

BALANCE SHEET - Ballantrae Condominium
AS OF 01/31/24

01/31/24

PREPARED FOR :
BALLANTRAE CONDOMINIUM
ASSOCIATION, INC.

PREPARED BY :
Miller Management Services
2848 Proctor Road
Sarasota, FL 34231

ASSETS

OPERATING FUNDS

Operating/TRUIST 68,316.56
Social Committee/TRUIST 1,013.42

TOTAL OPERATING FUNDS 69,329.98

RESERVE FUNDS

Reserve-TRUIST M/M 223,252.85
Reserve-SHWAB M/M 413,130.95
TRUIST CD - 8/13/2024 102,902.19
Reserve-InvestmntBankDep 153,433.65

TOTAL RESERVE FUNDS 892,719.64

OTHER ASSETS

Accounts Receivable 45,969.44
Prepaid Insurance 28,084.06

TOTAL OTHER ASSETS 74,053.50

TOTAL ASSETS 1,036,103.12

LIABILITIES

Accounts Payable
Social Committee Funds 1,013.42
Deferred Maintenance Fee 103,476.09
Pre-paid Assessments 10,491.82

TOTAL LIABILITIES 114,981.33

FUND BALANCES

OPERATING FUND BALANCES

Accum. Oper. Fund Balances 15,249.84
Operating Fund Balance 13,355.61

TOTAL OPER. FUND BALANCES 28,605.45

RESERVE FUND BALANCES

Reserve-Pooled Accounts 837,366.89
Prior Year Reserve int. 51,375.17
Reserve-Current Year Int 3,774.28

TOTAL RESERVE FUND BAL. 892,516.34

TOTAL FUND BALANCES 921,121.79

TOTAL LIAB/FUND BALANCES 1,036,103.12

INCOME STATEMENT - Ballantrae Condominium
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	Month to Date	%	Year to Date	%
REVENUE				
Maintenance Fee	51,691.16		51,691.16	
Reserve Fees	54,442.75		54,442.75	
Late Fees	86.65		86.65	
Interest	.72		.72	
Application Fees	300.00		300.00	
TOTAL REVENUE	106,521.28		106,521.28	
 OPERATING EXPENSES				
General/Administrative				
Management Fee	1,412.30		1,412.30	
Postage & Office Supply	144.06		144.06	
Fees to Division	408.00		408.00	
State Corp. Fees	61.25		61.25	
Social & Caring	70.13		70.13	
Subtotal-General/Admin.	2,095.74		2,095.74	
 Landscaping				
Payroll	4,225.32		4,225.32	
Payroll-Simple Ira 3%	126.76		126.76	
Payroll-Taxes/HRA	848.24		848.24	
Grounds Maintenance	7,140.00		7,140.00	
Equipmt Maint/Gas/Supply	335.69		335.69	
Lake Maintenance	400.00		400.00	
Subtotal-Landscaping	13,076.01		13,076.01	
 Maintenance & Repairs				
Other/Gate/Misc.	484.00		484.00	
Subtotal-Maint & Repairs	484.00		484.00	
 Utilities				
Electric	659.93		659.93	
Cable T.V.	4,705.00		4,705.00	
Telephone	186.24		186.24	
Subtotal-Utilities	5,551.17		5,551.17	
 Insurance				
Insurance Premiums	17,516.00		17,516.00	

	Month to Date	%	Year to Date	%
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Subtotal-Insurance	17,516.00		17,516.00	
Reserve Transfers				
Reserve-Pooled	54,442.75		54,442.75	
Subtotal-Reserves	54,442.75		54,442.75	
TOTAL EXPENSES	93,165.67		93,165.67	
EXCESS REVENUE	13,355.61		13,355.61	
BEGINNING BALANCE	21,315.67			
ENDING BALANCE	68,316.56			

BUDGET COMPARISON - Ballantrae Condominium
AS OF 01/31/24

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	MTD Actual	MTD Budget	MTD \$Var.	%	YTD Actual	YTD Budget	YTD \$Var.	%	Annual
REVENUE									
Maintenance Fee	51,691	51,691			51,691	51,691			620,294
Reserve Fees	54,443	54,443			54,443	54,443			217,771
Late Fees	87		87		87		87		
Interest	1		1		1		1		
Application Fees	300	33	267		300	33	267		400
Gate Openers		13	-13			13	-13		150
TOTAL REVENUE	106,521	106,180	342		106,521	106,180	342		838,615
OPERATING EXPENSES									
General/Administrative									
Management Fee	1,412	1,412			1,412	1,412			16,948
Postage & Office Supply	144	250	106		144	250	106		3,000
Legal & Accounting		1,250	1,250			1,250	1,250		15,000
Fees to Division	408	39	-369		408	39	-369		469
State Corp. Fees	61	5	-56		61	5	-56		62
Misc/Bad Debt/Website		125	125			125	125		1,500
Social & Caring	70	17	-53		70	17	-53		200
Subtotal-General/Admin.	2,096	3,098	1,003		2,096	3,098	1,003		37,179
Landscaping									
Payroll	4,225	4,605	380		4,225	4,605	380		55,260
Payroll-Simple Ira 3%	127	138	11		127	138	11		1,658
Payroll-Taxes/HRA	848	865	16		848	865	16		10,376
Grounds Maintenance	7,140	7,250	110		7,140	7,250	110		87,000
Equipmt Maint/Gas/Supply	336	167	-169		336	167	-169		2,000
Storm Clean Up		296	296			296	296		3,550
Tree Trimming/Replcmnts		417	417			417	417		5,000
Irrigation Maintenance		167	167			167	167		2,000
Fertilize/Mulch		1,500	1,500			1,500	1,500		18,000
Plant/Shrub/Sod Replcmnt		200	200			200	200		2,400
Lake Maintenance	400	575	175		400	575	175		6,900
Subtotal-Landscaping	13,076	16,179	3,103		13,076	16,179	3,103		194,144
Maintenance & Repairs									
Building/Sidewalk Repair		375	375			375	375		4,500
Roof Repairs/Chimney Cap		333	333			333	333		4,000
Other/Gate/Misc.	484	42	-442		484	42	-442		500
Subtotal-Maint & Repairs	484	750	266		484	750	266		9,000

General Ledger -- Ballantrae Condominium
 2024 Reserves to 01/31/24

01/31/24

ACCT PPTY #	DESCRIPTION	REFERENC	BALANCE FORWARD	DEBIT	CREDIT	ENDING BALANCE	REMARKS
3301	Reserve-Pooled Accounts	CREDIT	783,127.44				
1	01/01/24	GJ-42892			54,442.75	837,570.19	1st Qtr. POOLED Reserve
1	01/18/24	GJ-42995		203.30		837,366.89	reclass BIG EARTH 12/6/23
						837,366.89	
3335	Prior Year Reserve int.	CREDIT	27,742.68				
1	01/31/24	GJ-43066			23,632.49	51,375.17	transfer 2023 int earned
						51,375.17	
3340	Reserve-Current Year Int	CREDIT	23,632.49				
1	01/31/24	GJ-43059			2,902.19	26,534.68	CD int @ 1/13/24 maturity
1	01/31/24	GJ-43060			852.87	27,387.55	SCHWAB int to 1/31/24
1	01/31/24	GJ-43061		171.85		27,215.70	SCHWAB January Fees
1	01/31/24	GJ-43063			189.41	27,405.11	January TRUIST INVSTMNT i
1	01/31/24	GJ-43064			1.66	27,406.77	TRUIST M/M int
1	01/31/24	GJ-43066		23,632.49		3,774.28	transfer 2023 int earned
						3,774.28	
	TOTAL DEBITS=			24,007.64			
	TOTAL CREDITS=				82,021.37		