

485 MORRISON RANCH COMMUNITY COUNCIL
BALANCE SHEET OPERATING (UNAUDITED)
06/30/2017

	CURRENT MONTH BALANCE	PREVIOUS MONTH BALANCE	NET CHANGE
ASSETS			
CASH			
CASH-OPERATING ACCT	304,109.21	452,383.82	(148,274.61)
CASH-OPERATING SAVINGS	301,720.53	301,665.98	54.55
CASH-OPERATING SAVINGS UNION BANK	248,844.46	248,759.94	84.52
CASH-DEPOSITORY ACCT	2,766.96	2,766.96	0.00
PETTY CASH	3,987.24	554.69	3,432.55
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TOTAL CASH	861,428.40	1,006,131.39	(144,702.99)
ACCTS RECEIVABLE			
ACCOUNTS RECEIVABLE	160,840.11	197,134.00	(36,293.89)
A/R OTHER	384.61	9,894.50	(9,509.89)
ALLOWANCE FOR DOUBTFUL ACCOUNTS	(54,648.36)	(54,586.30)	(62.06)
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TOTAL ACCOUNTS RECEIVABLE	106,576.36	152,442.20	(45,865.84)
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	(937,301.89)	(930,864.89)	(6,437.00)
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TOTAL FIXED ASSETS	1,641,761.47	1,648,198.47	(6,437.00)
OTHER ASSETS			
PREPAID INSURANCE	16,968.84	18,657.92	(1,689.08)
PREPAID EXPENSE	226.73	325.42	(98.69)
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TOTAL OTHER ASSETS	17,195.57	18,983.34	(1,787.77)
TOTAL ASSETS	<u>2,626,961.80</u>	<u>2,825,755.40</u>	<u>(198,793.60)</u>

	CURRENT MONTH BALANCE	PREVIOUS MONTH BALANCE	NET CHANGE
LIABILITIES & FUND BALANCE			
CURRENT LIABILITIES			
ACCRUED EXPENSE	3,737.73	8,244.01	(4,506.28)
ACCRUED LOAN INTEREST	13,778.69	63,548.23	(49,769.54)
ACCOUNTS PAYABLE	86,435.69	79,133.15	7,302.54
ACCOUNTS PAYABLE OTHER	0.00	95.89	(95.89)
UNEARNED ASSESSMENTS	198,005.84	396,011.68	(198,005.84)
PREPAID ASSESSMENTS	91,430.64	66,109.70	25,320.94
DUE TO RESERVES	10,485.00	9,900.00	585.00
CONSTRUCTION DEPOSIT PAYABLE	1,000.00	1,000.00	0.00
TOTAL CURRENT LIABILITIES	404,873.59	624,042.66	(219,169.07)
OTHER LIABILITIES			
NOTES PAYABLE	403,345.14	384,300.05	19,045.09
NOTES PAYABLE	403,345.14	384,300.05	19,045.09
NOTES PAYABLE	385,791.46	367,598.11	18,193.35
LIABILITY FOR UNCLAIMED PROPERTY	295.00	295.00	0.00
OTHER LIABILITY	496,942.21	496,942.21	0.00
TOTAL OTHER LIABILITIES	1,689,718.95	1,633,435.42	56,283.53
TOTAL LIABILITIES	2,094,592.54	2,257,478.08	(162,885.54)
FUND BALANCE			
OWNERS EQUITY	447,489.68	447,489.68	0.00
CURRENT YEAR INCOME (LOSS)	84,879.58	120,787.64	(35,908.06)
TOTAL FUND BALANCE	532,369.26	568,277.32	(35,908.06)
TOTAL LIABILITIES & FUND BALANCE	2,626,961.80	2,825,755.40	(198,793.60)

485 MORRISON RANCH COMMUNITY COUNCIL
OPERATING STATEMENT - DETAIL (UNAUDITED)
06/30/2017

MONTHLY ACTUAL	MONTHLY BUDGET	MONTHLY VARIANCE		YEAR TO DATE ACTUAL	YEAR TO DATE BUDGET	YEAR TO DATE VARIANCE	ANNUAL BUDGET	BUDGET REMAINING
REVENUE								
197,722.96	222,948	(25,225.04)	ASSOCIATION ASSMTS	1,988,318.38	2,452,428	(464,109.62)	2,675,376	687,057.62
1.50	0	1.50	BUILDER ASSESSMENTS	1,010.46	0	1,010.46	0	(1,010.46)
28,503.19	0	28,503.19	BUILDER/DEVELOPER ASSESSMENTS	467,868.98	0	467,868.98	0	(467,868.98)
6,309.67	6,309	0.67	COMMERCIAL DUES	69,406.33	69,399	7.33	75,708	6,301.67
0.00	0	0.00	ACTIVITY INCOME	779.39	0	779.39	0	(779.39)
0.00	0	0.00	CLASSES	40.00	0	40.00	0	(40.00)
0.00	0	0.00	SOCIAL EVENTS	374.28	0	374.28	0	(374.28)
(1.55)	563	(564.55)	RESIDENTIAL FEES	4,056.33	6,193	(2,136.67)	6,756	2,699.67
0.00	0	0.00	FACILITY RENTAL	775.00	0	775.00	0	(775.00)
0.00	(2,229)	2,229.00	LESS: BAD DEBT	0.00	(24,519)	24,519.00	(26,748)	(26,748.00)
0.00	0	0.00	BAD DEBT RECOVERY	35.60	0	35.60	0	(35.60)
9,707.00	3,168	6,539.00	RESERVE FUND FEES	84,283.00	34,848	49,435.00	38,016	(46,267.00)
9,707.00	3,168	6,539.00	WORKING CAPITAL	84,283.00	34,848	49,435.00	38,016	(46,267.00)
0.00	0	0.00	DESIGN REVIEW	300.00	0	300.00	0	(300.00)
2,363.00	4,988	(2,625.00)	NEIGHBORHOOD MGMT INCOME	49,618.00	54,868	(5,250.00)	59,856	10,238.00
3,138.00	1,800	1,338.00	COLLECTION FEE REVENUE	31,054.25	19,800	11,254.25	21,600	(9,454.25)
0.00	0	0.00	FILING FEE CHARGES	504.00	0	504.00	0	(504.00)
700.00	0	700.00	SPONSORSHIP	6,092.80	3,400	2,692.80	3,400	(2,692.80)
139.07	0	139.07	INTEREST	1,569.61	0	1,569.61	0	(1,569.61)
600.00	0	600.00	SANCTIONS & FEES	11,346.40	0	11,346.40	0	(11,346.40)
0.00	0	0.00	SOLID WASTE FEE	(75.00)	0	(75.00)	0	75.00
0.00	0	0.00	MISC INCOME	75.00	0	75.00	0	(75.00)
4,688.77	1,700	2,988.77	LEGAL FEE REVENUE	26,516.69	18,700	7,816.69	20,400	(6,116.69)
(17,057.00)	(17,057)	0.00	TRANSFER TO RESERVE	(187,627.00)	(187,627)	0.00	(204,684)	(17,057.00)
(9,707.00)	(3,168)	(6,539.00)	CAPITAL RESERVE TRANSFER	(74,139.00)	(34,848)	(39,291.00)	(38,016)	36,123.00
(5,524.00)	(5,524)	0.00	COMMUNITY ENHANCE TRANSFER	(60,764.00)	(60,764)	0.00	(66,288)	(5,524.00)
231,290.61	216,666	14,624.61	NET TOTAL REVENUE	2,505,702.50	2,386,726	118,976.50	2,603,392	97,689.50
EXPENSES								
SALARIES & BENEFITS								
16,376.77	13,826	(2,550.77)	SALARIES & BENEFITS	157,901.91	157,348	(553.91)	171,832	13,930.09
16,376.77	13,826	(2,550.77)	TOTAL SALARIES & BENEF	157,901.91	157,348	(553.91)	171,832	13,930.09
ADMINISTRATIVE & GENERAL								
0.00	0	0.00	AUDIT/TAX RETURNS	8,125.00	8,125	0.00	8,125	0.00
800.00	800	0.00	DESIGN REVIEW EXPENSE	8,800.00	8,800	0.00	9,600	800.00
2,229.70	1,800	(429.70)	LEGAL FEES - COLLECTIONS	42,229.39	19,800	(22,429.39)	21,600	(20,629.39)
3,390.00	1,800	(1,590.00)	COLLECTIONS	32,438.50	19,800	(12,638.50)	21,600	(10,838.50)
3,719.00	0	(3,719.00)	LEGAL FEES/ATTORNEYS	3,719.00	0	(3,719.00)	0	(3,719.00)
77.69	50	(27.69)	LICENSES, FEES, PERMITS	1,052.58	1,688	635.42	1,738	685.42
3,270.00	3,270	0.00	MANAGEMENT FEES	35,970.00	35,970	0.00	39,240	3,270.00
942.77	1,500	557.23	MEETING EXPENSE	1,370.82	1,700	329.18	1,700	329.18
1,693.99	200	(1,493.99)	OFFICE SUPPLIES	8,687.05	7,000	(1,687.05)	8,550	(137.05)
1,500.00	1,400	(100.00)	OFFICE EQUIPMENT/RENTAL	16,300.00	15,400	(900.00)	16,800	500.00
0.00	0	0.00	OFFICE EQUIP-USAGE	715.11	5,000	4,284.89	5,000	4,284.89
116.86	345	228.14	LIFESTYLE SUPPLIES	2,333.24	3,795	1,461.76	4,140	1,806.76
1,001.05	50	(951.05)	POSTAGE	3,928.85	2,640	(1,288.85)	3,320	(608.85)
760.10	210	(550.10)	TELEPHONE	2,871.22	2,310	(561.22)	2,520	(351.22)
3,939.26	200	(3,739.26)	SOCIAL EVENTS	27,514.15	24,300	(3,214.15)	27,400	(114.15)
0.00	0	0.00	FLAG	3,600.00	3,400	(200.00)	3,400	(200.00)
0.00	50	50.00	MISCELLANEOUS	624.86	550	(74.86)	600	(24.86)
79.72	75	(4.72)	MILEAGE/AUTO	1,023.80	800	(223.80)	875	(148.80)
56.00	0	(56.00)	WEB HOSTING	521.00	760	239.00	760	239.00
23,576.14	11,750	(11,826.14)	TOTAL ADMIN & GENERAL	201,824.57	161,838	(39,986.57)	176,968	(24,856.57)
CONTRACT SERVICES								
0.00	563	563.00	ASSESSMENTS DUE TO 486	5,067.34	6,193	1,125.66	6,756	1,688.66
0.00	100	100.00	CONTRACTED SERVICES	0.00	1,100	1,100.00	1,200	1,200.00
69,620.00	69,624	4.00	LANDSCAPE MAINT	765,820.00	765,864	44.00	835,488	69,668.00
2,750.00	0	(2,750.00)	LANDSCAPE REPLACEMENT	40,578.50	53,000	12,421.50	53,000	12,421.50
0.00	5,856	5,856.00	TREE MAINTENANCE	63,514.00	76,286	12,772.00	76,286	12,772.00
2,675.00	3,275	600.00	TOT LOT MAINT	28,764.72	34,275	5,510.28	37,300	8,535.28
15,875.00	14,652	(1,223.00)	LANDSCAPE MAINT WARNER GROVES	164,839.00	161,172	(3,667.00)	175,824	10,985.00
1,258.00	730	(528.00)	PEST CONTROL	5,661.00	5,930	269.00	6,360	699.00
0.00	0	0.00	WEED CONTROL	27,143.75	34,000	6,856.25	34,000	6,856.25
23,400.00	16,250	(7,150.00)	GRUB CONTROL	23,400.00	16,250	(7,150.00)	16,250	(7,150.00)
0.00	0	0.00	STORM DRAIN MAINT	39,400.00	45,000	5,600.00	45,000	5,600.00
550.00	550	0.00	PATROL SERVICE	7,490.00	6,050	(1,440.00)	6,600	(890.00)
1,319.00	1,320	1.00	LAKEVIEW VILLAGE	15,829.00	14,520	(1,309.00)	15,840	11.00
117,447.00	112,920	(4,527.00)	TOTAL CONTRACT SERVICE	1,187,507.31	1,219,640	32,132.69	1,309,904	122,396.69
REPAIRS & MAINTENANCE								
0.00	300	300.00	GROUPS MAINTENANCE	9,471.96	3,300	(6,171.96)	3,600	(5,871.96)
0.00	0	0.00	MAINTENANCE	334.14	0	(334.14)	0	(334.14)
170.00	500	330.00	LIGHTING	6,836.86	5,500	(1,336.86)	6,000	(836.86)
603.99	335	(268.99)	FENCES/WALLS	5,903.84	3,685	(2,218.84)	4,020	(1,883.84)
490.00	500	10.00	TOT LOT REPAIRS/MAINT	7,863.56	5,500	(2,363.56)	6,000	(1,863.56)
1,090.00	100	(990.00)	MISCELLANEOUS REPAIRS	1,531.44	1,100	(431.44)	1,200	(331.44)

485 MORRISON RANCH COMMUNITY COUNCIL
OPERATING STATEMENT - DETAIL (UNAUDITED)
06/30/2017

MONTHLY ACTUAL	MONTHLY BUDGET	MONTHLY VARIANCE		YEAR TO DATE ACTUAL	YEAR TO DATE BUDGET	YEAR TO DATE VARIANCE	ANNUAL BUDGET	BUDGET REMAINING
2,353.99	1,735	(618.99)	TOTAL REPAIRS & MAINT	31,941.80	19,085	(12,856.80)	20,820	(11,121.80)
			PARTS & SUPPLIES					
400.00	0	(400.00)	DOGGIE STATION BAGS	1,496.00	1,400	(96.00)	1,400	(96.00)
166.60	700	533.40	ELECTRICAL SUPPLIES	3,734.50	7,700	3,965.50	8,900	5,165.50
4,800.00	0	(4,800.00)	PERENNIAL RYE SEED	132,785.00	170,220	37,435.00	170,220	37,435.00
5.37	100	94.63	MISCELLANEOUS	2,595.08	1,100	(1,495.08)	1,200	(1,395.08)
5,371.97	800	(4,571.97)	TOTAL PARTS & SUPPLIES	140,610.58	180,420	39,809.42	181,720	41,109.42
			UTILITIES					
2,460.82	2,786	325.18	ELECTRICITY	26,918.19	28,792	1,873.81	31,109	4,190.81
178.02	176	(2.02)	WATER/SEWER	1,931.43	1,948	16.57	2,123	191.57
84,758.89	83,427	(1,331.89)	WATER-IRRIG	489,611.77	561,951	72,339.23	653,339	163,727.23
87,397.73	86,389	(1,008.73)	TOTAL UTILITIES	518,461.39	592,691	74,229.61	686,571	168,109.61
			TAXES					
0.00	0	0.00	REAL ESTATE TAXES	26,027.17	21,500	(4,527.17)	21,500	(4,527.17)
0.00	0	0.00	INCOME TAXES	1,293.00	700	(593.00)	700	(593.00)
0.00	0	0.00	TOTAL TAXES	27,320.17	22,200	(5,120.17)	22,200	(5,120.17)
			INSURANCE					
177.83	181	3.17	DIRECTORS & OFFICERS	1,982.41	1,991	8.59	2,172	189.59
1,468.25	1,358	(110.25)	ASSOC MASTER POLICY	15,800.75	14,938	(862.75)	16,296	495.25
78.00	82	4.00	WORKERS COMPENSATION	(294.50)	902	1,196.50	984	1,278.50
1,724.08	1,621	(103.08)	TOTAL INSURANCE	17,488.66	17,831	342.34	19,452	1,963.34
			OTHER EXPENSES					
0.00	0	0.00	PRIOR YR WATER INTEREST EXPENS	(644.00)	0	644.00	0	644.00
0.00	0	0.00	TOTAL OTHER EXPENSES	(644.00)	0	644.00	0	644.00
254,247.68	229,041	(25,206.68)	TOTAL OPER EXPENSES	2,282,412.39	2,371,053	88,640.61	2,589,467	307,054.61
(22,957.07)	(12,375)	(10,582.07)	NET INCOME/(LOSS) BEFORE DEPR	223,290.11	15,673	207,617.11	13,925	(209,365.11)
			NOTE INTEREST EXPENSE					
1,669.34	0	(1,669.34)	NOTE 2 INTEREST EXPENSE	17,548.84	0	(17,548.84)	0	(17,548.84)
1,669.34	0	(1,669.34)	NOTE 3 INTEREST EXPENSE	17,548.84	0	(17,548.84)	0	(17,548.84)
1,596.79	0	(1,596.79)	NOTE 4 INTEREST EXPENSE	16,762.13	0	(16,762.13)	0	(16,762.13)
1,578.52	0	(1,578.52)	NOTE 1 INTEREST EXPENSE	15,743.72	0	(15,743.72)	0	(15,743.72)
6,513.99	0	(6,513.99)	TOTAL NOTES INTEREST EXP	67,603.53	0	(67,603.53)	0	(67,603.53)
6,437.00	0	(6,437.00)	DEPRECIATION EXPENSE	70,807.00	0	(70,807.00)	0	(70,807.00)
(35,908.06)	(12,375)	(23,533.06)	NET INCOME/(LOSS) AFTER DEPR	84,879.58	15,673	69,206.58	13,925	(70,954.58)

485 MORRISON RANCH COMMUNITY COUNCIL
BALANCE SHEET - RESERVES (UNAUDITED)
06/30/2017

	CURRENT MONTH BALANCE	PREVIOUS MONTH BALANCE	NET CHANGE
ASSETS			
CASH - RESERVE FUND			
CASH-RESERVES	245,689.27	405,321.64	(159,632.37)
CASH-RESERVES	248,116.70	247,948.17	168.53
CASH-RESERVES	247,972.83	247,836.01	136.82
CERTIFICATES OF DEPOSIT	213,412.82	213,272.54	140.28
CERTIFICATE OF DEPOS	107,628.10	107,491.07	137.03
CERTIFICATE OF DEPOSIT	247,022.50	246,770.88	251.62
CERTIFICATE OF DEPOSIT - MUTUAL OF	212,873.67	212,873.67	0.00
CERTIFICATE OF DEP	245,968.00	245,725.64	242.36
CASH ENHANCEMENT FUND	414,264.39	408,665.99	5,598.40
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TOTAL CASH - RESERVE FUND	2,182,948.28	2,335,905.61	(152,957.33)
ACCOUNTS RECEIVABLE			
A/R RESERVES	9,707.00	9,900.00	(193.00)
DUE FROM OPERATING TO RESALE RSVS	778.00	0.00	778.00
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TOTAL ACCOUNTS RECEIVABLE	10,485.00	9,900.00	585.00
TOTAL ASSETS	<u>2,193,433.28</u>	<u>2,345,805.61</u>	<u>(152,372.33)</u>

485 MORRISON RANCH COMMUNITY COUNCIL
BALANCE SHEET - RESERVES (UNAUDITED)
06/30/2017

	CURRENT MONTH BALANCE	PREVIOUS MONTH BALANCE	NET CHANGE
LIABILITIES & FUND BALANCE			
CURRENT LIABILITIES			
ACCOUNTS PAYABLE RESERVES	7,165.20	36,249.60	(29,084.40)
TOTAL CURRENT LIABILITIES	7,165.20	36,249.60	(29,084.40)
TOTAL LIABILITIES	7,165.20	36,249.60	(29,084.40)
FUND BALANCE			
RESERVE FUND EQUITY	1,772,432.28	1,772,432.28	0.00
COMMUNITY ENHANCEMENT EQUITY	372,201.43	372,201.43	0.00
NET INCOME (LOSS)	41,634.37	164,922.30	(123,287.93)
TOTAL FUND BALANCE	2,186,268.08	2,309,556.01	(123,287.93)
TOTAL LIABILITIES & FUND BALANCE	2,193,433.28	2,345,805.61	(152,372.33)

485 MORRISON RANCH COMMUNITY COUNCIL
RESERVE STATEMENT - DETAIL (UNAUDITED)
06/30/2017

MONTHLY ACTUAL	MONTHLY BUDGET	MONTHLY VARIANCE		YEAR TO DATE ACTUAL	YEAR TO DATE BUDGET	YEAR TO DATE VARIANCE	ANNUAL BUDGET	BUDGET REMAINING
REVENUE								
17,057.00	17,057	0.00	TRANSFER FROM OPIG	187,627.00	187,627	0.00	204,684	17,057.00
9,707.00	3,168	6,539.00	CAPITAL RESERVE TRANSFER	74,139.00	34,848	39,291.00	38,016	(36,123.00)
5,524.00	5,524	0.00	COMMUNITY ENHANCE TRANSFER	60,764.00	60,764	0.00	66,288	5,524.00
1,126.07	0	1,126.07	RESERVE INTEREST	12,422.50	0	12,422.50	0	(12,422.50)
74.40	0	74.40	COMM ENHANCE INTEREST	669.75	0	669.75	0	(669.75)
33,488.47	25,749	7,739.47	TOTAL INCOME	335,622.25	283,239	52,383.25	308,988	(26,634.25)
EXPENSES								
0.00	0	0.00	ELECTRICAL	2,890.00	0	(2,890.00)	0	(2,890.00)
4,800.00	0	(4,800.00)	BLOCKWALLS	6,072.73	0	(6,072.73)	0	(6,072.73)
146,420.00	0	(146,420.00)	BOLLARDS	146,420.00	0	(146,420.00)	0	(146,420.00)
0.00	0	0.00	Backflow Replacement	4,615.00	0	(4,615.00)	0	(4,615.00)
0.00	0	0.00	LIGHT FIXTURES REPAINT	7,165.20	0	(7,165.20)	0	(7,165.20)
0.00	0	0.00	LIGHTING	11,066.25	0	(11,066.25)	0	(11,066.25)
5,556.40	0	(5,556.40)	PAINTING	86,702.20	0	(86,702.20)	0	(86,702.20)
0.00	0	0.00	PARK EQUIPMENT	4,296.07	0	(4,296.07)	0	(4,296.07)
0.00	0	0.00	PARK FURNITURE	5,330.46	0	(5,330.46)	0	(5,330.46)
0.00	0	0.00	ENHANCEMENT FUND	19,429.97	0	(19,429.97)	0	(19,429.97)
156,776.40	0	(156,776.40)	TOTAL EXPENSES	293,987.88	0	(293,987.88)	0	(293,987.88)
(123,287.93)	25,749	(149,036.93)	NET INCOME (LOSS)	41,634.37	283,239	(241,604.63)	308,988	267,353.63
(123,287.93)	25,749	(149,036.93)		41,634.37	283,239	(241,604.63)	308,988	267,353.63