

# Wildwood Homeowners' Association Inc.

## 2019 Financial Statement

(January 1, 2019 - December 31, 2019)

		Projected	Actual YTD	Difference in \$	% Difference
	Balance as of 12/31/18 in checkbook	\$10,273.12	\$10,273.12		
	Reserves (General Operating) as of 12/31/18	\$2,000.00	\$2,000.00		
	Reserves Self-Insuring Signs & Building) as of 12/31/18	\$400.00	\$400.00		
	Amount available less reserves	\$7,873.12	\$7,873.12		
<b>Line Item #</b>	<b>Funds/Income</b>				
1	2019 HOA Dues (141 x \$63.67)	\$8,977.47	\$1,201.45	(\$7,776.02)	13.38%
2	Collection of past dues	\$1,000.00	\$1,086.39	\$86.39	108.64%
3	Non-payment of current dues (32 homes)	(\$2,037.44)			
4	Donations	\$0.00	\$0.33	\$0.33	
	Projected Deposits	<b>\$7,940.03</b>	\$2,288.17	(\$5,651.86)	28.82%
	Total Projected Funds	<b>\$15,813.15</b>	\$10,161.29	(\$5,651.86)	64.26%
	<b>Expenses</b>				
11	Banking Services and Fees	\$25.00	-\$5.00	(\$30.00)	-20.00%
12	Community activities	\$200.00	\$0.00	(\$200.00)	0.00%
13	Lawn Care Contractor	\$4,700.00	\$4,448.52	(\$251.48)	94.65%
14	Other Maintenance	\$500.00	\$0.00	(\$500.00)	0.00%
15	Insurance	\$1,000.00	\$394.00	(\$606.00)	39.40%
16	Legal Professional Fees	\$3,000.00	\$0.00	(\$3,000.00)	0.00%
17	Postage	\$100.00	\$0.00	(\$100.00)	0.00%
18	Post Office Box Rental	\$120.00	\$134.00	\$14.00	111.67%
19	Printing, Envelopes, & Supplies	\$75.00	\$0.00	(\$75.00)	0.00%
20	Electric	\$552.00	\$529.78	(\$22.22)	95.97%
21	Park Improvement	\$1,000.00	\$0.00	(\$1,000.00)	0.00%
22	Reserve (Self-Insuring Signs & Building)	\$200.00	\$200.00	\$0.00	100.00%
23	Miscellaneous expenses	\$150.00	\$68.58	(\$81.42)	45.72%
24	Overpayment Dues Refund	\$0.00	\$0.00	\$0.00	
25	Costs to abandon Oakdale Dr. Ext. and Circle Dr.	\$3,000.00	\$0.00	(\$3,000.00)	0.00%
26	Website	\$750.00	\$0.00	(\$750.00)	0.00%
	Total Expenses	<b>\$15,372.00</b>	<b>\$5,769.88</b>	<b>(\$9,602.12)</b>	37.53%
	<b>Balance at End of Year (12/31/19) (Not counting reserves)</b>	<b>\$441.15</b>	\$1,791.41	\$1,350.26	406.08%
	(Surplus/deficit for 2019)	(\$7,431.97)			
	<b>Reserves</b>				
	Reserve to self-insure signs & building	\$600.00	\$600.00	\$0.00	100.00%
	Operating Reserve (approx. 25% of annual income)	\$2,000.00	\$2,000.00	\$0.00	100.00%
	<b>Balance as of (12/10/19) (with reserves)</b>		<b>\$6,991.41</b>		
	This is also the check book amount				
	Total Number of lots	141			
	Lots paying 2019 dues (Invoices only sent to sold homes)	19			
	Lots not paying 2019 dues	122			
	Total Number of delinquent properties	46			
	Total Number of owners in good standing	95			
	Number needed for a quorum (10%)	10			