

Villas De Golf Association, Inc

Balance Sheet For 3/31/2025

Operating Cash

10-00101 - Popular Bank Operating 2452	\$62,032.61
10-00105 - Petty Cash	\$500.00
10-00120 - Popular Bank Insurance 2478	\$222,373.21
10-00194 - Operating Invested in RSV	\$120,000.00
10-00196 - Spec Asmt Invested in Rsv-Roof	\$868.96
10-00197 - Spec Asmt Invested in Rsv - 2024 Mansard & Misc Projects	\$504,030.40

Total Operating Cash

\$909,805.18

Reserve Account

13-00201 - Popular Bank RSV 2460	\$45,304.43
13-00202 - Popular Bank Rsv ICS 4604	\$753,637.56
13-00209 - BOZK RSV 0948	\$223,568.56
13-00213 - Regions Bank RSV MMK 5695	\$250,025.29
13-00242 - Edward Jones - Barclay Bank 0210	\$1.09
13-00294 - Operating invested in RSV	(\$120,000.00)
13-00296 - Spec Asmt Invested in Rsv-Roof	(\$868.96)
13-00297 - Spec Asmt Invested in Rsv - 2024 Mansard & Misc Projects	(\$504,030.40)

Total Reserve Account

\$647,637.57

Other Assets

16-00310 - Accounts Receivables	\$2,776.28
16-00311 - Allow for Doubtful Accounts	(\$7,898.17)
16-00312 - FLCR - Mackey 10 - 106 8/14	\$8,503.26

Total Other Assets

\$3,381.37

Fixed Assets

18-00410 - Land	\$60,000.00
18-00415 - Buildings	\$117,294.00
18-00420 - Land Improvements	\$69,135.22
18-00425 - Recreation Facility	\$62,277.28
18-00430 - Other Equipment	\$25,440.42
18-00435 - Well & Sprinkler System	\$9,512.94
18-00440 - Accumulated Depreciation	(\$248,870.61)

Total Fixed Assets

\$94,789.25

Total Assets

\$1,655,613.37

Reserve Funds

22-00540 - Pooled Reserves	\$202,225.71
22-00545 - Pooled Reserves - SIRS	\$445,411.86

Total Reserve Funds

\$647,637.57

Other Liabilities

25-00620 - Prepaid Fees	\$40,108.31
25-00630 - VIBE	\$225.17
25-00685 - Accounts Payable	\$2,497.00

Total Other Liabilities

\$42,830.48

Special Assessment

27-00790 - S/A 2023 - Roof	\$868.96
27-00791 - Special Asmt-2024 Mansard & Misc Projects	\$504,125.08

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Balance Sheet For 3/31/2025

Total Special Assessment		\$504,994.04
Fund Balances		
30-00900 - Prior Years Fund	\$253,868.21	
30-00910 - Current Year Fund	\$206,283.07	
Total Fund Balances		\$460,151.28
Total Liabilities / Equity		\$1,655,613.37

Villas De Golf Association, Inc

Statement of Revenues and Expenses 3/1/2025 - 3/31/2025

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Income							
Operating income							
40-01010 - Maintenance Fees	110,227.24	110,227.08	.16	330,681.72	330,681.24	.48	1,322,725.00
40-01037 - Ins Claim Funds-Hurricane Milton	-	-	-	43,183.52	-	43,183.52	-
40-01050 - Application Fees	100.00	-	100.00	200.00	-	200.00	-
40-01060 - Late Fees	175.21	-	175.21	(101.19)	-	(101.19)	-
40-01800 - Operating Interest	5.46	-	5.46	27.13	-	27.13	-
Total Operating income	110,507.91	110,227.08	280.83	373,991.18	330,681.24	43,309.94	1,322,725.00
Other Income							
43-01900 - Special Asmt - 2023 Roof	-	39,115.50	(39,115.50)	-	117,346.50	(117,346.50)	469,386.00
43-01901 - Special Asmt-2024 Mansard Roof	5,360.84	-	5,360.84	418,790.62	-	418,790.62	-
43-01903 - Special Asmt-2024 Electric Rooms	-	-	-	3,958.00	-	3,958.00	-
43-01995 - Reserve Interest - Pooled GEN	255.15	-	255.15	671.04	-	671.04	-
43-01998 - Reserve Interest - Pooled SIRS	561.98	-	561.98	1,473.86	-	1,473.86	-
Total Other Income	6,177.97	39,115.50	(32,937.53)	424,893.52	117,346.50	307,547.02	469,386.00
Total Operating Income	116,685.88	149,342.58	(32,656.70)	798,884.70	448,027.74	350,856.96	1,792,111.00

Expense							
Maintenance & Repair							
50-02020 - Pool Service	1,066.00	833.33	(232.67)	1,599.00	2,499.99	900.99	10,000.00
50-02037 - Hurricane Milton Expenses	2,488.50	-	(2,488.50)	2,488.50	-	(2,488.50)	-
50-02045 - Bldg Maintenance & Repair	4,133.04	5,000.00	866.96	5,142.19	15,000.00	9,857.81	60,000.00
50-02048 - Fire Alarm & Equipment	-	416.67	416.67	-	1,250.01	1,250.01	5,000.00
50-02056 - Janitorial Salary/Sup	1,754.00	1,750.00	(4.00)	5,262.00	5,250.00	(12.00)	21,000.00
50-02060 - Elevator	2,896.00	416.67	(2,479.33)	3,486.06	1,250.01	(2,236.05)	5,000.00
50-02070 - Lawn & Landscape Care	4,205.48	4,583.33	377.85	12,616.44	13,749.99	1,133.55	55,000.00
50-02071 - Grounds Improvements	-	378.50	378.50	-	1,135.50	1,135.50	4,542.00
50-02072 - Fert/Weed/Pests	-	208.33	208.33	-	624.99	624.99	2,500.00
50-02074 - Irrigation	186.57	416.67	230.10	859.05	1,250.01	390.96	5,000.00
50-02075 - Laundry Room Maintenance	-	291.67	291.67	1,043.11	875.01	(168.10)	3,500.00
50-02080 - Pest Control	-	208.33	208.33	95.00	624.99	529.99	2,500.00
50-02099 - Security	336.00	1,250.00	914.00	336.00	3,750.00	3,414.00	15,000.00
Total Maintenance & Repair	17,065.59	15,753.50	(1,312.09)	32,927.35	47,260.50	14,333.15	189,042.00
Utilities							
60-04010 - Electric	2,505.38	3,030.83	525.45	5,618.78	9,092.49	3,473.71	36,370.00
60-04015 - Storm Water	-	2,455.83	2,455.83	5,362.68	7,367.49	2,004.81	29,470.00
60-04020 - Water	-	1,642.92	1,642.92	6,475.57	4,928.76	(1,546.81)	19,715.00
60-04030 - Sewer	-	5,072.08	5,072.08	12,867.30	15,216.24	2,348.94	60,865.00
60-04040 - Trash	-	1,458.33	1,458.33	2,776.00	4,374.99	1,598.99	17,500.00
60-04050 - Telephone	25.00	25.00	-	74.52	75.00	.48	300.00
60-04051 - Elevator Phone	-	170.00	170.00	444.59	510.00	65.41	2,040.00

Villas De Golf Association, Inc

Statement of Revenues and Expenses 3/1/2025 - 3/31/2025

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
60-04070 - Cable TV	8,411.33	8,487.08	75.75	25,233.99	25,461.24	227.25	101,845.00
Total Utilities	10,941.71	22,342.07	11,400.36	58,853.43	67,026.21	8,172.78	268,105.00
Administrative							
65-05010 - Management Fee	2,631.86	2,631.83	(.03)	7,895.58	7,895.49	(.09)	31,582.00
65-05011 - Office Supplies/Postage	(20.00)	666.67	686.67	629.43	2,000.01	1,370.58	8,000.00
65-05015 - Division Fees	-	58.00	58.00	-	174.00	174.00	696.00
65-05016 - Licenses/Permits/Taxes	-	50.00	50.00	-	150.00	150.00	600.00
65-05030 - Professional Fees	(159.68)	666.67	826.35	666.32	2,000.01	1,333.69	8,000.00
65-05036 - Income Taxes	1,037.00	325.00	(712.00)	1,037.00	975.00	(62.00)	3,900.00
65-05040 - Insurance - Property	-	45,833.33	45,833.33	(1.00)	137,499.99	137,500.99	550,000.00
Total Administrative	3,489.18	50,231.50	46,742.32	10,227.33	150,694.50	140,467.17	602,778.00
Reserve Funding							
80-09040 - Pooled Reserves - General	6,400.00	6,400.00	-	19,200.00	19,200.00	-	76,800.00
80-09045 - Pooled Reserves - SIRS	15,500.00	15,500.00	-	46,500.00	46,500.00	-	186,000.00
80-09095 - Reserve Interest	817.13	-	(817.13)	2,144.90	-	(2,144.90)	-
Total Reserve Funding	22,717.13	21,900.00	(817.13)	67,844.90	65,700.00	(2,144.90)	262,800.00
Miscellaneous							
85-10590 - Special Asmt Disb - 2023 Roofing	-	39,115.50	39,115.50	-	117,346.50	117,346.50	469,386.00
85-10591 - Special Asmt Disb - 2024 Mansard Roofing	5,360.84	-	(5,360.84)	418,790.62	-	(418,790.62)	-
85-10593 - Special Asmt Disb - 2024 Electric Rooms	-	-	-	3,958.00	-	(3,958.00)	-
Total Miscellaneous	5,360.84	39,115.50	33,754.66	422,748.62	117,346.50	(305,402.12)	469,386.00
Total Operating Expense	59,574.45	149,342.57	89,768.12	592,601.63	448,027.71	(144,573.92)	1,792,111.00
Net Operating Income	57,111.43	.01	57,111.42	206,283.07	.03	206,283.04	-
Net Income	57,111.43	.01	57,111.42	206,283.07	.03	206,283.04	-