

PORT ROYAL COMMUNITY ASSOCIATION, INC.

Actual vs Budget

January through December 2019

	Jan - Dec 19	Budget	\$ Over Budget	% of Budget
<b>Ordinary Income/Expense</b>				
<b>Income</b>				
601 Fees				
Owners Association - Phase I	54,132.84	54,132.84	0.00	100.0%
Pcola Association of Realtors	0.00	1,000.00	-1,000.00	0.0%
Phase II HOA	23,199.72	23,199.72	0.00	100.0%
<b>Total 601 Fees</b>	<b>77,332.56</b>	<b>78,332.56</b>	<b>-1,000.00</b>	<b>98.7%</b>
610 Interest Income	14.70	9.28	5.42	158.4%
<b>Total Income</b>	<b>77,347.26</b>	<b>78,341.84</b>	<b>-994.58</b>	<b>98.7%</b>
<b>Expense</b>				
825 Licenses, Permits	418.35	668.00	-249.65	62.6%
857 Pool				
Chemicals for pool maintenance	1,470.41	2,052.00	-581.59	71.7%
Pool Gate & Fence	0.00	250.00	-250.00	0.0%
Pool Maintenance/Cleaning	8,108.00	9,400.00	-1,292.00	86.3%
Pool/Bathrooms/Fitness Supplies	161.23	200.00	-38.77	80.6%
Pool/Pool Equipment *	2,494.56	1,000.00	1,494.56	249.5%
Poolhouse/Pump House Structures *	25,291.58	0.00	25,291.58	100.0%
Umbrellas, Floats, etc ANNUAL	534.20	1,500.00	-965.80	35.6%
<b>Total 857 Pool</b>	<b>38,059.98</b>	<b>14,402.00</b>	<b>23,657.98</b>	<b>264.3%</b>
860 Insurance				
Combined Liability, Property, D&O	5,982.00	6,400.00	-418.00	93.5%
Directors & Officers	0.00	0.00	0.00	0.0%
General Liability	0.00	0.00	0.00	0.0%
Theft & Fraud	378.00	400.00	-22.00	94.5%
860 Insurance - Other	0.00	0.00	0.00	0.0%
<b>Total 860 Insurance</b>	<b>6,360.00</b>	<b>6,800.00</b>	<b>-440.00</b>	<b>93.5%</b>
868 Repairs & Maintenance *	2,186.00			
ECUA Water- Pool & Bathrooms	1,672.42	3,000.00	-1,327.58	55.7%
FITNESS ROOM				
Cable TV service (Cox)	0.00	500.00	-500.00	0.0%
Equipment & maintenance	380.00	500.00	-120.00	76.0%
Fitness Room supplies	279.98	500.00	-220.02	56.0%
<b>Total FITNESS ROOM</b>	<b>659.98</b>	<b>1,500.00</b>	<b>-840.02</b>	<b>44.0%</b>
GATE Entrance/Exit				
Gate Fobs purchased by members	-573.50	-1,000.00	426.50	57.4%
Gate Fobs Purchased for PRCA	750.00	1,000.00	-250.00	75.0%
Gate Maintenance & Contract	3,119.60	4,000.00	-880.40	78.0%
Metal Gate Repair	787.56			
Telephone/gate electronics	1,023.31	1,500.00	-476.69	68.2%
<b>Total GATE Entrance/Exit</b>	<b>5,106.97</b>	<b>5,500.00</b>	<b>-393.03</b>	<b>92.9%</b>
GAZEBO	0.00	0.00	0.00	0.0%
Grounds Maintenance PRCA				
845 grounds maintenance	20,175.01	12,000.00	8,175.01	168.1%
Irrigation Systems	675.00	1,000.00	-325.00	67.5%
Landscaping MATERIALS	1,254.06	5,000.00	-3,745.94	25.1%
Well Pumps (North & South)	37.54	500.00	-462.46	7.5%
Grounds Maintenance PRCA - Other	1,025.00	0.00	1,025.00	100.0%
- TRIM PLMS				
<b>Total Grounds Maintenance PRCA</b>	<b>23,166.61</b>	<b>18,500.00</b>	<b>4,666.61</b>	<b>125.2%</b>
Gulf Power Electric				
Gates/Mailbox- 75 PR Way	600.34	600.00	0.34	100.1%
North WELL pump-25 Cedar St	676.50	750.00	-73.50	90.2%
Pool/Bathrooms/Fitness...-60 PR	6,863.46	7,500.00	-636.54	91.5%
<b>Total Gulf Power Electric</b>	<b>8,140.30</b>	<b>8,850.00</b>	<b>-709.70</b>	<b>92.0%</b>
Janitorial	1,236.00	1,500.00	-264.00	82.4%
Office Supplies	259.00	200.00	59.00	129.5%
Professional Services				
810 Management	1,832.42			
<b>Total Professional Services</b>	<b>1,832.42</b>			
Taxes				
State	245.00	61.25	183.75	400.0%
Taxes - Other	0.00	0.00	0.00	0.0%
<b>Total Taxes</b>	<b>245.00</b>	<b>61.25</b>	<b>183.75</b>	<b>400.0%</b>
<b>Total Expense</b>	<b>89,343.03</b>	<b>60,981.25</b>	<b>28,361.78</b>	<b>146.5%</b>

PORT ROYAL COMMUNITY ASSOCIATION, INC.

Transaction Detail By Account

January through December 2019

Date	Num	Name	Memo	Amount	Balance
857 Pool					
Pool/Pool Equipment					
07/11/2019	auto/5213	Randy Messer	Labor: replace 2 HP motor	150.00	150.00
07/11/2019	auto/5213	Randy Messer	2 HP WF Replacement Motor	354.74	504.74
07/11/2019	auto/5213	Randy Messer	Teflon & Silicone motor seals pkg	64.49	569.23
08/02/2019	auto/5216	Randy Messer	labor: replace 12 filter cartridges (done annually)	200.00	769.23
08/02/2019	auto/5216	Randy Messer	fix chlorinator	100.00	869.23
08/02/2019	auto/5216	Randy Messer	12 Filter Cartridges for 3 filters	1,031.36	1,900.59
11/04/2019	auto/5235	Randy Messer	Pentair Commercial Chlorinator/Valve Regulator	290.24	2,190.83
12/11/2019	auto/5243	Randy Messer	replace 2 pool lights (under water)	303.73	2,494.56
Total Pool/Pool Equipment				2,494.56	2,494.56
Total 857 Pool				2,494.56	2,494.56
TOTAL				2,494.56	2,494.56

BUDGETED \$1000  
 — UNEXPECTED REPAIRS NEEDED

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PORT ROYAL COMMUNITY ASSOCIATION, INC.

Transaction Detail By Account

01/17/20

January through December 2019

Accrual Basis

Date	Num	Name	Memo	Split	Amount	Balance
857 Pool						
Poolhouse/Pump House Structures						
09/10/2019	auto/	Professional Roofing Co.	re-roof Pool House (not small alcove)	104 SUNTR...	13,986.52	13,986.52
09/10/2019	auto/	Professional Roofing Co.	replace rotted framing,decking,rafters,roof insulation board	104 SUNTR...	5,268.94	19,255.46
10/08/2019	6113	Etheridge Property Management	5/2/19 clean up fallen soffit, haul off 2 cantilever umbrellas - requested...	104 SUNTR...	146.12	19,401.58
11/05/2019	6116	Etheridge Property Management	10/1 Joe: check water stain on poolhouse, take pic to discuss	104 SUNTR...	45.00	19,446.58
11/05/2019	6116	Etheridge Property Management	10/4 Jerry: sprayed & knocked down 6 wasp nests @ men's room.	104 SUNTR...	45.00	19,491.58
12/06/2019	6117	Vallia-Warren Construction Syste...	Stucco soffitts and ceiling	104 SUNTR...	5,800.00	25,291.58
Total Poolhouse/Pump House Structures					25,291.58	25,291.58
Total 857 Pool					25,291.58	25,291.58
TOTAL					25,291.58	25,291.58

NOT BUDGETED —  
EMERGENCY REPAIRS

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01/17/20

Accrual Basis

PORT ROYAL COMMUNITY ASSOCIATION, INC.

Transaction Detail By Account

January through December 2019

Date	Num	Name	Memo	Amount	Balance
868 Repairs & Maintenance					
01/24/2019	6091	Asphalt Paving & Sealcoating Inc	replace asphalt around entrance island/keypad	2,100.00	2,100.00
03/13/2019	auto/...	McElhany Electric Co., Inc.	reposition several streetlight covers that were somehow knocked askew!	86.00	2,186.00
Total 868 Repairs & Maintenance				2,186.00	2,186.00
TOTAL				2,186.00	2,186.00

\* NOT BUDGETED —  
REPAIR COULD NOT BE DELAYED