

Villas De Golf Association, Inc

Balance Sheet For 3/31/2026

Operating Cash

10-00101 - Popular Bank Operating 2452	\$112,810.45
10-00105 - Petty Cash	\$1,000.00
10-00120 - Popular Bank Insurance 2478	\$33,337.89
10-00121 - ADM Insurance 2247695	\$353,418.43
10-00196 - Spec Asmt Invested in Rsv-Roof	\$868.96
10-00197 - Spec Asmt Invested in Rsv - 2024 Mansard & Misc Projects	\$44,247.62

Total Operating Cash

\$545,683.35

Reserve Account

13-00201 - Popular Bank RSV 2460	\$162,682.56
13-00209 - BOZK RSV 0948	\$83.07
13-00242 - Edward Jones - Barclay Bank 0210	\$1,428.58
13-00244 - Edward Jones Resv CD -Morgan Stanley 3.75% 1/2/29	\$225,000.00
13-00245 - Edward Jones Resv CD- UBS Bank 3.75% 1/2/29	\$225,000.00
13-00246 - Edward Jones Resv CD- Bank NY 3.55% 1/5/27	\$225,000.00
13-00247 - Edward Jones CD-Bank Amer 3.55% 10/7/26	\$125,000.00
13-00296 - Spec Asmt Invested in Rsv-Roof	(\$868.96)
13-00297 - Spec Asmt Invested in Rsv - 2024 Mansard & Misc Projects	(\$44,247.62)

Total Reserve Account

\$919,077.63

Other Assets

16-00310 - Accounts Receivables	\$1,415.79
16-00311 - Allow for Doubtful Accounts	(\$7,898.17)
16-00312 - FLCR - Mackey 10 - 106 8/14	\$8,503.26

Total Other Assets

\$2,020.88

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

\$1,561,571.11

Reserve Funds

22-00540 - Pooled Reserves - General	\$281,659.80
22-00545 - Pooled Reserves - SIRS	\$637,417.83

Total Reserve Funds

\$919,077.63

Other Liabilities

25-00620 - Prepaid Fees	\$44,907.19
25-00630 - VIBE	\$1,595.67
25-00685 - Accounts Payable	\$535.00
25-00686 - Accounts Payable - RPM	\$295.03

Total Other Liabilities

\$47,332.89

Special Assessment

Villas De Golf Association, Inc

Balance Sheet For 3/31/2026

27-00790 - S/A 2023 - Roof	\$868.96	
27-00791 - S/A 2024 - Mansard & Misc Projects	<u>\$44,247.62</u>	
Total Special Assessment		\$45,116.58
Fund Balances		
30-00900 - Prior Years Fund	\$434,870.21	
30-00910 - Current Year Fund	<u>\$115,173.80</u>	
Total Fund Balances		\$550,044.01
	Total Liabilities / Equity	<u>\$1,561,571.11</u>

Villas De Golf Association, Inc

Statement of Revenues and Expenses 3/1/2026 - 3/31/2026

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Income							
Operating income							
40-01010 - Maintenance Fees	103,850.00	103,814.08	35.92	311,550.00	311,442.24	107.76	1,245,769.00
40-01050 - Application Fees	215.01	-	215.01	215.01	-	215.01	-
40-01060 - Late Fees	34.05	-	34.05	(44.75)	-	(44.75)	-
40-01071 - Advertising Income	50.00	-	50.00	50.00	-	50.00	-
40-01800 - Operating Interest	217.94	-	217.94	231.66	-	231.66	-
Total Operating income	104,367.00	103,814.08	552.92	312,001.92	311,442.24	559.68	1,245,769.00
Other Income							
43-01995 - Reserve Interest - Pooled GEN	244.31	-	244.31	447.89	-	447.89	-
43-01998 - Reserve Interest - Pooled SIRS	552.88	-	552.88	1,012.68	-	1,012.68	-
Total Other Income	797.19	-	797.19	1,460.57	-	1,460.57	-
Total Operating Income	105,164.19	103,814.08	1,350.11	313,462.49	311,442.24	2,020.25	1,245,769.00
Expense							
Maintenance & Repair							
50-02020 - Pool Service	600.00	833.33	233.33	1,800.00	2,499.99	699.99	10,000.00
50-02045 - Bldg Maintenance & Repair	4,141.53	5,000.00	858.47	9,457.22	15,000.00	5,542.78	60,000.00
50-02048 - Fire Alarm & Equipment	913.40	416.67	(496.73)	913.40	1,250.01	336.61	5,000.00
50-02056 - Janitorial Salary/Sup	3,446.74	3,600.00	153.26	10,267.24	10,800.00	532.76	43,200.00
50-02060 - Elevator	838.88	833.33	(5.55)	1,606.64	2,499.99	893.35	10,000.00
50-02070 - Lawn & Landscape Care	4,205.48	4,708.33	502.85	12,616.44	14,124.99	1,508.55	56,500.00
50-02071 - Grounds Improvements	-	1,666.67	1,666.67	14,461.00	5,000.01	(9,460.99)	20,000.00
50-02072 - Fert/Weed/Pests	-	833.33	833.33	-	2,499.99	2,499.99	10,000.00
50-02074 - Irrigation	687.88	433.33	(254.55)	1,219.94	1,299.99	80.05	5,200.00
50-02075 - Laundry Room Maintenance	568.00	291.67	(276.33)	768.00	875.01	107.01	3,500.00
50-02080 - Pest Control	500.00	208.33	(291.67)	995.00	624.99	(370.01)	2,500.00
50-02099 - Security	-	416.67	416.67	-	1,250.01	1,250.01	5,000.00
Total Maintenance & Repair	15,901.91	19,241.66	3,339.75	54,104.88	57,724.98	3,620.10	230,900.00
Utilities							
60-04010 - Electric	2,742.83	3,030.83	288.00	9,687.91	9,092.49	(595.42)	36,370.00
60-04015 - Storm Water	-	2,815.42	2,815.42	6,442.57	8,446.26	2,003.69	33,785.00
60-04020 - Water	-	2,296.83	2,296.83	3,760.91	6,890.49	3,129.58	27,562.00
60-04030 - Sewer	-	6,231.83	6,231.83	11,539.51	18,695.49	7,155.98	74,782.00
60-04040 - Trash	-	1,098.92	1,098.92	3,063.12	3,296.76	233.64	13,187.00
60-04050 - Telephone	30.00	27.00	(3.00)	85.00	81.00	(4.00)	324.00
60-04051 - Elevator Phone	471.87	150.00	(321.87)	471.87	450.00	(21.87)	1,800.00
60-04070 - Cable TV	8,832.13	8,831.92	(.21)	26,496.39	26,495.76	(.63)	105,983.00
Total Utilities	12,076.83	24,482.75	12,405.92	61,547.28	73,448.25	11,900.97	293,793.00
Administrative							
65-05010 - Management Fee	2,631.86	2,716.67	84.81	7,895.58	8,150.01	254.43	32,600.00
65-05011 - Office Supplies/Postage	264.68	375.00	110.32	1,403.11	1,125.00	(278.11)	4,500.00
65-05015 - Division Fees	-	58.00	58.00	-	174.00	174.00	696.00

Villas De Golf Association, Inc

Statement of Revenues and Expenses 3/1/2026 - 3/31/2026

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
65-05016 - Licenses/Permits/Taxes	-	90.00	90.00	61.25	270.00	208.75	1,080.00
65-05030 - Professional Fees	3,500.00	666.67	(2,833.33)	3,850.00	2,000.01	(1,849.99)	8,000.00
65-05036 - Income Taxes	-	291.67	291.67	291.00	875.01	584.01	3,500.00
65-05040 - Insurance - Property	-	33,333.33	33,333.33	-	99,999.99	99,999.99	400,000.00
Total Administrative	6,396.54	37,531.34	31,134.80	13,500.94	112,594.02	99,093.08	450,376.00
Reserve Funding							
80-09040 - Pooled Reserves - General	6,591.67	6,591.67	-	19,775.01	19,775.01	-	79,100.00
80-09045 - Pooled Reserves - SIRS	15,966.67	15,966.67	-	47,900.01	47,900.01	-	191,600.00
80-09095 - Reserve Interest	797.19	-	(797.19)	1,460.57	-	(1,460.57)	-
Total Reserve Funding	23,355.53	22,558.34	(797.19)	69,135.59	67,675.02	(1,460.57)	270,700.00
Miscellaneous							
85-10550 - Prior Year Expense	(500.00)	-	500.00	(500.00)	-	500.00	-
85-10551 - Prior Year Transfer	500.00	-	(500.00)	500.00	-	(500.00)	-
Total Miscellaneous	-	-	-	-	-	-	-
Total Operating Expense	57,730.81	103,814.09	46,083.28	198,288.69	311,442.27	113,153.58	1,245,769.00
Net Operating Income	47,433.38	(.01)	47,433.39	115,173.80	(.03)	115,173.83	-
Net Income	47,433.38	(.01)	47,433.39	115,173.80	(.03)	115,173.83	-