

Florence Gardens Mobile Home Association

Financial Statement Period Ending: June 30, 2020



HOAMCO

SERVING COMMUNITY ASSOCIATIONS SINCE 1991

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Fiscal Year End: December 31
Accounting Method: Accrual

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FLORENCE GARDENS MOBILE HOME ASSOCIATION INC

Balance Sheet

6/30/2020

	Operating	Reserve	RV/Kitchen Activities	Capital Improvement	Total
Assets					
OPERATING CASH					
1007 - NBA General Fund #8645	\$17,317.45				\$17,317.45
1008 - NBA Debit Card Activities #4715	\$7,112.75				\$7,112.75
1009 - NBA Bingo Fund #6615			\$4,219.06		\$4,219.06
1010 - Alliance Operating Checking - 3066	\$37,283.37		\$38.32		\$37,321.69
1011 - Alliance Insurance Deductible Fund-210	\$15,009.07				\$15,009.07
1012 - Alliance Legal Fees Fund-760			\$20,009.60		\$20,009.60
1013 - NYCB Operating CD-012(2/27/21)1.50%	\$251,278.92				\$251,278.92
1015 - Alliance Operating ICS-488	\$173,053.89				\$173,053.89
1090 - Petty Cash	\$17.03				\$17.03
1091 - Change Fund - Office	\$200.00				\$200.00
1092 - Change Fund - Activities			\$1,300.00		\$1,300.00
1093 - Change Fund - Bingo			\$50.00		\$50.00
Total OPERATING CASH	<u>\$501,272.48</u>	<u>\$0.00</u>	<u>\$25,616.98</u>		<u>\$526,889.46</u>
RESERVE CASH					
1050 - Alliance Reserve MM-9838		\$82,169.90			\$82,169.90
1051 - Alliance Res CDARS-355(6/9/22)2.71%		\$102,892.02			\$102,892.02
1052 - Alliance Res CDARS-347(6/10/21)2.57%		\$51,370.30			\$51,370.30
1054 - Metro Reserve CD-987(3/4/21)1.60%		\$150,604.93			\$150,604.93
1055 - Alliance Reserve ICS-087		\$28.77			\$28.77
1056 - Alliance Capital Imprv-674				\$1,900.67	\$1,900.67
Total RESERVE CASH	<u>\$0.00</u>	<u>\$387,065.92</u>	<u>\$0.00</u>	<u>\$1,900.67</u>	<u>\$388,966.59</u>
ACCOUNTS RECEIVABLE					
1200 - A/R Assessments	\$21,747.32				\$21,747.32
1230 - A/R Violation Fines	\$17,692.00				\$17,692.00
1240 - A/R Late Fees/Interest	\$6,810.23				\$6,810.23
1250 - A/R Collection Fees	\$4,147.80				\$4,147.80

FLORENCE GARDENS MOBILE HOME ASSOCIATION INC

Balance Sheet

6/30/2020

	Operating	Reserve	RV/Kitchen Activities	Capital Improvement	Total
1275 - A/R RV Storage Rental			\$111.00		\$111.00
1280 - A/R Other	\$534.80				\$534.80
1281 - Allowance for Doubtful Accts	(\$19,873.00)				(\$19,873.00)
1282 - A/R Unit F - Assessments	\$501,380.00				\$501,380.00
1288 - A/R Unit F - Miscellaneous	\$161,473.53				\$161,473.53
1291 - Allowance for Doubtful Accounts - Unit F	(\$636,292.49)				(\$636,292.49)
Total ACCOUNTS RECEIVABLE	<u>\$57,620.19</u>		<u>\$111.00</u>		<u>\$57,731.19</u>
 OTHER ASSETS					
1300 - Due Between Funds	\$1,300.00		(\$1,300.00)		\$0.00
1600 - Prepaid Expense	\$912.95				\$912.95
1610 - Prepaid Insurance	\$7,016.94		\$958.31		\$7,975.25
1615 - Prepaid RV Storage Land Lease			\$15,000.00		\$15,000.00
Total OTHER ASSETS	<u>\$9,229.89</u>	<u>\$0.00</u>	<u>\$14,658.31</u>		<u>\$23,888.20</u>
 FIXED ASSETS					
1800 - Equipment/Machinery	\$403,564.93				\$403,564.93
1805 - Furniture/Fixtures	\$2,278.53				\$2,278.53
1810 - Software	\$1,895.00				\$1,895.00
1830 - Clubhouse/Pool	\$91,169.88				\$91,169.88
1840 - Pickleball Court	\$23,703.08				\$23,703.08
1850 - Land	\$49,344.97				\$49,344.97
1855 - Building Improvements	\$1,194,192.78				\$1,194,192.78
1860 - RV Site Improvements	\$45,260.53				\$45,260.53
1890 - Accumulated Depreciation	(\$988,292.94)				(\$988,292.94)
1895 - Bingo Equipment	\$7,855.00				\$7,855.00
1899 - Acc Depreciation - Bingo Equipment	(\$7,855.00)				(\$7,855.00)
Total FIXED ASSETS	<u>\$823,116.76</u>	<u>\$0.00</u>			<u>\$823,116.76</u>
 Assets Total	 <u>\$1,391,239.32</u>	 <u>\$387,065.92</u>	 <u>\$40,386.29</u>	 <u>\$1,900.67</u>	 <u>\$1,820,592.20</u>

FLORENCE GARDENS MOBILE HOME ASSOCIATION INC**Balance Sheet****6/30/2020**

	Operating	Reserve	RV/Kitchen Activities	Capital Improvement	Total
Liabilities & Equity					
LIABILITIES					
2100 - Prepaid Owner Assessments	\$1,965.13				\$1,965.13
2130 - Capital Lease - Copier	\$1,375.00				\$1,375.00
2150 - Deferred Assessments	\$273,168.00				\$273,168.00
2155 - Deferred Assessments - Unit F	\$23,331.84				\$23,331.84
2200 - Accounts Payable	\$2,854.40		\$364.06		\$3,218.46
2500 - Transfer Fees Payable	\$400.00				\$400.00
2704 - Copier Lease Payable	\$1,938.00				\$1,938.00
2705 - RV Remote Deposits Payable			\$7,750.00		\$7,750.00
2710 - Sales Tax Payable			\$134.08		\$134.08
2715 - Income Tax Payable	\$50.00				\$50.00
Total LIABILITIES	<u>\$305,082.37</u>	<u>\$0.00</u>	<u>\$8,248.14</u>		<u>\$313,330.51</u>
EQUITY					
3200 - Operating Equity	\$1,143,672.37		\$39,680.82		\$1,183,353.19
3205 - Bingo Fund Balance			\$3,560.75		\$3,560.75
3500 - Reserve Equity		\$287,994.85			\$287,994.85
Total EQUITY	<u>\$1,143,672.37</u>	<u>\$287,994.85</u>	<u>\$43,241.57</u>	<u>\$0.00</u>	<u>\$1,474,908.79</u>
Net Income	<u>(\$57,515.42)</u>	<u>\$99,071.07</u>	<u>(\$11,103.42)</u>	<u>\$1,900.67</u>	<u>\$32,352.90</u>
Liabilities and Equity Total	<u>\$1,391,239.32</u>	<u>\$387,065.92</u>	<u>\$40,386.29</u>	<u>\$1,900.67</u>	<u>\$1,820,592.20</u>

FLORENCE GARDENS MOBILE HOME ASSOCIATION INC
INCOME STATEMENT - Operating
6/1/2020 - 6/30/2020

Accounts	6/1/2020 - 6/30/2020			1/1/2020 - 6/30/2020			Annual Budget	Remaining Budget
	Actual	Budget	Variance	Actual	Budget	Variance		
Income								
<u>OWNER INCOME</u>								
4100 - Homeowner Assessments	\$45,528.00	\$45,528.00	\$0.00	\$273,168.00	\$273,168.00	\$0.00	\$546,336.00	\$273,168.00
4110 - Unit F - Assessments	\$3,472.00	\$3,472.00	\$0.00	\$20,832.00	\$20,832.00	\$0.00	\$41,664.00	\$20,832.00
4330 - Late Fees	\$0.00	\$0.00	\$0.00	\$3,039.75	\$0.00	\$3,039.75	\$0.00	(\$3,039.75)
4340 - Unit F - Late Fees	\$416.64	\$0.00	\$416.64	\$1,666.56	\$0.00	\$1,666.56	\$0.00	(\$1,666.56)
4350 - Lien/Collection Fees	(\$190.00)	\$0.00	(\$190.00)	\$3,050.00	\$0.00	\$3,050.00	\$0.00	(\$3,050.00)
4420 - HOA Transfer Fees	\$1,800.00	\$1,125.00	\$675.00	\$8,700.00	\$6,750.00	\$1,950.00	\$13,500.00	\$4,800.00
4800 - Violation Fines	\$1,450.00	\$0.00	\$1,450.00	\$16,100.00	\$0.00	\$16,100.00	\$0.00	(\$16,100.00)
4950 - Donations	\$0.00	\$0.00	\$0.00	\$90.00	\$0.00	\$90.00	\$0.00	(\$90.00)
<u>Total OWNER INCOME</u>	\$52,476.64	\$50,125.00	\$2,351.64	\$326,646.31	\$300,750.00	\$25,896.31	\$601,500.00	\$274,853.69
<u>BUSINESS OFFICE ACTIVITY</u>								
4560 - Key Card & Badges & Lanyards	\$159.00	\$208.33	(\$49.33)	\$1,006.00	\$1,249.98	(\$243.98)	\$2,500.00	\$1,494.00
4565 - Newsletter Advertising/Commissions	\$0.00	\$500.00	(\$500.00)	\$2,400.00	\$3,000.00	(\$600.00)	\$6,000.00	\$3,600.00
4570 - Fax & Printing Fee Income	\$100.60	\$91.67	\$8.93	\$606.45	\$550.02	\$56.43	\$1,100.00	\$493.55
<u>Total BUSINESS OFFICE ACTIVITY</u>	\$259.60	\$800.00	(\$540.40)	\$4,012.45	\$4,800.00	(\$787.55)	\$9,600.00	\$5,587.55
<u>CLUBHOUSE/KITCHEN ACTIVITY</u>								
4620 - Common Area Use Fee	(\$50.00)	\$0.00	(\$50.00)	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
<u>Total CLUBHOUSE/KITCHEN ACTIVITY</u>	(\$50.00)	\$0.00	(\$50.00)	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
<u>VENDING MACHINE</u>								
4810 - Ice Machine	\$0.00	\$300.00	(\$300.00)	\$0.00	\$1,800.00	(\$1,800.00)	\$3,600.00	\$3,600.00
4830 - Water Machine	\$0.00	\$125.00	(\$125.00)	\$0.00	\$750.00	(\$750.00)	\$1,500.00	\$1,500.00
4840 - Pop Machine	\$0.00	\$83.33	(\$83.33)	\$0.00	\$499.98	(\$499.98)	\$1,000.00	\$1,000.00
<u>Total VENDING MACHINE</u>	\$0.00	\$508.33	(\$508.33)	\$0.00	\$3,049.98	(\$3,049.98)	\$6,100.00	\$6,100.00

FLORENCE GARDENS MOBILE HOME ASSOCIATION INC
INCOME STATEMENT - Operating
6/1/2020 - 6/30/2020

Accounts	6/1/2020 - 6/30/2020			1/1/2020 - 6/30/2020			Annual Budget	Remaining Budget
	Actual	Budget	Variance	Actual	Budget	Variance		
<u>OTHER INCOME</u>								
4600 - Interest Income	\$342.71	\$375.00	(\$32.29)	\$1,695.47	\$2,250.00	(\$554.53)	\$4,500.00	\$2,804.53
4900 - Other Income	\$0.00	\$0.00	\$0.00	\$13.72	\$0.00	\$13.72	\$0.00	(\$13.72)
Total OTHER INCOME	\$342.71	\$375.00	(\$32.29)	\$1,709.19	\$2,250.00	(\$540.81)	\$4,500.00	\$2,790.81
<u>TRANSFER BETWEEN FUNDS</u>								
8900 - Transfer to Reserves	\$0.00	\$0.00	\$0.00	(\$120,000.00)	(\$120,000.00)	\$0.00	(\$120,000.00)	\$0.00
Total TRANSFER BETWEEN FUNDS	\$0.00	\$0.00	\$0.00	(\$120,000.00)	(\$120,000.00)	\$0.00	(\$120,000.00)	\$0.00
Total Income	\$53,028.95	\$51,808.33	\$1,220.62	\$212,367.95	\$190,849.98	\$21,517.97	\$501,700.00	\$289,332.05
<u>Expense</u>								
<u>ADMINISTRATIVE</u>								
5100 - Accounting/Tax Prep Fees	\$0.00	\$0.00	\$0.00	\$3,600.00	\$0.00	(\$3,600.00)	\$8,000.00	\$4,400.00
5200 - Bad Debt	\$0.00	\$416.67	\$416.67	\$142.50	\$2,500.02	\$2,357.52	\$5,000.00	\$4,857.50
5205 - Unit F - Bad Debt	\$3,888.64	\$3,472.00	(\$416.64)	\$22,498.56	\$20,832.00	(\$1,666.56)	\$41,664.00	\$19,165.44
5400 - Insurance	\$2,447.83	\$2,550.00	\$102.17	\$14,686.98	\$15,300.00	\$613.02	\$30,600.00	\$15,913.02
5425 - Annual Meeting/Election Expense	\$0.00	\$0.00	\$0.00	\$1,639.71	\$3,000.00	\$1,360.29	\$3,000.00	\$1,360.29
5500 - Legal Fees	\$4,431.00	\$833.33	(\$3,597.67)	\$8,526.00	\$4,999.98	(\$3,526.02)	\$10,000.00	\$1,474.00
5520 - Licenses/Permits	\$250.00	\$0.00	(\$250.00)	\$829.00	\$600.00	(\$229.00)	\$600.00	(\$229.00)
5530 - Lien/Collection Costs	\$30.00	\$0.00	(\$30.00)	\$132.00	\$0.00	(\$132.00)	\$0.00	(\$132.00)
5600 - Management Fees	\$2,795.00	\$2,795.00	\$0.00	\$16,770.00	\$16,770.00	\$0.00	\$33,540.00	\$16,770.00
5601 - Supplemental Management Fees	\$2,617.20	\$583.33	(\$2,033.87)	\$6,860.96	\$3,499.98	(\$3,360.98)	\$7,000.00	\$139.04
5760 - HOAMCO and Volunteer Appreciation	\$0.00	\$0.00	\$0.00	\$569.83	\$1,000.00	\$430.17	\$1,000.00	\$430.17
5800 - Office Supplies	\$532.20	\$433.33	(\$98.87)	\$1,926.71	\$2,599.98	\$673.27	\$5,200.00	\$3,273.29
5810 - Postage	\$0.00	\$75.00	\$75.00	\$742.11	\$450.00	(\$292.11)	\$900.00	\$157.89
5825 - Information Technology/Website	\$57.88	\$416.67	\$358.79	\$575.48	\$2,500.02	\$1,924.54	\$5,000.00	\$4,424.52
5835 - Copier Monthly Maint & Overage	\$357.24	\$416.67	\$59.43	\$2,494.10	\$2,500.02	\$5.92	\$5,000.00	\$2,505.90
5950 - Other Admin	\$9.99	\$27.08	\$17.09	\$262.94	\$162.48	(\$100.46)	\$325.00	\$62.06
Total ADMINISTRATIVE	\$17,416.98	\$12,019.08	(\$5,397.90)	\$82,256.88	\$76,714.48	(\$5,542.40)	\$156,829.00	\$74,572.12

FLORENCE GARDENS MOBILE HOME ASSOCIATION INC
INCOME STATEMENT - Operating
6/1/2020 - 6/30/2020

Accounts	6/1/2020 - 6/30/2020			1/1/2020 - 6/30/2020			Annual Budget	Remaining Budget
	Actual	Budget	Variance	Actual	Budget	Variance		
<u>BUSINESS OFFICE ACTIVITY</u>								
5450 - Key Cards & Badges & Lanyards	\$97.88	\$125.00	\$27.12	\$1,157.80	\$750.00	(\$407.80)	\$1,500.00	\$342.20
<u>Total BUSINESS OFFICE ACTIVITY</u>	\$97.88	\$125.00	\$27.12	\$1,157.80	\$750.00	(\$407.80)	\$1,500.00	\$342.20
<u>VENDING MACHINE</u>								
5910 - Pop Machine	\$0.00	\$58.33	\$58.33	\$0.00	\$349.98	\$349.98	\$700.00	\$700.00
5915 - Ice Chest	\$0.00	\$200.00	\$200.00	\$0.00	\$1,200.00	\$1,200.00	\$2,400.00	\$2,400.00
<u>Total VENDING MACHINE</u>	\$0.00	\$258.33	\$258.33	\$0.00	\$1,549.98	\$1,549.98	\$3,100.00	\$3,100.00
<u>EMPLOYEE EXPENSES</u>								
5960 - Wages	\$15,306.81	\$16,083.08	\$776.27	\$88,403.18	\$96,498.48	\$8,095.30	\$192,997.00	\$104,593.82
5970 - Employee Benefits	\$948.66	\$1,288.00	\$339.34	\$5,438.35	\$7,728.00	\$2,289.65	\$15,456.00	\$10,017.65
5975 - Payroll Taxes	\$1,286.70	\$1,701.75	\$415.05	\$9,575.76	\$10,210.50	\$634.74	\$20,421.00	\$10,845.24
5980 - Workman's Compensation	\$281.72	\$189.08	(\$92.64)	\$1,604.62	\$1,134.48	(\$470.14)	\$2,269.00	\$664.38
5990 - Payroll Processing Fee	\$1,321.53	\$1,104.33	(\$217.20)	\$7,833.07	\$6,625.98	(\$1,207.09)	\$13,252.00	\$5,418.93
<u>Total EMPLOYEE EXPENSES</u>	\$19,145.42	\$20,366.24	\$1,220.82	\$112,854.98	\$122,197.44	\$9,342.46	\$244,395.00	\$131,540.02
<u>COMMON AREA</u>								
6400 - Pest Control	\$175.00	\$175.00	\$0.00	\$1,425.00	\$1,250.00	(\$175.00)	\$2,300.00	\$875.00
6510 - Repairs & Maintenance: Common Area	\$863.33	\$1,700.00	\$836.67	\$3,931.07	\$10,200.00	\$6,268.93	\$20,400.00	\$16,468.93
6515 - Repairs & Maintenance: Kitchen	\$0.00	\$333.33	\$333.33	\$294.95	\$1,999.98	\$1,705.03	\$4,000.00	\$3,705.05
6526 - Repairs & Maintenance: Security	\$0.00	\$258.33	\$258.33	\$190.00	\$1,549.98	\$1,359.98	\$3,100.00	\$2,910.00
6560 - Repairs & Maintenance: Equipment & Tools	\$0.00	\$208.33	\$208.33	\$0.00	\$1,249.98	\$1,249.98	\$2,500.00	\$2,500.00
6585 - Repairs & Maintenance: Truck, Gator & Tractor	\$0.00	\$166.67	\$166.67	\$85.73	\$1,000.02	\$914.29	\$2,000.00	\$1,914.27
6590 - Repairs & Maintenance: Pool	\$542.50	\$625.00	\$82.50	\$3,868.99	\$3,750.00	(\$118.99)	\$7,500.00	\$3,631.01
6670 - Small Equipment	\$0.00	\$208.33	\$208.33	\$833.72	\$1,249.98	\$416.26	\$2,500.00	\$1,666.28
6680 - Supplies & Fuel	(\$70.84)	\$416.67	\$487.51	\$4,974.40	\$2,500.02	(\$2,474.38)	\$5,000.00	\$25.60
<u>Total COMMON AREA</u>	\$1,509.99	\$4,091.66	\$2,581.67	\$15,603.86	\$24,749.96	\$9,146.10	\$49,300.00	\$33,696.14

FLORENCE GARDENS MOBILE HOME ASSOCIATION INC
INCOME STATEMENT - Operating
6/1/2020 - 6/30/2020

Accounts	6/1/2020 - 6/30/2020			1/1/2020 - 6/30/2020			Annual Budget	Remaining Budget
	Actual	Budget	Variance	Actual	Budget	Variance		
UTILITIES								
7100 - Electricity	\$2,076.68	\$2,083.33	\$6.65	\$10,744.24	\$12,499.98	\$1,755.74	\$25,000.00	\$14,255.76
7300 - Natural Gas	\$398.49	\$2,083.33	\$1,684.84	\$9,124.52	\$12,499.98	\$3,375.46	\$25,000.00	\$15,875.48
7500 - Telephone	(\$271.19)	\$16.67	\$287.86	\$622.20	\$100.02	(\$522.18)	\$200.00	(\$422.20)
7550 - Trash/Sanitation	\$230.95	\$183.33	(\$47.62)	\$1,154.75	\$1,099.98	(\$54.77)	\$2,200.00	\$1,045.25
7900 - Water/Sewer	\$510.05	\$583.33	\$73.28	\$3,438.29	\$3,499.98	\$61.69	\$7,000.00	\$3,561.71
Total UTILITIES	\$2,944.98	\$4,949.99	\$2,005.01	\$25,084.00	\$29,699.94	\$4,615.94	\$59,400.00	\$34,316.00
TAXES/OTHER EXPENSES								
8300 - Depreciation	\$5,500.00	\$5,500.00	\$0.00	\$33,000.00	\$33,000.00	\$0.00	\$66,000.00	\$33,000.00
8400 - Disposal of Assets	\$0.00	\$0.00	\$0.00	(\$303.00)	\$0.00	\$303.00	\$0.00	\$303.00
8840 - Taxes - Property/Federal/Other	\$80.25	\$304.17	\$223.92	\$228.85	\$1,825.02	\$1,596.17	\$3,650.00	\$3,421.15
Total TAXES/OTHER EXPENSES	\$5,580.25	\$5,804.17	\$223.92	\$32,925.85	\$34,825.02	\$1,899.17	\$69,650.00	\$36,724.15
Total Expense	\$46,695.50	\$47,614.47	\$918.97	\$269,883.37	\$290,486.82	\$20,603.45	\$584,174.00	\$314,290.63
Operating Net Income	\$6,333.45	\$4,193.86	\$2,139.59	(\$57,515.42)	(\$99,636.84)	\$42,121.42	(\$82,474.00)	(\$24,958.58)

FLORENCE GARDENS MOBILE HOME ASSOCIATION INC
INCOME STATEMENT - Reserve
6/1/2020 - 6/30/2020

Accounts	6/1/2020 - 6/30/2020			1/1/2020 - 6/30/2020			Annual Budget	Remaining Budget
	Actual	Budget	Variance	Actual	Budget	Variance		
Reserve Income								
<u>OTHER INCOME</u>								
4610 - Interest Income - Reserve	\$982.66	\$0.00	\$982.66	\$3,294.55	\$0.00	\$3,294.55	\$0.00	(\$3,294.55)
Total OTHER INCOME	\$982.66	\$0.00	\$982.66	\$3,294.55	\$0.00	\$3,294.55	\$0.00	(\$3,294.55)
<u>TRANSFER BETWEEN FUNDS</u>								
9000 - Transfer From Operating	\$0.00	\$0.00	\$0.00	\$120,000.00	\$120,000.00	\$0.00	\$120,000.00	\$0.00
Total TRANSFER BETWEEN FUNDS	\$0.00	\$0.00	\$0.00	\$120,000.00	\$120,000.00	\$0.00	\$120,000.00	\$0.00
Total Reserve Income	\$982.66	\$0.00	\$982.66	\$123,294.55	\$120,000.00	\$3,294.55	\$120,000.00	(\$3,294.55)
Reserve Expense								
<u>COMMON AREA</u>								
9310 - Carpet Replacement - Reserves	\$3,040.00	\$0.00	(\$3,040.00)	\$5,940.00	\$0.00	(\$5,940.00)	\$0.00	(\$5,940.00)
9450 - Pool Repair - Reserves	\$0.00	\$0.00	\$0.00	\$10,492.73	\$0.00	(\$10,492.73)	\$0.00	(\$10,492.73)
9704 - Clubhouse Tables - Reserves	\$2,215.55	\$0.00	(\$2,215.55)	\$2,215.55	\$0.00	(\$2,215.55)	\$0.00	(\$2,215.55)
9750 - Exercise Equipment	\$0.00	\$0.00	\$0.00	\$3,975.20	\$0.00	(\$3,975.20)	\$0.00	(\$3,975.20)
9800 - Lapidary - Reserves	\$0.00	\$0.00	\$0.00	\$1,600.00	\$0.00	(\$1,600.00)	\$0.00	(\$1,600.00)
Total COMMON AREA	\$5,255.55	\$0.00	(\$5,255.55)	\$24,223.48	\$0.00	(\$24,223.48)	\$0.00	(\$24,223.48)
Total Reserve Expense	\$5,255.55	\$0.00	(\$5,255.55)	\$24,223.48	\$0.00	(\$24,223.48)	\$0.00	(\$24,223.48)
Reserve Net Income	(\$4,272.89)	\$0.00	(\$4,272.89)	\$99,071.07	\$120,000.00	(\$20,928.93)	\$120,000.00	\$20,928.93

FLORENCE GARDENS MOBILE HOME ASSOCIATION INC
INCOME STATEMENT - RV/Kitchen Activities
6/1/2020 - 6/30/2020

Accounts	6/1/2020 - 6/30/2020			1/1/2020 - 6/30/2020			Annual Budget	Remaining Budget
	Actual	Budget	Variance	Actual	Budget	Variance		
Income								
<u>CLUBHOUSE/KITCHEN ACTIVITY</u>								
4620 - Common Area Use Fee	\$50.00	\$0.00	\$50.00	\$150.00	\$0.00	\$150.00	\$0.00	(\$150.00)
4622 - Christmas Bazaar	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$1,000.00	\$1,000.00
4623 - Daily/Saturday Coffee	\$34.50	\$250.00	(\$215.50)	\$783.56	\$1,500.00	(\$716.44)	\$3,000.00	\$2,216.44
4624 - Band/Dances/Entertainment	\$0.00	\$0.00	\$0.00	\$2,992.00	\$2,100.00	\$892.00	\$2,750.00	(\$242.00)
4626 - Ice Cream Socials	\$0.00	\$0.00	\$0.00	\$847.50	\$3,000.00	(\$2,152.50)	\$3,000.00	\$2,152.50
4630 - White Elephant	\$0.00	\$0.00	\$0.00	\$7,024.32	\$3,500.00	\$3,524.32	\$7,000.00	(\$24.32)
4632 - Kitchen Activities	\$0.00	\$0.00	\$0.00	\$17,345.44	\$16,500.00	\$845.44	\$33,000.00	\$15,654.56
4665 - Variety Show	\$0.00	\$0.00	\$0.00	\$175.00	\$2,000.00	(\$1,825.00)	\$2,000.00	\$1,825.00
<u>Total CLUBHOUSE/KITCHEN ACTIVITY</u>	\$84.50	\$250.00	(\$165.50)	\$29,317.82	\$28,600.00	\$717.82	\$51,750.00	\$22,432.18
<u>VENDING MACHINE</u>								
4810 - Ice Machine	\$77.50	\$0.00	\$77.50	\$679.90	\$0.00	\$679.90	\$0.00	(\$679.90)
4830 - Water Machine	\$0.00	\$0.00	\$0.00	\$958.40	\$0.00	\$958.40	\$0.00	(\$958.40)
4840 - Pop Machine	\$103.25	\$0.00	\$103.25	\$518.45	\$0.00	\$518.45	\$0.00	(\$518.45)
<u>Total VENDING MACHINE</u>	\$180.75	\$0.00	\$180.75	\$2,156.75	\$0.00	\$2,156.75	\$0.00	(\$2,156.75)
<u>OTHER INCOME</u>								
4600 - Interest Income	\$1.64	\$0.00	\$1.64	\$11.65	\$0.00	\$11.65	\$0.00	(\$11.65)
<u>Total OTHER INCOME</u>	\$1.64	\$0.00	\$1.64	\$11.65	\$0.00	\$11.65	\$0.00	(\$11.65)
<u>BINGO</u>								
4635 - Bingo - Proceeds	\$0.00	\$0.00	\$0.00	\$3,783.00	\$0.00	\$3,783.00	\$0.00	(\$3,783.00)
<u>Total BINGO</u>	\$0.00	\$0.00	\$0.00	\$3,783.00	\$0.00	\$3,783.00	\$0.00	(\$3,783.00)
<u>RV STORAGE</u>								
4170 - RV Storage Rental	\$301.00	\$0.00	\$301.00	\$3,601.00	\$0.00	\$3,601.00	\$60,000.00	\$56,399.00
<u>Total RV STORAGE</u>	\$301.00	\$0.00	\$301.00	\$3,601.00	\$0.00	\$3,601.00	\$60,000.00	\$56,399.00
Total Income	\$567.89	\$250.00	\$317.89	\$38,870.22	\$28,600.00	\$10,270.22	\$111,750.00	\$72,879.78

FLORENCE GARDENS MOBILE HOME ASSOCIATION INC
INCOME STATEMENT - RV/Kitchen Activities
6/1/2020 - 6/30/2020

Accounts	6/1/2020 - 6/30/2020			1/1/2020 - 6/30/2020			Annual Budget	Remaining Budget
	Actual	Budget	Variance	Actual	Budget	Variance		
Expense								
<u>ADMINISTRATIVE</u>								
5200 - Bad Debt	\$0.00	\$0.00	\$0.00	\$3,990.00	\$0.00	(\$3,990.00)	\$0.00	(\$3,990.00)
<u>Total ADMINISTRATIVE</u>	\$0.00	\$0.00	\$0.00	\$3,990.00	\$0.00	(\$3,990.00)	\$0.00	(\$3,990.00)
<u>CLUBHOUSE/KITCHEN ACTIVITY</u>								
5610 - Holiday Decorations	\$0.00	\$83.33	\$83.33	\$0.00	\$499.98	\$499.98	\$1,000.00	\$1,000.00
5622 - Christmas Bazaar	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$600.00	\$600.00
5623 - Daily/Saturday Coffee	\$870.88	\$250.00	(\$620.88)	\$1,224.57	\$1,500.00	\$275.43	\$3,000.00	\$1,775.43
5624 - Dances	\$0.00	\$0.00	\$0.00	\$2,366.50	\$1,650.00	(\$716.50)	\$2,150.00	(\$216.50)
5626 - Ice Cream Social	\$0.00	\$0.00	\$0.00	\$666.18	\$1,500.00	\$833.82	\$1,500.00	\$833.82
5632 - Kitchen Activities	\$0.00	\$0.00	\$0.00	\$9,262.47	\$11,428.00	\$2,165.53	\$20,000.00	\$10,737.53
5634 - Other Kitchen Expense	\$0.00	\$166.67	\$166.67	\$1,162.25	\$1,000.02	(\$162.23)	\$2,000.00	\$837.75
5639 - Kitchen/Clubhouse TPT Tax	\$97.08	\$0.00	(\$97.08)	\$1,595.77	\$0.00	(\$1,595.77)	\$0.00	(\$1,595.77)
5645 - General Activity Supplies	\$205.01	\$158.33	(\$46.68)	\$954.66	\$949.98	(\$4.68)	\$1,900.00	\$945.34
5660 - Celebrate FGMHA Members	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$500.00	\$500.00
<u>Total CLUBHOUSE/KITCHEN ACTIVITY</u>	\$1,172.97	\$658.33	(\$514.64)	\$17,232.40	\$18,527.98	\$1,295.58	\$32,650.00	\$15,417.60
<u>VENDING MACHINE</u>								
5910 - Pop Machine	\$65.12	\$0.00	(\$65.12)	\$214.16	\$0.00	(\$214.16)	\$0.00	(\$214.16)
5915 - Ice Chest	\$0.00	\$0.00	\$0.00	\$289.50	\$0.00	(\$289.50)	\$0.00	(\$289.50)
<u>Total VENDING MACHINE</u>	\$65.12	\$0.00	(\$65.12)	\$503.66	\$0.00	(\$503.66)	\$0.00	(\$503.66)
<u>EMPLOYEE EXPENSES</u>								
5963 - Wages - Kitchen Staff	\$0.00	\$1,316.92	\$1,316.92	\$6,756.31	\$7,901.52	\$1,145.21	\$15,803.00	\$9,046.69
5964 - Wages - Activities	\$895.63	\$650.00	(\$245.63)	\$4,349.90	\$3,900.00	(\$449.90)	\$7,800.00	\$3,450.10
5965 - Wages - RV Lot Management	\$1,194.66	\$1,025.00	(\$169.66)	\$4,974.88	\$6,150.00	\$1,175.12	\$12,300.00	\$7,325.12
5970 - Employee Benefits	\$312.35	\$0.00	(\$312.35)	\$1,247.86	\$0.00	(\$1,247.86)	\$0.00	(\$1,247.86)
5975 - Payroll Taxes	\$168.72	\$0.00	(\$168.72)	\$2,218.42	\$0.00	(\$2,218.42)	\$0.00	(\$2,218.42)
5980 - Workman's Compensation	\$50.50	\$0.00	(\$50.50)	\$401.28	\$0.00	(\$401.28)	\$0.00	(\$401.28)
5990 - Payroll Processing Fee	\$131.08	\$0.00	(\$131.08)	\$997.47	\$0.00	(\$997.47)	\$0.00	(\$997.47)
<u>Total EMPLOYEE EXPENSES</u>	\$2,752.94	\$2,991.92	\$238.98	\$20,946.12	\$17,951.52	(\$2,994.60)	\$35,903.00	\$14,956.88

FLORENCE GARDENS MOBILE HOME ASSOCIATION INC
INCOME STATEMENT - RV/Kitchen Activities
6/1/2020 - 6/30/2020

Accounts	6/1/2020 - 6/30/2020			1/1/2020 - 6/30/2020			Annual Budget	Remaining Budget
	Actual	Budget	Variance	Actual	Budget	Variance		
<u>BINGO</u>								
5525 - Bingo - Expenses	\$0.00	\$0.00	\$0.00	\$3,650.05	\$0.00	(\$3,650.05)	\$0.00	(\$3,650.05)
8830 - Bingo TPT Tax	\$0.00	\$0.00	\$0.00	\$39.37	\$0.00	(\$39.37)	\$0.00	(\$39.37)
Total BINGO	\$0.00	\$0.00	\$0.00	\$3,689.42	\$0.00	(\$3,689.42)	\$0.00	(\$3,689.42)
<u>RV STORAGE</u>								
5405 - Insurance - RV Storage	\$191.67	\$200.00	\$8.33	\$1,150.02	\$1,200.00	\$49.98	\$2,400.00	\$1,249.98
6595 - Repairs & Maintenance: RV Storage	\$76.31	\$166.67	\$90.36	\$184.92	\$1,000.02	\$815.10	\$2,000.00	\$1,815.08
6950 - RV Storage Land Lease	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$15,000.00	\$15,000.00
6955 - RV TPT Tax	\$37.00	\$125.00	\$88.00	\$92.00	\$750.00	\$658.00	\$1,500.00	\$1,408.00
7105 - Electricity - DLT SRV Storage	\$343.75	\$416.67	\$72.92	\$2,062.50	\$2,500.02	\$437.52	\$5,000.00	\$2,937.50
7106 - Electricity - RV Storage	\$20.31	\$25.00	\$4.69	\$122.60	\$150.00	\$27.40	\$300.00	\$177.40
Total RV STORAGE	\$669.04	\$933.34	\$264.30	\$3,612.04	\$5,600.04	\$1,988.00	\$26,200.00	\$22,587.96
Total Expense	\$4,660.07	\$4,583.59	(\$76.48)	\$49,973.64	\$42,079.54	(\$7,894.10)	\$94,753.00	\$44,779.36
RV/Kitchen Activities Net Income	(\$4,092.18)	(\$4,333.59)	\$241.41	(\$11,103.42)	(\$13,479.54)	\$2,376.12	\$16,997.00	\$28,100.42

FLORENCE GARDENS MOBILE HOME ASSOCIATION INC
INCOME STATEMENT - Capital Improvement
6/1/2020 - 6/30/2020

Accounts	6/1/2020 - 6/30/2020			1/1/2020 - 6/30/2020			Annual Budget	Remaining Budget
	Actual	Budget	Variance	Actual	Budget	Variance		
Reserve Income								
<u>OTHER INCOME</u>								
4520 - Capital Improvement	\$0.00	\$0.00	\$0.00	\$1,900.00	\$0.00	\$1,900.00	\$0.00	(\$1,900.00)
4610 - Interest Income - Reserve	\$0.16	\$0.00	\$0.16	\$0.67	\$0.00	\$0.67	\$0.00	(\$0.67)
<u>Total OTHER INCOME</u>	\$0.16	\$0.00	\$0.16	\$1,900.67	\$0.00	\$1,900.67	\$0.00	(\$1,900.67)
Total Reserve Income	\$0.16	\$0.00	\$0.16	\$1,900.67	\$0.00	\$1,900.67	\$0.00	(\$1,900.67)
Capital Improvement Net Income	\$0.16	\$0.00	\$0.16	\$1,900.67	\$0.00	\$1,900.67	\$0.00	(\$1,900.67)