

Fairway Estates Community Association

Treasurers Report

April 10, 2017 – Covering month of March 2017

- \$3,240 in annual Dues payments was deposited in March. I have deposited payment from 337 residents in Jan/Feb/Mar. We are over our anticipated Dues collection by \$480
- Our expenses for February included the routine and normal, utilities and lake and lawn maintenance
- Other expenses in February –
  - \$175 to our CPA – another increase despite the fact that last year they told me the increase last year would NOT happen again. 😞 The good news however is that due to excessive expenses related to Deed Restrictions Revitalization, we did NOT have to pay any income taxes on the overage in income from Ad Sales for the Directory.
  - Rebecca Wellborn was reimbursed \$314.27 for Beautification Projects. That is \$14.27 OVER the amount allocated for the entire year for Beautification.
  - An additional \$94 was paid to the attorney for what should be final billing related to Deed Restrictions revitalization.
  - \$120 was given as a deposit to the Caricature Artist for the Spring Fling. The full report on income and expenses related to the Spring Fling will come on the May Treasurers Report.
- Our March ending checking balance was \$16,077.95
- Our CD balance with accrued interest is \$5,960.40

Kelly Dixon

Treasurer

## Fairway Estates Community Association Profit & Loss Detail

04/08/17

March 2017

Accrual Basis

Type	Date	Num	Name	Memo	Clr	Split	Debit	Credit	Balance
<b>Ordinary Income/Expense</b>									
<b>Income</b>									
<b>Annual Dues</b>									
Check	03/29/2017	132	Kathleen Griffin			SunTrust Check...	5.00		-5.00
Deposit	03/31/2017			Deposit		SunTrust Check...		3,245.00	3,240.00
Total Annual Dues							5.00	3,245.00	3,240.00
Total Income							5.00	3,245.00	3,240.00
Gross Profit							5.00	3,245.00	3,240.00
<b>Expense</b>									
<b>Beautification</b>									
Check	03/15/2017	129	Rebecca Wellborn	Plants & Mulch...		SunTrust Check...	314.27		314.27
Total Beautification							314.27	0.00	314.27
<b>Deed Restrictions Revitalizatio</b>									
<b>Legal Fees</b>									
Check	03/21/2017	130	Cianfrone, Nikoloff, G...	Inv #77377		SunTrust Check...	94.00		94.00
Total Legal Fees							94.00	0.00	94.00
Total Deed Restrictions Revitalizatio							94.00	0.00	94.00
<b>Lawn &amp; Lake Care</b>									
<b>Lake Care</b>									
Check	03/21/2017	5157	Aquatics Systems Inc			SunTrust Check...	95.00		95.00
Total Lake Care							95.00	0.00	95.00
Total Lawn & Lake Care							95.00	0.00	95.00
<b>Professional Fees</b>									
Check	03/15/2017	128	Folsom Accounting S...	2016 Tax Prep		SunTrust Check...	175.00		175.00
Total Professional Fees							175.00	0.00	175.00
<b>Special Events</b>									
<b>Spring Fling</b>									
<b>Entertainment</b>									
Check	03/20/2017		Gig Salad	Caricature Arti...		SunTrust Check...	120.00		120.00
Total Entertainment							120.00	0.00	120.00
Total Spring Fling							120.00	0.00	120.00
Total Special Events							120.00	0.00	120.00
<b>Utilities</b>									
<b>Electric - 0501749435</b>									
Check	03/10/2017		Duke Energy			SunTrust Check...	15.30		15.30
Total Electric - 0501749435							15.30	0.00	15.30
<b>Electric - 33175 58387</b>									
Check	03/24/2017		Duke Energy			SunTrust Check...	30.94		30.94
Total Electric - 33175 58387							30.94	0.00	30.94
<b>Electric - 3317702394</b>									
Check	03/10/2017		Duke Energy			SunTrust Check...	12.35		12.35
Total Electric - 3317702394							12.35	0.00	12.35
<b>Water</b>									
Check	03/09/2017		City of Dunedin	31643-2710		SunTrust Check...	8.00		8.00
Total Water							8.00	0.00	8.00
Total Utilities							66.59	0.00	66.59
Total Expense							864.86	0.00	864.86
Net Ordinary Income							869.86	3,245.00	2,375.14
<b>Other Income/Expense</b>									
<b>Other Income</b>									
<b>CD Interest</b>									
Deposit	03/15/2017			Deposit		Suntrust CD		1.47	1.47
Total CD Interest							0.00	1.47	1.47
Total Other Income							0.00	1.47	1.47
Net Other Income							0.00	1.47	1.47
<b>Net Income</b>							<b>869.86</b>	<b>3,246.47</b>	<b>2,376.61</b>

**Fairway Estates Community Association**  
**Profit & Loss Budget vs. Actual**  
 January through December 2017

	Jan - Dec 17	Budget	\$ Over Budget	% of Budget
<b>Ordinary Income/Expense</b>				
<b>Income</b>				
Annual Dues	13,480.00	13,000.00	480.00	103.7%
Deed Rest Revital Income	0.00	0.00	0.00	0.0%
From Retained Earnings	0.00	350.00	-350.00	0.0%
<b>Total Income</b>	<b>13,480.00</b>	<b>13,350.00</b>	<b>130.00</b>	<b>101.0%</b>
<b>Gross Profit</b>	<b>13,480.00</b>	<b>13,350.00</b>	<b>130.00</b>	<b>101.0%</b>
<b>Expense</b>				
<b>Annual Dues Notices</b>				
Envelopes	0.00	75.00	-75.00	0.0%
Labels	0.00	30.00	-30.00	0.0%
Postage	0.00	250.00	-250.00	0.0%
Printing	0.00	55.00	-55.00	0.0%
<b>Total Annual Dues Notices</b>	<b>0.00</b>	<b>410.00</b>	<b>-410.00</b>	<b>0.0%</b>
<b>Bank Fees</b>				
Account Analysis Fee	6.00	12.00	-6.00	50.0%
<b>Total Bank Fees</b>	<b>6.00</b>	<b>12.00</b>	<b>-6.00</b>	<b>50.0%</b>
<b>Beautification</b>				
Seasonal Plantings at Entrances	0.00	0.00	0.00	0.0%
Beautification - Other	314.27	300.00	14.27	104.8%
<b>Total Beautification</b>	<b>314.27</b>	<b>300.00</b>	<b>14.27</b>	<b>104.8%</b>
<b>Computer, Internet, Website</b>				
Malware	49.92	50.00	-0.08	99.8%
Website Domain Renewal	0.00	12.00	-12.00	0.0%
Website Hosting	0.00	120.00	-120.00	0.0%
<b>Total Computer, Internet, Website</b>	<b>49.92</b>	<b>182.00</b>	<b>-132.08</b>	<b>27.4%</b>
<b>Deed Restrictions Revitalizatio</b>				
Envelopes	70.18	80.00	-9.82	87.7%
Legal Fees	329.00	300.00	29.00	109.7%
Postage	249.60	260.00	-10.40	96.0%
Resident Meetings for DRR	0.00	0.00	0.00	0.0%
<b>Total Deed Restrictions Revitalizatio</b>	<b>648.78</b>	<b>640.00</b>	<b>8.78</b>	<b>101.4%</b>
<b>Dunedin Council of Organization</b>	<b>0.00</b>	<b>20.00</b>	<b>-20.00</b>	<b>0.0%</b>
<b>Florida Department of State</b>	<b>61.25</b>	<b>62.00</b>	<b>-0.75</b>	<b>98.8%</b>
<b>Insurance Expense</b>				
Bond - Fidelity	0.00	140.00	-140.00	0.0%
Bond - Forgery	0.00	40.00	-40.00	0.0%
Directors & Officers Insurance	0.00	2,250.00	-2,250.00	0.0%
Homeowners &/or Mobile HOA	700.00	700.00	0.00	100.0%
Paid in Full Discount	-71.00			
Special Events	450.00	450.00	0.00	100.0%
Terrorism	12.00	12.00	0.00	100.0%
<b>Total Insurance Expense</b>	<b>1,091.00</b>	<b>3,592.00</b>	<b>-2,501.00</b>	<b>30.4%</b>
<b>Lawn &amp; Lake Care</b>				
Lake Care	285.00	1,140.00	-855.00	25.0%
Monthly Lawn Service	500.00	3,000.00	-2,500.00	16.7%
<b>Total Lawn &amp; Lake Care</b>	<b>785.00</b>	<b>4,140.00</b>	<b>-3,355.00</b>	<b>19.0%</b>
<b>Miscellaneous</b>	<b>0.00</b>	<b>100.00</b>	<b>-100.00</b>	<b>0.0%</b>
<b>New Resident Welcome Packets</b>	<b>0.00</b>	<b>100.00</b>	<b>-100.00</b>	<b>0.0%</b>
<b>Newsletters</b>				
Labels & Toner	0.00	50.00	-50.00	0.0%
Postage	141.00	390.00	-249.00	36.2%
Printing	96.29	295.00	-198.71	32.6%
Tabs for Newsletters	0.00	35.00	-35.00	0.0%
<b>Total Newsletters</b>	<b>237.29</b>	<b>770.00</b>	<b>-532.71</b>	<b>30.8%</b>
<b>PO Box Rental</b>	<b>0.00</b>	<b>70.00</b>	<b>-70.00</b>	<b>0.0%</b>
<b>Professional Fees</b>	<b>175.00</b>	<b>160.00</b>	<b>15.00</b>	<b>109.4%</b>
<b>Repairs and Maintenance</b>	<b>0.00</b>	<b>150.00</b>	<b>-150.00</b>	<b>0.0%</b>

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04/08/17

Cash Basis

**Fairway Estates Community Association**  
**Profit & Loss Budget vs. Actual**  
 January through December 2017

	Jan - Dec 17	Budget	\$ Over Budget	% of Budget
<b>Special Events</b>				
<b>Annual Meeting</b>				
Beverage	88.90	90.00	-1.10	98.8%
Discount	0.00	0.00	0.00	0.0%
Facility Rental	0.00	55.00	-55.00	0.0%
Food	88.90	90.00	-1.10	98.8%
Signage	16.05			
<b>Total Annual Meeting</b>	193.85	235.00	-41.15	82.5%
<b>Christmas Holiday Party</b>				
Decorations	0.00	20.00	-20.00	0.0%
Face Painting	0.00	150.00	-150.00	0.0%
Food	0.00	200.00	-200.00	0.0%
Steel Drum Band	0.00	100.00	-100.00	0.0%
Christmas Holiday Party - Other	0.00	0.00	0.00	0.0%
<b>Total Christmas Holiday Party</b>	0.00	470.00	-470.00	0.0%
<b>Fall Festival</b>				
Food/Beverage	0.00	150.00	-150.00	0.0%
Prizes/Decorations	0.00	250.00	-250.00	0.0%
<b>Total Fall Festival</b>	0.00	400.00	-400.00	0.0%
<b>Garage Sale</b>				
Ad	0.00	60.00	-60.00	0.0%
Signs	0.00	12.00	-12.00	0.0%
Garage Sale - Other	0.00	0.00	0.00	0.0%
<b>Total Garage Sale</b>	0.00	72.00	-72.00	0.0%
<b>Spring Fling</b>				
Entertainment	120.00			
Spring Fling - Other	0.00	200.00	-200.00	0.0%
<b>Total Spring Fling</b>	120.00	200.00	-80.00	60.0%
<b>Total Special Events</b>	313.85	1,377.00	-1,063.15	22.8%
<b>Taxes &amp; Fees</b>	0.00	350.00	-350.00	0.0%
<b>Utilities</b>				
Electric - 0501749435	38.44	192.00	-153.56	20.0%
Electric - 33175 58387	92.68	396.00	-303.32	23.4%
Electric - 3317702394	36.80	156.00	-119.20	23.6%
Water	24.75	108.00	-83.25	22.9%
<b>Total Utilities</b>	192.67	852.00	-659.33	22.6%
<b>Total Expense</b>	3,875.03	13,287.00	-9,411.97	29.2%
<b>Net Ordinary Income</b>	9,604.97	63.00	9,541.97	15,246.0%
<b>Other Income/Expense</b>				
<b>Other Income</b>				
CD Interest	1.47	6.00	-4.53	24.5%
<b>Total Other Income</b>	1.47	6.00	-4.53	24.5%
<b>Net Other Income</b>	1.47	6.00	-4.53	24.5%
<b>Net Income</b>	9,606.44	69.00	9,537.44	13,922.4%