

Surfside III Condominium Owners Association

FINANCIAL OVERVIEW

Fiscal Year End: December 31, 2021

For the Month Ended: December 31, 2021

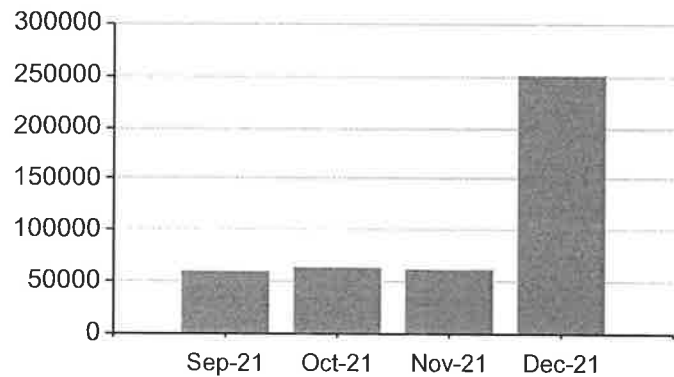
CASH SUMMARY

	This Month	Last Month	Change in Cash	
Operating Cash	681,321.10	543,224.64	Increase in Cash	138,096.46
Reserve Cash	1,369,973.39	1,357,790.39	Increase in Cash	12,183.00
Average budgeted expenses / months	149,467.31			
Average # of months of available cash	4.56			

ASSESSMENT SUMMARY

Monthly Assessment Budget	146,157.00
Assessment Cash Received	0.00
<u>Total Assessments Receivable</u>	
current month due	190,584.16
31-60 days late	10,739.80
61-90 days late	0.00
over 90 days late	49,920.24
Total Assessments Due	251,244.20
Past Owners Assessments Rec.	80,524.71
Past % of Total	24%
Prepaid Assessments	97,071.27

Accounts Receivable Trending



OPERATING SUMMARY

Category	December Actual	YTD Actual	YTD Budget	YTD Variance
Total INCOME	\$147,031.69	\$1,801,492.74	\$1,793,607.72	\$7,885.02
ADMINISTRATIVE	\$4,620.87	\$71,859.57	\$96,408.00	(\$24,548.43)
LOAN SERVICING	\$0.00	\$480,269.50	\$576,334.44	(\$96,064.94)
SALARY ADMINISTRATIVE	\$3,057.72	\$38,374.61	\$55,620.00	(\$17,245.39)
SALARY PAINTING	\$0.00	\$0.00	\$44,496.00	(\$44,496.00)
SALARY MAINTENANCE	\$7,020.35	\$71,558.20	\$92,700.00	(\$21,141.80)
INSURANCE	\$16,560.05	\$209,189.20	\$199,278.96	\$9,910.24
TAXES	\$1,858.08	\$15,513.42	\$13,719.60	\$1,793.82
CONTRACTED SERVICES	\$12,258.52	\$107,918.26	\$115,355.88	(\$7,437.62)
MAINTENANCE	\$2,054.62	\$162,480.58	\$252,144.00	(\$89,663.42)
PROVISION FOR RESERVES	\$28,962.57	\$347,492.68	\$347,550.84	(\$58.16)
UTILITIES INCOME	(\$41,722.61)	(\$466,440.50)	\$0.00	(\$466,440.50)
UTILITY EXPENSE	\$39,887.25	\$468,671.58	\$0.00	\$468,671.58
Total EXPENSES	\$74,557.42	\$1,506,887.10	\$1,793,607.72	(\$286,720.62)
Net Surplus or (Deficit)	\$72,474.27	\$294,605.64		

Surfside III Condominium Owners Association

FINANCIAL OVERVIEW

Fiscal Year End: December 31, 2021

For the Month Ended: December 31, 2021

RESERVE SUMMARY

Contribution to Reserves this month:	28,962.57	Reserve Disbursements this month:	2,222.59
Contribution to Reserves Year-to-Date:	347,550.84	Reserve Disbursements Year-to-Date:	119,928.36

Surfside III Condominium Owners Association

BALANCE SHEET

As Of: 12/31/2021

Year End: December

ASSETS

CURRENT ASSETS

10100	Checking - Pacific Western xxxxxx4124	\$636,968.57	
11100	J Street Drain Project	\$35,413.00	
11500	CIT CR on deposit	\$2,302.30	
11700	Pacific Western Petty Cash xxxxx3424	\$2,637.23	
12000	Petty cash	\$4,000.00	
	Total CURRENT ASSETS	\$681,321.10	

CURRENT RESERVE ASSETS

10300	Cap Res - Pacific Western xxxxxx7978	\$691,617.18	IMMA
11600	JP Morgan/Edward Jones	\$678,356.21	
	Total CURRENT RESERVE ASSETS	\$1,369,973.39	

ACCOUNTS RECEIVABLE

15500	Accounts Receivable	\$143,799.24	
	Total ACCOUNTS RECEIVABLE	\$143,799.24	

PREPAID EXPENSES

25900	Prepaid insurance	\$53,495.92	
	Total PREPAID EXPENSES	\$53,495.92	

FIXED ASSETS

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

Total ASSETS		<u>\$8,892,038.66</u>	
--------------	--	-----------------------	--

Surfside III Condominium Owners Association

BALANCE SHEET

As Of: 12/31/2021

Year End: December

LIABILITIES		
CURRENT LIABILITIES		
37000	Prepaid Assessments	\$97,071.27
	Total CURRENT LIABILITIES	\$97,071.27
ACCOUNTS PAYABLE		
10101	AP - Checks Not Released	\$1.00
	Total ACCOUNTS PAYABLE	\$1.00
LOANS		
31400	2nd LOC Mutual of Omaha	\$1,018,030.44
31900	LOC Mutual of Omaha	\$3,782,312.64
	Total LOANS	\$4,800,343.08
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	\$1,332,756.21
	Total LIABILITIES	\$6,265,551.78
EQUITY		
RETAINED SURPLUS/(DEFICIT)		
45100	Retained funds	\$2,331,881.23
	Current Year Surplus (Deficit)	\$294,605.64
	Total RETAINED SURPLUS/(DEFICIT)	\$2,626,486.87
	Total EQUITY	\$2,626,486.87
	Total Liabilities and Equity	\$8,892,038.66

Surfside III Condominium Owners Association

STATUS OF RESERVES

01/01/2021 Through 12/31/2021

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
40103	Concrete - replace	0.00	0.00	0.00	2,500.00	0.00	0.00	(2,500.00)
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	46,972.04	0.00	0.00	(59,057.04)
40203	Resurface common walkway 1 bldg	0.00	25,000.00	0.00	0.00	0.00	0.00	25,000.00
40303	Wrought iron	0.00	0.00	0.00	17,030.89	0.00	0.00	(17,030.89)
40306	Bridge	0.00	3,551.84	0.00	0.00	0.00	0.00	3,551.84
40323	Railings	0.00	0.00	0.00	25,632.06	0.00	0.00	(25,632.06)
40401	Spa equipment - replace	0.00	0.00	0.00	585.50	0.00	0.00	(585.50)
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
41309	Basketball court - resurface	0.00	0.00	0.00	3,650.00	0.00	0.00	(3,650.00)
41401	Water heaters - replace(A)	0.00	(12,600.00)	0.00	0.00	0.00	0.00	(12,600.00)
41800	Entry gates - replace	0.00	0.00	0.00	0.00	0.00	1,340.25	(1,340.25)
42003	Balcony Flooring Replace (5 x \$3000)	0.00	15,000.00	0.00	7,167.87	0.00	0.00	7,832.13
42513	Electrical Panel Replacement	0.00	10,000.00	0.00	0.00	0.00	0.00	10,000.00
43007	Trash enclosures - replace	0.00	0.00	0.00	7,500.00	0.00	0.00	(7,500.00)
43400	Plumbing main - replace/repair	0.00	43,975.00	0.00	5,890.00	0.00	0.00	38,085.00
43800	Structural Maintenance/Repair - Comm	28,962.57	993,047.14	347,550.84	0.00	0.00	0.00	1,340,597.98
43813	Loan principal	0.00	0.00	0.00	0.00	0.00	0.00	0.00
44000	Sidewalks	0.00	0.00	0.00	3,000.00	0.00	0.00	(3,000.00)
Total Reserves:		28,962.57	1,106,473.98	347,550.84	119,928.36	0.00	1,340.25	1,332,756.21

OPERATING STATEMENT

Surfside III Condominium Owners Association

01/01/2021 Through 12/31/2021

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	\$1,754,755.21	\$1,753,884.00	\$871.21	100
	Total ASSESSMENT INCOME	\$146,157.00	\$146,157.00	\$1,754,755.21	\$1,753,884.00	\$871.21	100
OTHER MEMBER INCOME							
50400	Late charge assessments	\$187.84	\$121.00	\$1,289.24	\$1,452.00	(\$162.76)	89
50500	Lien assessments	\$0.00	\$409.00	\$830.00	\$4,908.00	(\$4,078.00)	17
50600	Legal assessments	\$0.00	\$401.00	\$3,436.52	\$4,812.00	(\$1,375.48)	71
50700	Parking assessments	\$280.00	\$98.00	\$3,680.00	\$1,176.00	\$2,504.00	313
50800	Nsf check collection	\$1,257.34	\$408.00	\$10,395.54	\$4,896.00	\$5,499.54	212
51000	Resident Key/gate card income	\$335.00	\$134.00	\$3,147.00	\$1,608.00	\$1,539.00	196
	Total OTHER MEMBER INCOME	\$2,060.18	\$1,571.00	\$22,778.30	\$18,852.00	\$3,926.30	121
OTHER INCOME							
51200	Violation / Fine	\$0.00	\$78.06	(\$11,400.00)	\$936.72	(\$12,336.72)	-1,217
51300	Interest income	(\$1,385.49)	\$1,396.25	(\$1,108.07)	\$16,755.00	(\$17,863.07)	-7
51500	Reimbursement income-bill backs	\$0.00	\$98.00	(\$45.50)	\$1,176.00	(\$1,221.50)	-4
51800	Insurance claim settlements	\$0.00	\$0.00	\$1,962.65	\$0.00	\$1,962.65	0
52700	Move In/Move Out Registration Fee	\$200.00	\$167.00	\$3,800.00	\$2,004.00	\$1,796.00	190
54200	Adjustment	\$0.00	\$0.00	\$30,750.15	\$0.00	\$30,750.15	0
	Total OTHER INCOME	(\$1,185.49)	\$1,739.31	\$23,959.23	\$20,871.72	\$3,087.51	115
	Total INCOME	\$147,031.69	\$149,467.31	\$1,801,492.74	\$1,793,607.72	\$7,885.02	100
EXPENSES							
ADMINISTRATIVE							
60100	Accounting & Audit Services	\$0.00	\$283.00	\$2,548.00	\$3,396.00	(\$848.00)	75
60101	Study reserve	\$0.00	\$125.00	\$225.00	\$1,500.00	(\$1,275.00)	15
60103	Payroll service	\$253.04	\$320.00	\$3,672.96	\$3,840.00	(\$167.04)	96
60105	Professional Services	\$0.00	\$0.00	\$34.99	\$0.00	\$34.99	0
60200	Bank/Other Fees	\$0.00	\$76.00	\$334.65	\$912.00	(\$577.35)	37
60205	Office Expense	\$0.00	\$1,040.00	\$6,374.42	\$12,480.00	(\$6,105.58)	51

OPERATING STATEMENT

Surfside III Condominium Owners Association

01/01/2021 Through 12/31/2021

Year End: December

GL No	GL Description	.... Current Month ....		.... Year To Date		Variance	Percent of Budget
		Actual	Budget	Actual	Budget		
60206	Office equipment (computers)	\$0.00	\$20.00	\$54.38	\$240.00	(\$185.62)	23
60300	Legal expense, reimbursable	\$0.00	\$418.00	\$3,009.50	\$5,016.00	(\$2,006.50)	60
60301	SA Legal	\$0.00	\$0.00	\$50.00	\$0.00	\$50.00	0
60303	Legal	\$0.00	\$1,632.00	\$11,059.53	\$19,584.00	(\$8,524.47)	56
60400	License,fees and permits	\$0.00	\$454.00	\$554.14	\$5,448.00	(\$4,893.86)	10
60510	Employee Extra (uniforms, etc.)	\$0.00	\$230.00	\$0.00	\$2,760.00	(\$2,760.00)	0
60513	Bonuses	\$0.00	\$110.00	\$0.00	\$1,320.00	(\$1,320.00)	0
60600	Management services	\$1,700.00	\$1,700.00	\$20,400.00	\$20,400.00	\$0.00	100
60601	Management services extras	\$0.00	\$50.00	\$30.00	\$600.00	(\$570.00)	5
60603	Board Management Expense	\$0.00	\$20.00	\$963.50	\$240.00	\$723.50	401
60800	Printing & postage	\$1,754.16	\$820.00	\$7,638.01	\$9,840.00	(\$2,201.99)	78
60900	Assessment refunds	\$0.00	\$47.00	\$75.00	\$564.00	(\$489.00)	13
61000	Non-sufficient fund checks	\$618.67	\$612.00	\$9,742.06	\$7,344.00	\$2,398.06	133
61001	Allowance for bad debt	\$10.00	\$0.00	\$10.00	\$0.00	\$10.00	0
62000	Miscellaneous expense	\$285.00	\$42.00	\$4,617.18	\$504.00	\$4,113.18	916
62400	Election inspector	\$0.00	\$0.00	\$466.25	\$0.00	\$466.25	0
63100	Wireless access point	\$0.00	\$35.00	\$0.00	\$420.00	(\$420.00)	0
	Total ADMINISTRATIVE	\$4,620.87	\$8,034.00	\$71,859.57	\$96,408.00	(\$24,548.43)	75
	LOAN SERVICING						
64001	Loan Servicing Principle	\$0.00	\$27,720.87	\$291,736.71	\$332,650.44	(\$40,913.73)	88
64002	Loan Servicing Interest	\$0.00	\$20,307.00	\$188,532.79	\$243,684.00	(\$55,151.21)	77
	Total LOAN SERVICING	\$0.00	\$48,027.87	\$480,269.50	\$576,334.44	(\$96,064.94)	83
	SALARY ADMINISTRATIVE						
60502	Office Salaries Gross	\$3,057.72	\$4,635.00	\$38,374.61	\$55,620.00	(\$17,245.39)	69
	Total SALARY ADMINISTRATIVE	\$3,057.72	\$4,635.00	\$38,374.61	\$55,620.00	(\$17,245.39)	69
	SALARY PAINTING						
60509	Paint Maintenance Salary Gross	\$0.00	\$3,708.00	\$0.00	\$44,496.00	(\$44,496.00)	0
	Total SALARY PAINTING	\$0.00	\$3,708.00	\$0.00	\$44,496.00	(\$44,496.00)	0
	SALARY MAINTENANCE						

OPERATING STATEMENT

Surfside III Condominium Owners Association

01/01/2021 Through 12/31/2021

Year End: December

GL No	GL Description	.... Current Month ....		.... Year To Date		Variance	Percent of Budget
		Actual	Budget	Actual	Budget		
60501	Maintenance Salaries Gross	\$4,382.07	\$6,425.00	\$53,945.19	\$77,100.00	(\$23,154.81)	70
60503	Clubhouse Salaries Gross	\$2,638.28	\$1,300.00	\$17,613.01	\$15,600.00	\$2,013.01	113
	Total SALARY MAINTENANCE	\$7,020.35	\$7,725.00	\$71,558.20	\$92,700.00	(\$21,141.80)	77
	INSURANCE						
70100	Fidelity bond	\$0.00	\$109.00	\$1,296.00	\$1,308.00	(\$12.00)	99
70200	Insurance claim expenses	\$0.00	\$0.00	\$1,962.65	\$0.00	\$1,962.65	0
70300	Insurance master policy	\$5,278.25	\$5,800.00	\$68,615.33	\$69,600.00	(\$984.67)	99
70400	Worker's compensation	\$582.61	\$1,400.00	\$7,617.04	\$16,800.00	(\$9,182.96)	45
70500	Insurance-earthquake	\$10,699.19	\$8,700.00	\$124,557.18	\$104,400.00	\$20,157.18	119
70700	D & O/Cyber insurance	\$0.00	\$597.58	\$5,141.00	\$7,170.96	(\$2,029.96)	72
	Total INSURANCE	\$16,560.05	\$16,606.58	\$209,189.20	\$199,278.96	\$9,910.24	105
	TAXES						
75100	Payroll taxes	\$957.08	\$944.00	\$10,625.42	\$11,328.00	(\$702.58)	94
75400	State & federal taxes	\$901.00	\$199.30	\$4,888.00	\$2,391.60	\$2,496.40	204
	Total TAXES	\$1,858.08	\$1,143.30	\$15,513.42	\$13,719.60	\$1,793.82	113
	CONTRACTED SERVICES						
80201	Contracted elevator service	\$0.00	\$1,563.00	\$19,379.47	\$18,756.00	\$623.47	103
80202	Elevator repairs	\$0.00	\$155.00	\$0.00	\$1,860.00	(\$1,860.00)	0
80301	Contracted gardening service	\$5,200.00	\$4,100.00	\$53,600.00	\$49,200.00	\$4,400.00	109
80302	Landscape - Irrigation	\$2,180.00	\$300.00	\$3,643.00	\$3,600.00	\$43.00	101
80303	Gardening extras/supplies	\$0.00	\$250.00	\$0.00	\$3,000.00	(\$3,000.00)	0
80304	Tree Trimming	\$2,900.00	\$450.00	\$6,050.00	\$5,400.00	\$650.00	112
80317	Landscape replacement	\$0.00	\$250.00	\$1,340.00	\$3,000.00	(\$1,660.00)	45
80500	Pest Control	\$0.00	\$39.99	\$0.00	\$479.88	(\$479.88)	0
80501	Contracted pest control servie	\$480.00	\$480.00	\$5,280.00	\$5,760.00	(\$480.00)	92
80503	Pest control extras/supplies	\$0.00	\$30.00	\$260.00	\$360.00	(\$100.00)	72
80505	Contracted termite control	\$275.00	\$325.00	\$720.00	\$3,900.00	(\$3,180.00)	18
80509	Contracted Termite Control Treatmen	\$0.00	\$485.00	\$5,735.00	\$5,820.00	(\$85.00)	99
80601	Contracted pool & spa service	\$298.00	\$653.00	\$3,476.00	\$7,836.00	(\$4,360.00)	44

OPERATING STATEMENT

Surfside III Condominium Owners Association

01/01/2021 Through 12/31/2021

Year End: December

GL No	GL Description	.... Current Month ....		.... Year To Date		Variance	Percent of Budget
		Actual	Budget	Actual	Budget		
80602	Pool & spa repairs	\$185.53	\$160.00	\$594.53	\$1,920.00	(\$1,325.47)	31
80603	Pool & spa extras/supplies	\$739.99	\$30.00	\$6,254.76	\$360.00	\$5,894.76	1,737
80617	Landscape Supplies	\$0.00	\$40.00	\$0.00	\$480.00	(\$480.00)	0
80707	Alarm Monitoring	\$0.00	\$282.00	\$1,585.50	\$3,384.00	(\$1,798.50)	47
81002	Contracted software	\$0.00	\$20.00	\$0.00	\$240.00	(\$240.00)	0
	Total CONTRACTED SERVICES	\$12,258.52	\$9,612.99	\$107,918.26	\$115,355.88	(\$7,437.62)	94
	MAINTENANCE						
63000	Unit Maintenance/Repair	\$0.00	\$250.00	\$3,097.43	\$3,000.00	\$97.43	103
86000	Gate Repairs	\$460.82	\$300.00	\$13,899.03	\$3,600.00	\$10,299.03	386
86101	Fire Alarm	\$0.00	\$300.00	\$4,142.75	\$3,600.00	\$542.75	115
86200	Furnishings Communal	\$0.00	\$150.00	\$0.00	\$1,800.00	(\$1,800.00)	0
86300	Bldg Maint and Repairs	\$1,485.68	\$350.00	\$46,807.10	\$4,200.00	\$42,607.10	1,114
86302	Equipment maintenance	\$0.00	\$300.00	\$2,334.15	\$3,600.00	(\$1,265.85)	65
86303	Contingency repairs	\$0.00	\$7,000.00	\$0.00	\$84,000.00	(\$84,000.00)	0
86314	Clubhouse expense	\$0.00	\$0.00	\$1,077.45	\$0.00	\$1,077.45	0
86500	Lighting maintenance	\$0.00	\$800.00	\$235.00	\$9,600.00	(\$9,365.00)	2
86600	Resident Locks & keys	\$0.00	\$55.00	\$1,972.73	\$660.00	\$1,312.73	299
86700	Maintenance supplies	\$108.12	\$350.00	\$7,971.13	\$4,200.00	\$3,771.13	190
86800	Painting	\$0.00	\$800.00	\$23,585.64	\$9,600.00	\$13,985.64	246
87000	Plumbing	\$0.00	\$1,907.00	\$474.00	\$22,884.00	(\$22,410.00)	2
87100	Roof	\$0.00	\$450.00	\$0.00	\$5,400.00	(\$5,400.00)	0
87111	Structural Maintenance/Repair - Con	\$0.00	\$6,000.00	\$50,046.59	\$72,000.00	(\$21,953.41)	70
87300	Signs	\$0.00	\$100.00	\$1,337.58	\$1,200.00	\$137.58	111
87600	Landscape - Tree	\$0.00	\$300.00	\$0.00	\$3,600.00	(\$3,600.00)	0
88301	Sewer Line Cleanouts	\$0.00	\$1,000.00	\$0.00	\$12,000.00	(\$12,000.00)	0
88701	Landscaping- Maintenance	\$0.00	\$250.00	\$0.00	\$3,000.00	(\$3,000.00)	0
89300	Gutters	\$0.00	\$350.00	\$5,500.00	\$4,200.00	\$1,300.00	131
	Total MAINTENANCE	\$2,054.62	\$21,012.00	\$162,480.58	\$252,144.00	(\$89,663.42)	64
	PROVISION FOR RESERVES						
10000	Bldg Env paid from CR	\$0.00	\$0.00	(\$58.16)	\$0.00	(\$58.16)	0

OPERATING STATEMENT

Surfside III Condominium Owners Association

01/01/2021 Through 12/31/2021

Year End: December

GL No	GL Description	.... Current Month ....		.... Year To Date		Variance	Percent of Budget
		Actual	Budget	Actual	Budget		
98800	Structure Maintenance/Repair - Com	\$28,962.57	\$28,962.57	\$347,550.84	\$347,550.84	\$0.00	100
	Total PROVISION FOR RESERVES	\$28,962.57	\$28,962.57	\$347,492.68	\$347,550.84	(\$58.16)	100
	UTILITIES INCOME						
50900	Utility reimbursement	(\$41,722.61)	\$0.00	(\$466,440.50)	\$0.00	(\$466,440.50)	0
	Total UTILITIES INCOME	(\$41,722.61)	\$0.00	(\$466,440.50)	\$0.00	(\$466,440.50)	0
	UTILITY EXPENSE						
65100	Utility-electric	\$2,713.58	\$0.00	\$27,428.36	\$0.00	\$27,428.36	0
65200	Utility gas	\$4,200.20	\$0.00	\$34,107.95	\$0.00	\$34,107.95	0
65300	Utility phone	\$429.42	\$0.00	\$9,414.23	\$0.00	\$9,414.23	0
65400	Utility trash	\$5,958.06	\$0.00	\$62,032.47	\$0.00	\$62,032.47	0
65500	Utility water & sewer	\$26,456.04	\$0.00	\$334,129.17	\$0.00	\$334,129.17	0
81001	Contracted internet	\$129.95	\$0.00	\$1,559.40	\$0.00	\$1,559.40	0
	Total UTILITY EXPENSE	\$39,887.25	\$0.00	\$468,671.58	\$0.00	\$468,671.58	0
	Total Expenses Before Reserves	\$45,594.85	\$120,504.74	\$1,159,394.42	\$1,446,056.88	(\$286,662.46)	80
	Total EXPENSES	\$74,557.42	\$149,467.31	\$1,506,887.10	\$1,793,607.72	(\$286,720.62)	84
	Net Surplus or (Deficit)	\$72,474.27	\$0.00	\$294,605.64	\$0.00	\$294,605.64	

OPERATING STATEMENT SUMMARY

Surfside III Condominium Owners Association

01/01/2021 Through 12/31/2021

Year End: December

	.... Current Month ....	.... Year To Date ....	....	....	Variance	Percent of Budget
	Actual	Budget	Actual	Budget		
INCOME						
ASSESSMENT INCOME	\$146,157.00	\$146,157.00	\$1,754,755.21	\$1,753,884.00	\$871.21	100
OTHER MEMBER INCOME	\$2,060.18	\$1,571.00	\$22,778.30	\$18,852.00	\$3,926.30	121
OTHER INCOME	(\$1,185.49)	\$1,739.31	\$23,959.23	\$20,871.72	\$3,087.51	115
Total INCOME	\$147,031.69	\$149,467.31	\$1,801,492.74	\$1,793,607.72	\$7,885.02	100
EXPENSES						
ADMINISTRATIVE	\$4,620.87	\$8,034.00	\$71,859.57	\$96,408.00	(\$24,548.43)	75
LOAN SERVICING	\$0.00	\$48,027.87	\$480,269.50	\$576,334.44	(\$96,064.94)	83
SALARY ADMINISTRATIVE	\$3,057.72	\$4,635.00	\$38,374.61	\$55,620.00	(\$17,245.39)	69
SALARY PAINTING	\$0.00	\$3,708.00	\$0.00	\$44,496.00	(\$44,496.00)	0
SALARY MAINTENANCE	\$7,020.35	\$7,725.00	\$71,558.20	\$92,700.00	(\$21,141.80)	77
INSURANCE	\$16,560.05	\$16,606.58	\$209,189.20	\$199,278.96	\$9,910.24	105
TAXES	\$1,858.08	\$1,143.30	\$15,513.42	\$13,719.60	\$1,793.82	113
CONTRACTED SERVICES	\$12,258.52	\$9,612.99	\$107,918.26	\$115,355.88	(\$7,437.62)	94
MAINTENANCE	\$2,054.62	\$21,012.00	\$162,480.58	\$252,144.00	(\$89,663.42)	64
PROVISION FOR RESERVES	\$28,962.57	\$28,962.57	\$347,492.68	\$347,550.84	(\$58.16)	100
UTILITIES INCOME	(\$41,722.61)	\$0.00	(\$466,440.50)	\$0.00	(\$466,440.50)	0
UTILITY EXPENSE	\$39,887.25	\$0.00	\$468,671.58	\$0.00	\$468,671.58	0
Total EXPENSES	\$74,557.42	\$149,467.31	\$1,506,887.10	\$1,793,607.72	(\$286,720.62)	84
Net Surplus or (Deficit)	\$72,474.27	\$0.00	\$294,605.64	\$0.00	\$294,605.64	

Surfside III Condominium Owners Association

YTD OPERATING STATEMENT

01/01/2021 Through 12/31/2021

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	146157	146157	146157	146157	146157	146157	145684	147501	146157	1754755	1753884	100
	Total-ASSESSMENT INCOME	146157	146157	146157	146157	146157	146157	146157	146157	146157	145684	147501	146157	1754755	1753884	100
OTHER MEMBER INCOME																
50400	Late charge assessments	129	74	128	171	(432)	142	179	205	165	152	188	188	1289	1452	89
50500	Lien assessments	0	0	40	40	40	0	80	430	40	0	160	0	830	4908	17
50600	Legal assessments	377	262	393	280	872	323	0	0	0	945	(15)	0	3437	4812	71
50700	Parking assessments	80	1320	280	240	200	160	160	160	240	280	280	280	3680	1176	313
50800	Nsf check collection	0	0	7374	1764	0	0	0	0	0	0	0	1257	10396	4896	212
51000	Resident Key/gate card income	102	170	115	400	180	250	750	15	475	265	90	335	3147	1608	196
	Total-OTHER MEMBER INCOM	688	1826	8330	2895	860	875	1169	810	920	1642	703	2060	22778	18852	121
OTHER INCOME																
51200	Violation / Fine	0	200	0	50	50	(12100)	50	100	0	100	150	0	(11400)	937	-1217
51300	Interest income	20	(236)	30	20	248	59	(219)	262	(210)	68	235	(1385)	(1108)	16755	-7
51500	Reimbursement income-bill ba	489	26	150	325	0	(2303)	0	0	0	0	1267	0	(46)	1176	-4
51800	Insurance claim settlements	0	0	0	0	0	0	0	0	0	1963	0	0	1963	0	0
52700	Move In/Move Out Registratio	100	400	200	500	500	100	100	300	800	400	200	200	3800	2004	190
54200	Adjustment	0	459	0	31215	0	0	0	0	190	473	(1587)	0	30750	0	0
	Total-OTHER INCOME	609	849	380	32109	798	(14244)	(69)	662	781	3004	265	(1185)	23959	20872	115
Total INCOME		147454	148832	154867	181161	147815	132788	147257	147629	147858	150330	148469	147032	1801493	1793608	100
EXPENSES																
ADMINISTRATIVE																
60100	Accounting & Audit Services	0	0	0	0	1298	0	0	1250	0	0	0	0	2548	3396	75
60101	Study reserve	0	0	0	0	0	225	0	0	0	0	0	0	225	1500	15
60103	Payroll service	788	9	119	294	378	146	488	407	288	302	202	253	3673	3840	96
60105	Professional Services	0	0	0	35	0	0	0	0	0	0	0	0	35	0	0
60200	Bank/Other Fees	5	185	13	13	5	28	0	71	5	6	5	0	335	912	37
60205	Office Expense	525	871	568	452	890	1030	599	370	192	207	670	0	6374	12480	51
60206	Office equipment (computers)	0	0	0	0	0	0	0	0	0	54	0	0	54	240	23
60300	Legal expense, reimbursable	(75)	0	40	40	912	363	230	355	145	840	160	0	3010	5016	60

Surfside III Condominium Owners Association

YTD OPERATING STATEMENT

01/01/2021 Through 12/31/2021

Year End: December

GL No	GL Description	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	YTD Act	YTD Bud	YTD%	
60301	SA Legal	0	0	0	0	0	0	0	50	0	0	0	0	50	0	0	
60303	Legal	377	481	785	812	0	1704	0	0	1463	3986	1452	0	11060	19584	56	
60400	License,fees and permits	0	0	0	0	0	0	554	0	0	0	0	0	554	5448	10	
60510	Employee Extra (uniforms, etc.	0	0	0	0	0	0	0	0	0	0	0	0	0	2760	0	
60513	Bonuses	0	0	0	0	0	0	0	0	0	0	0	0	0	1320	0	
60600	Management services	1700	1700	1700	1700	1700	1700	1700	1700	1700	1700	1700	1700	20400	20400	100	
60601	Management services extras	0	0	0	0	0	30	0	0	0	0	0	0	30	600	5	
60603	Board Management Expense	60	(60)	30	355	209	325	15	0	30	0	0	0	964	240	401	
60800	Printing & postage	308	281	438	330	519	955	613	320	1240	354	527	1754	7638	9840	78	
60900	Assessment refunds	0	0	0	75	0	0	0	0	0	0	0	0	75	564	13	
61000	Non-sufficient fund checks	0	0	7364	1724	(573)	0	0	0	0	0	609	619	9742	7344	133	
61001	Allowance for bad debt	0	0	0	0	0	0	0	0	0	0	0	10	10	0	0	
62000	Miscellaneous expense	95	190	95	570	570	665	755	257	380	190	565	285	4617	504	916	
62400	Election inspector	0	0	0	0	0	0	0	0	0	0	466	0	466	0	0	
63100	Wireless access point	0	0	0	0	0	0	0	0	0	0	0	0	0	420	0	
	Total-ADMINISTRATIVE	3782	3657	11151	6400	5908	7169	4954	4780	5443	7639	6356	4621	71860	96408	75	
	LOAN SERVICING																
64001	Loan Servicing Principle	28295	28405	30403	28633	29366	28857	29584	29084	29197	29913	0	0	291737	332650	88	
64002	Loan Servicing Interest	19732	19622	17624	19394	18661	19170	18443	18943	18830	18113	0	0	188533	243684	77	
	Total-LOAN SERVICING	48027	48027	48027	48027	48027	48027	48027	48027	48027	48027	0	0	480270	576334	83	
	SALARY ADMINISTRATIVE																
60502	Office Salaries Gross	2534	2667	2760	4586	1534	4445	3211	3090	3050	3042	4397	3058	38375	55620	69	
	Total-SALARY ADMINISTRATI	2534	2667	2760	4586	1534	4445	3211	3090	3050	3042	4397	3058	38375	55620	69	
	SALARY PAINTING																
60509	Paint Maintenance Salary Gros	0	0	0	0	0	0	0	0	0	0	0	0	0	44496	0	
	Total-SALARY PAINTING	0	0	0	0	0	0	0	0	0	0	0	0	0	44496	0	
	SALARY MAINTENANCE																
60501	Maintenance Salaries Gross	3663	5112	3887	5705	1941	6826	3891	3921	3943	4871	5804	4382	53945	77100	70	
60503	Clubhouse Salaries Gross	0	0	0	0	0	0	1609	4035	3671	2141	3519	2638	17613	15600	113	

Surfside III Condominium Owners Association

YTD OPERATING STATEMENT

01/01/2021 Through 12/31/2021

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-SALARY MAINTENANCE	3663	5112	3887	5705	1941	6826	5499	7956	7613	7012	9323	7020	71558	92700	77
	INSURANCE															
70100	Fidelity bond	0	0	1296	0	0	0	0	0	0	0	0	0	1296	1308	99
70200	Insurance claim expenses	0	0	0	0	0	0	0	0	0	1963	0	0	1963	0	0
70300	Insurance master policy	5391	5391	9038	5391	6231	5391	0	10669	5278	5278	5278	5278	68615	69600	99
70400	Worker's compensation	840	840	840	840	0	840	0	734	935	583	583	583	7617	16800	45
70500	Insurance-earthquake	9933	9933	9933	9933	9933	10699	10699	10699	10699	10699	10699	10699	124557	104400	119
70700	D & O/Cyber insurance	0	0	5141	0	0	0	0	0	0	0	0	0	5141	7171	72
	Total-INSURANCE	16164	16164	26247	16164	16164	16930	10699	22102	16913	18523	16560	16560	209189	199279	105
	TAXES															
75100	Payroll taxes	861	1021	631	787	266	862	796	1135	1076	925	1310	957	10625	11328	94
75400	State & federal taxes	0	0	0	2800	0	286	0	0	901	0	0	901	4888	2392	204
	Total-TAXES	861	1021	631	3587	266	1148	796	1135	1977	925	1310	1858	15513	13720	113
	CONTRACTED SERVICES															
80201	Contracted elevator service	4845	0	0	4845	0	0	4845	0	0	4845	0	0	19379	18756	103
80202	Elevator repairs	0	0	0	0	0	0	0	0	0	0	0	0	0	1860	0
80301	Contracted gardening service	4100	4100	4100	4100	0	4100	4100	4100	9300	5200	5200	5200	53600	49200	109
80302	Landscape - Irrigation	0	0	0	250	0	555	30	0	63	0	565	2180	3643	3600	101
80303	Gardening extras/supplies	0	0	0	0	0	0	0	0	0	0	0	0	0	3000	0
80304	Tree Trimming	0	1275	1100	0	125	0	0	0	0	650	0	2900	6050	5400	112
80317	Landscape replacement	0	10	30	350	575	0	0	375	0	0	0	0	1340	3000	45
80500	Pest Control	0	0	0	0	0	0	0	0	0	0	0	0	0	480	0
80501	Contracted pest control serv	480	0	480	480	480	480	480	480	480	480	480	480	5280	5760	92
80503	Pest control extras/supplies	0	0	0	0	0	0	0	0	0	260	0	0	260	360	72
80505	Contracted termite control	0	55	55	110	0	0	0	0	225	0	0	275	720	3900	18
80509	Contracted Termite Control Tr	0	55	1490	450	0	285	660	275	625	0	1895	0	5735	5820	99
80601	Contracted pool & spa service	278	278	278	278	278	298	298	298	298	298	298	298	3476	7836	44
80602	Pool & spa repairs	0	0	0	0	0	0	0	0	288	0	122	186	595	1920	31
80603	Pool & spa extras/supplies	292	288	294	325	338	370	677	903	784	575	670	740	6255	360	1737
80617	Landscape Supplies	0	0	0	0	0	0	0	0	0	0	0	0	0	480	0
80707	Alarm Monitoring	176	0	0	0	0	0	0	846	282	0	282	0	1586	3384	47

Surfside III Condominium Owners Association

YTD OPERATING STATEMENT

01/01/2021 Through 12/31/2021

Year End: December

GL No	GL Description	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	YTD Act	YTD Bud	YTD%
81002	Contracted software	0	0	0	0	0	0	0	0	0	0	0	0	0	240	0
	Total-CONTRACTED SERVICE:	10170	6061	7827	11187	1796	6088	11090	7277	12345	12308	9511	12259	107918	115356	94
	MAINTENANCE															
63000	Unit Maintenance/Repair	535	800	125	85	255	255	588	85	200	0	170	0	3097	3000	103
86000	Gate Repairs	294	425	1340	5528	0	304	0	0	2466	3081	0	461	13899	3600	386
86101	Fire Alarm	0	0	386	531	2455	386	0	0	386	0	0	0	4143	3600	115
86200	Furnishings Communal	0	0	0	0	0	0	0	0	0	0	0	0	0	1800	0
86300	Bldg Maint and Repairs	159	475	0	5350	2600	0	8355	17	27545	756	64	1486	46807	4200	1114
86302	Equipment maintenance	250	0	0	0	0	0	0	230	0	0	1855	0	2334	3600	65
86303	Contingency repairs	0	0	0	0	0	0	0	0	0	0	0	0	0	84000	0
86314	Clubhouse expense	0	0	0	0	0	282	0	796	0	0	0	0	1077	0	0
86500	Lighting maintenance	0	0	0	0	0	0	0	0	0	235	0	0	235	9600	2
86600	Resident Locks & keys	0	0	0	0	0	0	0	0	0	1057	916	0	1973	660	299
86700	Maintenance supplies	144	890	45	174	40	1317	896	2552	568	135	1102	108	7971	4200	190
86800	Painting	0	0	0	0	0	0	0	8000	7337	8249	0	0	23586	9600	246
87000	Plumbing	0	0	0	0	0	340	49	85	0	0	0	0	474	22884	2
87100	Roof	0	0	0	0	0	0	0	0	0	0	0	0	0	5400	0
87111	Structural Maintenance/Repair	0	162	410	368	0	14364	8203	26087	219	233	0	0	50047	72000	70
87300	Signs	0	0	0	0	0	0	0	305	1033	0	0	0	1338	1200	111
87600	Landscape - Tree	0	0	0	0	0	0	0	0	0	0	0	0	0	3600	0
88301	Sewer Line Cleanouts	0	0	0	0	0	0	0	0	0	0	0	0	0	12000	0
88701	Landscaping- Maintenance	0	0	0	0	0	0	0	0	0	0	0	0	0	3000	0
89300	Gutters	5000	150	0	200	0	150	0	0	0	0	0	0	5500	4200	131
	Total-MAINTENANCE	6382	2903	2305	12237	5350	17397	18091	38156	39754	13746	4106	2055	162481	252144	64
	PROVISION FOR RESERVES															
10000	Bldg Env paid from CR	0	(36)	(23)	0	0	0	0	0	0	0	0	0	(58)	0	0
98800	Structure Maintenance/Repair	28963	28963	28963	28963	28963	28963	28963	28963	28963	28963	28963	28963	347551	347551	100
	Total-PROVISION FOR RESERVA	28963	28927	28940	28963	28963	28963	28963	28963	28963	28963	28963	28963	347493	347551	100
	UTILITIES INCOME															
50900	Utility reimbursement	(37452)	(37947)	(36956)	(36165)	(37909)	(37784)	(38313)	(39994)	(39225)	(40684)	(42288)	(41723)	(466441)	0	0

Surfside III Condominium Owners Association

YTD OPERATING STATEMENT

01/01/2021 Through 12/31/2021

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-UTILITIES INCOME	(37452)	(37947)	(36956)	(36165)	(37909)	(37784)	(38313)	(39994)	(39225)	(40684)	(42288)	(41723)	(466441)	0	0
	UTILITY EXPENSE															
65100	Utility-electric	2345	2073	2024	1889	1719	0	3873	2877	2701	2463	2751	2714	27428	0	0
65200	Utility gas	2595	2638	2658	2796	2381	0	4475	2644	2931	3243	3547	4200	34108	0	0
65300	Utility phone	672	802	803	805	806	814	839	834	834	888	888	429	9414	0	0
65400	Utility trash	0	4868	5779	6092	4868	5710	5844	5253	6122	5549	5989	5958	62032	0	0
65500	Utility water & sewer	32176	26457	24773	25970	27882	0	56541	27482	28882	30060	27450	26456	334129	0	0
81001	Contracted internet	130	130	130	130	130	130	130	130	130	130	130	130	1559	0	0
	Total-UTILITY EXPENSE	37918	36967	36166	37681	37786	6654	71702	39221	41599	42333	40756	39887	468672	0	0
	Total-Expenses Before Reserves	92047	84631	102045	109409	80862	76901	135756	131750	137496	112871	50032	45595	1159394	1446057	80
	Total EXPENSES	121010	113558	130985	138372	109824	105863	164719	160713	166458	141833	78994	74557	1506887	1793608	84
	Net Surplus or (Deficit)	26444	35274	23882	42789	37990	26925	(17461)	(13083)	(18600)	8497	69475	72474	294606	0	

Surfside III Condominium Owners Association
YTD ACTUAL vs. ANNUAL BUDGET
01/01/2021 Through 12/31/2021
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	\$1,754,755.21	\$1,753,884.00	\$871.21	100
	Total ASSESSMENT INCOME	\$1,754,755.21	\$1,753,884.00	\$871.21	100
	OTHER MEMBER INCOME				
50400	Late charge assessments	\$1,289.24	\$1,452.00	(\$162.76)	89
50500	Lien assessments	\$830.00	\$4,908.00	(\$4,078.00)	17
50600	Legal assessments	\$3,436.52	\$4,812.00	(\$1,375.48)	71
50700	Parking assessments	\$3,680.00	\$1,176.00	\$2,504.00	313
50800	Nsf check collection	\$10,395.54	\$4,896.00	\$5,499.54	212
51000	Resident Key/gate card income	\$3,147.00	\$1,608.00	\$1,539.00	196
	Total OTHER MEMBER INCOME	\$22,778.30	\$18,852.00	\$3,926.30	121
	OTHER INCOME				
51200	Violation / Fine	(\$11,400.00)	\$936.72	(\$12,336.72)	-1,217
51300	Interest income	(\$1,108.07)	\$16,755.00	(\$17,863.07)	-7
51500	Reimbursement income-bill backs	(\$45.50)	\$1,176.00	(\$1,221.50)	-4
51800	Insurance claim settlements	\$1,962.65	\$0.00	\$1,962.65	0
52700	Move In/Move Out Registration Fee	\$3,800.00	\$2,004.00	\$1,796.00	190
54200	Adjustment	\$30,750.15	\$0.00	\$30,750.15	0
	Total OTHER INCOME	\$23,959.23	\$20,871.72	\$3,087.51	115
	Total INCOME	\$1,801,492.74	\$1,793,607.72	\$7,885.02	100
	EXPENSES				
	ADMINISTRATIVE				
60100	Accounting & Audit Services	\$2,548.00	\$3,396.00	(\$848.00)	75
60101	Study reserve	\$225.00	\$1,500.00	(\$1,275.00)	15
60103	Payroll service	\$3,672.96	\$3,840.00	(\$167.04)	96
60105	Professional Services	\$34.99	\$0.00	\$34.99	0
60200	Bank/Other Fees	\$334.65	\$912.00	(\$577.35)	37
60205	Office Expense	\$6,374.42	\$12,480.00	(\$6,105.58)	51
60206	Office equipment (computers)	\$54.38	\$240.00	(\$185.62)	23
60300	Legal expense, reimbursable	\$3,009.50	\$5,016.00	(\$2,006.50)	60

Surfside III Condominium Owners Association
YTD ACTUAL vs. ANNUAL BUDGET
 01/01/2021 Through 12/31/2021
 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>
60301	SA Legal	\$50.00	\$0.00	\$50.00	0
60303	Legal	\$11,059.53	\$19,584.00	(\$8,524.47)	56
60400	License, fees and permits	\$554.14	\$5,448.00	(\$4,893.86)	10
60510	Employee Extra (uniforms, etc.)	\$0.00	\$2,760.00	(\$2,760.00)	0
60513	Bonuses	\$0.00	\$1,320.00	(\$1,320.00)	0
60600	Management services	\$20,400.00	\$20,400.00	\$0.00	100
60601	Management services extras	\$30.00	\$600.00	(\$570.00)	5
60603	Board Management Expense	\$963.50	\$240.00	\$723.50	401
60800	Printing & postage	\$7,638.01	\$9,840.00	(\$2,201.99)	78
60900	Assessment refunds	\$75.00	\$564.00	(\$489.00)	13
61000	Non-sufficient fund checks	\$9,742.06	\$7,344.00	\$2,398.06	133
61001	Allowance for bad debt	\$10.00	\$0.00	\$10.00	0
62000	Miscellaneous expense	\$4,617.18	\$504.00	\$4,113.18	916
62400	Election inspector	\$466.25	\$0.00	\$466.25	0
63100	Wireless access point	\$0.00	\$420.00	(\$420.00)	0
	Total ADMINISTRATIVE	\$71,859.57	\$96,408.00	(\$24,548.43)	75
	LOAN SERVICING				
64001	Loan Servicing Principle	\$291,736.71	\$332,650.44	(\$40,913.73)	88
64002	Loan Servicing Interest	\$188,532.79	\$243,684.00	(\$55,151.21)	77
	Total LOAN SERVICING	\$480,269.50	\$576,334.44	(\$96,064.94)	83
	SALARY ADMINISTRATIVE				
60502	Office Salaries Gross	\$38,374.61	\$55,620.00	(\$17,245.39)	69
	Total SALARY ADMINISTRATIVE	\$38,374.61	\$55,620.00	(\$17,245.39)	69
	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	\$53,945.19	\$77,100.00	(\$23,154.81)	70
60503	Clubhouse Salaries Gross	\$17,613.01	\$15,600.00	\$2,013.01	113

Surfside III Condominium Owners Association
YTD ACTUAL vs. ANNUAL BUDGET
01/01/2021 Through 12/31/2021
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 SALARY MAINTENANCE	\$71,558.20	\$92,700.00	(\$21,141.80)	77
	INSURANCE				
70100	Fidelity bond	\$1,296.00	\$1,308.00	(\$12.00)	99
70200	Insurance claim expenses	\$1,962.65	\$0.00	\$1,962.65	0
70300	Insurance master policy	\$68,615.33	\$69,600.00	(\$984.67)	99
70400	Worker's compensation	\$7,617.04	\$16,800.00	(\$9,182.96)	45
70500	Insurance-earthquake	\$124,557.18	\$104,400.00	\$20,157.18	119
70700	D & O/Cyber insurance	\$5,141.00	\$7,170.96	(\$2,029.96)	72
	Total INSURANCE	\$209,189.20	\$199,278.96	\$9,910.24	105
	TAXES				
75100	Payroll taxes	\$10,625.42	\$11,328.00	(\$702.58)	94
75400	State & federal taxes	\$4,888.00	\$2,391.60	\$2,496.40	204
	Total TAXES	\$15,513.42	\$13,719.60	\$1,793.82	113
	CONTRACTED SERVICES				
80201	Contracted elevator service	\$19,379.47	\$18,756.00	\$623.47	103
80202	Elevator repairs	\$0.00	\$1,860.00	(\$1,860.00)	0
80301	Contracted gardening service	\$53,600.00	\$49,200.00	\$4,400.00	109
80302	Landscape - Irrigation	\$3,643.00	\$3,600.00	\$43.00	101
80303	Gardening extras/supplies	\$0.00	\$3,000.00	(\$3,000.00)	0
80304	Tree Trimming	\$6,050.00	\$5,400.00	\$650.00	112
80317	Landscape replacement	\$1,340.00	\$3,000.00	(\$1,660.00)	45
80500	Pest Control	\$0.00	\$479.88	(\$479.88)	0
80501	Contracted pest control serviec	\$5,280.00	\$5,760.00	(\$480.00)	92
80503	Pest control extras/supplies	\$260.00	\$360.00	(\$100.00)	72
80505	Contracted termite control	\$720.00	\$3,900.00	(\$3,180.00)	18
80509	Contracted Termite Control Treatment	\$5,735.00	\$5,820.00	(\$85.00)	99
80601	Contracted pool & spa service	\$3,476.00	\$7,836.00	(\$4,360.00)	44
80602	Pool & spa repairs	\$594.53	\$1,920.00	(\$1,325.47)	31
80603	Pool & spa extras/supplies	\$6,254.76	\$360.00	\$5,894.76	1,737
80617	Landscape Supplies	\$0.00	\$480.00	(\$480.00)	0
80707	Alarm Monitoring	\$1,585.50	\$3,384.00	(\$1,798.50)	47

Surfside III Condominium Owners Association
YTD ACTUAL vs. ANNUAL BUDGET
01/01/2021 Through 12/31/2021
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>
81002	Contracted software	\$0.00	\$240.00	(\$240.00)	0
	Total CONTRACTED SERVICES	\$107,918.26	\$115,355.88	(\$7,437.62)	94
	MAINTENANCE				
63000	Unit Maintenance/Repair	\$3,097.43	\$3,000.00	\$97.43	103
86000	Gate Repairs	\$13,899.03	\$3,600.00	\$10,299.03	386
86101	Fire Alarm	\$4,142.75	\$3,600.00	\$542.75	115
86200	Furnishings Communal	\$0.00	\$1,800.00	(\$1,800.00)	0
86300	Bldg Maint and Repairs	\$46,807.10	\$4,200.00	\$42,607.10	1,114
86302	Equipment maintenance	\$2,334.15	\$3,600.00	(\$1,265.85)	65
86303	Contingency repairs	\$0.00	\$84,000.00	(\$84,000.00)	0
86314	Clubhouse expense	\$1,077.45	\$0.00	\$1,077.45	0
86500	Lighting maintenance	\$235.00	\$9,600.00	(\$9,365.00)	2
86600	Resident Locks & keys	\$1,972.73	\$660.00	\$1,312.73	299
86700	Maintenance supplies	\$7,971.13	\$4,200.00	\$3,771.13	190
86800	Painting	\$23,585.64	\$9,600.00	\$13,985.64	246
87000	Plumbing	\$474.00	\$22,884.00	(\$22,410.00)	2
87100	Roof	\$0.00	\$5,400.00	(\$5,400.00)	0
87111	Structural Maintenance/Repair - Comm	\$50,046.59	\$72,000.00	(\$21,953.41)	70
87300	Signs	\$1,337.58	\$1,200.00	\$137.58	111
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	\$5,500.00	\$4,200.00	\$1,300.00	131
	Total MAINTENANCE	\$162,480.58	\$252,144.00	(\$89,663.42)	64
	PROVISION FOR RESERVES				
10000	Bldg Env paid from CR	(\$58.16)	\$0.00	(\$58.16)	0
98800	Structure Maintenance/Repair - Commu	\$347,550.84	\$347,550.84	\$0.00	100
	Total PROVISION FOR RESERVES	\$347,492.68	\$347,550.84	(\$58.16)	100
	UTILITIES INCOME				
50900	Utility reimbursement	(\$466,440.50)	\$0.00	(\$466,440.50)	0

Surfside III Condominium Owners Association
YTD ACTUAL vs. ANNUAL BUDGET
 01/01/2021 Through 12/31/2021
 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 UTILITIES INCOME	(\$466,440.50)	\$0.00	(\$466,440.50)	0
	UTILITY EXPENSE				
65100	Utility-electric	\$27,428.36	\$0.00	\$27,428.36	0
65200	Utility gas	\$34,107.95	\$0.00	\$34,107.95	0
65300	Utility phone	\$9,414.23	\$0.00	\$9,414.23	0
65400	Utility trash	\$62,032.47	\$0.00	\$62,032.47	0
65500	Utility water & sewer	\$334,129.17	\$0.00	\$334,129.17	0
81001	Contracted internet	\$1,559.40	\$0.00	\$1,559.40	0
	Total UTILITY EXPENSE	\$468,671.58	\$0.00	\$468,671.58	0
	Total Expenses Before Reserves	\$1,159,394.42	\$1,446,056.88	(\$286,662.46)	80
	Total EXPENSES	\$1,506,887.10	\$1,793,607.72	(\$286,720.62)	82

Surfside III Condominium Owners Association

CHECKS WRITTEN

Period Ending: 12/31/2021

Check No	Date	Payee	GL No	Description	PO No	Amount	Total
	12/22/21	So. California Edison	65100	December Utility-electric		2,713.58	2,713.58
		Southern California Gas	65200	November Utility gas		4,200.20	4,200.20
	12/17/21	Verizon - GTE	65300	November Utility phone		122.02	122.02
		Time Warner Cable	65300	December Utility phone		96.11	96.11
		Frontier Communications	65300	December Utility phone		107.56	107.56
			65300	December Utility phone		103.73	103.73
		City of Port Hueneme	65400	December Utility trash		5,958.06	5,958.06
			65500	November Utility water & sewer		26,457.04	26,457.04
		Time Warner Cable	81001	December Contracted internet		129.95	129.95
11290	12/07/21	Garcia's Landscaping & Maintenance	80301	November Contracted gardening service		5,200.00	5,200.00
11291	12/08/21	Lordon Management	61000	Non-sufficient fund checks		10.00	10.00
11292	12/08/21	Lordon Management	61001	Allowance for bad debt		10.00	10.00
11293	12/08/21	Surfside III HOA	98800	Dec Reserve		28,962.57	28,962.57
11294	12/08/21	Lordon Management	60600	Management services - Dec 2021		1,700.00	1,700.00
11295	12/08/21	Lordon Management	60800	Printing & postage - Nov 2021		1,754.16	1,754.16
11296	12/10/21	Farmers Insurance	70300	Master Ins.#60670-88-86		5,278.25	5,278.25
11297	12/16/21	Westguard Insurance Company	70400	WC Pmt #SUWC273760		582.61	582.61
11298	12/17/21	Dewey Pest Control	80501	December Contracted pest control servic		480.00	480.00
11299	12/17/21	Garcia's Landscaping & Maintenance	80302	Landscape - Irrigation	342981	2,020.00	2,020.00
11300	12/17/21	Master Construction & Maintenance	40303	Wrought iron	342980	1,637.09	1,637.09
11301	12/17/21	JSL Mastery Paving Inc	80304	Tree Trimming	342982	2,900.00	2,900.00
11302	12/21/21	Surfside III HOA	62000	Miscellaneous expense		95.00	95.00
11303	12/21/21	Action Locksmiths LLC	86300	Bldg Maint and Repairs		271.90	271.90
11304	12/21/21	Garcia's Landscaping & Maintenance	80302	Landscape - Irrigation		160.00	160.00
11305	12/21/21	Clay Commercial Security	86300	Bldg Maint and Repairs	342664	1,213.78	1,213.78

Surfside III Condominium Owners Association

CHECKS WRITTEN

Period Ending: 12/31/2021

<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>
11306	12/21/21	Clay Commercial Security	86000	Gate Repairs		460.82	460.82
11307	12/21/21	Marquez Termite & Pest Control	80505	Contracted termite control		275.00	275.00
11308	12/21/21	Julie's Cleaning	62000	Miscellaneous expense		95.00	95.00
11309	12/21/21	Julie's Cleaning	62000	Miscellaneous expense		95.00	95.00
11310	12/21/21	Julie's Cleaning	62000	Miscellaneous expense		95.00	95.00
11311	12/22/21	Joshua Barros	40401	December Spa equipment - replace		585.50	1,809.02
			80601	December Contracted pool & spa service		298.00	
			80602	December Pool & spa repairs		185.53	
			80603	December Pool & spa extras/supplies		739.99	
Total Checks:							94,993.45

Surfside III Condominium Owners Association

CHECKS RELEASED

Period Ending: 12/31/2021

Check No	Date	Payee	Description	Check Total
	12/17/21	Time Warner Cable	December Utility phone	96.11
11290	12/07/21	Garcia's Landscaping & Maintenance	November Contracted gardening service	5,200.00
11291	12/08/21	Lordon Management	Non-sufficient fund checks	10.00
11292	12/08/21	Lordon Management	Allowance for bad debt	10.00
11293	12/08/21	Surfside III HOA	Dec Reserve	28,962.57
11294	12/08/21	Lordon Management	Management services - Dec 2021	1,700.00
11295	12/08/21	Lordon Management	Printing & postage - Nov 2021	1,754.16
11296	12/10/21	Farmers Insurance	Master Ins.#60670-88-86	5,278.25
11297	12/16/21	Westguard Insurance Company	WC Pmt #SUWC273760	582.61
11298	12/17/21	Dewey Pest Control	December Contracted pest control servic	480.00
11299	12/17/21	Garcia's Landscaping & Maintenance	Landscape - Irrigation	2,020.00
11300	12/17/21	Master Construction & Maintenance	Wrought iron	1,637.09
11301	12/17/21	JSL Mastery Paving Inc	Tree Trimming	2,900.00
11303	12/21/21	Action Locksmiths LLC	Bldg Maint and Repairs	271.90
11304	12/21/21	Garcia's Landscaping & Maintenance	Landscape - Irrigation	160.00
11305	12/21/21	Clay Commercial Security	Bldg Maint and Repairs	1,213.78
11306	12/21/21	Clay Commercial Security	Gate Repairs	460.82
11307	12/21/21	Marquez Termite & Pest Control	Contracted termite control	275.00
11308	12/21/21	Julie's Cleaning	Miscellaneous expense	95.00
11309	12/21/21	Julie's Cleaning	Miscellaneous expense	95.00
11310	12/21/21	Julie's Cleaning	Miscellaneous expense	95.00
11311	12/22/21	Joshua Barros	December Contracted pool & spa service	1,809.02
Total Checks:				55,106.31

Surfside III Condominium Owners Association

CHECKS VOIDED

Period Ending: 12/31/2021

<u>Check No</u>	<u>Date</u>	<u>Payee</u>	<u>Description</u>	<u>Check Total</u>
11257	11/09/21	City of Port Hueneme	November Utility water & sewer	1.00
11302	12/21/21	Surfside III HOA	Miscellaneous expense	95.00
Total Checks:				96.00

Surfside III Condominium Owners Association

CHECKS NOT RELEASED

Period Ending: 12/31/2021

<u>Check No</u>	<u>Date</u>	<u>Payee</u>	<u>Description</u>	<u>Check Total</u>
11229	10/15/21	Pacific Premier Bank	Bank/Other Fees	1.00
Total Checks:				1.00

Surfside III Condominium Owners Association

WORK ORDER LIST

As Of: 12/31/2021

<u>Assn</u>	<u>PO No</u>	<u>Date Createc</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	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	331103	01/05/2021	011442	Garcia's Tree Maintenance Service In 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 In 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 In Per invoice 057 - Tree trimming.	2,555.00	Common Area	0.00			In Pr
191	331107	01/05/2021	011442	Garcia's Tree Maintenance Service In Per invoice 056 - City permit fee for parking for tree trimming project.	929.00	910 Lighthouse Way	0.00			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	338590	07/21/2021	008757	Marquez Termite & Pest Control Per invoice 12713 - Fee for termite work completed.	275.00	687 Bluewater Way	0.00			In Pr
191	339827	08/25/2021	010543	Master Construction & Maintenance Inv. INV0129: Roof replacement of buildings 1 and 8.	7,100.00	Common Area	0.00			In Pr
191	340320	09/09/2021	011519	Pro Garage Door & Gate Inc Est. 312: Deposit for entry gate motor.	2,466.25	Common Area	0.00			In Pr
191	341913	10/26/2021	008757	Marquez Termite & Pest Control Invoice #12839: Termite work completed.	1,520.00	677 Lighthouse Way	0.00			In Pr
191	342664	11/15/2021	008647	Clay Commercial Security Inv. 3706: Reactivate pool card reader program. Replace electric strike, repair door frame, repair back pool door.	1,213.78	Common Area	1,213.78	12/23/2021	3706	In Pr
191	342980	11/24/2021	010543	Master Construction & Maintenance Inv. INV0222: Sand and grind areas where rust is visible, repaint.	1,637.09	Common Area	1,637.09	12/21/2021	INV0222	In Pr
191	342981	11/24/2021	008483	Garcia's Landscaping & Maintenance Inv. 2340: Install irrigation clock with 4 stations.	2,020.00	Common Area	2,020.00	12/21/2021	2340	In Pr
191	342982	11/24/2021	011457	JSL Mastery Paving Inc Inv. 92674: concrete sidewalk tree removal.	2,900.00	Common Area	2,900.00	12/21/2021	92674	In Pr

<u>Assn</u>	<u>PO No</u>	<u>Date Createc</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	343938	12/22/2021	008647	Clay Commercial Security Inv. 3976: Replace phone entry system.	4,826.00	Common Area	0.00			In Pr
191	343939	12/22/2021	008817	Ocean View Plumbing & Rooter Inv. 6117072821: Look and inspect for leak and water damage at kitchen cabinets. Found bad water leak at cracked kitchen drain pipe in wall.	288.06	665 Lighthouse Way	0.00			In Pr
191	343941	12/22/2021	008817	Ocean View Plumbing & Rooter Inv. 6245092721: Upstairs unit laundry drain overflowed and filled into unit 657's kitchen sink drain below.	127.50	657 Reef Circle	0.00			In Pr
191	343942	12/22/2021	008817	Ocean View Plumbing & Rooter Inv. 6211092721: Tenants report sewage smell throughout unit.	127.50	663 Reef Circle	0.00			In Pr
191	343943	12/22/2021	011457	JSL Mastery Paving Inc Inv. 92653: Garage port - concrete and post repairs 49 concrete squares and 5 posts.	10,300.00	Common Area	0.00			In Pr
191	343945	12/22/2021	010543	Master Construction & Maintenance Inv. INV0232: Complete front rails of building #5 - 2nd floor.	8,000.00	Common Area	0.00			In Pr
191	343946	12/22/2021	010543	Master Construction & Maintenance Inv. INV0231: Complete front rails for building #5, 3rd floor.	8,000.00	Common Area	0.00			In Pr

Count: 21

Total Amount: 81,195.18

Surfside III Condominium Owners Association

GENERAL LEDGER DETAIL

Period Ending: 12/31/2021

Type	Date	Item No	Payee / Description	GL No	GL Description	Debit	Credit
Check	12/23/21		Checks Released	10100	Checking - Pacific Western xxxxxx4124		94,898.45
	12/23/21		Checks Released	10101	AP - Checks Not Released	94,898.45	
Check	12/17/21		Frontier Communications	10101	AP - Checks Not Released		107.56
	12/17/21		Frontier Communications	10101	AP - Checks Not Released		103.73
	12/17/21		Time Warner Cable	10101	AP - Checks Not Released		96.11
	12/17/21		Time Warner Cable	10101	AP - Checks Not Released		129.95
	12/17/21		City of Port Hueneme	10101	AP - Checks Not Released		5,958.06
	12/17/21		City of Port Hueneme	10101	AP - Checks Not Released		26,457.04
	12/17/21		Verizon - GTE	10101	AP - Checks Not Released		122.02
	12/17/21		Time Warner Cable	65300	Utility phone	96.11	
	12/17/21		Verizon - GTE	65300	Utility phone	122.02	
	12/17/21		Frontier Communications	65300	Utility phone	107.56	
	12/17/21		Frontier Communications	65300	Utility phone	103.73	
	12/17/21		City of Port Hueneme	65400	Utility trash	5,958.06	
	12/17/21		City of Port Hueneme	65500	Utility water & sewer	26,457.04	
	12/17/21		Time Warner Cable	81001	Contracted internet	129.95	
Check	12/22/21		Southern California Gas	10101	AP - Checks Not Released		4,200.20
	12/22/21		So. California Edison	10101	AP - Checks Not Released		2,713.58
	12/22/21		So. California Edison	65100	Utility-electric	2,713.58	
	12/22/21		Southern California Gas	65200	Utility gas	4,200.20	
Check	12/20/21	11257	City of Port Hueneme	10101	AP - Checks Not Released	1.00	
	12/20/21	11257	City of Port Hueneme	65500	Utility water & sewer		1.00
Check	12/07/21	11290	Garcia's Landscaping & Maintenance	10101	AP - Checks Not Released		5,200.00
	12/07/21	11290	Garcia's Landscaping & Maintenance	80301	Contracted gardening service	5,200.00	
Check	12/08/21	11291	Lordon Management	10101	AP - Checks Not Released		10.00
	12/08/21	11291	Lordon Management	61000	Non-sufficient fund checks	10.00	
Check	12/08/21	11292	Lordon Management	10101	AP - Checks Not Released		10.00
	12/08/21	11292	Lordon Management	61001	Allowance for bad debt	10.00	
Check	12/08/21	11293	Surfside III HOA	10101	AP - Checks Not Released		28,962.57
	12/08/21	11293	Surfside III HOA	98800	Structure Maintenance/Repair - Communal	28,962.57	
Check	12/13/21	11293	Surfside III HOA	10300	Cap Res - Pacific Western xxxxxx7978	28,962.57	
	12/13/21	11293	Surfside III HOA	43800	Structural Maintenance/Repair - Communal		28,962.57

Surfside III Condominium Owners Association

GENERAL LEDGER DETAIL

Period Ending: 12/31/2021

Type	Date	Item No	Payee / Description	GL No	GL Description	Debit	Credit
Check	12/08/21	11294	Lordon Management	10101	AP - Checks Not Released		1,700.00
	12/08/21	11294	Lordon Management	60600	Management services	1,700.00	
Check	12/08/21	11295	Lordon Management	10101	AP - Checks Not Released		1,754.16
	12/08/21	11295	Lordon Management	60800	Printing & postage	1,754.16	
Check	12/10/21	11296	Farmers Insurance	10101	AP - Checks Not Released		5,278.25
	12/10/21	11296	Farmers Insurance	70300	Insurance master policy	5,278.25	
Check	12/16/21	11297	Westguard Insurance Company	10101	AP - Checks Not Released		582.61
	12/16/21	11297	Westguard Insurance Company	70400	Worker's compensation	582.61	
Check	12/17/21	11298	Dewey Pest Control	10101	AP - Checks Not Released		480.00
	12/17/21	11298	Dewey Pest Control	80501	Contracted pest control servic	480.00	
Check	12/17/21	11299	Garcia's Landscaping & Maintenance	10101	AP - Checks Not Released		2,020.00
	12/17/21	11299	Garcia's Landscaping & Maintenance	80302	Landscape - Irrigation	2,020.00	
Check	12/17/21	11300	Master Construction & Maintenance	10101	AP - Checks Not Released		1,637.09
	12/17/21	11300	Master Construction & Maintenance	40303	Wrought iron	1,637.09	
Check	12/17/21	11301	JSL Mastery Paving Inc	10101	AP - Checks Not Released		2,900.00
	12/17/21	11301	JSL Mastery Paving Inc	80304	Tree Trimming	2,900.00	
Check	12/21/21	11302	Surfside III HOA	10101	AP - Checks Not Released		95.00
	12/21/21	11302	Surfside III HOA	62000	Miscellaneous expense	95.00	
Check	12/28/21	11302	Surfside III HOA	10101	AP - Checks Not Released		95.00
	12/28/21	11302	Surfside III HOA	62000	Miscellaneous expense		95.00
Check	12/21/21	11303	Action Locksmiths LLC	10101	AP - Checks Not Released		271.90
	12/21/21	11303	Action Locksmiths LLC	86300	Bldg Maint and Repairs	271.90	
Check	12/21/21	11304	Garcia's Landscaping & Maintenance	10101	AP - Checks Not Released		160.00
	12/21/21	11304	Garcia's Landscaping & Maintenance	80302	Landscape - Irrigation	160.00	
Check	12/21/21	11305	Clay Commercial Security	10101	AP - Checks Not Released		1,213.78
	12/21/21	11305	Clay Commercial Security	86300	Bldg Maint and Repairs	1,213.78	
Check	12/21/21	11306	Clay Commercial Security	10101	AP - Checks Not Released		460.82
	12/21/21	11306	Clay Commercial Security	86000	Gate Repairs	460.82	
Check	12/21/21	11307	Marquez Termite & Pest Control	10101	AP - Checks Not Released		275.00

Surfside III Condominium Owners Association

GENERAL LEDGER DETAIL

Period Ending: 12/31/2021

Type	Date	Item No	Payee / Description	GL No	GL Description	Debit	Credit
Check	12/21/21	11307	Marquez Termite & Pest Control	80505	Contracted termite control	275.00	
Check	12/21/21	11308	Julie's Cleaning	10101	AP - Checks Not Released		95.00
	12/21/21	11308	Julie's Cleaning	62000	Miscellaneous expense	95.00	
Check	12/21/21	11309	Julie's Cleaning	10101	AP - Checks Not Released		95.00
	12/21/21	11309	Julie's Cleaning	62000	Miscellaneous expense	95.00	
Check	12/21/21	11310	Julie's Cleaning	10101	AP - Checks Not Released		95.00
	12/21/21	11310	Julie's Cleaning	62000	Miscellaneous expense	95.00	
Check	12/22/21	11311	Joshua Barros	10101	AP - Checks Not Released		1,809.02
	12/22/21	11311	Joshua Barros	40401	Spa equipment - replace	585.50	
	12/22/21	11311	Joshua Barros	80601	Contracted pool & spa service	298.00	
	12/22/21	11311	Joshua Barros	80602	Pool & spa repairs	185.53	
	12/22/21	11311	Joshua Barros	80603	Pool & spa extras/supplies	739.99	
Journal	12/02/21	5569	PayChex Inv 11/26/21	10100	Checking - Pacific Western xxxxxx4124		83.33
	12/02/21	5569	PayChex Inv 11/26/21	60103	Payroll service	83.33	
Journal	12/03/21	5570	11/26/21 Acct Closed 191000770	10100	Checking - Pacific Western xxxxxx4124		608.67
	12/03/21	5570	11/26/21 Acct Closed 191000770	61000	Non-sufficient fund checks	608.67	
Journal	12/10/21	5571	EFTPS-Est QTD - Dec '21	10100	Checking - Pacific Western xxxxxx4124		901.00
	12/10/21	5571	EFTPS-Est QTD - Dec '21	75400	State & federal taxes	901.00	
Journal	12/16/21	5572	R/T 11/22/21 Cks 11272 11275	10100	Checking - Pacific Western xxxxxx4124	15,393.80	
	12/16/21	5572	R/T 11/22/21 Cks 11272 11275	10300	Cap Res - Pacific Western xxxxxx7978		15,393.80
Journal	12/20/21	5573	Int	11500	CIT CR on deposit	0.28	
	12/20/21	5573	Int	51300	Interest income		0.28
Journal	12/21/21	5574	Dec ins	25900	Prepaid insurance		10,699.19
	12/21/21	5574	Dec ins	70500	Insurance-earthquake	10,699.19	
Journal	12/22/21	5575	Int	11600	JP Morgan/Edward Jones	5.73	
	12/22/21	5575	Change in value	11600	JP Morgan/Edward Jones		517.92
	12/22/21	5575	Int	51300	Interest income		5.73
	12/22/21	5575	Change in value	51300	Interest income	517.92	
Journal	12/30/21	5582	PayChex Inv 12/27/21	10100	Checking - Pacific Western xxxxxx4124		86.38

Surfside III Condominium Owners Association

GENERAL LEDGER DETAIL

Period Ending: 12/31/2021

Type	Date	Item No	Payee / Description	GL No	GL Description	Debit	Credit
Journal	12/30/21	5582	PayChex Inv 12/27/21	60103	Payroll service	86.38	
Journal	12/30/21	5583		10100	Checking - Pacific Western xxxxxx4124		83.33
	12/30/21	5583	PayChex Inv 12/10/21	60103	Payroll service	83.33	
Journal	12/30/21	5584	Amazon	10100	Checking - Pacific Western xxxxxx4124		108.12
	12/30/21	5584	Amazon	86700	Maintenance supplies	108.12	
Journal	12/30/21	5585	P/R 12/21/21	10100	Checking - Pacific Western xxxxxx4124		1,980.15
	12/30/21	5585	Ck 27045	10100	Checking - Pacific Western xxxxxx4124		45.58
	12/30/21	5585	Ck 27046	10100	Checking - Pacific Western xxxxxx4124		639.05
	12/30/21	5585	Ck 27047	10100	Checking - Pacific Western xxxxxx4124		555.17
	12/30/21	5585	Ck 27048	10100	Checking - Pacific Western xxxxxx4124		1,707.62
	12/30/21	5585	Ck 27049	10100	Checking - Pacific Western xxxxxx4124		45.57
	12/30/21	5585	Employee Withholdings	10100	Checking - Pacific Western xxxxxx4124		1,417.80
	12/30/21	5585	Employee Withholdings	60501	Maintenance Salaries Gross	504.61	
	12/30/21	5585	P/R 12/21/21	60501	Maintenance Salaries Gross	1,980.15	
	12/30/21	5585		60502	Office Salaries Gross	1,753.19	
	12/30/21	5585	Employee Withholdings	60502	Office Salaries Gross	170.23	
	12/30/21	5585		60503	Clubhouse Salaries Gross	1,239.80	
	12/30/21	5585	Employee Withholdings	60503	Clubhouse Salaries Gross	198.23	
	12/30/21	5585	Employee Withholdings	75100	Payroll taxes	544.73	
Journal	12/30/21	5586	P/R 12/07/21	10100	Checking - Pacific Western xxxxxx4124		1,541.04
	12/30/21	5586	Ck 27040	10100	Checking - Pacific Western xxxxxx4124		165.17
	12/30/21	5586	Ck 27041	10100	Checking - Pacific Western xxxxxx4124		368.64
	12/30/21	5586	Ck 27042	10100	Checking - Pacific Western xxxxxx4124		538.86
	12/30/21	5586	Ck 27043	10100	Checking - Pacific Western xxxxxx4124		1,033.91
	12/30/21	5586	Employee Withholdings	10100	Checking - Pacific Western xxxxxx4124		996.59
	12/30/21	5586	P/R 12/07/21	60501	Maintenance Salaries Gross	1,541.04	
	12/30/21	5586	Employee Withholdings	60501	Maintenance Salaries Gross	356.27	
	12/30/21	5586		60502	Office Salaries Gross	1,033.91	
	12/30/21	5586	Employee Withholdings	60502	Office Salaries Gross	100.39	
	12/30/21	5586	Employee Withholdings	60503	Clubhouse Salaries Gross	127.58	
	12/30/21	5586		60503	Clubhouse Salaries Gross	1,072.67	
	12/30/21	5586	Employee Liabilities	75100	Payroll taxes	412.35	
Journal	01/06/22	5587	Change in value	11600	JP Morgan/Edward Jones		873.65

Surfside III Condominium Owners Association

GENERAL LEDGER DETAIL

Period Ending: 12/31/2021

Type	Date	Item No	Payee / Description	GL No	GL Description	Debit	Credit
Journal	01/06/22	5587	Int	11600	JP Morgan/Edward Jones	0.07	
	01/06/22	5587	Int	51300	Interest income		0.07
	01/06/22	5587	Change in value	51300	Interest income	873.65	
Other	12/31/21	12/31/21	Assessments Charged	15500	Accounts Receivable	190,612.79	
	12/31/21	12/31/21	Adjustment Credits	15500	Accounts Receivable		473.00
	12/31/21	12/31/21	Prepaid Assessments Nov	15500	Accounts Receivable		54,061.13
	12/31/21	12/31/21	Prepaid Assessments Dec	15500	Accounts Receivable	97,071.27	
	12/31/21	12/31/21	Prepaid Assessments Nov	37000	Prepaid Assessments	54,061.13	
	12/31/21	12/31/21	Prepaid Assessments Dec	37000	Prepaid Assessments		97,071.27
	12/31/21	12/31/21	Assessments Charged	50100	Regular assessments		146,157.00
	12/31/21	12/31/21	Assessments Charged	50400	Late charge assessments		187.84
	12/31/21	12/31/21	Assessments Charged	50700	Parking assessments		280.00
	12/31/21	12/31/21	Assessments Charged	50800	Nsf check collection		1,257.34
	12/31/21	12/31/21	Assessments Charged	50900	Utility reimbursement		41,722.61
	12/31/21	12/31/21	Assessments Charged	51000	Resident Key/gate card income		335.00
	12/31/21	12/31/21	Assessments Charged	52700	Move In/Move Out Registration Fee		200.00
	12/31/21	12/31/21	Assessments Charged	54200	Adjustment		473.00
	12/31/21	12/31/21	Adjustment Credits	54200	Adjustment	473.00	
Payment	12/31/21		Payments	10100	Checking - Pacific Western xxxxxx4124	230,506.81	
	12/31/21		Payments	15500	Accounts Receivable		230,506.81
Totals:						832,072.09	832,072.09

Surfside III Condominium Owners Association

GENERAL LEDGER

Period Ending: 12/31/2021

<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>
10000	Bldg Env paid from CR			Begining Balance				(58.16)
				Ending Balance				(58.16)
10100	Checking - Pacific Western xxxxxx4124			Begining Balance				498,872.39
		5569	12/02/21	PayChex Inv 11/26/21			83.33	
		5570	12/03/21	11/26/21 Acct Closed 19			608.67	
		5571	12/10/21	EFTPS-Est QTD - Dec '21			901.00	
		5572	12/16/21	R/T 11/22/21 Cks 11272		15,393.80		
		5582	12/30/21	PayChex Inv 12/27/21			86.38	
		5583	12/30/21				83.33	
		5584	12/30/21	Amazon			108.12	
		5585	12/30/21	P/R 12/21/21			1,980.15	
		5585	12/30/21	Ck 27045			45.58	
		5585	12/30/21	Ck 27046			639.05	
		5585	12/30/21	Ck 27047			555.17	
		5585	12/30/21	Ck 27048			1,707.62	
		5585	12/30/21	Ck 27049			45.57	
		5585	12/30/21	Employee Withholdings			1,417.80	
		5586	12/30/21	P/R 12/07/21			1,541.04	
		5586	12/30/21	Ck 27040			165.17	
		5586	12/30/21	Ck 27041			368.64	
		5586	12/30/21	Ck 27042			538.86	
		5586	12/30/21	Ck 27043			1,033.91	
		5586	12/30/21	Employee Withholdings			996.59	
			12/01/21	Payments		51,576.29		
			12/02/21	Payments		10.00		
			12/02/21	Payments		12,128.93		
			12/03/21	Payments		225.00		
			12/03/21	Payments		16,987.72		
			12/03/21	Payments		1,553.52		
			12/06/21	Payments		26,534.30		
			12/06/21	Payments		1,241.61		
			12/07/21	Payments		10,344.74		

Surfside III Condominium Owners Association

GENERAL LEDGER

Period Ending: 12/31/2021

<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>
			12/07/21	Payments		603.16		
			12/08/21	Payments		7,776.18		
			12/09/21	Payments		700.00		
			12/09/21	Payments		7,747.25		
			12/10/21	Payments		7,379.01		
11296			12/10/21	Released Check 11296	Farmers Insurance		5,278.25	
11290			12/10/21	Released Check 11290	Garcia's Landscaping & M		5,200.00	
11293			12/13/21	Released Check 11293	Surfside III HOA		28,962.57	
11294			12/13/21	Released Check 11294	Lordon Management		1,700.00	
11295			12/13/21	Released Check 11295	Lordon Management		1,754.16	
11291			12/13/21	Released Check 11291	Lordon Management		10.00	
11292			12/13/21	Released Check 11292	Lordon Management		10.00	
			12/13/21	Payments		8,539.22		
			12/14/21	Payments		1,793.92		
			12/14/21	Payments		4,784.77		
			12/15/21	Payments		5,482.46		
			12/16/21	Payments		1,227.29		
			12/16/21	Payments		547.33		
11297			12/16/21	Released Check 11297	Westguard Insurance Con		582.61	
0			12/17/21	Released Check	Frontier Communications		107.56	
0			12/17/21	Released Check	Frontier Communications		103.73	
0			12/17/21	Released Check	City of Port Hueneme		5,958.06	
0			12/17/21	Released Check	City of Port Hueneme		26,457.04	
0			12/17/21	Released Check	Time Warner Cable		96.11	
0			12/17/21	Released Check	Time Warner Cable		129.95	
0			12/17/21	Released Check	Verizon - GTE		122.02	
			12/17/21	Payments		1,120.36		
			12/17/21	Payments		618.92		
			12/20/21	Payments		2,397.88		
			12/21/21	Payments		2,075.00		
11298			12/21/21	Released Check 11298	Dewey Pest Control		480.00	
11299			12/21/21	Released Check 11299	Garcia's Landscaping & M		2,020.00	
11301			12/21/21	Released Check 11301	JSL Mastery Paving Inc		2,900.00	
11300			12/21/21	Released Check 11300	Master Construction & M		1,637.09	

Surfside III Condominium Owners Association

GENERAL LEDGER

Period Ending: 12/31/2021

<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>
		0	12/22/21	Released Check	So. California Edison		2,713.58	
		0	12/22/21	Released Check	Southern California Gas		4,200.20	
			12/23/21	Payments		1,184.76		
		11303	12/23/21	Released Check 11303	Action Locksmiths LLC		271.90	
		11307	12/23/21	Released Check 11307	Marquez Termite & Pest C		275.00	
		11308	12/23/21	Released Check 11308	Julie's Cleaning		95.00	
		11309	12/23/21	Released Check 11309	Julie's Cleaning		95.00	
		11310	12/23/21	Released Check 11310	Julie's Cleaning		95.00	
		11304	12/23/21	Released Check 11304	Garcia's Landscaping & M		160.00	
		11305	12/23/21	Released Check 11305	Clay Commercial Security		1,213.78	
		11306	12/23/21	Released Check 11306	Clay Commercial Security		460.82	
		11311	12/23/21	Released Check 11311	Joshua Barros		1,809.02	
			12/24/21	Payments		597.11		
			12/27/21	Payments		611.79		
			12/28/21	Payments		1,707.20		
			12/28/21	Payments		200.17		
			12/29/21	Payments		6,636.01		
			12/30/21	Payments		7,559.01		
			12/30/21	Payments		612.71		
			12/31/21	Payments		38,003.19		
				Ending Balance				636,968.57
10101	AP - Checks Not Released			Beginning Balance				(2.00)
		11290	12/07/21		Garcia's Landscaping & M		5,200.00	
		11293	12/08/21		Surfside III HOA		28,962.57	
		11291	12/08/21		Lordon Management		10.00	
		11292	12/08/21		Lordon Management		10.00	
		11294	12/08/21		Lordon Management		1,700.00	
		11295	12/08/21		Lordon Management		1,754.16	
		11296	12/10/21		Farmers Insurance		5,278.25	
		11296	12/10/21	Released Check 11296	Farmers Insurance	5,278.25		
		11290	12/10/21	Released Check 11290	Garcia's Landscaping & M	5,200.00		
		11293	12/13/21	Released Check 11293	Surfside III HOA	28,962.57		
		11295	12/13/21	Released Check 11295	Lordon Management	1,754.16		

Surfside III Condominium Owners Association

GENERAL LEDGER

Period Ending: 12/31/2021

<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>
		11294	12/13/21	Released Check 11294	Lordon Management	1,700.00		
		11291	12/13/21	Released Check 11291	Lordon Management	10.00		
		11292	12/13/21	Released Check 11292	Lordon Management	10.00		
		11297	12/16/21		Westguard Insurance Con		582.61	
		11297	12/16/21	Released Check 11297	Westguard Insurance Con	582.61		
		11300	12/17/21		Master Construction & M			1,637.09
		0	12/17/21		Frontier Communications			107.56
		0	12/17/21	Released Check	Frontier Communications	107.56		
		0	12/17/21	Released Check	Frontier Communications	103.73		
		0	12/17/21		Frontier Communications			103.73
		0	12/17/21		Time Warner Cable			96.11
		0	12/17/21	Released Check	Time Warner Cable	96.11		
		0	12/17/21	Released Check	Time Warner Cable	129.95		
		0	12/17/21		Time Warner Cable			129.95
		0	12/17/21		Verizon - GTE			122.02
		0	12/17/21	Released Check	Verizon - GTE	122.02		
		11298	12/17/21		Dewey Pest Control			480.00
		11299	12/17/21		Garcia's Landscaping & M			2,020.00
		0	12/17/21		City of Port Hueneme			5,958.06
		0	12/17/21	Released Check	City of Port Hueneme	5,958.06		
		0	12/17/21	Released Check	City of Port Hueneme	26,457.04		
		0	12/17/21		City of Port Hueneme			26,457.04
		11301	12/17/21		JSL Mastery Paving Inc			2,900.00
		11257	12/20/21	Voided Check 11257	City of Port Hueneme	1.00		
		11302	12/21/21		Surfside III HOA			95.00
		11304	12/21/21		Garcia's Landscaping & M			160.00
		11299	12/21/21	Released Check 11299	Garcia's Landscaping & M	2,020.00		
		11298	12/21/21	Released Check 11298	Dewey Pest Control	480.00		
		11303	12/21/21		Action Locksmiths LLC			271.90
		11307	12/21/21		Marquez Termite & Pest C			275.00
		11305	12/21/21		Clay Commercial Security			1,213.78
		11300	12/21/21	Released Check 11300	Master Construction & M	1,637.09		
		11308	12/21/21		Julie's Cleaning			95.00
		11309	12/21/21		Julie's Cleaning			95.00

Surfside III Condominium Owners Association

GENERAL LEDGER

Period Ending: 12/31/2021

<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>
		11310	12/21/21		Julie's Cleaning		95.00	
		11306	12/21/21		Clay Commercial Security		460.82	
		11301	12/21/21	Released Check 11301	JSL Mastery Paving Inc	2,900.00		
		0	12/22/21		So. California Edison		2,713.58	
		0	12/22/21	Released Check	So. California Edison	2,713.58		
		11311	12/22/21		Joshua Barros		1,809.02	
		0	12/22/21	Released Check	Southern California Gas	4,200.20		
		0	12/22/21		Southern California Gas		4,200.20	
		11311	12/23/21	Released Check 11311	Joshua Barros	1,809.02		
		11304	12/23/21	Released Check 11304	Garcia's Landscaping & M	160.00		
		11303	12/23/21	Released Check 11303	Action Locksmiths LLC	271.90		
		11310	12/23/21	Released Check 11310	Julie's Cleaning	95.00		
		11309	12/23/21	Released Check 11309	Julie's Cleaning	95.00		
		11308	12/23/21	Released Check 11308	Julie's Cleaning	95.00		
		11305	12/23/21	Released Check 11305	Clay Commercial Security	1,213.78		
		11306	12/23/21	Released Check 11306	Clay Commercial Security	460.82		
		11307	12/23/21	Released Check 11307	Marquez Termite & Pest C	275.00		
		11302	12/28/21	Voided Check 11302	Surfside III HOA	95.00		
				Ending Balance				(1.00)
10300	Cap Res - Pacific Western xxxxxx7978			Begining Balance				678,048.41
		5572	12/16/21	R/T 11/22/21 Cks 11272			15,393.80	
		11293	12/13/21	Released Reserve Check 1	Surfside III HOA	28,962.57		
				Ending Balance				691,617.18
11100	J Street Drain Project			Begining Balance				35,413.00
				Ending Balance				35,413.00
11500	CIT CR on deposit			Begining Balance				2,302.02
		5573	12/20/21	Int		0.28		
				Ending Balance				2,302.30

Surfside III Condominium Owners Association

GENERAL LEDGER

Period Ending: 12/31/2021

<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>
11600	JP Morgan/Edward Jones			Begining Balance				679,741.98
		5575	12/22/21	Int		5.73		
		5575	12/22/21	Change in value			517.92	
		5587	01/06/22	Int		0.07		
		5587	01/06/22	Change in value			873.65	
				Ending Balance				678,356.21
11700	Pacific Western Petty Cash xxxxx3424			Begining Balance				2,637.23
				Ending Balance				2,637.23
12000	Petty cash			Begining Balance				4,000.00
				Ending Balance				4,000.00
15500	Accounts Receivable			Begining Balance				141,156.12
			12/01/21	Payments			51,576.29	
			12/02/21	Payments			12,138.93	
			12/03/21	Payments			18,766.24	
			12/06/21	Payments			27,775.91	
			12/07/21	Payments			10,947.90	
			12/08/21	Payments			7,776.18	
			12/09/21	Payments			8,447.25	
			12/10/21	Payments			7,379.01	
			12/13/21	Payments			8,539.22	
			12/14/21	Payments			6,578.69	
			12/15/21	Payments			5,482.46	
			12/16/21	Payments			1,774.62	
			12/17/21	Payments			1,739.28	
			12/20/21	Payments			2,397.88	
			12/21/21	Payments			2,075.00	
			12/23/21	Payments			1,184.76	
			12/24/21	Payments			597.11	
			12/27/21	Payments			611.79	

Surfside III Condominium Owners Association

GENERAL LEDGER

Period Ending: 12/31/2021

<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>
			12/28/21	Payments			1,907.37	
			12/29/21	Payments			6,636.01	
			12/30/21	Payments			8,171.72	
			12/31/21	Payments			38,003.19	
			12/31/21	Assessments Charged		190,612.79		
			12/31/21	Adjustment Credits			473.00	
			12/31/21	Prepaid Assessments Nov			54,061.13	
			12/31/21	Prepaid Assessments Dec		97,071.27		
				Ending Balance				143,799.24
25000	Improvements			Beginning Balance				6,894,145.00
				Ending Balance				6,894,145.00
25100	Accumulated depreciation			Beginning Balance				(250,696.00)
				Ending Balance				(250,696.00)
25900	Prepaid insurance			Beginning Balance				64,195.11
		5574	12/21/21	Dec ins			10,699.19	
				Ending Balance				53,495.92
31200	J Street drain project income			Beginning Balance				(147,882.40)
				Ending Balance				(147,882.40)
31201	J Street drain project expenses			Beginning Balance				112,502.18
				Ending Balance				112,502.18
31400	2nd LOC Mutual of Omaha			Beginning Balance				(1,018,030.44)
				Ending Balance				(1,018,030.44)
31900	LOC Mutual of Omaha			Beginning Balance				(3,782,312.64)

Surfside III Condominium Owners Association

GENERAL LEDGER

Period Ending: 12/31/2021

<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				(3,782,312.64)
37000	Prepaid Assessments			Begining Balance				(54,061.13)
			12/31/21	Prepaid Assessments Nov		54,061.13		
			12/31/21	Prepaid Assessments Dec			97,071.27	
				Ending Balance				(97,071.27)
40100	Asphalt - parking areas - replace			Begining Balance				(12,085.00)
				Ending Balance				(12,085.00)
40103	Concrete - replace			Begining Balance				2,500.00
				Ending Balance				2,500.00
40104	Concrete deck/walk - repair(B)			Begining Balance				6,500.00
				Ending Balance				6,500.00
40200	Asphalt - seal and repair			Begining Balance				59,057.04
				Ending Balance				59,057.04
40203	Resurface common walkway 1 bldg			Begining Balance				(25,000.00)
				Ending Balance				(25,000.00)
40303	Wrought iron			Begining Balance				15,393.80
		11300	12/17/21	Wrought iron	Master Construction & M	1,637.09		
				Ending Balance				17,030.89
40306	Bridge			Begining Balance				(3,551.84)
				Ending Balance				(3,551.84)
40323	Railings			Begining Balance				25,632.06

Surfside III Condominium Owners Association

GENERAL LEDGER

Period Ending: 12/31/2021

<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				25,632.06
40401	Spa equipment - replace			Begining Balance				0.00
		11311	12/22/21	December Spa equipment -Joshua Barros		585.50		
				Ending Balance				585.50
41003	Carpports (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)
41309	Basketball court - resurface			Begining Balance				3,650.00
				Ending Balance				3,650.00
41401	Water heaters - replace(A)			Begining Balance				12,600.00
				Ending Balance				12,600.00
41800	Entry gates - replace			Begining Balance				1,340.25
				Ending Balance				1,340.25
42003	Balcony Flooring Replace (5 x \$3000)			Begining Balance				(7,832.13)
				Ending Balance				(7,832.13)
42513	Electrical Panel Replacement			Begining Balance				(10,000.00)
				Ending Balance				(10,000.00)
43007	Trash enclosures - replace			Begining Balance				7,500.00

Surfside III Condominium Owners Association

GENERAL LEDGER

Period Ending: 12/31/2021

<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				7,500.00
43400	Plumbing main - replace/repair			Begining Balance				(38,085.00)
				Ending Balance				(38,085.00)
43800	Structural Maintenance/Repair - Communal			Begining Balance				(1,311,635.41)
		11293	12/13/21	Released Reserve Check 1.Surfside III HOA			28,962.57	
				Ending Balance				(1,340,597.98)
43813	Loan principal			Begining Balance				0.00
				Ending Balance				0.00
44000	Sidewalks			Begining Balance				3,000.00
				Ending Balance				3,000.00
50100	Regular assessments			Begining Balance				(1,608,598.21)
			12/31/21	Assessments Charged			146,157.00	
				Ending Balance				(1,754,755.21)
50400	Late charge assessments			Begining Balance				(1,101.40)
			12/31/21	Assessments Charged			187.84	
				Ending Balance				(1,289.24)
50500	Lien assessments			Begining Balance				(830.00)
				Ending Balance				(830.00)
50600	Legal assessments			Begining Balance				(3,436.52)
				Ending Balance				(3,436.52)
50700	Parking assessments			Begining Balance				(3,400.00)

Surfside III Condominium Owners Association

GENERAL LEDGER

Period Ending: 12/31/2021

<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>
			12/31/21	Assessments Charged			280.00	
				Ending Balance				(3,680.00)
50800	Nsf check collection			Begining Balance				(9,138.20)
			12/31/21	Assessments Charged			1,257.34	
				Ending Balance				(10,395.54)
50900	Utility reimbursement			Begining Balance				(424,717.89)
			12/31/21	Assessments Charged			41,722.61	
				Ending Balance				(466,440.50)
51000	Resident Key/gate card income			Begining Balance				(2,812.00)
			12/31/21	Assessments Charged			335.00	
				Ending Balance				(3,147.00)
51200	Violation / Fine			Begining Balance				11,400.00
				Ending Balance				11,400.00
51300	Interest income			Begining Balance				(277.42)
		5573	12/20/21	Int			0.28	
		5575	12/22/21	Int			5.73	
		5575	12/22/21	Change in value		517.92		
		5587	01/06/22	Int			0.07	
		5587	01/06/22	Change in value		873.65		
				Ending Balance				1,108.07
51500	Reimbursement income-bill backs			Begining Balance				45.50
				Ending Balance				45.50
51800	Insurance claim settlements			Begining Balance				(1,962.65)

Surfside III Condominium Owners Association

GENERAL LEDGER

Period Ending: 12/31/2021

<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				(1,962.65)
52700	Move In/Move Out Registration Fee			Beginning Balance				(3,600.00)
			12/31/21	Assessments Charged			200.00	
				Ending Balance				(3,800.00)
54200	Adjustment			Beginning Balance				(30,750.15)
			12/31/21	Assessments Charged			473.00	
			12/31/21	Adjustment Credits		473.00		
				Ending Balance				(30,750.15)
60100	Accounting & Audit Services			Beginning Balance				2,548.00
				Ending Balance				2,548.00
60101	Study reserve			Beginning Balance				225.00
				Ending Balance				225.00
60103	Payroll service			Beginning Balance				3,419.92
		5569	12/02/21	PayChex Inv 11/26/21		83.33		
		5582	12/30/21	PayChex Inv 12/27/21		86.38		
		5583	12/30/21	PayChex Inv 12/10/21		83.33		
				Ending Balance				3,672.96
60105	Professional Services			Beginning Balance				34.99
				Ending Balance				34.99
60200	Bank/Other Fees			Beginning Balance				334.65
				Ending Balance				334.65
60205	Office Expense			Beginning Balance				6,374.42

Surfside III Condominium Owners Association

GENERAL LEDGER

Period Ending: 12/31/2021

<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				6,374.42
60206	Office equipment (computers)			Begining Balance				54.38
				Ending Balance				54.38
60300	Legal expense, reimbursable			Begining Balance				3,009.50
				Ending Balance				3,009.50
60301	SA Legal			Begining Balance				50.00
				Ending Balance				50.00
60303	Legal			Begining Balance				11,059.53
				Ending Balance				11,059.53
60400	License,fees and permits			Begining Balance				554.14
				Ending Balance				554.14
60501	Maintenance Salaries Gross			Begining Balance				49,563.12
		5585	12/30/21	Employee Withholdings		504.61		
		5585	12/30/21	P/R 12/21/21		1,980.15		
		5586	12/30/21	P/R 12/07/21		1,541.04		
		5586	12/30/21	Employee Withholdings		356.27		
				Ending Balance				53,945.19
60502	Office Salaries Gross			Begining Balance				35,316.89
		5585	12/30/21	Employee Withholdings		170.23		
		5585	12/30/21			1,753.19		
		5586	12/30/21			1,033.91		
		5586	12/30/21	Employee Withholdings		100.39		

Surfside III Condominium Owners Association

GENERAL LEDGER

Period Ending: 12/31/2021

<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				38,374.61
60503	Clubhouse Salaries Gross			Begining Balance				14,974.73
		5585	12/30/21			1,239.80		
		5585	12/30/21	Employee Withholdings		198.23		
		5586	12/30/21			1,072.67		
		5586	12/30/21	Employee Withholdings		127.58		
				Ending Balance				17,613.01
60600	Management services			Begining Balance				18,700.00
		11294	12/08/21	Management services - DeLordon Management		1,700.00		
				Ending Balance				20,400.00
60601	Management services extras			Begining Balance				30.00
				Ending Balance				30.00
60603	Board Management Expense			Begining Balance				963.50
				Ending Balance				963.50
60800	Printing & postage			Begining Balance				5,883.85
		11295	12/08/21	Printing & postage - Nov 2Lordon Management		1,754.16		
				Ending Balance				7,638.01
60900	Assessment refunds			Begining Balance				75.00
				Ending Balance				75.00
61000	Non-sufficient fund checks			Begining Balance				9,123.39
		5570	12/03/21	11/26/21 Acct Closed 19		608.67		
		11291	12/08/21	Non-sufficient fund checksLordon Management		10.00		

Surfside III Condominium Owners Association

GENERAL LEDGER

Period Ending: 12/31/2021

<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				9,742.06
61001	Allowance for bad debt			Begining Balance				0.00
		11292	12/08/21	Allowance for bad debt	Lordon Management	10.00		
				Ending Balance				10.00
62000	Miscellaneous expense			Begining Balance				4,332.18
		11302	12/21/21	Miscellaneous expense	Surfside III HOA	95.00		
		11308	12/21/21	Miscellaneous expense	Julie's Cleaning	95.00		
		11309	12/21/21	Miscellaneous expense	Julie's Cleaning	95.00		
		11310	12/21/21	Miscellaneous expense	Julie's Cleaning	95.00		
		11302	12/28/21	Voided Check 11302	Surfside III HOA		95.00	
				Ending Balance				4,617.18
62400	Election inspector			Begining Balance				466.25
				Ending Balance				466.25
63000	Unit Maintenance/Repair			Begining Balance				3,097.43
				Ending Balance				3,097.43
64001	Loan Servicing Principle			Begining Balance				291,736.71
				Ending Balance				291,736.71
64002	Loan Servicing Interest			Begining Balance				188,532.79
				Ending Balance				188,532.79
65100	Utility-electric			Begining Balance				24,714.78
		0	12/22/21	December Utility-electric	So. California Edison	2,713.58		
				Ending Balance				27,428.36

Surfside III Condominium Owners Association

GENERAL LEDGER

Period Ending: 12/31/2021

<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>
65200	Utility gas			Beginning Balance				29,907.75
		0	12/22/21	November Utility gas	Southern California Gas	4,200.20		
				Ending Balance				34,107.95
65300	Utility phone			Beginning Balance				8,984.81
		0	12/17/21	December Utility phone	Time Warner Cable	96.11		
		0	12/17/21	November Utility phone	Verizon - GTE	122.02		
		0	12/17/21	December Utility phone	Frontier Communications	107.56		
		0	12/17/21	December Utility phone	Frontier Communications	103.73		
				Ending Balance				9,414.23
65400	Utility trash			Beginning Balance				56,074.41
		0	12/17/21	December Utility trash	City of Port Hueneme	5,958.06		
				Ending Balance				62,032.47
65500	Utility water & sewer			Beginning Balance				307,673.13
		0	12/17/21	November Utility water &	City of Port Hueneme	26,457.04		
		11257	12/20/21	Voided Check 11257	City of Port Hueneme		1.00	
				Ending Balance				334,129.17
70100	Fidelity bond			Beginning Balance				1,296.00
				Ending Balance				1,296.00
70200	Insurance claim expenses			Beginning Balance				1,962.65
				Ending Balance				1,962.65
70300	Insurance master policy			Beginning Balance				63,337.08
		11296	12/10/21	Master Ins.#60670-88-86	Farmers Insurance	5,278.25		
				Ending Balance				68,615.33
70400	Worker's compensation			Beginning Balance				7,034.43

Surfside III Condominium Owners Association

GENERAL LEDGER

Period Ending: 12/31/2021

<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>
		11297	12/16/21	WC Pmt #SUWC273760	Westguard Insurance Con	582.61		
				Ending Balance				7,617.04
70500	Insurance-earthquake			Begining Balance				113,857.99
		5574	12/21/21	Dec ins		10,699.19		
				Ending Balance				124,557.18
70700	D & O/Cyber insurance			Begining Balance				5,141.00
				Ending Balance				5,141.00
75100	Payroll taxes			Begining Balance				9,668.34
		5585	12/30/21	Employee Withholdings		544.73		
		5586	12/30/21	Eployee Liabilities		412.35		
				Ending Balance				10,625.42
75400	State & federal taxes			Begining Balance				3,987.00
		5571	12/10/21	EFTPS-Est QTD - Dec '21		901.00		
				Ending Balance				4,888.00
80201	Contracted elevator service			Begining Balance				19,379.47
				Ending Balance				19,379.47
80301	Contracted gardening service			Begining Balance				48,400.00
		11290	12/07/21	November Contracted gard	Garcia's Landscaping & N	5,200.00		
				Ending Balance				53,600.00
80302	Landscape - Irrigation			Begining Balance				1,463.00
		11299	12/17/21	Landscape - Irrigation	Garcia's Landscaping & N	2,020.00		
		11304	12/21/21	Landscape - Irrigation	Garcia's Landscaping & N	160.00		

Surfside III Condominium Owners Association

GENERAL LEDGER

Period Ending: 12/31/2021

<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				3,643.00
80304	Tree Trimming			Begining Balance				3,150.00
		11301	12/17/21	Tree Trimming	JSL Mastery Paving Inc	2,900.00		
				Ending Balance				6,050.00
80317	Landscape replacement			Begining Balance				1,340.00
				Ending Balance				1,340.00
80501	Contracted pest control servic			Begining Balance				4,800.00
		11298	12/17/21	December Contracted pest Dewey Pest Control		480.00		
				Ending Balance				5,280.00
80503	Pest control extras/supplies			Begining Balance				260.00
				Ending Balance				260.00
80505	Contracted termite control			Begining Balance				445.00
		11307	12/21/21	Contracted termite control Marquez Termite & Pest C		275.00		
				Ending Balance				720.00
80509	Contracted Termite Control Treatment			Begining Balance				5,735.00
				Ending Balance				5,735.00
80601	Contracted pool & spa service			Begining Balance				3,178.00
		11311	12/22/21	December Contracted poolJoshua Barros		298.00		
				Ending Balance				3,476.00
80602	Pool & spa repairs			Begining Balance				409.00
		11311	12/22/21	December Pool & spa repaJoshua Barros		185.53		

Surfside III Condominium Owners Association

GENERAL LEDGER

Period Ending: 12/31/2021

<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				594.53
80603	Pool & spa extras/supplies			Begining Balance				5,514.77
		11311	12/22/21	December Pool & spa extra	Joshua Barros	739.99		
				Ending Balance				6,254.76
80707	Alarm Monitoring			Begining Balance				1,585.50
				Ending Balance				1,585.50
81001	Contracted internet			Begining Balance				1,429.45
		0	12/17/21	December Contracted inter	Time Warner Cable	129.95		
				Ending Balance				1,559.40
86000	Gate Repairs			Begining Balance				13,438.21
		11306	12/21/21	Gate Repairs	Clay Commercial Security	460.82		
				Ending Balance				13,899.03
86101	Fire Alarm			Begining Balance				4,142.75
				Ending Balance				4,142.75
86300	Bldg Maint and Repairs			Begining Balance				45,321.42
		11303	12/21/21	Bldg Maint and Repairs	Action Locksmiths LLC	271.90		
		11305	12/21/21	Bldg Maint and Repairs	Clay Commercial Security	1,213.78		
				Ending Balance				46,807.10
86302	Equipment maintenance			Begining Balance				2,334.15
				Ending Balance				2,334.15
86314	Clubhouse expense			Begining Balance				1,077.45

Surfside III Condominium Owners Association

GENERAL LEDGER

Period Ending: 12/31/2021

<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				1,077.45
86500	Lighting maintenance			Begining Balance				235.00
				Ending Balance				235.00
86600	Resident Locks & keys			Begining Balance				1,972.73
				Ending Balance				1,972.73
86700	Maintenance supplies			Begining Balance				7,863.01
		5584	12/30/21	Amazon		108.12		
				Ending Balance				7,971.13
86800	Painting			Begining Balance				23,585.64
				Ending Balance				23,585.64
87000	Plumbing			Begining Balance				474.00
				Ending Balance				474.00
87111	Structural Maintenance/Repair - Communal			Begining Balance				50,046.59
				Ending Balance				50,046.59
87300	Signs			Begining Balance				1,337.58
				Ending Balance				1,337.58
89300	Gutters			Begining Balance				5,500.00
				Ending Balance				5,500.00
98800	Structure Maintenance/Repair - Communal			Begining Balance				318,588.27
		11293	12/08/21	Dec Reserve	Surfside III HOA	28,962.57		

Surfside III Condominium Owners Association

GENERAL LEDGER

Period Ending: 12/31/2021

<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				347,550.84
Totals:						832,072.09	832,072.09	