

## Fairway Estates Community Association

### Treasurers Report

September 19, 2023 - Covering months of June, July & August 2023

- Over the last 3 months an additional \$275 was deposited for annual dues payments. That puts us OVER our budget with 380 houses paid but behind other years. Our best year was still 2020 at 385 and 2021 at 384. It is not likely we will get more for this year as any payments received after September 30, 2023 will not be processed for the current year.
- Our Directors and Officers Insurance was paid in June and was UNDER the budgeted amount by \$279.
- Kathy O Leary was reimbursed \$398.77 to cover the cost of the pedestrian safety signs and a gift card for Jenni McKay. This was charged to Beautification as previously approved.
- Mulch for the Monuments and park was purchased for \$127.12. There remains \$174 in the budget for Beautification Projects this year.
- Matt Stevens was reimbursed \$856 for the cost of the new supports for the Park Benches. This was not originally a budgeted item and while it will be reflected under the Signs, Benches & Picnic Table category, this is the reason for the \$1500 annual amount set aside for Contingency and Reserves
- Routine Watering, Electric, Lawn & Lake maintenance were paid
- Our ending checking & savings balances can be found on the attached Balance Sheet

Kelly Dixon

Treasurer

## Fairway Estates Community Association

09/18/23

## Profit &amp; Loss Detail

Accrual Basis

June through August 2023

Type	Date	Num	Name	Memo	Clr	Split	Amount	Balance
<b>Ordinary Income/Expense</b>								
<b>Income</b>								
<b>Annual Dues</b>								
Deposit	06/30/2023					Truist FKA S...	165.00	165.00
Deposit	08/04/2023			Deposit		Truist FKA S...	55.00	220.00
Deposit	08/31/2023			Deposit		Truist FKA S...	55.00	275.00
Total Annual Dues							275.00	275.00
Total Income							275.00	275.00
<b>Expense</b>								
<b>Insurance/Bonds</b>								
<b>Directors &amp; Officers Insurance</b>								
Check	07/07/2023		Travelers Insurance			Truist FKA S...	2,920.26	2,920.26
Check	07/20/2023		Travelers Insurance	Duplicate pa...		Truist FKA S...	2,920.26	5,840.52
Deposit	08/11/2023			Refund		Truist FKA S...	-2,920.26	2,920.26
Total Directors & Officers Insurance							2,920.26	2,920.26
Total Insurance/Bonds							2,920.26	2,920.26
<b>Maintenance/Repairs/Utilities</b>								
<b>Beautification</b>								
Check	07/11/2023	284	Kathy O'Leary	Pedestrian ...		Truist FKA S...	398.77	398.77
Check	07/17/2023		Home Depot	Mulch		Truist FKA S...	127.12	525.89
Total Beautification							525.89	525.89
<b>Lawn &amp; Lake Care</b>								
<b>Lake Care</b>								
Check	06/20/2023		SOLitude Lake Ma...			Truist FKA S...	111.09	111.09
Check	07/15/2023		SOLitude Lake Ma...			Truist FKA S...	111.09	222.18
Check	08/15/2023		SOLitude Lake Ma...			Truist FKA S...	111.09	333.27
Total Lake Care							333.27	333.27
<b>Monthly Lawn Service</b>								
Check	06/15/2023		VH Lawn Care			Truist FKA S...	285.00	285.00
Check	07/15/2023		VH Lawn Care			Truist FKA S...	285.00	570.00
Check	08/15/2023		VH Lawn Care			Truist FKA S...	285.00	855.00
Total Monthly Lawn Service							855.00	855.00
Total Lawn & Lake Care							1,188.27	1,188.27
<b>Signs/Benches/Picnic Table</b>								
Check	06/27/2023	283	Matt Stevens	New Suppor...		Truist FKA S...	856.00	856.00
Total Signs/Benches/Picnic Table							856.00	856.00
<b>Utilities</b>								
<b>Duke - 1251 Palm 910087941037</b>								
Check	06/15/2023		Duke - 1037			Truist FKA S...	38.52	38.52
Check	07/17/2023		Duke - 1037			Truist FKA S...	37.63	76.15
Check	08/16/2023		Duke - 1037			Truist FKA S...	38.52	114.67
Total Duke - 1251 Palm 910087941037							114.67	114.67
<b>Duke - Brady 910087940804</b>								
Check	06/28/2023		Duke - 0804			Truist FKA S...	41.06	41.06
Check	07/28/2023		Duke - 0804			Truist FKA S...	41.06	82.12
Check	08/25/2023		Duke - 0804			Truist FKA S...	41.06	123.18
Total Duke - Brady 910087940804							123.18	123.18

## Fairway Estates Community Association

09/18/23

## Profit &amp; Loss Detail

Accrual Basis

June through August 2023

Type	Date	Num	Name	Memo	Clr	Split	Amount	Balance
<b>Duke - Palm Entry 910087967532</b>								
Check	06/15/2023		Duke - 7532			Truist FKA S...	35.92	35.92
Check	07/17/2023		Duke - 7532			Truist FKA S...	35.91	71.83
Check	08/16/2023		Duke - 7532			Truist FKA S...	35.92	107.75
Total Duke - Palm Entry 910087967532							107.75	107.75
<b>Water</b>								
Check	06/06/2023		City of Dunedin	31643-2710		Truist FKA S...	11.00	11.00
Check	07/11/2023		City of Dunedin	31643-2710		Truist FKA S...	10.75	21.75
Check	08/08/2023		City of Dunedin	31643-2710		Truist FKA S...	12.00	33.75
Total Water							33.75	33.75
Total Utilities							379.35	379.35
Total Maintenance/Repairs/Utilities							2,949.51	2,949.51
Total Expense							5,869.77	5,869.77
Net Ordinary Income							-5,594.77	-5,594.77
<b>Other Income/Expense</b>								
<b>Other Income</b>								
<b>Savings Interest</b>								
Deposit	06/30/2023			Interest		Truist FKA S...	0.12	0.12
Deposit	07/31/2023			Interest		Truist FKA S...	0.09	0.21
Deposit	08/31/2023			Interest		Truist FKA S...	0.06	0.27
Total Savings Interest							0.27	0.27
Total Other Income							0.27	0.27
Net Other Income							0.27	0.27
<b>Net Income</b>							<b>-5,594.50</b>	<b>-5,594.50</b>

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09/18/23

Cash Basis

**Fairway Estates Community Association**  
**Balance Sheet**  
As of August 31, 2023

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	<u>Aug 31, 23</u>
<b>ASSETS</b>	
Current Assets	
Checking/Savings	
Truist Bank CD	10,000.00
Truist FKA SunTrust Checking	9,419.07
Truist FKA Suntrust Savings	7,132.58
Total Checking/Savings	<u>26,551.65</u>
Total Current Assets	<u>26,551.65</u>
<b>TOTAL ASSETS</b>	<b><u>26,551.65</u></b>
<b>LIABILITIES &amp; EQUITY</b>	
Equity	
Opening Balance Equity	12,333.43
Retained Earnings	6,727.38
Net Income	7,490.84
Total Equity	<u>26,551.65</u>
<b>TOTAL LIABILITIES &amp; EQUITY</b>	<b><u>26,551.65</u></b>

## Fairway Estates Community Association

## Profit &amp; Loss Budget vs. Actual

09/18/23

January through December 2023

Cash Basis

	Jan - Dec 23	Budget	\$ Over Budget
<b>Ordinary Income/Expense</b>			
<b>Income</b>			
Annual Dues	20,900.00	20,350.00	550.00
<b>Total Income</b>	<b>20,900.00</b>	<b>20,350.00</b>	<b>550.00</b>
<b>Expense</b>			
<b>Administrative</b>			
Annual Dues Notices			
Envelopes	0.00	100.00	-100.00
Postage	300.00	350.00	-50.00
Printing/Paper	0.00	250.00	-250.00
<b>Total Annual Dues Notices</b>	<b>300.00</b>	<b>700.00</b>	<b>-400.00</b>
<b>Bank Fees</b>			
Account Analysis Fee	0.00	0.00	0.00
Bank Fees - Other	17.50	200.00	-182.50
<b>Total Bank Fees</b>	<b>17.50</b>	<b>200.00</b>	<b>-182.50</b>
<b>Computer, Internet, Website</b>			
Malware	90.94	91.00	-0.06
Website Domain Renewal	20.99	20.00	0.99
Website Hosting	0.00	225.00	-225.00
<b>Total Computer, Internet, Website</b>	<b>111.93</b>	<b>336.00</b>	<b>-224.07</b>
<b>CPA</b>	<b>175.00</b>	<b>200.00</b>	<b>-25.00</b>
Dunedin Council of Organization	56.00	138.00	-82.00
Florida Department of State	61.25	75.00	-13.75
New Resident Welcome Packets	0.00	100.00	-100.00
PO Box Rental	176.00	200.00	-24.00
<b>Total Administrative</b>	<b>897.68</b>	<b>1,949.00</b>	<b>-1,051.32</b>
<b>Insurance/Bonds</b>			
Bond - Fidelity	0.00	150.00	-150.00
Bond - Forgery	0.00	50.00	-50.00
Directors & Officers Insurance	2,920.26	3,200.00	-279.74
Florida Ins Guaranty Assessment	79.14	79.14	0.00
Homeowners &/or Mobile HOA	2,570.00	2,570.00	0.00
Lakes or Reservoirs	687.00	687.00	0.00
Paid in Full Discount	-354.96	-354.96	0.00
Parks or Playgrounds	211.00	211.00	0.00
Special Events	450.00	450.00	0.00
Terrorism	39.00	39.00	0.00
<b>Total Insurance/Bonds</b>	<b>6,601.44</b>	<b>7,081.18</b>	<b>-479.74</b>
<b>Maintenance/Repairs/Utilities</b>			
Beautification	525.89	700.00	-174.11
Contingency/Reserve future exp	0.00	1,500.00	-1,500.00
<b>Lawn &amp; Lake Care</b>			
Lake Care	882.21	1,440.00	-557.79
Monthly Lawn Service	2,280.00	3,420.00	-1,140.00
<b>Total Lawn &amp; Lake Care</b>	<b>3,162.21</b>	<b>4,860.00</b>	<b>-1,697.79</b>
<b>Signs/Benches/Picnic Table</b>	<b>856.00</b>	<b>0.00</b>	<b>856.00</b>
Tree Trimming	0.00	0.00	0.00
<b>Utilities</b>			
Duke - 1251 Palm 910087941037	305.91	480.00	-174.09
Duke - Brady 910087940804	324.00	480.00	-156.00
Duke - Palm Entry 910087967532	285.80	480.00	-194.20
Water	93.75	180.00	-86.25
<b>Total Utilities</b>	<b>1,009.46</b>	<b>1,620.00</b>	<b>-610.54</b>

**Fairway Estates Community Association**  
**Profit & Loss Budget vs. Actual**  
 January through December 2023

	Jan - Dec 23	Budget	\$ Over Budget
Maintenance/Repairs/Utilities - Other	0.00	0.00	0.00
<b>Total Maintenance/Repairs/Utilities</b>	5,553.56	8,680.00	-3,126.44
Miscellaneous	0.00	0.00	0.00
<b>Newsletters</b>			
Postage	240.00	250.00	-10.00
Printing	226.85	330.00	-103.15
Tabs for Newsletters	0.00	25.00	-25.00
<b>Total Newsletters</b>	466.85	605.00	-138.15
<b>Special Events</b>			
Annual Meeting	317.50	300.00	17.50
Christmas Holiday Party	0.00	550.00	-550.00
Event Sponsorship	-695.00		
Fall Festival	0.00	525.00	-525.00
Garage Sale	53.00	110.00	-57.00
Spring Fling	215.03	550.00	-334.97
<b>Total Special Events</b>	-109.47	2,035.00	-2,144.47
<b>Total Expense</b>	13,410.06	20,350.18	-6,940.12
<b>Net Ordinary Income</b>	7,489.94	-0.18	7,490.12
<b>Other Income/Expense</b>			
Other Income			
CD Interest	0.00	0.00	0.00
Savings Interest	0.90	0.00	0.90
<b>Total Other Income</b>	0.90	0.00	0.90
<b>Net Other Income</b>	0.90	0.00	0.90
<b>Net Income</b>	<b>7,490.84</b>	<b>-0.18</b>	<b>7,491.02</b>