

Surfside III Condominium Owners Association

FINANCIAL OVERVIEW

Fiscal Year End: December 31, 2021

For the Month Ended: January 31, 2021

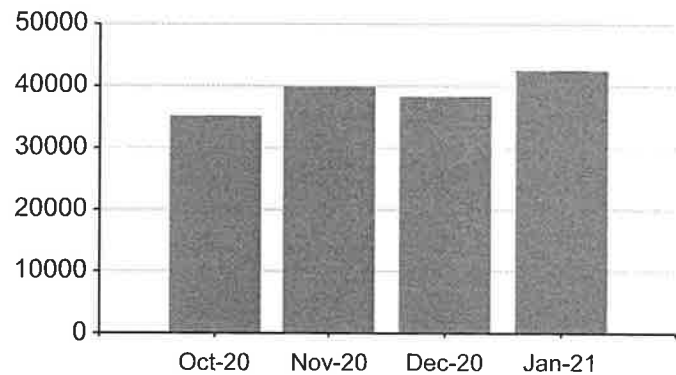
CASH SUMMARY

	This Month	Last Month	Change in Cash	
Operating Cash	402,762.89	415,489.59	Decrease in Cash	12,726.70
Reserve Cash	1,170,235.15	1,141,254.43	Increase in Cash	28,980.72
Average budgeted expenses / months	149,467.31			
Average # of months of available cash	2.69			

ASSESSMENT SUMMARY

Monthly Assessment Budget	146,157.00
Assessment Cash Received	143,062.93
<u>Total Assessments Receivable</u>	
current month due	11,993.70
31-60 days late	0.00
61-90 days late	3,715.45
over 90 days late	26,785.00
Total Assessments Due	42,494.15
Past Owners Assessments Rec.	83,437.20
Past % of Total	66%
Prepaid Assessments	47,670.09

Accounts Receivable Trending



OPERATING SUMMARY

Category	January Actual	YTD Actual	YTD Budget	YTD Variance
Total INCOME	\$147,454.02	\$147,454.02	\$149,467.31	(\$2,013.29)
ADMINISTRATIVE	\$3,768.45	\$3,768.45	\$8,034.00	(\$4,265.55)
LOAN SERVICING	\$48,026.95	\$48,026.95	\$48,027.87	(\$0.92)
SALARY ADMINISTRATIVE	\$2,533.50	\$2,533.50	\$4,635.00	(\$2,101.50)
SALARY PAINTING	\$0.00	\$0.00	\$3,708.00	(\$3,708.00)
SALARY MAINTENANCE	\$3,663.09	\$3,663.09	\$7,725.00	(\$4,061.91)
INSURANCE	\$16,163.65	\$16,163.65	\$16,606.58	(\$442.93)
TAXES	\$860.72	\$860.72	\$1,143.30	(\$282.58)
CONTRACTED SERVICES	\$10,170.31	\$10,170.31	\$9,612.99	\$557.32
MAINTENANCE	\$6,381.76	\$6,381.76	\$21,012.00	(\$14,630.24)
PROVISION FOR RESERVES	\$28,962.57	\$28,962.57	\$28,962.57	\$0.00
UTILITIES INCOME	(\$37,452.46)	(\$37,452.46)	\$0.00	(\$37,452.46)
UTILITY EXPENSE	\$37,917.97	\$37,917.97	\$0.00	\$37,917.97
Total EXPENSES	\$120,996.51	\$120,996.51	\$149,467.31	(\$28,470.80)
Net Surplus or (Deficit)	\$26,457.51	\$26,457.51		

Surfside III Condominium Owners Association

FINANCIAL OVERVIEW

Fiscal Year End: December 31, 2021

For the Month Ended: January 31, 2021

RESERVE SUMMARY

Contribution to Reserves this month:	28,962.57	Reserve Disbursements this month:	0.00
Contribution to Reserves Year-to-Date:	28,962.57	Reserve Disbursements Year-to-Date:	0.00

Surfside III Condominium Owners Association

BALANCE SHEET

As Of: 01/31/2021

Year End: December

ASSETS

CURRENT ASSETS

10100	Checking - Union xxxxxx4124	\$360,659.70	
11100	J Street Drain Project	\$35,399.86	
11500	CIT CR on deposit	\$2,299.18	
11700	Union Petty Cash xxxxx3424	\$4,404.15	
	Total CURRENT ASSETS	\$402,762.89	

CURRENT RESERVE ASSETS

10300	Cap Res - Union xxxxxx7978	\$490,540.23	IMMA
11600	JP Morgan/Edward Jones	\$679,694.92	
	Total CURRENT RESERVE ASSETS	\$1,170,235.15	

ACCOUNTS RECEIVABLE

15500	Accounts Receivable	\$125,931.35	
	Total ACCOUNTS RECEIVABLE	\$125,931.35	

PREPAID EXPENSES

25900	Prepaid insurance	\$39,730.20	
	Total PREPAID EXPENSES	\$39,730.20	

FIXED ASSETS

25000	Improvements	\$6,894,145.00	
25100	Accumulated depreciation	\$(250,696.00)	
	Total FIXED ASSETS	\$6,643,449.00	

Total ASSETS		<u>\$8,382,108.59</u>	
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Surfside III Condominium Owners Association

BALANCE SHEET

As Of: 01/31/2021

Year End: December

LIABILITIES

CURRENT LIABILITIES

37000	Prepaid Assessments	\$47,670.09
	Total CURRENT LIABILITIES	\$47,670.09

ACCOUNTS PAYABLE

10101	AP - Checks Not Released	\$4,939.91
	Total ACCOUNTS PAYABLE	\$4,939.91

LOANS

31400	2nd LOC Mutual of Omaha	\$1,073,897.63
31900	LOC Mutual of Omaha	\$3,989,887.01
	Total LOANS	\$5,063,784.64

OTHER LIABILITIES

31200	J Street drain project income	\$147,882.40
31201	J Street drain project expenses	\$(112,502.18)
	Total OTHER LIABILITIES	\$35,380.22

RESERVES

	See Status of Reserves	\$1,135,436.55
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Total	LIABILITIES	\$6,287,211.41
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EQUITY

RETAINED SURPLUS/(DEFICIT)

45100	Retained funds	\$2,068,439.67
	Current Year Surplus (Deficit)	\$26,457.51
	Total RETAINED SURPLUS/(DEFICIT)	\$2,094,897.18

Total	EQUITY	\$2,094,897.18
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Total	Liabilities and Equity	\$8,382,108.59
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Surfside III Condominium Owners Association

STATUS OF RESERVES

01/01/2021 Through 01/31/2021

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	12,085.00	0.00	0.00	0.00	0.00	12,085.00
40104	Concrete deck/walk - repair(B)	0.00	(6,500.00)	0.00	0.00	0.00	0.00	(6,500.00)
40200	Asphalt - seal and repair	0.00	(12,085.00)	0.00	0.00	0.00	0.00	(12,085.00)
40203	Resurface common walkway 1 bldg	0.00	25,000.00	0.00	0.00	0.00	0.00	25,000.00
40306	Bridge	0.00	3,551.84	0.00	0.00	0.00	0.00	3,551.84
41003	Carports (20 x \$700)	0.00	25,000.00	0.00	0.00	0.00	0.00	25,000.00
41300	Campus lighting - replace	0.00	10,000.00	0.00	0.00	0.00	0.00	10,000.00
41401	Water heaters - replace(A)	0.00	(12,600.00)	0.00	0.00	0.00	0.00	(12,600.00)
42003	Balcony Flooring Replace (5 x \$3000)	0.00	15,000.00	0.00	0.00	0.00	0.00	15,000.00
42513	Electrical Panel Replacement	0.00	10,000.00	0.00	0.00	0.00	0.00	10,000.00
43400	Plumbing main - replace/repair	0.00	43,975.00	0.00	0.00	0.00	0.00	43,975.00
43800	Structural Maintenance/Repair - Comm	28,962.57	993,047.14	28,962.57	0.00	0.00	0.00	1,022,009.71
43813	Loan principal	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Total Reserves:		28,962.57	1,106,473.98	28,962.57	0.00	0.00	0.00	1,135,436.55

OPERATING STATEMENT

Surfside III Condominium Owners Association

01/01/2021 Through 01/31/2021

Year End: December

GL No	GL Description	.... Current Month Actual	.... Budget	.... Year To Date Actual	.... Budget	Variance	Percent of Budget
INCOME							
ASSESSMENT INCOME							
50100	Regular assessments	\$146,157.00	\$146,157.00	\$146,157.00	\$146,157.00	\$0.00	100
	Total ASSESSMENT INCOME	\$146,157.00	\$146,157.00	\$146,157.00	\$146,157.00	\$0.00	100
OTHER MEMBER INCOME							
50400	Late charge assessments	\$129.04	\$121.00	\$129.04	\$121.00	\$8.04	107
50500	Lien assessments	\$0.00	\$409.00	\$0.00	\$409.00	(\$409.00)	0
50600	Legal assessments	\$377.00	\$401.00	\$377.00	\$401.00	(\$24.00)	94
50700	Parking assessments	\$80.00	\$98.00	\$80.00	\$98.00	(\$18.00)	82
50800	Nsf check collection	\$0.00	\$408.00	\$0.00	\$408.00	(\$408.00)	0
51000	Resident Key/gate card income	\$102.00	\$134.00	\$102.00	\$134.00	(\$32.00)	76
	Total OTHER MEMBER INCOME	\$688.04	\$1,571.00	\$688.04	\$1,571.00	(\$882.96)	44
OTHER INCOME							
51200	Violation / Fine	\$0.00	\$78.06	\$0.00	\$78.06	(\$78.06)	0
51300	Interest income	\$19.93	\$1,396.25	\$19.93	\$1,396.25	(\$1,376.32)	1
51500	Reimbursement income-bill backs	\$489.05	\$98.00	\$489.05	\$98.00	\$391.05	499
52700	Move In/Move Out Registration Fee	\$100.00	\$167.00	\$100.00	\$167.00	(\$67.00)	60
	Total OTHER INCOME	\$608.98	\$1,739.31	\$608.98	\$1,739.31	(\$1,130.33)	35
	Total INCOME	\$147,454.02	\$149,467.31	\$147,454.02	\$149,467.31	(\$2,013.29)	99
EXPENSES							
ADMINISTRATIVE							
60100	Accounting & Audit Services	\$0.00	\$283.00	\$0.00	\$283.00	(\$283.00)	0
60101	Study reserve	\$0.00	\$125.00	\$0.00	\$125.00	(\$125.00)	0
60103	Payroll service	\$787.55	\$320.00	\$787.55	\$320.00	\$467.55	246
60200	Bank/Other Fees	\$5.00	\$76.00	\$5.00	\$76.00	(\$71.00)	7
60205	Office Expense	\$511.13	\$1,040.00	\$511.13	\$1,040.00	(\$528.87)	49
60206	Office equipment (computers)	\$0.00	\$20.00	\$0.00	\$20.00	(\$20.00)	0
60300	Legal expense, reimbursable	(\$75.00)	\$418.00	(\$75.00)	\$418.00	(\$493.00)	-18
60303	Legal	\$377.00	\$1,632.00	\$377.00	\$1,632.00	(\$1,255.00)	23

OPERATING STATEMENT

Surfside III Condominium Owners Association

01/01/2021 Through 01/31/2021

Year End: December

GL No	GL Description	.... Current Month ....		..... Year To Date		Variance	Percent of Budget
		Actual	Budget	Actual	Budget		
60400	License,fees and permits	\$0.00	\$454.00	\$0.00	\$454.00	(\$454.00)	0
60510	Employee Extra (uniforms, etc.)	\$0.00	\$230.00	\$0.00	\$230.00	(\$230.00)	0
60513	Bonuses	\$0.00	\$110.00	\$0.00	\$110.00	(\$110.00)	0
60600	Management services	\$1,700.00	\$1,700.00	\$1,700.00	\$1,700.00	\$0.00	100
60601	Management services extras	\$0.00	\$50.00	\$0.00	\$50.00	(\$50.00)	0
60603	Board Management Expense	\$60.00	\$20.00	\$60.00	\$20.00	\$40.00	300
60800	Printing & postage	\$307.77	\$820.00	\$307.77	\$820.00	(\$512.23)	38
60900	Assessment refunds	\$0.00	\$47.00	\$0.00	\$47.00	(\$47.00)	0
61000	Non-sufficient fund checks	\$0.00	\$612.00	\$0.00	\$612.00	(\$612.00)	0
62000	Miscellaneous expense	\$95.00	\$42.00	\$95.00	\$42.00	\$53.00	226
63100	Wireless access point	\$0.00	\$35.00	\$0.00	\$35.00	(\$35.00)	0
	Total ADMINISTRATIVE	\$3,768.45	\$8,034.00	\$3,768.45	\$8,034.00	(\$4,265.55)	47
	LOAN SERVICING						
64001	Loan Servicing Principle	\$28,295.15	\$27,720.87	\$28,295.15	\$27,720.87	\$574.28	102
64002	Loan Servicing Interest	\$19,731.80	\$20,307.00	\$19,731.80	\$20,307.00	(\$575.20)	97
	Total LOAN SERVICING	\$48,026.95	\$48,027.87	\$48,026.95	\$48,027.87	(\$0.92)	100
	SALARY ADMINISTRATIVE						
60502	Office Salaries Gross	\$2,533.50	\$4,635.00	\$2,533.50	\$4,635.00	(\$2,101.50)	55
	Total SALARY ADMINISTRATIVE	\$2,533.50	\$4,635.00	\$2,533.50	\$4,635.00	(\$2,101.50)	55
	SALARY PAINTING						
60509	Paint Maintenance Salary Gross	\$0.00	\$3,708.00	\$0.00	\$3,708.00	(\$3,708.00)	0
	Total SALARY PAINTING	\$0.00	\$3,708.00	\$0.00	\$3,708.00	(\$3,708.00)	0
	SALARY MAINTENANCE						
60501	Maintenance Salaries Gross	\$3,663.09	\$6,425.00	\$3,663.09	\$6,425.00	(\$2,761.91)	57
60503	Clubhouse Salaries Gross	\$0.00	\$1,300.00	\$0.00	\$1,300.00	(\$1,300.00)	0
	Total SALARY MAINTENANCE	\$3,663.09	\$7,725.00	\$3,663.09	\$7,725.00	(\$4,061.91)	47
	INSURANCE						
70100	Fidelity bond	\$0.00	\$109.00	\$0.00	\$109.00	(\$109.00)	0

OPERATING STATEMENT

Surfside III Condominium Owners Association

01/01/2021 Through 01/31/2021

Year End: December

GL No	GL Description	.... Current Month ....		.... Year To Date		Variance	Percent of Budget
		Actual	Budget	Actual	Budget		
70300	Insurance master policy	\$5,391.08	\$5,800.00	\$5,391.08	\$5,800.00	(\$408.92)	93
70400	Worker's compensation	\$840.00	\$1,400.00	\$840.00	\$1,400.00	(\$560.00)	60
70500	Insurance-earthquake	\$9,932.57	\$8,700.00	\$9,932.57	\$8,700.00	\$1,232.57	114
70700	D & O/Cyber insurance	\$0.00	\$597.58	\$0.00	\$597.58	(\$597.58)	0
	Total INSURANCE	\$16,163.65	\$16,606.58	\$16,163.65	\$16,606.58	(\$442.93)	97
	TAXES						
75100	Payroll taxes	\$860.72	\$944.00	\$860.72	\$944.00	(\$83.28)	91
75400	State & federal taxes	\$0.00	\$199.30	\$0.00	\$199.30	(\$199.30)	0
	Total TAXES	\$860.72	\$1,143.30	\$860.72	\$1,143.30	(\$282.58)	75
	CONTRACTED SERVICES						
80201	Contracted elevator service	\$4,844.91	\$1,563.00	\$4,844.91	\$1,563.00	\$3,281.91	310
80202	Elevator repairs	\$0.00	\$155.00	\$0.00	\$155.00	(\$155.00)	0
80301	Contracted gardening service	\$4,100.00	\$4,100.00	\$4,100.00	\$4,100.00	\$0.00	100
80302	Landscape - Irrigation	\$0.00	\$300.00	\$0.00	\$300.00	(\$300.00)	0
80303	Gardening extras/supplies	\$0.00	\$250.00	\$0.00	\$250.00	(\$250.00)	0
80304	Tree Trimming	\$0.00	\$450.00	\$0.00	\$450.00	(\$450.00)	0
80317	Landscape replacement	\$0.00	\$250.00	\$0.00	\$250.00	(\$250.00)	0
80500	Pest Control	\$0.00	\$39.99	\$0.00	\$39.99	(\$39.99)	0
80501	Contracted pest control servic	\$480.00	\$480.00	\$480.00	\$480.00	\$0.00	100
80503	Pest control extras/supplies	\$0.00	\$30.00	\$0.00	\$30.00	(\$30.00)	0
80505	Contracted termite control	\$0.00	\$325.00	\$0.00	\$325.00	(\$325.00)	0
80509	Contracted Termite Control Treatme	\$0.00	\$485.00	\$0.00	\$485.00	(\$485.00)	0
80601	Contracted pool & spa service	\$278.00	\$653.00	\$278.00	\$653.00	(\$375.00)	43
80602	Pool & spa repairs	\$0.00	\$160.00	\$0.00	\$160.00	(\$160.00)	0
80603	Pool & spa extras/supplies	\$291.90	\$30.00	\$291.90	\$30.00	\$261.90	973
80617	Landscape Supplies	\$0.00	\$40.00	\$0.00	\$40.00	(\$40.00)	0
80707	Alarm Monitoring	\$175.50	\$282.00	\$175.50	\$282.00	(\$106.50)	62
81002	Contracted software	\$0.00	\$20.00	\$0.00	\$20.00	(\$20.00)	0
	Total CONTRACTED SERVICES	\$10,170.31	\$9,612.99	\$10,170.31	\$9,612.99	\$557.32	106

OPERATING STATEMENT

Surfside III Condominium Owners Association

01/01/2021 Through 01/31/2021

Year End: December

GL No	GL Description	..... Current Month .....	..... Year To Date .....	.....	.....	Variance	Percent of Budget
		Actual	Budget	Actual	Budget		
	MAINTENANCE						
63000	Unit Maintenance/Repair	\$535.31	\$250.00	\$535.31	\$250.00	\$285.31	214
86000	Gate Repairs	\$294.00	\$300.00	\$294.00	\$300.00	(\$6.00)	98
86101	Fire Alarm	\$0.00	\$300.00	\$0.00	\$300.00	(\$300.00)	0
86200	Furnishings Communal	\$0.00	\$150.00	\$0.00	\$150.00	(\$150.00)	0
86300	Bldg Maint and Repairs	\$159.15	\$350.00	\$159.15	\$350.00	(\$190.85)	45
86302	Equipment maintenance	\$249.65	\$300.00	\$249.65	\$300.00	(\$50.35)	83
86303	Contingency repairs	\$0.00	\$7,000.00	\$0.00	\$7,000.00	(\$7,000.00)	0
86500	Lighting maintenance	\$0.00	\$800.00	\$0.00	\$800.00	(\$800.00)	0
86600	Resident Locks & keys	\$0.00	\$55.00	\$0.00	\$55.00	(\$55.00)	0
86700	Maintenance supplies	\$143.65	\$350.00	\$143.65	\$350.00	(\$206.35)	41
86800	Painting	\$0.00	\$800.00	\$0.00	\$800.00	(\$800.00)	0
87000	Plumbing	\$0.00	\$1,907.00	\$0.00	\$1,907.00	(\$1,907.00)	0
87100	Roof	\$0.00	\$450.00	\$0.00	\$450.00	(\$450.00)	0
87111	Structural Maintenance/Repair - Con	\$0.00	\$6,000.00	\$0.00	\$6,000.00	(\$6,000.00)	0
87300	Signs	\$0.00	\$100.00	\$0.00	\$100.00	(\$100.00)	0
87600	Landscape - Tree	\$0.00	\$300.00	\$0.00	\$300.00	(\$300.00)	0
88301	Sewer Line Cleanouts	\$0.00	\$1,000.00	\$0.00	\$1,000.00	(\$1,000.00)	0
88701	Landscaping- Maintenance	\$0.00	\$250.00	\$0.00	\$250.00	(\$250.00)	0
89300	Gutters	\$5,000.00	\$350.00	\$5,000.00	\$350.00	\$4,650.00	1,429
	Total MAINTENANCE	\$6,381.76	\$21,012.00	\$6,381.76	\$21,012.00	(\$14,630.24)	30
	PROVISION FOR RESERVES						
98800	Structure Maintenance/Repair - Com	\$28,962.57	\$28,962.57	\$28,962.57	\$28,962.57	\$0.00	100
	Total PROVISION FOR RESERVES	\$28,962.57	\$28,962.57	\$28,962.57	\$28,962.57	\$0.00	100
	UTILITIES INCOME						
50900	Utility reimbursement	(\$37,452.46)	\$0.00	(\$37,452.46)	\$0.00	(\$37,452.46)	0
	Total UTILITIES INCOME	(\$37,452.46)	\$0.00	(\$37,452.46)	\$0.00	(\$37,452.46)	0
	UTILITY EXPENSE						
65100	Utility-electric	\$2,344.64	\$0.00	\$2,344.64	\$0.00	\$2,344.64	0

OPERATING STATEMENT

Surfside III Condominium Owners Association

01/01/2021 Through 01/31/2021

Year End: December

GL No	GL Description	.... Current Month ....		.... Year To Date		Variance	Percent of Budget
		Actual	Budget	Actual	Budget		
65200	Utility gas	\$2,595.05	\$0.00	\$2,595.05	\$0.00	\$2,595.05	0
65300	Utility phone	\$672.13	\$0.00	\$672.13	\$0.00	\$672.13	0
65500	Utility water & sewer	\$32,176.20	\$0.00	\$32,176.20	\$0.00	\$32,176.20	0
81001	Contracted internet	\$129.95	\$0.00	\$129.95	\$0.00	\$129.95	0
	Total UTILITY EXPENSE	\$37,917.97	\$0.00	\$37,917.97	\$0.00	\$37,917.97	0
	Total Expenses Before Reserves	\$92,033.94	\$120,504.74	\$92,033.94	\$120,504.74	(\$28,470.80)	76
	Total EXPENSES	\$120,996.51	\$149,467.31	\$120,996.51	\$149,467.31	(\$28,470.80)	81
	Net Surplus or (Deficit)	\$26,457.51	\$0.00	\$26,457.51	\$0.00	\$26,457.51	

OPERATING STATEMENT SUMMARY

Surfside III Condominium Owners Association

01/01/2021 Through 01/31/2021

Year End: December

	.... Current Month Actual	.... Budget	.... Year To Date Actual	.... Budget	Variance	Percent of Budget
INCOME						
ASSESSMENT INCOME	\$146,157.00	\$146,157.00	\$146,157.00	\$146,157.00	\$0.00	100
OTHER MEMBER INCOME	\$688.04	\$1,571.00	\$688.04	\$1,571.00	(\$882.96)	44
OTHER INCOME	\$608.98	\$1,739.31	\$608.98	\$1,739.31	(\$1,130.33)	35
Total INCOME	\$147,454.02	\$149,467.31	\$147,454.02	\$149,467.31	(\$2,013.29)	99
EXPENSES						
ADMINISTRATIVE	\$3,768.45	\$8,034.00	\$3,768.45	\$8,034.00	(\$4,265.55)	47
LOAN SERVICING	\$48,026.95	\$48,027.87	\$48,026.95	\$48,027.87	(\$0.92)	100
SALARY ADMINISTRATIVE	\$2,533.50	\$4,635.00	\$2,533.50	\$4,635.00	(\$2,101.50)	55
SALARY PAINTING	\$0.00	\$3,708.00	\$0.00	\$3,708.00	(\$3,708.00)	0
SALARY MAINTENANCE	\$3,663.09	\$7,725.00	\$3,663.09	\$7,725.00	(\$4,061.91)	47
INSURANCE	\$16,163.65	\$16,606.58	\$16,163.65	\$16,606.58	(\$442.93)	97
TAXES	\$860.72	\$1,143.30	\$860.72	\$1,143.30	(\$282.58)	75
CONTRACTED SERVICES	\$10,170.31	\$9,612.99	\$10,170.31	\$9,612.99	\$557.32	106
MAINTENANCE	\$6,381.76	\$21,012.00	\$6,381.76	\$21,012.00	(\$14,630.24)	30
PROVISION FOR RESERVES	\$28,962.57	\$28,962.57	\$28,962.57	\$28,962.57	\$0.00	100
UTILITIES INCOME	(\$37,452.46)	\$0.00	(\$37,452.46)	\$0.00	(\$37,452.46)	0
UTILITY EXPENSE	\$37,917.97	\$0.00	\$37,917.97	\$0.00	\$37,917.97	0
Total EXPENSES	\$120,996.51	\$149,467.31	\$120,996.51	\$149,467.31	(\$28,470.80)	81
Net Surplus or (Deficit)	\$26,457.51	\$0.00	\$26,457.51	\$0.00	\$26,457.51	

Surfside III Condominium Owners Association

YTD OPERATING STATEMENT

01/01/2021 Through 01/31/2021

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	146157												146157	146157	100
	Total-ASSESSMENT INCOME	146157												146157	146157	100
OTHER MEMBER INCOME																
50400	Late charge assessments	129												129	121	107
50500	Lien assessments	0												0	409	0
50600	Legal assessments	377												377	401	94
50700	Parking assessments	80												80	98	82
50800	Nsf check collection	0												0	408	0
51000	Resident Key/gate card income	102												102	134	76
	Total-OTHER MEMBER INCOM	688												688	1571	44
OTHER INCOME																
51200	Violation / Fine	0												0	78	0
51300	Interest income	20												20	1396	1
51500	Reimbursement income-bill ba	489												489	98	499
52700	Move In/Move Out Registratio	100												100	167	60
	Total-OTHER INCOME	609												609	1739	35
	Total INCOME	147454												147454	149467	99
EXPENSES																
ADMINISTRATIVE																
60100	Accounting & Audit Services	0												0	283	0
60101	Study reserve	0												0	125	0
60103	Payroll service	788												788	320	246
60200	Bank/Other Fees	5												5	76	7
60205	Office Expense	511												511	1040	49
60206	Office equipment (computers)	0												0	20	0
60300	Legal expense, reimbursable	(75)												(75)	418	-18
60303	Legal	377												377	1632	23
60400	License,fees and permits	0												0	454	0
60510	Employee Extra (uniforms, etc.	0												0	230	0

Surfside III Condominium Owners Association

YTD OPERATING STATEMENT

01/01/2021 Through 01/31/2021

Year End: December

GL No	GL Description	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	YTD Act	YTD Bud	YTD%
60513	Bonuses	0												0	110	0
60600	Management services	1700												1700	1700	100
60601	Management services extras	0												0	50	0
60603	Board Management Expense	60												60	20	300
60800	Printing & postage	308												308	820	38
60900	Assessment refunds	0												0	47	0
61000	Non-sufficient fund checks	0												0	612	0
62000	Miscellaneous expense	95												95	42	226
63100	Wireless access point	0												0	35	0
	Total-ADMINISTRATIVE	3768												3768	8034	47
	LOAN SERVICING															
64001	Loan Servicing Principle	28295												28295	27721	102
64002	Loan Servicing Interest	19732												19732	20307	97
	Total-LOAN SERVICING	48027												48027	48028	100
	SALARY ADMINISTRATIVE															
60502	Office Salaries Gross	2534												2534	4635	55
	Total-SALARY ADMINISTRATI	2534												2534	4635	55
	SALARY PAINTING															
60509	Paint Maintenance Salary Gros	0												0	3708	0
	Total-SALARY PAINTING	0												0	3708	0
	SALARY MAINTENANCE															
60501	Maintenance Salaries Gross	3663												3663	6425	57
60503	Clubhouse Salaries Gross	0												0	1300	0
	Total-SALARY MAINTENANCE	3663												3663	7725	47
	INSURANCE															
70100	Fidelity bond	0												0	109	0
70300	Insurance master policy	5391												5391	5800	93
70400	Worker's compensation	840												840	1400	60
70500	Insurance-earthquake	9933												9933	8700	114
70700	D & O/Cyber insurance	0												0	598	0

Surfside III Condominium Owners Association

YTD OPERATING STATEMENT

01/01/2021 Through 01/31/2021

Year End: December

GL No	GL Description	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	YTD Act	YTD Bud	YTD%
	Total-INSURANCE	16164												16164	16607	97
	TAXES															
75100	Payroll taxes	861												861	944	91
75400	State & federal taxes	0												0	199	0
	Total-TAXES	861												861	1143	75
	CONTRACTED SERVICES															
80201	Contracted elevator service	4845												4845	1563	310
80202	Elevator repairs	0												0	155	0
80301	Contracted gardening service	4100												4100	4100	100
80302	Landscape - Irrigation	0												0	300	0
80303	Gardening extras/supplies	0												0	250	0
80304	Tree Trimming	0												0	450	0
80317	Landscape replacement	0												0	250	0
80500	Pest Control	0												0	40	0
80501	Contracted pest control servic	480												480	480	100
80503	Pest control extras/supplies	0												0	30	0
80505	Contracted termite control	0												0	325	0
80509	Contracted Termite Control Tre	0												0	485	0
80601	Contracted pool & spa service	278												278	653	43
80602	Pool & spa repairs	0												0	160	0
80603	Pool & spa extras/supplies	292												292	30	973
80617	Landscape Supplies	0												0	40	0
80707	Alarm Monitoring	176												176	282	62
81002	Contracted software	0												0	20	0
	Total-CONTRACTED SERVICE:	10170												10170	9613	106
	MAINTENANCE															
63000	Unit Maintenance/Repair	535												535	250	214
86000	Gate Repairs	294												294	300	98
86101	Fire Alarm	0												0	300	0
86200	Furnishings Communal	0												0	150	0
86300	Bldg Maint and Repairs	159												159	350	45

Surfside III Condominium Owners Association

YTD OPERATING STATEMENT

01/01/2021 Through 01/31/2021

Year End: December

GL No	GL Description	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	YTD Act	YTD Bud	YTD%
86302	Equipment maintenance	250												250	300	83
86303	Contingency repairs	0												0	7000	0
86500	Lighting maintenance	0												0	800	0
86600	Resident Locks & keys	0												0	55	0
86700	Maintenance supplies	144												144	350	41
86800	Painting	0												0	800	0
87000	Plumbing	0												0	1907	0
87100	Roof	0												0	450	0
87111	Structural Maintenance/Repair	0												0	6000	0
87300	Signs	0												0	100	0
87600	Landscape - Tree	0												0	300	0
88301	Sewer Line Cleanouts	0												0	1000	0
88701	Landscaping- Maintenance	0												0	250	0
89300	Gutters	5000												5000	350	1429
	Total-MAINTENANCE	6382												6382	21012	30
	PROVISION FOR RESERVES															
98800	Structure Maintenance/Repair	28963												28963	28963	100
	Total-PROVISION FOR RESERV	28963												28963	28963	100
	UTILITIES INCOME															
50900	Utility reimbursement	(37452)												(37452)	0	0
	Total-UTILITIES INCOME	(37452)												(37452)	0	0
	UTILITY EXPENSE															
65100	Utility-electric	2345												2345	0	0
65200	Utility gas	2595												2595	0	0
65300	Utility phone	672												672	0	0
65500	Utility water & sewer	32176												32176	0	0
81001	Contracted internet	130												130	0	0
	Total-UTILITY EXPENSE	37918												37918	0	0
	Total-Expenses Before Reserves	92034												92034	120505	76

Surfside III Condominium Owners Association

YTD OPERATING STATEMENT

01/01/2021 Through 01/31/2021

Year End: December

GL No	GL Description	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	YTD Act	YTD Bud	YTD%
	Total EXPENSES	120997												120997	149467	81
	Net Surplus or (Deficit)	26458												26458	0	

Surfside III Condominium Owners Association
YTD ACTUAL vs. ANNUAL BUDGET
 01/01/2021 Through 01/31/2021
 Year End: December

<u>GL No</u>	<u>GL Description</u>	<u>YTD Actual</u>	<u>Annual Budget</u>	<u>Variance</u>	<u>% of Budget</u>
	INCOME				
	ASSESSMENT INCOME				
50100	Regular assessments	\$146,157.00	\$1,753,884.00	(\$1,607,727.00)	8
	Total ASSESSMENT INCOME	\$146,157.00	\$1,753,884.00	(\$1,607,727.00)	8
	OTHER MEMBER INCOME				
50400	Late charge assessments	\$129.04	\$1,452.00	(\$1,322.96)	9
50500	Lien assessments	\$0.00	\$4,908.00	(\$4,908.00)	0
50600	Legal assessments	\$377.00	\$4,812.00	(\$4,435.00)	8
50700	Parking assessments	\$80.00	\$1,176.00	(\$1,096.00)	7
50800	Nsf check collection	\$0.00	\$4,896.00	(\$4,896.00)	0
51000	Resident Key/gate card income	\$102.00	\$1,608.00	(\$1,506.00)	6
	Total OTHER MEMBER INCOME	\$688.04	\$18,852.00	(\$18,163.96)	4
	OTHER INCOME				
51200	Violation / Fine	\$0.00	\$936.72	(\$936.72)	0
51300	Interest income	\$19.93	\$16,755.00	(\$16,735.07)	0
51500	Reimbursement income-bill backs	\$489.05	\$1,176.00	(\$686.95)	42
52700	Move In/Move Out Registration Fee	\$100.00	\$2,004.00	(\$1,904.00)	5
	Total OTHER INCOME	\$608.98	\$20,871.72	(\$20,262.74)	3
	Total INCOME	\$147,454.02	\$1,793,607.72	(\$1,646,153.70)	8
	EXPENSES				
	ADMINISTRATIVE				
60100	Accounting & Audit Services	\$0.00	\$3,396.00	(\$3,396.00)	0
60101	Study reserve	\$0.00	\$1,500.00	(\$1,500.00)	0
60103	Payroll service	\$787.55	\$3,840.00	(\$3,052.45)	21
60200	Bank/Other Fees	\$5.00	\$912.00	(\$907.00)	1
60205	Office Expense	\$511.13	\$12,480.00	(\$11,968.87)	4
60206	Office equipment (computers)	\$0.00	\$240.00	(\$240.00)	0
60300	Legal expense, reimbursable	(\$75.00)	\$5,016.00	(\$5,091.00)	-1
60303	Legal	\$377.00	\$19,584.00	(\$19,207.00)	2
60400	License, fees and permits	\$0.00	\$5,448.00	(\$5,448.00)	0
60510	Employee Extra (uniforms, etc.)	\$0.00	\$2,760.00	(\$2,760.00)	0

Surfside III Condominium Owners Association
YTD ACTUAL vs. ANNUAL BUDGET
 01/01/2021 Through 01/31/2021
 Year End: December

<u>GL No</u>	<u>GL Description</u>	<u>YTD Actual</u>	<u>Annual Budget</u>	<u>Variance</u>	<u>% of Budget</u>
60513	Bonuses	\$0.00	\$1,320.00	(\$1,320.00)	0
60600	Management services	\$1,700.00	\$20,400.00	(\$18,700.00)	8
60601	Management services extras	\$0.00	\$600.00	(\$600.00)	0
60603	Board Management Expense	\$60.00	\$240.00	(\$180.00)	25
60800	Printing & postage	\$307.77	\$9,840.00	(\$9,532.23)	3
60900	Assessment refunds	\$0.00	\$564.00	(\$564.00)	0
61000	Non-sufficient fund checks	\$0.00	\$7,344.00	(\$7,344.00)	0
62000	Miscellaneous expense	\$95.00	\$504.00	(\$409.00)	19
63100	Wireless access point	\$0.00	\$420.00	(\$420.00)	0
	Total ADMINISTRATIVE	\$3,768.45	\$96,408.00	(\$92,639.55)	4
	LOAN SERVICING				
64001	Loan Servicing Principle	\$28,295.15	\$332,650.44	(\$304,355.29)	9
64002	Loan Servicing Interest	\$19,731.80	\$243,684.00	(\$223,952.20)	8
	Total LOAN SERVICING	\$48,026.95	\$576,334.44	(\$528,307.49)	8
	SALARY ADMINISTRATIVE				
60502	Office Salaries Gross	\$2,533.50	\$55,620.00	(\$53,086.50)	5
	Total SALARY ADMINISTRATIVE	\$2,533.50	\$55,620.00	(\$53,086.50)	5
	SALARY PAINTING				
60509	Paint Maintenance Salary Gross	\$0.00	\$44,496.00	(\$44,496.00)	0
	Total SALARY PAINTING	\$0.00	\$44,496.00	(\$44,496.00)	0
	SALARY MAINTENANCE				
60501	Maintenance Salaries Gross	\$3,663.09	\$77,100.00	(\$73,436.91)	5
60503	Clubhouse Salaries Gross	\$0.00	\$15,600.00	(\$15,600.00)	0
	Total SALARY MAINTENANCE	\$3,663.09	\$92,700.00	(\$89,036.91)	4
	INSURANCE				
70100	Fidelity bond	\$0.00	\$1,308.00	(\$1,308.00)	0
70300	Insurance master policy	\$5,391.08	\$69,600.00	(\$64,208.92)	8
70400	Worker's compensation	\$840.00	\$16,800.00	(\$15,960.00)	5
70500	Insurance-earthquake	\$9,932.57	\$104,400.00	(\$94,467.43)	10

Surfside III Condominium Owners Association
YTD ACTUAL vs. ANNUAL BUDGET
 01/01/2021 Through 01/31/2021
 Year End: December

<u>GL No</u>	<u>GL Description</u>	<u>YTD Actual</u>	<u>Annual Budget</u>	<u>Variance</u>	<u>% of Budget</u>
70700	D & O/Cyber insurance	\$0.00	\$7,170.96	(\$7,170.96)	0
	Total INSURANCE	\$16,163.65	\$199,278.96	(\$183,115.31)	8
	TAXES				
75100	Payroll taxes	\$860.72	\$11,328.00	(\$10,467.28)	8
75400	State & federal taxes	\$0.00	\$2,391.60	(\$2,391.60)	0
	Total TAXES	\$860.72	\$13,719.60	(\$12,858.88)	6
	CONTRACTED SERVICES				
80201	Contracted elevator service	\$4,844.91	\$18,756.00	(\$13,911.09)	26
80202	Elevator repairs	\$0.00	\$1,860.00	(\$1,860.00)	0
80301	Contracted gardening service	\$4,100.00	\$49,200.00	(\$45,100.00)	8
80302	Landscape - Irrigation	\$0.00	\$3,600.00	(\$3,600.00)	0
80303	Gardening extras/supplies	\$0.00	\$3,000.00	(\$3,000.00)	0
80304	Tree Trimming	\$0.00	\$5,400.00	(\$5,400.00)	0
80317	Landscape replacement	\$0.00	\$3,000.00	(\$3,000.00)	0
80500	Pest Control	\$0.00	\$479.88	(\$479.88)	0
80501	Contracted pest control servic	\$480.00	\$5,760.00	(\$5,280.00)	8
80503	Pest control extras/supplies	\$0.00	\$360.00	(\$360.00)	0
80505	Contracted termite control	\$0.00	\$3,900.00	(\$3,900.00)	0
80509	Contracted Termite Control Treatment	\$0.00	\$5,820.00	(\$5,820.00)	0
80601	Contracted pool & spa service	\$278.00	\$7,836.00	(\$7,558.00)	4
80602	Pool & spa repairs	\$0.00	\$1,920.00	(\$1,920.00)	0
80603	Pool & spa extras/supplies	\$291.90	\$360.00	(\$68.10)	81
80617	Landscape Supplies	\$0.00	\$480.00	(\$480.00)	0
80707	Alarm Monitoring	\$175.50	\$3,384.00	(\$3,208.50)	5
81002	Contracted software	\$0.00	\$240.00	(\$240.00)	0
	Total CONTRACTED SERVICES	\$10,170.31	\$115,355.88	(\$105,185.57)	9
	MAINTENANCE				
63000	Unit Maintenance/Repair	\$535.31	\$3,000.00	(\$2,464.69)	18
86000	Gate Repairs	\$294.00	\$3,600.00	(\$3,306.00)	8
86101	Fire Alarm	\$0.00	\$3,600.00	(\$3,600.00)	0
86200	Furnishings Communal	\$0.00	\$1,800.00	(\$1,800.00)	0

Surfside III Condominium Owners Association
YTD ACTUAL vs. ANNUAL BUDGET
 01/01/2021 Through 01/31/2021
 Year End: December

<u>GL No</u>	<u>GL Description</u>	<u>YTD Actual</u>	<u>Annual Budget</u>	<u>Variance</u>	<u>% of Budget</u>
86300	Bldg Maint and Repairs	\$159.15	\$4,200.00	(\$4,040.85)	4
86302	Equipment maintenance	\$249.65	\$3,600.00	(\$3,350.35)	7
86303	Contingency repairs	\$0.00	\$84,000.00	(\$84,000.00)	0
86500	Lighting maintenance	\$0.00	\$9,600.00	(\$9,600.00)	0
86600	Resident Locks & keys	\$0.00	\$660.00	(\$660.00)	0
86700	Maintenance supplies	\$143.65	\$4,200.00	(\$4,056.35)	3
86800	Painting	\$0.00	\$9,600.00	(\$9,600.00)	0
87000	Plumbing	\$0.00	\$22,884.00	(\$22,884.00)	0
87100	Roof	\$0.00	\$5,400.00	(\$5,400.00)	0
87111	Structural Maintenance/Repair - Comm	\$0.00	\$72,000.00	(\$72,000.00)	0
87300	Signs	\$0.00	\$1,200.00	(\$1,200.00)	0
87600	Landscape - Tree	\$0.00	\$3,600.00	(\$3,600.00)	0
88301	Sewer Line Cleanouts	\$0.00	\$12,000.00	(\$12,000.00)	0
88701	Landscaping- Maintenance	\$0.00	\$3,000.00	(\$3,000.00)	0
89300	Gutters	\$5,000.00	\$4,200.00	\$800.00	119
	Total MAINTENANCE	\$6,381.76	\$252,144.00	(\$245,762.24)	3
	PROVISION FOR RESERVES				
98800	Structure Maintenance/Repair - Comm	\$28,962.57	\$347,550.84	(\$318,588.27)	8
	Total PROVISION FOR RESERVES	\$28,962.57	\$347,550.84	(\$318,588.27)	8
	UTILITIES INCOME				
50900	Utility reimbursement	(\$37,452.46)	\$0.00	(\$37,452.46)	0
	Total UTILITIES INCOME	(\$37,452.46)	\$0.00	(\$37,452.46)	0
	UTILITY EXPENSE				
65100	Utility-electric	\$2,344.64	\$0.00	\$2,344.64	0
65200	Utility gas	\$2,595.05	\$0.00	\$2,595.05	0
65300	Utility phone	\$672.13	\$0.00	\$672.13	0
65500	Utility water & sewer	\$32,176.20	\$0.00	\$32,176.20	0
81001	Contracted internet	\$129.95	\$0.00	\$129.95	0
	Total UTILITY EXPENSE	\$37,917.97	\$0.00	\$37,917.97	0

Surfside III Condominium Owners Association
YTD ACTUAL vs. ANNUAL BUDGET
 01/01/2021 Through 01/31/2021
 Year End: December

<u>GL No</u>	<u>GL Description</u>	<u>YTD Actual</u>	<u>Annual Budget</u>	<u>Variance</u>	<u>% of Budget</u>
Total	Expenses Before Reserves	\$92,033.94	\$1,446,056.88	(\$1,354,022.94)	6
Total	EXPENSES	\$120,996.51	\$1,793,607.72	(\$1,672,611.21)	7

Surfside III Condominium Owners Association

CHECKS WRITTEN

Period Ending: 01/31/2021

<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>
	01/21/21	Pitney Bowes	60205	April Office Expense		156.06	156.06
	01/25/21	Southern California Gas	65200	December Utility gas		2,595.05	2,595.05
	01/19/21	Time Warner Cable	65300	January Utility phone		91.07	91.07
		Frontier Communications	65300	January Utility phone		71.44	71.44
			65300	January Utility phone		106.04	106.04
		City of Port Hueneme	65500	January Utility water & sewer		6,150.77	6,150.77
			65500	December Utility water & sewer		26,025.43	26,025.43
		Time Warner Cable	81001	January Contracted internet		129.95	129.95
10898	01/04/21	Lordon Management	60600	Management services - Jan 2021		1,700.00	1,700.00
10899	01/04/21	Lordon Management	60800	Printing & postage - Dec 2020		307.77	307.77
10900	01/07/21	Surfside III HOA	98800	Jan Reserve		28,962.57	28,962.57
10901	01/07/21	Farmers Insurance	70300	Master Inst. Acct #F007941096-001-0000		5,391.08	5,391.08
10902	01/08/21	CAI-Channel Island Chapter	60603	Board Management Expense		60.00	60.00
10903	01/11/21	The Nahid Jaffee Trust	54200	Adjustment - Reimbursement Assessment		186.70	186.70
10904	01/13/21	Westguard Insurance Company	70400	WC Inst. Acct #19212303189034		840.00	840.00
10909	01/15/21	Dewey Pest Control	80501	Contracted pest control servic		480.00	480.00
10910	01/18/21	Pamela A. Moore	60303	Legal/191001351 - 191001351		155.00	377.00
			60303	Legal/191001550 - 191001550		202.00	
			60303	Legal/191002270 - 191002270		20.00	
10911	01/18/21	Ocean View Plumbing & Rooter	63000	Unit Maintenance/Repair	331407	186.31	186.31
10912	01/18/21	Premier Electric A Jones Group Corp	63000	Unit Maintenance/Repair	331406	125.00	125.00
10913	01/18/21	Premier Electric A Jones Group Corp	63000	Unit Maintenance/Repair	331405	135.00	135.00
10914	01/20/21	Dial Security	80707	Alarm Monitoring		175.50	175.50
10915	01/20/21	David Vadbunker	86000	Gate Repairs		294.00	294.00
10916	01/20/21	Michael Gonzan	89300	Gutters		5,000.00	5,000.00

Surfside III Condominium Owners Association

CHECKS WRITTEN

Period Ending: 01/31/2021

<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>
10917	01/20/21	Garcia's Landscaping & Maintenance	80301	December Contracted gardening service		4,100.00	4,100.00
10918	01/20/21	Susan Bradley	60205	Office Expense		320.00	320.00
10919	01/20/21	Julie's Cleaning	62000	Miscellaneous expense		95.00	95.00
10920	01/20/21	Joshua Barros	80601	January Contracted pool & spa service		278.00	569.90
			80603	January Pool & spa extras/supplies		291.90	
10921	01/21/21	Ronald & Jennifer Skare	63000	Unit Maintenance/Repair		89.00	89.00
10922	01/25/21	Frontier Communications	65300	February Utility phone		403.58	403.58
10923	01/26/21	So. California Edison	65100	Utility-electric		2,344.64	2,344.64
10924	01/27/21	Thyssen Krupp Elevator	80201	March Contracted elevator service		4,844.91	4,844.91
10925	01/27/21	Julie's Cleaning	86300	Bldg Maint and Repairs		95.00	95.00
Total Checks:							92,408.77

Surfside III Condominium Owners Association

CHECKS RELEASED

Period Ending: 01/31/2021

Check No	Date	Payee	Description	Check Total
	01/19/21	Time Warner Cable	January Utility phone	91.07
10888	01/04/21	James Stewart	Board Management Expense	465.05
10889	01/04/21	CAI-Channel Island Chapter	Board Management Expense	30.00
10890	01/04/21	Michael Gonzan	Gutters	5,000.00
10895	01/04/21	Ocean View Plumbing & Rooter	Unit Maintenance/Repair	1,229.08
10896	01/04/21	Ocean View Plumbing & Rooter	Unit Maintenance/Repair	151.37
10897	01/04/21	Premier Electric A Jones Group Corp	Unit Maintenance/Repair	230.00
10898	01/04/21	Lordon Management	Management services - Jan 2021	1,700.00
10899	01/04/21	Lordon Management	Printing & postage - Dec 2020	307.77
10900	01/07/21	Surfside III HOA	Jan Reserve	28,962.57
10901	01/07/21	Farmers Insurance	Master Inst. Acct #F007941096-001-000001	5,391.08
10902	01/08/21	CAI-Channel Island Chapter	Board Management Expense	60.00
10903	01/11/21	The Nahid Jaffee Trust	Adjustment - Reimbursement Assessment	186.70
10904	01/13/21	Westguard Insurance Company	WC Inst. Acct #19212303189034	840.00
10909	01/15/21	Dewey Pest Control	Contracted pest control servic	480.00
10910	01/18/21	Pamela A. Moore	Legal/191001351 - 191001351	377.00
10911	01/18/21	Ocean View Plumbing & Rooter	Unit Maintenance/Repair	186.31
10912	01/18/21	Premier Electric A Jones Group Corp	Unit Maintenance/Repair	125.00
10913	01/18/21	Premier Electric A Jones Group Corp	Unit Maintenance/Repair	135.00
10914	01/20/21	Dial Security	Alarm Monitoring	175.50
10915	01/20/21	David Vadbunker	Gate Repairs	294.00
10916	01/20/21	Michael Gonzan	Gutters	5,000.00
10917	01/20/21	Garcia's Landscaping & Maintenance	December Contracted gardening service	4,100.00
10918	01/20/21	Susan Bradley	Office Expense	320.00
10919	01/20/21	Julie's Cleaning	Miscellaneous expense	95.00
10920	01/20/21	Joshua Barros	January Contracted pool & spa service	569.90
10921	01/21/21	Ronald & Jennifer Skare	Unit Maintenance/Repair	89.00
10922	01/25/21	Frontier Communications	February Utility phone	403.58
10923	01/26/21	So. California Edison	Utility-electric	2,344.64
Total Checks:				59,339.62

Surfside III Condominium Owners Association

CHECKS VOIDED

Period Ending: 01/31/2021

<u>Check No</u>	<u>Date</u>	<u>Payee</u>	<u>Description</u>	<u>Check Total</u>
10884	12/21/20	County Recorder	County Recording Fee - Lien	75.00
Total Checks:				75.00

Surfside III Condominium Owners Association

CHECKS NOT RELEASED

Period Ending: 01/31/2021

<u>Check No</u>	<u>Date</u>	<u>Payee</u>	<u>Description</u>	<u>Check Total</u>
10924	01/27/21	Thyssen Krupp Elevator	March Contracted elevator service	4,844.91
10925	01/27/21	Julie's Cleaning	Bldg Maint and Repairs	95.00
			Total Checks:	4,939.91

Surfside III Condominium Owners Association

WORK ORDER LIST

As Of: 01/31/2021

<u>Assn</u>	<u>PO No</u>	<u>Date Created</u>	<u>Ven No</u>	<u>Vendor Name</u>	<u>Total Cost</u>	<u>Location</u>	<u>Total Paid</u>	<u>Last Paid</u>	<u>Invoice No</u>	<u>Stat</u>
191	331098	01/05/2021	008817	Ocean View Plumbing & Rooter Per invoice 4008121420 - Leak at both bathroom floor next to tub and shower. Water on floor is from when the tenants come out of the tub wet.	151.37	634 Sunfish Way	151.37	01/08/2021	4008121420	In Pr
191	331099	01/05/2021	008817	Ocean View Plumbing & Rooter Per invoice 3596102820 - Gas leak repair.	0.00	715 Reef Circle	0.00			In Pr
191	331101	01/05/2021	007810	Michael Gonzan Per invoice 0003265 - Annual gutter cleaning - 2/7/19.	5,000.00	Common Area	5,000.00	01/08/2021	0003265	In Pr
191	331103	01/05/2021	011442	Garcia's Tree Maintenance Service Inc Per invoice 059 - Tree trimming	15,730.00	Common Area	0.00			In Pr
191	331104	01/05/2021	011442	Garcia's Tree Maintenance Service Inc Per invoice 058 - Tree trimming.	6,180.00	Common Area	0.00			In Pr
191	331105	01/05/2021	011442	Garcia's Tree Maintenance Service Inc Per invoice 057 - Tree trimming.	2,555.00	Common Area	0.00			In Pr
191	331106	01/05/2021	010261	Premier Electric A Jones Group Corp Per invoice 7281 - Troubleshoot non working plugs.	230.00	910 Lighthouse Way	230.00	01/08/2021	7281	In Pr
191	331107	01/05/2021	011442	Garcia's Tree Maintenance Service Inc Per invoice 056 - City permit fee for parking for tree trimming project.	929.00	910 Lighthouse Way	0.00			In Pr
191	331405	01/13/2021	010261	Premier Electric A Jones Group Corp Inv. 7228: Troubleshoot non-working plug.	135.00	673 Reef Circle	135.00	01/18/2021	7228	In Pr
191	331406	01/13/2021	010261	Premier Electric A Jones Group Corp Inv. 7304: Consult with Andy and advise on running telephone lines and car changing stations - building 7.	125.00	Common Area	125.00	01/18/2021	7304	In Pr
191	331407	01/13/2021	008817	Ocean View Plumbing & Rooter Inv. 3120083120: Leak coming from unit 639 upstairs. Found to be wax ring needs replaced for toilet.	186.31	637 Bluewater Way	186.31	01/18/2021	3120083120	In Pr
191	331686	01/20/2021	007810	Michael Gonzan Inv. 0003248: Annual gutter cleaning.	5,000.00	Common Area	0.00			In Pr
191	332022	01/27/2021	008647	Clay Commercial Security Per invoice 3491 - Change master code at panel & software. Pring user data base.	165.00	Common Area	0.00			In Pr
191	332025	01/27/2021	008483	Garcia's Landscaping & Maintenance Per invoice 072 - trim and balance eucalyptus tree.	525.00	Common Area	0.00			In Pr

<u>Assn</u>	<u>PO No</u>	<u>Date Created</u>	<u>Ven No</u>	<u>Vendor Name</u>	<u>Total Cost</u>	<u>Location</u>	<u>Total Paid</u>	<u>Last Paid</u>	<u>Invoice No</u>	<u>Stat</u>
191	332026	01/27/2021	011457	JSL Mastery Paving Inc Per invoice 92621 - Asphalt removal/replacement at 7 sites. Additional Asphalt patching at various locations.	11,500.00	Common Area	0.00			In Pr
191	332028	01/27/2021	011457	JSL Mastery Paving Inc Per invoice 92622 - Application of rubberized crack filler.	2,700.00	Common Area	0.00			In Pr
191	332029	01/27/2021	007810	Michael Gonzan Per invoice 3288 - Re-adjust gutter.	150.00	760 Seawind Way	0.00			In Pr
191	332030	01/27/2021	008817	Ocean View Plumbing & Rooter Per invoice 3831120320 - Frozen water valve in attic that needs to be replaced.	475.04	844 Bluewater Way	0.00			In Pr
Count: 18		Total Amount:			51,736.72					

Surfside III Condominium Owners Association

GENERAL LEDGER DETAIL

Period Ending: 01/31/2021

Type	Date	Item No	Payee / Description	GL No	GL Description	Debit	Credit
Check	01/28/21		Checks Released	10100	Checking - Union xxxxxx4124		94,574.36
	01/28/21		Checks Released	10101	AP - Checks Not Released	94,574.36	
Check	01/19/21		Time Warner Cable	10101	AP - Checks Not Released		91.07
	01/19/21		Time Warner Cable	10101	AP - Checks Not Released		129.95
	01/19/21		City of Port Hueneme	10101	AP - Checks Not Released		6,150.77
	01/19/21		City of Port Hueneme	10101	AP - Checks Not Released		26,025.43
	01/19/21		Frontier Communications	10101	AP - Checks Not Released		71.44
	01/19/21		Frontier Communications	10101	AP - Checks Not Released		106.04
	01/19/21		Time Warner Cable	65300	Utility phone	91.07	
	01/19/21		Frontier Communications	65300	Utility phone	71.44	
	01/19/21		Frontier Communications	65300	Utility phone	106.04	
	01/19/21		City of Port Hueneme	65500	Utility water & sewer	6,150.77	
	01/19/21		City of Port Hueneme	65500	Utility water & sewer	26,025.43	
	01/19/21		Time Warner Cable	81001	Contracted internet	129.95	
Check	01/21/21		Pitney Bowes	10101	AP - Checks Not Released		156.06
	01/21/21		Pitney Bowes	60205	Office Expense	156.06	
Check	01/25/21		Southern California Gas	10101	AP - Checks Not Released		2,595.05
	01/25/21		Southern California Gas	65200	Utility gas	2,595.05	
Check	01/21/21	10884	County Recorder	10100	Checking - Union xxxxxx4124	75.00	
	01/21/21	10884	County Recorder	60300	Legal expense, reimbursable		75.00
Check	01/04/21	10898	Lordon Management	10101	AP - Checks Not Released		1,700.00
	01/04/21	10898	Lordon Management	60600	Management services	1,700.00	
Check	01/04/21	10899	Lordon Management	10101	AP - Checks Not Released		307.77
	01/04/21	10899	Lordon Management	60800	Printing & postage	307.77	
Check	01/07/21	10900	Surfside III HOA	10101	AP - Checks Not Released		28,962.57
	01/07/21	10900	Surfside III HOA	98800	Structure Maintenance/Repair - Communal	28,962.57	
Check	01/21/21	10900	Surfside III HOA	10300	Cap Res - Union xxxxxx7978	28,962.57	
	01/21/21	10900	Surfside III HOA	43800	Structural Maintenance/Repair - Communal		28,962.57
Check	01/07/21	10901	Farmers Insurance	10101	AP - Checks Not Released		5,391.08
	01/07/21	10901	Farmers Insurance	70300	Insurance master policy	5,391.08	
Check	01/08/21	10902	CAI-Channel Island Chapter	10101	AP - Checks Not Released		60.00
	01/08/21	10902	CAI-Channel Island Chapter	60603	Board Management Expense	60.00	

Surfside III Condominium Owners Association

GENERAL LEDGER DETAIL

Period Ending: 01/31/2021

Type	Date	Item No	Payee / Description	GL No	GL Description	Debit	Credit
Check	01/11/21	10903	The Nahid Jaffee Trust	10101	AP - Checks Not Released		186.70
	01/11/21	10903	The Nahid Jaffee Trust	54200	Adjustment	186.70	
Check	01/13/21	10904	Westguard Insurance Company	10101	AP - Checks Not Released		840.00
	01/13/21	10904	Westguard Insurance Company	70400	Worker's compensation	840.00	
Check	01/15/21	10909	Dewey Pest Control	10101	AP - Checks Not Released		480.00
	01/15/21	10909	Dewey Pest Control	80501	Contracted pest control servic	480.00	
Check	01/18/21	10910	Pamela A. Moore	10101	AP - Checks Not Released		377.00
	01/18/21	10910	Pamela A. Moore	60303	Legal	155.00	
	01/18/21	10910	Pamela A. Moore	60303	Legal	202.00	
	01/18/21	10910	Pamela A. Moore	60303	Legal	20.00	
Check	01/18/21	10911	Ocean View Plumbing & Rooter	10101	AP - Checks Not Released		186.31
	01/18/21	10911	Ocean View Plumbing & Rooter	63000	Unit Maintenance/Repair	186.31	
Check	01/18/21	10912	Premier Electric A Jones Group Corp	10101	AP - Checks Not Released		125.00
	01/18/21	10912	Premier Electric A Jones Group Corp	63000	Unit Maintenance/Repair	125.00	
Check	01/18/21	10913	Premier Electric A Jones Group Corp	10101	AP - Checks Not Released		135.00
	01/18/21	10913	Premier Electric A Jones Group Corp	63000	Unit Maintenance/Repair	135.00	
Check	01/20/21	10914	Dial Security	10101	AP - Checks Not Released		175.50
	01/20/21	10914	Dial Security	80707	Alarm Monitoring	175.50	
Check	01/20/21	10915	David Vadbunker	10101	AP - Checks Not Released		294.00
	01/20/21	10915	David Vadbunker	86000	Gate Repairs	294.00	
Check	01/20/21	10916	Michael Gonzan	10101	AP - Checks Not Released		5,000.00
	01/20/21	10916	Michael Gonzan	89300	Gutters	5,000.00	
Check	01/20/21	10917	Garcia's Landscaping & Maintenance	10101	AP - Checks Not Released		4,100.00
	01/20/21	10917	Garcia's Landscaping & Maintenance	80301	Contracted gardening service	4,100.00	
Check	01/20/21	10918	Susan Bradley	10101	AP - Checks Not Released		320.00
	01/20/21	10918	Susan Bradley	60205	Office Expense	320.00	
Check	01/20/21	10919	Julie's Cleaning	10101	AP - Checks Not Released		95.00
	01/20/21	10919	Julie's Cleaning	62000	Miscellaneous expense	95.00	

Surfside III Condominium Owners Association

GENERAL LEDGER DETAIL

Period Ending: 01/31/2021

Type	Date	Item No	Payee / Description	GL No	GL Description	Debit	Credit
Check	01/20/21	10920	Joshua Barros	10101	AP - Checks Not Released		569.90
	01/20/21	10920	Joshua Barros	80601	Contracted pool & spa service	278.00	
	01/20/21	10920	Joshua Barros	80603	Pool & spa extras/supplies	291.90	
Check	01/21/21	10921	Ronald & Jennifer Skare	10101	AP - Checks Not Released		89.00
	01/21/21	10921	Ronald & Jennifer Skare	63000	Unit Maintenance/Repair	89.00	
Check	01/25/21	10922	Frontier Communications	10101	AP - Checks Not Released		403.58
	01/25/21	10922	Frontier Communications	65300	Utility phone	403.58	
Check	01/26/21	10923	So. California Edison	10101	AP - Checks Not Released		2,344.64
	01/26/21	10923	So. California Edison	65100	Utility-electric	2,344.64	
Check	01/27/21	10924	Thyssen Krupp Elevator	10101	AP - Checks Not Released		4,844.91
	01/27/21	10924	Thyssen Krupp Elevator	80201	Contracted elevator service	4,844.91	
Check	01/27/21	10925	Julie's Cleaning	10101	AP - Checks Not Released		95.00
	01/27/21	10925	Julie's Cleaning	86300	Bldg Maint and Repairs	95.00	
Journal	08/26/20	5293	Jan ins	25900	Prepaid insurance		9,932.57
	08/26/20	5293	Jan ins	70500	Insurance-earthquake	9,932.57	
Journal	01/08/21	5393	1/8 Paychex	10100	Checking - Union xxxxxx4124		141.30
	01/08/21	5393	12/24 Paychex	10100	Checking - Union xxxxxx4124		84.80
	01/08/21	5393	12/11 Paychex	10100	Checking - Union xxxxxx4124		73.20
	01/08/21	5393	1/8 Paychex	60103	Payroll service	141.30	
	01/08/21	5393	12/11 Paychex	60103	Payroll service	73.20	
	01/08/21	5393	12/24 Paychex	60103	Payroll service	84.80	
Journal	01/08/21	5396	PR 1/8	10100	Checking - Union xxxxxx4124		1,254.23
	01/08/21	5396	Ck 26960	10100	Checking - Union xxxxxx4124		991.80
	01/08/21	5396	Employee Withholdings	10100	Checking - Union xxxxxx4124		741.19
	01/08/21	5396	Employee Withholdings	60501	Maintenance Salaries Gross	267.74	
	01/08/21	5396	PR 1/8	60501	Maintenance Salaries Gross	1,254.23	
	01/08/21	5396	PR 1/8	60502	Office Salaries Gross	991.80	
	01/08/21	5396	Employee Withholdings	60502	Office Salaries Gross	96.30	
	01/08/21	5396	Employee Withholdings	75100	Payroll taxes	377.15	
Journal	01/20/21	5397	Ace Hardware	10100	Checking - Union xxxxxx4124		143.65

Surfside III Condominium Owners Association

GENERAL LEDGER DETAIL

Period Ending: 01/31/2021

Type	Date	Item No	Payee / Description	GL No	GL Description	Debit	Credit
Journal	01/20/21	5397	Ace Hardware	86700	Maintenance supplies	143.65	
Journal	01/20/21	5398	Transfer	10100	Checking - Union xxxxxx4124		48,026.95
	01/20/21	5398	Jan Loan	10300	Cap Res - Union xxxxxx7978		37,841.89
	01/20/21	5398	Jan Loan	10300	Cap Res - Union xxxxxx7978		10,185.06
	01/20/21	5398	Transfer	10300	Cap Res - Union xxxxxx7978	48,026.95	
	01/20/21	5398	Jan Loan	31400	2nd LOC Mutual of Omaha	6,000.46	
	01/20/21	5398	Jan Loan	31900	LOC Mutual of Omaha	22,294.69	
	01/20/21	5398	Principal	45100	Retained funds		6,000.46
	01/20/21	5398	Principal	45100	Retained funds		22,294.69
	01/20/21	5398	Principal	64001	Loan Servicing Principle	6,000.46	
	01/20/21	5398	Principal	64001	Loan Servicing Principle	22,294.69	
	01/20/21	5398	Jan Loan	64002	Loan Servicing Interest	4,184.60	
	01/20/21	5398	Jan Loan	64002	Loan Servicing Interest	15,547.20	
Journal	01/20/21	5399	Amazon	10100	Checking - Union xxxxxx4124		64.15
	01/20/21	5399	Amazon	86300	Bldg Maint and Repairs	64.15	
Journal	01/22/21	5400	INT	10300	Cap Res - Union xxxxxx7978	18.15	
	01/22/21	5400	INT	11100	J Street Drain Project	1.49	
	01/22/21	5400	INT	11500	CIT CR on deposit	0.29	
	01/22/21	5400	S/C	11700	Union Petty Cash xxxxx3424		5.00
	01/22/21	5400	INT	51300	Interest income		18.15
	01/22/21	5400	INT	51300	Interest income		0.29
	01/22/21	5400	INT	51300	Interest income		1.49
	01/22/21	5400	S/C	60200	Bank/Other Fees	5.00	
Journal	01/22/21	5401	1/22 Paychex	10100	Checking - Union xxxxxx4124		70.30
	01/22/21	5401	1/8 Paychex	10100	Checking - Union xxxxxx4124		141.30
	01/22/21	5401	1/8 Paychex	10100	Checking - Union xxxxxx4124		276.65
	01/22/21	5401	1/22 Paychex	60103	Payroll service	70.30	
	01/22/21	5401	1/8 Paychex	60103	Payroll service	141.30	
	01/22/21	5401	1/8 Paychex	60103	Payroll service	276.65	
Journal	01/22/21	5402	Power Machine	10100	Checking - Union xxxxxx4124		249.65
	01/22/21	5402	Power Machine	86302	Equipment maintenance	249.65	
Journal	01/22/21	5403	11/19 Paychex	10100	Checking - Union xxxxxx4124		120.00

Surfside III Condominium Owners Association

GENERAL LEDGER DETAIL

Period Ending: 01/31/2021

Type	Date	Item No	Payee / Description	GL No	GL Description	Debit	Credit
Journal	01/22/21	5403	12/18 Paychex	10100	Checking - Union xxxxxx4124		120.00
	01/22/21	5403	12/18 Paychex	60501	Maintenance Salaries Gross	120.00	
	01/22/21	5403	11/19 Paychex	60501	Maintenance Salaries Gross	120.00	
Journal	01/22/21	5404	PR 1/22	10100	Checking - Union xxxxxx4124		1,543.88
	01/22/21	5404	Employee Withholdings	10100	Checking - Union xxxxxx4124		968.73
	01/22/21	5404	Ck 26963	10100	Checking - Union xxxxxx4124		1,317.48
	01/22/21	5404	Employee Withholdings	60501	Maintenance Salaries Gross	357.24	
	01/22/21	5404	PR 1/22	60501	Maintenance Salaries Gross	1,543.88	
	01/22/21	5404	PR 1/22	60502	Office Salaries Gross	1,317.48	
	01/22/21	5404	Employee Withholdings	60502	Office Salaries Gross	127.92	
	01/22/21	5404	Employee Liabilities	75100	Payroll taxes	483.57	
Journal	01/28/21	5405	Free Conference	10100	Checking - Union xxxxxx4124		35.07
	01/28/21	5405	Free Conference	60205	Office Expense	35.07	
Other	01/31/21	01/31/21	Assessments Charged	15500	Accounts Receivable	185,837.17	
	01/31/21	01/31/21	Adjustment Credits	15500	Accounts Receivable		763.92
	01/31/21	01/31/21	Prepaid Assessments Dec	15500	Accounts Receivable		90,485.21
	01/31/21	01/31/21	Prepaid Assessments Jan	15500	Accounts Receivable	47,670.09	
	01/31/21	01/31/21	Prepaid Assessments Dec	37000	Prepaid Assessments	90,485.21	
	01/31/21	01/31/21	Prepaid Assessments Jan	37000	Prepaid Assessments		47,670.09
	01/31/21	01/31/21	Assessments Charged	50100	Regular assessments		146,157.00
	01/31/21	01/31/21	Assessments Charged	50400	Late charge assessments		129.04
	01/31/21	01/31/21	Assessments Charged	50600	Legal assessments		377.00
	01/31/21	01/31/21	Assessments Charged	50700	Parking assessments		80.00
	01/31/21	01/31/21	Assessments Charged	50900	Utility reimbursement		37,557.07
	01/31/21	01/31/21	Adjustment Credits	50900	Utility reimbursement	104.61	
	01/31/21	01/31/21	Assessments Charged	51000	Resident Key/gate card income		102.00
	01/31/21	01/31/21	Assessments Charged	51500	Reimbursement income-bill backs		675.36
	01/31/21	01/31/21	Adjustment Credits	51500	Reimbursement income-bill backs	186.31	
	01/31/21	01/31/21	Assessments Charged	52700	Move In/Move Out Registration Fee		100.00
	01/31/21	01/31/21	Assessments Charged	54200	Adjustment		659.70
	01/31/21	01/31/21	Adjustment Credits	54200	Adjustment	473.00	
Payment	01/29/21		Payments	10100	Checking - Union xxxxxx4124	138,140.21	

Surfside III Condominium Owners Association

GENERAL LEDGER DETAIL

Period Ending: 01/31/2021

<u>Type</u>	<u>Date</u>	<u>Item No</u>	<u>Payee / Description</u>	<u>GL No</u>	<u>GL Description</u>	<u>Debit</u>	<u>Credit</u>
Payment	01/29/21		Payments	15500	Accounts Receivable		138,140.21
Totals:						<u>821,561.23</u>	<u>821,561.23</u>

Surfside III Condominium Owners Association

GENERAL LEDGER

Period Ending: 01/31/2021

<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				373,383.18
		5393	01/08/21	1/8 Paychex			141.30	
		5393	01/08/21	12/24 Paychex			84.80	
		5393	01/08/21	12/11 Paychex			73.20	
		5396	01/08/21	PR 1/8			1,254.23	
		5396	01/08/21	Ck 26960			991.80	
		5396	01/08/21	Employee Withholdings			741.19	
		5397	01/20/21	Ace Hardware			143.65	
		5398	01/20/21	Transfer			48,026.95	
		5399	01/20/21	Amazon			64.15	
		5401	01/22/21	1/8 Paychex			276.65	
		5401	01/22/21	1/8 Paychex			141.30	
		5401	01/22/21	1/22 Paychex			70.30	
		5402	01/22/21	Power Machine			249.65	
		5403	01/22/21	11/19 Paychex			120.00	
		5403	01/22/21	12/18 Paychex			120.00	
		5404	01/22/21	PR 1/22			1,543.88	
		5404	01/22/21	Ck 26963			1,317.48	
		5404	01/22/21	Employee Withholdings			968.73	
		5405	01/28/21	Free Conference			35.07	
			01/04/21	Payments		33,956.92		
			01/05/21	Payments		574.64		
			01/05/21	Payments		8,844.33		
			01/06/21	Payments		12,884.64		
			01/06/21	Payments		2,049.95		
			01/07/21	Payments		6,439.70		
			01/08/21	Payments		75.00		
			01/08/21	Payments		11,231.62		
		10901	01/08/21	Released Check 10901	Farmers Insurance		5,391.08	
		10888	01/08/21	Released Check 10888	James Stewart		465.05	
		10889	01/08/21	Released Check 10889	CAI-Channel Island Chap		30.00	
		10890	01/08/21	Released Check 10890	Michael Gonzan		5,000.00	
		10895	01/08/21	Released Check 10895	Ocean View Plumbing &		1,229.08	
		10896	01/08/21	Released Check 10896	Ocean View Plumbing &		151.37	

Surfside III Condominium Owners Association

GENERAL LEDGER

Period Ending: 01/31/2021

<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>
		10897	01/08/21	Released Check 10897	Premier Electric A Jones		230.00	
			01/11/21	Payments		19,591.08		
			01/12/21	Payments		2,015.00		
			01/12/21	Payments		5,996.97		
			01/13/21	Payments		3,536.30		
		10898	01/13/21	Released Check 10898	Lordon Management		1,700.00	
		10899	01/13/21	Released Check 10899	Lordon Management		307.77	
		10903	01/13/21	Released Check 10903	The Nahid Jaffee Trust		186.70	
		10904	01/14/21	Released Check 10904	Westguard Insurance Con		840.00	
			01/14/21	Payments		613.22		
			01/14/21	Payments		6,766.91		
			01/15/21	Payments		3,191.45		
			01/18/21	Payments		823.00		
			01/18/21	Payments		585.64		
		10909	01/18/21	Released Check 10909	Dewey Pest Control		480.00	
		10912	01/18/21	Released Check 10912	Premier Electric A Jones		125.00	
		10913	01/18/21	Released Check 10913	Premier Electric A Jones		135.00	
		10911	01/18/21	Released Check 10911	Ocean View Plumbing &		186.31	
		10902	01/18/21	Released Check 10902	CAI-Channel Island Chap		60.00	
		0	01/19/21	Released Check	City of Port Hueneme		6,150.77	
		0	01/19/21	Released Check	City of Port Hueneme		26,025.43	
		0	01/19/21	Released Check	Frontier Communications		71.44	
		0	01/19/21	Released Check	Frontier Communications		106.04	
		0	01/19/21	Released Check	Time Warner Cable		91.07	
		0	01/19/21	Released Check	Time Warner Cable		129.95	
			01/19/21	Payments		120.00		
			01/19/21	Payments		2,492.54		
			01/20/21	Payments		1,744.93		
			01/20/21	Payments		295.58		
		10910	01/21/21	Released Check 10910	Pamela A. Moore		377.00	
		10915	01/21/21	Released Check 10915	David Vadbunker		294.00	
			01/21/21	Payments		4,226.51		
			01/21/21	Payments		469.26		
		10916	01/21/21	Released Check 10916	Michael Gonzan		5,000.00	

Surfside III Condominium Owners Association

GENERAL LEDGER

Period Ending: 01/31/2021

<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>
		10917	01/21/21	Released Check 10917	Garcia's Landscaping & M		4,100.00	
		10884	01/21/21	Voided Check 10884	County Recorder	75.00		
		0	01/21/21	Released Check	Pitney Bowes		156.06	
		10900	01/21/21	Released Check 10900	Surfside III HOA		28,962.57	
		10914	01/21/21	Released Check 10914	Dial Security		175.50	
		10918	01/21/21	Released Check 10918	Susan Bradley		320.00	
		10919	01/21/21	Released Check 10919	Julie's Cleaning		95.00	
			01/22/21	Payments		595.33		
			01/25/21	Payments		2,798.42		
		0	01/25/21	Released Check	Southern California Gas		2,595.05	
		10921	01/25/21	Released Check 10921	Ronald & Jennifer Skare		89.00	
		10920	01/25/21	Released Check 10920	Joshua Barros		569.90	
		10922	01/25/21	Released Check 10922	Frontier Communications		403.58	
			01/26/21	Payments		1,211.02		
			01/27/21	Payments		2,420.94		
			01/27/21	Payments		359.15		
			01/28/21	Payments		1,632.36		
		10923	01/28/21	Released Check 10923	So. California Edison		2,344.64	
			01/29/21	Payments		597.80		
				Ending Balance				360,659.70
10101	AP - Checks Not Released			Begining Balance				(7,105.50)
		10898	01/04/21		Lordon Management		1,700.00	
		10899	01/04/21		Lordon Management		307.77	
		10900	01/07/21		Surfside III HOA		28,962.57	
		10901	01/07/21		Farmers Insurance		5,391.08	
		10888	01/08/21	Released Check 10888	James Stewart	465.05		
		10890	01/08/21	Released Check 10890	Michael Gonzan	5,000.00		
		10889	01/08/21	Released Check 10889	CAI-Channel Island Chap	30.00		
		10902	01/08/21		CAI-Channel Island Chap		60.00	
		10897	01/08/21	Released Check 10897	Premier Electric A Jones	230.00		
		10895	01/08/21	Released Check 10895	Ocean View Plumbing &	1,229.08		
		10896	01/08/21	Released Check 10896	Ocean View Plumbing &	151.37		
		10901	01/08/21	Released Check 10901	Farmers Insurance	5,391.08		

Surfside III Condominium Owners Association

GENERAL LEDGER

Period Ending: 01/31/2021

<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>
		10903	01/11/21		The Nahid Jaffee Trust		186.70	
		10903	01/13/21	Released Check 10903	The Nahid Jaffee Trust	186.70		
		10904	01/13/21		Westguard Insurance Con		840.00	
		10898	01/13/21	Released Check 10898	Lordon Management	1,700.00		
		10899	01/13/21	Released Check 10899	Lordon Management	307.77		
		10904	01/14/21	Released Check 10904	Westguard Insurance Con	840.00		
		10909	01/15/21		Dewey Pest Control		480.00	
		10909	01/18/21	Released Check 10909	Dewey Pest Control	480.00		
		10910	01/18/21		Pamela A. Moore		377.00	
		10911	01/18/21		Ocean View Plumbing &		186.31	
		10911	01/18/21	Released Check 10911	Ocean View Plumbing &	186.31		
		10912	01/18/21	Released Check 10912	Premier Electric A Jones t	125.00		
		10912	01/18/21		Premier Electric A Jones t		125.00	
		10913	01/18/21		Premier Electric A Jones t		135.00	
		10913	01/18/21	Released Check 10913	Premier Electric A Jones t	135.00		
		10902	01/18/21	Released Check 10902	CAI-Channel Island Chap	60.00		
		0	01/19/21	Released Check	City of Port Hueneme	6,150.77		
		0	01/19/21		City of Port Hueneme		6,150.77	
		0	01/19/21		City of Port Hueneme		26,025.43	
		0	01/19/21	Released Check	City of Port Hueneme	26,025.43		
		0	01/19/21	Released Check	Frontier Communications	71.44		
		0	01/19/21		Frontier Communications		71.44	
		0	01/19/21		Frontier Communications		106.04	
		0	01/19/21	Released Check	Frontier Communications	106.04		
		0	01/19/21	Released Check	Time Warner Cable	91.07		
		0	01/19/21		Time Warner Cable		91.07	
		0	01/19/21		Time Warner Cable		129.95	
		0	01/19/21	Released Check	Time Warner Cable	129.95		
		10915	01/20/21		David Vadbunker		294.00	
		10920	01/20/21		Joshua Barros		569.90	
		10917	01/20/21		Garcia's Landscaping & M		4,100.00	
		10914	01/20/21		Dial Security		175.50	
		10916	01/20/21		Michael Gonzan		5,000.00	
		10918	01/20/21		Susan Bradley		320.00	

Surfside III Condominium Owners Association

GENERAL LEDGER

Period Ending: 01/31/2021

<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>
		10919	01/20/21		Julie's Cleaning		95.00	
		10918	01/21/21	Released Check 10918	Susan Bradley	320.00		
		10919	01/21/21	Released Check 10919	Julie's Cleaning	95.00		
		10921	01/21/21		Ronald & Jennifer Skare		89.00	
		10916	01/21/21	Released Check 10916	Michael Gonzan	5,000.00		
		10914	01/21/21	Released Check 10914	Dial Security	175.50		
		10900	01/21/21	Released Check 10900	Surfside III HOA	28,962.57		
		0	01/21/21		Pitney Bowes		156.06	
		0	01/21/21	Released Check	Pitney Bowes	156.06		
		10917	01/21/21	Released Check 10917	Garcia's Landscaping & M	4,100.00		
		10915	01/21/21	Released Check 10915	David Vadbunker	294.00		
		10910	01/21/21	Released Check 10910	Pamela A. Moore	377.00		
		0	01/25/21		Southern California Gas		2,595.05	
		0	01/25/21	Released Check	Southern California Gas	2,595.05		
		10920	01/25/21	Released Check 10920	Joshua Barros	569.90		
		10922	01/25/21		Frontier Communications		403.58	
		10922	01/25/21	Released Check 10922	Frontier Communications	403.58		
		10921	01/25/21	Released Check 10921	Ronald & Jennifer Skare	89.00		
		10923	01/26/21		So. California Edison		2,344.64	
		10925	01/27/21		Julie's Cleaning		95.00	
		10924	01/27/21		Thyssen Krupp Elevator		4,844.91	
		10923	01/28/21	Released Check 10923	So. California Edison	2,344.64		
				Ending Balance				(4,939.91)
10300	Cap Res - Union xxxxxx7978			Begining Balance				461,559.51
		5398	01/20/21	Jan Loan			37,841.89	
		5398	01/20/21	Jan Loan			10,185.06	
		5398	01/20/21	Transfer		48,026.95		
		5400	01/22/21	INT		18.15		
		10900	01/21/21	Released Reserve Check 1(Surfside III HOA		28,962.57		
				Ending Balance				490,540.23
11100	J Street Drain Project			Begining Balance				35,398.37

Surfside III Condominium Owners Association

GENERAL LEDGER

Period Ending: 01/31/2021

<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>
		5400	01/22/21	INT		1.49		
				Ending Balance				35,399.86
11500	CIT CR on deposit			Begining Balance				2,298.89
		5400	01/22/21	INT		0.29		
				Ending Balance				2,299.18
11600	JP Morgan/Edward Jones			Begining Balance				679,694.92
				Ending Balance				679,694.92
11700	Union Petty Cash xxxxx3424			Begining Balance				4,409.15
		5400	01/22/21	S/C			5.00	
				Ending Balance				4,404.15
15500	Accounts Receivable			Begining Balance				121,813.43
			01/04/21	Payments			33,956.92	
			01/05/21	Payments			9,418.97	
			01/06/21	Payments			14,934.59	
			01/07/21	Payments			6,439.70	
			01/08/21	Payments			11,306.62	
			01/11/21	Payments			19,591.08	
			01/12/21	Payments			8,011.97	
			01/13/21	Payments			3,536.30	
			01/14/21	Payments			7,380.13	
			01/15/21	Payments			3,191.45	
			01/18/21	Payments			1,408.64	
			01/19/21	Payments			2,612.54	
			01/20/21	Payments			2,040.51	
			01/21/21	Payments			4,695.77	
			01/22/21	Payments			595.33	
			01/25/21	Payments			2,798.42	
			01/26/21	Payments			1,211.02	

Surfside III Condominium Owners Association

GENERAL LEDGER

Period Ending: 01/31/2021

<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>
			01/27/21	Payments			2,780.09	
			01/28/21	Payments			1,632.36	
			01/29/21	Payments			597.80	
			01/31/21	Assessments Charged		185,837.17		
			01/31/21	Adjustment Credits			763.92	
			01/31/21	Prepaid Assessments Dec			90,485.21	
			01/31/21	Prepaid Assessments Jan		47,670.09		
				Ending Balance				125,931.35
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				49,662.77
		5293	08/26/20	Jan ins			9,932.57	
				Ending Balance				39,730.20
31200	J Street drain project income			Begining Balance				(147,882.40)
				Ending Balance				(147,882.40)
31201	J Street drain project expenses			Begining Balance				112,502.18
				Ending Balance				112,502.18
31400	2nd LOC Mutual of Omaha			Begining Balance				(1,079,898.09)
		5398	01/20/21	Jan Loan		6,000.46		
				Ending Balance				(1,073,897.63)
31900	LOC Mutual of Omaha			Begining Balance				(4,012,181.70)
		5398	01/20/21	Jan Loan		22,294.69		

Surfside III Condominium Owners Association

GENERAL LEDGER

Period Ending: 01/31/2021

<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				(3,989,887.01)
37000	Prepaid Assessments			Begining Balance				(90,485.21)
			01/31/21	Prepaid Assessments Dec		90,485.21		
			01/31/21	Prepaid Assessments Jan			47,670.09	
				Ending Balance				(47,670.09)
40100	Asphalt - parking areas - replace			Begining Balance				(12,085.00)
				Ending Balance				(12,085.00)
40104	Concrete deck/walk - repair(B)			Begining Balance				6,500.00
				Ending Balance				6,500.00
40200	Asphalt - seal and repair			Begining Balance				12,085.00
				Ending Balance				12,085.00
40203	Resurface common walkway 1 bldg			Begining Balance				(25,000.00)
				Ending Balance				(25,000.00)
40306	Bridge			Begining Balance				(3,551.84)
				Ending Balance				(3,551.84)
41003	Carports (20 x \$700)			Begining Balance				(25,000.00)
				Ending Balance				(25,000.00)
41300	Campus lighting - replace			Begining Balance				(10,000.00)
				Ending Balance				(10,000.00)
41401	Water heaters - replace(A)			Begining Balance				12,600.00

Surfside III Condominium Owners Association

GENERAL LEDGER

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<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				12,600.00
42003	Balcony Flooring Replace (5 x \$3000)			Begining Balance				(15,000.00)
				Ending Balance				(15,000.00)
42513	Electrical Panel Replacement			Begining Balance				(10,000.00)
				Ending Balance				(10,000.00)
43400	Plumbing main - replace/repair			Begining Balance				(43,975.00)
				Ending Balance				(43,975.00)
43800	Structural Maintenance/Repair - Communal			Begining Balance				(993,047.14)
		10900	01/21/21	Released Reserve Check 1(Surfside III HOA			28,962.57	
				Ending Balance				(1,022,009.71)
43813	Loan principal			Begining Balance				0.00
				Ending Balance				0.00
45100	Retained funds			Begining Balance				0.00
		5398	01/20/21	Principal			22,294.69	
		5398	01/20/21	Principal			6,000.46	
				Ending Balance				(28,295.15)
50100	Regular assessments			Begining Balance				0.00
			01/31/21	Assessments Charged			146,157.00	
				Ending Balance				(146,157.00)
50400	Late charge assessments			Begining Balance				0.00
			01/31/21	Assessments Charged			129.04	

Surfside III Condominium Owners Association

GENERAL LEDGER

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<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				(129.04)
50600	Legal assessments			Beginning Balance				0.00
			01/31/21	Assessments Charged			377.00	
				Ending Balance				(377.00)
50700	Parking assessments			Beginning Balance				0.00
			01/31/21	Assessments Charged			80.00	
				Ending Balance				(80.00)
50900	Utility reimbursement			Beginning Balance				0.00
			01/31/21	Assessments Charged			37,557.07	
			01/31/21	Adjustment Credits		104.61		
				Ending Balance				(37,452.46)
51000	Resident Key/gate card income			Beginning Balance				0.00
			01/31/21	Assessments Charged			102.00	
				Ending Balance				(102.00)
51300	Interest income			Beginning Balance				0.00
		5400	01/22/21	INT			18.15	
		5400	01/22/21	INT			1.49	
		5400	01/22/21	INT			0.29	
				Ending Balance				(19.93)
51500	Reimbursement income-bill backs			Beginning Balance				0.00
			01/31/21	Assessments Charged			675.36	
			01/31/21	Adjustment Credits		186.31		
				Ending Balance				(489.05)
52700	Move In/Move Out Registration Fee			Beginning Balance				0.00

Surfside III Condominium Owners Association

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Period Ending: 01/31/2021

<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>
			01/31/21	Assessments Charged			100.00	
				Ending Balance				(100.00)
54200	Adjustment			Begining Balance				0.00
		10903	01/11/21	Adjustment - Reimburseme	The Nahid Jaffee Trust	186.70		
			01/31/21	Assessments Charged			659.70	
			01/31/21	Adjustment Credits		473.00		
				Ending Balance				0.00
60103	Payroll service			Begining Balance				0.00
		5393	01/08/21	12/11 Paychex		73.20		
		5393	01/08/21	12/24 Paychex		84.80		
		5393	01/08/21	1/8 Paychex		141.30		
		5401	01/22/21	1/22 Paychex		70.30		
		5401	01/22/21	1/8 Paychex		141.30		
		5401	01/22/21	1/8 Paychex		276.65		
				Ending Balance				787.55
60200	Bank/Other Fees			Begining Balance				0.00
		5400	01/22/21	S/C		5.00		
				Ending Balance				5.00
60205	Office Expense			Begining Balance				0.00
		5405	01/28/21	Free Conference		35.07		
		10918	01/20/21	Office Expense	Susan Bradley	320.00		
		0	01/21/21	April Office Expense	Pitney Bowes	156.06		
				Ending Balance				511.13
60300	Legal expense, reimbursable			Begining Balance				0.00
		10884	01/21/21	Voided Check 10884	County Recorder		75.00	

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				Ending Balance				(75.00)
60303	Legal			Begining Balance				0.00
		10910	01/18/21	Legal/191002270 - 191002	Pamela A. Moore	20.00		
		10910	01/18/21	Legal/191001351 - 191001	Pamela A. Moore	155.00		
		10910	01/18/21	Legal/191001550 - 191001	Pamela A. Moore	202.00		
				Ending Balance				377.00
60501	Maintenance Salaries Gross			Begining Balance				0.00
		5396	01/08/21	Employee Withholdings		267.74		
		5396	01/08/21	PR 1/8		1,254.23		
		5403	01/22/21	11/19 Paychex		120.00		
		5403	01/22/21	12/18 Paychex		120.00		
		5404	01/22/21	Employee Withholdings		357.24		
		5404	01/22/21	PR 1/22		1,543.88		
				Ending Balance				3,663.09
60502	Office Salaries Gross			Begining Balance				0.00
		5396	01/08/21	Employee Withholdings		96.30		
		5396	01/08/21	PR 1/8		991.80		
		5404	01/22/21	Employee Withholdings		127.92		
		5404	01/22/21	PR 1/22		1,317.48		
				Ending Balance				2,533.50
60600	Management services			Begining Balance				0.00
		10898	01/04/21	Management services - Jan	Lordon Management	1,700.00		
				Ending Balance				1,700.00
60603	Board Management Expense			Begining Balance				0.00
		10902	01/08/21	Board Management Expen	CAI-Channel Island Chap	60.00		

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				Ending Balance				60.00
60800	Printing & postage			Begining Balance				0.00
		10899	01/04/21	Printing & postage - Dec 2	Lordon Management	307.77		
				Ending Balance				307.77
62000	Miscellaneous expense			Begining Balance				0.00
		10919	01/20/21	Miscellaneous expense	Julie's Cleaning	95.00		
				Ending Balance				95.00
63000	Unit Maintenance/Repair			Begining Balance				0.00
		10911	01/18/21	Unit Maintenance/Repair	Ocean View Plumbing &	186.31		
		10912	01/18/21	Unit Maintenance/Repair	Premier Electric A Jones	125.00		
		10913	01/18/21	Unit Maintenance/Repair	Premier Electric A Jones	135.00		
		10921	01/21/21	Unit Maintenance/Repair	Ronald & Jennifer Skare	89.00		
				Ending Balance				535.31
64001	Loan Servicing Principle			Begining Balance				0.00
		5398	01/20/21	Principal		6,000.46		
		5398	01/20/21	Principal		22,294.69		
				Ending Balance				28,295.15
64002	Loan Servicing Interest			Begining Balance				0.00
		5398	01/20/21	Jan Loan		4,184.60		
		5398	01/20/21	Jan Loan		15,547.20		
				Ending Balance				19,731.80
65100	Utility-electric			Begining Balance				0.00
		10923	01/26/21	Utility-electric	So. California Edison	2,344.64		
				Ending Balance				2,344.64

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65200	Utility gas			Beginning Balance				0.00
		0	01/25/21	December Utility gas	Southern California Gas	2,595.05		
				Ending Balance				2,595.05
65300	Utility phone			Beginning Balance				0.00
		0	01/19/21	January Utility phone	Time Warner Cable	91.07		
		0	01/19/21	January Utility phone	Frontier Communications	71.44		
		0	01/19/21	January Utility phone	Frontier Communications	106.04		
		10922	01/25/21	February Utility phone	Frontier Communications	403.58		
				Ending Balance				672.13
65500	Utility water & sewer			Beginning Balance				0.00
		0	01/19/21	January Utility water & sewer	City of Port Hueneme	6,150.77		
		0	01/19/21	December Utility water & sewer	City of Port Hueneme	26,025.43		
				Ending Balance				32,176.20
70300	Insurance master policy			Beginning Balance				0.00
		10901	01/07/21	Master Inst. Acct #F00794	Farmers Insurance	5,391.08		
				Ending Balance				5,391.08
70400	Worker's compensation			Beginning Balance				0.00
		10904	01/13/21	WC Inst. Acct #192123031	Westguard Insurance Con	840.00		
				Ending Balance				840.00
70500	Insurance-earthquake			Beginning Balance				0.00
		5293	08/26/20	Jan ins		9,932.57		
				Ending Balance				9,932.57
75100	Payroll taxes			Beginning Balance				0.00
		5396	01/08/21	Employee Withholdings		377.15		
		5404	01/22/21	Employee Liabilities		483.57		

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				Ending Balance				860.72
80201	Contracted elevator service			Beginning Balance				0.00
		10924	01/27/21	March Contracted elevator	Thyssen Krupp Elevator	4,844.91		
				Ending Balance				4,844.91
80301	Contracted gardening service			Beginning Balance				0.00
		10917	01/20/21	December Contracted gard	Garcia's Landscaping & M	4,100.00		
				Ending Balance				4,100.00
80501	Contracted pest control servic			Beginning Balance				0.00
		10909	01/15/21	Contracted pest control ser	Dewey Pest Control	480.00		
				Ending Balance				480.00
80601	Contracted pool & spa service			Beginning Balance				0.00
		10920	01/20/21	January Contracted pool &	Joshua Barros	278.00		
				Ending Balance				278.00
80603	Pool & spa extras/supplies			Beginning Balance				0.00
		10920	01/20/21	January Pool & spa extras/	Joshua Barros	291.90		
				Ending Balance				291.90
80707	Alarm Monitoring			Beginning Balance				0.00
		10914	01/20/21	Alarm Monitoring	Dial Security	175.50		
				Ending Balance				175.50
81001	Contracted internet			Beginning Balance				0.00
		0	01/19/21	January Contracted interne	Time Warner Cable	129.95		
				Ending Balance				129.95

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86000	Gate Repairs			Begining Balance				0.00
		10915	01/20/21	Gate Repairs	David Vadbunker	294.00		
				Ending Balance				294.00
86300	Bldg Maint and Repairs			Begining Balance				0.00
		5399	01/20/21	Amazon		64.15		
		10925	01/27/21	Bldg Maint and Repairs	Julie's Cleaning	95.00		
				Ending Balance				159.15
86302	Equipment maintenance			Begining Balance				0.00
		5402	01/22/21	Power Machine		249.65		
				Ending Balance				249.65
86700	Maintenance supplies			Begining Balance				0.00
		5397	01/20/21	Ace Hardware		143.65		
				Ending Balance				143.65
89300	Gutters			Begining Balance				0.00
		10916	01/20/21	Gutters	Michael Gonzan	5,000.00		
				Ending Balance				5,000.00
98800	Structure Maintenance/Repair - Communal			Begining Balance				0.00
		10900	01/07/21	Jan Reserve	Surfside III HOA	28,962.57		
				Ending Balance				28,962.57
Totals:						821,561.23	821,561.23	