



MANGO PARK HOA INC
FINANCIAL REPORTS
May 31, 2020

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STATEMENT OF ASSETS, LIABILITIES, AND FUND BALANCE

REVENUE & EXPENSE - COMPARISON OF ACTUAL TO BUDGET

Presented by: Sunstate Association Management Group, Inc.

06/18/20

Mango Park Homeowners Association, Inc.
Statement of Assets, Liabilities, & Fund Balance
As of May 31, 2020

	May 31, 20
ASSETS	
Current Assets	
Checking/Savings	
Operating Account	
Cadence Operating 9396	10,154.76
Total Operating Account	10,154.76
Reserve Account	
Cadence MM 8703	19,300.40
Total Reserve Account	19,300.40
Total Checking/Savings	29,455.16
Accounts Receivable	
Accounts Rec / Prepaid Assess	(2,700.88)
Total Accounts Receivable	(2,700.88)
Total Current Assets	26,754.28
TOTAL ASSETS	26,754.28
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
Accounts Payable	206.00
Total Accounts Payable	206.00
Other Current Liabilities	
Accrued Expense	788.33
Deferred Assessment Income	2,431.33
Total Other Current Liabilities	3,219.66
Total Current Liabilities	3,425.66
Total Liabilities	3,425.66
Equity	
Reserve	19,300.40
Operating Fund Balance	1,254.48
Prior Period Adjustment	(950.00)
Retained Earnings	1,381.00
Net Income	2,342.74
Total Equity	23,328.62
TOTAL LIABILITIES & EQUITY	26,754.28

Mango Park Homeowners Association, Inc.

Revenue & Expense - Comparison Actual To Budget

06/18/20

May 2020

	May 20	Budget	\$ Over Bu...	Jan - May ...	YTD Budget	\$ Over Bu...	Annual Bu...
Ordinary Income/Expense							
Income							
Maintenance Fees	2,431.33	2,431.33	0.00	12,156.67	12,156.69	(0.02)	29,176.00
Reserve Fees	0.00	0.00	0.00	7,972.00	7,972.00	0.00	15,944.00
Late Fees	175.00	0.00	175.00	424.58	0.00	424.58	0.00
Reserve Interest Income	4.82	0.00	4.82	20.50	0.00	20.50	0.00
Total Income	2,611.15	2,431.33	179.82	20,573.75	20,128.69	445.06	45,120.00
Total Income	2,611.15	2,431.33	179.82	20,573.75	20,128.69	445.06	45,120.00
Expense							
Administration							
Ins/ OD/ FID/ Bond/ Cas/ L...	886.00	179.17	706.83	886.00	895.81	(9.81)	2,150.00
Management	550.00	550.00	0.00	2,750.00	2,750.00	0.00	6,600.00
Office Expense	57.70	100.00	(42.30)	560.82	500.00	60.82	1,200.00
Professional Services	200.00	16.67	183.33	114.35	83.31	31.04	200.00
Social	0.00	16.67	(16.67)	50.00	83.31	(33.31)	200.00
State Annual Report	0.00	5.08	(5.08)	61.25	25.44	35.81	61.00
Total Administration	1,693.70	867.59	826.11	4,422.42	4,337.87	84.55	10,411.00
Grounds							
Annuals / Plants	0.00	66.67	(66.67)	433.44	333.31	100.13	800.00
Entry Sign/ Wall Maint/ Li...	0.00	83.33	(83.33)	0.00	416.69	(416.69)	1,000.00
Grounds Contract	788.33	725.00	63.33	3,389.16	3,625.00	(235.84)	8,700.00
Mulch	0.00	100.00	(100.00)	0.00	500.00	(500.00)	1,200.00
Property/Grounds R&M	0.00	100.00	(100.00)	0.00	500.00	(500.00)	1,200.00
Irrig R&M	0.00	27.08	(27.08)	201.76	135.44	66.32	325.00
Mailbox R&R	85.00	66.67	18.33	85.00	333.31	(248.31)	800.00
Water Management	121.00	166.67	(45.67)	605.00	833.31	(228.31)	2,000.00
Total Grounds	994.33	1,335.42	(341.09)	4,714.36	6,677.06	(1,962.70)	16,025.00
Utilities							
Electric- Lights (50334)	172.86	189.17	(16.31)	903.58	945.81	(42.23)	2,270.00
Electric - Pump (31712)	31.90	39.17	(7.27)	198.15	195.81	2.34	470.00
Total Utilities	204.76	228.34	(23.58)	1,101.73	1,141.62	(39.89)	2,740.00
Total Expense	2,892.79	2,431.35	461.44	10,238.51	12,156.55	(1,918.04)	29,176.00
Net Ordinary Income	(281.64)	(0.02)	(281.62)	10,335.24	7,972.14	2,363.10	15,944.00
Other Income/Expense							
Other Expense							
Reserve Interest Transfer	4.82	0.00	4.82	20.50	0.00	20.50	0.00
Transfer to Reserve	0.00	0.00	0.00	7,972.00	7,972.00	0.00	15,944.00
Total Other Expense	4.82	0.00	4.82	7,992.50	7,972.00	20.50	15,944.00
Net Other Income	(4.82)	0.00	(4.82)	(7,992.50)	(7,972.00)	(20.50)	(15,944.00)
Net Income	<u>(286.46)</u>	<u>(0.02)</u>	<u>(286.44)</u>	<u>2,342.74</u>	<u>0.14</u>	<u>2,342.60</u>	<u>0.00</u>