

Fairway Estates Community Association

Treasurers Report

October 10, 2023 - Covering month of September 2023

- No additional money for Annual Dues received. We will end up OVER our budget with 380 houses paid but behind other years. Our best year was still 2020 at 385 and 2021 at 384.
- Committee Chairs should refer to the Budget vs. Actual for 2023 to see how much remains in each fund for Newsletter, Welcoming & Beautification as funds do NOT roll over to the next year.
- Routine Watering, Electric, Lawn & Lake maintenance were paid
- Our ending checking & savings balances can be found on the attached Balance Sheet
- I will be presenting the first draft of the 2024 Budget at the November Board Meeting. If you have any questions or comments for me to help in my preparation please reach out ASAP to let me know what they are.

Kelly Dixon

Treasurer

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## Fairway Estates Community Association

10/10/23

## Profit &amp; Loss Detail

Cash Basis

September 2023

Type	Date	Num	Name	Memo	Clr	Split	Original Amount	Paid Amount	Balance
<b>Ordinary Income/Expense</b>									
<b>Expense</b>									
<b>Maintenance/Repairs/Utilities</b>									
<b>Lawn &amp; Lake Care</b>									
<b>Lake Care</b>									
Check	09/15/2023		SOLitude Lake Ma...			Truist FKA Su...	111.09	111.09	111.09
Total Lake Care								111.09	111.09
<b>Monthly Lawn Service</b>									
Check	09/15/2023		VH Lawn Care			Truist FKA Su...	285.00	285.00	285.00
Total Monthly Lawn Service								285.00	285.00
Total Lawn & Lake Care								396.09	396.09
<b>Utilities</b>									
<b>Duke - 1251 Palm 910087941037</b>									
Check	09/15/2023		Duke - 1037			Truist FKA Su...	38.52	38.52	38.52
Total Duke - 1251 Palm 910087941037								38.52	38.52
<b>Duke - Brady 910087940804</b>									
Check	09/29/2023		Duke - 0804			Truist FKA Su...	41.09	41.09	41.09
Total Duke - Brady 910087940804								41.09	41.09
<b>Duke - Palm Entry 910087967532</b>									
Check	09/15/2023		Duke - 7532			Truist FKA Su...	35.91	35.91	35.91
Total Duke - Palm Entry 910087967532								35.91	35.91
<b>Water</b>									
Check	09/06/2023		City of Dunedin	31643-2710		Truist FKA Su...	11.00	11.00	11.00
Total Water								11.00	11.00
Total Utilities								126.52	126.52
Total Maintenance/Repairs/Utilities								522.61	522.61
Total Expense								522.61	522.61
Net Ordinary Income								-522.61	-522.61
<b>Other Income/Expense</b>									
<b>Other Income</b>									
<b>Savings Interest</b>									
Deposit	09/29/2023			Interest		Truist FKA Su...	0.06	0.06	0.06
Total Savings Interest								0.06	0.06
Total Other Income								0.06	0.06
Net Other Income								0.06	0.06
<b>Net Income</b>								<b>-522.55</b>	<b>-522.55</b>

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10/10/23

Cash Basis

**Fairway Estates Community Association**  
**Balance Sheet**  
As of September 30, 2023

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	<u>Sep 30, 23</u>
<b>ASSETS</b>	
Current Assets	
Checking/Savings	
Truist Bank CD	10,000.00
Truist FKA SunTrust Checking	8,896.46
Truist FKA Suntrust Savings	7,132.64
Total Checking/Savings	<u>26,029.10</u>
Total Current Assets	<u>26,029.10</u>
<b>TOTAL ASSETS</b>	<b><u>26,029.10</u></b>
<b>LIABILITIES &amp; EQUITY</b>	
Equity	
Opening Balance Equity	12,333.43
Retained Earnings	6,727.38
Net Income	6,968.29
Total Equity	<u>26,029.10</u>
<b>TOTAL LIABILITIES &amp; EQUITY</b>	<b><u>26,029.10</u></b>

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

	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>	20,900.00	20,350.00	550.00
<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>	300.00	700.00	-400.00
<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>	17.50	200.00	-182.50
<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>	111.93	336.00	-224.07
<b>CPA</b>	175.00	200.00	-25.00
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>	897.68	1,949.00	-1,051.32
<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>	6,601.44	7,081.18	-479.74
<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	993.30	1,440.00	-446.70
Monthly Lawn Service	2,565.00	3,420.00	-855.00
<b>Total Lawn &amp; Lake Care</b>	3,558.30	4,860.00	-1,301.70
<b>Signs/Benches/Picnic Table</b>	856.00	0.00	856.00
Tree Trimming	0.00	0.00	0.00
<b>Utilities</b>			
Duke - 1251 Palm 910087941037	344.43	480.00	-135.57
Duke - Brady 910087940804	365.09	480.00	-114.91
Duke - Palm Entry 910087967532	321.71	480.00	-158.29
Water	104.75	180.00	-75.25
<b>Total Utilities</b>	1,135.98	1,620.00	-484.02

**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>	6,076.17	8,680.00	-2,603.83
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>	13,932.67	20,350.18	-6,417.51
<b>Net Ordinary Income</b>	6,967.33	-0.18	6,967.51
<b>Other Income/Expense</b>			
Other Income			
CD Interest	0.00	0.00	0.00
Savings Interest	0.96	0.00	0.96
<b>Total Other Income</b>	0.96	0.00	0.96
<b>Net Other Income</b>	0.96	0.00	0.96
<b>Net Income</b>	<b>6,968.29</b>	<b>-0.18</b>	<b>6,968.47</b>