

Simba Run Condominium Association  
Balance Sheet  
As of May 31, 2021

	May 31, 21
<b>ASSETS</b>	
Current Assets	
Checking/Savings	
1000 · First Bank Operating	97,666.41
1100 · Capital Reserve - 1st Bank	21,300.85
Total Checking/Savings	118,967.26
Accounts Receivable	
1200 · Accounts Receivable	-15,203.35
Total Accounts Receivable	-15,203.35
Other Current Assets	
1350 · 1505 Security Deposit	2,200.00
1400 · Prepaid Expenses	
1410 · Prepaid Insurance - Bldgs	21,688.48
1413 · Prepaid Insurance - WC	-1,095.75
Total 1400 · Prepaid Expenses	20,592.73
Total Other Current Assets	22,792.73
Total Current Assets	126,556.64
Fixed Assets	
1500 · Simba Unit 1205	195,000.00
1510 · Shuttle Buses	96,544.16
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	-105,097.50
1592 · Accum Depr - Buses	-45,790.69
1593 · Accum Depr - Fum & Equip	-393,412.10
1594 · Accum Depr - Communication Sys	-2,352.90
Total 1590 · Accumulated Depreciation	-546,653.19
Total Fixed Assets	163,540.36
<b>TOTAL ASSETS</b>	<b>290,097.00</b>
<b>LIABILITIES &amp; EQUITY</b>	
Liabilities	
Current Liabilities	
Accounts Payable	
2000 · Accounts Payable	9,723.19
Total Accounts Payable	9,723.19
Other Current Liabilities	
2105 · Payroll Withholding	
2107 · State Withholding	229.00
2108 · SUTA Withholding	541.98
2109 · FUTA Withholding	56.17
Total 2105 · Payroll Withholding	827.15
2115 · CDR Garnishment Payable	905.65
2200 · Payable to SRR	-186.00
2450 · Accrued Expenses	11,400.00
2460 · Parking Liability	6,175.00
Total Other Current Liabilities	19,121.80
Total Current Liabilities	28,844.99
Total Liabilities	28,844.99
Equity	
3100 · Working Capital	78,021.06
3200 · Owner Equity - Operations	63,954.79
3300 · Capital Reserve	
3390 · Capital Reserve Fund Balance	119,276.16
Total 3300 · Capital Reserve	119,276.16
Total Equity	261,252.01
<b>TOTAL LIABILITIES &amp; EQUITY</b>	<b>290,097.00</b>

Simba Run Condominium Association  
 Operating Fund Statement  
 May 2021

	May 21	Budget	Sep '20 - May 21	YTD Budget	Annual Budget
<b>Income</b>					
4000 · Association Dues	59,953.16	59,694.00	539,578.44	537,243.00	716,325.00
4440 · Maintenance Labor/Mat. to SRR	0.00	403.00	83.25	3,627.00	4,836.00
4450 · Owner Maintenance	53.65	529.00	6,651.35	4,761.00	6,348.00
4610 · SRR Rent	1,250.00	1,250.00	11,250.00	11,250.00	15,000.00
4635 · Services Support	1,702.74	1,194.00	16,766.62	22,966.00	32,740.00
4640 · Firewood Income	0.00	93.00	1,270.30	837.00	1,116.00
4905 · PPP Income	30,900.00	0.00	30,900.00	0.00	0.00
<b>Total Income</b>	<b>93,859.55</b>	<b>63,163.00</b>	<b>606,499.96</b>	<b>580,684.00</b>	<b>776,365.00</b>
<b>Gross Profit</b>	<b>93,859.55</b>	<b>63,163.00</b>	<b>606,499.96</b>	<b>580,684.00</b>	<b>776,365.00</b>
<b>Expense</b>					
5000 · Payroll					
5005 · SRCA Payroll					
5010 · Administrative & Maint Payroll	3,998.08	10,463.00	60,285.03	94,171.00	125,560.00
5013-1 · Night Houseman Payroll	180.00	1,242.00	8,622.63	11,178.00	14,904.00
5013 · Houseman Payroll	2,242.63	1,115.00	28,464.79	10,035.00	13,380.00
5016-1 · Second Shuttle Driver Payroll	0.00	0.00	0.00	9,437.00	9,437.00
5016 · Shuttle Driver Payroll	141.38	0.00	37,385.53	28,856.00	28,856.00
5017 · Front Desk Payroll	0.00	0.00	3,541.88	0.00	0.00
<b>Total 5005 · SRCA Payroll</b>	<b>6,562.09</b>	<b>12,820.00</b>	<b>138,299.86</b>	<b>153,677.00</b>	<b>192,137.00</b>
5020 · FICA Expense - Simba portion	502.01	930.00	10,580.47	11,146.00	13,936.00
5035 · Unemployment Taxes	406.66	95.00	1,753.82	1,145.00	1,430.00
5040 · Workman's Comp Insurance	822.25	275.00	6,677.25	3,294.00	4,119.00
<b>Total 5000 · Payroll</b>	<b>8,293.01</b>	<b>14,120.00</b>	<b>157,311.40</b>	<b>169,262.00</b>	<b>211,622.00</b>
5100 · Administrative Expenses					
5110 · Managment Fee	2,420.00	2,420.00	21,780.00	21,780.00	29,040.00
5120 · Accounting Expense	1,382.50	1,278.00	12,777.50	11,505.00	15,340.00
5130 · Professional Services	980.40	849.00	10,429.73	7,644.00	10,191.00
5140 · Legal Expense	337.50	256.00	2,917.00	2,307.00	3,077.00
5150 · Office Supplies	433.53	454.00	2,195.57	4,084.00	5,446.00
5155 · Bank Service Charges	63.89	151.00	314.64	1,361.00	1,814.00
5160 · Other Administrative Expense	0.00	1,284.00	6,486.04	11,559.00	15,412.00
5165 · Lobby Expenses	0.00	0.00	3,280.68	0.00	0.00
<b>Total 5100 · Administrative Expenses</b>	<b>5,617.82</b>	<b>6,692.00</b>	<b>60,181.16</b>	<b>60,240.00</b>	<b>80,320.00</b>
5200 · Operating Insurance and Taxes					
5210 · Building Insurance	4,035.17	4,355.00	36,316.53	39,193.00	52,258.00
5220 · Personal Property Tax	0.00	15.00	358.28	134.00	179.00
<b>Total 5200 · Operating Insurance and Taxes</b>	<b>4,035.17</b>	<b>4,370.00</b>	<b>36,674.81</b>	<b>39,327.00</b>	<b>52,437.00</b>
5300 · Maintenance Expense					
5310 · Painting / Drywall	0.00	223.00	25.38	2,010.00	2,679.00
5315 · Landscaping & Grounds	1,786.12	348.00	2,546.31	3,129.00	4,172.00
5320 · Snow Removal	22.50	0.00	8,238.25	12,740.00	12,740.00
5325 · Garage Expense	825.00	490.00	1,659.06	4,410.00	5,880.00
5330 · Carpet Cleaning	670.79	100.00	670.79	903.00	1,203.00
5335 · Elevator Expense	432.00	568.00	1,296.00	5,115.00	6,820.00
5340 · Lighting Expense	0.00	89.00	0.00	803.00	1,070.00
5345 · Keys & Locks	0.00	293.00	1,952.76	2,635.00	3,514.00
5360 · Exterior Building Maintenance	1,552.50	1,039.00	9,390.38	9,354.00	12,474.00

Simba Run Condominium Association  
 Operating Fund Statement  
 May 2021

	May 21	Budget	Sep '20 - May 21	YTD Budget	Annual Budget
5370 · Interior Repairs & Maintenance	-74.96	1,014.00	17,090.88	9,129.00	12,172.00
5375 · Miscellaneous	0.00	0.00	0.00	0.00	0.00
5380 · Outside Maintenance Services	0.00	903.00	1,213.75	8,129.00	10,838.00
5385 · Housekeeping Labor from SRR	0.00		0.00	0.00	0.00
<b>Total 5300 · Maintenance Expense</b>	<b>5,213.95</b>	<b>5,067.00</b>	<b>44,083.56</b>	<b>58,357.00</b>	<b>73,562.00</b>
5400 · Amenities					
5410 · Pool / Sauna / Tennis / Equip	314.71	1,126.00	4,695.24	10,128.00	13,506.00
5415 · Front Desk Credit	1,250.00	1,250.00	11,705.60	11,250.00	15,000.00
5420 · Lobby Expense	0.00	0.00	0.00	0.00	0.00
5430 · Firewood	0.00	126.00	250.00	1,135.00	1,513.00
5440 · Customer Relations / Amenities	0.00	0.00	0.00	0.00	0.00
<b>Total 5400 · Amenities</b>	<b>1,564.71</b>	<b>2,502.00</b>	<b>16,650.84</b>	<b>22,513.00</b>	<b>30,019.00</b>
5500 · Fire and Protection					
5520 · Alarm Monitoring	0.00	30.00	215.00	271.00	361.00
5530 · Smoke Detectors / Extinguisher	0.00	64.00	2,220.11	573.00	763.00
5540 · Sprinkler System	0.00	263.00	0.00	2,364.00	3,150.00
<b>Total 5500 · Fire and Protection</b>	<b>0.00</b>	<b>357.00</b>	<b>2,435.11</b>	<b>3,208.00</b>	<b>4,274.00</b>
5600 · Utilities					
5610 · Electricity	4,333.14	2,761.00	46,662.67	50,792.00	57,097.00
5620 · Gas Expense	1,000.00	49.00	13,295.16	11,952.00	14,768.00
5630 · Water & Sewer	899.54	6,753.00	70,071.08	62,007.00	85,003.00
5640 · Trash Removal	829.53	613.00	10,646.66	10,400.00	12,318.00
5650 · Cable TV Expense	5,959.64	5,950.00	55,189.55	53,549.00	71,399.00
5660 · Telephone Expense	415.78	893.00	8,733.03	8,037.00	10,716.00
<b>Total 5600 · Utilities</b>	<b>13,437.63</b>	<b>17,019.00</b>	<b>204,598.15</b>	<b>196,737.00</b>	<b>251,301.00</b>
5700 · Transportation					
5710 · Bus Gas / Repair / Maintenance	784.20	0.00	12,162.31	9,304.00	9,304.00
5720 · Bus License & Fees	0.00	0.00	392.70	772.00	772.00
5730 · Bus Lease	0.00	0.00	0.00	0.00	0.00
5740 · Bus Insurance	0.00	876.00	1,093.00	3,504.00	3,504.00
5750 · Track My Shuttle	298.00	0.00	2,048.14	3,000.00	3,000.00
<b>Total 5700 · Transportation</b>	<b>1,082.20</b>	<b>876.00</b>	<b>15,696.15</b>	<b>16,580.00</b>	<b>16,580.00</b>
5800 · Manager Housing					
5820 · Manager Unit Condo Fees	796.64	797.00	7,169.76	7,173.00	9,564.00
5840 · Manager Unit Real Estate Taxes	0.00	157.00	1,880.32	1,416.00	1,887.00
<b>Total 5800 · Manager Housing</b>	<b>796.64</b>	<b>954.00</b>	<b>9,050.08</b>	<b>8,589.00</b>	<b>11,451.00</b>
5900 · Depreciation Expense	2,638.85	2,835.00	23,749.65	25,512.00	34,014.00
<b>Total Expense</b>	<b>42,679.98</b>	<b>54,792.00</b>	<b>570,430.91</b>	<b>600,325.00</b>	<b>765,580.00</b>
<b>Fund Surplus/-Deficit</b>	<b>51,179.57</b>	<b>8,371.00</b>	<b>36,069.05</b>	<b>-19,641.00</b>	<b>10,785.00</b>
Beginning Fund Balance			27,885.74		
Ending Fund Balance			63,954.79		

Simba Run Condominium Association  
 Capital Fund Statement  
 September 2020 through May 2021

	<u>Sep '20 - May 21</u>	<u>Budget</u>	<u>\$ Over Budget</u>	<u>% of Budget</u>
Income				
4050 · Capital Reserve Dues	112,500.00	112,500.00	0.00	100.0%
4070 · Elevator Special Assessment	0.00	0.00	0.00	0.0%
4500 · Interest Earned	3.16	0.00	3.16	100.0%
Total Income	<u>112,503.16</u>	<u>112,500.00</u>	<u>3.16</u>	<u>100.0%</u>
Gross Profit	112,503.16	112,500.00	3.16	100.0%
Expense				
6000 · Capital Reserve Expense				
6010 · Pool & Associated	15,914.90	0.00	15,914.90	100.0%
6020 · Garage & Associated	83,740.75	0.00	83,740.75	100.0%
6030 · Exterior & Associated	3,869.20	0.00	3,869.20	100.0%
6040 · Interior & Associated	3,500.46	0.00	3,500.46	100.0%
6050 · Mechanical & Associated				
6051 · Elevator Modernization	300,652.30	0.00	300,652.30	100.0%
6050 · Mechanical & Associated - Other	9,915.87	0.00	9,915.87	100.0%
Total 6050 · Mechanical & Associated	<u>310,568.17</u>	<u>0.00</u>	<u>310,568.17</u>	<u>100.0%</u>
6060 · Miscellaneous	0.00	0.00	0.00	0.0%
Total 6000 · Capital Reserve Expense	<u>417,593.48</u>	<u>0.00</u>	<u>417,593.48</u>	<u>100.0%</u>
Total Expense	<u>417,593.48</u>	<u>0.00</u>	<u>417,593.48</u>	<u>100.0%</u>
Fund Surplus/-Deficit	<u>-305,090.32</u>	<u>112,500.00</u>	<u>-417,590.32</u>	<u>-271.19%</u>
Beginning Fund Balance	424,366.48			
Ending Fund Balance	119,276.16			