



**AUGUSTA RANCH MASTER COMMUNITY
EXECUTIVE FINANCIAL SUMMARY
August 31, 2022**

Fiscal Year End: December 31, 2021

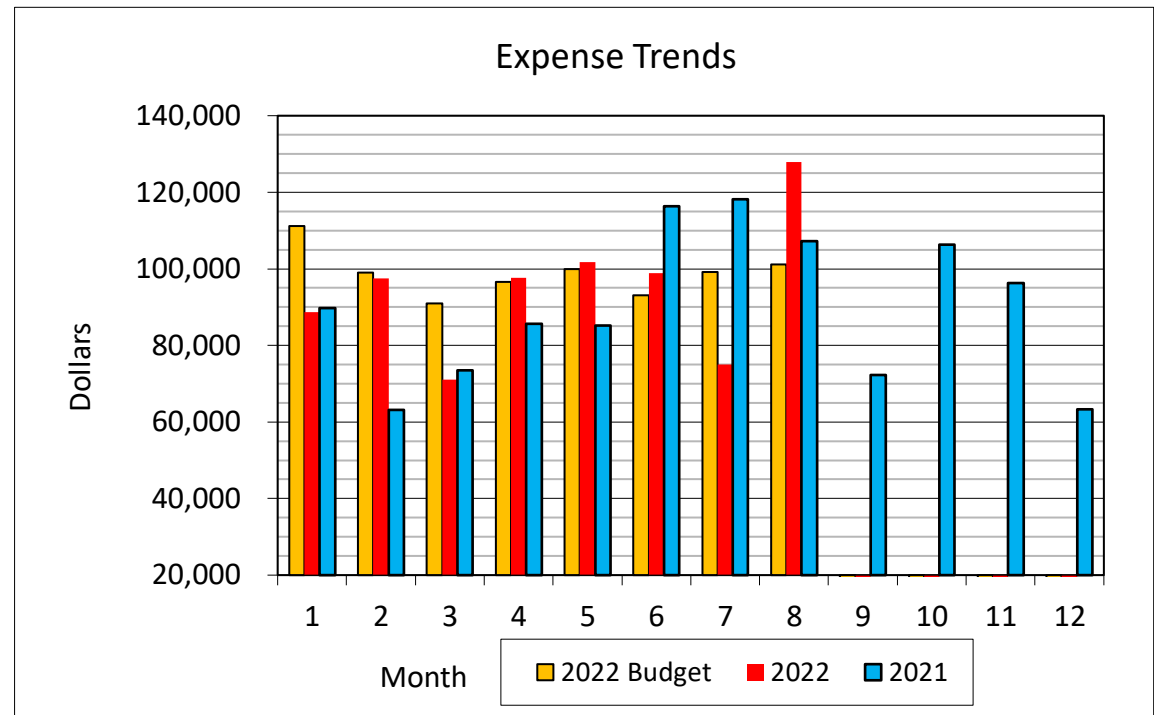
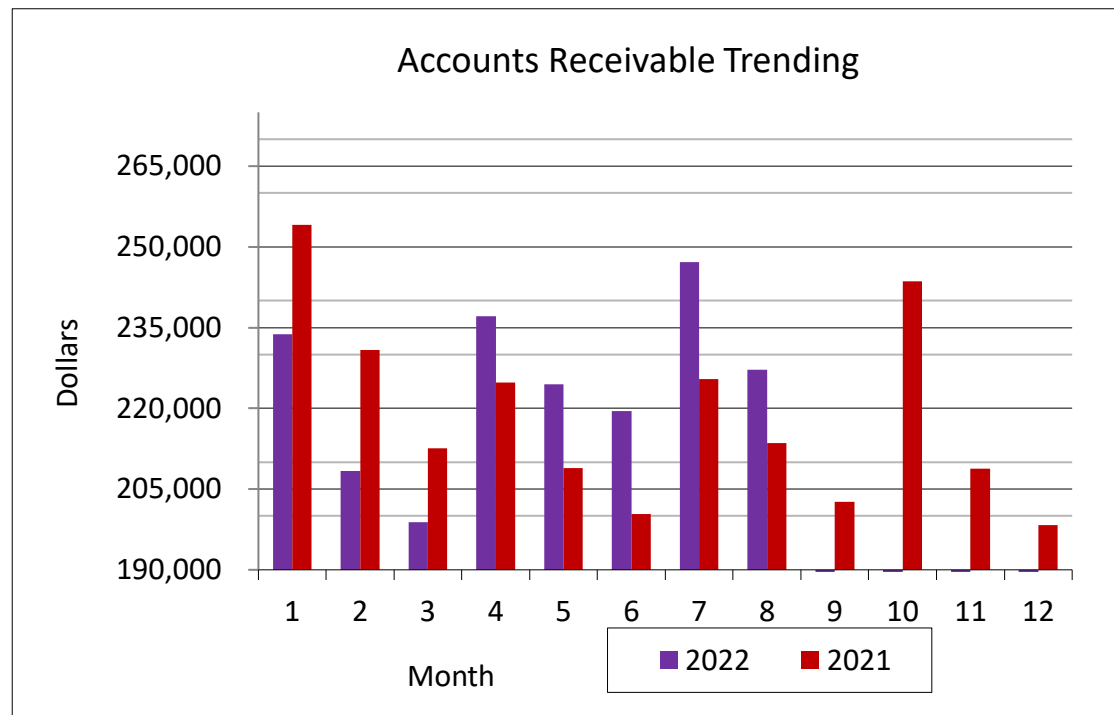
CASH SUMMARY

	Current Month August	Last Month July	Change This Month v. Last Month	Same Period Last Year	Change This Year v. Last Year
Operating Cash	485,205	618,469	(133,264)	387,819	97,386
Reserve Cash	476,053	468,121	7,932	508,368	(32,315)
Average Budgeted Expenses Per Month:	135,613				
Average Number of Months of Available Operating Cash:	3.58				

RECEIVABLES SUMMARY

Budgeted Assessments	37,000
Assessment Cash Received in August 2022	30,074

	Current	Same Period Last Month	Change This Month v. Last Month	Same Period Last Year	Change This Year v. Last Year
<u>Accounts Receivable</u>					
0-30 Days	11,873	5,522	6,352	12,676	(803)
31-60 Days	4,513	48,547	(44,035)	6,570	(2,058)
61-90 Days	20,371	9,044	11,327	22,652	(2,281)
91-180 Days	27,122	22,900	4,222	14,845	12,277
181-365 Days	21,640	21,369	271	13,213	8,426
Over 365 Days	141,686	139,735	1,951	143,576	(1,890)
<u>Total Accounts Receivable</u>	227,204	247,117	(19,913)	213,532	13,672
Prepaid Assessments	(56,041)	(125,961)	69,920	(107,590)	51,549



OPERATING EXPENSE SUMMARY

	Current Month Expenses	YTD Expenses	YTD Budget	YTD Variance Positive/ (Negative)
Administrative	23,230	185,914	186,415	501
Utilities	28,560	95,630	111,336	15,706
Landscaping	55,111	296,576	312,776	16,200
Gates	18,687	166,680	163,800	(2,880)
Common Area	2,295	13,776	16,328	2,552
Total Operating Expenses before Reserve Contributions:	127,883	758,576	790,655	32,079

RESERVE SUMMARY

Contributions to Reserves this Month:	7,732
Contributions to Reserves YTD	61,856
Earnings on Reserve Funds YTD	1,793
Reserve Disbursements this Month	-
Reserve Disbursements YTD	76,574



**104 AUGUSTA RANCH COMMUNITY MASTER ASSOCIATION
BALANCE SHEET
08/31/2022**

ASSETS

OPERATING FUNDS

US BANK - OPERATING CHECKING	\$ 243,423.50	
US BANK - OPERATING MM SAVINGS ACCOUNT	173,883.99	
DUE FROM GOLF	67,897.91	

TOTAL OPERATING FUNDS \$ 485,205.40

RESERVE FUNDS

RESERVE CD CIT .65% 7/19/23	\$ 246,465.94	
MMA PACWEST BK .51%	109,587.19	
MORGAN STANLEY	120,000.09	

TOTAL RESERVE FUNDS \$ 476,053.22

TOTAL ASSETS \$ 961,258.62

LIABILITIES & EQUITY

HOMEOWNERS EQUITY

RESERVE EQUITY

ACCUMULATED GENERAL	\$ 278,300.56	
CURRENT RESERVE ACTIVITY	(12,925.34)	
WORKING CAPITAL	210,678.00	

TOTAL RESERVE EQUITY \$ 476,053.22

OPERATING SURPLUS (DEFICIT)

ACCUMULATED SURPLUS (DEFICIT)	\$ 445,690.84	
CURRENT SURPLUS (DEFICIT)	26,589.22	
CURRENT YEAR RESERVE EQUITY	12,925.34	

TOTAL SURPLUS (DEFICIT) \$ 485,205.40

TOTAL LIABILITIES & EQUITY \$ 961,258.62



104 AUGUSTA RANCH COMMUNITY MASTER ASSOCIATION
STATEMENT OF REVENUES & EXPENSES
08/31/2022

***** ACTUAL	CURRENT PERIOD BUDGET	***** OVER (UNDER)			***** ACTUAL	YEAR-TO-DATE BUDGET	***** OVER (UNDER)	***** ANNUAL BUDGET
I N C O M E								
\$ 30,073.77	\$ 37,000	\$ (6,926.23)	4000	ASSESSMENT INCOME	\$ 1,026,159.56	\$ 1,033,808	\$ (7,648.44)	\$ 1,523,808
0.00	(583)	583.00	4000D	UNCOLLECTED ASSESSMENTS	0.00	(4,664)	4,664.00	(7,000)
258.24	8	250.24	4030	INTEREST INCOME	510.20	64	446.20	100
(30.00)	0	(30.00)	4032A	SMARTWEB FEE INCOME	0.00	0	0.00	0
858.00	1,917	(1,059.00)	4050PL	PRE-LEGAL RECEIPTS	12,087.00	15,336	(3,249.00)	23,000
(3,593.25)	(1,917)	(1,676.25)	4050PR	PRE-LEGAL DISBURSEMENTS	(11,828.00)	(15,336)	3,508.00	(23,000)
0.00	0	0.00	4098	SPECIAL ASSESSMENT-PAINTING	1,181.21	0	1,181.21	0
0.00	0	0.00	4100	SPECIAL ASSESSMENT INCOME	98.00	0	98.00	0
2,204.00	4,200	(1,996.00)	4300	WORKING CAPITAL	34,408.00	33,600	808.00	50,400
609.00	2,088	(1,479.00)	4900	VIOLATION FINES	23,336.14	16,704	6,632.14	25,050
2,191.00	2,917	(726.00)	4925	REIMBURSE EXPENSE	15,754.77	23,336	(7,581.23)	35,000
(7,732.00)	(7,732)	0.00	6010	GENERAL RESERVE TRANSFER	(61,856.00)	(61,856)	0.00	(92,785)
(30,220.00)	(30,220)	0.00	6010GOL	GOLF COURSE TRANSFER	(241,760.00)	(241,760)	0.00	(362,640)
<u>\$ (5,381.24)</u>	<u>\$ 7,678</u>	<u>\$ (13,059.24)</u>		TOTAL INCOME	<u>\$ 798,090.88</u>	<u>\$ 799,232</u>	<u>\$ (1,141.12)</u>	<u>\$ 1,171,933</u>
E X P E N S E S								
A D M I N I S T R A T I V E								
\$ 2,684.00	\$ 2,600	\$ 84.00	5000	MANAGEMENT FEE	\$ 21,095.50	\$ 20,800	\$ 295.50	\$ 31,200
11,704.81	8,875	2,829.81	5003M	MANAGEMENT SALARIES/BURDEN	70,432.51	71,000	(567.49)	106,500
750.00	0	750.00	5005	RESERVE STUDY	750.00	0	750.00	0
0.00	4,050	(4,050.00)	5009A	REBILL FEE EXPENSE	8,860.00	12,150	(3,290.00)	16,200
35.00	35	0.00	5009B	NSF FEE EXPENSE	140.00	245	(105.00)	350
600.00	833	(233.00)	5010	LEGAL EXPENSE	2,810.00	6,664	(3,854.00)	10,000
620.00	275	345.00	5020F	FILE REVIEW FEE	1,050.00	2,200	(1,150.00)	3,300
0.00	33	(33.00)	5020M	MONITOR TRUSTEE SALE	142.50	264	(121.50)	400
190.00	0	190.00	5020RR	FILE TRANSFER FEE EXPENSE	190.00	0	190.00	0
0.00	0	0.00	5030	AUDIT/TAX PREPARATION	5,000.00	5,750	(750.00)	5,750
0.00	0	0.00	5031	ELECTRONIC PAYMENT PLATFORM	1,987.20	1,988	(0.80)	1,988
35.00	35	0.00	5037	BANK CHARGES & CC FEES	280.00	280	0.00	420
456.96	0	456.96	5039	WEBSITE	842.96	400	442.96	400
4,460.16	2,074	2,386.16	5040	PRINTING/POSTAGE/MISC	14,635.55	13,544	1,091.55	21,836
0.00	0	0.00	5043	BILLING STATEMENTS	2,141.25	2,500	(358.75)	2,500
75.64	83	(7.36)	5046	NEWSLETTER	966.94	664	302.94	1,000
80.12	33	47.12	5048S	OFFICE SUPPLIES	177.55	264	(86.45)	400
297.88	375	(77.12)	5055	MEETING EXPENSE	4,414.50	3,000	1,414.50	4,500
15.93	2,917	(2,901.07)	5056A	SOCIAL EVENT EXPENSE	28,329.97	23,336	4,993.97	35,000
1,224.00	500	724.00	5059V	VIOLATION NOTICES	3,958.00	4,000	(42.00)	6,000
0.00	0	0.00	5065F	ACC FILING FEE	100.00	30	70.00	30
0.00	0	0.00	5070	PROPERTY TAXES	0.00	0	0.00	50
0.00	0	0.00	5080	CORPORATE TAXES	0.00	0	0.00	50
0.00	0	0.00	5090	INSURANCE	17,204.00	17,000	204.00	17,000
0.00	42	(42.00)	5099	MISCELLANEOUS EXPENSE	505.95	336	169.95	500
0.00	0	0.00	5099PY	PRIOR YEAR ADJUSTMENT/EXP	(100.00)	0	(100.00)	0
<u>\$ 23,229.50</u>	<u>\$ 22,760</u>	<u>\$ 469.50</u>		TOTAL ADMINISTRATIVE	<u>\$ 185,914.38</u>	<u>\$ 186,415</u>	<u>\$ (500.62)</u>	<u>\$ 265,374</u>
U T I L I T I E S								
\$ 27,666.99	\$ 13,750	\$ 13,916.99	5100	WATER/SEWER	\$ 93,785.95	\$ 110,000	\$ (16,214.05)	\$ 165,000
159.74	167	(7.26)	5120	ELECTRIC	1,110.09	1,336	(225.91)	2,000
733.66	0	733.66	5151	PHONE	733.66	0	733.66	0
<u>\$ 28,560.39</u>	<u>\$ 13,917</u>	<u>\$ 14,643.39</u>		TOTAL UTILITIES	<u>\$ 95,629.70</u>	<u>\$ 111,336</u>	<u>\$ (15,706.30)</u>	<u>\$ 167,000</u>
L A N D S C A P I N G								
\$ 23,260.00	\$ 23,855	\$ (595.00)	5200	LANDSCAPE CONTRACT	\$ 182,930.00	\$ 190,840	\$ (7,910.00)	\$ 286,260
1,492.80	750	742.80	5220	IRRIGATION REPAIRS	4,936.87	6,000	(1,063.13)	9,000
0.00	0	0.00	5222	BACKFLOW INSPEC/RRPS	1,500.00	3,500	(2,000.00)	3,500
0.00	0	0.00	5230	SHRUBS/TREES/FLOWERS	1,056.92	900	156.92	1,800
24,200.00	7,350	16,850.00	5233	FERTILIZER	80,125.00	58,800	21,325.00	88,200
0.00	0	0.00	5235	OVERSEEDING	0.00	0	0.00	9,500
686.00	2,917	(2,231.00)	5240	TREE TRIMMING/REMOVAL	2,696.00	23,336	(20,640.00)	35,000



**104 AUGUSTA RANCH COMMUNITY MASTER ASSOCIATION
STATEMENT OF REVENUES & EXPENSES
08/31/2022**

***** ACTUAL	CURRENT PERIOD BUDGET	***** OVER (UNDER)			***** ACTUAL	YEAR-TO-DATE BUDGET	***** OVER (UNDER)	ANNUAL BUDGET
510.08	1,500	(989.92)	5248	LANDSCAPE DUMP FEES	10,769.46	12,000	(1,230.54)	18,000
261.66	125	136.66	5249	LANDSCAPE-MISC	961.66	1,000	(38.34)	1,500
4,700.00	5,400	(700.00)	5277	PRE/POST EMERGENT	11,600.00	16,400	(4,800.00)	16,600
<u>\$ 55,110.54</u>	<u>\$ 41,897</u>	<u>\$ 13,213.54</u>		TOTAL LANDSCAPE	<u>\$ 296,575.91</u>	<u>\$ 312,776</u>	<u>\$ (16,200.09)</u>	<u>\$ 469,360</u>
G A T E S								
\$ 0.00	\$ 1,500	\$ (1,500.00)	5500S	SECURITY GAS	\$ 12,526.62	\$ 12,000	\$ 526.62	\$ 18,000
18,365.73	18,183	182.73	5513	PATROL SERVICE	145,783.32	145,464	319.32	218,200
186.00	667	(481.00)	5551	VEHICLE MAINTENANCE & FUEL	7,286.45	5,336	1,950.45	8,000
135.65	125	10.65	5552	SECURITY CELL PHONES	1,083.77	1,000	83.77	1,500
<u>\$ 18,687.38</u>	<u>\$ 20,475</u>	<u>\$ (1,787.62)</u>		TOTAL GATES	<u>\$ 166,680.16</u>	<u>\$ 163,800</u>	<u>\$ 2,880.16</u>	<u>\$ 245,700</u>
C O M M O N A R E A								
\$ 0.00	\$ 250	\$ (250.00)	5700	BUILDING MAINTENANCE	\$ 0.00	\$ 2,000	\$ (2,000.00)	\$ 3,000
1,354.98	1,083	271.98	5800	COMMON AREA MAINTENANCE/REPAIRS	7,331.17	8,664	(1,332.83)	13,000
140.00	208	(68.00)	5836	FOUNTAIN REPAIR & MAINTENANCE	1,120.00	1,664	(544.00)	2,500
800.00	500	300.00	5850	EXTERMINATING	5,325.00	4,000	1,325.00	6,000
<u>\$ 2,294.98</u>	<u>\$ 2,041</u>	<u>\$ 253.98</u>		TOTAL COMMON AREA	<u>\$ 13,776.17</u>	<u>\$ 16,328</u>	<u>\$ (2,551.83)</u>	<u>\$ 24,500</u>
<u>\$ 127,882.79</u>	<u>\$ 101,090</u>	<u>\$ 26,792.79</u>		TOTAL OPERATING EXPENSES	<u>\$ 758,576.32</u>	<u>\$ 790,655</u>	<u>\$ (32,078.68)</u>	<u>\$ 1,171,934</u>
<u>\$ (133,264.03)</u>	<u>\$ (93,412)</u>	<u>\$ (39,852.03)</u>		OPERATING FUND SURPLUS/(DEFICIT)	<u>\$ 39,514.56</u>	<u>\$ 8,577</u>	<u>\$ 30,937.56</u>	<u>\$ (1)</u>
R E S E R V E F U N D								
I N C O M E								
\$ 7,732.00	\$ 7,732	\$ 0.00	7010	TRANSFER FROM OPERATING	\$ 61,856.00	\$ 61,856	\$ 0.00	\$ 92,785
200.19	0	200.19	7034	INTEREST RESERVE FUND	1,793.03	0	1,793.03	0
<u>\$ 7,932.19</u>	<u>\$ 7,732</u>	<u>\$ 200.19</u>		TOTAL RESERVE INCOME	<u>\$ 63,649.03</u>	<u>\$ 61,856</u>	<u>\$ 1,793.03</u>	<u>\$ 92,785</u>
E X P E N D I T U R E S								
\$ 0.00	\$ 0	\$ 0.00	8510	GENERAL RESERVE EXPENSE	\$ 57,595.87	\$ 0	\$ 57,595.87	\$ 0
0.00	0	0.00	8520	PAINTING	18,978.50	0	18,978.50	0
<u>\$ 0.00</u>	<u>\$ 0</u>	<u>\$ 0.00</u>		TOTAL RESERVE EXPENDITURES	<u>\$ 76,574.37</u>	<u>\$ 0</u>	<u>\$ 76,574.37</u>	<u>\$ 0</u>
<u>\$ 7,932.19</u>	<u>\$ 7,732</u>	<u>\$ 200.19</u>		RESERVE FUND SURPLUS/(DEFICIT)	<u>\$ (12,925.34)</u>	<u>\$ 61,856</u>	<u>\$ (74,781.34)</u>	<u>\$ 92,785</u>