

Surfside III Condominium Owners Association

BALANCE SHEET

As Of: 02/28/2018

Year End: December

ASSETS

	CURRENT ASSETS		
10100	Checking - Union xxxxxx4124	\$284,733.61	
11100	J Street Drain Project	\$40,471.08	
11500	Mutual of Omaha CR on deposit	\$2,278.83	
	Total CURRENT ASSETS	\$327,483.52	
	CURRENT RESERVE ASSETS		
10300	Cap Res - Union xxxxxx7978	\$854,910.09	IMMA
	Total CURRENT RESERVE ASSETS	\$854,910.09	
	ACCOUNTS RECEIVABLE		
15500	Accounts Receivable	\$231,597.44	
	Total ACCOUNTS RECEIVABLE	\$231,597.44	
	PREPAID EXPENSES		
25900	Prepaid insurance	\$27,160.72	
	Total PREPAID EXPENSES	\$27,160.72	
	FIXED ASSETS		
25000	Improvements	\$6,894,145.00	
25100	Accumulated depreciation	\$(250,696.00)	
	Total FIXED ASSETS	\$6,643,449.00	
	Total ASSETS	\$8,084,600.77	

Surfside III Condominium Owners Association

BALANCE SHEET

As Of: 02/28/2018

Year End: December

LIABILITIES

CURRENT LIABILITIES

37000	Prepaid Assessments	\$30,636.33
	Total CURRENT LIABILITIES	\$30,636.33

ACCOUNTS PAYABLE

10101	AP - Checks Not Released	\$29,770.69
	Total ACCOUNTS PAYABLE	\$29,770.69

LOANS

31400	2nd LOC Mutual of Omaha	\$1,273,511.06
31900	LOC Mutual of Omaha	\$4,731,550.14
	Total LOANS	\$6,005,061.20

OTHER LIABILITIES

31200	J Street drain project income	\$147,882.40
31201	J Street drain project expenses	\$(108,294.18)
	Total OTHER LIABILITIES	\$39,588.22

RESERVES

See Status of Reserves	\$704,617.03
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Total	LIABILITIES	\$6,809,673.47
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EQUITY

RETAINED SURPLUS/(DEFICIT)

45100	Retained funds	\$1,277,357.51
	Current Year Surplus (Deficit)	\$(2,430.21)
	Total RETAINED SURPLUS/(DEFICIT)	\$1,274,927.30

Total	EQUITY	\$1,274,927.30
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Total	Liabilities and Equity	\$8,084,600.77
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Surfside III Condominium Owners Association

STATUS OF RESERVES

01/01/2018 Through 02/28/2018

Year End: December

GL No	GL Description	Monthly Budget	Beginning Balance	----- Activity -----		--- Adjustments ---		Ending Balance
				Deposits	Expenses	Additions	Deductions	
40100	Asphalt - parking areas - replace	0.00	(116,315.00)	0.00	0.00	0.00	0.00	(116,315.00)
40302	Townhouse fences - replace	0.00	(58,553.50)	0.00	0.00	0.00	0.00	(58,553.50)
40315	Surfside drive fence - replace	0.00	(29,416.65)	0.00	0.00	0.00	0.00	(29,416.65)
40320	Utility doors - replace/parts	0.00	(154,072.78)	0.00	0.00	0.00	0.00	(154,072.78)
40409	Clubhouse furnishings - replace	0.00	(479.49)	0.00	0.00	0.00	0.00	(479.49)
41005	Excise equipment - replace	0.00	(3,420.20)	0.00	0.00	0.00	0.00	(3,420.20)
41300	Campus lighting - replace	0.00	(49,202.48)	0.00	0.00	0.00	0.00	(49,202.48)
41303	Pole lights - replace/repair	0.00	20.00	0.00	0.00	0.00	0.00	20.00
41601	Elevators - modernize	0.00	(1,800.00)	0.00	0.00	0.00	0.00	(1,800.00)
42500	Fire control panel - replace	0.00	(675.00)	0.00	0.00	0.00	0.00	(675.00)
43400	Plumbing main - replace/repair	0.00	(52,876.34)	0.00	0.00	0.00	0.00	(52,876.34)
43800	Major projects	21,321.00	1,128,766.47	62,727.00	0.00	0.00	20,085.00	1,171,408.47
43813	Loan principal	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Total Reserves:		21,321.00	661,975.03	62,727.00	0.00	0.00	20,085.00	704,617.03

OPERATING STATEMENT
 Surfside III Condominium Owners Association
 01/01/2018 Through 02/28/2018
 Year End: December

GL No	GL Description	.... Current Month ....		.... Year To Date		Variance	Percent of Budget
		Actual	Budget	Actual	Budget		
INCOME							
ASSESSMENT INCOME							
50100	Regular assessments	\$128,853.00	\$128,853.00	\$257,706.00	\$257,706.00	\$0.00	100
	Total ASSESSMENT INCOME	\$128,853.00	\$128,853.00	\$257,706.00	\$257,706.00	\$0.00	100
OTHER MEMBER INCOME							
50400	Late charge assessments	\$0.00	\$66.67	\$0.00	\$133.34	(\$133.34)	0
50500	Lien assessments	\$380.00	\$41.67	\$460.00	\$83.34	\$376.66	552
50600	Legal assessments	\$231.86	\$416.67	\$709.36	\$833.34	(\$123.98)	85
50700	Parking assessments	\$160.00	\$188.92	\$320.00	\$377.84	(\$57.84)	85
50800	Nsf check collection	\$0.00	\$416.67	\$1,220.00	\$833.34	\$386.66	146
51000	Resident Key/gate card income	(\$50.00)	\$166.67	\$635.00	\$333.34	\$301.66	190
	Total OTHER MEMBER INCOME	\$721.86	\$1,297.27	\$3,344.36	\$2,594.54	\$749.82	129
OTHER INCOME							
51200	Violation / Fine	\$8,000.00	\$330.58	\$8,800.00	\$661.16	\$8,138.84	1,331
51300	Interest income	\$0.00	\$40.25	\$37.93	\$80.50	(\$42.57)	47
51500	Reimbursement income	\$20.00	\$25.00	\$182.50	\$50.00	\$132.50	365
52700	Move In/Move Out Registration Fee	\$0.00	\$210.50	\$400.00	\$421.00	(\$21.00)	95
54200	Adjustment	\$47.24	\$0.00	\$47.24	\$0.00	\$47.24	0
	Total OTHER INCOME	\$8,067.24	\$606.33	\$9,467.67	\$1,212.66	\$8,255.01	781
	Total INCOME	\$137,642.10	\$130,756.60	\$270,518.03	\$261,513.20	\$9,004.83	103
EXPENSES							
ADMINISTRATIVE							
60100	Accounting & Audit Services	\$0.00	\$166.67	\$1,250.00	\$333.34	\$916.66	375
60101	Study reserve	\$0.00	\$133.33	\$0.00	\$266.66	(\$266.66)	0
60103	Payroll service	\$513.43	\$346.92	\$1,129.34	\$693.84	\$435.50	163
60200	Bank/Other Fees	\$287.40	\$59.58	\$364.38	\$119.16	\$245.22	306
60205	Office Expense	\$0.00	\$355.50	\$0.00	\$711.00	(\$711.00)	0
60206	Office equipment (computers)	\$917.19	\$150.00	\$962.19	\$300.00	\$662.19	321
60300	Legal expense, reimbursable	\$602.11	\$1,000.00	\$1,391.47	\$2,000.00	(\$608.53)	70

OPERATING STATEMENT
 Surfside III Condominium Owners Association
 01/01/2018 Through 02/28/2018
 Year End: December

GL No	GL Description	.... Current Month ....		.... Year To Date		Variance	Percent of Budget
		Actual	Budget	Actual	Budget		
60303	Legal	\$0.00	\$1,000.00	\$1,742.17	\$2,000.00	(\$257.83)	87
60400	License,fees and permits	\$0.00	\$152.50	\$0.00	\$305.00	(\$305.00)	0
60510	Employee Extra (uniforms, etc.)	\$0.00	\$263.67	\$195.19	\$527.34	(\$332.15)	37
60513	Bonuses	\$0.00	\$125.00	\$0.00	\$250.00	(\$250.00)	0
60600	Management services	\$1,700.00	\$1,700.00	\$3,400.00	\$3,400.00	\$0.00	100
60601	Management services extras	\$440.00	\$83.33	\$440.00	\$166.66	\$273.34	264
60603	Board Management Expense	\$508.10	\$225.00	\$826.82	\$450.00	\$376.82	184
60800	Printing & postage	\$344.17	\$1,250.00	\$1,145.31	\$2,500.00	(\$1,354.69)	46
60900	Assessment refunds	\$47.24	\$166.67	\$47.24	\$333.34	(\$286.10)	14
61000	Non-sufficient fund checks	\$0.00	\$125.00	\$1,765.26	\$250.00	\$1,515.26	706
62000	Miscellaneous expense	\$0.00	\$37.50	\$0.00	\$75.00	(\$75.00)	0
	Total ADMINISTRATIVE	\$5,359.64	\$7,340.67	\$14,659.37	\$14,681.34	(\$21.97)	100
	LOAN SERVICING						
64000	Loan Servicing	\$0.00	\$48,034.00	\$0.00	\$96,068.00	(\$96,068.00)	0
64001	Loan Servicing Principle	\$24,661.77	\$0.00	\$49,228.35	\$0.00	\$49,228.35	0
64002	Loan Servicing Interest	\$23,365.18	\$0.00	\$46,825.55	\$0.00	\$46,825.55	0
	Total LOAN SERVICING	\$48,026.95	\$48,034.00	\$96,053.90	\$96,068.00	(\$14.10)	100
	SALARY ADMINISTRATIVE						
60502	Office Salaries Gross	\$2,835.42	\$5,000.00	\$11,302.42	\$10,000.00	\$1,302.42	113
	Total SALARY ADMINISTRATIVE	\$2,835.42	\$5,000.00	\$11,302.42	\$10,000.00	\$1,302.42	113
	SALARY PAINTING						
60509	Paint Maintenance Salary Gross	\$1,212.07	\$4,062.50	\$5,293.22	\$8,125.00	(\$2,831.78)	65
	Total SALARY PAINTING	\$1,212.07	\$4,062.50	\$5,293.22	\$8,125.00	(\$2,831.78)	65
	SALARY MAINTENANCE						
60501	Maintenance Salaries Gross	\$2,103.45	\$5,250.00	\$8,322.09	\$10,500.00	(\$2,177.91)	79
60503	Clubhouse Salaries Gross	\$448.20	\$1,083.33	\$1,660.50	\$2,166.66	(\$506.16)	77
	Total SALARY MAINTENANCE	\$2,551.65	\$6,333.33	\$9,982.59	\$12,666.66	(\$2,684.07)	79
	INSURANCE						

OPERATING STATEMENT
 Surfside III Condominium Owners Association
 01/01/2018 Through 02/28/2018
 Year End: December

GL No	GL Description	.... Current Month ....		.... Year To Date		Variance	Percent of Budget
		Actual	Budget	Actual	Budget		
70100	Fidelity bond	\$0.00	\$140.42	\$0.00	\$280.84	(\$280.84)	0
70300	Insurance master policy	\$5,847.08	\$5,920.50	\$11,694.16	\$11,841.00	(\$146.84)	99
70400	Worker's compensation	\$364.50	\$916.67	(\$2,974.00)	\$1,833.34	(\$4,807.34)	-162
70500	Insurance-earthquake	\$6,540.14	\$6,706.83	\$13,080.28	\$13,413.66	(\$333.38)	98
70700	D & O/Cyber insurance	\$0.00	\$669.50	\$0.00	\$1,339.00	(\$1,339.00)	0
74900	Medical insurance	\$0.00	\$250.00	\$132.30	\$500.00	(\$367.70)	26
	Total INSURANCE	\$12,751.72	\$14,603.92	\$21,932.74	\$29,207.84	(\$7,275.10)	75
	TAXES						
75100	Payroll taxes	\$957.35	\$1,750.00	\$3,451.03	\$3,500.00	(\$48.97)	99
75400	State & federal taxes	\$0.00	\$1.08	\$0.00	\$2.16	(\$2.16)	0
	Total TAXES	\$957.35	\$1,751.08	\$3,451.03	\$3,502.16	(\$51.13)	99
	CONTRACTED SERVICES						
80201	Contracted elevator service	\$0.00	\$1,416.67	\$4,397.73	\$2,833.34	\$1,564.39	155
80202	Elevator repairs	\$0.00	\$416.67	\$0.00	\$833.34	(\$833.34)	0
80301	Contracted gardening service	\$4,200.00	\$4,200.00	\$8,400.00	\$8,400.00	\$0.00	100
80302	Sprinkler repairs	\$0.00	\$208.33	\$0.00	\$416.66	(\$416.66)	0
80303	Gardening extras/supplies	\$792.00	\$530.58	\$5,442.00	\$1,061.16	\$4,380.84	513
80304	Tree Trimming	\$19,010.20	\$500.00	\$19,010.20	\$1,000.00	\$18,010.20	1,901
80317	Landscape replacement	\$0.00	\$25.00	\$0.00	\$50.00	(\$50.00)	0
80501	Contracted pest control servic	\$480.00	\$500.00	\$960.00	\$1,000.00	(\$40.00)	96
80505	Contracted termite control	\$0.00	\$433.33	\$0.00	\$866.66	(\$866.66)	0
80509	Contracted Termite Control Treatment	\$225.00	\$416.67	\$225.00	\$833.34	(\$608.34)	27
80601	Contracted pool & spa service	\$278.00	\$278.00	\$556.00	\$556.00	\$0.00	100
80602	Pool & spa repairs	\$140.00	\$75.00	\$205.00	\$150.00	\$55.00	137
80603	Pool & spa extras/supplies	\$343.62	\$375.00	\$697.04	\$750.00	(\$52.96)	93
80617	Landscape Supplies	\$0.00	\$25.00	\$0.00	\$50.00	(\$50.00)	0
80707	Alarm Monitoring	\$0.00	\$125.00	\$0.00	\$250.00	(\$250.00)	0
81002	Contracted software	\$250.00	\$255.00	\$500.00	\$510.00	(\$10.00)	98
	Total CONTRACTED SERVICES	\$25,718.82	\$9,780.25	\$40,392.97	\$19,560.50	\$20,832.47	207

OPERATING STATEMENT
 Surfside III Condominium Owners Association
 01/01/2018 Through 02/28/2018
 Year End: December

GL No	GL Description	.... Current Month ....		.... Year To Date		Variance	Percent of Budget
		Actual	Budget	Actual	Budget		
	MAINTENANCE						
86000	Gate Repairs	\$2,014.72	\$250.00	\$2,463.72	\$500.00	\$1,963.72	493
86101	Fire Alarm	\$0.00	\$200.42	\$385.50	\$400.84	(\$15.34)	96
86300	Bldg Maint and Repairs	\$818.40	\$2,166.67	\$1,068.40	\$4,333.34	(\$3,264.94)	25
86302	Equipment maintenance	\$0.00	\$160.58	\$0.00	\$321.16	(\$321.16)	0
86303	Maintenance Contingency	\$0.00	\$2,268.86	\$0.00	\$4,537.72	(\$4,537.72)	0
86500	Lighting maintenance	\$256.50	\$83.33	\$778.80	\$166.66	\$612.14	467
86600	Resident Locks & keys	\$575.05	\$166.67	\$575.05	\$333.34	\$241.71	173
86700	Maintenance supplies	\$473.57	\$2,083.33	\$2,784.77	\$4,166.66	(\$1,381.89)	67
87000	Building Interior Repairs	\$11,491.32	\$2,333.33	\$19,749.65	\$4,666.66	\$15,082.99	423
87300	Signs	\$150.00	\$25.00	\$150.00	\$50.00	\$100.00	300
88301	Sewer Line Cleanouts	\$0.00	\$2,416.67	\$0.00	\$4,833.34	(\$4,833.34)	0
89300	Gutters	\$0.00	\$375.00	\$0.00	\$750.00	(\$750.00)	0
	Total MAINTENANCE	\$15,779.56	\$12,529.86	\$27,955.89	\$25,059.72	\$2,896.17	112
	PROVISION FOR RESERVES						
98800	Major projects	\$21,321.00	\$21,321.00	\$42,642.00	\$42,642.00	\$0.00	100
	Total PROVISION FOR RESERVES	\$21,321.00	\$21,321.00	\$42,642.00	\$42,642.00	\$0.00	100
	UTILITIES INCOME						
50900	Utility reimbursement	(\$43,300.79)	(\$42,941.67)	(\$87,081.93)	(\$85,883.34)	(\$1,198.59)	101
	Total UTILITIES INCOME	(\$43,300.79)	(\$42,941.67)	(\$87,081.93)	(\$85,883.34)	(\$1,198.59)	101
	UTILITY EXPENSE						
65100	Utility-electric	\$2,022.24	\$2,083.33	\$4,470.92	\$4,166.66	\$304.26	107
65200	Utility gas	\$3,429.33	\$3,833.33	\$6,719.95	\$7,666.66	(\$946.71)	88
65300	Utility phone	\$769.04	\$916.67	\$1,672.97	\$1,833.34	(\$160.37)	91
65400	Utility trash	\$5,174.47	\$5,333.33	\$10,396.81	\$10,666.66	(\$269.85)	97
65500	Utility water & sewer	\$0.00	\$0.00	\$62,893.49	\$61,333.34	\$1,560.15	103
81001	Contracted internet	\$104.95	\$108.33	\$209.90	\$216.66	(\$6.76)	97
	Total UTILITY EXPENSE	\$11,500.03	\$12,274.99	\$86,364.04	\$85,883.32	\$480.72	101

OPERATING STATEMENT
 Surfside III Condominium Owners Association
 01/01/2018 Through 02/28/2018
 Year End: December

<u>GL No</u>	<u>GL Description</u>	<u>.... Current Month</u>		<u>.... Year To Date</u>		<u>Variance</u>	<u>Percent of Budget</u>
		<u>Actual</u>	<u>Budget</u>	<u>Actual</u>	<u>Budget</u>		
	Total Expenses Before Reserves	\$83,392.42	\$78,768.93	\$230,306.24	\$218,871.20	\$11,435.04	105
	Total EXPENSES	\$104,713.42	\$100,089.93	\$272,948.24	\$261,513.20	\$11,435.04	105
	Net Surplus or (Deficit)	\$32,928.68	\$30,666.67	(\$2,430.21)	\$0.00	(\$2,430.21)	

Surfside III Condominium Owners Association

YTD OPERATING STATEMENT

01/01/2018 Through 02/28/2018

Year End: December

GL No	GL Description	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	YTD Act	YTD Bud	YTD%
INCOME																
ASSESSMENT INCOME																
50100	Regular assessments	128853	128853											257706	257706	100
	Total-ASSESSMENT INCOME	128853	128853											257706	257706	100
OTHER MEMBER INCOME																
50400	Late charge assessments	0	0											0	133	0
50500	Lien assessments	80	380											460	83	552
50600	Legal assessments	478	232											709	833	85
50700	Parking assessments	160	160											320	378	85
50800	Nsf check collection	1220	0											1220	833	146
51000	Resident Key/gate card income	685	(50)											635	333	190
	Total-OTHER MEMBER INCOM	2623	722											3344	2595	129
OTHER INCOME																
51200	Violation / Fine	800	8000											8800	661	1331
51300	Interest income	38	0											38	81	47
51500	Reimbursement income	163	20											183	50	365
52700	Move In/Move Out Registration F	400	0											400	421	95
54200	Adjustment	0	47											47	0	0
	Total-OTHER INCOME	1400	8067											9468	1213	781
Total INCOME		132876	137642											270518	261513	103
EXPENSES																
ADMINISTRATIVE																
60100	Accounting & Audit Services	1250	0											1250	333	375
60101	Study reserve	0	0											0	267	0
60103	Payroll service	616	513											1129	694	163
60200	Bank/Other Fees	77	287											364	119	306
60205	Office Expense	0	0											0	711	0
60206	Office equipment (computers)	45	917											962	300	321
60300	Legal expense, reimbursable	789	602											1391	2000	70
60303	Legal	1742	0											1742	2000	87
60400	License,fees and permits	0	0											0	305	0

Surfside III Condominium Owners Association

YTD OPERATING STATEMENT

01/01/2018 Through 02/28/2018

Year End: December

GL No	GL Description	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	YTD Act	YTD Bud	YTD%
60510	Employee Extra (uniforms, etc.)	195	0											195	527	37
60513	Bonuses	0	0											0	250	0
60600	Management services	1700	1700											3400	3400	100
60601	Management services extras	0	440											440	167	264
60603	Board Management Expense	319	508											827	450	184
60800	Printing & postage	801	344											1145	2500	46
60900	Assessment refunds	0	47											47	333	14
61000	Non-sufficient fund checks	1765	0											1765	250	706
62000	Miscellaneous expense	0	0											0	75	0
	Total-ADMINISTRATIVE	9300	5360											14659	14681	100
	LOAN SERVICING															
64000	Loan Servicing	0	0											0	96068	0
64001	Loan Servicing Principle	24567	24662											49228	0	0
64002	Loan Servicing Interest	23460	23365											46826	0	0
	Total-LOAN SERVICING	48027	48027											96054	96068	100
	SALARY ADMINISTRATIVE															
60502	Office Salaries Gross	8467	2835											11302	10000	113
	Total-SALARY ADMINISTRATIVE	8467	2835											11302	10000	113
	SALARY PAINTING															
60509	Paint Maintenance Salary Gross	4081	1212											5293	8125	65
	Total-SALARY PAINTING	4081	1212											5293	8125	65
	SALARY MAINTENANCE															
60501	Maintenance Salaries Gross	6219	2103											8322	10500	79
60503	Clubhouse Salaries Gross	1212	448											1661	2167	77
	Total-SALARY MAINTENANCE	7431	2552											9983	12667	79
	INSURANCE															
70100	Fidelity bond	0	0											0	281	0
70300	Insurance master policy	5847	5847											11694	11841	99
70400	Worker's compensation	(3339)	365											(2974)	1833	-162
70500	Insurance-earthquake	6540	6540											13080	13414	98

Surfside III Condominium Owners Association

YTD OPERATING STATEMENT

01/01/2018 Through 02/28/2018

Year End: December

GL No	GL Description	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	YTD Act	YTD Bud	YTD%
70700	D & O/Cyber insurance	0	0											0	1339	0
74900	Medical insurance	132	0											132	500	26
	Total-INSURANCE	9181	12752											21933	29208	75
	TAXES															
75100	Payroll taxes	2494	957											3451	3500	99
75400	State & federal taxes	0	0											0	2	0
	Total-TAXES	2494	957											3451	3502	99
	CONTRACTED SERVICES															
80201	Contracted elevator service	4398	0											4398	2833	155
80202	Elevator repairs	0	0											0	833	0
80301	Contracted gardening service	4200	4200											8400	8400	100
80302	Sprinkler repairs	0	0											0	417	0
80303	Gardening extras/supplies	4650	792											5442	1061	513
80304	Tree Trimming	0	19010											19010	1000	1901
80317	Landscape replacement	0	0											0	50	0
80501	Contracted pest control servic	480	480											960	1000	96
80505	Contracted termite control	0	0											0	867	0
80509	Contracted Termite Control Treatn	0	225											225	833	27
80601	Contracted pool & spa service	278	278											556	556	100
80602	Pool & spa repairs	65	140											205	150	137
80603	Pool & spa extras/supplies	353	344											697	750	93
80617	Landscape Supplies	0	0											0	50	0
80707	Alarm Monitoring	0	0											0	250	0
81002	Contracted software	250	250											500	510	98
	Total-CONTRACTED SERVICES	14674	25719											40393	19561	207
	MAINTENANCE															
86000	Gate Repairs	449	2015											2464	500	493
86101	Fire Alarm	386	0											386	401	96
86300	Bldg Maint and Repairs	250	818											1068	4333	25
86302	Equipment maintenance	0	0											0	321	0
86303	Maintenance Contingency	0	0											0	4538	0

Surfside III Condominium Owners Association

YTD OPERATING STATEMENT

01/01/2018 Through 02/28/2018

Year End: December

GL No	GL Description	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	YTD Act	YTD Bud	YTD%
86500	Lighting maintenance	522	257											779	167	467
86600	Resident Locks & keys	0	575											575	333	173
86700	Maintenance supplies	2311	474											2785	4167	67
87000	Building Interior Repairs	8258	11491											19750	4667	423
87300	Signs	0	150											150	50	300
88301	Sewer Line Cleanouts	0	0											0	4833	0
89300	Gutters	0	0											0	750	0
	Total-MAINTENANCE	12176	15780											27956	25060	112
	PROVISION FOR RESERVES															
98800	Major projects	21321	21321											42642	42642	100
	Total-PROVISION FOR RESERV	21321	21321											42642	42642	100
	UTILITIES INCOME															
50900	Utility reimbursement	(43781)	(43301)											(87082)	0	0
	Total-UTILITIES INCOME	(43781)	(43301)											(87082)	0	0
	UTILITY EXPENSE															
65100	Utility-electric	2449	2022											4471	4167	107
65200	Utility gas	3291	3429											6720	7667	88
65300	Utility phone	904	769											1673	1833	91
65400	Utility trash	5222	5174											10397	10667	97
65500	Utility water & sewer	62893	0											62893	61333	103
81001	Contracted internet	105	105											210	217	97
	Total-UTILITY EXPENSE	74864	11500											86364	85883	101
	Total-Expenses Before Reserves	146914	83392											230306	304755	76
Total	EXPENSES	168235	104713											272948	347397	79
	Net Surplus or (Deficit)	(35359)	32929											(2430)	(85883)	

Surfside III Condominium Owners Association

CHECKS WRITTEN

Period Ending: 02/28/2018

<u>Check No</u>	<u>Date</u>	<u>Payee</u>	<u>GL No</u>	<u>Description</u>	<u>PO No</u>	<u>Amount</u>	<u>Total</u>
9456	02/01/18	Surfside III HOA	98800	Feb Reserve		21,321.00	21,321.00
9457	02/01/18	Lordon Management	60600	Management services - Feb 2018		1,700.00	1,700.00
9458	02/01/18	Lordon Management	60800	Printing & postage - Jan 2018		335.00	335.00
9459	02/01/18	Pt. Hueneme Marine Supply Co.	86300	Bldg Maint and Repairs		90.55	90.55
9460	02/01/18	Marquez Termite & Pest Control	80509	Contracted Termite Control Treatment	287742	225.00	225.00
9461	02/02/18	Verizon Wireless	65300	February Utility phone		118.16	118.16
9462	02/02/18	Frontier Communications	65300	February Utility phone		96.11	146.37
			65300	February Utility phone		50.26	
9463	02/06/18	State Farm	70300	Master Installment Acct# 0068-8489-23		5,847.08	5,847.08
9464	02/08/18	Danny Greenstreet	54200	Adjustment		59.73	59.73
9465	02/08/18	Esther Cho	54200	Adjustment		109.55	109.55
9466	02/08/18	San Diego Home Solutions	54200	Adjustment		64.36	64.36
9467	02/08/18	David Finstone	60900	Assessment refunds/rwt ck 9420		47.24	47.24
9468	02/12/18	Straight Line Electric	86500	Lighting maintenance	288139	97.00	97.00
9469	02/12/18	David Lopez	87300	Signs	288132	150.00	150.00
9470	02/12/18	Monreal Repairs & Construction	87000	Building Interior Repairs	288136	5,267.86	5,267.86
9471	02/12/18	Forbess Consulting Group, Inc.	87000	Building Interior Repairs	288143	635.00	635.00
9472	02/12/18	Donlon Plumbing Inc.	87000	Building Interior Repairs	288094	374.00	686.50
			87000	Building Interior Repairs	288134	45.00	
			87000	Building Interior Repairs	288133	155.00	
			87000	Building Interior Repairs	288127	112.50	
9473	02/12/18	CAI-Channel Island Chapter	60603	Board Management Expense		180.00	180.00
9474	02/12/18	Natural Green Landscape	31201	J Street drain project expenses	288141	965.00	1,757.00
			80303	Gardening extras/supplies	288135	280.00	

Surfside III Condominium Owners Association

CHECKS WRITTEN

Period Ending: 02/28/2018

<u>Check No</u>	<u>Date</u>	<u>Payee</u>	<u>GL No</u>	<u>Description</u>	<u>PO No</u>	<u>Amount</u>	<u>Total</u>
9474	02/12/18	Natural Green Landscape	80303	Gardening extras/supplies	288140	512.00	1,757.00
9475	02/12/18	Carol Short	60200	Bank/Other Fees		82.69	657.74
			86600	Resident Locks & keys		575.05	
9476	02/12/18	Andy Santamaria	86700	Maintenance supplies		300.23	300.23
9477	02/19/18	Lordon Management	60601	Management services extras		440.00	440.00
9478	02/19/18	Lordon Management	60300	Demand letter fee for account 191001740		40.00	80.00
			60300	Demand letter fee for account 191001550		40.00	
9479	02/19/18	Lordon Management	60300	Lien fee for account 191000140		150.00	150.00
9480	02/19/18	Straight Line Electric	86500	Lighting maintenance	288389	159.50	159.50
9481	02/19/18	Dewey Pest Control	80501	February Contracted pest control servic		480.00	480.00
9482	02/19/18	Superior Restoration, Inc	87000	Building Interior Repairs	288145	2,643.00	2,643.00
9483	02/19/18	Clay Commercial Security	60206	Office equipment (computers)	288142	405.00	405.00
9484	02/19/18	SenEarthCo Inc.	81002	January Contracted software		250.00	250.00
9485	02/19/18	Antonio Ruiz	86700	Maintenance supplies		21.54	21.54
9486	02/16/18	County Recorder	60300	Legal expense, reimbursable		75.00	75.00
9487	02/21/18	State Farm	70400	WC Installment Acct# 1033-3627-12		364.50	364.50
9488	02/26/18	Monreal Repairs & Construction	87000	Building Interior Repairs	288699	1,293.00	1,293.00
9489	02/26/18	Russell Guebim	87000	Building Interior Repairs	288700	560.00	560.00
9490	02/26/18	Donlon Plumbing Inc.	87000	Building Interior Repairs	288701	177.00	177.00
9491	02/26/18	Computer Affair	60206	November Office equipment (computers)	288703	45.00	512.19
			60206	Office equipment (computers)	288704	467.19	
9492	02/26/18	Pamela A. Moore	60300	Legal expense, reimbursable - 191001841		56.86	297.11
			60300	Legal expense, reimbursable/General		81.25	
			60300	Legal expense, reimbursable - 191001000		159.00	

Surfside III Condominium Owners Association

CHECKS WRITTEN

Period Ending: 02/28/2018

<u>Check No</u>	<u>Date</u>	<u>Payee</u>	<u>GL No</u>	<u>Description</u>	<u>PO No</u>	<u>Amount</u>	<u>Total</u>
9493	02/26/18	Natural Green Landscape	80304	Tree Trimming	288698	5,740.00	19,010.20
			80304	Tree Trimming	288705	13,270.20	
9494	02/26/18	Joshua Barros	80601	January Contracted pool & spa service		278.00	761.62
			80602	January Pool & spa repairs		140.00	
			80603	January Pool & spa extras/supplies		343.62	
9495	02/26/18	Clay Commercial Security	86000	Gate Repairs	288702	2,156.72	2,884.57
			86300	Bldg Maint and Repairs	288702	727.85	
9496	02/22/18	Frontier Communications	65300	March Utility phone		415.38	415.38
9497	03/01/18	Natural Green Landscape	80301	February Contracted gardening service		4,200.00	4,200.00
Total Checks:							74,974.98

Surfside III Condominium Owners Association

CHECKS RELEASED

Period Ending: 02/28/2018

Check No	Date	Payee	Description	Check Total
9444	01/01/18	Surfside III HOA	Jan Reserve	21,321.00
9445	01/29/18	Straight Line Electric	Lighting maintenance	142.50
9446	01/29/18	Donlon Plumbing Inc.	Building Interior Repairs	344.00
9447	01/29/18	CAI-Channel Island Chapter	Board Management Expense	90.00
9448	01/29/18	Pamela A. Moore	Legal expense, reimbursable - 191001841	231.86
9449	01/29/18	Natural Green Landscape	Gardening extras/supplies	150.00
9450	01/29/18	Antonio Ruiz	Medical insurance	66.15
9452	01/26/18	Natural Green Landscape	January Contracted gardening service	4,200.00
9453	01/26/18	Frontier Communications	February Utility phone	550.56
9454	01/26/18	Roseman & Associates	Legal	1,742.17
9455	01/30/18	Joshua Barros	December Contracted pool & spa service	696.42
9456	02/01/18	Surfside III HOA	Feb Reserve	21,321.00
9457	02/01/18	Lordon Management	Management services - Feb 2018	1,700.00
9458	02/01/18	Lordon Management	Printing & postage - Jan 2018	335.00
9459	02/01/18	Pt. Hueneme Marine Supply Co.	Bldg Maint and Repairs	90.55
9460	02/01/18	Marquez Termite & Pest Control	Contracted Termite Control Treatment	225.00
9461	02/02/18	Verizon Wireless	February Utility phone	118.16
9462	02/02/18	Frontier Communications	February Utility phone	146.37
9463	02/06/18	State Farm	Master Installment Acct# 0068-8489-23	5,847.08
9464	02/08/18	Danny Greenstreet	Adjustment	59.73
9465	02/08/18	Esther Cho	Adjustment	109.55
9466	02/08/18	San Diego Home Solutions	Adjustment	64.36
9467	02/08/18	David Finstone	Assessment refunds/rwt ck 9420	47.24
9468	02/12/18	Straight Line Electric	Lighting maintenance	97.00
9469	02/12/18	David Lopez	Signs	150.00
9470	02/12/18	Monreal Repairs & Construction	Building Interior Repairs	5,267.86
9471	02/12/18	Forbess Consulting Group, Inc.	Building Interior Repairs	635.00
9472	02/12/18	Donlon Plumbing Inc.	Building Interior Repairs	686.50
9473	02/12/18	CAI-Channel Island Chapter	Board Management Expense	180.00
9474	02/12/18	Natural Green Landscape	Gardening extras/supplies	1,757.00
9475	02/12/18	Carol Short	Resident Locks & keys	657.74
9476	02/12/18	Andy Santamaria	Maintenance supplies	300.23
9477	02/19/18	Lordon Management	Management services extras	440.00

Surfside III Condominium Owners Association

CHECKS RELEASED

Period Ending: 02/28/2018

Check No	Date	Payee	Description	Check Total
9478	02/19/18	Lordon Management	Demand letter fee for account 191001740	80.00
9479	02/19/18	Lordon Management	Lien fee for account 191000140	150.00
9480	02/19/18	Straight Line Electric	Lighting maintenance	159.50
9481	02/19/18	Dewey Pest Control	February Contracted pest control servic	480.00
9482	02/19/18	Superior Restoration, Inc	Building Interior Repairs	2,643.00
9483	02/19/18	Clay Commercial Security	Office equipment (computers)	405.00
9484	02/19/18	SenEarthCo Inc.	January Contracted software	250.00
9485	02/19/18	Antonio Ruiz	Maintenance supplies	21.54
9487	02/21/18	State Farm	WC Installment Acct# 1033-3627-12	364.50
9496	02/22/18	Frontier Communications	March Utility phone	415.38
Total Checks:				74,738.95

Surfside III Condominium Owners Association

CHECKS VOIDED

Period Ending: 02/28/2018

<u>Check No</u>	<u>Date</u>	<u>Payee</u>	<u>Description</u>	<u>Check Total</u>
9420	01/05/18	Christopher Cruz	Adjustment	47.24
9451	01/26/18	Action Key Safe & Locksmith	Gate Repairs	142.00
			Total Checks:	189.24

Surfside III Condominium Owners Association

CHECKS NOT RELEASED

Period Ending: 02/28/2018

Check No	Date	Payee	Description	Check Total
9486	02/16/18	County Recorder	Legal expense, reimbursable	75.00
9488	02/26/18	Monreal Repairs & Construction	Building Interior Repairs	1,293.00
9489	02/26/18	Russell Guebim	Building Interior Repairs	560.00
9490	02/26/18	Donlon Plumbing Inc.	Building Interior Repairs	177.00
9491	02/26/18	Computer Affair	November Office equipment (computers)	512.19
9492	02/26/18	Pamela A. Moore	Legal expense, reimbursable - 191001841	297.11
9493	02/26/18	Natural Green Landscape	Tree Trimming	19,010.20
9494	02/26/18	Joshua Barros	January Contracted pool & spa service	761.62
9495	02/26/18	Clay Commercial Security	Gate Repairs	2,884.57
9497	03/01/18	Natural Green Landscape	February Contracted gardening service	4,200.00
Total Checks:				29,770.69

Surfside III Condominium Owners Association

GENERAL LEDGER

Period Ending: 02/28/2018

<u>GL No</u>	<u>GL Description</u>	<u>Item</u>	<u>Date</u>	<u>Description</u>	<u>Payee</u>	<u>Debit</u>	<u>Credit</u>	<u>Balance</u>
10100	Checking - Union xxxxxx4124			Begining Balance				248,687.72
		4573	02/08/18	2/4 Home Depot			100.14	
		4574	02/08/18	2/20 Trash 1/31-2/28/18			4,867.64	
		4574	02/08/18	2/20 Trash 1/31-2/28/18			306.83	
		4575	02/08/18	2/7 TWC 1/29-2/28/18			104.95	
		4575	02/08/18	2/9 TWC 1/30-2/28/18			89.13	
		4576	02/08/18	2/5 Gas 12/12-1/12/18			3,429.33	
		4577	02/08/18	1/26/18 Paychex			132.05	
		4578	02/08/18	2/9/18 Paychex			135.05	
		4579	02/19/18	1/29 Office Depot			282.74	
		4579	02/19/18	1/29 Office Depot			204.71	
		4579	02/19/18	1/26 Ofiice Depot			34.44	
		4579	02/19/18	1/30 Smart & Final			8.68	
		4580	02/23/18	3/7 Electric 1/17-2/14/18			2,022.24	
		4581	02/23/18	2/13 Smart & Final			36.68	
		4582	02/23/18	2/9 Office Depot			17.22	
		4583	02/26/18	2/26 TWC 2/16-3/15/18			64.98	
		4584	02/26/18	2/7 TWC 1/16-2/15/18			163.98	
		4586	03/02/18	Transfer Feb Loan			48,026.95	
		4587	03/02/18	P/R 2/9/18			3,413.98	
		4587	03/02/18	Ck 26494			1,052.74	
		4587	03/02/18	Employee liabilities			957.35	
		4587	03/02/18	Employee withholdings			922.06	
		4587	03/02/18	Ck 26492			430.79	
		4587	03/02/18	Ck 26490			409.44	
		4587	03/02/18	Ck 26491			238.00	
		4587	03/02/18	Garnish			133.56	
		4589	03/07/18	Paychex			160.55	
		4589	03/07/18	Paychex			85.78	
		4589	03/07/18	Pitney			9.17	
		4589	03/07/18	Correct J/E		1.43		
			02/01/18	Payments		14,474.31		
			02/02/18	Payments		4,770.72		
			02/02/18	Payments		556.62		

Surfside III Condominium Owners Association

GENERAL LEDGER

Period Ending: 02/28/2018

<u>GL No</u>	<u>GL Description</u>	<u>Item</u>	<u>Date</u>	<u>Description</u>	<u>Payee</u>	<u>Debit</u>	<u>Credit</u>	<u>Balance</u>
			02/02/18	Payments		44,751.67		
			02/05/18	Payments		13,107.46		
			02/06/18	Payments		12,055.55		
9463			02/06/18	Released Check 9463	State Farm		5,847.08	
			02/07/18	Payments		22,281.52		
9452			02/07/18	Released Check 9452	Natural Green Landscape		4,200.00	
9454			02/07/18	Released Check 9454	Roseman & Associates		1,742.17	
9420			02/08/18	Voided Check 9420	Christopher Cruz	47.24		
			02/08/18	Payments		8,340.97		
			02/09/18	Payments		5,608.63		
			02/12/18	Payments		10,697.90		
			02/12/18	Payments		1,806.03		
			02/13/18	Payments		5,447.69		
			02/14/18	Payments		7,522.84		
			02/15/18	Payments		5,602.31		
			02/16/18	Payments		1,440.00		
9461			02/16/18	Released Check 9461	Verizon Wireless		118.16	
9456			02/16/18	Released Check 9456	Surfside III HOA		21,321.00	
9448			02/16/18	Released Check 9448	Pamela A. Moore		231.86	
9457			02/16/18	Released Check 9457	Lordon Management		1,700.00	
9458			02/16/18	Released Check 9458	Lordon Management		335.00	
9460			02/16/18	Released Check 9460	Marquez Termite & Pest Co		225.00	
9465			02/16/18	Released Check 9465	Esther Cho		109.55	
9466			02/16/18	Released Check 9466	San Diego Home Solutions		64.36	
9462			02/16/18	Released Check 9462	Frontier Communications		146.37	
9453			02/16/18	Released Check 9453	Frontier Communications		550.56	
9455			02/16/18	Released Check 9455	Joshua Barros		696.42	
9474			02/16/18	Released Check 9474	Natural Green Landscape		1,757.00	
9449			02/16/18	Released Check 9449	Natural Green Landscape		150.00	
9476			02/16/18	Released Check 9476	Andy Santamaria		300.23	
9447			02/16/18	Released Check 9447	CAI-Channel Island Chapter		90.00	
9473			02/16/18	Released Check 9473	CAI-Channel Island Chapter		180.00	
9459			02/16/18	Released Check 9459	Pt. Hueneme Marine Supply		90.55	
9450			02/16/18	Released Check 9450	Antonio Ruiz		66.15	

Surfside III Condominium Owners Association

GENERAL LEDGER

Period Ending: 02/28/2018

<u>GL No</u>	<u>GL Description</u>	<u>Item</u>	<u>Date</u>	<u>Description</u>	<u>Payee</u>	<u>Debit</u>	<u>Credit</u>	<u>Balance</u>
		9445	02/16/18	Released Check 9445	Straight Line Electric		142.50	
		9468	02/16/18	Released Check 9468	Straight Line Electric		97.00	
		9475	02/16/18	Released Check 9475	Carol Short		657.74	
		9470	02/16/18	Released Check 9470	Monreal Repairs & Construc		5,267.86	
		9469	02/16/18	Released Check 9469	David Lopez		150.00	
		9464	02/16/18	Released Check 9464	Danny Greenstreet		59.73	
		9471	02/16/18	Released Check 9471	Forbess Consulting Group, I		635.00	
		9472	02/16/18	Released Check 9472	Donlon Plumbing Inc.		686.50	
		9446	02/16/18	Released Check 9446	Donlon Plumbing Inc.		344.00	
			02/20/18	Payments		12,043.75		
			02/20/18	Payments		567.41		
			02/21/18	Payments		1,668.96		
		9487	02/21/18	Released Check 9487	State Farm		364.50	
			02/22/18	Payments		660.00		
			02/23/18	Payments		1,156.75		
			02/26/18	Payments		2,233.24		
		9496	02/26/18	Released Check 9496	Frontier Communications		415.38	
		9483	02/28/18	Released Check 9483	Clay Commercial Security		405.00	
		9484	02/28/18	Released Check 9484	SenEarthCo Inc.		250.00	
		9467	02/28/18	Released Check 9467	David Finstone		47.24	
		9482	02/28/18	Released Check 9482	Superior Restoration, Inc		2,643.00	
		9485	02/28/18	Released Check 9485	Antonio Ruiz		21.54	
		9480	02/28/18	Released Check 9480	Straight Line Electric		159.50	
			02/28/18	Payments		1,783.00		
		9481	02/28/18	Released Check 9481	Dewey Pest Control		480.00	
		9477	02/28/18	Released Check 9477	Lordon Management		440.00	
		9478	02/28/18	Released Check 9478	Lordon Management		80.00	
		9479	02/28/18	Released Check 9479	Lordon Management		150.00	
		9444	03/02/18	Released Check 9444	Surfside III HOA		21,321.00	
				Ending Balance				284,733.61
10101	AP - Checks Not Released			Begining Balance				(29,676.66)
		9456	02/01/18	Feb Reserve	Surfside III HOA		21,321.00	
		9459	02/01/18		Pt. Hueneme Marine Supply		90.55	

Surfside III Condominium Owners Association

GENERAL LEDGER

Period Ending: 02/28/2018

<u>GL No</u>	<u>GL Description</u>	<u>Item</u>	<u>Date</u>	<u>Description</u>	<u>Payee</u>	<u>Debit</u>	<u>Credit</u>	<u>Balance</u>
		9460	02/01/18		Marquez Termite & Pest Co		225.00	
		9458	02/01/18		Lordon Management		335.00	
		9457	02/01/18		Lordon Management		1,700.00	
		9461	02/02/18		Verizon Wireless		118.16	
		9462	02/02/18		Frontier Communications		146.37	
		9463	02/06/18		State Farm		5,847.08	
		9463	02/06/18	Released Check 9463	State Farm	5,847.08		
		9454	02/07/18	Released Check 9454	Roseman & Associates	1,742.17		
		9452	02/07/18	Released Check 9452	Natural Green Landscape	4,200.00		
		9467	02/08/18		David Finstone		47.24	
		9466	02/08/18		San Diego Home Solutions		64.36	
		9464	02/08/18		Danny Greenstreet		59.73	
		9465	02/08/18		Esther Cho		109.55	
		9469	02/12/18		David Lopez		150.00	
		9471	02/12/18		Forbess Consulting Group, I		635.00	
		9472	02/12/18		Donlon Plumbing Inc.		686.50	
		9473	02/12/18		CAI-Channel Island Chapter		180.00	
		9468	02/12/18		Straight Line Electric		97.00	
		9470	02/12/18		Monreal Repairs & Construc		5,267.86	
		9475	02/12/18		Carol Short		657.74	
		9474	02/12/18		Natural Green Landscape		1,757.00	
		9476	02/12/18		Andy Santamaria		300.23	
		9451	02/14/18	Voided Check 9451	Action Key Safe & Locksmi	142.00		
		9461	02/16/18	Released Check 9461	Verizon Wireless	118.16		
		9457	02/16/18	Released Check 9457	Lordon Management	1,700.00		
		9458	02/16/18	Released Check 9458	Lordon Management	335.00		
		9448	02/16/18	Released Check 9448	Pamela A. Moore	231.86		
		9476	02/16/18	Released Check 9476	Andy Santamaria	300.23		
		9455	02/16/18	Released Check 9455	Joshua Barros	696.42		
		9474	02/16/18	Released Check 9474	Natural Green Landscape	1,757.00		
		9473	02/16/18	Released Check 9473	CAI-Channel Island Chapter	180.00		
		9449	02/16/18	Released Check 9449	Natural Green Landscape	150.00		
		9466	02/16/18	Released Check 9466	San Diego Home Solutions	64.36		
		9486	02/16/18		County Recorder		75.00	

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		9465	02/16/18	Released Check 9465	Esther Cho	109.55		
		9453	02/16/18	Released Check 9453	Frontier Communications	550.56		
		9462	02/16/18	Released Check 9462	Frontier Communications	146.37		
		9460	02/16/18	Released Check 9460	Marquez Termite & Pest Coi	225.00		
		9475	02/16/18	Released Check 9475	Carol Short	657.74		
		9470	02/16/18	Released Check 9470	Monreal Repairs & Construc	5,267.86		
		9468	02/16/18	Released Check 9468	Straight Line Electric	97.00		
		9445	02/16/18	Released Check 9445	Straight Line Electric	142.50		
		9459	02/16/18	Released Check 9459	Pt. Hueneme Marine Supply	90.55		
		9450	02/16/18	Released Check 9450	Antonio Ruiz	66.15		
		9456	02/16/18	Released Check 9456	Surfside III HOA	21,321.00		
		9447	02/16/18	Released Check 9447	CAI-Channel Island Chapter	90.00		
		9472	02/16/18	Released Check 9472	Donlon Plumbing Inc.	686.50		
		9471	02/16/18	Released Check 9471	Forbess Consulting Group, I	635.00		
		9469	02/16/18	Released Check 9469	David Lopez	150.00		
		9464	02/16/18	Released Check 9464	Danny Greenstreet	59.73		
		9446	02/16/18	Released Check 9446	Donlon Plumbing Inc.	344.00		
		9480	02/19/18		Straight Line Electric		159.50	
		9485	02/19/18		Antonio Ruiz		21.54	
		9484	02/19/18		SenEarthCo Inc.		250.00	
		9482	02/19/18		Superior Restoration, Inc		2,643.00	
		9483	02/19/18		Clay Commercial Security		405.00	
		9478	02/19/18		Lordon Management		80.00	
		9479	02/19/18		Lordon Management		150.00	
		9477	02/19/18		Lordon Management		440.00	
		9481	02/19/18		Dewey Pest Control		480.00	
		9487	02/21/18		State Farm		364.50	
		9487	02/21/18	Released Check 9487	State Farm	364.50		
		9496	02/22/18		Frontier Communications		415.38	
		9496	02/26/18	Released Check 9496	Frontier Communications	415.38		
		9495	02/26/18		Clay Commercial Security		2,884.57	
		9494	02/26/18		Joshua Barros		761.62	
		9493	02/26/18		Natural Green Landscape		19,010.20	
		9488	02/26/18		Monreal Repairs & Construc		1,293.00	

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		9489	02/26/18		Russell Guebim		560.00	
		9491	02/26/18		Computer Affair		512.19	
		9490	02/26/18		Donlon Plumbing Inc.		177.00	
		9492	02/26/18		Pamela A. Moore		297.11	
		9477	02/28/18	Released Check 9477	Lordon Management	440.00		
		9478	02/28/18	Released Check 9478	Lordon Management	80.00		
		9479	02/28/18	Released Check 9479	Lordon Management	150.00		
		9481	02/28/18	Released Check 9481	Dewey Pest Control	480.00		
		9480	02/28/18	Released Check 9480	Straight Line Electric	159.50		
		9485	02/28/18	Released Check 9485	Antonio Ruiz	21.54		
		9482	02/28/18	Released Check 9482	Superior Restoration, Inc	2,643.00		
		9483	02/28/18	Released Check 9483	Clay Commercial Security	405.00		
		9484	02/28/18	Released Check 9484	SenEarthCo Inc.	250.00		
		9467	02/28/18	Released Check 9467	David Finstone	47.24		
		9497	03/01/18		Natural Green Landscape		4,200.00	
		9444	03/02/18	Released Check 9444	Surfside III HOA	21,321.00		
				Ending Balance				(29,770.69)
10300	Cap Res - Union xxxxxx7978			Begining Balance				812,268.09
		4586	03/02/18	Feb Loan			37,841.89	
		4586	03/02/18	Feb Loan			10,185.06	
		4586	03/02/18	Transfer Feb Loan		48,026.95		
		9456	02/16/18	Released Reserve Check 9456	Surfside III HOA	21,321.00		
		9444	03/02/18	Released Reserve Check 9444	Surfside III HOA	21,321.00		
				Ending Balance				854,910.09
11100	J Street Drain Project			Begining Balance				40,471.08
				Ending Balance				40,471.08
11500	Mutual of Omaha CR on deposit			Begining Balance				2,278.83
				Ending Balance				2,278.83

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15500	Accounts Receivable			Begining Balance				233,071.23
			02/01/18	Payments			14,474.31	
			02/02/18	Payments			50,079.01	
			02/05/18	Payments			13,107.46	
			02/06/18	Payments			12,055.55	
			02/07/18	Payments			22,281.52	
			02/08/18	Payments			8,340.97	
			02/09/18	Payments			5,608.63	
			02/12/18	Payments			12,503.93	
			02/13/18	Payments			5,447.69	
			02/14/18	Payments			7,522.84	
			02/15/18	Payments			5,602.31	
			02/16/18	Payments			1,440.00	
			02/20/18	Payments			12,611.16	
			02/21/18	Payments			1,668.96	
			02/22/18	Payments			660.00	
			02/23/18	Payments			1,156.75	
			02/26/18	Payments			2,233.24	
			02/28/18	Payments			1,783.00	
			02/28/18	Assessments Charged		181,179.29		
			02/28/18	Adjustment Credits			50.00	
			02/28/18	Prepaid Assessments Jan			34,662.08	
			02/28/18	Prepaid Assessments Feb		30,636.33		
				Ending Balance				231,597.44
25000	Improvements			Begining Balance				6,894,145.00
				Ending Balance				6,894,145.00
25100	Accumulated depreciation			Begining Balance				(250,696.00)
				Ending Balance				(250,696.00)
25900	Prepaid insurance			Begining Balance				33,700.86

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		4585	02/28/18	Feb Ins			6,540.14	
				Ending Balance				27,160.72
31200	J Street drain project income			Begining Balance				(147,882.40)
				Ending Balance				(147,882.40)
31201	J Street drain project expenses			Begining Balance				107,329.18
		9474	02/12/18	J Street drain project expense:Natural Green Landscape		965.00		
				Ending Balance				108,294.18
31400	2nd LOC Mutual of Omaha			Begining Balance				(1,278,741.00)
		4586	03/02/18	Feb Loan		5,229.94		
				Ending Balance				(1,273,511.06)
31900	LOC Mutual of Omaha			Begining Balance				(4,750,981.97)
		4586	03/02/18	Feb Loan		19,431.83		
				Ending Balance				(4,731,550.14)
37000	Prepaid Assessments			Begining Balance				(34,662.08)
			02/28/18	Prepaid Assessments Jan		34,662.08		
			02/28/18	Prepaid Assessments Feb			30,636.33	
				Ending Balance				(30,636.33)
40100	Asphalt - parking areas - replace			Begining Balance				116,315.00
				Ending Balance				116,315.00
40302	Townhouse fences - replace			Begining Balance				58,553.50
				Ending Balance				58,553.50
40315	Surfside drive fence - replace			Begining Balance				29,416.65

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				Ending Balance				29,416.65
40320	Utility doors - replace/parts			Begining Balance				154,072.78
				Ending Balance				154,072.78
40409	Clubhouse furnishings - replace			Begining Balance				479.49
				Ending Balance				479.49
41005	Execise equipment - replace			Begining Balance				3,420.20
				Ending Balance				3,420.20
41300	Campus lighting - replace			Begining Balance				49,202.48
				Ending Balance				49,202.48
41303	Pole lights - replace/repair			Begining Balance				(20.00)
				Ending Balance				(20.00)
41601	Elevators - modernize			Begining Balance				1,800.00
				Ending Balance				1,800.00
42500	Fire control panel - replace			Begining Balance				675.00
				Ending Balance				675.00
43400	Plumbing main - replace/repair			Begining Balance				52,876.34
				Ending Balance				52,876.34
43800	Major projects			Begining Balance				(1,128,766.47)
		9456	02/16/18	Released Reserve Check 9456	Surfside III HOA		21,321.00	
		9444	03/02/18	Released Reserve Check 9444	Surfside III HOA		21,321.00	

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				Ending Balance				(1,171,408.47)
43813	Loan principal			Begining Balance				0.00
				Ending Balance				0.00
45100	Retained funds			Begining Balance				0.00
		4586	03/02/18	Principal		19,431.83		
		4586	03/02/18	Principal		5,229.94		
				Ending Balance				(24,661.77)
50100	Regular assessments			Begining Balance				(128,853.00)
			02/28/18	Assessments Charged		128,853.00		
				Ending Balance				(257,706.00)
50500	Lien assessments			Begining Balance				(80.00)
			02/28/18	Assessments Charged		380.00		
				Ending Balance				(460.00)
50600	Legal assessments			Begining Balance				(477.50)
			02/28/18	Assessments Charged		231.86		
				Ending Balance				(709.36)
50700	Parking assessments			Begining Balance				(160.00)
			02/28/18	Assessments Charged		160.00		
				Ending Balance				(320.00)
50800	Nsf check collection			Begining Balance				(1,220.00)
				Ending Balance				(1,220.00)
50900	Utility reimbursement			Begining Balance				(43,781.14)

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			02/28/18	Assessments Charged			43,300.79	
				Ending Balance				(87,081.93)
51000	Resident Key/gate card income			Begining Balance				(685.00)
			02/28/18	Adjustment Credits		50.00		
				Ending Balance				(635.00)
51200	Violation / Fine			Begining Balance				(800.00)
			02/28/18	Assessments Charged			8,000.00	
				Ending Balance				(8,800.00)
51300	Interest income			Begining Balance				(37.93)
				Ending Balance				(37.93)
51500	Reimbursement income			Begining Balance				(162.50)
			02/28/18	Assessments Charged			20.00	
				Ending Balance				(182.50)
52700	Move In/Move Out Registration Fee			Begining Balance				(400.00)
				Ending Balance				(400.00)
54200	Adjustment			Begining Balance				0.00
		9464	02/08/18	Adjustment	Danny Greenstreet	59.73		
		9420	02/08/18	Voided Check 9420	Christopher Cruz		47.24	
		9465	02/08/18	Adjustment	Esther Cho	109.55		
		9466	02/08/18	Adjustment	San Diego Home Solutions	64.36		
			02/28/18	Assessments Charged			233.64	
				Ending Balance				(47.24)
60100	Accounting & Audit Services			Begining Balance				1,250.00

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				Ending Balance				1,250.00
60103	Payroll service			Beginning Balance				615.91
		4577	02/08/18	1/26/18 Paychex		132.05		
		4578	02/08/18	2/9/18 Paychex		135.05		
		4589	03/07/18	Paychex		85.78		
		4589	03/07/18	Paychex		160.55		
				Ending Balance				1,129.34
60200	Bank/Other Fees			Beginning Balance				76.98
		4579	02/19/18	1/29 Office Depot		204.71		
		9475	02/12/18	Bank/Other Fees	Carol Short	82.69		
				Ending Balance				364.38
60206	Office equipment (computers)			Beginning Balance				45.00
		9483	02/19/18	Office equipment (computers)Clay Commercial Security		405.00		
		9491	02/26/18	November Office equipment (Computer Affair		45.00		
		9491	02/26/18	Office equipment (computers)Computer Affair		467.19		
				Ending Balance				962.19
60300	Legal expense, reimbursable			Beginning Balance				789.36
		9486	02/16/18	Legal expense, reimbursable County Recorder		75.00		
		9478	02/19/18	Demand letter fee for account Lordon Management		40.00		
		9478	02/19/18	Demand letter fee for account Lordon Management		40.00		
		9479	02/19/18	Lien fee for account 1910001·Lordon Management		150.00		
		9492	02/26/18	Legal expense, reimbursable -Pamela A. Moore		56.86		
		9492	02/26/18	Legal expense, reimbursable/(Pamela A. Moore		81.25		
		9492	02/26/18	Legal expense, reimbursable -Pamela A. Moore		159.00		
				Ending Balance				1,391.47
60303	Legal			Beginning Balance				1,742.17

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				Ending Balance				1,742.17
60501	Maintenance Salaries Gross			Beginning Balance				6,218.64
		4587	03/02/18	Garnish		133.56		
		4587	03/02/18	Employee withholdings		342.77		
		4587	03/02/18	P/R 2/9/18		1,628.55		
		4589	03/07/18	Correct J/E			1.43	
				Ending Balance				8,322.09
60502	Office Salaries Gross			Beginning Balance				8,467.00
		4587	03/02/18	Employee withholdings		412.62		
		4587	03/02/18	P/R 2/9/18		2,422.80		
				Ending Balance				11,302.42
60503	Clubhouse Salaries Gross			Beginning Balance				1,212.30
		4587	03/02/18	Employee withholdings		38.76		
		4587	03/02/18	P/R 2/9/18		409.44		
				Ending Balance				1,660.50
60509	Paint Maintenance Salary Gross			Beginning Balance				4,081.15
		4587	03/02/18	Employee withholdings		127.91		
		4587	03/02/18	P/R 2/9/18		1,084.16		
				Ending Balance				5,293.22
60510	Employee Extra (uniforms, etc.)			Beginning Balance				195.19
				Ending Balance				195.19
60600	Management services			Beginning Balance				1,700.00
		9457	02/01/18	Management services - Feb 2(Lordon Management		1,700.00		
				Ending Balance				3,400.00

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60601	Management services extras			Begining Balance				0.00
		9477	02/19/18	Management services extras	Lordon Management	440.00		
				Ending Balance				440.00
60603	Board Management Expense			Begining Balance				318.72
		4579	02/19/18	1/30 Smart & Final		8.68		
		4579	02/19/18	1/29 Office Depot		282.74		
		4581	02/23/18	2/13 Smart & Final		36.68		
		9473	02/12/18	Board Management Expense	CAI-Channel Island Chapter	180.00		
				Ending Balance				826.82
60800	Printing & postage			Begining Balance				801.14
		4589	03/07/18	Pitney		9.17		
		9458	02/01/18	Printing & postage - Jan 2018	Lordon Management	335.00		
				Ending Balance				1,145.31
60900	Assessment refunds			Begining Balance				0.00
		9467	02/08/18	Assessment refunds/rwt ck 94	David Finstone	47.24		
				Ending Balance				47.24
61000	Non-sufficient fund checks			Begining Balance				1,765.26
				Ending Balance				1,765.26
64001	Loan Servicing Principle			Begining Balance				24,566.58
		4586	03/02/18	Principal		5,229.94		
		4586	03/02/18	Principal		19,431.83		
				Ending Balance				49,228.35
64002	Loan Servicing Interest			Begining Balance				23,460.37
		4586	03/02/18	Feb Loan		4,955.12		
		4586	03/02/18	Feb Loan		18,410.06		

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				Ending Balance				46,825.55
65100	Utility-electric			Begining Balance				2,448.68
		4580	02/23/18	3/7 Electric 1/17-2/14/18		2,022.24		
				Ending Balance				4,470.92
65200	Utility gas			Begining Balance				3,290.62
		4576	02/08/18	2/5 Gas 12/12-1/12/18		3,429.33		
				Ending Balance				6,719.95
65300	Utility phone			Begining Balance				903.93
		4575	02/08/18	2/9 TWC 1/30-2/28/18		89.13		
		9461	02/02/18	February Utility phone	Verizon Wireless	118.16		
		9462	02/02/18	February Utility phone	Frontier Communications	50.26		
		9462	02/02/18	February Utility phone	Frontier Communications	96.11		
		9496	02/22/18	March Utility phone	Frontier Communications	415.38		
				Ending Balance				1,672.97
65400	Utility trash			Begining Balance				5,222.34
		4574	02/08/18	2/20 Trash 1/31-2/28/18		306.83		
		4574	02/08/18	2/20 Trash 1/31-2/28/18		4,867.64		
				Ending Balance				10,396.81
65500	Utility water & sewer			Begining Balance				62,893.49
				Ending Balance				62,893.49
70300	Insurance master policy			Begining Balance				5,847.08
		9463	02/06/18	Master Installment Acct# 006:State Farm		5,847.08		
				Ending Balance				11,694.16
70400	Worker's compensation			Begining Balance				(3,338.50)

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		9487	02/21/18	WC Installment Acct# 1033-3	State Farm	364.50		
				Ending Balance				(2,974.00)
70500	Insurance-earthquake			Begining Balance				6,540.14
		4585	02/28/18	Feb Ins		6,540.14		
				Ending Balance				13,080.28
74900	Medical insurance			Begining Balance				132.30
				Ending Balance				132.30
75100	Payroll taxes			Begining Balance				2,493.68
		4587	03/02/18	Employee liabilities		957.35		
				Ending Balance				3,451.03
80201	Contracted elevator service			Begining Balance				4,397.73
				Ending Balance				4,397.73
80301	Contracted gardening service			Begining Balance				4,200.00
		9497	03/01/18	February Contracted gardenin	Natural Green Landscape	4,200.00		
				Ending Balance				8,400.00
80303	Gardening extras/supplies			Begining Balance				4,650.00
		9474	02/12/18	Gardening extras/supplies	Natural Green Landscape	280.00		
		9474	02/12/18	Gardening extras/supplies	Natural Green Landscape	512.00		
				Ending Balance				5,442.00
80304	Tree Trimming			Begining Balance				0.00
		9493	02/26/18	Tree Trimming	Natural Green Landscape	5,740.00		
		9493	02/26/18	Tree Trimming	Natural Green Landscape	13,270.20		

Surfside III Condominium Owners Association

GENERAL LEDGER

Period Ending: 02/28/2018

<u>GL No</u>	<u>GL Description</u>	<u>Item</u>	<u>Date</u>	<u>Description</u>	<u>Payee</u>	<u>Debit</u>	<u>Credit</u>	<u>Balance</u>
				Ending Balance				19,010.20
80501	Contracted pest control servic			Begining Balance				480.00
		9481	02/19/18	February Contracted pest cont	Dewey Pest Control	480.00		
				Ending Balance				960.00
80509	Contracted Termite Control Treatment			Begining Balance				0.00
		9460	02/01/18	Contracted Termite Control T	Marquez Termite & Pest Co	225.00		
				Ending Balance				225.00
80601	Contracted pool & spa service			Begining Balance				278.00
		9494	02/26/18	January Contracted pool & sp	Joshua Barros	278.00		
				Ending Balance				556.00
80602	Pool & spa repairs			Begining Balance				65.00
		9494	02/26/18	January Pool & spa repairs	Joshua Barros	140.00		
				Ending Balance				205.00
80603	Pool & spa extras/supplies			Begining Balance				353.42
		9494	02/26/18	January Pool & spa extras/sup	Joshua Barros	343.62		
				Ending Balance				697.04
81001	Contracted internet			Begining Balance				104.95
		4575	02/08/18	2/7 TWC 1/29-2/28/18		104.95		
				Ending Balance				209.90
81002	Contracted software			Begining Balance				250.00
		9484	02/19/18	January Contracted software	SenEarthCo Inc.	250.00		
				Ending Balance				500.00

Surfside III Condominium Owners Association

GENERAL LEDGER

Period Ending: 02/28/2018

<u>GL No</u>	<u>GL Description</u>	<u>Item</u>	<u>Date</u>	<u>Description</u>	<u>Payee</u>	<u>Debit</u>	<u>Credit</u>	<u>Balance</u>
86000	Gate Repairs			Begining Balance				449.00
		9451	02/14/18	Voided Check 9451	Action Key Safe & Locksmi		142.00	
		9495	02/26/18	Gate Repairs	Clay Commercial Security	2,156.72		
				Ending Balance				2,463.72
86101	Fire Alarm			Begining Balance				385.50
				Ending Balance				385.50
86300	Bldg Maint and Repairs			Begining Balance				250.00
		9459	02/01/18	Bldg Maint and Repairs	Pt. Hueneme Marine Supply	90.55		
		9495	02/26/18	Bldg Maint and Repairs	Clay Commercial Security	727.85		
				Ending Balance				1,068.40
86500	Lighting maintenance			Begining Balance				522.30
		9468	02/12/18	Lighting maintenance	Straight Line Electric	97.00		
		9480	02/19/18	Lighting maintenance	Straight Line Electric	159.50		
				Ending Balance				778.80
86600	Resident Locks & keys			Begining Balance				0.00
		9475	02/12/18	Resident Locks & keys	Carol Short	575.05		
				Ending Balance				575.05
86700	Maintenance supplies			Begining Balance				2,311.20
		4573	02/08/18	2/4 Home Depot		100.14		
		4579	02/19/18	1/26 Office Depot		34.44		
		4582	02/23/18	2/9 Office Depot		17.22		
		9476	02/12/18	Maintenance supplies	Andy Santamaria	300.23		
		9485	02/19/18	Maintenance supplies	Antonio Ruiz	21.54		
				Ending Balance				2,784.77
87000	Building Interior Repairs			Begining Balance				8,258.33

Surfside III Condominium Owners Association

GENERAL LEDGER

Period Ending: 02/28/2018

GL No	GL Description	Item	Date	Description	Payee	Debit	Credit	Balance
		4583	02/26/18	2/26 TWC 2/16-3/15/18		64.98		
		4584	02/26/18	2/7 TWC 1/16-2/15/18		163.98		
		9472	02/12/18	Building Interior Repairs	Donlon Plumbing Inc.	45.00		
		9472	02/12/18	Building Interior Repairs	Donlon Plumbing Inc.	112.50		
		9472	02/12/18	Building Interior Repairs	Donlon Plumbing Inc.	155.00		
		9472	02/12/18	Building Interior Repairs	Donlon Plumbing Inc.	374.00		
		9471	02/12/18	Building Interior Repairs	Forbess Consulting Group, I	635.00		
		9470	02/12/18	Building Interior Repairs	Monreal Repairs & Construc	5,267.86		
		9482	02/19/18	Building Interior Repairs	Superior Restoration, Inc	2,643.00		
		9489	02/26/18	Building Interior Repairs	Russell Guebim	560.00		
		9490	02/26/18	Building Interior Repairs	Donlon Plumbing Inc.	177.00		
		9488	02/26/18	Building Interior Repairs	Monreal Repairs & Construc	1,293.00		
				Ending Balance				19,749.65
87300	Signs			Begining Balance				0.00
		9469	02/12/18	Signs	David Lopez	150.00		
				Ending Balance				150.00
98800	Major projects			Begining Balance				21,321.00
		9456	02/01/18	Feb Reserve	Surfside III HOA	21,321.00		
				Ending Balance				42,642.00
Totals:						764,721.65	764,721.65	

Surfside III Condominium Owners Association

CASH FLOW STATEMENT

Period Ending: 02/28/2018

	<u>CURRENT ASSETS</u>	<u>CURRENT RESERVE</u>	<u>TOTAL</u>
Beginning Balance	\$261,760.97	\$833,589.09	\$1,095,350.06
Cash receipts	\$178,577.33		\$178,577.33
Cash disbursements	(\$74,974.98)		(\$74,974.98)
Checks Voided	\$189.24		\$189.24
Transfers/miscellaneous	(\$67,839.73)		(\$67,839.73)
Reserve Transfers		\$21,321.00	\$21,321.00
Interest earned			
Ending Balance	\$297,712.83	\$854,910.09	\$1,152,622.92

Reserves Funding Summary:

Total Reserves:	\$854,910.09
Total Reserve Liabilities:	(\$704,617.03)
Reserve Fund Overages (Shortage):	\$150,293.06
Reserve Checks Not Released:	\$0.00

This cash basis report is for information only and should not be confused with the attached financial statements.