

**VILLA PARADISO NEIGHBORHOOD
ASSOCIATION, INC.
FINANCIAL REPORTS
March 31, 2022**

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STATEMENT OF ASSETS, LIABILITIES & FUND BALANCE

REVENUES AND EXPENSE

COMPARISON OF ACTUAL TO BUDGET

RESERVE BALANCES

Prepared By: Sunstate Association Management Group, Inc.

04/11/22

Villa Paradiso Neighborhood Association, Inc.
Statement of Assets, Liabilities, & Fund Balance
 As of March 31, 2022

	<u>Mar 31, 22</u>
ASSETS	
Current Assets	
Checking/Savings	
Operating Accts	
1010 · Cadence OP 2796	23,440.01
1050 · Cadence CD 4967 8/1/22 .25%	6,335.97
Total Operating Accts	29,775.98
Reserve Accts	
1210 · Cadence MM 1011	9,427.11
Total Reserve Accts	9,427.11
Total Checking/Savings	39,203.09
Accounts Receivable	
1100 · Accounts Receivable	-6,070.39
Total Accounts Receivable	-6,070.39
Total Current Assets	33,132.70
Other Assets	
1610 · Prepaid Insurance	1,001.21
Total Other Assets	1,001.21
TOTAL ASSETS	34,133.91
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
2000 · Accounts Payable	483.41
Total Accounts Payable	483.41
Other Current Liabilities	
3420 · Special Assess.Irrig Dripline	3,150.00
3425 · 2021 S/A Roof Cleaning	21.00
Total Other Current Liabilities	3,171.00
Total Current Liabilities	3,654.41
Long Term Liabilities	
Reserves	9,427.11
Total Long Term Liabilities	9,427.11
Total Liabilities	13,081.52
Equity	
5510 · Prior Years Fund Balance	18,240.64
Net Income	2,811.75
Total Equity	21,052.39
TOTAL LIABILITIES & EQUITY	34,133.91

Villa Paradiso Neighborhood Association, Inc.
Revenue & Expense Budget Performance

March 2022

	Mar 22	Budget	\$ Over Budget	Jan - Mar 22	YTD Budget	\$ Over Budget	Annual Budget
Income							
6200 · Assessment Fees	6,769.08	6,769.00	0.08	20,307.25	20,307.00	0.25	81,228.00
6210 · Reserve Fees	0.00	0.00	0.00	902.75	902.75	0.00	3,611.00
6215 · Electric Reimbursement	0.00	100.00	-100.00	0.00	300.00	-300.00	1,200.00
6910 · Interest Income	1.21	0.00	1.21	3.89	0.00	3.89	0.00
6930 · Shared Expense Reimbursement	100.00	0.00	100.00	300.00	0.00	300.00	0.00
Total Income	6,870.29	6,869.00	1.29	21,513.89	21,509.75	4.14	86,039.00
Gross Profit	6,870.29	6,869.00	1.29	21,513.89	21,509.75	4.14	86,039.00
Expense							
Administrative							
7020 · Dues/Licenses/Permits	0.00	5.08	-5.08	0.00	15.28	-15.28	61.00
7100 · Insurance	271.25	300.00	-28.75	813.75	900.00	-86.25	3,600.00
7150 · Professional Fees - Legal	0.00	38.25	-38.25	0.00	114.75	-114.75	459.00
7170 · Professional Fees - Tax Prep	0.00	16.67	-16.67	200.00	49.97	150.03	200.00
7200 · Management Fees	1,067.00	1,067.00	0.00	3,201.00	3,201.00	0.00	12,804.00
7250 · Office Svc/Supplies/Misc	42.13	45.83	-3.70	126.05	137.53	-11.48	550.00
7260 · Postage & Printing	8.85	20.83	-11.98	113.94	62.53	51.41	250.00
Total Administrative	1,389.23	1,493.66	-104.43	4,454.74	4,481.06	-26.32	17,924.00
Grounds							
7520 · Irrigation Maint/Repairs	210.09	88.33	121.76	886.22	265.03	621.19	1,060.00
7600 · Landscape Contract	3,443.34	3,443.33	0.01	10,330.02	10,330.03	-0.01	41,320.00
7640 · Out of Contract Mulch Expense	0.00	500.00	-500.00	0.00	1,500.00	-1,500.00	6,000.00
7650 · Landscape Svc/Replacement/Other	0.00	333.33	-333.33	60.00	1,000.03	-940.03	4,000.00
7670 · Out of Contract Tree Trimming	0.00	416.67	-416.67	0.00	1,249.97	-1,249.97	5,000.00
Total Grounds	3,653.43	4,781.66	-1,128.23	11,276.24	14,345.06	-3,068.82	57,380.00
Utilities							
8620 · Electric	343.50	260.33	83.17	1,127.11	781.03	346.08	3,124.00
Total Utilities	343.50	260.33	83.17	1,127.11	781.03	346.08	3,124.00
Other							
9730 · Contribution to CDA/Pool	273.32	333.33	-60.01	941.30	1,000.03	-58.73	4,000.00
9970 · Transfer to Reserves	0.00	300.92	-300.92	902.75	902.72	0.03	3,611.00
Total Other	273.32	634.25	-360.93	1,844.05	1,902.75	-58.70	7,611.00
Total Expense	5,659.48	7,169.90	-1,510.42	18,702.14	21,509.90	-2,807.76	86,039.00
Net Income	1,210.81	-300.90	1,511.71	2,811.75	-0.15	2,811.90	0.00

VILLA PARADISO NEIGHBORHOOD ASSOCIATION

Reserve Balances

March 31, 2022

	Balance 1/1/22	YTD Contribution	YTD Allocation	YTD Expense	YTD Interest	Current Balance
5100 Clbhse Bldg Restoration	\$ 3,639.28	41.25				3,680.53
5103 Clubhouse Restoration	3,421.48	72.50				3,493.98
5340 Pool	4,222.96	95.00		(4,361.70)		(43.74)
5400 Irrigation Replacement	1,596.60	427.50	-			2,024.10
5420 Zone 1 Drive Planting Replace	-	266.50				266.50
5490 Res Int-Current	4.78		-		0.96	5.74
Total Reserves	\$ 12,885.10	902.75	-	(4,361.70)	0.96	9,427.11

Expense Details

5340 Pool

2/21/22 Casa Di Amici - 40% Progress Pmt	\$	1,331.82
3/21/22 Casa Di Amici - Bal. on pool resurface	\$	3,029.88
Total	\$	4,361.70

Allocation Details