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01/10/19

Cash Basis

Silver Park Place Owner's Association
Balance Sheet
As of December 31, 2018

	<u>Dec 31, 18</u>
ASSETS	
Current Assets	
Checking/Savings	
CD 12-14-2	20,000.00
CD 12-14-1	20,000.00
Cortrust Banking	
Reserved	9,293.97
Unreserved	51,165.35
Total Cortrust Banking	60,459.32
CD 2947 Reserved	71,697.52
CD 3344 Reserved	20,186.44
CD 3322 Reserved	20,124.29
Total Checking/Savings	212,467.57
Accounts Receivable	
Receivables	(46.21)
Total Accounts Receivable	(46.21)
Total Current Assets	212,421.36
TOTAL ASSETS	<u><u>212,421.36</u></u>
LIABILITIES & EQUITY	
Equity	
Earnings (Retained Earnin...	180,557.76
Net Income	31,863.60
Total Equity	212,421.36
TOTAL LIABILITIES & EQUITY	<u><u>212,421.36</u></u>

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Cash Basis

Silver Park Place Owner's Association
Profit & Loss Budget Performance
December 2018

	Dec 18	Budget	Jan - Dec 18	YTD Budget	Annual Budget
Ordinary Income/Expense					
Income					
Homeowner Fees	18,847.00	20,298.00	240,013.28	243,576.00	243,576.00
Interest	0.00		893.46		
Late fees	0.00	30.00	424.06	360.00	360.00
Rental	175.00	300.00	3,275.41	3,600.00	3,600.00
Total Income	<u>19,022.00</u>	<u>20,628.00</u>	<u>244,606.21</u>	<u>247,536.00</u>	<u>247,536.00</u>
Gross Profit	19,022.00	20,628.00	244,606.21	247,536.00	247,536.00
Expense					
Website Expense	0.00		412.96		
Security	0.00	200.00	0.00	2,400.00	2,400.00
Accounting	600.00	600.00	7,200.00	7,200.00	7,200.00
Bank Service Charge	0.00	20.00	180.70	240.00	240.00
Bldg & Grds Maint.					
Buildings	0.00	0.00	22,131.39	30,000.00	30,000.00
Grounds	47.93	0.00	26,027.90	25,200.00	25,200.00
Total Bldg & Grds Maint.	<u>47.93</u>	<u>0.00</u>	<u>48,159.29</u>	<u>55,200.00</u>	<u>55,200.00</u>
Clubhouse Maintenance	170.00	20.00	4,848.04	240.00	240.00
Guest house expense	1,600.01	600.00	4,559.45	7,200.00	7,200.00
Insurance					
Commercial Umbrella	30.83	35.00	369.96	420.00	420.00
Flood	0.00		(164.00)		
Liability & Property	2,601.83	2,700.00	31,221.96	32,400.00	32,400.00
Total Insurance	<u>2,632.66</u>	<u>2,735.00</u>	<u>31,427.92</u>	<u>32,820.00</u>	<u>32,820.00</u>
Lawn Care	0.00	0.00	26,210.02	23,400.00	23,400.00
Office Expense	124.11	120.00	1,740.76	1,440.00	1,440.00
Pool & Jacuzzi					
Maint & Repairs	0.00	150.00	2,584.04	2,700.00	2,700.00
Supplies	0.00	50.00	1,623.98	1,300.00	1,300.00
Total Pool & Jacuzzi	<u>0.00</u>	<u>200.00</u>	<u>4,208.02</u>	<u>4,000.00</u>	<u>4,000.00</u>
Postage	0.00	0.00	60.00	120.00	120.00
Prof Fee (Legal)	0.00		169.46		
Snow Removal	4,090.47	3,900.00	23,158.00	23,400.00	23,400.00
Supplies	0.00		8.23		
Utilities					
Internet	109.73		1,107.81		
Cable TV	21.66	85.00	576.34	1,020.00	1,020.00
Electric	200.63	300.00	3,447.86	3,600.00	3,600.00
Gas	47.23	85.00	955.67	1,020.00	1,020.00
Telephone	45.24	40.00	597.14	480.00	480.00
Trash	1,205.58	1,260.00	14,967.65	15,120.00	15,120.00
Water & Sewer	2,919.24	3,425.00	38,813.62	41,100.00	41,100.00
Total Utilities	<u>4,549.31</u>	<u>5,195.00</u>	<u>60,466.09</u>	<u>62,340.00</u>	<u>62,340.00</u>
Total Expense	<u>13,814.49</u>	<u>13,590.00</u>	<u>212,808.94</u>	<u>220,000.00</u>	<u>220,000.00</u>
Net Ordinary Income	<u>5,207.51</u>	<u>7,038.00</u>	<u>31,797.27</u>	<u>27,536.00</u>	<u>27,536.00</u>
Other Income/Expense					
Other Income					
Finance Charges	0.00		66.33		
Total Other Income	<u>0.00</u>		<u>66.33</u>		
Net Other Income	<u>0.00</u>		<u>66.33</u>		
Net Income	<u>5,207.51</u>	<u>7,038.00</u>	<u>31,863.60</u>	<u>27,536.00</u>	<u>27,536.00</u>

Silver Park Place Owner's Association
Transaction Detail By Account
January through December 2018

Bldg & Grds Maint.	Type	Date	Num	Name	Memo	Debit
Grounds						
	Check	01/09/2018	7283	Dave Mavity	ice melt	46.73
	Check	02/16/2018	7291	Dave Mavity	4 bags of ice melt	46.73
	Check	02/28/2018	7294	Dave Mavity	6 bags of ice melt from Lowes	70.10
	Check	03/21/2018	7299	Infrastructure Desi...	Flood Plain Engineer	1,917.00
	Check	03/26/2018	7300	Dave Mavity	4 bags of ice melt from Lowes	46.73
	Bill	04/09/2018	10471	All Seasons, Inc.	-MULTIPLE-	1,437.75
	Check	04/10/2018	7302	Electric Constructi...	Inv 34667 Repair outdoor fixture	104.08
	Check	04/10/2018	7304	Larsen, Monica	Cones and safety tape	52.13
	Deposit	05/18/2018			sale of golf cart \$1100	(1,100.00)
	Check	05/25/2018	7310	JR Construction L...	1001 S Newport	394.03
	Bill	06/08/2018	11221	All Seasons, Inc.	5-31 Plant 13 trees 3 Elm, 3 Maples, 4 Linden and 3 Locust	5,005.50
	Check	06/19/2018		SmartSign	Pool + Parking Signs	288.16
	Check	07/09/2018		Justice Fire & Saf...	Flushed 4 private fire hydrants	213.00
	Check	07/30/2018	7319	Landscap Garde...	Plants for River Pole Newport	88.69
	Check	08/02/2018		StencilsOnline	Parking lot stencils	116.94
	Check	08/08/2018	7339	Landscap Garde...	Ash tree treatment	2,525.47
	Check	08/08/2018	7340	Roelandt, Lois	Flagpole supplies	25.11
	Check	08/08/2018	7341	Maximum Promoti...	Flagpole	36.21
	Bill	08/09/2018	11409	All Seasons, Inc.	6-5-18 Sprinkler Repair	697.58
	Check	08/09/2018	7333	Maximum Promoti...	Invoice 37427 Flagpole Halyard 60' Wire Center	47.29
	Bill	09/06/2018	11695	All Seasons, Inc.	-MULTIPLE- Front of Mail house, Clubhouse, PowerPoles + over seeding	2,848.88
	Check	09/11/2018	7344	Dakota Prairie	Labor for painting curbs, number boxes, numbers, visitor and parking lot...	3,803.23
	Bill	10/04/2018	12075	All Seasons, Inc.	Inv 11221 was billed incorrectly. It should have been \$4900.00 I refer...	213.00
	Bill	11/07/2018	12109	All Seasons, Inc.	8-15 Two maples trees behind units 1115-1117 N. trim them and haul d...	1,086.30
	Bill	11/07/2018	12408	All Seasons, Inc.	R Swell's, Power raking + Seeding entire grounds thin spots	3,919.20
	Bill	11/07/2018	12425	All Seasons, Inc.	Removed 3 Ash trees	2,050.13
	Bill	12/15/2018	12567	All Seasons, Inc.	9-21-18 Sprinkler head repair	47.93
Total Grounds						27,127.90
Total Bldg & Grds Maint.						27,127.90
TOTAL						27,127.90

Silver Park Place Owner's Association
Transaction Detail By Account
January through December 2018

Type	Date	Num	Name	Memo	Debit
Bldg & Grds Maint.					
Buildings					
Check	01/09/2018	7280	Fred The Fixer, Inc.	Inv 87858 Replace mail box lock	58.58
Bill	01/10/2018	10046	All Seasons, Inc.	11-9-17 Clean gutters at clubhouse. Clean gutters at 1000 Newport Cl...	149.10
Check	02/09/2018	7290	Fred The Fixer, Inc.	-MULTIPLE-	31.95
Check	03/13/2018	7297	Electric Constructi...	Inv 34529 Repair light fixture	91.84
Check	05/09/2018	7306	Guthmiller, Mark G	dryer vent hoods	247.82
Check	05/14/2018	7308	Dakota Prairie	Invoice 395127 repaired dryer vents	1,966.20
Check	05/14/2018	7309	Guthmiller, Mark G	dryer vent hoods	154.44
Check	05/29/2018		Menards	dryer vent parts	137.39
Check	06/04/2018		Menards	Ristro set for Guest House	8.05
Check	06/04/2018		Lowes	Dryer vent parts	34.93
Check	06/05/2018	7312	Waterbury Heatin...	Dryer vent materials	206.12
Bill	06/07/2018	10647	All Seasons, Inc.	Invoice S-22871 outdoor faucet	479.25
Check	06/25/2018		Menards	Clean gutters	45.20
Check	06/29/2018		Lowes	Dryer vent parts	3.92
Check	07/06/2018		Menards	Dryer vent materials	242.82
Check	07/10/2018	7322	Kenneth Blocker	Storm Door Guest house	80.00
Check	07/18/2018	7325	Kenneth Blocker	Install new storm door on guest house	30.00
Check	07/23/2018	7326	ABC Seamless of ...	Power wash Pool Deck	372.45
Check	07/30/2018		Menards	Gutters	85.18
Check	07/30/2018		Menards		150.81
Check	08/02/2018	7337	Dakota Prairie	Sign poles + Tool	4,535.50
Bill	08/15/2018		Waterbury Heatin...	Invoice 2135 Signs 229 + 34 down spout	6,088.68
Check	09/11/2018	7342	Truly Nolen Franc...	downpayment on 26 water pressure valves	276.90
Check	09/13/2018	7331	Waterbury Heatin...	Sprayed wasps found on all buildings and garages. Removed wasp ne...	6,604.26
Check	11/07/2018	7346	Kenneth Blocker	Balance for pressure valves reroute downspout	50.00
Total Buildings					
Total Bldg & Grds Maint.					
TOTAL					22,131.39

Unit	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC	Total	Unit
1003 B +	117.68	130.24	106.83	122.06	91.09	106.83	250.86	364.67	254.54	75.35	75.35	67.48	1762.98	1003 B +
1004 B	155.43	169.79	169.79	98.96	91.09	98.96	98.96	98.86	106.83	91.09	83.22	83.22	1346.2	1004 B
1011 B	140.33	413.42	138.31	91.09	59.61	59.61	67.48	75.35	67.48	59.61	51.74	51.74	1275.77	1011 B
1012 B	117.68	193.4	146.18	83.22	67.48	75.35	67.48	75.35	75.35	75.35	67.48	83.22	1127.54	1012 B
1020 B +	79.93	91.09	75.35	86.9	86.9	90.58	568.05	307.7	322.42	83.22	86.9	83.22	1962.26	1020 B +
1105 B	125.23	122.57	98.96	118.38	106.83	125.74	118.38	118.38	122.06	114.7	118.38	130.44	1420.05	1105 B
1113 B	155.43	161.92	138.31	168.77	146.18	138.31	138.31	157.73	146.18	130.44	334.01	272.1	2087.69	1113 B
1121 B	110.13	114.7	98.96	110.51	106.83	110.51	98.96	110.51	110.51	98.96	98.96	91.09	1260.63	1121 B
1204 B	110.13	114.7	91.09	110.51	106.83	98.96	106.83	110.51	110.51	91.09	75.35	75.35	1201.86	1204 B
1205 B	72.38	75.35	59.61	59.61	71.16	74.84	67.48	67.48	59.61	59.61	59.61	43.87	770.61	1205 B
1211 B	140.33	106.83	106.83	114.7	114.7	106.83	106.83	114.7	98.96	126.25	122.57	114.7	1374.23	1211 B
1214 B	79.93	75.35	67.48	79.03	79.03	82.71	86.39	86.39	97.43	82.71	79.03	83.22	978.7	1214 B
1219 B +	185.63	146.18	146.18	154.05	176.64	169.28	253.92	334.88	276	165.6	138.31	138.31	2284.98	1219 B +
1003 N *	313.98	209.14	201.27	232.75	224.88	336.81	277.93	311.05	311.05	161.92	193.4	91.09	2865.27	1003 N *
1004 N +	87.48	91.09	91.09	91.09	75.35	75.35	127.89	267.61	130.44	102.13	98.45	91.09	1329.06	1004 N +
1009 N	125.23	138.31	122.57	130.44	114.7	130.44	122.57	130.44	138.93	122.57	122.57	130.44	1529.21	1009 N
1010 N	147.88	161.92	122.57	122.57	130.44	138.31	153.54	67.48	83.22	91.09	130.44	130.44	1479.9	1010 N
1019 N +	147.88	169.79	169.79	169.28	161.92	146.18	257.6	257.6	268.64	146.18	130.44	161.92	2187.22	1019 N +
1103 N	102.58	98.96	91.09	91.09	98.96	113.68	139.44	121.04	143.12	121.04	117.36	201.27	1439.63	1103 N
1111 N	162.98	106.83	98.96	122.57	133.61	152.01	148.33	144.65	148.33	144.65	133.61	146.18	1642.71	1111 N
1119 N	87.48	83.22	67.48	75.35	75.35	86.9	90.58	90.58	90.58	86.9	90.58	114.7	1039.7	1119 N
1204 N	125.23	146.18	122.57	141.48	134.12	130.44	114.7	114.7	106.83	141.48	106.83	114.7	1499.26	1204 N
1205 N	162.98	130.44	122.57	122.57	114.7	106.83	106.83	114.7	98.96	98.96	91.09	114.7	1385.33	1205 N
1212 N	-83.05	-15.57	51.91	71.06	43.87	71.16	59.61	78.52	78.52	82.2	82.2	106.83	627.26	1212 N
1215 N	117.68	114.7	114.7	118.38	114.7	114.7	106.83	114.7	106.83	106.83	106.83	106.83	1343.71	1215 N
1218 N +	87.48	98.96	83.22	91.09	91.09	91.09	197.81	311.47	183.09	91.09	91.09	91.09	1508.57	1218 N +
TOTAL	3176.1	3449.5	2903.7	2977.51	2818.1	3032.4	3933.6	4147.1	3736.4	2751	2885.8	2919.2	38730.33	TOTAL

2018 Water Bill

Sprinkler +
Hot tub & pool *

Unit	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC	Total	Unit
1003 B +	176.63													1003 B +
1004 B	91.09													1004 B
1011 B	59.61													1011 B
1012 B	75.35													1012 B
1020 B +	83.22													1020 B +
1105 B	130.44													1105 B
1113 B	224.88													1113 B
1121 B	98.96													1121 B
1204 B	91.09													1204 B
1205 B	59.61													1205 B
1211 B	138.31													1211 B
1214 B	91.09													1214 B
1219 B +	138.31													1219 B +
1003 N *	138.31													1003 N *
1004 N +	98.96													1004 N +
1009 N	83.22													1009 N
1010 N	138.31													1010 N
1019 N +	146.18													1019 N +
1103 N	130.44													1103 N
1111 N	146.18													1111 N
1119 N	75.35													1119 N
1204 N	138.31													1204 N
1205 N	98.96													1205 N
1212 N	98.96													1212 N
1215 N	114.7													1215 N
1218 N +	91.09													1218 N +
TOTAL	2957.56													TOTAL

2019 water bill