

Fairway Estates Community Association

Treasurers Report

September 11, 2024 - Covering months of June, July & August 2024

- \$55 more was received and deposited for annual dues from 383 households. Our budget was built on 378 households paying so we are over by 4 hours.....2020 remains the highest participation rate in recent years at 385 houses.
- Directors & Officers Insurance was paid and under budget.
- Michelle Brooks was reimbursed \$90 for the bill to the irrigation company.
- 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

09/02/24

## Profit &amp; Loss Detail

Accrual Basis

June through August 2024

Type	Date	Num	Name	Memo	Clr	Split	Amount	Balance
<b>Ordinary Income/Expense</b>								
<b>Income</b>								
<b>Annual Dues</b>								
Deposit	07/16/2024			Deposit		Truist FKA S...	55.00	55.00
Total Annual Dues							55.00	55.00
Total Income							55.00	55.00
<b>Expense</b>								
<b>Insurance/Bonds</b>								
<b>Directors &amp; Officers Insurance</b>								
Check	07/09/2024		Travelers Insurance			Truist FKA S...	3,064.34	3,064.34
Total Directors & Officers Insurance							3,064.34	3,064.34
Total Insurance/Bonds							3,064.34	3,064.34
<b>Maintenance/Repairs/Utilities</b>								
<b>Lawn &amp; Lake Care</b>								
<b>Lake Care</b>								
Check	06/18/2024		SOLitude Lake Ma...			Truist FKA S...	114.41	114.41
Check	07/15/2024		SOLitude Lake Ma...			Truist FKA S...	114.41	228.82
Check	08/15/2024		SOLitude Lake Ma...			Truist FKA S...	114.41	343.23
Total Lake Care							343.23	343.23
<b>Monthly Lawn Service</b>								
Check	06/15/2024		VH Lawn Care			Truist FKA S...	285.00	285.00
Check	07/15/2024		VH Lawn Care			Truist FKA S...	285.00	570.00
Check	08/15/2024		VH Lawn Care			Truist FKA S...	285.00	855.00
Total Monthly Lawn Service							855.00	855.00
Total Lawn & Lake Care							1,198.23	1,198.23
<b>Utilities</b>								
<b>Duke - 1251 Palm 910087941037</b>								
Check	06/17/2024		Duke - 1037			Truist FKA S...	38.24	38.24
Check	07/15/2024		Duke - 1037			Truist FKA S...	38.23	76.47
Check	08/15/2024		Duke - 1037			Truist FKA S...	38.25	114.72
Total Duke - 1251 Palm 910087941037							114.72	114.72
<b>Duke - Brady 910087940804</b>								
Check	06/26/2024		Duke - 0804			Truist FKA S...	37.21	37.21
Check	07/24/2024		Duke - 0804			Truist FKA S...	37.21	74.42
Check	08/26/2024		Duke - 0804			Truist FKA S...	37.21	111.63
Total Duke - Brady 910087940804							111.63	111.63
<b>Duke - Palm Entry 910087967532</b>								
Check	06/14/2024		Duke - 7532			Truist FKA S...	35.63	35.63
Check	07/15/2024		Duke - 7532			Truist FKA S...	35.65	71.28
Check	08/16/2024		Duke - 7532			Truist FKA S...	35.65	106.93
Total Duke - Palm Entry 910087967532							106.93	106.93
<b>Water</b>								
Check	06/06/2024		City of Dunedin	31643-2710		Truist FKA S...	7.00	7.00
Check	07/09/2024		City of Dunedin	31643-2710		Truist FKA S...	9.75	16.75
Check	08/06/2024		City of Dunedin	31643-2710		Truist FKA S...	6.00	22.75
Total Water							22.75	22.75
Total Utilities							356.03	356.03

## Fairway Estates Community Association

09/02/24

## Profit &amp; Loss Detail

Accrual Basis

June through August 2024

Type	Date	Num	Name	Memo	Clr	Split	Amount	Balance
<b>Maintenance/Repairs/Utilities - Other</b>								
Check	07/05/2024	208	Michelle Brooks	Irrigation sy...		Truist FKA S...	90.00	90.00
Total Maintenance/Repairs/Utilities - Other							90.00	90.00
Total Maintenance/Repairs/Utilities							1,644.26	1,644.26
<b>Special Events</b>								
<b>Spring Fling</b>								
Check	06/12/2024	207	Kelly Dixon	Reimburse ...		Truist FKA S...	246.00	246.00
Total Spring Fling							246.00	246.00
Total Special Events							246.00	246.00
Total Expense							4,954.60	4,954.60
Net Ordinary Income							-4,899.60	-4,899.60
<b>Other Income/Expense</b>								
<b>Other Income</b>								
<b>Savings Interest</b>								
Deposit	06/28/2024			Interest		Truist FKA S...	0.12	0.12
Deposit	07/28/2024			Interest		Truist FKA S...	0.11	0.23
Deposit	08/28/2024			Interest		Truist FKA S...	0.10	0.33
Total Savings Interest							0.33	0.33
Total Other Income							0.33	0.33
Net Other Income							0.33	0.33
<b>Net Income</b>							<b>-4,899.27</b>	<b>-4,899.27</b>

**Fairway Estates Community Association**  
**Balance Sheet**  
As of August 31, 2024

---

	<u>Aug 31, 24</u>
<b>ASSETS</b>	
Current Assets	
Checking/Savings	
Truist Bank CD	10,400.85
Truist FKA SunTrust Checking	6,617.35
Truist FKA Suntrust Savings	<u>12,133.67</u>
Total Checking/Savings	29,151.87
Total Current Assets	<u>29,151.87</u>
<b>TOTAL ASSETS</b>	<b><u>29,151.87</u></b>
<b>LIABILITIES &amp; EQUITY</b>	
Equity	
Opening Balance Equity	12,333.43
Retained Earnings	7,127.84
Net Income	<u>9,690.60</u>
Total Equity	29,151.87
<b>TOTAL LIABILITIES &amp; EQUITY</b>	<b><u>29,151.87</u></b>

## Fairway Estates Community Association Profit & Loss Budget vs. Actual January through December 2024

	Jan - Dec 24	Budget	\$ Over Budget
<b>Ordinary Income/Expense</b>			
<b>Income</b>			
Annual Dues	21,065.00	20,790.00	275.00
<b>Total Income</b>	21,065.00	20,790.00	275.00
<b>Expense</b>			
<b>Administrative</b>			
Annual Dues Notices			
Envelopes	0.00	100.00	-100.00
Postage	330.00	340.00	-10.00
Printing/Paper	0.00	300.00	-300.00
<b>Total Annual Dues Notices</b>	330.00	740.00	-410.00
Annual Meeting	200.00	300.00	-100.00
Bank Fees	32.00	50.00	-18.00
<b>Computer, Internet, Website</b>			
Malware	90.94	95.00	-4.06
Website Domain Renewal	22.99	25.00	-2.01
Website Hosting	0.00	275.00	-275.00
<b>Total Computer, Internet, Website</b>	113.93	395.00	-281.07
CPA	175.00	200.00	-25.00
Dunedin Council of Organization	65.00	170.00	-105.00
Florida Department of State	61.25	75.00	-13.75
New Resident Welcome Packets	0.00	100.00	-100.00
PO Box Rental	182.00	225.00	-43.00
<b>Total Administrative</b>	1,159.18	2,255.00	-1,095.82
<b>Directory Cost</b>			
Ad Sales	-3,740.00		
Printing	3,600.55		
<b>Total Directory Cost</b>	-139.45		
<b>Insurance/Bonds</b>			
Bond - Fidelity	0.00	145.00	-145.00
Bond - Forgery	0.00	45.00	-45.00
Directors & Officers Insurance	3,064.34	3,200.00	-135.66
Florida Ins Guaranty Assessment	44.88	44.88	0.00
Homeowners &/or Mobile HOA	3,062.00	3,062.00	0.00
Lakes or Reservoirs	712.00	712.00	0.00
Paid in Full Discount	-408.04	-408.04	0.00
Parks or Playgrounds	220.00	220.00	0.00
Special Events	450.00	450.00	0.00
Terrorism	44.00	44.00	0.00
<b>Total Insurance/Bonds</b>	7,189.18	7,514.84	-325.66
<b>Maintenance/Repairs/Utilities</b>			
Beautification	0.00	700.00	-700.00
<b>Contingency/Reserve future exp</b>			
Electrical	0.00	0.00	0.00
Signs/Benches/Picnic Table	0.00	0.00	0.00
Tree Trimming	0.00	0.00	0.00
Contingency/Reserve future exp - Other	90.00	1,900.00	-1,810.00
<b>Total Contingency/Reserve future exp</b>	90.00	1,900.00	-1,810.00
Lake Sandra Plantings	0.00	250.00	-250.00

3:27 PM

09/02/24

Cash Basis

**Fairway Estates Community Association**  
**Profit & Loss Budget vs. Actual**  
 January through December 2024

	Jan - Dec 24	Budget	\$ Over Budget
<b>Lawn &amp; Lake Care</b>			
Lake Care	908.64	1,440.00	-531.36
Monthly Lawn Service	2,280.00	3,420.00	-1,140.00
<b>Total Lawn &amp; Lake Care</b>	3,188.64	4,860.00	-1,671.36
<b>Utilities</b>			
Duke - 1251 Palm 910087941037	305.84	504.00	-198.16
Duke - Brady 910087940804	303.70	504.00	-200.30
Duke - Palm Entry 910087967532	284.86	480.00	-195.14
Water	72.25	180.00	-107.75
<b>Total Utilities</b>	966.65	1,668.00	-701.35
<b>Total Maintenance/Repairs/Utilities</b>	4,245.29	9,378.00	-5,132.71
<b>Newsletters</b>			
Postage	66.00	90.00	-24.00
Printing	84.74	150.00	-65.26
<b>Total Newsletters</b>	150.74	240.00	-89.26
<b>Reconciliation Discrepancies</b>	-570.00		
<b>Special Events</b>			
Christmas Holiday Party	0.00	600.00	-600.00
Event Sponsorship	-860.00		
Fall Festival	0.00	515.00	-515.00
Garage Sale	58.00	120.00	-62.00
Spring Fling	543.17	550.00	-6.83
<b>Total Special Events</b>	-258.83	1,785.00	-2,043.83
<b>Total Expense</b>	11,776.11	21,172.84	-9,396.73
<b>Net Ordinary Income</b>	9,288.89	-382.84	9,671.73
<b>Other Income/Expense</b>			
Other Income			
CD Interest	400.85	400.00	0.85
Savings Interest	0.86		
<b>Total Other Income</b>	401.71	400.00	1.71
<b>Net Other Income</b>	401.71	400.00	1.71
<b>Net Income</b>	<b>9,690.60</b>	<b>17.16</b>	<b>9,673.44</b>