

Simba Run Condominium Association
 Balance Sheet
 As of January 31, 2020

Jan 31, 20

ASSETS	
Current Assets	
Checking/Savings	
1000 · First Bank Operating	50,245.45
1010 · U.S. Bank - Operating Reserve	22,438.25
1100 · Capital Reserve - 1st Bank	21,286.23
Total Checking/Savings	<u>93,969.93</u>
Accounts Receivable	
1200 · Accounts Receivable	-7,044.79
Total Accounts Receivable	<u>-7,044.79</u>
Other Current Assets	
1350 · 1505 Security Deposit	2,200.00
1400 · Prepaid Expenses	
1410 · Prepaid Insurance - Bldgs	-2,053.55
1413 · Prepaid Insurance - WC	-135.71
1420 · Prepaid Elevator Service	1,673.06
Total 1400 · Prepaid Expenses	<u>-516.20</u>
Total Other Current Assets	<u>1,683.80</u>
Total Current Assets	<u>88,608.94</u>
Fixed Assets	
1500 · Simba Unit 1205	195,000.00
1510 · Shuttle Buses	85,833.01
1520 · Furniture & Equipment	403,250.56
1525 · Exercise Equipment	13,045.93
1530 · Communication System	2,352.90
1590 · Accumulated Depreciation	
1591 · Accum Depr - Unit 1205	-92,137.50
1592 · Accum Depr - Buses	-26,525.43
1593 · Accum Depr - Furn & Equip	-383,053.03
1594 · Accum Depr - Communication Sys	-2,352.90
Total 1590 · Accumulated Depreciation	<u>-504,068.86</u>
Total Fixed Assets	<u>195,413.54</u>
TOTAL ASSETS	<u>284,022.48</u>
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
2000 · Accounts Payable	16,162.06
Total Accounts Payable	<u>16,162.06</u>
Other Current Liabilities	
2105 · Payroll Withholding	
2106 · Federal Withholding	2,554.84
2107 · State Withholding	1,580.00
2108 · SUTA Withholding	291.35
2109 · FUTA Withholding	251.67
Total 2105 · Payroll Withholding	<u>4,677.86</u>
2200 · Payable to SRR	-4,668.93
2450 · Accrued Expenses	10,050.00
2460 · Parking Liability	9,598.05
Total Other Current Liabilities	<u>19,656.98</u>
Total Current Liabilities	<u>35,819.04</u>
Total Liabilities	<u>35,819.04</u>
Equity	
3100 · Working Capital	78,021.06
3200 · Owner Equity - Operations	5,421.80
3300 · Capital Reserve	
3390 · Capital Reserve Fund Balance	164,760.58
Total 3300 · Capital Reserve	<u>164,760.58</u>
Total Equity	<u>248,203.44</u>
TOTAL LIABILITIES & EQUITY	<u>284,022.48</u>

Simba Run Condominium Association
 Operating Fund Statement
 January 2020

	Jan 20	Budget	\$ Over Budget	% of Budget	Sep '19 - Jan 20	YTD Budget	\$ Over Budget	% of Budget	Annual Budget
Income									
4000 · Association Dues	59,953.16	59,669.00	284.16	100.48%	296,653.12	298,341.00	-1,687.88	99.43%	716,024.00
4300 · Interest Charges	0.00	0.00	0.00	0.0%	0.00	0.00	0.00	0.0%	0.00
4400 · Late Charges	0.00	0.00	0.00	0.0%	0.00	0.00	0.00	0.0%	0.00
4440 · Maintenance Labor/Mat. to SRR	20.75	1,000.00	-979.25	2.08%	4,079.09	5,000.00	-920.91	81.58%	12,000.00
4450 · Owner Maintenance	95.09	417.00	-321.91	22.8%	5,261.61	2,081.00	3,180.61	252.84%	5,000.00
4600 · Miscellaneous Income	0.00	0.00	0.00	0.0%	0.00	0.00	0.00	0.0%	0.00
4610 · SRR Rent	1,250.00	1,250.00	0.00	100.0%	6,250.00	6,250.00	0.00	100.0%	15,000.00
4615 · SRR FD Manager Support	1,750.00	1,750.00	0.00	100.0%	8,750.00	8,750.00	0.00	100.0%	21,000.00
4635 · Infrastructure Support - SRR	8,474.00	8,297.00	177.00	102.13%	42,370.00	41,481.00	889.00	102.14%	99,560.00
4636 · Infrastructure Support - RBO	370.44	2,926.00	-2,555.56	12.66%	1,849.56	7,306.00	-5,456.44	25.32%	17,287.00
4640 · Firewood Income	449.50	157.00	292.50	286.31%	745.50	789.00	-43.50	94.49%	1,888.00
Total Income	72,362.94	75,466.00	-3,103.06	95.89%	365,958.88	369,998.00	-4,039.12	98.91%	887,759.00
Gross Profit	72,362.94	75,466.00	-3,103.06	95.89%	365,958.88	369,998.00	-4,039.12	98.91%	887,759.00
Expense									
Total 5005 · SRCA Payroll	41,943.95	40,352.00	1,591.95	103.95%	112,646.43	108,077.00	4,569.43	104.23%	273,966.00
5020 · FICA Expense - Simba portion	2,997.73	3,107.00	-109.27	96.48%	8,108.25	8,323.00	-214.75	97.42%	21,096.00
5035 · Unemployment Taxes	543.00	363.00	180.00	149.59%	926.17	974.00	-47.83	95.09%	2,466.00
5040 · Workman's Comp Insurance	822.25	1,009.00	-186.75	81.49%	2,104.91	2,702.00	-597.09	77.9%	6,849.00
Total 5000 · Payroll	46,306.93	44,831.00	1,475.93	103.29%	123,785.76	120,076.00	3,709.76	103.09%	304,377.00
5100 · Administrative Expenses									
5110 · Management Fee	2,420.00	2,420.00	0.00	100.0%	11,220.00	12,100.00	-880.00	92.73%	29,040.00
5120 · Accounting Expense	1,250.00	1,250.00	0.00	100.0%	6,250.00	6,250.00	0.00	100.0%	15,000.00
5130 · Professional Services	7,168.75	929.00	6,239.75	771.66%	7,995.18	4,643.00	3,352.18	172.2%	11,146.00
5140 · Legal Expense	234.50	39.00	195.50	601.28%	2,401.50	190.00	2,211.50	1,263.95%	463.00
5150 · Office Supplies	349.45	444.00	-94.55	78.71%	2,741.93	2,215.00	526.93	123.79%	5,323.00
5155 · Bank Service Charges	1,907.90	46.00	1,861.90	4,147.61%	2,334.19	235.00	2,099.19	993.27%	557.00
5160 · Other Administrative Expense	2,110.79	1,146.00	964.79	184.19%	6,808.72	5,731.00	1,077.72	118.81%	13,753.00
5165 · Coffee and DVD	436.70	812.00	-375.30	53.78%	2,518.37	4,054.00	-1,535.63	62.12%	9,738.00
Total 5100 · Administrative Expenses	15,878.09	7,086.00	8,792.09	224.08%	42,269.89	35,418.00	6,851.89	119.35%	85,020.00
5200 · Operating Insurance and Taxes									
5210 · Building Insurance	4,035.17	4,119.00	-83.83	97.97%	20,175.85	20,594.00	-418.15	97.97%	49,427.00
5220 · Personal Property Tax	0.00	20.00	-20.00	0.0%	179.44	94.00	85.44	190.89%	234.00
Total 5200 · Operating Insurance and Taxes	4,035.17	4,139.00	-103.83	97.49%	20,355.29	20,688.00	-332.71	98.39%	49,661.00
5300 · Maintenance Expense									
5310 · Painting / Drywall	0.00	260.00	-260.00	0.0%	416.51	1,300.00	-883.49	32.04%	3,120.00
5315 · Landscaping & Grounds	0.00	662.00	-662.00	0.0%	1,828.60	3,313.00	-1,484.40	55.2%	7,947.00
5320 · Snow Removal	3,647.62	1,131.00	2,516.62	322.51%	6,363.62	5,660.00	703.62	112.43%	13,577.00
5325 · Garage Expense	0.00	64.00	-64.00	0.0%	1,680.16	321.00	1,359.16	523.41%	769.00
5330 · Carpet Cleaning	0.00	49.00	-49.00	0.0%	0.00	241.00	-241.00	0.0%	584.00
5335 · Elevator Expense	1,872.02	2,244.00	-371.98	83.42%	9,426.12	11,221.00	-1,794.88	84.0%	26,929.00
5340 · Lighting Expense	0.00	54.00	-54.00	0.0%	917.56	273.00	644.56	336.1%	651.00
5345 · Keys & Locks	191.92	49.00	142.92	391.67%	1,222.18	245.00	977.18	498.85%	588.00
5360 · Exterior Building Maintenance	787.00	1,441.00	-654.00	54.62%	4,265.00	7,205.00	-2,940.00	59.2%	17,292.00
5370 · Interior Repairs & Maintenance	620.70	1,079.00	-458.30	57.53%	5,031.78	5,390.00	-358.22	93.35%	12,943.00
5375 · Miscellaneous	0.00	79.00	-79.00	0.0%	0.00	394.00	-394.00	0.0%	947.00
5380 · Outside Maintenance Services	0.00	810.00	-810.00	0.0%	6,953.20	4,048.00	2,905.20	171.77%	9,718.00
5385 · Housekeeping Labor from SRR	0.00	0.00	0.00	0.0%	0.00	0.00	0.00	0.0%	0.00
Total 5300 · Maintenance Expense	7,119.26	7,922.00	-802.74	89.87%	38,104.73	39,611.00	-1,506.27	96.2%	95,065.00
5400 · Amenities									

Simba Run Condominium Association
 Operating Fund Statement
 January 2020

	Jan 20	Budget	\$ Over Budget	% of Budget	Sep '19 - Jan 20	YTD Budget	\$ Over Budget	% of Budget	Annual Budget
5410 · Pool / Sauna / Tennis / Equip	1,268.15	1,411.00	-142.85	89.88%	7,475.18	7,054.00	421.18	105.97%	16,931.00
5430 · Firewood	0.00	71.00	-71.00	0.0%	937.06	360.00	577.06	260.29%	857.00
Total 5400 · Amenities	1,268.15	1,482.00	-213.85	85.57%	8,412.24	7,414.00	998.24	113.46%	17,788.00
5500 · Fire and Protection									
5520 · Alarm Monitoring	0.00	165.00	-165.00	0.0%	241.00	825.00	-584.00	29.21%	1,980.00
5530 · Smoke Detectors / Extinguisher	0.00	247.00	-247.00	0.0%	763.14	1,232.00	-468.86	61.94%	2,961.00
5540 · Sprinkler System	585.00	536.00	49.00	109.14%	3,150.00	2,680.00	470.00	117.54%	6,432.00
Total 5500 · Fire and Protection	585.00	948.00	-363.00	61.71%	4,154.14	4,737.00	-582.86	87.7%	11,373.00
5600 · Utilities									
5610 · Electricity	9,161.26	11,261.00	-2,099.74	81.35%	28,765.85	34,874.00	-6,108.15	82.49%	69,951.00
5620 · Gas Expense	1,921.67	4,046.00	-2,124.33	47.5%	8,293.97	10,697.00	-2,403.03	77.54%	21,358.00
5630 · Water & Sewer	7,200.00	8,798.00	-1,598.00	81.84%	35,858.04	41,084.00	-5,225.96	87.28%	82,165.00
5640 · Trash Removal	1,155.70	802.00	353.70	144.1%	6,231.96	2,826.00	3,405.96	220.52%	10,512.00
5650 · Cable TV Expense	5,781.87	5,909.00	-127.13	97.85%	28,936.55	29,546.00	-609.45	97.94%	70,909.00
5660 · Telephone Expense	1,036.08	444.00	592.08	233.35%	4,201.65	2,222.00	1,979.65	189.09%	5,330.00
Total 5600 · Utilities	26,256.58	31,260.00	-5,003.42	83.99%	112,288.02	121,249.00	-8,960.98	92.61%	260,225.00
5700 · Transportation									
5710 · Bus Gas / Repair / Maintenance	2,261.87	2,833.00	-571.13	79.84%	2,895.08	8,501.00	-5,605.92	34.06%	17,000.00
5720 · Bus License & Fees	561.68	94.00	467.68	597.53%	771.66	476.00	295.66	162.11%	1,134.00
5730 · Bus Lease	0.00	0.00	0.00	0.0%	0.00	0.00	0.00	0.0%	0.00
5740 · Bus Insurance	0.00	187.00	-187.00	0.0%	2,652.00	936.00	1,716.00	283.33%	2,245.00
Total 5700 · Transportation	2,823.55	3,114.00	-290.45	90.67%	6,318.74	9,913.00	-3,594.26	63.74%	20,379.00
5800 · Manager Housing									
5820 · Manager Unit Condo Fees	796.64	776.00	20.64	102.66%	3,949.74	3,882.00	67.74	101.75%	9,314.00
5840 · Manager Unit Real Estate Taxes	0.00	192.00	-192.00	0.0%	1,886.56	960.00	926.56	196.52%	2,304.00
Total 5800 · Manager Housing	796.64	968.00	-171.36	82.3%	5,836.30	4,842.00	994.30	120.54%	11,618.00
5900 · Depreciation Expense	2,638.85	2,004.00	634.85	131.68%	13,194.29	10,021.00	3,173.29	131.67%	24,049.00
Total Expense	107,708.22	103,754.00	3,954.22	103.81%	374,719.40	373,969.00	750.40	100.2%	879,555.00
Fund Surplus/-Deficit	-35,345.28	-28,288.00	-7,057.28	124.95%	-8,760.52	-3,971.00	-4,789.52	220.61%	8,204.00
Beginning Fund Balance					14,182.32				
Ending Fund Balance					5,421.80				

Simba Run Condominium Association
 Capital Fund Statement
 September 2019 through January 2020

	<u>Sep '19 - Jan 20</u>	<u>Budget</u>	<u>\$ Over Budget</u>	<u>% of Budget</u>
Income				
4050 · Capital Reserve Dues	62,500.00	62,500.00	0.00	100.0%
4500 · Interest Earned	247.24	0.00	247.24	100.0%
Total Income	<u>62,747.24</u>	<u>62,500.00</u>	<u>247.24</u>	<u>100.4%</u>
Gross Profit	62,747.24	62,500.00	247.24	100.4%
Expense				
6000 · Capital Reserve Expense				
6010 · Pool & Associated	0.00	6,000.00	-6,000.00	0.0%
6020 · Garage & Associated	6,009.35	42,800.00	-36,790.65	14.04%
6030 · Exterior & Associated	44,545.05	36,523.00	8,022.05	121.96%
6040 · Interior & Associated	11,725.13	53,250.00	-41,524.87	22.02%
6050 · Mechanical & Associated				
6051 · Elevator Modernization	152,624.00	735,000.00	-582,376.00	20.77%
6050 · Mechanical & Associated - Other	0.00	7,500.00	-7,500.00	0.0%
Total 6050 · Mechanical & Associated	<u>152,624.00</u>	<u>742,500.00</u>	<u>-589,876.00</u>	<u>20.56%</u>
6060 · Miscellaneous	0.00	6,000.00	-6,000.00	0.0%
6065 · LED Upgrade	0.00	0.00	0.00	0.0%
6075 · Roof Repairs	0.00	0.00	0.00	0.0%
6080 · Pool Air Handling	0.00	0.00	0.00	0.0%
6085 · Miscellaneous Capital Projects	0.00	0.00	0.00	0.0%
6090 · Pool Glass Replacement	0.00	0.00	0.00	0.0%
Total 6000 · Capital Reserve Expense	<u>214,903.53</u>	<u>887,073.00</u>	<u>-672,169.47</u>	<u>24.23%</u>
Total Expense	<u>214,903.53</u>	<u>887,073.00</u>	<u>-672,169.47</u>	<u>24.23%</u>
Fund Surplus/-Deficit	<u>-152,156.29</u>	<u>-824,573.00</u>	<u>672,416.71</u>	<u>18.45%</u>
Beginnig Fund Balance	316,916.87			
Ending Fund Balance	164,760.58			