



**AUGUSTA RANCH MASTER COMMUNITY
EXECUTIVE FINANCIAL SUMMARY
May 31, 2019**

Fiscal Year End: December 31, 2019

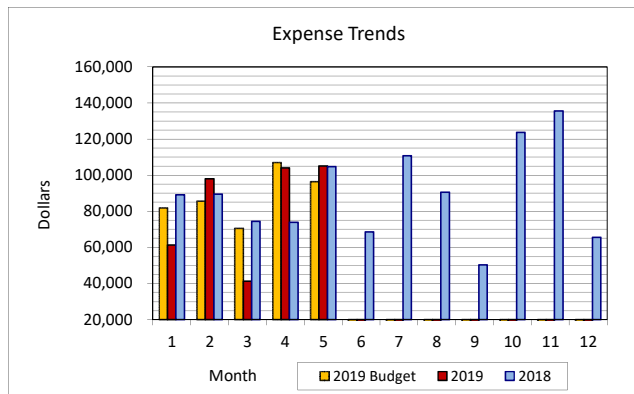
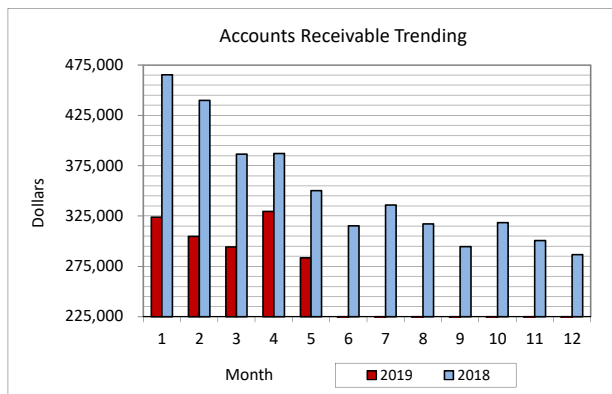
CASH SUMMARY

	Current Month May	Last Month April	Change This Month v. Last Month	Same Period Last Year	Change This Year v. Last Year
Operating Cash	313,023	382,442	(69,419)	229,838	83,185
Reserve Cash	379,403	376,471	2,932	356,970	22,433
Average Budgeted Expenses Per Month:	121,057				
Average Number of Months of Available Operating Cash:	2.59				

RECEIVABLES SUMMARY

Budgeted Assessments	46,000
Assessment Cash Received in May 2019	30,443

	Current	Same Period Last Month	Change This Month v. Last Month	Same Period Last Year	Change This Year v. Last Year
<i>Accounts Receivable</i>					
0-30 Days	13,825	50,372	(36,547)	7,597	6,228
31-60 Days	6,980	5,888	1,092	5,412	1,568
61-90 Days	28,932	6,386	22,546	27,231	1,701
91-180 Days	21,170	20,656	514	85,769	(64,599)
181-365 Days	26,894	32,769	(5,875)	30,914	(4,020)
Over 365 Days	185,577	213,447	(27,869)	193,323	(7,746)
<i>Total Accounts Receivable</i>	283,378	329,517	(46,139)	350,247	(66,868)
<i>Prepaid Assessments</i>	(105,342)	(101,772)	(3,571)	(105,101)	(241)



OPERATING EXPENSE SUMMARY

	Current Month Expenses	YTD Expenses	YTD Budget	YTD Variance Positive/ (Negative)
Administrative	39,089	102,557	108,400	5,843
Utilities	3,900	20,334	31,511	11,177
Landscaping	37,453	168,278	183,199	14,921
Gates	22,290	110,001	106,970	(3,031)
Common Area	2,448	8,761	11,225	2,464
<i>Total Operating Expenses before Reserve Contributions:</i>	105,180	409,931	441,305	31,374

RESERVE SUMMARY

Contributions to Reserves this Month:	6,767
Contributions to Reserves YTD	33,833
Earnings on Reserve Funds YTD	3,060
Reserve Disbursements this Month	4,478
Reserve Disbursements YTD	13,262



**104 AUGUSTA RANCH COMMUNITY MASTER
ASSOCIATION
BALANCE SHEET
05/31/2019**

ASSETS

OPERATING FUNDS		
US BANK - OPERATING CHECKING	\$ 200,982.39	
US BANK - OPERATING MM SAVINGS ACCOUNT	112,040.37	

TOTAL OPERATING FUNDS		\$ 313,022.76
RESERVE FUNDS		
CAPITAL ONE MMA	\$ 149,119.41	
LUTHER BURBANK	230,283.74	

TOTAL RESERVE FUNDS		\$ 379,403.15

TOTAL ASSETS		\$ 692,425.91
		=====

LIABILITIES & EQUITY

HOMEOWNERS EQUITY		
RESERVE EQUITY		
ACCUMULATED GENERAL	\$ 18,590.79	
CURRENT RESERVE ACTIVITY	23,630.90	
RESERVE INTEREST	77,453.46	
WORKING CAPITAL	210,678.00	
TRANSFER FEES	49,050.00	

TOTAL RESERVE EQUITY		\$ 379,403.15
OPERATING SURPLUS (DEFICIT)		
ACCUMULATED SURPLUS (DEFICIT)	\$ 204,741.12	
CURRENT SURPLUS (DEFICIT)	131,912.54	
CURRENT YEAR RESERVE EQUITY	(23,630.90)	

TOTAL SURPLUS (DEFICIT)		\$ 313,022.76

TOTAL LIABILITIES & EQUITY		\$ 692,425.91
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**104 AUGUSTA RANCH COMMUNITY MASTER ASSOCIATION
STATEMENT OF REVENUES & EXPENSES
05/31/2019**

***** ACTUAL	CURRENT PERIOD BUDGET	***** OVER (UNDER)		***** ACTUAL	YEAR-TO-DATE BUDGET	***** OVER (UNDER)	***** ANNUAL BUDGET	
I N C O M E								
\$ 30,442.83	\$ 46,000	\$ (15,557.17)	4000	ASSESSMENT INCOME	\$ 605,791.01	\$ 602,000	\$ 3,791.01	\$ 1,392,700
0.00	(200)	200.00	4000D	UNCOLLECTED ASSESSMENTS	0.00	(3,795)	3,795.00	(10,000)
166.39	15	151.39	4030	INTEREST INCOME	804.97	75	729.97	180
1,276.09	1,750	(473.91)	4050PL	PRE-LEGAL RECEIPTS	10,708.21	8,750	1,958.21	21,000
(2,194.12)	(1,750)	(444.12)	4050PR	PRE-LEGAL DISBURSEMENTS	(11,916.33)	(8,750)	(3,166.33)	(21,000)
5,100.00	3,900	1,200.00	4300	WORKING CAPITAL	23,100.00	19,500	3,600.00	46,800
20,549.00	625	19,924.00	4900	VIOLATION FINES	25,102.15	3,125	21,977.15	7,500
0.00	0	0.00	4920	GATE TRANSMITTERS	35.00	0	35.00	0
11,285.19	2,083	9,202.19	4925	REIMBURSE EXPENSE	18,908.98	10,415	8,493.98	25,000
(6,766.58)	(6,767)	0.42	6010	GENERAL RESERVE TRANSFER	(33,832.90)	(33,835)	2.10	(81,199)
(24,097.68)	(24,098)	0.32	6010GOL	GOLF COURSE TRANSFER	(120,488.40)	(120,490)	1.60	(289,172)
<u>\$ 35,761.12</u>	<u>\$ 21,558</u>	<u>\$ 14,203.12</u>		TOTAL INCOME	<u>\$ 518,212.69</u>	<u>\$ 476,995</u>	<u>\$ 41,217.69</u>	<u>\$ 1,091,809</u>
E X P E N S E S								
A D M I N I S T R A T I V E								
\$ 2,421.32	\$ 2,760	\$ (338.68)	5000	MANAGEMENT FEE	\$ 12,106.60	\$ 13,800	\$ (1,693.40)	\$ 33,120
6,278.04	6,402	(123.96)	5003M	MANAGEMENT SALARIES/BURDEN	31,360.48	32,010	(649.52)	76,823
(20.00)	2,500	(2,520.00)	5009A	REBILL FEE EXPENSE	4,720.00	5,000	(280.00)	10,000
0.00	35	(35.00)	5009B	NSF FEE EXPENSE	175.00	175	0.00	420
3,687.80	2,500	1,187.80	5010	LEGAL EXPENSE	13,305.56	12,500	805.56	30,000
0.00	167	(167.00)	5020F	FILE REVIEW FEE	(150.00)	835	(985.00)	2,000
47.50	100	(52.50)	5020M	MONITOR TRUSTEE SALE	237.50	500	(262.50)	1,200
285.00	250	35.00	5020RR	FILE TRANSFER FEE EXPENSE	1,425.00	1,250	175.00	3,000
7,500.00	8,000	(500.00)	5030	AUDIT/TAX PREPARATION	7,500.00	8,000	(500.00)	8,000
35.00	35	0.00	5037	BANK CHARGES & CC FEES	175.00	175	0.00	420
0.00	0	0.00	5039	WEBSITE	515.90	400	115.90	400
2,844.80	250	2,594.80	5040	PRINTING/POSTAGE/MISC	4,258.40	4,750	(491.60)	10,000
2,427.50	833	1,594.50	5043	BILLING STATEMENTS	4,867.50	4,165	702.50	10,000
91.64	83	8.64	5046	NEWSLETTER	393.99	415	(21.01)	1,000
0.00	125	(125.00)	5047D	COMPUTER SUPPORT	0.00	625	(625.00)	1,500
0.00	33	(33.00)	5048S	OFFICE SUPPLIES	80.98	165	(84.02)	400
118.64	300	(181.36)	5055	MEETING EXPENSE	2,114.85	1,500	614.85	3,300
13,352.21	1,000	12,352.21	5056A	SOCIAL EVENT EXPENSE	17,098.24	20,000	(2,901.76)	40,000
20.00	333	(313.00)	5059V	VIOLATION NOTICES	122.00	1,665	(1,543.00)	4,000
0.00	0	0.00	5070	PROPERTY TAXES	0.00	0	0.00	450
0.00	0	0.00	5080	CORPORATE TAXES	1,329.96	135	1,194.96	135
486.00	0	486.00	5090	INSURANCE	0.00	0	0.00	0
0.00	67	(67.00)	5099	MISCELLANEOUS EXPENSE	1,406.04	335	1,071.04	800
(486.00)	0	(486.00)	5099PY	PRIOR YEAR ADJUSTMENT/EXP	(486.00)	0	(486.00)	0
<u>\$ 39,089.45</u>	<u>\$ 25,773</u>	<u>\$ 13,316.45</u>		TOTAL ADMINISTRATIVE	<u>\$ 102,557.00</u>	<u>\$ 108,400</u>	<u>\$ (5,843.00)</u>	<u>\$ 236,968</u>
U T I L I T I E S								
\$ 3,759.10	\$ 7,000	\$ (3,240.90)	5100	WATER/SEWER	\$ 19,452.07	\$ 30,500	\$ (11,047.93)	\$ 152,250
140.53	167	(26.47)	5120	ELECTRIC	698.48	835	(136.52)	2,000
0.00	0	0.00	5151	PHONE	183.80	176	7.80	800
<u>\$ 3,899.63</u>	<u>\$ 7,167</u>	<u>\$ (3,267.37)</u>		TOTAL UTILITIES	<u>\$ 20,334.35</u>	<u>\$ 31,511</u>	<u>\$ (11,176.65)</u>	<u>\$ 155,050</u>
L A N D S C A P I N G								
\$ 22,175.00	\$ 20,518	\$ 1,657.00	5200	LANDSCAPE CONTRACT	\$ 100,251.00	\$ 102,590	\$ (2,339.00)	\$ 248,098
535.31	2,083	(1,547.69)	5220	IRRIGATION REPAIRS	1,656.14	10,415	(8,758.86)	25,000
0.00	1,500	(1,500.00)	5222	BACKFLOW INSPECTION	1,425.00	1,500	(75.00)	1,500
2,850.99	0	2,850.99	5230	SHRUBS/TREES/FLOWERS	2,850.99	750	2,100.99	1,500
11,050.00	13,850	(2,800.00)	5233	FERTILIZER	47,882.50	35,275	12,607.50	85,025
0.00	833	(833.00)	5240	TREE TRIMMING/REMOVAL	2,090.00	19,169	(17,079.00)	25,000
842.17	1,083	(240.83)	5248	LANDSCAPE DUMP FEES	4,472.65	5,415	(942.35)	13,000
0.00	250	(250.00)	5249	LANDSCAPE-MISC	159.83	1,250	(1,090.17)	3,000
0.00	1,367	(1,367.00)	5277	PRE/POST EMERGENT	7,489.50	6,835	654.50	16,400
<u>\$ 37,453.47</u>	<u>\$ 41,484</u>	<u>\$ (4,030.53)</u>		TOTAL LANDSCAPE	<u>\$ 168,277.61</u>	<u>\$ 183,199</u>	<u>\$ (14,921.39)</u>	<u>\$ 418,523</u>



**104 AUGUSTA RANCH COMMUNITY MASTER ASSOCIATION
STATEMENT OF REVENUES & EXPENSES
05/31/2019**

***** ACTUAL	CURRENT PERIOD BUDGET	***** OVER (UNDER)			***** ACTUAL	YEAR-TO-DATE BUDGET	***** OVER (UNDER)	***** ANNUAL BUDGET
G A T E S								
\$ 2,062.90	\$ 917	\$ 1,145.90	5500S	SECURITY GAS	\$ 5,472.07	\$ 4,585	\$ 887.07	\$ 11,000
17,836.72	17,837	(0.28)	5513	PATROL SERVICE	97,804.69	97,685	119.69	222,541
2,266.32	1,000	1,266.32	5551	VEHICLE MAINTENANCE & FUEL	6,103.77	5,000	1,103.77	12,000
123.97	140	(16.03)	5552	SECURITY CELL PHONES	620.54	700	(79.46)	1,680
<u>\$ 22,289.91</u>	<u>\$ 19,894</u>	<u>\$ 2,395.91</u>		TOTAL GATES	<u>\$ 110,001.07</u>	<u>\$ 107,970</u>	<u>\$ 2,031.07</u>	<u>\$ 247,221</u>
COMMON AREA								
\$ 486.00	\$ 125	\$ 361.00	5700	BUILDING MAINTENANCE	\$ 801.96	\$ 625	\$ 176.96	\$ 1,500
256.94	1,083	(826.06)	5800	COMMON AREA MAINTENANCE/REPAIRS	4,304.06	5,415	(1,110.94)	13,000
105.00	333	(228.00)	5836	FOUNTAIN REPAIR & MAINTENANCE	525.00	1,665	(1,140.00)	4,000
1,600.00	504	1,096.00	5850	EXTERMINATING	3,130.00	2,520	610.00	6,050
<u>\$ 2,447.94</u>	<u>\$ 2,045</u>	<u>\$ 402.94</u>		TOTAL COMMON AREA	<u>\$ 8,761.02</u>	<u>\$ 10,225</u>	<u>\$ (1,463.98)</u>	<u>\$ 24,550</u>
<u>\$ 105,180.40</u>	<u>\$ 96,363</u>	<u>\$ 8,817.40</u>		TOTAL OPERATING EXPENSES	<u>\$ 409,931.05</u>	<u>\$ 441,305</u>	<u>\$ (31,373.95)</u>	<u>\$ 1,082,312</u>
<u>\$ (69,419.28)</u>	<u>\$ (74,805)</u>	<u>\$ 5,385.72</u>		OPERATING FUND SURPLUS/(DEFICIT)	<u>\$ 108,281.64</u>	<u>\$ 35,690</u>	<u>\$ 72,591.64</u>	<u>\$ 9,497</u>
RESERVE FUND								
I N C O M E								
\$ 6,766.58	\$ 6,767	\$ (0.42)	7010	TRANSFER FROM OPERATING	\$ 33,832.90	\$ 33,835	\$ (2.10)	\$ 81,199
643.85	0	643.85	7034	INTEREST RESERVE FUND	3,059.54	0	3,059.54	0
<u>\$ 7,410.43</u>	<u>\$ 6,767</u>	<u>\$ 643.43</u>		TOTAL RESERVE INCOME	<u>\$ 36,892.44</u>	<u>\$ 33,835</u>	<u>\$ 3,057.44</u>	<u>\$ 81,199</u>
EXPENDITURES								
\$ 4,478.15	\$ 0	\$ 4,478.15	8510	GENERAL RESERVE EXPENSE	\$ 13,261.54	\$ 0	\$ 13,261.54	\$ 0
<u>\$ 4,478.15</u>	<u>\$ 0</u>	<u>\$ 4,478.15</u>		TOTAL RESERVE EXPENDITURES	<u>\$ 13,261.54</u>	<u>\$ 0</u>	<u>\$ 13,261.54</u>	<u>\$ 0</u>
<u>\$ 2,932.28</u>	<u>\$ 6,767</u>	<u>\$ (3,834.72)</u>		RESERVE FUND SURPLUS/(DEFICIT)	<u>\$ 23,630.90</u>	<u>\$ 33,835</u>	<u>\$ (10,204.10)</u>	<u>\$ 81,199</u>