

**Holly Tree Patio Villas
Pembroke Park, FL**

**Financial Statement
March 2024**

**Prepared For
The Board Of Directors**

By:

**USA Management
9000 Sheridan St, Suite166
Pembroke Pines, FL 33024**

Holly Tree Patio Villas Homeowners Assoc.

Balance Sheet

As of March 31, 2024

04/16/24

Accrual Basis

	Mar 31, 24
ASSETS	
Current Assets	
Checking/Savings	
1000 · Wells Fargo Operating Ac	47,714.78
1005 · Wells Fargo Reserve Ac	31,269.51
Total Checking/Savings	78,984.29
Other Current Assets	
1500 · Provision Bad Debt	-8,333.30
Total Other Current Assets	-8,333.30
Total Current Assets	70,650.99
TOTAL ASSETS	70,650.99
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
2000 · Accounts Payable	3,805.35
Total Accounts Payable	3,805.35
Other Current Liabilities	
2150 · NonAllocated Reserve	57,603.30
2250 · Insurance Payable	37,594.65
Total Other Current Liabilities	95,197.95
Total Current Liabilities	99,003.30
Total Liabilities	99,003.30
Equity	
1110 · Retained Earnings	-46,259.70
Net Income	17,907.39
Total Equity	-28,352.31
TOTAL LIABILITIES & EQUITY	70,650.99

Holly Tree Patio Villas Homeowners Assoc.
Profit & Loss Budget Performance

March 2024

	Mar 24	Budget	Jan - Mar 24	YTD Budget	Annual Budget
Ordinary Income/Expense					
Income					
4010 · Fee Income					
4030 · Maintenance Fees	12,414.30	12,244.00	38,340.21	36,732.00	146,928.00
4045 · Screening Fees	0.00	25.00	0.00	75.00	300.00
4055 · Late Fees	0.00	8.33	0.00	25.03	100.00
Total 4010 · Fee Income	12,414.30	12,277.33	38,340.21	36,832.03	147,328.00
Total Income	12,414.30	12,277.33	38,340.21	36,832.03	147,328.00
Expense					
6100 · Administrative Expense					
6110 · Management Fees	470.00	470.00	1,410.00	1,410.00	5,640.00
6120 · Bank Service Charges	0.00	0.83	0.00	2.53	10.00
6125 · Legal Fees	0.00		150.00		
6130 · Office & Postage Expense	29.76	83.33	179.59	250.03	1,000.00
6135 · Credit Investigation	0.00	11.67	0.00	34.97	140.00
6145 · Division of Corporations	0.00	0.00	0.00	193.00	193.00
6150 · Licence & Permits	50.00	14.58	50.00	43.78	175.00
6165 · Town of Pembroke Park-Sign Fee	0.00	16.67	0.00	49.97	200.00
6166 · Year End Tax Return	0.00	0.00	0.00	350.00	350.00
Total 6100 · Administrative Expense	549.76	597.08	1,789.59	2,334.28	7,708.00
6180 · Insurance					
6530 · Building Insurance	0.00	4,333.33	0.00	13,000.03	52,000.00
Total 6180 · Insurance	0.00	4,333.33	0.00	13,000.03	52,000.00
6300 · Repairs & Maintenance					
6310 · Building Repairs	0.00	2,500.00	899.00	7,500.00	30,000.00
6311 · Fire Equipment & Service	0.00	68.67	0.00	199.97	800.00
6315 · Miscellaneous	0.00	10.00	0.00	30.00	120.00
6316 · Electrical Repairs	0.00	250.00	0.00	750.00	3,000.00
6320 · Building Supplies	0.00	16.67	0.00	49.97	200.00
INSPECT · Inspections	0.00		4,675.00		
Total 6300 · Repairs & Maintenance	0.00	2,843.34	5,574.00	8,529.94	34,120.00
6390 · Utilities					
6400 · Electric	381.95	433.33	1,250.03	1,300.03	5,200.00
6405 · Sanitation	3,060.01	2,500.00	8,451.33	7,500.00	30,000.00
6410 · Water & Sewer	42.53	41.67	67.87	124.97	500.00
Total 6390 · Utilities	3,464.49	2,975.00	9,769.23	8,925.00	35,700.00
6500 · Grounds Expense					
6505 · Lawn Service & Fertilization	700.00	666.67	2,100.00	1,999.97	8,000.00
6507 · Tree Trimming	0.00	333.33	0.00	1,000.03	4,000.00
Total 6500 · Grounds Expense	700.00	1,000.00	2,100.00	3,000.00	12,000.00
6610 · Pool Expense					
6620 · Pool Maintenance & Supplies	600.00	233.33	1,200.00	700.03	2,800.00
6630 · Pool Repairs	0.00	250.00	0.00	750.00	3,000.00
Total 6610 · Pool Expense	600.00	483.33	1,200.00	1,450.03	5,800.00
Total Expense	5,314.25	12,232.08	20,432.82	37,239.28	147,328.00
Net Ordinary Income	7,100.05	45.25	17,907.39	-407.25	0.00
Net Income	7,100.05	45.25	17,907.39	-407.25	0.00