

Victoria Park II Property Owners Association, Inc.
 BALANCE SHEET
 As of 08/31/13

FILE COPY

ASSETS

| | | | |
|-------------------|-------------------------|----|------------|
| OPERATING ASSETS: | | | |
| 1010 | Operating - Iberia Bank | \$ | 56,079.08 |
| | | | 56,079.08 |
| | Total Operating Assets | \$ | 56,079.08 |
| RESERVE ASSETS: | | | |
| 2010 | Cash Reserves - Iberia | \$ | 113,204.16 |
| | | | 113,204.16 |
| | Total Reserve Assets | \$ | 113,204.16 |
| | TOTAL ASSETS | \$ | 169,283.24 |

LIABILITIES & EQUITY

| | | | |
|----------------------|--------------------------------|----|------------|
| CURRENT LIABILITIES: | | | |
| | Total Current Liabilities | \$ | .00 |
| RESERVES: | | | |
| 5005 | Reserves - Replacement Fund | \$ | 113,204.16 |
| | | | 113,204.16 |
| | Total Reserves | \$ | 113,204.16 |
| EQUITY: | | | |
| 5510 | Fund Balance | \$ | 8,437.95 |
| | Current Year Surplus (Deficit) | | 47,641.13 |
| | | | 56,079.08 |
| | Total Equity | \$ | 56,079.08 |
| | TOTAL LIABILITIES & EQUITY | \$ | 169,283.24 |

Victoria Park II Property Owners Association, Inc.

Income/Expense Statement

Period: 08/01/13 to 08/31/13

| Description | Actual | Current Period Budget | Variance | Actual | Year-To-Date Budget | Variance | Yearly Budget |
|-------------------------------------|-------------------|-----------------------|-----------------|-------------------|---------------------|-------------------|-------------------|
| INCOME: | | | | | | | |
| 06010 Maintenance Fees | 1,952.92 | .00 | 1,952.92 | 109,475.29 | 112,000.00 | (2,524.71) | 112,000.00 |
| 06050 Reserve Interest | 19.23 | .00 | 19.23 | 160.21 | .00 | 160.21 | .00 |
| 06070 Operating Interest | 2.28 | .00 | 2.28 | 29.09 | .00 | 29.09 | .00 |
| 06080 Late Fees/Finance Charges | 129.40 | 41.67 | 87.73 | 3,865.66 | 333.36 | 3,532.30 | 500.00 |
| 06090 Application Fees | 200.00 | 41.67 | 158.33 | 900.00 | 333.36 | 566.64 | 500.00 |
| 06210 Victoria Park I Income | .00 | 189.58 | (189.58) | .00 | 1,516.64 | (1,516.64) | 2,275.00 |
| 06290 Other Income | 300.73 | .00 | 300.73 | 2,131.48 | .00 | 2,131.48 | .00 |
| Subtotal Income | 2,604.56 | 272.92 | 2,331.64 | 116,561.73 | 114,183.36 | 2,378.37 | 115,275.00 |
| EXPENSES | | | | | | | |
| ADMINISTRATIVE EXPENSE | | | | | | | |
| 07010 Management Fee | 1,750.00 | 1,750.00 | .00 | 14,000.00 | 14,000.00 | .00 | 21,000.00 |
| 07020 Write off/Bad Debt | .00 | 333.33 | 333.33 | .00 | 2,666.64 | 2,666.64 | 4,000.00 |
| 07090 Fees to Division-St of Florid | .00 | 5.42 | 5.42 | 61.25 | 43.36 | (17.89) | 65.00 |
| 07115 Website Maintenance | 300.00 | 50.00 | (250.00) | 300.00 | 400.00 | 100.00 | 600.00 |
| 07118 Newsletter & Notices | .00 | 25.00 | 25.00 | .00 | 200.00 | 200.00 | 300.00 |
| 07120 Application Fee Expenses | .00 | 20.83 | 20.83 | 350.00 | 166.64 | (183.36) | 250.00 |
| 07140 Special Events - VP2 | .00 | 55.58 | 55.58 | .00 | 444.64 | 444.64 | 667.00 |
| 07150 Special Events - VP1 | .00 | 27.75 | 27.75 | .00 | 222.00 | 222.00 | 333.00 |
| ADMINISTRATIVE EXPENSE | 2,050.00 | 2,267.91 | 217.91 | 14,711.25 | 18,143.28 | 3,432.03 | 27,215.00 |
| PROFESSIONAL FEES | | | | | | | |
| 07305 Legal | (2,110.03) | 245.83 | 2,355.86 | 2,486.55 | 1,966.64 | (519.91) | 2,950.00 |
| 07310 Accounting - CPA Firms | .00 | 20.83 | 20.83 | 250.00 | 166.64 | (83.36) | 250.00 |
| PROFESSIONAL FEES | (2,110.03) | 266.66 | 2,376.69 | 2,736.55 | 2,133.28 | (603.27) | 3,200.00 |
| INSURANCE | | | | | | | |
| 07530 Insurance | .00 | 582.50 | 582.50 | 5,327.78 | 4,660.00 | (667.78) | 6,990.00 |
| INSURANCE | .00 | 582.50 | 582.50 | 5,327.78 | 4,660.00 | (667.78) | 6,990.00 |
| UTILITIES | | | | | | | |
| 08010 Electricity VP2 | 333.17 | 550.08 | 216.91 | 4,892.06 | 4,400.64 | (491.42) | 6,601.00 |
| 08020 Electricity VP1 | 5.67 | 15.17 | 9.50 | 74.85 | 121.36 | 46.51 | 182.00 |
| 08030 Water and Sewer | .00 | 195.83 | 195.83 | 2,350.15 | 1,566.64 | (783.51) | 2,350.00 |
| UTILITIES | 338.84 | 761.08 | 422.24 | 7,317.06 | 6,088.64 | (1,228.42) | 9,133.00 |
| GROUNDS MAINTENANCE | | | | | | | |
| 08530 Plants/Trees Replacement VP2 | .00 | 62.50 | 62.50 | .00 | 500.00 | 500.00 | 750.00 |
| 08600 Grounds Lighting Repairs VP2 | .00 | 62.50 | 62.50 | .00 | 500.00 | 500.00 | 750.00 |
| 08650 Grounds & Maintenance VP2 | .00 | 1,450.00 | 1,450.00 | 9,855.55 | 11,600.00 | 1,744.45 | 17,400.00 |
| 08651 Grounds & Maintenance VP1 | .00 | 125.00 | 125.00 | 613.76 | 1,000.00 | 386.24 | 1,500.00 |
| 08750 Pool - Maint/Clean/Repair | 1,075.00 | 1,500.00 | 425.00 | 9,774.02 | 12,000.00 | 2,225.98 | 18,000.00 |
| 08800 Park Assets - Maint/Repair | .00 | 83.33 | 83.33 | 673.52 | 666.64 | (6.88) | 1,000.00 |

Victoria Park II Property Owners Association, Inc.

Income/Expense Statement

Period: 08/01/13 to 08/31/13

| Description | | Actual | Current Period Budget | Variance | Actual | Year-To-Date Budget | Variance | Yearly Budget |
|-------------|---------------------------------------|-----------------|--------------------------|-----------------|------------------|------------------------|------------------|-------------------|
| 08860 | Lake Maintenance | 237.00 | 291.67 | 54.67 | 1,984.07 | 2,333.36 | 349.29 | 3,500.00 |
| 08870 | Dock Expenses | 42.00 | 50.00 | 8.00 | 386.00 | 400.00 | 14.00 | 600.00 |
| 08890 | Security/Pool | .00 | 100.00 | 100.00 | 698.48 | 800.00 | 101.52 | 1,200.00 |
| 08895 | Contingency | .00 | 253.08 | 253.08 | .00 | 2,024.64 | 2,024.64 | 3,037.00 |
| | GROUNDS MAINTENANCE | 1,354.00 | 3,978.08 | 2,624.08 | 23,985.40 | 31,824.64 | 7,839.24 | 47,737.00 |
| | MAILBOX EXPENSES | | | | | | | |
| 09020 | Mailbox Maintenance | 1,172.95 | 833.33 | (339.62) | 3,682.35 | 6,666.64 | 2,984.29 | 10,000.00 |
| | MAILBOX EXPENSES | 1,172.95 | 833.33 | (339.62) | 3,682.35 | 6,666.64 | 2,984.29 | 10,000.00 |
| | RESERVE FUNDING | | | | | | | |
| 09540 | Reserve Replacement Fund | .00 | .00 | .00 | 11,000.00 | 11,000.00 | .00 | 11,000.00 |
| 09750 | Reserve Interest | 19.23 | .00 | (19.23) | 160.21 | .00 | (160.21) | .00 |
| | RESERVE FUNDING | 19.23 | .00 | (19.23) | 11,160.21 | 11,000.00 | (160.21) | 11,000.00 |
| | TOTAL EXPENSES | 2,824.99 | 8,689.56 | 5,864.57 | 68,920.60 | 80,516.48 | 11,595.88 | 115,275.00 |
| | CURRENT YEAR NET INCOME/(LOSS) | (220.43) | (8,416.64) | 8,196.21 | 47,641.13 | 33,666.88 | 13,974.25 | .00 |

Victoria Park II Property Owners Association, Inc.
Reserve Statement
As of 08/31/13

| | BEGINNING OF YEAR | YTD NET INCREASE/ (DECREASE) | AVAILABLE BALANCE |
|-----------------------------|----------------------|---------------------------------|----------------------|
| RESERVES: | | | |
| Reserves - Replacement Fund | 89,338.12 | 23,866.04 | 113,204.16 |
| Subtotal Reserves | 89,338.12 | 23,866.04 | 113,204.16 |
| TOTAL RESERVES | 89,338.12 | 23,866.04 | 113,204.16 |