

**Balance Sheet Report**  
**Grand Lakes CA**  
As of December 31, 2017

	<u>Balance Dec 31, 2017</u>	<u>Balance Nov 30, 2017</u>	<u>Change</u>
<b><u>Assets</u></b>			
<b>Operating Funds</b>			
1000 - PPB CK #4584	596,734.36	43,547.33	553,187.03
1001 - New First Ntl Bank #8346	29,225.22	29,228.20	(2.98)
1100 - Pacific Premier Bank OP MM- #5499	768,100.13	418,013.27	350,086.86
1101 - PPB MM ICS #499	769,308.13	919,173.39	(149,865.26)
1102 - New First Natl Bank #7558	69.65	69.65	0.00
1650 - Due To/From Reserves	50,814.56	50,814.56	0.00
<b>Total Operating Funds</b>	<b>2,214,252.05</b>	<b>1,460,846.40</b>	<b>753,405.65</b>
<b>Reserve Funds</b>			
1326 - PPB MM RSV- #5507	117,515.98	97,729.12	19,786.86
1327 - PPB MM Reserve ICS #507	1,321,767.36	1,321,542.91	224.45
1330 - New First Natl Bank #5909	91,745.01	91,704.94	40.07
1374 - New First CDARS #3289 2/22/18 .88%	254,996.30	254,805.78	190.52
1375 - New First CDARS #2843 2/22/18 .88%	203,997.04	203,844.63	152.41
1376 - New First CDARS #2681 2/22/18 .88%	203,997.05	203,844.64	152.41
1377 - New First CDARS #6563 5/3/18 1.05%	203,903.00	203,721.25	181.75
1378 - New First CDARS #9529 5/31/18 1.19%	204,150.36	203,944.13	206.23
1379 - New First CDARS #5115 6/28/18 1.22%	127,522.45	127,390.39	132.06
1380 - New First CDARS #6627 7/5/18 .80%	254,359.13	254,186.36	172.77
1381 - New First CDARS#9652 08/23/18 0.80%	203,918.60	203,780.09	138.51
1651 - Due To/From Operating	(50,814.56)	(50,814.56)	0.00
<b>Total Reserve Funds</b>	<b>3,137,057.72</b>	<b>3,115,679.68</b>	<b>21,378.04</b>
<b>Accounts Receivable</b>			
1500 - Residential Assessments Receivable	144,506.93	147,357.87	(2,850.94)
<b>Total Accounts Receivable</b>	<b>144,506.93</b>	<b>147,357.87</b>	<b>(2,850.94)</b>

## Balance Sheet Report Grand Lakes CA

As of December 31, 2017

	<u>Balance Dec 31, 2017</u>	<u>Balance Nov 30, 2017</u>	<u>Change</u>
<b><u>Assets</u></b>			
<b>Other Current Assets</b>			
1600 - Prepaid Insurance	43,525.49	0.00	43,525.49
1799 - Clearing Account	(1,045.00)	0.00	(1,045.00)
<b>Total Other Current Assets</b>	<b>42,480.49</b>	<b>0.00</b>	<b>42,480.49</b>
<b>Total Assets</b>	<b>5,538,297.19</b>	<b>4,723,883.95</b>	<b>814,413.24</b>
<b><u>Liabilities</u></b>			
<b>Liabilities</b>			
2015 - Returned Check Fee Payable	30.00	30.00	0.00
2025 - Transfer Fee Payable	530.00	0.00	530.00
2036 - PMG Collections	11,239.12	15,539.12	(4,300.00)
2037 - Payment Plan Fees	1,580.00	2,150.00	(570.00)
2050 - Resident Refunds	0.00	1,000.00	(1,000.00)
2325 - Accrued Insurance Claims	9,978.31	34,313.62	(24,335.31)
2395 - Other Accrued Expenses	121,836.27	101,992.39	19,843.88
2500 - Deposits Held	1,000.00	1,000.00	0.00
2520 - Rent Deposit	1,000.00	1,000.00	0.00
2525 - Architectural Review Fees Deposit	1,000.00	0.00	1,000.00
2550 - Prepaid Assessments	1,087,905.09	20,725.50	1,067,179.59
2595 - Deferred Revenue	0.00	248,792.50	(248,792.50)
<b>Total Liabilities</b>	<b>1,236,098.79</b>	<b>426,543.13</b>	<b>809,555.66</b>
<b>Total Liabilities</b>	<b>1,236,098.79</b>	<b>426,543.13</b>	<b>809,555.66</b>
<b><u>Owners' Equity</u></b>			
<b>Owners Equity - Prior Years</b>			
3000 - Operating Fund - Prior year	1,165,140.68	1,108,042.23	57,098.45

**Balance Sheet Report**  
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	<u>Balance Dec 31, 2017</u>	<u>Balance Nov 30, 2017</u>	<u>Change</u>
<b><u>Owners' Equity</u></b>			
<b>Owners Equity - Prior Years</b>			
3005 - Equity Adjustments - Prior Periods	0.00	4,494.70	(4,494.70)
<b>Total Owners Equity - Prior Years</b>	<b>1,165,140.68</b>	<b>1,112,536.93</b>	<b>52,603.75</b>
<b>Capital Reserves - Prior Years</b>			
3102 - Repair & Replacement Reserve - Prior Yrs	3,137,057.72	3,147,703.13	(10,645.41)
3228 - Pools & Spas Reserves - Prior Yrs	0.00	(126,830.00)	126,830.00
<b>Total Capital Reserves - Prior Years</b>	<b>3,137,057.72</b>	<b>3,020,873.13</b>	<b>116,184.59</b>
<b>Total Owners' Equity</b>	<b>4,302,198.40</b>	<b>4,133,410.06</b>	<b>168,788.34</b>
<b>Net Income / (Loss)</b>	<b>0.00</b>	<b>163,930.76</b>	<b>(163,930.76)</b>
<b>Total Liabilities and Equity</b>	<b>5,538,297.19</b>	<b>4,723,883.95</b>	<b>814,413.24</b>

# Income Statement Report

## Grand Lakes CA

### Operating

December 01, 2017 thru December 31, 2017

	Current Period			Year to Date (12 months)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
<b><u>Income</u></b>								
<b>Income</b>								
4000 - Residential Assessments	248,792.50	248,792.00	0.50	2,985,510.00	2,985,510.00	0.00	2,985,510.00	0.00
4016 - Force Mow Income	0.00	42.00	(42.00)	0.00	500.00	(500.00)	500.00	500.00
4070 - Reimbursement	9,753.34	53,592.00	(43,838.66)	571,622.22	643,100.00	(71,477.78)	643,100.00	71,477.78
4130 - Commercial Assessments	0.00	36,697.00	(36,697.00)	405,432.28	440,360.00	(34,927.72)	440,360.00	34,927.72
4250 - Pool Fees	0.00	0.00	0.00	75.00	0.00	75.00	0.00	(75.00)
4710 - Late Fees & Interest	482.08	417.00	65.08	28,014.39	5,000.00	23,014.39	5,000.00	(23,014.39)
4720 - Legal Reimbursements	559.17	167.00	392.17	17,555.60	2,000.00	15,555.60	2,000.00	(15,555.60)
4900 - Interest Earned - Operating Accounts	221.60	0.00	221.60	4,216.02	0.00	4,216.02	0.00	(4,216.02)
<b>Total Income</b>	<b>259,808.69</b>	<b>339,707.00</b>	<b>(79,898.31)</b>	<b>4,012,425.51</b>	<b>4,076,470.00</b>	<b>(64,044.49)</b>	<b>4,076,470.00</b>	<b>64,044.49</b>
<b>Total Operating Income</b>	<b>259,808.69</b>	<b>339,707.00</b>	<b>(79,898.31)</b>	<b>4,012,425.51</b>	<b>4,076,470.00</b>	<b>(64,044.49)</b>	<b>4,076,470.00</b>	<b>64,044.49</b>
<b><u>Expense</u></b>								
<b>Administrative</b>								
5000 - General Administrative	442.72	100.00	342.72	3,877.35	1,200.00	2,677.35	1,200.00	(2,677.35)
5005 - Application/Processing	350.00	125.00	225.00	4,175.00	1,500.00	2,675.00	1,500.00	(2,675.00)
5010 - Bad Debt	(23.65)	417.00	(440.65)	68,791.71	5,000.00	63,791.71	5,000.00	(63,791.71)
5015 - Bank Charges	2.98	33.00	(30.02)	339.39	400.00	(60.61)	400.00	60.61
5025 - Billing/Collections	3,046.00	1,583.00	1,463.00	20,763.50	19,000.00	1,763.50	19,000.00	(1,763.50)
5035 - Decorations	0.00	1,477.00	(1,477.00)	17,441.78	17,725.00	(283.22)	17,725.00	283.22
5075 - Meeting Expense	310.00	83.00	227.00	610.00	1,000.00	(390.00)	1,000.00	390.00
5090 - Office Supplies	40.59	250.00	(209.41)	2,321.25	3,000.00	(678.75)	3,000.00	678.75
5100 - Records Storage	573.20	125.00	448.20	5,507.76	1,500.00	4,007.76	1,500.00	(4,007.76)
5105 - Reserve Studies	0.00	0.00	0.00	2,400.00	0.00	2,400.00	0.00	(2,400.00)
5115 - Web Site Maintenance	0.00	67.00	(67.00)	228.00	800.00	(572.00)	800.00	572.00
5195 - Other Administrative Services	0.00	0.00	0.00	1,659.45	0.00	1,659.45	0.00	(1,659.45)
5200 - Community Events	8,795.29	4,000.00	4,795.29	55,066.59	48,000.00	7,066.59	48,000.00	(7,066.59)
5210 - Printing & Copying	571.95	533.00	38.95	9,362.02	6,400.00	2,962.02	6,400.00	(2,962.02)

# Income Statement Report

## Grand Lakes CA

### Operating

December 01, 2017 thru December 31, 2017

	Current Period			Year to Date (12 months)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
<b>Expense</b>								
<b>Administrative</b>								
5215 - Postage	459.16	1,083.00	(623.84)	16,878.14	13,000.00	3,878.14	13,000.00	(3,878.14)
<b>Total Administrative</b>	<b>14,568.24</b>	<b>9,876.00</b>	<b>4,692.24</b>	<b>209,421.94</b>	<b>118,525.00</b>	<b>90,896.94</b>	<b>118,525.00</b>	<b>(90,896.94)</b>
<b>Insurance</b>								
5460 - Property Insurance Premiums	14,508.51	5,437.00	9,071.51	35,800.38	65,250.00	(29,449.62)	65,250.00	29,449.62
<b>Total Insurance</b>	<b>14,508.51</b>	<b>5,437.00</b>	<b>9,071.51</b>	<b>35,800.38</b>	<b>65,250.00</b>	<b>(29,449.62)</b>	<b>65,250.00</b>	<b>29,449.62</b>
<b>Utilities</b>								
6000 - Electric Service	32,687.63	52,500.00	(19,812.37)	446,776.76	630,000.00	(183,223.24)	630,000.00	183,223.24
6020 - Sub-Meter Expenses	0.00	0.00	0.00	1,525.70	0.00	1,525.70	0.00	(1,525.70)
6025 - Water Service	40,195.29	20,673.00	19,522.29	351,354.24	248,075.00	103,279.24	248,075.00	(103,279.24)
6050 - Telephone Service	760.17	1,129.00	(368.83)	14,846.17	13,550.00	1,296.17	13,550.00	(1,296.17)
6055 - Internet Service	556.15	417.00	139.15	6,482.48	5,000.00	1,482.48	5,000.00	(1,482.48)
6075 - Other Utility Expenses	11,319.47	20,490.00	(9,170.53)	282,135.03	245,875.00	36,260.03	245,875.00	(36,260.03)
<b>Total Utilities</b>	<b>85,518.71</b>	<b>95,209.00</b>	<b>(9,690.29)</b>	<b>1,103,120.38</b>	<b>1,142,500.00</b>	<b>(39,379.62)</b>	<b>1,142,500.00</b>	<b>39,379.62</b>
<b>Landscaping</b>								
6100 - Grounds & Landscaping - Contract	45,111.22	61,179.00	(16,067.78)	736,267.12	734,146.00	2,121.12	734,146.00	(2,121.12)
6110 - Landscape Replacement & Installatio	0.00	0.00	0.00	1,477.65	0.00	1,477.65	0.00	(1,477.65)
6115 - 7M Shared Median	0.00	518.00	(518.00)	4,662.00	6,216.00	(1,554.00)	6,216.00	1,554.00
6140 - Force Mow	104.00	42.00	62.00	520.00	500.00	20.00	500.00	(20.00)
6145 - Mulch	0.00	3,000.00	(3,000.00)	25,517.55	36,000.00	(10,482.45)	36,000.00	10,482.45
6150 - Seasonal Color/Plantings	0.00	9,417.00	(9,417.00)	115,041.50	113,000.00	2,041.50	113,000.00	(2,041.50)
6160 - Tree Maintenance	0.00	15,000.00	(15,000.00)	184,444.65	180,000.00	4,444.65	180,000.00	(4,444.65)
6165 - Tree Removal	630.00	833.00	(203.00)	16,100.50	10,000.00	6,100.50	10,000.00	(6,100.50)
6199 - Landscape Other	5,200.00	2,083.00	3,117.00	22,522.52	25,000.00	(2,477.48)	25,000.00	2,477.48
6200 - Irrigation Repair & Maintenance	33,546.67	18,750.00	14,796.67	128,713.65	225,000.00	(96,286.35)	225,000.00	96,286.35
<b>Total Landscaping</b>	<b>84,591.89</b>	<b>110,822.00</b>	<b>(26,230.11)</b>	<b>1,235,267.14</b>	<b>1,329,862.00</b>	<b>(94,594.86)</b>	<b>1,329,862.00</b>	<b>94,594.86</b>

# Income Statement Report

## Grand Lakes CA

### Operating

December 01, 2017 thru December 31, 2017

	Current Period			Year to Date (12 months)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
<b>Expense</b>								
<b>Contracted Services</b>								
6418 - Fountains/Ponds/Lakes Services	10,390.68	15,673.00	(5,282.32)	203,746.55	188,080.00	15,666.55	188,080.00	(15,666.55)
6430 - Janitorial Services	0.00	0.00	0.00	75.00	0.00	75.00	0.00	(75.00)
6434 - Pest Control	350.00	1,250.00	(900.00)	11,259.75	15,000.00	(3,740.25)	15,000.00	3,740.25
6438 - Pool Management	2,300.00	16,890.00	(14,590.00)	202,847.00	202,679.00	168.00	202,679.00	(168.00)
6440 - Safety & Security	21,874.75	29,668.00	(7,793.25)	300,571.22	356,020.00	(55,448.78)	356,020.00	55,448.78
6495 - Other Contracted Services	0.00	250.00	(250.00)	0.00	3,000.00	(3,000.00)	3,000.00	3,000.00
<b>Total Contracted Services</b>	<b>34,915.43</b>	<b>63,731.00</b>	<b>(28,815.57)</b>	<b>718,499.52</b>	<b>764,779.00</b>	<b>(46,279.48)</b>	<b>764,779.00</b>	<b>46,279.48</b>
<b>Repair &amp; Maintenance</b>								
6515 - Building Repair & Maintenance	0.00	0.00	0.00	515.80	0.00	515.80	0.00	(515.80)
6530 - Common Areas Repair & Maintenance	0.00	500.00	(500.00)	5,068.24	6,000.00	(931.76)	6,000.00	931.76
6545 - Electrical Supplies/Repair & Maintenance	1,022.00	1,167.00	(145.00)	22,471.48	14,000.00	8,471.48	14,000.00	(8,471.48)
6560 - Fence Repair & Maintenance	1,290.81	4,167.00	(2,876.19)	54,336.97	50,000.00	4,336.97	50,000.00	(4,336.97)
6595 - Gate & Monument Repair & Maintenance	0.00	708.00	(708.00)	1,193.60	8,500.00	(7,306.40)	8,500.00	7,306.40
6600 - General Repair & Maintenance	0.00	3,333.00	(3,333.00)	37,794.54	40,000.00	(2,205.46)	40,000.00	2,205.46
6640 - Lighting Supplies/Repair & Maintenance	4,173.30	1,667.00	2,506.30	20,948.24	20,000.00	948.24	20,000.00	(948.24)
6645 - Locks & Keys Repair & Maintenance	0.00	167.00	(167.00)	197.01	2,000.00	(1,802.99)	2,000.00	1,802.99
6655 - Mailbox Repair & Maintenance	0.00	0.00	0.00	5,925.00	0.00	5,925.00	0.00	(5,925.00)
6680 - Painting Services & Supplies	0.00	500.00	(500.00)	27,343.68	6,000.00	21,343.68	6,000.00	(21,343.68)
6685 - Playground Maintenance/Repairs	112.99	2,500.00	(2,387.01)	19,698.94	30,000.00	(10,301.06)	30,000.00	10,301.06
6695 - Plumbing Supplies/Repair & Maintenance	0.00	333.00	(333.00)	8,974.30	4,000.00	4,974.30	4,000.00	(4,974.30)
6700 - Pool Supplies/Repair & Maintenance	2,550.00	3,500.00	(950.00)	42,759.50	42,000.00	759.50	42,000.00	(759.50)
6705 - Power Washing Services & Supplies	0.00	0.00	0.00	21,138.10	0.00	21,138.10	0.00	(21,138.10)
6710 - Fish Stocking	0.00	667.00	(667.00)	0.00	8,000.00	(8,000.00)	8,000.00	8,000.00
6745 - Signage Repair & Maintenance	0.00	250.00	(250.00)	921.56	3,000.00	(2,078.44)	3,000.00	2,078.44
6750 - Trail Maintenance	0.00	1,000.00	(1,000.00)	0.00	12,000.00	(12,000.00)	12,000.00	12,000.00
6765 - Tennis Court Repair & Maintenance	459.50	583.00	(123.50)	5,958.60	7,000.00	(1,041.40)	7,000.00	1,041.40

# Income Statement Report

## Grand Lakes CA

### Operating

December 01, 2017 thru December 31, 2017

	Current Period			Year to Date (12 months)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
<b>Expense</b>								
<b>Repair &amp; Maintenance</b>								
6770 - Vandalism Repair & Maintenance	0.00	167.00	(167.00)	851.02	2,000.00	(1,148.98)	2,000.00	1,148.98
<b>Total Repair &amp; Maintenance</b>	<b>9,608.60</b>	<b>21,209.00</b>	<b>(11,600.40)</b>	<b>276,096.58</b>	<b>254,500.00</b>	<b>21,596.58</b>	<b>254,500.00</b>	<b>(21,596.58)</b>
<b>Professional Services</b>								
7000 - Audit & Tax Services	0.00	350.00	(350.00)	0.00	4,200.00	(4,200.00)	4,200.00	4,200.00
7020 - Legal Services	1,039.98	667.00	372.98	6,089.93	8,000.00	(1,910.07)	8,000.00	1,910.07
7025 - Legal Services - Collections	1,637.79	2,083.00	(445.21)	22,183.54	25,000.00	(2,816.46)	25,000.00	2,816.46
7035 - Legal Services - Deed Restrictions	0.00	417.00	(417.00)	0.00	5,000.00	(5,000.00)	5,000.00	5,000.00
7040 - Management Fees	5,542.00	5,542.00	0.00	66,504.00	66,504.00	0.00	66,504.00	0.00
7095 - Other Professional Services	996.00	0.00	996.00	2,596.00	0.00	2,596.00	0.00	(2,596.00)
<b>Total Professional Services</b>	<b>9,215.77</b>	<b>9,059.00</b>	<b>156.77</b>	<b>97,373.47</b>	<b>108,704.00</b>	<b>(11,330.53)</b>	<b>108,704.00</b>	<b>11,330.53</b>
<b>Taxes</b>								
9015 - Property/Real Estate Tax	0.00	317.00	(317.00)	3,421.35	3,800.00	(378.65)	3,800.00	378.65
<b>Total Taxes</b>	<b>0.00</b>	<b>317.00</b>	<b>(317.00)</b>	<b>3,421.35</b>	<b>3,800.00</b>	<b>(378.65)</b>	<b>3,800.00</b>	<b>378.65</b>
<b>Other Expenses</b>								
9105 - Reserve Contribution Expense	23,402.00	23,402.00	0.00	280,821.00	280,821.00	0.00	280,821.00	0.00
<b>Total Other Expenses</b>	<b>23,402.00</b>	<b>23,402.00</b>	<b>0.00</b>	<b>280,821.00</b>	<b>280,821.00</b>	<b>0.00</b>	<b>280,821.00</b>	<b>0.00</b>
<b>Total Operating Expense</b>	<b>276,329.15</b>	<b>339,062.00</b>	<b>(62,732.85)</b>	<b>3,959,821.76</b>	<b>4,068,741.00</b>	<b>(108,919.24)</b>	<b>4,068,741.00</b>	<b>108,919.24</b>
<b>Total Operating Income / (Loss)</b>	<b>(16,520.46)</b>	<b>645.00</b>	<b>(17,165.46)</b>	<b>52,603.75</b>	<b>7,729.00</b>	<b>44,874.75</b>	<b>7,729.00</b>	<b>(44,874.75)</b>

# Income Statement Report

## Grand Lakes CA

### Reserves

December 01, 2017 thru December 31, 2017

	Current Period			Year to Date (12 months)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
<b><u>Income</u></b>								
<b>Income</b>								
4905 - Reserve Contribution Income	23,402.00	23,402.00	0.00	280,821.00	280,821.00	0.00	280,821.00	0.00
4910 - Interest Earned - Reserve Accounts	1,619.81	0.00	1,619.81	17,019.21	0.00	17,019.21	0.00	(17,019.21)
<b>Total Income</b>	<b>25,021.81</b>	<b>23,402.00</b>	<b>1,619.81</b>	<b>297,840.21</b>	<b>280,821.00</b>	<b>17,019.21</b>	<b>280,821.00</b>	<b>(17,019.21)</b>
<b>Total Reserves Income</b>	<b>25,021.81</b>	<b>23,402.00</b>	<b>1,619.81</b>	<b>297,840.21</b>	<b>280,821.00</b>	<b>17,019.21</b>	<b>280,821.00</b>	<b>(17,019.21)</b>
<b><u>Expense</u></b>								
<b>Reserve Expenses</b>								
9800 - Repair & Replacement Expenses	0.00	0.00	0.00	108,419.50	0.00	108,419.50	0.00	(108,419.50)
9852 - Fences, Gates & Walls Expenses	0.00	0.00	0.00	4,405.50	0.00	4,405.50	0.00	(4,405.50)
9884 - Irrigation Expenses	3,643.77	0.00	3,643.77	3,643.77	0.00	3,643.77	0.00	(3,643.77)
9924 - Pools & Spas Expenses	0.00	0.00	0.00	65,186.85	0.00	65,186.85	0.00	(65,186.85)
<b>Total Reserve Expenses</b>	<b>3,643.77</b>	<b>0.00</b>	<b>3,643.77</b>	<b>181,655.62</b>	<b>0.00</b>	<b>181,655.62</b>	<b>0.00</b>	<b>(181,655.62)</b>
<b>Total Reserves Expense</b>	<b>3,643.77</b>	<b>0.00</b>	<b>3,643.77</b>	<b>181,655.62</b>	<b>0.00</b>	<b>181,655.62</b>	<b>0.00</b>	<b>(181,655.62)</b>
<b>Total Reserves Income / (Loss)</b>	<b>21,378.04</b>	<b>23,402.00</b>	<b>(2,023.96)</b>	<b>116,184.59</b>	<b>280,821.00</b>	<b>(164,636.41)</b>	<b>280,821.00</b>	<b>164,636.41</b>
<b>Total Association Net Income / (Loss)</b>	<b>4,857.58</b>	<b>24,047.00</b>	<b>(19,189.42)</b>	<b>168,788.34</b>	<b>288,550.00</b>	<b>(119,761.66)</b>	<b>288,550.00</b>	<b>119,761.66</b>