

485 MORRISON RANCH COMMUNITY COUNCIL
BALANCE SHEET OPERATING (UNAUDITED)
06/30/2018

	CURRENT MONTH BALANCE	PREVIOUS MONTH BALANCE	NET CHANGE
ASSETS			
CASH			
CASH-OPERATING ACCT	272,659.67	257,818.28	14,841.39
CASH-OPERATING SAVINGS	87,206.99	87,193.16	13.83
CASH-OPERATING SAVINGS	247,349.77	247,217.66	132.11
CASH-DEPOSITORY ACCT	6,112.09	6,112.09	0.00
PETTY CASH	1,260.73	547.30	713.43
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TOTAL CASH	614,589.25	598,888.49	15,700.76
ACCTS RECEIVABLE			
ACCOUNTS RECEIVABLE	144,129.17	160,483.07	(16,353.90)
A/R OTHER	844.25	101.46	742.79
ALLOWANCE FOR DOUBTFUL ACCOUNTS	(74,057.98)	(55,688.43)	(18,369.55)
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TOTAL ACCOUNTS RECEIVABLE	70,915.44	104,896.10	(33,980.66)
FIXED ASSETS			
LAND	953,002.47	953,002.47	0.00
LAND IMPROVEMENTS	1,626,060.89	1,626,060.89	0.00
ACCUM DEPRECIATION	(1,020,982.89)	(1,014,545.89)	(6,437.00)
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TOTAL FIXED ASSETS	1,558,080.47	1,564,517.47	(6,437.00)
OTHER ASSETS			
PREPAID INSURANCE	20,830.51	23,136.35	(2,305.84)
PREPAID EXPENSE	3,451.20	3,523.84	(72.64)
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TOTAL OTHER ASSETS	24,281.71	26,660.19	(2,378.48)
TOTAL ASSETS	<u>2,267,866.87</u>	<u>2,294,962.25</u>	<u>(27,095.38)</u>

485 MORRISON RANCH COMMUNITY COUNCIL
BALANCE SHEET OPERATING (UNAUDITED)
06/30/2018

	CURRENT MONTH BALANCE	PREVIOUS MONTH BALANCE	NET CHANGE
LIABILITIES & FUND BALANCE			
CURRENT LIABILITIES			
ACCRUED EXPENSE	5,097.20	23,919.53	(18,822.33)
ACCRUED LOAN INTEREST	21,882.04	18,771.30	3,110.74
ACCOUNTS PAYABLE	125,472.05	133,038.59	(7,566.54)
FACILITY DEPOSIT	0.00	100.00	(100.00)
UNEARNED ASSESSMENTS	0.00	227,706.42	(227,706.42)
PREPAID ASSESSMENTS	335,460.10	66,327.63	269,132.47
DUE TO RESERVES	6,800.00	5,800.00	1,000.00
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TOTAL CURRENT LIABILITIES	494,711.39	475,663.47	19,047.92
OTHER LIABILITIES			
NOTES PAYABLE	175,891.84	175,891.84	0.00
NOTES PAYABLE	175,891.84	175,891.84	0.00
NOTES PAYABLE	168,218.81	168,218.81	0.00
LIABILITY FOR UNCLAIMED PROPERTY	393.00	393.00	0.00
OTHER LIABILITY	141,619.83	141,619.83	0.00
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TOTAL OTHER LIABILITIES	662,015.32	662,015.32	0.00
TOTAL LIABILITIES	1,156,726.71	1,137,678.79	19,047.92
FUND BALANCE			
OWNERS EQUITY	1,409,256.20	1,409,256.20	0.00
CURRENT YEAR INCOME (LOSS)	(298,116.04)	(251,972.74)	(46,143.30)
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TOTAL FUND BALANCE	1,111,140.16	1,157,283.46	(46,143.30)
TOTAL LIABILITIES & FUND BALANCE	2,267,866.87	2,294,962.25	(27,095.38)
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485 MORRISON RANCH COMMUNITY COUNCIL
OPERATING STATEMENT - DETAIL (UNAUDITED)
06/30/2018

MONTHLY ACTUAL	MONTHLY BUDGET	MONTHLY VARIANCE		YEAR TO DATE ACTUAL	YEAR TO DATE BUDGET	YEAR TO DATE VARIANCE	ANNUAL BUDGET	BUDGET REMAINING
REVENUE								
221,818.58	243,200	(21,381.42)	ASSOCIATION ASSMTS	2,576,068.80	2,918,400	(342,331.20)	2,918,400	342,331.20
18,000.00	0	18,000.00	BUILDER ASSESSMENTS	216,000.00	0	216,000.00	0	(216,000.00)
1,983.84	0	1,983.84	BUILDER/DEVELOPER ASSESSMENTS	126,757.03	0	126,757.03	0	(126,757.03)
6,704.00	6,704	0.00	COMMERCIAL DUES	80,448.00	80,448	0.00	80,448	0.00
0.00	0	0.00	ACTIVITY INCOME	173.62	0	173.62	0	(173.62)
125.00	0	125.00	CLASSES	1,900.68	0	1,900.68	0	(1,900.68)
0.00	0	0.00	SOCIAL EVENTS	1,002.40	0	1,002.40	0	(1,002.40)
0.00	0	0.00	FACILITY RENTAL	1,200.00	0	1,200.00	0	(1,200.00)
(18,369.55)	(1,216)	(17,153.55)	LESS: BAD DEBT	(18,369.55)	(14,592)	(3,777.55)	(14,592)	3,777.55
0.00	0	0.00	BAD DEBT RECOVERY	592.34	0	592.34	0	(592.34)
6,800.00	6,000	800.00	RESERVE FUND FEES	76,352.00	72,000	4,352.00	72,000	(4,352.00)
6,800.00	6,000	800.00	WORKING CAPITAL	76,352.00	72,000	4,352.00	72,000	(4,352.00)
2,754.00	2,754	0.00	NEIGHBORHOOD MGMT INCOME	33,048.00	33,048	0.00	33,048	0.00
0.00	0	0.00	LATE CHARGES	(75.00)	0	(75.00)	0	75.00
2,037.50	2,400	(362.50)	COLLECTION FEE REVENUE	28,364.00	28,800	(436.00)	28,800	436.00
0.00	0	0.00	FILING FEE CHARGES	364.00	0	364.00	0	(364.00)
0.00	0	0.00	ADVERTISING INCOME	246.00	0	246.00	0	(246.00)
400.00	0	400.00	SPONSORSHIP	11,439.70	5,200	6,239.70	5,200	(6,239.70)
145.94	0	145.94	INTEREST	1,864.47	0	1,864.47	0	(1,864.47)
1,750.00	0	1,750.00	SANCTIONS & FEES	13,152.00	0	13,152.00	0	(13,152.00)
0.00	0	0.00	SOLID WASTE FEE	(28.50)	0	(28.50)	0	28.50
160.00	0	160.00	MISC INCOME	996.00	0	996.00	0	(996.00)
1,837.22	2,000	(162.78)	LEGAL FEE REVENUE	18,409.56	24,000	(5,590.44)	24,000	5,590.44
(17,740.00)	(17,740)	0.00	TRANSFER TO RESERVE	(212,880.00)	(212,880)	0.00	(212,880)	0.00
(6,800.00)	(6,000)	(800.00)	CAPITAL RESERVE TRANSFER	(76,352.00)	(72,000)	(4,352.00)	(72,000)	4,352.00
(16,740.00)	(16,740)	0.00	COMMUNITY ENHANCE TRANSFER	(200,880.00)	(200,880)	0.00	(200,880)	0.00
211,666.53	227,362	(15,695.47)	NET TOTAL REVENUE	2,756,145.55	2,733,544	22,601.55	2,733,544	(22,601.55)
EXPENSES								
SALARIES & BENEFITS								
20,518.32	16,516	(4,002.32)	SALARIES & BENEFITS	200,591.13	191,022	(9,569.13)	191,022	(9,569.13)
20,518.32	16,516	(4,002.32)	TOTAL SALARIES & BENEF	200,591.13	191,022	(9,569.13)	191,022	(9,569.13)
ADMINISTRATIVE & GENERAL								
0.00	0	0.00	AUDIT/TAX RETURNS	9,400.00	8,125	(1,275.00)	8,125	(1,275.00)
1,150.00	1,150	0.00	DESIGN REVIEW EXPENSE	13,800.00	13,800	0.00	13,800	0.00
1,967.62	2,100	132.38	LEGAL FEES - COLLECTIONS	18,326.38	25,200	6,873.62	25,200	6,873.62
2,077.50	2,500	422.50	COLLECTIONS	30,283.50	30,000	(283.50)	30,000	(283.50)
130.00	0	(130.00)	LEGAL FEES/ATTORNEYS	12,048.46	0	(12,048.46)	0	(12,048.46)
479.01	73	(406.01)	LICENSES, FEES, PERMITS	3,792.48	1,530	(2,262.48)	1,530	(2,262.48)
3,270.00	3,270	0.00	MANAGEMENT FEES	39,240.00	39,240	0.00	39,240	0.00
14.48	0	(14.48)	MEETING EXPENSE	2,582.50	2,300	(282.50)	2,300	(282.50)
682.17	1,900	1,217.83	OFFICE SUPPLIES	11,126.88	11,200	73.12	11,200	73.12
1,500.00	1,500	0.00	OFFICE EQUIPMENT/RENTAL	18,000.00	18,000	0.00	18,000	0.00
(320.00)	0	320.00	OFFICE EQUIP-USAGE	475.21	3,000	2,524.79	3,000	2,524.79
320.00	300	(20.00)	LIFESTYLE SUPPLIES	3,620.09	3,600	(20.09)	3,600	(20.09)
1,033.54	825	(208.54)	POSTAGE	5,625.75	4,475	(1,150.75)	4,475	(1,150.75)
302.58	242	(60.58)	TELEPHONE	3,956.36	2,904	(1,052.36)	2,904	(1,052.36)
0.00	100	100.00	COMMUNICATIONS	824.71	1,200	375.29	1,200	375.29
1,313.49	700	(613.49)	SOCIAL EVENTS	39,034.61	29,200	(9,834.61)	29,200	(9,834.61)
0.00	0	0.00	FLAG	3,600.00	3,600	0.00	3,600	0.00
94.86	50	(44.86)	MISCELLANEOUS	94.86	600	505.14	600	505.14
118.60	100	(18.60)	MILEAGE/AUTO	988.81	1,200	211.19	1,200	211.19
0.00	0	0.00	MISC ACTIVITY EXP	2,335.50	0	(2,335.50)	0	(2,335.50)
0.00	0	0.00	WEB HOSTING	754.40	760	5.60	760	5.60
14,133.85	14,810	676.15	TOTAL ADMIN & GENERAL	219,910.50	199,934	(19,976.50)	199,934	(19,976.50)
CONTRACT SERVICES								
83,870.00	85,900	2,030.00	LANDSCAPE MAINT	1,024,315.00	1,030,800	6,485.00	1,030,800	6,485.00
8,500.00	0	(8,500.00)	LANDSCAPE REPLACEMENT	116,551.00	50,000	(66,551.00)	50,000	(66,551.00)
8,582.60	0	(8,582.60)	TREE MAINTENANCE	185,537.42	136,106	(49,431.42)	136,106	(49,431.42)
2,575.00	2,775	200.00	TOT LOT MAINT	31,065.00	35,300	4,235.00	35,300	4,235.00
0.00	270	270.00	LANDSCAPE MAINT LVTS	0.00	1,620	1,620.00	1,620	1,620.00
124.28	425	300.72	PEST CONTROL	4,781.28	5,900	1,118.72	5,900	1,118.72
9,950.00	1,900	(8,050.00)	WEED CONTROL	40,665.00	31,550	(9,115.00)	31,550	(9,115.00)
21,175.00	0	(21,175.00)	GRUB CONTROL	21,175.00	19,175	(2,000.00)	19,175	(2,000.00)
0.00	0	0.00	STORM DRAIN MAINT	29,475.00	45,000	15,525.00	45,000	15,525.00
549.00	550	1.00	PATROL SERVICE	2,199.00	6,600	4,401.00	6,600	4,401.00
1,319.00	1,320	1.00	LAKEVIEW VILLAGE	13,369.00	15,840	2,471.00	15,840	2,471.00
136,644.88	93,140	(43,504.88)	TOTAL CONTRACT SERVICES	1,469,132.70	1,377,891	(91,241.70)	1,377,891	(91,241.70)
REPAIRS & MAINTENANCE								
2,250.00	260	(1,990.00)	GROUPS MAINTENANCE	6,567.43	3,120	(3,447.43)	3,120	(3,447.43)
0.00	400	400.00	LIGHTING	8,101.43	4,800	(3,301.43)	4,800	(3,301.43)
187.20	335	147.80	FENCES/WALLS	3,123.79	4,020	896.21	4,020	896.21
0.00	550	550.00	TOT LOT REPAIRS/MAINT	5,341.15	6,600	1,258.85	6,600	1,258.85
1,521.50	75	(1,446.50)	MISCELLANEOUS REPAIRS	6,774.80	900	(5,874.80)	900	(5,874.80)

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OPERATING STATEMENT - DETAIL (UNAUDITED)
06/30/2018

MONTHLY ACTUAL	MONTHLY BUDGET	MONTHLY VARIANCE		YEAR TO DATE ACTUAL	YEAR TO DATE BUDGET	YEAR TO DATE VARIANCE	ANNUAL BUDGET	BUDGET REMAINING
3,958.70	1,620	(2,338.70)	TOTAL REPAIRS & MAINT	29,908.60	19,440	(10,468.60)	19,440	(10,468.60)
			PARTS & SUPPLIES					
0.00	0	0.00	DOGGIE STATION BAGS	1,872.98	1,600	(272.98)	1,600	(272.98)
0.00	300	300.00	ELECTRICAL SUPPLIES	2,065.66	3,600	1,534.34	3,600	1,534.34
0.00	0	0.00	PERENNIAL RYE SEED	169,945.00	163,300	(6,645.00)	163,300	(6,645.00)
0.00	50	50.00	MISCELLANEOUS	2,938.95	600	(2,338.95)	600	(2,338.95)
0.00	350	350.00	TOTAL PARTS & SUPPLIES	176,822.59	169,100	(7,722.59)	169,100	(7,722.59)
			UTILITIES					
2,310.25	2,335	24.75	ELECTRICITY	32,047.58	40,894	8,846.42	40,894	8,846.42
126.05	178	51.95	WATER/SEWER	2,148.41	2,036	(112.41)	2,036	(112.41)
67,816.99	101,547	33,730.01	WATER-IRRIG	744,622.96	665,750	(78,872.96)	665,750	(78,872.96)
70,253.29	104,060	33,806.71	TOTAL UTILITIES	778,818.95	708,680	(70,138.95)	708,680	(70,138.95)
			TAXES					
0.00	0	0.00	REAL ESTATE TAXES	27,738.37	26,000	(1,738.37)	26,000	(1,738.37)
447.21	0	(447.21)	INCOME TAXES	4,109.35	700	(3,409.35)	700	(3,409.35)
447.21	0	(447.21)	TOTAL TAXES	31,847.72	26,700	(5,147.72)	26,700	(5,147.72)
			INSURANCE					
185.92	181	(4.92)	DIRECTORS & OFFICERS	2,158.23	2,172	13.77	2,172	13.77
2,041.92	1,358	(683.92)	ASSOC MASTER POLICY	23,200.02	16,296	(6,904.02)	16,296	(6,904.02)
78.00	82	4.00	WORKERS COMPENSATION	276.00	984	708.00	984	708.00
2,305.84	1,621	(684.84)	TOTAL INSURANCE	25,634.25	19,452	(6,182.25)	19,452	(6,182.25)
248,262.09	232,117	(16,145.09)	TOTAL OPER EXPENSES	2,932,666.44	2,712,219	(220,447.44)	2,712,219	(220,447.44)
(36,595.56)	(4,755)	(31,840.56)	NET INCOME/(LOSS) BEFORE DEPR	(176,520.89)	21,325	(197,845.89)	21,325	197,845.89
			NOTE INTEREST EXPENSE					
873.77	0	(873.77)	NOTE 2 INTEREST EXPENSE	8,798.24	0	(8,798.24)	0	(8,798.24)
873.77	0	(873.77)	NOTE 3 INTEREST EXPENSE	8,764.47	0	(8,764.47)	0	(8,764.47)
835.66	0	(835.66)	NOTE 4 INTEREST EXPENSE	8,287.26	0	(8,287.26)	0	(8,287.26)
527.54	0	(527.54)	NOTE 1 INTEREST EXPENSE	18,501.18	0	(18,501.18)	0	(18,501.18)
3,110.74	0	(3,110.74)	TOTAL NOTES INTEREST EXP	44,351.15	0	(44,351.15)	0	(44,351.15)
6,437.00	0	(6,437.00)	DEPRECIATION EXPENSE	77,244.00	0	(77,244.00)	0	(77,244.00)
(46,143.30)	(4,755)	(41,388.30)	NET INCOME/(LOSS) AFTER DEPR	(298,116.04)	21,325	(319,441.04)	21,325	319,441.04

485 MORRISON RANCH COMMUNITY COUNCIL
BALANCE SHEET - RESERVES (UNAUDITED)
06/30/2018

	CURRENT MONTH BALANCE	PREVIOUS MONTH BALANCE	NET CHANGE
ASSETS			
CASH - RESERVE FUND			
CASH-RESERVES	277,508.03	262,726.15	14,781.88
CASH-RESERVES	247,274.03	247,106.08	167.95
CASH-RESERVES	248,465.21	249,750.10	(1,284.89)
CERTIFICATE OF DEPOS	109,303.03	109,177.33	125.70
CERTIFICATE OF DEPOSIT	249,609.96	249,609.96	0.00
CERTIFICATE OF DEPOSIT - MUTUAL OF	246,652.84	246,338.17	314.67
RESERVE CD	216,943.60	216,623.12	320.48
RESERVE CD	227,171.28	226,862.86	308.42
CD RESERVE-MERIDIAN	249,672.23	249,238.28	433.95
CASH ENHANCEMENT FUND	71,797.67	55,048.02	16,749.65
RESERVE MMKT	150,267.62	150,083.71	183.91
RESERVE ICS MMKT	400,653.61	400,163.30	490.31
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TOTAL CASH - RESERVE FUND	2,695,319.11	2,662,727.08	32,592.03
ACCOUNTS RECEIVABLE			
A/R RESERVES	6,800.00	5,800.00	1,000.00
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TOTAL ACCOUNTS RECEIVABLE	6,800.00	5,800.00	1,000.00
TOTAL ASSETS	2,702,119.11	2,668,527.08	33,592.03
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485 MORRISON RANCH COMMUNITY COUNCIL
BALANCE SHEET - RESERVES (UNAUDITED)
06/30/2018

	CURRENT MONTH BALANCE	PREVIOUS MONTH BALANCE	NET CHANGE
LIABILITIES & FUND BALANCE			
TOTAL LIABILITIES	0.00	0.00	0.00
FUND BALANCE			
RESERVE FUND EQUITY	1,907,585.61	1,907,585.61	0.00
COMMUNITY ENHANCEMENT EQUITY	419,797.75	419,797.75	0.00
NET INCOME (LOSS)	374,735.75	341,143.72	33,592.03
TOTAL FUND BALANCE	2,702,119.11	2,668,527.08	33,592.03
TOTAL LIABILITIES & FUND BALANCE	2,702,119.11	2,668,527.08	33,592.03

485 MORRISON RANCH COMMUNITY COUNCIL
RESERVE STATEMENT - DETAIL (UNAUDITED)
06/30/2018

MONTHLY ACTUAL	MONTHLY BUDGET	MONTHLY VARIANCE		YEAR TO DATE ACTUAL	YEAR TO DATE BUDGET	YEAR TO DATE VARIANCE	ANNUAL BUDGET	BUDGET REMAINING
REVENUE								
17,740.00	17,740	0.00	TRANSFER FROM O/P	212,880.00	212,880	0.00	212,880	0.00
6,800.00	6,000	800.00	CAPITAL RESERVE TRANSFER	76,352.00	72,000	4,352.00	72,000	(4,352.00)
16,740.00	16,740	0.00	COMMUNITY ENHANCE TRANSFER	200,880.00	200,880	0.00	200,880	0.00
3,027.38	0	3,027.38	RESERVE INTEREST	22,690.32	0	22,690.32	0	(22,690.32)
9.65	0	9.65	COMM ENHANCE INTEREST	1,060.74	0	1,060.74	0	(1,060.74)
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44,317.03	40,480	3,837.03	TOTAL INCOME	513,863.06	485,760	28,103.06	485,760	(28,103.06)
EXPENSES								
0.00	0	0.00	METAL RAILING	1,771.23	23,175	21,403.77	23,175	21,403.77
0.00	0	0.00	SHADE SAIL	0.00	12,463	12,463.00	12,463	12,463.00
10,725.00	0	(10,725.00)	LIGHTING	14,975.00	0	(14,975.00)	0	(14,975.00)
0.00	0	0.00	PAINING	109,381.20	63,860	(45,521.20)	63,860	(45,521.20)
0.00	0	0.00	CONCRETE REPAIRS	12,999.88	12,206	(793.88)	12,206	(793.88)
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10,725.00	0	(10,725.00)	TOTAL EXPENSES	139,127.31	111,704	(27,423.31)	111,704	(27,423.31)
33,592.03	40,480	(6,887.97)	NET INCOME (LOSS)	374,735.75	374,056	679.75	374,056	(679.75)
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