



Financial Review

In accordance with NRS 116.31083, the financial statements for La Jolla Classic HOA for the month ending February 28th, 2014 have been provided to the Board of Directors by Mesa Management, LLC, for their review and acceptance. The association uses the accrual method of accounting. Monthly financials are produced and provided to the board members upon completion. Financial statements are available to each homeowner via the community website or upon written request.

The AP Check register and bank account reconciliation reports and the related bank statements have been provided and there were no unusual or unexplained reconciling items.

The association is in compliance with paragraph (b) of subsection 2 of NRS116.3115 as reserve funds have not been used for daily maintenance items.

Delinquent receivables have been reported via the monthly delinquency report. Delinquencies are collected in accordance with the association's collection policy.

The income/expense statement has been provided. Board members are encouraged to review the comparison of budget to actual and inquire about any significant variances they are unaware of.

No member of the Board of Directors has reported accepting any gifts or incentive from any vendor contracted by the association.

NOTES:

Reserve transfer completed 02.26.14.

La Jolla Classic HOA
Mesa GL Balance Sheet Standard
Period 02/28/2014

	Operating	Reserve	Total
Assets			
<u>Cash</u>			
Operating	39,275.11		39,275.11
Mutual of Omaha Operating	4.64		4.64
<u>Total Cash</u>	<u>39,279.75</u>		<u>39,279.75</u>
<u>Reserve</u>			
Reserve		4,414.49	4,414.49
Mutual of Omaha Reserve		110,752.34	110,752.34
<u>Total Reserve</u>		<u>115,166.83</u>	<u>115,166.83</u>
<u>Accounts Receivable</u>			
A/R Assessments	2,054.41		2,054.41
A/R Late Fees	150.00		150.00
A/R Collection Costs	50.00		50.00
A/R Fines	168.72		168.72
A/R Intent to Lien	85.00		85.00
<u>Total Accounts Receivable</u>	<u>2,508.13</u>		<u>2,508.13</u>
<u>Other Receivable</u>			
Due from Operating		1,339.12	1,339.12
Allowance for Bad Debt	(7,000.00)		(7,000.00)
<u>Total Other Receivable</u>	<u>(7,000.00)</u>	<u>1,339.12</u>	<u>(5,660.88)</u>
<u>Prepaid</u>			
Prepaid Insurance	2,587.75		2,587.75
<u>Total Prepaid</u>	<u>2,587.75</u>		<u>2,587.75</u>
<u>Total Assets</u>	<u>37,375.63</u>	<u>116,505.95</u>	<u>153,881.58</u>
Liabilities & Equity			
<u>Liability</u>			
Accounts Payable	43.66		43.66
Due to Reserve	1,339.12		1,339.12
Prepaid Assessments	2,540.69		2,540.69
Accrued Expenses	545.41		545.41
Unearned Revenue	3,820.08		3,820.08
<u>Total Liability</u>	<u>8,288.96</u>		<u>8,288.96</u>
<u>Equity</u>			
Operating Retained Earnings	28,239.89		28,239.89
Reserve Retained Earnings		113,790.96	113,790.96
Net Income	846.78	2,714.99	3,561.77
<u>Total Equity</u>	<u>29,086.67</u>	<u>116,505.95</u>	<u>145,592.62</u>
<u>Total Liabilities & Equity</u>	<u>37,375.63</u>	<u>116,505.95</u>	<u>153,881.58</u>

La Jolla Classic HOA

Budget Comparison Standard Dollar Variance

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	Current Month Operating			Year to Date Operating		
	Fund	Budget	Variance	Fund	Budget	Variance
REVENUES						
<u>Income</u>						
Assessments	3,820.08	3,820.00	0.08	7,640.16	7,640.00	0.16
Late Fees	20.00	0.00	20.00	90.00	0.00	90.00
Intent to Lien Fee	50.00	25.00	25.00	50.00	50.00	0.00
Misc Charges	46.00	0.00	46.00	46.00	0.00	46.00
Interest	3.28	0.00	3.28	6.73	0.00	6.73
TOTAL Income	3,939.36	3,845.00	94.36	7,832.89	7,690.00	142.89
TOTAL REVENUES	3,939.36	3,845.00	94.36	7,832.89	7,690.00	142.89
EXPENSES						
<u>Gate</u>						
Vehicle Access Gates	185.00	83.33	101.67	185.00	166.66	18.34
TOTAL Gate	185.00	83.33	101.67	185.00	166.66	18.34
<u>Insurance</u>						
Liability Insurance	172.75	410.12	(237.37)	340.13	820.24	(480.11)
Workers Comp Insurance	62.50	0.00	62.50	124.75	0.00	124.75
TOTAL Insurance	235.25	410.12	(174.87)	464.88	820.24	(355.36)
<u>Landscaping</u>						
Tree Pruning	0.00	41.67	(41.67)	0.00	83.34	(83.34)
Landscape Contract	200.00	200.00	0.00	400.00	400.00	0.00
Landscape Additional	0.00	41.67	(41.67)	0.00	83.34	(83.34)
Landscape Renovation	0.00	41.67	(41.67)	0.00	83.34	(83.34)
TOTAL Landscaping	200.00	325.01	(125.01)	400.00	650.02	(250.02)
<u>Management</u>						
Management Fees	1,122.00	1,122.00	0.00	2,244.00	2,244.00	0.00
License Fees & Permits	0.00	16.67	(16.67)	0.00	33.34	(33.34)
Secretary of State	0.00	2.08	(2.08)	60.00	4.16	55.84
Intent to Lien Charges	0.00	25.00	(25.00)	0.00	50.00	(50.00)
TOTAL Management	1,122.00	1,165.75	(43.75)	2,304.00	2,331.50	(27.50)
<u>Other Expense</u>						
Bad Debt Expense	82.68	41.67	41.01	82.68	83.34	(0.66)
TOTAL Other Expense	82.68	41.67	41.01	82.68	83.34	(0.66)
<u>Repairs and Maintenance</u>						
General Maintenance	0.00	20.83	(20.83)	0.00	41.66	(41.66)
Lighting Repairs & Supplies	140.00	20.83	119.17	140.00	41.66	98.34
Street Sweeping	140.00	141.67	(1.67)	279.92	283.34	(3.42)
TOTAL Repairs and Maintenance	280.00	183.33	96.67	419.92	366.66	53.26
<u>Reserve</u>						
Reserve Contribution	1,339.13	1,339.12	0.01	2,678.25	2,678.24	0.01
TOTAL Reserve	1,339.13	1,339.12	0.01	2,678.25	2,678.24	0.01
<u>Taxes</u>						
Audit/Tax	0.00	10.42	(10.42)	0.00	20.84	(20.84)

La Jolla Classic HOA
 Budget Comparison Standard Dollar Variance

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	Current Month Operating			Year to Date Operating		
	Fund	Budget	Variance	Fund	Budget	Variance
TOTAL Taxes	0.00	10.42	(10.42)	0.00	20.84	(20.84)
Utility						
Telephone	42.58	31.25	11.33	86.25	62.50	23.75
Electric	142.64	125.00	17.64	262.86	250.00	12.86
Water	51.40	130.00	(78.60)	102.27	260.00	(157.73)
TOTAL Utility	236.62	286.25	(49.63)	451.38	572.50	(121.12)
TOTAL EXPENSES	3,680.68	3,845.00	(164.32)	6,986.11	7,690.00	(703.89)
Excess Revenue / Expense	258.68	0.00	258.68	846.78	0.00	846.78

La Jolla Classic HOA
Budget Comparison Standard Dollar Variance

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	Current Month Reserve			Year to Date Reserve		
	Fund	Budget	Variance	Fund	Budget	Variance
REVENUES						
Reserve						
Reserve Fund Transfer Current Yr	1,339.13	1,339.12	0.01	2,678.25	2,678.24	0.01
Reserve Fund Interest Current Yr	17.41	50.42	(33.01)	36.74	100.84	(64.10)
TOTAL Reserve	1,356.54	1,389.54	(33.00)	2,714.99	2,779.08	(64.09)
TOTAL REVENUES	1,356.54	1,389.54	(33.00)	2,714.99	2,779.08	(64.09)
EXPENSES						
Repairs and Maintenance						
General Maintenance	0.00	21.92	(21.92)	0.00	43.84	(43.84)
TOTAL Repairs and Maintenance	0.00	21.92	(21.92)	0.00	43.84	(43.84)
TOTAL EXPENSES	0.00	21.92	(21.92)	0.00	43.84	(43.84)
Excess Revenue / Expense	1,356.54	1,367.62	(11.08)	2,714.99	2,735.24	(20.25)