



Financial Reporting Package

Sereno of Hillsborough County Homeowners Association, Inc.

3/1/2023 to 3/31/2023

Always Home for You

Sereno of Hillsborough County Homeowners Association, Inc.
Balance Sheet
3/31/2023

Assets

Cash - Operating

10100 - AAB -Operating	\$200,622.53
------------------------	--------------

<u>Cash - Operating Total</u>	<u>\$200,622.53</u>
-------------------------------	---------------------

Accounts Receivable

11100 - A/R - Mx. Receivable	\$5,054.28
------------------------------	------------

11200 - A/R - Assessments	\$30,430.35
---------------------------	-------------

11300 - A/R Legal	(\$364.17)
-------------------	------------

11400 - A/R Collections	\$1,270.80
-------------------------	------------

<u>Accounts Receivable Total</u>	<u>\$36,391.26</u>
----------------------------------	--------------------

Allowance for Bad Debt

12000 - Allowance for Bad Debt	(\$7,844.39)
--------------------------------	--------------

<u>Allowance for Bad Debt Total</u>	<u>(\$7,844.39)</u>
-------------------------------------	---------------------

Current Asset

14100 - PPD Liability Insurance 8/23	\$3,194.27
--------------------------------------	------------

14400 - PPD Crime Ins 8/23	\$456.28
----------------------------	----------

<u>Current Asset Total</u>	<u>\$3,650.55</u>
----------------------------	-------------------

<i>Assets Total</i>		\$232,819.95
---------------------	--	--------------

Liabilities and Equity

Current Liability

22000 - Accounts Payable	\$3,285.59
--------------------------	------------

22100 - Prepaid Owner Assessments	\$72,662.84
-----------------------------------	-------------

22400 - Accrued Expenses	\$260.00
--------------------------	----------

<u>Current Liability Total</u>	<u>\$76,208.43</u>
--------------------------------	--------------------

<u>Retained Earnings</u>	\$162,821.54
--------------------------	--------------

<u>Net Income</u>	(\$6,210.02)
-------------------	--------------

<i>Liabilities & Equity Total</i>		\$232,819.95
---------------------------------------	--	--------------

Sereno of Hillsborough County Homeowners Association, Inc.
Income Statement
3/1/2023 - 3/31/2023

3/1/2023 - 3/31/2023	1/1/2023 - 3/31/2023
----------------------	----------------------

Accounts	Actual	Budget	Variance	YTD Actual	YTD Budget	YTD Variance	Annual Budget
Income							
<u>Income</u>							
40000 - Assessment Income	\$40,187.54	\$48,750.00	(\$8,562.46)	\$117,414.92	\$146,250.00	(\$28,835.08)	\$585,000.00
40700 - Capital Contribution	\$6,900.00	\$4,438.92	\$2,461.08	\$8,400.00	\$13,316.76	(\$4,916.76)	\$53,267.00
41100 - Late Fees	\$0.00	\$0.00	\$0.00	\$2,800.00	\$0.00	\$2,800.00	\$0.00
41200 - Interest - Delinquent Accounts	\$0.00	\$0.00	\$0.00	\$422.63	\$0.00	\$422.63	\$0.00
41750 - Lease Fee	\$100.00	\$0.00	\$100.00	\$250.00	\$0.00	\$250.00	\$0.00
41900 - Interest Income - Operating	\$3.70	\$0.00	\$3.70	\$11.54	\$0.00	\$11.54	\$0.00
Total Income	\$47,191.24	\$53,188.92	(\$5,997.68)	\$129,299.09	\$159,566.76	(\$30,267.67)	\$638,267.00
Total Income	\$47,191.24	\$53,188.92	(\$5,997.68)	\$129,299.09	\$159,566.76	(\$30,267.67)	\$638,267.00
Expense							
<u>Fixed Costs</u>							
60300 - Accounting Fees & Tax Prep	\$0.00	\$383.33	\$383.33	\$650.00	\$1,149.99	\$499.99	\$4,600.00
60350 - Legal Fees	(\$200.00)	\$500.00	\$700.00	\$3,613.05	\$1,500.00	(\$2,113.05)	\$6,000.00
60400 - Legal - Chargeback	\$0.00	\$0.00	\$0.00	(\$600.00)	\$0.00	\$600.00	\$0.00
60500 - AP Processing	\$20.00	\$20.00	\$0.00	\$60.00	\$60.00	\$0.00	\$240.00
60700 - Insurance Liability/Property/Umb	\$798.58	\$800.00	\$1.42	\$2,395.74	\$2,400.00	\$4.26	\$9,600.00
60750 - Insurance - D&O	\$0.00	\$112.08	\$112.08	\$0.00	\$336.24	\$336.24	\$1,345.00
60950 - Insurance - Fidelity Bond/Crime	\$114.07	\$125.00	\$10.93	\$342.21	\$375.00	\$32.79	\$1,500.00
61100 - Mailings	\$916.89	\$750.00	(\$166.89)	\$928.53	\$2,250.00	\$1,321.47	\$9,000.00
61150 - Website Service	\$95.00	\$80.00	(\$15.00)	\$285.00	\$240.00	(\$45.00)	\$960.00
61300 - Corporate Annual Report	\$0.00	\$62.00	\$62.00	\$0.00	\$62.00	\$62.00	\$62.00
61350 - Bad Debt	\$3,609.23	\$41.67	(\$3,567.56)	\$3,609.23	\$125.01	(\$3,484.22)	\$500.00
61400 - Events/Contingency	\$669.49	\$333.33	(\$336.16)	\$1,909.43	\$999.99	(\$909.44)	\$4,000.00
61500 - Storage	\$0.00	\$20.83	\$20.83	\$0.00	\$62.49	\$62.49	\$250.00
Total Fixed Costs	\$6,023.26	\$3,228.24	(\$2,795.02)	\$13,193.19	\$9,560.72	(\$3,632.47)	\$38,057.00
<u>Telecommunications</u>							
68250 - ULTRAFi (Internet & Cable)	\$34,702.60	\$45,142.50	\$10,439.90	\$106,617.65	\$135,427.50	\$28,809.85	\$541,710.00
Total Telecommunications	\$34,702.60	\$45,142.50	\$10,439.90	\$106,617.65	\$135,427.50	\$28,809.85	\$541,710.00
<u>Variable Costs</u>							
60150 - Management Fees	\$4,305.00	\$4,550.00	\$245.00	\$12,649.00	\$13,650.00	\$1,001.00	\$54,600.00
60450 - Payment Coupons	\$3,035.67	\$325.00	(\$2,710.67)	\$3,049.27	\$975.00	(\$2,074.27)	\$3,900.00
Total Variable Costs	\$7,340.67	\$4,875.00	(\$2,465.67)	\$15,698.27	\$14,625.00	(\$1,073.27)	\$58,500.00
Total Expense	\$48,066.53	\$53,245.74	\$5,179.21	\$135,509.11	\$159,613.22	\$24,104.11	\$638,267.00
Operating Net Income	(\$875.29)	(\$56.82)	(\$818.47)	(\$6,210.02)	(\$46.46)	(\$6,163.56)	\$0.00
Net Income	(\$875.29)	(\$56.82)	(\$818.47)	(\$6,210.02)	(\$46.46)	(\$6,163.56)	\$0.00