,100.00	0.00	60,200.00
Total Transfer to Reserves	0.00	0.00	0.00	30,100.00	30,100.00	0.00	60,200.00
Total Expense	25,467.83	33,703.25	(8,235.42)	221,438.09	232,319.50	(10,881.41)	464,639.00
Net Ordinary Income	10,242.80	0.00	10,242.80	13,209.51	0.00	13,209.51	0.00
Net Income	10,242.80	0.00	10,242.80	13,209.51	0.00	13,209.51	0.00

PERICO BAY VILLAGES ASSOCIATION, INC.
Reserve Balances
June 30, 2022

	Balance 1/1/22	YTD Contribution	YTD Allocation	YTD Expense	YTD Interest	Current Balance
3501 Roof	\$ 118,513.74	17,716.50	60,000.00	-	-	196,230.24
3502 Paint	(63,229.47)	10,881.50	15,000.00	-	-	(37,347.97)
3503 Paving	61,081.33	-	30,000.00	-	-	91,081.33
3504 Pool	1,435.93	1,258.00	15,000.00	-	-	17,693.93
3505 Contingency	38,328.78	-	7,500.00	-	-	45,828.78
3506 Building Repair	52,025.27	244.00	15,000.00	-	-	67,269.27
3507 General	134,161.34	-	7,500.00	-	-	141,661.34
3508 Interest	4,937.17	-	-	-	457.14	5,394.31
Total Reserves	\$ 347,254.09	30,100.00	150,000.00	-	457.14	527,811.23

Expense Details

Total

Allocation Details

2/22 - \$150,000 allocated from operating fund per
board vote

Total \$ 150,000.00