

Fairway Estates Community Association

Treasurers Report

January 12, 2022 - Covering month of December 2021 and Year End

- We finished out at 384 houses paid for 2021. One off of last years total of 385 houses.
- Routine Lawn, Lake and Utilities were paid
- Diane Kerfeld submitted receipts totally more than the remaining balance for Beatification. She was reimbursed \$281.51, closing out the funds available
- The Annual Meeting and Dues Notices were printed by Sir Speedy. As with many things this last year, the cost was more than originally budgeted by \$41.99. Other budget items however for this mailing were less expensive so we did not go over as a complete category.
- Bill Greenwoods very efficient handling of things with the City allowed them to get us our check from the Martha Donald Grant in the amount of \$980.30.
- The Christmas Party expenses were limited to Pizza and the Photo Booth at \$831.99. We received another \$200 in sponsorship money to go towards the events. As a whole, the Special Events category ended up \$147 UNDER budget for the year.
- For the Year End Numbers please refer to the highlighted items. With the Tree Trimming Cost of \$4250 but only the \$1000 line item for these items, we ended up with a Net Loss overall on the P&L of \$1821.27 which is less than the actual "overage" on the Tree Trimming due to other budget items being UNDER budget. This will come "out of retained" earnings as planned for with the \$1000 per year we are budgeting for these periodic expenses.
- Our ending checking & savings balances can be found on the attached Balance Sheet

Kelly Dixon

Treasurer

Fairway Estates Community Association

01/12/22

Profit & Loss Detail

Cash Basis

December 2021

Type	Date	Num	Name	Memo	Clr	Split	Debit	Credit	Original Amount	Balance
Ordinary Income/Expense										
Expense										
Annual Dues Notices										
Printing/Paper										
Check	12/20/2021	251	Sir Speedy	Annual Due...		SunTrust Ch...	186.99		186.99	186.99
Total Printing/Paper							186.99	0.00		186.99
Total Annual Dues Notices							186.99	0.00		186.99
Beautification										
Check	12/12/2021	250	Diane Kerfeld	Mulch, Plan...		SunTrust Ch...	281.51		281.51	281.51
Total Beautification							281.51	0.00		281.51
Dunedin Council of Organization										
Check	12/09/2021	248	Betsy Morgan	Breakfast		SunTrust Ch...	10.00		10.00	10.00
Total Dunedin Council of Organization							10.00	0.00		10.00
Lawn & Lake Care										
Lake Care										
Check	12/17/2021		SOLitude Lake M...			SunTrust Ch...	100.94		100.94	100.94
Total Lake Care							100.94	0.00		100.94
Monthly Lawn Service										
Check	12/15/2021		VH Lawn Care			SunTrust Ch...	285.00		285.00	285.00
Total Monthly Lawn Service							285.00	0.00		285.00
Total Lawn & Lake Care							385.94	0.00		385.94
Maintenance/Repairs										
Signs/Benches/Picnic Table										
Deposit	12/21/2021			Martha Don...		SunTrust Ch...		980.30	-980.30	-980.30
Total Signs/Benches/Picnic Table							0.00	980.30		-980.30
Total Maintenance/Repairs							0.00	980.30		-980.30
Special Events										
Christmas Holiday Party										
Food										
Check	12/06/2021		Madison Ave Pizza	19 pizzas		SunTrust Ch...	331.99		331.99	331.99
Total Food							331.99	0.00		331.99
Photo Booth										
Check	12/05/2021	247	Add A Photo Booth	Photo Boot...		SunTrust Ch...	500.00		500.00	500.00
Total Photo Booth							500.00	0.00		500.00
Sponsorship										
Deposit	12/03/2021			Deposit		SunTrust Ch...		200.00	-200.00	-200.00
Total Sponsorship							0.00	200.00		-200.00
Total Christmas Holiday Party							831.99	200.00		631.99
Total Special Events							831.99	200.00		631.99
Utilities										
Electric - 0501749435										
Check	12/14/2021		Duke - 1037			SunTrust Ch...	20.35		20.35	20.35
Total Electric - 0501749435							20.35	0.00		20.35
Electric - 33175 58387										
Check	12/28/2021		Duke - 0804			SunTrust Ch...	32.24		32.24	32.24
Total Electric - 33175 58387							32.24	0.00		32.24
Electric - 3317702394										
Check	12/14/2021		Duke - 7532			SunTrust Ch...	15.17		15.17	15.17
Total Electric - 3317702394							15.17	0.00		15.17

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01/12/22

Cash Basis

Fairway Estates Community Association

Profit & Loss Detail

December 2021

Type	Date	Num	Name	Memo	Clr	Split	Debit	Credit	Original Amount	Balance
Water										
Check	12/07/2021		City of Dunedin	31643-2710		SunTrust Ch...	9.00		9.00	9.00
Total Water							9.00	0.00		9.00
Total Utilities							76.76	0.00		76.76
Total Expense							1,773.19	1,180.30		592.89
Net Ordinary Income							1,773.19	1,180.30		-592.89
Other Income/Expense										
Other Income										
Savings Interest										
Deposit	12/31/2021			Interest		Suntrust Sav...		0.11	0.11	0.11
Total Savings Interest							0.00	0.11		0.11
Total Other Income							0.00	0.11		0.11
Net Other Income							0.00	0.11		0.11
Net Income							1,773.19	1,180.41		-592.78

Fairway Estates Community Association
Balance Sheet
As of December 31, 2021

	<u>Dec 31, 21</u>
ASSETS	
Current Assets	
Checking/Savings	
SunTrust Checking	3,960.76
Suntrust Savings	13,130.33
Total Checking/Savings	<u>17,091.09</u>
Total Current Assets	<u>17,091.09</u>
TOTAL ASSETS	<u>17,091.09</u>
LIABILITIES & EQUITY	
Equity	
Opening Balance Equity	12,333.43
Retained Earnings	6,573.52
Net Income	<u>-1,815.86</u>
Total Equity	<u>17,091.09</u>
TOTAL LIABILITIES & EQUITY	<u>17,091.09</u>

Fairway Estates Community Association
Profit & Loss Budget vs. Actual
 January through December 2021

	Jan - Dec 21	Budget	\$ Over Budget
Ordinary Income/Expense			
Income			
Annual Dues	17,280.00	16,065.00	1,215.00
Deposit in Error	0.00		
From Retained Earnings	0.00	0.00	0.00
Total Income	17,280.00	16,065.00	1,215.00
Gross Profit	17,280.00	16,065.00	1,215.00
Expense			
Annual Dues Notices			
Envelopes	64.18	90.00	-25.82
Labels	0.00	15.00	-15.00
Postage	275.00	310.00	-35.00
Printing/Paper	186.99	145.00	41.99
Total Annual Dues Notices	526.17	560.00	-33.83
Bank Fees			
Account Analysis Fee	15.00	6.00	9.00
Bank Fees - Other	0.00		
Total Bank Fees	15.00	6.00	9.00
Beautification	450.00	450.00	0.00
Computer, Internet, Website			
Malware	68.89	69.00	-0.11
Website Domain Renewal	12.00	15.00	-3.00
Website Hosting	172.08	145.00	27.08
Total Computer, Internet, Website	252.97	229.00	23.97
CPA	175.00	200.00	-25.00
Dunedin Council of Organization	10.00		
Florida Department of State	61.25	65.00	-3.75
Insurance Expense			
Bond - Fidelity	138.00	140.00	-2.00
Bond - Forgery	36.00	40.00	-4.00
Directors & Officers Insurance	2,398.00	2,400.00	-2.00
Homeowners &/or Mobile HOA	1,025.00	1,025.00	0.00
Lakes or Reservoirs	688.00	688.00	0.00
Paid in Full Discount	-196.00	-196.00	0.00
Parks or Playgrounds	211.00	211.00	0.00
Special Events	450.00	450.00	0.00
Terrorism	24.00	24.00	0.00
Total Insurance Expense	4,774.00	4,782.00	-8.00
Lawn & Lake Care			
Lake Care	1,205.40	1,320.00	-114.60
Monthly Lawn Service	3,420.00	3,420.00	0.00
Total Lawn & Lake Care	4,625.40	4,740.00	-114.60
Maintenance/Repairs			
Contingency/Reserve future exp	0.00	1,000.00	-1,000.00
Dog Waste Bags	0.00	100.00	-100.00
Signs/Benches/Picnic Table	904.46	600.00	304.46
Tree Trimming	4,250.00	0.00	4,250.00
Maintenance/Repairs - Other	77.28		
Total Maintenance/Repairs	5,231.74	1,700.00	3,531.74
New Resident Welcome Packets	0.00	75.00	-75.00

The highlighted amounts above under Maintenance & Repairs are not expenses we incur annually. Annually we are budgeting and setting aside an amount to go towards these expenses in the year we incur them. For example we don't anticipate any Signage expenses for the next many years and the Tree Trimming will hopefully be done for at least the next couple of years.

Fairway Estates Community Association

Profit & Loss Budget vs. Actual

01/11/22

January through December 2021

Cash Basis

	Jan - Dec 21	Budget	\$ Over Budget
Newsletters			
Labels & Toner	0.00	15.00	-15.00
Postage	275.00	350.00	-75.00
Printing	317.16	450.00	-132.84
Total Newsletters	592.16	815.00	-222.84
PO Box Rental	134.00	125.00	9.00
Special Events			
Annual Meeting			
Beverage	0.00	150.00	-150.00
Food	0.00	150.00	-150.00
Signage	0.00	50.00	-50.00
Staffing Fee	187.25	100.00	87.25
Total Annual Meeting	187.25	450.00	-262.75
Christmas Holiday Party			
Bakeoff	0.00	50.00	-50.00
Entertainment/Kids Activities	0.00	100.00	-100.00
Food	331.99	150.00	181.99
Photo Booth	500.00		
Sponsorship	-250.00		
Steel Drum Band	0.00	0.00	0.00
Total Christmas Holiday Party	581.99	300.00	281.99
Fall Festival			
Chili Cookoff	62.27	50.00	12.27
Entertainment/Kids Activities	0.00	100.00	-100.00
Food	0.00	150.00	-150.00
Sponsorship	-115.00		
Fall Festival - Other	631.32		
Total Fall Festival	578.59	300.00	278.59
Garage Sale			
Ad	50.00	60.00	-10.00
Signs	0.00	100.00	-100.00
Total Garage Sale	50.00	160.00	-110.00
Spring Fling			
Cookoff	0.00	50.00	-50.00
Entertainment/Kids Activities	0.00	100.00	-100.00
Food	0.00	150.00	-150.00
Sponsorships	-35.00		
Total Spring Fling	-35.00	300.00	-335.00
Total Special Events	1,362.83	1,510.00	-147.17
Utilities			
Electric - 0501749435	237.40	228.00	9.40
Electric - 33175 58387	378.73	408.00	-29.27
Electric - 3317702394	179.87	192.00	-12.13
Water	94.75	120.00	-25.25
Total Utilities	890.75	948.00	-57.25
Total Expense	19,101.27	16,205.00	2,896.27
Net Ordinary Income	-1,821.27	-140.00	-1,681.27

Fairway Estates Community Association
Profit & Loss Budget vs. Actual
 January through December 2021

	Jan - Dec 21	Budget	\$ Over Budget
Other Income/Expense			
Other Income			
CD Interest	4.05	140.00	-135.95
Savings Interest	1.25	0.96	0.29
Total Other Income	5.30	140.96	-135.66
Net Other Income	5.30	140.96	-135.66
Net Income	-1,815.97	0.96	-1,816.93

See the Comment on the bottom of Page 1 of this report for a comment on money used from our Contingency Reserves.